



NEWS FOR IMMEDIATE RELEASE

MEDIA CONTACTS: For Rubicon: Chase Communications
Julie Chase (415) 710-7108
jchase@chasepr.com

For Canyon: River Communications
Maureen Richardson (914) 686-5599
mrichardson@riverinc.com

**RUBICON POINT PARTNERS ACQUIRES
SAN MATEO BAYCENTER**

SAN FRANCISCO (Sept. 21, 2016) – Rubicon Point Partners, a San Francisco-based real estate investment company in its programmatic joint venture with Canyon Partners Real Estate, announced the acquisition of San Mateo BayCenter from Rockpoint Group LLC. The purchase is the partnership’s sixth acquisition through the Canyon Catalyst Fund (“CCF”), the CalPERS real estate emerging manager program, which is managed by Canyon Partners Real Estate.

Located at 999 Baker Way and 901 and 951 Mariners Island Boulevard, San Mateo BayCenter is approximately one-half-mile from Highways 101 and 92 and features a Caltrain shuttle stop. The property includes anchor tenant Marketo, Inc., OpenText Corporation and Sares-Regis Group.

“The acquisition of San Mateo BayCenter fits perfectly with our investment strategy of in-fill communities and properties that benefit from proximity to mass-transit, employment centers, amenities and services,” said Ani Vartanian Boladian, managing partner, Rubicon Point Partners. “With a recent renovation and limited availability of land, San Mateo BayCenter is a strong investment for Rubicon’s joint venture with Canyon Catalyst.”

Recent improvements at San Mateo BayCenter include the addition of a state-of-the-art indoor/outdoor community area with amenity space and cafe, full lobby renovations, a revitalized fitness center and locker rooms, new landscaping and signage.



About Rubicon Point Partners

Rubicon Point Partners (RPP), founded in 2010 and led by Ani Vartanian Boladian and Razmig Boladian, is a San Francisco-based real estate investment company that invests and manages a diversified portfolio of office buildings throughout the San Francisco Bay Area. RPP offers creative solutions sought by companies at the forefront of innovation. The firm targets in-fill communities that benefit from proximity to mass-transit, employment centers, amenities and services. RPP's tenants include small and large companies, including Fortune 100 companies. For more information about Rubicon Point Partners, visit www.rubiconpoint.com.

About Canyon Partners Real Estate LLC

Canyon Partners Real Estate (CPRE) is the real estate direct investing arm of Canyon Partners, LLC. Founded in 1990, Canyon Partners is an investment management firm headquartered in Los Angeles, with approximately \$20.5 billion of AUM. CPRE focuses on providing value-added and opportunistic equity and debt capital to real estate owners, operators, developers, and lenders where sensitivity to time and complication are paramount. Since inception, through its distinct real estate investment platforms, CPRE has invested over \$6.1 billion of capital in over 240 commercial real estate and mortgage transactions with a total capitalization of \$16.1 billion. For more information visit: www.canyonpartnersrealestate.com.

The Canyon Catalyst Fund is a discretionary separate account managed by Canyon Partners Real Estate on behalf of the California Public Employees' Retirement System (CalPERS) which facilitates investment through the identification of real estate emerging managers with niche strategies, a demonstrated track record and strong potential to access unique investment opportunities. This platform is intended to cultivate the next generation of institutional real estate talent and CPRE, in its capacity as account manager, sources, selects and manages talent, while also maintaining oversight of all platform investments.

###

(BUILDING IMAGES ATTACHED)

