



ORACLE

REAL ESTATE INVESTMENT GROUP

Oracle Real Estate Investment Group





Built on Performance

TRUSTED TO DELIVER

Data - led investment with hands - on execution

350+ UNITS

Owned and under management across the UK

£90M+

Property transactions Completed in the last 2 years

About Us

Shaping The Future Of Property Investment In London

At Oracle, we are more than just property investors — we are passionate about unlocking potential in London’s ever - evolving real estate market. Founded in 2022 by a team of driven professionals, our vision was clear from the start: to build a company that not only excels in property but also creates lasting value.

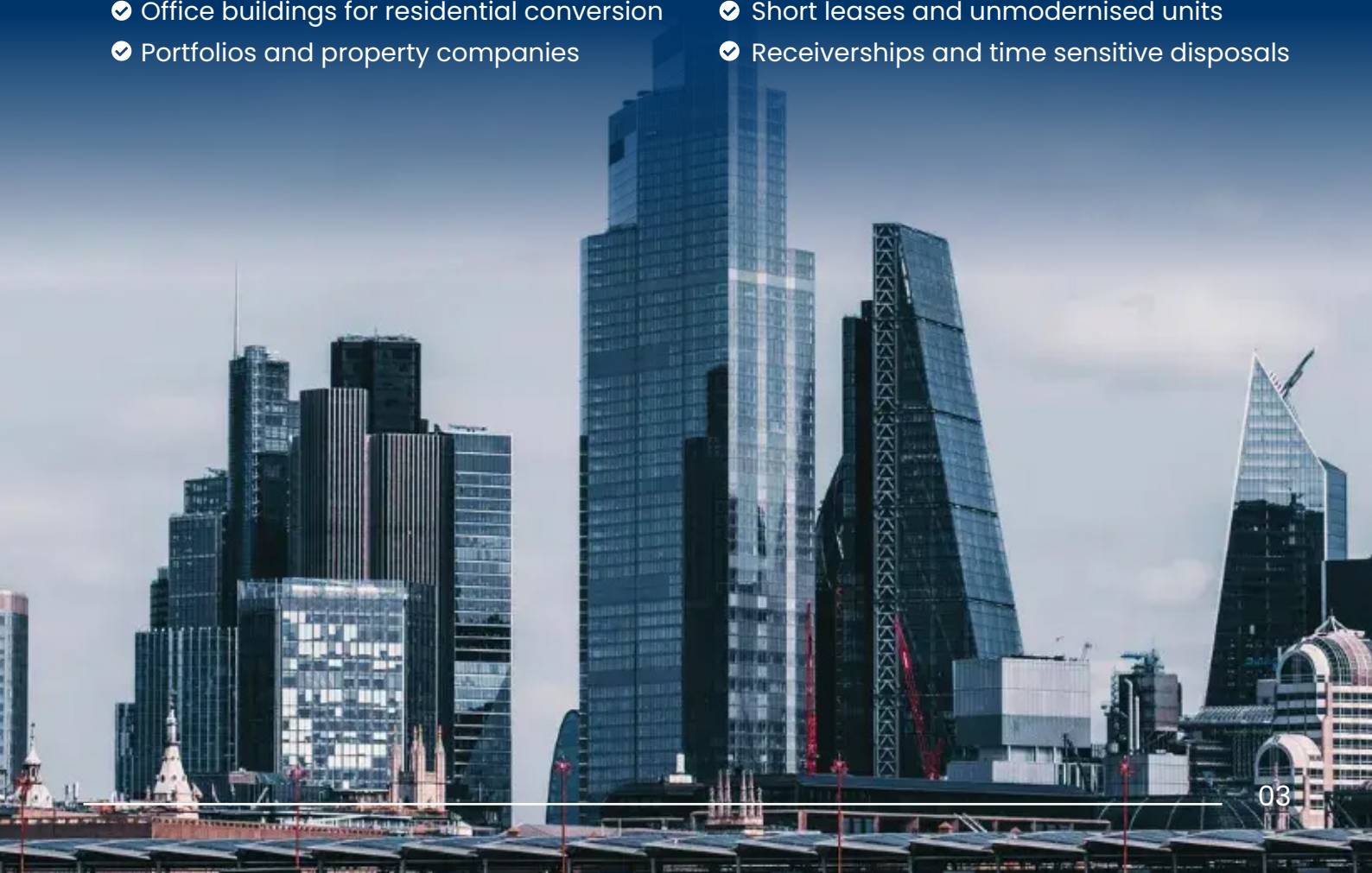
With a sharp eye for opportunity and a strategic approach, we have successfully navigated the fast-paced world of London real estate, acquiring £90 million in assets within just two years. Our growing portfolio reflects our expertise, ambition, and deep understanding of the market.

At the core of Oracle is our dedication to smart investments, strong partnerships, and delivering results. Whether buying, selling, or identifying new opportunities, we take pride in our ability to maximise potential and push boundaries in one of the world’s most competitive property landscapes.

Oracle is built on innovation, trust, and a passion for London — values that drive us forward as we continue to shape the future of property investment.

We are always looking for:

- ✓ Unbroken Residential Blocks
- ✓ Sites with or without planning permission
- ✓ Office buildings for residential conversion
- ✓ Portfolios and property companies
- ✓ Mixed use parades and buildings
- ✓ Hostels and care homes
- ✓ Short leases and unmodernised units
- ✓ Receiverships and time sensitive disposals



Our Mission

At Oracle, we don't just invest in property — we understand it from every angle. With extensive knowledge across multiple sectors of the real estate industry, we go beyond simple buying and selling. Our expertise spans acquisitions, asset management, development, and strategic investment, allowing us to identify opportunities that others might overlook.

Our Vision

Our vision is to build a comprehensive portfolio that stands as a testament to the best deals and investments London has to offer. We are not just accumulating properties — we are curating a collection of high - value assets that generate income, appreciate in value, and contribute to the long - term success of our firm. By leveraging our deep market insight and adaptive strategies, we aim to create a self - sustaining investment model that thrives in London's dynamic property landscape.

Our Values

Our success is built on a foundation of strong values that drive every decision we make. These principles define who we are and guide us as we navigate London's dynamic property market.



Expertise & Versatility

With extensive knowledge across multiple sectors of the property industry, we adapt to market shifts and seize opportunities across acquisitions, development, asset management, and strategic investment.



Innovation & Thinking

The property market is always evolving, and so are we. Our ability to identify trends, embrace new strategies, and stay ahead of the curve gives us a competitive edge.



Strategic Growth

We don't just invest; we build. Every property we acquire is part of a bigger vision — curating a self - sustaining portfolio that delivers consistent growth and long - term value.



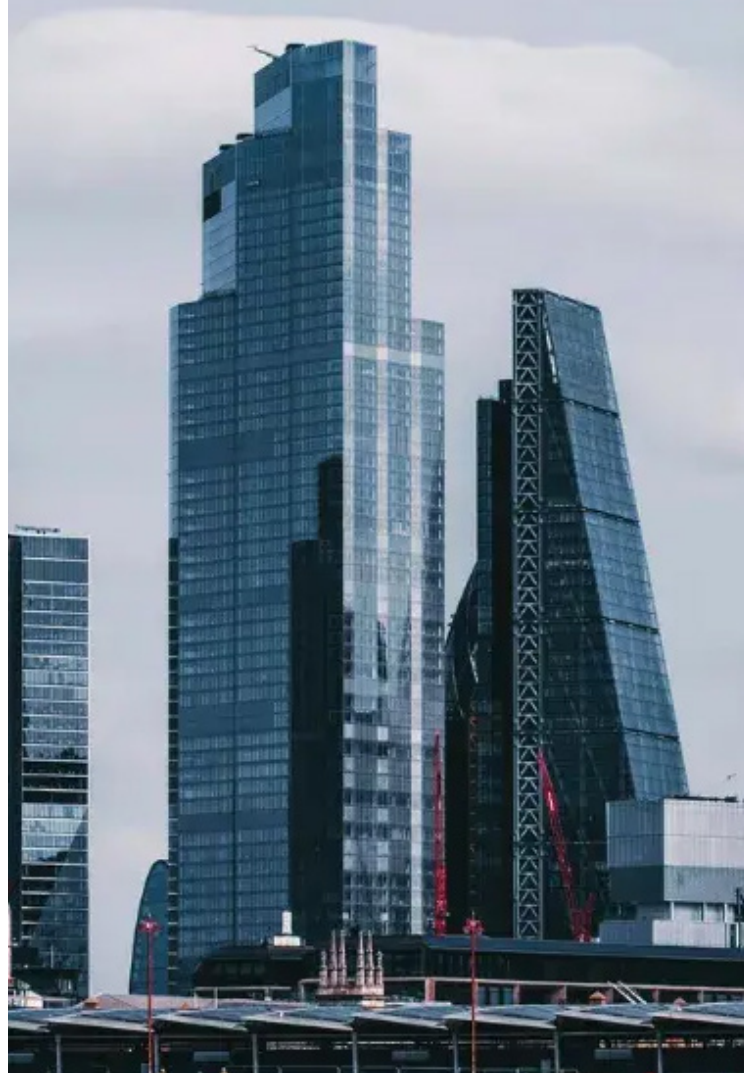
Integrity & Transparency

Trust is at the core of everything we do. We believe in honest, transparent dealings and forming strong, lasting relationships with investors, partners, and clients.



Excellence & Impact

We set high standards and take pride in every investment we make. Beyond financial returns, we aim to leave a lasting impact by elevating London's property landscape with smart, high - value investments.



Investing in Opportunity

Oracle Investment Group acquire, renovate, and manage residential and mixed use properties, with a focus on long term value creation through asset management and strategic investment.

Our success is built on identifying overlooked opportunities, unlocking latent value, and delivering results through experience, creativity, and trusted relationships. From unbroken freeholds and mixed use investments to planning led developments and intensive asset management projects, these acquisitions demonstrate our ability to source, structure and execute transactions across the UK with a particular focus in London and the South East.





Kentish Town, London, NW5

14 Self-Contained Flats | Approx. 10,000 sq.ft | Unbroken Freehold

A rare acquisition comprising two unbroken freehold residential blocks in the heart of Kentish Town. Arranged as 14 self-contained apartments extending to approximately 10,000 sq.ft, the asset represents a substantial residential holding in one of North London's most established rental markets.



Southampton, SO53

14 Residential Flats

A well-positioned residential investment comprising 14 self-contained flats. Acquired for its strong income profile and long-term asset management potential, the property forms part of a growing portfolio of income-producing residential investments.



North End Road, London, W14

7 Flats & 1 Commercial Unit

A mixed use freehold investment comprising seven residential flats and a ground floor commercial unit. The acquisition offered immediate income alongside future opportunities for enhancement and active asset management.



City Road, London, EC1

Residential Repositioning & HMO Conversion

This acquisition perfectly demonstrates the importance of long-standing industry relationships. Introduced discreetly by a trusted local agent following failed transactions elsewhere, the property was secured off-market and delivered a successful outcome for all parties involved.



Ladbroke Grove, Surrey, RH1

6 Residential Flats

A freehold residential block in Redhill comprising six newly converted self-contained flats with future development and asset enhancement



Richmond Square, St Albans, AL3

8 Residential Flats

An attractive residential block comprising eight self-contained apartments in a sought after Hertfordshire location. Acquired as a long term investment with strong underlying occupational demand and excellent connectivity.



Putney Hill, London, SW15

2 Shops & 6 Flats

Prominently positioned in one of South West London's most desirable residential locations, this mixed use freehold comprises two adjoining unbroken freehold residential blocks comprising two retail units and six residential apartments. The asset combines secure income with future value add opportunities.



South Ealing Road, London, W5

16 Flats | Unbroken Freehold

A substantial freehold residential block comprising 16 apartments ranging from one to three bedrooms. Acquired for its scale, location and long – term income characteristics within the highly sought-after West London market.



West Cromwell Road, London, SW5

9 Flats | 6,392 sq.ft

A prominent unbroken pair of freehold buildings with substantial rear development extension possibilities based on precedent along the same terrace. Property extends to approximately 6,392 sq.ft and arranged as nine residential apartments. Located in a prime Kensington and Chelsea location, the acquisition offered significant long-term investment credentials.



Kennington Park Road, London, SE11

4 Residential Flats

A well located residential investment comprising four self contained apartments within a popular Central London neighbourhood, benefiting from strong rental demand and excellent transport links.



George Lane, London, SE13

9 Existing Flats + Planning for 3 Additional Units

Originally comprising nine self contained apartments, the property benefited from a successful planning strategy that enabled the extension and reconfiguration of the building to create three additional residential units. A strong example of value enhancement through planning gain and intelligent asset management.



The Boulevard, London, SW17

1 Commercial Unit & 3 Flats

A mixed use investment comprising a ground floor commercial unit and three residential flats. Acquired for its strong local positioning and future asset management potential.



Thrale Road, London, SW16

Planning Consent for 10 Residential Units

A planning led acquisition where value was created through securing consent for a ten unit residential scheme. The project highlights our ability to identify underutilised sites and unlock development potential through proactive planning strategies.



Teignmouth Road, London, NW2

15 Residential Flats

A residential investment comprising five self – contained apartments, acquired as part of an ongoing strategy focused on well located income producing residential assets.



Fordwych Road, London, NW2

Conversion of 8 Flats into 16 Self Contained Units

A significant repositioning and intensification project where an existing block of eight flats was transformed into sixteen self contained residential units. The scheme substantially increased accommodation density while maximising the site's value and rental performance.



Surrey Crescent, London, W4

Row of 6 Houses

A substantial residential acquisition comprising six adjoining houses. The asset offers multiple avenues for future enhancement, asset management and long term value creation.



Glenloch Rd, Belsize Park, London, NW3

Prominently positioned in one of North West London's most desirable residential locations, Glenloch Road comprises an unbroken freehold residential building arranged as 10 self-contained apartments. The asset benefits from secure income in an affluent and highly sought-after neighbourhood, while offering future asset management and value-enhancement opportunities in a market characterised by strong underlying occupier demand and limited housing supply.



Queens Road & Lorne Road, London, E17

Prominently positioned in the centre of Walthamstow, this substantial unbroken freehold asset of 9 properties and 2 commercial units benefits from a highly accessible location within one of East London's most dynamic and rapidly evolving residential markets. Situated close to Walthamstow's established town centre amenities and transport infrastructure, the property offers strong underlying fundamentals, diversified income characteristics and opportunities for future value creation in an area benefiting from sustained investment and regeneration.



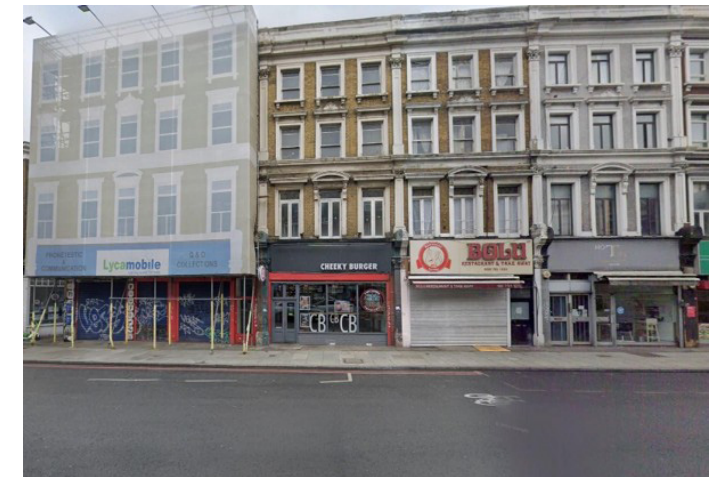
Clapham Park Road, London, SW4

Occupying a prominent position in the heart of Clapham, this freehold asset is situated within one of South West London's most affluent and highly sought-after residential districts. Benefiting from excellent connectivity via Clapham Common Underground Station and a vibrant mix of retail, leisure and residential uses, the property offers secure income generation together with attractive long-term asset management and value enhancement opportunities.



Camberwell Church St, London, SE5

Located on Camberwell Church Street, one of South London's principal commercial and residential thoroughfares, this prominent freehold occupies a strategic position within a thriving and increasingly desirable urban neighbourhood. The asset benefits from strong local amenities, excellent transport links and proximity to major regeneration areas, providing a compelling blend of income security and future growth potential.





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