

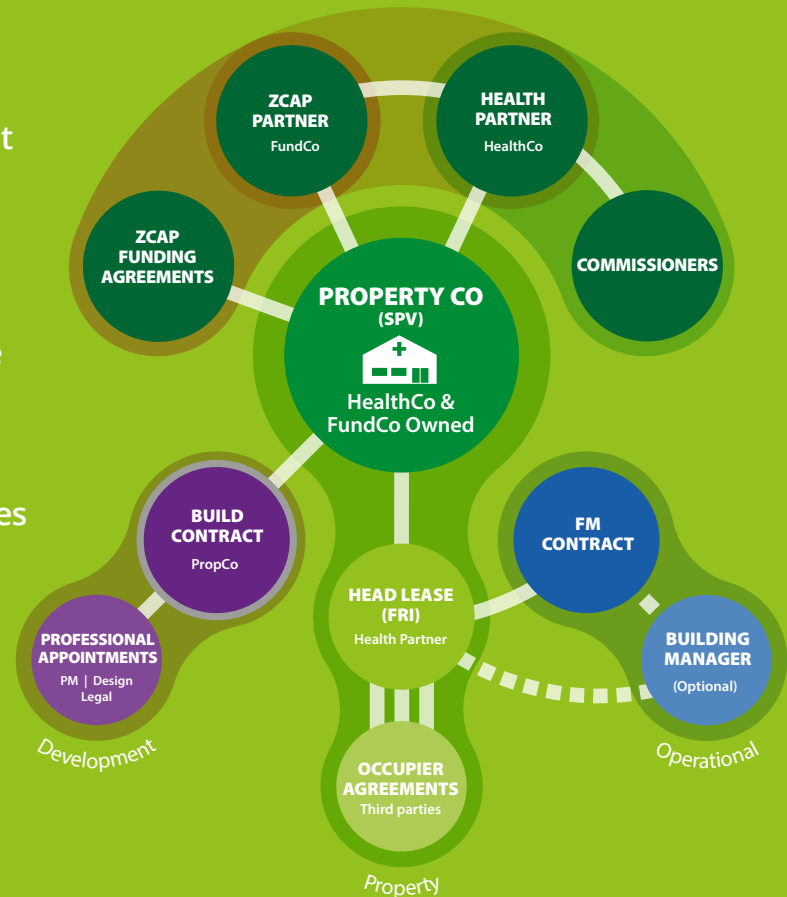
ZCap[®] shared ownership model

The benefits:

- No GP/NHS capital investment required
- Shared ownership on lease commencement
- Full operational control – land and building
- Health/Social Care subletting unrestricted
- Unique structure minimising GP/NHS risks
- Reducing lease payments via residual value
- No negative equity or personal guarantees
- Supports recruitment and succession plans
- Integrated design, delivery and build services
- No landlord maintenance agreements

The requirements:

- £5m minimum investment threshold
- 25 year minimum investment period
- 25 year minimum 'NHS' FRI headlease
- GMS holder/NHS body as health partner



Little Hulton Health Centre

**Partnerships
Awards 2021**

Healthcare Project of the Year



Sound interesting? For a no-obligation discussion or meeting, please visit www.z-cap.co.uk or call David Gratrix on **07702 893606**