



## NEWSLETTER May, 2017

CURRENT RATES OF RETURN, AS OF March 31, 2017

**MIC II: 6.01%**

**BLENDED: 7.30%**

**FIRST: 5.55%**

DID YOU KNOW?

What's your cashflow from a **\$100,000** investment in  
Cooper Pacific Blended MIC?

Year	2014	2015	2016	2017
Quarter Ending	\$	\$	\$	\$
March	1,484	1,531	1,316	1,800
June	1,386	1,394	1,531	
September	1,653	1,311	1,767	
December	1,558	1,313	1,727	

To learn more. call Jordan Fairlie: 250-475-2669

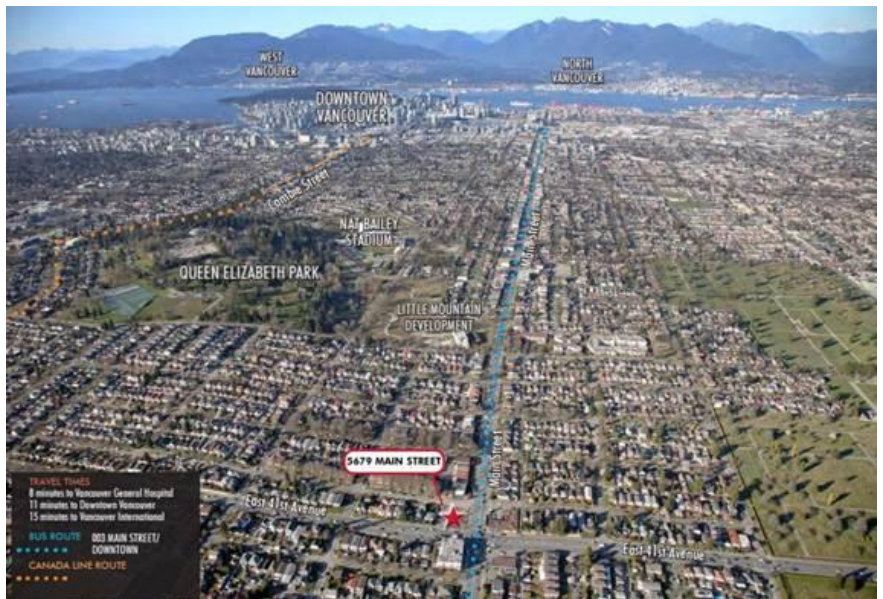
### NEWS

We are excited to be launching a new **Social Media Campaign!** Look for us on **Facebook, Instagram, Twitter** and **LinkedIn**. We value this opportunity to keep connected with you and our community.



## CURRENT PROJECTS

- Bear Mountain - A three phase townhouse/micro home development consisting of 47 units. This financing proposal will consist of completing Phase 1, which is 16 units. Phase 1 will contain seven single family dwellings plus nine townhouse units in three clusters, consisting of three each.
- Prosser Road - A 47,046 square foot site that is currently improved with a 2005-built 2,969 square foot house plus a 1,317 square foot unfinished basement. The plan is to rezone and subdivide, then sell half the property to GVHS (accepted offer in place subject only to successful rezone and subdivision) for \$1,500,000, with the remaining land for 32-34 rental units.
- Northwest corner of East 41st and Main Street, in Vancouver. The site is currently zoned C-2 (allows 2.5 FSR) and the client is in process of applying for modified zoning to allow a six storey 52-unit Rental 100 building (retail on main and five floors of rental apartments) totaling 37,142 square feet.



## CONTACT US

We welcome the opportunity to answer any questions you may have about our company, products or services. Please call or come in any time to speak with us about information on investing with Cooper Pacific.

**Call Jordan at (250) 475-2669 for more information**



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