



Why Invest?

Investing in Residential Housing

Business Model

Investing in the Propiteer Capital Property Bond allows you to take advantage and profit from high-end, commercial property development opportunities that include Residential Properties and Branded Hotels. Our bond is set up to cater to any investment needs, including monthly or annual payments, with varying terms and exit notice periods, and fixed rates of up to 9% per annum.

The Residential Properties security features purpose-built properties that may remain stable in a recession and their profits could increase with inflation. To do this, we target popular locations in transient cities around the UK and Ireland, which contribute to the convenient diversification opportunities with our Bond.

Choosing the right location is paramount. For example, we require good transport links, strong levels of employment, and great-value land. We always choose attractive locations that are desirable and require housing stock. Our focus is to create vibrant new communities and high-quality homes, so that our customers get to choose a home that perfectly suits them, in a location that they can be proud of.



Why Invest in Our Residential Properties?

- ✓ We target popular locations in transient cities.
- ✓ They feature purpose-built quality living units.
- ✓ Acquisition of each site is based on rental income.
- ✓ A recession-resilient asset class.
- ✓ Sites across the UK and Ireland.

Asset-backed Securities

The Bond is backed by the loans made by the Company to develop SPVs that themselves own property assets. Consequently, should the borrower (Propiteer Capital PLC) be unable or unwilling to repay the Bond, the Security Trustee could step in and those loans could be called, and ultimately properties sold, in order to provide funds to repay the Bond.

Experience

Our experienced team consists of the following members:



Dave Marshall Founder and Director of Propiteer Limited

Dave Marshall is an experienced entrepreneur who began his career in operations, finance, and buying. Specialising in asset business strategies and property development, Dave is also the CEO of the Never What If Group.



Mike Aspinall Propiteer Hotels Development Director

Mike has 25 years' experience in hotel development with world-class brands including Hilton Worldwide, Marriott International and IHG Continental.



Richard Martin Propiteer Hotel Operations Director

Richard has over 30 years' experience in hotel management with world-class brands including Hilton Worldwide, Marriott International, Warner Leisure and Forte.



Paul Warner Propiteer Homes Development Director

Paul brings over 40 years' experience developing over 1,000 residential units. Not just an experienced developer, Paul also specialises in obtaining planning and improving scheme profitability.