

Our services in Mallorca

We are your partner when it comes to buying, selling and constructing real estate in Mallorca. By our inspections we discover defects and damage which initially often stay hidden to laymen. Thus you are protected from unpleasant surprises and are often even able to save money. So if your property really shows deficiencies we will calculate either the loss in value or the costs arising from the correction of the deficiencies. This provides security throughout your commercial negotiations.

If you do plan any extensions, we will check the possibilities based on building regulations.

Together with our local cooperation partners you receive upon request legal advice, market value determination for your property as well as comprehensive architectural and engineering services.

Through involvement of an independent and impartial expert, construction firms and developers are able to enhance the quality of the services on-site during the construction period. This provides additional security.

Below you find a summary of our essential services for clients in Mallorca.

Purchaser of second hand real estate

- Consultancy
- Review of the purchase agreement as far as structural aspects are concerned
- Access to the land register
- Legality check
 - Are all parts of the building legal or how can they be legalized?
- Thorough visual examination of the object of purchase
- Documentation of the structural condition
- Assessment of any defects and damage
- Cost determination for the correction of deficiencies
- Determination of the market value
- Investigation about possible extensions
- Support during the handover/acceptance of the property

Purchaser of new real estate

- Consultancy
- Access to the land register
- Review of the purchase agreement as far as structural aspects are concerned
- Surveillance and documentation of the structural condition during the construction time (Construction associated quality surveillance)
- Support during the handover/acceptance of the property

Seller of second hand real estate

- Consultancy
- Review of the purchase agreement as far as structural aspects are concerned
- Access to the land register
- Legality check
Are all parts of the building legal or how can they be legalized?
- Thorough visual examination of the object of purchase
- Documentation of the structural condition
- Assessment of any defects and damage
- Cost determination for the correction of deficiencies
- Determination of the market value
- Investigation about possible extensions
- Support during the handover/acceptance of the property

Building firms and developers

- Verification of specifications and plans
- Consultancy and support throughout the construction
- Surveillance and documentation of the structural condition during the construction time (construction associated quality surveillance)
- Support during the handover/acceptance of the property

Real estate agents

- Consultancy
- Review of the purchase agreement as far as structural aspects are concerned
- Thorough visual examination of the object of purchase
- Documentation of the structural condition
- Assessment of any defects and damage
- Cost determination for the correction of deficiencies
- Determination of the market value
- Investigation about possible extensions
- Support during the handover/acceptance of the property

Lawyers

- Review of the purchase agreement as far as structural aspects are concerned
- Thorough visual examination of the object of purchase
- Documentation of the structural condition
- Assessment of any defects and damage
- Cost determination for the correction of deficiencies
- Determination of the market value

Knäuper Bausachverständige

- Investigation about possible extensions
- Support during the handover/acceptance of the property

Knäuper Bausachverständige

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