



Vice President | Arizona
Office, Retail, Multifamily, &
Industrial Services

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Education or Qualifications

Bachelor of Science
Business Management
Arizona State University
AZ Dept. of Real Estate -
Broker's License

Affiliations or Memberships

Arizona Self-Storage Association
(AZSA)

Bill Swirtz

Area of Expertise

Bill Swirtz is a vice president with Colliers International, specializing in office, retail, multifamily, industrial, self-storage, and land development. He represents tenants, investors, and owners in leasing and investment sales.

Bill carefully guides clients through the process of leasing, buying, or selling properties, always striving to make the experience straightforward, informed, and rewarding. He fully understands his clients' goals and develops real estate strategies that align with their financial vision. With a thorough knowledge of market conditions and property fundamentals, he positions properties to increase liquidity and maximize value.

Clients benefit from Bill's multi-market experience in leasing and sales, self-storage transactions, development, facilities management, architectural design, construction, and project management. Known for his steady hand, approachable style, and deep integrity, Bill cultivates long-term relationships built on mutual trust and respect. Clients and colleagues consider him a loyal, conscientious, and highly skilled professional committed to delivering results.

Professional Accomplishments

- Completed 450 lease transactions in 41 states and \$2 billion in lease consideration
- Developed, leased, and sold over 3 MSF of office buildings in metro Phoenix
- Designed and negotiated 11 build-to-suit office properties in eight different states

Business Background

As a C-Level deal maker with more than 35 years of experience in high-profile executive leadership and brokerage, Bill has demonstrated success in creating sustainable revenue pipelines, growing market share, and maximizing operating margins and net income.

Prior to joining Colliers, Bill was president of Swirtz Realty Advisors, LLC, focusing on brokerage, tenant services and real estate development in metro Phoenix.

Previously, Bill served as president and designated broker of Apollo Development Corporation, a wholly owned subsidiary of the Apollo Group, Inc., parent company of The University of Phoenix.

Bill directed site selection, lease administration, design and construction, process integration, and facility management. He designed and implemented comprehensive real estate models to align with corporate objectives. He also managed leasing and brokerage services for the parent company and all subsidiaries worldwide.

During his tenure at Apollo, Bill handled cumulative transactions of \$1.5 billion in lease value. He generated significant profits on transactions, including a \$20 million profit on the 600,000-square-foot Class A Riverpoint Office Complex and a \$5 million profit on the acquisition and sale of a 75,000-square-foot building.

Community Involvement

- East Valley Women's League participant
- East Valley Marine Corp supporter and contributor