



Investment Loan Fact Sheet

Investment Strategy: E2MV is a private investment manager specializing in opportunistic acquisitions across office, residential, retail, mixed-use, and industrial sectors. Based in Colorado, E2MV utilizes a partnership model to enhance asset value and generate market-leading returns, targeting investments with capitalizations between \$2M and \$50M.

Investment Parameters

Investment Size:	\$2 to 50 million
Target Return:	Minimum 12% unleveraged
Structure:	Equity and structured finance
Geography:	Exclusively Colorado
Asset Classes:	Office, Residential, Retail, Mixed-Use, Industrial

Role & Partnerships

E2MV typically identifies and structures investments, often partnering with co-GP operating partners for local asset management. In select instances, E2MV may act as sponsor and manage the deal directly.

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