

# BUILDING GENERATIONAL WEALTH A FAMILY'S JOURNEY TO CRE SUCCESS

CASE STUDY



## CLIENT SUMMARY

Intelica has proudly partnered with a family real estate portfolio that spans retail, office, distribution, industrial, and multifamily properties, supporting their long-term vision of building generational wealth for 10+ years. With a diverse portfolio totaling 804,776 square feet and an impressive average occupancy rate of 87.5%, Intelica has been instrumental in helping the family achieve steady growth and value creation. Through a comprehensive range of services—including brokerage, property management, and investment consulting—Intelica has guided the family's strategic investments, with a total investment portfolio of \$69 MM dollars. This partnership is a testament to Intelica's commitment to empowering families to secure and grow their legacy in the commercial real estate market.



CITY | Greater St. Louis Area



PROJECT TYPES | Retail, Office, Distribution, Industrial, and Multifamily



PORTFOLIO SIZE | 804,776 SF



BROKERAGE | Intelica



PROPERTY MANAGEMENT | Intelica



INVESTMENT CONSULTANT | Intelica



PORTFOLIO AVG. OCCUPANCY RATE | 87.5%



INVESTMENT TOTAL PURCHASE PRICE | \$69,233,550