

**INFORMATION BROCHURE WITH MAXIMUM FEES  
AND CHARGEABLE EXPENSES**

**1. IDENTIFICATION OF THE PARTICIPATORY FINANCING PLATFORM**

- Denomination: **HOUSERS GLOBAL PROPERTIES, P.F.P., S.L.** (the "PFP").
- Registered Office: Torre Chamartin, Calle de Dulce Chacón 55, 18º floor 28050 Madrid.
- Enrolment in the CNMV from 2 June 2017 (number 20).
- Registered in the Madrid Trade Register in book 33.521, Folio 32, Page M-603,354.

These fees will apply from 2 June 2017.

**2. MAXIMUM FEES AND CHARGEABLE EXPENSES**

**2.1 FEES APPLICABLE TO DEVELOPERS**

| Item                                                                                                | Fee         |         |
|-----------------------------------------------------------------------------------------------------|-------------|---------|
|                                                                                                     | Minimum (€) | Maximum |
| Reception, selection and publication of participatory financing projects (expressed in percentage). | 0           | 10%     |
| Advice to developers in relation to the publication of the project in the platform.                 | 0           | 1%      |
| Analysis of participatory financing projects received.                                              | 0           | 1%      |
| Provision to the parties of model contracts necessary for participation in projects.                | 0           | 1%      |
| Judicial and extrajudicial claiming of credit rights.                                               | 0           | 1%      |

- Application of fees to the developers

- For reception, selection and publication of projects: This fee is applied to the actual value of the project once and only if the financing objective of the project is reached. The fee will be charged when the deed of capital increase is executed before a Notary Public, giving investors entry into the developer's capital or when, in accordance with the loan agreement, it is considered to have come into force and the funds have been transferred to the developer's account.
- For advice regarding the publication of the project on the platform: the developer is able to contract this service, which will be charged at the time

of contracting the service by applying a percentage to be determined on the value of the financing project. This service includes an explanation of the publication process and the necessary documentation.

- For analysis of participatory financing projects received: This fee is applied on the value of the project financing. It is charged when the project is presented for analysis by the PFP. It will only be returned to the developer if the project is potentially suitable for PFP financing.
- For making the necessary model contracts for participation in the projects available to the parties: a percentage to be determined on the value of the financing project in accordance with the needs of the project in question shall be applied at the time of making the above documentation available. Confidentiality agreements, letters of intent, share purchase and sale contracts, loan contracts etc. can be provided at the request of the developer. The commission will be charged only once for each project and not for each document or contract made available to the developer.
- For services of the judicial and extrajudicial claim (forced or not forced) of the credit's right: when there is a delay in the return of the principal to the investors, the developer will have to pay a percentage which will be determined on the value of the unpaid credits. The percentage is counted as expenses derived from the claim of the unpaid rights of credit.

- Application of taxes

The corresponding taxes shall be charged on the commission corresponding to this section.

## **2.2 EXPENSES CHARGEABLE TO DEVELOPERS**

The following expenses will be charged to the developers:

- Expenses related to mail, telex, fax, if applicable.
- Expenses relating to courier services, provided that they are used at the request of the developer.
- Expenses relating to the actions of notaries public, such as the issuing of deeds or any other external requirement duly justified.

## **2.3 FEES APPLICABLE TO INVESTORS**

| Item | Fee     |         |
|------|---------|---------|
|      | Minimum | Maximum |
|      |         |         |

|                                                                                                                                                       |          |           |
|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|
| Development, establishment, and operation of communication channels to facilitate the contracting of financing between investors and developers.      | 0€/month | 2.5/month |
| For the formalization of loan and share subscription contracts based on an agreement of wills expressed through the participative financing platform. | 0        | 10%       |
| Judicial and extrajudicial claiming of credit rights. 0 20%.                                                                                          | 0        | 20%       |

- Application of fees to investors:

- Development, establishment, and operation of communication channels to facilitate the contracting of financing between investors and developers, this fee for use of the platform and communication channels will cost €2.5 per month for those investors who do not use the service and therefore have the channels and the investments derived from their establishment inactive for twelve months, having a balance in their wallet to be able to invest in any project and thus use the platform.
- Likewise, it will be considered that no use is made of the platform and the fee of €2.5 per month will be accrued when, having never invested and therefore not having used the communication channels, they have a balance in their wallet and have been registered for more than 12 months, during which time they have had the possibility of using the established channels without doing so.
- As soon as an account reaches the status of actively unused as detailed above, the investor will have a period of 2 months of courtesy to rectify it and use the established channels, accruing in favor of the platform the fee of €2.5 per month once these two months have passed, maintaining the conditions described in the previous points.
- For the service of formalizing loan and share subscription contracts, based on an agreement of wills expressed through the platform, acting on behalf of the investors: in this case, a % will be applied, which will be determined on the value of the amount invested or lent by each investor when having reached the financing objective, the loan contract or the subscription of the shares is formalized. The accrual and collection of this charge are referred to as the time when the investors begin to receive some return on their investment (both ordinary interest generated by the loan and default interest due to breach of contract) and in proportion to the same.
- For judicial and extrajudicial claim services (compulsory or non-compulsory) of the credit claims: for the service indicated, the investor must pay, at the time the corresponding judicial or extrajudicial claim is filed, a %, to be determined on the value of the unpaid claims, as expenses arising from the

filing of the claim for the unpaid credit claims. Said % shall always be at the rate of 20% of the total outstanding amounts to be paid by the developer.

- Application of taxes

The corresponding taxes shall be charged on the commission corresponding to this section.

## **2.4 EXPENSES CHARGEABLE TO INVESTORS:**

The PFP also has repercussions on investors in terms of the following expenses:

- Expenses related to mail, telex, fax, if applicable.
- Expenses relating to courier services, provided that they are used at the request of the investor.
- Expenses derived from payments made by credit card.
- Any other external item justified.

\*The amounts in this brochure are denominated in euros.

\*Without prejudice to the above, Housers reserves the right to:

- modify fees indicated above as long as this modification is published on its website and does not affect operations or projects whose financing acquisition period has concluded;
- include new fees in relation to those services which, as the case may be, are determined by the Minister of Economy and Competitiveness or, with his/her express authorisation, by the National Securities Market Commission (CNMV); and
- launch offers and discounts on its website through which developers and/or investors can enjoy, to their benefit, promotions on application fees.