

TwinRock Partners FAQ

Q: Why and when was TwinRock Partners founded?

A: TwinRock Partners was founded in 2006 when Mike Meyer and Alex Philips saw an opportunity in the single-family buy-to-rent market. As one of the first entrants into the space, TwinRock invested approximately \$50 million throughout the Western United States. TwinRock's proprietary systems and procedures led the firm to excel in the complexities of acquiring, renovating, managing and leasing residential homes, which was the catalyst and provided the foundation for our multifamily platform. Our dedicated team of professionals continues to provide these services for our multifamily and student housing strategies as aim to offer our investors attractive and opportunistic real estate investments.

Q Since the company was founded how much has been invested in real estate?

A: Just under \$750 Million in real estate with high-net-worth, ultra-high-net-worth, family offices and institutional partners

Q: What type of investment strategies does TwinRock Partners follow?

- a) The company pursues opportunities that are undervalued product types. This includes situations where an assets' acquisition basis compares favorably to its perceived intrinsic value, typically because its asset class is temporarily depressed, out of favor, or has perceived potential for future improvements and value creation beyond base case assumptions.
- b) TwinRock's recovering markets strategy takes advantage of the current soft economic development environment markets with long-term, high job and population growth. These target markets are expected to recover at a faster rate than the nation as a whole.
- c) The company actively pursues opportunities where it can rehabilitate or reposition an asset to improve the property's physical characteristics. Additionally, TwinRock targets assets in distress and assets where a change of use may be appropriate.

Q: What is TwinRock Partner's average return on investment/ fund performance?

A: Information about individual ROI can be found [here](#).

Q: What is TwinRock Capital?

A: TwinRock Capital is an investment management company (hedge fund) that will expand the firm's current investment offerings and provide advisors and investors specialized investment strategies designed to address today's market volatility. Our TwinRock Value Opportunity Fund, under the TwinRock Capital umbrella, is focused on identifying dislocations in the fixed income and equity markets primarily in the high-yield credit markets.

Q: Where is TwinRock Partners headquartered?

A: Newport Beach, California

Q. Why have you chosen to invest in student housing?

A: Student housing is attractive with great investment fundamentals. Projected university growth is a key driver, enrollment growth is projected to increase for the foreseeable future. With a focus on Tier 1 schools experiencing increasing or stable demand, student housing offers stability.

Q: Who provides property management and brokerage services for TwinRock Partners?

A: Webb Ellis, Inc., owned and controlled by the principals of TwinRock, provides property management and brokerage services.