

Long term optimism and general confidence in Bulgarian institutions

In general terms there is an increase of confidence in companies registered in Bulgaria, according to BBSS Gallop International, and this is a sign of the institutional capacity to facilitate and speed-up reforms on the way to EU membership. Among the key factors in relation to this situation are the increases in minimum salaries, the increase in household incomes, the announced tax reforms, the improvements in the banking systems, which enables better and lower cost services, the state debt which decreased by almost 11 million euro in total and which amounted to 42.3% of the forecasted GDP.

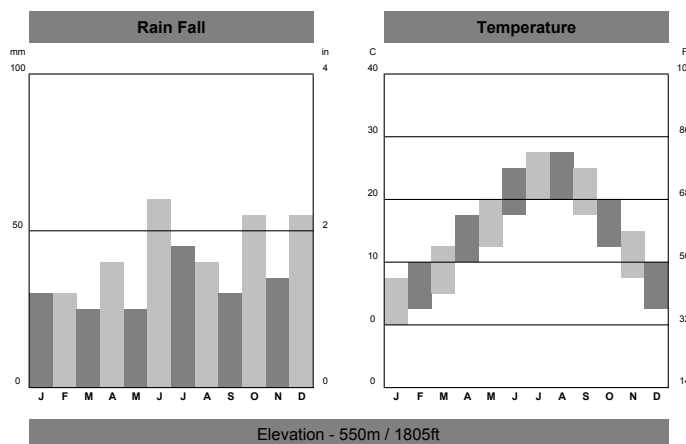
According to the governments draft the 2005 budget offers opportunities to stimulate and improve the tax climate. The attraction of foreign investment will

be achieved by incentives in the tax laws, Corporate tax is reduced from 19.5% to 15%, Tax on social and representative expenses is down from 20% to 17%, the tax on dividends is down from 15% to 7% and for EU entities is eliminated completely to avoid double taxation. The maximum depreciation rate for tax purposes on new machines and equipment increases from 30% to 50%.

The positive assessments given by the public in response to government policies undertaken influence the general environment on the way to EU membership, the reasons are twofold, 1st government institutions are working under less pressure regarding their positions leading up to elections, 2nd the Bulgarian people are showing confidence in the direction they are moving in.



Black Sea Coast Annual Forecast



How Conti Can Help You To Finance Your Overseas Home By Using The Bulgarian Property As Security

If you require finance to purchase your overseas property, then Conti Financial Services - Licensed Credit Broker (who have had over 20 years experience in the market) could assist. Using the Bulgarian property as security a Repayment mortgage could be raised, depending on individual requirements

Based on the valuation or purchase price, whichever is the lower, of the Bulgarian residential property, UK & Irish Nationals (and non-UK Nationals on a case by case basis) can borrow up to 70% for purchases and re-mortgages for Home Improvements. Mortgages for other purposes may be considered - contact us for further information.

Please note, that if the property is being built, funds are not available until completion and the property has been legally registered in your name.

For all schemes there is a minimum loan of € 25,000 and minimum purchase price of €36,000, no maximum, available in Euros only. The maximum term of the loan is 15 years - available up to age 70. Current interest rate as at 6th December 2004 is approx 7.50% in Euros.

You will find below an example of a loan to assist you based on a Repayment Mortgage in Euros and to this must be added the cost of a Mortgage Protection Policy, dependent upon age.

- Written Quotations Available On Request -

Repayment mortgage of approx € 70,000 over a period of 15 years at an Interest Rate of approx 7.50% = approx € 661.50 capital & interest per month = a total approximate amount payable over the term of € 121,870 including capital, interest, arrangement and survey fees.

The income criteria is variable
Bank Reference and Employers or Accountants reference if self-employed
Existing borrowing in the UK and Overseas will be taken into account

ALL ENQUIRIES WILL BE DEALT WITH ON A CASE BY CASE BASIS & ARE SUBJECT TO SATISFACTORY CREDIT STATUS & VALUATION

Please note, that as the loan is secured on the overseas property, it is not covered by the UK Consumer Credit Act or the Financial Services Authority. MORTGAGES ARE ALSO POSSIBLE USING THE OVERSEAS PROPERTY AS SECURITY IN THE MAJORITY OF WESTERN EUROPE, AUSTRALIA, CANADA, ISRAEL, MEXICO, NEW ZEALAND, POLAND, SOUTH AFRICA, USA & THE CARIBBEAN - OTHER COUNTRIES ON REQUEST.

THINK CAREFULLY BEFORE SECURING OTHER DEBTS AGAINST YOUR HOME. YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE.

THE STERLING EQUIVALENT OF YOUR LIABILITY UNDER A FOREIGN CURRENCY MORTGAGE MAY BE INCREASED BY EXCHANGE RATE MOVEMENTS

FIGURES BELIEVED CORRECT AT TIME OF ISSUE. THIS IS NOT AN OFFER OF MORTGAGE