



BlueVault
PARTNERS, LLC

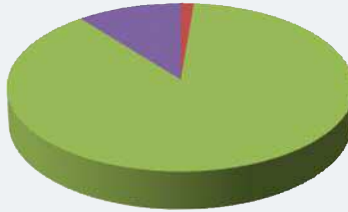
Nontraded REIT Industry Review

Data as of March 31, 2010

Behringer Harvard Opportunity REIT I, Inc.

Portfolio Details:

Total Assets	\$748.9 Million
Real Estate Assets	\$659.3 Million
Cash	\$9.9 Million
Securities	\$0.0 Million
Other	\$79.7 Million



Initial Offering Date:	September 20, 2005
Offering Close Date:	December 28, 2007
Current Price per Share:	\$8.03
Reinvestment Price per Share:	\$8.03

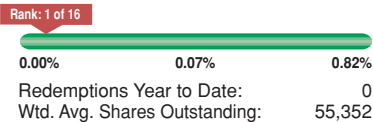
Cash to Total Assets Ratio:	1.3%
Asset Type:	Diversified
Number of Properties:	22*
Square Feet / Units / Rooms / Acres:	Not Reported
Percent Leased:	Not Reported

* See notes.



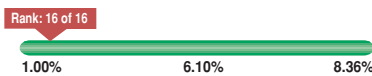
Redemptions

Ratio of Shares Redeemed to Wtd. Avg. Shares Outstanding:0.00%

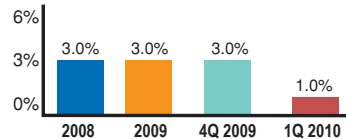


Current Distribution

Current Distribution Yield:1.00%



Historical Distribution



Contact Information

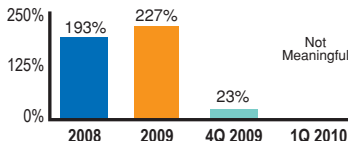
www.BehringerHarvard.com
Behringer Harvard Investment Services
c/o DST Systems, Inc.
430 West 7th Street
Kansas City, MO 64105-1407
866-655-3600

Distribution Coverage/ Current FFO - YTD

Distribution Coverage Ratio: YTD Distributions/YTD FFO Not Meaningful

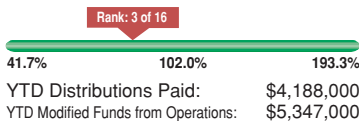


Distribution Coverage/ Historical FFO

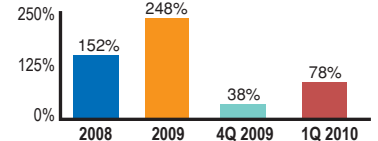


Distribution Coverage/ Current MFFO - YTD

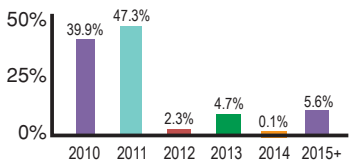
Distribution Coverage Ratio: YTD Distributions/YTD MFFO78%



Distribution Coverage/ Historical MFFO

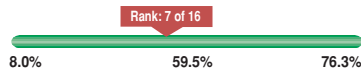


Debt Maturity



Current Debt Ratio

Debt to Real Estate Assets Ratio:53.4%

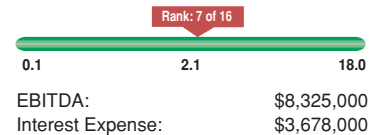


Debt Breakdown

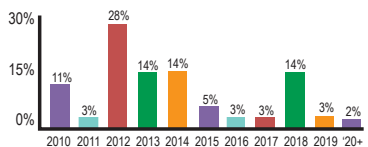
Total:	\$352.2 Million
Fixed:	\$39.4 Million
Variable:	\$312.8 Million
Rate:	2 - 6.3%
Term:	<1 - 6 yrs

Interest Coverage Ratio

Interest Coverage Ratio:2.3



Lease Expiration*



*Data as of 12/31/09.

NOTES: There is no share redemption plan currently in effect. On March 30, 2009, the board of directors suspended, until further notice, redemptions other than those submitted in respect of a stockholder's death, disability or confinement to a long-term care facility. On April 19, 2010, the Board of Directors authorized distributions in a quarterly amount of \$0.025 per share which is equivalent to an annualized distribution rate of 1% based on a purchase price of \$10.00. The Company's 22 assets consist of: 11 consolidated wholly-owned properties; five properties consolidated through investments in joint ventures, including two hotel and development properties and a mixed-use property; an investment in an island development accounted for under the equity method; and investment in a portfolio of 22 properties located in four Central European countries accounted for under the equity method; two investments in student housing projects in Texas and Virginia, also accounted for under the equity method; and two mezzanine loans on multifamily properties, which were consolidated prior to January 1, 2010.