

The Perpetual Impact Investment

6% Financial Return. A Lifetime of Impact.

Transitional housing, food assistance and SNAP application support, funded by real estate designed to keep producing income in perpetuity

6%

Annual Financial
Return

12

Housing Places Per
\$300,000 Invested

\$10k

Minimum
Investment

October 2026

Confidential — for discussion purposes only

OUR MISSION

To create lasting family stability by providing transitional housing, food assistance, and access to the SNAP benefits families need — and to build a self-sustaining financial engine that allows that impact to continue in perpetuity.

SECTION 01

Your Investment

Investment	\$300,000
Financial return	6% per annum
Annual financial income	\$18,000
Investment security	Secured against the underlying real estate, subject to the final investment documentation
Minimum investment	\$10,000
Term	10 year term

Why 6%?

We have deliberately chosen to keep the financial return straightforward. We believe 6% provides investors with an attractive financial return while allowing more of the income generated by the properties to be directed toward the mission.

SECTION 02

What Your \$300,000 Creates

Your investment helps create:



But the impact does not end when the first year ends.

SECTION 03

Year One

01

HOUSING

Your investment helps create a property providing **12 beds of transitional housing**.

Twelve people have somewhere safe and stable to live while they work toward greater independence.

02

FOOD

80% of our net income is allocated to food assistance.

Target impact: 432,000 people receiving direct food assistance per property per year.

03

SNAP

The program also provides **application and renewal support**, helping families access the government assistance for which they may be eligible.

The Idaho Food Bank states that it costs between \$0.35 and \$0.50 per meal. We use the higher figure to err on the side of caution (<https://idahofoodbank.org/cost-per-meal/>)

Why SNAP support matters

We aren't simply giving people food. We're helping families access the government assistance for which they may be eligible.

That potentially allows the same philanthropic dollars to have a much greater reach and impact.

SECTION 04

Year Two



THE PROPERTY

Is still operating.



THE NONPROFIT

Is still providing transitional housing.



THE INCOME

Is still being generated — and therefore the impact program continues.

The investor doesn't have to make another investment for the program to continue.

SECTION 05

Year Three, Year Four, Year Five...



As long as the underlying real estate remains productive, it continues to generate the economic resources required to support the impact program.

HOW IT WORKS

The Perpetual Impact Engine

The investor makes the capital contribution **once**. The real estate becomes the economic engine. The income generated by the real estate funds:



And therefore the impact can continue **year after year without requiring a new investment contribution for every year of impact.**

Invest Once: Help Forever

SECTION 06

Your Financial Return

For a \$300,000 investment: Assumed 10 year term. Bond Term is 10 years.

	Annual	10 Years
Investment	\$300,000	\$300,000
Return	6%	6% p.a.
Income received	\$18,000	\$180,000
Principal	—	\$300,000*

**Subject to the final investment structure and maturity/repayment terms.*

SECTION 07

Your Impact Return

Your financial return can be measured in dollars. **Your impact return is measured in lives changed.**

Every \$300,000 investment provides:

12 people

Transitional housing places

432,000 meals

Food assistance

+ more families

Helped navigate SNAP applications, renewals and benefits access

These are not one-time outcomes. The underlying real estate is designed to continue generating income that supports the program and therefore this level of assistance, year after year.

SECTION 08

The Five-Year Impact

After 5 years, your one-time investment could have helped:

60

People housed

2,160,000

Meals Provided

Many more

Families helped to receive their SNAP benefits

SECTION 09

In-Perpetuity

Your investment does not disappear after the first year.

The real estate remains.

The housing remains.

The income-producing asset remains.

And, provided the asset continues to generate income, the resources available for food assistance and SNAP support continue to be generated in-perpetuity.

**One investment.
One income-producing asset.
Years of measurable impact.
Designed to continue in perpetuity.**

SECTION 10

What Does Your Investment Really Buy?

It buys a financial asset. It generates a **6% annual financial return**.

But it also helps create:

A home

for someone who needs one.

Food

for someone that is hungry.

Assistance

navigating SNAP, helping to fight hunger across the country.

And, because the underlying asset continues producing income:

Your investment will help to house and feed people year after year.

Invest Once.
Support Forever.