



At a glance guide to Landlord and Tenant services

One of our key specialisations is advising both commercial landlords and tenants. We understand the challenges our landlord and tenant clients face in an ever-changing market. In recent times, the COVID-19 lockdown periods provided challenges across the board for landlord and tenant alike and we were on hand to assist with rent concession arrangements and other relevant queries.

Looking ahead, resilient income will be the driving factor underpinning total returns. Strong landlord and tenant relationships are at the heart of this. Soaring energy and labour costs are increasing pressure on tenants across the board therefore open communication is key. Landlords are being asked to adapt to changing tenant demands – not limited to experiential retail, hybrid office working or sustainable built environments.

| Our services



lease negotiations including fit out agreements



agreements for lease and development agreements



lease restructures and re-gearing



concession, franchise and licence agreements



dispute resolution



licensing to include:

- rooftop/mast licences with major operators
- marketing suites and showroom arrangements
- kiosk licences and concession arrangements (including festive pop ups)
- temporary occupation and consent arrangements

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| Our experience

We are passionate about the built environment. We have extensive experience and contacts in development and related disciplines including planning, engineering, design, specialist sub-contractors, finance, surveying and tax.

Our recent experience includes:



Advice to a UK big box retailer on the Irish market and opening first 5 stores across the country



Asset management for a number of major international property investors in five Dublin shopping centres



Advice to a UK plc on creation of complex lease structures for a multi let mixed use development in Dublin 4 including office, retail and leisure uses



Ongoing management of a portfolio of leases for a US retailer active throughout Ireland



Negotiation of Lease and AFL documents for all units in one of Ireland's premier shopping centres

| Key contacts



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