



STELLA REALTY

LONDON



About Us



Property Investments of Choice

Managing assets, property and projects and enhancing income for corporate and individual clients for 20 years.

We are London based real estate consultancy firm focused on excellence. Tailoring to corporate and individual clients' needs, we provide a variety of 'on the ground' services, which cover acquisition, marketing & selling properties, asset management, and investor relations.

Estate Agency Services

We provide our corporate and individual clients to find, evaluate and invest in to most effective real estate options. Our agency services comprise all steps from investing, running and re-investing.

- Sales,
- Acquisitions,
- Lettings,
- Hospitality
- Residential Property,
- Commercial Property.
- Land Acquisition,

Property Management

STELLA provides a full turnkey property management service that allows landlords to maximise their return of investment.

We also offer yearly rental guarantee on properties we manage.

LOANS

Our dedicated consultants demonstrate in-depth knowledge and experience combined with commercial awareness and a commitment to delivering the highest standards of financing your property investments.

- Residential Mortgage
 - Structured Property Finance
 - Development Finance
 - Bridge Finance
 - Conventional Loans
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Real Estate Investment Trust (REIT)

We offer investors access to a wide range of investment opportunities in real estate markets with high yields.

A *Real Estate Investment Trust* (REIT) is an investment company that owns, operates, and/or finances income-generating real estate projects. Modeled after mutual funds, REITs pool the capital of numerous investors. This makes it possible for individual investors to earn dividends from real estate investments—without having to buy, manage, or finance any properties themselves. Their funds are secured both locally and internationally with property ownership, company bonds and investment insurances.



1. **Core Investments:** Core property investments are conservative type of investments that we may be looking to generate stable income with no risk. It is expected to have 4-7% annual income with longer yields.
2. **Core Plus Investments:** It is also a conservative investment type with higher income. It is expected to have 8-10% annual income with capital appreciation on exit.
3. **Value-Added Investments:** It is any commercial property with existing income but significant opportunities for improvement via operational enhancements, market repositioning or redevelopment. It is expected to have 10-20% annual income on final stage.
4. **Opportunistic Investments:** This investment brings the highest return with 25+% annually. It requires value addition to investment, but higher return is expected. Any investment term will be minimum one year. Ground-up developments, acquiring an empty building, land development and repositioning a building from one use to another are examples of opportunistic investments.

LONDON - New Homes & Projects



NINE ELMS, SW8

A landmark towers set to become an iconic presence on the River Thames. It delivers:

- 39 Floors
- 1-to-5-Bedroom Apartments
- 24 Hour Concierge
- Pool & Spa
- Move-In Ready

Starting from **£ 799,000**



NINE ELMS, SW8

In an exclusive partnership with **Versace**, A new level of luxury has arrived in the heart of London.

- Over 50 Floors
- 1-to-5-Bedrooms
- 24 Hour Concierge
- Pool & Spa
- Move-In Ready

Starting from **£ 799,000**



CHELSEA, SW10

- 37 Floors
- 706 Residences
- 1-to-4-Bedrooms
- 24 Hour Concierge
- Pool & Spa
- Gym, Cinema Room
- Payment:
 - 10% Today
 - 90% On Completion

Prices from **£ 899,000**



NINE ELMS, SW8

- 539 to 10,089 sq ft
(50.07 to 937.30 sq m)
- 1-to-3-Bedroom Apartments
- 24 Hour Concierge
- Worlds first Sky Pool
- Business Lounges
- Restaurants and Retail
- Move-In Ready

Starting from **£ 649,000**

LONDON - New Homes & Projects



LONDON BRIDGE

- 53-Acre Total Project Area
- 35-Storey Tower
- 1-to-3-Bedroom Apartments
- 577 sq. ft – 1500 sq. ft.
- Pool, Spa, Gym, Concierge
- Completion on Q3 2024
- Payment:
 - 10% Today
 - 90% On Completion

Starting from **£ 599,000**



GREENWICH, SE10

- 431 Luxury Residences
- 1, 2 & 3 Bedroom Apartments
- Pool, Spa, Gym, Concierge
- Nearby Uni. Of Greenwich
- Near Canary Wharf
- Payment:
 - 10% Today
 - 90% On Completion
- Completion on Q2 2025

Starting from **£ 349,000**



SOUTHEAST LONDON

- Waterfront (Sea view)
- 1, 2 & 3 Bedroom Apartments
- 577 sq. ft – 1685 sq. ft.
- Pool, Spa, Gym, Concierge
- Universities Nearby
- 37 Minutes to London
- 8% Rental Assurance for 5 Years
- Move-in-Ready

Starting from **£ 199,000**

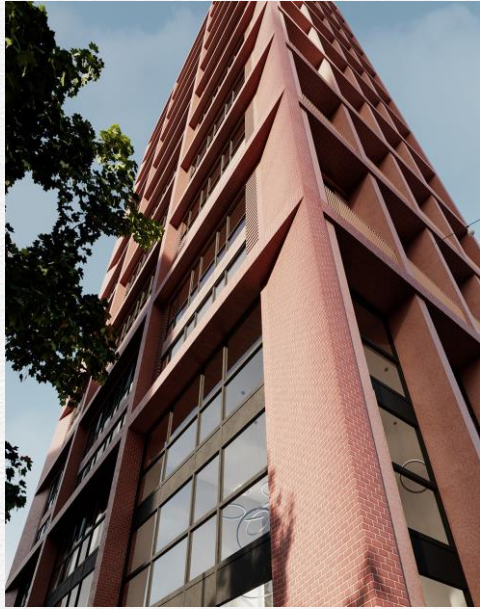


SOUTHEAST LONDON

- 1, 2 & 3 Bedroom Apartments
- 577 sq. ft – 1685 sq. ft.
- Pool, Spa, Gym, Concierge
- 35 Minutes to London
- Payment:
 - 10% Today
 - 90% On Completion
- Completion on Q2 2024

Starting from **£ 249,000**

BIRMINGHAM - New Homes & Projects



CITY CENTRE, B2

- In the heart of City Centre
- 1-to-3-Bedroom Apartments
- 577 sq. ft – 1500 sq. ft.
- Spa, Gym, Concierge
- Completion on Q1 2025
- Payment:
 - 5% Today
 - 25% Installments
 - 70% On Completion

Starting from **£ 229,000**



CITY CENTRE, B2

- 116 Apartments over 12 Floors
- 1 & 2 Bedroom Plans
- 580 sq. ft – 950 sq. ft.
- High Yield & Rental Income
- Completion on Q4 2023
- Payment:
 - 5% Today
 - 25% Installments
 - 70% On Completion

Starting from **£ 219,000**



CITY CENTRE, B2

- 226 Apartments over 12 Floors
- 1, 2 & 3 Bedroom Plans
- Gym, Concierge, Security
- High Yield & Rental Income
- Completion on Q2 2024
- Payment:
 - 5% Today
 - 20% Installments
 - 75% On Completion

Starting from **£ 199,000**



CITY CENTRE, SHEFFIELD, S1

- In the heart of City Centre
- 1, & 2 Bedroom Plans
- High Rental Income
- Completion on Q4 2024
- Payment:
 - 5% Today
 - 20% Installments
 - 75% On Completion

Starting from **£ 149,000**

MANCHESTER - New Homes & Projects



MEDIA CITY

- Waterfront 375 Residences
- 1, 2 & 3 Bedroom Plans
- Concierge, Pool & Spa
- 6% Rental Assurance
- Payment:
 - 25% Today
 - 10% Six Months Later
 - 65% On Completion
- Completion on Q2 2024

Starting from **£ 199,000**



MEDIA CITY

- 275 Luxury Residences
- 1, 2 & 3 Bedroom Plans
- Concierge, Pool & Spa
- 6% Rental Assurance for 2 Years
- Payment:
 - 35% Today
 - 65% On Completion
- Completion on Q3 2024

Starting from **£ 215,000**



MEDIA CITY

- Waterfront Development
- 1, 2 & 3 Bedroom Plans
- Concierge, Gym & Spa
- 6% Rental Assurance
- Payment:
 - 35% Today
 - 65% On Completion
- Completion on Q2 2025

Prices from **£ 249,000**



SALFORD

- Near City Centre & Universities
- Studios from 20 m2 to 32 m2
- Concierge, Gym, Retail
- 8% Rental Assurance for 5 Years
- Payment:
 - 50% Today
 - 50% On Completion
- Completion on Q4 2024

Starting from **£ 119,000**

LAND & COMMERCIALS



LONDON

Full planning permission for 168 apartments and 20,000 sq. ft. commercial.

- **Land** : 1.16 Acres
- **Project** : 24 Months
- **Price** : £8,700,000
- **GDV** : £70,000,000



LONDON

Full planning permission for 200 apartments and 40,000 sq. ft. commercial.

- **Land** : 0.54 Acres
- **Project** : 36 Months
- **Price** : £11,000,000
- **GDV** : £80,000,000



LONDON

Full planning permission for 72 apartments .

- **Land** : 0.65 Acres
- **Project** : 18 Months
- **Price** : £5,000,000
- **GDV** : £28,000,000



JumeirahTM
HOTELS & RESORTS



J.P.Morgan



BNP PARIBAS

iş GYO



City of
Tampa
Florida



سابك
sabk



ENGEL & VÖLKERS

RE/MAX



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Stella International Realty is a subsidiary company of

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