



Georgina Martin &lt;georginam@retirement.capital&gt;

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## My email

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**Frank Hayes** <frank@smcbikes.com>

Thu, Nov 21, 2024 at 2:18 PM

To: Georgina Martin &lt;georginam@retirement.capital&gt;

Hi Georgina,

The tenant is The OutPost company and The colour forge who are one of the same. They are a gaming company not connected to us who want to buy the premises but have only been going a couple of years so need more accounts for them to get a mortgage, so we have agreed to them renting with a 1 year tenancy for the purpose of them getting a mortgage. It may go over a few months, but they are confident it won't..

At the moment it will stay on the open market in case someone comes along to buy it, which is our ideal, but there seems to be a lack of interest due to the economy

There value has been put at 1.1m so we are going to be charging them £110,000 per annum, which the agents we are using for the sale says that is a very good price in today's market and is better than SMC have paid.

They are leasing from January so I need to get this sorted ASAP.

We are in process of the lease been drawn up but wanted to ensure we'd got everything covered and I was getting mixed messages on notifying the pension trustees.

I will book a call just so I can clarify a few points as I didn't know you could do this.

Thanks again

Frank Hayes  
Managing Director

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