

CAPABILITIES STATEMENT

Black Marlin Commercial Real Estate

Core Competencies

Black Marlin Commercial Real Estate & Black Marlin Property Management provides:

- **Visionary** – We see things not only as they are but also the way they could be.
- **Communicative** – We strive to keep our clients well informed and engaged in each step of the process.
- **Strategic** – We implement a personalized plan of action to achieve the goal that fulfill the needs of our clients by maintaining peer alliances and utilizing the most effective technology.
- **Focused** – Setting priorities and delivering above expectations. We invest resources, time, capital and energy that provide the results our clients deserve.
- **Ethics** – We are committed to performing tasks and conducting business with upmost integrity and in strict compliance to the spirit of the law.

Past Performances

Black Marlin Commercial Real Estate has most recently successfully completed on-time projects for the following:

- County of San Bernardino: Sale and Lease of 15400 Civic Drive, Victorville Ca. Amanda Duncan, RESD (909) 677-8702
- Vanir, Inc.: Sale of 15529 Ramona Ave., Victorville Ca. Frank Schnetz, Asset Manager (909) 884-9477
- Brentwood Investments: Primary Leasing Broker for all their office and industrial assets, San Bernardino County, Ca. Ed Mustafa, CEO (818) 406-1088
- Girl Scouts of San Gorgonio: Primary Leasing and Sales Agent, Riverside and San Bernardino Counties, Ca. Nancy Perdue (909) 307-6555

Services

- Sales Acquisition and Disposition
- Leasing
- Lease Audits & Profitability Projections
- Property Valuation & Investment Analysis
- Investment Cost Analysis
- Assessment of Real Property Usage
- Forensic Research (Market/Feasibility Analysis & Market Trends)

Contact

Walt Wehrmann

Broker/Owner

DVBE, SB

Walt@BlackMarlin-CRE.com

Tel: 760-508-9253

DRE Lic: 01168981



Small Business
(Micro)

UNSPS: 80130000

Cert ID: 2011757

Real Estate Services



Cert. ID: Pending

NAICS Codes:

531190 – Lessors of Other R.E. Property

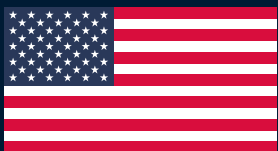
531210 – Offices of R.E. Agents & Brokers

531312 – NonResidential Property Mgrs.

DUNS: 048994533
CAGE Code: 86FT7
DVBE/SB Cert ID: 2011757
SDVOSB Cert ID: (pending)



Black Marlin Commercial Real Estate
345 University Drive - H2
Costa Mesa, Ca. 92627
www.BlackMarlin-CRE.com



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Contact

Janette Wehrmann

Director of Operations

DVBE, SB

Janette@BlackMarlin-PM.com

Tel: 949-836-6459

DRE Lic: 01213603

Small Business (Micro)

Cert ID: 2012230

UNSPS: 80130000

Real Estate Services



Cert. ID: Pending

NAICS Codes:

531120 – Lessors of Nonresidential Buildings

531190 – Lessors of Other Real Estate Property

531210 – Offices of RE Agents and Brokers

531311 – Residential Property Managers

531312 – Nonresidential Property Managers

DUNS: 048994533
CAGE Code: 86FT7
DVBE/SB Cert ID: 2011757
SDVOSB Cert ID: (pending)



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