

# Anita Toye

BSc (Hons) Pg Dip Surv

## Associate, Commercial

Investment and Property Management

07776 769054

anita.toye@bidwells.co.uk



## Day-to-day management of the largest single landholding in the Felixstowe peninsula, protecting and driving rental income for our client.

With previous experience managing a 150-strong team, overseeing a £3m bespoke office fit-out in Dubai, and successfully selling a £1.7m commercial portfolio in Ipswich, Anita's steadfast organisational skills and direct approach have been key to ensuring the smooth running of the Trimley Estate (on behalf of Trinity College) over the last 15 years.

Anita is passionate about her work and this shows in her relationships with her clients and their tenants. Approachable and only too happy to help, since 2005 she's been entrusted with the day-to-day management of the Trimley Estate for Trinity College, encompassing an £900k service charge account for a commercial portfolio, and Felixstowe port.

Using her negotiation and unwavering project management skills, Anita has built strong relationships and communication with the college's bursary, managing new lettings, property inspections, land sales, branding, lease renewals, and rent reviews - recently successfully increasing rents by 25-55% per acre for our client.

With a net zero objective so important for our client, Anita is working on numerous property repurposing and infrastructure projects via sustainable methods, as well as supporting the rollout of 100% renewable electricity supplier SmartestEnergy across the entire portfolio.

### Key relevant project experience

#### Felixstowe

Management of service charge budgets to the value of circa £900,000.

#### Dubai

New office build and fit out to the value of \$3.5m.

#### Felixstowe

Day to day management of commercial and rural estate to protect rental income and minimise voids, by negotiating new lettings, lease renewals and lease re-gears.