



Mario Rubio

Partner

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[Commercial Real Estate](#)
[Real Estate Investments](#)
[Leasing](#)
[Real Estate Project Development](#)

Mario practices commercial real estate law, with a focus on acquisitions/sales, commercial leasing and development.

Mario acts for local, national and off-shore clients, including:

- Developers of mixed-use and multi-family properties;
- Owners of retail, office and industrial properties;
- Retail chains;
- Natural resource companies;
- Housing societies; and
- Non-profit entities.

He advises clients at all stages of the property acquisition and development process and has extensive experience in acting for both landlords and tenants in negotiating commercial leases.

Prior to joining BLG, Mario practiced in the Vancouver office of a large international law firm.

Experience

- Acted for Canadian Urban Limited in their acquisition of 510 Seymour Street in Vancouver. This ten-story, 72,000+ square foot office/retail building is strategically positioned within Downtown Vancouver's financial district.
- Act for vendors and purchasers of office buildings, industrial properties and residential rental properties in British Columbia.

- Act for developers of mixed-use and multi-family projects in British Columbia.
- Act for non-profit organizations and housing societies in connection with the acquisition, development and leasing of mixed-use and social housing properties in Vancouver.
- Acted for a British Columbia-based developer in connection with the purchase of an \$86 million Vancouver hotel property.
- Acted for the purchaser of a \$108 million interest in a shopping centre in Abbotsford, British Columbia.
- Acted for a national telecommunications company in connection with the air space subdivision and \$42 million sale of a downtown Vancouver office building.
- Acted for a global mining company in connection with the sale, lease and disposition of \$400,000,000+ of land and water rights in northern British Columbia.
- Acted as lead leasing counsel for a large national retail store chain in connection with its 80+ stores across Canada.
- Acted as lead leasing counsel for a Western Canadian grocery store chain.

Insights & Events

- Co-Chair, "Emerging Trends in Commercial Leasing," Pacific Business & Law Institute, May 2021.
- Co-Chair, "Commercial Leasing: Modern Challenges for Leasing in BC," Pacific Business & Law Institute, March 2020.
- Co-Chair, "Commercial Leasing: Key Terms for Different Industries," Pacific Business & Law Institute, March 2019.
- Co-Chair, "Commercial Leasing: Managing Risk From Start to Finish," Pacific Business & Law Institute, March 2018.
- Co-Chair, "Commercial Leasing: Current Issues and New Developments," Pacific Business & Law Institute, March 2017.

Beyond Our Walls

Professional Involvement

- Member, Canadian Bar Association - Vancouver Real Property Subsection, former executive committee member (Co-chair)
- Member, Law Society of British Columbia

Awards & Recognitions

- Recognized in the 2025 edition (and since 2024) of *The Best Lawyers in Canada*[™] (Real Estate Law) and since 2023 (Commercial Leasing Law).
- Recognized in the 2024 edition (and since 2020) of *Canadian Legal Lexpert Directory* (Property Leasing).

Bar Admission & Education

- British Columbia, 2011



- JD, University of British Columbia, 2010
- BA, University of British Columbia, 2006

BLG | Canada's Law Firm

As the largest, truly full-service Canadian law firm, Borden Ladner Gervais LLP (BLG) delivers practical legal advice for domestic and international clients across more practices and industries than any Canadian firm. With over 725 lawyers, intellectual property agents and other professionals, BLG serves the legal needs of businesses and institutions across Canada and beyond – from M&A and capital markets, to disputes, financing, and trademark & patent registration.

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