

ADVANCED REAL ESTATE MASTERY PROGRAM



REAL ESTATE RESULTS PROGRAM



ABOUT EMPOWERNET INTERNATIONAL LTD

Empowernet International Ltd is one of Asia Pacific's most successful promoters of professional and personal development programs. Empowernet has staged and marketed world class events in the fields of management and leadership, sales and marketing, personal development and wealth creation, to over 1,000,000 participants throughout Australia and Asia Pacific since 1982. Since 1993 Empowernet has worked exclusively with best selling author and the world's leading success coach, Anthony Robbins, providing training programs, workshops, and consulting services that dramatically enhance personal and professional outcomes in the areas of sales, motivation, leadership, teamwork, communication and life management skills. Our speciality is implementing proven programs in organizations, getting results, having fun, empowering people to take action on what they have learned, and producing results far beyond anything ever experienced before. Truly unleashing the power within all of us.

WHAT SETS US APART

Nothing on Earth is more valuable to an organization or an individual's success than the experience of someone who is already producing the results that you seek. If you can gain access to these world-class organizations or elite individuals and learn from their experience, you will bridge countless cycles of trial and error in your organization and performance, compressing decades of experience into days of profound learning. For over 20 years, we have coached, trained, and consulted for outstanding organizations and achievers from every imaginable domain. Market leaders, business professionals and Olympic athletes, outstanding managers and top performing sales people, Australia's top executives, and everyday heroes. They have become the role models from whom we extract the core principles and strategies that are the foundation of all of our programs.

YOUR INVITATION TO A UNIQUE EVENT

This is your personal invitation to attend this unique 5 Day Advanced Real Estate Mastery Program, presented by Empowernet International.

At the Advanced Real Estate Mastery Program you will learn to master your financial future by creating your own unique and specific investment plan, whether you're a high income earning professional, a housewife, or you have just started your very first job.

If you want to attain true financial freedom and finally get real investment results (based on real life experience and not just theory) in the fastest possible time, this unique educational experience can change your life forever.





AWAKEN YOUR DREAMS DURING 5 LIFE CHANGING DAYS

During this life-changing 5 day advanced property investment and personal cashflow conference you will discover the secrets of some of the world's most successful investors and property traders.

This is your chance to make a colossal leap in one of the most important and critical areas of your life, learning from a real life 'overachievers'. It's your opportunity to profit from their successes and their failures, saving yourself decades of financial pain and frustration.

YOU WILL LEARN TO PERSONALLY IMPLEMENT SOME OF AUSTRALIA'S MOST ADVANCED PROPERTY INVESTMENT AND TRADING STRATEGIES

You will learn a specific step by step, 9 Module accelerated Property Investment and Cash-flow Mastery System designed by integrating the most exceptional and unique strategies used by some of Australia's wealthiest property investors.

The Advanced Real Estate Mastery Program will deliver the answers you've been searching for, and empower you to start applying everything you've learned immediately, with virtually no risk.

MASTER YOUR FINANCIAL FREEDOM BY CREATING YOUR OWN UNIQUE AND SPECIFIC PROPERTY INVESTMENT PLAN

During the program you will learn how to accumulate income producing, million dollar investment assets in just a few short years.

You will learn how to propel yourself out of the 'rat race' in less than 8 years time, and immediately get on the road to true financial success.

Your personal consultant can show you the hundreds of Feedback Forms we get from our graduates commenting on the quality of the information taught at our programs and the massive benefits this education brings to their lives.

YOU WILL RECEIVE A COMPLETE PACKAGE OF FINANCIAL, REAL ESTATE AND BUSINESS TRAINING

We don't just teach you useless outdated concepts which can't be used in real life, especially in today's highly competitive property and business environment.

We work closely and are associated with some of Australia's most successful property professionals. People who are implementing the strategies they teach themselves, and are achieving unheard of 'in the field' results on a day to day basis.

You will learn the most up to date information in the fields of Property Development, Property Trading, Property Sourcing, Structured Finance, Advanced Corporate Rentals, Architecture and Design.

Some of the modules will be personally facilitated by these exceptional wealth teachers. How often can you personally talk to and ask questions of people who are not just theory and text book based educators, but who are achieving real results in the same city and country as you live in, using the same information they are teaching you?

DOUBLE YOUR WEALTH EVERY 8 TO 12 YEARS WITHOUT THE USUAL RISKS

During the course you will learn how to purchase real estate virtually risk free, without the commonly associated debt risk and even without borrowing any money from the banks. Imagine if you could learn an advanced property purchasing system which allowed you to secure an entire property portfolio without the need to borrow millions of dollars in high risk debt. Even so-called 'investment debt' is risky, especially in these highly uncertain times.

In the course you will also learn an advanced cashflow system which can turn this 'new' income stream into a powerful investment strategy which can double your wealth every 8 to 12 years.

GET CASH FROM YOUR PROPERTY WITHOUT EVER HAVING TO SELL IT

You'll even learn a unique property finance system on how to get real cash from any property (even from multiple properties) to spend as you wish; on your lifestyle, family or to invest in further assets, without ever having to sell them. We'll teach you the exact method of how to 'cash-out' of property without having to sell, thus retaining the asset and the capital gain profits for your long-term wealth creation strategy.

Why would you ever sell a property again, even your old house, if you knew a system to free up your 'dead' equity and cash out, without actually losing your blue chip asset.

LEARN TO PURCHASE REAL ESTATE AT TRUE WHOLESALE, BELOW THE VENDOR'S RESERVE

You will also learn how to buy blue chip real estate at true wholesale prices, obtaining up to 20% discounts below the vendor's reserve price, even in an 'overheated' property market. Imagine the savings you will make and the profit you will gain if you can save even 10% on the price of an in-demand property, or a group of properties in just one development.

If you purchase just three \$500,000 properties worth \$1.5 million at a 10% wholesale discount, you can save \$150,000 by just using your new-found knowledge.

That's \$150,000 made from 'thin-air' just because you took the time to get the right education. What if the next time you purchased your own home you learned how to save 20% on the price, even if the property was located in a blue chip, high demand area? You could save tens, even hundreds of thousands of dollars in real money as a result of having the best advice and education.

Education and information most real estate agents and so-called property experts either don't know or are desperately trying to keep away from the general public. You will learn the most advanced property sourcing and negotiation strategies, used by some of the largest and most successful property developers and investors in the country.



UNLOCK THE KEY TO AN EXTRAORDINARY LIFE CHANGING JOURNEY





THIS REAL ESTATE INVESTMENT EDUCATION PROGRAM IS LIKE NO OTHER YOU'VE EVER HEARD OF...

INVESTOR SECURES LAND TO BUILD 456 RESIDENTIAL DWELLINGS IN JUST 36 MONTHS

You will be taught information which has directly helped just one of Empowernet's clients to secure enough land in 36 months so that he can create 456 residential dwellings with an end value of over \$180 million ... with less than \$100,000 of his own money. How many real estate agents or investment educators could make the same claims, and are getting the same results?

KNOWLEDGE GAINED FROM YEARS OF DOING SUCCESSFUL DEALS AND MAKING MISTAKES

Think about it. Can someone actually teach you how to be rich, wealthy and financially literate unless they themselves have personally achieved real success and wealth in the field of real estate and investment?

How many financial advisors, real estate agents, even accountants and solicitors actually own multi-million dollar personal investment portfolios and are wealthy enough to be called rich?

You see, you can go almost anywhere and hear a presenter, lecturer or so-called financial expert talk all day about theory they don't really know anything about, and teach you strategies they have learned from textbooks and not out in the 'field' where the real action and learning takes place.

If you want your results sooner rather than later, you must learn from people who achieved their success, conservatively and relatively risk free within a short period of time.

You must understand that investment success does not need to be a slow process, and it's not necessarily risky if you want your results fast. It all has do with having real, 'street-based' knowledge, gained from years of doing successful deals and making mistakes, not years spent reading books and lecturing on theory.

You will have a unique opportunity to learn from real life, property investment masters, who will teach, coach and test you, so that after completing the entire Advanced Real Estate Mastery program you should know more about property investment than virtually every real estate agent in Australia.





ADVANCED PROPERTY INVESTMENT STRATEGIES

SECURE INVESTMENT PROPERTIES WITH LESS THAN \$2,500

The Advanced Real Estate Mastery Program will teach you how to secure multiple investment properties (2, 5 and even 8) using virtually none of your own money, by using easily obtained financial instruments such as bonds, bank guarantees and option contracts. You won't have to put up any of your own personal money to purchase property again, even your next house.

You'll learn how you can get financiers and insurance companies to provide you up to \$100,000 worth of deposit security (which can secure \$2,000,000 worth of real estate) towards your property investment portfolio, even if you don't have any cash in the bank and don't have any available equity in your home.

During the Creative Finance Strategies module, you will learn and begin to understand how to really maximise the bank's line of credit facilities, so that you possibly never have to find a cent to purchase any new investment properties once you've done your first deal.

You will learn tried, tested and proven strategies used by sophisticated investors to secure quality residential real estate with less than a \$2,500 of their own money.

DISCOVER PROPERTY DEVELOPERS' COST PRICE AND TRUE PROFIT

During the program we will show you how to establish the developer's true cost price - the price developers pay to build the finished product. Once you have established what the cost is and the true 'bottom-line price', you will learn how you can purchase these properties directly (bypassing agents) from developers at 'less than wholesale'.

Imagine the deals you could negotiate if you knew the developer's costs and true profit margin.

This program will expose you to advanced sourcing strategies to help you discover exceptional deals, and be able to recognise opportunities not easily seen, even by the most astute property investors.

BECOME A SOPHISTICATED FINANCIER

During the 100% Finance Module you will learn a step-by-step process of how to get financiers to lend you up to 300% more money than they normally would.

You will learn how to write cash flow and financial proposals like a true financial expert, and negotiate with your bank like an 'old time' finance professional - to be sure you obtain the finance deals you want.

BECOME A TRUE PROPERTY INVESTMENT EXPERT

We will teach you how to think and act like a true investment and business professional.

Our results orientated presenters will share and educate you from their own direct real estate and business experience. You will learn:

- How to eliminate up to 90% of stamp duty costs
- How to maximise taxation and depreciation benefits so you can save up to \$30,000 when purchasing a property
- How to identify projects that may have construction problems
- How to know when agents and developers aren't giving you the whole picture
- How to read and understand property contracts so that you can "spot" problems that even property lawyers and professional consultants can miss
- How to include enforceable legal "Special Conditions" into your Contracts of Sale, to ensure the deal goes your way
- How to ensure that you are covered by 6 essential property 'insurance' products which all professional investors must have, and make sure you are fully protected against possible worst case scenarios - vacancy, bad tenants, loss of principle income source, and rising interest rates.

RESULT OF YOUR RENOVATION AND DEVELOPMENT EXPERTISE

During the Advanced Renovation and Design module you will learn how to purchase luxury fixtures and fittings, at wholesale prices, which can add immediate value of up to \$100,000 to your property.

You'll learn how, by only spending \$30,000 to \$50,000 on the right fixtures and fittings, you can make your property look like it has just been photographed for Vogue Living.

You'll also learn a re-development system which can be used to obtain a 'free', fully paid for, blue chip property by getting your Body Corporate members to 'chip-in' and pay you for your expertise.

You can use this sensational strategy to obtain multiple 'free' properties, with no debt and no equity.



ADVANCED PROPERTY TRADING & RENTAL STRATEGIES

CREATE \$11,000 TO \$30,000 EXTRA MONTHLY INCOME, THROUGH ADVANCED PROPERTY TRADING

Master the art of advanced property trading by discovering how to buy, sell and trade your way into financial prosperity.

You will discover, even with no prior property trading knowledge, how you can trade in the property market using option contracts like a sophisticated investor, and create unheard of returns ranging from 150% to 1000% on a monthly basis ... returns that would make even the most accomplished share traders salivate.

During the Advanced Property Trading Module, you will learn how to secure properties using less than \$1,000 of your own personal money and sell them for immediate cash returns of \$11,000 to \$50,000, even before your settlement date, by using Option Contracts.

You'll learn a unique property trading system which will allow you to sell your property for a substantial profit (up to \$120,000) and still remain a profit share partner in the deal. You can also use the same astonishing method to continue obtaining cashflow profit from your property, even after you have sold and settled.

Property trading has traditionally been risky. But, what if we could teach you how to secure 3 properties at one time and pre-sell them before you even sign your Contract of Sale? Imagine if you could take the risk out of property trading, by actually 'pre-selling' the property before you outlay your money.



**YOU CAN PROTECT THE VALUE OF YOUR ASSETS,
AND FUTURE PROFITS, EVEN IF PRICES FALL**

During the Advanced Property Protection System Module, you will learn a method of protecting your property's actual value. You will even be able to underwrite your future capital gain profits. You'll learn how to use Put and Call Options and Renouncable Contracts to virtually insure the current value of your assets, even if the market crashes. If you have made a capital gain profit and the property market takes a dive, you will still be able to sell your property for the price it was worth before the market correction.

This sounds impossible, but it's true. There is a system, which is currently used by some of Australia's largest developers and investment bankers that actually ensures a profit is made, even if the market falls.

You can also use this value guarantee system if you have already secured properties and have signed personal guarantees, but do not want to settle, irrespective of the reasons. So, even if you can't settle, you can still make a profit, or at the very least not make any loss, and not be forced into bankruptcy.

Just this one unforgettable Advanced Real Estate Mastery education module could save you hundreds of thousands of dollars, even on your own home.



**YOUR INVESTMENT IN THIS WEALTH EDUCATION
EVENT IS 100% GUARANTEED
\$1000 ADVANCED REAL ESTATE MASTERY
BETTER THAN MONEY BACK GUARANTEE[^]**

REAL, TESTED, PROVEN RESULTS WITH A 100% MONEY BACK SATISFACTION GUARANTEE[^]

We wanted to make this invaluable education affordable for everyone. For just a small upfront investment, this life-changing program is an opportunity you can't afford to miss.

In fact if you don't believe that you have learnt how to immediately and substantially increase your current income, free yourself from your financial worries and become a professional and profitable investor, we insist on refunding your money in full, and we even provide you with a \$1000 Better Than Money Back Guarantee[^].

YOUR INVESTMENT IN THIS WEALTH EDUCATION EVENT IS 100% GUARANTEED

We are absolutely certain that the enormous value of the Advanced Real Estate Mastery Program will massively and immediately expand the quality of your life, so we are willing to take all the risk out of your decision.

YOU HAVE NOTHING TO LOSE

If you're not completely satisfied by the dinner break of day 4 just let us know. We'll give you a full 100% refund on the condition that you attend and complete every module of the Advanced Real Estate Mastery Program and provide us with a refund request form during the dinner break of day 4.

You pay NOTHING! And further more... If you don't believe you'll make at least \$65,000, or more, by implementing the strategies taught at the Advanced Real Estate Mastery Program, we'll refund all your money, plus give you an additional \$1000 (Empowernet Credit)[^] if we can't get you the RESULTS you want.

YOU HAVE ABSOLUTELY NO WORST CASE SCENARIO TO WORRY ABOUT

Decide to have the experience guaranteed to transform your personal and professional life forever. Now you can see that there is absolutely no reason not to attend this program.

THIS PROGRAM WORKS. IT'S TESTED, IT'S PROVEN, IT GETS RESULTS FAST.

DON'T DELAY, BOOK YOUR PLACE NOW.



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