



# GLOBAL PROPERTY VALUATIONS

Our Network and Experience

In 2017 the capital value of land and buildings valued by Knight Frank exceeded \$1.4 trillion US dollars globally

# Valuation & Advisory

Knight Frank and Newmark Knight Frank's Valuation & Advisory experts provide a comprehensive range of single and portfolio valuations, market appraisals and consultancy services across both commercial and residential sectors.

Our worldwide team delivers extensive valuation and advisory services to financial institutions, lenders, private individuals, funds, property companies and the public sector. To optimally manage global assignments, our specialized Global Projects Team ensures seamless, consistent service delivery. With a wide skill-set spanning commercial and specialist sectors, residential and agricultural properties, we have the ability to draw upon our significant global network of Capital Markets, Leasing, Occupier and Research industry specialists to add value for our clients, rather than merely reporting. Through our tightly integrated practice, the Knight Frank and Newmark Knight Frank team effectively meets and exceeds the needs of our clients around the globe.



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# United Kingdom

From our global headquarters in Central London and regional office network, the UK team signs off in excess of £390 billion worth of assets each year. We advise on everything from single properties to multi-billion pound portfolios.



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# 01

## KING'S CROSS CENTRAL, LONDON

**Sector:** Mixed-use

**Detail:** Valuation advice on purchase and quarterly update valuations.



## 02

### THE BOWER, OLD STREET LONDON

**Sector:** Office & Retail

**Detail:** A syndicate of banks incl. Royal Bank of Scotland, Lloyds TSB & Santander. Activity included a loan security valuation.



## 03

### HERCULES UNIT TRUST 2

**Sector:** Shopping Centre

**Detail:** Valuation of five Retail Parks for secured lending purposes.

**Schemes:** Chester, Dartford, Lincoln, Llandudno and Speke




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**04**

**THE ECONOMIST PLAZA,  
ST JAMES'S STREET  
LONDON**

**Sector:** Mixed-use

**Detail:** Valued for secured lending purposes for Deutsche Pfandbriefbank on behalf of Tishman Speyer.




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**05**

**FOUR SEASONS HOTEL,  
10 TRINITY SQUARE  
LONDON**

**Sector:** Hotel

**Detail:** Loan security valuation undertaken jointly with Residential Development that led to building consultancy work.



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## 06

### ASTON UNIVERSITY, BIRMINGHAM

**Sector:** Student Property

**Detail:** Valuation advice prior to the agency instruction to market the property.

# Europe

Our European Valuations team has an excellent track record in implementing and co-ordinating European portfolio and individual asset valuations. Pan European instructions are managed in London giving you a central point of contact, with access to over 90 valuers in continental Europe.



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## 01

### BLUEWATER BUILDING, HOOFDDORP NETHERLANDS

**Sector:** Office

**Detail:** Knight Frank provided a valuation for secured lending purposes on the Bluewater building; a 8,037 sq m purpose built, Grade A office, completed in late 2014. It was valued on behalf of Helaba.



## 02

### KAUFMANNSHAUS, HAMBURG GERMANY

**Sector:** Mixed-use

**Detail:** Historic landmark property in the heart of Hamburg comprising some 24,000 sq m of office and boutique style retail areas. The valuation was for acquisition purposes.



## 03

VIA COLA DI RIENZO,  
ROME  
ITALY

**Sector:** Retail

**Detail:** This property comprises a large period building, with a triple frontage arranged internally as a department store, over three floors comprising 7,000 sq m. The property occupies a prime location on one of the main mid-market retail locations in Rome, and was valued on behalf of an Italian fund.



## 04

MULTIPLE LOCATIONS,  
POLAND

**Sector:** Retail

**Detail:** The portfolio comprises seven shopping centres. Approximately 250,000 sq m and fully developed. Locations include Szczecin, Kalisz and Przemysł. Valuation for loan security purposes.

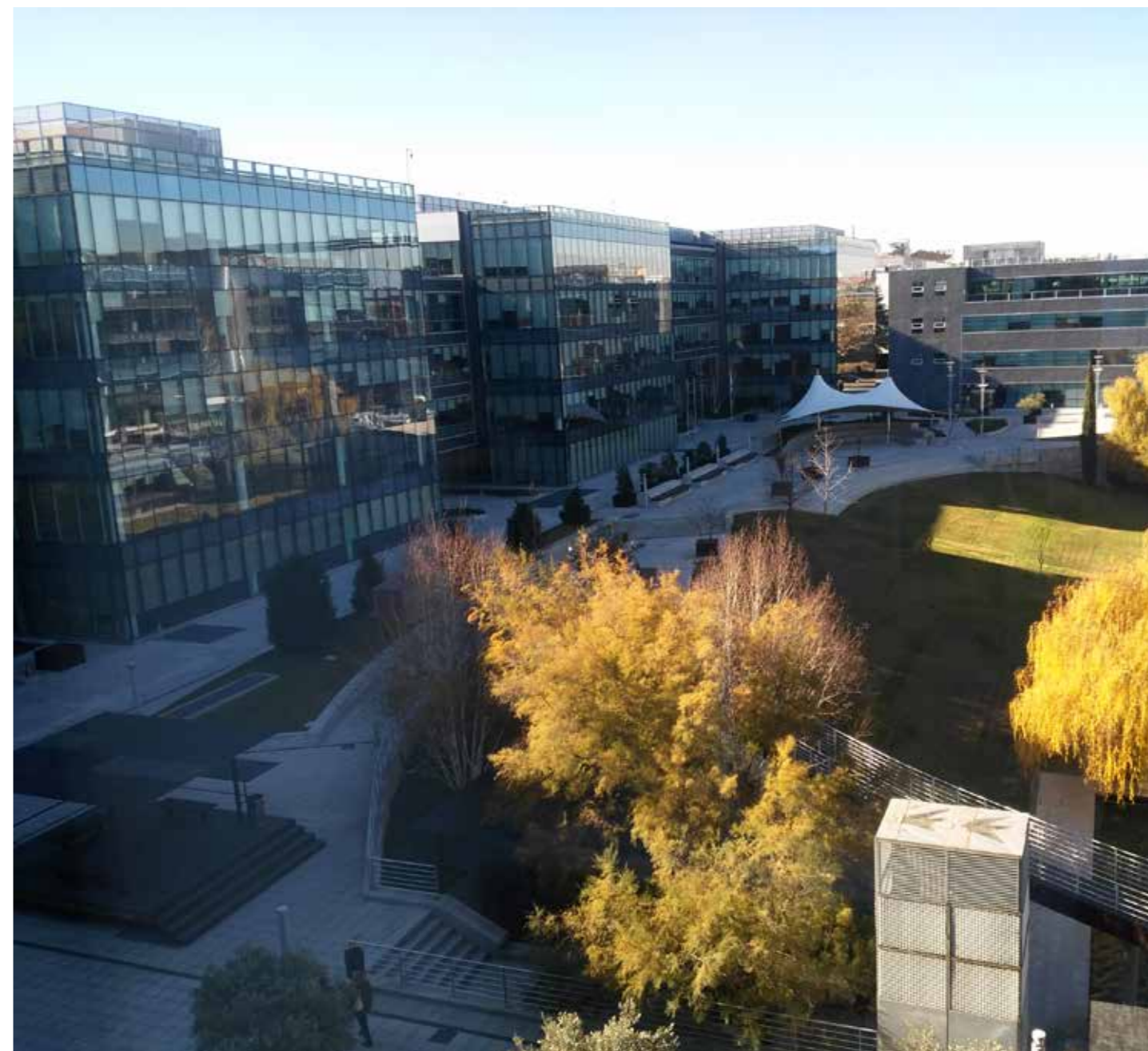


## 05

### MOULIN ROUGE, MONTMARTRE PARIS FRANCE

**Sector:** Mixed-use

**Detail:** This property comprises several apartments, two live theaters, three retail units, a large amount of office space and the world-famous cabaret Le Moulin Rouge. The total area is close to 15,000 sq m. The property is located in the historical district of Montmartre. It is being valued for the owner, Moulin Rouge.



## 06

### LAS MERCEDES BUSINESS PARK MADRID SPAIN

**Sector:** Office

**Detail:** Knight Frank provided a valuation for secured lending purposes on Las Mercedes Business Park; c. 80,000 sq m office park in Madrid. It was valued on behalf of PBB.



## 07

**CORSO COURT,  
PRAGUE  
CZECH REPUBLIC**

**Sector:** Office

**Detail:** This property is a new modern office property located in the established office location of Karlín, Prague 8. The property represents true Grade A office specification, with building warranties in place. The valuation was for internal accounts purposes.



## 08

**TAUNUSTURM,  
FRANKFURT  
GERMANY**

**Sector:** Office & Residential

**Detail:** Located in Frankfurt's central business district, a 66,000 sq m, high-rise office tower and a connected high-rise apartment building, multi-tenanted and completed in February 2010.



## 09

**WARFVINGES VAG 25,  
STOCKHOLM  
SWEDEN**

**Sector:** Office

**Detail:** This property comprises a brand new building constructed in 2013, offering 19,000 sq m of office accommodation. The property is fully let to Skanska AB and is well located within the Stockholm inner city. Valued on a quarterly basis for Invesco Real Estate.



11

**HERMITAGE,  
PARIS  
FRANCE**

**Sector:** Mixed-use

**Detail:** Located between La Défense business district and Paris, along the river Seine, this development project will eventually be composed of six buildings, including two 85-story towers. It will comprise a total of 220,000 sq m, including a 230-room palace hotel; 30,000 sq m of office space; 35,000 sq m of retail space; and 540 luxury condo units. Completion is expected in 2022. A valuation was undertaken for financing purposes.



12

**UPPER WEST,  
BERLIN  
GERMANY**

**Sector:** Mixed-use

**Detail:** Landmark property in a location of Berlin on Kurfürstendamm. The property includes a prime office tower, 582 room hotel and high street retail units. The valuation was undertaken for acquisition purposes.



13

**MULTIPLE LOCATIONS,  
IRELAND**

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to value a nationwide portfolio of 21 properties to include shopping centres, office investments, industrial and development land.



# Middle East

Representing one of the largest and most reputable valuation practices in the Middle East, our team of experts provide comprehensive commercial real estate valuation services across the region. Our focus is on our clients and understanding their particular needs.



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## 01

### JEBEL ALI FREE ZONE (JAFZA), DUBAI UNITED ARAB EMIRATES

**Sector:** Mixed-use

**Detail:** Knight Frank provided a valuation report on Jebel Ali Free Zone for the London Stock Exchange, in relation to the acquisition of Economic Zones World by DP World.



02

**STANDARD CHARTERED TOWER,  
DOWNTOWN DUBAI  
UNITED ARAB EMIRATES**

**Sector:** Office

**Detail:** Knight Frank provided detailed buy side due diligence and valuation advice to the purchaser in connection with its acquisition of the building, which is a 13 storey, Grade A, LEED Gold commercial office building, the majority of which is let to Standard Chartered.



03

**ABRAAJ AL BAIT,  
MECCA  
KINGDOM OF SAUDI ARABIA**

**Sector:** Retail

**Detail:** Knight Frank provided detailed valuation advice on the retail element of the scheme, for year-end financial reporting purposes.



04

**FAIRMONT HOTEL,  
THE PALM JUMEIRAH  
DUBAI  
UNITED ARAB EMIRATES**

**Sector:** Hotel

**Detail:** Knight Frank were instructed to provide valuation advice on a landmark luxury 5 star beachfront hotel on the Palm Jumeirah in Dubai. The hotel is operated by Fairmont and comprises 381 rooms and some branded residences. With extensive F&B offerings and beach club, the hotel enjoys views over the Dubai Marina skyline. Knight Frank provided the report for loan security purposes.



# Africa

Acting on behalf of residential and commercial owners, investors and occupiers, Knight Frank's African valuation specialists provide timely, accurate and professional valuations for a wide range of purposes including transaction, financing, due diligence and securitisation.



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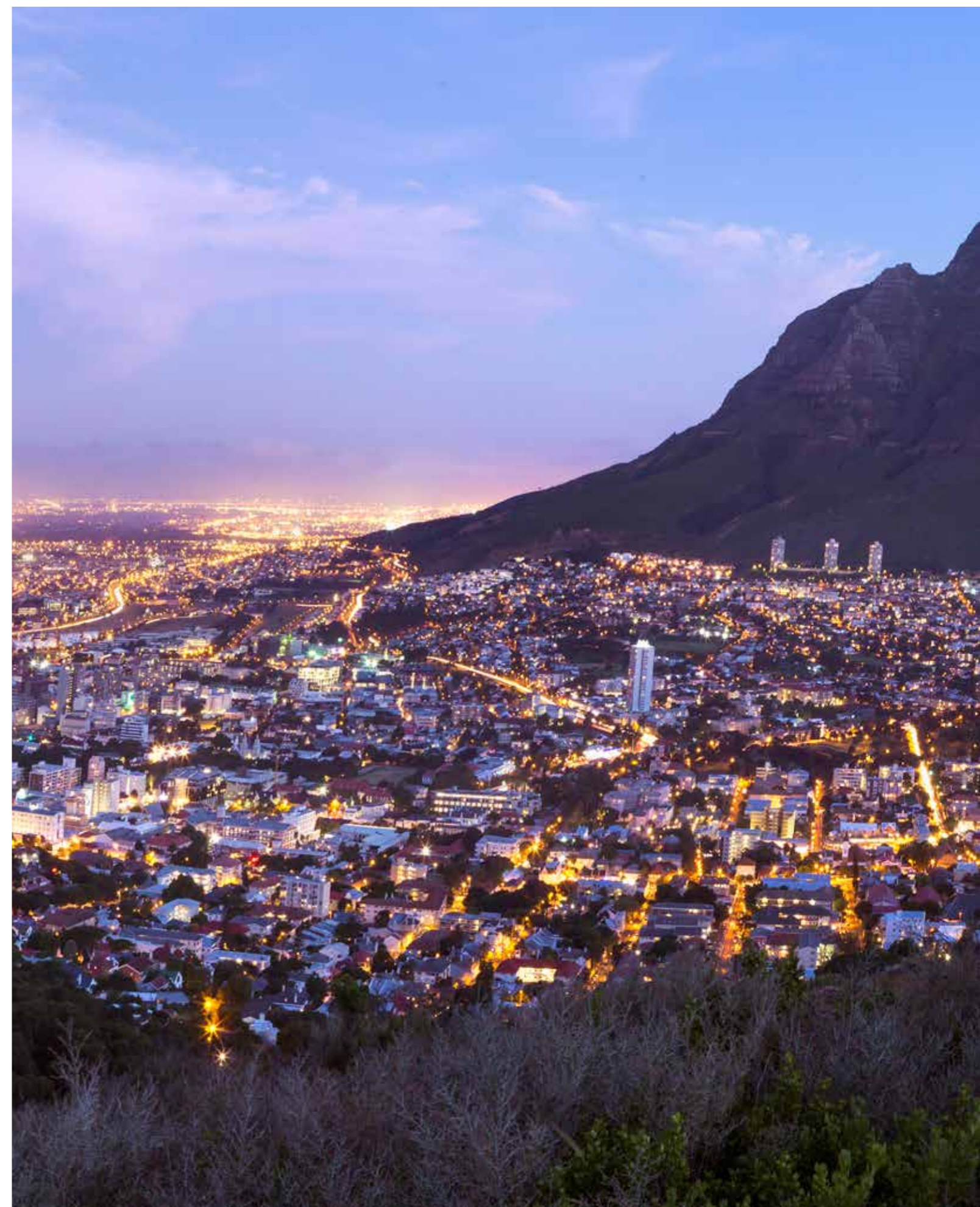
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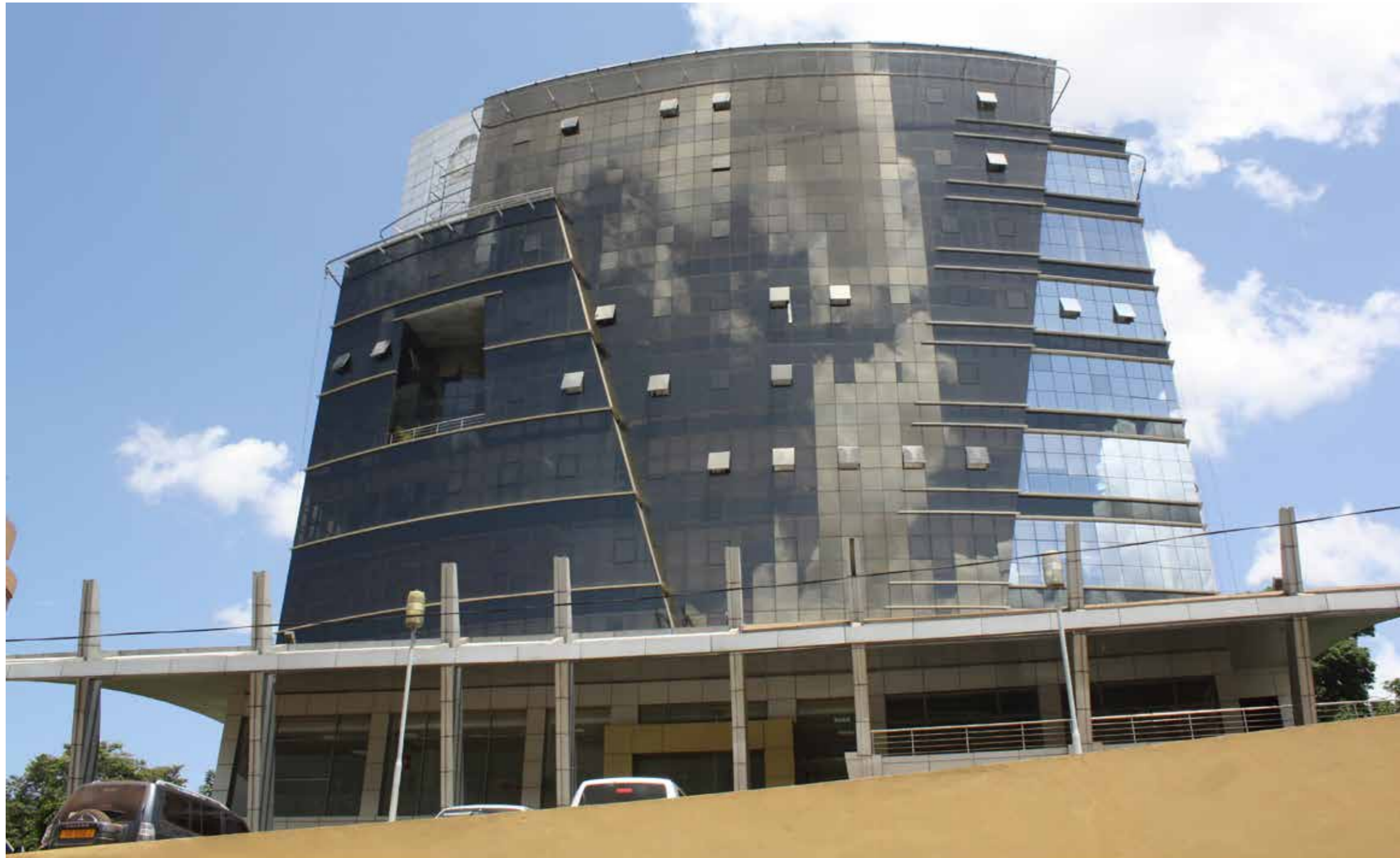


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## 01

### **COURSE VIEW TOWERS, KAMPALA UGANDA**

**Sector:** Office

**Detail:** A 7,500 sq m (NIA) office building in the Central Business District of Kampala. Knight Frank carried out the valuation for secured lending purposes.



## 02

### BUGOLOBI VILLAGE MALL, UGANDA

**Sector:** Retail

**Detail:** Knight Frank was instructed to provide a valuation for secured lending purposes for the retail mall with a GLA of 9,200 sq m.



## 03

### BOEKENHOUTSKLOOF, FRANSCHOEK SOUTH AFRICA

**Sector:** Agricultural & Commercial

**Detail:** Valuation of wine estate with cellar, tasting facilities and supporting building infrastructure.



## 04

### KANG'OMBE HOUSE, LILONGWE MALAWI

**Sector:** Office

**Detail:** Knight Frank was instructed to value Kang'ombe House, an eleven storey 10,800 sq m office building and a landmark of the Lilongwe City Centre for accounting purposes.



## 05

### MAFUNDZALO RANCH, KABWE ZAMBIA

**Sector:** Farms

**Detail:** Knight Frank provided a full valuation of all the farm assets on a 2,460 hectare ranch situated in Central Province of Zambia for secured lending purposes.



## 06

### OYSTERBAY DAR ES SALAAM, TANZANIA

**Sector:** Mixed-use

**Detail:** The site has been developed to provide office, hotel and retail accommodation in several substantial blocks. Knight Frank Tanzania valued the property to ascertain market value. The assignment was confined to land and buildings only.

## 07

### SILVERLANDS ZAMBIA LIMITED, ZAMBIA

**Sector:** Farms

**Detail:** The valuation for accounting purposes involved land and buildings as well as various farm machinery and equipment on four agricultural properties.

# Asia Pacific

From a network of offices across Asia Pacific, our teams provide comprehensive valuation and market appraisal services throughout the region.



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## 01

### INTERNATIONAL COMMERCE CENTRE, HONG KONG

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to undertake an annual valuation of the International Commerce Centre (ICC), a landmark complex on West Kowloon, for accounting purposes.



## 02

### QQT TOWER, SYDNEY AUSTRALIA

**Sector:** Retail & Office

**Detail:** Comprises a 50 level proposed commercial office tower of over 90,000 sq m, with a retail component, located in Circular Quay, Sydney, overlooking Sydney Harbour. The proposed development by AMP is expected to be completed in 2021.



## 03

### CANADIA TOWER, CAMBODIA

**Sector:** Retail & Office

**Detail:** Knight Frank was instructed to value Canadia Tower, a 28-storey prime grade commercial office building and retail podium, for internal management purposes.



## 04

### ONE INDIABULLS CENTRE AND INDIABULLS FINANCE CENTRE, MUMBAI INDIA

**Sector:** Mixed-use

**Detail:** Valuation of two investment properties measuring about 300,000 sq m in Mumbai for a Singapore listed REIT.



05

XINTIANDI,  
SHANGHAI  
CHINA

Sector: Retail

**Detail:** Knight Frank was instructed to value this unique property, Xintiandi, an urban tourist attraction imbued with the city's historical and cultural legacies, located in the city centre of Shanghai.

06

TAMAN ANGGREK,  
JAKARTA  
INDONESIA

Sector: Retail

**Detail:** Knight Frank was instructed to provide a valuation for one of the largest shopping centres in Jakarta for bank financing purposes. Taman Angrek is an integrated development comprising apartments and a shopping centre.



07

PAVILION REIT,  
MALAYSIA

Sector: Multi-sector REIT

**Detail:** Instructed by Pavilion REIT, one of the largest retail-focused REIT's in Malaysia, to value their portfolio. Included was the 127,000 sq m Pavilion Kuala Lumpur Mall with over 500 retail outlets, and the 20-storey Pavilion Tower in the Central Business District of Kuala Lumpur.





## 08

### CAPITAMALL WESTGATE, SINGAPORE

**Sector:** Retail REIT

**Detail:** Knight Frank was instructed by CapitalLand Mall Trust to undertake bi-annual portfolio valuations on seven shopping malls in Singapore for corporate reporting purposes.



## 09

### KAOHSIUNG HANSHEN BUILDING, TAIWAN

**Sector:** Mixed-use

**Detail:** REPro Knight Frank provided a full valuation report for sales purposes of the 157,502 sq m building located in Kaohsiung City in southern Taiwan.



## 10

### 'ONE BANGKOK' PROJECT, CENTRAL BANGKOK THAILAND

**Sector:** Mixed-use

**Detail:** Knight Frank advised Frasers Property on the proposed 'One Bangkok' mixed use project, which will be a 1.8 million sq m scheme of 'Grade A' offices, luxury retail, hotels, and condominiums, to be completed in 2025.



11

### WESTFIELD, SYDNEY AUSTRALIA

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to provide annual valuations on a three year contract. Westfield Sydney is a modern, multi-level retail complex comprising a total area of 11,860 sq m and seven levels of retail space. The complex fronts Sydney's prime retail strip, Pitt Street Mall and is anchored by Zara, JB Hi-Fi and 15 Mini Majors including Gucci, Prada, Miu Miu and Microsoft.



12

### HARBOUR CITY, TSIM SHA TSUI HONG KONG

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to undertake an annual valuation of Harbour City, a 776,000 sq m commercial complex in Tsim Sha Tsui in the Kowloon Peninsula, for accounting purpose. The complex houses the largest shopping mall in Hong Kong, totalling 190,000 sq m.

13

### INTERNATIONAL FINANCE CENTRE, CENTRAL HONG KONG

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to undertake an annual valuation of International Finance Centre (IFC), situated in Central, for accounting purpose. The 260,000 sq m complex has one of the landmark skyscrapers in Hong Kong, ranking second in terms of height.





## 14

### TIMES SQUARE, CAUSEWAY BAY HONG KONG

**Sector:** Mixed-use

**Detail:** Knight Frank was instructed to undertake an annual valuation of Times Square, a shopping/office landmark complex in Causeway Bay on Hong Kong Island, for accounting purposes. The complex was completed in 1994 and has a total area of around 139,354 sq m.



## 15

### THISTLE PORT DICKSON RESORT, MALAYSIA

**Sector:** Hotel

**Detail:** Knight Frank was instructed by GuocoLand Malaysia to undertake a valuation of an operating 5-star 251-room beach resort hotel with a 9-hole golf course sited along the West Coast of Peninsular Malaysia for disposal purposes.



# The Americas

Newmark Knight Frank Valuation & Advisory (V&A) provides unmatched quality insight into client assets. Headquartered in New York and Houston, the Newmark Knight Frank V&A platform comprises more than 350 employees in over 30 offices throughout the US, Canada and Latin America for complete coverage across the Americas. Our professionals have executed projects of every size and type, from single properties to large portfolios and mixed-use developments valued in the billions of dollars.



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## 01

### WYNN & ENCORE HOTEL AND CASINO, LAS VEGAS NV

**Sector:** Hospitality

**Detail:** NKF Valuation & Advisory provided a valuation of the 215 acre resort, which includes two towers (Wynn and Encore) totalling over 835,000 sq m.



## 02

### VILLAGE OF MERRICK PARK, CORAL GABLES FL

**Sector:** Retail

**Detail:** NKF Valuation & Advisory provided a valuation of an 80,000 sq m, open air, three-level regional shopping centre that is anchored by Nordstrom and Neiman Marcus.

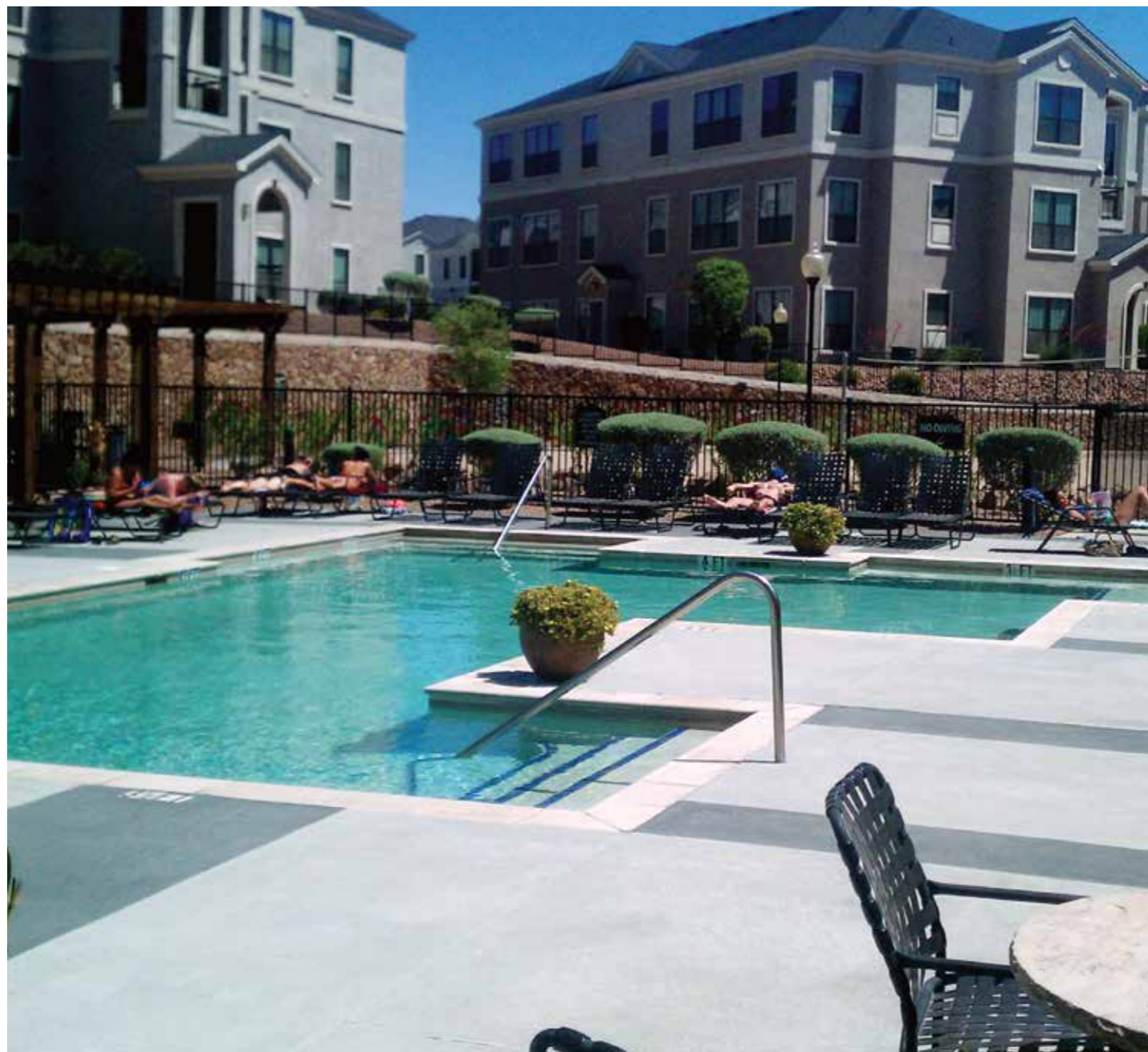


## 03

### HUDSON YARDS AIR RIGHTS, NEW YORK NY

**Sector:** Air Rights

**Detail:** NKF Valuation & Advisory provided advisory support that helped facilitate the transfer of air rights for a 1.7 million sq m mixed use development over the Eastern Rail Yards.



## 04

### GARDEN APARTMENT PORTFOLIO, VARIOUS LOCATIONS THROUGHOUT TEXAS

**Sector:** Residential

**Detail:** NKF Valuation & Advisory valuation provided Macquarie Bank with an opinion on the market value of the entire Class A Garden Apartment Portfolio.



## 05

### CHELSEA MARKET, NEW YORK NY

**Sector:** Mixed-use

**Detail:** NKF Valuation & Advisory provided a valuation of this 15-storey, 102,000 sq m retail and office development in the former National Biscuit Company complex, home of the famous Oreo cookie.

## 06

### SHORELAND APARTMENTS, CHICAGO IL

**Sector:** Residential

**Detail:** NKF Valuation & Advisory provided a valuation and feasibility study of the 13-storey, 32,000 sq m, former Shoreland Hotel. The historic lakeside building has been redeveloped to provide 330 luxury apartments.



## 07

**INDUSTRIAL PORTFOLIO  
MULTIPLE CITIES  
MEXICO**

**Sector:** Industrial

**Detail:** NKF Valuation & Advisory provided a valuation of 34 industrial facilities with a total area of 280,000 sq m, located in several cities throughout Mexico (Ciudad Juarez, Chihuahua, Reynosa, Matamoros, Torreón, Saltillo and Monterrey). The valuation was carried out for acquisition and financing purposes for CitiBanamex.



## 08

**MIXED-USE PORTFOLIO  
MEXICO CITY  
MEXICO**

**Sector:** Retail & Office

**Detail:** NKF Valuation & Advisory provided a valuation of a five-property portfolio located in Mexico City, comprising three mixed-use office/retail buildings, one office building and a luxury hotel. The valuation was performed for financing purposes for CitiBanamex.






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**09**

**GALEÃO AIRPORT  
RIO DE JANEIRO  
BRAZIL**

**Sector:** Airport

**Detail:** Newmark Knight Frank carried out a market analysis for the available area of the airport.




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**10**

**JARDIM DAS PERDIZES  
SÃO PAULO  
BRAZIL**

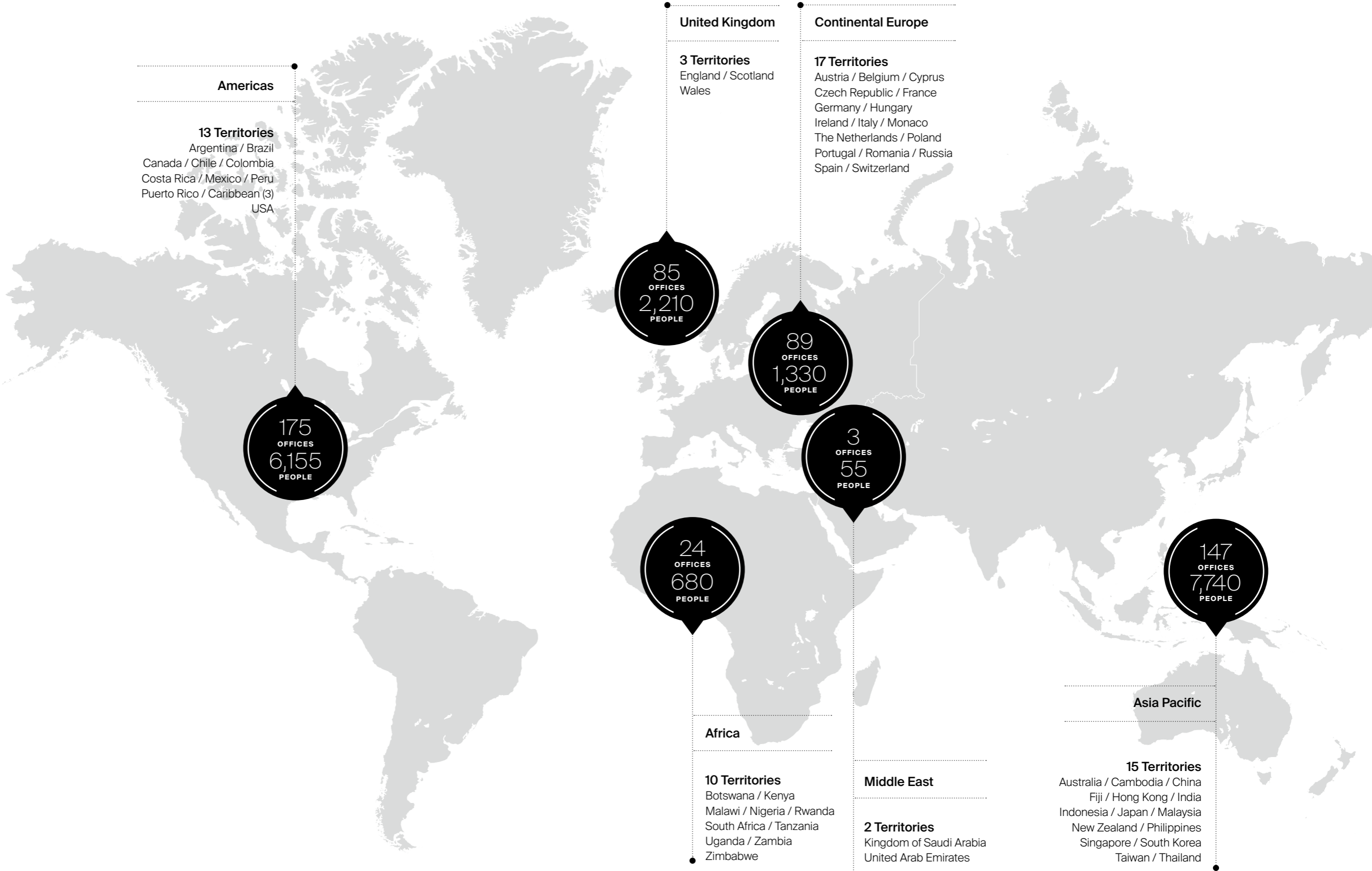
**Sector:** Mixed-use

**Detail:** Newmark Knight Frank carried out a valuation for the 427,000 sq m, mixed use project.

# DEBT FREE & INDEPENDENT

435 OFFICES

58 TERRITORIES  
16,120 PEOPLE



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