For customers

Our new platform

nucleus platform

# Nucleus Modular iSIPP permitted investments list

7 minute read

## What is this document about?

- This document sets out the types of investments you may hold in your Modular iSIPP. Please note that the inclusion of any asset types on this list does not mean that we endorse or recommend them, and returns on your investments are not guaranteed.
- As we are not regulated to provide advice, you should read and discuss this information with your Financial Conduct Authority (FCA) regulated financial adviser so they can help you choose the right investments to suit your circumstances.
- All investment transactions must be carried out on a commercial basis. Please note that we reserve the right to decline making an investment if the provider will not provide us with suitable monthly reconciliation data, or for any other reason we deem appropriate.
- The information in this document is based on our current understanding of HM Revenue and Customs (HMRC) guidelines and our own policies, both of which may be subject to change in the future. In particular, if any investment purchased is deemed to be taxable under pension legislation and/or HMRC rules, any subsequent tax liability incurred will be your responsibility.

You should also read:




- **Our Product Technical Guide** which explains how these types of assets can be purchased.
- **Our Guide to How your Money and Investments are Held** which provides details of how your assets are held and the protections provided under UK regulations.

Please ensure that you always access our documents from our website literature.nucleusfinancial.com in order to access the most up-to-date information.

# What investments can I make in the Modular iSIPP?

## Core investments

- Platform funds
- Fixed term deposits and notice accounts from our third party deposit aggregator
- On-platfom Exchange Traded Investments (ETIs)
- Off-platform ETIs held with EQi/Stocktrade (existing accounts only)

Platform funds may also be held as part of a managed model portfolio.

## Whole of Market module

- Investment Manager (IM) accounts
- National Savings and Investments (NS&I) products
- Investment grade gold bullion (for top-ups to existing holdings only)

Please note that these asset types may require you to be following financial advice in order to purchase them. Please see the Complex Products section below for more information.

- Off-platform/external OEICS, unit trusts and units/shares in Collective Investment Schemes
- Trustee Investment plans
- Structured products

## Commercial property module

Please note that borrowing by the Modular iSIPP is only permitted in connection with a commercial property purchase. Please read the commercial property guides on our website or contact our Property Team for further information on holding commercial property in your SIPP.

## Specialist investments module

**Please be aware that we no longer allow new purchases of specialist investments.** If you already hold the below asset types in your Modular iSIPP, you may be able to make additional investments (top-ups) into them. This is subject to our review and requirements in place at the time you request the top-up.

- Non-Mainstream Pooled Investments (NMPIs) including Unregulated Collective Investment Schemes (and Overseas UCIS) and similar vehicles
- Shares in unquoted private companies (both UK and overseas)
- Pooled investment vehicles and syndicates that invest directly or indirectly in taxable property (being residential or tangible moveable property) where the holder cannot influence or control the investment (known as Genuinely Diverse Commercial Vehicles)



Please check the definitions section of this document to help you and your adviser to consider which of these asset types would be suitable for you.

## Non-permitted investments

Please note that this list is not exhaustive and does not cover all non-permissible investment types for the Modular iSIPP. If you are unsure about the permissibility of a certain asset, please contact us to check.

- Residential or any overseas commercial property
- Direct purchase of tangible, moveable property (such as art or antiques)
- Indirect investment in tangible or residential property with a majority shareholding/control
- Property limited liability partnerships
- Residential ground rents
- Intellectual property
- Premium bonds
- Loans
- US mutual funds
- Land banking (as defined by the FCA)
- Direct holdings in commodities
- Wasting assets
- Direct investment in cryptocurrency or cryptoasset derivatives and cryptoasset exchange traded notes
- Crowdfunding
- Contracts for Difference (CFD) or Futures and Options (as defined by the FCA)
- Second hand/traded endowment policies.

## Permitted investments definitions

| | |
|---|---|
| Platform funds | The funds available on the platform are a mixture of regulated unit trusts and Open Ended Investment Companies (OEICs). |
| Off-platform/external OEICS, unit trusts and units/shares in collective investment schemes | Open Ended Investment Companies (OEICs) that are:<br>• within the meaning of section 236 of the Financial Services and Markets Act 2000 (FSMA 2000) and are UK incorporated and FCA regulated, or<br>• constituted outside the UK and are recognised schemes for the purposes of Part 17 of FSMA 2000.<br>Authorised unit trusts which are based in the UK and FCA regulated. |
| Exchange Traded Investments (ETIs) | These types of investments can be purchased via the platform's integrated stockbroking service. This covers most transferable securities, including shares in companies (equities), UK Real Estate Investment Trusts (REITs), Investment Trusts, government and corporate bonds, Exchange Traded Funds (ETFs), and Exchange Traded Commodities (ETCs). |
| Fixed term deposits and notice accounts | Fixed term and notice cash deposit accounts opened with our third party deposit aggregator. Interest is paid at the rate set on the day that your cash is received by the deposit taker. Accounts are subject to the deposit taker's terms, which may include restrictions on withdrawals during any fixed term or notice period.<br>Please visit the Investments page of our website nucleusfinancial.com for availability and further information. |
| Investment manager accounts | The investment manager must be UK based and FCA regulated, and agree to our operational requirements. This also applies to third party platforms. Please visit our website nucleusfinancial.com for a list of the third parties with whom we currently have agreements, and refer to your chosen investment manager for further information. |
| Trustee Investment plans | An investment plan provided by an FCA regulated insurance company, which is designed to be held by the trustees of a registered pension scheme and invest in the insurance company's pension fund range. |
| Structured products | The structured product must either be:<br>• a deposit-based structured account with a UK regulated deposit taker, or<br>• an equity based structured product with a UK regulated company. |
| National Savings and Investments (NS&I) products | The NS&I product must be able to be owned by a UK pension trustee. |
| Commercial property | Direct purchase of commercial property in the UK (including agricultural land, hotels, nursing homes, and public houses). Please note that the direct purchase of residential property, or commercial property overseas, is not permitted within the Modular iSIPP. Please read the **Commercial Property Purchase and Maintenance Guide** on our website for further information. |

## Complex Products

Some of these investment types could be Complex Products. Under regulations, there is no definition of Complex Products, though these can typically be investments involving:

- any potential customer liability that exceeds the cost of the investment
- the right to materially change the nature or risk of the investment or payout value
- derivatives or a structure which makes it difficult for the customer to understand
- disproportionate exit charges that could have the effect of making the investment illiquid or where the opportunity to sell is infrequent.

We will only allow you to invest in Complex Products if you have received regulated financial advice in respect of the proposed investment. If you are unsure if a proposed investment is a Complex Product, please speak directly to the investment provider.

03455 212 414 ask@nucleusfinancial.com nucleusfinancial.com

For literature in alternative formats, such as Braille, large print, audio or E-text, please call us on 03455 212 414, or via the Relay UK service on 18001 03455 212 414.

"Nucleus" is the trading name for Nucleus Financial Platforms Limited (NFPL) (registered in England, number 06033126), Nucleus Group Services Limited (NGSL) (registered in England, number 02538532); James Hay Services Limited (JHS) (registered in Jersey, number 77318); James Hay Administration Company Limited (JHAC) (registered in England, number 04068398); James Hay Pension Trustees Limited (JHPT) (registered in England, number 01435887); James Hay Wrap Managers Limited (JHWM) (registered in England, number 04773695); James Hay Wrap Nominee Company Limited (JHWNC) (registered in England, number 07259308); Nucleus Financial Services Limited (NFS) (registered in England, number 05629686). NFPL, NFS, NGSL, JHAC, JHPT, JHWM, JHWNC have their registered office at Suite B & C, First Floor, Milford House, 43 55 Milford Street, Salisbury, SP1 2BP. JHS has its registered office at Aztec Group House, IFC6, The Esplanade, St Helier, Jersey, JE4 0QH. JHAC, JHWM and NFS are authorised and regulated by the Financial Conduct Authority. NFPL, NGSL, NFS, JHWM, JHPT, JHAC and JHS are members of a VAT group with VAT registration number 514 0358 80. All companies are wholly owned subsidiaries of NFPL. Further details of the Nucleus Group can be found at nucleusfinancial.com. (12/25)