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Development, Acquisitions and Sales

Commercial real estate deals are among the most complex transactions any business can undertake. The mix of financial, regulatory and operational issues is unique for each project. Pryor Cashman's Real Estate Group has the experience and skill to assist clients in completing any commercial real estate transaction, including:

- Acquisitions
- Construction
- Development
- Environmental matters
- Financings
- Government-assisted projects
- Joint ventures
- Management
- Real estate investment funds
- Sales and exchanges

Pryor Cashman's Real Estate Group represents a broad spectrum of purchasers and sellers of real property, including investment banks, real estate funds, and residential and mixed-use building owners. The scope of our work typically includes preparing and negotiating operating agreements, negotiating and closing acquisition, construction and permanent financing, and structuring transactions from a tax-advantaged viewpoint. In doing so, we work closely with members of the firm's Corporate, Bankruptcy, Banking and Finance and Tax Groups.

We represent major developers and owners in connection with all aspects of development involving office buildings, multifamily complexes and mixed-use properties. We offer expertise in all aspects of any project, including raw land purchase, financing, ground-leasing, brokerage contracts, and construction, architectural, design and engineering contracts. With our comprehensive firm-wide resources in banking, construction, tax and similar disciplines, we ensure a smooth process and successful transaction from start to finish.

Our representative transactions include the following:

- Acquisition and financing of a 100-building residential portfolio in Manhattan and a 50-building residential portfolio in Brooklyn
- Acquisition, financing and sale of hundreds of unsold cooperative and condominium units throughout the New York City area
- Acquisition of properties for major retailer in Connecticut, New Jersey, New York, Pennsylvania, Vermont, Virginia and Washington state
- Multiproperty CMBS- (commercial mortgage-backed securities) style refinancing of a Florida- and Michigan-based real estate investment portfolio

- Acquisition and sale of several large industrial properties in various states
- Acquisition and financing (including acquisition, construction and mezzanine) of development sites for new residential condominiums