

「we get
property」



PARKINSON
REAL ESTATE ● ● ● ●

www.parkinsonre.com



The mark of
property
professionals
worldwide

Our Services

Parkinson Real Estate are a dynamic team of property consultants and chartered surveyors. We provide expert and jargon free advice to clients. With our in depth knowledge and wide ranging experience we effectively provide our clients with an in-house property team. Based in the North-West and with clients across the whole of the UK we specialise in commercial property cost-saving advice, corporate recovery, asset management, lease consultancy, development consultancy and valuation.

We ensure all clients get open, honest advice and we treat all negotiations with integrity and a personal commitment to provide the optimum result.

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But don't just take our word for it...

"We regularly instruct Parkinson to prepare valuation reports for the purpose of secured lending. Their highly expert team is always professional, efficient and focused, both in terms of level of service and product. Our business model necessitates the highest level of expertise and judgement to be exercised and as such Parkinson adds value through their commercially minded approach and has become a respected service provider".

"Parkinson are regularly involved in many of our clients' property transactions and both myself and my team find them an absolute pleasure to deal with. They consistently display an outstanding level of professionalism – they are helpful, courteous, knowledgeable and regularly go out of their way to assist us and our clients. On many occasions they have taken time to talk to clients and assist them in various ways, offering them the benefit of extensive experience in the North West property marketplace".

"Parkinson have acted for us now for 10 years. Their knowledge, experience and professionalism is invaluable to us, and their attention to detail in the reports they provide is exemplary. The approach to valuation matters is very pragmatic which is important, particularly when dealing with more complex matters. Very approachable and very personable".

Agency / Investment

We provide expert knowledge and experience regarding the Sale or Letting of Commercial properties and our skills allow us to provide strategic advice to our clients on Investment matters including the purchase of property purely for investment purposes as well as for occupation.

Off-market purchases ensure we can complete deals before the opportunity has been released to a wider audience, allowing our clients to obtain key deals in prime locations.

Our knowledge of the market enables us to provide planning strategies for future disposals. We ensure all clients get open, honest advice and we treat all negotiations with integrity and a personal commitment to provide the optimum result.

Property Management

We have one simple aim – to add value and maximise return on our clients' investment premises, whether a single property or a larger portfolio.

Our services include Asset management advice, collection of rental, setting and collection of service charges on single and multi-let properties.

We also provide comprehensive facilities management advice including cleaning, waste disposal, security systems, air conditioning and supply of utilities.

Lease Advisory

Whether you are a property owner or an occupier, how your lease agreement is structured is of paramount importance. We offer a comprehensive range of services, concentrating on adding value and minimising costs for landlords, occupiers and investors. Using our wealth of experience and superb local knowledge we focus on achieving the best results for our clients across the following services:

- Rent Reviews
- Lease Renewals & Lease Restructuring
- Dispute Resolution, Expert Witness & Independent Expert Reports
- Dilapidation Consultancy including Section 18 advice
- Pre-lease building assessments
- Schedule of Conditions
- Party Wall matters
- Planned Preventative Maintenance advice

Adding value and
maximising returns
of commercial real
estate interests.





「Unrivalled levels of client service and satisfaction.」

Business Rates Advisory

We are a rating consultancy regulated by the Royal Institution of Chartered Surveyors (RICS) providing a national service across all sectors to advise occupiers on minimising their rates liability.

As with all forms of taxation, business rates are a considerable expense to business occupiers. Occupiers are unwise to accept that the Valuation Office's opinion on rateable value is correct and therefore any rateable value assessment should be scrutinised. We work to maximise rate savings for our clients whether you are an owner occupier, have an operational portfolio or are a landlord with vacant property.

This is a specialist area and, as such, requires expert advice. We have been involved with providing rateable advice to businesses for more than 20 years, with the two senior advisers of the company having also worked for the Valuation Office.

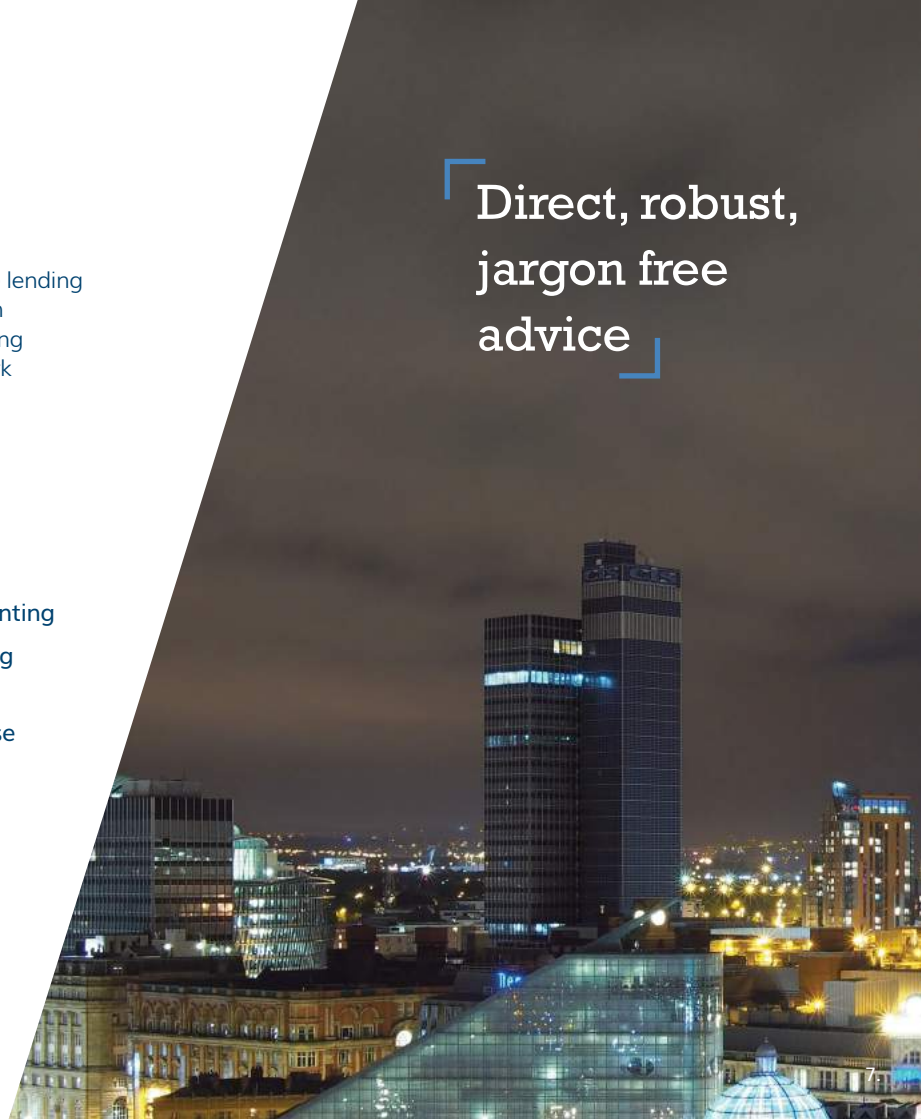
Valuation Advisory

Whether it is advice to a financial institution on a secure lending proposition, a strategic review of assets, working with an institution on a portfolio valuation or providing monitoring services for development finance drawdown, we will work as part of your team to provide time conscious, quality reporting.

All instructions are carried out in accordance with the RICS Valuation – Global Standards (Red Book) for a variety of reasons to include:

- Loan Security
- Acquisition
- Disposal
- Rental
- Section 18
(Diminution in Value)
- Expert Witness
- Pension Fund Accounting
- Company Accounting
& Taxation
- Compulsory Purchase
& Compensation
- Probate
- Recovery

Direct, robust,
jargon free
advice



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