

Portman Finance Group, Portman House, 300 Pavilion Drive,
Northampton Business Park, Northampton, NN4 7YE



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Please direct any correspondence regarding this proposal to:
Elliott Paul

CUSTOMER DETAILS

Trading Name	PROJECT CORNWALL GROUP LTD	Company reg. No.	14141105
Trading Address	6 South Molton Street London	Mobile No.	07437488422
		Email Address	dan@projectcornwall.com
Postcode	W1K 5QF	Website Address	https://projectcornwall.com/
Business Activities	Hotels and similar accommodation	Date Established	30/05/2022

PERSONAL DETAILS (Sole Proprietor/Partners/Directors)

Name	Date of Birth	Address	Property Value	Mortgage Outstanding
Dan Ferris	29/11/1981	Trencreek Farm BODMIN, Cornwall PL30 4HS	Tenant	N/A

LOAN DETAILS

Full Description of Loan	Unsecured Term Loan
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FINANCE DETAILS

Loan Amount	£50,000
Term	12
Frequency	Monthly
Type of Agreement	Unsecured Short Term Loan

ADDITIONAL INFORMATION

WE HAVE PERMISSION TO SEARCH THE DIRECTOR AND A GUARANTEE IS AVAILABLE

We have advised the Customer concerned that searches with a credit reference agency will be made against their Name and Business; they have consented to such searches being carried out.

Company Information

Project Cornwall is a rapidly growing luxury hospitality operator, based in Cornwall with one successful restaurant already operating in the prestigious location & famous village of Rock, with plans to open a series of other hospitality projects in a rapid 24month scaling programme.

Company Financials

The company started trading late 2023, and are experiencing a steady growth, gradually increasing their turnover with months hitting 60k during off peak season.

Funding Rationale

The loan of £50,000 will be used by PROJECT CORNWALL GROUP LTD to purchase a new premises along with its existing business. This strategic investment will provide the company with a permanent location, potentially reducing rental costs, enhancing operational efficiency, and supporting long-term growth prospects.

The next project identified as a prime opportunity to bring online, is the "The St Tudy Inn", a going concern, that consists of a stunning Restaurant/Gastro Pub, with an extensive bar and multiple dining areas, with luxury Letting Rooms, Outdoor space, Extensive carparking and located in the exclusive & affluent village of St Tudy, (also North Cornwall and a 15-minute drive from our The Upper Deck Site).

The projections for the next year show an expected turnover of circa £2 million, making the acquisition a strategically good investment.

ATTACHMENTS

1. 6 months business bank statements
2. 2023 Filed accounts

DATE:	03/06/2024	PROPOSAL CHECKED BY:	
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