



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 11 March 2024
Holiday Inn, Guildford
Doors open 6:00pm

TONIGHT'S MAIN SPEAKERS

DAVIN & ATUKSHA POONWASSIE



Atuksha and **Davin** are the directors and founders of **Simple Crowdfunding**.

They have witnessed big changes in both legislation and the crowdfunding market place over the past 10 years, since they gained authorisation for their original

platforms **Simple Backing** and **Simple Equity**.

Their knowledge and insight will be really helpful to any of us wanting to consider utilising the power, scope and potential returns that crowdfunding can offer for property projects.

SURREY PROPERTY EXCHANGE





**Richard
Simmons**

Good evening and welcome!

- Welcome to our Spring event! After the dark and largely wet weeks of winter, we're aiming to brighten your horizons tonight and generate fresh impetus for the weeks that lie ahead for us, as the industry comes to life for what is traditionally a stand out period within the calendar year for the UK property market.
- It's really good to welcome back Atuksha and Davin Poonwassie as our main speakers this evening. Quite a lot of change has taken place in property crowdfunding since Atuksha and Davin spoke to us just over 7 years ago. They have been at the centre of that change and development, and so we'll get the inside view on how to make the most of the opportunities that property crowdfunding now offers to us as developers and investors.
- Phillip Russell returns this evening to give us an update on the house, designed

and built in the Czech Republic, that was constructed onsite in Oxted in less than 3 days in early January.

- 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 events both enjoyable and a real help to you in your own property journey. We hope you're able to join us to celebrate our 13th birthday event next month on Monday 8 April..!



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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

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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.

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£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



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Access to the SPE WhatsApp Group



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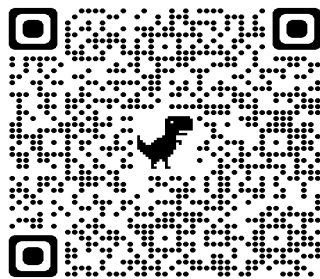


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Joint Ventures: Please do your own due diligence before embarking on any kind of joint venture with anyone. Apart from your own personal efforts, references to the following websites may be of help in understanding the current FCA legislation on Joint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

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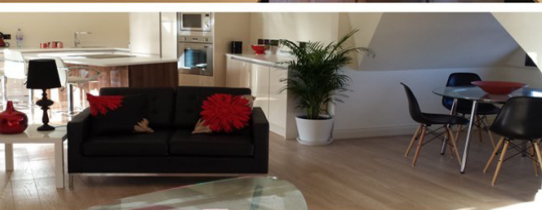
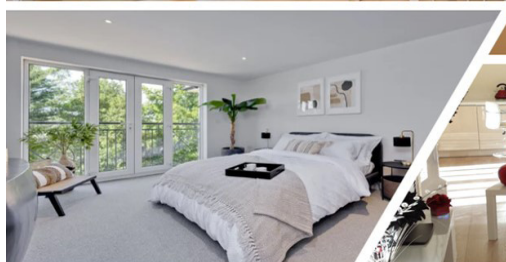
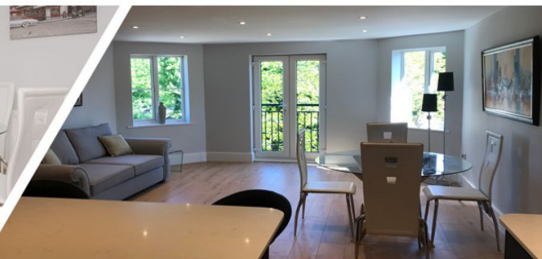
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