

Free Property Resources

Please let us know if something is no longer offered or a link malfunctions, or if you see something helpful that is not on here.

1. Property Advice

Charity Property Help is run by the Royal Institute of Chartered Surveyors (RICS) and offers registered charities and voluntary organisations a minimum one-hour free consultation with an RICS-regulated firm. The advice covers issues from planning and the environment to project management and building maintenance.

RICS also have a series of **small business property guides** covering a range of premises issues such as building surveys, business rates and planning property cash flow.

The **Ethical Property Foundation** support charities and not for profits to buy let or manage property. They offer a free online property advice resource, the option to talk to an advisor or get a free referral to a property professional and can often provide a discount on fees.

Creating Excellent Buildings contains expert advice for people commissioning and managing building projects. It describes the process and contains examples of good practice from the public, private and voluntary sectors as well as their design and construction teams.

CAN Mezzanine also offers free advice on lease negotiations, business rates, deriving an income from property, and more.

Trustlaw is run by Thompson Reuters and brokers free legal advice worldwide for not-for-profit organisations.

2. Finding Premises

3Space is a charity that works in partnership with landlords and leaseholders offering organisations that benefit the community temporary access to otherwise empty properties free of charge.

Meanwhile Space works with landlords, landowners, developers, local authorities and communities to make use of empty properties and sites for community benefit and social enterprise.

My Community Space is an online resource where charities can look for/offer available space for hire. They run courses on asset management and have a very useful 'Premises Fact Finder' with frequently asked questions covering all the things organisations need to think about in considering their buildings.

Somewhereto helps young people aged 16-25 to access underused or vacant spaces in order to find new platforms for their talents, build networks of peer support and obtain skills to pursue the things they love.

Avire specialises in the short-term leasing and letting of business premises. They work alongside local, regional and national charities to secure suitable premises rent and rates free.

Centric Community Projects is a charity that works with property owners and property agents to offer free space for charities, non-profit organisations and small businesses. We do this through our established relationships with some of the UK's largest property owners. They realise that, through Centric, they benefit from lower security costs, a lower risk of dilapidation and vandalism, and often lower insurance premiums. In exchange, the space they provide allows us to work with charities to achieve their charitable visions and aims without the high costs attached to renting commercial property.

ConnectAid allows landlords to register properties and charities can search the online index.

3. Informative Links

Druces gives a few tips for charities owning property, such as if charities need to pay business rates.

Anthony Collins Solicitors gives a few property tips to charities, focusing on leases, buying and selling, and relocating.

Martin Slowe has published this guide on the responsibilities of commercial property landlords, for charities fortunate enough to be in that position.

Advanced Procurement for Universities and Colleges put together this guide on procuring for construction projects.

RIBA provides information on how to find, and work, with an architect. There is also [information for clients](#) of architects, including procurement.