

Information data sheet according to § 4 Abs. 1 AltFG

1 Information about the Issuer

1.	Legal Form:	Limited Liability Company
2.1	Company Name:	K3 Immobilienentwicklungs GmbH & Co HS 42 KG
2.2	Group:	-
3.	Address:	Lampigasse 9/11, 1020 Wien
4.	Phone:	-
5.	E-Mail:	-
6.	Website:	-
7.	Company Registry Number:	FN 509443 g
8.	VAT Number:	AT U74432009
9.	Business License:	
10.	Equity Structure (in €)	
10.1	Share Capital:	EUR 1,000
10.1.1	of which paid in:	EUR 1,000
10.1.2	of which entitled to vote:	100%
10.1.3	Duration:	unbestimmt
10.2	Mezzanine Capital:	-
10.2.1	of which entitled to vote:	-
10.2.2	Duration:	-
10.3	Equity:	EUR 1,784,000
10.3.1	of which entitled to vote:	-
10.3.2	Duration:	-
10.4	Bank loans	EUR 7,137,000
10.4.1	of which entitled to vote:	-
10.4.2	Duration:	
10.5	Ranking in the event of insolvency:	Bank loan before subordinated loan
11.	Administrators:	Mr. Daniel Köberl Mr. Alexander Widhofner
12.	Owners:	Mr. Daniel Köberl
13.	Ultimate Beneficial Owners:	Mr. Daniel Köberl
14.	Business Purpose according to the Statutes:	The business purpose of the company is the development of real estate.
15.	Short Description of the Project:	The objective of the project „Hauptstraße 42“ is the construction of an apartment complex
16.	Number of offers of the issuer according to AltFG	0

2 Information about the Alternative Financial Instrument

1.	Legal Form:	Subordinated Loan
2.	Duration:	24 months
3.	Extension option if the funding target is not achieved / consequences of non-achievement of the funding target	1 month, if the funding target is not achieved, the issuer has the option of accepting the loan amount or paying it back to all lenders.
4.	Notice Periods:	The qualified subordinate loans cannot be terminated.
5.	Termination Date:	The qualified subordinate loans cannot be terminated.
6.	Funding Target	EUR 900,000
7.	Funding Period	From 12.01.2020 to 15.03.2020
8.	Purchase Price:	Minimum € 500,00
9.	Interest / Form of Interest Payments/ Distribution:	6.80% p. a. / simple interest, yearly distribution of interest
10.	Cost	
10.1	Distribution Cost:	0% for Investor / EUR 5,000 excl. VAT
10.2	Administrative Cost:	0%
10.3	Management Cost:	0%
10.4	Total One-Off Cost:	0% for Investor / 7.50% for Issuer
10.5	Total Running Cost per Year:	0% for Investor / 0.50% for Issuer
11.	Encumbrance:	None
12.	Treatment of Investors in Case of Insolvency:	The loans given by the investors are subordinate to all other debt of the company.
13.	Control Rights / Participation Rights:	Control Rights: 1. Yearly Annual Report 2. Updates of the information contained in this Information Data Sheet Participation Rights: None
14.	Sale or transmission possible?	No
15.	Cost of Sale/Transmission:	Sale impossible
16.	Tax Treatment of the Financial Instrument:	Taxable acc. to § 27 (1) ITA icw § 27 (2) No 2 leg. cit.

3 Other Information

1.	Description of Use of the Money invested:	The qualified subordinate loans given under the terms on the website are used for the project described under 1.15 "Hauptstraße 42".
2.	Locally Competent Authority for the Issuer:	Magistrat der Stadt Wien

4 Risk Notice

Investing in qualified subordinated loans involves risks, including the **risk of losing part or all of the money invested or the risk of not receiving any returns**. The Subordinated Lender grants a qualified subordinated loan. In the **case of bankruptcy or liquidation** of the Issuer, there is the risk that the loans will be granted only after all other creditors of the Issuer, who are primarily to be satisfied, and thus the investor partially or completely fails with his or her own claim. In principle, it can be assumed that higher potential returns result from a higher risk.

There is **no supervision by the Financial Market Authority (FMA)** regarding compliance with the Austrian Alternativfinanzierungsgesetz or a regulation issued pursuant to this Act. This public offer has therefore not been audited or approved by the Financial Market Authority (FMA) or any other Austrian authority.

Your investment is not covered by statutory deposit insurance and investor compensation schemes.

This product is not a savings product. You should not invest more than 10% of your net assets. It is not possible for you to resell or transfer the investments.

Investment services companies that broker alternative financial instruments on an Internet platform are subject to FMA supervision only with regard to compliance with the Securities and Exchange Protection Act 2007.

MANZ Firmenregister

Quelle: Firmenbuch und Insolvenzdatei (Edikte) der Republik Österreich
Lizenzgeber: Republik Österreich vertreten durch Bundesministerium für Verfassung, Reformen, Deregulierung und Justiz
Lizenznehmer: MANZ'sche Verlags- und Universitätsbuchhandlung GmbH, Kohlmarkt 16, 1010 Wien

Stichtag 27.11.2019 **Firmenbuch-Auszug mit aktuellen Daten** **FN 509443 g**

Grundlage dieses Auszuges ist das Hauptbuch ergänzt um Daten aus der Urkundensammlung.

Letzte Eintragung am 08.08.2019 mit der Eintragsnummer 3
zuständiges Gericht Handelsgericht Wien

FIRMA
1 **K3 Immobilienentwicklungs GmbH & Co**
HS 42 KG

RECHTSFORM
1 Kommanditgesellschaft

SITZ in
1 politischer Gemeinde Wien

GESCHÄFTSANSCHRIFT
2 Lampigasse 9/11
1020 Wien

GESCHÄFTSZWEIG
1 Entwicklung von Immobilien, An- und Verkauf von Immobilien

STICHTAG für JAHRESABSCHLUSS
1 31. Dezember

1 Gesellschaftsvertrag vom 20.03.2019 001

UNBESCHRÄNKT HAFTENDE/R GESELLSCHAFTER/IN
1 A K3 Immobilienentwicklungs GmbH
vertritt seit 05.04.2019 selbständig

PROKURIST/IN
3 C Ing. Alexander Widhofner, geb. 13.04.1977
vertritt seit 02.07.2019 selbständig
mit der Ermächtigung und Befugnis zur Veräußerung und
Belastung von Grundstücken gem. § 49 Abs. 2 UGB

KOMMANDITIST/IN HAFTSUMME
1 B Herrengasse 26 und 28
Projektentwicklungs-GesmbH
..... EUR 100

----- PERSONEN -----

1 A K3 Immobilienentwicklungs GmbH
1 (FN 392395 b)
1 Fichtegasse 2/24
1010 Wien
1 B Herrengasse 26 und 28
Projektentwicklungs-GesmbH
1 (FN 300293 h)
1 Fichtegasse 2/top24

3 C 1010 Wien
3 Ing. Alexander Widhofner, geb. 13.04.1977
3 Lampigasse 9/10
1020 Wien

----- VOLLZUGSÜBERSICHT -----

Handelsgericht Wien

1 eingetragen am 05.04.2019 Geschäftsfall 74 Fr 3522/19 m
Antrag auf Neueintragung einer Firma eingelangt am 20.03.2019
2 eingetragen am 14.06.2019 Geschäftsfall 74 Fr 7435/19 t
Antrag auf Änderung eingelangt am 11.06.2019
3 eingetragen am 08.08.2019 Geschäftsfall 74 Fr 10313/19 z
Antrag auf Änderung eingelangt am 30.07.2019

----- INFORMATION DER ÖSTERREICHISCHEN NATIONALBANK -----

zum 27.11.2019 gültige Identnummer: 23997796

MANZ Firmenregister

Abgefragt am 27.11.2019 08:53

----- HINWEIS -----

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