

SHAHRAM KHALILI



Categories: [People](#), [Lawyers](#)

Shahram is an experienced commercial real estate lawyer with a history of advising clients on complex real estate transactions, including the acquisition and disposition of a variety of real estate asset classes including multi-residential, commercial and industrial.

Shahram is also well-regarded for his expertise in providing counsel to lenders and borrowers on real estate financing matters, with a particular focus on development and construction loans. He has a track record of working on pre-eminent commercial real estate transactions.

Email: shahram.khalili@mcmillan.ca

Expertise: Banking & Finance, Commercial Real Estate, Financial Services

Language Spoken: English, Persian

LinkedIn: <https://www.linkedin.com/in/shahramkhalili/>

Location: Toronto

Phone: 416.945.8003

Position/Title: Partner, Commercial Real Estate

Education & Admissions:

Degree: Called to the Ontario bar

Year: 2017

Degree: JD (cum laude)

University: University of Ottawa

Year: 2016

Degree: JD (magna cum laude)

University: Michigan State University

Year: 2016

Media Mentions:

- [Ontario Power Generation sells Lakeview Lands](#)

Rankings & Recognition:

- Recognized by Best Lawyers in Canada (2025) as “One to Watch” in the area of Real Estate Law
- Winning Advocate, American Labour Arbitration Competition
- Factum Award, Canadian Corporate/Securities Moot Competition

Representative Matters: Acquisition / Disposition / Development

- Acted for the purchaser of a large portfolio deal, totalling just over \$1 Billion in multi-residential and commercial properties in the Greater Toronto Area

- Acted for the seller of a large portfolio of rural properties in multiple provinces, totalling over \$250 million
- Acted for the purchaser of a new multi-tenant residential development in the City of Ottawa, totalling close to \$50 million
- Acted for the purchaser of a multi-tenant residential complex in the City of Waterloo, totalling \$40 million
- Acted for the seller of a multi-tenant residential complex in the City of London, totalling close to \$50 million
- Acted on behalf of the developer with respect to the development, registration and closing of all units in a multi-block condominium development in the City of Toronto
- Acted on behalf of a U.S.-based investment firm with respect to its purchase and lease-back of multiple industrial manufacturing properties in Ontario, totalling close to \$20 million

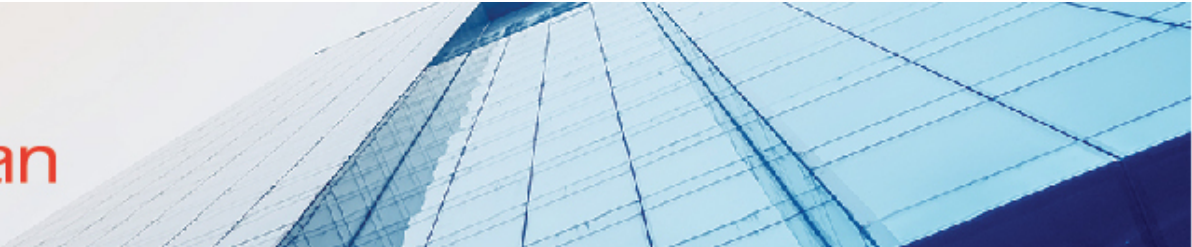
Financing

- Acted on behalf of the Royal Bank of Canada as agent and lender with respect to the \$275 million syndicated acquisition financing of the 177-acre former coal-fired Lakeview Generating Station property in Mississauga
- Acted on behalf of the lender with respect to a \$700 million acquisition financing of a commercial property in the City of Toronto
- Acted on behalf of the lender with respect to a \$200 million acquisition financing of a land assembly for development in Durham Region
- Acted on behalf of the lender with respect to a \$200+ million acquisition and construction financing of a commercial property in the City of Toronto
- Acted on behalf of the lender with respect to a \$150 million construction financing for the development of a condominium project in the City of Toronto
- Acted on behalf of the lender with respect to the construction financing of a multi-million dollar solar farm project in northern Ontario

Pro Bono Leasing

- Acted on behalf of a lessee for the lease of a 55,000 sq. ft. industrial warehouse complex in the City of Toronto
- Acted on behalf of a lessee for the lease of a 5,000 sq. ft. office space in the City of Toronto

Industries: Banking & Finance



Practices: Commercial Real Estate, Financial Services