

Earn
7%-10%
in annual profit
dividends

INVESTMENT

PENSION

PROPERTY

German
Property Fund
272% ROI
over 10 years

propfund
GERMANY

GERMAN PROPERTY FUND

Earn **7%-10%** in annual profit dividends by sharing in a profitable portfolio of over 500 fully rented residential properties in Berlin, being acquired at record low prices

Fully regulated by **BaFin**, the German Federal Financial Authority



Real estate experts in Berlin since 1996

German Property Fund

Earn 7%-10% in annual profit dividends through our fully regulated residential property fund



Why invest in PropFund?


- ✓ Fully regulated by BaFin, the German Federal Financial Authority
- ✓ Invest from €30,000 to €3,000,000
- ✓ Share in a portfolio of 500 properties worth over €30,000,000
- ✓ 7%-10% returns paid to shareholders every year
- ✓ **Private investors can expect a return of 272 % over 10 years**
- ✓ Min. 8% yield, Max. 12.5 purchase factor, Min. 7% return on equity
- ✓ €10,000,000 in private equity and a minimum of €20,000,000 in non-recourse German bank financing


The Eurix Property Group has been serving Property investors in Germany for over 15 years.


Forecasted returns

Equity invested	€50,000	€100,000
Investment period	10 yrs.	10 yrs.
Avg. annual dividend	€4,406	€8,812
Returns after 10 yrs.	€136,045	€272,091

Property portfolio

	Purchase Price	€2,700,000 (Factor 9.57)
	Rental income	€282,000 (10.44% yield)
	Equity from PropFund	€420,896
	Annual profit	€42,695
	Yield on Equity	10.14%

	Purchase Price	€460,000 (Factor 11.44)
	Rental income	€40,202 (8.74% yield)
	Equity from PropFund	€420,896
	Annual profit	€45,000
	Yield on Equity	18.43%

	Purchase Price	€8,500,000 (Factor 9.67)
	Rental income	€878,967 (10.3% yield)
	Equity from PropFund	€952,404
	Annual profit	€188,237
	Yield on Equity	19.76%

**Closing date
December 2010**

PropFund Germany 1

Contact details:

Wojcieh Skarbonkiewicz
Phone: +48 693 61 77 07
Email: voiteks@wp.pl

Maciej Skarbonkiewicz
Phone: +48 663 15 77 07
Phone: +44 77 07 233 101 (UK)
Email: maciej@pbec.eu



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PropFund Germany 1
GmbH & Co. KG
Breite Strasse 39b
D- 13187 Berlin