Dubai Valuation | UAE Valuation | Valuation of Fixed Assets | Purchase Price Allocation Valuation | Technical Assurance Services | Strategic Advisory Services

- **Dubai Valuation**

  Dubai has been an economically dynamic city since long before the establishment of the UAE in 1971. In the years since, it has demonstrated a track record of remarkable economic growth and political stability.

**Dubai Valuation**

**Market in Dubai**

Dubai has been an economically dynamic city since long before the establishment of the UAE in 1971. In the years since, it has demonstrated a track record of remarkable economic growth and political stability. Over this period, Dubai has moved from being a small, local trading city into a global hub of commerce. By combining a business friendly environment with world-class hard and soft infrastructure, and increasingly deep trade, travel, business and investments ties not only with the rest of the Arab world but much of Africa, South Asia and other parts of Asia, Dubai has emerged as the leading regional commercial hub.

**Investment in Dubai**

While there are risks to investing anywhere, Dubai has one of the best cases for an economy with the stars aligned in its favor for the reasons like the government has set up industry-specific free zones throughout the city in order to attract foreign businesses and this has been Dubai’s greatest economic achievement. Dubai is an important tourist destination and its port (JebeL Ali) operates at the centre of the exporting trade in the Middle East. With the introduction of the Dubai International Financial Centre (DIFC) in 2004, it has allowed Dubai to develop as a global hub for service industries such as IT and finance.

**Valuation Methodologies**

- **Cost Approach / Replacement Cost Method:** This approach is based on the principle of substitution i.e. no rational investor will pay more for the business assets than the cost of procuring assets of similar economic utility. The Adjusted Net Asset Value Method indicates the fair market value of a business by adjusting the asset and liability balances on the Subject Company’s Balance Sheet to their fair market value equivalents.
• **Income Approach**: This approach focuses on the income generating capabilities of the respective company. This approach works on the premise that the value of business is measured in terms of future cash flow streams, discounted to the present time at appropriate discount rate. This approach seeks to measure the intrinsic ability of the business to generate cash attributable to all claimants.

• **Market Approach**: This approach is based on current market stock price. This approach uses the valuation ratios of a publicly traded company and applies that ratio to the company being valued. The valuation ratio typically expresses the valuation as a function of measure of financial performance or book value (E.g. turnover, EBIDTA, EBIT, EPS or book value).

**RBSA’s role as a Valuer in Dubai**

RBSA Advisors is an international, independent and full service Valuation firm. We are an internationally recognized and respected brand having leadership position in Valuation Consulting

RBSA has been at the forefront of development of the profession and proving innovative Valuation advisory services since past 4 decades. We are an active member of WorldVal International, a network of leading Valuation firms across UAE, Saudi Arabia, Singapore, India, Australia, South Africa, Sri Lanka, Japan, China & Hong Kong, Russia, UK, US, Brazil & South America. We have also provided **Dubai Valuation** services.

RBSA Valuation Advisors (“RBSA”) are equipped to assist the **Valuation** needs for the corporate in **Dubai** in dealing with their strategic financial issues. Across all industry segments, RBSA has the skills and resources to help the corporates position them in order to achieve a sustainable return on capital invested. Our team of experienced professionals has handled a variety of assignments involving a broad spectrum of industries and will definitely add significant to our Clients.

We have service capabilities across the full gamut of Valuation including the following:

• Business & Equity Valuation
• Financial Reporting & Tax Valuations
• Brand & Intangible Asset Valuation
• Industrial and Plant & Machinery Valuation
• Real Estate Valuation
• Mines & Mineral Reserve Valuation
• Specialized Asset and Infrastructure Valuations
The strength of RBSA lies in its team of highly qualified, skilled and motivated professionals who are encouraged to lead, innovate and excel. We provide our people with solid career growth opportunities and a people-oriented workplace environment.

Credentials:

Following are select credentials in Dubai Valuation:

- Technical Due Diligence and Valuation of Furniture Manufacturing Unit of Sharaf Industries (UAE) for the proposed Joint Venture
- Valuation of assets & business of IFFCO Limited (Hamriyah Branch), UAE together with the Grain Silos and all the infrastructure facilities including plant and machinery installed at the Port site.
- Valuation of Fixed Assets including Plant and Machinery of Senaat Group at Mussfah industrial Area, Abu Dhabi for the purpose of Internal Management Review.
- Valuation of Fixed Assets of International Quality Steel LLC. (IQSL) for the purpose of proposed purchase by Goldline Worldwide Inc.
- Valuation of Buildings & Plant & Machinery for Teba Cement Factory LLC
- Financial & Asset Valuation of UACC for the purpose their Internal Management Review

RBSA Services

- Infrastructure Advisory
- Arbitration Valuation
- Financial Instrument Valuation
- Fixed Asset Valuation
- IFRS Valuation
- Impairment of Assets
- Independent Engineer
- Valuation
- Investment Banking

Valuation

- Business Valuation
- Valuation of Brands, Intangible Assets & Intellectual Property
- Valuation of Financial Securities, Instruments & Derivatives
- Valuation of Industrial Assets, Plant & Machinery
• Valuation of Real Estate
• Valuation of Infrastructure Assets & Specialized Assets
• Purchase Price Allocations for Mergers & Acquisitions
• Impairment Studies for Tangible Assets
• Impairment Studies for Intangible Assets & Goodwill
• Mines, Mineral Advisory and Valuation
• Valuation of ESOPs and Sweat Equity
• Valuation for Tax, Transfer Pricing and Company Law Matters
• Fairness Opinions

**Investment Banking**

• Mergers & Acquisitions
• Transaction Structuring & Advisory
• Due Diligence – Financial, Tax and Business
• Fairness Opinion
• Corporate Finance Advisory
• Corporate Restructuring, Business Reorganization
• Partner Search and Joint Ventures

**Advisory Services**

**Financial Advisory for Dispute & Litigation**

• Valuation & Financial Advisory Services
• Loss Assessment, Damages & Loss of Profit Analysis
• Independent Expert testimony
• Anti-trust & Competition Advisory
• Post-Acquisition Disputes, Joint Venture & Shareholder Disputes
• Civil & Construction Disputes, Real Estate Disputes
• Environment Damage Assessment
• Intellectual Property Rights Dispute
• Forensic Audit

**Strategic & Risk Advisory Services**

• Techno Economic Feasibility Studies
• Economic Viability & Financial Appraisal
• Business Plan Preparation

**Real Estate Advisory Services**

• Financial Modeling and Highest & Best Use Studies
• Investment Related Due-Diligence Exercises
Infrastructure Advisory Services

- Bid Advisory and Bid Process Management
- Preparation of Information Memorandums
- Preparation of Detailed Project Reports

Technical Assurance Services

- Technical Due Diligence Reviews for Mergers & Acquisition
- Lender’s & Investor’s Engineer Services
- Independent Engineer’s Services
- Technical Opinion and Audits
- Chartered Engineer’s Opinion & Certification
- Project Cost Investigations & Forensic Advisory
- Project Appraisal and Monitoring

International Reach

- Australia
- Bahrain
- China
- Europe
- Germany
- Hong Kong
- Sri Lanka
- India
- Japan
- Kuwait
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Qatar
Saudi Arabia
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Singapore
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