

LOGAN

COLOMBIA - PERÚ - MÉXICO - CENTROAMÉRICA





REAL ESTATE VALUATION AND CONSULTING FOR
INSTITUTIONAL CLIENTS IN LATIN AMERICA

LOGAN

WHAT SETS LOGAN APART:

INVESTOR APPROVED

Two partners with MAI designation, three members with RICS designations, a RICS regulated firm (4th in Latin America), and local designations in Peru, Colombia, Mexico, and Central America

CONFIDENTIAL

Information entrusted to us will not end in competitors' hands or in the market. We do not provide brokerage services and have no related conflicts of interest

RESPONSIVE

Our appraisers stay in close contact with clients and will always promptly return phone calls and messages

PERMANENT OFFICES

COLOMBIA	MEXICO	PERU	CENTRAL AMERICA	CARIBBEAN
Calle 81 # 11-55, Edificio Ochenta 81 Torre Norte, Piso 6. Oficina 601. Bogotá, DC	Av. Paseo de la Reforma 300, Oficina. 1710, Del. Cuauhtémoc, COP. 06600, Ciudad de México, CDMX	Calle Mayor Armando Blondet 217 Of. 901 San Isidro, Lima	San Rafael de Escazú, Costado Norte de Distrito 4 – Amara CC, Oficina 408, 10203, San José	Calle José Amado Soler 74, esquina calle 2ª, Santo Domingo

In Planning: Chile, Venezuela



SERVICES OFFERED

COMMERCIAL REAL ESTATE VALUATION

Standard Asset Types

- Appraisal Office Tower – Business Center
- Industrial Warehouse, Distribution Center
- Industrial Plant
- Shopping Center
- Hotel Appraisal, Resort
- Hospital Appraisal, Clinic
- Apartment Complex Valuation (Multifamily)
- Low Income Housing
- Mixed-Use Project
- Master Planned Community
- Subdivision
- Agricultural Land

Resort Residential Division

- Condominium or Condo Appraisal
- Custom Home Appraisal, Single Family Home
- Appraisal Residential Lot Valuation

Specialty Asset Types

- Self-Storage
- BPO – Call Center
- Senior Living
- Cell Tower
- Data Center
- Machinery and Equipment
- Easement
- Historical Property
- Real Estate Fund
- Debt Instrument
- Litigation Appraisal – Divorce
- Partial Interest
- Replacement Cost
- Infrastructure Appraisal, Port Appraisal, Highway
- Embassy Appraisal, Ambassador Residence





“SERVICE IS FUNDAMENTAL – FOR THIS REASON, WE ARE IN CONSTANT CONTACT WITH CLIENTS AND INVESTORS IN ORDER TO PROVIDE SERVICE THAT EXCEEDS EXPECTATIONS.”

REAL ESTATE CONSULTING

Market


- Highest and Best Use Analysis
- Risk Analysis
- Rent Analysis
- MAP Report (Market Analysis Platform)
- Predevelopment Cost Analysis
- Customized Market Studies

Technical

- PCA – Property Condition Assessment
- Phase I – ESA Study,
- Machinery and Equipment Appraisal

ESG Consulting

- ESG Analysis – Asset, Portfolio
- ESG Reporting – GRESB, PRI
- Building Certification – IFC Edge, LEED



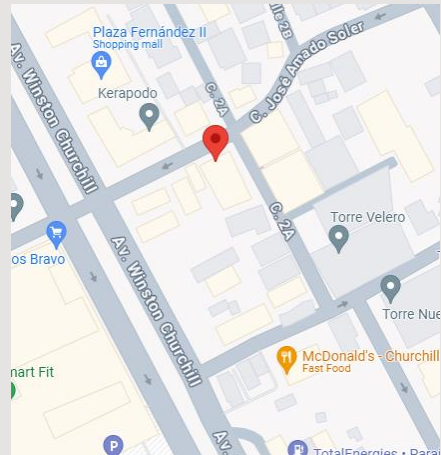
LOCAL KNOWLEDGE — REGIONAL COVERAGE

CARIBE – DOMINICAN REPUBLIC

CONTACT

Calle José Amado Soler 74, esquina calle 2ª, Santo Domingo – República Dominicana

+1 (829) 713-2853
admincb@loganvaluation.com



DETAILS

MANAGEMENT

- Diana M. Tibaduiza
- Bryan L. Drago, MAI MRICS
- Diego Rodriguez, MRICS

HEADCOUNT

- 5+ Consultants

EXPERIENCE

- 2+ years
- Total country coverage
- Retail, office, industrial, land
- Hotel, resort
- Resort – residential
- Machinery and equipment

CERTIFICATIONS

- Instituto de Tasadores Dominicanos (ITADO)
- 2 MRICS
- RICS Regulated Office



REFERENCES

Olga Nivar

Directora Mercado de Valores

Christian Molina

Presidente de ASOFIDOM

Luis Santana

TC Latin America Partners

Raul Sanchez

Managing Partner - CIEF Consulting
- Instituto de Finanzas de Santo Domingo

Indhira Desangles

Realtor Corporativa

NOTABLE ASSIGNMENTS



PriceSmart Logistics Warehouse, 15,592 M2, Coyoil, Costa Rica
Latam Logistics Portfolio (8 Properties)



Oakland Mall, Guatemala City,
Spectrum Mall Portfolio



Torre La Sabana, 12,394 M2, San Jose,
Costa Rica



Industrial Park, La Verbena, 187,519 M2
Alajuelita, Costa Rica



LEADERSHIP

BRYAN L. DRAGOO, MAI, MRICS

PRINCIPAL
COLOMBIA, PERU



“LOGAN establishes the valuation standard, by consistency in quality and service.”

EXPERIENCE				
LOGAN	Principal	Valuation and Consulting	Colombia, Perú, México, Costa Rica	2019 – Present
LOGAN	Managing Partner	Valuation and Consulting	Colombia, Perú México, Costa Rica	2012 – 2019
Colliers International	Director of Valuation and Consulting	Valuation and Consulting	Colombia	2012 - 2013
Colliers International	Certified General Appraiser	Valuation and Consulting	Arizona, Nevada, New Mexico	2010 - 2012
CERTIFICATIONS				
Appraisal Institute	MAI	EEUU		2012 – Present
RICS	RICS – Valuation	UK		2012 – Present
Registro Abierto de Avaluadores	RAA	Colombia		2017 - Present
COURSES				
Leadership		RICS		2021
Sales and Negotiation		RICS		2020
General Appraiser Market Analysis & Highest and Best Use		MAI, Appraisal Inst.		2010
Advanced Income Capitalization		MAI, Appraisal Inst.		2011
Advanced Concepts & Case Studies		MAI, Appraisal Inst.		2011
General Appraiser Report Writing and Case Studies		MAI, Appraisal Inst.		2010
General Appraiser Income Approach/Part 1		MAI, Appraisal Inst.		2010
General Appraiser Income Approach/Part 2		MAI, Appraisal Inst.		2010
Business Practices and Ethics		MAI, Appraisal Inst.		2018
International Valuation Standards Overview		MAI, Appraisal Inst.		2018
General Appraiser Site Valuation and Cost Approach		MAI, Appraisal Inst.		2010
General Appraiser Sales Comparison Approach		MAI, Appraisal Inst.		2010
NOTABLE REPORTS				
Valuation of a portfolio of 140 assets including offices, Retail centers, and industrial distribution centers for financial reporting		Colombia		2023
Valuation of a portfolio of 114 assets including offices, Retail centers, and industrial distribution centers for financial reporting		Colombia		2023
Valuation of a 32 asset portfolio including residential projects and mixed use properties throughout Latin America for financial reporting		Colombia, Peru, Mexico		2023
Valuation of a portfolio of 8 master-planned communities with residential and commercial uses for financial reporting		Colombia		2023
Appraisal of 30+ assets held within two investment funds for the purpose of M&A consolidation		Colombia		2019
Appraisal of a 15+ parcels of land that formed part of a land bank		Colombia		2016

DIANA M. TIBADUIZA, RAA, MS

CANDIDATE FOR ADMISSION,
APPRAISAL INSTITUTE
MANAGING DIRECTOR - CARIBBEAN,
HOTEL AND RESORT PRACTICE LEADER



“Quality is a result of focused
experience and knowledge”

EXPERIENCE				
LOGAN	Managing Director	Valuation and Consulting	Caribbean	2023 - Present
LOGAN	Regional Director	Valuation and Consulting	Regional	2022
LOGAN	Subdirector of Valuation	Valuation and Consulting	Colombia	2014- 2021
CERTIFICATIONS				
General Candidate for Designation Appraisal Institute	MAI	USA		In Process
Master in financial management	EAE Business School	Spain		2020
Master in financial Consulting and Planning	Universidad Rey Juan Carlos	Spain		2020
Profesional en Mercadeo	Universidad Panamericana	Colombia		2018
COURSES				
Advanced Income Capitalization		Appraisal Institute		2023
Certification in Hotel Industry Analytics		American Hotel & Lodging Association		2023
International Valuation Standards (IVS)		Appraisal Institute		2022
Business Practices and Ethics		Appraisal Institute		2022
Certificate Hotel Valuation Software Consultant		Hotel Valuation Software		2022
Hotel Market Analysis and Valuation Software		Hotel Learning Online		2021
Appraisal Technician		Lonja de Propiedad Raíz		2021
Soft Skills- Leadership Program		EAE Business School		2020
Minor in Project Management		EAE Business School		2020
Minor in Big Data in Organizations		EAE Business School		2020
Valuation of Urban Properties		RNA		2018
NOTABLE REPORTS				
Hotel Appraisal 50+ assets		Colombia, Peru, Costa Rica, Mexico, Dominican Republic, Caribbean Islands		2022
Income Consulting Studies 2 assets		Colombia		2021
Shopping Centers Appraisals 30+ assets		Colombia, Perú, Costa Rica		2014 – 2021
Bank Branch Appraisals 100+ assets		Colombia		2014 – 2021
Anchor, Inline Space, Large Surfaces Appraisals 50 + assets		Colombia		2014 – 2021



www.loganvaluation.com

