

for immediate release

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McNeill Properties VI, takes former Giant Site

Levittown, Pennsylvania... McNeil Properties VI has signed a long-term sub-lease with Giant Foods of Carlisle, PA, to take over the former Giant Food Store in Levittown. The 40,100 square foot retail space will be converted by McNeill into a state-of-the-art Gold's Gym Health and Fitness Center, serving Levittown, and the surrounding Bucks County area.

The location, at 4595 New Falls Road, is situated on a 4.6 acre site, which is fully improved with 214 parking spaces. The property is adjacent to the Blockbuster Shopping Plaza, and is within 1.5 miles of Business Route 1, and easily accessible from Route 413 and Bristol Oxford Valley Road. In addition to the fitness facilities, the project will include a 25-meter, 4-lane, heated indoor pool.

McNeill was attracted to the property because of its excellent location, top-notch demographics, and an underserved market. "Being able to bring a brand-new health and fitness facility to the people of Levittown is a home run for everyone," said Ed McNeill, president and CEO of McNeill. "There hasn't been a full service facility convenient to the residents of Levittown, until now. We look forward to serving our new clients."

McNeill was represented by Paul McArthur, CCIM, and Mark Bennison of Trillium Realty Advisors. "This is the second location we have found for Ed's Gold's Gym franchise. After finding and negotiating McNeill's purchase of the former 60,000 SF Syms store in Lawrenceville, Trillium was able to quickly identify appropriate space in the Bucks County market, and negotiate a favorable sub-lease with Giant. While sub-lets can be complex propositions, Trillium's experience enabled Ed to focus on growing his Gold's franchise, without being bogged down in the transaction details." said McArthur. McNeill's success has led to additional growth, and he is working with Trillium to identify additional locations for his targeted expansion.

Trillium Realty Advisors is located in Hopewell, New Jersey and specializes in representing owners, tenants, and buyers of real property.

