

Construction Prices Down:

Leading the Way In Commercial “Up-fitting” - CMS, Inc.

Reduced construction prices brought on by the downturn in the national economy has created new opportunities to *refurbish and re-develop existing properties*. **CMS, Inc.** partners with real estate owners, commercial real estate professionals, and property managers to take advantage of the reduction in cost of materials and labor to improve their surroundings. All buildings have a lifespan and in today's economy it makes sense to “up-fit” existing structures rather than to demolish and rebuild. Up-fitting an existing building is not only more economical because it eliminates all of the services that go along with new construction, surveys, site plans, permitting, and platting, but it also promotes a more sustainable community.

Up-fitting is one dynamic of CMS' complete line of financial, development, construction, and core management services, with decades of experience — all under one roof. CMS gives

serious investors the confidence they need in today's economy.

Some buildings have reached the end of their lifespan in their current configuration. An example of the end of this lifespan is the refurbishment of all Holiday Inn hotels. Holiday Inn has chosen to “up-fit” their properties rather than demolish and rebuild them. You will see drastic changes to their appearance in the coming months. **CMS** has been contracted for the exterior work at the local Holiday Inn. Using their in-house expertise, access to a

*The **CMS advantage** is a formula based on experience, knowledge, and an unwavering commitment to integrity, trust, and adopting our partner's goals as our own. Times have changed and the same old approach will not work, it is time to learn how you can make the **CMS advantage** work for you!*

full-line of services and decades of experience, **CMS** has the resources needed to complete the project in a timely manner and within budget.

Many buildings are aging but they are not decrepit and can have a new lease on life with an up-fit. Now is the time to take advantage of lower interest rates, lower material costs, and lower labor costs to make your property more appealing and more inviting to prospective tenants. And, you can partner with your current tenants to help attract more customers, just as **CMS, Inc.** will partner with you to accomplish your goals.

The University of Virginia is accelerating construction projects to “*take advantage of low prices brought on by the weak economy*” as reported in the *Charlottesville Daily Progress*.

Call CMS, Inc. today to take advantage of the market and make your investment work for you — Dick Abidin at 977-1500, ext. 110.