Bentley Estate Management

''Passionate about property''

BENTLEY
ESTATE MANAGEMENT

Because we built our estates, no one knows the developments, the residents or their needs better than we do. We have an extensive database of prospective clients, trusting and established relationships with our existing clients, and unparalleled expertise at what we do. Whether you are looking to buy or rent an apartment, sell an existing property, or take out a lease on a new office, with Bentley you can take care of all your property needs in one place.

Our Estates

Bentley Estate Management

We not only invest and develop - we maintain and manage too. Our hands-on involvement through the entire process adds value to our spaces, and brings joy and security to the people who use them: residents, tenants and visitors alike. In fact, it's a unique set-up that you'd be hard-pressed to find anywhere else in the world.

With the completion of EuroCity, BEM will handle affairs for 3 estates and one of the largest property portfolios in all of Gibraltar - spanning 8 residential towers and close to 1,000 apartment units, as well as over 200 apartments for private landlords and the majority of retail and commercial spaces, parking spaces and storage spaces within the complex. Our role incorporates the full spectrum of property management services, from administration of license agreements and official formalities to screening potential tenants, from interior design advice to concierge services for residents including repairs and maintenance.

What makes us special

At Bentley Estate Management we embrace the term “investment” in its fullest sense. You can rest assured that you and your needs are being taken care of by the same people who built the foundation on which you live, work and play.

Our Property Management & Long Term Lettings Services include:

Advertising, networking and website promotion of your property.

Evaluation of market conditions in relation to your property's rental value.

Centralized experienced property management team who are the main point of contact for all tenants and landlords.

Exclusive dedicated management for EuroCity, Eurotowers & WestOne estates and an on-site management office.

Administer license agreements and organize inventories at the beginning and end of tenancies, arrange 6 monthly inspections for the peace of mind of Landlords, professionally screen and reference all new tenants, work closely with all our landlords to provide bespoke services to suit all needs as well as being on hand to offer professional advice.

Accompanied viewings.

In house highly experienced maintenance teams without the involvement of external contractors providing rapid on-site response to urgent maintenance repairs as well as any planned or requested jobs.

Co-ordination of refurbishment & interior design advice.

Internal qualified accountants providing dedicated services for managing ring fenced client deposit accounts, invoicing tenants, transferring rents to landlords and organizing any payments on behalf of the landlord.

Online portal with individual log ins that provides updated information on the estates, takes payments on-line, instant access to account statements and current positions on any ongoing/ requested works.

Our Estate Management Services Include:

Management of income and expenditure.

Collection of service charges & arrangement of administration and audit.

Regular site visits.

Arrangement and supervision of maintenance and repair works.

Management of cyclical maintenance programs.

Supervision of contracts relating to cleaning and day-to-day management.

TESTIMONIALS

What clients say about us

★★★★★

Having come across Pamela, Robert and the rest of the team at Bentleys Gibraltar a few weeks ago, I can not recommend enough. When I first enquired about available rentals I was greeted with fantastic customer service, smiles and lots of genuine help and advice.

I had never come across this company before and so glad that I did. Since moving in I had a few teething problems with the apartment yet once I made the team aware I was contacted back within minutes and the great maintenance team would attend to the problem In a prompt, professional manner.

Great service overall.

We have been tenants of Eurotowers for a year now and we would like to put on record how much everything has improved. You, Pam, Paul, Adrian and the maintenance team have been more than helpful, always friendly, and respond very quickly when there is any kind of problem we appreciate that very much.

Our thanks to all of you.

Mr & Mrs Porter, Eurotowers Tenants

I have lived in an apartment in Eurotowers for three years now. There have been a number of high quality, top level investments and refurbishments made to the internal and external aspects of the property and the end product has resulted in an outstanding living environment.

The management company maintain and provide an excellent service, they are responsive and effective. Without question a response to any queries is usually made and dealt with in 24 hours demonstrating a commitment to the provision of high quality service. All staff are professional and competent in their work, with a ‘can do’ attitude. They are friendly and above all knowledgeable. The staff have transformed this block into a very pleasant, safe and secure place to live.

Professor Ian Peate OBE

Head of School

Our Properties

People make places, but places shape lives too. We take our role as a place-maker seriously. Creating & managing a quality public realm is integral to realising our vision of lasting, living places that people and businesses can enjoy in Gibraltar.

Eurocity

EuroCity is the latest milestone development in Bentley Investments' aim to make a lasting contribution to Gibraltar's quality of life. Located in the central business district, set around the pools and gardens of a landscaped podium, EuroCity brings award-winning, world-class design and service more than 360 generous, light-filled apartments with exceptional interiors, set over three energy-efficient towers above a ground floor of exemplary office space and distinctive, carefully considered retail.

WestOne

Ideally located for all the advantages of Gibraltar's central business district, WestOne is Bentley's awardwinning response to the demand for a world class neighbourhood; a prime hub of luxurious but affordable city living, leisure and work space. WestOne is 12 storeys of crisp, contemporary designed apartments, and high-grade offices, with a range of quality restaurants and retail conveniently at hand.

EuroTowers

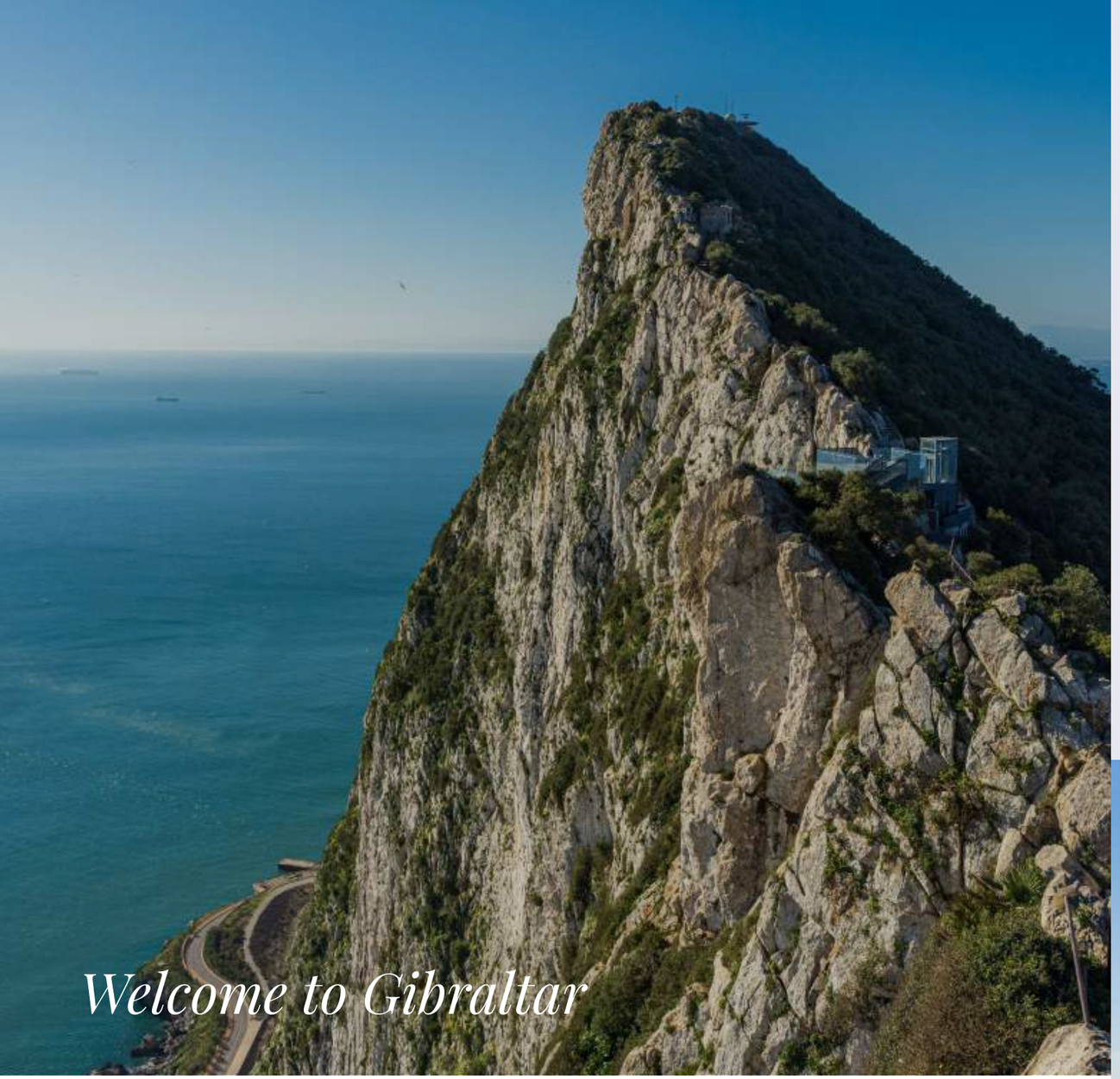
For residents of Gibraltar looking for a new perspective on city living, close to the best of the Rock's lively retail and quality lifestyle, EuroTowers is a landmark of the territory's international business district, with 14 floors of generous, light-filled 1, 2 and 3 bedroom apartments complemented by an exclusive rooftop pool, secure parking and service on-call 24/7. Not to mention some of the most fabulous views over the Mediterranean.

Eurosuites

Flexible, responsive and highly-efficient office space delivers a real competitive advantage and bottom line benefits. Eurosuites offers Gibraltar's international business community the high-spec, configurable, and naturally-lit work space it needs to function effectively, ideally located in Gibraltar's central business district, with an attractive range of amenities and retail conveniently situated close by.

The Worklab

The Worklab is a unique co-working space and community in the heart of Gibraltars business district, aiming at startups, entrepreneurs, creatives, techies looking for desk, a registered business address, and meeting rooms. Setting new standards in workspace design, the aim was to create an office that not only looks beautiful but works great too. Bentley's mission was to develop an office that changes the way people feel about coming to work, to foster a culture of sharing and exchange, and to bring the best out of every individual.



Welcome to Gibraltar

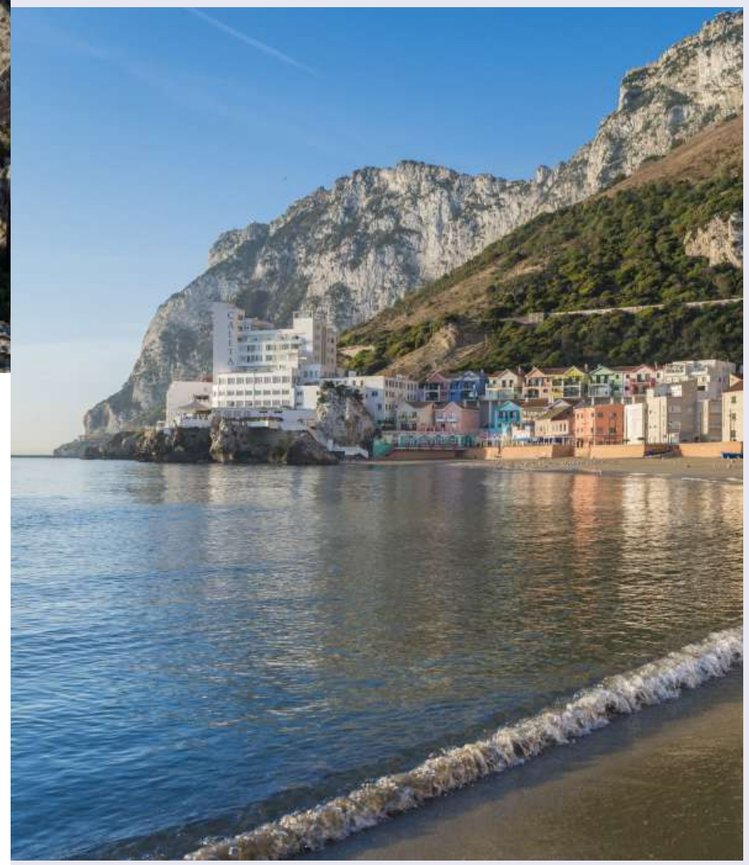
Strong Economy

With an enviable and consistent growth rate that has not dipped below 10% in nominal terms since 2010, Gibraltar's service-based and globally connected economy is among the highest of OECD countries.

Besides tourism, a traditional pillar of the region with the marine services sector, recent impetus has come from remote gambling and financial services. Among other blue-chip players, Gibraltar is home to KPMG; PWC; Deloitte; Grant Thornton; Societe Generale; Ladbrokes, William Hill, Bet365, Betfred, 888, BWin, Gala, Coral, BetVictor

Why Gibraltar?

Well-connected, well-located and well-regulated - with a climate that offers every advantage for well-being and lifestyle, Gibraltar has carved a distinctive niche for itself as a global business location for investors, and for the thousands who come to live and work here.



Tax Regime

No VAT, no capital gains tax, and 10% corporation tax make the territory ideal for international business. High-net worth or Category 2 individuals benefit from low income tax, no inheritance tax and no estate duty, not to mention the Rock's lifestyle opportunities.

Lifestyle

Gibraltar's mild, sunny climate is unchanging, but the territory's raised financial profile has come with upgrades to infrastructure and to lifestyle. A modernised airport and three new deep water marinas, new restaurants and, for retail enthusiasts, new retail brands reflect the economy's dynamism.

Besides scuba, yachting and even skiing a few hours away in Spain's Sierra Nevada, Gibraltar also offers families a secure, stable environment to call home. A variety of faith-based and secular schools provide education in English from nursery to college level. Higher education is available at the University of Gibraltar, or undertaken elsewhere, with Gibraltar's students in the UK funded by the territory.

Transport and Accessibility

Numerous daily flights to and from the UK and elsewhere in the EU make international connections simple. The flight time to London is 2.5 hours. Malaga airport is accessible by car, as is Marbella, Sevilla, Sotogrande and Tarifa in Spain. Morroco is a short yacht or ferry crossing away.

Bentley Estate Management

Unit 4.3.5, Third Floor, Block 4,
Eurotowers,
Europort Avenue,
Gibraltar
GX11 1AA

EuroTowers/West One

Eurotowers Complex,
Europort Rd,
Gibraltar
GX11 1AA

Eurocity

Europort Avenue,
Gibraltar
GX11 1AA

BENTLEY
ESTATE MANAGEMENT

Contact

Unit 4.3.5, Third Floor,
Block 4, Eurotowers,
Europort Avenue,
Gibraltar

T: +350 200 43880
E: info@bentley.gi