

FAQ's

What types of Appraisals are there?

Our services can be divided into two groups:

Appraisals for Mortgage loans and Commercial Value Appraisals.

Appraisals for Mortgage loans are those required by the institutions granting the loan in order to establish the market value of the property to be mortgaged.

Commercial Value Appraisals are those required to know the market value in order to write deeds, pay taxes, purchase, rent or sell property.

How long does it take to make an Appraisal of my property?

Our delivery time is 10 working days. Upon receiving the complete documents, an appraiser will be assigned. The appraisers will visit the property. Should the visit to the property be postponed by the client, the delivery date will be affected.

For appraisals which are not real estate, the delivery time will be established according to the quotation.

Which documents are necessary to make an appraisal?

The documents depend on the type of property. All documents should be presented in photocopy.

Real Estate:

Deeds

Real Estate Tax payment

Water Fees

Architectural Blueprints

Condominium regime title (if applicable)

Machinery:

Complete list of assets to value

Invoice for each of the assets

Maintenance logbook for each of the assets

Customs requirements (if applicable)

Should additional documents be needed, they will be required.

What can I do if I don't have blueprints of the property?

In case of not having blueprints for the property, a plan must be authorized and paid directly to the appraiser. The fee for this additional service is \$5.00 mexican pesos per square meter with a minimum payment of \$500 mexican pesos.

Can the appraisal be done if there is no Condominium Regime Title?

The Condominium Regime Title is a necessary document for making an appraisal due to the fact that it contains all the information regarding the division of the condominium and the corresponding areas and percentages for each of the parts, as well as the common areas. Sometimes, this information is already included in the deeds to each of the parts. The appraisal can not be done without the complete information, that is, the percentage table or the corresponding percentage as a minimum.



Vida y dinero en equilibrio.