



# EF CENTER

Cambridge, Massachusetts

## PROPERTY OVERVIEW

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<b>ADDRESS</b>	<b>ONE EDUCATION STREET CAMBRIDGE, MA 02141</b>
<b>LOCATION</b>	<b>NEAR MUSEUM OF SCIENCE IN CAMBRIDGE</b>
<b>SQUARE FOOTAGE</b>	<b>250,000</b>
<b>USE</b>	<b>OFFICE, RESTAURANT AND GARAGE</b>
<b>FLOORS</b>	<b>10</b>
<b>GARAGE</b>	<b>150 CARS</b>

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## TRANSACTION SUMMARY

In 1996, The Congress Group was contracted to build the North American headquarters for Education First (EF), the world's largest private education organization and a world leader in international education and travel. The 10-story, 250,000 SF structure was built to suit and incorporated a full service restaurant and a number of innovative work area designs, reflecting the creative nature of the client.

## VALUE ADDED BY MANAGEMENT

The turnkey project was completed below budget in 1997, despite a very aggressive construction schedule. By moving its headquarters to the new EF Center, the company greatly increased its operating efficiency. This allowed it to more than double its work force in Massachusetts, creating approximately 300 new full time professional jobs in the area and adding a strong 24-hour presence to a beautiful, but underutilized corner of Cambridge.



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