



CINAM INVESTMENTS LTD

A lasting solution to your dreams



“BEERA LANDLOODI”
HOME OWNERSHIP MADE EASY



www.cinaminvestment.com



cinam investments

“BEERA LANDLOODI”

Cinam Investments (U) Limited is yet again bringing you a new product. Beera Landloodi; Home ownership made easy is a dynamic product tailor-made to help you own your home, Villa, Shopping center, estate, you name it.

Established in 2010, Cinam Investments is dynamic Development Company with a major aim of providing a one-stop center for the Real Estate services. Majoring in Condominium, they also do management, construction, development and brokerage of a variety of property and projects.

Beera Landloodi – Home ownership made easy; is a concept that came to us after listening to testimonies from Diaspora communities and individuals about being conned, duped or

blindly robbed by individuals (relatives and family) and organizations both local and international.

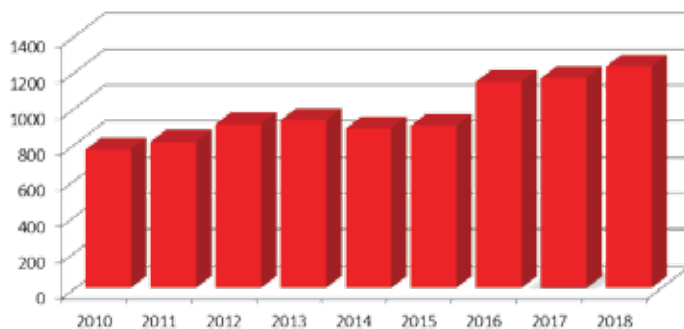
With a track record and consistence in providing advanced property ownership through innovative technology, Cinam Investments is set to offer you the most low cost, effective and innovative solution to your real estate needs

MISSION STATEMENT

Uganda's economy has recovered momentum, growing at over 6% per annum over the last two years according to the Annual budget 2018-2019. This also reflects in the contribution through Remittances from Abroad (RFA) as seen below



REMITTANCES FROM ABROAD (RFA) AS PER BANK OF UGANDA



According to Bank of Uganda's balance of payment, Uganda received about US\$ 1.2 billion in 2018, in remittances through personal transfers. The figure slightly fell in 2014 and 2015 but it has been going up since then.

PROBLEM STATEMENT

A substantial amount of these transfers is invested in Real Estate though through informal means. They rely on relatives, friends and family. This leads to fraudulence, inadequacy in return of investment, or even worse, none at all.

Purchase of land or Property can be very challenging because it needs a lump sum of funds which is not readily available to everyone.

Purchase of property one does not intend to use for long periods of time can be menacing if said property is poorly managed. This leads to destruction and depreciation

Faridah Mwanje a mother of three left Uganda 20 years ago. She sent all her earnings to her relatives to construct her dream home, storied six bedroomed house but when she returned in 2015, the house was half done. Christine Kalema Amooti, a widow and resident of Bistol, East London lost all her property to a money lender through her relative she had entrusted as a caretaker to her properties before left. Kabiito John Bosco, a resident Mendota, California purchased a piece of land in Sisa, Entebbe through a company measuring 12.5 decimals and when he returned home 2 years later, that same piece of land was sold to someone else and they had constructed a storied.

We can help you construct, own, manage and maintain your ideal home or commercial property at affordable and effective cost

PROPOSED SOLUTIONS TO KEY PROBLEMS

With our wide range of services, Cinam Investments surely is the best company for all your Real Estate needs. The services include;

Condominium Development and Management
Construction
Property Management and Consultancy
Project Sales and Marketing
Procuring of Tenants
Rental Collection
Financial Services
Insurance Brokers
Surveying and Mapping
Architectural Services
Civil Engineering
Brokerage Services

With the above services, Beera Landloodi – Home ownership made easy; is tailor-made for the Diasporas in two categories, Acquisition, Management and Maintenance.

FINANCIAL OBLIGATION

Management of funds

Cinam Investments through its financial institution seeks to establish partnerships with the client's existing bank anywhere in the world for management of funds. This is to ensure a proper and smooth track of records for accountability.

Payment plan for Beera Landloodi – home ownership made easy
We understand that everyone earns differently but has a dream to own their own home/property. Cinam investments through its financial partners will therefore provide a financial buffer for clients by securing mortgages. Our payment plans are as follows.

Acquisition of land or property

Cinam Investments will ascertain that the land or property you have purchased is the right one, has the right documentation or paperwork, is in the right size and location.

Construction

Cinam Investments understands that client has different preference and interests in Real Estate be it residential, commercial or both. We therefore take pleasure in satisfying these needs by providing strategic plans (Architectural and administrative) considering geographical area and potential business hubs with a 12 to 36 month projection.

Also being a local company, Cinam Investments has a very trustworthy chain of professional construction suppliers who come at a substantial fee due to our endless partnerships. From material, contractors to casual laborers, we deal with the best

Management and Maintenance

Cinam Investments through condominium will manage and maintain client's property residential or commercial through sourcing for the right tenants, buyers, routine inspection, management of maintenance staff, supervision of repairs, etc.

Down payment method

This plan is for clients who have readily available funds and do not need any financial buffer. Cinam Investments will require a commitment fee of 25% of total budget to commence the works and the rest of the payment shall follow as per client's preference

Partial Payment

This plan is to cater for clients who are low income earners but have the dream to own their own home/property. Cinam Investments require a 20% commitment fee and rest of the payment will be a mutual understanding between Cinam and client

FREQUENTLY ASKED QUESTIONS

1 Why should I invest with Cinam?

We have been in business since 2010 making us one of the leading Real Estate Companies majoring in Condominium development and management. We withered through the 2014-15 economic crush and are still standing. Cinam Investments manages some of the biggest shopping arcades in the capital city Kampala, residential homes and have sold over 1000 units through condominium. Our work precedes us

2 What makes you different from other property management companies?

Cinam Investments is a Ugandan owned company making us very knowledgeable on Ugandan Real Estate. Through our vast experience, we understand the market better than anyone else out there both on supply and demand. We helped Kabiito John Bosco (3.4 above) secure another plot (12.5 decimals) from the company where his plot had been sold.

3 Can I own a land/property communally, How?

Yes, property can be owned communally in accordance with the 2004 land regulations act of Uganda. Cinam Investments will give you guidance on land/property ownership to satisfy your interests.

What happens in the event that one of the parties cannot fulfilling the conditions of communal ownership? In the event of breach of agreement, Cinam Investments together with the client will go into arbitration and devise means on a way forward

4 Cinam Investments insured?

YES! Cinam Investments is insured.

Thank you for investing with Cinam Investments Limited through BEERA LANDILOODI – home ownership made easy. For more information please visit our website www.cinaminvestments.com and on our facebook page [@cinaminvestmentslimited](https://www.facebook.com/cinaminvestmentslimited) for all your Real Estate deals.

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