

# Oliver Bancroft

Lawyer / Solicitor

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Commercial property solicitor with five years of post-qualification experience. Currently handling a caseload of 30+ matters at a time covering acquisitions, disposals, and landlord-and-tenant work for corporate clients. Completed training at a Magic Circle firm and moved to a mid-market practice for more hands-on client management.

## Experience

Jan 2023 – Present

**Senior Associate – Real Estate**, Mishcon de Reya, London

Managing a diverse caseload of commercial property transactions for private equity funds, developers, and corporate occupiers.

- Handle **30–35 live matters** at any given time with deal values ranging from £500,000 to £28 million
- Led the acquisition of a **£28 million mixed-use development** in Shoreditch for a PE-backed developer – completion in 11 weeks
- Advise 4 institutional landlords on their **combined portfolio of 120+ commercial leases**
- Supervise **2 junior associates and 1 trainee** across the team's landlord-and-tenant work

Sep 2020 – Dec 2022

**Associate – Real Estate**, Slaughter and May, London

NQ role in the real estate team, working on high-value transactions for FTSE 100 clients.

- Part of the team advising on the **£1.2 billion sale-and-leaseback** of a national retail portfolio
- Drafted and negotiated leases for **15 office lettings** across the City and Canary Wharf
- Ran the due diligence workstream on a **34-property acquisition** across England and Scotland – managed a team of 3 paralegals

Sep 2018 – Aug 2020

**Trainee Solicitor**, Slaughter and May, London

Two-year training contract with seats in real estate, corporate, dispute resolution, and tax.

- Real estate seat: assisted on **8 commercial property transactions** including a £45 million office acquisition
- Corporate seat: supported the M&A team on a **£320 million public takeover**
- Dispute resolution seat: prepared witness statements and disclosure for a **£7 million breach of contract claim**

## Education

Sep 2016 – Jun 2017

**GDL (Graduate Diploma in Law) in Law Conversion**, BPP University, London

Commendation. Converted from a non-law degree to qualify for the LPC.

Sep 2017 – Jun 2018

**LPC (Legal Practice Course) in Legal Practice**, BPP University, London

Distinction. Electives in commercial property and private acquisitions.

Sep 2013 – Jun 2016

**BA (Hons) in History**, University of Durham, Durham

First Class Honours. Dissertation on land reform and property rights in 19th-century England.

## Skills

Commercial Property Transactions, Landlord & Tenant Law, Property Due Diligence, Lease Drafting & Negotiation, Sale & Purchase Agreements, Title Investigation & Land Registry, Client Relationship Management, Team Supervision & Trainee Development, SDLT & Property Tax Awareness, Case Management Systems (iManage)

## Certifications

Sep 2020

**Qualified Solicitor (England & Wales)**, Solicitors Regulation Authority

Sep 2025

**RICS Commercial Property Certificate (in progress)**, Royal Institution of Chartered Surveyors

## Languages

English (native), German (basic)

## Projects

Mar 2024 – Jun 2024

### Shoreditch Mixed-Use Acquisition – Mishcon de Reya

Led the legal work on a £28 million acquisition of a mixed-use development site in East London.

- Managed a **4-week due diligence exercise** covering title, planning, environmental, and tenant matters
- Negotiated overage provisions and a **conditional sale agreement** linked to planning consent
- Coordinated with **3 external counsel teams** on financing, planning, and construction matters

Jun 2021 – Mar 2022

### Retail Portfolio Sale-and-Leaseback – Slaughter and May

Part of the core team on a £1.2 billion sale-and-leaseback of a national retail portfolio.

- Drafted **85 occupational leases** using a standardised template adapted for each property
- Managed the title review process for **120+ properties** across England, Scotland, and Wales
- Worked with the tax team to structure the transaction across **4 SPVs** for SDLT efficiency

## References

**Helen Cresswell**, Partner – Real Estate, Mishcon de Reya, helen.cresswell@mishcon.com, +44 7700 900 811

**George Waddington**, Partner – Real Estate, Slaughter and May, george.waddington@slaughterandmay.com, +44 7700 900 922

## Extra Curricular Activity

Jan 2021

### Pro Bono Advisor – LawWorks Clinics

Provide free initial legal advice at monthly drop-in clinics in Hackney. Cover housing disputes, tenancy issues, and small claims. Handle around 4 clients per session.

Jun 2023

### Member – London Property Lawyers' Group

Attend bi-monthly seminars on commercial property law developments. Presented a talk on the Building Safety Act implications for commercial landlords.