**What are Dilapidations?**

‘Dilapidations’ refers to an alleged breach of covenant within a lease agreement, as well as the work which the tenant is required to carry out to remedy the breach.

As a property occupier or owner, dilapidations should be considered at the earliest opportunity as they affect leases from the initial agreement, during the term of the tenancy, through to negotiation of building work or agreement of a financial settlement.

Taking advice early on can ensure a suitable strategy is formalized and implemented, to help minimize potential liabilities and achieve the best outcome.

**What type of works can Dilapidation claims include?**

- Repair work internally & externally
- Removal of alterations made
- Redecoration internally and externally
- Reinstatement of the property back to the condition in which the property was taken on
- Services & statutory related works

**How can Christou & Co. can help?**

Specializing in dilapidations, we pride ourselves in providing our clients with detailed and pragmatic advice. Following a review of the scenario, we present likely outcomes from which we tailor a suitable implementation strategy.

We provide both occupier and owner related dilapidation services, so whether you are interested in assessing your potential liability, preparing an exit strategy, have been served with a schedule of dilapidations claim or wish to prepare and serve a claim on a tenant Christou & Co. can help.

**Contact us for more information and a no obligation discussion regarding your property matter.**

**Dilapidation Services:**

- Inspection and preparation of schedule of dilapidation claims
- Re-expiry dilapidation assessments
- Schedule of condition for leases
- Break clause compliance
- Lease exit strategies
- Dilapidation claim reinstatement works including Contract administration and project management