



Julianne Gu

Partner

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Bar Admission

Ontario 2013

Law School

University of Toronto

US and International Markets

China

Practices

Secured Lending & Project Finance

Real Estate

Real Estate Financing

Real Property Acquisitions &

Dispositions

Industries

Infrastructure

Private Equity & Investments

Julianne Gu is a Partner in our Real Property & Planning Group in Toronto. She maintains a broad commercial real property practice with an emphasis on joint venture projects (including limited partnership and co-ownership arrangements), real estate private equity fund formation (including marketing, promotion and structuring), acquisitions and dispositions (single property and portfolio transactions), and bilateral and syndicated financing. She regularly represents pension funds, owners, institutional asset managers, private equity funds, developers, and domestic and international financial institutions.

Some of Julianne's recent transactions include:

- Acted for Forgestone Capital Management in the organization and formation of Forgestone Capital Fund IV.
- Acted for an institutional asset manager in the organization and formation of a close-ended industrial development fund.
- Acted for Forgestone Capital Management in its joint venture with Menkes Developments on a large condominium project at Don Mills Road in Toronto, Ontario.
- Acted for Forgestone Capital Management in its joint venture with an institutional partner and a developer partner on a large industrial project in Quebec.
- Acted for Fiera Real Estate Small Cap Industrial Fund LP in its acquisition of a large industrial portfolio of 32 properties valued at \$260 million across Canada.
- Acted for GWL Realty Advisors on the acquisition of 1 Adelaide St. East (Dynamic Funds Tower), 20 Victoria Street, and 85 Yonge Street in Toronto, Ontario.
- Acted for HSBC Bank of Canada in various commercial bilateral and syndicated loans.
- Acted for Sun Life Assurance Company of Canada in its joint venture with a developer for a multi-residential development project in Ontario.

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- Acted for a private purchaser of 50% interest in Bay Adelaide Centre East and West in Toronto, Ontario and related bond financing.

Julianne is currently the Chair of the NAIOP Greater Toronto Chapter Developing Leaders Committee and sits on the NAIOP Greater Toronto Chapter Board of Directors. Julianne is a 2019 recipient of the NAIOP Prologis Inclusion in CRE Award which recognizes high achieving women and minorities in the North American commercial real estate industry.

Julianne obtained her JD from the University of Toronto, Faculty of Law and her Honours BA in Business Economics (Great Distinction) from the University of Saskatchewan. While attending law school, she completed an exchange semester at the University of Hong Kong.

