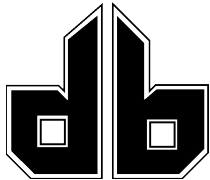




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Bank Notes
www.davidmbankrealestate.com



Over the past several years, the real estate marketplace has generally been in the doldrums.

Weak sales and leasing fueled by low demand, job uncertainty and a poor financial market had all come together to create the “perfect storm” that crippled all aspects of the real estate industry.

Last year, 2013, things started to turn around. The residential market showed signs of improvement, as did new construction in all but a few of the real estate spectrum.

Job growth in the Philadelphia area has been ignited by continued expansion of the healthcare and educational industries. The largest demographic group since the Baby Boom generation, known as Millennials, have shown an increasing desire to reside within the City core and away from the suburban sprawl. This shift has bolstered predictions that in-town residential construction will outperform all other sectors of residential real estate in 2014.

Although the cost or money remains at all-time lows, that cost is expected to increase within the near future. The exact time is not known, but forecasters are confident that it will rise.

Investors are being advised to put their investable dollar in multi-family dwellings. Money, although still tight, is available for quality projects and qualified borrowers. Lenders are expanding their horizons to find safe markets to maximize their mortgage dollar.

Retail, office and industrial real estate remain a mixed bag. As it has been for the past several years, timing, motive and location play an integral part in the making the correct “buy, sell, lease” decision.

- Is this the right time for me to sell my property?
- How do interest rates affect the sale of my property?
- What does the location of my property have to do with its’ marketability?
- Should I seek a new tenant or sell my warehouse?
- Have I considered all aspects of the market before I decide to sell, rent, or buy real estate?

Being well informed and being a knowledgeable property owner, is key to helping you make the right decisions about timing, pricing and market exposure. Before you make that decision, please contact a reputable, qualified professional for his or her input. Contact DAVID M. BANK REAL ESTATE.



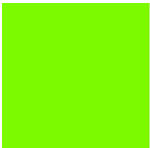
LEASED

60 JAMES WAY • SOUTHAMPTON, PA

On behalf of the owner, Alex Rabey, David M. Bank real Estate, has secured “National Floor Covering, Inc.” as a long-term tenant. National occupies over 5,000 square feet for its retail business.

H & R Block is pleased to announce the addition of the following locations to its network of over 8,000 Tax Offices nationwide:

- **MARKET SQUARE SHOPPING CENTER • WILMINGTON, DELAWARE**
Landlord: Acadia Market Square, LLC
- **4201 NESHAMINY BOULEVARD • BENSELEM, PENNSYLVANIA**
Landlord: Blank Aschkenasy Properties
- **301 CHELTEN AVENUE • PHILADELPHIA, PENNSYLVANIA**
Landlord: Pulaski Real Estate Partners, Inc.
- **ROUTE 113 AND BETHLEHEM PIKE • SOUDERTON, PENNSYLVANIA**
Landlord: Site Development
- **ROUTE 37 EAST @ WASHINGTON STREET • TOMS RIVER, NEW JERSEY**
Landlord: Lanthia, Inc.



H&R BLOCK

SOLD

1009 PENNLYN BLUE BELL PIKE • SPRING HOUSE, PA

“A Hole in One” . . . The Professional Golfers Association of America, Philadelphia section has purchased this 4,000 square foot office building situated on 1 acre from the owner, Trueblood Properties, LLC DMBRE represented the buyer in this transaction.



1055 VIRGINIA DRIVE • FORT WASHINGTON, PA

After making renovations to meet its specifications, “Star Maid Group Inc.’ will make this Virginia Drive locations its new headquarters. DMBRE represented the seller, “GOP Property, LLC” in this transaction.

6168 RIDGE AVENUE • PHILADELPHIA, PA

At final settlement, Stanley and Christine Koszowski conveyed this 3-story commercial property to the “Roxborough Development Corporation” the RDC will renovate the property, and utilize it for its headquarters.



636 SKIPPACK PIKE • BLUE BELL, PA

“Cortez Capital, LLC” has transferred its ownership of this Blue Bell Office Complex to “RKA Properties, LLC.” Schiller Hersh will occupy the 2nd floor of this 11,000 office building.



1635 EASTON ROAD • DOYLESTOWN, PA

Mr. Richard Held, has sold this 8 acre tract of land to “Formation-Shelbourne, Inc.” FS, is in the process of constructing a “State-of-the-Art” assisted living facility, which shall be opened for business 2nd quarter 2014.



AVAILABLE PROPERTIES



FOR SALE:

905 JENKINTOWN ROAD • ELKINS PARK, PA

Free-standing, corner location, 3,000 square feet, one (1) story building with on-site parking for over 20 vehicles. Ideally suited for office, retail, etc. Please call now for further details or to arrange for an inspection.

1128 OLD YORK ROAD • ABINGTON, PA

Located 1/4 mile south of the Abington Memorial Hospital, this 3,150 square foot, free standing building is now available for either sale or lease. It is ideal for any type of medical use and most professional office uses. There is plenty of on-site parking available. Please call for further details.

FOR SALE:



David M. Bank
REAL ESTATE

Commercial Division / Appraisal Division / Property Management Division / Investment & Counseling Division

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