DAVIES



Joseph Jarjour

Partner

Office

Montréal

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Expertise

Real Estate
Banking and Finance
Corporate

Bar Admissions

Québec, 1999

Clients can count on Joseph as a key team member who thoroughly understands their business model and their transaction concerns.

Joseph advises leading owners, investors and developers on complex and multi-layered real estate transactions, joint ventures and development projects. He is also active in commercial and real estate financings. Over the past two decades, Joseph has been involved in many of Montréal's most high-profile development projects.

Joseph is a member of the firm's Management Committee. He was previously a member of the Montréal Student/Stagiaire Recruitment, Talent Management, Liability Insurance and Ethics, and Workplace Harassment Prevention Committees.

Representative Work

First Capital Realty Inc.

Acted for **First Capital Realty Inc.** in connection with the multi-step acquisition of two properties in Montréal's Griffintown neighbourhood comprising a total of approximately 236,000 square feet of retail and office space and 255 underground parking spaces, for an aggregate purchase price of approximately $102.2 million.

First Capital Realty Inc.

Acting for **First Capital Realty Inc.** in connection with the redevelopment, in multiple joint ventures, of Centre Commercial Wilderton, a mixed-use project for a major shopping complex in Montréal, which will include commercial spaces, a retirement residence and a residential tower.

First Capital Realty Inc.

Acted for **First Capital Realty Inc.** in the acquisition and sale of its shopping centres in the province of Québec, including the sale of its entire Québec City portfolio to Trudel Alliance for approximately $165 million. The portfolio comprises seven shopping centres with 28 buildings in the Québec City area, including Carrefour Soumande, Galeries Charlesbourg, Place Seigneuriale, Place des Quatre-Bourgeois, Place Naviles, Carrefour St-David and Les Promenades de Lévis. It also includes megacentres, shopping malls and shopping centres.

First Capital Realty Inc.

Acted for **First Capital Realty Inc.** in the disposition of its entire Québec City portfolio to Trudel Alliance for approximately $165 million. The portfolio consists of seven retail centres with 28 buildings in the Québec City region: Carrefour Soumande, Galeries Charlesbourg, Place Seigneuriale, Place des Quatre-Bourgeois, Place Naviles, Carrefour St-David and Les Promenades de Lévis. It includes power centres, enclosed malls and shopping centres.

First Capital Realty Inc.

Acted for **First Capital Realty Inc.** in the disposition of a 50% non-managing interest in a portfolio of six properties located in the Greater Montréal and Greater Ottawa areas for approximately $180 million.

Montoni Group

Acted for **Claridge Properties Ltd.** and **Montoni Group** in connection with Espace Montmorency, the largest commercial real estate project ever to be built in Laval,

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Claridge Real Estate Inc.

Acting for **Claridge Real Estate Inc.** in the acquisition and redevelopment of 2 buildings comprising 426 residential rental units and ancillary commercial property, in Toronto (Ontario), in joint venture with Reserve Properties and Palomino Capital.

Claridge Real Estate Inc.

Acting for **Claridge Real Estate Inc**. in the acquisition of a 95 acre site in Ottawa (Ontario), and the development thereon of a multi-use project including 647 single family and townhouse lots, a 230 residential project, a school site and public parks, in joint venture with Regional Group and Palomino Capital.

Claridge IC Properties, Limited Partnership

Acted for **Claridge IC Properties, Limited Partnership** in a joint venture in connection with Les Loges St-Nicolas, located in Lévis, on the south shore of Québec City. This ground-up development is expected to comprise 8 phases totalling 850 condo-style rental apartments for a development cost exceeding C$250 million.

Claridge IC Properties, Limited Partnership

Acting for **Claridge IC Properties, Limited Partnership** in the redevelopment, in joint venture with Bâtimo and Phillip Kerub, of a portion of the residential project to be constructed on the former Montreal Children's Hospital site. The overall mixed-use redevelopment of the site, valued at $400-million, will ultimately include six towers of residential and social housing, a park, a municipal library, offices, stores and a hotel.

Claridge IC Properties 2, Limited Partnership

Acted for **Claridge IC Properties 2, Limited Partnership** in the acquisition and redevelopment of an approximately C$50 million residential project in downtown Montreal on an 11,350 square foot property, in joint venture with Omnia Technologies Inc.

Claridge Inc.

Acted for **Claridge IC Properties, Limited Partnership,** with the development, in its joint venture with Pur Immobilia, of the Lum Pur Fleuve project in Brossard, on Montréal's South Shore.

National Bank of Canada

Acted for **National Bank of Canada** with the sale to Kevric of the class-A downtown Montréal building, located in the Quartier International neighbourhood, where the National Bank's head office is currently located.

National Bank of Canada

Acting for **National Bank of Canada** with its $100-million acquisition of an undeveloped 135,000 square foot property in downtown Montréal and in connection with the C$500-million construction thereon of its new head office in Montréal, the most important new office building development in the city in the past 25 years.

Groupe Montoni / VSL Logistics Hub Limited Partnership

Acted for **Groupe Montoni**, in partnership with Montez Corporation and **Lotus Real Estate Group**, in its acquisition of Sears Canada's distribution centre in Montréal's borough of Saint-Laurent, the leaseback to Sears of a 1.6 million sq. ft. portion of the property and the subsequent redevelopment and leasing of the property.

Club sportif MAA

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Acted for **Club sportif MAA** in the redevelopment of its property located in downtown Montréal, involving the sale of a portion of the property, the demolition of the property and its reconstruction to include a new Club MAA (gym) and a 33-storey residential tower of approximately 300 units.

Toromont Industries Ltd.

Acted for **Toromont Industries Ltd.** in its acquisition of Hewitt Equipment in a $1-billion transaction that expands Toromont's Caterpillar dealership into Québec, Western Labrador and the Maritimes, and strengthens its expertise in the mining, construction, power systems and forestry sectors.

The Manufacturers Life Insurance Company

Acted for **The Manufacturers Life Insurance Company** ("Manulife") in a co-venture with Ivanhoé Cambridge Inc. for the acquisition and development of a high-rise office tower downtown Montréal containing approximately 486,000 square feet and in Manulife's leasing of approximately 270,000 square feet in the tower.

Carbonleo Real Estate Inc.

Acted for **Carbonleo Real Estate Inc.** in connection with a mixed-use development project on De la Montagne Street in downtown Montréal that features 18 luxurious condos and a Four Seasons luxury hotel with approximately 160 rooms, as well as approximately 25,000 sq.ft. of commercial space. This development project is located next to Holt Renfrew - Ogilvy's luxury store.

Carbonleo Real Estate Inc.

Acting for **Carbonleo Real Estate Inc.** in connection with the Quartier Royalmount major mixed-use development project at the intersection of Highways 15 and 40 in Town of Mount Royal, in Montréal.

Public Sector Pension Investment Board

Acted for **PSP Investments** in connection with its sale of a diverse portfolio of office properties located in the Chabanel Garment District, in Montréal, to Howard Szalavetz Properties.

Cominar Real Estate Investment Trust

Acted for **Cominar Real Estate Investment Trust** in connection with the $1.527-billion acquisition of a portfolio of 11 shopping centres, three office properties and one industrial property from Ivanhoé Cambridge, the real estate subsidiary of the Caisse de dépôt et placement du Québec.

Goldman Sachs

Acted for **Goldman Sachs** and the other owners in connection with the purchase and subsequent sale of Place Bonaventure, the Bonaventure Hilton hotel and Dominion Square properties in Montréal.

Hydro-Québec International

Acted for **Hydro-Québec International**, a wholly owned subsidiary of Hydro-Québec, in connection with the sale of its 20% interest in Hong Kong-based Meiya Power Company Limited, one of the leading independent power producers in China, to a consortium of private equity investors led by Darby Asia Investors, Ltd.

Ipso Facto Limited Partnership

Acted for **Ipso Facto Limited Partnership** in the sale, for approximately $1 billion, of its majority interest in Le Groupe Maurice, a leader in the design, development and

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management of state-of-the-art retirement homes in Québec.

Montoni Group

Acted for **Montoni Group** in its acquisition from and leaseback to Grass Valley Canada Partner ULC, as well as its partnership with Nicola Value Add Real Estate Limited Partnership and financing of an industrial property located at 3499 Douglas-B.Floreani Street, Montréal.

First Capital Realty Inc.

Acting for **First Capital Realty** in connection with its acquisitions, dispositions and development of properties in the province of Québec.

Claridge IC Properties 3, Limited Partnership

Acted for **Claridge IC Properties 3, Limited Partnership** in the acquisition of a property in the City of Dorval, and its related acquisition financing and development thereon of approximately 255 residential rental units and ancillary commercial property, in a joint venture with Pur Immobilia, Oktodev, Endévco and Palomino Capital.

EcoPro BM

Acting for Korea-based **EcoPro BM** in its C$1.2-billion joint venture with Ford and SK On to build a cathode manufacturing facility to produce electric vehicle (EVs) battery materials in Bécancour, Quebec.

Claridge IC Properties 4, Limited Partnership

Acted for **Claridge IC Properties 4, Limited Partnership** with the acquisition, in a joint venture with Endevco and Palomino, of a property in the City of Gatineau, and its related acquisition financing, for the purposes of the development of a residential project comprising approximately 298 rental units and ancillary commercial space.

Claridge IC Properties 4, Limited Partnership

Acted for **Claridge IC Properties 4, Limited Partnership** with the acquisition, in a joint venture with Colonnade Bridgeport, of a property in the City of Ottawa, for the purposes of the development of a residential project comprising approximately 127 rental units.

eStruxture Holdings Inc.

Acted as Canadian counsel for **eStruxture Data Centers** in its C$750-million securitization transaction, which formed part of eStruxture's aggregate C$1.35-billion financing round, and which will be used to advance AI-ready data centers across Canada.

Claridge IC Properties 4, Limited Partnership

Acted for **Claridge IC Properties 4, Limited Partnership** in the acquisition and related financing of a property in the City of Ottawa, through a joint venture with Colonnade BridgePort and Granite Private Equity, to facilitate the RYSE residential development of a 22-storey tower with approximately 242 rental units.

Recognitions

Best Lawyers Canada
Real Estate Law

Chambers Canada
Real Estate: Québec

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Insights

Davies Lawyers Recognized by *Best Lawyers*
Sep 3, 2026

Education

Université de Montréal, LLB, 1998
McGill University, BSc (Biochemistry), 1995

Bar Admissions

Québec, 1999

Board Memberships

Festival du Nouveau Cinéma, director and secretary