



Press Release

AEW ACQUIRES THE FORUM ON PEACHTREE PARKWAY *A Regional Lifestyle Shopping Center in Peachtree Corners, Georgia*

BOSTON, August 26, 2014 – AEW Capital Management, L.P. (AEW) announced its recent acquisition of The Forum on Peachtree Parkway, a 498,598 square foot, open-air lifestyle shopping center in Peachtree Corners, Georgia. The acquisition was made on behalf of AEW Core Property Trust (U.S.), an open-end core real estate fund. The seller was Lubert-Adler Partners, a real estate investment company in Philadelphia. Representing the seller in the transaction were Eric Zimmermann and Miles Theodore of Eastdil Secured.

The Forum on Peachtree Parkway is located in Peachtree Corners, an Atlanta community in western Gwinnett County, approximately 12 miles northeast of Buckhead and 22 miles northeast of downtown Atlanta. Built in two phases in 2002 and 2006, The Forum on Peachtree Parkway is comprised of primarily high-end retail space with a well-integrated component of office space totaling approximately 86,870 square feet. Spread over 53.4 acres in a downtown style, streetscape design, this distinct retail environment is meticulously appointed with water features, natural stone and brick facades, and varied storefronts. It is anchored by Belk Department Store, Barnes & Noble and Trader Joe's and includes other well-known retailers including Ann Taylor, Banana Republic, and eateries such as Chipotle and Ted's Montana Grill.

"The occupancy is strong at this property with Phase I being 99% leased and Phase II being just over 88 leased," said Dan Bradley, Portfolio Manager for the AEW Core Property Trust. "We also liked how the office component was integrated into the property giving us a nice diversification of tenants."

George Fryer, a Director in acquisitions at AEW said, "Because Gwinnett County lacks its own downtown setting, The Forum has taken the role of the community's 'Main Street' offering necessity, discretionary and entertainment retail options all in one convenient location."

About AEW

Founded in 1981, AEW Capital Management, L.P. (AEW) provides real estate investment management services to investors worldwide. One of the world's leading real estate investment

advisors, AEW and its affiliates manage over \$39 billion of capital invested in \$52.8 billion of property and securities in North America, Europe and Asia (as of June 30, 2014). Grounded in research and experienced in the complexities of the real estate and capital markets, AEW actively manages portfolios in both the public and private property markets and across the risk/return spectrum. AEW and its affiliates have offices in Boston, Los Angeles, London, Paris, Singapore and Hong Kong, as well as additional offices in nine European cities. For more information please visit www.aew.com.

For further information please contact Elizabeth Herlihy, AEW Capital Management at 617-261-9301 or eherlihy@aew.com

###