

# 18 MONTH LOAN NOTE OVERVIEW

## THE FOLLOWING IS A SUMMARY OF THE OFFER

Group Description:	The Company is focused on development projects and rental units in both the commercial and residential sectors. The Directors hope to raise up to £10,000,000 from the issue of the Bond.
Minimum Investment:	The minimum investment is £25,000.
Trustee	Castle Trust Group, 932 Europort, Gibraltar
Capital Growth Loan Note:	The Loan Note will accrue interest from and including the issue date of each Loan Note at the fixed rate of 18 per cent over 18 months. The interest on the Loan Note is payable 10 days after 18 months from the initial investment.
Income Generating Loan Note:	The Loan Note will accrue interest from and including the issue date of each Loan Note at the fixed rate of 15 per cent over 18 months with income being paid every 6 months at 5% from the date of initial investment.
Security:	Debenture over High Street Commercial Finance Limited / Corporate Guarantee.
Raise Amount:	£10,000,000.
Term:	The Loan Note matures 10 days after 18 months from date of initial investment.
Availability:	This invitation is available for direct investment by institutional investors, professional investors, sophisticated high net worth individuals or companies.
Event of Death:	In the event of the death of a Loan Note holder sums will be paid out 3 months after receipt of a valid death certificate.

## LOAN NOTE OVERVIEW

High Street are issuing an 18 month loan note to provide equity for the delivery of our Private Rental Sector schemes and Rooftop Development opportunities.

The loan note will be issued to provide investors with 2 options:

**OPTION 1:** The Capital Growth loan note will pay an interest of 18% return over 18 months.

**OPTION 2:** The Income Generating loan note will pay an interest of 15% return over 18 months, with 5% being paid every 6 months.

High Street will provide investors within the loan note with monthly updates on all ongoing and potential projects. Please refer to the corporate brochure for a detailed appraisal of our development strategy.

## EXAMPLE CAPITAL GROWTH LOAN NOTE (18%)

Investment	Return (18 months)
£25,000	£29,500
£100,000	£118,000
£150,000	£177,000
£250,000	£295,000
£500,000	£590,000

## EXAMPLE INCOME GENERATING LOAN NOTE (15%, 3 INSTALMENTS OF 5%)

Investment	6 months 5%	12 months 5%	12 months 5% plus initial capital	TOTAL
£25,000	£1,250	£1,250	£1,250	£28,750
£100,000	£5,000	£5,000	£5,000	£115,000
£150,000	£7,500	£7,500	£7,500	£172,500
£250,000	£12,500	£12,500	£12,500	£287,500
£500,000	£25,000	£25,000	£25,000	£575,000

