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Two Cooper's Hawk buildings purchased

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Scottsdale, Ariz.-based STORE Capital said it acquired two suburban buildings occupied by Cooper's Hawk Winery & Restaurants. The real estate investment trust paid \$5 million for a building at 1740 Freedom Drive in Naperville, buying it from the restaurant, and \$3.25 million for a building at 583 N. Milwaukee Ave. in Wheeling that was owned by Chicago-based MB Financial Bank. Both buildings have about 11,000 square feet. The Wheeling sale was brokered by Chicago-based Baum Realty Group LLC, the property's receiver. Countryside-based Cooper's Hawk now owns just one of its eight buildings and plans to sell its remaining Orland Park property, says Jennifer Kaufman, the company's director of real estate. Cooper's Hawk, which plans to open nine more locations throughout the country by the end of 2013, has signed 20-year leases at both buildings. The winery ownership developed the Naperville building itself for a little more than \$5.5 million in 2011, Ms. Kaufman says. STORE Capital plans to buy at least \$1 billion in single-tenant real estate in 2012, says Mary Fedewa, executive vice president of acquisitions.

Event planner adds HQ, warehouse space

Red Frog Events LLC has more than doubled the size of River North headquarters by adding 25,000 square feet to a lease it started early last year. The event-planning firm said it now leases 42,000 square feet in the building at 320 W. Ohio St. Red Frog also has left a 25,000-square-foot warehouse space at 555 W. 14th Place in Chicago, signing a three-year deal that began this month for 100,000 square feet in a Hodgkins warehouse. Red Frog, which employs 60 people now, plans to add 50 to 100 over the next 12 months, says co-CEO Ryan Kunkel. He declines to discuss financial terms of the deals. Doug Hamje, managing director at International Airport Centers LLC, which owns the Hodgkins facility, said Red Frog's rent is a market rate but declined to name the price per square foot. David Miller, managing partner of the venture that owns 320 W. Ohio building, says the addition of Red Frog boosts the River North building's occupancy to about 70 percent. Jason Schulz, CEO of J. Rich Co. in Chicago, served as Red Frog's broker. [Red Frog is No. 9 in Crain's Best Places to Work 2010. See the video](#)

Ventas prices bonds

Ventas Inc. is selling \$600 million in bonds with plan to use the proceeds to pay down debt, general corporate purposes and acquisitions. The Chicago-based health care real estate investment trust said Thursday that it priced the senior notes, which carry an interest rate of 4 percent. Ventas had originally planned to sell \$400 million in notes but boosted the offering amid strong demand for corporate debt. Standard & Poor's Ratings Services placed a BBB rating on the bonds, which come due in 2019.

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