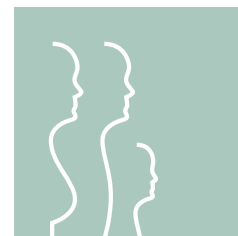


# CareCapital: Turning dreams into reality – Jul-Aug 07



CareCapital

An article in Private Dentistry describing CareCapital as an expert provider of custom-built dental premises, allowing dentists to deliver high quality care without the additional burdens of property ownership.

Company promotion

## CareCapital: Turning dreams into reality



A business opportunity, already popular in continental Europe, is now finding favour in the UK as the solution for dentists seeking to establish their own practices without the financial pressure and psychological stress usually associated with founding a new venture.

Investing in property intended for a specific purpose is particularly stressful, and without careful planning and organisation from the very outset, problems multiply and costs can quickly escalate out of control. Even with access to adequate funds, few dentists, whose training has naturally been focused on the acquisition of clinical skills, possess the entrepreneurial and management expertise to bring such a project to a successful conclusion. It's now possible to eliminate many of the problems attendant on opening a new practice by inviting CareCapital to provide the solution. CareCapital's property development solution

is already a proven success in Scandinavia, Germany and North America, where practitioners tend to lease their premises rather than purchase the freehold.

Having early identified the trend in the market, CareCapital has become expert in the provision of custom-built dental premises and delivers a comprehensive service, from locating the ideal site, planning and financing, through to design, construction and facilities management. CareCapital retains the freehold and so is responsible for maintenance and upkeep, thus enabling the dentist to deliver high-quality care in a customised surgery and premises without the additional burdens of owning the property.

While each project is designed to meet individual requirements, CareCapital's developments are inspired by innovative and successful Scandinavian models and are ideally suited to meet the challenges of

delivering 21st century dental care, both NHS and private patients.

CareCapital is the ultimate dental property development solution, helping dentists to realise their dreams of running their own practice without the investment risks involved in owning a dedicated healthcare property. This turnkey solution covers the entire development process as well as establishing a landlord-tenant relationship intended to endure for the long term. CareCapital also enjoys partnerships with many of the world's leading dental equipment suppliers, enabling the creation of clinical facilities perfectly adapted to particular specialities, circumstances or patient lists, whether single site practices, a nationwide dental chain, or an institution such as a dental school or dental spa.

CareCapital has a specialist search team that will comb a local area to locate a suitable site when the dentist has been unable to identify target

premises. Schematic layouts are then prepared, working closely with local planning authorities to devise the most appropriate options.

From an early stage in the property development process, CareCapital prepares a detailed outline programme, which includes phase completion dates. Progress is rigorously monitored, with all interested parties kept fully informed. CareCapital's wide experience with larger scale healthcare property developments, often involving laboratories, training facilities, dental practices and other ancillary services, has underlined the importance of communication at every stage.

More and more dentists are expanding their practices in order to engage additional clinical staff, offer a wider range of services or accommodate more sophisticated equipment. As practices expand the flexibility associated with a smaller business is lost and the capital financial commitment increases; twin burdens that can be alleviated by the principals becoming leaseholders rather than freeholders. The release of capital also enables the instant upgrading of equipment and other practice improvements and allows dentists to maximise the economies of scale afforded by a larger operation, as well as offering the advantage of a shared risk.

CareCapital's dental property development solution, from site finding through planning, financing, design and construction to facility management, is unique in today's marketplace. Individual needs are met, and the ultimate, ideal solution is delivered with the minimum delay and personal stress. CareCapital is committed to the dental industry and to long-term landlord/tenant relationships, which enable continuity of care and benefit all parties, including the local community.

With over 30 years' experience and backed by significant resources and expertise, CareCapital specialises in the long-term property development of dental practices and related businesses, at a time when the climate for capital funding is particularly challenging across the healthcare sector.



For more information on developing cost-effective, sustainable care facilities contact Allan Weiner on 020 7034 1949, email [aweiner@carecapital.co.uk](mailto:aweiner@carecapital.co.uk) or visit [www.carecapital.co.uk](http://www.carecapital.co.uk)

## New Premises

- Eliminate the stress of purchasing a dental practice
- Cost effective and bespoke Dental Premises
- A unique solution that suits you

Simply call CareCapital on 020 7034 1949 or email [dental@carecapital.co.uk](mailto:dental@carecapital.co.uk) or visit [www.carecapital.co.uk](http://www.carecapital.co.uk)

