

# Chard Robinson Property Investment: Residential Property Investment Specialists



Chard Robinson provides residential property investment & acquisition and portfolio building & analysis services to its clients, who range from private individuals to consortiums and investment funds.

Property is a proven method of wealth creation that delivers time and time again. Whether your aim is to secure an additional source of income, to attain short term profits, provide security for your pension or build a substantial property portfolio for long term benefits, Chard Robinson can assist you and offer off-market opportunities.



## Why choose Chard Robinson?

Over the last decade the property investment market in the UK has boomed, fuelled by the launch of Buy-to-Let as an investment vehicle in 1996 and changes to the Housing Act with regard to Landlords and Tenants which came in to effect in 1998.

The partners at Chard Robinson dedicated their time to interpreting these changes as well as other more subtle changes in market conditions and trends to maintain an acquisition strategy which is inherently focussed on both yield in addition to capital growth.

The rise and fall of values and short-, medium- or long-term view of the UK property investment market is often the hot topic at dinner parties and the subject of constant media coverage. Some companies offer property investment courses, whilst property buying clubs offer 'no money down' investment proposals, claiming 'Instant Equity'. Rest assured that Chard Robinson has established an enviable reputation for an ethical approach with a great emphasis on attention to detail by taking the time to understand the needs of its clients. We are recognised as **one of the leading client focused property acquisition teams in the region** and engage over 50% of new clients by way of referral.



Whilst ALL properties are presented and maintained at an exacting and high standard, in the interest of achieving good yields, the target market spans both the medium and top rental brackets.

## How we can help you

Our services include:

- Single property acquisition
- Investment resales
- Off-plan, new build opportunities
- Refurbishment projects
- Property preparation for letting
- Interior design & furnishing
- Property portfolio review & strategy
- Letting & management  
(Accent Property Management)



Working on behalf of UK and overseas clients, Chard Robinson has developed a highly professional yet tailor-made and totally personal approach to residential investment property acquisition.

Quite simply, we at Chard Robinson represent you, the buyer, in the purchase of property, whereas an estate agent represents the seller. The estate agent does not have a contractual duty of care to the purchaser in the transaction. Chard Robinson acts solely for the purchaser/s providing impartial and objective advice.

As a well established and independent organisation with a local focus and in-depth knowledge of the area, Chard Robinson sources quality properties in sought after residential areas throughout Cambridgeshire, Suffolk and the booming 'M11 Corridor' from London to Cambridge.



For more information, or to arrange an initial no obligation initial consultation, please contact either Stephen Chard or Neil Robinson.

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