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32 E. Broad Street  
Suite 400  
Greenville, SC 29601

### Education or Qualifications

B.S., Finance, Clemson  
University

### Specializations

Brokerage: Tenant  
Representation

Capital Markets and Investment  
Sales

Brokerage: Landlord  
Representation

### Affiliations or Memberships

SIOR - Society of Industrial and  
Office REALTORS®

Clemson University Powers  
College of Business - Advocacy  
and Engagement Board

Leadership Greenville Class 49

United Way Young Leaders  
Society

GGAR

Proficient in ARGUS

## Bailey Tollison, SIOR

### Area of Expertise

I specialize in office leasing and investment sales, working alongside Taylor Allen. Our team's exclusive focus on office transactions allows us to be experts in our field, providing specialized knowledge to our clients' office needs.

The most rewarding part of my job is building relationships with clients that don't end after a transaction is complete. We feel our team's strengths in financial modeling, marketing and data/technology, combined with a positive attitude, responsiveness and focus on customer service, provide a world-class experience for clients.

My tenant representation transaction experience includes Gallivan White & Boyd, Synovus Bank, Canal Insurance, First National Bank, KPMG, WJCB Law, Carter P.C., Encore Bank, ATS, USI, Hub International, Greenville Chamber of Commerce, Upstate SC Alliance, Upstate Dermatology, Gordian and Atlantic Bay Mortgage.

### Professional Accomplishments

- In 2025, I earned the Society of Industrial and Office REALTORS® (SIOR) designation
- Total transaction value more than \$400 million while at Colliers
- Named to Greenville Business Magazine's Best and Brightest 35 and Under in 2025
- In 2020, 2021, 2022, 2023 and 2024, I received a CoStar PowerBroker Award as a Top Office Leasing Broker
- In 2021, I received Colliers | South Carolina's Rising Star Award

### Business and Educational Background

I graduated summa cum laude from Clemson University with a Bachelor of Science degree in Financial Management with a minor in Accounting.

Prior to joining Colliers, I was a Commercial Real Estate Portfolio Manager for a major bank in Atlanta, GA supporting the Institutional Private Capital team. I specialized in underwriting senior secured debt to construct, acquire or refinance investment-grade real estate with a primary focus on multifamily, office and industrial assets. I also managed a portfolio of approximately 25 real estate loans with an outstanding loan balance of \$2+ billion. My underwriting background helps me understand modeling of cash flows and how prospective transactions impact the valuation of an asset.

### Community Involvement

As a native of Greenville, I'm thrilled to contribute to the growth of the Greenville-Spartanburg-Anderson region through my work and community involvement. I am a member of Leadership Greenville Class 49 and participate in the United Way of Greenville County's Young Leaders Society. I'm also very passionate about Clemson athletics and love to stay involved through serving on the Advocacy and Engagement Board at the Powers College of Business and volunteering for Tiger Ties, a mentoring program for students.