

# MULTI BUILD PROPERTY INSPECTION SERVICES

Planning to buy a new property?  
**Don't forget to 'snag-proof' your investment!**

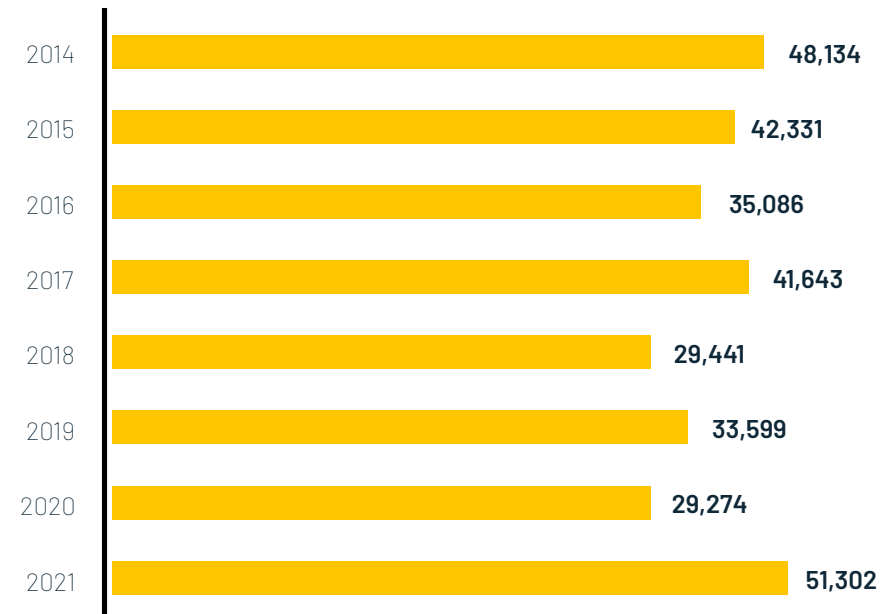
[www.multibuild.ae](http://www.multibuild.ae)



# MAKING A SMART MOVE INTO YOUR NEW HOME



The Dubai real estate market has been rebounding strongly in the post-pandemic era; both in terms of demand and supply of new and, resale properties. In fact, the Dubai property market saw an all-time high in total sales volume in 2021 with sales volume and value reaching approximately **49,046 transactions** and **AED 118 billion** in 2021, up **75.9% YOY** and **105.1% YOY**, respectively.



Source: <https://famproperties.com/dubai-property-price-index-2020>

## What smart home owners choose!

However, when purchasing new property, aspiring homeowners must be aware of several issues that come with buying homes. Both, newly built and resale properties, **may have faults or 'snags'** caused by factors such as **oversights during installation** or **material defects**. Therefore, it is imperative to **'snag-proof' your real estate investment** and save yourself from anything less than a **perfect new property**.



## What is Property Snagging

Snagging is a property inspection process that is designed to identify small and big defects in newly bought homes. These include:

- Architectural inspection
- Structural inspection
- Electrical installation inspection
- Final plumbing inspection test
- ...to name a few.

## WHAT IS PROPERTY SNAGGING AND INSPECTION?

Owning a property is a financial and emotional investment. Yet, a large majority of new homeowners fail to do a thorough inspection of the property before moving in. As a result, **buyers often find themselves dealing with property snags** (minor or major) that lead to unnecessary hassles, huge maintenance bills/rectification costs, and potentially unsafe living quarters.

This is where professional snagging services can help. Property snagging and inspection is the systematic process of evaluating a property to identify any hidden or potential defects that the property seller or reseller might have overlooked.

### These snags typically include:



**Wall Dampening**



**Issues in the Plumbing and Electrical Systems**



**Visible Structural Defects**



**Water Leakages**



**Drainage and Sewage Issues**



**Missing Necessary certification**  
(inclusive of unapproved structures/ modifications)



**AC Defects**



**Defective Installation of Fitting and Fixtures**  
(including tiles, cabinets, doors, windows, bathroom accessories, ceilings, walls, etc)

# WHY IS SNAGGING IMPORTANT FOR PROPERTY BUYERS?



## How Can Property inspection Help You:

Getting a property snag-proofed has multiple obvious benefits. **These include avoiding added overheads like:**

- ✓ Structural issues leading to legal penalties
- ✓ Expenses to repair structural damages/oversights
- ✓ Mold infestation due to improper AC/plumbing installation
- ✓ Power shortages caused by electrical installation defects

Do you need a home snagging inspection? The answer is a resounding **'yes'**. Especially, if you want to **get your money's worth** and move into a property with no defects.

Without an effective property snagging inspection, you might end up moving into a property with numerous faults. Studies reveal that **even minor snags** can turn into **expensive and time-consuming problems** in the long run. Some defects can also prove to be **hazardous to your health** and **threaten your overall safety**.

On top of this, it can be difficult to get the **property seller or re-seller to bear responsibility** of rectifying these snags once you get possession of the property.

Property inspections help to **reduce the risk of unwanted surprises**, in the form of snags, and **mitigate the burden** of resolving any existing snagging issues in your new home. By identifying the hidden snags or unapproved structural elements, it enables you to simply pass on the cost and effort of fixing the property snags to your property seller or re-seller. This, ultimately, **protects your investments** and ensures that a perfect property is delivered to you.



# WHERE IT CAN GO WRONG

This leads many new homeowners to face the following challenges:

AC defects that can make living in a home miserable or cause mould infestation

Electrical wiring defects that can lead to power shortages or a fire hazard

Poorly installed drainage systems that can lead to leaks or blockages

Illegal structures that can result in penalties or removal of modifications

Structural damages that can be hazardous or lead to costly repairs



Rising damp that can cause superficial damage to an internal wall and structural damage to timber and masonry

Improper fitting and fixtures inclusive of tiles, cabinets, and accessories, among others

More than 50% of new and resale properties have some kind of **unseen faults or snags**.

## OUR TEAM



With Multi Build Construction, you are backed by a vast team of experienced and certified engineers and technicians. We focus on **giving new homeowners the peace of mind** that their property will have **minimal issues in the future**.

Our inspectors are certified by the **Dubai Municipality, Dubai Development Authority, Dubai Civil Defence, TRAKHEES**, and the **Society of Engineers UAE**. This allows them to conduct detailed property inspections and offer a comprehensive snagging report to help homeowners get the most of their investments.

Moreover, with decades of experience, innovative technologies, and state-of-the-art equipment at our disposal, Multi Build helps you **uncover hidden defects and illegal structures in your property** that would otherwise go unnoticed.

These **snags are analysed and compiled in a report**. We can also **help you to easily obtain all the missing documentation related to your new home**. With more than 200 residential construction and fit-out projects with snagging elements under our belt, we're also well-versed with all the property paperwork and approvals required to ease your property possession.

### Our property inspection services help you:



#### Save Time and Money

Ensure that the property is handed over in mint condition.



#### Identify Snags

Discover defects that are not always apparent to the naked eye.



#### Ensure Safety

Identify safety issues on an urgent basis to avoid accidents.



#### Get Peace of Mind

Have full confidence in your new property and assurance that you are paying fair price for what you are purchasing.

# HOW CAN MULTI BUILD CONSTRUCTION HELP YOU?

While it is a necessity, property snagging can be a tedious and time-consuming task. Besides the stressful nature of the job, it requires vast snagging experience to effectively inspect the property. This is where the services of a professional property inspection company, such as MultiBuild Construction, are needed.

Multi Build Construction is a Dubai-based residential and commercial renovation, refurbishment, fit-out company, that provides property snagging and inspection services. Leveraging our team of highly qualified technicians/engineers, **we offer new homeowners a comprehensive understanding of their properties to ensure their new investment is in perfect condition.** We aspire to become a key contributor to the *UAE residential real estate market\**, which is expected to grow at a CAGR of 12.36% between 2021 and 2026, through our state-of-the-art snagging services.

Source: <https://www.mordorintelligence.com/industry-reports/residential-real-estate-market-in-uae>

**A Perfect Home From  
Day-One**



## SO, WHAT CAN YOU EXPECT FROM US?



At Multi Build Construction, we conduct detailed property inspections based on a visual, non-invasive evaluation of accessible features. Our certified engineers and technicians have more than 10 years of experience in assessing property performance based on visible structural defects, designs issues and cosmetic faults.

The team identifies the snags through a range of inspections, **including but not limited to:**



Architectural Inspection



Finishing Inspection



White Good Inspection *(if applicable)*



Documentation checks inclusive of developer's drawings, site plans, affection plans, completion certificates, etc



Visible Structural Inspection



Plumbing and Drainage Inspection



AC Inspection



Modification Inspection



Electrical Installation Inspection

## Snagging Services at Its Best!



# THOROUGH PROPERTY INSPECTION REPORT

Based on these inspections, our team creates a thorough report that highlights every possible minor and major snag, imperfections and flaws. These include:



Each of these defects are clearly categorised to make the report **extremely easy-to-understand** and **user-friendly**. Besides the list of individual snag items found within your new home, our inspection report is fortified with **high-quality photographs** and **videos of the issues detected**. This helps to give you the confidence that you are getting a quality property in line with the standards you intend to pay for.

# PROPERTY INSPECTION SERVICES



## General Property Inspection

Reveals any faults or defects in your property. This inspection service will give you a detailed assessment of the following

- Finishing details
- Plumbing and drainage
- Electrical switches, plugs and water heaters
- White goods (if applicable)

## HVAC Inspection

Expose any hidden or more obvious issues with your air conditioning units. The HVAC inspection service will provide you with a detailed report on the following areas for each AC unit:

- Indoor FCU
- Outdoor Unit
- Thermostat

## Electrical Inspection

Identifies potential problems with the electrical network in your property. Electrical infrastructure will be inspected, and you will receive a detailed report on:

- Electrical Distribution Board(s)
- Electrical Installation
- Risk Assessment

Get in touch today to book your property inspection service.  
**Call +971 52 466 9110** to get a quote for your property.

## Structural and Compliance Inspection

Provides you with a thorough background check on the property documentation, compliance of all structures within the property, structural modifications, and structural assessment:

- Architectural Inspection
- Structural Inspection
- Documentation
- Compliance

**Prices start as  
low as  
AED 2,000 per  
inspection!**

**Save yourself from the  
future hassle and get peace  
of mind!**



# ADVANTAGES OF LEVERAGING OUR PROPERTY SNAGGING AND INSPECTION SERVICES INCLUDE:



## Experts Only

With our certified and experienced team of engineers and technicians, you can be rest-assured that your new home will be snag-free and in good condition.



## No Unwanted Surprises

With our comprehensive snagging report, get awareness about the value and quality of your potential new purchase and avoid unwanted snagging surprises.



## Peace of Mind

With our snagging services, you can prevent legal disputes, save costs on surprise maintenance, enjoy hassle-free move in, and protect your investment.



Certified and Approved by:

سلطة دبي للتطوير  
Dubai Development  
Authority

تراخيص  
Trakhees



بلدية دبي  
DUBAI MUNICIPALITY

DMCC  
DUBAI MULTI  
COMMODITY CENTRE

# Reduce the risk of unwanted snagging surprises with Multi Build Property Inspection Services!

To learn more about our property inspection services visit our website.

[www.multibuild.ae](http://www.multibuild.ae)

We are happy to give you a walk through and more details on the service, it's benefits and the process itself.

Get in touch and our team will assist you with your queries.

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