



PHYSICIANS'
CAPITAL
INVESTMENTS®

Physicians' Capital Investments (PCI) was created in order to address two critical yet underserved needs:

1. To develop and construct customized, high quality, modern and efficient medical office and clinical facilities that would be leased to national credit healthcare companies as well as to individual physician practices;
2. To provide an investment vehicle wherein individual physicians as well as their key selected employees could afford to purchase a portion of each of the new facilities without personal liability. Stated facilities would be leased prior to being built.

Hence, PCI's tag line:

Physicians Investing in Physicians



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PHYSICIANS'
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Physicians Investing in Physicians



**Medical
Real Estate
Services**



**PHYSICIANS'
CAPITAL
INVESTMENTS®**

Physicians Investing in Physicians



At PCI we believe that each medical practice should reflect its owner's personal style and meet his or her specific financial needs. That is why PCI not only provides abundant options to custom design one's medical offices, but variety of financing models to fit one's needs.

Pedro Vergne-Marini, MD
PCI Managing Member

Real Estate Acquisition Services

PCI also understands that providing cutting edge customer experience and service is at the heart for both PCI and your practice, which is why PCI and its affiliate/partner companies work under a strict code of ethics practiced at every level of our consultative construction process.

PCI offers you:

A customized medical building solution:

- New construction;
- Existing Inventory.

Turnkey execution via PCI's proficiency in:

- Capital acquisition;
- Optimized site selection;
- Architectural designs;
- Lease negotiations.

What PCI means to you:

- Access to working capital to execute your strategic plan;
- Minimal initial capital investment;
- Minimal personal guarantees;
- Personal ownership in your facility;
- A stable and guaranteed stream of income;
- An appreciating asset;
- The ability to invest in future unaffiliated properties.

Real Estate Affiliates/Partners



**PHYSICIANS'
COMMERCIAL
REAL ESTATE®**

Physicians' Commercial Real Estate's medical real estate specialization allows it to understand and focus on:

- Pre-existing inventory of medical grade office space;
- The requirements specific to each health-care modality;
- The unique needs of your growing practice;
- Making the purchase of your new medical location effortless and simple.

Visit PCRE at www.physicianscommercial.com



As one of PCI's preferred construction companies and with numerous offices nationwide.

Huffman has the ability to construct a new facility for our customer on a national basis.

For over 30 years Huffman Builders has developed a stellar reputation in developing high quality turnkey professional medical office condominiums and stand alone office buildings for a wide variety of clients.

Visit PCRE at www.huffmanbuilders.com



PCI Consulting Support

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