

True cost of fit-out

Due Diligence

Is it necessary?

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What is Due Diligence?

Diligent – To be meticulous (дотошный), thorough (всесторонний), attentive (внимательный), conscientious (добросовестный) and hard working!

Due Diligence – Correct and suitable diligent hard working!

What is Due Diligence?

Due Diligence is the effort made by one party to avoid harm to another party.

- Legal Due Diligence
- Technical Due Diligence

Actions

1. Meet with the Client and understand his needs
2. Study the building's design documentation
3. Visit the building for visual inspection
4. Produce the Due Diligence report

Due Diligence Report

- Building description
- List of engineering systems with comments on each
- Negative points
- Positive points
- Conclusion

Cost

- Approximate cost of Technical Due Diligence:
 - \$8,000 – 10,000 for office up to 5,000 – 6,000 sq.m
- Possible savings (examples):
 - additional power
 - central AHU upgrade
- Budgeting

Final Conclusion

A Technical Due Diligence report
starts to save your money
before you have actually started to spend it!