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**VESTAR AND UBS GLOBAL ASSET MANAGEMENT ACQUIRE  
RIVERSIDE PLAZA FOR \$84.84 MILLION**

**RIVERSIDE, CALIF., SEPTEMBER 26, 2012** – Vestar, in a joint venture with a fund advised by UBS Global Asset Management, announced today that it has acquired Riverside Plaza, a 475,211-square-foot retail center located on 35 acres in Riverside, Calif., for \$84,844,000 in an all cash transaction. The acquisition marks one of the largest investment sales transactions in Southern California's Inland Empire region in the past 10 years. Vestar currently manages more than 22 million square feet of retail properties in the West.

"Riverside Plaza provides us with a value-added investment opportunity in a premier region of Southern California," said Rick Kuhle, President of Vestar. "Our goal is to significantly upgrade the center with new landscape and amenities while bringing in new retailers."

Kuhle continued by saying that we are very bullish about these types of value-added investment opportunities and are aggressively seeking more properties like it throughout the West.

"Riverside Plaza is one of the premier retail centers in Southern California and we are excited to be adding it our portfolio," said Jeff Axtell, Vestar Director of Acquisitions and Development. "The property provides Vestar with stable cash flow with a strong demographic mix."

Located adjacent to the heavily traveled I-91 Freeway, Riverside Plaza is 92 percent leased and anchored by Vons Supermarket, Trader Joes, CVS Pharmacy and Regal Cinemas Stadium 16. The premier retail center also features other nationally-recognized tenants including Forever 21, Chico's, JoS. A. Bank, El Torito, California Pizza Kitchen, Islands Burgers, Chase Bank, Panera Bread, Chipotle, Wendy's, and El Pollo Loco.

The HFF team of Bryan Ley, Ryan Gallagher, John Crump and CJ Osbrink represented the seller, Westminster Funds, in the transaction. Vestar represented itself in the transaction.

#### **ABOUT HFF**

Holliday Fenoglio Fowler, LP (“HFF”) and HFF Securities LP (“HFFS”) are owned by HFF, Inc. (NYSE: HF).

HFF operates out of 21 offices nationwide and is a leading provider of commercial real estate and capital markets services to the U.S. commercial real estate industry. HFF together with its affiliate HFFS offer clients a fully integrated national capital markets platform including debt placement, investment sales, advisory services, equity placement, loan sales, and commercial loan servicing. [www.hfflp.com](http://www.hfflp.com).

#### **ABOUT VESTAR**

One of the leading privately held real estate companies in the western United States, Vestar specializes in acquiring and repositioning under performing open air retail centers in major metropolitan markets.

A full service, vertically integrated company, Vestar provides in-house leasing, marketing, property management, construction management, finance and legal services on the properties in its portfolio.

The company currently owns and /or manages in excess of 22 million square feet of retail assets. Vestar recently announced its intention to raise its first commingled fund, Vestar Strategic Retail Partners, to continue their acquisition/repositioning platform. Since its inception in 1977, the company has earned a reputation for integrity and responsibility within the real estate community. In addition, the company has a significant market share in the Phoenix, Los Angeles, and San Diego markets. For more

information, visit the company’s website at [www.vestar.com](http://www.vestar.com)

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