

# 10 STEPS TO SUCCESSFUL U.S. REAL ESTATE INVESTING



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- 01 Consult with & retain cross-border lawyer and accountant to set up entities, etc.

06 Obtain an EIN (Employee Identification Number) from IRS using SS-4 form (can be done from outside of the US)
- 02 Choose the state(s) into which you wish to invest.

07 Open and fund bank account(s), that can preferably be set up and managed virtually.
- 03 Secure a virtual or other U.S. address or P.O. box. and Registered Agent (if you will not be in the state(s))

08 Ensure appropriate documentation for your entity, eg: a Limited Partnership Agmt for an LP, an Operating Agmt for an LLC and/or a Shareholders' Agmt for a Corp.
- 04 Consult with Realtors and Lawyers in the chosen state(s) (referrals always preferred) to create appropriate investment strategy.

09 Secure appropriate financing for your investment(s) (how much, what percentage, etc.)
- 05 Relying on professional legal guidance, set up entity(its) in your chosen state(s) (LP? LP/LLC? Corp?) - without risking double taxation!

10 Work with licensed Realtors to develop and implement Investing Strategy, and **START INVESTING!!**



Investing Across Borders

