



Stephen M. Zaffuto

Associate

215-230-7500, ext. 163
szaffuto@ammlaw.com

 [LINKEDIN PROFILE](#)

 [CONTACT CARD](#)

Practice Groups

Business & Finance
Real Estate

Education

Temple University, Beasley School of Law, Juris Doctor, 2011
Pennsylvania State University, Bachelor of Arts, (English & Italian), 2006

Bar Admissions

Pennsylvania

Stephen Zaffuto is a skilled and insightful Corporate and Real Estate attorney who is dedicated to helping clients overcome obstacles and avoid risks to achieve their business, financial and personal goals. Stephen advises businesses on all aspects of corporate and commercial transactions including formation, mergers and acquisitions, financing, joint ventures, commercial agreements, real estate transactions, and business succession planning. He has worked closely with corporate clients across a broad spectrum of industries, including real estate developers, investors, financial institutions, technology companies, construction companies, non-profit organizations, start-ups, and small businesses of all kinds.

In his real estate practice, Stephen has a wealth of experience handling real estate transactions, including negotiating sales of commercial and industrial real estate and negotiating commercial real estate leases for clients across industries for a wide variety of uses including professional office, manufacturing and warehouse, healthcare, and restaurants. He has obtained substantial tax savings for residential, commercial, and industrial clients in tax assessment appeals, and successfully obtained property tax exemptions for non-profit organization and religious institution clients. He is also experienced in counseling and representing clients in zoning and land use matters and has extensive experience in obtaining zoning relief and subdivision and land development approvals from municipalities throughout Bucks County and Montgomery County.

Stephen earned his law degree from Temple University, Beasley School of Law, and is a graduate of Pennsylvania State University where he earned a Bachelor of Arts in English and Italian.

Stephen lives with his wife Anjali, his son Devin, and French Bulldog Pauly in Washington Crossing. Outside of work, Stephen enjoys spending time with his family, traveling, playing and watching sports, and giving back to the community through dedicating many hours each year to pro bono matters.

Professional Memberships:

- Bucks County Bar Association and Pennsylvania Bar Association
- Justinian Society of Philadelphia

Awards/Honors

- Named to Super Lawyers Pennsylvania Rising Stars list in 2020 and 2021.
- Named Best Lawyers in America "Ones to Watch" for Real Estate Law in 2021 & 2024, and Land Use and Zoning Law in 2023 & 2024.