



FOR IMMEDIATE RELEASE

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AZTEC GROUP CLOSSES \$18 MILLION DOLLAR SALE OF DEVELOPMENT SITE IN MIAMI'S DESIGN DISTRICT

Miami, Florida, June 5, 2015 -- Aztec Group, Inc., Florida's leading real estate investment and merchant banking firm for over 30 years, is pleased to announce the closing of the sale of the former Channel 10 site at 3900 Biscayne Boulevard for \$18 million. The Aztec team of Ezra Katz, Chairman, Jim Fried, Managing Director, and Jason Katz, Vice President, completed the transaction.

The strategically located 1.6 acre property sits at the entrance to the Miami's Design District. The site has significant frontage on Biscayne Boulevard and is a short distance from I-195 and I-95, creating excellent access and exposure.

Aztec represented both the seller, 3900 Biscayne LLC, and the buyer, 3900 Bayviews LLC, a development group based in Miami.

"This transaction is indicative of where we are in the market cycle," Mr. Fried explained. "Well-funded developers are focusing on acquiring only the most strategic parcels. We continue to make a market in these types of properties."

The Aztec team created an off-market transaction between a seller who invested in this property almost ten years ago and a buyer whose development pipeline in Miami is significant. The site is a prime candidate for mixed-use development, being in the middle of Design District, Midtown, Edgewater, Wynwood, and the Upper East Side.

"We have spent the last three years investing our time and capital in the Biscayne corridor," Jason Katz said. "This transaction is another notch in our belt, an affirmation of Aztec's experience on both sides of the dealmaking table."

Aztec Group

Founded in 1981, Aztec Group, Inc. specializes in facilitating the acquisition, disposition, financing and capital needs of real estate projects for institutional investors, entrepreneurs and commercial developers as well as offshore clients. Aztec has long been recognized as the premier real estate capital markets intermediary and merchant banking firm in the Southeast, handling over \$10 billion in transactions during the past decade. The company is also considered an innovator, often seeing opportunities for clients before they become apparent in the marketplace. For more information, visit www.aztecgroupp.com.

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