

CONNOR HAWKE

PORTFOLIO

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LINKS:
WEBSITE
RÉSUMÉ
LINKEDIN

CONNORHAWKE.COM/DESIGN
CONNORHAWKE.COM/CV
LINKEDIN.COM/IN/CONNORHAWKE

caribbean property

With the Caribbean Islands receiving large numbers of tourists from USA, Canada and Europe the islands are benefiting from increasing tourist numbers year on year and ready to buy properties are more desirable than ever before. Many airlines fly to each of the individual islands and the smaller ones receiving tourists from short hop flights from the major islands. Cruise ships from P & O and the Royal Caribbean have established cruise routes stopping at many of the islands.

Investors looking to benefit from these increasing tourist numbers are now able to purchase apartments and villas located on 5 star resorts serving these tourists from the islands of Barbados, Dominican Republic, Margarita and St. Vincent.

Read more about Caribbean Investment Information.

News
Caribbean Investment Hit - New Beach and Golf Resorts with Rental Guarantee and up to 100% finance options.

check out our properties ▶



The Beach Club At Columbus Cove
New Providence, Bahamas

Prices from \$ 419,000

DETAILS
Beachside Condos From Just \$419,000.
Mortgages Subject To Status At Up To 80% Ltv.
Interest Rates Starting At 4.6%.
Monthly Rentals \$3500 - \$3800.
Excellent Opportunity For Capital Appreciation.

Click to see the full list ➡

Hotel Investment Rooms

As experienced investors in the UK Buy To Let market throughout the 90's and the early 2000's we saw an erosion in UK rental yields in the early 2000's, so started to diversify our investment into both the overseas markets and hotel investments specifically, in order to obtain stronger rental yields.

The theory of investing in hotel rooms is akin to that of the traditional buy to let market, but has the advantage of not needing to deal with the intricacies of the assured shorthold tenancies, be it non payment of rent, repairs, etc. You have the peace of mind that your investment is in the hands of a professional hotel management company, who through the investment structures in place are incentivised to obtain maximum occupancy and room rates, which is in the best interest of themselves and the investor. Most hotel companies operate with a computerised reservation system with a rotation of the rooms to allow for wear & tear and a fair distribution of income. Depending on the project, the investor may also be offered by the developer a number of days of personal use within the development.

The room revenue for operating revenue is distributed on a share basis with the hotel operator. The maintenance for the project is also clearly defined in the contract. Some of the projects offer a



why invest in hotels?

hotel investment offers

register to receive offers

principal international

INVEST IN HOTELS



design © Connor Hawke

HOME PROJECT INDEX THE INVESTMENT OPPORTUNITY WHY INVEST IN HOTELS? CONTACT US

INVEST IN HOTELS

Hotel Room Investment is an excellent alternative to the traditional buy-to-let market. These projects give the investor a true "hands off" passive investment managed by a professional hotel management company to give excellent return on investment.

Investors can have the peace of mind that their investment is managed by an expert in the hotel industry who is incentivised to maximise room rate and occupancy levels, thereby optimising the investment yield.

These hotels have established relationships with some of the world's most respected sports personalities, as well as premier global brands such as Troon Golf, Espa, and Elemis. These superb projects are available in a number of locations around the world including the UK, Caribbean and Far East, appealing to a diversity of markets both by location and by type, whether the hotels are golf-based or sit alongside the beach.

Learn more about this exciting market by navigating the menu above. You can also [view available projects](#). For further details, please [contact us](#).

[Request a Brochure](#)

© Principal International

Left
Websites I originally created in Flash, then remade in HTML and CSS

Above
Multipage site I made in Photoshop, HTML, CSS, PHP, that was later adapted by an outsourced IT company as the base template for their CMS



principal
international

the property investment experts

Principal International assist our clients to find the right investment. These include London hotel rooms, student accommodation, resorts in the Caribbean, hotel opportunities in the Far East and commercial property. Two of our latest projects are highlighted below.



London Hotel Investment

We are delighted to announce our latest release of London hotel rooms priced at **20% below market value** with **non status finance** available. These properties offer a superb opportunity for a hands off investment with excellent returns. This project has **just 130 units**, so availability is **strictly limited** and investors are advised to act quickly. **Prices start from £95,000.**



Far East Luxury Development

Just launched! Investors can choose between **villas or hotel suites** in this stunning beach resort in Borneo, Malaysia. Suites **start from around £100,000**. This amazing resort will be **fully managed by a hotel operator**, and investors can enjoy up to **30 days personal use per annum**.

Please do not hesitate to contact us on **+44 (0) 1483 748629** or at **info@pip4u.com** for further information or to reserve a unit.

We would be delighted to talk through these and our other excellent projects.

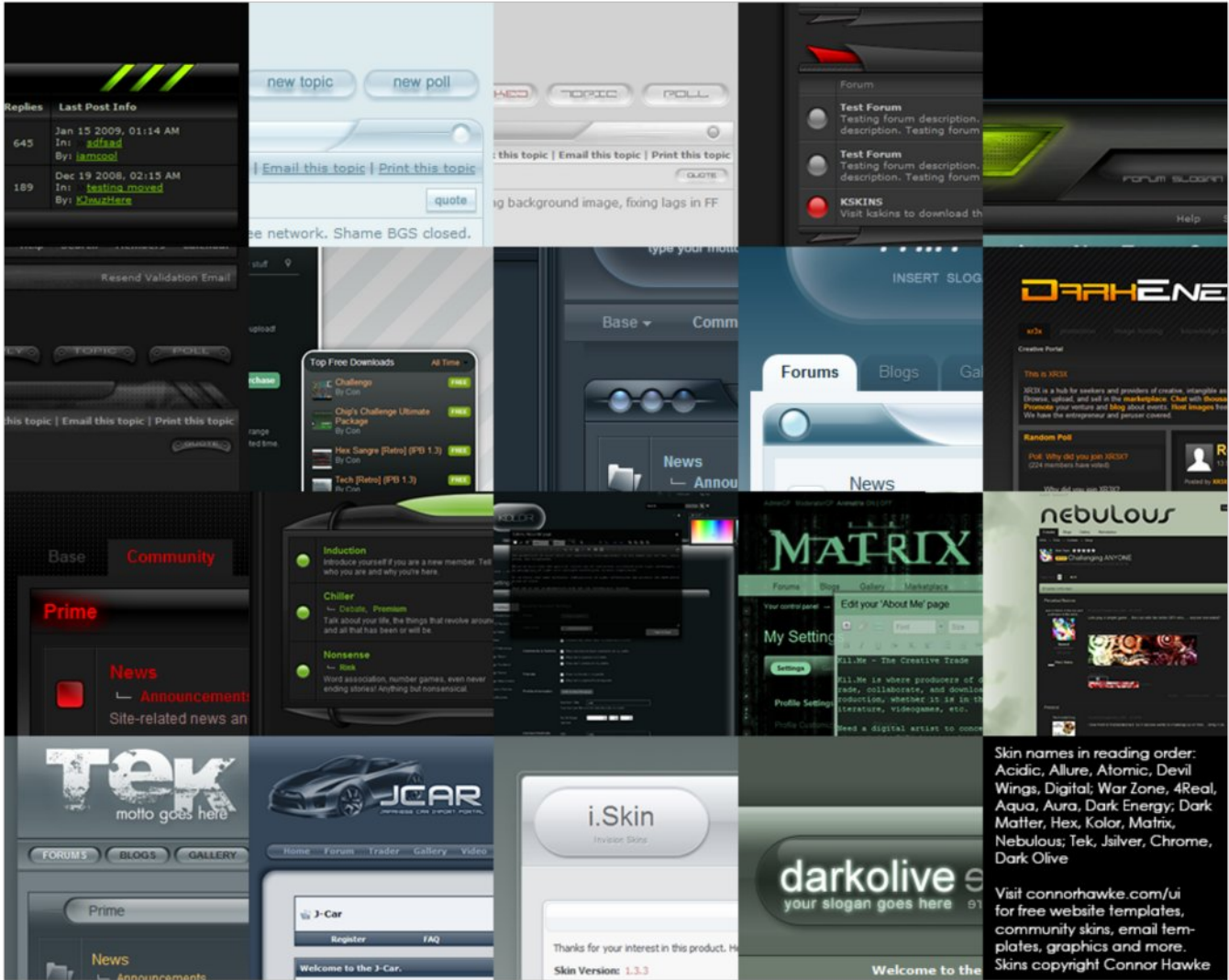
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Forum software interfaces
Photoshop, HTML, CSS, JS

Email template for Mailchimp
Photoshop, HTML, CSS



Royal Caicos
BEACH CLUB & SPA • TUBES & CABIOS



INVEST IN THIS EXCITING *TIMES* EXCLUSIVE CARIBBEAN PROJECT

Enjoy returns of 15%.
Excellent capital appreciation.
Finance available of up to 80% STS.
Prices start at just \$205,000, at 15% below current valuations.

Availability is extremely limited.
For further details or to register, visit
RoyalCaicosBeachClubAndSpa.com/Times
and quote 'Times' as the offer code.

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Exclusive offer
to The Times

LONDON HOTEL INVESTMENT

LAUNCH OF THIS EXCELLENT UK HOTEL INVESTMENT OPPORTUNITY IN LONDON

- 11.4% Gross Yields
- Non Status Finance
- Net Returns of 6.1% after maintenance & mortgage
- Free Legals (Times Exclusive)

For further information - or to register - please visit:
www.principalinternational.co.uk/times
At this site, quote *Times1* as the offer code.

LIMITED AVAILABILITY. **Act now** to avoid disappointment.



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the property investment experts



Invest in properties in the UK and overseas.

Unique and exclusive investment opportunities in a variety of asset classes, including hotel rooms, rooms in care homes and student accommodation.

Features of our superb properties include:

- Insured Deposit
- Guaranteed Returns
- Defined Exit Strategy
- Managed by Professional Operators
- Hands-off Hassle Free Property Investment
- Excellent Yields

We can help you build a diverse portfolio, varied in currency, type and terms of investment.

Visit us at stand 400.

pip4u.com info@pip4u.com +44 (0) 1483 748629

THE SUNDAY TIMES
the Sunday Times & Co. Ltd. London

14.11.10

development

s with his parents, and has
neone very like his mother

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I appreciated

avoid eye contact with the man opposite me, who smelt of wee and looked like he might want to share views on Jesus. I arrived home tired and, feeling sorry for myself, crept up to my room and got into my bed, which had been made. I noticed a lovely warm sensation; my mother had put on the electric blanket for me. A small gesture that makes living at home worthwhile. I appreciated

this type of thing even more when I went to university. My student house looked like that hole they found Saddam Hussein in; I smelt like a cat that had been fished out of a wheelie bin.

And what, at 22, are my options? I've decided the only way I will be able to move out is if I find a version of my mother elsewhere. Yes, it might sound weird, and yes, girls on dates don't like to be asked about how competent they are with electric blankets, which fabric conditioner they use and, most important, whether Ken Barlow will ever be happy. But until I find this lady, and trick her into marrying me, I'm going to be stuck as an in-between.

And if that woman doesn't come along, I fear I may end up as another Jimmy Savile.

jackwhitehall.com

SUNDAY TIMES ONLINE
Jack Whitehall on how he found his voice:
thesundaytimes.co.uk/home



Tips for boys

- Cultivate a mess in your room to encourage your mum to tidy up
- Always put the tea seat down — this induces unconditional love
- WD-40 is useful, so you can sneak into the house late at night
- Become a Hindu, so you're not dragged to church at Christmas and Easter
- Invest in a dog, so you have someone to blame when urine is found on the hallway carpet on Saturday morning

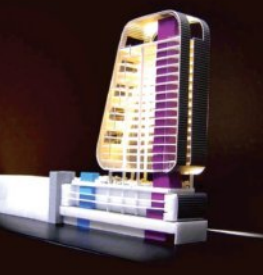
LONDON HOTEL INVESTMENT

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- Non Status Finance
- Net Returns of 6.1% after maintenance & mortgage
- Free Legals (Times Exclusive)

For further details or to register please visit:
www.principalinternational.co.uk/times
At this site, quote *Times1* as the offer code.

LIMITED AVAILABILITY. **Act now** to avoid disappointment.

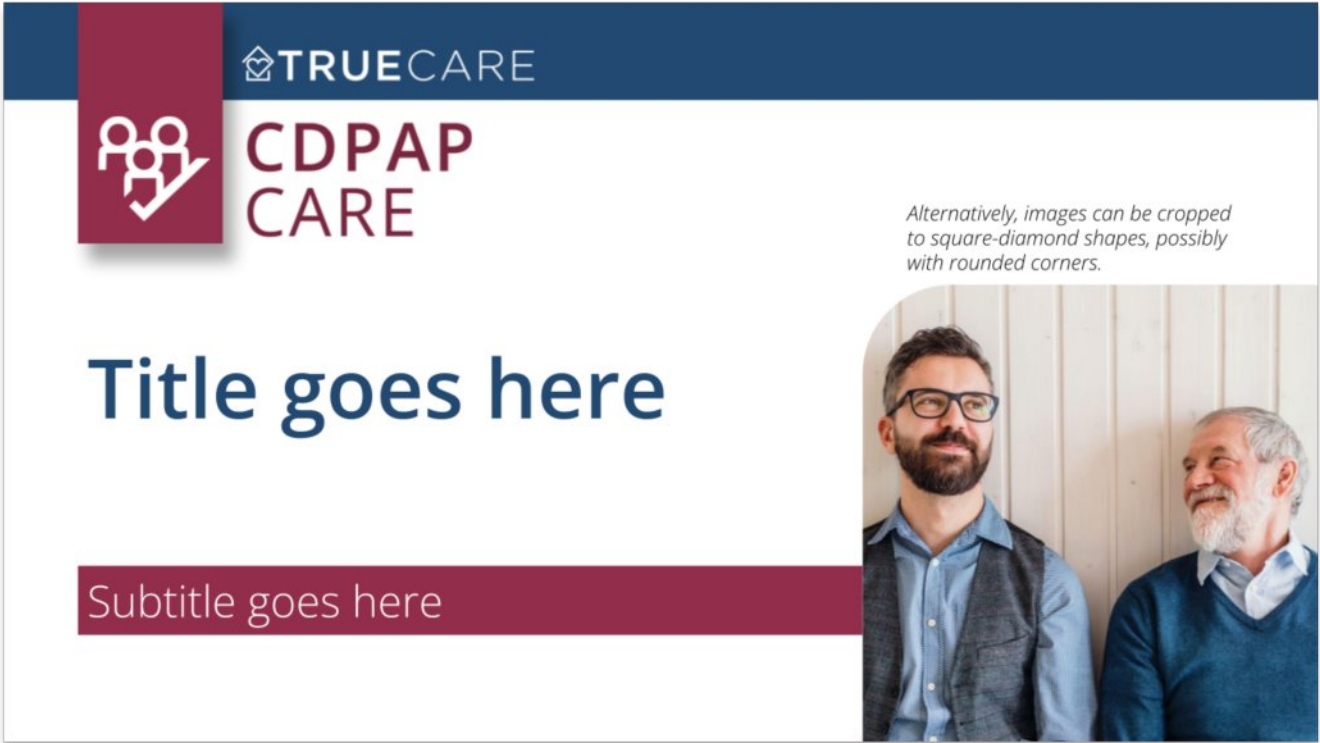


Exclusive offer
to The Times

principal international

Digital/print ads and banners
for newspapers and billboards

Photoshop



Google Slides corporate



PowerPoint slide
Illustrator



InDesign postcard



Half-page flyers in Chinese & Bengali
Photoshop, Illustrator, InDesign



Indie videogame
GameMaker, Photoshop, Audition

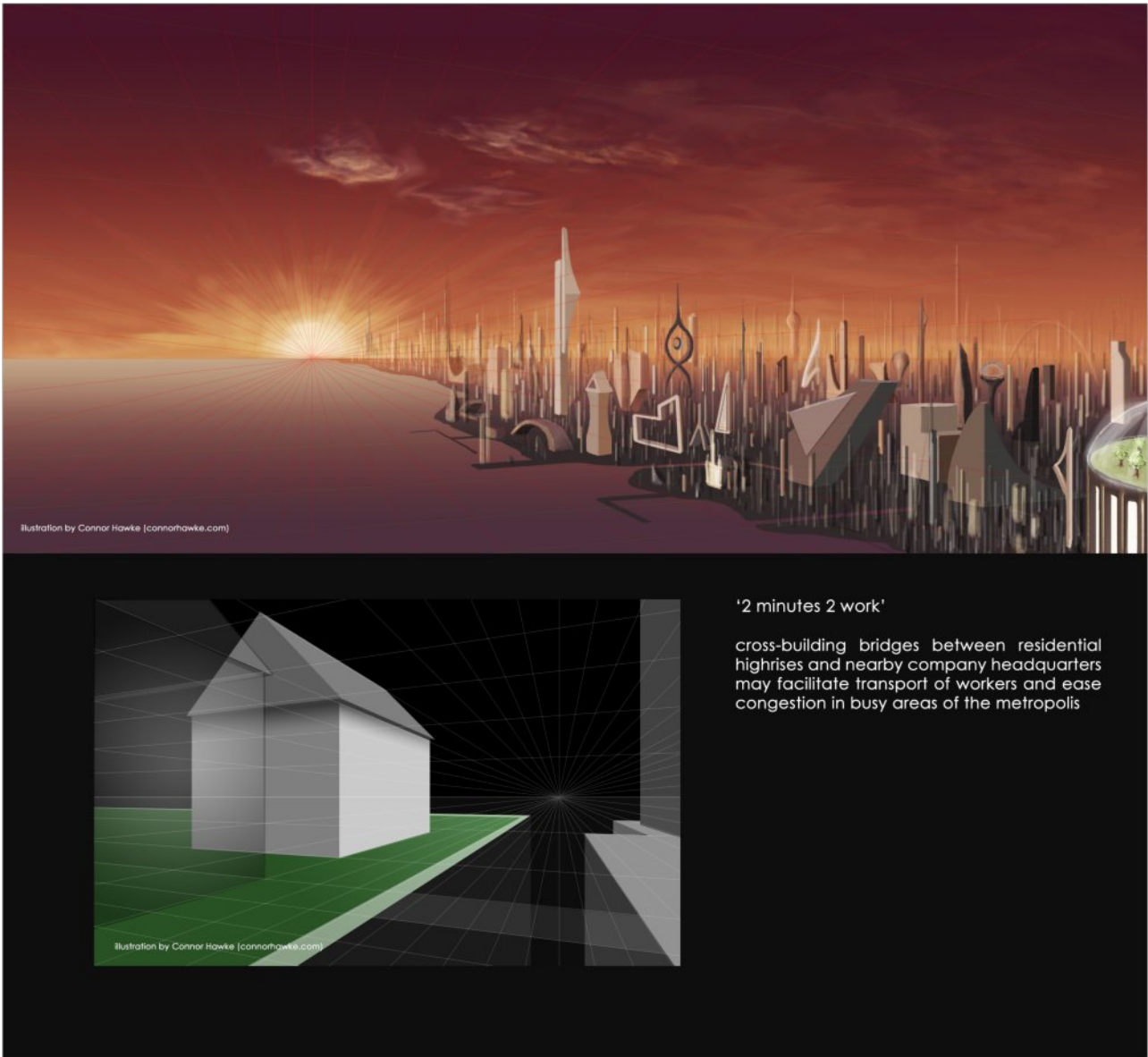
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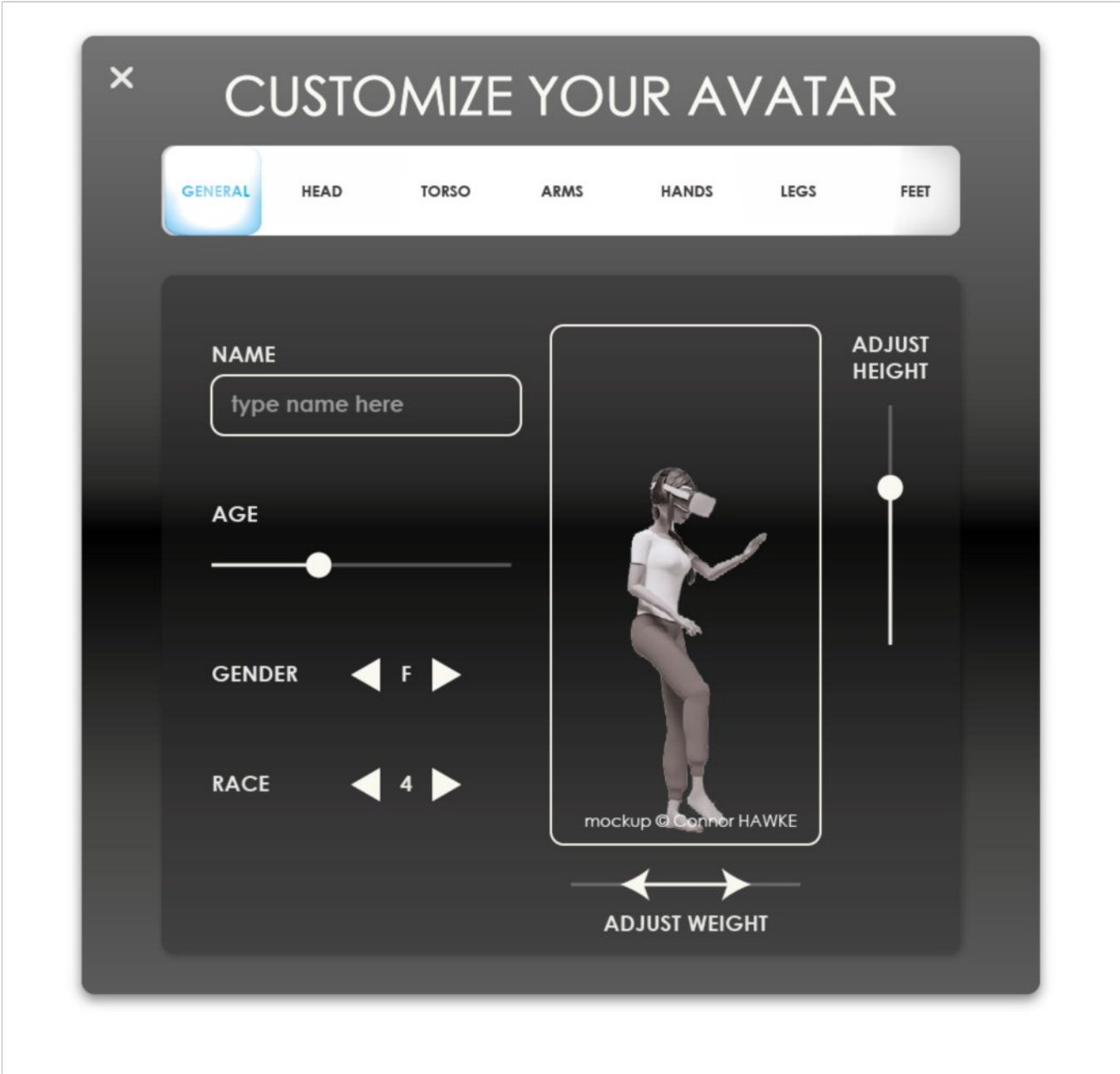
Logos
Illustrator,
Affinity Photo



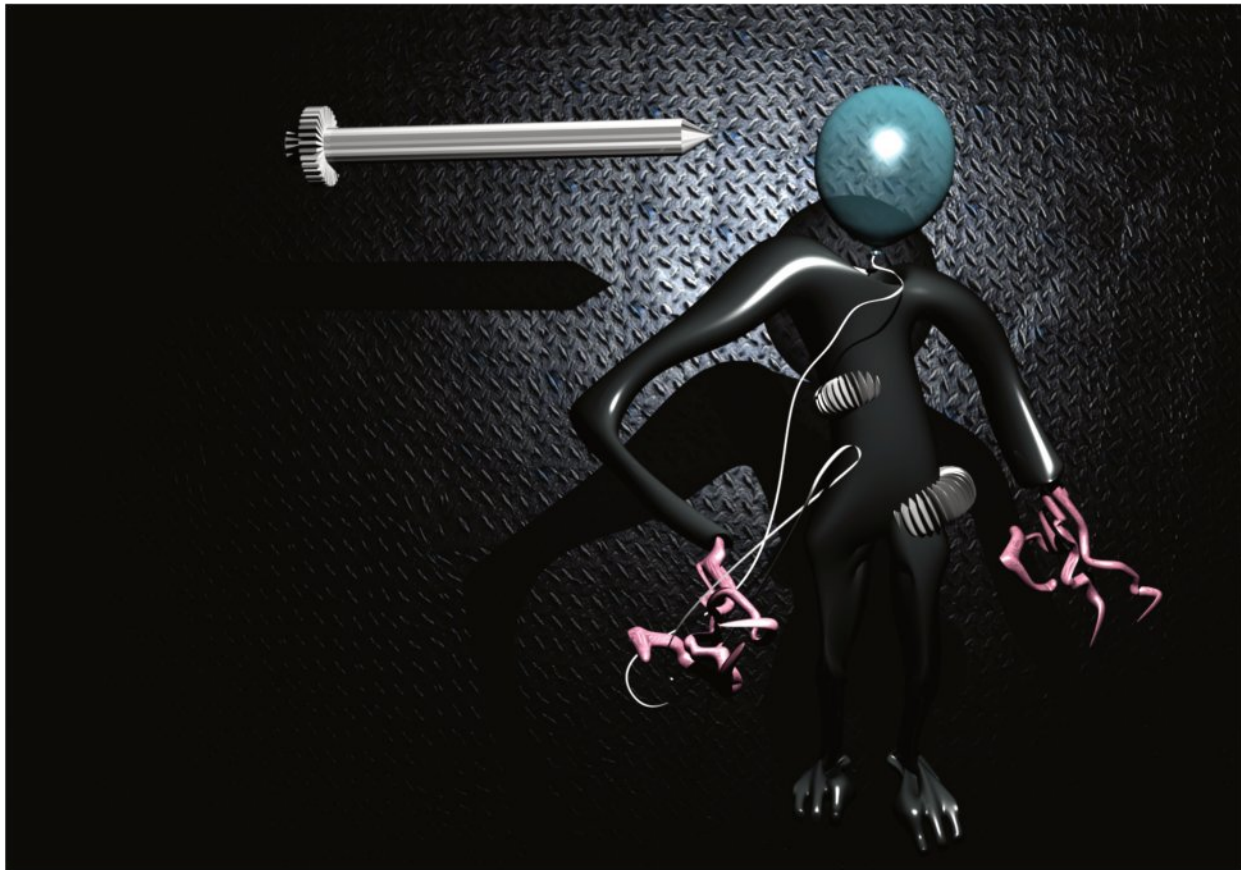
Video template for Canva & Premiere Pro
Illustrator



Concepts for an architecture portfolio
Photoshop, Blender



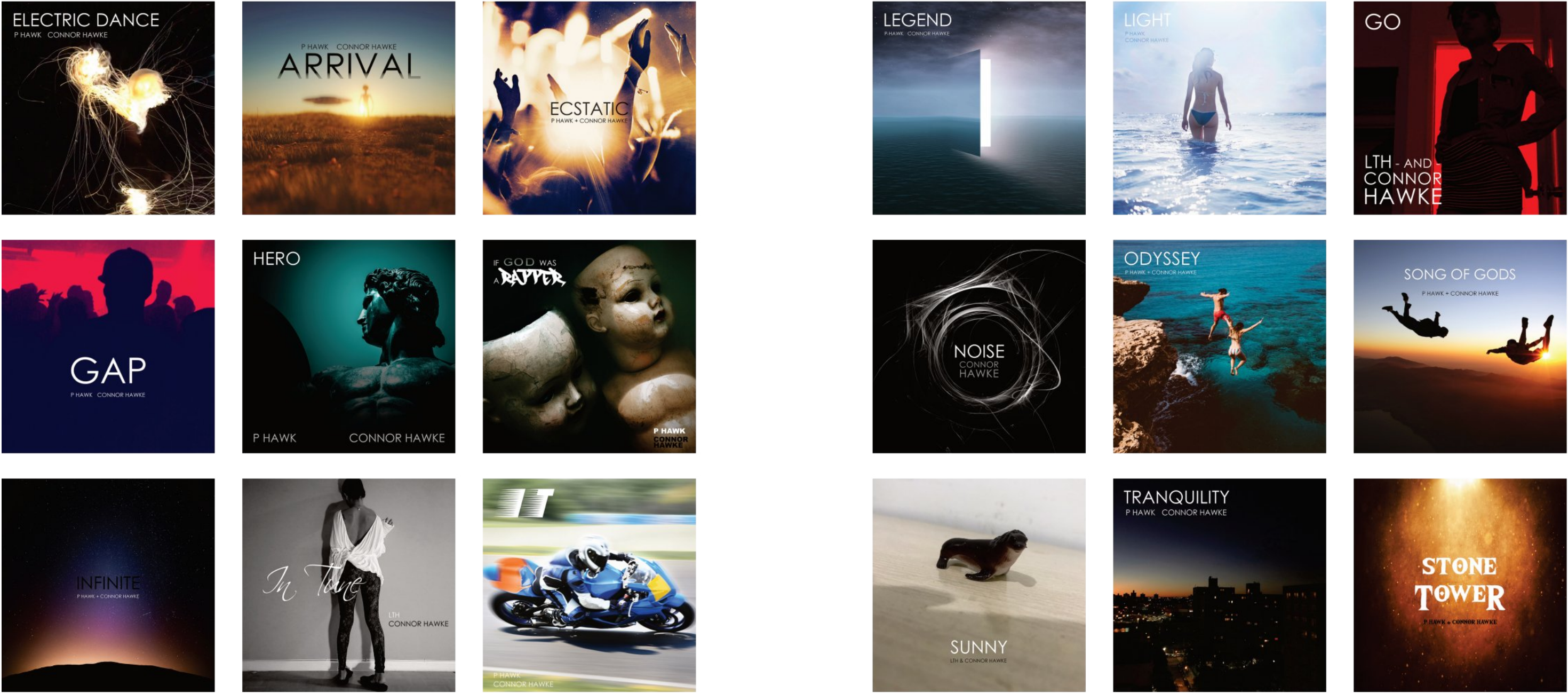
VR fitness app concept
Illustrator



Top-left
Comic concept
Paper/Ink, Blender

Bottom-left
Surreal concept
Blender

Top
VR fitness app concept
Blender



Album art for my band
Photoshop

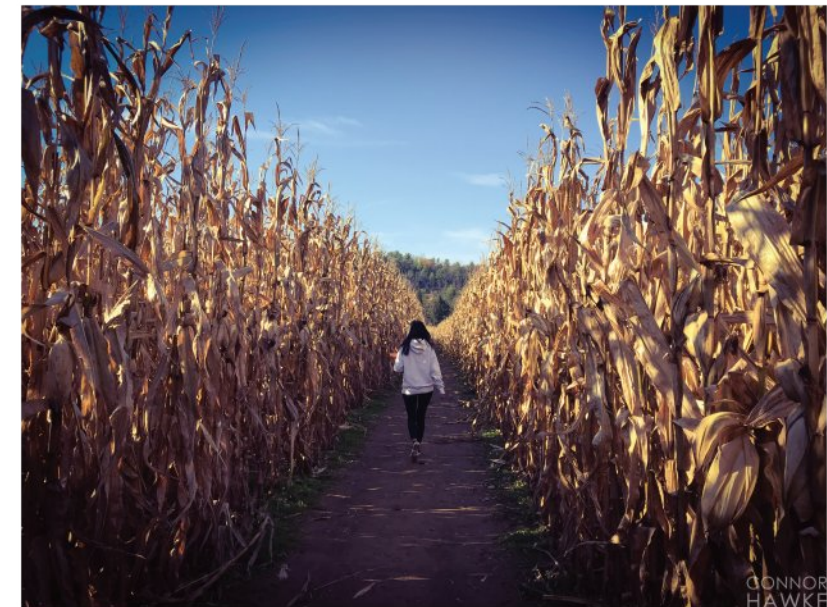
CONNORHAWKE.COM/MUSIC



Left: *Lily*

Original photo by
Kevin Hawken

Color-graded/Edited
by me



All photos besides top-left:

shot+edited by me

DSLR & smartphone

Right:

*Travel Photographer of the
Year Commended Finalist*





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