

**TWO CAPITAL PARTNERS CLOSES REDEVELOPMENT FINANCING FOR
209 7TH AVE DOWNTOWN NASHVILLE, TENNESSEE**

NASHVILLE, May 14, 2020: TWO Capital Partners ("TWO"), with the assistance of its capital advisor Patterson Real Estate Advisory Group, recently closed on the redevelopment financing for 209 7th Ave, a 54,000 SF historic building located in downtown Nashville, Tennessee.

The six-story Property is located in the core of downtown between Charlotte Ave and Broadway in the midst of an explosion of surrounding new development expected to transform the City. Further, the Property will benefit from the original brick façade and bay style windows, keeping some of the building's character intact post redevelopment.



ABOUT TWO CAPITAL PARTNERS

TWO Capital Partners is a private real estate investment and development firm based in Atlanta, GA with a specialty in development and acquisitions throughout the southeastern United States. The three partners at TWO (Wes Taubel, Ralph Wilson and Sean O'Brien) possess a wide set of skills honed over decades of experience and a deep set of relationships that perfectly complement those abilities. Together they've developed, acquired, leased, managed, and financed over \$1 billion of real estate assets. TWO's expertise spans office, retail, multifamily, single family, and mixed-use, with the current portfolio consisting of over \$200 million in assets.

ABOUT PATTERSON

Patterson Real Estate Advisory Group is a capital placement and real estate finance advisory firm that represents owners, developers and investors seeking capital to leverage commercial real estate opportunities. Patterson arranges construction, bridge, mezzanine and permanent financing while also coordinating equity and joint venture formations along with general finance advisory work. The primary focus is helping clients across different property types access investors at a variety of different levels of the capital stack, matching the specific need with the appropriate capital provider.

For more information, please contact Suzanne Holman at 404-504-6682 / sholman@pattersonreag.com or go to www.pattersonreag.com.