



What you need to know about Community Shares

Your purchase of shares in Village Greens (Prestwich) Co-operative Ltd must be seen as a long-term investment, unlike the more familiar investments in other enterprises, where the investor seeks to share in profits through dividends and make capital gains from an increase in the value of the shares held which are freely marketable. Interest may be paid on shares from time to time, but not exceeding 5% per annum or 2% above the Co-operative Bank's base rate, whichever is the greater, and it is unlikely that interest will be paid within the first 10 years of trading. This will be reviewed annually at AGM. As a Co-operative Society, the maximum return offered to investors by way of income will always be limited, as investment is primarily for the purpose of supporting your community co-op and its long-term sustainability.

The Community Shares we are issuing are Time Bound Shares issued by the Board as permitted by our Co-op Rules. The value of each share is £1, with a minimum purchase of 100 shares, or £100, and a maximum of 20,000 shares, or £20,000. The value of shares in Village Greens cannot increase beyond the nominal value of £1 and may be reduced if liabilities exceed assets.

As long as you are at least 16 years old, or are a corporate body or company, you are eligible to purchase shares in this community business. You do not need to be a local resident or even living in the surrounding area. If you share our ethos, values and vision then we would love you to be involved in this investment opportunity.

You will be investing for a minimum of 3 years from the date of the issue of the shares or from the date Village Greens began trading (whichever is the later). Please note that shares are not transferable and cannot be sold: the only way to recover the sum invested is to give 3 months' notice of withdrawal to Village Greens. Withdrawal will be at the discretion of the Directors who will judge if Village Greens is trading profitably and has adequate cash reserves to fund the withdrawal.

However, in the event of the death or bankruptcy of a member the shares may be transferable or may be withdrawn at the discretion of the Society.

Village Greens cannot be sold for the benefit of its member shareholders. In the event that the business ceases trading, any surplus (after paying creditors and repaying share capital) shall go to another co-op or organisation supporting common ownership. Future profits not needed for the development of the business can only be used in furtherance of the Society's objects as specified in its rules.

How you can buy shares

Village Greens share options are set at a minimum of £100 to a maximum of £20,000. Each individual can choose the value of shares they wish to purchase, just fill in the application form attached, and return to us return to us and make your investment via an on-line payment.

You are investing in Village Greens (Prestwich) Co-operative Ltd, registered with Financial Conduct Authority on 28th June 2013 - Registration No 32113R.

Please note that each application will be dealt with in the strictest confidence by Village Greens Board of Directors.

Risk Factors

We have identified a number of risk factors that you should be aware of before you purchase shares in Village Greens. These include:

- as a member of Village Greens (Prestwich) Co-operative Ltd you share ownership in the Society. If the Society is unable to meet its debts and other liabilities, you will lose the whole amount you hold in shares. This may make it inappropriate as a place to invest savings.
- the Financial Services Compensation Scheme, which applies to bank accounts, does NOT apply to your share account. The Society, unlike banks and building societies, is not subject to prudential supervision by the Financial Conduct Authority (formerly FSA).
- inadequate funding, e.g. failure to raise sufficient capital
- the running costs being higher than anticipated and in excess of those budgeted and/or the projected revenue does not materialise.
- impact on the business if our lease is foreclosed or not renewable due to development of the Longfield Centre.
- unanticipated competition from similar enterprises that might seek to set up in the locale.
- reduced personal disposable income and customer spend as a consequence of changes to peoples personal and work circumstances, inflation or similar impacts within the UK economy.

This list is not necessarily comprehensive as any trading activity is vulnerable to changing or unanticipated risks, but please know that this share offer has been put together by members of our community for members of our community. We would not do it if we didn't believe that together we can make it happen.

The Board accept responsibility for the information contained in this document and have taken all reasonable care to ensure the content of the offer.

Prospective investors should read the whole of this document and should be aware that the intended outcomes of an investment in Village Greens are speculative and may involve significant risk.

Our share offer is exempt from the Financial Services and Markets Act 2000 or subsidiary regulations, meaning there is no right of complaint to an Ombudsman. We are registered with but not authorised by the Financial Conduct Authority. Therefore any investment is not safeguarded by any depositor protection scheme or dispute resolution scheme.