



Aretean

*Invest your future
in Australia.*





Our story

—*Established in 2012,
Aretean is an Australian
owned specialist property
funds management and
advisory company.*

Today, we have over \$250 million assets under management across several classes including residential, commercial, healthcare and hotels. We invest in and manage real estate assets in metropolitan Sydney and Melbourne, achieving superior results for our institutional and individual investors.

—*Today, we have
over \$250 million assets
under management.*

Aretean's heritage is anchored in deep-reaching market knowledge and established networks in the Australian real estate sector.

For the past decade, we've evolved a distinct local investment strategy, led by our local team. Our outstanding team of professionals combine their real-world experience and technical capability with exceptional research to provide our investors with sound investment opportunities and reliable returns.

Our ambition is to develop assets that not only create sustainable value for our investors, but enhance the communities in which they are located.





Our expertise

Real Estate Funds Management

Aretean Real Estate Funds Management division provides wholesale investors the opportunity to participate in investing in a range of asset classes, including property development, commercial buildings and other income-generating real estate assets. Our core philosophy is preservation of capital; we seek to assist our clients to outperform industry benchmarks and more.

Real Estate Investment

Aretean's investments are focused on real estate assets located in the metropolitan areas of Sydney and Melbourne, with close proximity to transportation and social infrastructure. Our experienced team have an acute sense of the market and access at compelling entrance valuations to off-market opportunities that are uniquely positioned for out-performance.

Investments Management

Aretean has a proven track record in providing our investors with outstanding investment returns. Our team has the experience and capability to manage every stage of the real estate investment cycle, from acquisition to equity and debt funding; from development management to project management to delivery of each project.

—*Let Aretean
realise your path
to prosperity.*





—*Partnering to unlock
greater value.*

Real Estate Advisory

Site acquisition advice

Aretean provides advice to first-time Australian investors and developers, from financing through to legal and development. Our advice can encompass the calculation of your project returns, structuring and legal consultation. We ensure that you'll make sound decisions based on comprehensive analysis and real insight, in order to maximise the return on your investment.

Debt and finance advisory

Project financing and capital efficiency is one of the key success factors in the delivery of a project. Aretean assists clients to build the optimal structure and team, perfecting the development program. We also offer our local understanding and network of financiers to achieve the optimal outcome for you.

Development management


Aretean also offers clients a complete development management solution. We connect you with leading operators, as well as overseeing your investment from beginning to end, maximising the efficiency of your investment and ensuring greater control across the project lifecycle.



Aretean funds

*—Navigate your path to
outperforming returns.*

Outperforming real estate returns are the intersection of unique market insights, exceptional timing and unparalleled local knowledge. Since our establishment, we've remained steadfast to the founding tenet of our business – to offer our clients an unparalleled understanding of the Australian real estate sector.



—*Strong performance
through managed risk.*

Fixed Income Fund

Aretean's Fixed Income Fund invests in solid asset-backed debt securities, ranging from senior to mezzanine.

Our Fixed Income Fund's objectives are to provide investors with typically 3% - 6% return above bank term deposit rates. The returns vary according to the security type, terms and duration of the debt instrument.

Real Estate Development Fund

Aretean Real Estate Development Fund identifies real estate locations that represent high-value development opportunities. The Fund aims to acquire or co-invest with leading developers in prime development sites in Sydney and Melbourne's metropolitan areas to deliver multi-unit commercial and residential assets to the market.

Our Real Estate Development Fund's objectives are to provide investors with an IRR of not less than 18% at completion.

Real Estate Income Fund

Aretean's Real Estate Income Fund invests in income-generating real estate assets in the inner metropolitan areas of Sydney and Melbourne. The Fund's objectives are to provide investors with access to commercial and residential assets typically generating a stable rental income and which are managed either by Aretean or by one of our reputable asset management partners.

—*A track record
in achieving above-
average returns.*

Transparency

Aretean's focus on Single Asset Funds provides transparency into our investments.

We typically execute and manage individual investments in a Managed Investment Trust, which means each trust is dedicated to a single real estate asset. Our trusts are private, closed and independently managed.

Proven methodology

Our track record in achieving above-average returns derives from an extremely rigorous and analytics-led selection methodology. Aretean always invests alongside other leading operators in order to further mitigate risks in the development and delivery process.

Optimising your control and return

Our diverse team encompasses a wide range of sector professionals with backgrounds spanning finance, banking, development, sales and management. With combined experience of over 100 years in the Australian financial market, our team have extensive expertise in investing in, managing and enhancing the value of real estate assets. We maintain full control over the life of the real estate asset through to delivery, ensuring greater efficiency and superior investment outcomes.



—Our reputation
is built on trust.

Our values

Knowledge

Our philosophy is based on a belief that knowledge is fundamental to sound decision making. We specialise only in what we know and understand: Australian real estate.

Commitment

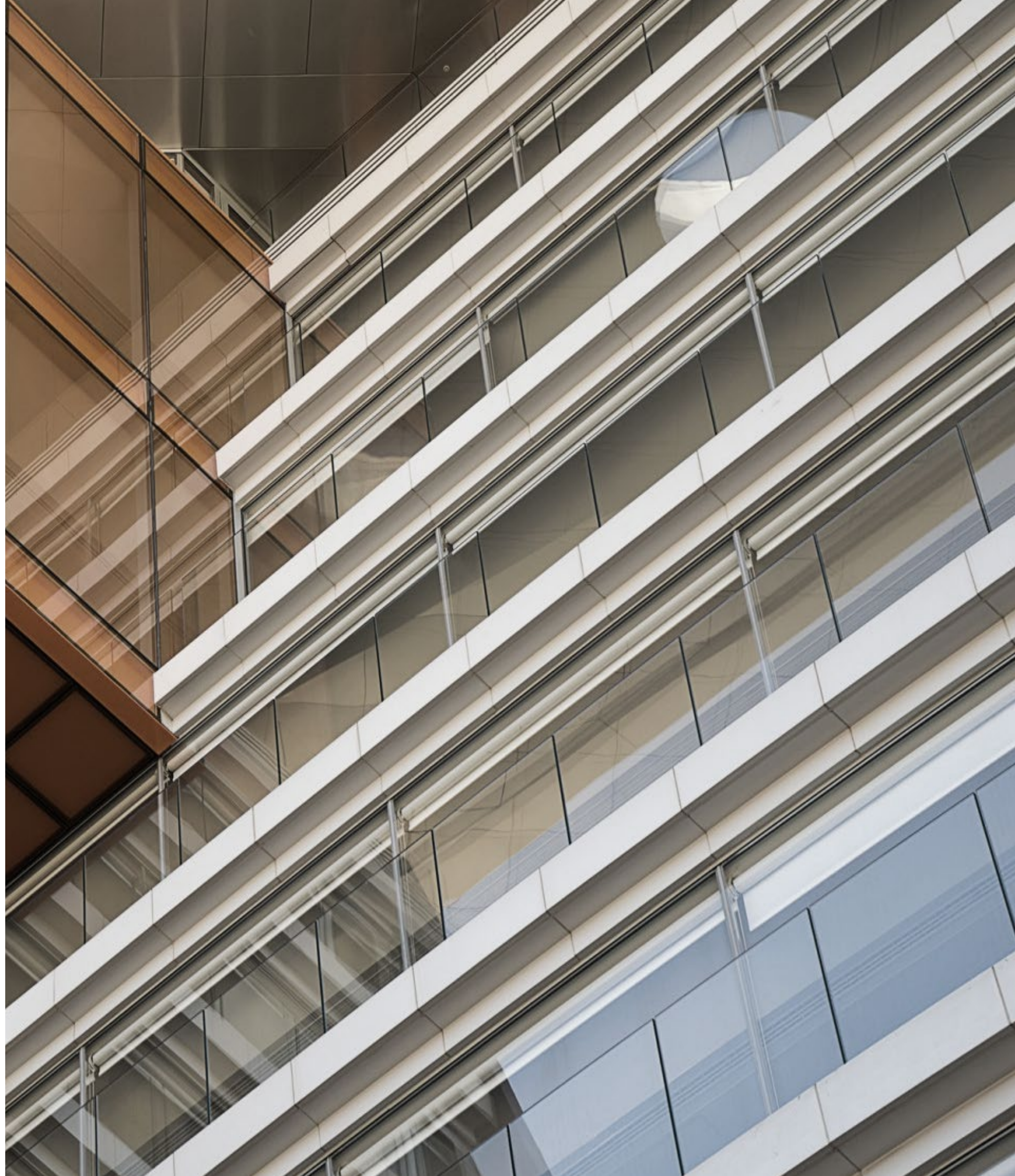

We believe the better you are at something, the more you enjoy it. We're proud of our heritage and our tireless pursuit to excel at what we do.

Integrity

While investment brings variables, our integrity is constant. Through market cycles, we identify and execute proven investment strategies that create real and lasting value for our investors

People

Our team are the heart of our business. We understand the unique challenges and opportunities in the Australian market, and we're passionate about our role in cultivating sound investments that underpin local economies and communities.





Moni Xinye An

CEO

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Bing Jiang

Director

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Brian You

General Manager China

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Greg Hynd

Project Manager

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—*We leverage our regional perspective, extensive local relationships and rigorous research to create opportunities our investors can trust.*



Xiaoming Huang

Director Business Development

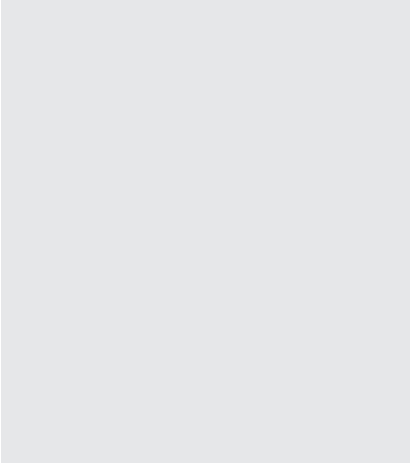
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Maggie Liu

Business Development Manager

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Andy Liu

Risk & Compliance

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Moni An, Founder and CEO Aretean.

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