

# Market Leading Business Rates Advice

**What We Do** *Business Rates Advice by name, business rates advice by nature; it's what we do...*

**businessratesadvice.com** specialise in the business rates sector. Our Chartered Surveyors have over 20 years' specialist Rating experience. The rates system can be a complex and daunting process with strict time scales; and requires professional advice. We are fully regulated by The Royal Institution of Chartered Surveyors (RICS) so can rest assured you will be provided with sound professional advice.

Backed by our years' of expertise, we have experience of advising ratepayers occupying a wide range of property types and sectors from shops, offices and industrial through to pubs, restaurants and hotels. Good forward planning can often mitigate the effect of any change. It may seem a long time away, but this includes preparation for the next nationwide Revaluation in April 2022.

Fees for the work we carry out are on a predominantly success related basis.

## Below Are Some Recent Successes

ANDERSEN CALEDONIA; OFFICES & WAREHOUSE,  
STRATHCLYDE BUSINESS PARK, BELLSHILL



Issued RV **£90,500**

Agreed RV **£60,000**

Total Rates Savings **£75,000**

## CASE STUDY Caledonian Business Centre

70 West Regent Street, Glasgow

» Total Rates Savings: **£150,000**

We were instructed by the landlord on this multi-occupancy city centre office block. The property had an annual rates bill in excess of £30K per annum but through our knowledge of the rates system, we managed to have the entire building reassessed by the Assessor. The result was the annual rates bill for the property reduced to zero.



## Call Centre, Motherwell

Secured a 45% reduction in the rateable value giving the client a business rates saving of **£450,000**.

## OUR SERVICES

### Appealing & Challenging your Rateable Value (RV)

The rates appeal system can be a complex and daunting process with strict time scales. Our experts, professional Chartered Surveyors, will guide you through the process to present the strongest case for a reduction. We have both the market knowledge and technical expertise to identify opportunities which help secure the best reductions.

### Rates Mitigation Strategies

We get to know our clients property needs and investigate the most efficient way to reduce your business rates liability whilst tailored to your operational needs. Recently in addition to appealing rates we have adopted number of mitigation strategies for various types of properties and helped save our clients thousands of pounds.

### Audit & Budgeting

Firstly, we can check your bills have been correctly calculated and can negotiate with the billing authority to make sure you are pay the right bills. We can also help forecast the cost of business rates into your budget process by assisting your finance teams to assess your liabilities. Naturally, we will identify any potential opportunities for rates savings as part of this service.

### Consultancy

Our consultancy service covers all aspects of business rates issues; from providing rates estimates for potential acquisitions to advise on the continued changes on the rates legislation and how this impacts on your business

## RECENT APPEALS



### MCMILLAN RESTAURANT, SOUTHSIDE, GLASGOW

As result of a successful rates appeal saved the client £13K per year in rates payments; not only will this minimise outgoings and improve cash flow it will also have a positive impact on bottom line value of the business.

### BARRHEAD TRAVEL, UNION SQUARE, ABERDEEN

- » Issued RV **£184,000**
- » Agreed RV **£165,500**
- » Total Rates Savings **£50,000**



### THE ENCHANTED FOREST NURSERY SPIERSBRIDGE BUSINESS PARK, GLASGOW

- » Issued RV **£102,000**
- » Agreed RV **£49,000**
- » Estimated Savings **£125,000**

## Contact

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