

Established UK Based Asset Management Company Providing  
Short-Term Commercial Lending.

## INVESTMENT

**Issuer:**

Starfortis

**Investment Strategy**

Working Capital Loans

**Investment Structure**

Loan Note

**Capital Raise**

£1,000,000

**Min Subscription**

£10,000

**Term**

2 Years

**Currencies**

32 Countries

**Investors**

Qualified and  
Professional  
Investors Only

## ABOUT US

Starfortis is a privately-owned boutique asset management firm.

Specialising in lending to the Living Real Estate Sector across the Northwest of England.

Targeting £15 million in assets under management this year, we provide our high-net-worth and sophisticated clients with exclusive access to fractional loan investments.

### FIXED INCOME

INTEREST:

**16% pa**

INTEREST  
FREQUENCY

**Monthly**

### CAPITAL GROWTH

INTEREST:

**20% pa**

INTEREST  
FREQUENCY

**Maturity**

Our exclusive loans focus on prime locations  
Offering a balance of stability and growth

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Address: Starfortis Ltd, SAS House, Chipperfield Road, Hertfordshire, London, WA9 4JB

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## FRACTIONAL LENDING

Starfortis offers fractional real estate investments, providing access to institutional-grade loans like bridging and mezzanine finance. This approach lowers the barriers to entry, enabling smaller investors to collectively fund larger commercial loans.

## OPPORTUNISTIC FUND

We provide mezzanine loans to established property companies. Our financing solutions are designed to offer cash flow during the early stages of property projects, ensuring the smooth progression through the property development lifecycle.

## HOW WE LEND

- ❖ A third-party Security Trustee holds the loan in trust for our lenders.
- ❖ They take a company debenture and charge as security.
- ❖ Lending to professional property companies.
- ❖ Providing cashflow funding for opportunistic projects.
- ❖ Underwriting multiple loans to provide diversification.
- ❖ Reducing risk and strengthening returns.

Own the Loan, Not the Liability  
Fractional Lending for Professional Investors

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