



FOR: JCF REAL ESTATE
Contact: KT Public Relations, Inc.
Kristy Wenz, kristy@ktpronline.com
773-458-3050

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JCF REAL ESTATE ANNOUNCES COMPLETION OF SITE WORK AND NEW LEASE AT THE CORPORATE RESERVE OF ST. CHARLES

Additional 40,000 Square Feet in New Leases Currently in Negotiations

(SCHAUMBURG, IL) – JCF Real Estate is pleased to announce a new 2,000 square foot lease and the completion of approximately \$10.0 million in site improvements at The Corporate Reserve of St. Charles, a 50-acre, mixed-use development located at 300 Cardinal Drive in St. Charles, Illinois.

The new 2,000 square foot office lease was signed by MDC Construction which is relocating from another St. Charles location to The Corporate Reserve. Steve Chrastka, Vice President of Leasing for JCF Real Estate represented ownership in the lease negotiations. The tenant, MDC Construction, was self-represented.

“MDC Construction toured buildings throughout the entire Fox Valley area and found that nothing compared to what the Corporate Reserve has to offer,” said Chrastka. “While MDC Construction initially came to The Corporate Reserve for its Class A, move-in ready offices as well as its available amenities and walking paths, it was our ability to negotiate an aggressive lease structure that successfully closed the deal. We also are in negotiation with an additional 40,000 square feet in new leases – a testament to the development’s powerful combination of quality, location and value.”

JCF Real Estate recently completed \$10.0 million in site improvements at The Corporate Reserve of St. Charles. The work began in February and included the demolition of manufacturing structures, site clearing and mass grading. Additionally, underground utilities including electric, gas, water and sewers have been installed and stubbed to each parcel. Roadway improvements, access points, bike paths and landscaping are also complete, including a direct connection to the Great Western Trail.



“The fact that this work was accomplished in a slow economic climate is evidence of the strength of this project and its ability to move forward. Not many developers have the ability or commitment to complete site improvements of this magnitude in this economy,” said Paul Robertson, Executive Vice President of JCF Real Estate. “The Corporate Reserve of St. Charles is ready to meet the demands of the marketplace. By completing the mass grading and underground utilities, we now have the ability to fast-track a building and quickly deliver a completed project.”

Phase I of the project, which includes two 15,000 square foot office buildings for the small to mid-size user, is now complete and ready for immediate occupancy. Construction on a third building is expected to commence in the spring of 2011 with completion slated for fourth quarter 2011. Once fully developed, The Corporate Reserve of St. Charles will feature more than 500,000 square feet of office, restaurant, retail, and hotel space in a strategic Western Suburban location. It will provide businesses with a broad selection of space options from 1,000 square foot offices to 200,000 square foot corporate headquarters and build-to-suits. For further information please visit www.thecorporatereserve.com.

About JCF Real Estate:

Founded in 1993 and headquartered in metropolitan Chicago, JCF Real Estate is a full-service diversified commercial real estate firm that delivers a complete range of integrated real estate services to meet the strategic growth needs of its clients. JCF Real Estate strives to develop, manage, lease and construct assets which generate superior returns and profoundly contribute to the prosperity of its stakeholder. For more information regarding JCF Real Estate, please visit www.jcfre.com.

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