



**BERGER - EPSTEIN ASSOCIATES, INC.**

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### **Berger-Epstein Associates Sells Shopping Centers for \$21.3M**

Allentown, PA, Berger-Epstein Associates, Inc. recently completed two sale transactions selling both Perkasio Square in Perkasio and the K-Mart Plaza in Ephrata, both in Pennsylvania.

Perkasio Square is a 90,000 square foot Shopping Center in Perkasio, Pennsylvania anchored by Landis Markets, Eckerd Drug, McDonald's, Blockbuster Video, Pennsylvania Wine & Spirits, Uninvest National Bank and included an undeveloped 7-acre parcel adjacent to the center for future development. At the time of the sale, the center was 100% occupied.

"This was an off-market transaction," says William Berger, a Principal of Berger-Epstein Associates, Inc., "we were approached by a New York investor who was very serious about buying." Berger-Epstein Associates, Inc. developed the 15-acre shopping center in 1992 and has continually managed and leased the property.

The buyer was represented by Cohen and Company, Inc. Real Estate, a New-York Based investment sales brokerage firm. Berger-Epstein Associates, Inc. represented the sellers.

Berger-Epstein also sold the K-Mart Plaza at State Street (US 272) and Rothsville Road in Ephrata, which includes a "Big-K" K-Mart, Fulton Bank and a 1.375 acre undeveloped parcel. The buyer was Fort Roc Realty, LLC of New York and was represented by Ron Cappello of Fameco Real Estate, LP of Plymouth Meeting. Berger-Epstein Associates, Inc. represented the sellers.

Berger-Epstein Associates, Inc., a real estate development company headquartered in Allentown, Pennsylvania, has been specializing in commercial and industrial development, investment, brokerage and management since 1984. For more information, call (610) 437-7070 or visit their website: [www.berger-epstein.com](http://www.berger-epstein.com).

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