

Retail Projects

Davis Langdon

PKS



Davis Langdon PKS is one of the largest firms in Ireland providing consultancy services in the construction industry. Founded in 1860 by Benjamin Patterson, the firm has grown from a traditional Quantity Surveying practice into one of the most respected construction consultants in Ireland. Davis Langdon PKS is part of the largest worldwide construction consultants Davis Langdon and Seah International (DLSI) with 2600 staff in 50 countries worldwide.

Davis Langdon PKS retail experience is enhanced by our association with Davis Langdon London.

Our link with access to UK Davis Langdon Offices gives a unique access to UK and world-wide project info for complete shop centres, retail outlets and department stores.

UK Team Experience:

- White City London
- Bluewater, Kent
- Ocean Terminal, Scotland
- Debenhams
- Channel
- WH Smiths
- Sainsburys
- Waitrose
- John Lewis

Davis Langdon PKS have a special Retail Group within its Head Office in Dublin.

The team have worked on a number of retail developments, tenant/fit-outs, owner occupier over the years including refurbishment of existing stores.

DLPKS have/are carrying out work for the following clients:

Fit-Outs/ Refurbishments

- Brown Thomas/ BT2
- Boots
- Clerys
- Roches Stores
- Tesco
- A-Wear
- Conn's Cameras
- Habitat
- Health Express
- Hugo Boss
- Gucci
- Prada
- Hermes
- Dolce & Gabbana
- Louis Copeland
- Mama's & Papa's
- Marks & Spencers Nationwide

Integrated Services:

- Project Management
- Value Management
- Cost Planning
- Cost Engineering
- Cost Management
- Risk Management
- M & E services

Retail projects and their environment are constantly changing and DLPKS are to the fore of these changes in the Irish market. Our experience in the retail sector gives us an expertise on specific retail issues including:

- Procurement
- Developer/tenant design team liaison
- Planning and programming
- Liaison with client, development management team, commercial agent and project developer
- Development Contributions

Developments

- Beacon South Quarter
- Ballymun Town Centre
- Spaight's Limerick
- Parkway Limerick
- Mixed Used Wexford
- Castle Blaney Town Centre
- St Laurences SC, Drogheda
- Maynooth
- Moore Street Plaza
- Monread Shopping Centre, Naas
- Mallow Mixed Use Development



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Indicative Buildings Costs

Shopping Centre

Retail (Grey Box)	800 – 1,300 Per Sq M
Mall/Food Hall	2,000 – 3,000 Per Sq M
Overall	1,200 – 1,600 Per Sq M
Retail Fit-Out	1,400 – 2,000 Per Sq M

Department Store Fit -Out

Retail	1,600 – 3,000 Per Sq M
High End Fit-Out	5,000 – 8,000 Per Sq M

The figures quoted are for mid-range buildings in the Dublin area at January 2005 prices. When considering building costs, you should check if costs include:

- Value Added Tax
- Professional Fees
- Inflation
- Furniture
- Planning Fees and Charges
- Demolition & Alterations
- Abnormal Ground Conditions
- Site Costs
- Marketing Advertising Costs
- Legal & Accountancy Fees
- Tenant Incentives
- Develop Direct Costs
- Project Contingencies

If you require more specific advice, please do not hesitate to contact either any of our retail team below:

Contacts

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