



Marie Caroline Bertrand

Partner

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Overview

Marie Caroline Bertrand, co-chair of the Real Estate, Environmental and Land Use practice, assists clients with the acquisition, disposition, financing and leasing of commercial real estate. She has experience drafting and reviewing equity documents, including joint venture agreements; property management agreements and acquisition documents.

Marie has assisted purchasers and sellers in the acquisition and disposition of commercial real estate, including office buildings and multifamily residences, throughout the United States, China, England and South Korea. She has represented purchasers of loans and subordinate debt, as well as borrowers and lenders, in the negotiation, documentation and amendment of commercial real estate mortgage loans. Marie has also reviewed and strategized work-out, restructuring and foreclosure options for distressed borrowers and/or potential distressed debt purchasers.

Marie serves as co-chair for the Day Pitney Diverse Attorneys Network and is actively engaged in the firm's efforts to promote diversity in the legal profession.

Prior to joining Day Pitney, Marie worked in a boutique real estate firm in New York City for four years and interned at the United States Attorney's Office for the Southern District of New York. She is fluent in Portuguese and conversational in French and Spanish.

Experience

Represented primary equity investor in the joint venture to develop and finance a 294-unit residential apartment building directly adjacent to Miami Metrorail in Miami, Florida

Represented lender in connection with \$30 million construction to permanent mortgage loan secured by office space to be leased by a university in Cambridge, Massachusetts

Represented primary equity investor in the joint venture to develop and finance a mixed-use development consisting of three phases located in the NoMa submarket of Washington, D.C.

Represented purchaser in connection with acquisition of 20-story office building containing approximately 271,000 rentable square feet of office space, together with 120 parking spaces in a two level underground parking garage

Practices & Industries

[Acquisitions & Dispositions](#)

[Commercial Real Estate](#)

[Corporate & Business Law](#)

[Real Estate Finance](#)

Represented lender in connection with \$170 million financing of a 33-property portfolio acquisition in Miami, Florida

Represented purchaser in connection with acquisition of \$195 million shopping center located in Palm Beach Gardens, Florida

Numerous financings, including construction financing, of New York City office, retail, hotel, multi-family and condominium properties, including:

- Represented lender in connection with \$390 million construction financing of two luxury residential towers to be developed with affordable housing component
- Represented lender in connection with \$56 million financing transaction secured by major hotel chain
- Represented lender in connection with \$185 million financing transaction on ground leased office building
- Represented co-lender in connection with purchase of \$150 million loan participation
- Represented lender in connection with \$50 million construction financing for conversion of office tower into residential and commercial condominium

Represented real estate investment adviser in connection with acquisition of \$120 million residential apartment complex in Edgewater, New Jersey with affordable housing units

Represented developer in connection with the sale of Blue Back Square, West Hartford, to Starwood Capital Group

Represented lender in connection with \$70 million financing of downtown Boston hotel

Assisted on real estate matters in connection with \$60 million bond issuance refinancing

Assisted in representation of national servicer in connection with Connecticut foreclosure

Education and Credentials

Education

American University Washington College School of Law, J.D., *cum laude*, 2007, *American University Law Review*

University of Pittsburgh, B.S.B.A., *summa cum laude*, 2004

Admissions

State of New York

State of Connecticut

Affiliations

American College of Mortgage Attorneys, Fellow

Connecticut Bar Foundation, James W. Cooper Fellow

Connecticut Hispanic Bar Association, President-Elect, 2017-2019

Lawyers Collaborative for Diversity, Secretary, 2017-2019

Real Estate Finance Association

Languages

French

Portuguese

Spanish

Recognition and Community

No aspect of this advertisement has been approved by the highest court of any state. Prior results do not guarantee a similar outcome. See Awards Methodology.

Recognitions

Chosen for inclusion in *The Best Lawyers in America* (Woodward/White, Inc.) for Real Estate Law, 2023-2025

Selected to the list of Connecticut *Super Lawyers* (Thomson Reuters) Rising Stars, Real Estate, 2014-2022

Chosen as one of the *Connecticut Law Tribune's* 2015 New Leaders in the Law

Completed 2010 ING New York City Marathon

Community Involvement

Hartford YWCA, Investment Committee

Insights

29th Annual Awards Celebration, Connecticut Hispanic Bar Association

November 21, 2024

2024 Annual Gala, Connecticut Asian Pacific American Bar Association

October 30, 2024

"State of Real Estate Transactions in Today's Economy with Day Pitney," HNBA Corporate Counsel Division

August 16, 2023

Connecticut Executive Order Extends Certain Protections for Residential Renters During COVID-19 Pandemic

July 6, 2020

COVID-19 Response: NY Executive Order Requires Some Employers to Provide Masks to Employees, and Temporary Changes to Real Estate Law

April 15, 2020

News

Day Pitney Announces Leadership Changes in Corporate Department

October 1, 2024

Day Pitney Receives Corporate Award at the Connecticut Hispanic Bar Association's Annual Dinner

November 8, 2023

Day Pitney Represents Foxfield in Connection with its Construction Financing for the Development of Lower Bucks Logistics Hub

September 29, 2023

Day Pitney Real Estate and Environmental Team Represents Merck in Sale of Kenilworth Headquarters

March 2, 2023

Marie Bertrand Appointed to the Latina Commission of the Hispanic National Bar Association

September 21, 2022

2022 Hispanic National Bar Association Annual Convention

September 7-9, 2022

Four Day Pitney Partners Named BTI "Client Service All-Stars" for 2020

December 10, 2020

Marie Caroline Bertrand Elected as President, and Rosendo Garza, Jr. Elected as Treasurer, of Connecticut Hispanic Bar Association

April 21, 2018

Marie Bertrand Named President-Elect of Connecticut Hispanic Bar Association; Rosendo Garza, Jr. Elected as Secretary

April 19, 2017

Marie Caroline Bertrand Honored by the Connecticut Bar Foundation as a James W. Cooper Fellow

February 24, 2017

Marie Bertrand and Michael Byrne Have Been Named Fellows of the American College of Mortgage Attorneys

February 21, 2017

Day Pitney Congratulates Our New Partners

01/20/2017

Marie Caroline Bertrand

01/03/2017

Day Pitney Promotes Five Partners

January 3, 2017

87 Day Pitney Lawyers Named to 2016 Super Lawyers List

November 10, 2016

Marie C. Bertrand Selected as Vice President of Connecticut Hispanic Bar Association

April 20, 2016

Five Day Pitney Attorneys Selected as New Leaders of the Law for 2015 by The Connecticut Law Tribune

November 5, 2015

91 Day Pitney Lawyers Named to 2015 Super Lawyers List

October 30, 2015

Eighty-Four Day Pitney Attorneys Recognized by Super Lawyers for 2014

November 3, 2014

In The Media

Day Pitney Names Leaders in Corporate Department

Law360 Pulse , October 3, 2024

Major CT Law Firm Names 3 to Corporate Department Leadership Team
Hartford Courant, October 1, 2024

Property Plays: Merck, Fannie, Denver Airport
Law360, March 5, 2023

5th Annual Building Careers Symposium: Design Your Career Through Self Development
June 17, 2015

Storrs Center: Developing a Town Center in a Public/Private Partnership
September 23, 2014

Understanding the Connecticut Foreclosure Process
January 23, 2013

Who's News
Real Estate Weekly, April 28, 2016

New Leaders of the Law for 2015
The Connecticut Law Tribune, October 1, 2015

New Conn. Hispanic Bar President Plans to Push Diversity Efforts
The Connecticut Law Tribune, July 23, 2015