



SpencerFane®

Sarah B. Fandrey

Partner

Contact

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Overview

Sarah B. Fandrey represents and advises private equity (PE) firms; real estate investment trusts (REITS); multi-family housing operators; and shopping center, office, warehouse, hotel, multi-family, and single-family housing developers; in addition, she represents and advises railway companies, lenders, trusts, families, restaurants, tenants, joint ventures, non-profits, and investors across the country. Her representation spans corporate transactions, acquisitions, dispositions, development, construction, leasing, and financing, where she proactively mitigates risk and efficiently solves issues that arise in the context of business transactions.

Sarah regularly handles complex, multimillion-dollar projects for large institutions as well as routine real estate transactions for small family offices and has notably closed more than \$500 million in transactions since 2022 and more than \$2 billion in transactions over the last decade.

Sarah specializes in working with public sector entities to obtain ground leases, entitlements, and other complex development approvals. She also regularly represents and advises her clients on land use and rezoning matters as well as operational issues and regulatory compliance in many sectors including maritime-related outdoor recreation, multi-family housing, and self-storage.

She routinely serves as outside business counsel to clients, assisting with corporate documents, management agreements, brokerage agreements, dockage agreements, and other service contracts as needed to economically manage real estate, business, and litigation challenges that arise day-to-day. Sarah thoughtfully collaborates with clients to mitigate risk in a practical yet creative manner.

A well-known community leader and an exceptionally organized yet dynamic professional, Sarah is committed to providing her clients with practical solutions, advice, and support. She excels at identifying and addressing complex issues, developing highly strategic risk analyses, working to get ahead of potential problems, and providing pathways to resolve issues with urgency and efficiency. Her responsiveness, commitment to deadlines, and passionate representation of client interests all support her well-deserved reputation.

Education

- Saint Louis University School of Law, 2013 (J.D.)
- University of Missouri, 2009 (M.S.W.)
- University of Missouri, 2006 (B.A.)

Bar Admissions

- Texas

Community Involvement

- Wallace Elementary School
 - PTA Board, 4th Vice President
 - Ways and Means, Co-Auction Chair
- Texas Lawyers for Children, Volunteer
- Albion Fellows Bacon Center, Board of Directors, Former Director
- Home Services, Inc., Board of Directors, Former Chair of the Board and Director

Distinctions

- *Best Lawyers in America*, Real Estate Law, 2025–2026
- *Best Lawyers in America*, Ones to Watch: Corporate Law; Real Estate Law, 2021–2023

Memberships

- Attorneys Serving the Community, Leadership Member
- Lake Highland Estates Neighborhood Association, Member

Presentations and Publications

- “Common Issues with Retail Leasing in Mixed-Use Developments: Hot Topics,” Spencer Fane Webinar, March 2025
- “The State’s Interest in Regulating Marriage, Privatizing Dependency, and Allowing Same-Sex Divorce,” *Saint Louis University Public Law Review*, June 2013
- “Mediators of Perceptions of Responsibility for Crimes of Passion,” Si Chi Midwestern Regional Convention Program, Midwestern Psychological Association, and University of Missouri’s Undergraduate Research & Creative Achievements Forum, May 2006

Related Experience

- Closed one of the largest marina combinations in the United States in 2024.
- Closed one the largest and most notable marina combinations in the world with her team in 2022.
- Closed one of the largest marina transactions in the world with her team in 2019.
- Collaborated with the Texas cities of Fort Worth, Grand Prairie, The Colony, and Royce for various land use projects.