



Jay D. Carnahan, Managing Partner

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As Founder and Managing Partner, Jay Carnahan is ORION Property Partner’s most senior executive, responsible for the overall business of the firm and the delivery of its “best-in-class” real estate services, including highly strategic and historically successful project leasing, investment advisory, tenant representation, design and development, and market analysis and forecasting.

Carnahan founded ORION Property Partners, Inc. in 1999 after spending more than two decades in senior leadership positions with the nation’s largest commercial real estate service, investment and development companies, including Cushman & Wakefield, Transpacific Development Company, PM Realty Group, and Transwestern. Over the course of his career, he has been involved in the acquisition, development, property management and marketing and leasing of over 50 million square feet of some of the most significant Class A office properties on the West Coast. This includes direct responsibility for the leasing and property management of the Irvine Company’s entire multi-million-square-foot Orange County office portfolio.

Unique to his experience, Carnahan has been directly involved as a general partner in all phases of the development, lease-up and management of over 5 million square feet of institutional-quality high-rise and suburban office and industrial properties in the Bay Area, Los Angeles and Orange County, California and Honolulu Hawaii. The majority of this portfolio was ultimately acquired by Equity Office/Blackstone.

Carnahan graduated with honors from the University of California, Santa Barbara with a bachelor’s degree in Political Science. He serves on the advisory board for The Center for Real Estate at the University of California, Irvine’s Paul Merage School of Business and is an active member of the Urban Land Institute (ULI) and the National Association of Industrial and Office Properties (NAIOP). Carnahan is a licensed California Real Estate Broker.



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