



LANDLORD LEASING

Uniweld – Jedd & Associates - Pompano Beach,, FL

SERVICES

Landlord Leasing and Advisory Services were provided to the principals of Uniweld Products for one of their surplus industrial properties which had a 26,000 square foot vacancy.

SITUATION/ PROCESS

- The principals of Uniweld Products had a box company move out of half of their 50,000 square foot industrial building in Oakland Park, Florida. They needed help marketing the property and advise on how to structure a market lease.
- JC Commercial Realty went to work immediately by using it's ten point proprietary landlord leasing strategy. With over 20 years experience and more than 4,800 local users in the Companies data base, it didn't take long to identify a highly qualified temporary user prior to finding a permanent tenant.
- Within a few months of the box Tenant vacating, The Conte Team put Bekins of South Florida into the space for approximately eight months. The income was very beneficial to the owners and to the Tenant who needed a short term lease.
- Toward the end of Bekins's tenancy, The Conte Team secured a Boat Storage and Repair company to lease the full 26,000 square feet long term. The tenant remains in the space to this day.

RESULTS

Through an experienced and disciplined marketing process, The Conte Team was able to create real value to for the landlord by quickly filling their large vacancy twice. Once with short term income and 2nd with long term stable income. The Conte Team continues to provide advisory services to the Pearl family whenever they have a need.

- REFERENCES AVAILABLE UPON REQUEST -

The work described in this case study by JC Commercial Realty.

References are available upon request.

