



3DAvenue
ENVISION THE FUTURE

ARCHITECTURAL VISUALISATION AND IMMERSIVE TOOLS FOR PROPERTY MARKETING

WELCOME TO 3DAVENUE

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1

ABOUT US

We are 3D design and visualisation experts with engineering & construction background. We invest and aspire to develop properties ourselves, which gives us the ability to think simultaneously in multiple dimensions and understanding of your struggles, needs and requirements.

OUR VALUES



We strongly believe in serving others through our expertise, delivering a world-class product and great work ethics. We are continuously researching new solutions and technology to give you the best value and deliver an outstanding product.

OUR VISION



Whether you're trying to convey your design to planning comity, writing business proposals or selling off-plan, we want to make sure your message is powerful, consistent with your brand. We offer one point of contact from the design stage to delivery to make sure that happens.

OUR MISSION



To help small and medium property developers envision their future developments and share the design with other stakeholders like investors, JV partners, builders and buyers by adding beautiful imagery of the development to any documentation and increase the bottom line in the process.





2

MEET THE TEAM

We are constantly searching for best talent, hungry to learn and discover new technologies and solutions to make sure our imagery is fresh, engaging and breathtaking

OUR TEAM



J.D.

Managing Director



Paul

Animation Craftsman



Mark

CTO / Creative



Bart

Modelling Magician



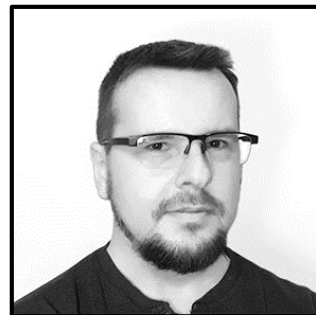
Simon

Video Architect



Martin

Design Architect



Karl

Moving Pictures Guru



Voytek

Scene Architect



Patrick

Marketing Go-To



3

OUR PRODUCTS

Our wide range of tools and capabilities allows you to create anything from single image to fully immersive experience tailored specifically to your needs and budget

3D IMAGES

Powerful photorealistic imagery is an excellent supplement to your planning application, business proposals and off-plan selling.





INTERIOR

Great interior shots will give the idea of the quality of the finished and can add to the estimated value of the homes you create. This type of CGI will spark ideas and help visualise your buyers true potential behind the brick and mortar.



EXTERIOR

Very powerful application supplement during the planning process. Helps save time on appeals and communicate the impact of the design to your neighbours.



BIRD'S EYE VIEW

Viewing the property from this unique perspective gives you opportunity to look at the unit as a whole or floor by floor to fully understand the layout and scale.

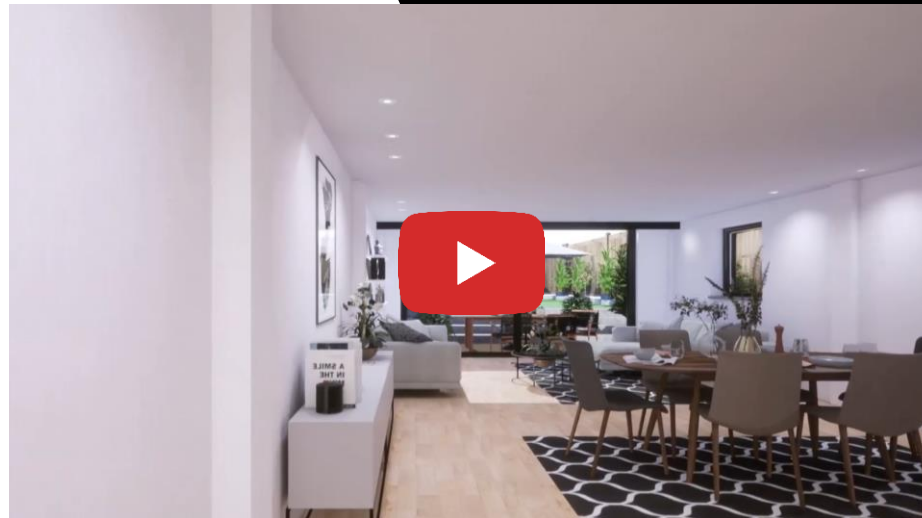
ANIMATION

Animation adds another dimension to your presentation. Camera movement catches the eye, music and text overlay creates a more rounded experience. You can show more, captivate the audience better and allow them to understand every aspect of the design intent.



INTERIOR

Perfect for advertising apartments for off-plan sale, achieving market value prices in an unpredictable market. It is so much easier to fall in love with the space if you can imagine yourself living there.



INTERIOR

EXTERIOR

Takes doubt and dependence on someone else's imagination out of the equation, especially if you're applying for planning for a new built-in tight, awkward space. Showing how the building will fit in and look like from the pedestrian and neighbour point of view may be the difference between 'Approved' of 'Rejected' stamp on your application.



EXTERIOR

DRONE-MONTAGE

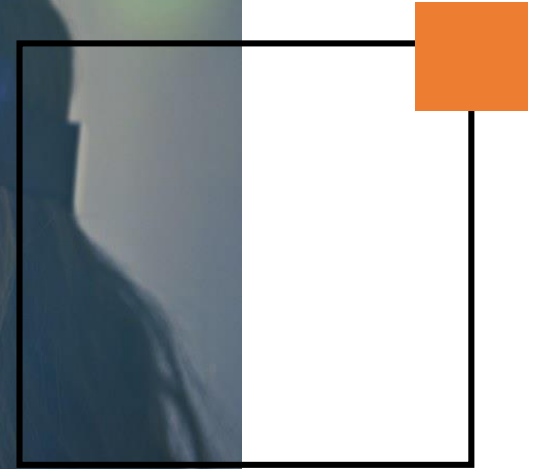
Irreplaceable in large developments. Showing concept design from the bird's eye view perspective gives us the ability to see the bigger picture not just the eye-level camera shot and allows you to identify and build around problematic areas and explain your solution to others.

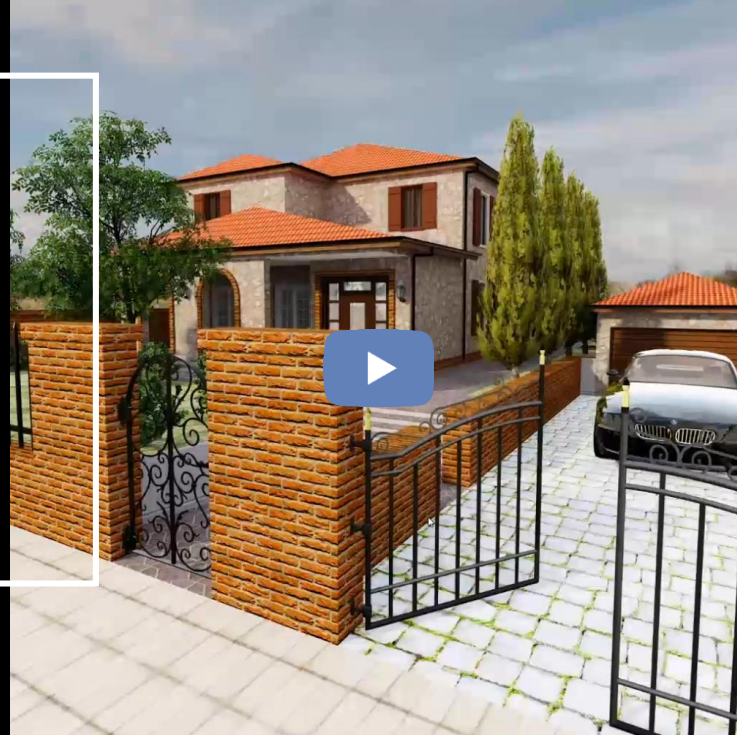


DRONE MONTAGE

VIRTUAL REALITY

Virtual Reality completely replaces your world with virtual one.
You could compare it to create complete game like experience as it needs interesting content to keep viewer engaged.
You can create virtual tours through your design in 1:1 scale, carry out design reviews and present your idea before any real work even starts.

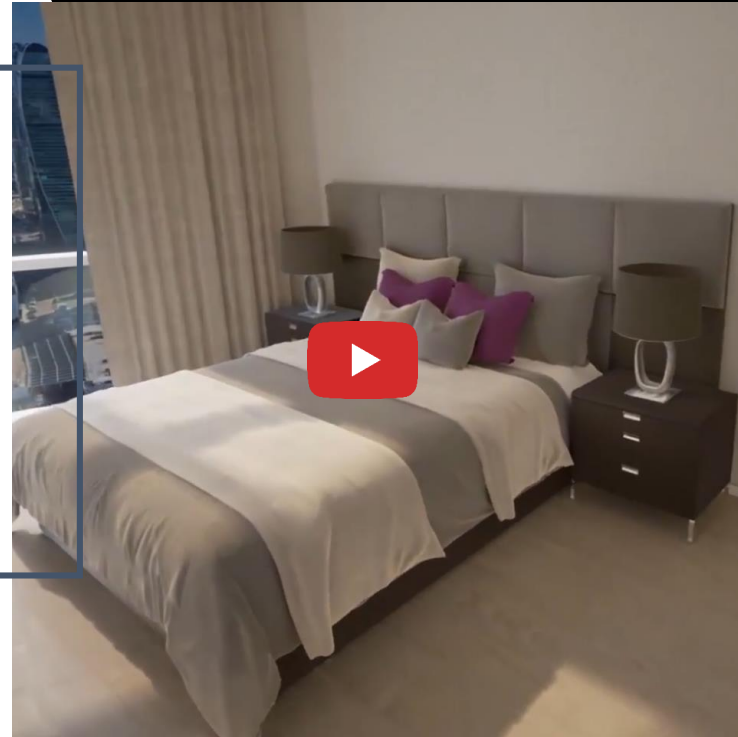




WEB-BASED INTERACTIVE

Allows you to experience your future development in game-like mode and view it in 1:1 scale. There is no pre-recorded flight path, which means you can stop whenever you feel like it and look around. It can be embedded on your website, experienced on a laptop, tablet or smartphone.

You can change finishes, add audio, product data sheets, spec, necessary documentation etc. Interactive VR allows your clients to customise their home and add all the information they need to make a buying decision.



STAND-ALONE INTERACTIVE

Just like web-based VR allows you to experience your future development in game-like mode and view it in 1:1 scale. On top of that, it is optimised for any of the VR headsets available currently on the market. Standalone VR required more powerful hardware, and it's mostly created for Marketing Suites. Fully interactive VR allows your clients to customise their home and add all the information they need to make a buying decision.

MARKETING MATERIAL

It's all about presentation.
Beautiful brochure, hoarding board or banner
not only attracts the eye and spikes the interest
of the client but creates positive emotions
associated with the brand and helps make the
buying decision.

BELVEDERE HOUSE

'No.1 The Green, Bracknell' is a unique development of two modern houses; a three bedroom and a four bedroom house located in a neighbourhood that will appeal to both professionals and families.

The houses have been created with a contemporary design, provided with high quality finishes and amenities. Both houses feature a modern design, with a kitchen and living area that is open plan, and a bathroom and a bedroom for each of the bedrooms.

The development is part of the beautiful county of Berkshire, excellently located in an area that provides the perfect balance of peace and tranquility of outer city life as well the hustle and bustle of business hubs.





GABLE FARM CLOSE

Zebra Homes is proud to present this new development of four exclusive new builds. All four plots have been diligently designed to maximise open plan living and storage space. Access is quick and easy to the mainline railway station with direct links to London Liverpool Street.



MARKETING MATERIAL

BROCHURE, when congruent with the brand attracts the right customer and sets the expectation of the investment and value.

BANNER and **HOARDING BOARD** tell the public what's there to come. Easing the curiosity of pedestrians and create the opportunity to reserve the best apartments or homes off-plan.



WHO WE ARE

We are engineers and our job used to take us away from home very often. We believe serviced accommodation is the right way to stay. It combines the luxury of hotel service with freedom of space and lifestyle. Our aim is to transform the business travel and contribute towards improvement of your work life.

OUR APARTMENTS

SPACE
Our apartments are one of the biggest available in the area to make sure you can relax and make most out of your stay.
LOCATION
We choose location of our apartments very carefully to make sure you have everything you need within your reach.
VALUE
We make sure we provide cost effective solution to your accommodation needs, give great value for money and inspire loyalty.

OUR MISSION

GREAT NIGHT SLEEP
Sleep is very important and impacts our performance that's why we make sure you're getting plenty of rest for each new day.
COZY ENVIRONMENT
We want to make sure you feel comfortable and are able to maintain your lifestyle just like you would at home.
FULL SATISFACTION
We work each day towards excellence to provide our guests with best service possible. Your satisfaction is our goal.



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PROCESS OVERVIEW

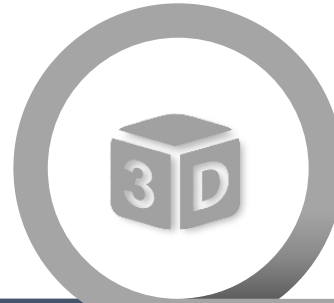
Our 3-step model gives you an insight into the way we work, creates transparency and allows you to overlook the process from start to finish knowing what to expect.

HOW WE WORK



DEVISE

- ✓ Initial Consultation
- ✓ Client's Briefing
- ✓ Action Plan
- ✓ Proposal
- ✓ Deposit of 50%



DEVELOP

- ✓ Files from Client Received
- ✓ Clay Model Created
- ✓ Draft Works Sent
- ✓ Review and Amendments
- ✓ Design Freeze



DELIGHT

- ✓ Revised Issue for Approval
- ✓ Project Sign-off
- ✓ Remaining of 50%
- ✓ Watermarks removed
- ✓ Final Products Delivered



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WHAT OUR CLIENT SAY ABOUT US

We pride ourselves in delivering the world class imagery and giving best value for our customers. But don't take our word for it...



■ **RICHARD HILL**
Castle Homes of Warwick

“Stunning work !
Honestly superb and the attention to detail is phenomenal...
I just hope they can build it like that now!”

AVON HEIGHTS – LUXURY APARTMENTS



■ **MICHAEL MAYOCK**
MACKOY Groundworks & Civil Engineering

“AMAZING!! It’s unreal. More so that you have me off to a tee, stood outside the front door on the phone as I am literally like that every day! Love the horses and dogs, its the exact feel we are hoping for when we move in.

A nice courtyard where kids can play and work can be done in stables/shed areas. (...)

It is so nice to be able to visualize it....if we make any tweaks on colours later then its then also easy to show the trades how the rooms should look like.

I am very, very, very happy.”

LOWER SHOOTASH FARM



■ HMS TOWN PLANNING & URBAN DESIGN

“3D Avenue has provided CGI for a few projects now. We are lucky to work with clients who invest wisely in their applications. They understand a planning application is about selling a concept(..) It can make the difference between an approval & refusal. Looking forward to more images from Mark and his team!”

LORDSHIP LANE DEVELOPMENT



■ JACK JIGGENS

EXP Property Investments

“Why do we work with a company like 3D Avenue to compile CGI's at the planning stage... Well

- It enables the council and neighbours to see what we can achieve
- Helps our process of design and even tendering with contractors
- Means we can start the sales process immediately
- Finally we can market our scheme and our company, like so...

All of the above are time and money savers.”

POLICE STATION

GET IN TOUCH

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