



Thomas Beard, SIOR

Vice President
Industrial and Logistics

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Education or Qualifications

Bachelor of Arts, University of South Carolina, 2016

Specializations

Brokerage: Landlord Representation

Brokerage: Tenant Representation

Capital Markets and Investment Sales

Affiliations or Memberships

SIOR – Society of Industrial and Office REALTORS®

CCIM – Candidate

CCRA – Central Carolina REALTORS® Association

SCRA – South Carolina REALTORS® Association

NAR – National Association of REALTORS®

SCEDA - South Carolina Economic Developers' Association

Area of Expertise

I specialize in leasing, user sales and investment sales of industrial properties.

Since a young age, I have had a profound interest in and exposure to commercial real estate. I have long found industrial brokerage to be intriguing because it serves as the foundation of many different types of businesses and processes. It is very rewarding to have the opportunity to play a role in the goals and progress of each of our clients as a trusted industrial services advisor.

Professional Accomplishments

In 2022, I earned the Society of Industrial and Office REALTORS® (SIOR) designation. I have been recognized as a CoStar Power Broker in industrial leasing transactions in Columbia, SC every year since 2017. I have received numerous awards through Colliers | SC including the Rising Star Award in 2018, the Service Excellence Award in 2020 and the Top 10 Producers Award in 2020. In 2018, 2019 and 2020, I received the Central Carolina REALTORS® Association Commercial Circle of Excellence Award and also received CCRA's Sales Transaction of the Year Award in 2020. Additionally, I was part of the team that earned SIOR's worldwide 2020 Top Industrial and Investment Transaction Awards.

Over the course of my career, I have participated in transactions totaling 20.5 million square feet, valued at over \$500 million.

Business and educational background

I graduated from the University of South Carolina with a Bachelor of Arts in Economics.

In 2014, I joined Colliers | South Carolina as an intern, conducting research for quarterly market reports, special projects and case studies in the three major markets in South Carolina for two years before transitioning to brokerage. I find that my exposure to market data and establishing relationships with many of the professionals I continue to work with today, while working in the research department at Colliers, provides a valuable foundation into identifying market trends and creative deal making from the brokerage perspective.

Community Involvement

I am a 2021 graduate of Leadership Columbia. I am a member of Christ School's Alumni Council and serve on the Board of Directors for RED Atlas, a commercial real estate data and analytics company focused on serving emerging markets.

While attending the University of South Carolina, I served on the planning committee for the annual Game Ball Run, which raises money for the Marcus Lattimore Foundation and Cystic Fibrosis Foundation. Additionally, I was also involved with the Caribbean Youth Network, a program that provides shelter, food, sports facilities and equipment for youth on Long Island in the Bahamas.