



PARTNERS

One International Place, Boston, Massachusetts 02110 Tel: 617.279.4555 Fax: 617.279.4556 www.FHOpartners.com

FHO FOR IMMEDIATE RELEASE

CONTACT: Linda McDonough
617.279.4571
lmcdonough@fhopartners.com

FHO Partners Named Exclusive Leasing Agent for Office Component of SouthField Corporate Center

LNR Property Corporation Partners with FHO Team to Market Two Million Square Feet of Office, Manufacturing and R&D Space

BOSTON – July 7, 2008 – [FHO Partners](http://www.fhopartners.com), a leader in the commercial real estate services field with extensive experience in the greater Boston market, announced today that it has been selected by LNR Commercial Property Corporation as the exclusive leasing agent for SouthField Corporate Center, the 1,400-acre SouthField mixed-use development located at the former South Weymouth Naval Air Station which will include office, manufacturing and R&D space.

“With its convenient location to downtown Boston and Cambridge, master-planned design and unique amenities, SouthField Corporate Center plans to offer first-class office, manufacturing and R&D space for companies that wish to expand or relocate in Massachusetts,” said Sean Teague, Partner at FHO Partners, who will be marketing the space with Partner Tom Kent and Associate Leeanne Rizzo. “We are extremely pleased to have been selected for this momentous assignment, and we look forward to working with the LNR team.”

As one of New England’s premier Smart Growth projects, SouthField is a mixed-use, transit-oriented development, conveniently located just 12 miles from downtown Boston. To attract innovative new companies to the Bay State, SouthField will offer more than 2 million square feet of commercial space, including SouthField Corporate Center, a 1.7-million-square-foot campus-style business center. SouthField Corporate Center will feature a wide array of amenities, and will be within walking distance of numerous dining and retail destinations, housing, recreation and direct MBTA commuter access at the South Weymouth Station that is located in the park. SouthField Corporate Center will have direct access to Route 3 via the soon-to-be completed widening of Route 18 and the Route 3 Connector Road which will connect the park directly to Route 3 and the Route 228 interchange.

The extensive office facilities will be surrounded by clustered neighborhoods offering an array of housing options that will provide future tenants with the ability to meet the demand for moderately priced homes to recruit employees. SouthField Corporate Center’s multi-modal transportation network includes the existing MBTA Old Colony commuter rail station, a community shuttle service, bike paths, pedestrian-friendly roadways, and a new four-lane roadway to facilitate access to Route 3.

“FHO Partners has the experienced team and proven track record to support our objectives and to successfully lease a project of this size and intricacy,” said Paul Boudreau, Director of Development at LNR Property Corporation. “We look forward to their implementation of a marketing program that effectively conveys the benefits that SouthField Corporate Center has to offer.”

In addition to SouthField Corporate Center, SouthField will offer a total of 2,855 high-end housing units, and also feature a 48-acre recreation complex, a science center for biotech research, and a village-style retail district.

-more-



Page Two

Incorporating environmentally sensitive development principles and a sustainable infrastructure design, the entire SouthField development has been selected to participate in the "LEED for Neighborhood Development Pilot"(LEED-ND) program for Silver certification. Poised to be a national model for sustainable development, SouthField has also received the state's highly regarded Smart Growth award.

About FHO Partners

FHO Partners is a global commercial real estate firm offering a full range of brokerage, consulting, strategic planning, research, lease administration, marketing, lease auditing, lease portfolio and transaction management services for corporate and institutional clients alike. The senior partners of the firm have worked together for over 20 years providing customized advisory consulting and brokerage services to an extensive range of corporate and institutional clients, both locally and on a national and international basis. For more information, visit www.fhopartners.com or call 617-279-4555.

About LNR Commercial Property Corporation

LNR Property Corporation, a \$3 billion company with corporate headquarters in Newport Beach, CA, invests in large commercial land development and redevelopment transactions that vary in size from \$10 million to over \$100 million. Through geographic diversity and multiple revenue sources, LNR has been responsible for the successful development, redevelopment and repositioning of more than 1,000 properties in 33 states during the last 15 years. This vast expertise includes property types such as office, industrial, retail, apartments, hotels, land, and military base reuse. For more information, visit <http://www.lnrcpg.com>.

###