

Identity Property Buyers

NEWSLETTER #020

What is the Biggest Lever to Financial Freedom?

Welcome back to the next instalment in the IDentity Property Buyers Newsletter series. Today's chat is surrounding the biggest lever you can pull on when we are talking about investment.

This is relevant to both the home owner and the investor so read on and get your mind around this one, as it has the ability to supercharge your financial performance.

Leverage! Leverage! Leverage!



Picture this, you have 100k to invest and you are looking to try and maximise your capital gains over the course of a 10 year period. Lets consider 2 options for investing and play this one out.

Option 1 - Shares (No Lending / No Leverage)

Option 2 - Property (Lending & Sensible Leverage)

So let's take a deeper look into both of these scenarios and plot out the difference in gains made on your investment.



Option 1

So we are going to invest 100k directly in a share portfolio and assume 10% compound returns for this investment. So essentially you let this one ride out and after the term is up you will see where it all ends up. We are going to assume no costs are involve in this share portfolio.

Option 2

Invest 100k in property and secure a 500k property with a Loan to Value Ratio just above 80% (Assume only 7% Compounding Returns). So in this instance you are borrowing 400k from the bank. We are going to assume it costs you 25k in acquisition fees and 10k per year after rental income and tax to hold this asset.



It is clear from the above information that **LEVERAGE** is the big lever

So take note that property when leveraged has the ability to outperform shares in a very substantial way, nearly 200k in this example.

This information is important to both the home owner also as you will most likely use leverage to secure your family home. If you strategically select based on data and science a quality location and property you can achieve supercharged returns.

This is definitely easier said than done but the compounding returns warrant a professional approach wouldn't you think?

Time is Ticking...



Let our professionals at IDentity Property Buyers help you avoid all those costly mistakes and provide you with a fantastic experience and an exceptional end result....

Don't get left behind when the market is moving, take control with your very next steps in a professional way today!

Make contact today and schedule a **Free, No Obligation** chat with one of our Buyers Agents & Property Strategists.

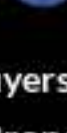
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At IDentity Property Buyers we build Investment Portfolio Plans for clients who want exceptional results.

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