



SILVERWOOD PARTNERS

**SILVERWOOD PARTNERS ADVISES OPTIBASE LTD. (NASDAQ: OBAS)  
IN SALE OF INTELLECTUAL PROPERTY PORTFOLIO TO ACOUSTIC TECHNOLOGY**

**SHERBORN, MA – September 7, 2005** – Silverwood Partners today announced that Optibase Ltd. (Nasdaq: OBAS) has sold certain intellectual property to Acoustic Technology. Silverwood Partners initiated this transaction and served as exclusive financial advisor to Optibase.

Optibase, Ltd. (Nasdaq:OBAS), a leader in advanced digital video solutions, has announced that it has signed an agreement with Acoustic Technology for the sale of intellectual property rights for one million dollars (\$1,000,000) in cash. Optibase will still maintain the worldwide right and license to develop and sell products covered by these intellectual property rights. “Apart from securing significant financial benefits, the price tag of this IP transfer reflects the high value that the industry places on Optibase’s leading technology,” said Uzi Breier CEO of Optibase.

***About Optibase***

Optibase, Ltd. (Nasdaq: OBAS) provides professional editing, compositing, encoding, decoding, video server upload and streaming solutions for telecom operators, service providers, broadcasters and content creators. The company’s platforms enable the creation, broadband streaming and playback of high quality digital video. Optibase’s product offerings are used in applications, such as: video over DSL/Fiber networks, post production for the broadcast and cable industries, archiving; high-end surveillance, distance learning; and business television. Headquartered in Israel, Optibase operates through its fully owned subsidiary in Mountain View, California and offices in Massachusetts, Europe, Japan and China. Optibase products are marketed in over 40 countries through a combination of direct sales, independent distributors, system integrators and OEM partners. For further information, please visit [www.optibase.com](http://www.optibase.com).

***About Silverwood Partners***

Silverwood Partners is a sector focused investment bank that provides M&A and private capital raising advisory services to information, communications, financial services, and digital imaging technology companies, and healthcare, industrial and consumer companies. Silverwood delivers acquisition, divestiture or corporate sale advisory, strategic-financial advisory and institutional financing services to companies in its targeted business sectors. For additional information, visit Silverwood’s Website at [www.silverwoodpartners.com](http://www.silverwoodpartners.com).

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***Important Information***

***This release may include forward-looking statements, as defined by the Private Securities Litigation Reform Act of 1995, about the future performance of one or more public companies. There are a number of factors that could cause actual events or results to differ materially from those indicated by such forward-looking statements, such as the competitive market in which any company operates, market acceptance of a public company's existing and new products, a public company's ability to anticipate customer needs and the other factors set forth under the caption "Certain Factors That May Affect Future Results," or similar, in a public company's filings with the Securities and Exchange Commission. In addition, any forward-looking statements contained herein represent an estimate only as of the date of such statement and should not be relied upon as representing an estimate as of any subsequent date.***

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