



**NORTHSTAR
COMMERCIAL
PARTNERS**

Northstar Commercial Partners acquires the following types of commercial properties throughout the United States.

- ▶ Single Assets or Portfolios
- ▶ Vacant or Occupied Assets
- ▶ Warehouses / Distribution Buildings
- ▶ Office Buildings
- ▶ Sale Leaseback Opportunities
- ▶ Distressed Notes / Foreclosures
- ▶ Acquisitions from Corporate Sellers

For information regarding any of these properties, contact:

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CURRENT PORTFOLIO

VIEW THESE PROPERTIES AT WWW.NORTHSTARCP.COM

1.



14103 & 14123 Denver West Office Complex
100% Leased
±151,119 SF
±9.55 acres

5.



2800 Summit Avenue
Plano, TX
For Sale or Lease
±107,421 SF
±10.13 Acres
Available Immediately!

2.



900 Wyandot Street
For Sale, 100% Leased
\$3,130,000 (\$81.83/SF)
±38,250 SF
±1.35 Acres

6.



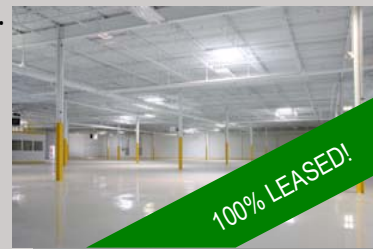
56 & 58 Inverness Dr. East
For Lease
±64,051 SF Office
±5.277 Acres
Units from ±1,004 SF
2-Building Suburban Office Complex

3.



1601 Gillingham Lane
Sugar Land (Houston), TX
For Sale \$19,500,000
For Lease \$0.48/SF/YR
NNN (±86,000 SF Divisible)
±369,364 SF Total on ±21.11 Acres

7.



1201 W. Mansfield Ave.
For Sale, 100% Leased
±204,336 SF Total
Multi-Tenant Industrial
Property

4.



3190 S. Vaughn Way
For Sale or Lease
Available Immediately!
Prices Negotiable
±204,019 SF Multi-Tenant
6-Story Office (±34,000 SF Floor
Plates Divisible to ±17,000 SF)

8.



2325 23rd Avenue
Greeley, CO
For Sale or Lease
Retail/Grocery PUD
±41,383 SF on ±3.31
Acres in Brentwood Plaza



Colorado Properties

- ▶ 14103 & 14123 Denver West Parkway, Golden, CO
- ▶ 2325 23rd Avenue, Greeley
- ▶ 237 Park Avenue, Basalt (Aspen)

Central Denver

- ▶ 900 Wyandot Street
- ▶ 970 Yuma Street
- ▶ 5075 Vasquez Boulevard

North/East Denver

- ▶ 4750 Nome Street

South/West Denver

- ▶ 1201 W. Mansfield Avenue
- ▶ 8136 S. Grant Way
- ▶ 10488 W. Centennial Road

South/East Denver

- ▶ 56 & 58 Inverness Drive East
- ▶ 3190 S. Vaughn Way

National Properties

- ▶ 2225 Madison Street, Clarksville, TN
- ▶ 4049 E. Raines Road, Memphis, TN
- ▶ 4949 Windfern Road, Houston, TX
- ▶ 1601 Gillingham Lane, Houston, TX
- ▶ 2800 Summit Avenue, Plano, TX



9. **4750 Nome Street**
 For Sale - Price Negotiable
 ±39,319 SF on ±1.56 Acres
 100% Leased, NNN
 ±19,136 SF through 2015
 ±20,183 SF through 2013



14. **4949 Windfern Road**
 Houston, TX
 For Sale, 100% Leased
 NNN Lease through 2013
 ±201,574 SF
 ±12.51 Acres



10. **10488 W. Centennial Rd.** 15.
 For Sale or Lease
Price Reduced!
 ±95,520 SF Hi-Tech
 Manufacturing on
 ±5.98 Acres



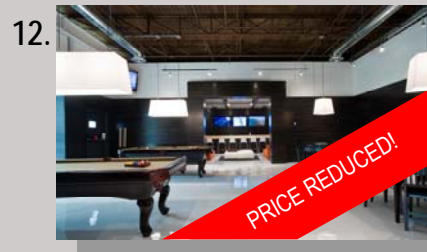
16. **2225 Madison Street**
 Clarksville, TN
 UNDER CONTRACT
 ±303,889 SF
Retail Redevelopment Opportunity



11. **237 Park Avenue**
 Basalt, CO (Aspen Valley)
 For Sale or Lease
 \$3,450,000
 ±8,756 SF on ±1.6 Acres
Available Immediately!



12. **5075 Vasquez Blvd.**
 For Sale or Lease
\$2,450,000
 Lease Rate Negotiable
 ±24,240 SF on ±5.27 Total
 Acres with 10 Service Bays



13. **970 Yuma Street**
 For Sale - The VAULT
Personal Luxury Warehouse & Entertainment Venue
\$1,900,000
 ±21,570 SF ±3,200 SF Office



14. **4049 E. Raines Road**
 Memphis, TN
 For Sale or Lease
 ±67,200 SF Available at
\$0.99/SF NNN Incentive Rate
 ±78,400 SF Leased through 2017
 Sales Price Negotiable

