



Dilapidation Reports / Property Condition Surveys



Who is a Dilapidation Report for?

- ✓ building developers
- ✓ neighbours
- ✓ builders
- ✓ councils



Why should I get a Dilapidation Report?

- ✓ to describe the pre-existing condition of a property before any construction works starts
- ✓ to help safeguard the builder before construction against any possible legal action
- ✓ to help protect the owner of the property before construction works begin
- ✓ to prevent costly disputes and / or legal proceedings.



What happens if I don't carry out this inspection?

- ✓ as the owner, there will be no photographic evidence to claim damage that may result from the construction work
- ✓ as the builder or developer, there is no proof to resolve possible disputes or claims against damages that may arise during the construction process.

Why is a Property Condition Survey with The Hub so important?

- ✓ You will be engaging an independent third party that does not hold any bias towards those involved in the construction process.
- ✓ The report will outline any existing cracking and damage, so you have a benchmark against possible changes that may have taken place during the construction process.
- ✓ Your Inspector will highlight areas of the property that may be vulnerable to damage such as cracking or slight movement.
- ✓ The photographs will be date and time stamped to accurately document any existing defects and cracking.
- ✓ We can follow up with a Post-Construction Survey once the works have been completed.

