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FOR IMMEDIATE RELEASE

**Suburban Dallas Shopping Center Sells for Undisclosed Price**

*GMH Capital Partners represented the owner, Watch Holdings LP in the sale of the Garden Park shopping center in Lewisville, Texas*

Newtown Square, Pa. — January 23, 2007 — Today GMH Capital Partners announced that they represented Watch Omega Holdings LP in the sale of the Garden Park shopping center in Lewisville, Texas.

Located in suburban Dallas, Garden Park contains approximately 178,300 square feet of net rentable area. The shopping center is currently anchored by Stein Mart, and has approximately 70,000 square feet of vacant space available. The property was purchased by GP Shopping, LLC, based near New York City, who plans on a substantial repositioning of the asset. Bill Tourtellotte and Shawn Lubic of GMH Capital Partners arranged the sale on behalf of Watch Omega Holdings.

“Garden Park shopping center is a good quality asset in a solid retail area,” says Bill Tourtellotte, Vice President of Investment Sales for GMH Capital Partners. “It has been well maintained by this institutional seller over the last 15 years and has the potential for a very strong level of upside under the new highly entrepreneurial ownership. Demand for solid upside plays like Garden Park is extraordinarily high, and

we got a lot of attention from a broad array of regional and national players. Our seller is very pleased with the end result, and the market's willingness to recognize the strength of this upside.”

### **About GMH Capital Partners**

GMH Capital Partners is one of the fastest-growing providers of investment sales and asset management services in all real estate product types, including office, retail and industrial and multifamily. Headquartered in Newtown Square, Pa., GMH Capital Partners provides integrated investment and asset services to real estate investors, institutions, and developers in most primary and secondary markets across the United States. Major clients include GE Real Estate, Vornado Realty Trust, UBS Warburg, and Goldman Sachs.

For more information contact Bill Tourtellotte, Vice President of Investment Services for GMH Capital Partners at 610-355-8097 or [WTourtellotte@GMHCP.com](mailto:WTourtellotte@GMHCP.com) or visit [www.GMHCP.com](http://www.GMHCP.com).

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