

ACQUISITION ANNOUNCEMENT



REALM PURCHASES RADISSON HOTEL IN MADISON, WI FOR MULTIFAMILY CONVERSION

REALM is excited to announce its most recent purchase of a 153-key Radisson Hotel in Madison, Wisconsin (the "Property"). The Property's lackluster performance as a hotel provided the opportunity for REALM to purchase it at an attractive basis. Converting the Property into multifamily has significant upside potential driven by strong demand in the West Madison submarket, which has a vacancy rate of just at 1.5% and robust year-over-year rent growth. REALM's partner, Vivo Investment Group, has a proven track record of successful multifamily conversions and has already entitled the site for multifamily use. This acquisition represents REALM's second transaction of 2023 and its 31st property purchased since its inception in 2019.

Travis King, Founder and CEO of REALM, stated: "We are looking forward to partnering with VIVO Investment Group on our recent transaction in Madison. Although supply and demand dynamics are currently working against developers in many markets, we believe that opportunities will continue to present themselves to those who know where to look. Additionally, with trusted partnership as our first priority, I am confident this transaction will prove to be yet another win for our partners and investors alike."

Well capitalized with discretionary capital and nearly \$5 billion of transactional experience, REALM is actively looking to acquire, either directly or in partnership with local operators, a wide array of property types across geographies and risk profiles.

With a commitment to trusted relationships at its core, REALM enables family offices (and the founders, entrepreneurs and families that created them) to access compelling investments alongside an aligned and trusted partner. Be it through an existing portfolio, one of REALM's proprietary strategies or some combination thereof, REALM's creative approach, proven investment acumen and extensive network of relationships have been proven to generate outstanding returns across multiple real estate cycles spanning more than 20 years.

Please reach out to Will Moyer, wmoyer@realmlp.com, to learn more about this transaction or learn how to partner with REALM on direct real estate investments.

