



We creat communities for live, work, play, and joy!

Development Management & Consulting Services

ARD Development



We are real estate Development Entrepreneurs

ARD Development is a real estate development and investment management company that strategically acquires, develops, constructs, and repositions residential and commercial assets throughout Canada. We also provide a comprehensive range of development and project management and consulting services to our clients and joint venture partners.



We provide consulting services to help you to guide your development project

During the course of your real estate development project, you will go through many of complex financial and technical stages. Understanding market dynamics, property potentials, estimating costs and benefits, and leading a team of experts to design and analyze different scenarios for your development project in order to make the best decisions possible are all part of our consulting services for your real estate development project.

Since developing real estate is an on-going process and each stage laying the foundations for the next, it's essential for owners to engage a qualified development manager or consultant as early as possible in the process. Early in the development process, decisions taken (or not made) might have a significant impact later on. One of the expertise that ARD Development brings to your project is the knowledge of how early and right decisions affect the development success later on.



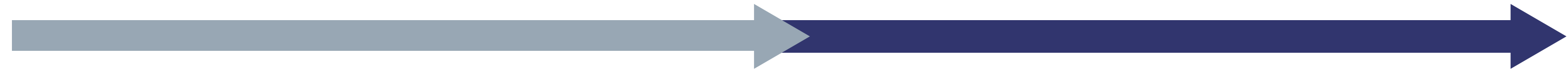
Development Management Process

On-going financial controls and investment reporting in all stages.

Acquisition

Entitlement

Construction



Analysis & Structuring

- Concept Development
- Due Diligence & Zoning Review
- Highest & Best Use Studies
- Feasibility Studies & Business Plan
- Pre-submission Preparation
- Project Master Planning
- Finance Negotiations
- Master Scheduling
- Financial Modeling & Proforma

Design & Planning

- Design Development
- Development Application
- Municipal Approvals
- Development Cost estimation & Scheduling
- Permit Set Drawings
- Asset Management
- Financial Planning
- Marketing & Sales Programming

Pre-Construction & Construction

- Construction Permitting
- Construction Cost Estimation
- Tendering and Risk Assessment
- Contract Drafting & Review
- Construction Management
- Financial Reporting
- Procurement Management
- Marketing & Sales Management
- Occupancy Management

Plan for Success!

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