



Stephen I Berkman

Partner, Real Estate Department
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Steve Berkman is a partner in the Real Estate practice of the Paul Hastings San Francisco office. His practice primarily consists of representing institutional owners, investors, and users of various types of real estate assets, both nationally and internationally. Mr. Berkman has extensive experience representing major corporate users of real estate, advising on headquarters and other facilities acquisitions and leasing (including some of the largest headquarters transactions in the Bay Area), sale/leaseback transactions, and disposition of excess property. He also spends significant time representing buyers and sellers of major office, retail, apartment, industrial, gaming, and hospitality projects, whether in single asset or portfolio transactions. As part of his real estate practice, Mr. Berkman has developed a nationally recognized practice representing major Internet companies, real estate developers, and private equity investors with respect to the development, leasing, and operation of data centers.

Recent Representations

Representative clients include Facebook, Salesforce.com, LinkedIn, Rockwood Capital, Okta, BioMarin Pharmaceuticals, Yahoo, Lithium Technologies, TierPoint and Unity Technologies

Recent Headquarters and Leasing Transactions:

- Salesforce.com in the leasing in San Francisco of Salesforce Tower (approximately 881,000 square feet), 445,000 square feet at 350 Mission, 500,000 square feet at 50 Fremont, and 230,000 square feet at One Rincon
- Facebook in the acquisition of its Menlo Park campus, including subsequent land acquisitions and leases of multiple adjacent sites
- Facebook in the lease of 435,000 square feet at 181 Fremont, San Francisco
- Salesforce.com in office leases throughout the U.S., Europe and Asia
- Salesforce.com in the 25 year naming rights agreement with Transbay Joint Powers Authority for the Salesforce Transit Center in San Francisco

San Francisco

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Practice Areas

Commercial Leasing and
Sales Leaseback
Data Centers
Real Estate Equity
Investments and Joint
Ventures
Real Estate Capital Markets
Technology
Real Estate Finance
Real Estate Acquisitions and
Dispositions
Real Estate Restructuring and
Reorganization
Internet of Things
Real Estate
Gaming and Gambling
Real Estate Development and
Construction

Admissions

California Bar

Education

UCLA School of Law, J.D.
1992
University of California,
Berkeley, B.S. 1987

Stephen I Berkman (Continued)

- LinkedIn in the swap with Google of various land and leases comprising the LinkedIn and Google headquarters in Mountain View and Sunnyvale
- LinkedIn in the lease of 450,000 square feet at 222 Second Street, San Francisco
- LinkedIn in the lease of 456,000 square feet at San Antonio Center in Mountain View and the subsequent assignment of the lease to WeWork

Recent Data Center Transactions:

- TierPoint in the acquisition of CoSentry, Windstream and other data center companies
- Facebook with respect to various U.S. and international data center locations
- Salesforce.com with respect to U.S. and international data center locations
- Yahoo! with respect to various owned and leased data centers

Accolades and Recognitions

- Named one of the leading lawyers in real estate by Chambers USA

Professional and Community Involvement

- Member of the State Bar of California

Education

- University of California at Los Angeles School of Law, J.D., 1992
- University of California Berkeley, B.S., 1987 (with honors)

News

May 31, 2018

San Francisco Marks Largest Office Lease in City's History with Facebook Transaction

May 11, 2018

Paul Hastings Practices and Lawyers Score Top Rankings in Chambers USA 2018

December 06, 2017

Okta Enters into Lease Agreement for New San Francisco Headquarters

November 03, 2017

LinkedIn Enters into Lease Assignment Agreement with WeWork

August 04, 2017

Stephen I Berkman (Continued)

Delta Dental Enters into Oakland Office Lease Agreement with CIM Group

June 05, 2017

Paul Hastings Practices and Lawyers Score Top Rankings in Chambers USA
2017

July 12, 2016

LinkedIn Acquires Google Properties

June 08, 2016

Paul Hastings Practices and Lawyers Score Top Rankings in Chambers USA
2016

June 11, 2014

Paul Hastings Represents TierPoint in its Acquisition by Management, Investor
Group

April 30, 2014

Paul Hastings advises LinkedIn on lease of new San Francisco office building

April 11, 2014

Paul Hastings Represents Salesforce.com in Lease of San Francisco's Premier
Office Project

September 16, 2013

Paul Hastings Advises Four Corners Properties and Rockwood Capital in the
Biggest 2013 Lease Deal in Silicon Valley with Google

June 27, 2013

Paul Hastings Advises Cequel Data Centers in Acquisition of Baltimore
Technology Park

June 27, 2013

Paul Hastings Launches Data Center Practice

June 05, 2013

Paul Hastings Extensive Practice Strength Highlighted in The Legal 500 United
States 2013

May 03, 2013

Paul Hastings Represents Salesforce.com in European Data Centre Expansion

Stephen I Berkman (Continued)

January 03, 2013

Paul Hastings Advises Salesforce.com in San Francisco Lease at One Rincon

December 20, 2012

Paul Hastings Represents Salesforce.com in San Francisco Highrise Lease

May 22, 2012

Paul Hastings Advises Cequel Data Centers In Acquisition of TierPoint, LLC

December 19, 2011

Paul Hastings Represents Rockwood Capital and Vestar in Retail Joint Venture and Financing

November 17, 2011

Paul Hastings Represents Mozilla in Data Center Deal

November 02, 2011

Paul Hastings Advises Cequel Data Centers In Acquisition of Perimeter Technology

February 08, 2011

Paul Hastings Advising Facebook on Acquisition, Leasing, and Development of New Global Headquarters

September 30, 2010

Paul Hastings Advises Zynga on Largest Lease in San Francisco in 5 Years

June 17, 2008

Paul Hastings Attorneys Recognized as Super Lawyers and Rising Stars in Northern California, Southern California, Georgia, Illinois, New York and Washington, D.C.

March 05, 2008

Paul Hastings Adds Stephen Berkman and Deborah Schmall to Real Estate Practice in San Francisco

Insights

December 09, 2014

How is the tech industry driving real estate and data center developments?

Stephen I Berkman (Continued)

May 16, 2014

What trends in the real estate industry will have the biggest impact on data centers over the next 12 months?

June 26, 2013

Data Centers: Critical for Users; A New and Fast-Growing Asset Class for Investors

Rankings & Awards

May 15, 2018

Recognized by Chambers USA 2018

June 05, 2017

Recognized by Chambers USA 2017

June 08, 2016

Recognized by Chambers USA 2016