

For immediate release

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**SOUTH FLORIDA MASTER DEVELOPER, GLOBAL GROUP
INVESTMENT ANNOUNCES NEW PROJECT
\$47.5 MILLION PROFESSIONAL CENTER AT WELLINGTON**

Global Group Investment, Inc., continues successful track record with its new project.

*This unique development continues trend for business professionals
to own rather than lease their office space*

WELLINGTON, FLORIDA – April 2006- The hot trend in commercial real estate, offering office condos for purchase rather than lease is spreading across Florida, as award-winning master development company, Global Group Investment, Inc, brings its ownership opportunity to Wellington with the Professional Center at Wellington. This unique \$47.5 million development of Class A office space located on South Shore Blvd. and Greenview Shores Blvd., is attracting interest from business professional, attorneys, accountants, healthcare professionals, and other service oriented businesses. Global Group Investment, which has ten projects totaling more than 2 million s.f. and more than \$600 million in value throughout the state of Florida, carefully handpicked Wellington as the ideal location for its latest project.

“Office condos enable a business to purchase their property without the expense and time involved of buying a piece of land, hiring a general contractor and building the structure,” said Chip Dinneen, exclusive sales agent for the project. “Businesses can purchase as little as 1,200 s.f. up to an entire building depending on their needs and projected future growth.”

Located in the heart of Wellington, opposite Palm Beach Polo & Country Club with easy access from Florida Turnpike and Lake Worth Road, the Center is bordered by upscale residences and is minutes away from major shopping, restaurants, equestrian facilities and golf courses. Construction of the three-phase project with nine two-story office/medical buildings on the 17.9-acre lakeside site is expected to start this fall, with occupancy by summer 2007. It offers business professionals, attorneys, doctors and dentists a unique opportunity to purchase rather than lease their property, with low interest finance options and fixed rates available

“Bottom line, it makes good fiscal sense for companies and professionals to purchase right now” said David Ortiz, President and CEO of Global Group Investment. “This is a ‘must have’ location. It’s got everything: easy access to the freeway, it’s bordered by upscale residences for people who want to live and work in Wellington.

The freestanding two story buildings, positioned in a lushly landscaped setting, are sold in whole or in part, as condominium offices, with choices ranging from 1,200-20,000 sq. ft. The total development is approximately 180,000s.f. In addition, the ample 5/1000 parking ratio, is among the highest in Wellington.

Sister-site Coral Springs Professional Campus at Coral Springs, Florida, an 18 two-story buildings development set in a 17.2 acre site, sold out ahead of time as business professionals reserved space even prior to groundbreaking. Beacon Square Professional Campus at Boca Raton, a nine two-story building development, was 50% sold even before construction started. Global Group Investment’s Wellington project looks to continue the same trend.

“The Center is already gaining a great deal of interest,” said Chip Dinneen, exclusive sales agent for the project. “The development is unique. It’s competitively priced for the area. The pride of ownership factor is fuelled by low interest rates and fixed term rates and the ease of transition from lease to purchase. We make it an easy process for qualified buyers.”

Global Group Investment, Inc., a full-service real estate and development corporation, was established in 1997 and to date has developed several award-winning commercial and retail projects in Florida totaling more than 2 million s.f. with a total asset value of more than \$600 million. They include the Coral Springs Professional Campus, The Weston Medical & Professional Campus, The Shoppes at Heron Lakes, Beacon Square Professional Campus, Boca Raton, Professional Center at Lakewood Ranch, Sarasota, Lake Mary Professional Campus, Orlando, and Downtown Plaza, Orlando, a \$400 million multi-use development in downtown Orlando.

For more information on the Professional Center at Wellington contact Chip Dinneen at Global Commercial Investment Realty, tel 954-389-9930 or visit www.professionalcenteratwellington.com

For more information on Global Group Investment, visit www.ggius.com

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