



INVESTMENT STRUCTURE

The trust is an unlisted registered managed investment scheme which will invest in financing the development of residential real property sites that meet certain criteria as determined by CFMG Equity and Income Funds Limited A.C.N 112 753 876 AFSL 291 390 ('Responsible Entity').

Unit holders will have a beneficial interest in a series of loans secured by first mortgage securities over real property. Each secured loan will provide construction funding to the owner of the residential development land.

Reasons to Invest with CFMG Capital

- Proven track record;
- Competitive Income Returns;
- Adds diversification for your broader investment portfolio;
- Provides exposure to the Australian property market;
- Aims to deliver regular monthly income secured by registered first mortgages.

CFMG Capital have developed a strategic pipeline of projects to be delivered over the next five to seven years, and with the support of our loyal investors have established a diversified mix of investment product.

We are committed to retaining our 100% track record for delivering on our targeted returns and the return of 100% of the capital invested with us and think our track record will serve us well as we head into a new phase for the investment market cycle.

An investment in the Fund is not a bank deposit, and investors risk losing some or all of their principal investment. You should take this information into account in deciding whether to invest in the Fund.

CURRENT TARGETED RETURN

8.25% p.a.
(net of all fees)

The Targeted Return is reviewed monthly and are quoted net of management fees and costs. Interim distributions are paid monthly in arrears. Please note, past performance is not a reliable indicator of future performance. Current as at 1 April 2024.

To find out more and obtain your copy of the Product Disclosure Statement, visit cfmgcapital.com.au or call us on 1800 862 058