



US Housing Reditus Fund

ISIN: XS2289127867





## Investment objective

US HOUSING REDITUS FUND LLC was established by a team of experienced and successful real estate entrepreneurs with the objective of acquiring and developing unique and economically attractive real estate opportunities.

US HOUSING REDITUS FUND LLC is currently involved in real estate acquisitions, focusing on affordable housing units, among other real estate projects in the South Florida area and other potential markets identified by the Portfolio Manager.

The portfolio will consist of housing products in urban areas, where affordable housing is likely to continue to attract government support and subsidies in the way of favorable financing in the South Florida area and other potential markets identified by the Portfolio Manager.

THE MANAGER, on behalf of the Company, will acquire, manage, develop and sell real estate properties and projects in the South Florida area. The acquisition and development of Real Estate portfolios present an alternative investment opportunity for Non-US - Investors, as said term is defined below, seeking to benefit from unconventional yet stable and revenue-producing real estate investment vehicles.

## Programme participants

**EISNERAMPER**

 Grant Thornton

Auditor



BNY MELLON

Issue, paying, transfer and Registrar Agent

 waystone

Trustee

wiener  
boerse

Listing Exchange

**AlphaNotes**

Issuer

**LIX**

NAV distribution

**CENTURY21**

Capital Brokers

Real Estate Purchase, Sales  
Property Management

  
US HOUSING

 **reditus**

Portfolio Managers

## Investment terms



Minimum investment **\$ 125,000**



Coupon: **6% anual-paid quarterly**

Performance Fees

60% of the equity build or capital appreciation  
on the assets at term of investment



Base Currency: **USD**



Term: **3 years**

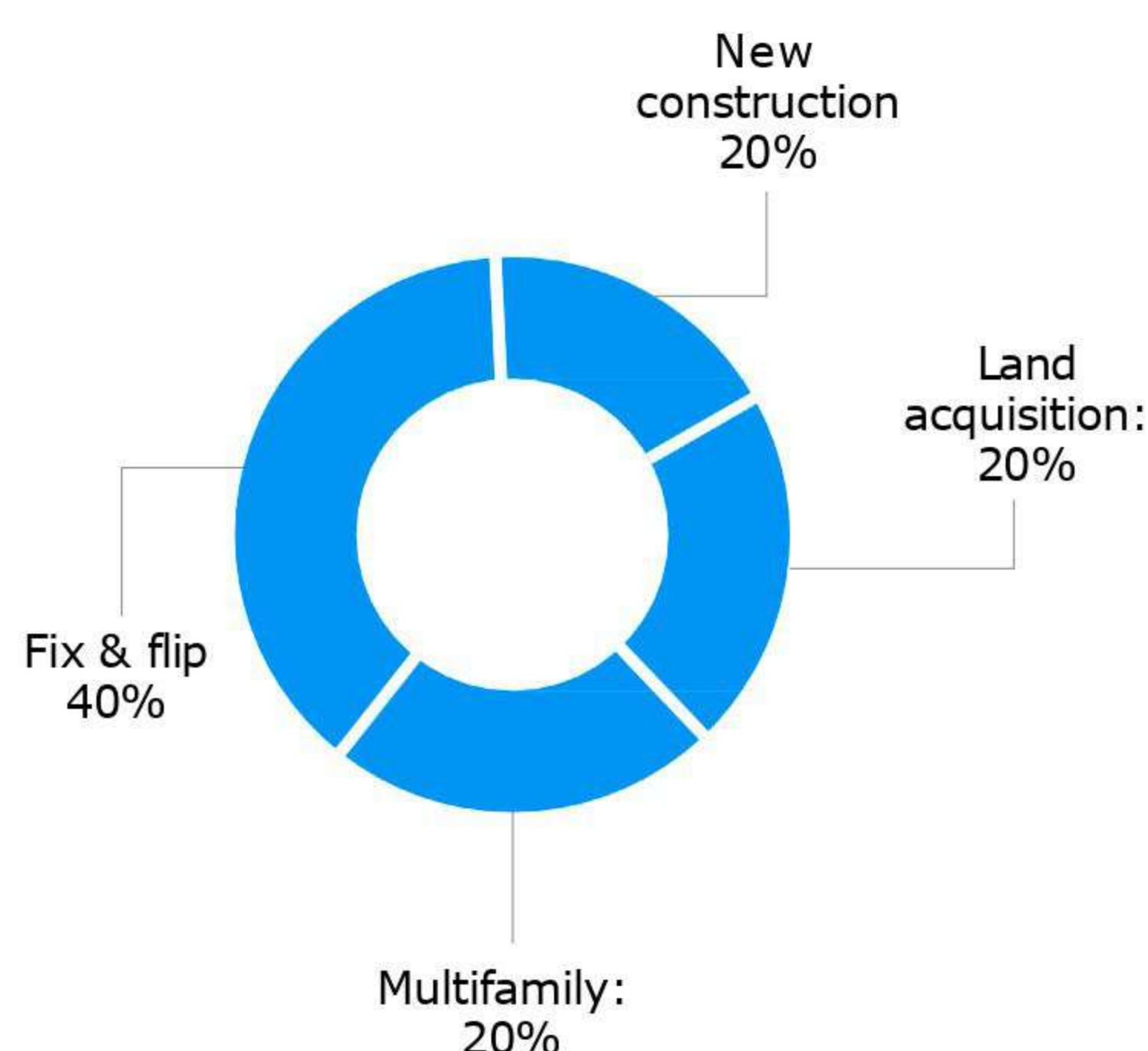
**HISTORICAL PERFORMANCE**  
(Returns net of fees)

2017 -2024

**12%**



## INVESTMENT ALLOCATION



## PORTFOLIO MANAGERS

US Housing Portfolio Manager LLC, incorporated in 2017 as a Delaware Limited Liability Company, is a real estate investment and asset management. As portfolio manager, US Housing portfolio manager will be responsible for coordinating the investment committees of the fund.

Reditus Group LLC Incorporated in 2015 in Florida, is a financial advisor. Reditus is a joint venture of highly educated professionals with a long-term standard record in financial services. Reditus has a network of individual, institutional clients and private fund managers to whom it renders portfolio management services. As portfolio co-manager, Reditus will be responsible for coordinating the risk committees of the fund.

Century 21 Capital Brokers is a Real Estate Brokerage firm locally established in South Florida since 2002 providing best-in-class brokerage services with an iconic brand and franchisor with the largest global network in the residential real estate industry. Century 21 Capital Brokers will be responsible for coordinating the management of the properties that the fund acquires.

## Important Information

The purchase of Notes implies substantial risks. Each potential buyer of these Notes must be familiar with instruments with similar characteristics to the Notes and must fully understand the terms of the Notes and the nature and extent of their exposure to the risk of loss. Before making an investment decision, potential purchasers of Notes shall conduct independent research and analysis on the Issuer, Portfolio Manager, Assigned Assets, Notes and all other relevant persons and economic and financial factors. Which they deem appropriate to assess the merits and risks of an investment in the Notes. As part of such independent research and analysis, potential purchasers of Notes should carefully consider all information contained in the Series Memorandum and the Program Memorandum and the considerations set out below. The investment in the Notes is only suitable for investors who have the knowledge and experience in financial and business matters necessary to evaluate the information contained in the Series Memorandum and in the Program Memorandum and the merits and risks of an investment in Notes in the context of the investor's own financial situation and investment objectives.

The investment in the Notes (or a share in them) is only suitable for investors who:

- 1. They are able to withstand the economic risk of an investment in the Notes (or a share in them) for an indefinite period of time (since the performance of Assets under Charge or other circumstances may require the extension of the Maturity Date indefinitely);
- 2. You are acquiring a share in the Notes (or a share in them) for your own account for the investment, not for resale, distribution or other provision of such interest (subject to any applicable law that requires the investor's property ownership); and
- 3. Recognize that it may not be possible to make any transfer of the Notes (or a participation therein) for a substantial period of time, if any.

The purchase of Notes implies substantial risks. Each potential buyer of these Notes must be familiar with instruments with similar characteristics to the Notes and must fully understand the terms of the Notes and the nature and extent of their exposure to the risk of loss. Each of the Issuers and Managers may, at its discretion, disregard the interest shown by a prospective investor even though the investor meets the previous eligibility standards. Each potential investor must make sure that he fully understands the nature of the transaction in which he is entering and the nature and extent of his exposure to the risk of loss of all or a substantial part of his investment. Emphasis is placed on the sections of the Program Memorandum entitled "Conditions of Notes Securities" and "Conditions of Notes Application and Limited Appeal" and sections of the Memorandum Series "Information on Assets in Charge".