

Zoe Victoria
Interior Design

Test Fit Layout

How Interior Design Support Can Help You Lease & Sell Faster

When Clients Can't Visualise the Opportunity, Deals Stall

Many commercial spaces require fit-outs, reconfiguration, or updates before a tenant or purchaser can truly see themselves operating within them.

Even strong properties can lose momentum when prospective clients are left wondering:

- Will my team fit here?
- Can this space support our workflow?
- What would the layout actually look like?
- How much change would be required?

That uncertainty often delays decision-making—or stops conversations altogether.

The Solution: Test Fit Layouts by an experienced commercial designer.

How This Supports You as a Commercial Real Estate Agent

Partnering with an interior designer gives you a powerful tool: a clear, visual answer to “Will this space work for me?”

A test fit layout is a preliminary space plan that demonstrates how a tenant’s requirements—workstations, meeting rooms, circulation, amenities—can be accommodated within the property.

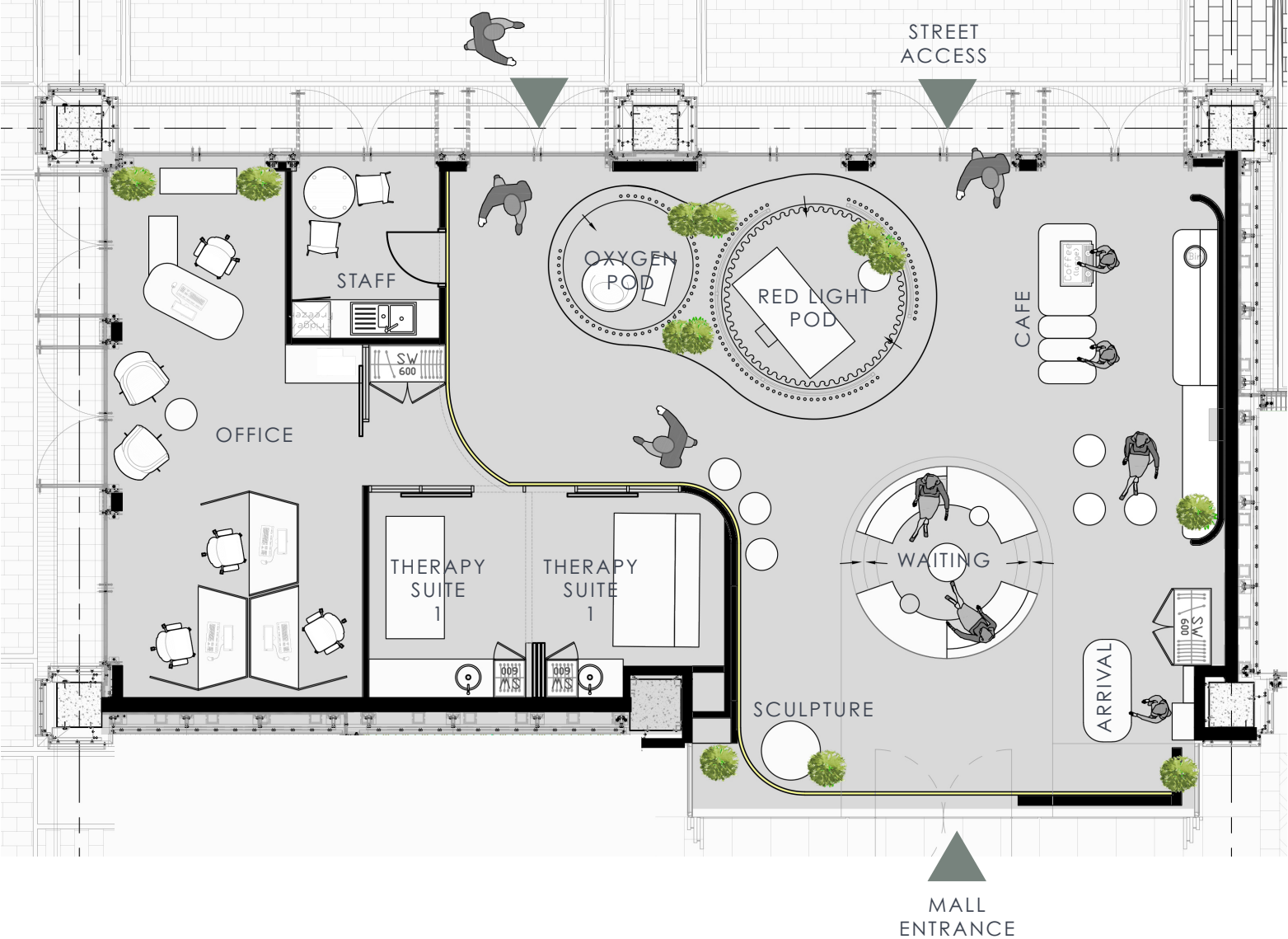
It transforms an abstract floor plan into a real, functional workplace scenario.

It’s a win-win collaboration — strengthening your client offering and helping progress deals, while naturally creating opportunities for design partnerships.

- 01 Helps Clients Visualise the Potential**
Instead of imagining, clients can see how their business could function within the space—reducing doubt and speeding up decision-making.
- 02 Aligns the Space with Their Needs**
We translate business requirements into spatial solutions, showing how the layout supports workflow, culture, and growth.
- 03 Strengthens Your Pitch**
You’re no longer just offering square metres—you’re offering a tailored vision of how the space works for them.
- 04 Reduces Objections**
Questions like “Will it fit?” or “Can we make this work?” are answered upfront, removing friction from negotiations.
- 05 Accelerates Deal Closure**
Clarity builds confidence. Confidence drives commitment.



Retail - Wellness Test Fit



Why Work With Zoe Victoria.

With nearly **20 years of international design experience**, Zoe Victoria brings a highly strategic and commercially minded approach to interior design, shaped through **senior leadership roles within globally recognised, award-winning design studios** across the Commercial, Hospitality, Retail, F&B, and Residential sectors.

Having led the design and delivery of projects across Australia, the Middle East, and internationally, Zoe has worked with an impressive portfolio of global clientele including **Mastercard, Nestlé, Cartier, Van Cleef & Arpels**, and a diverse range of boutique brands and private clients.

18 years

Design Experience

+ 50

Projects Delivered

6 Years

As Design Director

460,000

Sqm Designed

+ 09

Years in Dubai

+ 06

Awards

Established as an independent
design consultant in 2024

Her approach combines creativity with commercial practicality—helping clients understand not only how a space could look, but how it could function successfully for their business & the importance of:

- Operational flow
- Customer experience
- Employee experience
- Brand presence
- Compliance and practicality
- Future flexibility and growth

Through this collaboration Zoe can help clients quickly and confidently assess:

- What's possible within the space
- How their business could operate within it
- Whether the property aligns with their goals and requirements





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