



PROPERTY PROFILE



ALLIANCE DATA SYSTEMS

On July 31, 2018, Rodin® Global Property Trust, Inc., (“Rodin Global”), through its operating partnership, together with a subsidiary of Rodin Global’s sponsor, Cantor Fitzgerald Investors, LLC (“CFI”), acquired an office building leased to Comenity Servicing LLC. Comenity is a subsidiary of the Alliance Data Systems Corporation, which serves as the guarantor of the lease. The Property is located in the Easton submarket of Columbus Ohio, and has a contract price of \$46,950,000, exclusive of closing costs. At the time of closing, the fee simple interest in the Property is held by a single purpose limited liability company (the “SPE”) whose parent (“Sole Member”) is owned 67% by Rodin Global and 33% by CFI. Rodin Global intends, but is not obligated, to purchase 100% of CFI’s interests.

PROPERTY OVERVIEW

The Property is a 241,493 square foot Class-A office building constructed in 2017. It is part of a newly developed three-property office campus that serves as headquarters for Alliance Data Card Services (ADCS), a subsidiary of Alliance Data Systems. The office campus houses significant business functions for ADCS, including credit management, marketing, data analytics, sales research, back office support and executive offices.

TENANT

Alliance Data Systems is a provider of consumer credit and marketing services, including private label credit cards, loyalty programs and direct marketing, and has a client base in excess of 1,500 companies, consisting primarily of large consumer-based businesses such as Lane Bryant, Pottery Barn, Hilton, Bank of America, and Victoria’s Secret.

PROPERTY HIGHLIGHTS

ADDRESS

3075 Loyalty Circle, Columbus, Ohio

TENANT

Alliance Data Systems - Comenity Servicing LLC¹

TENANT BUSINESS SECTOR

FinTech

PROPERTY TYPE

Office

RENTABLE SQUARE FEET

241,493

PURCHASE PRICE

\$46,950,000

YEAR ONE RENT

\$3,104,701

REMAINING LEASE TERM

14.2 years as of July 31, 2018

LEASE

Triple Net

RENT ESCALATIONS

1.07% Annually

LOAN-TO-VALUE

55.7%

COUPON RATE

4.94%

LOAN TERM

14 years; 10 year interest only



Rodin Global is a non-traded real estate investment trust (REIT) that intends to invest in and manage a diversified portfolio of income-producing net-leased commercial properties located in the United States, the United Kingdom and select European Countries.²

Rodin Global targets operationally significant properties, which are considered to be essential to the tenant’s core business and financial performance. Most of these properties will have undergone substantial tenant improvements and are considered strategically located. Property types include corporate headquarters, distribution facilities, healthcare properties, stand-alone retail stores, government properties and industrial facilities.³



OFFERING DETAILS

OFFERING SIZE

\$1 BILLION

DISTRIBUTION FREQUENCY⁴

MONTHLY
(subject to board declaration)

TAX REPORTING

FORM 1099-DIV

PRICING

Visit rodinglobal.com for current NAV, Offering Price and Distribution information.

The Net Asset Value (NAV) is calculated quarterly. The Offering Price is derived from the NAV as follows:
Offering Price = NAV + Upfront Selling Commissions + Dealer Manager Fees – Sponsor Support

	CLASS A	CLASS T ⁵	CLASS I
Sales Commissions	6%	3%	–
Dealer Manager Fees	3%	3%	1.5%
Sponsor Support ⁶	(4%)	(4%)	(1.5%)

SUITABILITY REQUIREMENTS

\$250,000 net worth or \$70,000 net worth and \$70,000 annual gross income. Higher suitability in certain states, and Class I shares are only available for purchase by certain types of investors. Please consult the prospectus.

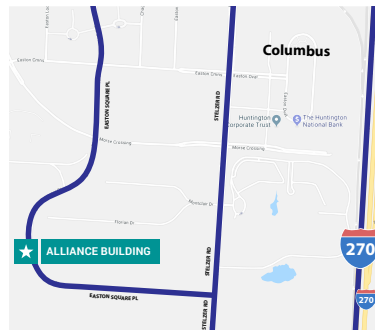
SHARE REPURCHASE PLAN⁷

AFTER YEAR 1	AFTER YEAR 2	AFTER YEAR 3	AFTER YEAR 4	AFTER YEAR 5
96% of NAV	97% of NAV	98% of NAV	99% of NAV	100% of NAV

One-year holding period waived and shares redeemed at purchase price in case of death or qualifying disability of investor.

PROPERTY LOCATION

The Property is located in the Easton submarket of Columbus, Ohio, approximately 10 miles northeast of downtown. Easton is a 1,300-acre master planned community developed by The Georgetown Company in a joint venture with L Brands, the parent company of Victoria's Secret and Bath & Body Works. Easton is comprised of 4.2 million square feet of Class A office space, nearly 3.8 million square feet of retail space, multifamily residences, and luxury hotels. Easton has a current work force of more than 30,000 employees and is home to JP Morgan Chase, Abbott Laboratories, Huntington Bank.



TO LEARN MORE:

CANTOR FITZGERALD CAPITAL
Call: (855) 9-CANTOR / (855) 922-6867
Visit: rodinglobal.com

Cantor Fitzgerald Capital is a division of Cantor Fitzgerald & Co. (member FINRA/SIPC), the dealer manager for Rodin Global Property Trust, Inc.

RISK FACTORS

1. We have limited operating history and limited assets. This is a "blind pool" offering.
2. After the first quarterly valuation of our assets is undertaken, the purchase and repurchase price for shares of our common stock will be based on our NAV and will not be based on any public trading market. Neither NAV nor the offering price may be an accurate reflection of the fair market value of our assets and liabilities and likely will not represent the amount of net proceeds that would result if we were liquidated or dissolved or the amount you would receive upon the sale of your shares.
3. Our organizational documents do not restrict us from paying distributions from any source and do not restrict the amount of distributions we may pay from any source, including offering proceeds. If we pay distributions from sources other than our cash flows from operations, we will have less funds available for investment, borrowings and sales of assets, the overall return to our stockholders may be reduced and subsequent investors will experience dilution. Our distributions, particularly during the period before we have substantially invested the net proceeds from this offering, may exceed our earnings, which would represent a return of capital for tax purposes.
4. No public market currently exists for our shares, and we have no plans to list our shares on an exchange. Unless and until there is a public market for our shares, you will have difficulty selling your shares. If you are able to sell your shares, you would likely have to sell them at a substantial loss.
5. The amount and timing of distributions we may pay in the future are uncertain. There is no guarantee of any return and you may lose a part or all of your investment in us.
6. We are not required to pursue or effect a liquidity event within a specified time period or at all.
7. We will pay substantial fees to and reimburse expenses of our advisor and its affiliates. These fees increase your risk of loss.
8. All of our executive officers, some of our directors and other key real estate professionals are also officers, directors, managers and key professionals of our advisor, our dealer manager and other entities affiliated with Cantor, which we refer to as the Cantor Companies. As a result, they will face conflicts of interest, including significant conflicts created by our advisor's compensation arrangements with us and other Cantor-advised programs and investors.
9. If we raise substantially less than the maximum offering, we may not be able to invest in a diverse portfolio of income-producing commercial properties and other real estate-related assets.
10. We depend on our advisor to select our investments and conduct our operations. Our advisor is a newly formed entity with no operating history. Therefore, there is no assurance our advisor will be successful.
11. Disruptions in the financial markets and stagnant economic conditions could adversely affect our ability to implement our business strategy and generate returns to you.
12. Our investments will be subject to the risks typically associated with real estate.
13. We expect to make foreign investments and will be susceptible to changes in currency exchange rates, adverse political or economic developments, lack of uniform accounting standards and changes in foreign laws.
14. The other risk factors are set forth in our prospectus and other filings with the securities and exchange commission.

This is neither an offer to sell nor a solicitation of an offer to buy the securities described herein. An offering is made only by prospectus. You should read the prospectus in order to understand fully all of the implications and risks of this offering. No offering is made except by a prospectus filed with the Department of Law of the State of New York. Neither the Attorney General of the State of New York nor any other state or federal securities regulator has passed on or endorsed the merits of this offering or these securities or confirmed the adequacy of the prospectus. Any representation to the contrary is unlawful. All information contained in this material is qualified in its entirety by the terms of the current prospectus.

¹ The named tenant is Comenity Servicing LLC, a subsidiary of Alliance Data Systems Corporation, which serves as the guarantor of the lease.

² We qualified as a REIT beginning in the taxable year ending December 31, 2017. Our failure to remain qualified as a REIT would result in higher taxes, may adversely affect our operations, would reduce the amount of income available for distribution and would limit our ability to make distributions to our shareholders.

³ We may change our investment objectives, policies and strategy at any time without shareholder consent. There is no assurance that we will be able to invest in our targeted investments. Diversification does not eliminate risk and does not assure better performance.

⁴ There is no guarantee of distributions. Distributions may be paid from sources other than cash flow from operations, including offering proceeds, which may reduce an investor's overall return.

⁵ Distributions paid with respect to Class T shares will be reduced by the ongoing distribution fee payable with respect to Class T shares.

⁶ Sponsor support is subject to reimbursement under certain circumstances.

⁷ Repurchases limited to 5% of weighted average number of Rodin Global's common shares outstanding during the prior calendar year; redemptions will be funded solely from the proceeds of our distribution reinvestment plan, or our DRP, and any other funds set aside by the board of directors; program may be modified, suspended or terminated at any time upon ten-days prior written notice to the stockholders.