

Commercial Real Estate

Real estate is an essential part of almost every business in Canada – one that is increasingly multi-faceted and sophisticated. You need lawyers with industry knowledge, in-depth experience and a team approach to providing value-driven service.

Our national real estate group is an integrated team of leading practitioners, junior lawyers and paralegals. We have industry-recognized experience in:

- real estate investments
- development
- finance
- leasing

We understand the dynamics of real estate deals, including lending requirements, regulatory process and tax. Our industry knowledge and experience means successful outcomes for our clients.

We act for regional and national clients, ranging from some of the biggest institutional real estate investors and lenders in Canada to regional and family driven enterprises, all of whom depend on our ability to get deals done.

We represent clients in many areas, including:

- hotel and hospitality
- municipal governments
- provincial agencies
- educational institutions

Experience

- Osprey Valley Resorts on commercial arrangements and land use matters pertaining to the Golf Canada move and the extensive capital improvements to the TPC Toronto at Osprey Valley facilities. TPC Toronto is the new “Home for Canadian Golf”, which will also include the Canadian Golf Hall of Fame and Museum.
- City of Ottawa, Stage 2 Transit Project: land assembly including expropriations, municipal and railway regulatory advice, and negotiating complex agreements with public authorities, crown corporations, educational institutions and private sector property owners. The Stage 2 Rail Transit Project is a \$3.6 billion investment.

- Southern Railway of British Columbia Limited & affiliated companies within the Washington Group of Companies, in an exchange of lands and associated property and rail transport rights with the Vancouver Fraser Port Authority. There were seven properties involved, all with significant legal and/or operational issues, with a combined value of more than \$200 million.
- A provincial insurance corporation in the sale of a portfolio of properties to a series of buyers. The collective valued purchase price was more than \$200 million.
- A large institutional commercial real estate lender and servicer in all jurisdictions in Canada on ongoing various commercial real estate lending work.
- The developer of a branded hotel/residence project in Kelowna, British Columbia, which will include 174 hotel rooms and 40 residences, branded under a major U.S.-based franchisor.
- An international consolidator of apartment rentals, operating as hotels or short-term stays, and marketed through web-based services.

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.

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