

LEASE ADVISORY

Jessop  
& co<sup>ip</sup>



CHARTERED SURVEYORS &  
COMMERCIAL PROPERTY ADVISORS

# LEASE ADVISORY



Jessop & Co advise on a wide range of issues relating to commercial property leases which can include rent reviews, lease renewals, lease re-gears and service charge disputes. We have an in-depth knowledge of local property markets and exactly what an office, retail or warehouse/industrial property is worth.

This knowledge of both local and the wider property markets, which together with a thorough understanding of the case law and statutes affecting commercial property, ensures that our clients are fully advised in order to ensure that maximum rental returns are achieved for landlords whilst tenants rental liabilities and service charge liabilities are minimised.

Our experience shows that where landlords and tenants are professionally represented far higher rents or greater rent reductions are achieved respectively.

## **Our Chartered Surveyors have experience in the following sectors:**

- Offices
- Industrial/Warehousing
- Retail
- Leisure
- Public Sector
- Residential

## **Our Service lines include:**

- Rent reviews
- Lease renewals
- Lease re-gears
- Service charge audits & disputes

## **Our breadth of experience covers:**

- Advising the landlord of a 50,000 sq ft office complex in Luton on lease renewal negotiations and agreeing the simultaneous terms for a refurbishment of the common part areas
- Lease re-structuring on behalf of a national house builder of a 15,000 sq ft office building on Capability Green, Luton and negotiating a substantial rent reduction in return for a longer lease term
- Lease renewal on behalf of a fashion retailer on George Street, St Albans
- Advising the tenant of a retail unit in Harpenden on a rent review against a major property fund
- Advising the landlord of a multi-let office building on lease renewal, rent review and service charge matters