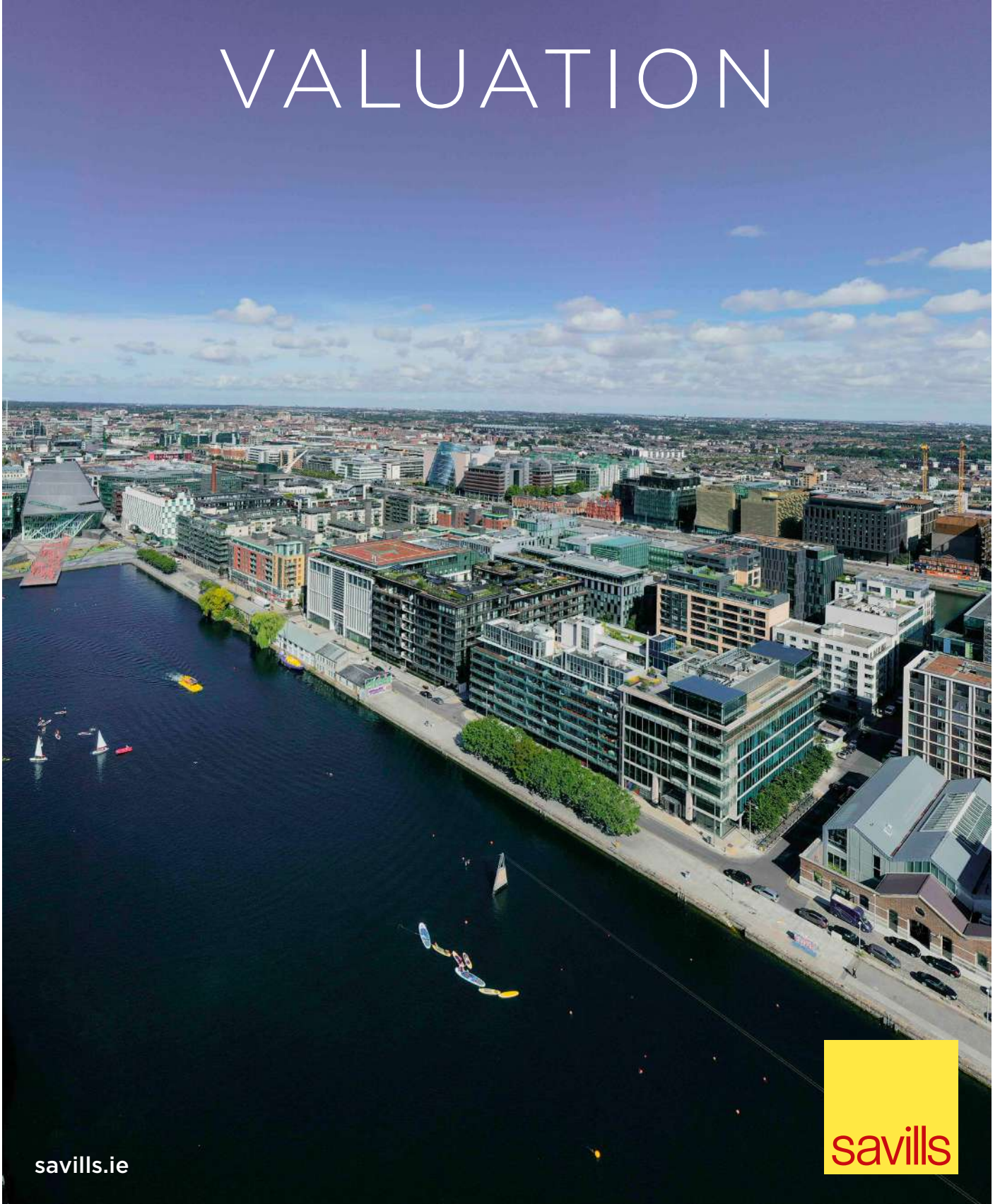


SAVILLS

VALUATION



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ABOUT SAVILLS

Savills is one of the world's largest real estate firms.

Established in 1855, Savills operates from over 700 owned and associate offices, employing more than 40,000 people in over 70 countries throughout the Americas, the UK, Europe, Asia Pacific, Africa and the Middle East, offering a broad range of specialist advisory, management and transactional services to clients all over the world.

Savills has an extensive network of over 200 commercial and residential offices across Europe.



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OUR EXPERTISE

The experience and expertise of our team result in valuations that are fitting for the current market.

Savills Ireland operates from three offices nationally — Dublin, Cork and Belfast. Our team provides valuation services with a primary focus on the main commercial sectors (offices, retail and industrial), together with development land, residential (including PRS) and hotels for a variety of purposes and clients.

Our Valuation professionals are technically strong, experienced surveyors who are supported by Savills market leading investment and agency departments as well as the highly respected Savills research department that provides market data, in-depth analysis of market trends across a full range of sectors and disciplines. We can draw on the expertise of our colleagues, allowing you to select from a range of services that will complement your valuation needs.

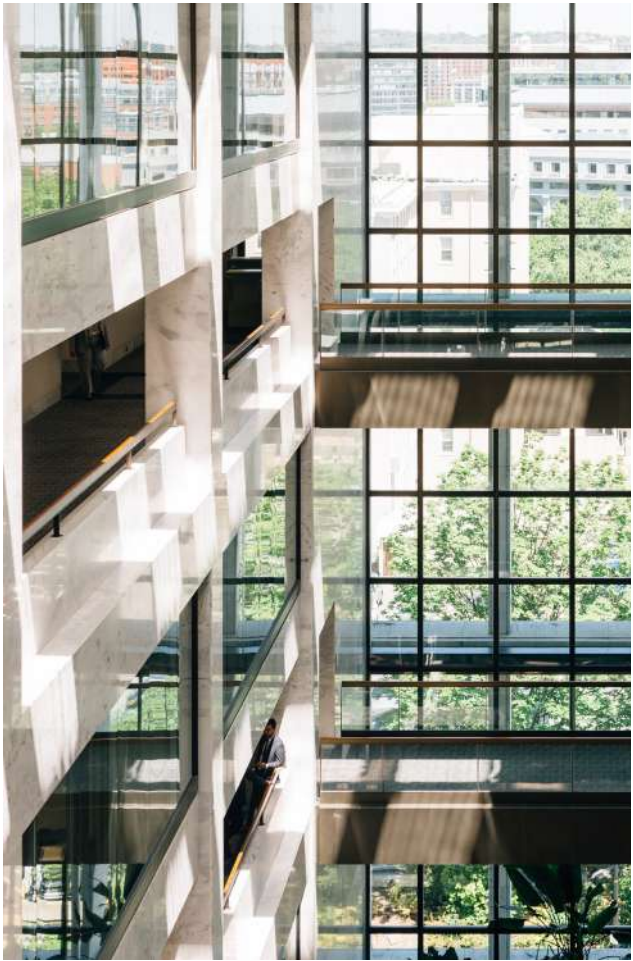
We have built strong and long-lasting professional relationships with a comprehensive client base that includes banks, pension funds, REITS, property companies, insurance companies, solicitors, developers and many more.

With over 25 professional and experienced valuers working across Ireland, our reach is vast and our knowledge is broad.

OUR SERVICES

We undertake valuations for a variety of purposes including the following:

- **Loan Security** – acquisition finance, refinancing, loan monitoring, CMBS
- **Financial Accounting**
- **Portfolio Valuations**
- **Debt Advisory/Loan Workout Advice**
- **Non-Performing Loan Sales**
- **Acquisitions & Disposals**
- **Stock Exchange Valuations** (M&A, IPOs etc.)
- **Expert Witness**
- **Litigation**
- **Matrimonial/Mediation**
- **Trust & Tax**
- **Rates Appeals**
- **Rent Reviews**
- **Landlord & Tenant Advice**



SECTOR COVERAGE

Our valuation service is based upon robust and transparent processes which satisfy compliance requirements and ensures that deadlines are always met.

We pride ourselves on the quality of service we provide which sets us apart from our competitors.

COMMERCIAL

- Retail – shopping centres, high street, retail warehousing, factory outlet centres
- Offices
- Development Land
- Business Parks
- Multi-let and Single-let Industrial
- Logistics
- Hotels and Serviced Apartments
- Leisure
- Portfolios

RESIDENTIAL

- Multifamily, Private Rented Sector (PRS) and Build to Rent (BTR)
- Student Accommodation
- Residential Investment Portfolios
- Houses and Apartments
- Country Houses
- Residential Development
- Development Land



RESEARCH & THOUGHT LEADERSHIP

Savills research team produces comprehensive data and analysis, providing market intelligence and bespoke consultancy for clients.

DATABASE

Our Valuation personnel benefit from an extensive in-house commercial investment comparables database, which has been custom built to support our valuations and fulfil the needs of our clients.

The database contains yield evidence of investment transactions across all sectors and locations throughout Ireland, allowing for very precise targeting of comparable evidence.

The database is managed and maintained by a full-time dedicated team, whose role is to verify transactions with our own Investment departments and from subscription databases and other sources of market intelligence. Investments are tracked from the time that they are first offered to the market until a deal has completed.

Our database is a very powerful tool that we believe is one of the best in the business, allowing our valuers access to a trusted source of yield evidence so that they can gauge the sentiment of investor demand in all markets and in turn suitably advise our clients.

MARKET ANALYSIS

We have a data driven and independent approach to research and consultancy.

Our comprehensive and detailed occupational market datasets provide the backbone for our research combined with grass roots market intelligence from our trading teams, enabling us to provide analysis and commentary that creates real value for our clients.

THOUGHT LEADERSHIP

We are thought leaders in property research and use our unique data and insights to produce a range of market facing reports and customised commissioned research on behalf of clients.



John Ring

Head of Research
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WHY SAVILLS

Our passion, experience and exceptional market insight set us apart to offer unparalleled valuation advice.

OUR PEOPLE

Savills is passionate about property and goes the extra mile to provide a bespoke service that meets the highest standards with professional, motivated and high calibre people.

Our in-depth level of knowledge across all global markets allows us to provide expert advice whilst ensuring every client is treated as an individual by taking the time to understand what they need and how best to meet those needs.

OUR MARKET INSIGHT

Savills has grown to become one of the market leaders in analysis of property research enabling us to deliver statistics on market trends and provide predictions that empower our clients to make the right decisions for them.

OUR REPUTATION

Savills has a proven track record for providing a best-in-class service across all property services.

We pride ourselves in providing a highly professional, thorough and tailor-made service that surpasses our clients' expectations and encourages them to return.

Our level of experience allows us to adapt quickly to changes in circumstances and opportunities ensuring value-add is met.



SAVILLS EUROPE

VALUATION OFFICE NETWORK

Valuations are a major part of any financial decisions for banks and building societies, property companies, developers, investors and fund managers.

VALUATION AND CONSULTANCY PRODUCTS

The team implements procedures which, from the outset of an instruction through to the final reports, are designed to match our clients’ needs, based on efficient and transparent processes that satisfy compliance requirements and ensure that deadlines are always met.

OUR APPROACH

We offer a bespoke, personalised service – working to forge close, long-term partnerships between our clients and our experienced teams.

This approach has a long and distinguished track record of success, and our team has successfully managed complex multijurisdictional portfolios both across the island of Ireland and throughout Europe.

The resources, size and scale of our team gives us the capacity to complete instructions, without compromising on our personal service or the quality of our work.

EUROPEAN VALUATION COORDINATION

Over 400 on-the-ground experts in 20 European countries:

- | | | | |
|---------|-------------|----------------|----------|
| UK | SPAIN | LUXEMBOURG | NORWAY* |
| IRELAND | NETHERLANDS | PORTUGAL | FINLAND* |
| GERMANY | POLAND | CZECH REPUBLIC | AUSTRIA* |
| FRANCE | SWEDEN | SLOVAKIA | GREECE* |
| ITALY | BELGIUM | DENMARK* | ROMANIA* |

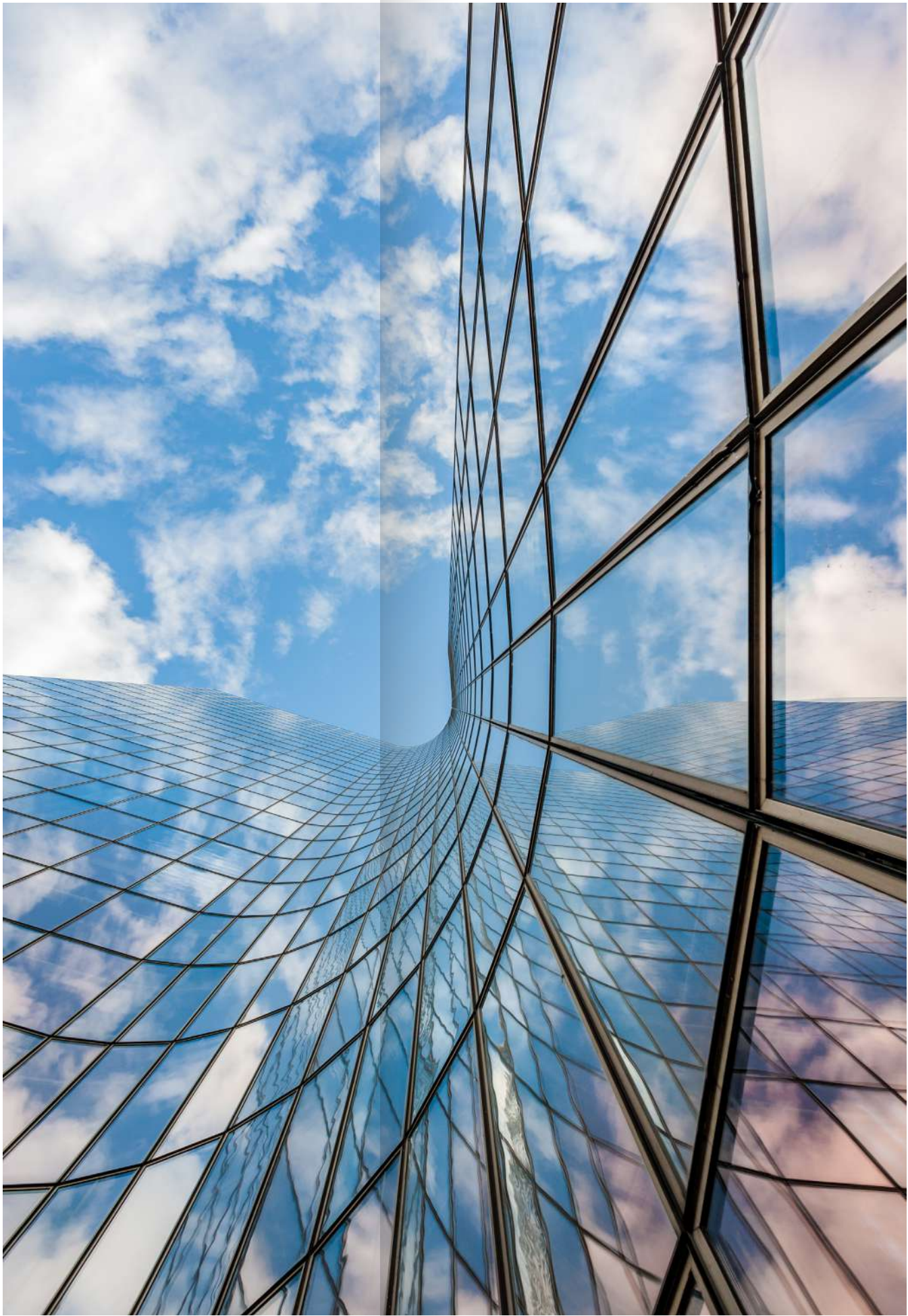
*Associate Offices



OUR CLIENTS

Our long-established
client base includes:

- Domestic and international banks
- Investment banks
- Insurance companies
- Property funds
- Listed and unlisted property companies
- Debt funds
- Mezzanine finance providers
- Financial institutions
- REITs
- Private equity investors
- Developers
- Corporate property owners
- Private investors and HNWIs
- Homeowners, farmers, businesses
- Trusts
- Tax accountants
- Solicitors
- Charities
- Government Agencies



OUR TEAM

We are committed to providing our clients with a high quality service and creating long term relationships.



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