



CHÂTEAU DE LA CAZINE GOLF & SPA RESORT

**0%
FINANCE
GUARANTEED**



CHÂTEAU SUITES PURCHASE GUIDE

Combine the stunning 150% buyback guarantee with the 0% non-status finance currently being offered and you are guaranteed to make a 200% return on your investment!

THE OPPORTUNITY

- 150% buyback guarantee
- Non-status finance at 0% interest
- Cashback paid on your deposit
- Substantial anticipated rental returns
- Invest with less than £16,000

THE LIFESTYLE

- World class suites in main Château
- 18 hole golf course, luxurious spa
- Children's adventure zone
- Swimming complex, cycling trails
- Restaurants, bars, boutiques

Purchasing property at Château de la Cazine offers you not only a superb investment with the guarantee of **substantial capital appreciation**, but also an idyllic holiday home that you can enjoy for many years to come.

Purchasers of Château Suites currently benefit from 50% non-status finance at the incredible rate of **0% interest for ten years!** What this effectively means, when combined with the **150% buyback guarantee**, is that following your initial deposit payment, you pay nothing more for 10 years towards the capital. Should you choose to accept the 150% guaranteed buyback, you will therefore make a **200% return on your investment**, guaranteed!

FRACTIONAL OWNERSHIP FROM: £28,000
FULL OWNERSHIP FROM: £285,000

PRICES AND RETURNS

Ownership option	Purchase price	Deposit amount	Final payment - Guaranteed finance 0% interest!	Buyback price	Profit on buyback	Return on investment
Full Ownership	£285,000	£142,500	£142,500	£427,500	£142,500	200%
Fractional Ownership	£28,000	£14,000	£14,000	£42,000	£14,000	200%

0% FINANCE

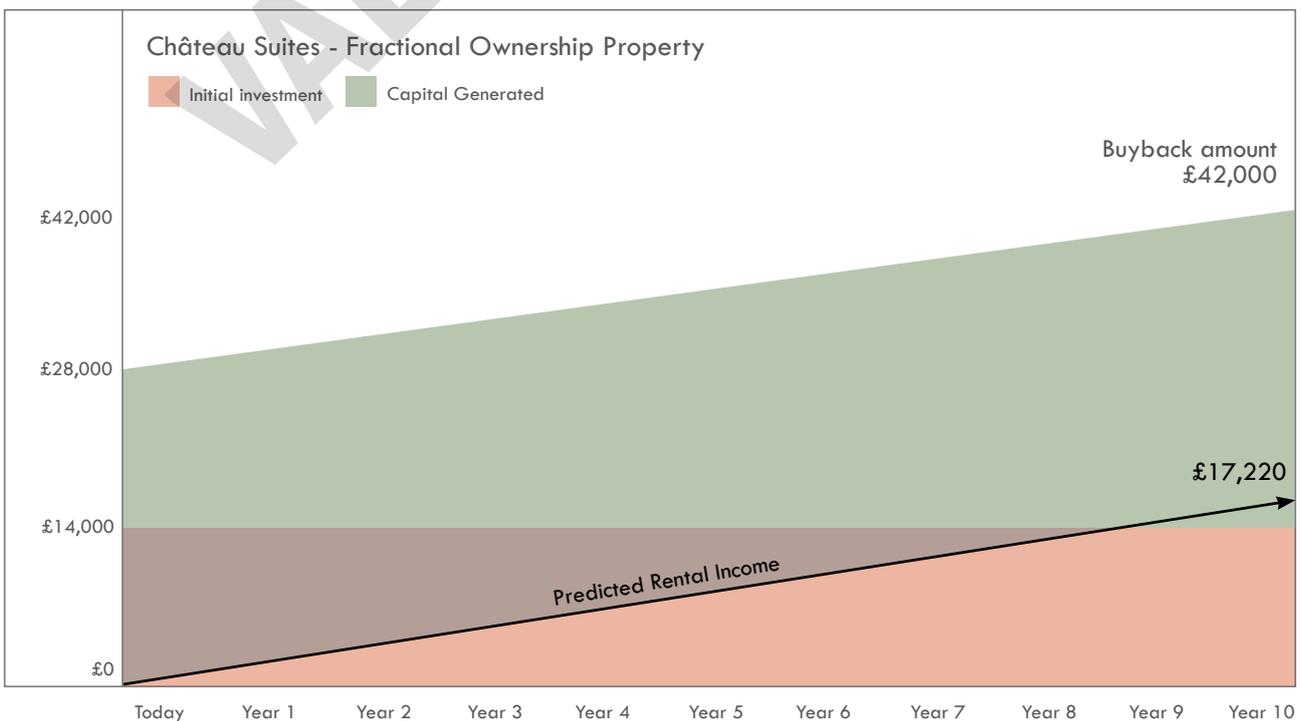
With the **0% interest non-status finance** currently being offered on luxury suites at Château de la Cazine, purchasers effectively pay only their deposit, then nothing more for 10 years towards the capital. Not only does this relieve any concerns that you may have about raising funds upon completion but also, coupled with the 150% buyback guarantee, this means that you are guaranteed to make a **200% return on your investment.**

The table above shows just how profitable this makes your property purchase at Château de la Cazine.

**GUARANTEED 200%
RETURN ON YOUR
INVESTMENT**

PERFORMANCE MODEL OVER 10 YEARS CHÂTEAU SUITES - FRACTIONAL OWNERSHIP PROPERTY

Buyback amount 10 years post-completion: **£42,000** Rental Income over 10 years: **£17,220** Total Return: **£59,220**



THE BUYBACK GUARANTEE

We are so confident that Château de la Cazine will flourish that, for those who choose to purchase at this renovation stage, we are offering to **buy your property back** from you 10 years post-completion at 150% of the price that you paid for it, guaranteed. This is a solid guarantee which will be written into your contract.

Once you have experienced the luxury of your property and the high rental returns that it generates, you may prefer to keep your Château Suite for many years to come. You are not obliged to take up the buyback offer, it is simply **an option** available to you, should you choose to accept it.

RENTAL RETURNS

Based on local comparables, Château Suites at Château de la Cazine are likely to command **high rental rates**. Plus, with just 17 of these sought after properties available in the whole resort, occupancy is predicted to be high.

Taking into account the 50/50 split between property owners and the hotel operator, owners should expect a rental return of

around 7% during the first three years of operation, as the resort establishes itself. Following this period, it is anticipated that the 17 Château Suites will have **very high occupancy rates**, in the region of 85%. Using the modest figure of 60% occupancy, this would provide owners with a 10% return annually. At 85% occupancy, as is predicted for suites at Château de la Cazine, owners will receive **annual returns of 12%**.



PURCHASE PROCEDURE

With both full and fractional ownership properties, the purchase procedure is very straightforward.

A **fully refundable** reservation fee of either £500 for fractional ownership properties or £1000 for full ownership is payable upon reservation. This amount is fully refundable for 30 days, giving you the time to take a viewing trip to the Château and appreciate the stunning location of the resort for yourself.

Benefit from the incredible **0% finance** offer and enjoy **guaranteed capital appreciation** of up to £142,500 on your property investment.

For a limited time, we are also offering all Château Suite owners a **free five star furnishings** pack with their purchase.

ENJOY GUARANTEED CAPITAL APPRECIATION COUPLED WITH 0% INTEREST ON YOUR FINANCE

PURCHASE PROCEDURE:

£500 Reservation fee (fractional ownership) or £1000 Reservation fee (full ownership)

✓ Refundable for 30 days

50% Deposit (30 days from contract date)

✓ 5% cashback PA paid on deposit

50% Final payment (upon completion)

✓ Non-status finance guaranteed for 10 years at a rate of 0% interest

We are not responsible for the repayment of any loans or mortgages and your property is at risk if you do not keep up repayments or loans secured upon it. Terms and conditions apply. Details herein are correct at time of going to print and are subject to change. V2. © Château de la Cazine 2011.

