

# Cassels



## Armen Khajetoorian

Partner

### Contact Information

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### Office

Toronto

### Expertise

- Real Estate & Development

## Biography

Armen is a Partner in the Real Estate & Development Group at Cassels, focusing on all aspects of commercial leasing transactions, including reviewing, drafting and negotiating retail, office, and industrial leases and subleases, and related documents such as rent deferral and abatement agreements, termination and surrender agreements, non-disturbance agreements, digital billboard license agreements, and telecommunications license agreements. Armen has extensive experience in representing both landlords and tenants, including representing international property managers and developers and international luxury retailers in lease-related matters. Prior to joining Cassels, Armen served as senior counsel in the New York office of Loeb & Loeb LLP. Armen speaks fluent Armenian. Armen was called to the bar in New York in 2011 and in Ontario in 2019.

Highlights of Armen's work include representing:

- Ivanhoé Cambridge, as landlord, in two separate leases to 21st Century Fox and News Corp. totaling over 1.2 million rentable square feet of office space at 1211 Avenue of the Americas in Midtown Manhattan, New York;
- SL Green, as landlord, in a lease of approximately 135,000 rentable square feet of office space in Midtown Manhattan, New York, to a prominent international co-working firm — the lease covers the entire office portion of the Midtown building, totaling 11 floors;
- The Bank of New York Mellon, as sublandlord, in connection with the sublease of approximately 324,000 rentable square feet of office space in Manhattan, New York;
- The Bank of New York Mellon, as tenant, in connection with the lease of approximately 250,000 rentable square feet of office and retail space in Boston, Massachusetts — the lease was the largest transaction in Boston in 2015 and was named Office Deal of the Year by Boston Business Journal;
- Brookfield, as landlord, in the lease of (i) approximately 60,000 square feet of office space in Manhattan, New York and (ii) approximately 140,000 rentable square feet of office space to IHS Markit in Hudson Yards, New York;
- Convene, as tenant, in a lease of (i) approximately 58,000 rentable square feet of office space in New York's Financial District and (ii) approximately 17,000 rentable square feet of space in Boston, Massachusetts;
- JCDecaux, as tenant, in the lease of approximately 46,537 rentable square feet of office space in the Empire State Building in Manhattan, New York; and
- Lowenstein Sandler, as tenant, in a lease of approximately 170,000 rentable square feet of office space in Roseland, New Jersey for its law firm headquarters.

## Recent Representative Work

- FAX Capital Closes Acquisition of Carson Dunlop
- Entrepreneurial Equity Partners Acquires Ya YA Foods
- Clinic 360 Completes Sale to Think Research Corporation
- The Riverside Company Acquires Clintar and TruNet
- The Riverside Company Acquires Bonnie and Don Flavours

## Insights

- Canada Emergency Rent Subsidy (CERS) Updates Contained in the 2021 Federal Budget
- Relief for Some: Details on the Canada Emergency Rent Subsidy

## COVID-19 Insights

- Top Five Canadian Pandemic Leasing Cases You Need to Know
- Limitations on Landlord Remedies during the Pandemic – Ontario's Moratorium on Eviction and Distress Rights
- Life After CECRA: Relief Under the Canada Emergency Rent Subsidy

## Education / Bar Admissions

- J.D., New York Law School, 2010
- B.S., Western University, 2007
- New York, 2011
- Ontario, 2019

## Associations

- St. Andrew's College, Board of Governors