

Gemma R. Cashman

Partner

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Overview

Gemma Cashman focuses her practice on real estate and land use law, assisting real estate developers and financial institutions on matters, including property finance, conveyancing, development, permitting and leasing. She represents commercial clients in the energy, utilities and real estate development industries.

Gemma assists real estate clients in all aspects of diligence in connection with conveyancing, constructing and financing commercial real estate, including joint venture agreements and other organizational documents, condominium documents, ground and space leases, and title insurance. Her experience involves coordinating with municipal and state authorities on complex permitting and zoning issues, due diligence review, drafting and negotiating agreements, and strategic planning.

Gemma also has extensive experience working with residential and nonprofit clients on real property transactions with substantial tax implications.

Firm Leadership:

- Leadership Team, Day Pitney Women Working Together

Experience

No aspect of this advertisement has been approved by the highest court of any state. Prior results do not guarantee a similar outcome.

Represented an American life insurance company, as lender, in the originations of a $556 million construction loan and a $107.5 million mezzanine loan to build groundbreaking office tower on Park Avenue, New York City

Represented a real estate developer in the $13.2 million acquisition and financing of an office building in Boston, Massachusetts with substantial title issues

Represented a buyer during the purchase of both a $4.2 million urban office complex and a $1.5 million residential condominium, utilizing a 1031 reverse exchange as a component of the transaction

Counseled developer on a $6.8 million refinancing of a suburban commercial complex

Practices & Industries

Acquisitions & Dispositions

Commercial Real Estate

Data Centers and Digital Infrastructure

Infrastructure

Land Use, Zoning & Redevelopment

Leasing

Massachusetts Land Use & Zoning

Offshore Wind

Real Estate Finance

Counseled developer on $2.8 million construction financing of a condominium complex

Currently representing an institutional investor in industrial properties located across the country and related financing and joint venture work

Represented an international life insurance company, as lender, in connection with the financing of a portfolio of geo-thermal projects with an approximate loan amount of $180 million

Currently representing an institutional investor in the acquisition and financing of apartment buildings located in the greater Boston area and related work in the formation of joint venture arrangements and a real estate investment fund

Represented an equity investor in connection with an approximate $400 million investment in a portfolio of wind and solar projects located across the country

Education and Credentials

Education

Boston College, B.A., 2011

Suffolk University Law School, J.D., cum laude, 2014

Admissions

Commonwealth of Massachusetts

Affiliations

New England Women in Energy and the Environment (NEWIEE)

The Real Estate Bar Association for Massachusetts (REBA)

Recognition and Community

No aspect of this advertisement has been approved by the highest court of any state. Prior results do not guarantee a similar outcome. See Awards Methodology.

Recognitions

Selected to Boston Magazine's Top Lawyers List, Real Estate (Commercial), 2025

Selected to *The Best Lawyers in America* list of Ones to Watch (Woodward/White, Inc.) for Environmental Law, 2023-2025; Real Estate Law, 2021-2025

Insights

Wu Outlines Plan to Offer Tax Breaks For Residential Conversions of Office Buildings
July 13, 2023

In Potentially Lucrative Business of Recreational Cannabis, Many Real Estate Issues Abound
November 18, 2022

Closed Entry: Special Provisions-Minimizing Risk With a Strong Cannabis-related Lease
April 12, 2021

Massachusetts Launches New Financing Program for Property Owners Looking to Implement Energy-Related Improvements
August 3, 2020

Massachusetts Attorney General Rejects Local Ban on New Gas and Oil in Building Connections
July 31, 2020

Construction Services Permitted to Resume in Massachusetts During COVID-19 Pandemic
May 18, 2020

Massachusetts Governor Issues COVID-19 Order No. 13 Identifying Essential Services to Remain Open
March 23, 2020

News

Boston Magazine's Top Lawyers of 2025
Boston Magazine , November 25, 2025

Day Pitney Energy Team Secures Important Regulatory Approvals for SouthCoast Wind
October 7, 2024

Eleven Day Pitney Attorneys Elevated to Firm Partnership for 2023
January 3, 2023

Gemma R. Cashman
December 7, 2022

Day Pitney's Renewable Energy Team Completed Two Major Transmission Siting Filings for Mayflower Wind Energy
June 3, 2022

Day Pitney's Renewable Energy Team Advise Mayflower Wind Energy Through Regulatory Application Process for Transmission Connector Facility
December 8, 2021

Day Pitney Represents John Hancock in its $1.25 Billion Acquisition of Commercial Renewable Energy Portfolio from Duke Energy
April 25, 2019

Day Pitney Files Amicus Brief in U.S. Court of Appeals Industrial Hemp Case
January 12, 2018

In The Media

Promotions
Massachusetts Lawyers Weekly, January 20, 2023

Day Pitney Elevates 11 To Partner
Law360 Pulse, January 3, 2023

Providence Lawyer Emma Becker Named Partner at Day Pitney
Providence Business First, January 3, 2023

Eleven Day Pitney Attorneys Elevated to Firm Partnership in 2023
The Boca Raton Tribune, January 4, 2023

Day Pitney's Renewable Energy Team Completed Two Major Transmission Siting Filings for Mayflower Wind Energy
Energy Central News, June 5, 2022

Lincoln Property Company Receives Approval for New Industrial Development in Marlborough, Construction to Begin in Early 2022
Boston Real Estate Times, November 12, 2021

Coworking Here to Stay, Warrants Close Scrutiny
The Real Reporter, June 23, 2016

Bill To Revise Delinquent Property Tax Collection Is A Lose-Lose
Banker & Tradesman, December 6, 2015