

# PORTOR INDUSTRY, INC. SIGNS LEASE TO FACILITATE EXPANSION & GROWTH

**LEASED  
SANTA ANA, CA**



## CHALLENGE

Even as businesses face up and down challenges, companies such as Above The Top have found ways to adapt & thrive. The company provides high end services & party rentals to create the event their clients dream of. Amidst the trying times of a pandemic, Above The Top needed immediate expansion to assist with the ever growing needs for more warehouse space.



## ACTION

We connected with Nick Tezak of Lee & Associates as he had market knowledge and timing that is required to execute these type of transactions. After touring properties for a week and narrowing down to a creative 'short-list' of options, Nick further helped us by facilitating the negotiations and execution of the lease.



## RESULT

Through aggressively touring properties and conducting efficient negotiations he helped us acquire a almost double the size building for much needed warehouse expansion. His negotiations lead to a well below market rate and he was able to have the current tenant move out early. We were able to sign a 7 year lease with an option to renew, early possession and 2 months of free rent.



## TESTIMONIAL

"After working with Nick and his team on the largest building lease our company has undertaken, we look at them as valuable partners in the commercial real estate industry. They helped us stay on track of critical deadlines and lease execution particulars. With many partners on our end it was very helpful to have such a critical point of contact and resource in Nick as we finalized our deal."

-Barry Morgan



COMMERCIAL REAL ESTATE SERVICES

DESTINO INDUSTRIAL TEAM  
Destino | Howland | Tezak



**Nick Tezak**

ASSOCIATE | LEE & ASSOCIATES

**714.564.7135**

ntezak@lee-associates.com

CA DRE #02101474