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## **White Cap Real Estate Closes Tenant-in-Common Deal in Waconia, Minn.**

### ***Firm Invests in Class A Professional Building Alongside Seven Investors***

**Madison, Wis.**—White Cap Real Estate, a Wisconsin-based real estate investment firm specializing in 1031 Tenant-in-Common (TIC) Exchanges recently closed a TIC offering on a 20,161 square foot, Class A professional office building in Waconia, Minn.

White Cap Real Estate joined seven TIC investors to purchase the Main Street Exchange building at 121 W. Main Street for \$3.3 million. The fully leased building completed in 1990 includes two major tenants – the law firm Melchert Hubert Sjodin, PLLP and Ridgeview Medical Center.

Jason Punzel, one of the founders of White Cap Real Estate, said the company invests side-by-side all of their clients to demonstrate a strong commitment to their 1031 TIC replacement properties and sensitivity to risk management.

“Each member of our executive staff holds an equity ownership in the properties,” said Punzel. “This strategy shows clients our dedication to high returns and stable investments.”

White Cap Real Estate’s executives said they were drawn to the building for its strong anchor tenants and attractive location just 20 minutes from the Twin Cities.

Wayzata-based Steiner Development will act as the property management company for the building.

*White Cap Real Estate is a boutique sponsor of quality investments in commercial and retail real estate in the Midwest and California. The company offers professionally managed, turnkey real estate investment products for clients seeking 1031 Exchanges or direct investments in income producing real estate, with hassle-free ownership. In addition, White Cap’s team of real estate professionals identify, underwrite, and acquire quality office and retail properties that provide investors exceptional investment fundamentals, predictable returns and minimal downside risk. White Cap Real Estate has offices in Appleton, and Madison, Wis., as well as Ashburn, Va. and partners with a firm in California. The firm is a member of the Tenant-In-Common Association (TICA).*

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