

LEASE TRANSACTION

January-March 2019



561 471 8000 | www.mhcreal.com | 561 394 5200

Tenant Name	Landlord Rep Company	Landlord Rep Agents	Property Type	Square Feet		Landlord	Building Address, City, State and Zip Code
				Leased	New/ Renewal		
LANDLORD REPRESENTATION - 133,396 SF:							
62,644 SF OF LEASE TRANSACTIONS AT 900 BROKEN SOUND							
CSL Plasma	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Richard Brockney	Office	48,828	Renewal/Expansio	900 Broken Sound LLC	900 Broken Sound Blvd, Boca Raton, FL 33431
CSL Plasma	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Richard Brockney	Office	13,816	Renewal/Expansio	900 Broken Sound LLC	900 Broken Sound Blvd, Boca Raton, FL 33431
				Sub Total	62,644		
9,746 SF OF LEASE TRANSACTIONS AT PALM BEACH GARDENS OFFICE PARK							
Beach House, LLC	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	4,821	New	Palm Beach Gardens Office Park, LLC	4362 Northlake Blvd, Palm Beach Gardens, FL 33410
Chris Allen Realty	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	1,697	New	Palm Beach Gardens Office Park, LLC	4360-4362 Northlake Blvd, Palm Beach Gardens, FL 33410
Digital Strategy	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	1,534	New	Palm Beach Gardens Office Park LLC	4360-4362 Northlake Blvd, Palm Beach Gardens, FL 33410
Gardens Wholistic Health Center LLC	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	878	New	Palm Beach Gardens Office Park, LLC	4360 Northlake Blvd, Palm Beach Gardens, FL 33410
Hall Booth Smith	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	816	New	Palm Beach Gardens Office Park, LLC	4360-4362 Northlake Blvd, Palm Beach Gardens, FL 33410
				Sub Total	9,746		
8,910 SF OF LEASE TRANSACTIONS AT 1 EAST BROWARD							
Beeson Technologies	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Maxwell Pawk	Office	5,272	New	1 East Broward Owner LLC	1 E Broward Blvd, Fort Lauderdale, FL 33301
Falcon Construction	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Maxwell Pawk	Office	2,258	New	1 East Broward Owner LLC	1 E Broward Blvd, Fort Lauderdale, FL 33301
Slatkin & Reynolds	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Maxwell Pawk	Office	1,380	Renewal	1 East Broward Owner LLC	1 E Broward Blvd, Fort Lauderdale, FL 33301
				Sub Total	8,910		
7,521 SF OF LEASE TRANSACTIONS AT FAIRWAY OFFICE CENTER							
TRC Environmental Corporation	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Jason L. Sundook, SIOR	Office	3,867	Renewal	7121 Fairway Owner	7121 Fairway Drive, Palm Beach Gardens, FL 33418
Workaway International	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Lesley Sheinberg	Office	2,422	Renewal	7108 Fairway Owner	7108 Fairway Drive, Palm Beach Gardens, FL 33418
The Langford Group	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Lesley Sheinberg	Office	1,232	Renewal	7108 Fairway Owner	7108 Fairway Drive, Palm Beach Gardens, FL 33418
				Sub Total	7,521		
6,473 SF OF LEASE TRANSACTIONS AT GOLDEN BEAR PLAZA							
Xcovery Holding Company	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Jason L. Sundook, SIOR & Lesley Sheinberg	Office	4,137	Renewal	GB Palm Beach	11760 US Highway One, Palm Beach Gardens, FL 33408
NextEra Energy	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Jason L. Sundook, SIOR & Lesley Sheinberg	Office	1,302	Renewal	GB Palm Beach	11770 US Highway One, Palm Beach Gardens, FL 33408
NextEra Energy	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Jason L. Sundook, SIOR & Lesley Sheinberg	Office	1,034	Renewal	GB Palm Beach	11770 US Highway One, Palm Beach Gardens, FL 33408
				Sub Total	6,473		
38,102 SF OF OTHER NOTABLE LEASE TRANSACTIONS							
New Cingular Wireless	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Jason L. Sundook, SIOR & Lesley Sheinberg	Office	28,225	Renewal	GB Palm Beach	11760 US Highway One, Palm Beach Gardens, FL 33408
GTI Florida, LLC	NAI Merin Hunter Codman, Inc.	Bruce Corn	Retail	4,257	New	430 Clematic, LLC	430 Clematis Street, West Palm Beach, FL 33401
Animal Clinic at Wellington Reserve	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR	Retail	2,133	Renewal	Wellington Reserve LLC	1039 State Road 7, Royal Palm Beach, FL 33411
Lyman Bradford, IV, P.A.	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR, Christopher T. Smith & Jaime Chamberlin	Office	1,405	New	KAS Pompano Beach	1555 Forum Place, West Palm Beach, FL 33401
H&J Kitchens	NAI Merin Hunter Codman, Inc.	Bruce Corn	Retail	1,084	New	Victoria Palm Realty LLC	1558 Palm Beach Lakes Blvd, West Palm Beach, FL 33401
Pemco Capital LLC	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR, Lesley Sheinberg & Christopher T. Smith	Office	998	New	500 Village LLC	500 Village Square Crossing, Palm Beach Gardens, FL 33410
				Sub Total	38,102		
				1Q2019 Total Landlord Representation	133,396		

LEASE TRANSACTION

January-March 2019



561 471 8000 | www.mhcreal.com | 561 394 5200

Tenant Name	Tenant Rep Company	Tenant Rep Agents	Property Type	Square Feet		Landlord	Building Address, City, State and Zip Code
				Leased	New/ Renewal		
TENANT REPRESENTATION - 50,845 SF:							
Comiter Singer et al	NAI Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM & Jason L. Sundook, SIOR	Office	12,157	New	IMI Kyoto Gardens I LLC	2835-3825 PGA Blvd, Palm Beach Gardens, FL 33419
Saito's Coconut Creek	NAI Merin Hunter Codman, Inc.	Bruce Corn	Retail	7,612	Renewal	MCA Promenade LLC	4443 Lyons Road, Coconut Creek, FL 33073
The Lord's Place	NAI Merin Hunter Codman, Inc.	Barbara LeBrun, SIOR	Retail	6,900	New	Polo Shopping LTD	750 S Military Trail, West Palm Beach, FL 33415
Beesion Technologies	NAI Merin Hunter Codman, Inc.	Maxwell Pawk	Office	5,272	New	1 East Broward Owner LLC	1 E Broward Blvd, Fort Lauderdale, FL 33301
GroveWarehousing LLC	NAI Merin Hunter Codman, Inc.	Jeff Cebula	Industrial	4,200	New	Vogel Manaement	2001 NW 15th Ave, Suite 101, Pompano Beach, FL 33069
Prodigy Health Group LLC	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR, Christopher T. Smith & Jaime Chamberlin	Office	3,000	New	Apartments, LLC dba Village Executive Offices	560 Village Blvd, West Palm Beach, FL 33409
The Law Office of William M. Cavanaugh	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	2,701	New	Aretco, Inc.	4 Harvard Cir, West Palm Beach, FL 33409
Convergence Investment Partners	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	2,359	New	GK 3801 PGA Boulevard LLC	3801 PGA Blvd, Palm Beach Gardens FL 33410
Marzipan ID, Inc.	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	2,108	New	1700 PBL LLC	1700 Palm Beach Lakes Blvd, West Palm Beach, 33401
Forensic Engineering Technologies	NAI Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR & Christopher T. Smith	Office	1,861	New	Fairway - PGA, LLC	2925 PGA Blvd, Palm Beach Gardens, FL 33410
Best Practice Institute, Inc.	NAI Merin Hunter Codman, Inc.	Christopher T. Smith & Jaime Chamberlin	Office	1,362	New	PGA Concourse Plaza, Inc.	5600 PGA Blvd, Palm Beach Gardens, FL 33418
Rush Bowls (Schlotz Corp.)	NAI Merin Hunter Codman, Inc.	Christopher T. Smith, Jaime Chamberlin & Maxwell Pawk	Retail	1,000	New	Center 513, LLC	513 Clematis Street, West Palm Beach, FL 33401
Big Wave Staffing, LLC	NAI Merin Hunter Codman, Inc.	Jaime Chamberlin	Office	313	New	Pavilion Law Center, LLC	712 US Highway One, Suite 400, North Palm Beach, FL 33408
Total				50,845			

SALES TRANSACTIONS

January-March 2019

Date Closed	Purchase Price	Buyer Name	Buyer Broker Company	Buyer Broker(s)	Seller Broker Company	Seller Broker(s)	Seller Name	Building SF	MF - # Units	Land AC	Property Type	Property Name	Building Address, City, State and Zip Code
FIRST QUARTER													
SALES TRANSACTIONS - \$19,519,000 - 76,474 SF													
01/15/19	\$15,800,000	Confidential	NAI/Merin Hunter Codman, Inc.	Barbara LeBrun, SIOR & Lesley Sheinberg	x	x	Treeco Soder Royal Palm LLC	55,962			Retail	Toys R Us	450 S State Road 7, Royal Palm Beach, FL 33411
02/25/19	\$1,925,000	Radiance Spectrum Group	NAI/Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Barbara LeBrun, SIOR & Shelbi Quinn	NAI/Merin Hunter Codman, Inc.	Neil E. Merin, SIOR, CCIM, Barbara LeBrun, SIOR & Shelbi Quinn	Slaton Holdings LLC	14,712			Office	5713 Corporate Way	5713 Corporate Way, West Palm Beach, FL 33407
03/12/19	\$1,794,000	Village Square Offices, LLC	x	x	NAI/Merin Hunter Codman, Inc.	Jason L. Sundook, SIOR	Carroll Smith Properties, LLC	5,800			Office	700 Village	700 Village Square Crossing, Palm Beach Gardens, FL 33410
	\$19,519,000	Total Sales					Totals	76,474	0	0			