



## Yael Bogler

### Counsel

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[Commercial Real Estate](#)  
[Leasing](#)

Yael has a specialized commercial leasing practice representing both landlords and tenants on a broad range of leasing matters for retail, office, industrial, and mixed-use properties.

She has extensive experience in drafting and negotiating commercial leases and all related ancillary documentation.

Yael also regularly counsels her clients and provides strategic and practical, business-oriented advice in respect of a variety of leasing related matters, including landlord and tenant disputes, lease-related due diligence, lease modifications, and transfers/assignments of leases.

In her practice, Yael acts for a broad range of private entrepreneurs, public and private corporations, asset managers, and developers.

Yael also maintains a general commercial real estate practice including acquisitions and dispositions, and financing.

Prior to joining BLG, Yael was a partner with a leading boutique commercial real estate and corporate law firm in Toronto.

## Insights & Events

- Author, "Planning Act (Ontario): Important Amendments made to Section 50", BLG Article, August 2021
- Speaker, "Top Ten Rules of Lease/Contract Interpretation (1548 Richmond Manor v. Fido Solutions)," The Six Minute Commercial Leasing Lawyer, February 2020.
- Author, "Lease Interpretation, A Review of Recent Cases and the Principles of Contractual Review," The Six Minute Commercial Leasing Lawyer, February 2020
- Panelist, "Back to Basics – The Leasing 101 Workshop You Didn't Think You Needed But Were Glad You Attended," ICSC Canadian Shopping Centre Law Conference, March 2019
- Co-author, "Leasing 101," ICSC Canadian Shopping Centre Law Conference, March 2019
- Speaker, "How to Manage Defaults When The Landlord Does Not Want to Terminate," The Six Minute Commercial Leasing Lawyer, February 2019
- Author, "When Things Go South: Strategies for Managing Tenant Defaults," The Six Minute Commercial Leasing Lawyer, February 2019.
- Co-roundtable leader, "Landlord's Remedies in the Event of a Default," ICSC Canadian Shopping Centre Law Conference, May 2018
- Panelist, "Understanding Change of Control and Mergers and Amalgamations," ICSC Canadian Shopping Centre Law Conference, April 2017
- Co-author, "Who's the Boss, Corporate Tenants and Indirect Transfers," ICSC Canadian Shopping Centre Law Conference, April 2017
- Author, "Go Big or Go Home," The Six Minute Commercial Leasing Lawyer, February 2017
- Speaker, "Lease Expansions," The Six Minute Commercial Leasing Lawyer, February 2017
- Roundtable leader, "End of Term Repair, Removal and Restoration Obligations, What Is the Scope of the Tenant's Obligations," ICSC Canadian Shopping Centre Law Conference, April 2016

## Beyond Our Walls

### Professional Involvement

- Member, Law Society of Ontario
- Member, International Council of Shopping Centres (ICSC)

### Community Involvement

- Co-Chair, Lawyers Division, United Jewish Appeal (UJA) Annual Campaign 2020
- Member, Jewish Community Properties of Greater Toronto, UJA
- Past Co-Chair, UJA U40 Division (2016 and 2017)

## Awards & Recognition

- Recognized in the 2025 edition (and since 2022) of *The Canadian Legal Lexpert® Directory* (Property Leasing)
- Recognized in the 2025 edition of *Lexpert® Special Edition: Infrastructure*.

## Bar Admission & Education

- Ontario, 2009



- BA, University of Western Ontario, 2005
- JD, University of Toronto, 2008

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