

# “IB” PROPERTY FUND

CONFIDENTIAL INFORMATION - NOT FOR GENERAL CIRCULATION

## PURCHASE OUTLINE

CERES Group have concluded an exclusive agreement with Investment Bonus Fund (Czech Republic), herein referred to as 'IB FUND', to solicit potential residential properties for purchase by the IB Fund.

*To be considered for fund purchase, properties should meet the following parameters:*

TYPE:	Residential units (new-build, renovated or pre-construction)
PHASE:	Purchase contract completed
VALUE:	Any considered, ideally less than 5.0m CZK
RENTAL:	With or without tenants
LOCATION:	Czech Republic

IB FUND is a Czech domiciled fund which has been established with the aim of purchasing a large volume of residential unit assets. The units should be fully owned (ie. purchase transaction is completed), and can be in any state of repair (pre-construction, renovated, or new-build). IB FUND is wholly owned by private entities, with a capitalization of 1bn CZK (cca 34m GBP). The current acquisition target of the fund is for properties located in Prague, Czech Republic with the intent to expand this model to additional capital cities within Europe (incl. UK).

The process of evaluating potential properties for purchase by the fund is set out as follows:

1. Evaluation of the current property value, according to the fund criteria
2. Offer Letter provided by IB FUND
3. Signing of brokerage contract with CERES Group
4. Transfer of 100,000 CZK reservation fee by the IB Fund to holding account.
5. Signing of purchase contract with IB FUND
6. Transfer of funds for the purchase

The evaluation & offer period typically takes 1-2 weeks from when the property details are provided to CERES Group. Should you be interested in potentially selling your property, click the button on the right to arrange for a valuation on your property.

[CLICK HERE  
FOR AN OFFER](#)



*NB: Pictures represent sample acquisition targets*

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