

Sophistication in Property Acquisition and Management

American Capital Partners is a fully private real estate investment company that partners with other investors to operate and manage assets in the eastern seaboard region of the United States, in such top tier markets as Washington, DC, Philadelphia, Raleigh Durham, Northern Virginia and suburban Maryland. The collective expertise and experience of its members gives American Capital Partners an edge in navigating the intricacies of commercial leasing and commercial real estate transactions, from initial strategy formation and due diligence during the acquisition period to development of asset value enhancement strategy upon completion of that acquisition.

Each of American Capital Partners properties has its own unique personality. American Capital Partners acknowledges that uniqueness and structures its real estate operating platform accordingly. American Capital Partners assigns a management team to each property, which team is staffed by individuals skilled in the intricacies of that specific real estate market, such as local customs, practices and laws that govern the acquisition and management of real estate in the area.

The process begins with the establishment of due diligence goals and objectives and a benchmarking of a property's rent structure and location desirability against comparable structures. Property operations currently in place are reviewed with an eye to cost cutting measures, and zoning regulations are closely examined for potential barriers to future property improvements. Once the due diligence phase is complete, American Capital Partners team will set asset development strategies, establish budgets and finalize business plan and best case financial goals for the project. Once American Capital Partners acquires a property, the assigned management team establishes tenant relations, implements due diligence findings, commences its capital expenditure program and mobilizes its marketing plan. When management operations are up and running, the American Capital Partners team conducts periodic reviews of property operations and asset strategy status with an eye to value enhancement from operational changes and additional property acquisitions.

American Capital Partners mission is to increase the value of its properties while balancing them against a certain amount of managed risk. These properties are acquired with a prudent level of debt and managed with adequate capital reserves and an aggressive management strategy designed to maximize asset value.

American Capital Partners takes its management responsibilities seriously. Its management teams are in constant contact with their partners to keep them apprised of property status and issues and planned management strategies. American Capital Partners makes transparency of operations and property investments a high priority. More [Americas capital partners mid-atlantic](#) [Americas capital partners](#) [Americas capital partners](#) [Americas capital partners](#) [American capital partners](#)

About the Author

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