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to: Georgina Martin <georginam@retirement.capital>  
cc: David Nicklin <davidn@retirement.capital>  
date: Aug 4, 2023, 4:59 PM

Name, address of the property and the Title Deed number (if you have a copy of the Title Deed, please provide it too)

**Is this same as Land Registry number? If so, GR213169**

- Are the present owners of the property connected to the scheme or any of its members?

**No**

- Does the property include any residential elements?

**No**

- Purchase price (if already known)

**£555,000**

- Type of property - freehold or leasehold (must be for a term greater than 51 years)

**Freehold**

- Is the property tenanted at present? If so, who is the tenant? Will the tenancy continue after the purchase? Are there any rental arrears? Please provide a copy of the existing lease if there is one

**Yes, NatWest. Lease runs until Feb 2024 (attached), however they've already moved out so expect once purchased we'll negotiate lease surrender.**

- Is the property VAT registered (please note that we do not deal with any VAT related matters

**No**

- Please provide RICS valuation for our review, including market rental value (if connected party purchase)

**Attached**

- Please provide a valid EPC certificate for the property

**Attached**

- Is any form of borrowing required to complete the purchase?

**No**

- Is the building presently insured? Have enquiries been made to insure the property on exchange/completion?

**Yes, and currently looking into this for exchange/completion**