

INVEST IN APARTMENTS. LEAVE A LEGACY.



Trinity
Mountain
Capital

HOW DO I MAKE MONEY?



PASSIVE INCOME

Earn 6.9% a year from tenants paying their rent.



OWNERSHIP SPLIT

Investors receive 70% ownership and operators get 30%.

EXAMPLE OPPORTUNITY

Purchase price: \$3,300,000

Down payment: \$1,573,167

Projected Cash on Cash Return 6.9%

Year 1: \$108,143

Year 2: \$111,734

Year 3: \$103,900

Year 4 \$107,411

Year 5: \$110,890

WHAT HAPPENS AT YEAR 5

The property increases in value at 3% a year, and with improvements made to the property, the new value is \$6,294,528. After paying off the loan and closing costs, net proceeds total \$3,837,616.

HOW ARE THE PROFITS DISTRIBUTED

After the loan is paid off and your initial investment is returned, the profits are split at 50% between the operators and investors. \$1,923,397 is what the deal profits and \$961,698 is returned to our investors.



Average Annual Return: 24.5%

BECOME A REAL ESTATE INVESTOR

Contact us to learn how you can create, protect, and grow your wealth

 208-989-4590

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HOW DO I MAKE MONEY



PASSIVE INCOME

Earn 6.9% a year from tenants paying their rent.



PROFITS

Split 50% of the profits when we sell.

HYPOTHETICAL INVESTMENT

Initial investment: \$100,000

Projected Yearly Cash Return 6.9%

Year 1: \$6,874

Year 2: \$7,102

Year 3: \$6,604

Year 4: \$6,828

Year 5: \$7,049

HYPOTHETICAL RETURNS

Investor Equity Multiple: 2.22x

Total Investor Distributions: \$222,263

Investor Profit: \$122,263

Investor IRR: 19.41%

Total Average Annual Return: 24.5%

TOTAL HYPOTHETICAL RETURN

Cash received over 5 years: \$122,263

Average yearly return: \$24,452




Average Annual Return: 24.5%

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