

Andrew Flood

BSc (Hons) FRICS IRRV (Hons) MCI Arb

Partner, Commercial

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Andrew has the knowledge to help with your commercial lease re-gearing, renewals or rent reviews across the Oxford to Cambridge Arc.

From offices to industrial and retail spaces, Andrew has experience in completing lease consultancy work for a variety of property portfolios. Renowned for his deep technical knowledge, his insight will provide you with specialist lease consultancy advice, including on ground leases and other complex lease clauses.

Andrew plays a vital part in Bidwells' ability to properly manage clients' portfolios of lease events, complete instructions and manage other members of his team. Where needed, he pulls together specialists from across the business to offer clients a bespoke service.

No stranger to thinking big, several of Andrew's lease consultancy clients look to him to advise on portfolio strategy and how to drive the desired outcomes through active asset management initiatives.

The level of professionalism and dedication Andrew brings to his role is second-to-none. He is an APC assessor for the Royal Institution of Chartered Surveyors, helping not only Bidwells' candidates, supervisors and counsellors, but surveyors from across the profession.

Key relevant project experience

Andrew oversees all commercial landlord and tenant work undertaken by Bidwells for many Cambridge University colleges including Trinity, Gonville & Caius and Kings. Andrew undertakes a significant amount of work on these portfolios which are weighted towards retail property but include other commercial property over a wide geographical area. He liaises closely with management colleagues to ensure a strategic approach is adopted.

Andrew has a detailed knowledge of tenant requirements and is responsible for managing the instructions undertaken by Bidwells on behalf of several occupiers including The Money Shop, Mapeley and the Salvation Army. Andrew has recently provided advice to The Money Shop on several properties to allow medium/long term portfolio planning. He has agreed creative lease structures on the client's behalf to suit the business' requirements.

For a regional investor, he has agreed leases at enhanced rents on older industrial stock to lock in income of some £250,000 per annum while at the same time working with the client to develop an exit strategy.

“Andrew has consistently delivered a high standard for us. He adds value with well thought through advice and clarity.”

Duncan Rogers, Asset and Estate Management Director at Harwell.