

COHEN FINANCIAL SECURES \$20 MILLION REFINANCING FOR OFFICE BUILDING IN PHILADELPHIA

Chicago (October 15, 2009) – Cohen Financial, a national real estate capital services firm, today announced that it has secured \$20 million in debt refinancing for a technology oriented office building in downtown Philadelphia. The property totals more than a million square-feet and is located at 401 North Broad Street.

Dan Rosenberg, a Vice President of Cohen Financial's in the Chicago office, represented The Stillman Group, a national real estate developer and investor based in Scarsdale, New York. He secured a fixed rate loan with a 25-year amortization schedule priced on the five-year U.S. Treasury. The lender was a regional bank. The transaction closed on September 9, 2009.



“This was a large transaction in today’s commercial real estate market even with a conservatively underwritten loan and long-term ownership,” said Mr. Rosenberg.

About Cohen Financial

Cohen Financial is a national real estate capital services firm offering debt and equity placement, investment brokerage, loan administration and advisory services. Marking 31 years of capital markets experience in 2009, the company is recognized as one of the nation's leading originators of commercial real estate financing. Cohen Financial serves clients throughout the US from offices in 7 major markets.

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