



Welcome to our property network forum, open to anyone and everyone interested in property, to share knowledge and information, gain new ideas and motivation and to offer advice.

An open, interactive networking environment can only help to create a **WIN:WIN** result for all of us!

Monday 8 April 2024
Holiday Inn, Guildford
Doors open 6:00pm



TONIGHT'S MAIN SPEAKER

TARIQ MUBARAK



Tariq is a very experienced real estate solicitor with particular expertise in the SME property development sector. He is able to draw on over 20 years of combined legal practice and property consultancy experience, and has 'Trusted Advisor' status with a number of his clients. Tariq continues to assist British

and international clients with the acquisition and sale of both commercial and residential property in the UK. He is well qualified to speak on tonight's subject of Purchase Lease Options and the role they can play in getting deals accepted, as they have been a central element in some of the commercial and residential transactions successfully concluded by Tariq for both his clients and for himself as a private investor.

SURREY PROPERTY EXCHANGE





**Richard
Simmons**



Good evening and welcome!

- I hope you had a good break over the Easter holiday period! Welcome to our event tonight as we celebrate 13 years of existence, having launched back in April of 2011. A lot of ground has been covered in over 150 events held since then, and that will continue this evening with a variety of aspects to share with you.
- Following the success of the first event held at the new time last month, we begin tonight with a pre-event Deal Clinic Session at 6.00pm, led by Rory O'Mara. With your support, we hope to run this session every month in an effort to provide help and advice for any of us, when needing some extra guidance on property deal challenges faced.
- It's good to welcome back Tariq Mubarak as our main speaker this evening. He has a wealth of knowledge and experience and is really well qualified to speak on the subject of Purchase Lease Options, given the legal background he has as a solicitor and his extensive experience in dealing with both commercial and residential property as an active investor.
- We hope to have some more hot deals from the surrounding area for you to evaluate this evening. Why not grab the opportunity yourself next month? Just make contact with Claire Williams or myself by lunchtime on the day of the event and the floor is all yours...!
- Our Surrey Property Exchange club membership programme has now been running for just over a year and is going from strength to strength – you are very welcome to join if you have not done so already! A summary of the benefits of membership can be found on page 7 and on the home page of our SPE website.
- Thanks for your support this evening. We hope you've found the event both enjoyable and a real help to you in your own property journey. We hope you're able to join us for the first event of our 14th year next month on Monday 13 May...!

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Graham Faulkner
Branch Director



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Meet the Organising Team Members



Richard Simmons



Claire Williams



Ruth Gazzelloni



Graham Faulkner



Paul Watson



Carol Watson



Ophelia Ashitey



Pilar Walteros

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MEMBER OFFERS OF HELP AND CONTACT DETAILS

Claire Williams
07533 818415
claire@apollopropertyprojects.com

My strategies are Commercial to Residential Conversions, Serviced Accommodation, and Rent2Rent. I'm very happy to chat over coffee and share knowledge and experience. Always interested in new opportunities.

Graham Faulkner
07921 255815/01306 406506
graham.faulkner@ewemove.com

It's easy to fall foul of the mire of constantly changing legislation. I am well placed to help guide landlords in being a Sales and Letting agent within a large franchise network, as well as a property portfolio landlord myself.

John Cox
07973 309125
john@ideastorunwith.com

Focusing direct to vendor and securing planning permission for sites from £250k - £20m gross development value. Experienced in low value high yielding properties in Scotland, flips, and other creative methods. I can also help individuals or companies through my finance and insurance brokerage.

Ophelia Ashitey
07838 381665
ophelia@otkpropertiesolutions.com

I can help with electrical building services designs. Happy to share information and experiences on R2R in Guildford and to learn about HMOs and funding.

Richard Simmons
07894 645181
richard@propertyafreshstart.co.uk

Always keen to work with investors on a variety of projects in Surrey and on the East Sussex coastline. The top priorities are to add value and create desirable homes, provide win-win solutions, achieve good returns and have fun along the way!

Rory O'Mara
07747 616661
info@closedbridgingfinance.com

Join 350+ Investors. Book a 121 Finance & Strategy Review Today. 4 Hrs @ Winchester. Cover Strategy, Finance, Lunch, Follow Up call in 4 Weeks and FREE CAKE.

Pilar Walteros
07956 501082
info@mintspaces.co.uk

I can help you design/style your properties to rent, and I have R2R experience. I am a certified Wealth Dynamics Flow consultant. A WD debrief can help you understand your natural flow, and clarity on how to achieve it in your entrepreneurial journey.

USEFUL PROPERTY WEBSITES

www.spareroom.co.uk - best source for room rent info and tenants
www.gov.uk/stamp-duty-land-tax - Check the costs and rules governing stamp duty and tax.
www.gov.uk/search-property-information-land-registry - Check on ownership/titles/plans/restrictions etc at Land Registry.
www.propertychecklists.co.uk - Good site for what's happening on UK property scene.

Non-Members
£32 per event
£192 - 6 months

Members
£24 per event
£144 - 6 Months

Pay per event



Ticket price savings every month



Access to previous main speaker slide presentations



One free copy of PIN Magazine



Access to the SPE WhatsApp Group



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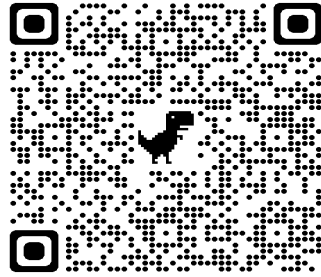


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Joint Ventures: Please do your own due diligence before embarking on any kind of joint venture with anyone. Apart from your own personal efforts, references to the following websites may be of help in understanding the current FCA legislation on Joint Ventures and also provide lots of valuable advice.

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