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INVESTING IN PROPERTY THROUGH SUPERANNUATION

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Dear Investor,

As you are aware a number of well publicized property investment companies have recently experienced financial difficulty and are now in the process of being wound up.

Quantum is substantially different to all of these companies.

Quantum is owned 100% by Executive Directors not external directors/ shareholders. The business strives to work for its clients/investors to generate stable but attractive returns on property investments.

Other major points of difference with Quantum Syndicate Management and the other Quantum property syndicates are as follows;

- All our investments are held by an independent custodian - Australian Executor Trustee Ltd.
- All investments are in individual properties with the investor purchasing titles to the property i.e. one property per investor. There is no cross default to other properties.
- Quantum does not own/hold any properties – it's the manager for a syndicate of owners
- Quantum does little or very limited mezzanine funding.
- Quantum's funding is from banks such as NAB, ANZ, Westpac, etc, with limited use of mezzanine funding from recognized providers.
- Clients invest equity not loan funds in Quantum's property syndicates.
- Quantum has generated on average a 20%+ pa rate of return after tax on investments on its property syndicates.
- Quantum's property syndicates have in excess of 60% pre sales prior to commencing construction.

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