

Opportunity for Developers

SmartOwner is a services firm that represents a large number of property investors. SmartOwner helps its investor clients by identifying and negotiating bulk property deals that can later be resold for attractive returns. SmartOwner handles the entire transaction from end-to-end and is authorized to execute transactions and make payments on behalf of its clients.

Helping Developers

SmartOwner offers builders an attractive new avenue in dealing with assets. SmartOwner's large network of investors typically purchases a large block of inventory from builders, often at an early pre-launch stage. This allows builders to sell a good portion of their inventory at an early stage and release their remaining inventory at higher prices. The higher valuation allows SmartOwner's clients to later resell their inventory for profit.

Benefits for Developers

- ✓ Sell a significant amount of your inventory at an early stage.
- ✓ Reduce your dependence on other sources of funds.
- ✓ Ability to price remaining inventory higher.
- ✓ SmartOwner is your single point of contact enabling efficient transaction processing.
- ✓ SmartOwner has its own independent resale network to dispose of its client inventory.

Project Characteristics

SmartOwner and its clients have a flexible view of investment opportunities and are happy to consider any proposal from a builder. However, our typical client requirement has the following characteristics:

- Established developer with excellent track record
- Clear legal title able to meet our due diligence
- Plan already sanctioned or close to getting sanctioned
- Mid-sized project so that completion can be expected in two years or so
- Good location and attractive pricing with good opportunity for appreciation
- Builder's willingness to be flexible with contract terms to make the deal a win-win

For more information about SmartOwner, visit www.smartowner.com

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