

A man and a woman in business attire are looking at a tablet together. The man is on the left, wearing a dark suit and a patterned tie. The woman is on the right, wearing a light-colored top and a patterned scarf. They are both looking down at the tablet with interest.

# PROPERTY SOURCING & INVESTMENT

A GUIDE TO RETTIE & CO.'S SERVICE AND APPROACH



**RETTIE**

PROPERTY WITH CHARACTER

# OUR INVESTMENT SERVICE

Identifying and securing an investment property can be a daunting and unfamiliar task. Our turnkey service removes this uncertainty, by ensuring a simple, transparent and informed process that allows you to feel confident when it's time to make a decision.



## 1. RESEARCH & STRATEGY

### FIND OUT YOUR BIG PICTURE

Whether you're looking to create a pension pot, diversify your assets, or generate a secondary income - we start by getting to know you and identifying your immediate aims and long-term goals. What we look to source and secure will be unique and tailored to your situation.

### CREATE AN INVESTMENT STRATEGY

Once we understand your goals, we'll put together a bespoke strategy that clearly sets out how we aim to achieve them.

### HELP YOU UNDERSTAND THE MARKET

Our in-house Research Department enable us to provide you with detailed insights into the market so that every decision is informed.



## 3. ADVISE & SECURE

### OBJECTIVE ADVICE

We always give honest and informed advice when deciding on a property. Either giving you a 'yes', or sometimes more importantly, a 'no'.

### A CLEAR PICTURE

Prior to offering, we provide a full investment summary of the costs, any works, taxes, and rental projections associated with the property, so you know exactly what to expect.

### NEGOTIATIONS & CONVEYANCING

We'll guide you through every step of securing your investment. We can connect you with solicitors, mortgage brokers, tax advisors and surveyors to provide specialist advice on all aspects of purchasing a property.



## 2. SOURCE & EVALUATE

### ON THE MARKET

We assess the market in great detail, across multiple channels to ensure we identify every investment opportunity.

### OFF MARKET

We have access to numerous opportunities both on and off market, through our extensive contact database and our own expert in-house teams.

### ASSESSING OPTIONS

In-depth market knowledge and experience enables us to identify properties that we believe will help you achieve your specific investment aims.

### INSPECT & EVALUATE

Rettie & Co. will view those properties that present a strong investment opportunity. We will provide you with feedback on the property, and advise if any additional surveys or reports are required.



## 4. LET & MANAGE

### PROACTIVE MARKETING

Our multi-platform advertising, extensive pool of active applicants, and negotiators available six days a week will ensure your property is let quickly.

### SINGLE POINT OF CONTACT

We pride ourselves on a highly efficient yet personal approach to managing your property, so it's always a familiar voice advising on your property.

### COMPLIANCE & LEGISLATION

We want your investment to be as hands off as possible, so we'll manage all safety, compliance, and legislative aspects that come with letting a property.

## OUR INVESTMENT EXPERTISE

As part of Scotland's leading independent firm of property specialists with over 140 experts across Scotland & Northern England, we have a deep understanding of residential property as an asset class. Backed by the resources of our in-house Research department, we focus on creating a bespoke strategy to help you achieve your goals.



# CONTACT US



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LETTINGS & MANAGEMENT

SALES & ACQUISITIONS

DEVELOPMENT & CONSULTANCY