

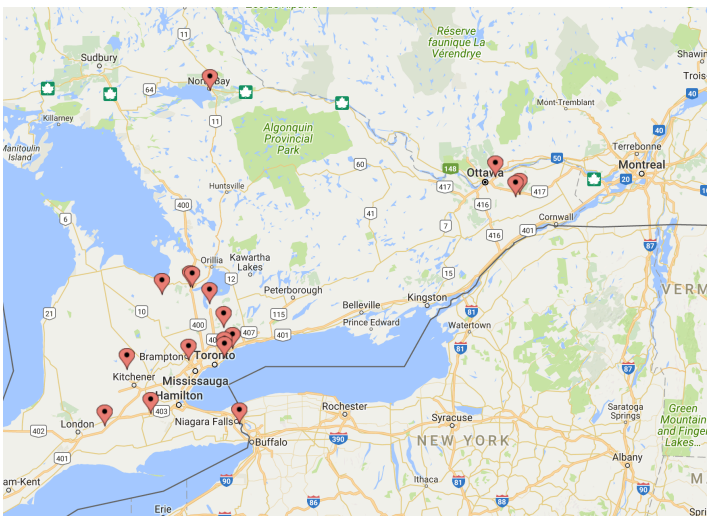
# STRATEGIC INVESTMENTS IN RETIREMENT MARKETS



## Levante Living Trust

*Canada's Premier Creator of Private  
Equity Senior Living Funds*

**Potential Assisted Living and Long Term Care  
Homes currently in our acquisition funnel**



The Levante Living Trust is a fund that provides a vehicle for investors to potentially capitalize on favorable demographic trends such as an aging senior population, increasing life expectancies, the growing need for specialized care, and the potential for stable sources of revenue in the Senior Living Industry in Canada. The intended result is consistent, long term wealth creation as well as enhancing the lives of seniors in Canada. The Master LP currently operates primarily in the Assisted Living market, with plans underway to begin a Long Term Care facility consolidation strategy across Ontario.

The Levante management team has 20 years in the senior living healthcare sector, including the development, operations and redevelopment of long-term care facilities and adult based residential communities as well as a combined 30 years experience in financial services, market equity raises, and managing public companies.

*Interested in diversifying your portfolio? Need more information?*

### Head Office

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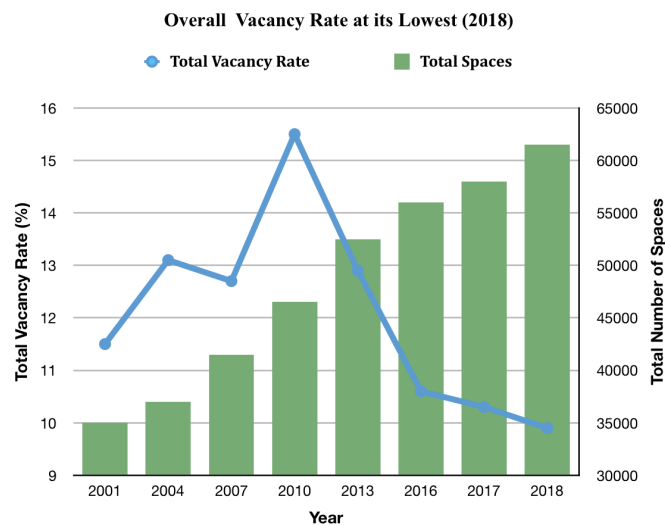
[www.levanteliving.com](http://www.levanteliving.com)



# Why Invest in Senior Living Now?

## The Demand for Senior Housing: The Growing Senior Population & Declining Vacancy Rate

- **Number of Canadian seniors 65+ set to double to 10.4 million in the next 20 years.** (Statistics Canada: <https://www12.statcan.gc.ca/census-recensement/2011/as-sa/98-311-x/98-311-x2011001-eng.cfm>)
- **Vacancy rates for all [senior housing] spaces touched at 9.9%, the lowest since 2001.** (Source: "Seniors Housing Report Ontario." CMHC. 2018. Page 1.)
- With a total of 77,000 long-term care beds in Ontario, **the wait list to get into a long-term care home sits at 29,000.** This is set to increase to 50,000 in the next 6 years. (Source: "About Long Term Care in Ontario: Facts and Figures." Ontario Long Term Care Association. 2018 and "Nursing Home Wait List to Reach 50,000 in Next 6 Years Advocates Warn." Kristin Rushowy. *The Star*. March 20, 2017.)



Graph: Senior Housing Report 2018. Canada Mortgage and Housing Corporation. Accessed August 2018. (<https://tinyurl.com/v833wy2q>)

## How You could Benefit by Investing with Levante Living

**The chance to diversify your portfolio**

*Benefit from experienced and successful managers of senior living facilities*

*Capitalize on the growing demand for senior housing*

**Eligible for Registered Plans (RRSP, TFSA, RESP, LIRA)**

**Management has co-invested 20% of equity (please see OM)**

**Distribution reinvestment program**

**Quarterly Distributions**

*Targeted quarterly cash distributions for investors*

*Leverage possible redevelopment opportunities*

## Offering Summary

- Maximum Offering: \$50,000,000
- Assets: Senior Living Facilities through Levante Living Trust
- Term: Anticipated 3 years
- Distribution: Targeted \$0.70 / unit (based on \$10.00 unit price), paid quarterly
- Trustees: Michael Petersen, James MacDonald, Glenn Bryan, Mark Maxwell



**Disclaimer:** This is not a formal offering document. Prospective purchasers of this investment opportunity will be provided with a confidential Levante Living Trust Offering Memorandum (2018) and will need to be qualified for investment prior to making any investment. No person has been authorized to give any information or to make any representation not contained in the formal Offering Memorandum. No securities regulatory authority or regulator has assessed the merits of the proposed offering or reviewed the formal Offering Memorandum. This investment opportunity is speculative and involves a degree of risk. There is a risk that any investment made will be lost entirely or in part. There can be no assurance that Levante Living will achieve the results projected or implied by the forward looking statement provided. Only prospective investors who do not require immediately liquidity of the investment and who can afford the loss of their investment should consider this offering. While the information contained herein is believed to be accurate and reliable, Levante Living Trust expressly disclaims any and all liability based on such information or errors or omissions thereof.