



Helping you with your property investment plans

COUTTS PROPERTY FINDERS SERVICE

Coutts

COUTTS PROPERTY FINDERS SERVICE

If you are considering buying or investing in real estate, we can help you find what you are looking for

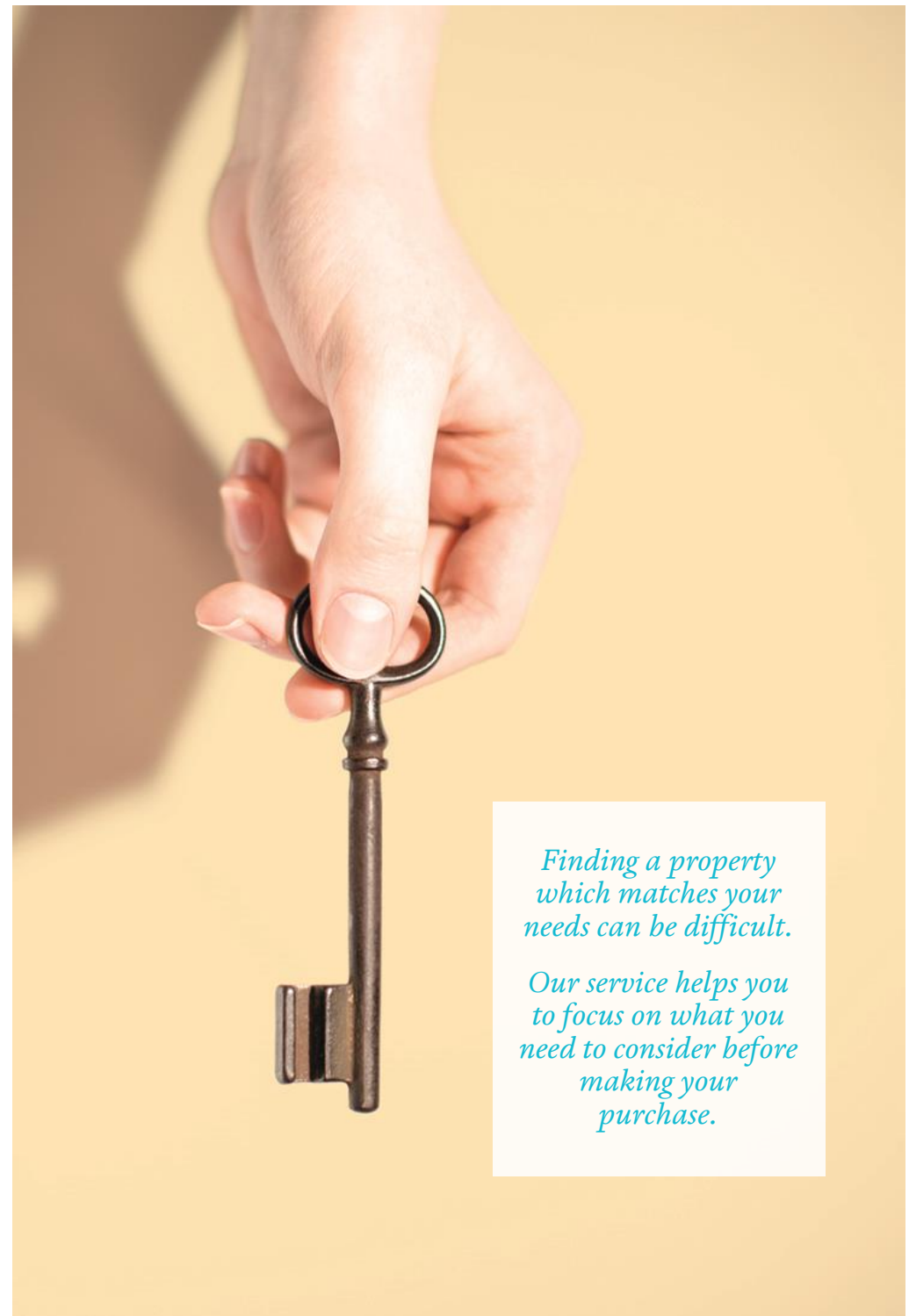
We can help you in the UK and internationally:

- To buy a **residential** property for your own use
- To purchase a **buy-to-let** investment property
- To buy a **holiday home**
- With **buy-side advice**, either generally or for a specific area

Our Property Finders Service

Property is the most significant asset many of us own so it's important to get it right. Here we can help you define your objectives. And working closely with you, we'll introduce you to our panel of residential agents – expert at helping you to make the right property decisions:

- Pre-selected and vetted by Coutts from our network
- With an exceptional source of residential properties
- Providing specialist regional expertise across the UK and internationally
- Covering a range of residential assets including luxury apartments, country estates and farms, villas, new builds, townhouses, period houses or cottages



Finding a property which matches your needs can be difficult.

Our service helps you to focus on what you need to consider before making your purchase.



UNDERSTANDING YOUR NEEDS

For UK searches, we'll introduce you to the right partner to help you find the right property

Finding the right property in the UK

The property market is complex, competitive and emotive. But with our in-house experts as your guide, we can help you navigate your way.

We start by understanding your requirements and goals across location, budget, use and any other requirements



We'll then present a selection of third-party property agents to you, aligned to your needs, from our panel of residential agents



Our introductions to agents are on a non-advised basis and you decide if you want to partner with any of the agents



WHY USE A BUYING AGENT?

Skilled negotiators who aim to secure property on the best available terms

Benefits of using a buying agent

- Work solely for the buyer as opposed to estate agents who work for sellers
- Provide impartial advice about the market
- Assist by previewing, filtering and reporting on relevant property
- Access to pre-market and off-market property
- Experienced negotiators on price
- Credibility from being a represented buyer
- Confidentiality
- Access to a network of high-quality professional services

Property markets insights

We regularly publish and share our expert insight into the property market, giving you a heads up on trends and movements.



[Take a look at our latest research](#) on prime property values and market trends across London.

FINDING THE RIGHT AGENT

We have access to a network of property buying agents to help you make the right choice

There are no fees payable by clients to Coutts.

For UK property searches, we have negotiated preferential rates with our agents so that you can get a better rate than if you deal directly with the agent.

If you do you decide to invest in any real estate opportunity which the agent has identified for you, the agent has agreed to pay Coutts a referral fee.

Our selection process

Before we add a buying agent to our panel, they are carefully screened. We also make sure we have first-hand feedback and knowledge of the client experience.

When vetting a buying agent, we consider a range of criteria including:

- Track record
- Client services
- Industry recognition
- Transactional experience
- Client feedback
- Regional expertise and specialism

We also review our panel regularly, which means we can introduce you to some of the most relevant, successful and experienced buying agents.





BUYING PROPERTY ABROAD

For international searches, we partner with agents who have an international presence and a network of contacts in key destinations

We have a panel of leading international agents who we have vetted and screened. They have local offices and also work with partner firms to help with your property search.

Prime destination markets include:

- Europe
- Asia
- Middle East
- South Africa
- USA
- The Bahamas
- Australia
- New Zealand

Your agent will be based in the UK and will oversee the process, bringing in the relevant local agent where needed.

Buying a property overseas can be complex, with differing property laws and potential language barriers. Here, our panel firms are also on hand to introduce you to local conveyancing firms, surveyors, architects and project managers.

COUTTS PROPERTY FINDERS SERVICE

Meet the team



Katherine O'Shea

katherine.o'shea@coutts.com

+44 (0)207 753 1803

+44 (0)797 4417 114



Hans Prottey

hans.prottey@coutts.com

+44 (0)207 957 2909

+44 (0)7825 197 397

Getting in touch

To find out more about our Property Finders Service, please speak to your private banker or wealth manager or feel free to contact the team directly. We'd love to hear more about your property plans and discuss how we could help you find the right property at the right price.

IMPORTANT INFORMATION

The Coutts Property Finders Service is appropriate for you if you are looking:

- To buy a residential property for your own use
- To purchase a buy-to-let investment property
- To buy a holiday home, in the UK or abroad
- For buy-side advice, either generally, or for a specific area

As part of this service, Coutts involvement will be limited to introducing you to third party property agents who may be able to assist you with the above.

This document is produced by Coutts for information purposes only and for the sole use of the recipient and may not be reproduced in part or full without the prior permission of Coutts.

The information in this document is believed to be correct but cannot be guaranteed. Any opinion or forecast constitutes our judgment as at the date of issue and is subject to change without notice.

If you are considering purchasing a property overseas, this may involve exposure to a foreign currency. Changes in rates of exchange may impact the value of any foreign property.

This information does not constitute financial, investment or professional advice or an offer, recommendation or solicitation to buy or sell any financial instrument, product or service. You should obtain relevant and specific professional advice before making investment decisions.

Coutts accepts no responsibility for any action taken by you as a result of the third party introduction Coutts may make between you and an agent.

Issued by Coutts, which is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority.

Coutts is registered in England No. 36695. Financial Services Firm Reference Number 122287. Registered office: 440 Strand, London WC2R 0QS.

© Coutts & Co 2020. All rights reserved.

