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PROFESSIONAL MEMBERSHIP

Access to exclusive events and content

50% OFF

SAPIN will help you get your ducks in a row and give you a clear direction.

Who is this for?

Investors that are serious about running their portfolio as a business. It doesn't matter if you are starting out or if you have existing properties.

The outcome of this membership:

We work with you to help you achieve your goals.

Through our experience we believe that in order to be successful you need the following:

- An understanding of what you really want
- Education and direction to support these goals
- A connection to a like- minded network & Power Team

Access exclusive benefits:

- ★ Monthly mastermind session with our Expert Coaches
- ★ Work with an Accountability Partner
- ★ Access TPN and Lightstone Reports
- ★ Discounts with Tile Africa and BSA Attorneys
- ★ 50% off property listing and waived activation fee with Preferential + 10% off of the Premium Package
- ★ Opportunity to Pitch your Deal at our Events

**R 14,364
FOR 2 YEARS
IF YOU
UPGRADE**

Ts & Cs APPLY



Access to the Professional Membership Whatsapp Group - another support channel

This is our most valuable Whatsapp group, join hundreds of serious professional members who support each other in property.



INTERMEDIATE MEMBERSHIP

Available Tools for Due Diligence

50% OFF

Who is this for?

Investors who want access to the tools needed for continual development.

The outcome of this membership:

We provide access to tools that assist you in growing your portfolio.

**R 7,764
FOR 2 YEARS**

Ts & Cs APPLY

Access exclusive benefits:

- ★ Access TPN and Lightstone Reports
- ★ Discounts with Tile Africa
- ★ 50% off property listing and waived activation fee with Preferential
- ★ Opportunity to Pitch your Deal at our Events



Access to the Intermediate Membership Whatsapp Group - another support channel

Ask questions and get support from other Intermediate members and the SAPIN Team.



SA PROPERTY
INVESTORS NETWORK™



FOUNDATION MEMBERSHIP

Get Started

50% OFF

Who is this for?

Investors who want to join a network of like - minded people

The outcome of this membership:

An introduction to the SAPIN network

**R 2,364
FOR 2 YEARS**

Ts & Cs APPLY

Access exclusive benefits:

- ★ Access TPN Reports
- ★ Discounts with Tile Africa
- ★ 50% off property listing and waived activation fee with Preferential



Access to the Foundation Membership Whatsapp Group - another support channel

The perfect place to get updates about upcoming events and latest news



SA PROPERTY
INVESTORS NETWORK™



SA FUNDAMENTALS COURSE

Learn the A - Z of property investment

60% OFF

What can you expect from this course?

This course is packed with practical information relating to various property investment strategies. Content such as, tax structures, goal setting, buying and selling houses, buy to lets, raising money from investors, looking at distressed houses and more.

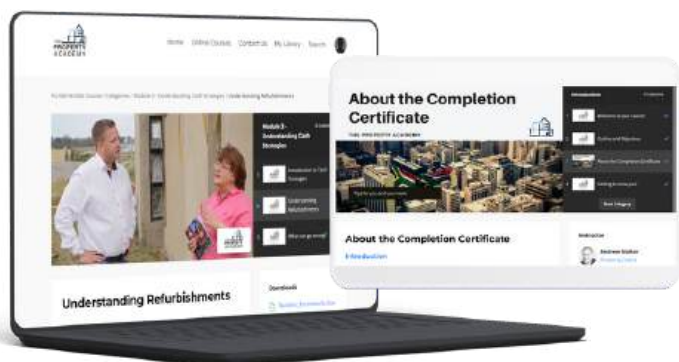
We have interviewed industry experts to ensure that you get some great insights into the Property space!

**WAS R 9,997
NOW ONLY
R 3, 998!**



The process:

1. Watch the educational videos.
2. Take notes in your workbook and write questions down.
3. Get out there and take action.
4. Tick and complete your checklist.
5. Ask for help if necessary.
6. Report your feedback.
7. Attend the monthly webinar.
8. Attend SAPIN networking events.



Ready to embark on your property investment journey?

Our comprehensive modules are your roadmap to success. From laying the groundwork with fundamentals to mastering advanced strategies, each step is designed to equip you with the knowledge and confidence to build a thriving property portfolio.

Module 1
Fundamentals

Module 2
Goal Setting

Module 3
Understanding Cash Strategies

Module 4
Understanding Cashflow Strategies

Module 5
Area Research

Module 6
Finding Deals

Module 7
Analysing Deals

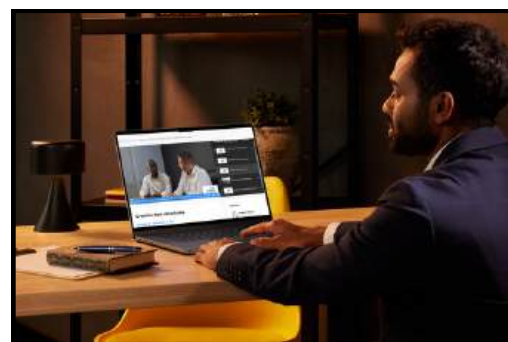
Module 8
Structure & Tax

Module 9
Funding Deals

Module 10
The Buying Process

Module 11
Building a Team

Module 12
Making this a business



SA FUNDAMENTALS COURSE

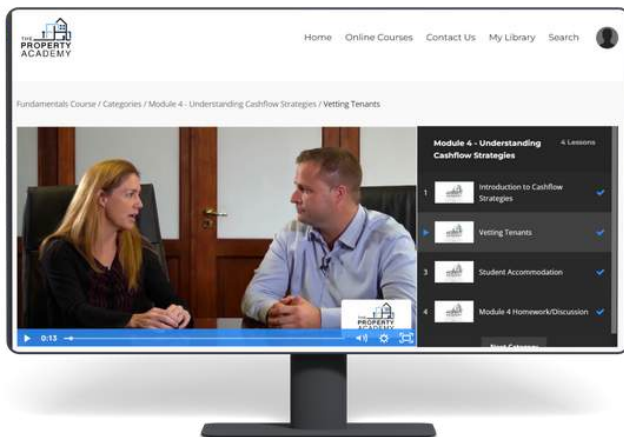
Learn the A - Z of property investment

50% OFF

SNEAK PEEK

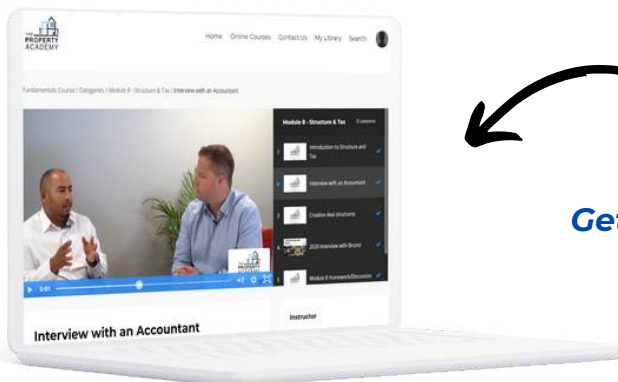
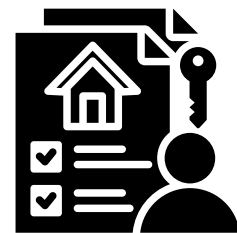
You have your own expectations going into this course and it's important that you know that we have expectations as well. We want to see all of our students succeed and move forward.

Success is different to everyone. Some students just want more information, other students are aggressively building expanding portfolios. Either way, to move forward you are going to have to be committed.



Vetting Tenants

What do you do if a tenant doesn't pay?



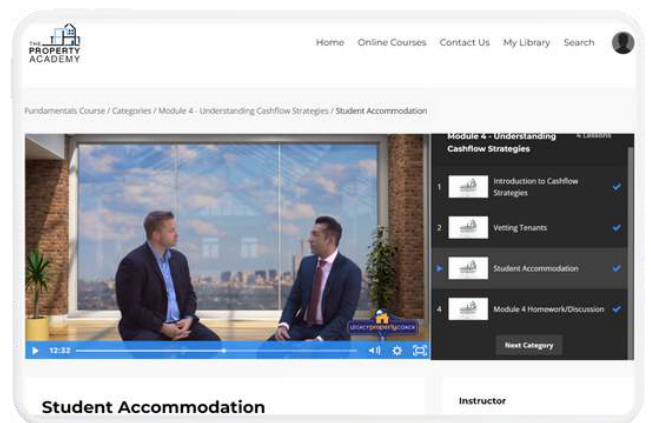
Interview with an Accountant

Getting started with structures and tax!

This is all about cash flow!!!

In this section, we cover:

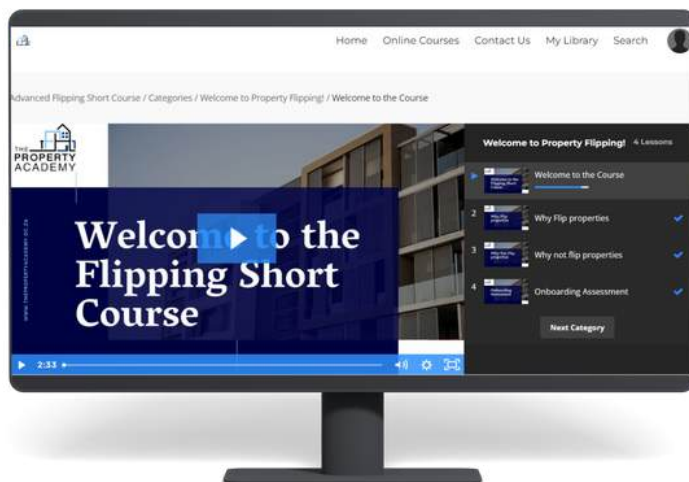
- *Ideal locations*
- *Minimum requirements*
- *Benefits vs Risks*
- *Town planning and zoning*
- *Financing options*
- *Property management*



SA FLIPPING COURSE

Generate quick cash by flipping distressed properties

60% OFF



**WAS R 11, 997
NOW ONLY
R 4, 798!**

Ts & Cs APPLY

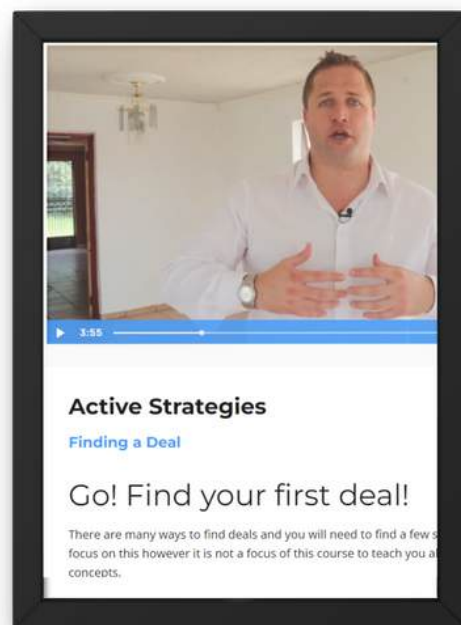
Learn through hands-on and practical videos and workbooks how each facet of a property flip works. At the end of this course, you will be ready to do your own flip.

- How to find distressed properties to result in high ROI
- Running the numbers & the correct due diligence
- Getting to private sellers & creative deal structuring
- Mitigating the risk & exit clauses in your OTP

What can you expect from this course?

We will be giving a lot of practical relevant information about flipping properties, we are not diving into the basics of property investing rather this course is built specifically around the aspects of a property flip.

You will also be joining a webinar once a month where you can learn from other students and ask as many questions as you like.



Lessons & Modules

Finding a Deal

Market Research

Property defects

Numbers

Refurbs

Legal talk

Andrew's Deal story

Get Creative

Exits & wrapping it up

Action Plan

SA FLIPPING COURSE

Generate quick cash by flipping distressed properties



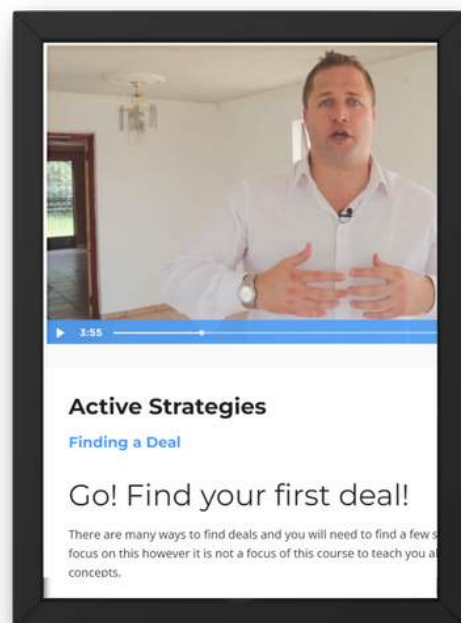
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SA FLIPPING COURSE

Generate quick cash by flipping distressed properties

60% OFF

Every conversation we have in this course is specific to a project that we did so we can show you how we think about flipping properties.

“If you feel like flipping is where you want to start you likely need that short term cash injection. So our challenge to you is to plan out when you will stop flipping. What is the goal flipping will help you achieve? Is it a building block for your portfolio or are you looking to flip yourself to a point where you can quit your job and be a full-time investor?”

SNEAK
PEEK

Finding a Deal



Active Strategies

Go! Find your first deal! There are many ways to find deals and you will need to find a few so b...



Passive Strategies

Passive Strategies Passive deal strategies are strategies where you put systems in place to brin...



Distressed value chain

Distressed value chain We commonly get questions about how to buy at auctions, before you can go...



Deal finding Assessment

In this module, we assigned you a number of tasks did you complete them all? CERTIFICATE REQUIRE...

Numbers



Top Offer Price

Numbers are very important, so take your time here and check your workings here. We have attache...



Budgets for FLIPS

Take your time with this video and make some notes start working through your checklist from the ...



Numbers Assessment

In this module, we assigned you a number of tasks did you complete them all? CERTIFICATE REQUIRE...

OFFER TO PURCHASE COURSE

Demystify the Legal Jargon

50% OFF

If you are serious about becoming a professional property investor, you need to build, at the very least, a base understanding when it comes to OTP's.

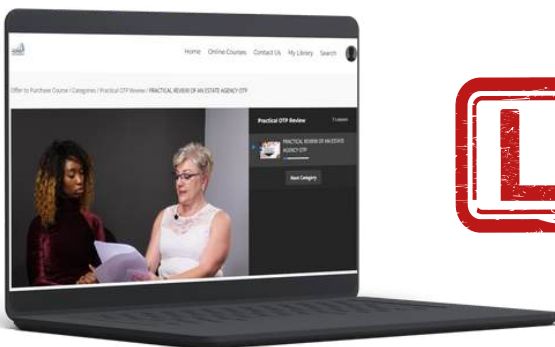
We are all familiar with the saying “the devil is in the detail” This couldn't be more accurate when it comes to an Offer to Purchase (OTP). Unfortunately, there are countless stories out there of legal battles over interpretation of paperwork, facing the consequences of neglecting to add, remove or notice a one liner in the midst of sheets and sheets of legal jargon.

Also, the potentially devastating financial implications that a single word could have can ruin the deal, and in some cases, perhaps even the investor him/herself.

It is for these reasons and many more, that it couldn't possibly be more crucial to ensure that you have a firm understanding of on the subject. On some level we all realize the importance of having the paperwork in place and understanding every single line.

**WAS R 3, 997
NOW ONLY
R 1, 997!**

Ts & Cs APPLY



LEGAL



Course Objectives

The Objectives of this course can be summarised as the following:

- Understand what an OTP is and what flexibility you have.
- Recognise the different aspects of an OTP and how to use it.
- Identify some of the important dos and don'ts when it comes to OTP's.
- Distinguish between the conditional and unconditional agreements.
- Understand the differences between the Special terms and conditions and Suspensive conditions and how to use them in your favour.
- Identify the aspects to look out for when using another OTP.
- Recognize the need for variation in OTPs with different strategies.
- Pinpoint the terms and conditions to look out for when dealing with specific strategies.
- Consider the differences in approach to an OTP for different investors/individuals.
- Discover and learn from the past mistakes/lessons of others.

Course Introduction

Understanding the Fundamentals

Offer to Purchases for different Strategies

Learning from the experience of experts

Practical OTP walk through

Course Wrap up

OFFER TO PURCHASE COURSE

Demystify the Legal Jargon

50% OFF

**SNEAK
PEEK**

Learning from the experience of experts



THE 16 THINGS INVESTORS SHOULD LOOK OUT FOR IN OFFER TO PURCHASES

Experienced Professional Investor's advice Riaan Naude's name is by no means unknown in the prop...



THE TOP 5 THINGS THAT PROPERTY INVESTORS FREQUENTLY ASK ATTORNEYS

Attorneys feedback on Frequently Asked Questions As you might imagine novice investors tend to as...



CRUCIAL GUIDELINES FROM A FINANCE SPECIALIST AND PROPERTY INVESTOR

A Bond Originator's Perspective Christiaan Jansen is a finance expert when it comes to funding in...



AN AUCTION EXPERT'S ADVICE TO TAKE NOTE OFF

Getting an understanding around how auctions work and the OTP adjustment limitations. Auctions wo...



THE 3 ASPECTS TO REMEMBER AND LESSONS LEARNT FROM EXPERIENCE

Interview with Bruno Simão Brokerage. Different investment opportunities have varying levels of r...



IMPORTANT SUSPENSIVE CONDITIONS AND UNDERSTANDING DECEASED ESTATE OTPs

Don't be caught unaware! The legal nitty gritty can be a make or break in this industry.

You don't have to be a legal expert but it will benefit you from learning from one before you get into a tough spot. Leverage off the years of experience of a property specialist attorney's who explain the legal elements you absolutely have to know.

- Understand the fundamentals and know your rights
- Recognise what to look out for and realize how to protect yourself
- benefit from the experience of 7 industry experts
- know which little one liners can be the gamechanger for you



DEVELOPMENT COURSE

Find Your Development Niche

60% OFF

This course offers a structured, step-by-step approach to equip you for success in property development.

This comprehensive Development Course equips you with the knowledge and tools to navigate the exciting world of property development.

Get Started

Explore different development areas and assess your suitability for this challenging but rewarding career path.

Master the Fundamentals

Develop a clear vision and identify potential risks associated with your project. Learn the essential skills required for success - these can't be taught, but the course will guide you on where to focus your learning.

Planning & Team Building

Discover the importance of company structure and tax planning for developers. Assemble your "power team" with key professionals like architects, quantity surveyors, and a project manager.

Due Diligence & Funding

Delve into the crucial process of due diligence, ensuring a thorough feasibility study and an OTP with clear conditions. Learn about securing funding from various sources like ABSA and TUHF.

Building & Delivery

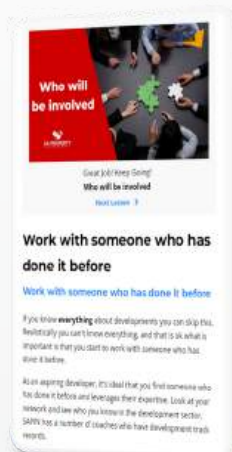
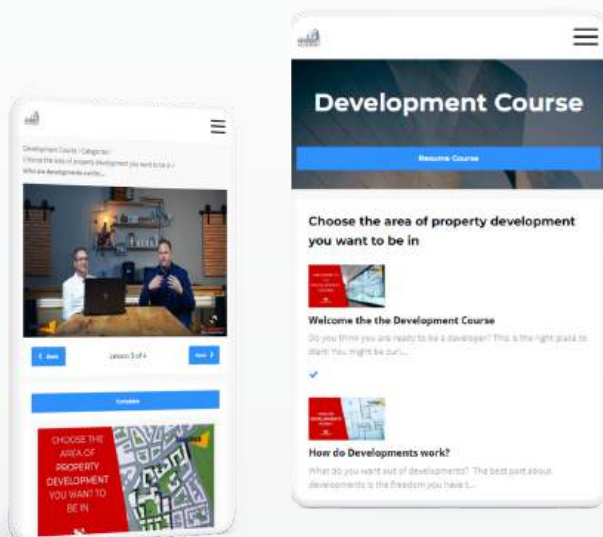
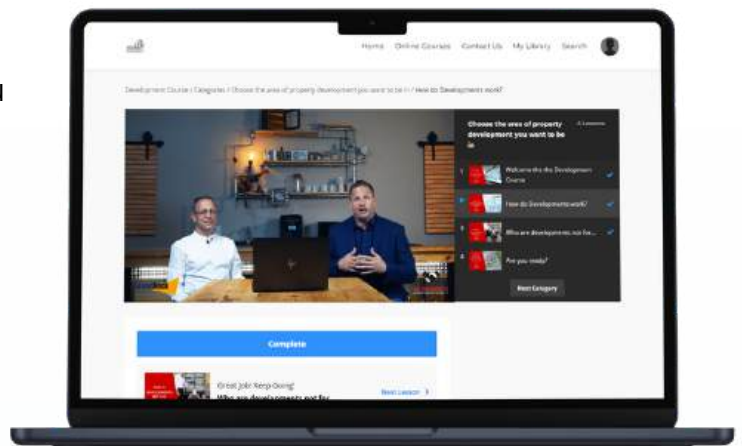
Master the different phases of construction, from pre-building and breaking ground to the critical role of the project manager.

Success & Beyond

Understand the "snagging" and handover process before celebrating the completion of your development. Learn from your experience and refine your approach for future projects.

**WAS R 17,997
NOW ONLY
R 7,198!**

Ts & Cs APPLY



DEVELOPMENT COURSE

Find Your Development Niche



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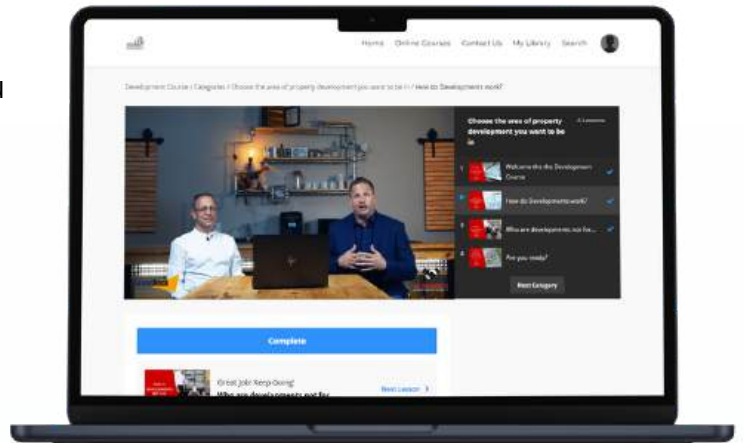
**BUY NOW
R 17, 997**

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Due Diligence & Funding

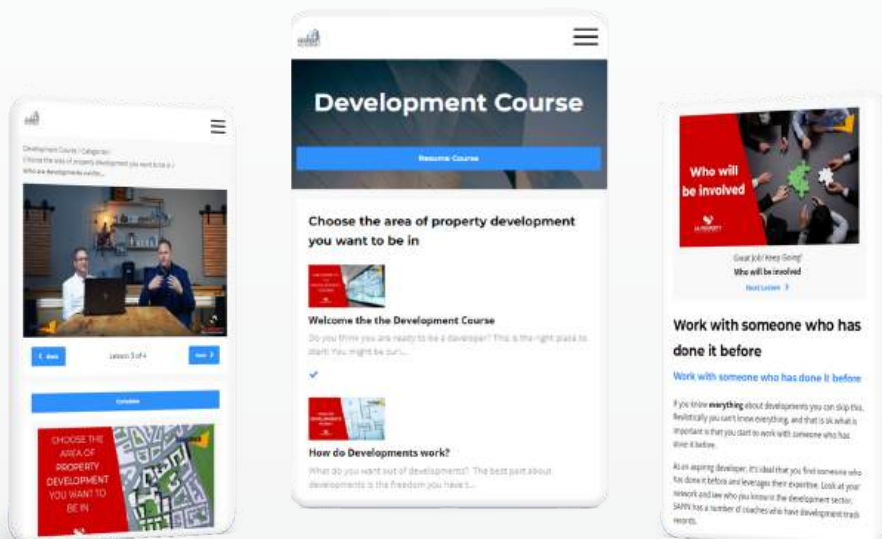
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STUDENT ACCOMMODATION COURSE

BRAND NEW!!!

60% OFF

SAPIN's New and Exciting Student Accommodation Online Course

Unlocking Potential and Managing Risks

Investing in student accommodation is a thrilling venture, offering the potential for impressive returns. However, it also comes with its own set of unique challenges and risks. At SA Property Investors Network (SAPIN), we provide a comprehensive online course to help you navigate this dynamic sector, ensuring you make informed and strategic decisions.

WAS R 11, 997
NOW ONLY
R 4, 798!
Ts & Cs APPLY

Why Invest in Student Accommodation?

Student accommodation offers a high-demand market with the potential for excellent rental yields. With universities and colleges continuously attracting new students, there is a consistent demand for quality housing. However, understanding the intricacies of this market is crucial for maximizing your investment.



How Do I Finance Student Accommodation?

Financing student accommodation can vary based on the property's location, type, and intended use. Our online course covers:

Mortgage Options: Explore different financing options tailored for student housing.

Government and Private Funding: Understand the benefits and limitations of bank finance in this sector

Financial Implications: How each option affects your rental income and stability.

When Do I Need to Rezone?

Rezoning is often necessary when converting properties into student accommodation. Our course will guide you through:

Rezoning Requirements: Understand when and why rezoning is needed.

Application Process: Step-by-step instructions on how to apply for rezoning.

Compliance: Ensure your property meets all local zoning laws and regulations.

Should I Choose Private Tenants or NSFAS Tenants?

Deciding between private and NSFAS tenants depends on your investment strategy. We provide insights on:



STUDENT ACCOMMODATION COURSE

BRAND NEW!!!

60% OFF

Tenant Selection: Pros and cons of private versus NSFAS tenants.

How Do I Effectively Manage These Properties?

Effective property management is key to ensuring your investment remains profitable. Learn about:

Property Maintenance: Tips for maintaining your property to attract and retain tenants.
Tenant Relations: Strategies for managing tenant expectations and ensuring a smooth rental experience.

Operational Efficiency: Tools and techniques for streamlining property management tasks.

Where Do I Buy and How Do I Know the Standards for This Strategy?

Choosing the right location and understanding the standards for student accommodation are crucial. Our course offers:

Location Analysis: How to identify high-demand areas for student housing.
Standards and Regulations: A comprehensive guide to the standards and regulations governing student accommodation.

Investment Hotspots: Highlighting the best locations for student accommodation investments.

Course Highlights:

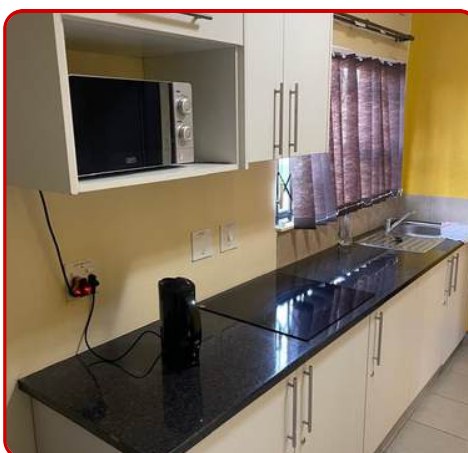
Our Student Accommodation online course provides a practical, hands-on approach to investing in this sector. You will gain access to:

Downloadable Tools: Essential resources to aid in your investment journey.
Regulatory Information: Up-to-date information on the regulations affecting student accommodation.

Case Studies: Real-world examples of successful student accommodation investments.
Expert Insights: Practical advice from industry experts on managing and growing your student housing portfolio.

Conclusion

Student accommodation is a lucrative investment opportunity, but it requires careful planning and execution. Our online course equips you with the knowledge and tools needed to succeed in this dynamic market. Join us to explore the exciting world of student accommodation and turn potential into profitable reality.



Opal Students Accommodation in Naturena