

COMPANY PRESENTATION

Strategic *Real Estate* Investment

DISCIPLINE · SELECTIVITY · LONG-TERM VALUE

MIRA INVESTS LTD | London, England | Est. 2022 | mirainvests.com

Built on Conviction, Driven by Value

MIRA INVESTS LTD is a London-registered real estate investment firm dedicated to identifying, acquiring, and managing high-value property assets across prime markets.

Incorporated on 18 May 2022 as a Private Limited Company in England, with its registered office at 7 Bedlam Mews, London, SE11 6DF. The company was founded on a single conviction: that real estate, approached with discipline and insight, is the most reliable vehicle for long-term wealth creation.

Classified under SIC code 64304 — Activities of open-ended investment companies — our structure is built for flexibility and transparency, serving private investors, family offices, and institutional partners.

2022

FOUNDED

London

HEADQUARTERS

64304

SIC CODE

Global

REACH

Precision Meets Conviction

Every acquisition undergoes multi-layered evaluation. Only assets meeting our strict criteria enter the portfolio — selectivity is our greatest strength.

01 Rigorous Evaluation

Market fundamentals, legal structure, physical condition, rental dynamics, and exit potential are assessed for every opportunity. We reject the vast majority of deals we review.

02 Hands-On Management

We integrate active asset management with strategic repositioning — working directly with architects, property managers, and legal advisors to enhance value at every stage.

03 Data Over Hype

We do not chase headlines or market trends — we follow data, experience, and conviction. This discipline separates speculative investing from intelligent wealth creation.

Our Services

A focused suite of services covering the full lifecycle of real estate investment — from sourcing to disposal.

01

Real Estate Investment

Identifying and acquiring commercial and residential properties with strong fundamentals and long-term growth potential.

02

Acquisition Advisory

Expert guidance through every stage of the property acquisition process, from sourcing to closing.

03

Portfolio Management

Optimising performance across property portfolios through active management and value enhancement.

04

Development

Managing development projects from concept to completion, controlling value creation at every phase.

05

Market Analysis

Data-driven intelligence examining demographic shifts, infrastructure, and regulatory change.

Our Team

A focused team combining real estate vision, financial discipline, and operational rigour.



Can Guclu

FOUNDER & MD

Real estate visionary who founded the company and leads all investment decisions.



Rafael Valois

CFO

Financial structuring, real estate finance, and risk management.



Josef Haddad

INVESTOR

Deal sourcing, property acquisition, and market identification.



James Whitmore

CONSULTANT

Investment strategy and portfolio optimisation.



Charlotte Bennett

CONSULTANT

Investment analysis, due diligence, and asset valuation.



Emily Parker

SECRETARY

Corporate governance and regulatory compliance.



Daniel Collins

SECRETARY

Corporate documentation and operations.

Partnerships & Delivery

Our credibility is built through direct involvement in landmark projects and long-standing relationships with respected partners.

DAMAC Properties

DEVELOPMENT PARTNER

Helped identify and complete development projects, contributing market insight and execution support across the project lifecycle.

Roberto Cavalli Tower, Dubai

LANDMARK PROJECT

Sourced construction machinery for the tower, supporting delivery of one of Dubai's most prestigious residential landmarks.

Frutiger AG

SWISS ENGINEERING PARTNER

A civil engineering and real estate partnership bringing Swiss precision and technical rigour to our project delivery.

Wates Group

UK CONSTRUCTION PARTNER

Collaboration on UK construction and development projects, combining local expertise with our investment discipline.

What Sets Us Apart

I

Integrity

Complete transparency — no hidden fees, no conflicts of interest.

II

Independence

Not tied to any bank, developer, or fund.

III

Long-Term Thinking

Strategies built to compound value over decades.

IV

Selectivity

We reject the vast majority of opportunities — quality over quantity.

V

Hands-On Execution

Direct involvement in every acquisition and management decision.

VI

Global Network

Proven partnerships spanning the UK, Switzerland, and the UAE.

*“The best investments are built on trust, transparency,
and a deep understanding of the markets in which we operate.”*

CAN GUCLU — FOUNDER, MIRA INVESTS LTD

Investment Disclaimer

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Capital at risk. Real estate investment carries inherent risks, including the potential loss of some or all invested capital. Property values, rental income, and market conditions can fluctuate and are not guaranteed.

Past performance is not indicative of future results. Any figures, projections, or examples referenced herein are illustrative only and should not be relied upon as a guarantee of future performance.

Prospective investors should seek independent financial, legal, and tax advice before making any investment decision. MIRA INVESTS LTD accepts no liability for any loss arising from reliance on this document.

MIRA INVESTS LTD is a Private Limited Company registered in England and Wales. Registered office: 7 Bedlam Mews, London, SE11 6DF. SIC code 64304 — Activities of open-ended investment companies.

— GET IN TOUCH

Let's Build Lasting Value Together

Whether you are looking to invest, explore a partnership, or learn more about our approach
— we welcome the conversation.

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