



FTW INVESTMENTS

Acquisition Criteria

Asset Types:	Multifamily, Adaptive Reuse, Industrial, Neighborhood Retail
Strategies:	Light Value Add, Heavy Value Add, Substantial Renovation or Redevelopment
Property Class:	Multifamily – Class A & Class B Commercial – Class A, Class B, and Class C
Minimum Deal Size (All in Costs):	Multifamily - \$3,000,000 Retail & Industrial - \$3,000,000
Maximum Deal Size (All in Costs):	Multifamily - \$50,000,000 Retail & Industrial - \$20,000,000
Primary Geography:	Kansas City
Secondary Geography:	Omaha, Des Moines, Minneapolis, Wichita, Oklahoma City, Tulsa, NW Arkansas, Lawrence, Columbia, St. Louis, Indianapolis, Cincinnati, and Columbus
Cap Rates:	Multifamily: 8%+ cap rate achievable in 24-36 mos. Retail & Industrial: 10%+ cap rate achievable in 24-36 mos.
Typical DD:	60 Days + 15 days to close

To submit a property, send by email to acquisitions@ftwinvestmentsllc.com and include asking price, rent roll, T-12 financials, and a list of any and all cap ex completed within the last 3 years.