

PHOENIX PROPERTY CONSULTANTS

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Saving Tax with Investment Property

Saving tax with an Investment Property is simple and worry-free with the help of Phoenix Property Consultants; just let us show you how.

Not only can you save about \$8,500* a year in Tax but with a brand new investment property you can also create* a **\$350,000** nest egg in 7 to 10 years.

What do I need to start?

A desire to save tax, create wealth and;

- A family income of about \$75,000 pa;
- Ability to invest about \$200 per week (less for high tax payers);
- \$35,000 or more in cash or available equity in your home;
- This situation* can create a **\$350,000** nest egg for you in 7 to 10 years.

How does it Work?

- Seek professional advice (Finance, Wealth Creation, Investment Property);
- Purchase a Brand New (not 2nd hand), quality Investment House (not unit);
- Structure finance to maximise tax benefits and investment return;
- Claim all deductible expenses & all depreciation;
- The Tax Office and your tenant will pay* for 75% of your investment property.

Who are the experts?

- Investment Property Research & Selection: Phoenix Property Consultants;
- Wealth Creation & Investment Advice: Phoenix Property Consultants;
- Finance: we can recommend the best Independent Finance Broker for you!

What should I do next?

- Your first step to saving tax and creating wealth is to invest a little time and allow us the opportunity to show you how easy it can be. We can assess, at no cost to you, your current situation to see if we can recommend any improvements. We will then help you determine;
 1. How much tax can I save?
 2. How do I get a financial plan that suites me?
 3. When should I start investing?
 4. How much should I invest each week towards my future?
 5. What is the real, after tax, cost to start creating wealth?
 6. What steps are involved to become an investor?
 7. Is residential investment property the best investment for me?
 8. What is the best area for me to invest in
 9. Which investment property is best for me?

***Example:** 31.5% tax, borrow \$365,000 to purchasing brand new house & land package for \$350,000; rent \$350/wk

The best time to plant a tree was 20 years ago – the second best time is now!

Chinese Proverb – Applicable to Wealth Creation and Property Investment

