

5

# Reasons **Real Estate** is Superior to Other Investments



[NextLevelEquity.com](https://NextLevelEquity.com)

# 1

## Leverage -

The bank is lending us **75% - 80%** of the purchase price.

**This is huge!**

**Try asking your bank to pay 75% of your stock purchases (good luck!)**



NextLevelEquity.com

# 2

## Tax Benefits -

You'll show losses on paper, while you are actually **making money** through cash flow. The paper losses can play a big part in helping to offset some of your other income (i.e., income from your job).



# 3

## Equity -

**You own part of a real, tangible asset! Your equity in the property increases with each mortgage payment you make, your tenants are essentially building that equity for **you**.**





# 4

## Cash Flow -

**You collect rental income from tenants, who pay you to live in, or otherwise use, your property. Once you pay all your expenses, the rest of that rent check is **yours to keep**, aka, your cash flow.**



# 5

## Economies of Scale -

With multifamily assets, all of your units are in one location!

As you can imagine, this is much **easier to manage and operate** than 50 houses around the city.



**WANT TO  
LEARN MORE?**

**Reach out to  
a member of  
our team  
today!**

**ELEVATE**  
COMMERCIAL INVESTMENT GROUP

