

FAQ

CALL 323.515.8393

Who is Larrea Partners?

We own and develop multifamily, industrial, and retail properties. So in this regard, we're kind of like most of your clients already.

What do we buy?

Currently, we are actively seeking to buy multifamily, retail, and industrial properties in Southern California. We buy opportunities and love making money. To see our up-to-date acquisition requirements, [click here](#).

How are you any different than the other 12 buyers that called me last week?

We approach the market with a 'people before transactions' mentality, and follow 4 very simple principles to ensure we are consistent in this approach:

- 1. You will know where we stand quickly** - When you submit properties to us (an e-blast to your entire database with no other outreach is the exception) you will receive feedback and our interest level within 24 hours.
- 2. You will know where you stand quickly** - We will confirm your representation the same business day you submit a property.
- 3. You will be protected** - Procuring brokers will always be protected whether you represent the seller or not.
- 4. We will succeed together** - Deals sold to us will be returned to you when we are ready to sell. So basically we're nothing like any of the 12 "Buyers" you already have.

How does working with you benefit me?

You will have more certainty, more protection, and more honesty than is typically found in buyer/broker relationships. By the nature of our investment strategy, we are incentivized to transact more frequently than almost anyone you work with.

Will you protect me if I bring you deals that aren't mine?

Yes, if we have not been working on the deal with someone else previously.

Will you protect me if I bring you off-market deals?

If we haven't seen it or aren't already working on it, yes, 100%. We would rather get the deal 6 times from 6 brokers than miss an opportunity. Basically, if you see it, bring it to us quickly, we are first come, first serve.

How much cash do you have sitting ready to deploy now?

Between ourselves and our partners, we have access to the liquidity of over \$100 Million.

What do you/have you owned?

Larrea's principals have owned apartment buildings, retail centers, single-tenant NNN properties, and assisted living facilities. Currently, its principals own retail and assisted living properties.

To view our updated active requirements click here: <https://larreapartners.com/acquisitions-criteria/>

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