

† left out initials/last initials

| Name, address, phone number<br>Area code: 914 (unless otherwise noted)<br>Website   | Top local executive(s)<br>Contact person (bold)<br>Email address<br>Year established                           | Number of property<br>managers in region | Number of full-time<br>employees in region | Gross area managed<br>in county<br>(square footage)   | Total number of<br>properties managed              | Largest<br>property managed:<br>(square footage, location)                  | Services offered   |
|---|--|--|--|---|--|---|--|
| <b>Admiral Real Estate Services Corp.</b><br>62 Pondfield Road, Bronxville 10708<br>779-8200 • admiralrealestate.com  | Jonathan Gordon<br><b>Jonathan Gordon</b><br>info@admiralrealestate.com<br>1997                                | 2  | 4  | 100,000   | 6  | WND<br>Bronxville   | Property and facility management, leasing, investment sales  |
| <b>Albert B. Ashforth Inc.†</b><br>707 Summer St., Fourth floor, Stamford, CT 06901<br>(203) 359-8500 • ashforth.com  | Brian Heelan<br><b>Lynnette Hourihan</b><br>lhourihan@ashforth.com<br>1896                                     | 10                                       | 50   | 800,000<br>Westchester County<br>2.9 million<br>Fairfield County, Conn.                                 | 40   | 372,000<br>Westport, Conn.  | Asset and property management, facility management, project and construction management  |
| <b>CBRE Inc.†</b><br>201 Tresser Blvd., Suite 201, Stamford, CT 06901<br>(203) 329-7900 • cbre.com  | Robert Cansio<br><b>Johanna Clark</b><br>johanna.clark@cbre.com<br>1906  | 5  | 46   | 651,276<br>Westchester County<br>1 million<br>Fairfield County, Conn.                                   | 7  | 451,276<br>New Rochelle   | Ais portal, client accounting services, emergency response, global standards, leasing services, procurement programs, premier properties, reownership services, security and crisis management, sustainability, technical services, tenant services, transition services                     |
| <b>Cushman &amp; Wakefield†</b><br>107 Elm St., 4 Stamford Plaza, Eighth floor, Stamford, CT 06902<br>(203) 326-8800 • cushmanwakefield.com                           | Jim Fagan<br><b>Nancy Madden</b><br>ellen.carey@cushwake.com<br>1917   | 22                                       | 85   | 3.5 million<br>Westchester County<br>200,000<br>Hudson Valley<br>1 million<br>Fairfield County, Conn.   | 32   | 702,689<br>White Plains Plaza   | Property management, project management, lease administration  |
| <b>Diamond Properties L.L.C.</b><br>333 N. Bedford Road, Mount Kisco 10549<br>773-6249 • diamondproperties.com  | Jim Diamond<br><b>Jim Diamond</b><br>jldiamond@dpnrg.com<br>1995   | 15                                       | 50   | 1.7 million<br>Westchester County<br>525,000<br>Fairfield County, Conn.                                 | 30   | 604,000<br>Mount Kisco  | Property management  |
| <b>Empire State Realty Trust†<br/>(formerly Malin Properties)</b><br>Metro Center, 1 Station Place, Stamford, CT 06902<br>(203) 353-5200 • empirestaterealtytrust.com | Jeffrey H. Newman<br>(retiree vice president)<br><b>Jeffrey H. Newman</b><br>1934                              | 3  | 48   | 510,000<br>Westchester County<br>1,350,000<br>Fairfield County, Conn.                                   | 5  | 810,000<br>First Stamford Place, Stamford, Conn.                            | Real estate management, marketing and acquisition arm of the Malin family, which has commercial, retail and residential operations in 15 states; company's portfolio of suburban trophy office buildings total 1.85 million square feet of prime space in Westchester and Fairfield counties |
| <b>Friedland Management Inc.</b><br>556 Central Park Ave., Yonkers 10704<br>968-6500 • sbenson@friedlandcrealty.com   | Scott Benson<br>sbenson@friedlandcrealty.com<br>1970   | 7  | 33   | 1.52 million<br>Westchester County<br>300,000<br>Hudson Valley<br>430,000<br>Fairfield County, Conn.    | 31   | 220,000<br>Bridgport Commerce Park,<br>Bridgport, Conn.                     | Property, facility and construction management, office, industrial, retail, medical, leasing and sub-leasing, investment and user sales, relocation consulting and incentive advisory services   |
| <b>Heritage Realty Services L.L.C.†</b><br>67 Irving Place, New York City 10003<br>(212) 674-2556 • heritagerealty.com  | George Constantin<br><b>George Constantin</b><br>info@heritagerealty.com<br>2005                               | 2  | 5  | 386,160   | 5  | 386,160<br>Westchester Park Center<br>White Plains                          | Management, design and construction management, leasing, acquisition and finance, advisory services  |
| <b>Houlihan Parnes Realtors</b><br>4 W. Red Oak Lane, White Plains 10604<br>694-6070 • houlihanparnes.com   | James J. Houlihan<br>James J. Houlihan<br>jhh@houlihanparnes.com<br>1891                                       | 10                                       | More than 45                               | 1,750,000<br>Westchester County<br>350,000<br>Fairfield County, Conn.                                   | More than 100                                      | 300,000<br>New Rochelle   | Property management, sales and leasing, brokerage, mortgage financing and servicing, consulting  |
| <b>Mack-Cali Realty Corp.†</b><br>343 Thornall St., Edison, NJ 08837<br>(732) 590-1000 • mack-cali.com  | Jeff Warner<br><b>Irene Jakobowicz</b><br>info@mack-cali.com<br>1949   | 7  | 53   | 4.7 million<br>Westchester County<br>1.3 million<br>Hudson Valley<br>459,250<br>Fairfield County, Conn. | 280  | 1.2 million<br>101 Hudson St.,<br>Jersey City, N.J.                         | Owner, manager, and developer of class A real estate   |
| <b>Newmark Grubb Knight Frank</b><br>81 Main St., Perthouse, White Plains 10601<br>328-1903 • ngkf.com  | James Ritman<br><b>Karin Corneo</b><br>adesrad@ngkf.com<br>1929  | 2  | 32   | 92,000<br>Westchester County<br>650,000<br>Hudson Valley<br>765,500<br>Fairfield County, Conn.          | 10   | 320,000<br>1 Long Wharf Drive,<br>New Haven, CT                             | Asset and property management, accounts payable and receivable, emergency response, infrastructure restoration, HVAC system replacement, pest control, plumbing repairs, grounds maintenance, budget planning, bid analysis, value engineering   |
| <b>Prime Locations Inc.†</b><br>733 Yonkers Ave., Yonkers 10704<br>963-7400 • plimmanagement.com  | Lloyd J. Kestner<br>Chief executive officer<br><b>David Anstetter</b><br>danstetter@plimmanagement.com<br>1986 | 2  | 25   | 92,000<br>Westchester County<br>185,000<br>Fairfield County, Conn.                                      | 45   | 900,000<br>Yonkers  | Property management, sales and leasing, executive suites   |
| <b>Pyramid Real Estate Group†</b><br>20 Summer St., Stamford, CT 06901<br>(203) 348-8566 • pyramidregroup.com   | Michael Gray<br><b>Russell Munz</b><br>info@pyramidregroup.com<br>1972   | 8  | 35   | 50,000<br>Westchester County<br>3 million<br>Fairfield County, Conn.                                    | 1  | 89,000<br>Stamford, Conn.   | Real estate bookkeeping; commercial, community and estate management; in-house repair and maintenance technicians (handymen, carpenters, plumbers, HVAC tech); construction and tenant fit up; leasing and sales brokerage   |
| <b>Sigreen<br/>(a division of SL Green Realty Corp.)</b><br>360 Hamilton Ave., White Plains 10170<br>750-7200 • sigreen.com   | Marc Holliday<br>Chief executive officer<br>1997   |  | NA   |   | 30<br>Office and retail<br>properties in portfolio | NA  | Building concierge, office solutions, tenant services, leasing, sustainability initiatives   |
| <b>RJ Rose Realty L.L.C.</b><br>500 Nepperhan Ave., Yonkers 10701<br>423-2047 • rjroser Realty.com  | Randolph Rose<br><b>Randolph Rose</b><br>randolph@randolphrose.com<br>2007                                     | 3  | 5  | 170,000   | 1  | 170,000<br>500-530 Nepperhan Ave.,<br>Yonkers                               | Multitenant commercial loft space ideal for artists, furniture, accessory businesses, staging, storage, manufacturing, professional offices, antiques, corporate offices, movie and commercial settings in a SOHO loft type atmosphere   |
| <b>Royal Properties Inc.</b><br>850 Bronx River Road, Bronxville 10708<br>237-3403 • royalpropertiesinc.com   | David Landes<br><b>David Landes</b><br>david@royalpropertiesinc.com<br>1993                                    | 3  | 7  | 50,000<br>Westchester County<br>100,000<br>Fairfield County, Conn.<br>200,000                           | 10   | WND   | Retail property management for shopping centers, freestanding buildings, pad sites and downtown locations; 24/7 emergency response, detailed monthly property reports  |
| <b>RPW Group Inc.</b><br>800 Westchester Ave., Suite N601, Rye Brook 10573<br>285-1700 • rpwgroup.com   | Robert P. Weisz<br><b>Lorraine DeMarte</b><br>receptionist@rpwgroup.com<br>1979                                | 8  | 85   | 2.5 million   | 7  | 650,000 built<br>350,000 approved<br>1133 Westchester Ave., White<br>Plains | Management, acquisitions, construction and finance   |
| <b>St. Lawrence Properties L.L.C.</b><br>3613 Overlook Ave., Yorktown Heights 10598<br>214-9048 • slpnyc.com  | Larry Jensen<br><b>Larry Jensen</b><br>ljensen@slpnyc.com<br>2006  | 4  | 2  | 25,000<br>Westchester County<br>5,000<br>Fairfield County, Conn.  | 50   | 3,700<br>Chappaqua  | Residential property management for single-family homes, condo and town homes; commercial property management for strip malls and free-standing units up to 50,000 square feet   |
| <b>Transwestern†</b><br>400 Park Ave., 16th floor, New York City 10022<br>(212) 537-9005 • transwestern.net   | Patrick Robinson<br><b>Kohler De Silva</b><br>1978   | 6  | 58   | 87,700  | 12<br>(in region)                                  | 1.6 million<br>2 Broadway,<br>New York City                                 | Property management, project management  |
| <b>T Square Properties</b><br>56 Lafayette Ave., White Plains 10603<br>528-7511 • tsquareproperties.com   | Norm Tunnell<br><b>Norm Tunnell</b><br>norman@tsquareproperties.com<br>1983                                    | 2  | 4  | 175,000   | 9  | 33,000<br>White Plains  | Property management; accessible and responsive; on site to evaluate problems, suggest alternatives and supervise resolution; review tax assessments, vendor contracts, insurance for cost benefit to owner; maintain viable and effective tenant relationships                               |
| <b>Urbach Biddle Properties†</b><br>321 Railroad Ave., Greenwich, CT 06830<br>(203) 863-8200 • ubproperties.com   | Willing Biddle<br><b>Zach Fox</b><br>1969  | 15                                       | 50   | 2 million<br>Westchester County<br>2 million<br>Fairfield County, Conn.                                 | 70   | 350,000<br>Ridgeway Shopping Center,<br>Stamford, Conn.                     | Self-administered equity real estate investment trust (REIT) that is a proven leader in the ownership, operation and redevelopment of high-quality retail shopping centers in the New York Metropolitan area   |
| <b>WFL Real Estate Services L.L.C.†</b><br>162 East Ave., Suite 1A, Norwalk, CT 06851<br>(203) 604-1390 • wfrealestate.com  | William Leopold<br><b>William Leopold</b><br>info@wfrealestate.com<br>1996                                     | 4  | 15   | 250,000<br>Westchester County<br>1.1 million<br>Fairfield County, Conn.                                 | 36   | 90,000<br>Ridgefield, Conn.   | Property management, brokerage services and office build-outs  |

† Company does business in Westchester County.

+ Information from 2012 listing, updated wherever possible from company website.

NA Not available.

WND Would not disclose.