

Trusted
for
generations

JOHN D WOOD & CO.

London, Country & International Property

At John D Wood & Co.
we bring people and
property together,
something we have
been doing for 150 years.

We are passionate
about property and
go above and beyond
what is expected.



Who we are

“Having nominated John D Wood & Co. to market and sell my property, I cannot speak more highly of the professionalism exhibited by the sales team there. Their coordination of the whole sales process from launch to completion was superbly managed. It is easy to see why John D Wood & Co. has the professional reputation it has. Thank you so much again, all.”

Vendor, Google Review

Everything we do is personal and bespoke

At John D Wood & Co. we are fully committed to delivering a personal and bespoke service. This is reflected by the fact that over half of our clients come from referrals or recommendations.

Our history

Established in 1872 by John Daniel Wood in Mayfair, we have expanded to become one of the most respected property firms in the UK. Celebrating our 150th year in 2022, we have built up a trusted network of local, national and international offices that allows us to provide unrivaled access to buyers, sellers, investors and tenants.



Our clients

We pride ourselves on creating clients for life by delivering a service of continued advice and support. From first-time buyers to experienced landlords, we want to be part of each stage of your journey, gaining trust by delivering on our promises. Our goal is to ensure our first-time clients return to us throughout their lifetime.

Our approach

Property is our business. Our clients require us to go above and beyond what is expected to ensure complete satisfaction. We understand our clients have bespoke requirements and this is why we will develop a personalised strategy for your property. Why not speak to our complimentary interior designer who will help you on the presentation of your property.



Local expertise, global reach

Although John D Wood & Co. has a traditional image, we always take the initiative and remain at the forefront of our industry. Directors of the company played a leading role in the creation of two important agency movements: the organisation of Central London Estate Agents (CLEA), and The Association of Residential Lettings Agents (ARLA). We also co-developed the market-leading estate agency software system now used extensively throughout the UK. We were among the first estate agents to establish a computer network linking all our offices in the 1980s and one of the first to launch a property search website in the mid-1990s.



International Buyers

Historically, our buyers have originated from over 40 different countries, proving that alongside remarkable local expertise, we have an extensive international reach. Utilising the latest technology, we collaborate with top digital specialists in order to reach the right buyers worldwide.

John D Wood & Co. facts

- As part of the UK's largest property group, we have unrivaled access to the biggest source of housing market data in the industry
- The senior members of our team have been employed with us for an average of 17 years*
- Over half of our business is a result of recommendations and referrals
- Over 5,000 employees use our Corporate & Relocation Services Department every year when relocating**

* Source: John D Wood & Co. internal data 2021
** Source: John D Wood & Co. Corporate & Relocation Services Department data 2021. Annualised figure of average number of searches



Our people

By attracting the most committed people and retaining them in our business, we ensure we are in the best position to get you the highest results. Our training and development programme is part of the reason we have one of the best staff retention rates in the industry.

30 sales and lettings
offices across London
and the country

3,000+ international
partner
offices

150 years of
history

For any property queries, please contact your local John D Wood & Co. expert



Covering all corners

With APW Property, CHK Mountford and Vanet forming part of the John D Wood & Co. Family in London and Surrey, we have a network of 30 sales and lettings offices across London and the South of England.

In addition to this, the John D Wood & Co. Family is now part of Connells, the largest property firm in the UK, with a national footprint of over 1,200 offices.



Our approach

“I’ve been working with John D Wood & Co. for six years and I’ve always had excellent results. They have personable staff that are well informed and reliable. They know how to find tenants when times are tough and give advice on pricing that is realistic to the market. Smart landlords will call John D Wood & Co. first.”

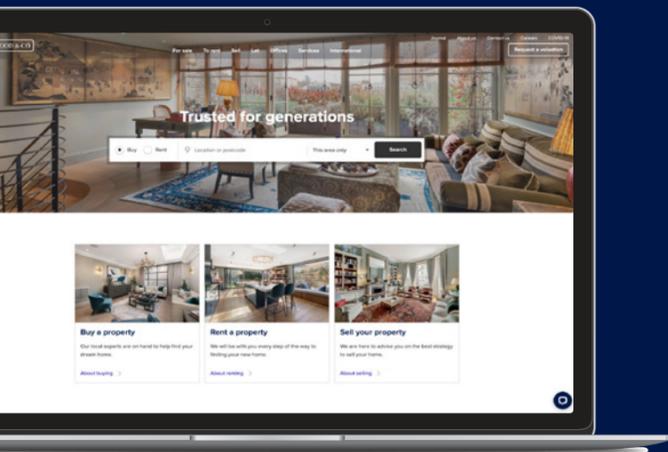
Landlord, Google Review

Marketing your property

We will work with you on a personalised and bespoke marketing strategy tailored to your property, online and offline.

Digital marketing

Utilising the latest technology and collaborating with top digital specialists, we are able to stay ahead in a rapidly expanding online world.



Unparalleled online coverage

Your property will be featured on our website, johndwood.co.uk, which on average receives more than 1 million visits per year*. By attracting potential buyers and tenants to our website, we ensure that your property is viewed in the most effective way.

Property portals

We make sure to advertise in all the right places, including Rightmove, Zoopla and PrimeLocation, the UK's leading property portals. With the majority of home movers starting their journey online, it is essential to be on all three websites. Our staff can advise on the statistics from these sites as we track your property's progress weekly.

rightmove 

ZOOPLA

 PrimeLocation.com

*Data source: John D Wood & Co. internal data 2020-2021

Highly targeted online advertising

By collating highly bespoke target audiences, we guarantee your property will be seen by the right people, when and where it matters.

From creating high visibility in search results, to targeted local advertising on social media, we make optimum use of all relevant digital platforms and property related channels.

In addition to this, our social media team shares engaging content across all key social platforms, encompassing local property features, research and property insights, and local community activities that we support.



Email

We send targeted emails and regularly communicate with our database of qualified buyers and tenants, while in line with data protection and GDPR regulations.





Photography

Photography of the highest quality is essential and the keystone of the marketing campaign for your property. This is why we use professional photographers who understand how to present your property, and can create realistic virtual viewings using video tours and platforms such as Matterport.



Brochure

The brochure we produce for your property needs to be of the highest standard, because the better it looks, the better it sells or lets. With quality photographs, floor plans and local information included, we will ensure your property is presented in the best way possible. We also have digital brochures available to share with potential buyers and tenants.



For Sale/To Let boards

If appropriate we will erect a For Sale/To Let board at the property as these remain an extremely successful way of generating local interest.



Local prime locations

Our branches are conveniently located in prime locations, helping to generate a high level of enquiries from prospective buyers, sellers, landlords and tenants. Behind the windows, our expert teams provide support for our clients with current property market updates and local knowledge.



Partners and sponsorships

Local social engagement and responsibility is something John D Wood & Co. takes very seriously. We are proud to work closely with local and national charities, such as the Royal Hospital Chelsea, as well as supporting over 40 local events per year.



Editorial and advertising coverage

Our in-house PR team is dedicated to achieving editorial coverage in local, national, and trade publications, as well as online platforms. Press coverage gained helps maximise the marketing of your property and widens the audience it is visible to.

Where it is appropriate, we will also advertise your property in relevant local and national publications.



Direct local marketing

We target buyers and tenants locally within a suitable radius of your property, which is one of our proven marketing methods to generate interest.

Discreet marketing

If you are considering selling or letting your property, but are concerned by the idea of extensive marketing and promotion, we can secure you a buyer or tenant with our discreet property marketing.

We will deliver a private service tailored to your requirements, whether it's publicly, offline or through our directory of carefully selected and prequalified buyers.





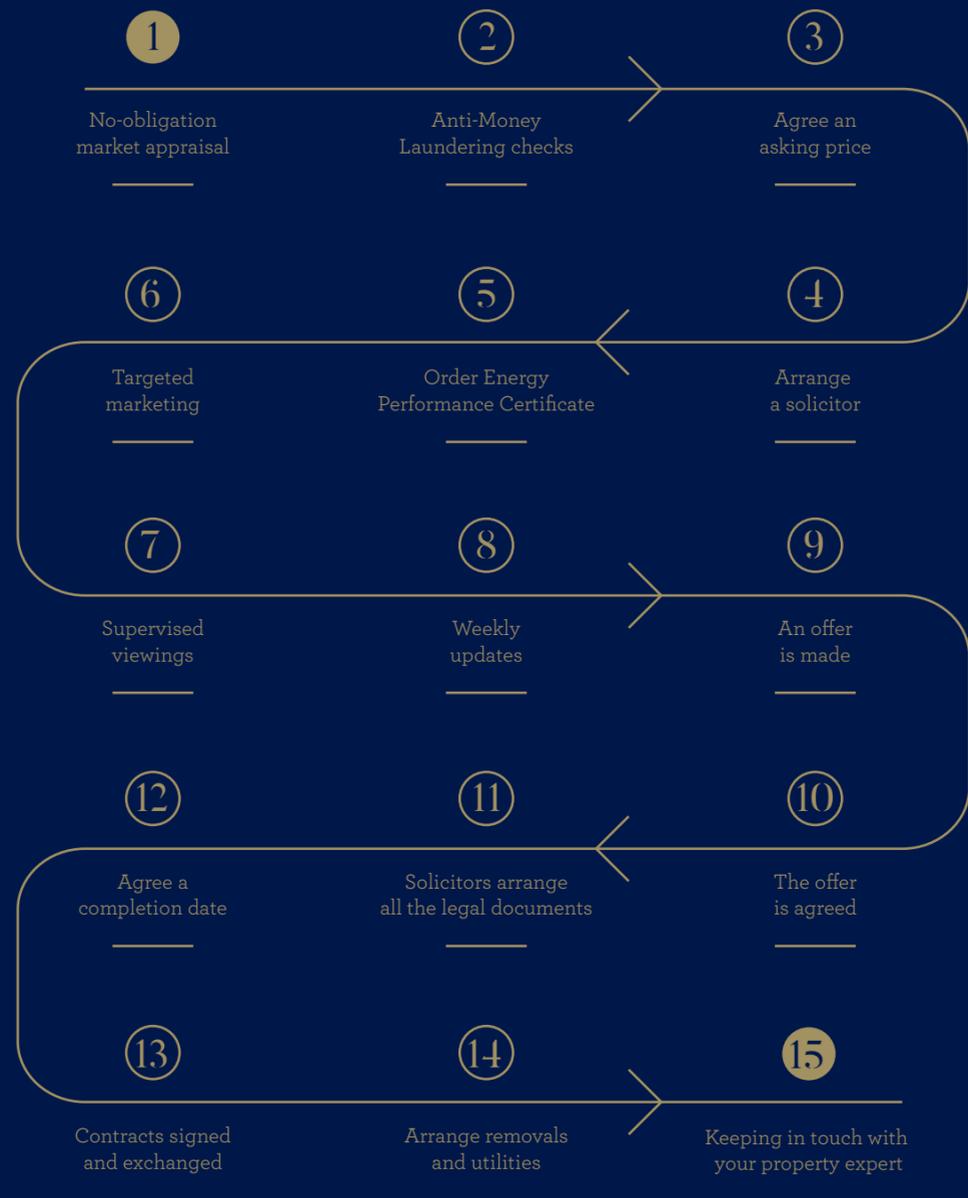
The sales and lettings processes

“Excellent team of professionals. I bought, rented and sold my house using John D Wood & Co. over a period of 10 years and I always found them to be professional, diligent and easy to deal with. I wouldn’t hesitate to recommend them for anyone wanting a reliable agency.”

Client, Google Review

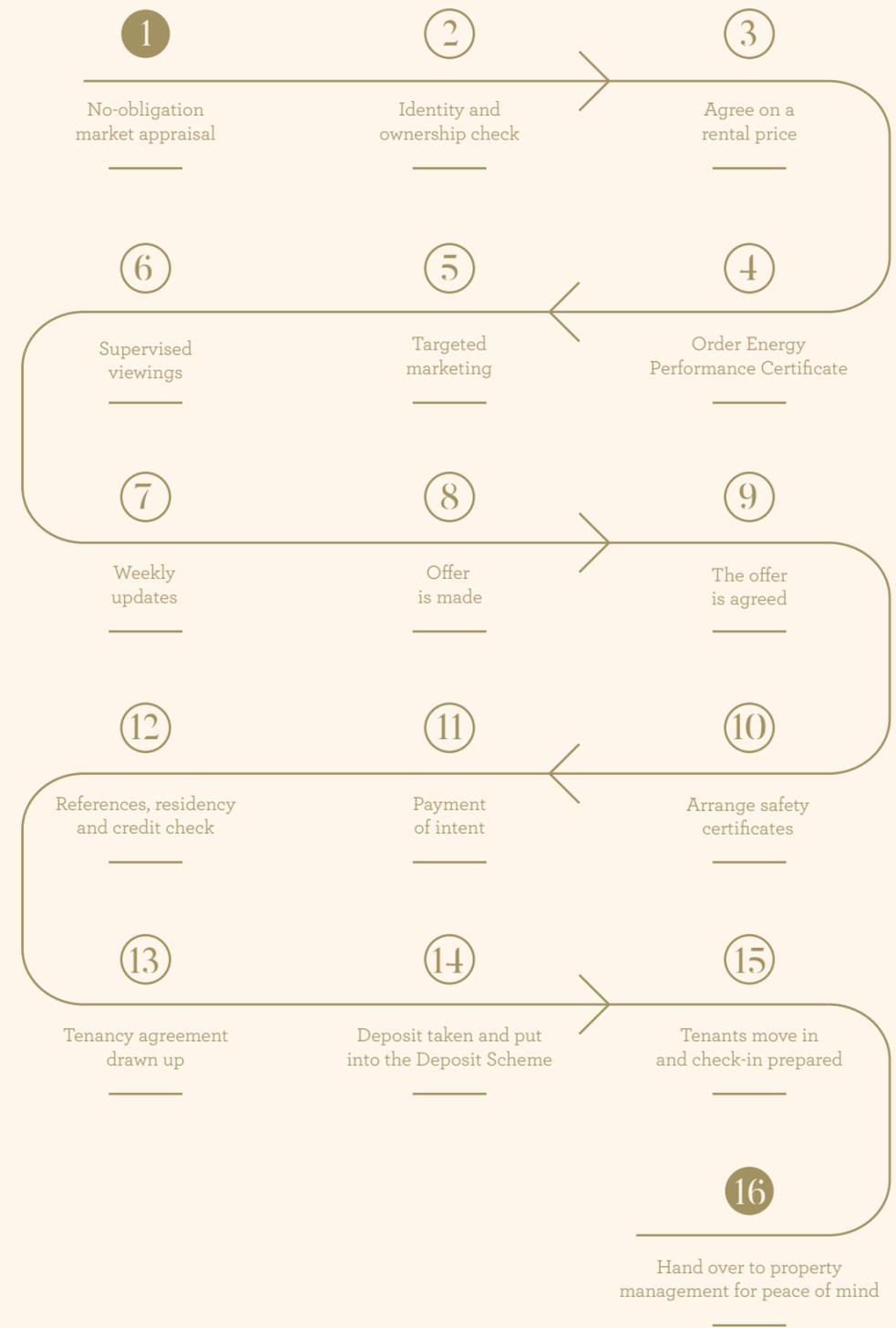
The sales process

Whether you are an experienced seller or selling for the first time, we are with you every step of the way.



The lettings process

We ensure you have the advice and help you need to achieve the best rental value for your property.





Additional services

“Service beyond the call. Whilst doing a great job of selling our house whilst we are abroad, the team went in to retrieve our final possessions from the further reaches of a tight attic. Bravo. Thanks once again.”

Vendor, Google Review



London Professional Chartered Surveyors

Our department specialises across the residential market, and clients range from private individuals to companies, institutions and governments. They work closely with John D Wood & Co. sales offices to ensure the advice we provide is accurate and responsive to market movements, an insight which many other surveyors do not have.

Our RICS Registered Valuers carry out current and retrospective RICS 'Red Book' compliant valuations for a range of purposes:

- Formal property valuations for most purposes including tax, expert witness, litigation and loan security
- Leasehold Reform and Enfranchisement advice and representation (lease extensions, freehold acquisition and collective enfranchisement)
- Professional advice on a broad spectrum of residential property matters

Country House Department

Our Country House Department takes pride in arranging the sale of selected fine country homes and estates in Surrey and surrounding areas including Kent, Hampshire, Sussex, Berkshire and Oxfordshire.

We have an extensive database of buyers, particularly from London, looking for their next home, whether for weekend retreats, second homes or a complete move away from the city.

Whether it be a period farmhouse, a country estate, a listed property, waterside fronted or a new build home, we are confident our vast network and professional approach to marketing country homes will guarantee finding the right buyer.

New Homes & Residential Development

Our established New Homes Department works with the UK's most successful house builders and developers, from national plc clients to bespoke boutique builds. Our expert service and advice includes:

- A proactive, honest and personal service to maximise your development potential
- Expert knowledge and analysis of the local housing market
- Thorough pricing advice from acquisition through to the sales and marketing of your development
- Expert market knowledge from a micro to a macro scale
- Tailored marketing strategy unique to the size and location of the development
- Dedicated New Homes Mortgage specialists

Whether you're curious about the development potential of your existing home, or looking to buy or sell a multi-unit development site, we provide expert advice and guidance every step of the way. The size and reach of our service means we are uniquely positioned to understand your needs.

Sales Service & Interior Consultants

In order to maximise the value of your property and attract the highest calibre of buyer or tenant, it is worth ensuring that your property looks its very best.

With 150 years of experience of the residential property market, our complimentary* Sales Service & Interior Consultants Department is ideally placed to provide all types of presentation and refurbishment advice, right down to the smallest detail.

Our services for sellers:

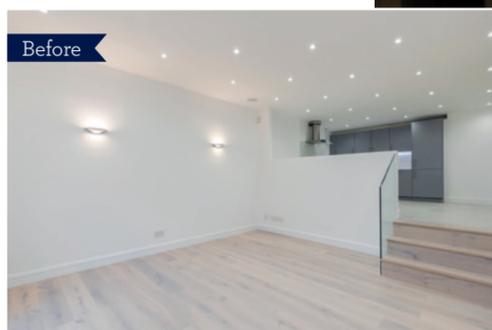
- Presentation advice prior to marketing
- Home staging
- Help with property maintenance during the sale through to completion
- Valuation and auction of chattels
- House clearances
- Packing, removal and storage of contents, internationally and locally

Our services for landlords:

- Refurbishment
- Decorating
- Replacing floor coverings
- Freshening up properties
- Furniture packages

Our large and reliable network of suppliers including builders, decorators, architects, designers, plumbers and electricians enables us to provide full coverage for projects of any size, from minor decorating to complete refurbishment.

*This service is complimentary, though suppliers' costs are chargeable and will be agreed prior to any works commencing





Corporate & Relocation Services

Our Corporate & Relocation Services team works with companies, embassies, and Relocation Agents across London, Surrey and the South of England in order to help their employees and clients find the perfect home. Our service is specifically designed to support individuals who are being relocated to the UK, providing them with a single point of contact which allows them access to the full John D Wood & Co. network.

Our partners often consider a wide range of areas, budgets and properties, and as a client of John D Wood & Co. you can rest assured that your property will be introduced to our full network of Corporate Tenants.

Short Lets Services

Offering bespoke rental options, our Short Lets Department can organise tenancies from six weeks to six months, meaning you can maximise your asset without committing to a long term tenancy.

As tenants often prefer to have a real sense of home, you can offer them their very own slice of London, Surrey or South of England, while benefitting from the costs they would usually put towards a hotel.

Our Short Lets team works closely with our Corporate & Relocation Services Department, so by instructing John D Wood & Co., your property will automatically be presented to blue chip companies, embassies, sport clubs and VIPs from all over the world.

Property Management

By choosing our fully managed lettings service you are protecting the relationship between all parties and ensuring the relationship stays professional.

Our Property Managers are experienced at prioritising issues, assessing whether a tradesperson is required, and also understanding there are occasions where a tenant may be able to resolve an issue themselves if provided with the right guidance and know-how.

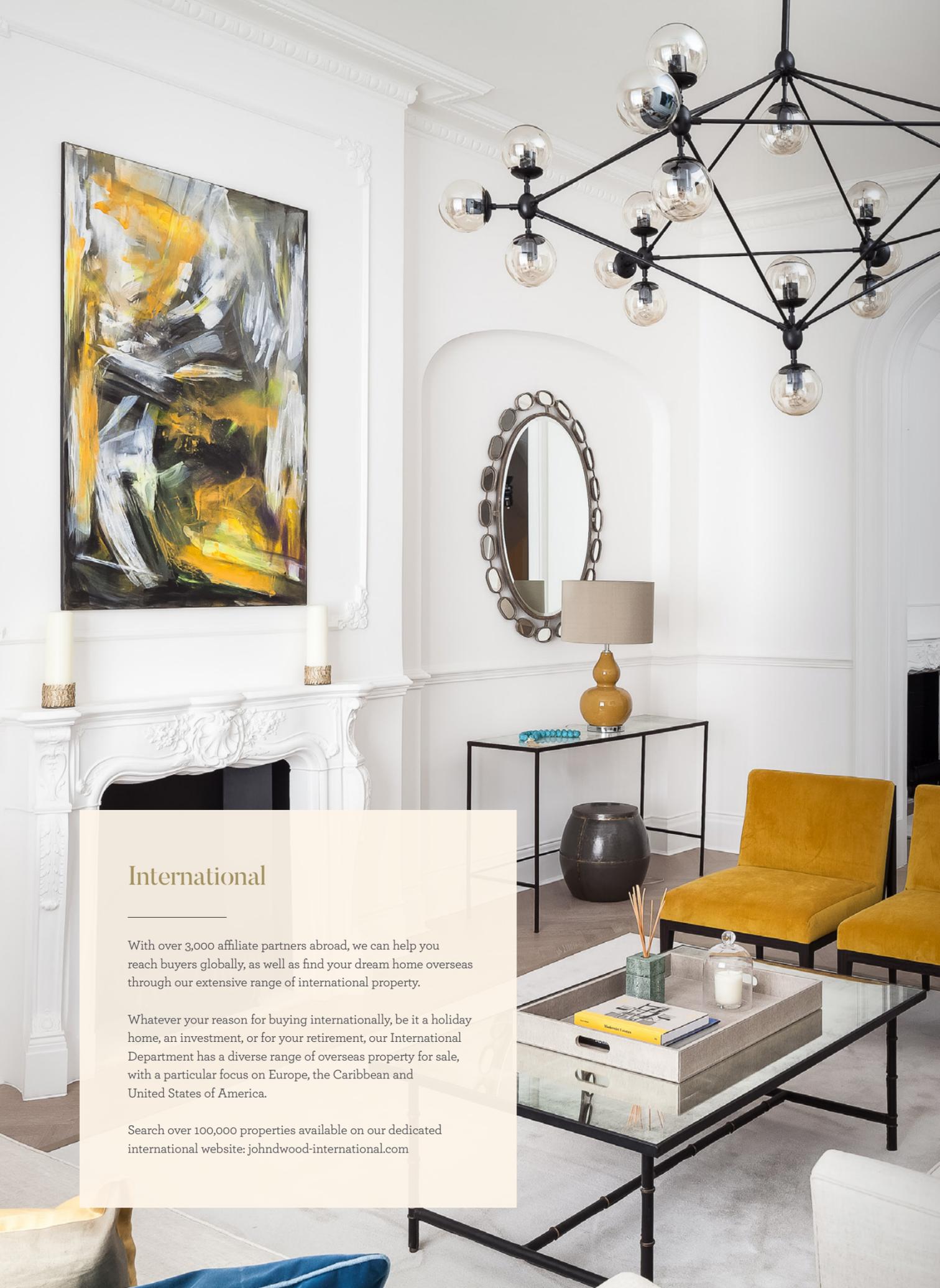
For decades we have been trusted to successfully manage hundreds of properties for clients, ranging from first-time landlords to investors with large portfolios.

Our landlord clients look to us to provide a service that protects their own interests during the tenancy, enabling them to get the most out of their investment.

Property Enhancement Service

Our Property Enhancement Service is here to help you achieve the optimal presentation of your property, allowing you to attract the highest calibre of tenants and maximise the value of your investment.

From staging, to cosmetic, to full-fledged refurbishments, we can offer design advice, and project co-ordinate any work undertaken using our reliable and broad network of suppliers and contractors.



International

With over 3,000 affiliate partners abroad, we can help you reach buyers globally, as well as find your dream home overseas through our extensive range of international property.

Whatever your reason for buying internationally, be it a holiday home, an investment, or for your retirement, our International Department has a diverse range of overseas property for sale, with a particular focus on Europe, the Caribbean and United States of America.

Search over 100,000 properties available on our dedicated international website: johnwood-international.com

Mortgages

Our dedicated mortgage broker, Capital Private Finance, offers the best possible mortgage advice to our clients. They are able to swiftly qualify potential offers; providing reassurance to vendors to help buyers secure the funding they require. Their mortgage and protection advisers are highly experienced in all aspects of property finance.

Capital Private Finance offers a wide range of mortgages designed to suit your needs, and are specialists in the following areas:

- Finance for primary or secondary homes
- Buy-to-let mortgages
- Property portfolio finance
- Commercial property finance
- Development and new build finance

Our professional advisers are highly experienced in all aspects of property finance, and will help you secure funding which is individually tailored to your needs. They are able to quickly qualify potential offers from John D Wood & Co. applicants; providing reassurance to our vendors, whilst helping our applicants secure the funding they require too.



Conveyancing

Our bespoke and personal private conveyancing service can help you move sooner.

Using our database of trusted property law firms, including Country & Capital, we can pair you with the best lawyers for your individual needs, ensuring your purchase or sale is handled as quickly and professionally as possible.

What you can expect:

- A dedicated highly experienced lawyer, who only deals with residential conveyancing
- An immediate start on your case to ensure we exchange contracts as soon as possible
- 100% transparency on fees with a fixed legal fee, and on a no completion, no fee basis*
- The team regularly works with bespoke lenders and private banks

*Should the transaction not complete we will not charge a legal fee and we will return any part of the search costs you have paid on a purchase if those fees have not yet been incurred

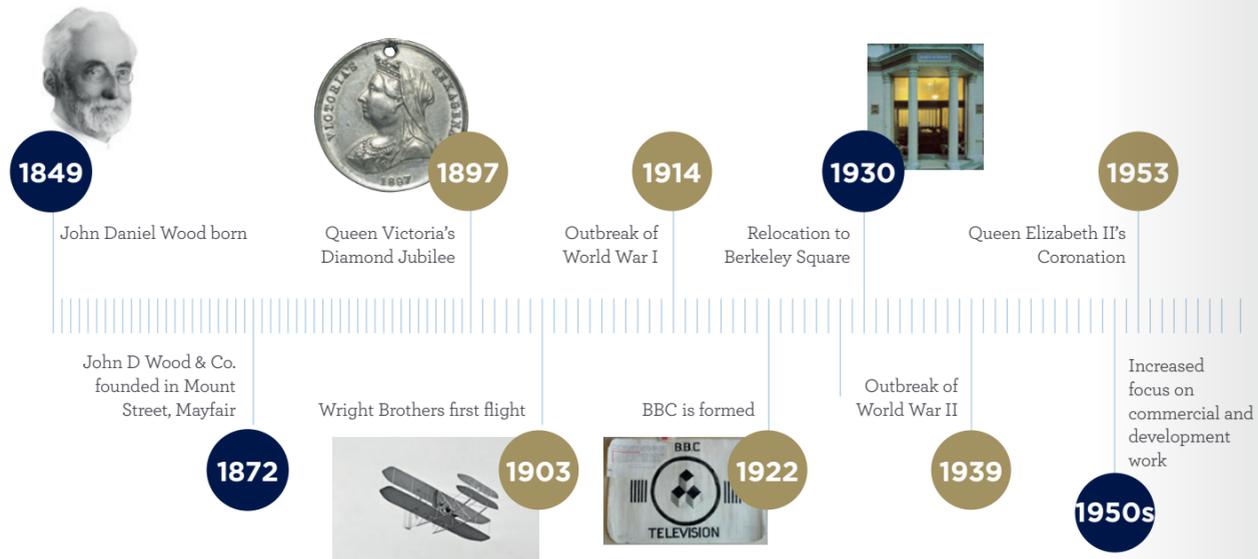




Behind John D Wood & Co.

“I recently appointed John D Wood & Co. to help us find suitable tenants for our property. The service provided was exceptional. They are by far the best agent I have ever worked with. They are incredibly professional in managing the viewings, maintaining regular communication and keeping both my husband and I fully updated. I would certainly work with them again in the future.”

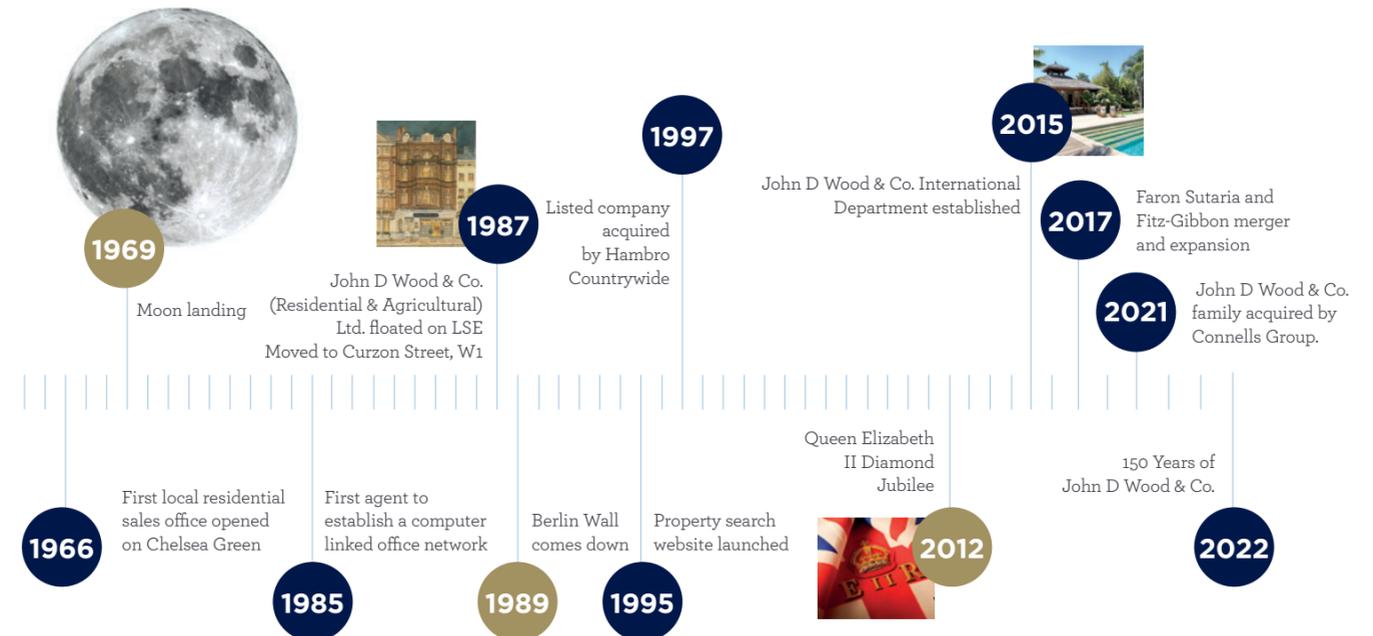
Landlord, Google Review



Our history

John Daniel Wood founded the company in London in 1872 at the age of 23. The first premises of the company were in Mount Street, Mayfair opposite the Connaught Hotel. He developed his practice with considerable success and specialised in country houses and estates. He was one of the first advertisers in Country Life magazine, which was established in 1897, and after the First World War the company regularly took instructions on major houses and estates throughout the UK.

In 1930, the company moved headquarters across Mayfair to Berkeley Square, where an office remained until the late 1980s. Commercial and development work became a significant part of the company's business in the 1950s and 1960s, which was followed by an important step in the central London residential market when the Chelsea Green sales office was opened in 1966.



- Significant world events
- John D Wood & Co. events

In 1982, the commercial side of the company separated, taking the name 'John D Wood', and in 1987 the Residential & Agricultural arm 'John D Wood & Co.' was floated on the London Stock Exchange. The head office then relocated to Curzon Street, W1. Further growth as a plc, and embracing modern technology to better serve clients and customers proved attractive to investors and in 1997, John D Wood & Co. was acquired by Countrywide plc, the UK's largest property services group.

In 2001, the head office relocated to Kensington, followed by new offices opening in South Kensington, Chiswick and Southfields. In 2015 the International Department was established to work with overseas partners.

In 2016, the head office relocated to UK House, 180 Oxford Street, W1 and a programme of expansion began, including incorporating Faron Sutaria, which provided brand presence in eight new locations. In 2018, Fitz-Gibbon was rebranded to John D Wood & Co., giving us further presence in St Margarets.

In 2019, the head office moved to Elizabeth Street in Belgravia, and in 2021 John D Wood & Co. was acquired by Connells, the largest property firm in the UK.

“We are passionate about people and property.

Our broad experience of the process and understanding of the commitment required to move home means we are with you every step of your property journey.”



Polly Ogden Duffy
Managing Director

johndwood.co.uk



London, Country & International Property