

Delivering Better Ways To Invest.

PRIVATE EQUITY AND DEBT
REAL ESTATE INVESTING



www.velocecapital.com

Investor Offering

Offering Summary

Veloce Capital's investment strategy focuses on real estate collateral to seek an attractive risk and return profile.

The current active investment represents approximately 5,000 square foot ground-up construction of multi-use 5 unit residential and 1 retail multifamily property in Paterson, New Jersey.

Veloce Capital has placed an equity position of \$400,000 covering land acquisition, soft costs, and site work. A construction loan of \$809,875 to complete the project is approved. At completion, refinance will take place on a capital value of \$2,099,320, and the sponsor will receive an 80% loan based on refinancing exiting Veloce Capital's position.

Veloce Capital LLC will received a 27% preferred equity annualized rate.

Preferred Equity Fund Investment

Contact Mooney



A R Mooney / SVP, Investor Relations
58 Main Street / Hackensack, NJ / 07601
+1 (609) 933-9176
am@velocecapital.com / www.velocecapital.com

Veloce Capital's Investor Experience

Veloce Capital offers investors access to alternative investment options targeting high-yielding returns.

INSTITUTIONAL

- ▶ We have investment categories that suit your investment needs with double-digit returns.

EXPERIENCED

- ▶ We represent several options and terms that are focused on boosting your returns.

STARTING OUT

- ▶ Discover how investments other than stocks can provide flexibility and complement your portfolio.



NORTHERN NJ MARKET SWEET SPOT

- Short Hold Period
- Fully Managed Asset
- High Yielding Return Focused
- Various Investor Type Options
- Alternative Investment To Complement Portfolio



BY THE NUMBERS

5,000
EST BUILDABLE SF

12 mo.
HOLD PERIOD


ASSET TYPE

\$125, 400
EST GROSS INCOME

TARGETED ANNUALIZE
RETURN RATE
26%

Veloce Capital. Delivering Better Ways To Invest.

REAL ESTATE HIGH GROWTH STRATEGY
PORTFOLIO DIVERSITY AND TRANSPARENCY

DYNAMIC AND ENTREPRENEURIAL APPROACH
INSTITUTIONAL ACCOUNTABILITY AND INTEGRITY

**Contact
Mooney**



A R Mooney / SVP, Investor Relations
58 Main Street / Hackensack, NJ / 07601
+1 (609) 933-9176
am@velocecapital.com / www.velocecapital.com

