



788 Island Park Drive Ottawa, ON K1Y 0C2

## INVESTMENT INFORMATION

**Inception:** September 2014

**FundSERV:** RBS 1850

**Purchase Frequency:** Monthly

**Eligibility:** RRSP, RRIF, TFSA, RESP, LIRA, FHSA, Non-Registered, and Corporate Accounts

**Minimum Investment:** \$10,000

**Distribution:** DRIP or Cash

**Distribution Frequency:** Monthly

**Lock-Up Period:** None (Redemption Terms as per Offering Memorandum)

**Agent:** Advanced Capital Corporation

**Manager:** Advanced Alternative Lending

**Legal Counsel:** Gowling WLG

**Auditor:** Welch LLP

## PORTFOLIO BREAKDOWN

AS OF APRIL 30, 2026

**Residential Mortgages:** 100%

**Mortgage Terms:** Flexible Terms

**Portfolio Principal Balance:** \$73,416,497

**Number of Mortgages:** 171

**Weighted Average LTV:** 69.82%

**Average Loan:** \$429,336

**Weighted Average Interest Rate:** 8.86%\*

**Weighted Average Retained Lender Fee:** 2.18%\*

**Weighted Average Beacon:** 719

\*rolling 12 months

# FACT SHEET

## FUND PERFORMANCE SINCE INCEPTION

**Compounded Weighted Average**

As of Fiscal Year End 2025

# 7.68%

*Rate of return of actual shareholder as of the end of Fiscal 2025 (Aug 31, 2025) based on a \$10,000 investment at inception with a 100% DRIP and no redemptions. Rates of return are not guaranteed. Past returns are not guaranteed or an indicator of future performance.*

**Individual Rate of Return**

For Fiscal Year End 2025

# 8.17%

**Target Rate of Return**

For Fiscal Year 2026

# 8.00%

## FIRM PROFILE

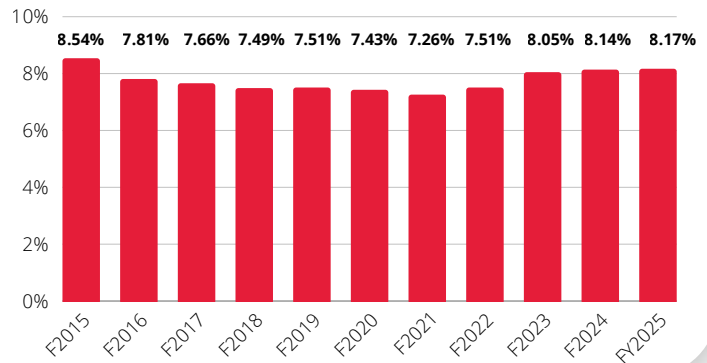
Advanced MIC was incorporated in September 2014 and maintains its head office in Ottawa, Ontario. Advanced MIC provides an exciting opportunity for investors to buy preferred shares in a pool of professionally underwritten alternative mortgages. These mortgage loans generate income through interest and fees which are then distributed as income monthly and followed with a top-up at fiscal year end. Investors enjoy the opportunity to diversify their portfolio and bring them closer to achieving their financial goals.

# ADVANCED MIC'S PERFORMANCE

## INTELLIGENT INVESTMENT SOLUTIONS

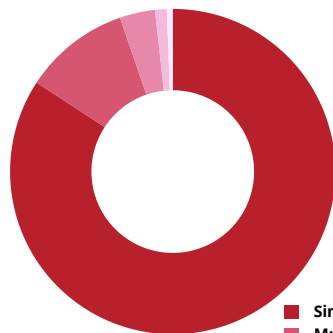
Advanced MIC's business objective is to achieve a steady stream of income through residential mortgage lending. Advanced MIC provides short term, flexible mortgage financing solutions to individuals who may not meet certain financing requirements for conventional (bank) lending. The opportunity to provide mortgage financing at a premium, rewards our investors with a monthly fixed income payment that can be distributed or reinvested throughout the year. Since inception our prudent underwriting policies have allowed our investors to participate in consistent returns without loss of principal or income due to default.

## INDIVIDUAL RATE OF RETURN



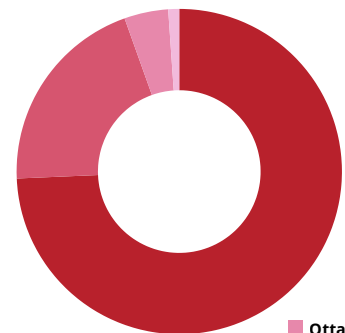
Advanced MIC Distributions (\$PER SHARE W/ SHARES VALUED AT \$1.00 PER SHARE)

### PROPERTY TYPE ALLOCATION BY (#)



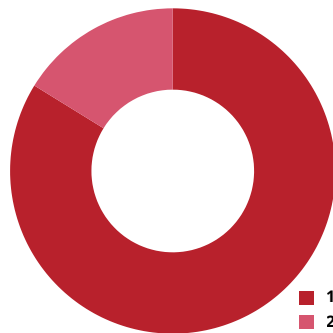
- Single Family - 84.21%
- Multi Unit 2-5 - 10.53%
- Land - 3.51%
- Multi Unit 5+ - 1.17%
- Mixed-Use - 0.58%

### PROPERTY LOCATION ALLOCATION BY (#)



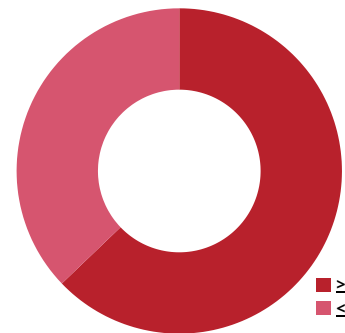
- Ottawa Region - 73.68%
- Eastern Ont. - 21.05%
- GTA/Cen Ont. - 4.09%
- Niagara - 1.17%

### MORTGAGE POSITION ALLOCATION BY (\$)



- 1st Mortgages - 84.12%
- 2nd Mortgages - 15.88%

### MORTGAGE TERM ALLOCATION BY (#)



- ≥ 12 Months - 64.91%
- ≤ 6 Months - 35.09%

