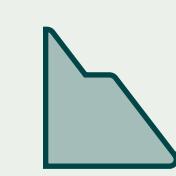




SURMOUNT

TENANTS INCLUDE: CALIBER COLLISION, UNITED AUTO SUPPLY, DAVID'S BRIDAL AND CNY GYMNASTICS



3133-3137 Erie Boulevard E
Syracuse, NY 13214

Offering Memorandum
Exclusive Net-Lease Offering

NNN Properties (dba) SURMOUNT hereby advises all prospective purchasers of Net Leased property as follows:

The information contained in this Marketing Brochure has been obtained from sources we believe to be reliable. However, NNN Properties (dba) SURMOUNT has not and will not verify any of this information, nor has NNN Properties (dba) SURMOUNT conducted any investigation regarding these matters. NNN Properties (dba) SURMOUNT makes no guarantee, warranty or representation whatsoever about the accuracy or completeness of any information provided. As the Buyer of a net leased property, it is the Buyer's responsibility to independently confirm the accuracy and completeness of all material information before completing any purchase. This Marketing Brochure is not a substitute for your thorough due diligence investigation of this investment opportunity. NNN Properties (dba) SURMOUNT expressly denies any obligation to conduct a due diligence examination of this Property for Buyer. Any projections, opinions, assumptions or estimates used in this Marketing Brochure are for example only and do not represent the current or future performance of this property. The value of a net leased property to you depends on factors that should be evaluated by you and your tax, financial and legal advisors. Buyer and Buyer's tax, financial, legal, and construction advisors should conduct a careful, independent investigation of any net leased property to determine to your satisfaction with the suitability of the property for your needs.

Like all real estate investments, this investment carries significant risks. Buyer and Buyer's legal and financial advisors must request and carefully review all legal and financial documents related to the property and tenant. While the tenant's past performance at this or other locations is an important consideration, it is not a guarantee of future success. Similarly, the lease rate for some properties, including newly-constructed facilities or newly-acquired locations, may be set based on a tenant's projected sales with little or no record of actual performance, or comparable rents for the area. Returns are not guaranteed; the tenant and any guarantors may fail to pay the lease rent or property taxes, or may fail to comply with other material terms of the lease; cash flow may be interrupted in part or in whole due to market, economic, environmental or other conditions. Regardless of tenant history and lease guarantees, Buyer is responsible for conducting his/her own investigation of all matters affecting the intrinsic value of the property and the value of any long-term lease, including the likelihood of locating a replacement tenant if the current tenant should default or abandon the property, and the lease terms that Buyer may be able to negotiate with a potential replacement tenant considering the location of the property, and Buyer's legal ability to make alternate use of the property.

By accepting this Marketing Brochure you agree to release NNN Properties (dba) SURMOUNT and hold it harmless from any kind of claim, cost, expense, or liability arising out of your investigation and/or purchase of this net leased property.

CONFIDENTIALITY AND DISCLAIMER

The information contained in the following Marketing Brochure is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it from NNN Properties (dba) SURMOUNT and should not be made available to any other person or entity without the written consent of NNN Properties (dba) SURMOUNT. This Marketing Brochure has been prepared to provide summary, unverified information to prospective purchasers, and to establish only a preliminary level of interest in the subject property. The information contained herein is not a substitute for a thorough due diligence investigation. NNN Properties (dba) SURMOUNT has not made any investigation, and makes no warranty or representation, with respect to the income or expenses for the subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminating substances, PCB's or asbestos, the compliance with State and Federal regulations, the physical condition of the improvements thereon, or the financial condition or business prospects of any tenant, or any tenant's plans or intentions to continue its occupancy of the subject property. The information contained in this Marketing Brochure has been obtained from sources we believe to be reliable; however, NNN Properties (dba) SURMOUNT has not verified, and will not verify, any of the information contained herein, nor has NNN Properties (dba) SURMOUNT conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. All potential buyers must take appropriate measures to verify all of the information set forth herein.

NON-ENDORSEMENT NOTICE

NNN Properties (dba) SURMOUNT is not affiliated with, sponsored by, or endorsed by any commercial tenant or lessee identified in this marketing package. The presence of any corporation's logo or name is not intended to indicate or imply affiliation with, or sponsorship or endorsement by, said corporation of NNN Properties (dba) SURMOUNT, its affiliates or subsidiaries, or any agent, product, service, or commercial listing of NNN Properties (dba) SURMOUNT, and is solely included for the purpose of providing tenant lessee information about this listing to prospective customers.

ALL PROPERTY SHOWINGS ARE BY APPOINTMENT ONLY. PLEASE CONSULT YOUR NNN Properties (dba) SURMOUNT AGENT FOR MORE DETAILS.

SPECIAL COVID-19 NOTICE

All potential buyers are strongly advised to take advantage of their opportunities and obligations to conduct thorough due diligence and seek expert opinions as they may deem necessary, especially given the unpredictable changes resulting from the continuing COVID-19 pandemic. NNN Properties (dba) SURMOUNT has not been retained to perform, and cannot conduct, due diligence on behalf of any prospective purchaser. NNN Properties (dba) SURMOUNT's principal expertise is in marketing investment properties and acting as intermediaries between buyers and sellers. NNN Properties (dba) SURMOUNT and its investment professionals cannot and will not act as lawyers, accountants, contractors, or engineers. All potential buyers are admonished and advised to engage other professionals on legal issues, tax, regulatory, financial, and accounting matters, and for questions involving the property's physical condition or financial outlook. Projections and pro forma financial statements are not guarantees and, given the potential volatility created by COVID-19, all potential buyers should be comfortable with and rely solely on their own projections, analyses, and decision-making.

*In addition to all other advisements, notices, and disclaimers set forth in this Marketing Brochure, NNN Properties (dba) SURMOUNT further advises all prospective purchasers that certain NNN Properties (dba) SURMOUNT and related or affiliated parties, and/or its independent contractor salespeople, brokers of record, partners, trustees, beneficiaries, shareholders, members, managers, directors, officers, employees, or agents, along with their respective heirs, successors, personal representatives and/or assigns (collectively, the "NNN Properties (dba) SURMOUNT and Related Parties") may be acting as principals for the Seller or own a direct or indirect beneficial interest in the Property or in its ownership. By accepting this Marketing Brochure, any prospective purchaser shall thereby waive any claim they may have based on a conflict of interest given the NNN Properties (dba) SURMOUNT and Related Parties' role as both agent for the Seller and as the Seller (or as a principal of the Seller).



Erie Boulevard Retail Center
SURMOUNT™

Offering Memorandum

Table of Contents

The Pros

Joe Durkin

jdurkin@surmount.com

332.345.4331

SC RE Lic 114222

Capital Markets

Chris Marks

cmarks@surmount.com

516.448.3293

Contact the Team

In State Broker

Glen Kunofsky

info@surmount.com

(332) 345-2408

NNN Properties (dba) SURMOUNT
49KU1129178

Content

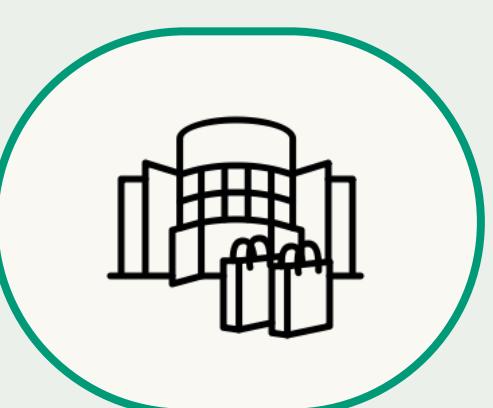
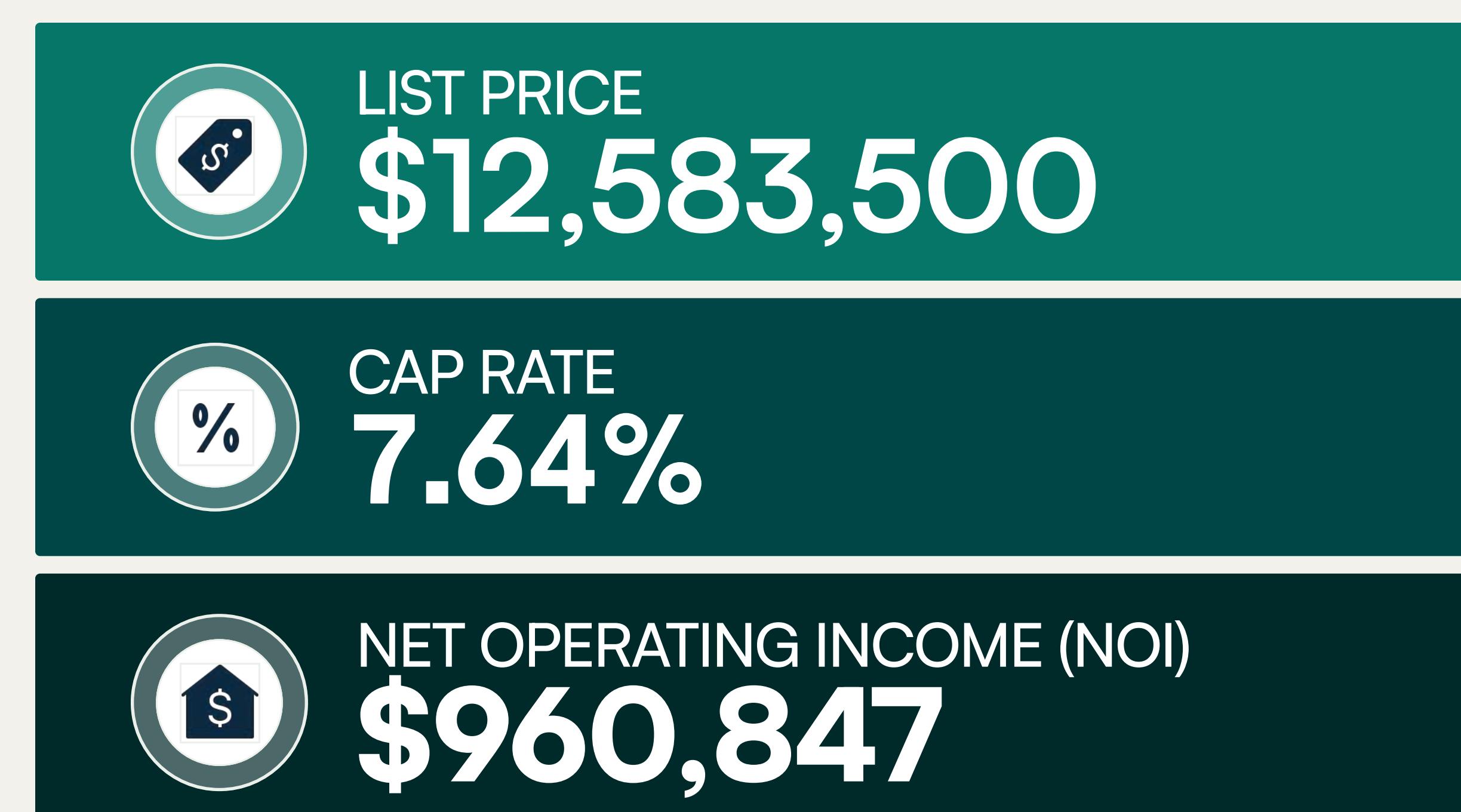
Investment Overview	04
Tenant Summary - Rent Roll	05
Proforma	06
Assumable Financing	07
Investment Highlights	08
Property Photos	09
Surrounding Area	10
Site Plans	11
About the Tenants	11
Retail Aerials	15
Demographics	18
Local Map	19
Market Overview	20



Erie Boulevard Retail Center
Investment Overview

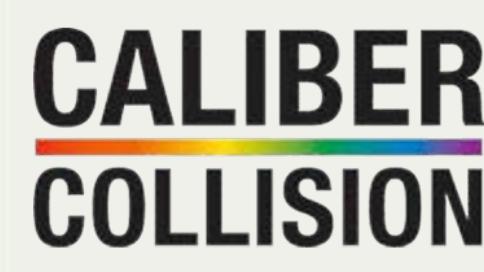
Erie Boulevard Retail Center

Street	3133-3137 Erie Boulevard E
City, State Zip	Syracuse, NY 13214
Type of Ownership	Fee Simple
Year Built	1977 / 2024
Estimated Lot Size (Acres)	4.99
Estimated Building SF	55,505
Occupancy	100%
Major Tenants	Caliber Collision, United Auto Supply
Price/SF	\$226.71



Erie Boulevard Retail Center

Tenant Summary - Rent Roll

Tenant	DEMISED PREMISES		LEASE TERM		BASE RENT			EXPENSE RECOVERIES				UPON EXPIRATION	
	Gross Leasable Area (SF)	% Gross Leaseable Area (GLA)	Commencement Date	Expiration Date	Period	Rent/SF	Total Annual Base Rent	CAM + Ins./SF	Taxes/SF	Annual Recoveries	Total Annual Income	Renewal Options	Escalations
Caliber Collision	17,092	30.79%	4/15/2024	4/30/2039	*Lease Years 1-5 Lease Years 6-10 Lease Years 11-15 Option 1 Option 2	\$18.86 \$20.75 \$22.83 \$25.11 \$27.62	\$322,440 \$354,684 \$390,152 \$429,168 \$472,084	\$2.44	\$3.80	\$106,596	\$429,036	2, 5 Yrs	10% every 5 Yrs
													
Guarantee: Corporate													
Credit Rating: B (S&P Global) B2 (Moody's)													
Roof & Structure: Tenant													
HVAC: Tenant Responsible													
United Auto Supply	13,063	23.53%	1/1/2026	12/31/2036	*New Lease	\$24.00	\$313,512	\$2.44	\$2.57	\$65,443	\$378,955	TBD	
													
Guarantee: Corporate													
Roof & Structure: Landlord Responsible													
HVAC: Tenant Responsible													
CNY Gym Centre	11,350	20.45%	9/1/2019	11/1/2029	*Lease Years 6-10 Option 1 Option 2	\$14.00 \$16.00 \$18.40	\$158,900 \$181,600 \$208,840	\$2.44	\$2.57	\$56,861	\$215,761	2, 5 Yrs	15% every 5 Yrs
													
Guarantee: Personal													
Roof & Structure: Landlord Responsible													
HVAC: Landlord Responsible													
David's Bridal	14,000	25.22%	1/1/2017	12/31/2032	*Current Option 1 Option 2	\$13.64 \$14.88 \$15.63	\$191,001 \$208,320 \$218,820	\$2.44	\$2.57	\$70,137	\$278,457	1, 5 Yrs	5% every 5 Yrs
													
Guarantee: Corporate													
Roof & Structure: Landlord Responsible													
HVAC: Landlord Responsible													
Total/Wtd. Avg.	55,505	100.00%			WALT: 9.24 Years		\$985,853			\$299,038	\$1,302,210		
Vacant	0												
Leased	55,505	100.00%											

Footnotes:

- 1) ** Denotes figures for FY-2026
- 2) CC total annual base rent and reimbursement amounts are based on 14,600 SF, per lease agreement. Rent/SF and CAM/SF calculations shown above are based on the full 17,092 SF that CC occupies.
- 3) Assumes new 10-year lease commencing at COE for UAS at \$24.00/SF NNN.
- 4) "Current" lease term/ expiration date for David's Bridal is inclusive of tenant's first renewal option, which was recently executed. Base rent will increase to \$208,320 on 1/1/2027.



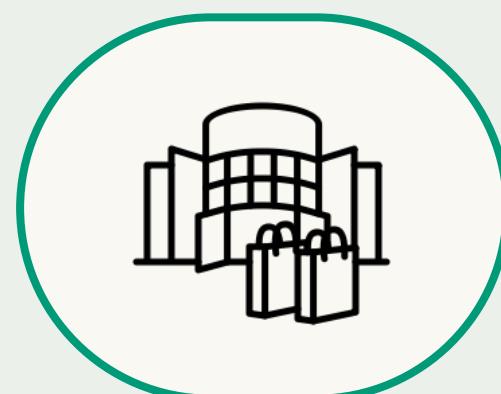
Erie Boulevard Retail Center

Proforma - Date of Analysis as of: 1/1/2026

Revenue	Current (YE 2026)	PSF	Proforma (YE 2027)	PSF
Base Rent	\$985,853	\$17.76	\$1,003,172	\$18.07
Reimbursements	\$299,038	\$5.39	\$308,009	\$5.55
Total Revenue	\$1,284,891	\$23.15	\$1,311,181	\$23.62
Operating Expenses				
CAM				
Snow Plowing & Landscaping	\$25,462	\$0.46	\$26,226	\$0.47
Repairs & Maint. - Building	\$4,122	\$0.07	\$4,246	\$0.08
Repairs & Maint. - Grounds	\$61,386	\$1.11	\$63,228	\$1.14
Utilities: Electric & Gas	\$7,147	\$0.13	\$7,361	\$0.13
Utilities: Water & Sewer	\$3,388	\$0.06	\$3,490	\$0.06
Total CAM	\$101,505	\$1.83	\$104,550	\$1.88
Management Fees	\$38,546	\$0.69	\$39,335	\$0.71
RE Taxes	\$167,741	\$3.02	\$172,773	\$3.11
Insurance	\$16,252	\$0.29	\$16,740	\$0.30
Total Operating Expenses	\$324,044	\$5.84	\$333,398	\$6.01
Net Operating Income	\$960,847	\$17.31	\$977,783	\$17.62

Footnotes:

- 1) 2026 projection assumes execution of new 10-year lease with UAS at COE at \$24.00/SF.
- 2) Assumes 3% annual increase for operating expenses.
- 3) Assumes 3% management fee with partial reimbursement.
- 4) 2027 projection is inclusive of rental increase for David's Bridal, occurring on 1/1/2027.



Erie Boulevard Retail Center

Assumable Financing

Property Overview

Purchase Price	\$12,583,500
Net Operating Income (NOI)	\$960,847
Cap Rate	7.64%

Loan Details

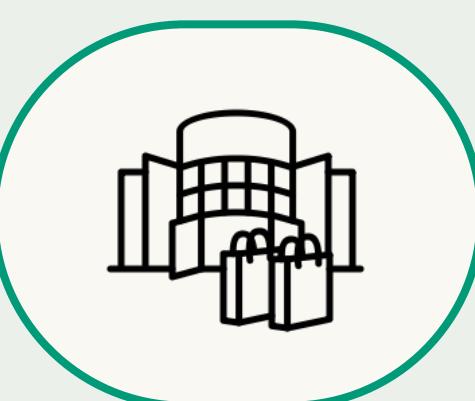
Current Loan Balance	\$6,284,077
Interest Rate (fixed)	6.70%
Amortization Schedule	10 Years
Maturity Date	9/8/2034
Loan-to-Value (LTV)	49.94%

Debt Service

Annual Debt Service	\$590,767
Monthly Debt Service	\$49,231

Equity & Returns

Equity Requirement	\$6,299,423
Cash Flow after Debt Service	\$370,080
Cash-on-Cash Return	5.87%



Erie Boulevard Retail Center
SURMOUNT™

Erie Boulevard Retail Center **Investment Highlights**

Investment Summary

Surmount is pleased to present the exclusive listing for the four-tenant retail center located at 3133-3137 Erie Boulevard East in Syracuse, New York. The property consists of approximately 55,505 rentable square feet situated on 4.99 acres of land.

The center carries a Weighted Average Lease Term (WALT) of over 9 years and is anchored by a standalone Caliber Collision, nationally recognized brand operating under a long-term lease. The center will be further strengthened by a 10-year lease commencing at the close of escrow with strong regional tenant, United Auto Supply (UAS).

The combination of established national tenants and long-term lease commitments enhances the stability and investment appeal of the asset.

Exceptional Location on Erie Blvd E

Situated along a major retail corridor with high daily traffic and excellent visibility, the tenant's benefit from strong accessibility and exposure, attracting a diverse range of customers and ensuring consistent tenant demand. Erie Blvd sees an average daily traffic count in excess of 30,000 VPD, ensuring maximum visibility and customer access.

Strong, Diversified Tenant Mix

Caliber Collision takes up nearly 31% of the GLA, which is a national auto repair brand with a long-term lease through 2039, anchoring the center. United Auto Supply (UAS), a regional auto parts distributor will execute a brand new 10-year lease beginning at the Close of Escrow (COE).

Investment Security & Growth Potential

Combining a long-term, nationally recognized tenant with high-demand retail real estate, this offering provides the stability of consistent cash with significant upside potential through lease extensions, rent increases, and property improvements.

Market Demographics & Consumer Spending

Located in a trade area with a population exceeding 180,000 within a 5-mile radius and average household income of nearly \$70,000. Consumer spending on retail and dining exceed \$1B annually in the region, supporting retail demand.

Stable and Secure Income Stream

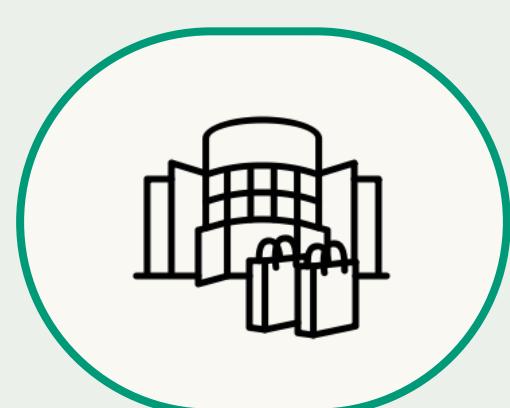
The offering includes a standalone Caliber Collision with a robust 13.5 year reamining NNN lease, offering passive income with minimal landlord responsibilities. The three-tenant strip center adds additional revenue and diversification, creating a resilient income profile.

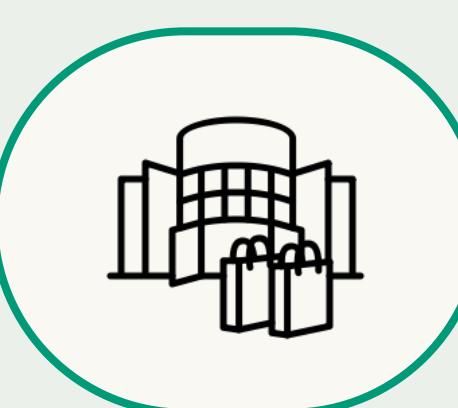
Recent Early Lease Renewal from David's Bridal

David's Bridal has proactively exercised one of its two remaining renewal options a full year ahead of schedule, extending its lease through December 2032. This early commitment underscores the tenant's confidence and performance at the location and provides long-term stability for ownership, while preserving potential rental upside upon lease expiration.

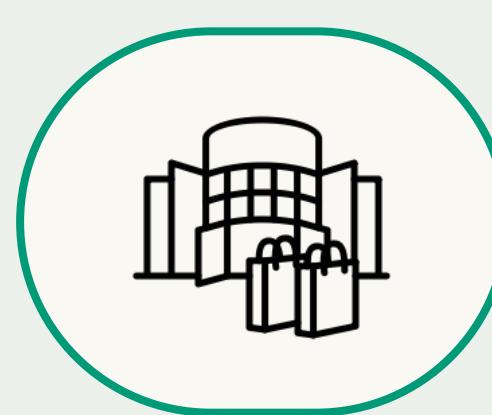
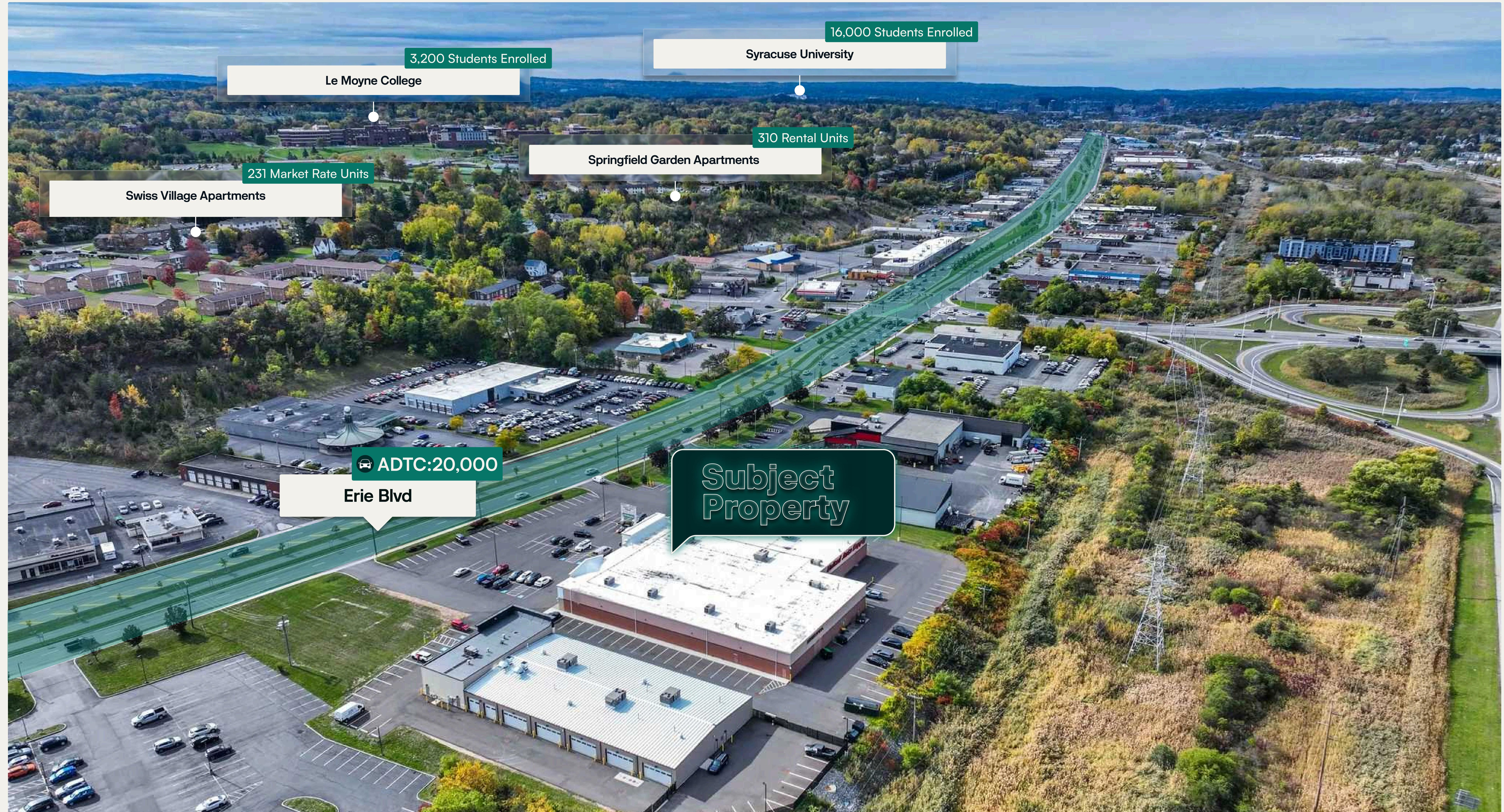
Exceptional Highway Visibility with Premium Signage Exposure

The property boasts unmatched visibility from both eastbound and westbound lanes of I-690, which has been fully redeveloped for enhanced traffic flow. All tenants have the opportunity for illuminated signage facing the highway, offering exposure that rivals — and arguably surpasses — traditional billboard advertising.





Erie Boulevard Retail Center
SURMOUNT™





Erie Boulevard Retail Center **Caliber Collision**

Founded in 1997 and headquartered in Lewisville, Texas, Caliber Collision has grown from a modest multi-site operator into one of America's largest and most recognized automotive service providers. With a mission of "Restoring the Rhythm of Your Life®," the company emphasizes not just the technicalities of collision repair, but a broader commitment to returning drivers safely back to their routines, backed by trust, transparency, and strong customer experience.

Caliber's full-scope services include collision repair, auto glass repair and replacement, dent repair, hail damage repair, and fleet servicing — often delivered with conveniences such as on-site rental vehicles and direct insurance-carrier partnerships. The company stresses technician training and investment in modern repair technology, including OEM-certified parts, advanced welding and structural repair equipment, and continuous education programs. As a result, Caliber positions itself as a "trusted automotive service provider" across the communities in which it operates.

The business model is built around scale, consistency, and strategic relationships — particularly with insurance carriers and manufacturers. By operating at a large scale (making it easier to standardize quality, negotiate volumes and drive efficiency), Caliber is able to serve customers in a broad geography while maintaining brand reliability. Alongside its commitment to operations, Caliber also places importance on culture and community: from apprenticeship programs for technicians, to giving back via initiatives that refurbish vehicles for veterans and first-responders.

\$7.85 Billion
Annual Revenue

Approx. 1,900+
Number of Locations

41 States
States Served



Erie Boulevard Retail Center
SURMOUNT™

Erie Boulevard Retail Center

About United Auto Supply

United Auto Supply is a long-established, family-owned wholesale distributor of automotive parts and accessories headquartered in Syracuse, New York. Founded in 1946, the company has grown from a small local operation into one of the region's leading suppliers, serving independent repair shops, car dealerships, municipalities, and heavy-duty fleets across New York, Pennsylvania, Ohio, and neighboring states. Through its expansive warehouse network and extensive delivery fleet, United Auto Supply supports more than 5,000 customers daily, offering thousands of original equipment and aftermarket product lines from trusted manufacturers. Its reputation has been built on reliability, fast service, and strong partnerships with both vendors and clients, making it a cornerstone of the automotive parts distribution industry in the Northeast.

In 2025, United Auto Supply announced a major investment to expand its footprint in Geddes, New York, with a \$19.3 million project expected to create 65 new jobs. The expansion will increase warehouse capacity, enhance distribution efficiency, and strengthen the company's ability to meet growing customer demand across its service regions. This project reflects United Auto Supply's long-term commitment to Central New York's economy and its vision for continued growth through innovation and operational excellence. After more than seven decades in business, the company remains dedicated to its founding mission: delivering quality parts, value-driven service, and dependable support to automotive professionals and communities throughout the region.

Family Owned & Operated Since 1946

Ownership

Approx. 1,200+
Number of Employees

40 Locations
Number of Locations



Erie Boulevard Retail Center
SURMOUNT™

Erie Boulevard Retail Center

About CNY Gym Centre and David's Bridal



About CNY Gym Centre

CNY Gym Centre is a leading gymnastics and youth activity facility in Central New York, dedicated to helping children grow in confidence, strength, and coordination through movement. With locations in DeWitt and Clay, the gym offers programs for boys and girls ranging from toddlers to teens, creating a positive and inclusive environment where every child can thrive. The center emphasizes not only athletic skill development but also character building, teamwork, and discipline through structured classes, open gym sessions, and seasonal camps.

The brand has become a trusted name in the Syracuse area for its experienced coaches, safe facilities, and engaging programs that balance fun with focused instruction. Beyond traditional gymnastics, CNY Gym Centre offers specialized options such as tumbling, ninja-inspired obstacle training, and competitive team programs for athletes looking to advance their skills.



About David's Bridal

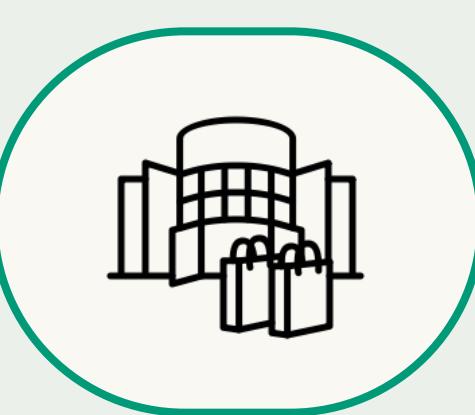
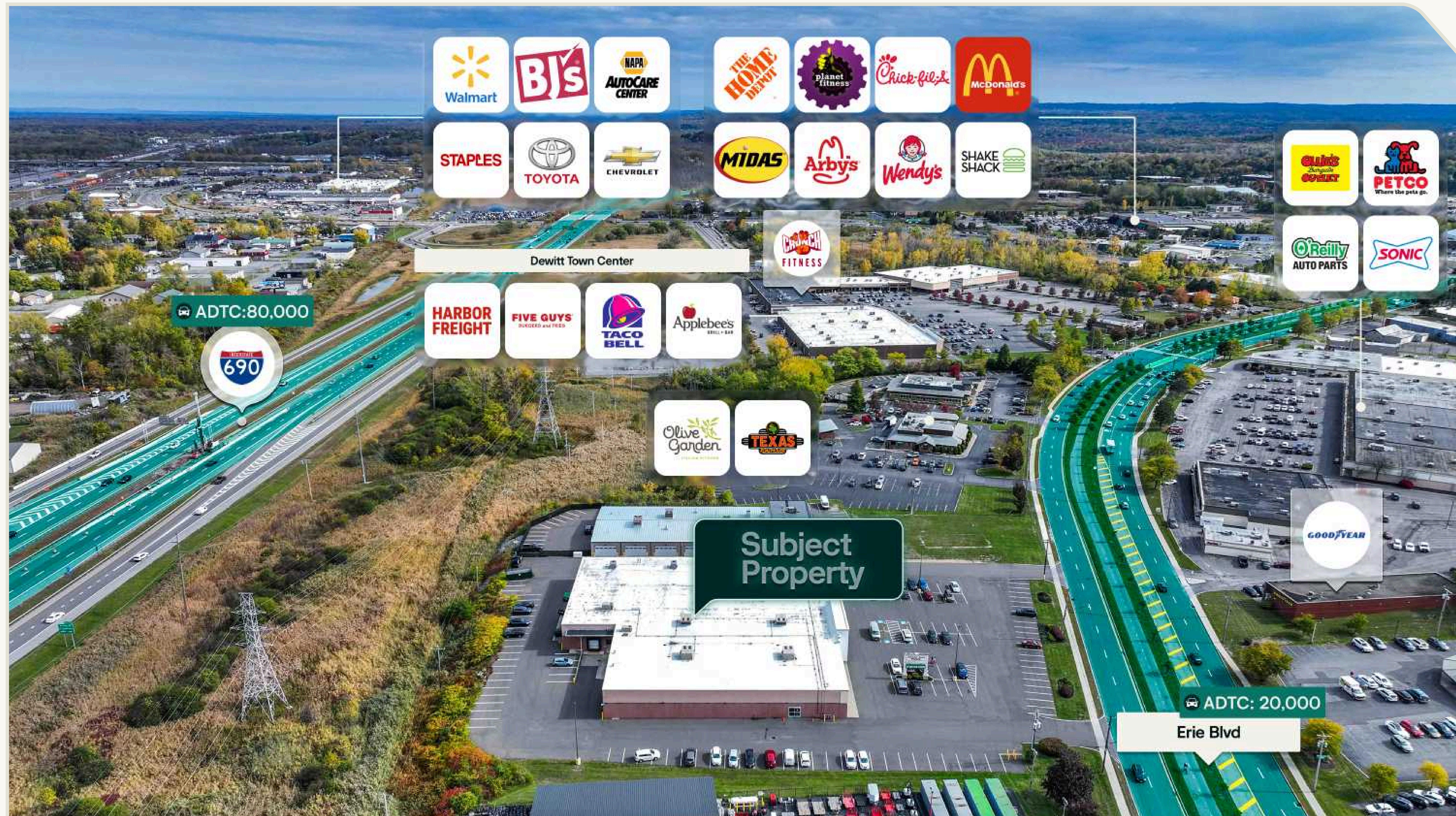
David's Bridal is one of the most recognizable names in the bridal and special occasion industry, founded in 1950 as a single boutique in Fort Lauderdale, Florida. Over the decades, the company grew into the largest bridal retailer in the United States, known for its accessible price points, in-house alterations, and nationwide presence. At its peak, David's Bridal dressed roughly one in four American brides, offering a one-stop destination for wedding gowns, bridesmaid dresses, and formalwear for every event tied to the wedding experience. This David's Bridal has been located at this site for 26 years and the next closest location is in Rochester, NY, which is 75 miles away.

In a shifting marketplace, the brand found a path forward when CION Investment Corporation acquired substantially all of David's Bridal's assets. CION, a publicly traded Business Development Company (BDC), specializes in providing debt and equity financing to small and mid-sized U.S. businesses. The acquisition involved approximately \$20 million in new capital, a \$50 million revolving credit facility, and a \$20 million term loan from Bank of America. This transaction not only reduced David's Bridal's outstanding debt from roughly \$256 million to about \$50 million but also preserved close to 7,000 jobs and nearly 200 store locations across the country.



Erie Boulevard Retail Center
SURMOUNT™



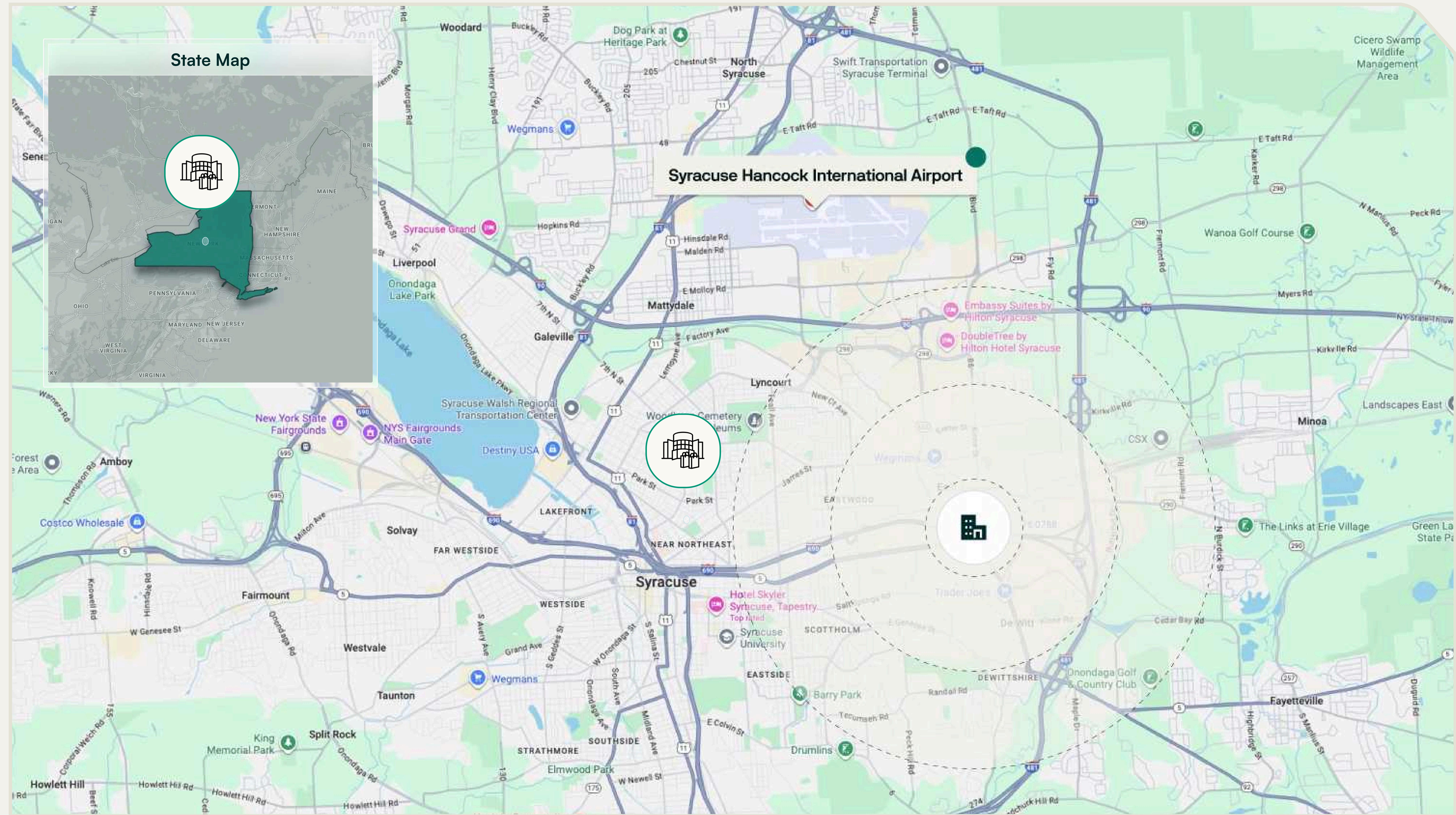


Erie Boulevard Retail Center
SURMOUNT™

Erie Boulevard Retail Center
Demographics

Population	1 mile	3 miles	5 miles	Households	1 mile	3 miles	5 miles
2020 Population	9,254	77,981	183,651	2020 Households	3,576	31,309	73,402
2024 Population	9,116	74,830	182,170	2024 Households	3,588	30,213	73,706
2029 Population Projection	8,909	72,882	178,522	2029 Household Projection	3,513	29,362	72,201
Annual Growth 2020-2024	-0.40%	-1.00%	-0.20%	Annual Growth 2020-2024	0.50%	-0.20%	0.30%
Annual Growth 2024-2029	-0.50%	-0.50%	-0.40%	Annual Growth 2024-2029	-0.40%	-0.60%	-0.40%
Median Age	33	34.7	35				
Bachelor's Degree or Higher	26%	39%	32%				
U.S. Armed Forces	3	47	122				
Population by Race	1 mile	3 miles	5 miles	Income	1 mile	3 miles	5 miles
White	5,781	49,980	104,906	Avg Household Income	\$64,275	\$78,583	\$69,297
Black	1,765	11,255	40,870	Median Household Income	\$55,134	\$57,956	\$48,531
American Indian/Alaskan Native	35	355	1,097	\$25,000 - 50,000	858	5,893	15,364
Asian	302	4,299	12,282	\$50,000 - 75,000	1,018	5,753	13,031
Hawaiian & Pacific Islander	0	0	0	\$75,000 - 100,000	337	3,194	6,701
Two or More Races	1,233	8,941	23,015	\$100,000 - 125,000	246	2,524	5,735
Hispanic Origin	771	5,865	15,810	\$125,000 - 150,000	98	1,699	3,109
				\$150,000 - 200,000	125	2,016	3,914
				\$200,000+	104	1,784	3,600





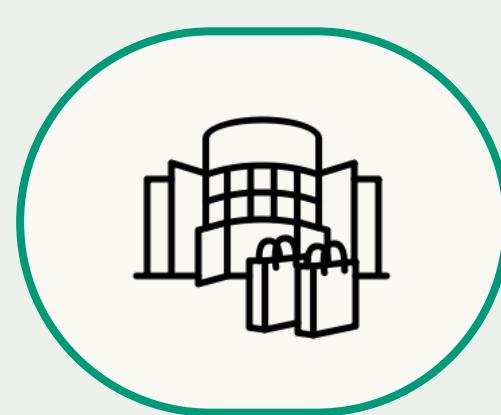
Erie Boulevard Retail Center
SURMOUNT™

Erie Boulevard Retail Center **Market Overview**

Syracuse, New York, rooted in a storied past, traces its origins to the early 19th century when it emerged as a bustling canal town along the Erie Canal route. Established in 1825, the city flourished due to its strategic location as a transportation hub, facilitating the movement of goods and people across the state. Named after the ancient Greek city of Syracuse, it quickly earned the moniker "The Salt City" due to its lucrative salt industry, which became a driving force behind its economic growth. Over the years, Syracuse evolved into a center for industry, commerce, and education, leaving behind a legacy of innovation and resilience.

With a population exceeding 140,000 residents, Syracuse stands as a diverse urban center in Central New York. Syracuse's economy is characterized by a mix of industries, including healthcare, education, manufacturing, and technology. The healthcare sector, anchored by institutions like Upstate University Hospital and St. Joseph's Health, serves as a cornerstone of the local economy, providing employment opportunities and critical services to residents across the region.

Additionally, Syracuse boasts a thriving higher education sector, with institutions such as Syracuse University and SUNY Upstate Medical University contributing to research, innovation, and workforce development. Tourism plays a significant role in Syracuse's economy, attracting visitors with its rich history, cultural attractions, and natural beauty. From exploring the Erie Canal Museum and the Everson Museum of Art to enjoying outdoor activities at Onondaga Lake Park and the nearby Finger Lakes region, there's no shortage of things to see and do in Syracuse. The city's vibrant arts scene, diverse culinary offerings, and annual events like the New York State Fair draw visitors from near and far, showcasing the city's unique charm and hospitality.



Multi-Tenant Opportunity

Micron's Historic Investment in Central New York

Located just 10 miles from the subject property, Micron Technology has committed to building a cutting-edge semiconductor manufacturing campus in Clay, NY—one of the largest economic development projects in U.S. history. The \$100 billion investment is planned over the next two decades, with the first \$20 billion phase expected to deliver significant job creation and infrastructure growth.

The project will generate up to 9,000 direct high-tech jobs at Micron and support an estimated 40,000 additional jobs in the community, including suppliers, contractors, and service providers. In addition, Micron has pledged billions in community and workforce development, strengthening Central New York's position as a hub for advanced manufacturing and innovation.

This transformative development is expected to drive long-term population growth, higher household incomes, and expanded retail demand across the region—further enhancing the long-term value of properties located nearby.



Multi-Tenant Opportunity
SURMOUNT™

SURMOUNT™
Get in Touch

The Pros

Joe Durkin

jdurkin@surmount.com
332.345.4331
SC RE Lic 114222

Capital Markets

Chris Marks

cmarks@surmount.com
516.448.3293

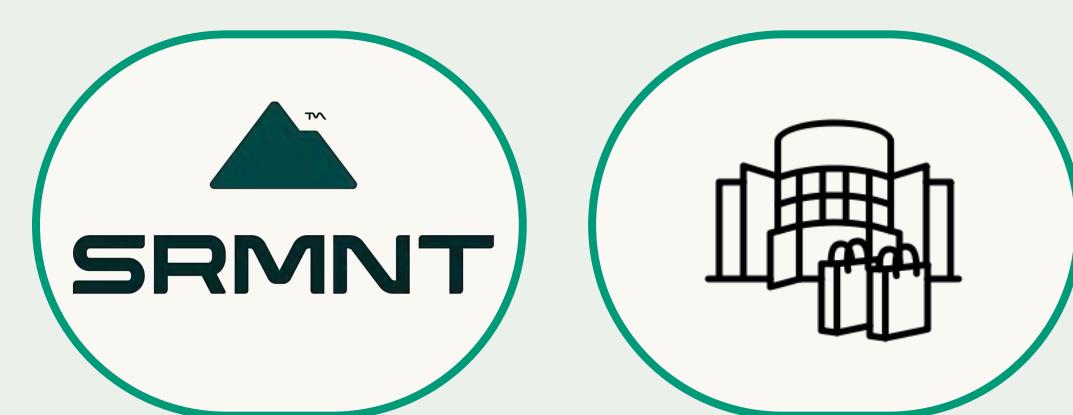
[Contact the Team](#)

In State Broker

Glen Kunofsky

info@surmount.com
(332) 345-2408

NNN Properties (dba) SURMOUNT
49KU1129178



#1 Net-Lease Advisory Firm

Over \$38 billion of transaction volume, specializing in single-tenant, net lease investment services. We know net lease better than anyone.

Get in Touch

(212) 715-1031
info@surmount.com

© 2025 SURMOUNT
All Rights Reserved