



# HENRY WILTSHIRE INTERNATIONAL



**"THE WORLD'S LOCAL ESTATE AGENCY"**

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# INTRODUCTION

**H**enry Wiltshire is an international estate agency with an established network that spans continents. Founded in London, the company has fostered a reputation as a dedicated specialist in the UK capital's most high profile areas of regeneration as well as high-performing international investment areas, including Ireland. We feel our commitment to quality is key to developing long-standing relationships with our valuable clients.

Offering international and Irish sales & consultancy for developers as well as services in our various localities (including sales, acquisitions, lettings and property management) Henry Wiltshire provides a fully comprehensive, streamlined property service facility tailored to each individual client's need.

Our offices are robust in their local market knowledge, advising a spectrum of clientele from individual homeowners, private investors and landlords to developers and corporate institutions. Long-standing partnerships with reputed financial, legal and tax advisories enable our clients to appraise their complete purchase, all part of Henry Wiltshire's all-encompassing property provision.

Whether you are looking to buy or sell in residential, commercial or investment markets or you're a landlord looking for lettings and property management services, at Henry Wiltshire we'll be with you every step of the way, navigating the market, providing transactional support and offering our expert insight to achieve optimum results.



Canary Wharf, London



# SERVICES

**A**t Henry Wiltshire we offer a 360 degree spectrum of comprehensive property services that create value and cover the entire property lifecycle. Our services encompass the initial acquisition, to the conception phase and the sales and marketing plan, through to completion and management of your asset.

Our services include:

- *International Sales & Marketing*
  - *Residential Sales*
  - *Residential Lettings*
  - *Property Management*
- *Development Services & New Homes*
- *Partnered Advice: Tax, Legal & Financial Advisory*



Royal Docks Office

# INTERNATIONAL SALES & MARKETING

Henry Wiltshire's international branch network spans three continents, giving us an on-the-ground presence in the world's most active property markets including Abu Dhabi, Hong Kong, Singapore, Kuala Lumpur, soon to come Bangkok, and of course Ireland and London. Our offices serve local investor demand for quality investment real estate through regular exhibitions and seminars, managing high-performance sales teams to deliver top results for developers looking to sell schemes, both off-plan and completed.

Working with an established team of professional advisers including investment sales and acquisitions advisors, mortgage brokers, tax advice, lawyers, lettings and property management consultants, our offices are equipped to provide the complete in-house service to investors from initial reservation through exchange, completion, letting and management of your investment.

We handle every aspect of a property's sale and subsequent management, whilst providing a reassuring, permanent local presence and point of contact for our buyers via our offices across the globe.

## EUROPE

### *Henry Wiltshire, Ireland*

One of the premier letting and management agents in and around the Irish capital, the Dublin, Naas and Newbridge offices provides an extensive range of services for professional landlords and property investors: Residential lettings and sales, individual property and portfolio management and commercial and residential block management. RICS and SCSi affiliated, the team's breadth of expertise across the commercial and residential spectrum in Dublin and Leinster is highly respected.

### *Henry Wiltshire, London*

Our London based estate agency encompasses a growing network of offices in Canary Wharf, Nine Elms, Bow, Mayfair, Hayes & Harlington and Royal Docks. Driven by a desire to provide an exceptional level of service to all our clients and customers, whether you're looking to sell, buy, rent or let property you'll be in good hands with us.

## ASIA

### *Henry Wiltshire, Bangkok (Q2 2017)*

Situated in the heart of Bangkok, Henry Wiltshire Thailand specialises in providing unrivalled residential services in Bangkok, seeking to deliver and maximise asset values for our clients. We will guide you through the process of buying, selling, and renting your property and ensure it as smooth as possible. The Bangkok office will have another core focus: to help consult and acquire residential and commercial real estate assets in the UK for buyers in Thailand. With 6 branches in London, we will be able to provide world-class service in securing, managing, and selling property.



# FIFTEEN OFFICES ACROSS 6 COUNTRIES, 4 TIME ZONES, 3 CONTINENTS

**W**hen we take on a development, our clients can expect a tailored marketing campaign fit to suit their particular goal. This is all done under one roof to optimise consistency and keep costs low. Our areas of expertise cover:

- *Comprehensive marketing plans to work in parallel with the sales/lettings strategy*
- *A full spectrum of advertising, & media services*
- *Corporate and branding design and advisory*
  - *Digital/online SEO*
  - *PR & social media*

We will comprehend your requirements and preferences, and couple this with our strong market presence giving us a winning combination that will work for you. We play a key role in connecting landlords with our clients by tailoring to both parties' requirements and what we end up with is having an outstanding value added real estate experience.

## MIDDLE EAST

### • *Henry Wiltshire, Abu Dhabi*

Located within the prestigious Aldar HQ complex at Al Raha Beach, Henry Wiltshire Abu Dhabi offers sales and leasing services in the UAE capital as well as a private investment service into the London market, covering search and acquisition (including personal escorted viewings), lettings and management and regular market appraisals - all provided in-house under the Henry Wiltshire brand.

## ASIA

### • *Henry Wiltshire, Hong Kong*

Henry Wiltshire Hong Kong provides a complete and integrated property investment service to investors looking to acquire real estate in London and select other international markets. Services include search and acquisition, mortgage and tax advice, lettings and management service for buy-to-let overseas property investors and landlords as well as the hosting of regular property exhibitions and seminars.

### • *Henry Wiltshire, Singapore*

In partnership with PropNex, Singapore's largest home-grown agency, Henry Wiltshire Singapore offers locally based clients a direct channel to investing in the London property market as well as providing a complete in-house lettings, management and re-sales service for clients. The office also manages new project exhibition sales for UK developers, being a keystone city of the global international marketing network.

### • *Henry Wiltshire, Kuala Lumpur*

Based in Kuala Lumpur, Henry Wiltshire Malaysia services the requirements of property investors and developers with both local and international portfolios. Within KL the office provides individual property and block management for residential and commercial landlords in the city including sales and lettings and development consultancy on the Malaysian market. Internationally, the office assists investors with global property portfolios offering sales and lettings in the UK and Singaporean markets as well as marketing products to locally based clients on behalf of developers from Australia, Thailand, Vietnam, Cambodia, Singapore and the UK.

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# RESIDENTIAL SALES

As an international residential estate agency, our Ireland and global sales teams know their respective markets instinctively. Whether you're a developer looking to conduct a mass-market sales campaign or an individual looking to sell your property we have the know how and expertise to ensure a successful sale.

Our highly-experienced marketing team are abreast of the latest digital marketing techniques as well as proven traditional sales procedures to ensure your property or scheme is generating maximum market exposure and interest. We feature in major national, local and online media outlets and you'll benefit from our global international branch network, which gives you exclusive access to overseas buyers in Asia, the Middle East and Europe as well as co-ordination with our branches across Ireland.

Selling through Henry Wiltshire, we work solely on your behalf, co-ordinating, negotiating and managing the entire sale process of your property to achieve a first-rate result.



Nine Elms Office

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## TESTIMONIAL

*"Henry Wiltshire is one of the fastest growing agencies in the capital. Their knowledge of the London new homes and development market is instinctive and their reputation for running successful sales campaigns both in the UK and abroad has led them to become one of the most respected agents in the business."*

**SEAN MULRYAN - FOUNDER & CHAIRMAN, BALLYMORE GROUP**

# RESIDENTIAL LETTINGS

Choosing the right letting agent for your property is crucial, at Henry Wiltshire we have a dedicated and qualified lettings team to provide expert advice on your property and the market to meet your specific needs. We offer a range of lettings packages which can be tailored to suit your requirements.

With our links to local corporate companies, relocations agents and home solution companies throughout Europe, we can also assure you that we will provide the best quality of tenants for your property.



## TESTIMONIAL

*"I recently completed a sale of my flat in New Providence Wharf with Henry Wiltshire. I was extremely impressed with their professionalism, integrity and hard work and would highly recommend them to anyone considering both buying or selling a property. They were always contactable and very prompt to reply whenever I got in touch."*

**LARA NAQUSHBANDI**

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# PROPERTY MANAGEMENT

**O**ur team of experienced specialists will guide our clients through every aspect of their investment, we offer services from pre-completion handover and property furnishings to marketing the property and securing a tenancy. We then fully manage the property from tenant occupation.

We pride ourselves on being a proactive agency and ensure that we provide the highest quality of service to our clients whilst achieving the maximum return on their investment. We're proud to offer a comprehensive property management service. Our 'Fully Managed Service' includes:

- *Marketing the property on our website and all major portals*
  - *Sourcing fully referenced tenants*
- *Administration of the tenancy, inventory check in/out*
  - *Maintenance with 24 hour emergency service*
  - *Arranging building energy rating certificates (BER)*
  - *Deposit registration and reconciliation*
- *Processing rent payments including monthly landlord statements & conducting rent reviews*



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## TESTIMONIAL

*"Our Property was on the market with another Agent for around 7-8 months when we received information from Henry Wiltshire offering their services. After a look on the web-site we thought "let's give it a try". Professional and friendly, "a welcoming atmosphere in the office. The experience became EXCELLENT after they sold to their first viewer, who went from "Sales agreed" to Completion in 22 days... Nothing more to say, this speaks for itself!"*

**D. BROUWER**



# DEVELOPMENT SERVICES & NEW HOMES

**O**ur development consultancy teams offer:

- *New homes sales & marketing*
- *Residential development consultancy*
- *International and UK sales events & seminars*
  - *Financial & feasibility analysis*
- *Affordable housing & viability studies*
- *Lettings and management consultancy*

Our international branch network grants developers direct access to proven overseas sales markets and the opportunity to co-ordinate and manage international marketing and sales campaigns from a London base.



Hayes & Harlington Office

## TESTIMONIAL

*Henry Wiltshire [HW] has provided excellent services to me for many years now. The monthly statement is always on time and they respond to my query immediately. Most importantly, their fees are very reasonable. I have recently also appointed HW to sell one other property which I own in UK. This is preference for HW over the other Property Agent which I purchased this property from. This is testimony to my appreciation for their service standard.*

**KEKSING CHONG**

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# PARTNERED ADVICE: TAX, LEGAL & FINANCIAL ADVISORY

**H**enry Wiltshire partners with respected tax specialists, financial advisors and legal firms to provide our clients with a complete advisory service when purchasing and selling property.

The key to a successful and swift property transaction often rests on the calibre of the solicitors you appoint. We work with several legal firms who are wholly sensitive to the time-pressured nature of the property market and help to make the purchase and sales process as streamlined as possible.

For international buyers looking to purchase within the Irish market we can recommend the most economical route to purchase in accordance with current legislation and keep you updated of any changes to the law or tax implications which may affect your purchase.



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## TESTIMONIAL

*“Henry Wiltshire have successfully sold a number of our London developments abroad and as a result they are our go-to agency for sales and marketing. Their global branch network is invaluable in reaching out to international investors and with their hands-on approach and management of the entire sales campaign and subsequent lettings, it takes the pressure off, leaving us to concentrate on the design and build.”*

**DIRECTOR - LPI GROUP**

# WHAT OUR CLIENTS ARE SAYING:

★★★★★ **James Swift**

"I would highly recommend Henry Wiltshire Estate Agents"

★★★★★ **Jack O'Neill**

"I strongly recommend Henry Wiltshire for there high standards of service and quality"

★★★★★ **Lara Naqushbandi**

"I was extremely impressed with their professionalism, integrity and hard work"

★★★★★ **Ivana H**

"I would recommend them as I see them as professional and friendly"

★★★★★ **Karen Bohle**

"I would very highly recommend Adam Dockley and his company Henry Wiltshire"

★★★★★ **Christo Du Plessis**

"The property management team is always quick to respond...the best agents in E14"

★★★★★ **Imran Choudhary**

"Adam Dockley showed great drive to get the sale through... no matter what he was up against"

★★★★★ **Sneha B**

"Fiona Davidson has been very helpful and resourceful... I highly recommend them"

★★★★★ **Alan Coomber**

"We recommend Henry Wiltshire to anyone buying, selling or letting a property"

★★★★★ **Cindy Lu**

"I highly recommend Jas Samra's professionalism to anyone who may enquire"

★★★★★ **Mary H**

"Kelly Gallagher is very pleasant to deal with... Would definitely recommend"

★★★★★ **Holly F**

"Throughout the whole process Adam Dockley was an absolute pleasure to deal with"



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