

COHEN FINANCIAL ARRANGES MORE THAN \$1.3 MILLION FINANCING FOR OFFICE BUILDING IN SCOTTSDALE, ARIZONA

Phoenix (December 4, 2009) – Cohen Financial, a national real estate capital services firm, today announced that it has secured a \$1.348 million loan for the refinance of the “Class B” Holyoke office property located at 6900 East Indian School Road in Scottsdale, Arizona. The two-story office building consists of 17,550 square-feet. A. R. Mays Construction leases more than 50 percent of the building.



Brandon Harrington, Cohen Financial Vice President in the Phoenix office, originated the transaction, which closed on November 17, 2009. He secured the fixed rate loan with a 20-year amortization schedule at a 6.62 percent interest rate. The lender is Zions Bank, a subsidiary of Zions Bancorporation and Utah's oldest financial institution. The borrower is Holyoke Development, LLC, an Arizona limited liability company.

“Despite the fact that the property is not fully leased and faces a tenant rollover in 2010, we were able to secure outstanding terms for this transaction,” said Mr. Harrington. “Our client was extremely pleased with the loan execution, after their long standing banking relationship rescinded in the eleventh hour.”

About Cohen Financial

Cohen Financial is a 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 U.S. from offices in 8 major markets.

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