

Case Study



Project Overview

Photographic Schedule of Condition

Mansfield, Nottinghamshire

Our client had agreed terms to lease the property and urgently required a detailed photographic schedule to record its condition to limit their overall repair and maintenance obligations to the Landlord before completion.

Key Facts

- Industrial/ warehouse facility
- 106,000 sq ft (9,882 sq m)
- 7.31 acre site
- Drone Survey of roof
- Report completed within 8 days of instruction



Project Challenge

Our client approached us having already agreed Heads of Term and was ready to complete the lease.

We had been recommended to the client based on our attention to detail and the ability to respond quickly and complete the survey and report within their timescales.

The property comprised a 7.31 acre site with 106,000 sq ft of commercial industrial warehousing space and integral commercial office accommodation over two floors.

A survey of the coated metal roof serving the building was also required to record its condition and limit the client's potential exposure to future roofing costs.

Project Outcome

We inspected the property and completed the report within 8 days of instruction.

The use of drone to safely inspect the roof and other high level areas helped to reduce our survey time.

Following our inspection, we were also able to offer the client additional building consultancy advice in relation to the potential exposure to dilapidations and periodic maintenance requirements.

