



Outside the Region: Greenberg and de Sa' of EXP Realty Advisors arrange \$12.225 million sale

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Quakertown, PA EXP Realty Advisors has arranged the sale of a 85,000 s/f net-leased BJ's Wholesale Club property, located at 616 N West End Blvd. for \$12.225 million.

Andrew Greenberg, director of sales, and Daniel de Sa', co-founder of EXP Realty Advisors, brokered this transaction. The purchaser is a NYC-based real estate investor who needed to complete a 1031 exchange.

Positioned in Bucks County, the third wealthiest in Pennsylvania, BJ's is located just 16 miles south of the rapidly increasing economic force that is the Lehigh Valley. Additionally the Property is situated 47 miles north of the growing, institutional marketplace of Philadelphia. Due to its strategic midpoint location between growing economic centers and its wealthy consumer demographic, the BJ's is well positioned for both stability and long-term growth.

BJ's is the nation's #3 membership warehouse club and #1 in New England, with more than nine million members and more than 210 locations in 15 U.S. states, mostly along the Eastern Seaboard. In-Club and online.

EXP is a boutique investment sales business specializing in triple net leased retail and shopping center properties nationally.

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