


# Shirley Bai

## Partner

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 Services provided through a professional corporation



Shirley's practice encompasses all aspects of commercial real estate. She acts for land owners, developers, banks and surety companies, on matters relating to acquisitions and dispositions, land development, commercial leasing, and real estate financing.

Shirley regularly acts for developer clients on mixed residential, commercial development projects in the Greater Toronto Area, and Golden Horseshoe including subdivision and condominium, from acquisition of land, throughout the development process, to project sales, registration of condominium and final closings with purchasers.

She also acts for land owner groups with respect to cost sharing and infrastructure agreements. In addition, Shirley also practices transactional real estate including the acquisition and disposition of vacant land, agricultural properties and commercial and retail properties. Clients appreciate her business background, which allows her to approach legal issues from a practical business perspective. She is also fluent in Mandarin.

## PRACTICE AREAS

**Banking and Financial Services**

**Commercial Real Estate**

**Commercial Leasing**

**Property Development**

**Real Estate Financing**

**Real Estate Acquisitions and Dispositions**

## Education & Memberships

### EDUCATION

**Called to the Ontario Bar, 2014**

**Osgoode Hall Law School, York University, J.D., 2013**

**Schulich School of Business, York University, M.B.A., 2013,**

**University of Toronto, Honours B.Sc, 2008**

## Speaking Engagements & Publications

**Speaker, Canada-China Real Estate Expo**

## Recent Insights

### COMMERCIAL REAL ESTATE

**2024: Buying & Selling Real Estate: An International Guide**

Article, Publication

