

P R E S S R E L E A S E



FOR IMMEDIATE RELEASE

Contact: St. Clair Commercial Realty
 Greg St. Clair
 818-943-3794
 greg@stclaircommercialrealty.com

ECR
Ryan Wilson
512-505-0006
rwilson@ecrtx.com

SCCR ACQUIRES SEVEN BUILDING INDUSTRIAL PORTFOLIO, AWARDS ECR LEASING AND LIVE OAK PROPERTY MANAGEMENT

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St. Clair Commercial Realty (SCCR) has purchased seven buildings on Techni Center Drive totaling 211,000 square feet. SCCR intends to rebrand the park as the “Techni Center Business Park” and is underway with significant interior and exterior renovations. The park is centrally located with frontage on 183, with direct access to Downtown and the Airport. There is a range of unit sizes ranging from 3,600 to 36,000 square feet with dock high and ground level loading and excess parking. All buildings are on separate parcels.

The acquisition was an off-market transaction procured by Ryan Wilson and Matt Fain with ECR. They have been retained to handle the leasing, and Live Oak has been retained for property management. Equity for the transaction was sourced by Ledo Capital Group, with debt provided by Wells Fargo Bank.

Greg St. Clair with SCCR comments, “I am thrilled to be able to bring new life to the Techni Center buildings. This is a wonderful opportunity to add value and continue to work in the dynamic Austin industrial and flex markets. We are bullish on Austin and look forward to further acquisitions that will extend my over 11 years of doing business in Austin. SCCR is also actively purchasing properties in Dallas and San Antonio and has an expanding footprint in Texas.”

Ryan Wilson with ECR comments, “We are very appreciative to have SCCR as a new client, and are extremely excited and confident on working together in exceeding SCCR’s goals at Techni Center. It is a great opportunity to work with a quality client that makes our job easy. SCCR understands the importance of operating their real estate at optimal levels, and their quick action and response is very refreshing and effective. Immediately upon closing SCCR began all necessary repairs and maintenance, as well as suggested enhancements and other improvements that certainly help in the lease up of existing vacancies. We are lucky to work with such a great group and continue to help them grow their Austin footprint for year to come.”

About ECR

ECR | Equitable Commercial Realty is a full service commercial real estate leasing, sales and management firm. ECR provides commercial real estate advisory and representation services within Austin, San Antonio and Central Texas. With decades of experience across multiple facets in the commercial real estate industry, ECR stands ready to assist their clientele by providing guidance and direction to develop a strategy for any commercial real estate sales & leasing needs.

About SCCR

St. Clair Commercial Real Estate ("SCCR") is a privately held commercial real estate investment firm. Headquartered in Redondo Beach, California. The firm focus is on industrial and flex properties in Southern California, Austin, Dallas, San Antonio, Denver and Phoenix. The firm has established relationships with high net worth private equity and venture funds for middle market opportunities, and programmatic institutional capital for larger opportunities.