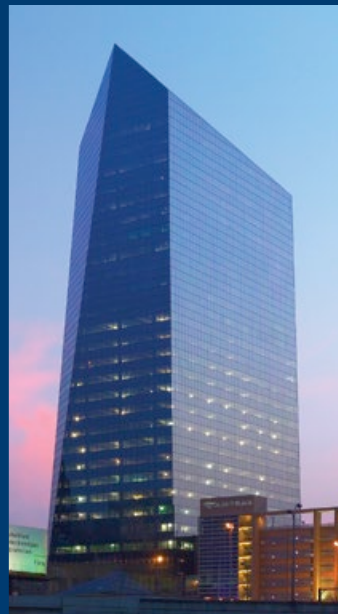


BrandywineRealtyTrust



TRANSFORMATIVE IDEAS:  
EXCEPTIONAL ENVIRONMENTS

For more than 20 years, Brandywine Realty Trust has set itself apart—executing bold deals, anticipating the future, and gaining a notable reputation for entrepreneurial drive. Some of the most visionary development projects undertaken in recent years began on the boards at Brandywine. Consistently strong leasing activity and high tenant retention attest to our standing as an owner and manager. Every day, in countless ways, we create and manage value while insisting on the highest ethical standards.

Today we are a multi-billion dollar company headquartered in Radnor, PA, with operations in select regional markets. Organized as a real estate investment trust (REIT), Brandywine owns, manages, develops and leases an urban, town center and transit-oriented office portfolio. We are creating value by changing the face of the communities in which we are privileged to work.

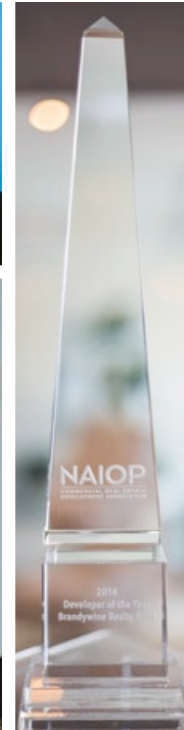
We live in an era that demands new solutions and fresh ideas, a certain innovative spirit, a willingness to dare and to take risks. We are embracing that challenge at Brandywine—taking the lead, forging new paths.



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## CAPITALIZING ON VALUES

Reputations matter. Commitments must be honored. Passion drives us to excel. Our communities notice.



Awarded **NAIOP Developer of the Year** for 2014

Exceptionalism has defined Brandywine since our earliest days in 1994, as has the drive to achieve Best of Class. We started as a two-person, \$5 million enterprise, imbued with a differentiating vision. Intent on optimizing investment windows and capitalizing on our opportunities, we have continuously succeeded—adding talent and depth along the way and positioning ourselves as a distinguished, well-respected organization. We were—and continue to be—obsessed with quality.

Reputations matter. Commitments must be honored. Passion fuels us to excel. Our communities notice. We have been the recipients of numerous awards and mentions including: NAIOP Developer of the Year, Forbes list of America's 100 Most Trustworthy Companies, the Energy Star Partner of the Year – Sustained Excellence Award, the Builder of the Year designation, and numerous TOBY and Building Owners and Managers Association (BOMA) awards.



## TRANSFORMING COMMUNITIES

We are energizing communities, enhancing the tenant experience, and making lasting contributions to our core markets.



By developing well-designed, amenity-rich complexes adjacent to growing residential areas and transit hubs, we offer a rich portfolio of inspired workplaces to companies seeking to do right by their employees.

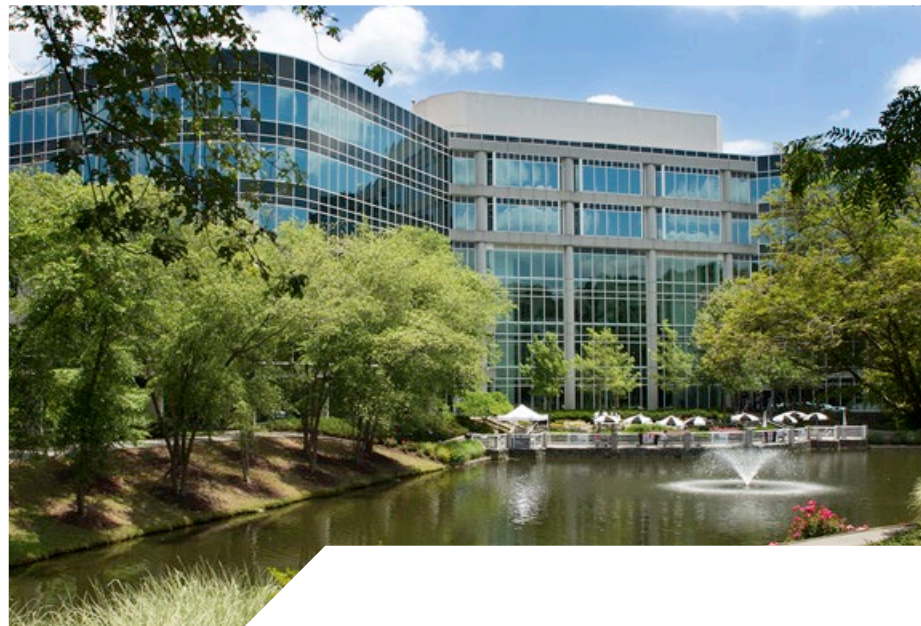
In the Southwest tech corridor of Austin, TX, we developed the Encino Trace campus – modern, eco-friendly office space featuring outdoor recreation facilities and panoramic views of its surrounding 54 acres of natural terrain. In Metro DC, our transit-oriented properties in Dulles Corner are undergoing multi-million dollar renovations. At the gateway to the business and research hub that is University City in Philadelphia, PA, we created the city's first vertical neighborhood—catering to a fully-integrated live-work-play lifestyle—with FMC Tower at Cira Centre South.

With each acquisition, joint venture, and development, we are energizing communities, enhancing the tenant experience, and making lasting contributions to our core markets in the midst of their nationally-recognized resurgences.

## BUILDING RELATIONSHIPS



here's a reason why Brandywine is a leader in tenant retention—we pay attention to the details. We create and manage remarkable spaces where employees genuinely want to be—convenient, aesthetically pleasing, inspired. We also make sure that our buildings are attractive in presentation, efficient in operation and rich in amenities. Through our exclusive tenant program—eTenants—we act readily to tenant service needs, while providing access to key information and facilitating employer management of systems and resources. We answer and anticipate questions on a daily basis. We employ maintenance engineers who make it a point to know the people they serve. We care about what our tenants think. They are our customers, and our neighbors.



We create and manage remarkable spaces where employees genuinely want to be—convenient, aesthetically pleasing, inspired.



## DEDICATED TO THE ENVIRONMENT

Brandywine Environments is an initiative established to create and maintain cost-effective, sustainable practices for all relevant stakeholders, including tenants, employees, and vendors. It achieves this mission with specific, measurable objectives, including the conservation of energy and utilities. These efforts create healthier office spaces and cost savings through awareness and, ultimately, consumption reduction.

Our programs have been consistently recognized in the industry and community—including the most recent honor of receiving the 2015 Energy Star Partner of the Year – Sustained Excellence Award.



Our capabilities include:

- Development
- Site selection
- Land acquisition
- Approval attainment
- Design and space planning
- Construction management
- Renovation
- Property management
- Marketing and leasing services
- Asset management



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[www.brandywinerealty.com](http://www.brandywinerealty.com)