



NEWS RELEASE

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FOR IMMEDIATE RELEASE

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Professional SportsCare & Rehab to Open at 1090 Vermont Avenue

Growing Physical Therapy Provider Adding New Location Near White House

(Washington, DC) Akridge announced today that Professional SportsCare & Rehab has leased retail space at 1090 Vermont Avenue, NW, four blocks north of the White House, for a five-year term. The physical therapy and sports medicine specialists will establish a 1,358 square foot clinic, which is expected to open by November. Located on the building's ground floor with prominent L Street frontage, the new facility will represent Professional SportsCare's fourth DC location, adding to a network of more than 30 offices throughout the region. The company was founded by Greg Smith, head athletic trainer for the Washington Capitals, and demand for its services has grown steadily over the past decade.

"Professional SportsCare will be a great addition to 1090 Vermont and to the neighborhood, and the location will be a great benefit for their organization as well," said P. Brian Connolly, Senior Vice President of Akridge. "You want your physical therapist to be centrally located and easily accessible – and in a well-managed building, of course."

Jason Flippo of CB Richard Ellis represented Professional SportsCare in their lease, and Akridge's Wil Pace and Katie Gorretta represented the property, including primary owner Mitsui Fudosan America, Inc. 1090 Vermont recently underwent common area renovations, and offers a private onsite fitness facility and concierge service, as well as award-winning Akridge property management. One retail bay, and office suites ranging from 1,856 to 4,352 square feet, remain available in the building.

About Akridge

Akridge is a comprehensive real estate services company that provides acquisition, development, property management, leasing, asset management and consulting services. Since 1999, Akridge has won 11 national "best in the industry" awards for Client satisfaction from the industry's foremost benchmarking firm, CEL & Associates. The Akridge organization has been honored with the National Capital Business Ethics Award, awarded by the Society of Financial Service Professionals, and has also been recognized as the 'Best Place to Work' in Greater Washington according to the *Washington Business Journal*. For more information, please visit www.akridge.com.

About Professional SportsCare & Rehab

Professional SportsCare & Rehab is a physical therapist-owned practice co-founded by Greg Smith, MS, ATC and Head Athletic Trainer for the Washington Capitals of the National Hockey League. With locations throughout the DC metro area, it provides comprehensive physical therapy services, specializing in general orthopedics, sports medicine, total joint rehab, post-operative care, aquatic therapy, arthritis management, auto accidents,

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sprains/strains, and neuromuscular pain. Professional SportsCare & Rehab is dedicated to serving the needs of every patient under its care – whether a recreational, student, or professional athlete, or in need of treatment due to a non-sports related injury – and is committed to the highest standards of ethics and professional ability. It is the preferred physical therapy provider of the region’s top physicians and is part of an extensive sports medicine network, providing athletic training and sports medicine services to area scholastic, collegiate, and professional teams. For more information, please visit www.prosportscare.com.

About Mitsui Fudosan America, Inc.

Mitsui Fudosan America, Inc. (MFA), the US subsidiary of Japan’s largest real estate company, is a real estate investment and development firm headquartered in New York. The company’s history in the US market began in the early 1970s with its acquisition and redevelopment of the renowned Halekulani Hotel in Waikiki, Hawaii. Subsequent investments were made in Los Angeles, San Francisco, Washington, DC and New York. MFA’s flagship commercial property is located in Rockefeller Center at 1251 Avenue of Americas in New York, one of the city’s most prestigious business addresses. For more information, please visit www.mfamerica.com.

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