

**Trusted
value
since 1958**



FORCADELL

Real Estate Consultants since 1958

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Publisher: Fincas Forcadell, S.L.U.

T. 934 965 406
marketing@forcadell.com
forcadell.com

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Content

05

Trusted Value

07

Corporate Information

09

Offices

11

Services

13

Residential

17

Corporate

29

Property Management

33

Consultancy

35

Legal Counsel

37

Technical Office

39

Insurance
Brokerage



Trusted Value

Carles Vila i Polls

Chairman of the Board

Ivan Vaqué i Mas

Chief Executive Officer

Mireia Vila Forcadell

Chief Financial Officer General

FORCADELL, during its business trajectory of over 60 years, has held among its core values advising its clients in every aspect of their real estate activities: commercialization for selling or renting their properties, in private or business uses, management of patrimonial properties to rent or community of owners management. The company has accomplished an increasingly successful path, and is fully aware of the responsibilities and challenges facing the future. These challenges that all companies, now and more than ever, demand that all the experience accumulated through the years are en-

hanced by the use of the new technologies. New formats, new services and new implementations that bring the company closer to new clients. This is how FORCADELL defines its main line of work for the next fiscal years. This is the framework in which we have already been working for the past two years, starting to glimpse the path through which we want to travel. It is an exciting project that since its inception, evolution, transformation and innovation, will allow the company to continue advising clients, offering them a more efficient effective advice, in addition to a closer contact.

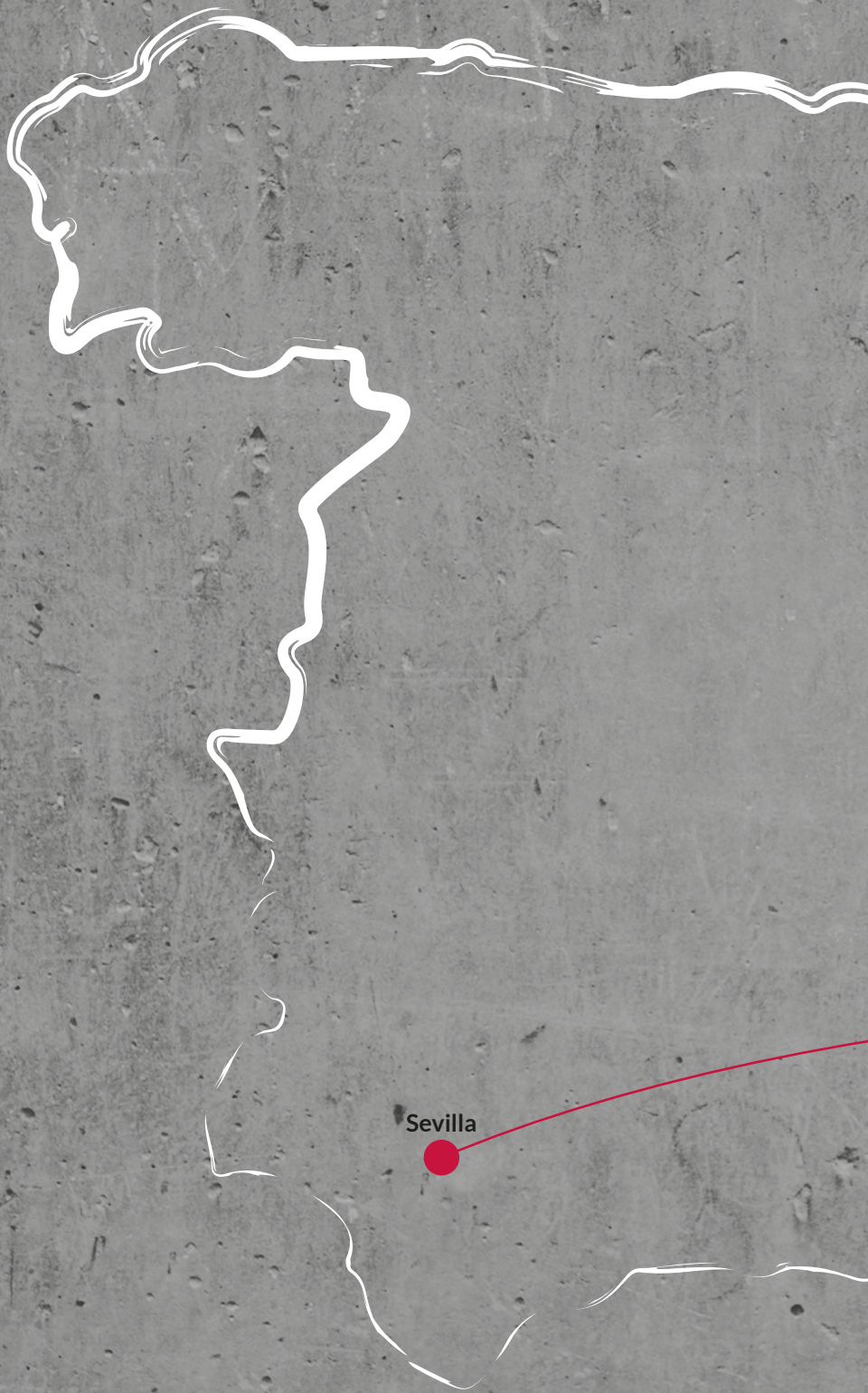


Corporate Information

FORCADELL is a group of real estate companies established in 1958, expert in consulting, brokerage, property management and asset management. The company has evolved exponentially expanding its range of services to offer global advisory based on quality, excellence and innovation. Over the past 60 years, Forcadell has consolidated as a company becoming a benchmark in the Catalan real estate market. Covering a wide geographical range in the Spanish territory, the company relies on its team of near than 170 experts with the professionalism and specialization that an increasingly complex and

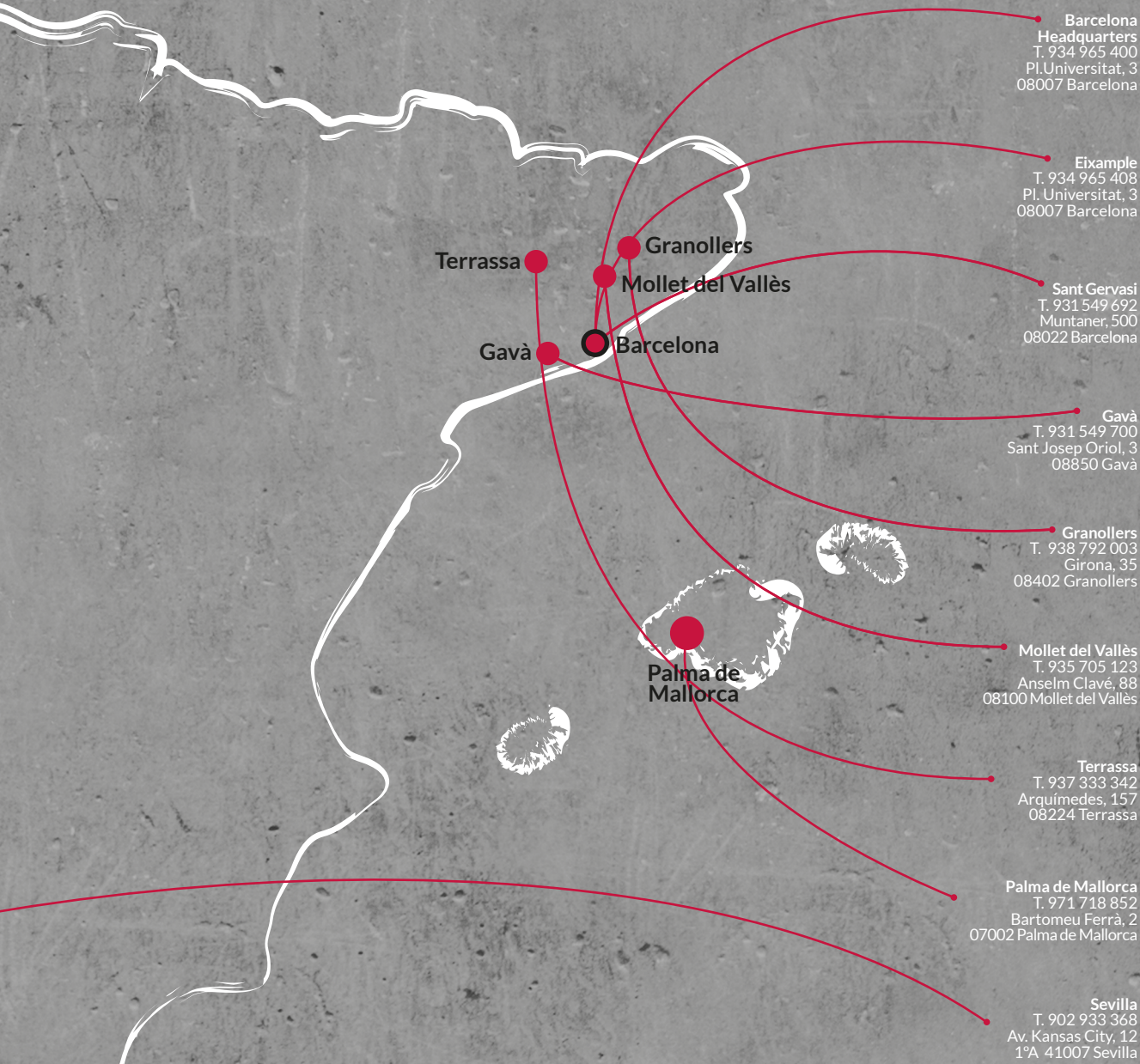
demanding market requires. Furthermore, the company is committed toward the clear strategic objective of strengthening the sectors of activity where Forcadell is present: Residential, Corporate, Property Management, Consultancy, Legal Counsel, Technical Office and Insurance Brokerage.

With its headquarters in Barcelona, FORCADELL has offices in Gavà, Granollers, Mollet, Terrassa, Palma de Mallorca, Sevilla and Madrid, and proximity offices in several districts of Barcelona.



Headquarters

Offices



9 Offices



Services



Residential

Housing Commercialization
Forcadell Suite



Corporate Real Estate

Office
Retail
Industrial-Logistics
Investment
Land and New Developments



Property Management

Asset Management
Rental Management
Community of Owners
Management



Consultancy

Valuations - Appraisals
Market Research
Auditing reports



Legal Counsel

Real Estate Law
Construction Law
Administrative Law



Technical Office

Technical Office
Architecture and Interior Design
Home Repair Services



Insurance Brokerage

Vehicles \ Home
Health and life \ Commercial



Residential

forcadellresidencial.cat

FORCADELL, through its Residential Area, commercializes properties for rent and for sale as well as second hand homes. The company advises property owners regarding their home's value and in searching potential buyers or tenants, conducting

a comprehensive assessment during the whole commercialization process. Simultaneously, Forcadell guides buyers and tenants in the search of their properties and homes.



Management and Specific Services

Management and Marketing of residential new developments for sale and rent. Valuations and Appraisals. Commercialization of parking spaces for rent and sale.



Advisory

Comprehensive and customized advice to property owners and demand seekers. Support in the negotiation and contract drafting/closing processes. Relocation service.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields), executes marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.

Innovation



When it comes to innovation, Forcadell is actively working to implement new real estate concepts in accordance with the new trends and technologies, through collaboration with startups and new systems to offer a better customer experience.





Offices

forcadelloficina.cat

FORCADELL offers its clients its extensive knowledge of the office market, placing them within the reach of companies and professionals in order to provide a comprehensive and cross-sectional advice. In addition to a tailor-made selection of work spaces

according to the needs of the location, facilities and services of its clients. Specializing in coworking spaces for owners and companies, the company strives to find the most up-to-date locations and flexible spaces that best adapt to each business project.



Management and Specific Services

Management and marketing of independent offices and office buildings. Facility Management services. Strategy development and consultancy. Commercialization for sale and rent. Rehabilitations, valuations and appraisals.



Advisory

Advice to clients and companies. Specific coworking services for property owners and companies.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields), execution of marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Retail

forcadelllocalcomercial.cat

FORCADELL has a team of highly qualified consultants to advise property owners on the commercialization of retail premises. The company's extensive knowledge of the sector offers real estate solutions to companies and retailers in

the implementation and expansion phases. The Retail area provides the deep knowledge of the different existing commercial hubs, with great accuracy in terms of prices and specific characteristics.



Management and Specific Services

Commercialization of retail premises, shopping centres, and industrial parks. Management and marketing of shopping centres for sale and rent. Valuations and appraisals.



Advisory

Comprehensive and customized advice property owners and demand seekers. Support in the negotiation and contracting processes.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields), execution of marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Industrial-Logistics

forcadellindustrial.cat

The Forcadell Industrial-Logistics service manages a broad portfolio throughout the national territory and commercializes more than 100,000 sqm annually, with an excellent team of consultants with proven experience in the real estate

sector. The company provides its clients with the options that best suit their needs, whether they are SMEs or large corporations. FORCADELL offers Industrial and logistic properties located in the main business parks.



Management and Specific Services

Commercialization of industrial developments. Sale and rent of land sites, industrial and logistic warehouses. Rehabilitation of buildings for commercial development and commercialization. Valuations and appraisals. Turn-key projects.



Advisory

Personalized advice to property owners and demand seekers, national as well as international, regarding exclusive properties. Selection of buyers and tenants. Support in the negotiation and contracting processes.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields). Execution of marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Investment

forcadellinversor.cat

FORCADELL offers, through its team of expert advisors, a specific and comprehensive service for owners and investors, optimizing the profitability of their patrimony and/or assets. The long trajectory and experience in the investment

market allows the company to supervise clients' assets by analyzing the market and designing real estate investment strategies to offer the best option from a financial point of view.



Management and Specific Services

Analysis and valuation of real estate portfolios, Capital Markets, investment and divestment of real estate residential and tertiary assets. Property management. Due Diligence. Financial structures design.



Advisory

Personalized advice, offering suitable investment and divestment vehicles for each client profile: patrimonial, family office, investment funds, socimis and small investors.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields). Execution of marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.

Publications



FORCADELL publishes every six months its Real Estate Market Report, initiated in 1999, which has become a benchmark in the sector. Prices, demand and availability of the residential and tertiary sectors are analyzed.



FORCADELL also publishes the News and Perspectives report, through a collaboration agreement with the University of Barcelona, in which the sector is analyzed framed in a national and international economic scenario.



Land and New Developments

forcadellinversor.cat

FORCADELL, from its Land and New Developments area, offers comprehensive advice to its clients throughout all the real estate processes, that is, from the sale of the land site, to the product design and its commercialization. The com-

pany also carries out tailored market research and competition analysis. Its expert advisors manage residential and tertiary developments, putting its extensive experience in the sector within reach of the developer.



Management and Specific Services

Commercialization of land for residential and tertiary use. Design and commercialization of new developments. Constitution of new communities of owners.



Advisory

Personalized advice to developers in valuations and land acquisition. Analysis and advice in the promotion of new developments.



Research, Marketing and Communication

Forcadell publishes market reports with its own market data (research of prices, supply, demand and yields). Execution of marketing plans and actions customized for each client.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Rental Management

forcadelladministrador.cat

FORCADELL, through its Rental management service, provides the know-how and experience of the sector required by its clients, private investors and patrimonial companies, in order to achieve the best yields for its real estate portfolio. The

company administrates more than 300,000 sqm, distributed throughout the Spanish territory, a figure which reflects the trust placed by clients in Forcadell's management.



Management and Specific Services

Economic, administrative, commercial, taxes and legal management. Optimization and revaluation of real estate portfolios. Implementation of these services in residential real estate, parking spaces, tertiary, and business complexes.



Advisory

Comprehensive and personalized advisory to individual investors and patrimonial companies with real estate portfolios.



Customer service/support

Communication 24/7 with the Property Manager. Quick and efficient incident management resolution.



Comprehensive service

Wide range of real estate services and other complementary features: legal counsel coverage, consultancy, insurance brokerage and technical office.



Community of Owners Management

forcadelladministrador.cat

The Community of Owners management service offers a high quality service based on a rigorous economic and administrative control of the budget and the expenses, in addition to an effective management of the property led by an experien-

ced of team of professionals. Forcadell has been managing community of owners throughout the Catalan territory very effectively for more than 60 years.



Management and Specific Services

Economic, administrative, commercial, taxes and legal management. Preventive management and corrective maintenance of the administered property. Transparency in account management, balance sheets and late payment control.



Advisory

Comprehensive and personalized advisory to the communities of owners managed, to the owners of the property, as well as to developers and business parks.



Research, Marketing and Communication

24-hour emergency telephone service. Quick and efficient incident management resolution. Private on-line document consultation in real time. Permanent communication with the community of owners manager.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Consultancy

forcadellconsultoria.cat

The real estate consulting service complements other areas of the company. As a result of the analysis of the real estate market, a snapshot of the sector is extracted at a specific time, by territory and market segment. Advisory of the of

clients' patrimony is carried out to obtain the maximum yield, as well as analysis and valuation of portfolios for investment/divestment.



Management and Specific Services

Analysis and market research in generic and specific frameworks. Patrimony valuations and appraisals, as well as properties' valuations and rents negotiations. Auditing of real estate patrimonies and of real estate management.



Advisory

Comprehensive and customized advice to individual clients and companies. Wide range of consulting protocols and services.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



Legal Counsel

forcadelljuridica.cat

Forcadell consultancy has a real estate legal advisory that gathers experience and legal knowledge to offer a service based on excellence, rigour, solidity and adequate resources for the development of the activity. A team of lawyers

advises and represents both individuals and companies to defend their interests, their assets and their business before the courts of justice.



Management and Specific Services

Representation of clients to defend their interests, assets and business before the courts of justice. Real Estate Law, Construction Law and Administrative Law.



Advisory

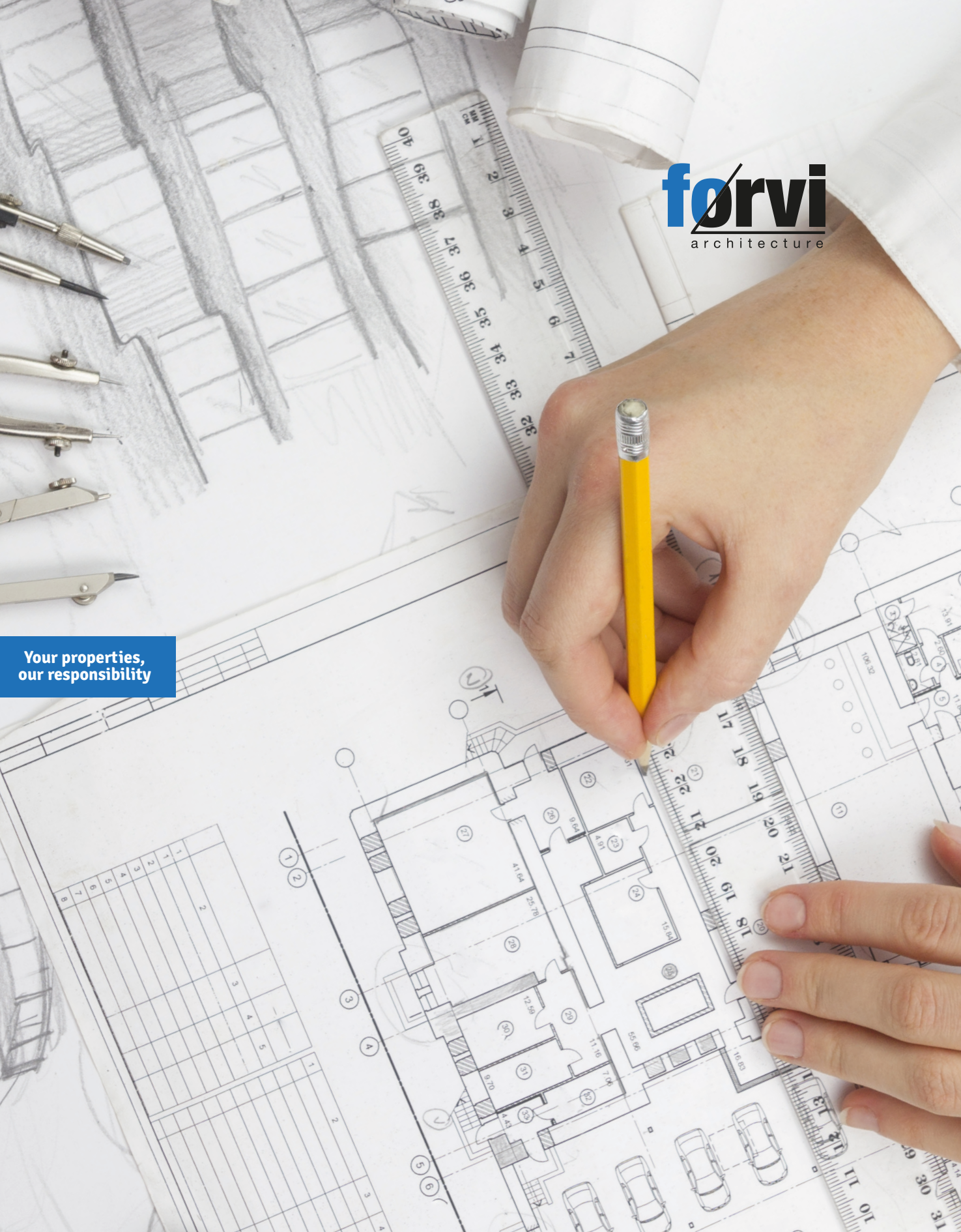
Specialized advice to individuals and companies.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.

Your properties,
our responsibility



Technical Office

forcadelloficinecnica.cat

The company has a real estate technical office, Forvi, formed by a team of technical architects and building engineers that offer their clients a service based on excellence.

Forvi is a technical, architectural and interior design office, offering also rehabilitation of buildings and a wide range of different services.



Management and Specific Services

Projects for the rehabilitation of buildings. Interior architecture projects and technical reports of buildings. Quotes for Energy Performance Certificates. Repair and maintenance services of buildings. Home repair services.



Advisory

The team of technical architects and construction engineers provide a personalized and comprehensive advice.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.

[sft] We watch
over you and
your loved ones



Insurance Brokerage

forcadellsft.cat

FORCADELL has its own insurance brokerage, Segur For Team, which works with the best insurance companies and tries to offer the most committed prices in the markets based on the particular needs of each client.

Segur For Team attends each case individually and advises when searching for policies, negotiating prices, handling claims and managing receipts.



Management and Specific Services

Home, health and life, as well as vehicles insurance policies. Commercial policies for companies and claims management.



Advisory

Customized advice to each individual client. Specific attention to SMEs, communities, families and consultancy of default risks.



Comprehensive service

The company offers a wide range of real estate services and complementary performances: legal coverage, consultancy, insurance brokerage and technical office.



forcadell.cat

GROUP SERVICES



Residential



Corporate
Real Estate



Asset
Management



Real Estate
Consulting



Real Estate
Legal Counsel



Insurance
Brokerage



Real Estate
Technical Services

LOCATIONS

Barcelona

Eixample

T. 934 965 400
Pl. Universitat, 3
08007 Barcelona

Barcelona

Sant Gervasi

T. 931 549 692
Muntaner, 500
08022 Barcelona

Gavà

T. 931 549 700
Sant Josep Oriol, 3
08850 Gavà

Granollers

T. 938 792 003
Girona, 35
08402 Granollers

Mollet del Vallès

T. 935 705 123
Anselm Clavé, 88
08100 Mollet del Vallès

Terrassa

T. 937 333 342
Arquimedes, 157
08224 Terrassa

Palma de Mallorca

T. 971 718 852
Caputxins 11, Local 2
07002 Palma de Mallorca

Sevilla

T. 902 933 368
Av. Kansas City, 12 1ªA
41007 Sevilla

Madrid

T. 917 886 880
María de Molina, 39
28006 Madrid