

INFORMATION  
MEMORANDUM  
PACK

**nReach**<sup>n</sup>

  
CAPITIS



LAYSAN  
ADVENTURE CAPITAL


INDUSTRY LEADERSHIP

SUSSEX OFFICE PARK | BLOCK A, UNIT 4, FIRST FLOOR, 473 LYNNWOOD RD (CNR. LYNNWOOD & SUSSEX)  
LYNNWOOD | PRETORIA

TEL: +27 83 305 8181 | E-MAIL: INFO@NREACH.CO.ZA

NREACH CAPITIS LAYSAN (PTY) LTD IS A REGISTERED FINANCIAL SERVICES PROVIDER

FSP: 47502 | VCC 0052



A year is the time it takes for the earth to revolve around the sun. It has no foundation in the investment cycle.....

Our competitors send you a glossy brochure painting a picture that reads like a fairy tale. The content so often ignores the general investment public as an audience, because the "jargon" is totally out of touch with real-life experiences. The "Bla-de-bla-de-bla" by Fund Managers therefore easily becomes nameless, faceless, and numberless.

At nREACH | CAPITIS | LAYSAN we want you to have PREDICTABILITY of your investment returns. Your understanding of why we are different, how we think, and what we are trying to achieve is critical in enabling us to navigate your investment goals through the maze of pitfalls and opportunities.

With our "Alternative Assets" background, our vision is to become the "Best" Fund Manager by measure of the predictability of returns to the investor.

Having the ability to recognise great businesses, concluding the deal, and structuring robust and secured transactions are our "secret herbs and spices".

nReach | Capitis | Laysan is an experienced and entrepreneurial asset category 2 FSP and fund manager in the alternative and private equity investment world. We have a substantial track record that taught us how to manage such assets conservatively in a high-growth environment. We invest in the real economy - SME businesses that make a significant contribution to GDP are extremely attractive investment opportunities and because these are not listed, conventional investments ignore this untapped universe.

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nReach | Capitis | Laysan is a respected "alternative asset" fund manager, creating value through good investment decisions.

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# ALTERNATIVE INVESTMENT PORTFOLIO'S

A key and fundamental element of investment management is the creation of a well-balanced, diversified portfolio.

We as nReach believe that the best way to achieve diversity is, by combining both conventional and unconventional alternative investments. The goal is to increase the expected return of a portfolio by adding non-correlated investments to a portfolio, resulting in a reduction in the volatility of a portfolio.

We are focused on fair and honest partnerships supported by strong corporate governance to the benefit of all.

Our product provider has a proven track record of exceeding inflation over the medium to long term. These industry experts have decades of experience in their prospective sectors.

## We create YIELD and BALANCE through:

- Allocating assets in a diversified manner - true diversification
- Preference for essential consumer spend sectors versus luxuries
- We favour disruptive business models and technology
- We look for opportunities for consolidating fragmented sectors

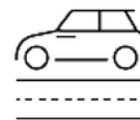
## Industries:



Waste Recycling



Agriculture



Transport



Tech



Solar



Financial services



Fiber and  
Telecommunications



Smart Metering &  
Utilities



Storage  
(to name a few...)









# ALTERNATIVE INVESTMENT DEPLOYMENT SUMMARY

Our investments are managed with a mandate to generate a contracted yield for our clients. To be able to achieve this we diversify the investments into the following companies below to achieve the above average yield on a more conservative strategy to minimize the investment risk involved.

QUALIFIED COMPANIES	SECTOR	Core Business Model	SELECT INCOME	SELECT GROWTH	ULTRA
	Green Mobility	Rental of electric logistics for corporate fleet owners	X	X	X
	Telecoms	Build and own fibre networks	X	X	
	Financial Services	Insurance and financial services	X	X	X
	Fintech	Debt consolidation loans to low LSM clients	X		
	SME lending	SME growth lending	X	X	
	Hospitality Tech	An online booking engine for hotels		X	X
	Hospitality Tech	A full suite of cloud based software for the hospitality industry	X	X	X
	Utilities	Smart utility meters and software	X	X	X
	Food & Beverage	Water bottling and resale		X	
	Blockchain	Tier one blockchain platform		X	X
	Coaching Tech	Platform for downloading training courses and counselling			X
	Solar	Generation of solar electricity	X	X	
	Agriculture	Rental of livestock inventory to farmers	X	X	X
	Food & Beverage	Toll manufacturing of bottled water	X	X	
	Recycling	Recycling of general waste	X	X	
	Food Services	Franchised restaurants		X	

\*Note: The following qualified companies are diversified into the above products, please note you will not be exposed by more than 20% per company per product at any given moment.

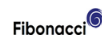






# ALTERNATIVE INVESTMENT DEPLOYMENT SUMMARY

QUALIFIED COMPANIES	SECTOR	Core Business Model	SELECT INCOME	SELECT GROWTH	ULTRA
	Long term car rental	Rental of cars to retail clients with no bank loan credibility	x	x	x
	Personal Storage	Renting of storage units	x	x	
	Short term truck rentals	Rental of trucks to SMEs with logistics contracts	x	x	x
	SME lending	Growth capital lending to small SMEs	x	x	
	Multi-asset Manager	Alternative asset management	x	x	
	SME lending	Growth capital lending to large SMEs	x	x	
	Food & Beverage	Making and bottling of house brand wine	x	x	
	Engineering	Construction of various agricultural structures and greenhouses	x	x	

\*Note: The following qualified companies are diversified into the above products, please note you will not be exposed by more than 20% per company per product at any given moment.

# EXAMPLE ON OUR INVESTMENT RISK EVALUATION

Risk management and mitigation:

RISK							
TIMELY EXIT/LIQUIDITY	high	low	high	low	low	medium	low
SKILL, CAPABILITY OR TRACK RECORD	low	low	low	low	low	low	low
MANAGEMENT CONTINUITY	low	medium	medium	low	low	low	low
MARKET COMPETITORS	medium	medium	low	medium	medium	high	medium
BUSINESS MODEL STRENGTH	medium	low	medium	medium	low	medium	low
LEGISLATION	low	medium	medium	low	medium	low	medium
CURRENCY	medium	low	medium	medium	low	low	low
DEBTOR	low	low	low	medium	low	low	low
RAW MATERIAL	medium	low	medium	low	low	medium	low
UNION	low	low	low	medium	low	low	low
HYPER INFLATION	low	low	low	low	low	low	low
LOCKDOWN CONSUMER SPENDING	low	low	low	medium	high	low	medium

It's not that there is no risk in unlisted equities. It's that we map, mitigate and disclose it much more effectively.

# LET'S TALK

Make sure you invest wisely and responsibly.

We do not invest in businesses because it is fashionable or the latest hype and might go up in value. There are funds that deliver higher returns, but which are running what we would regard as an unacceptable risk.

It takes considerable emotional discipline to buy when others are fearful and sell when others are greedy. It takes iron discipline when faced with the fears and temptations of the markets.

For detailed information on each of the investment portfolios and fund performance, please refer to the specific portfolio brochures.

nReach Capitis Laysan (PTY) Ltd

Contact Number: 083 305 8181

Email: [info@nreach.co.za](mailto:info@nreach.co.za)

Address: Sussex Office Park | Block A, Unit 4, First Floor, 473 Lynnwood Rd (Cnr.

Lynnwood & Sussex) Lynnwood | Pretoria

Registered 2016/316020/07

Kiep Davel

Chief Commercial Officer

Contact Number: 083 305 8181

Email: [kiep@nreach.co.za](mailto:kiep@nreach.co.za)

Dawie Labuschagne

Private Clients & Distribution

Contact Number: 079 519 5000

Email: [dawie@nreach.co.za](mailto:dawie@nreach.co.za)

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