

ACQUISITION SERVICES

THE
PROPERTY
PEOPLE

ng-cs.com



HOW WE CAN HELP YOU

Over the years, NG Chartered Surveyors have helped many new companies secure their first commercial property and existing businesses relocate into either larger or sometimes smaller premises, both on a freehold and leasehold basis.

We pride ourselves on our property expertise and taking expert advice from the outset will pay dividends, not only in the short term by negotiating more favourable terms, but also in the longer term by using our experience to ensure that potential issues do not become problems in the future.

Our expertise isn't just limited to technical knowledge, it also encompasses our understanding of the market and the dynamic undercurrents that flow within it. As an example, we identified a 150,000 sq.ft warehouse for sale in Nottingham for a client. As a consequence of knowing the motivation behind the sale, and more importantly understanding that it needed to be sold by a certain date, we were able to acquire the premises for less than a quarter of the quoted price, achieving a multi-million pound saving.

Whilst we can't promise such a saving on every occasion, it does illustrate our worth.





HOW IT WORKS

Initial meeting

We understand property, but you know your own business far better than we ever will. The first stage of any acquisition is to meet you and develop a brief as to what type of property you require, what attributes are most important to you and where it would need to be located.

Search & Identify Options

We undertake an initial search on your behalf and use our contacts and expertise to pull together suitable options for you to consider.

Once a shortlist has been compiled, we will arrange to view these buildings with you to assess their suitability and value. If necessary we can also put together a team of consultants such as Fit Out and M & E Consultants to cost up any works that may be required.

Remember your perfect property may not be openly marketed, but we may still know a way to acquire it for you.

Acquisition Strategy

Once your preferred option has been identified, we formulate and advise you upon the strategy to acquire the building on the most favourable terms.

Negotiation/ Completion

We negotiate with the vendor or landlord's agent to reach an agreement with them. This is documented in an agreed set of Heads of Terms that form the basis of the instruction for the lawyers to document.

Once lawyers have been instructed, we maintain a close liaison with them to ensure that the deal progresses smoothly through to completion on a timescale to suit you.





Follow us on:  @NGChartSurv

Our fees are payable only on completion of the deal. If it doesn't complete for any reason then be assured no matter how much time and effort goes into the project you do not incur abortive costs.



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