



NEWS RELEASE

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CONTACT:
HEATHER DAVIS
202.624.8650
HDAVIS@AKRIDGE.COM

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Akridge Inks 35,000 Square Foot Lease Renewal at The Homer Building in Downtown D.C.

Brown Rudnick LLP Commits to Seven More Years of State of the Art Amenities and Premier Location

(Washington, D.C.)—Akridge announced today a fully executed lease agreement with Brown Rudnick LLP at [The Homer Building](#), owned by majority shareholder Mitsui Fudosan America. Brown Rudnick LLP, an international law firm representing clients from around the world in high-stakes litigation, international arbitration and complex business transactions, renewed its 35,000 square foot lease for seven years. This lease illustrates how The Homer Building’s central location, unparalleled amenities, and preeminent status continue to appeal to current clients.

Brian Connolly, Senior Vice President with Akridge, noted that Brown Rudnick LLP chose The Homer Building for its many assets stating, “The Homer Building’s state of the art amenities and its premier location make it an ideal home for D.C.’s top law firms.” Industry leaders like Brown Rudnick LLP value The Homer Building’s innovation, quality, and commitment to sustainability as an advantage to their corporate identity.

“We are very pleased to be renewing our lease in The Homer Building and to be extending the terms of the lease for a significantly longer period of time,” said Joseph F. Ryan, Chairman and Chief Executive Officer of Brown Rudnick. “Our work in Washington, D.C. is critical to many of our clients, and building our presence in this city continues to be an important focus of our strategic plan. We look forward now to occupying more space in The Homer Building and continuing to build on the depth and breadth of our practices in D.C.”

Located just a few blocks from the White House and minutes from the Capitol, The Homer Building offers the perfect location for Washington, D.C.’s leading law firms. Clients will enjoy superior property management

services from Akridge, whose property management team annually outperforms the Kingsley Index in all key performance indicators and has won CEL & Associates Best Customer Service Awards 11 times.

Susan Thomas and Brittany Kalkstein of Cushman & Wakefield represented Brown Rudnick LLP and Wil Pace and Greg Tomasso of Akridge provided landlord representation.

The Homer Building was Akridge's first project to integrate redevelopment and historic preservation, and is one of the most reputable commercial properties in Washington, D.C. Located atop Metro Center station, its premiere amenities include: a rooftop terrace with spectacular views of the D.C. skyline, a full-service fitness facility, and a 12-story atrium. These amenities make The Homer Building the destination for business in downtown Washington. The property has earned numerous accolades, including BOMA's International Office Building of the Year Award.

Akridge maintains the highest standards in the industry at The Homer Building by continuously upgrading technology, incorporating sustainable features, and further enhancing building amenities. The Homer Building achieved LEED Gold Certification in 2011, is an EPA ENERGY STAR property, and has received a BOMA 360 Performance Building designation.

ABOUT AKRIDGE

Akridge is a comprehensive real estate services company that provides acquisition, development, asset and property management, leasing and consulting services. For seven of the past eight years, Akridge was ranked the number one real estate firm in the country, among firms of similar size, for Client satisfaction by CEL & Associates and BOMA. Since 1974, the company's projects have encompassed more than 12 million square feet of space in the Greater Washington region. Notable projects include the 1 million square foot Gallery Place, the internationally recognized Homer Building, and the 3 million square foot Burnham Place air rights development project at Union Station. For more information please visit WWW.AKRIDGE.COM.

ABOUT MITSUI FUDOSA AMERICA

Mitsui Fudosan America, Inc. (MFA) is a real estate investment and development company headquartered in New York, NY. MFA is the U.S. subsidiary of Mitsui Fudosan Co., Ltd., Japan's largest publicly quoted real estate company. MFA's history in the U.S. markets dates back to the early 1970's and includes the acquisition and redevelopment of the renowned Halekulani Hotel in Waikiki, Hawaii with additional investments in San Francisco, Los Angeles, Washington D.C., Chicago and New York. MFA's flagship commercial property is located at 1251 Avenue of the Americas in New York, one of the city's most prestigious business addresses. In 2012, MFA acquired an 80% interest in the Homer Building and a 95% interest in 1200 Seventeenth Street, both in Washington, D.C. For more information please visit WWW.MFAMERICA.COM.

ABOUT BROWN RUDNICK LLP

Brown Rudnick LLP, an international law firm with offices in the United States and Europe, represents clients from around the world in high-stakes litigation, international arbitration and complex business transactions. Clients include public and private corporations, multinational Fortune 100 businesses and start-up enterprises. The Firm also represents investors, as well as official and ad hoc creditors' committees in today's largest corporate restructurings, both domestically and abroad. Founded more than 60 years ago, Brown Rudnick has over 230 lawyers providing advice and services across key areas of the law. Beyond the United States, the Firm regularly serves clients in Europe, the Middle East, North Africa, the Caribbean and Latin America. With its Brown Rudnick Center for Public Interest, the Firm has created an innovative model combining its pro bono, charitable giving, and community volunteer efforts. For more information please visit WWW.BROWNRUDNICK.COM