

# Real Estate

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The Saxton & Stump Real Estate Law team is equipped to assist our clients with virtually all types of legal matters involving commercial and residential real estate.

Our attorneys have knowledge and experience in the various industries in which our clients operate, and we work with our clients to provide effective, creative solutions to the following issues:

- Purchase and sale agreements and the acquisition and disposition of real estate
- Partnerships and joint ventures
- Coordinating transfers with mergers and acquisitions
- Commercial leasing, complex lease documents and negotiation
- Commercial loan origination and closings
- Condominiums, cooperatives, planned communities and homeowners associations (HOAs)

## Key Contacts



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## Team

[Anthony J. Foschi](#)  
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- Zoning, subdivision and land development
- Environmental law issues, including environmental due diligence and the Pennsylvania Land Recycling Program (“Act 2”)
- Stormwater management permits and approvals
- Lease enforcement and eviction matters
- Real estate litigation and alternative dispute resolution
- Real estate development
- Real estate financing
- Construction matters, including general and subcontractor agreements
- Mechanics liens
- Real estate tax-related matters and tax assessment appeals for commercial property owners
- Land use analysis and approval
- Land use in natural gas development and within the energy industry
- Easements and rights of way
- Declarations, covenants and use restrictions
- Reciprocal easement agreements
- Eminent domain and condemnation
- Pipeline and utility easements and rights of way
- Warranty claims
- Highway occupancy permits

No matter the challenge, our team strives to provide five-star services to our clients, helping to navigate complex legal matters in real estate.

We are equipped to represent professionals ranging the full spectrum of commercial real estate. Our team provides services to and regularly works with:

- Commercial and residential builders and developers
- Financial institutions and lenders
- Engineers
- Real estate brokers, agents and salesman
- Buyers and sellers
- Property owners
- Retailers

## **Related Services and Industries**

[Business, Corporate and Tax](#)  
[Environmental, Workplace Safety and Utilities](#)  
[Hospitality](#)  
[Condos, HOAs and Planned Communities](#)  
[Banking and Financial Services](#)  
[Construction](#)

- Property managers
- Investors
- Landlords
- Tenants
- Title insurance underwriters