

MEDIA



RELEASE

PERNAFREDERICK
COMMERCIAL REAL ESTATE

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PERNAFREDERICK BROKERS TWO LEASE AGREEMENTS FOR 7,300 SQUARE FEET OF OFFICE SPACE WORTH MORE THAN \$625,000

PHILADELPHIA, PA --- Archetype Solutions of Trevose is moving to 2124 Race Street and Strassheim Graphic Design & Press Corporation is relocating its downtown offices here to 1500 Spring Garden Street under long-term lease agreements.

Both space contracts were negotiated by PernaFrederick Commercial Real Estate and total approximately 7,300 square feet with an aggregate value exceeding \$625,000.

Acting as sole agents, Steve Perna and Mike Anderson of PernaFrederick represented the Communication Workers of America, the building owner of 2124 Race Street, while Joe Vitarello represented Archetype Solutions in finalizing a lease for 4,250 square feet on the first floor of the in the 20,000 square foot property that features a private entrance on Race Street.

Aggregate value of the Archetype lease exceeds \$225,000.

According to Vitarello Archetype has maintained operations at 3160 Tremont Avenue in Trevose and 899 Cassatt Road in Berwyn. Those staffs are being relocated to the Race Street location to better achieve Archetype's employee recruitment objectives, he said.

In the second agreement, Michael Anderson and Keith Kiner at PernaFrederick represented Strassheim Graphic Design & Press Corporation in the negotiation of a sublease for approximately 3,033 square feet at 1500 Spring Garden Street.

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PernaFrederick Negotiates Two Leases for 7,283 SF.....Add 1

Aggregate value of the sublease with Turner Construction, the sub-lessor, who was represented in the sublease negotiations by Todd Manahan, exceeds \$403,000.

Archetype offers outsourced technology solutions for enabling mass customization that includes order management tools to facilitate single unit production and fulfillment for production materials, product orders, packing slip, and labels; barcode labeling; order tracking; integration with shipping vendors, as well as customized integration and reporting with client accounting and back office systems.

Strassheim Graphic Design and Press Corporation is a small organization in the miscellaneous publishing industry in Philadelphia. Established in 2006, the company now has an estimated \$1.9 million in annual revenue and approximately 15 employees.

PernaFrederick is a Philadelphia-based full-service commercial real estate firm that offers principal to principal relationships serving tenants, landlords and investors, and acts as a project consultants to leading companies in the Philadelphia region.

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For more information on PernaFrederick Commercial Real Estate, visit www.pernafrederick.com

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