

Case Studies of our work... **Property Management**

Property Management - Infrastructure and Supply Management



A prestigious London based property management company had purchased a derelict property in a prime spot on the Thames in Kingston. This was to become a large hospitality premises, housing around 5 luxurious pop up restaurants and bars. The Landlord's initial launch date had already passed as they had not realised the complexity of just what needed to be done to the utility infrastructure to get the premises ready. After engaging with Prestige, through a referral, we took this off their hands and managed the rest, whilst liaising closely with the client.

From talking to the restaurants to establish their required energy loads, Prestige managed the end to end process from infrastructure, meter install, wire and cabling right through to the end supply contracts. Enabling the Landlord to focus their attention on other important areas.

Prestige now have a close working relationship with the managing agents and will be assisting with future projects.

Property Management- Rationalisation required

From a local Chamber of Commerce, Prestige were introduced to a luxury Property management agency based in Kensington. As well as sales, they agency also managed a significant number of properties - 76 to be exact! Due to the sheer time and expertise it would take for the company to review the energy purchasing it had never been done.

Prestige were engaged to complete an initial review. Obtaining the billing took a days administration resource, but realising the potential savings, they were able to make time for this.

The review not only identified significant time to be saved through rationalising the portfolio, but also considerable savings of circa £6,000 PA.



Daunted by the task, and keen to ensure billing and DD details were correct, Prestige reassured the client that it would all be managed by us, with only contracts needing to be signed by them.

Prestige set up HO billing with the supplier, with every site having it's own DD and site ID. Prestige also compiled a master site list of all sites and ID's, enabling the client to view and track all payments and billing queries at any point.

Property management - second opinion

From a connection on LinkedIn, Prestige were invited to review a private investment property portfolio. Consisting of 3 Hotels, 1 care home and 2 cafes.

Already engaged with a consultant, it became clear that Prestige could help. The portfolio sites were being managed very independently with no group strategy in place. The review also identified that a hotel manager had actually agreed verbally to new 4yr contracts across the entire group via an unscrupulous broker! Not only did he have no authority to do this, the CEO was not even aware it has been done! Fortunately, Prestige were able to assist the client, with the situation resulting in legal action for fraudulently placed contracts.



The client now has a streamlined portfolio, with savings of circa £10,000 PA achieved to existing rates, and circa £18,000 PA to the new contracts they would have moved onto had the review not flagged them!

Prestige now work closely with the client, advising of market opportunities and managing the energy purchasing proactively.