



Invest in Kidman Station

8-9% Indicative Return

The DomaCom Fund – a better way to access & invest in Australian properties!

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DomaCom

FRACTIONAL PROPERTY INVESTING



INVEST IN KIDMAN STATION



INVEST IN KIDMAN STATION via the DomaCom Fund

– a better way to access & invest in Australian properties!

About Sir Sidney Kidman

Sidney Kidman founded the company, now S. Kidman & Co. Ltd, in 1899 at the age of 42 as a small business with his brother in droving and trading cattle and horses.

He built the business into the world's largest privately owned landholding that, at its peak ran more than 600,000 cattle and 200,000 sheep.

Sidney Kidman came up the hard way starting as roustabout and bullock driver, drover, stockman and trader servicing the new mining towns springing up in outback New South Wales and South Australia. He and his brother, Sackville, acquired their first property in 1895 and built it from there. He eventually owned or had a large interest in as many as 68 separate stations covering an estimated 220,000 – 280,000 square kilometres.

Sidney Kidman was knighted in 1921 for his services to the 1914-1918 war effort supplying the troops with wool, meat, horses, ambulances and planes.

INVEST IN KIDMAN STATION



Why – is this iconic property on the market?

The Managing Director of S. Kidman & Co. Ltd, Greg Campbell, is reported as having said that family members had decided it is now a good time to capitalise on current demand for quality Australian agricultural assets because:

- Cattle prices have increased 50% in the past 12 months;
- Australia has good beef cattle trade agreements with Asia;
- The Australian dollar is low; and
- S. Kidman & Co. Ltd is a stable multi-generational business.

The Opportunity – sale of Sir Sidney Kidman's empire

S. Kidman & Co. Ltd is a privately-held unlisted public company and is Australia's largest private landholding. The business is majority family owned. The business includes:

- 12 property aggregations across 16 pastoral holdings.

in South Australia, Queensland, Western Australia and the Northern Territory including 3 properties engaged in cattle feedlot, cropping and breeding, plus the Adelaide Head Office.

Price – including return information

The crowd-funding campaign to acquire the Kidman Station via the DomaCom Fund will separate the land component from the operating business.

DomaCom's estimate of the S. Kidman & Co. Ltd's landholding, which covers 101,000 square kilometres is:

- Circa AUD\$300 million; and
- Indicative return around 8% - 9%* from rent of land.

The operating business is expected to return about 20% annually. However, please note that crowd-funding campaign to acquire the Kidman Station via the DomaCom Fund will be restricted to the land component only.

*This is an estimate only, based on net profit of \$50m in the 2014-15 financial year and DomaCom's assessment of the value of the land component.

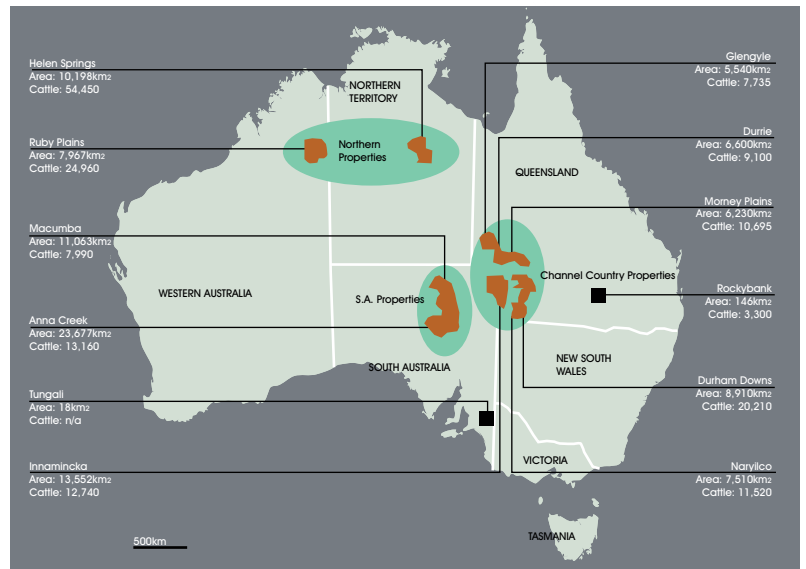
INVEST IN KIDMAN STATION

The historic Kidman Station is on the market and you have the chance to invest in it.

The company's landholding covers 101,000 square kilometres with Anna Creek Station in South Australia the largest at 23,000 square kilometres.

The other properties are:

- Anna Creek
- Brunchilly – outstation to Helen Springs
- Durham Downs
- Durrie
- Glengyle
- Morney Plains
- Naryilco
- Rockybank
- Innamincka
- Macumba
- Tungali Feedlot
- Helen Springs
- Ruby Plains
- Sturt Creek – outstation to Ruby Plains
- The Peake – outstation to Anna Creek
- Woomanooka – outstation to Durham



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The company's holding spans over 10 million hectares across 17 properties in the Northern Territory, Queensland, South Australia and Western Australia, and is home to 185,000 cattle.

Acquisition of Kidman Station – via the DomaCom Fund

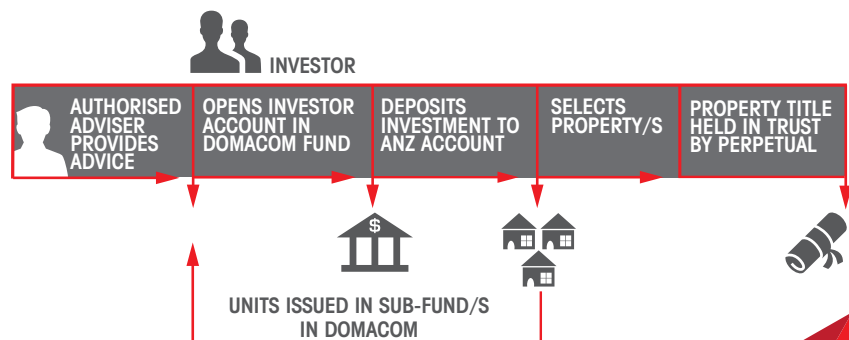
Stephen Burgin, a 7th generation pastoralist and licensed financial adviser, is keen to see this iconic agricultural business remain in Australian hands and this is a great way for Australian Mums and Dads to “own a bit of the farm”.

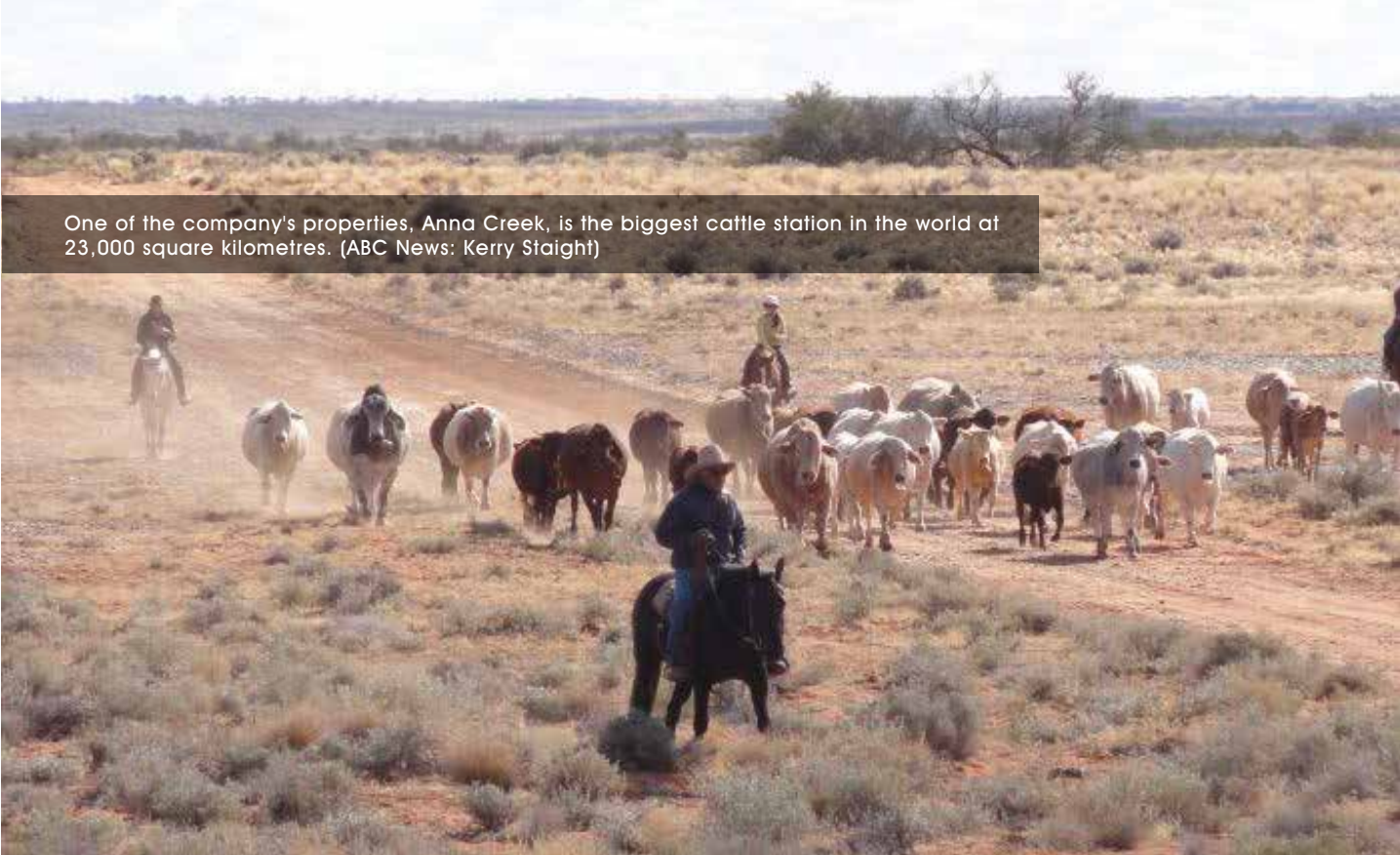
What is the DomaCom Fund?

The DomaCom Fund is a modern form of syndication or crowd investing as it is sometimes known. DomaCom Australia Limited developed the idea and built the platform as a registered Managed Investment Scheme (MIS) legal structure.

The DomaCom Fund enables any number of people to come together to pool different amounts to purchase a specific property asset and share in the income and capital value of the asset, in proportion to the amount they invest.

Recognising that property is an illiquid asset, DomaCom created a secondary market to enable investors who wish to exit their investment to place offers to sell their holding to other investors any time they want. Investors can similarly place bids to buy from unit holders. It is an online open market buy/sell facility much like CommSec or E*TRADE.





One of the company's properties, Anna Creek, is the biggest cattle station in the world at 23,000 square kilometres. (ABC News: Kerry Staight)

How does the Kidman Station acquisition work?

To participate in the Kidman Station acquisition via the DomaCom Fund, you will need a licensed and DomaCom accredited financial adviser to ensure you understand the structure and your responsibilities.

You can choose to see your own adviser (who needs to be DomaCom accredited) or see an adviser from one of the following Australian Financial Service Licensees.



For more information on how the DomaCom Fund works, please visit the website www.domacom.com.au and obtain a copy of our Product Disclosure Statement (PDS).

GENERAL ADVICE WARNING

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