

## Simone moves to Hutch Metro Center



Tower One at Hutchinson Metro Center.

Simone Development Companies, a full service real estate development company, has moved its headquarters to the Hutchinson Metro Center, the Class A office complex it owns and manages in the Bronx.

The family-owned company, formerly located in New Rochelle, is occupying 10,000 square feet of office space in the Penthouse level of 1250 Waters Place, a 280,000-square-foot office tower at the Bronx complex.

The move by Simone is a homecoming for the company which began in the Bronx. Today, Simone's real estate portfolio includes more than 100 properties totaling over 5 million square feet of development space. The company's properties, which are all located within a 75-mile radius of New York City, range from stand-alone Class A office and medical buildings to office parks to retail centers to industrial/flex buildings. The company also builds and sells high-end estate homes, luxury high-rise condominiums and restored Manhattan townhouses.

"Our move to the Hutchinson Metro Center is a logical next

step in our company's growth. The Bronx is a major focus of activity for us and our development partners. We're very happy to be back in the Bronx where it all began for our company," said Joseph Simone, president of Simone Development Companies. "We're particularly pleased to be located at the Hutchinson Metro Center which is one of the great success stories for our company and the Bronx," he added.

The Hutchinson Metro Center is Simone's flagship property and exemplifies the company's reputation for visionary development.

The 42-acre suburban-style campus contains two state-of-the-art office buildings totaling more than 700,000 square feet of Class A office and medical space. Tower One - 1250 Waters Place - features 280,000 square feet of Class A space on nine floors with four floors of covered parking. A second tower of 280,000 square feet is planned for construction adjacent to Tower One. The first phase of 460,000 square feet - 1200 Waters Place - was fully leased in less than two years.