



How Pyramid is Helping Business Owners

3 Money-Saving Tenant Strategies That Bring You More Profit

Renew your lease with the help of an experienced Broker

TENANT STRATEGIES

TENANT CASE STUDY EXAMPLES

1 Save Money & Stay Put

With vacancy rates rising, Landlords must rely on existing Tenants to renew leases to ensure income. With more than 25 years of Commercial Real Estate experience, our Brokers will simplify the renewal process and put more money in your pocket.

Saving \$18,000 / year and \$90,000 total!

A Stamford-based medical recruiting company is saving \$18,000 per year on their renewal or \$90,000 over the 5 year lease. Pyramid Broker Bruce Sheldon cut \$4 per square foot off of the Landlord's proposed "Fair Market Value" for this 4,400 sq/ft space in downtown Stamford starting January 2009.

2 Save Money by Moving Offices

Find Improved Opportunity and Reduce Overhead to Increase Profits

In an effort to cut expenses, business owners must be willing to assess all of their options when it comes to their rent expense.

Saving \$12,000 / year and \$60,000 total!

A local personal trainer asked Pyramid to help survey the office market when his lease came due in March 2009. His office was in a Class A Stamford Office Building and he paid \$75,000 per year in rent for his 3,000 sq/ft office studio. Pyramid Broker Andrew Paul found a space of similar size near the Greenwich border that fit all of the owner's needs. Same size but at \$4 less per square foot, **this business owner will save \$12,000 this year and \$60,000 over the life of the lease.**

3 Better Retail Location - Less Money

High Vacancies = Upgrade Opportunities

Visibility, high traffic and enough floor space are three keys to a successful retail location.

Now is a once-in-a-business-cycle opportunity to find a great location since some of the best locations are opening up due to increased vacancies.

Creating a 2x Bigger Business Opportunity!

In June 2009 Pyramid Broker Charlie Stephens helped a Norwalk liquor store owner make a turn-key move across town. **The owner moved to a location with double the traffic, much greater visibility and increased the size of his operation by 1,000 sq/ft! All of these benefits at the same monthly rent he was paying at his old location!** With the added exposure of such a dynamic retail space, the business owner expects business to double over the next year due to this move! Twice the revenue without spending a penny more. A solid profit move!