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For Immediate Release

Blueprint's MOB Team Announces First Closing
Sale of 72,000-square-foot trophy medical office building in Brooklyn

CHICAGO, June 16, 2021 – In late 2020, Blueprint brought on medical office veterans Eric Lee and Chris Lashmet to expand its platform into medical office and provide comprehensive advisory to the healthcare sector while best serving its senior living clients. Given its longstanding and successful relationship transacting with the seller in the skilled nursing sector, Blueprint was retained to facilitate the sale of the owner-developer's only medical office building.

Built in 2013, the 72,000-square-foot Class A medical office building was 100% leased to a complementary mix of medical specialties in cardiology, gastroenterology, oncology, ophthalmology, pharmacy services, and a nursing school. Credit tenants and health systems account for 92% of the rentable area, including NYU Langone Medical Center (Moody's: 'A3'), Maimonides Medical Center and Touro College School of Health Sciences (Fitch: 'BBB-').

The highly competitive marketing process resulted in bids from multiple national MOB players and Seavest Healthcare Properties was selected as the buyer. Seavest recognized the opportunity to add a trophy asset to its existing regional cluster and expand its relationship with NYU Langone. The transaction represented a win for all parties and Blueprint made its mark on the MOB brokerage space with a clean and efficient execution of its first transaction.

"The Blueprint MOB team was incredible to work with on this deal. Eric and Chris brought an institutional investor's approach to the sales process, allowing us to achieve maximum value with a great buyer. They delivered exactly what they promised and we look forward to working with them again in the future," said Reuben Knobel, Vice President, MDG Real Estate Global.

"The Blueprint team was very effective in communicating the rationale for the investment, ran a professional process, and communicated well throughout the transaction. We look forward to working with Eric and Chris in the future," added Jonathan Winer, Senior Managing Director & CIO, Seavest.

About Blueprint

Blueprint's innovative approach to investment sales intersects broad market coverage and unrivaled analytics. This formula for optimal transaction execution has awarded us the leading healthcare real estate advisor with a proven track record of more than 400 transactions valued at \$6.45 billion and comprehensive industry expertise in skilled nursing, seniors housing, and medical office. The company's website is www.BlueprintHCRE.com.