



## COMPREHENSIVE HEALTHCARE REAL ESTATE SOLUTIONS

Our services enhance the performance of medical office buildings while creating a best-in-class environment for physicians and patients.



## DEVELOPMENT

Offering ground-up construction and re-development of healthcare facilities at strategic locations near major hospitals and health systems.

Years of development expertise ensures timely and on-budget project delivery, resulting in properties that combine aesthetics and efficient design for an optimal patient environment.

# LEASE OR PURCHASE



We gain a full understanding of your space needs, leveraging our market knowledge and deep relationships with owners and investors to find the ideal location for your healthcare practice.

And you benefit from our brokerage know-how that protects your interests every step of the way!



## INVESTMENT SALES

Draw on our years of solid experience and best practices to realize top-dollar return on your investment.

Our proven marketing system uses leading online platforms to bring your property to the largest pool of potential buyers, ensuring quick closing.



# PROPERTY MANAGEMENT

We manage your facility or portfolio to achieve peak efficiency and improve the healthcare experience for patient reduced operating cost, higher occupancy and maximum returns.



## WHY US?

Owner. Developer. Investor. Property Manager. Broker.

Because we're all these things, you get 360-degree expertise in real estate.

**THIS BENEFITS YOU, YOUR BOTTOM LINE & YOUR PATIENTS.**

SEE SELECT MOB HIGHLIGHTS





# HILLANDALE PHYSICIAN PLACE

- LITHONIA, GA -

Hillandale Physician Place is a multi-tenant, 40,000 SF, Class A MOB adjacent to Emory Hillandale Hospital in DeKalb County.

The specific mix of physician tenants at Hillandale Physician Place has made it a medical destination for diabetes treatment in South DeKalb.

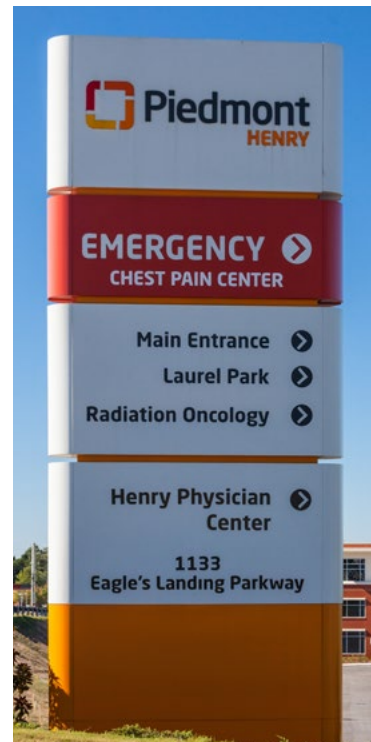


# HENRY PHYSICIAN CENTER

- STOCKBRIDGE, GA -

Henry Physician Center is a 60,049 SF, Class A medical office building located on the Piedmont Henry Hospital campus in Henry County.

The accessibility to the county's high-growth patient population and an enviable tenant mix make Henry Physician Center a prized investment.







# CAMP CREEK MEDICAL CENTER III

- ATLANTA, GA -

Camp Creek Medical Center III is part of a 4-building, Class A, 142,000 SF, integrated community of medical practices with a synergistic referral network.





# MARIETTA MEDICAL CENTER

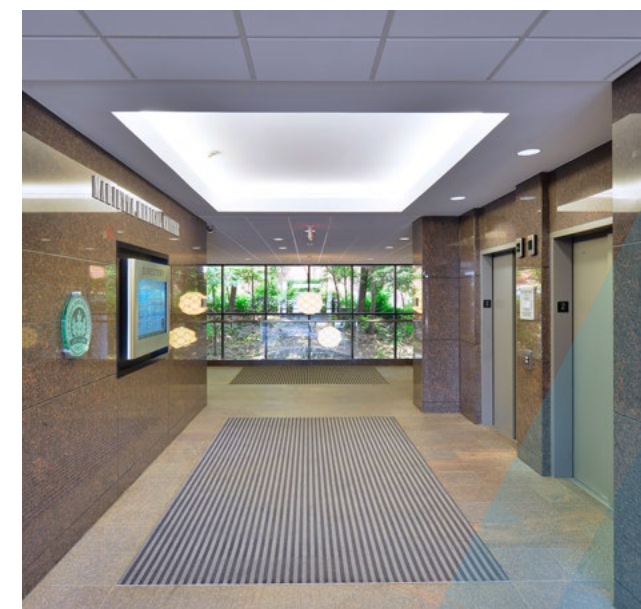
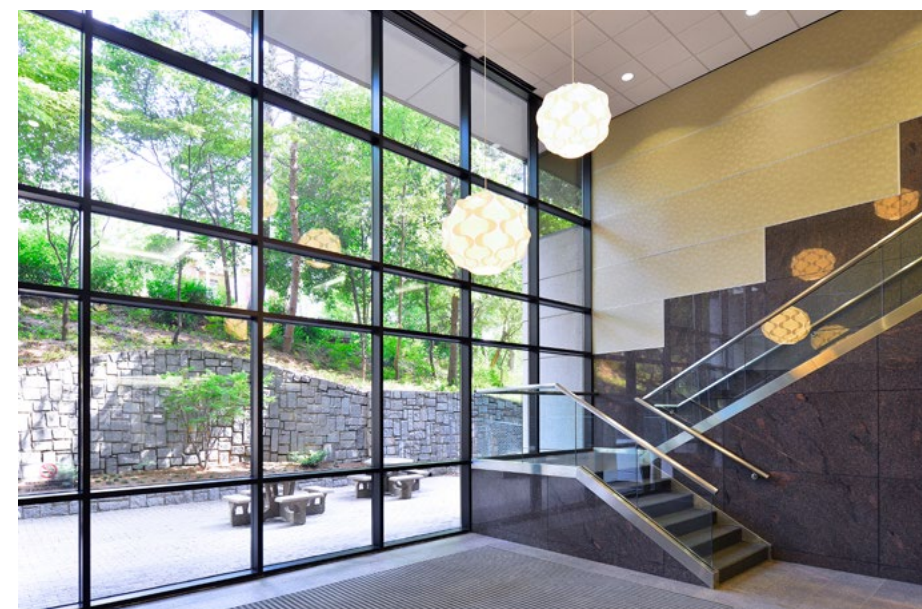
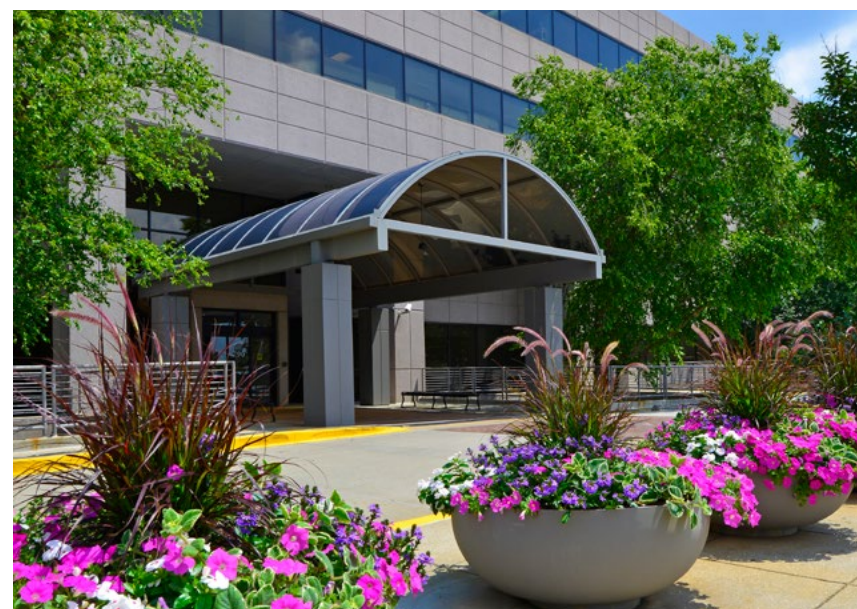
- MARIETTA, GA -

Acquired in 2011, this 110,000 SF, five-story, Class A property is directly across from Kennestone Hospital.

Marietta Medical was the first and only medical office building at the time to receive LEED certification in Marietta.

Ackerman property managers and leasing agents managed the nearly year-long LEED certification process.

LEED Certification Level: LEED® O+M Existing Buildings v3 - LEED® Silver



# PINNACLE EAGLES LANDING PORTFOLIO

- STOCKBRIDGE, GA -

Ackerman & Co. acquired the two-building, 86,171-square-foot Pinnacle Eagles Landing medical office portfolio in 2011. Located in south metro Atlanta, the Class A facilities are leased to a diverse mix of medical practices which benefit from the property's strategic location next to Piedmont Henry Hospital.





# SAN ANTONIO PORTFOLIO

## - SAN ANTONIO, TX -

Ackerman & Co. provides a full range of property management services for the four-building, 486,006-square-foot San Antonio medical office portfolio.

- The properties offer proximity to CHRISTUS Santa Rosa Hospital and CHRISTUS Children's Hospital.
- A \$27-million capital improvement program has been implemented across the portfolio.
- Extensive renovations include improvements to lobbies, common areas and elevator systems.



# PERIMETER TOWN CENTER

- ATLANTA, GA -

Perimeter Town Center is a 20-acre redevelopment in metro Atlanta's rapidly urbanizing Central Perimeter submarket.

- Ackerman has transformed the property into a successful mixed-use center with a variety of retail, restaurants and Class A medical space.
- The property offers physician practices proximity to St. Joseph's, Northside and Children's Healthcare of Atlanta hospitals.



# SELECT CLIENTS

Adult Medicine Specialists  
Advanced Breast Care  
Advanced Imaging  
Albee, Robert MD  
Amedisys Home Healthcare  
American Medical Response  
Ankle & Foot Centers of GA  
ApolloMD  
Atlanta Allergy & Asthma  
Atlanta Dermatopathology  
Atlanta ENT, Sinus, & Allergy  
Atlanta Gastroenterology Associates  
Atlanta Knee & Shoulder Clinic  
Atlanta Neurology Associates  
Atlanta Orthodontic Care  
Atlanta Women's Health Group  
Atlanta Women's Medical Center, Inc.  
Baucom, Mark M.D., PC  
Boyd, Russell DMD  
Buford, Larry D., DDS  
Byram Healthcare  
Camp Creek Pediatrics  
Camp Creek Foot & Leg Specialists  
Camp Creek Outpatient Imaging  
Camp Creek Primary Care, PC  
Camp Creek Smiles, LLC  
Camp Creek Urgent Care & Family Care  
Cardiology Associates of Atlanta, PC  
Cardiovascular Services of America  
Caughey, Elizabeth D. DDS  
Center for Preventative Cardiology  
Cherokee Pediatrics  
Cherokee Women's Health Specialists

Cherry, Thomas D. MD  
Children's Dentistry of Camp Creek  
Craniospinal Institute of GA  
Clayton Orthopedic Clinic  
Cook Vision Therapy Center  
Corporate Medical Care, PC  
Cowles Clinic  
Custom Ocular Prosthetics, Inc.  
Da Vita Dialysis  
Dental One  
Dermatology Consultants  
Diagnostic Health Corporation  
Do You Snore, LLC  
Eagles Landing Diabetes & Endocrinology  
Eagles Landing Family Practice  
Eltz, Dr. G. Richard, PC  
Endoscopy Service Center  
Eye Consultants of Atlanta  
Farah, Sofia MD  
Family Dermatology  
Foundation Physical Therapy  
Genesis Sports Medicine & Rehabilitation  
Georgia Baptist Health Care  
Georgia Cancer Specialists, PC  
Georgia Foot and Ankle  
Georgia Hand, Shoulder & Elbow  
Georgia Nephrology  
Georgia Pediatric Cardiology  
Georgia Pulmonary Group  
Georgia Ophthalmology Associates  
Georgia Vascular  
Georgia Urology, PA  
Gordon, Jacques L., DMD

Grady Memorial Hospital  
Harper and Associates Family Medicine  
HealthSouth – Diagnostic  
HealthSouth - Outpatient Surgery  
Hicks, Kevin M.D.  
Horzion Urgent Care  
Image First Medicalwear  
Kennestone Internal Medicine  
Kids First Pediatric Group  
Lifetest Imaging Center  
Lyons, Thomas M.D.  
Manchireddy, Geetha MD  
Matria Healthcare Inc.  
McCloud, Melody MD  
Medquist Transcriptions, Ltd.  
Med-Tech Resource, Inc.  
Metro Atlanta Cardiology Consultants  
Midtown Urology  
Morton, Peter DDS  
Movagharnia, Fara MD  
Nanston, Inc.  
Navicent Health, Inc.  
New Horizon Counseling  
North Atlanta Nephrology  
North Fulton Regional Hospital  
Northside Hospital - Cherokee  
Northside Hospital Inc.  
Northside Medical Specialists  
Northside Orthodontics  
Northside Pediatrics & Adolescent Medicine  
Northside Peridontics  
Northside Women's Imaging  
Obstetrix Medical Group

Odyssey Healthcare  
Omni Eye  
Owens, David MD  
Orthodontic Center of GA, Inc.  
Orthopedics of Atlanta  
Ortho Atlantic  
Peachtree Orthopaedic Clinic  
Pediatric Adolescent Surgical Associates  
Pediatrix  
Peachtree Vascular Specialists  
Perimeter Outpatient Surgery  
Perimeter Primary Care  
Physician's Surgery Center  
Physiotherapy Associates  
Piedmont Healthcare  
Piedmont Heart Institute  
Piedmont Medical Care Group  
Polaris Medical Group  
Premier Eye Physicians, PC  
Premier Family Practice  
Premier South Medical Group  
Press, Michael DDS  
Princeton Lakes Internal Medicine, LLC  
Princeton Lakes Pediatrics, LLC  
Procure Medical Group, Inc.  
Progressive Nursing Staff  
Providence Foot & Ankle  
Pulmonary and Sleep Medicine Associates  
Quest Medical ENT  
Rabin, Mark DDS  
Rehabilitation Physicians of GA  
Regional Medical Group  
Reilly, Dr. James W.

Respiratory Consultants of GA  
Rikhter, Alex MD  
RMS Lifeline, Vascular Access  
Rousseau, William H., DMD  
Saint Joseph's Health System  
Select Physical Therapy  
Sleep Services of America  
Slosberg, Robert K. DDS  
Smilack, Zale DDS  
Soft Touch Medical, LLC  
South Atlanta Hematology & Oncology  
South Atlanta Neurology  
SouthCare OBGYN  
Southcare Surgical Specialists  
Southern Crescent Plastic Surgery  
Southern Heart Specialists  
Southern Pain Institute, PC  
Southcrest Imaging Center  
Southeastern Pain Specialists  
Southeastern Primary Care  
South Fulton Medical Center  
Southwest Maxillofacial Surgery & Implant Center  
Stockbridge Pediatrics  
Surgery South  
Tenet South Fulton, Inc.  
Therapeutic Solutions Physical Therapy  
Ultrasound Diagnostic  
Well Street Urgent Care  
Women's Wellness Group  
Woodham's Eye Clinic  
Woodstock Family Dental  
Yune, Mark MD