



WHITE PLAINS MEDICAL CAMPUS—222 WESTCHESTER  
WHITE PLAINS, NY | ACQUIRED 2014

## Key Statistics

Location: White Plains, New York

Buildings: 6 off-campus aligned

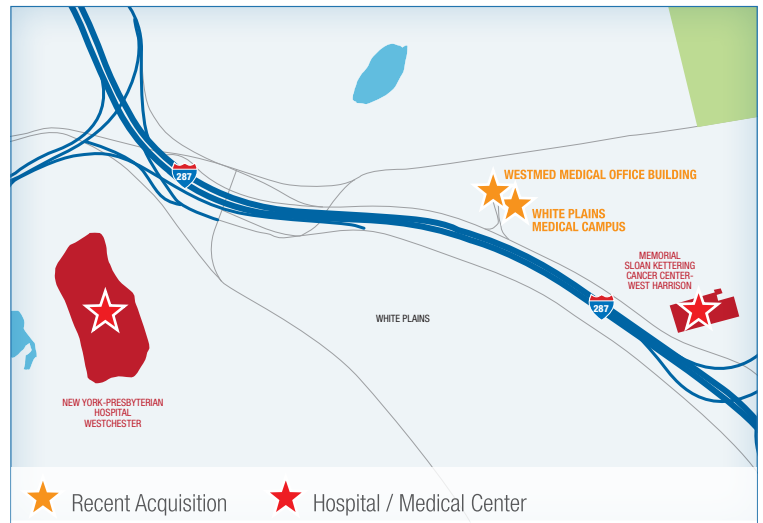
Total Investment: \$93 million

GLA: 276 thousand square feet

Occupancy: 92%

Closed: August/December 2014

Health System Affiliation: New York-Presbyterian



## Strategic Rationale

In 2014, HTA entered the White Plains market through the acquisition of six MOBs in two separate transactions. These investments give us exposure to great locations that serve some of the leading healthcare providers in one of the wealthiest counties in New York. It also expands our portfolio and leasing management presence in New York state to over 1 million square feet across multiple markets.

In total, HTA acquired 6 MOBs that total 276,000 SF located on a single, destination healthcare campus. This campus is part of a high traffic, regional medical corridor and is immediately adjacent to the new, \$120+ million Memorial Sloan Kettering Cancer Center-West Harrison. The campus was approximately 95% occupied at closing and has demonstrated significant leasing activity since closing. It also includes sufficient land to support the development of a new MOB to meet growing demand.

HTA purchased one of the buildings directly from the original developer. In this, the seller elected to invest a portion of their proceeds in HTA's Operating Partnership by way of an UPREIT, signaling a firm vote of confidence in the overall HTA portfolio.