



REAL ESTATE FUND LP

A Targeted Investment in
High-Growth U.S. Markets

ERES Capital is sponsoring the ERES Real Estate Fund LP, offering investment in a diversified portfolio of hospitality, multifamily, industrial, and special-purpose properties in high-growth U.S. markets. Backed by a strong track record, ERES Capital is distinguished by its expert development, operations, and asset management teams.

FUND SUMMARY

Initial Target Funding: \$75,000,000

Minimum Investment: \$100,000

Fund Economics: 8% Pref, 80% Investor/20% Sponsor

Investment Term: 10 years

Fund Return Target: 19%+IRR/4x multiple

Investor Return Target: 17% IRR /3.5x multiple

Diversification: Asset Class, Geographic & Risk Profile

INVESTOR PROFILE: Partner with experienced real estate professionals targeting 17%–20% IRRs across hospitality, multifamily, industrial, and special purpose assets.

AVAILABLE TO ACCREDITED INVESTORS: Available exclusively under Rule 506(c) Reg D; accreditation certification and documentation required.

ASSET CLASS: Focused on development and acquisitions in hospitality, multifamily, industrial, and special purpose properties.

MARKET FOCUS: Nationwide reach with emphasis on high-growth markets, especially Mountain West and Southeast U.S.

SPONSOR CONTACT

The ERES Capital team, a subsidiary of ERES Companies, brings over 125 years' combined experience building opportunistic real estate developments. Principals of the firm have capitalized over \$3 billion worth of real estate, working with some of the world's most demanding corporate clients, top hotel brands and numerous Fortune 500 companies.

To request an investor prospectus or schedule a call with our principals:

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