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Continuum

Continuum is a real estate development group established in Denver in 1997 on the belief that there is a connection between long-term sustained value and high-quality urban design. The group of companies combines an experienced real estate development team with a solid base of capital resources to develop projects that demonstrate the principals of smart growth.

The Continuum group's first Denver project, completed in the spring of 2001 is 16 Market Square, a mixed-use development in Lower Downtown. It consists of offices, penthouse residences and retail. This was the first new Class AA office building in downtown Denver in 15 years. KBS Realty Advisors purchased 16 Market Square for \$60 million in July 2005.

The Continuum group also is developing Belmar, a 22 city-block mixed-use project in Lakewood consisting of retail, office and residential. The \$850 million-plus development serves as the downtown for the City of Lakewood--the fourth largest city in Colorado--that previously did not have a downtown. The first phase of the project opened in May 2004.

The Continuum group's third Colorado project is Bradburn, a \$200 million mixed-use development in Westminster, Colorado. This upscale project brings together residential -, retail, entertainment and some office space in a pedestrian friendly environment. The first phase of the project opened in the summer 2003.

Continuum recently entered into a contract for two additional mixed-use projects. In November of 2005, Continuum entered into a contract to purchase 18 acres of land at the intersection of I-25 and Belleview to develop Belleview Station, Denver's premier transit-oriented community. This residentially driven project will consist of more than 2,000,000 square feet of office, retail and residential and is adjacent to the new light rail system being developed by the City of Denver. Continuum also recently closed on the purchase of 11.4 acres at the intersection of Hampden Avenue and University Avenue to build 350 luxury condominiums and 60,000 square feet of specialty retail space.

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