



GATSKI COMMERCIAL
R E A L E S T A T E S E R V I C E S

OUR MISSION

To maintain the highest standards of excellence in commercial real estate service; to preserve and increase the value of our clients' commercial real estate investments; to generate the highest possible cash flow; and to convey exceptional quality and professionalism.

WHAT THAT MEANS FOR OUR CLIENTS:

As a Gatski client, you never need to worry about who's looking after your investment
No matter the size or scope of your commercial property, we have the expertise, unique internal infrastructure and experience to do the job.

We have an ethical commitment to service. When you call, you'll speak to someone who is prepared to act on your behalf, understands your property and its needs, and knows your history and relationship with Gatski Commercial.

One-stop shopping. Our service solutions run the gamut, encompassing all aspects of traditional, leasing and sales, property and facilities management as well as building maintenance and landscaping services.

We are dedicated to serving our clients and we know the importance of their investment extends into their family's generational future.

With an extensive Las Vegas history, Gatski Commercial delivers in-depth market knowledge and perspective. Whether you're looking for traditional services, such as property management and investment sales and leasing, or innovative new offerings, such as landscape and building sustainable maintenance services, Gatski offers it all under one roof.





From the moment we begin working together, we will work to exceed your expectations, from property management to landscape beautification and from acquisition to disposition. Once under the Gatski Commercial umbrella, we want our clients to be confident that we can do the job - any job - without having to resort to outside entities.

COMPANY PROFILE

Gatski Commercial Real Estate Services has been in operation in Southern Nevada since 1993.

To put that into perspective, that's the same year that iconic casinos MGM Grand and Treasure Island opened their doors. With deep Southern Nevada roots, Gatski Commercial understands the unique market conditions of Las Vegas. While Gatski Commercial has grown and developed alongside the city, the company continues to embrace what some may consider "small town" values. That means that our staff has a vested interest in developing close customer relationships and exceeding expectations. ***We specialize in assets that range from office and retail to industrial and vacant land.***

Gatski teams work together to support the needs of each client. They do that by creating a unique business plan to produce effective, timely service solutions, including property and facilities management, brokerage, leasing, in-house building maintenance services and a comprehensive, fully equipped landscaping division. Through Gatski Commercial's website, clients and potential clients can easily search property listings online.

The corporate culture at Gatski embraces a dedication to improving the industry as well as Southern Nevada.



SERVICES

BROKERAGE

We offer a full-service in-house seasoned brokerage division, facilitating acquisition, disposition and leasing of commercial property, providing comprehensive property evaluation, contract negotiation, orchestration of a thorough due diligence program, and expert assistance with any regulated broker services for our clients as needed. We work with a diverse and extensive database to build a solid, long-term foundation for each of our clients' objectives. The skills and training of our team of commercial real estate professionals place them at the top of the industry. Their talent, teamwork and devotion consistently result in achievement, whether it's turning around a troubled property, building on a stabilized asset, or finding that perfect location for a discerning tenant.

SALES

For the seller, we maintain a comprehensive database of qualified buyers. For buyers, we use our extensive local knowledge and expertise to find and negotiate the optimum value matching the investment criteria.

LEASING

Leasing can mean the difference between success and failure with commercial real estate. When it comes to filling vacancies, or tenant representation our experienced leasing agents have a proven track record, working collaboratively to seek qualified tenants and reputable landlords.

- Tenant Representation
- Negotiating new leases
- Gaining and retaining more desirable tenants
- Landlord Representation
- ROI lease analysis
- Careful tenant screening
- Vacant space analysis
- Cold calling
- Canvassing for new tenants
- Networking with brokers and agents

PROPERTY AND FACILITIES MANAGEMENT

Our dedicated team handles all aspects of professional commercial property and facilities management. We remain in constant communication with our clients, informing them of any relevant developments and reporting results. We adhere to the highest level of ethical standards in all that we do, including but not limited to:

- 24-hour availability
- Emergency response
- Lease enforcement
- Tenant relations
- Comprehensive property inspections
- Annual budgets
- Tenant retention efforts
- Property casualty insurance placement
- Customized & timely financial reporting
- Daily, weekly and monthly deposits
- Rent collections
- Project management

GATSKI COMMERCIAL BUILDING AND LANDSCAPE SERVICES (NV licensed contractor)

Curb appeal is one of the most important aspects of a commercial real estate investment. But in Southern Nevada's difficult climate, landscaping can be a full-time challenge. Knowing that, we offer our customers a full-service landscaping team led by experienced trade professionals and overseen by top Gatski Commercial executives.

With our in-house landscape division, we ensure timely service and quality control. Our seasoned team knows the climate of Southern Nevada, and is dedicated to improving the aesthetics of your property while conserving water and controlling costs.



SERVICES

IN-HOUSE BUILDING MAINTENANCE SERVICES

Cost-effective building maintenance is vital to a commercial real estate investment's success, but it can be a full-time job. Our diverse and experienced team is cross-trained with a wide range of general commercial building maintenance experience. For jobs that require licensed contractors, Gatski Commercial is able to use its exclusive buying power to get the very best service for the very best prices.

Whether you need strategic, long-term operational plans, immediate repairs or emergency response, our specialists are available 24 hours a day.

SERVICES INCLUDE:

- Emergency response
- Routine building maintenance
- Electrical and plumbing repairs
- Monitoring code compliance
- Energy consumption
- Carpet cleaning
- Painting and unit cleanup
- Power washing
- Porter services
- Sweeping
- HVAC certified
- Graffiti removal
- Window cleaning



Frank Gatski understands the intricacies of Las Vegas. A resident for over 40 years, it's clear why the CEO of Gatski Commercial Real Estate Services is thriving in one of the most dynamic real estate markets in the country.

FRANK P. GATSKI CPM, CCIM

President/CEO

A resident of Las Vegas for more than 40 years and a commercial real estate professional for over two decades, Frank Gatski, CPM CCIM is President/CEO of Gatski Commercial Real Estate Services. In an industry where your results are your reputation, Frank Gatski of Gatski Commercial stands among the top performing executives in one of the most dynamic, competitive commercial real estate markets in the entire country.

Gatski leads the company with an aggressive, forward-thinking style, planning for the future and seeking to better serve the client. While ensuring Gatski Commercial stays on top of emerging market trends, Gatski continues to structure service solutions that will meet the changing needs of current and future clients. Gatski holds the Certified Property Manager (CPM) and Certified Commercial Investment Member (CCIM) designations and is a licensed Nevada real estate broker.

“My love of this industry is re-energized each morning when I see our team working so passionately. The foundation of this company is our team and the relationships we’ve built with our clients over the years.”



Gatski Commercial is based in one of the most competitive commercial real estate markets in the world, and we know it inside and out.

VEGAS STRONG



VISIT OUR LISTINGS & SERVICES AT [GATSKICOMMERCIAL.COM](https://www.gatskicommercial.com)



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