



FOR IMMEDIATE RELEASE
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Trillium Realty closes 30,000 SF of leases in Ewing, NJ



Ewing, NJ, June 20, 2007

Trillium Realty Advisors, LLC is pleased to announce a total of 30,000 SF of leasing at 250 Phillips Boulevard, Ewing, NJ, according to Paul McArthur, president of Trillium Realty, exclusive leasing agent for the 41,000 square foot office building.

Antares Pharma, who signed a lease for 6,950 square feet, develops patented drug-delivery systems and injectable-device engineering capabilities. Antares is also well-regarded for the drug “Elsterin”, approved last year by the FDA for treating hot flashes in menopausal women. The firm recently reported a 175% jump in revenue in the fourth quarter of 2006.

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Environmental Resources Management (ERM), expanded to 13,867 square feet, occupying their newly remodeled former suite, and taking additional expansion space. ERM is the world's leading provider of environmental consulting services with 3,000 employees in 120 offices in 40 countries.

Origination Resources also joins the tenant roster, taking 8,250 square feet. Origination Resources is a telemarketing firm providing lead generation solutions for mortgage brokers boasting the highest closing ratios in the industry, largest return on investment, and the lowest cost per lead.

Princeton Crossroads Corporate Center at 250 Phillips Boulevard is owned by a local investment group known as 250 Phillips Associates. Paul McArthur, managing director of 250 Phillips Associates was pleased with the leasing activity, "With ownership facing a 100% turnover in tenancy this fiscal year, we are delighted that ERM and Origination Resources committed to staying in the building, and equally pleased that Antares has joined them. This 30,000 SF of leasing activity represents more than 71% of the building's occupancy, and with the interest we are seeing in this location, we anticipate a full building before the year is out".

This multi-tenant building sits on 11 attractively wooded acres in Ewing Township, NJ. With easy access to Routes 31/95/295 and the Trenton-Mercer Airport, as well as access to the labor pools of New Jersey and Eastern Pennsylvania, 250 Phillips Boulevard offers a tremendous location with great value, and flexibility to grow and expand.

Trillium Realty Advisors, LLC is the leasing agent for the Princeton Crossroads Corporate Center. For more information, contact Mark Bennison at 609-466-0400. Trillium Realty Advisors is located in Hopewell, New Jersey and specializes in representing owners, tenants, and buyers of real property.

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