



Lauren A. Rico

Partner

lauren.rico@dlapiper.com

Washington, DC

T: +1 202 799 4076

F: +1 202 799 5117

Lauren Rico represents private equity funds, insurance companies, commercial banks, developers and other institutional investors in a wide variety of commercial real estate transactions.

Lauren's national real estate practice focuses on acquisitions and dispositions of real estate and interests in real estate; complex single-asset and multi-asset real estate financing transactions and construction loans; the creation of joint ventures for the ownership, development and management of real estate assets; workouts and restructurings; and commercial leasing. She has experience in transactions involving a wide variety of asset classes, including office, multifamily, hotels and resorts, marinas, senior housing/assisted living, manufactured housing, retail and industrial properties.

• Real Estate

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REPRESENTATIVE TRANSACTIONS

- Represented a private equity real estate fund in obtaining a US\$200 million portfolio loan secured by nine properties with multifamily, industrial and retail uses, located in six states; an approximately US\$100 million portfolio loan secured by 10 grocery store anchored retail properties located in 4 states; and a US\$185 million portfolio loan secured by 16 industrial properties located in 7 states
- Represented a real estate opportunity fund in obtaining over US\$300 million in annual construction loan originations in connection with the acquisition and development of multifamily and senior housing/assisted living facilities located all over the US
- Represented a life insurance company in providing a US\$267 million acquisition mortgage loan secured by an office building located in the District of Columbia
- Represented a real estate opportunity fund in obtaining over US\$200 million multi-phased construction financing of land located in Silicon Valley, developed through a joint venture into the corporate campus of a major entertainment company
- Represented an insurance company as buyer in the acquisition and US\$146.5 million construction financing of a development parcel located in the District of Columbia to be developed into the new headquarters of a US government agency. The project was purchased through a joint venture between the insurance company and a pension plan administrator
- Represented a real estate opportunity fund in the approximately US\$157 million acquisition and renovation financing of two marinas and related facilities located in Fort Lauderdale, while successfully navigating complex environmental, structural and operational issues in connection with the closing

- Represented a real estate core plus fund in the US\$118 million acquisition of a multifamily apartment project with ground floor retail, located in Philadelphia and acquired through a joint venture structure
- Represented a real estate opportunity fund in the acquisition, financing and subsequent refinancing and sale of several boutique resort hotels located in South Beach and the Florida Keys
- Represented a national commercial bank in financings of hotels located in San Diego, New Orleans, Pittsburgh and New England

CREDENTIALS

Admissions

- District of Columbia
- North Carolina

Education

- J.D., Pepperdine University School of Law 2009
Editor in Chief, Pepperdine Law Review
- B.A., Wake Forest University 2006

Courts

- United States District Court for the Western District of North Carolina

NEWS

DLA Piper announces partnership promotions for 2022

28 April 2022

DLA Piper is proud to announce that 74 lawyers have been promoted to its partnership. The promotions are effective as of April 1 2022 in the United States and May 1 2022 for EMEA and Asia Pacific. Promotions have been made across all of the firm's practice areas, spanning 38 offices in 21 countries.
