



EIGHT8
PROPERTY

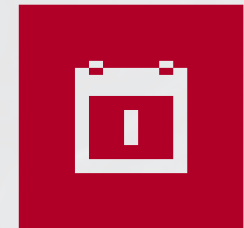
You've found the right place

We provide a complete sales, lettings and management service for the benefit of landlords, investors and tenants alike.

You've found the right place



BUY



RENT



SELL



Independent & family owned

John and Karen Hardman, Eight8 Property's directors, are a husband and wife team with combined expertise of over 30 years within the property sector. John and Karen are landlords and property owners who became frustrated with not being able to speak to the same person twice when dealing with large corporate agencies.

Bearing this in mind they were determined that their landlords would not have to experience this and would be treated with respect, courtesy and professionalism.

As additional members or staff have joined our team we take care to ensure that they adhere to this philosophy and are committed to providing unrivalled service for all clients, landlords, investors and tenants alike.



BUY

**Our number one
priority is to help
our clients find their
ideal apartment or
investment property.**

You've found the right place

We will take note of all your requirements and by using our extensive knowledge of the local area and property market, we endeavour to match you to a property that ticks all of your boxes.

We have a very good working relationship with many of the major developers building within the Birmingham city area and are able to offer excellent off-plan opportunities for investors.

Eight8 Property are committed to helping you through what can be a sometimes complicated and stressful, but ultimately exciting journey to finding your new property, whether for your own home or property portfolio.

Once you have found your perfect property, we are there to guide you throughout the process. We will make sure you are kept fully up-to-date throughout the transaction.

We are also able to offer:

- Mortgage advice, including buy-to-let mortgages
- Professional valuation
- Insurance advice
- Buy-to-let furniture packs

BUY





RENT

Finding a property to rent quickly is important and the letting process should be as smooth and simple as possible.

You've found the right place

When you register with us we will want to know your ideal property budget, location and size so that we can present a selection of properties appropriate to your needs.

If you do not know the area and need guidance, please be assured that we have extensive local knowledge and will be delighted to offer advice. Eight8 Property have a huge range of properties on offer from small studios to luxury penthouses, suitable for students, professionals and families alike.

Once you have viewed and chosen a property the following stages are conducted:

- Complete our tenant application form
- Administration/ reservation fee taken
- Tenancy Agreement prepared and ready to sign
- Inventory prepared by an independent Inventory Clerk
- Rent and deposit monies outstanding taken
- Signing of contract

You will then be ready to move into your new property, safe in the knowledge that our friendly team will be on hand to help you with any questions.





SELL

**If you're in the market
to sell, we can help
ensure that you
get the price your
property is worth in
today's market.**

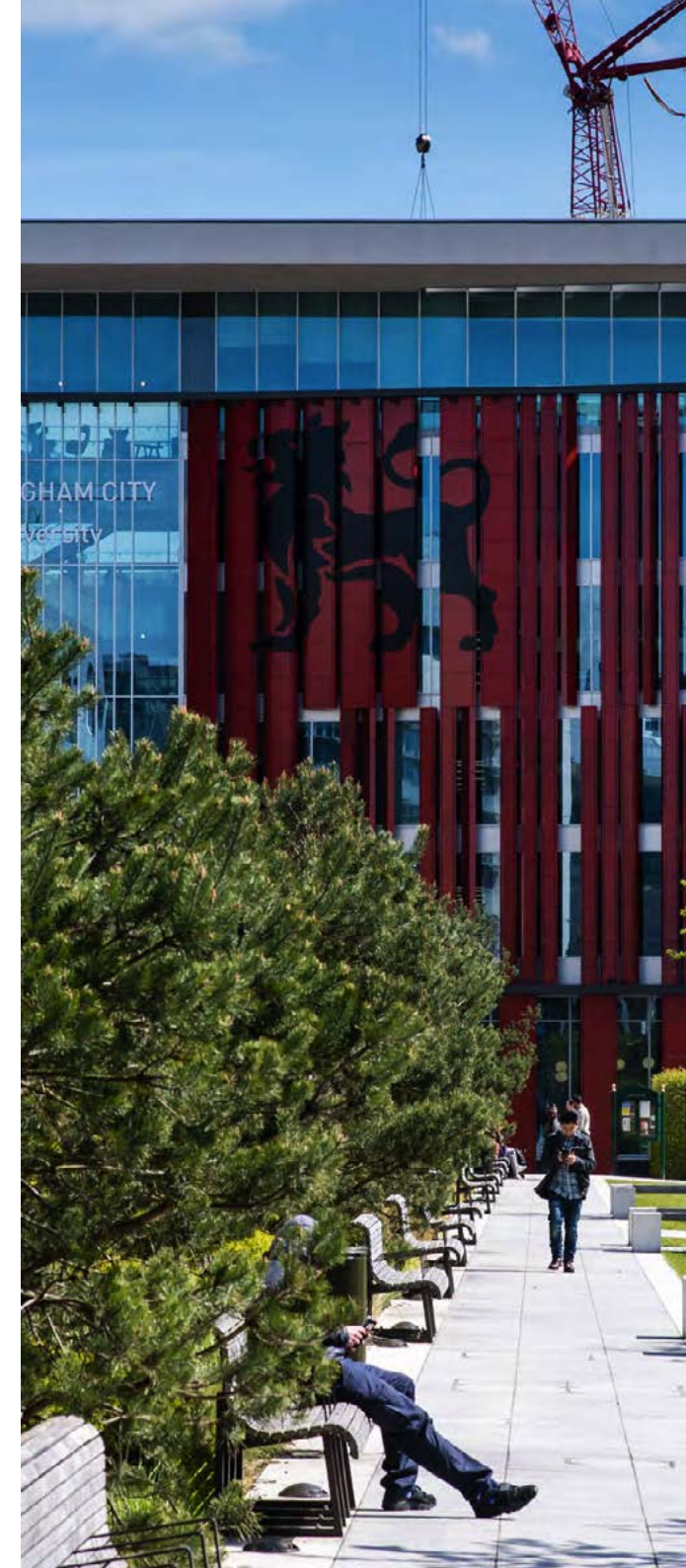
You've found the right place

We have expert knowledge of the local area and can provide you with professional advice in order to achieve the best possible price.

Selling your property can be a stressful and difficult time but luckily we can offer expert advice at every stage of the sale of your property. We have the experience and expertise to make your sale as trouble free as possible and can offer a full range of property services to help you at every stage of your transaction.

- Property finance solutions
- Insurance advice
- Professional valuation
- Interior solutions
- Conveyancing
- Bespoke marketing package including professional photography

SELL



“H. Carpenter

In the 12 months or so that I've known them, I have found that John and the team at Eight8 Property have maintained the highest of standards in all that they do. They are efficient, knowledgeable, hard working and - importantly - very pleasant to deal with. They are also extremely fair and even though my relationship with the firm is as a landlord, I know they invest just as much time and effort on behalf of the tenants they act for. They are a superb outfit and I would recommend them to anyone.

“M. Spencer

Eight8 Property having been recommended to us, has got to be the best thing that could have happened to my wife and I.

Since we entered the property market in June 2014, Eight8 Property have been superb in their efficiency and commitment to excellent service and attention.

John, Karen, Matt and the staff go out of their way to ensure that the landlords on their register receive the best of advice, service in letting, re-letting and overseeing the properties.

The most important aspect from our point of view is that, as landlords, my wife and I have absolute peace of mind and total confidence in Eight8 Property's ability to look after us and take any strain and hassle away from us.



“C. Massoudi

John and the team at Eight8 Property are professional, efficient and reliable. As a landlord, their management service offers complete peace of mind at very reasonable rates.

“L. McDonald

I have been working with John and the team for over 2 years now. They have taken away any stress of having to find a tenant, been extremely thorough and understanding of my circumstances and have been great advisors.

I'm a landlord and comfortable that Eight8 Property have managed my property exceptionally and are getting me the top line rent for the area. Other than rent landing in my account I forget I have the property! Highly recommended.

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