



FOCUSED DEVELOPMENT PARTNERS

PASSIONATE PROBLEM SOLVERS





GEMCAP is a full-service commercial real estate development firm that specializes in retail and medical projects. Our clients range from large corporate companies to local/regional businesses, but no matter your scale, our dedicated team puts your strategy and goals to work. We are committed to our client’s satisfaction throughout all phases of a project from beginning to completion and our quick-to-tenancy approach enables you to place your focus on business operations.



PROPERTY TYPES

Quick Service Restaurants	Medical Office	Gas and Convenience	Fitness Centers
Full-Service Restaurants	Automotive Retail	Education/Childcare	General Retail

SERVICES

ESTIMATING & BUDGETING

Our systematic approach allows for best in class estimating and budgeting in any market.

SITE SELECTION

We identify the best site for our tenants based on their requirements in combination with our knowledge and that of local brokers in market.

LAND ACQUISITION

We can close quickly; reducing time lost in traditional lending thus getting our tenants to market faster.

FEE BASED DEVELOPMENT

As a fee based developer, GEMCAP Development can take on all the responsibilities of the development process at a fee based on total project cost.

CONSTRUCTION MANAGEMENT

With both construction and operations experience, we are able to manage projects and contractors to stay on budget and meet timeline objectives.

BUILD TO SUIT

By understanding the needs of our tenants we can build facilities suited to their business goals.

DESIGN & PERMITTING

Our experience in building and site design as well as permitting review for site approval allows us to provide expert guidance through the design process.

DUE DILIGENCE & ENTITLEMENTS

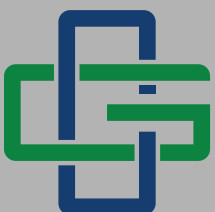
Our partner resources and national footprint ensure that we are able to determine feasibility, uncover any potential pitfalls and have full knowledge of any property that is being acquired.

CAPABILITIES

GEMCAP is setting a new standard in commercial development. Our innovative, systemic, and streamlined process combined with collective experience enable our team to move your project efficiently and effectively through each stage of development. We understand the needs of our clients and our ultimate goal of providing quick-to-tenancy development ensures your satisfaction and allows you to focus on business operations.

OUR CLIENTS

We are proud of the deep relationships built through consistent performance and repeat business.



GEMCAP DEVELOPMENT

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click here to visit us online

www.gemcapdevelopment.com