



Blossum

# Invest in Blossum Wholesale Fund

## Target return 8% p.a

\* All returns are pre-tax – Wholesale Investors Only

### Why Choose Us

#### 1. Property-Backed Security

- Every loan is backed by registered first or second mortgages over real estate.
- Conservative LVRs (up to 75% blended) provide a strong equity buffer.

#### 2. Rigorous Loan Assessment

- Each borrower is vetted for serviceability, exit strategy, and track record.
- Independent valuations to confirm property value.

#### 3. Strong Liquidity Management

- Cash reserves maintained to meet redemptions and interest payments.
- Short term loans with staggered maturities reduce liquidity risk.

#### 4. Robust Investor Protection

- Wholesale-only offer under FMC Act with segregated trust accounts safeguarding investor capital.

#### 5. Attractive & Disciplined Returns

- Target net return 8% p.a. after fees.
- Monthly interest distributions plus strict default enforcement to protect yield.

#### 6. Transparency & Top-Tier Compliance

- Regular reporting on portfolio, distributions, and arrears.
- Supported by top legal counsel and aligned with FMA “fair dealing” standards.

### Fund Snapshot

- **Targeted Return 8% p.a (distribution paid monthly less tax)**
- **Tax rate is capped at a maximum of 28%**
- **Invests in a broad mix of debt investments across the residential & commercial properties (as well as cash for liquidity and transactional purposes)**
- **Minimum Investment Term 6 months**
- **Minimum Investment \$150,000**
- **Max LVR 75% (weighted average)**

Contact us today for a free consultation and start planning your financial success with confidence

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\*Our investment products are limited to select wholesale investors only. Please note that past performance is not a reliable indicator of future performance, and the fixed rates we offer could change in the future. Terms and conditions apply. Blossum is registered as Financial Services Provider under the Financial Service Providers (Registration and Dispute Resolution) Act 2008 (FSP1010903)