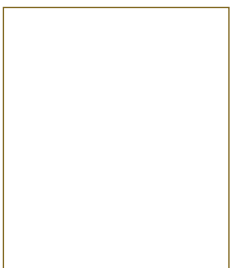
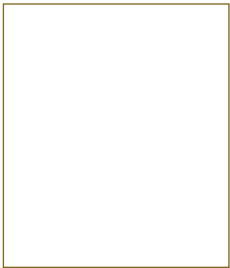


case study:
consultancy



a new wave
in property
investment



WILKY

FUND MANAGEMENT LTD

Management of head office building, Leatherhead



An existing investment portfolio client asked WFM to take over the management of their vacant, leasehold, former HQ property where a major building refurbishment had already begun.

As a direct result of WFM's appointment this project was altered in several key areas. We also identified and then successfully resolved a complex and long-standing boundary problem – an essential step before any re-letting could occur.

Subsequently we:

- Monitored and advised on all building marketing by the appointed letting Agents
- Advised the client on all letting recommendations, including ensuring that all negotiations accommodated the limited unexpired leasehold term remaining
- Acted as the single point of contact to the client's property solicitors
- Advised on all other day-to-day building management issues, such as rating, property insurance etc.

Since our initial appointment successful lettings have been secured for most of the building and all of the remaining space is currently under offer. WFM remains responsible for the day-to-day running of the property, liaising with tenants, appointing contractors and overseeing the operation of the service charge.

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