

Financial Valuations and Asset Management



Points of interest

- Accurate valuations lead to higher quality management reporting.
- Availability of reliable data brings confidence to investors.
- Once in place, review and updating is straightforward and cost effective.

Purchase Price Allocation

At the point of acquisition, the purchaser may need to appropriately allocate the purchase price between the various asset classes.

Charterfields has the experience to provide a clear and concise approach to the allocation of assets along with the appropriate asset registers.

Financial Valuations

The challenge to meet compliance for financial statements under GAAP and IFRS focuses on the determination of fair value, depreciation and, where relevant, impairment losses.

We offer a comprehensive valuation service to clients, intermediaries and others, across all sectors of business and commerce, for mergers, acquisitions and purchase price allocation, and as support in due diligence processes.

Charterfields' reports are in full compliance with the International Valuation Standards Committee, the Royal Institution of Chartered Surveyors Practice Statements and other leading international regulatory bodies.

We cover the entirety of property, machinery and equipment asset holdings, with valuations of intangibles being offered through sector-matched alliance partners.



Asset Management

Our asset management services cover detailed accounting support, including the design and implementation of registers for financial and engineering applications, asset reconciliation, useful life reporting, and bar coding and asset tagging.

Fixed Asset Registers

Charterfields' asset registers enable information to be quickly accessed and easily updated, ensuring that decisions, from financial to engineering, can be based on accurate information. When integrated with bar coded asset tagging, they are an invaluable tool in inventory management.



Fixed Asset Registers – Continued

A typical property register would include details relating to configuration, construction form and floor area.

For machinery and equipment, data is provided in a logical walk-round or process flow order and covers physical location (by building, floor, room or department), and description (manufacturer, model/type, capacity/size and serial number), together with total and economic life estimates.



Depreciation Profiling

Charterfields offer advice on depreciation profiling, including total and economic life statements to identify future effectiveness of investment in production assets and to enable life cycle costings to be produced and monitored.

For acquisitions, our advice enables the appropriate method of financing to be adopted to match useful life expectancy with borrowing terms and repayment methods.



Audit Trails and Reconciliation

It is not uncommon to find that existing fixed asset registers do not provide sufficient information to physically identify assets or track expenditure incurred. Charterfields reconcile and update register data to assist managers, accountants and the engineering

teams with the management of business assets.



Asset Tagging

Bar coded tagging enables assets to be effectively identified, whilst annual monitoring provides information for financial and engineering management. Our specialist team has undertaken assignments on behalf of private clients, educational establishments and government departments.

Our services cover:-

- Buildings, structures, civil and site works
- Tenants' improvements
- Heritage property
- Production and manufacturing machinery and equipment
- Site service installations
- Industrial fixtures and fittings
- Office furniture and equipment
- Computer systems hardware
- Telephony and data systems hardware
- Tooling, jigs, moulds and patterns
- Stock inventory
- Transport
- General contents

