

## Capital Placement Opportunity

### Lots 921 & 922 Baldivis Road, Baldivis, WA

- 243 lot residential land subdivision
- Outstanding location, adjoins the future Town Site and Kwinana Freeway
- Existing syndicate
- Capital required, up to \$3.0 million, 50% payable now, balance over 2.5 years
- Forecasted investment return \$4.2 million, 142% or 46% per annum based on average time capital outstanding \*
- Capital return June 2013, dividend return March 2015 & 2016 \*
- Minimum investment \$25,000
- Sophisticated investors only

\*Subject to forecasts and assumptions contained in the Information Memorandum



Property boundaries indicative only

To Register your interest and obtain an Information Memorandum please contact:

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To not receive details of future opportunities from Watson Capital Group please e-mail with "delete from database" in the header to [tony@watsonpropertygroup.com](mailto:tony@watsonpropertygroup.com)