

# Net Leased Properties

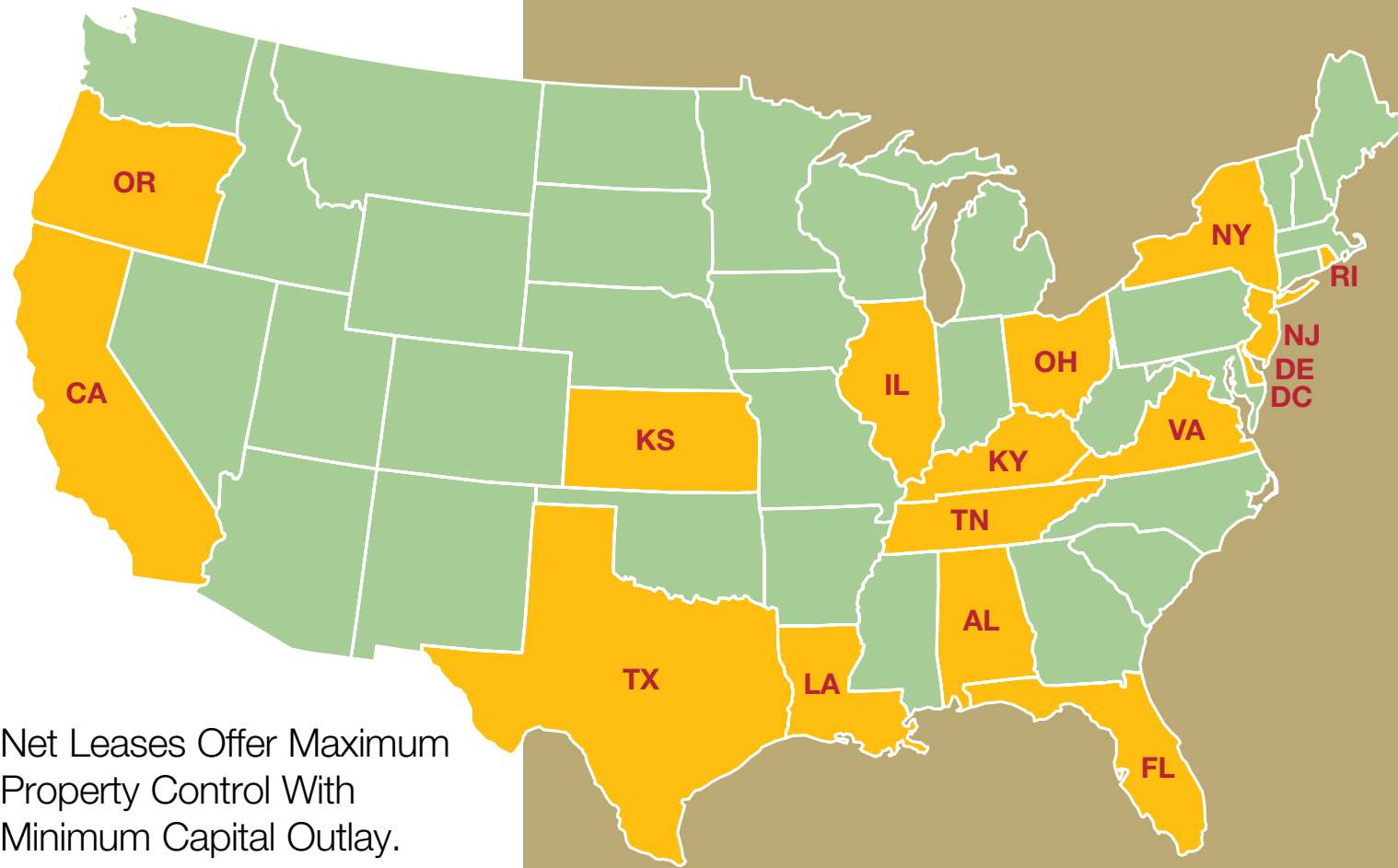
*Active in every facet of real estate from acquisition and development to management and leasing, The Feil Organization has been a powerful force in real estate for over 65 years.*



*A privately held, full-service real estate company, The Feil Organization operates an impressive income-producing property portfolio of 24 million square feet that includes shopping center and retail properties, office buildings, industrial parks, thousands of residential units, undeveloped property, and hundreds of net leased properties.*



THE FEIL ORGANIZATION



## Net Leases Offer Maximum Property Control With Minimum Capital Outlay.

Net leases offer many of the advantages of property ownership without tying up capital. When retail companies or other types of businesses own the properties on which they operate, a major part of what could be working capital is permanently unavailable. A simple sale would free that capital, but it would also leave the business without the use of the property.

Fortunately, there is a solution: The retailer or business owner can sell its single-user property to an investor, and then lease it back under a net lease agreement. This arrangement enables the business to gain full use of the working capital, while continuing to operate with virtually the same autonomy enjoyed as a property owner.

The Feil Organization devotes a substantial portion of its investment portfolio to net leased property acquisitions, and is actively seeking new opportunities where the underlying real estate values are sound and the credit of the tenants is solid.

### 7-Eleven

#### California

Chino  
5684 Riverside Drive & Benson

El Cerito  
7022 Stockton Avenue & Albermarle

Stockton  
2725 Country Road

Vallejo  
2580 Sulphur Springs Road

Westminster  
5511 Westminster Avenue & Milan Place

Kansas  
Kansas City  
Westview Drive & Orville Road

New Jersey  
Camden  
521 W Kings Highway

Edison  
2377 Woodbridge Avenue & Gurley Avenue

Freehold  
Schnack Road & Route 9

Gloucester Township  
Church Street & Devonshire Drive  
918 Evesham & Station Roads

Hamilton  
4135 S Broad Street & Kim Valley Road

Keyport  
187 NWC Broad Street & Maple Avenue

Madison  
Route 34 & Maple Avenue

Manasquan  
Main Street & Colby Street

Middletown  
New Monmouth & 54 Leonardville

Mt. Holly  
Mill Street & Branch Street

Oakhurst  
45 Monmouth Road

Pennsauken  
6001 Westfield & Hillcrest

Spring Lake Heights  
300 State Highway 71 & Ocean Road

Woodbridge  
Route 1 & Edward Street  
1265 St. Georges Avenue & N Hill Road

New York  
Babylon  
915 Straight Path & 17th Street

849 N Green Avenue & Sunrise Highway

Baldwin  
475 Merrick Road & West Lake Court

Farmingdale  
1003 Fulton Street & Morton Street

Franklin Square  
215 Tulip Avenue/ New Hyde Park

Lynbrook  
169 Atlantic Avenue & Raymond

San Remo  
655 Route 25A & Grove Road

Seldon  
1316 Jericho Turnpike & Paula Boulevard

St. James  
356 Lake Avenue & 5th Street

Syosset  
50 Berry Hill Road & East Street

Uniondale  
1275 Front Street & Arcadia Avenue

Virginia  
Roanoke  
2130 Crystal Springs Road & 22nd Street

Virginia Beach  
Great Neck Road

### Goodyear Tire

District of Columbia  
Washington  
3156 Bladensburg Road N

### Rite Aid

New Jersey  
Atlantic City  
1723 Pacific Avenue

Magnolia  
600 N Warwick Road

Paulsboro  
1 E Broad Street

Pennsauken  
7835 Maple Avenue

### Ohio

Kenton  
130 S Detroit Street

### Walgreens

New Jersey  
Penns Grove  
2 N Virginia Avenue

### Miscellaneous Net Leases

AAR Corporation  
747 Zeckendorf Boulevard  
Garden City, NY

Bank of America  
5201 Broadway Street  
San Antonio, TX

BJ's Wholesale Club  
Ernston Road  
Old Bridge, NJ

Brookhollow Business Park  
155 Brookhollow Esplanade  
Hanrahan, LA

Citibank  
6150 Jericho Turnpike  
Commack, NY

Design Plus  
17th Street  
New Orleans, LA

Dollar General  
300 W Fairchild Avenue  
Danville, IL

Duane Reade  
161 E 23rd Street  
New York, NY

DXL Mens Apparel  
5000 Sunrise Highway  
Massapequa, NY

### Furniture 2000

3215 Fairview Drive  
Antioch, CA

Hobby Lobby  
State Highway 332 at Lake Road  
Lake Jackson, TX

JKL  
17th Street  
New Orleans, LA

JR Furniture  
6101 SE Tualatin Valley  
Hillsboro, OR

14255 SW Pacific Highway  
Tigard, OR

### Le Madeleine

17th Street  
New Orleans, LA

### Multi-Tenant

1685 Middle Country Road  
Centereach, NY

5060 Sunrise Highway  
Massapequa, NY

105-32 Cross Bay Boulevard  
Ozone Park, NY

270 Main Street  
Sayville, NY

400 W Hempstead Turnpike  
West Hempstead, NY

### Ochsner Hospital

2614 Jefferson Highway  
Jefferson, LA

### Raising Canes

4040 Veterans Memorial Boulevard  
Metairie, LA

### TD Bank

1803 Marsh Road  
Wilmington, DE

Tempo Tower Retail Condominium  
300 East 23rd Street  
New York, NY

Tractor Supply  
5455 Mountain View Drive  
Redding, CA

US Postal Service  
14-333 E 14th Street  
New York, NY

Vallejo Furniture  
700 Serena Drive  
Vallejo, CA

Victory Church  
3600 Race Street  
Portsmouth, VA

### Wine Vineyard

Middle Road  
Mattituck, NY

### Retail Net Leases

#### Louisiana

Baton Rouge  
10530 Airline Highway

Metairie  
111 Veterans Memorial Boulevard

#### New Jersey

Bellmawr  
301 E Browning Road

#### New York

Brooklyn  
356 Fulton Street

Brooklyn  
376 Fulton Street

Brooklyn  
380 Fulton Street

#### Virginia

Roanoke  
3660 Colonial Avenue/  
Thompson Street

### For Sale

4,800 SF  
2010 Nelson Street  
Shreveport, LA

4,000 SF  
414 W Business Highway  
Kileen, TX

### CVS

Rhode Island  
Woonsocket  
Cumberland Mill Road

### Party Rentals

New York  
Elmsford  
107 Fairview Drive

### Rural King

83,552 SF  
1581 US Highway 68  
Maysville, KY

### EZCORP

5,400 SF  
3107 Pace Boulevard  
Pensacola, FL

### EZ Pawn Tennessee, Inc.

5,400 SF  
1410 Poplar Avenue  
Memphis, TN

Jeffrey Feil, CEO | [jfeil@feilorg.com](mailto:jfeil@feilorg.com)

For acquisition information, please contact:  
Jay Anderson X203 | [janderson@feilorg.com](mailto:janderson@feilorg.com)

For leasing information, please contact:  
Randy Briskin X218 | [rbriskin@feilorg.com](mailto:rbriskin@feilorg.com)



**THE FEIL ORGANIZATION**

7 Penn Plaza, New York, NY 10001  
T 212 279 7600 [www.feilorg.com](http://www.feilorg.com)

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