



# COMPANY PROFILE

**PROSPEC APPRAISAL COMPANY  
LIMITED (THAILAND)**

For more detail  
[www.prospec.co.th](http://www.prospec.co.th)





# General Information

- Name PROSPEC APPRAISAL CO.,LTD
- Year of Registration Year 1992
- Registered Capital 5,000,000 Baht
- Headquarter Address 573/144-145 Sri-wara Intersection  
Prachauthit Road, Phlubphla,  
Wangthonglang, Bangkok 10310 Thailand
- Mobile +66 89-230-1694
- Telephone +66 (0) 2559-0678 (AUTO)
- WEBSITE <http://www.prospec.co.th>
- E-MAIL [prospec@prospec.co.th](mailto:prospec@prospec.co.th)
- ID Line @prospecappraisal
- Service Property Valuation Service
- Employee 244 staff in total, 100 valuation officers



# Standard considerations for evaluators



# Our history of over 32 years

## Heading Towards Digital World



**Year 1992** Registered and opened the first office in Chiang Mai

**Year 1993** Opening of Phitsanulok branch office and providing services to Government Housing Bank, Government Savings Bank and Small Industrial Finance Corporation (BOI)

**Year 1994** Moved headquarter office to Bangkok

**Year 1996** Ratchaburi branch office was opened. The firm became a founding member of the Thai Independent Appraisers Association. The managing director also served as executive director of the association.

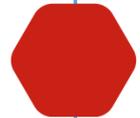
**Year 1997** Approved as an certified appraiser for public purposes by the Securities and Exchange Commission of Thailand (SEC)

**Year 1998** Registered as a valuation company for consultant to the Ministry of Finance. The firm began providing services to Siam Commercial Bank and Krungsri Bank.

**Year 1998** Started using Valdata system to store appraisal data in digital form and the opening of Petchaboon branch office.



**Year 2000** Provided services for Kasikorn Bank and Standard Chartered Bank



**Year 2002** Opening more regional branches, in total of 13 branches across the country. The launching of Branch Online system to control the operations of the branch offices. Expansion of customers included Sukhumvit Asset Management Company



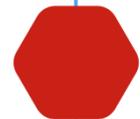
**Year 2003** Accredited of quality standards for providing services of ISO 9001: 2000. The firm opened the professional training center in property valuation education (currently there are 55 classes and are still ongoing).



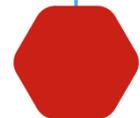
**Year 2005** Moved the head office to the present location, Sri-wara Intersection Town in town. Started using the Work Flow System to control the status of the entire system. Customers now include Bangkok Commercial Asset Management Company and Small and Medium Enterprise Development Bank.



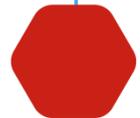
**Year 2006** Member of the board became member of RICS: Royal Institute of Chartered Surveyors.



**Year 2007** Started using the GIS System to store appraisal databases and legal information. Acquired new customers; UOB and Islamic Banks



**Year 2008** Awarded the “2008 Best Performance for Appraisal Company” by Kasikorn Bank and acquired ACL Bank (today known as ICBC) as new client.



**Year 2011** Expansion of new client: Thanachart Bank



**Year 2013** Received the awards for “Best Independent Appraisal Company” and “Best Property Valuation Management” from Kasikorn Bank and Krung Thai Bank respectively.

**Year 2014** Received the 2nd Company Appraisal Award (CA-Awards 2014) from the Government Housing Bank

**Year 2015** Awarded the first runner-up 2015 (Appraisal Company Award: CA-Awards 2015) by Government Housing Bank. New customer now includes Bank for Agriculture and Agricultural Cooperatives.

**Year 2016** Received “Smart Outsource Excellent Performance 1st 2016” from the Government Housing Bank.

**Year 2017** Upgraded the Valdata database to the more modernised “WindPro” Platform. Received “Smart Outsource Excellent Performance 1st 2017” from the Government Housing Bank. Acquired Secondary Mortgage Corporation as new client.

**Year 2018** Received the “Outsource Awards 2018” from the Government Housing Bank and “Excellent Appraisal Service, Best Service 2018” from Kasikorn Bank.

**Year 2019** Started serving customers with a modern mobile app called Valstreet or One stop service on the road to valuation and received the award for outstanding valuation company in the Best SLA 2018 category for large business loans. of Bank of Ayudhya

**Year 2020** Started serving customers with a modern mobile application, “Valstreet”, one stop service for valuation, and won the Best Appraisal Company in the category of Best SLA 2018, large business loans, awarded by Bank of Ayudhya.

**Year 2023** Expanding service points to Asian countries It was first established in Laos.

# Certified Core Valuers

7 Senior Valuers



**Yutthasak  
Phungmanee**

Senior Valuer



**Suthep Rodjakpai**

Senior Valuer



**Sinthusak Promsin**

Senior Valuer



**Wanida Rodjakpai**

Senior Valuer



**Narit Bualuang**

Senior Valuer



**Boonchai Meksrisuwan**

Senior Valuer



**Kana Hormklin**

Senior Valuer

# Specialists

1

## Professor Witawat Roongruangphol

MBA, University of Hawaii at Manoa, USA (ว.ศ.2536)

### Current Position

Honorable Member of Assumption University Council Committee,, coordinator for the research and thesis integration project,, Foundation Committee of Science and Technology Development Agency, Executive Committee of Marketing Move Company Limited, Professor of Commerce and Accountancy, Thammasat University.

2

## Surayut Siri-adul

### Current Position

Independent Certified Public Accountant, Financial audit, Audit consultant for business appraisal, Lecturer for accounting and tax training and accountant knowledge development program.



# Application

## By Prospec Appraisal

### Year 2021

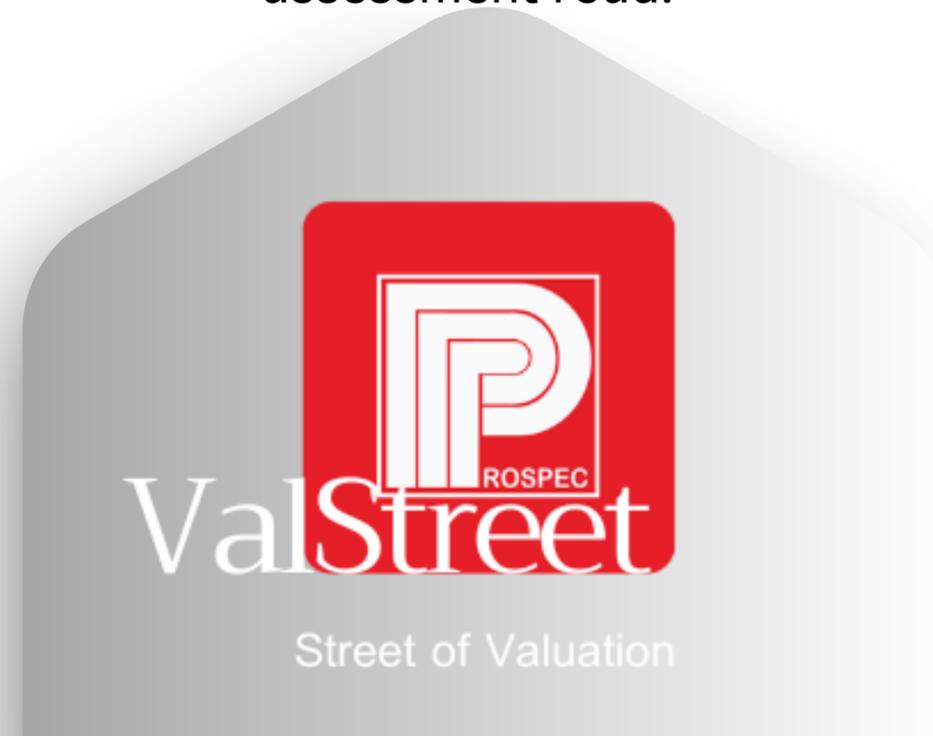
Develop the McPro Application to survey and evaluate the price of machinery and the Application Platform As U Built to estimate the price and inspect construction work periods. Supports interested customer groups

### Year 2022

Started providing services to general customers who inquire about property appraisal services by themselves. Just specify basic details. You can know the service fee immediately under the ValStreet Application, the price assessment road.

### Year 2023

Raise the level of work Add a management system for sending and receiving property appraisal work with the Neuflow system, able to track work status at every point. Able to store information in an orderly manner without errors Ready to set permissions to access information securely



# Application

## ValStreet Street of Valuation

Home page  
Apply for membership

Valstreet, the street of appraisals

Name and Surname \*

Name and Surname

telephone number \*

status \*

For use in conducting transactions with third parties

Property to inquire about

factory

Calculate service fees

Property Assessment

Property Valuation Property Valuation For those who want to know the value personally.

Valstreet requests permission to store your information.

Please fill in your personal information and request permission to store your personal information for coordination during service provision and to send service information later.

Not consent agree

Our website uses cookies to improve user experience. Please read our [Privacy Policy](#).

agree

## Website Prospec

0892301694 | prospec@prospec.co.th | Mon - Fri: 08.30-17.00

Search...

RICS Registered Valuer

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The Valuation Brand You Can Trust

Independent Valuation Company Thailand

Providing property valuation services. We are listed on the stock exchange list and financial institution. Determined to maintain performance standards and continually develop the property appraisal profession. Aims to raise property valuation standards in Thailand.

Application on McPro

Application on McPro

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Accept

# Service points

at 17 locations



## Chiang Rai Service Point

TEL 053-748-431

## Chiang Mai Service Point

TEL 053-240-216

## Nan Service Point

TEL 054-050-171

## Lampang Service Point

TEL 054-222-879

## Phrae Service Point

TEL 054-531-220

## Phitsanulok Service Point

TEL 055-211-243

## Phetchabun Service Point

TEL 056-721-980

## Kamphaeng Phet Service Point

TEL 055-714-806

## Khon Kaen Service Point

TEL 043-424-040

## Nakhon Ratchasima Service Point

TEL 044-007-248

## Saraburi Service Point

TEL 036-670-268

## Ayutthaya Service Point

TEL 035-243-242

## Ratchaburi Service Point

TEL 032-321-934

## Prachuap Service Point

TEL 032-602-286

## Nakhon Si Service Point

TEL 075-322-331

## Mae Sot Service Point

TEL 086-431-3460

# Overseas service center

## Service point Lao PDR

WhatsApp : +44 7498 291777

Location :

House number 172, Unit 11, Kamphaeng  
Mueang Road, Hom 4, Ban Wiang Charoen  
Saisettha city Vientiane Capital



# Type of Property for Appraisal

## Immovable Asset

- All type of residences.
- Residential buildings; condominiums, dormitories, apartments and etc.
- Land allocation project and land with building construction.
- Industrial estates.
- Factories, power plants, land with buildings for all types of purposes.
- Hotels, hospitals and office buildings.
- Properties with specific features such as shopping centers, movie theaters, golf courses and etc.
- Leasehold right properties.

## Movable Asset

- Cars, trucks, caravans, trailers and other vehicles.
- Machinery and equipment.
- Furniture - Office supplies.
- Raw materials or inventory.
- Agricultural products such as paddy, corn, cassava and etc.



# Intellectual property **IP**

Intangible assets is our specialty



**Business valuation**



**Trademark**



**Customer List**



**Program Software**



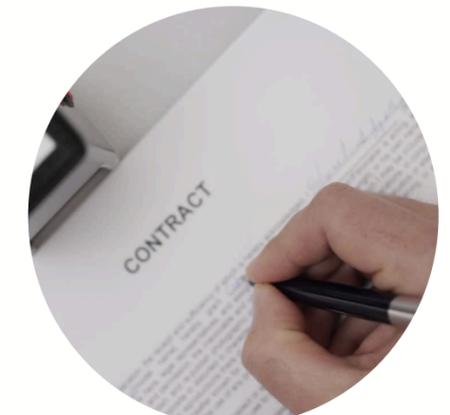
**Patent**



**Concession**



**Right of Claim**



**Agent Contract**

# Other **Services**



**Business Valuation & PPA**

**Intangible Asset**

**Technology Innovation  
Valuation**

**Site Selection**

**Asset List**

**Portfolio Analysis**

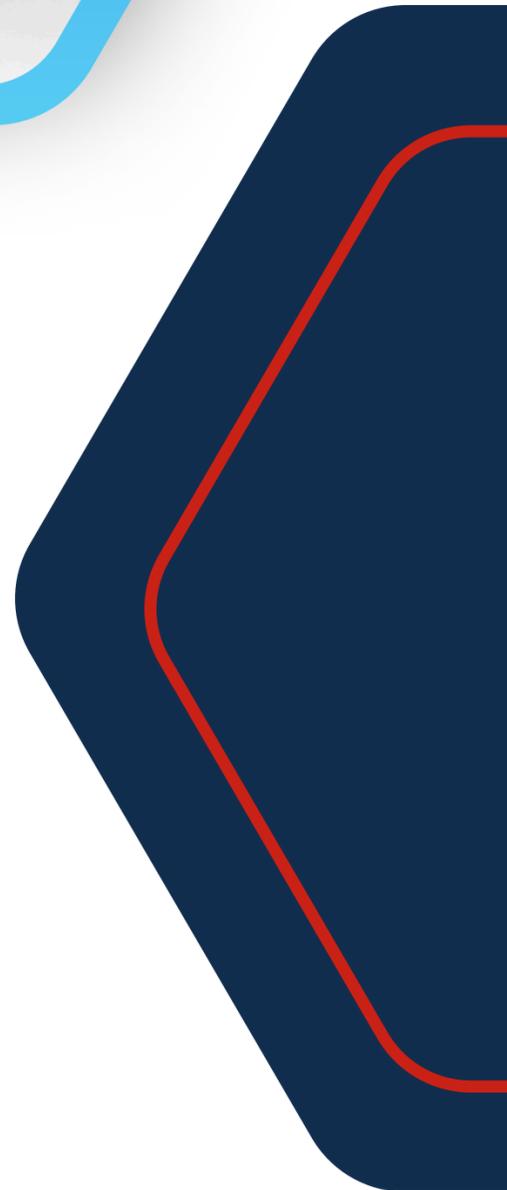
**Feasibility Study**

**Joint Venture**



# Valuation Objectives

- 1 Purchase - Sale
- 2 Rent - Lease
- 3 To determine market value
- 4 Mortgage - Purchase
- 5 Property Registration
- 6 Expropriate
- 7 Tax
- 8 Accounting Record
- 9 Merger - Acquisition - Joint Venture
- 10 Court Reference

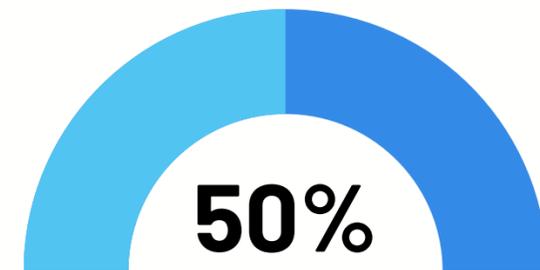


# Valuation Portfolio



50%

Tangible assets



50%

Intangible Asset

# Our Customers

## Institutions



## General clients



# Intangible Assets valuation portfolios

## Trademark

## Other



## business valuation

# Hall of Fame



# Eduprop Course



## Courses for public

- Inspection level property appraisal course
- Field appraisal course PA201 Module #1  
Evaluate townhouses, townhomes, home offices
- Field appraisal course PA201 Module #2  
Estimate the price of a detached house built by yourself
- Field appraisal course PA201 Module #3  
Evaluate the price of residential condominiums
- Field appraisal course PA201 Module #4  
Evaluate the price of vacant land
- Field appraisal course PA201 Module #5  
Evaluate the price of vacant land using the residual method

## Courses for employees

- Using the App McPro on Mobile (android)
- Risk and Control Self-Assessment for valuers (RCSA)
- Marketing for Valuation (MV) course
- Including laws that affect buildings
- Pre-Test, classified as 'Certified Valuer' at the entry-level
- Project Valuation course - small enterprise
- Construction period inspection course
- Initial Valuation to determine a budget

# Certification from Securities & Exchange Commission of Thailand (SEC)

# SEC



สำนักงานคณะกรรมการกำกับหลักทรัพย์และตลาดหลักทรัพย์  
333/3 ถนนวิภาวดีรังสิต แขวงจอมพล  
เขตจตุจักร กรุงเทพมหานคร 10900

www.sec.or.th  
โทร. : 0-2033-9999  
แฟกซ์ : 0-2033-9660

26 พฤษภาคม 2566

เรียน กรรมการผู้จัดการ

บริษัท โปรสเปค แอปเพรชัล จำกัด

วันที่รับ	26 พค 2566
เลขที่รับ	025/66
ผู้รับเอกสาร	นางสาว

ที่ นร. 121/2566 เรื่อง ต่ออายุการให้ความเห็นชอบบริษัทประเมินมูลค่าทรัพย์สินและผู้ประเมินหลักสำหรับธุรกรรมในตลาดทุน

ตามที่บริษัทท่านได้ยื่นคำขอความเห็นชอบเป็นบริษัทประเมินมูลค่าทรัพย์สินและผู้ประเมินหลักสำหรับธุรกรรมในตลาดทุนของผู้ประเมินมูลค่าทรัพย์สิน จำนวน 6 ราย เมื่อวันที่ 19 พฤษภาคม 2566 นั้น

สำนักงานคณะกรรมการกำกับหลักทรัพย์และตลาดหลักทรัพย์ ("สำนักงาน ก.ล.ต.") พิจารณาแล้วต่ออายุการให้ความเห็นชอบบริษัทท่านและผู้ประเมินมูลค่าทรัพย์สินข้างต้น เป็นบริษัทประเมินมูลค่าทรัพย์สินในตลาดทุนและผู้ประเมินหลักตามประกาศสำนักงานคณะกรรมการกำกับหลักทรัพย์และตลาดหลักทรัพย์ ที่ สช. 24/2555 เรื่อง การให้ความเห็นชอบบริษัทประเมินมูลค่าทรัพย์สินและผู้ประเมินหลักสำหรับธุรกรรมในตลาดทุน ลงวันที่ 6 พฤศจิกายน พ.ศ. 2555 โดยมีกำหนดระยะเวลาความเห็นชอบ ดังนี้

รายชื่อ	กำหนดระยะเวลาความเห็นชอบ
บริษัท โปรสเปค แอปเพรชัล จำกัด	วันที่ 30 มิถุนายน 2566 ถึงวันที่ 31 ธันวาคม 2571
นางวนิดา รอดจากภัย	
นายสินธุศักดิ์ พรหมสินธุ์	
นายวิรัช บัวหลวง	
นายยุทธศักดิ์ พวงมณี	
นายบุญชัย เมฆศรีสุวรรณ	
นายสุเทพ รอดจากภัย	

# THANK YOU

FACEBOOK : Prospec Appraisal Thailand

LINE : @prospecappraisal

IG : prospecappraisal

YOUTUBE : Prospec Appraisal

TWITTER : @PROSPECthailand

LINKEDIN : Prospec Appraisal

## Our Office Location



573/144-145 Sriwara, Pracha Uthit Road,  
Phlabphla Sub-district, Wang Thonglang District, Bangkok, 10310

