



# Matthew S. Robbins

## Associate

## Philadelphia

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### Practice Areas

- Real Estate
- Real Estate Finance
- Real Estate Leasing

### Education

- Temple University—James E. Beasley School of Law, J.D., *magna cum laude*, 2019
- University of Wisconsin, Madison, B.A., 2016

### Bar Admissions

- Pennsylvania

Matt has a wide-ranging commercial real estate practice, with a focus on matters related to the acquisition, disposition, financing, and leasing of commercial real estate. He has represented owners and investors in dispositions of mixed-use, multifamily, office, and industrial properties, and works with institutional borrowers, nationally recognized banks, real estate investment trusts, and real estate funds on complex financing transactions involving various real estate classes. Matt's leasing experience covers office, retail, industrial, and residential properties on diverse leasing models, including ground leases and master leases.

Matt received his J.D., *magna cum laude*, from Temple University Beasley School of Law and Bachelor of Arts degrees in both journalism and Spanish from the University of Wisconsin-Madison. While in law school, he was a staff editor for *Temple Law Review* and a teaching assistant for Temple's transaction-focused corporations course. Matt also received the Constance W. Maier Memorial Award for attaining the highest grade in trusts and estates.

### Experience

Represented an owner facing a matured/defaulted loan on an office/retail project requiring recapitalization with contribution by the lender's preferred equity investor and an 18-month loan extension.

Represented affiliates of Equus Capital Partners, Ltd. in the acquisition of a portfolio of industrial properties throughout the Southeast and Sun Belt in a transaction valued in excess of \$900 million. The portfolio consists of 75 properties, covering approximately 5.4 million sq. ft. total, located in South Florida, Houston, Dallas, the Baltimore-Washington Corridor, Richmond, Atlanta, and Greenville, S.C. This representation included assisting Equus with a senior mortgage loan and a mezzanine loan originated by affiliates of New York investment bank Morgan Stanley for an aggregate amount of \$646.9 million.

Represented affiliates of Equus Capital Partners, Ltd. in a multi-tiered transaction that included the sale of two portfolios of industrial assets totaling 88 properties throughout the Southeastern United States in a transaction with a value in excess of \$1 billion. As lead counsel our representation included negotiating, documenting, and closing the sale and purchase transactions establishing two new joint ventures with the real estate affiliates of the contract purchaser for the acquisition, ownership, and management of the portfolio, and negotiating the terms of and closing two single-asset CMBS loans originated by Goldman Sachs in the aggregate amount of \$686 million.

Represented the purchaser of approximately 1,800 acres at the Keystone Industrial Port Complex (now known as the "Keystone Trade Center") in Bucks County, Pa. The Cozen O'Connor team advised on certain utility, real estate, and environmental aspects of the transaction. The project has been described as the largest e-commerce, logistics, and multi-model industrial project on the East Coast.

Represented a mid-Atlantic real estate management company in its \$5.4 million acquisition of a multifamily condominium and apartment complex located in East Stroudsburg, Pa. This representation entailed drafting the Purchase and Sale Agreement, organizational documents and ancillary acquisition

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documents, conducting title and survey review, and preparing for and handling the closing of the acquisition.

Represented the U.S. subsidiary of global investment management company in its \$110.25 million acquisition of, and \$71.7 million financing in connection with, a 207,000 sq. ft., four-story, new construction, single-tenant office building located within the Lincoln Yards Development in Chicago. This representation included negotiation of acquisition and financing documents, coordination of sharia-compliant documents with con-counsel, conducting title and survey review, drafting organizational documents, and preparing for and handling the closing of both the acquisition and the loan.

Represented a Pennsylvania-based wholesale beer distributor in its acquisition of a four-acre warehouse facility site in Philadelphia. This representation entailed drafting the purchase and sale agreement, acquisition documents, and buyer's operating agreement and authorizing resolution; conducting title and survey review; and coordinating and securing the closing of the transaction.

Represented an owner of a multifamily property portfolio in connection with financing transactions for four multifamily properties that totaled approximately \$90 million.

Represented a global investment management company in its U.S. subsidiary's \$101.3 million acquisition of, and \$66.7 million financing in connection with, an approximately 15-acre campus occupied by a multinational technology company. This representation included conducting title and survey review, drafting ancillary acquisition and financing documents, and preparing for and handling the closing of both the acquisition and the loan.