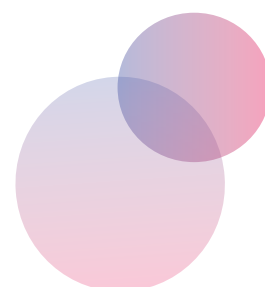
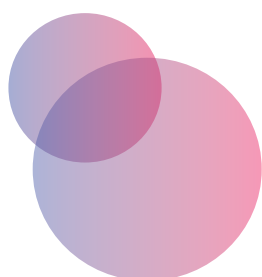


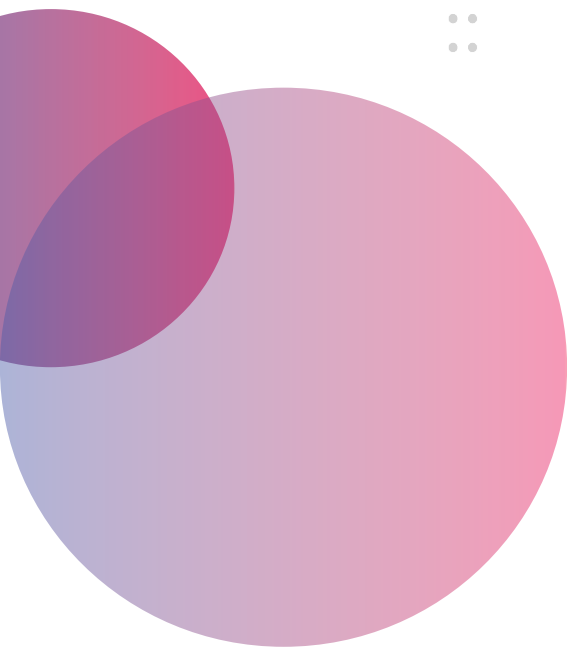


Lifespan Intelligent Desktop Reports

PRODUCT DATASHEET

Instant property intelligence.
Stronger asset data.
Smarter housing decisions.





Overview

Lifespan Intelligent Desktop Reports provide instant, housing relevant desktop property intelligence delivered through professional easy to use customer facing PDF reports. By integrating these insights into the Lifespan platform, organisations can rapidly access property information while strengthening their asset data foundations.

Each report aggregates a curated subset of verified property data from trusted national datasets, providing comprehensive property insight in minutes rather than hours.

By replacing fragmented manual research with a single automated property intelligence report, organisations can reduce duplicated desktop research effort while improving the quality and consistency of property insight.

However, the true value of Lifespan Intelligent Desktop Reports lies beyond reporting. Unlike standalone property report tools, the solution is designed to feed structured, housing-relevant property intelligence directly into the Lifespan platform, strengthening the asset datasets that underpin survey preparation, stock understanding and early asset decision making.

This creates a powerful progression from property insight to portfolio intelligence, enabling organisations to:

- strengthen asset data foundations
- improve decision making across housing portfolios
- reduce duplication of background research
- support evidence based survey and asset review decisions

The outcome is faster research, better data and more confident property decision making across the housing lifecycle.

Who It's For

- **Social housing providers**
- **Local authorities**
- **Asset management and investment teams**
- **Surveyors and technical specialists**
- **Organisations requiring rapid, reliable property intelligence**

The Challenge

Housing professionals frequently need to gather detailed property information from multiple sources when undertaking asset reviews, surveys or investment analysis. This often involves manually researching:

- planning history and development context
- environmental constraints such as flood risk
- EPC and energy performance data
- local property and location intelligence

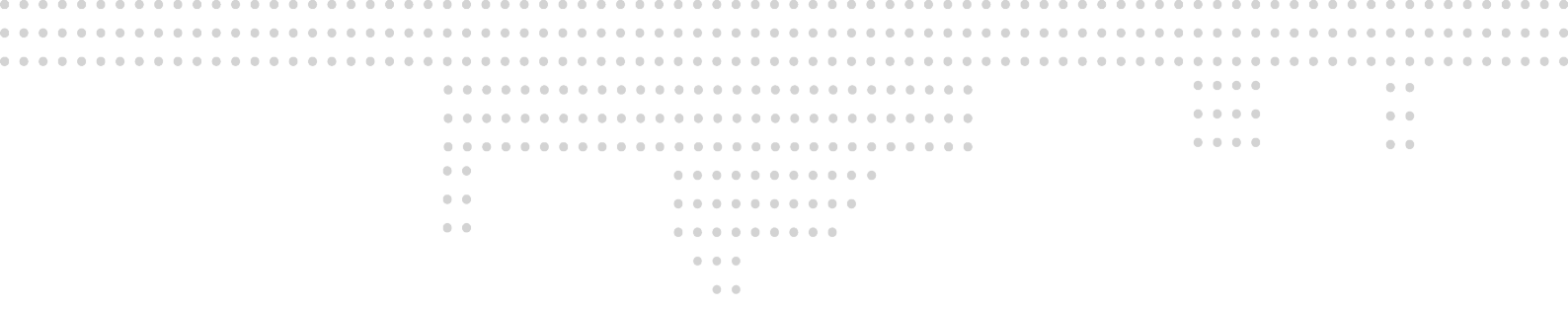
This process is time consuming, fragmented and disconnected from core asset management systems, meaning valuable property intelligence is often used once and not retained within housing

The Solution

Lifespan Intelligent Desktop Reports provide instant, comprehensive property intelligence through automated desktop reports. These reports are aligned to the desktop (context) stage of BS 40104, supporting early evidence gathering prior to site inspection and consolidate information from authoritative national datasets, including:

- HM Land Registry
- Environment Agency
- Ordnance Survey
- EPC databases
- Planning and local authority datasets

Reports are delivered as professional, easy-to-use customer-facing property reports, providing property insight enabling selected, housing - relevant datasets to be captured within the Lifespan platform.



This ensures property research not only informs individual assessments but also strengthens the wider asset intelligence of the housing portfolio.

Key Benefits

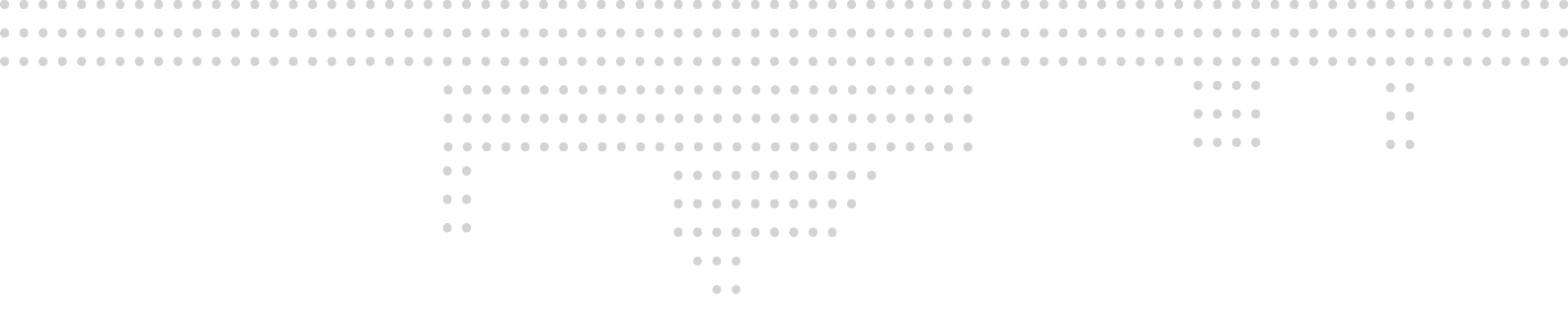
- Time Efficiency: Replaces manual research across multiple, disjointed, and public sources.
- Enhanced Due Diligence: Provides comprehensive data to support valuations, surveys, and mortgage applications.
- Faster access to consistent, verified desktop property intelligence
- Professional reports generated in minutes
- Improved data quality within Lifespan asset datasets
- Stronger evidence for asset, retrofit and investment decisions
- Faster and more confident property level analysis

Typical Use Cases

Lifespan Intelligent Desktop Reports can support a wide range of housing, surveying and asset management activities where rapid access to desktop property context is required.

-  **Asset Reviews & Property Due Diligence**
Generate instant property intelligence when reviewing assets, supporting faster and more informed property assessments.
-  **Survey Preparation & Desktop Research**
Provided surveyors and technical teams with comprehensive property content before site visits, helping streamline surveys and reduce manual research.
-  **Retrofit & Energy Assessments**
Access EPC and planning context to inform early early retrofit consideration and option scoping.
-  **Portfolio Analysis & Asset Strategy**
Enhance portfolio datasets with additional property property intelligence to support asset strategy development, portfolio segmentation and investment planning.
-  **Environmental & Planning Risk Identification**
Quickly identify potential development constraints such as flood risks, environmental restrictions and planning history before undertaking projects.
-  **Supporting Professional Reports**
Produce Lifespan Intelligent Desktop Reports to support technical reviews, internal reporting and client - facing documentation.

This enables organisations to present clear, credible and evidence - based property insight.



How It Fits within the Lifespan Platform

Lifespan Intelligent Desktop Reports strengthens the property intelligence layer of the Lifespan ecosystem. The solution enhances the wider platform by improving the quality and depth of property data available across housing portfolios. At launch, it integrates primarily with:

- Lifespan Housing: enhanced asset datasets and property intelligence

Technical Overview

Lifespan Intelligent Desktop Reports are delivered as a web-based capability integrated within the Lifespan platform.

The solution:

- Retrieves structured property intelligence
- Generates professionally formatted reports
- Stores selected data points within Lifespan datasets
- Supports integration with asset management workflows

Key technical characteristics include:

- secure cloud architecture
- structured property dataset ingestion
- scalable report generation
- integration with Lifespan Housing datasets

Security

The solution operates within the secure Lifespan platform environment.

Security principles include:

- role-based user access
- secure authentication
- encrypted data transmission
- controlled access to housing asset datasets
- compliance with organisational data governance frameworks

Additional Add-Ons (Future)

Future enhancements may include integration with:

- Lifespan Energy - improved inputs for energy modelling and retrofit sequencing
- Lifespan Carbon in Homes Assessment (CiHA) - stronger contentual inputs for carbon modelling
- Lifespan Projects - improved evidence for investment and programme planning

These enhancements will be delivered in phases, based on customer need and proven value.

Professional Services

Optional Property Tectonics consultancy to support:

- property intelligence analysis
- asset strategy development
- data readiness for retrofit delivery
- portfolio investment modelling

Summary

Lifespan Intelligent Desktop Reports transforms property research from a fragmented manual task into a fast, automated and data rich intelligence process.

By connecting desktop property intelligence with housing asset data, Lifespan Intelligent Desktop Reports helps organisations move from individual property insight to portfolio-wide asset intelligence, supporting better housing decisions across the entire property lifecycle.

The result is better data, faster analysis and more confident housing asset decisions.