



Dec. 2024
Issue 4

the CRE hive NEWSLETTER



BRICK & MORTAR VS ONLINE SHOPPING



In 2024, shopping trends have evolved significantly, with online shopping still on the rise and in-person shopping making a ...

INDUSTRIAL REAL ESTATE BOOM



Over the past several years, especially since the Covid pandemic, we have noticed a high demand for Industrial properties in our area...

AUGUSTA'S RAPID RESPONSE TO HURRICANE HELENE

After Hurricane Helene devastated Augusta, Georgia, leaving thousands without power, water, internet service and basic daily necessities, a community-driven relief effort emerged ...

AUGUSTA CEO: SCOTT BRANTLEY



Scott discusses how commercial brokers can help support relief efforts in areas

AUGUSTA CEO: WHITT RUTLAND



Whitt talks about the 'vacation culture' conflict in America and how it could be impacting your business.

TENANT RETENTION STRATEGIES:

Effective tenant retention strategies are essential in commercial real estate to ensure long-term occupancy and reduce turnover costs. Landlords can retain tenants by focusing..

REAL ESTATE

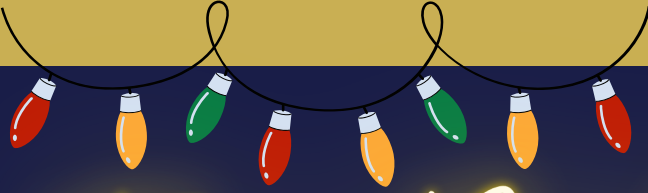
FAMILY

HOT TOPICS

THE TEAM

COMMUNITY

CONTACT US



Top Deals

1. Wylds Road:
Trampoline Park
10 year Lease

2. Davis Office Park:
Noble Oak Financial
7 year Lease

3. 1456 Walton Way:
Greenland Enterprises
Leased

4. 3351 Wrightsboro Rd :
K9 Off Leash Training
5 year Lease

5. 2025 Wrightsboro Rd. :
Wrightsboro Apts
Investment

6. 812-816 Broad St:
Broad St. Apts
Investment

7. 472 Flowing Wells Rd:
RCS Restoration
Leased

1

2

3

4

5

6

7



CHECK
IT OUT
↓

2024





2024 RECAP



BEMAN GROUP
REAL ESTATE

BG REBRAND CELEBRATES 1 YEAR



1ST CRE HIVE INSTALLMENT



KY & VICKI JOIN BG FAMILY



WHITT R. JOINS AUGUSTA
LEADERSHIP CLASS OF 2025



CITY OF MORROW AWARDS
GRANT TO BG PROPERTY



WHITT & VIRGINIA GET MARRIED!



#AUGUSTASTRONG





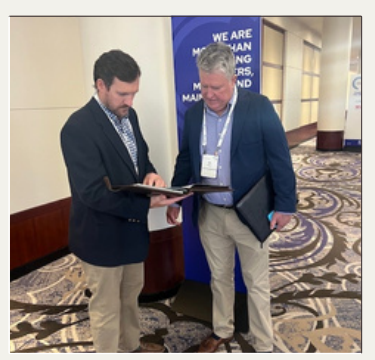
After Hurricane Helene, The Beman Group joined the effort of Golden Food Harvest and its mission to get the CSRA back on its feet. Providing meals and produce to over families. #augustastrong



BG Team joins Apparo Academy for their 2024 Golf Tournament



Whitt R. participates in Radiothon in honor of Children's Hospital of Georgia



BG Team attends ICSC Atlanta, a networking event for retail and real estate professionals



Davis Beman attends Tuttle Newton Foundation's annual gathering at Piedmont facilities.

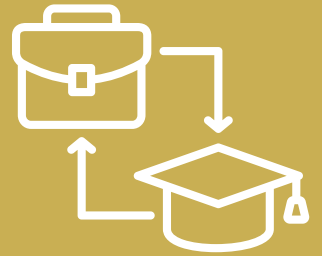


CONSIDERATION FOR OTHERS
IS THE POLISH WHICH
CONSISTENTLY USED
KEEPS CHARACTER
SHINING BRIGHT

SPECIAL THANKS
TO OUR SPONSORS!
MEMBER: [Logos of sponsors]



Internships



The Beman Group believes in supporting upcoming young professionals in gaining access to mentorship and real-life work experience as soon as the first summer of their high school year!

This summer of 2024, we hosted *Howell Beman, Jr.* a high school junior at Richmond Academy, and *Neel Smith*, a senior at the University of Georgia. Howell assisted as a Runner/Admin Coordinator and Neel assisted as Brokerage and Operations Support. During their time with the Beman Group, both Howell and Neel learned of the distinctive divisions that comprise a Brokerage and Investment firm.

Refer an intern, send resume to intern@bemangroup.com



**WHY
CHOOSE US?**

The Beman Group is a team of experienced Commercial Real Estate professionals dedicated to maximizing your investments by utilizing data and research to best suit your needs. Serving the CSRA and beyond, our team of Commercial Agents and Investment Professionals have a proven track record of success in all asset classes including Industrial, Office, Retail, Land and Multifamily.

**WHAT'S YOUR PROPERTY WORTH?
...ASK US FOR A
BROKER'S OPINION OF VALUE!**

VENDOR SPOTLIGHT



MEJIA LANDSCAPING

A full-service landscaping company with expertise in commercial and residential landscaping, upgrades and maintenance.

MEET THE TEAM

BROKERAGE

As a third-party boutique brokerage firm, we provide our clients full-service brokerage capabilities including landlord representation, tenant representation, leasing, and sales. We're able to place tenants into any type of building or help landlords lease or sell their properties across all asset types.

INVESTMENT

For a variety of reasons, real estate is an attractive investment in all economic times, for both novice investors and seasoned professionals. We work with clients to find investments that meet their investment goals, whether that be: occupied vs. vacant, multi-tenant vs. single-tenant, retail vs. office, etc. We can help you underwrite any potential or current investment, and work with you to achieve your goals.

MANAGEMENT

We help our clients by providing full-service property management and asset management services. Through our property management, we help clients negotiate better service contract rates, navigate facility concerns, and handle all tenant communications. Through our asset management services, we help clients reduce their property tax payments, create property budgets to track financial results and work with them to achieve their investment goals.

Thank You

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BEMAN GROUP
REAL ESTATE

