

ACCOUNTING TODAY

Volume 10. No 1

How “YOUR” Clients Reduce Tax Liability...even MORE

Using an IRS-sanctioned process (on books since 1997)

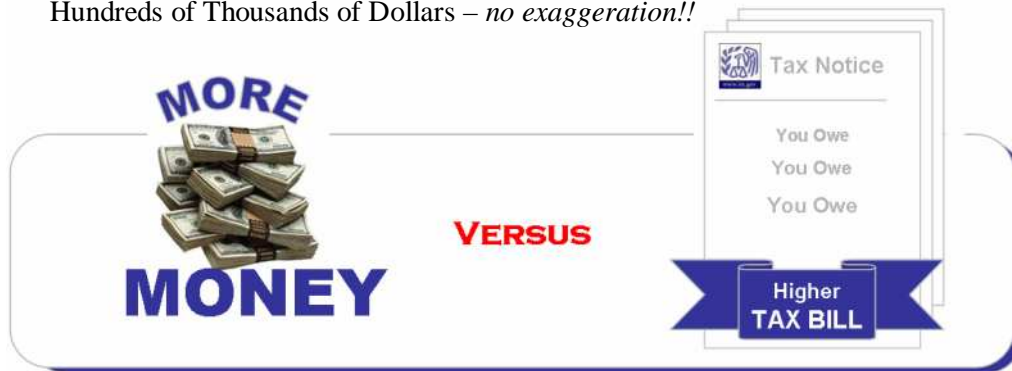
How it works!

Recommend your clients – small and large -- that **Own** or have done **Tenant Improvements** to commercial property, take advantage of our **FREE** (No Risk / No Obligation) Preliminary assessment. Our engineers will assess their property(s) to determine what tax benefits might be available through an IRS sanctioned “*Cost Segregation Study*”

YOU: Offer your client the ability to dramatically reduce their tax liability and increase cash flow...while also increasing YOUR income potential (when you complete Form 3115)

CSA: Cost Seg Advisor (CSA) provides a FREE Preliminary Estimate that shows the **Tax Savings / Benefits** the buyer can expect along with an impressive ROI, once the full study is completed.

CLIENT: Realize HUGE tax benefits (**especially properties owned 3-6 yrs**). Potentially worth Tens or even Hundreds of Thousands of Dollars – *no exaggeration!!*



So You Ask WIIFM?

[What's In It For Me]

- #1 **Client Loyalty:** Clients appreciate you recommending ways for them to KEEP their money
- #2 **More Money:** Increased income with Form 3115 (Chg Accounting Methods)
Impressive Referral Bonus (*if applicable*)
- #3 **No Risk:** We perform the assessment Free of Charge and detail in advance, what Benefit and ROI can expect...so this becomes a “*Business Decision* and not a *Sales pitch*” SM

Cost Segregation is ALL we do – so no conflict with you and your clients!!



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