

## CLIENT

**Property Tenants including: Britannia Building Society; British American Tobacco; EC Hopkins Ltd; Lear Corporation UK Ltd; Muraspec.**

## SERVICE

**Dilapidations Advice and Representation for Property Tenants**

## PROJECT

**Industrial, Office and Retail Properties throughout UK**

## KEY ISSUES

**Commercial experience  
Property market knowledge  
Knowledge of legal and regulatory matters**

Fusion are retained by various property tenants for expert advice and representation on dilapidation matters. The objective is to minimise and mitigate clients' liability on claims made by landlords.

This typically entails detailed assessment of repair clauses, reviewing licences and schedules which may limit liability and challenging schedules prepared by the landlord – especially in relation to proposed costs.

With some dilapidation claims exceeding the property's annual rent, the impact of proper advice and representation is substantial. Armed with extensive commercial experience, Fusion therefore adopt a strategic approach to each project.

Clients are advised not only on relevant legal and regulatory issues but on the tactical wisdom of accepting or contesting claims, according to all prevailing circumstances.

# case study



**BUILDING  
CONSULTANCY**

Griffin House  
18-19 Ludgate Hill  
Birmingham  
B3 1DW

Tel: 0121 236 3515  
Fax: 0121 236 3671

[info@fusionbc.co.uk](mailto:info@fusionbc.co.uk)  
[www.fusionbc.co.uk](http://www.fusionbc.co.uk)

