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REAL ESTATE STRATEGIES CORPORATION COMPLETES PHARMACEUTICAL COMPANY HEADQUARTERS LEASE IN JUST 93 DAYS

June 28, 2004: Andrew B. Zezas, SIOR, President of Real Estate Strategies Corporation, announced today that the Company represented Odyssey Pharmaceuticals, Inc., in one of the quickest transactions this year. Odyssey leased 51,000 square feet of office space to be used for the Company's new headquarters. The eleven year transaction took place at 200 Park Avenue, Florham Park, New Jersey, and was completed just 93 days after RealStrat first began its property search.

"Odyssey's business plans called for occupancy of the Company's new headquarters in a very short time frame" said Mr. Zezas. He went on to say "Odyssey asked us to fast-track this project and complete it by a deadline that was shorter than anything I'd seen in my 20 years as a corporate real estate advisor. Ordinarily, a project of this magnitude can take between six and twelve months to complete, as corporations' everyday priorities must often take precedence over real estate projects. In the case of Odyssey, we streamlined their acquisition process, laid-out a rapid approach to accomplishing their objectives, secured the right real estate, and achieved business terms that supported their growth plans."

Matthew D. Kirby, Vice President of Real Estate Strategies Corporation, said, "Not only were we able to get the job done quickly, but the resulting transaction met the test of Odyssey's financial and operational requirements. Furthermore, we cut no corners. Working closely with the Company's legal and finance executives and its outside consultants, and with the cooperation of Advance Realty Group, the landlord, we made certain that Odyssey achieved a fully negotiated lease."

Odyssey Pharmaceuticals, the specialty branded subsidiary of Pliva, d.d., will occupy its new headquarters this fall. 200 Park Avenue is part of the Park Place office complex, a property owned by Advance Realty Group.

Real Estate Strategies Corporation helps companies create and execute business driven real estate solutions and provides intelligent decision-making services to public and private corporations, and not-for-profit organizations, that require a dynamic, flexible and profit focused business approach to solving their real estate issues quickly and professionally.