



EmergeOrtho



OrthoCarolina



Holston Medical Group

## CASE STUDY - REINVESTMENT RESULTS

### THE CHALLENGE:

Many large physician groups report feeling squeezed by a combination of larger forces: tightening reimbursements, rising costs, reduced opportunities for ancillary income, burdensome and costly clerical work and bureaucracy in medical facilities.

### THE SOLUTION:

Montecito Medical introduced a unique model— called PREP (Provider Real Estate Partnership) — to help offset some of these challenges. PREP gives physicians the opportunity to re-invest a portion of the proceeds from the sale of their medical office building back into that specific property. Beyond that, if they elect to, they can further participate in a limited partnership that invests in other properties that Montecito Medical acquires. This model helps unlock the capital in their real estate and invest in their own futures.

### THE RESULT:

Montecito's historical returns speak for themselves:

