



LANDMARK CAPITAL LTD.

Real Estate Investments

LOGAN LOFTS

MORTGAGE INVESTMENT OFFERING

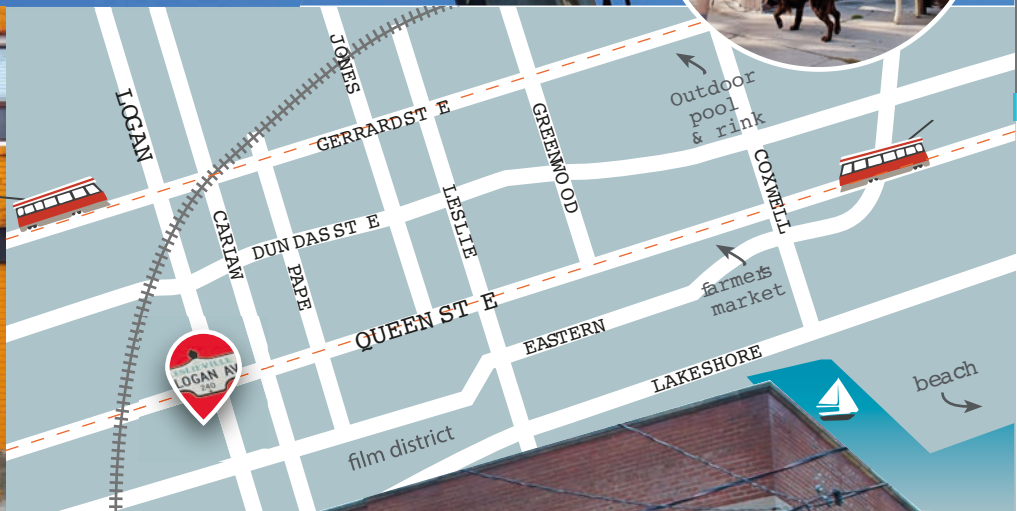


240

LOGAN STREET

THE NEIGHBOURHOOD

Leslieville is truly one of the up-and-coming neighbourhoods, providing family-friendly parks and restaurants as well as new and hip pubs and bars that continue to grow throughout. Leslieville is quickly becoming a destination for local Toronto visitors as well as many new families and artists taking part in the newly acquired night life.

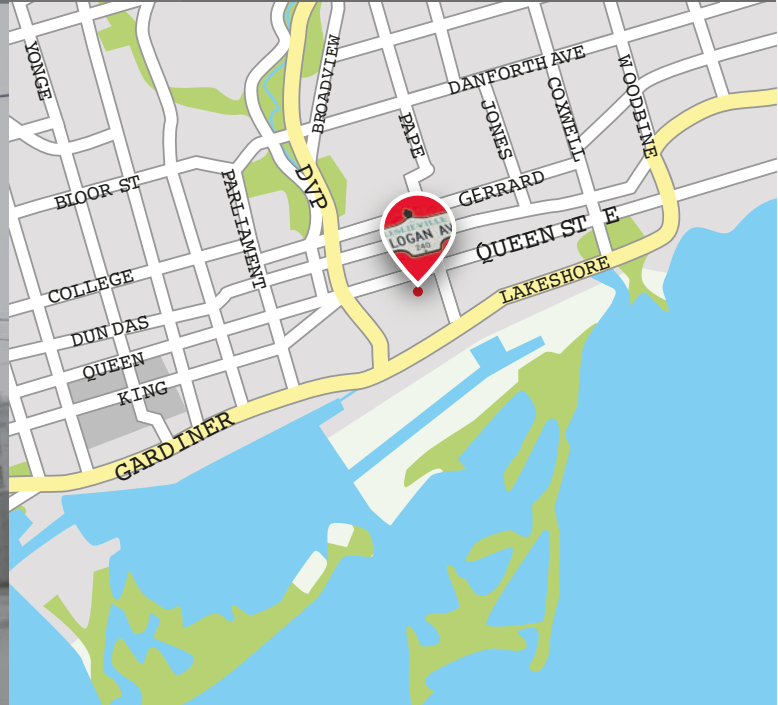


BUILDING DETAILS:

- 14,435 SF two-storey office building
- Current Tenants generating approximate Rent Roll of \$350,000 per year

OFFICIAL PLAN: Mixed Use Areas



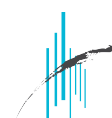


INVESTMENT SUMMARY

TOTAL RAISE AMOUNT	UP TO \$6 MILLION
MINIMUM INVESMENT	\$35,000
ELIGIBILITY	CASH, RRSP, TFSA, LIRA, LIF, RIF, SPOUSAL RRSP
PRINCIPAL SECURED	SECOND MORTGAGE CHARGE ON PROPERTY
INVESTMENT TERM	24 MONTHS*
RATE OF RETURN	TOTAL: 10% PER ANNUM 8% PER ANNUM (PAID QUARTERLY)
DEFERRED LENDER FEE	2% PER ANNUM (ACCRUED PAID UPON PROJECT COMPLETION)



Garfinkle | Biderman
BARRISTERS & SOLICITORS



LANDMARK DEVCO
Real Estate Development

*THE DEVELOPER, A RELATED ENTITY TO LANDMARK CAPITAL LTD, HAS AN OPTION TO EXTEND TERM BY UP TO 12 MONTHS. SEE DISCLAIMER ON LAST PAGE FOR MORE DETAILS.

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