



# Xue Yan Partner

T 416.367.6322 F 416.367.6749 Toronto XYan@blg.com LinkedIn

Commercial Real Estate
Real Estate Investments
Real Estate Project Development
P3 Contracts
Mergers & Acquisitions
Private Company
China
Hospitality
Universities and Colleges

Xue focuses her practice on the acquisition, disposition and financing of commercial real estate including development lands, shopping centres, office towers and hotels. She has extensive experience in sophisticated partnership, co-ownership and other joint venture arrangements for commercial real estate projects. Xue understands clients' business and industry, and consistently provides creative and pragmatic solutions to help achieve clients' business objectives.

Xue is a member of the firm's Asia Pacific Steering Committee and is fluent in Mandarin. Xue is also a frequent contributor and advisor to various Toronto-based organizations and businesses serving the Chinese Canadian community.

Xue is the co-chair of the BLG Toronto United Way Committee and a member of our Asia-Pacific Steering Committee.

### Experience

• **The Humberview Group** in its acquisition of a Ford dealership located in Brampton, Ontario and related real estate assets and a Toyota dealership located in Orangeville, Ontario and related real estate assets.



- Acted for the City of Ottawa in its partnership with Ottawa Sports and Entertainment Group in the redevelopment of Lansdowne Park, Ottawa.
- Acted for Empire Communities in its \$225M corporate financing with a U.S. investment bank.
- Acted for Empire Communities for its various development projects across Ontario including Empire Maven, Empire Phoenix, Empire Maverick, and Empire Quay House.
- Acted for Empire Communities Corp. and Greybrook Capital in connection with the sale of their mixed-use development project in Yorkville, Toronto
- Acted for CreateTO in its investment and financing for PT Studios Inc. in Toronto.
- Acted for the Toronto Region Board of Trade in its sale of the 290-acre golf course in Vaughan,
   Ontario.
- Acted for City of Mississauga in respect of a land exchange along the Ninth Line with Mattamy Homes
- Acted for Montez Corporation with their pension funds clients to acquire shopping centres and office buildings across Canada.
- Acted for Larco in its acquisition of Fairmont Chateau Laurier Hotel (Ottawa) and Fairmont Hotel Vancouver (Vancouver).
- Acted for Allied Hotel Properties in connection with the sale of Don Valley Hotel and adjacent development properties.

# **Insights & Events**

- Speaker, "Women who Build" The Empire Club of Canada
- Presenter, "Tips about 'Tricky' Purchase Price Adjustments and How to Deal with Them" The Law Society of Ontario, 2017

# Beyond our Walls

#### **Professional Involvement**

- Member, Canadian Bar Association
- Member, Ontario Bar Association
- Member, Law Society of Upper Canada

## **Bar Admission & Education**

- Ontario, 2009
- JD, University of Toronto, 2008
- PhD, Osgoode Hall Law School, 2005



\_\_\_\_\_

### **BLG** | Canada's Law Firm

As the largest, truly full-service Canadian law firm, Borden Ladner Gervais LLP (BLG) delivers practical legal advice for domestic and international clients across more practices and industries than any Canadian firm. With over 725 lawyers, intellectual property agents and other professionals, BLG serves the legal needs of businesses and institutions across Canada and beyond – from M&A and capital markets, to disputes, financing, and trademark & patent registration.

#### blg.com

© 2025 Borden Ladner Gervais LLP. Borden Ladner Gervais LLP is an Ontario Limited Liability Partnership.