MILLER THOMSON

Steven Chaimberg

Senior Counsel

Montréal

OFFICE

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Industries & expertise

INDUSTRIES

Defence, Security and Aerospace | Franchising and Distribution | Real Estate | Transactions and Leasing

EXPERTISE

Corporate Law | Condominium and Strata | Municipal, Planning and Land Development | Real Estate | Transactions and Leasing

Biography

BAR ADMISSION

Ontario, 2021
Quebec, 1982

EDUCATION

- LL.B., McGill University, 1981
- B.C.L., McGill University, 1980

LANGUAGES SPOKEN

English, French

Steven Chaimberg brings over four decades of experience in commercial leasing and real estate law to his clients. With degrees in civil and common law from McGill University, Steven is a member of the Quebec and Ontario bar associations. He excels in landlord-tenant relations, guiding both parties through offers to lease, lease agreements and related documents. His expertise also extends to real estate commercial agreements, acquisitions, licensing and general business matters.

Steven's academic background includes an LLB and a BCL from McGill University. Throughout his career, he has shared his legal insights through various speaking engagements, covering a range of topics from cannabis laws in real estate to the intricacies of commercial lease clauses. Steven has been a key voice at conferences emphasizing the importance of a well-rounded understanding of leasing and real estate law.

In his active legal career, Steven Chaimberg has been affiliated with prestigious organizations such as the Canadian Bar Association, the Urban Development Institute of Quebec and the International Council of Shopping Centers. His accolades include being recommended in real estate by *Who's Who Legal*, recognized as a Stand-Out Lawyer by *Thomson Reuters*, and named Lawyer of the Year for the Commercial Leasing Law category in 2019 and 2021 by *The Best Lawyers in Canada*. He is also recognized as a leading practitioner in real estate leasing in the *Canadian Legal Lexpert Directory*.

Industry involvement

Recognition

- *The Canadian Legal Lexpert Directory,* Real Estate – Commercial Leasing, 2026
- *Chambers Canada* – Real Estate, 2026
- *The Best Lawyers in Canada* – Commercial Leasing Law, 2017-2026; Real Estate Law, 2021-2026
- Lawyer of the Year, *The Best Lawyers in Canada* – Commercial Leasing Law, 2019, 2021 and 2026
- *Who's Who Legal* – Recommended in Real Estate, 2024
- *Recognized as a Thomson Reuters Stand-out lawyer*, 2023-2024
- *The Canadian Legal Lexpert Directory*: Most Frequently Recommended in Property Leasing, 2011-2025
- BV-rated by Martindale-Hubbell

Thought leadership

- *Cannabis: What Landlords and Tenants Should Know*, Miller Thomson's Presentation on Recent Developments in Real Estate Law, November 22, 2018
- *Commercial leases and quiet enjoyment covenants*, The Advanced Finance and Security Forum, The Canadian Institute, Montréal, January 27, 2015
- Plenary discussion, The Montreal Real Estate Leasing Conference, May 6, 2014

- *Aborder les complexités et éviter les pièges associés aux clauses de transfert, de cession et de sous-location*, The Advanced Conference on Commercial Leases, The Canadian Institute, October 29, 2013
- *Creating the perfect lease and closing the transaction: what are the major potential issues and how can they be resolved?*, RealLeasing Forum, Toronto, October 2, 2013
- *Créer le bail parfait et conclure la transaction : Quels sont les principaux problèmes potentiels et comment les résoudre?*, Montréal Real Estate Leasing Conference, May 23, 2013
- *The increasing importance of registering leases outside Quebec*, Conference relating to negotiation, drafting and execution of commercial leases, The Canadian Institute, June 11, 2012
- *Important aspects of a lease such as mediation and arbitration, negotiation techniques, terms of guarantee and various clauses relating to a lease,* 5th Conference on the negocation of commercial leases, Montréal, June 4, 2012
- *Annual review of Quebec jurisprudence pertaining to commercial leasing matters*, International Council of Shopping Centers Conference, Toronto, February 24, 2012
- *The Offer to Lease (and the lease that follows): issues to ponder, tricks to know, and traps to avoid*, Real Estate Conference, December 1, 2011
- *A successful landlord-tenant relationship; how to overcome negotiating challenges*, The Canadian Institute, 6th Advanced Conference on the negotiation, drafting and execution of commercial leases, June 8, 2011
- *Do servitudes bind third parties?*, Montréal Gazette, February 18, 2011
- Speaker for the ICSC Law Conference from 1998 through 2022

Notable matters

- Represented Persian BOOSS restaurant in the negotiation of a lease for an upscale Persian restaurant in a completely renovated mixed-use building.

Memberships & affiliations

- Canadian Bar Association
- Urban Development Institute of Quebec
- International Council of Shopping Centers