



# REALM

PROPERTY

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PROPERTY INVESTMENT OVERVIEW

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# WHO WE ARE

We are successful property investors based on the South Coast of England. With over 20 years experience between us in property investment. After becoming landlords 10 years ago, we've grown a strong portfolio of mostly residential buy-to-lets and have also begun to move into Commercial. We began investing professionally in 2020, creating significant returns for our investors - if you want to beat the banks then get in touch to learn more.



## KIERA

With over 14 years working in the property industry, Kiera has a solid knowledge base of all things property. As well as being a landlord she also runs a successful lettings business. At REALM Kiera focuses on property sourcing, sales progression and contract completions.

## JAMES

Having been a London firefighter for most of his career James is no stranger to risk management. He has built his property portfolio with a focus on compounding and return on investment. At REALM James focuses on property sourcing, ensuring client returns and exit strategies.



# WHAT WE DO

We've been buying, refurbishing and refinancing properties since 2001. We find hidden gems; distressed properties, lease issues, below market value plus many other lesser known strategies. With our tried and tested playbook, fine tuned over multiple projects we have the right contingencies in place and can expertly predict our costs and returns.

# WHAT WE OFFER

With interest rates looking like they will decrease even further it's not good news for savers as the banks will continue offering poor returns.

REALM are an investment opportunity to gain you greater returns. By using our extensive knowledge and experience to source property deals at the best prices we can exceed most available consumer investments.

CURRENT  
INTEREST  
RATES

**0-2%**

WE CAN  
OFFER  
YOU

**4-10%**

# HOW WE CAN OFFER SUCH GOOD RATES

- ▶ Property offers much better returns over shorter periods of time, when adopting the right strategy and using knowledge of the market.
- ▶ Our strategy is based around buying below market value and then adding value through refurbishment, additional development and then releasing equity.
- ▶ We focus in an area on the South Coast where we have great understanding and experience of the market.

## OPTIONS

- 1 Invest and receive a 6%\* return with interest paid monthly plus capital investment repaid on maturity.
- 2 Invest for 1 year and receive an 8%\* return with capital and interest paid on maturity.

INVEST  
£25K



5%\*

£104.16 return pcm\*\*  
for 12 months



**£26,250**

£1,250 total interest \*\* |  
£25k capital return

INVEST  
£75K



7%\*

12 month period



**£80,250**

£5,250 total interest \*\* |  
£75k capital return

We look for minimum investments of £25,000 with loan lengths of between 1-3 years. We tend to offer 1 year investment periods initially as generally our process is to buy with investor cash, refurbish and refinance to new market value as soon as is viable (to a maximum of 12 months). It also offers a long enough period for you to get to know us and how we work. There are options to re-invest for a subsequent period and for a longer term if desired. \*Each investment is considered on a case by case basis and interest rates offered will be dependent on current market conditions, length of investment and amount invested. Investments for shorter periods can be accommodated on a pro-rata basis. Different levels of security offered subject to loan amount and loan term. References available on request. \*\*Taxed at source for HMRC.



# PAST PROJECTS



## BTL FULL REFURBISHMENT OF A 2 BED HOUSE

**PURCHASE PRICE**  
£181,000

**REFURB & COSTS**  
£37,750

**REVALUATION**  
£250,000

## BTL FULL REFURBISHMENT OF A 2 BED FLAT

**PURCHASE PRICE**  
£121,000

**REFURB & COSTS**  
£21,232

**REVALUATION**  
£180,000



# CONTACT US

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