



# Lukrom iFund LP

REAL ESTATE SECURED PRIVATE CREDIT FUND

## THE OPPORTUNITY

Lukrom iFund offers higher returns than the historical returns of the stock market with very low risk and no volatility. Our REIT status has tax advantages that can make those stated returns even higher.

## FIRST LOSS COMMITMENT

When we say we put our investors first, we mean it. \$5M of Lukrom iFund is invested by our Executive Team and Advisory Board in a "First Loss" position. Although we don't anticipate any losses, this First Loss Commitment will absorb any potential losses that extend beyond the real estate equity of the borrowers. **NO OTHER FUND IS DOING THIS!**

## THE LUKROM DIFFERENCE

Investor-focused fund that allows our investors to sleep well at night knowing their hard-earned money is being protected.



### DISTRIBUTIONS OR COMPOUNDING

Our investors can elect monthly distributions for reliable income or monthly compounding to grow their net worth.



### LOW RISK & NO VOLATILITY

We make low loan-to-value (LTV) loans on stable assets for predictability.



### TAX-ADVANTAGED INVESTMENT

We reduce your taxes through our Real Estate Investment Trust (REIT) structure.



### TRANSPARENCY & ACCOUNTABILITY

Fully administered fund with annual audits providing investors comfort and confidence.

## LUKROM iFUND DETAILS

- ✓ \$250M Raise
- ✓ Real Estate Backed
- ✓ Primarily 1st Position Liens
- ✓ Minimum \$100k
- ✓ 12-months lock-up period
- ✓ Open-ended
- ✓ Monthly Distributions or Monthly Compounding

## RETURN ON INVESTMENT

|                 | CLASS A | CLASS B | CLASS C |
|-----------------|---------|---------|---------|
| STATED          | 7.0 %   | 7.5 %   | 8.5 %   |
| STATED COMPOUND | 7.2 %   | 7.8 %   | 8.8 %   |
| REIT*           | 7.8 %   | 8.4 %   | 9.5 %   |
| REIT COMPOUND*  | 8.1 %   | 8.7 %   | 9.9 %   |

\*Tax-Equivalent Return after accounting for 20% QBID tax deduction

## CONTACT

602-755-5101  
investors@lukrom.com  
www.lukrom.com  
NMLS 4264077 | AZ BK 1045629



Lukrom is managed by a high-performing team that has over 50 years of experience across multiple business sectors.