



 ARTEMIS

Real Estate Investment

Liberating your savings

Introducing Artemis Assets



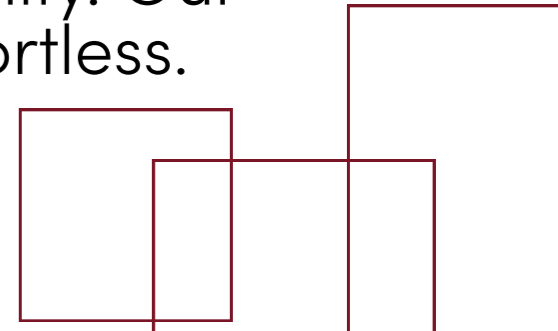
Artemis is a premier real estate company that utilizes technology and rigorous execution to identify investment opportunities and make the Spanish real estate market accessible to investors.

We provide end-to-end services to those investors who are looking for assets with above average returns and peace of mind.

Mission



We believe that every individual should have the opportunity to achieve financial freedom and real estate can help to make this a reality. Our mission is to make real estate investments accessible and effortless.



The problem

Individuals who want to achieve financial freedom through real estate investments are doubtful of the investment choices available to them. They do not know who to trust, they are afraid of investing in the wrong asset, and they want to avoid wasting time in research that often leads to a dead-end. In the meantime their savings are being eroded by inflation and under-performing financial markets.



The Artemis Way

We bring together technology and expert knowledge to make investing accessible...



€2M

of own assets

Artemis manages €2M of our own assets, delivering >20% return annually over 7 deals

For our Commercial and Technical team

is 4 decades in Spanish Real Estate

Team of Real Estate agents with access to off-market properties, in-house renovation staff and property managers. Artemis boasts a team of specialists with a career that spans 4 decades in Spanish Real Estate.

Pricing valuation models

which highlight risk and opportunities

Artemis developed valuation models that identify underpriced properties, which highlight potential problems. We audit past asset performance, calculate cash-flows/yield/cap rate, and quantify operational risks

Visualizing software

with “before” and “after” views

We capture every detail and will design together your future property by visualizing software to transform the properties into 3D models

The Artemis Way

... and this is how we are boosting returns!

Buy off-market properties at discounted prices to make your investment profitable from day 1

For every 30K we save you

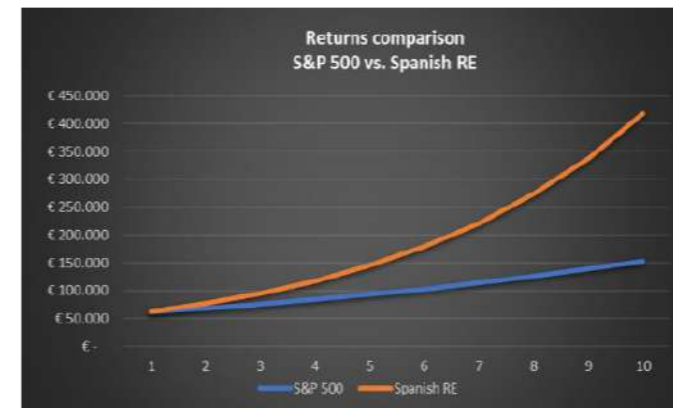


Your returns goes up 1%*



*Calculation based on €250K property

Achieve steady cash flows with ~15% returns and use leverage to compound your wealth**

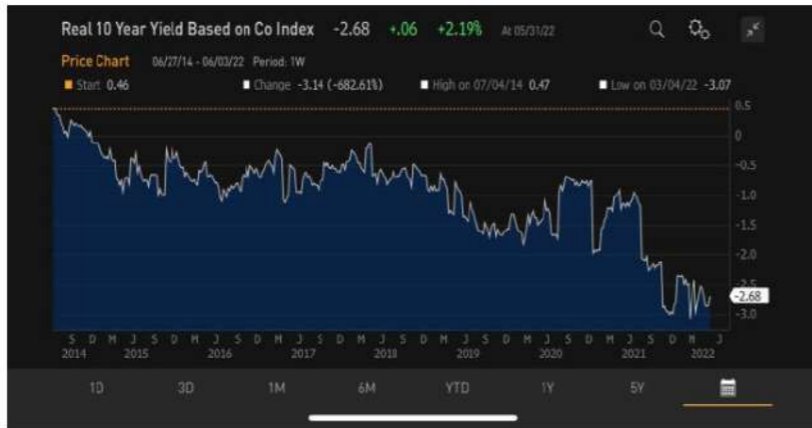


**Calculations based on S&P 500 long term average returns 10.5% vs. cash-on-cash returns when buying a €250K property with LTV 75%

The Artemis Way

... and this is how we are boosting returns!

Beat inflation by using current low real rates, as Spanish property is expected to rise 5% in 2022 and 5.8% in 2023



Diversify your portfolio in a coveted location as Spain has been voted the No.2 hotspot in the world for digital nomads by Kayak

2. Spain

Final score: 93

Spain came in as the second-best country worldwide to work remotely from. Some of the reasons why it placed so well is because it has fast internet speed, plenty of co-working spaces and remote visas for freelancers. It also has very few serious car accidents and is very LGBT-friendly.



What we offer

We will execute the purchases of your property end-to-end on your behalf, from scouting to handing you the keys.



Purchase



Refurbishment



Management

We will manage your property including refurbishment, decoration, marketing, rent collections, repairs, even if you did not buy it via Artemis. You enjoy the yield, we do the work.

“You own the property, we do the work”

How it works

1st step

We research,
you choose
the property

2nd step

We do the
paperwork,
you buy the
property

3rd step

We refurbish,
you upscale
property

4th step

We manage the
property,
you enjoy peace of
mind and
~15% returns

We cover all types of investors

What does Artemis offer me if I am a...

Beginner investor

Artemis offers you access to the Spanish RE market to buy your first property(ies)

What you get:

- Tailored RE assets that fit your investment profile
- Step by step guidance through the purchase process end-to-end
- A >15% return

Seasoned investor

Artemis offers you access to assets with a higher price tag

What you get:

- Assets that do not appear to the market frequently
- Step by step guidance through the purchase process end-to-end
- A >15% return
- A tax optimization strategy across your portfolio

Professional investor

Artemis offers you access to multi-million assets that will never be listed

What you get:

- Assets that are only available to few investors due to their price range and complexity
- Step by step guidance through the purchase process end-to-end
- A >15% return
- Tax optimization strategy across your portfolio
- Access to investment groups, aimed at multi-million investments

We cover all types of investors

Why is it suitable for me...

Beginner investor

Good for:

- Owning your first property(ies)
- Protecting your savings from market downturns and volatility
- A low risk strategy

Seasoned investor

Good for:

- Building a true portfolio of properties
- Diversifying between different types of properties
- Securing significant and steady cash- flows ahead of your (early) retirement
- Possibility of refinancing to release cash
- A low/medium risk strategy

Professional investor

Good for:

- Family offices and professional asset managers
- Deploying large amounts of capital without compromising on the high yield
- Diversifying between different cities/countries
- A medium risk strategy

Our Team



Juan-Miguel
Founder & CEO

Juanmi (as we call him) was trained as a lawyer but spent most of his career in the Luxury goods industry and real estate in Paris. He is obsessed with details – he likes his design pleasing, functional, and affordable.



Franc
Commercial Director

Franc started his career in the real estate industry in the late 80s and has seen more properties in his life than any of us will ever do. He follows the 3 second rule – if he does not like a property in 3 seconds, we move on.



Damian
Tech Manager

Damian spent more than 15 years with multinationals in banking and retail. He is passionate about real estate and manages his own portfolio remotely.

Project R

Perfect Flat for Short Term Rental

A furnished 3-bedroom flat near Plaça d'Espanya

- Area: Sants, Barcelona
- Purchase price: €283,000 all incl.
- Loan to Value: 70% (from Caixa Bank)
- Surface: 70 m²
- Status: Ready to move in, touristic license provided

Refurbishment for €10,200 in 2 months by Artemis

- Rental periods: Short term via Airbnb
- Risk: Low
- Investment Horizon: Long
- Return On Investment: 14.32% p.a. gross
- Cash-on-Cash Return: 40.52% p.a. gross

Before



After



Purchase Price:
€283,000

Project T Perfect Flat for Expats

A former unused workshop near the beach

- Area: Poblenou, Barcelona
- Purchase price: €186,500 all incl.
- Loan to Value: 70% (from Caixa Bank)
- Surface: 66 m²
- Status: Abandoned, in need of major works

Refurbishment for €30,500 in 5 months by Artemis

- Rental periods: Medium term to expats/digital nomads
- Risk: Medium
- Investment Horizon: Medium
- Return On Investment: 11.51% p.a. gross
- Cash-On-Cash Return : 25.90% p.a. gross

Before



After



**Purchase Price:
€186,500**



Real Estate Investment

Reach out to kickstart your project:
j.sanchez@artemis-assets.com

