Nick R. Catanzarite

Partner | Real Estate

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OVERVIEW

Nick is a Partner in WH Burkley's Real Estate Group. He focuses his practice on real estate development, corporate real estate services and real estate finance. In real estate development and finance, Nick handles transactions for owner-developers, corporations, lending institutions, nonprofit institutions and individuals. He has assisted clients in purchasing, selling, leasing, financing and developing real property for retail, industrial, office and residential uses.

In addition, he is experienced in the formation of business entities dealing with real estate, including limited liability companies, joint ventures and limited partnerships. In his corporate real estate practice, Nick works with companies and institutions whose primary business interests lay outside the real estate industry, such as banking and retail, focusing his efforts on single-occupant developments for corporate clients.

Clients appreciate Nick's approach to problem solving, his calm demeanor, ability to analyze multiple angles, and a natural propensity for creating business-minded solutions.

EXPERIENCE

- Represented a closely held corporation in its capacity as tenant on retail leasing activities totaling approximately 400,000 square feet and spanning numerous transactions over a 24-month period
- Represented a limited partnership in the rezoning and sale of vacant land where the rezoning issue went to referendum and faced strong opposition from local residents
- Negotiated a closing on a $3 million sale of vacant land with one of the nation's largest home builders on behalf of a developer client

- Represented a developer through the entitlement process for developing a residential subdivision in a northeastern Ohio suburb. Drafted homeowners' association documents for the subdivision and drafted and negotiated numerous purchase agreements on behalf of the developer with builders and owners purchasing vacant lots in the subdivision
- Represented a closely held corporation in its $9 million acquisition of a warehouse located in a northeastern Ohio suburb where several lot splits and easements were necessary to separate the property from a larger parcel
- Drafted and negotiated reciprocal easement agreements for a developer client involved with retail development projects
- Represented a closely held corporation in its negotiation and execution of licensing agreements and exclusive distribution agreements
- Represented a lender on loan documentation for a $4 million acquisition loan by a borrower purchasing a multi-family asset
- Represented multiple borrowers on refinancing of various properties in which life insurance companies and conventional financing sources were utilized
- Represented a borrower in a $7 million refinance of a multi-family property in Cleveland, Ohio

RECOGNITION

- *Super Lawyers* – Real Estate (Ohio) | 2022-present
- *Best Lawyers* – Real Estate | 2018-present
- *Crain's Cleveland* – "Forty Under 40" | 2015
- *Goodwill Industries of Greater Cleveland and East Central Ohio* – Ambassador of the Year | 2015

PRESENTATIONS

- Real Estate Law Institute, 2015

ASSOCIATIONS

- American Bar Association | Member

- Ohio State Bar Association | Member
- Cleveland Metropolitan Bar Association | Member
- Urban Land Institute | Member
- National Association of Industrial and Office Properties | Developing Leader
- Union Home Mortgage Advisory | Board Member

EDUCATION

- Capital University Law School, J.D.
- Allegheny College, B.A.

FOCUS

- Real Estate

NEWS

- WH Burkley Attorneys Named to Best Lawyers 2027 Edition
- Ohio Super Lawyers Honors Walter Haverfield Attorneys
- More Than a Third of Walter Haverfield Attorneys Recognized by Best Lawyers®
- Ohio Super Lawyers Honors Nearly 20 Percent of Walter | Haverfield Attorneys
- Nearly Half of All Walter | Haverfield Attorneys Recognized by Best Lawyers®
- Ready-To-Go Sites Take Lead in Today’s Real Estate Market
- Nearly Half of All Walter | Haverfield Attorneys Selected for Inclusion in Best Lawyers®
- Behind the Scenes of the $500 Million Redevelopment of the Pro Football Hall of Fame
- Akron Revitalization Continues as Goodyear Hall Renovation Nears Completion

LICENSED

- Ohio

OFFICE

- Cleveland