

Company Overview & Track Record

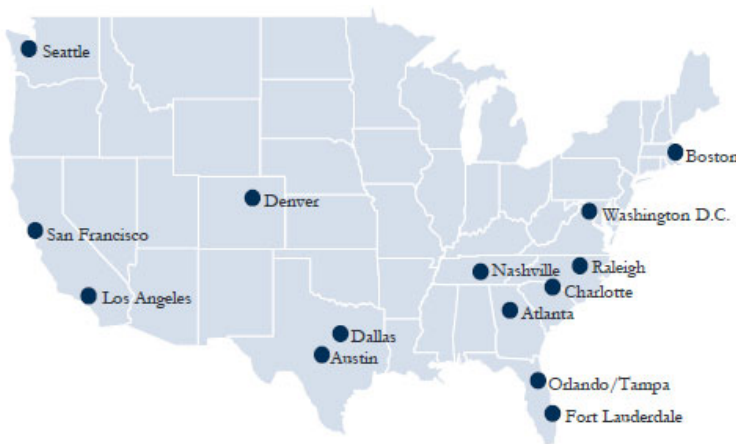
Founded in 1976, **Bell Partners Inc.** (“Bell Partners” or “Bell”) is a private real estate company **focused on the acquisition, reposition, and management of apartment communities** in major markets throughout the United States. Bell Partners is one of the largest apartment operators and renovators in the country, with a management portfolio of approximately 55,000 units across the nation, and 1,300 employees in eight offices. The company is headquartered in Greensboro, NC.

Since 2002, **Bell** has completed over **\$15.5 billion of apartment transactions** and currently oversees a **portfolio valued at approximately \$4.6 billion.**

Investment Criteria

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|-----------------------|--|
| Target Markets | Bell's Target Markets are characterized by strong demographic trends, robust population growth, and attractive employment growth. Target Markets include: Boston, MA; Washington, DC; Raleigh, NC; Charlotte, NC; Nashville, TN; Atlanta, GA; Orlando/Tampa, FL; Ft. Lauderdale, FL; Dallas, TX; Austin, TX; Denver, CO; Seattle, WA; San Francisco, CA; and Los Angeles, CA |
| Product Type | Garden, mid-rise, or high-rise apartment communities |
| Investment Size | Greater than \$15M |
| Deal Structure | Cash, assumed debt (conventional, bonds, other) or joint ventures |
| Acquisition Interests | (i) Older communities that are in strong, in-fill locations and are candidates for a renovation (ii) Newer, institutional quality properties (iii) Pre-sale or development opportunities |

Target Markets



Property Photos



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