

**Specialists in residential lettings,  
sales & management  
since 1982...**



**HOME LOCATORS**

**finding your  
perfect home...**



Established in 1982, Home Locators is one of Dublin's longest established and most respected Residential Letting and Property Sales Specialists. Fully licensed and bonded, Home Locators also offers clients, be they buyer or seller, landlord or tenant, a range of important property related services including Property Management, Marketing, Finance and Consultancy.

- **Lettings**
- **Sales**
- **Valuations**
- **Management**
- **Marketing**
- **Finance**
- **BER Certification**
- **Consultancy**

**finding your  
perfect home...**

**35 Dawson Street, Dublin 2, Ireland  
Tel: +353 1 6795233/6711505**

**Email: [info@homelocators.ie](mailto:info@homelocators.ie) / Web: [www.homelocators.ie](http://www.homelocators.ie)**

*MyHome.ie*  
THOUSANDS OF HOUSES, ONE ADDRESS.

**ipav**  
BONDED MEMBER

**...are committed to offering  
our clients the most  
professional service  
at all times...**



Well known in the industry for our expertise, Home Locators have an enviable reputation for providing the highest standards of service at all times and for successfully renting and selling all property types, from studio apartments, to large period homes. Our friendly experienced staff, are always on hand to provide the necessary knowledge and skills to ensure customers fully understand the various stages of any property process. For complex property requirements, we have strategic alliances to facilitate even the most unusual requests. We also have long established relations with a number of the premier relocation agents in Ireland.



Using the latest property software and technology, Home Locators has an extensive database of prime registered properties and numerous repeat tenants built up over many years. This ensures the best match possible at all times. We are also proud to say that many of our client relations still active today date back to 1982 when we first started in business. Home Locators boast Ambassadors, captains of industry, music and film stars amongst our many loyal customers.

Ideally located on Dublin's premier Dawson Street, Dublin 2 (opposite the The Mansion House), the offices are open 5 days a week including lunch time and late on Thursday. On request, appointments can also be scheduled outside office hours for viewings.

## Marketing



In addition to large window display space at our offices in Dawson Street, Home Locators have prime window displays in the busy Dublin 4, Merrion and Dublin 6, Rathmines shopping centres. Our popular and easy to navigate Home Locators website ([www.homelocators.ie](http://www.homelocators.ie)) is updated daily and provides details of all properties for sale and for rent, 24/7. We are corporate members of all the main national property websites such as, [myhome.ie](http://myhome.ie) & [daft.ie](http://daft.ie) and we have preferential rates in all the main national property publications. Home Locators also boast excellent relations with all the key property journalists and regularly have property profiles published on behalf of clients together with industry comment pieces. Aside from mainstream advertising and PR, we also offer clients bespoke signage options to raise the profile of any property for sale, or rent.

## Lettings

Highly experienced letting negotiators are trained to carefully guide landlords and tenants through the various steps involved in renting property which ensures a successful letting at all times. Typically, this process starts with a property inspection and grading to determine market value, together with relevant advice on how to best present and advertise the property. These properties are then carefully marketed using a combination of comprehensive listings, window display, websites, and with agreement, press adverts, signage and publicity. Home Locators will also cross-reference their extensive registrar of properties and potential clients to see if a suitable match can be found. For the convenience and safety of landlords and prospective tenants, experienced negotiators then carefully supervise viewings. Once agreement is reached, prospective tenants are carefully vetted and relevant documentation i.e. lease agreements are prepared by Home Locators for signing along with standing orders etc. Finally, Home Locators will also advise on utility bill transfer, key handover etc.



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**...successfully renting,  
selling and managing  
residential properties  
since 1982...**



## Sales

In the current volatile property market, Home Locators have the added advantage of vast experience in the Buy to Let market, plus the necessary knowledge and marketing expertise to successfully sell your property. Similar to our Lettings Service, any sales arrangement will start with a detailed property inspection to determine the current market value. This will also include advise on work required, or modifications to consider which will ensure your property achieves the best price possible. Once agreement is reached, Home Locators will activate their comprehensive marketing effort for maximum local and national coverage at minimal cost. Senior negotiators will also carefully cross reference sellers and prospective buyers from the extensive Home Locators client registrar's database. If required, Home Locators will take on new customers who have not managed to sell their property or achieve their target price. This property can be put up for sale again or marketed as a rental property until such time as market conditions improve.



## Management



To meet the needs of the busy landlord who may not have the time or prefers not to deal with the tedium of managing their own property, Home Locators provides a highly efficient management service on selected properties. This important property service also benefits from the backup of a sophisticated property software package which ensures every step in the management service is properly carried out and accounted for. In summary, the Home Locators management package includes regular property inspections, inventory audits, organising cleaning, decorating, coordination of rental compliance e.g. BER certs & PRTB registration, monitoring rent payments, issuing monthly and annual statements for audit purposes. Most importantly, Home Locators provides a point of contact for tenant queries, and or emergencies. By agreement, Home Locators can also coordinate interior design, decorating and repairs.

## Finance

In an extremely competitive and ever changing banking environment, Home Locators has a strategic alliance with a highly respected and regulated financial services company. This totally confidential service gives potential client borrowers an alternative option to target the financial institution that best matches their particular finance needs, and review their current mortgage for possible switch options.

(Note: Canview Limited t/a Home Locators is regulated by the Financial Regulator )

## BER Certification

From January 1st, 2009, all residential properties for sale or rent require BER certification. Home Locators has a panel of qualified contacts to carry out and issue relevant property BER certificates for properties for sale or to let.





**...for a friendly and professional service at all times...**

## Consultancy

Key to any successful transaction, is a process where two or more parties come together and negotiate a deal that is of mutual benefit. Established in 1982, Home Locators is ideally positioned to bring people together and is well qualified in an ever-changing property market, providing the advice and services necessary which ensures that the needs of all parties are met.

Home Locators can assist customers on almost every aspect of sales, letting and managing property, including working with clients to find specific properties to meet their exact rental or purchase requirements.



- **Members of the Institute of Professional Auctioneers & Valuers (IPAV)**
- **Fully Licensed and Bonded**
- **Specialists in Property Sales, Lettings, Management and all related services**
- **Excellent media contacts and preferential property advertising rates**
- **Corporate members of all market leading property websites e.g. myhome.ie / daft.ie**
- **Extensive live database of owners, tenants, sellers & buyers at all times**
- **Thousands of satisfied customers since 1982**
- **Centrally located in Dublin 2's premier Dawson Street**
- **Committed to the highest standards of customer service at all times**
- **Highly experienced and trained negotiators**



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