

# DEVELOPMENT

Transwestern Development Company is a diversified business with expertise and experience in all commercial property types. The firm executes projects through a variety of venture and contract structures and has been creating commercial landmarks for itself, its partners and valued customers throughout the U.S. since 1978.

Transwestern Development Co. operates as a principal, investing capital alongside its institutional equity partners in the development of speculative and build-to-suit projects, and as a fee developer for clients and user-owners. The company has amassed valuable experience in construction, design, sustainability, leasing, acquisitions, finance and asset management.

As a member of the Transwestern family of companies, the firm capitalizes on the market insights and operational expertise of its affiliates, which include a diversified real estate services firm with 34 U.S. offices and a real estate investment management company.



**BHP BILLITON TOWER**  
HOUSTON, TX



## DELIVERING DISTINCTION

Transwestern Development Company operates through a multi-regional, multi-property model. The firm is an active developer of office, industrial, multifamily, mixed-use and healthcare projects. Regional development teams with specific product and market knowledge are responsible for creating and executing projects with support from a dedicated capital markets team. Development personnel also benefit from the firm's affiliation with a national real estate services company providing unique local knowledge and expertise in all facets of ownership and operations. Ridge Development is the firm's industrial development platform and is a fully integrated part of the business. DRI Development Services is the firm's development arm in the Mid-Atlantic.

## DISTINCT EXECUTION

The firm manages projects through a team approach that includes experts in design, construction, leasing, finance, asset management and building operations. This team orientation ensures the initial business plan is realized in the finished product and investment dollars are maximized. Every project is approached with an owner's mentality regardless of whether a project is undertaken as a direct investor or as a fee-based project manager.

## DISTINCT DESIGN

Successful developments are the result of best-in-class functional and aesthetic design applied to fundamentally strong locations. The firm works with premier architects and engineers appropriate to each engagement. This includes the creation of projects that enhance the skyline and add to the fabric of a city, as well as those where functional attributes are keys to enhancing the bottom line. Excellent design includes the application of budget discipline and an eye toward long-term sustainability.

