



Sourcing Solution

You buy the property, we'll handle the rest

Our Sourcing Solution is perfect for investors who would like to keep all the profits gained on a property investment, but don't have the time or expertise to source and refurbish properties themselves. Sourcing and completing projects involves a lot of risk if you're a new investor, and we're happy to take on that role for you, while still keeping the property solely in your name. Diversify your portfolio without taking on more risk than you feel comfortable with, with our help.

Key Benefits

- A tailor-made investment programme to suit your needs
- We source the properties, based on your aspirations and goals
- You pay us to find your perfect property
- We use our in-depth industry knowledge and networks to find the best deals on the market
- We'll find the property within 90 days, or you'll get your activation fee back
- The property can be purchased in your personal name or LTD company
- You'll get to meet our solicitor and expert team
- We'll project manage the whole refurbishment for your peace of mind
- If you decide on a buy-to-let, we'll manage the property for you
- A great way to build your own successful portfolio without managing the details

Why should I go for the Sourcing Solution?

The Sourcing Solution is perfect for beginner investors or for anyone who wants to reap the rewards of property investment without getting too tied up in the day-to-day management or refurbishments. Using our expertise and guidance, it's a great way to start your property investment journey without taking months conducting research, finding development sites or managing tenants. Take advantage of the lucrative development market without sacrificing on your time and energy – we're happy to take on the hard work for you.

Typical Fees

Single Let sourcing fee - £3000

HMO sourcing fee - £5000

Commercial Conversions/Land Developments sourcing fee – 1.5%-2.5% or purchase price

Project Management – 15% of build cost

Lettings management – 12% Single Let or 15% HMO of gross rental income per month

How does it work?

We'll meet with you to discuss your long-term investment goals and aspirations. Once you're happy to move forward, we'll ask you to transfer the activation fee – when this is done, we'll immediately start the process of finding the perfect property for you. Our service is never the same for each of our clients, as we tailor to your needs and work with you on a 1-on-1 basis, providing you with the highest level of service and commitment. Even after we've found your perfect property, we'll introduce you to members of our Power Team who are experts in handling the legalities and finance of a new property investment, or you can choose to go with your own solicitors and brokers.

If you're happy with the property, you can purchase it in your personal name or LTD company, enabling you to be the sole owner and sole benefiter of your profits.

In the very unlikely event that we haven't found anything you love within 90 days, you'll get the activation fee back – no risk to you. If you decide to pull out before the end of 90 days, we'll keep the activation fee for time spent.

Who should go for the Sourcing Solution?

This is the perfect opportunity to become cash-rich, without sacrificing on time and energy in resourcing the perfect deal. Our expert team can handle all aspects of the sourcing process, including finding tenants and sorting out rental agreements, so you can sit back and relax. Trained by top property experts who have built their own multi-million portfolios, we have in-depth experience in every challenge in the process and are committed to helping you build your own success. For those who want that freedom without doing it all by themselves, the Sourcing Solution programme is the perfect option for you.



AT YOUR SERVICE



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