

Accountancy for Private Equity and Real Estate



Your challenge

- Asset Managers need to **focus on their core objective** of maximizing return to investors. They need to rely on a strong accounting provider who possesses enough human, knowledge and systems resources to be able to meet their more and more demanding reporting obligations now, and in the future.
- Accounting for PE and RE structures requires specific expertise in working **with real assets** and understanding how they are being financed. It also requires the **ability to coordinate** with Property Managers and other SPV service providers.
- When **investing in multiple locations**, multi-country coordination for consistent quality service across all jurisdictions and consistent process for better efficiency is key.
- Preparation of **consolidated accounts** may be required and you may not possess internal expertise or available resources.
- Other Issues include accounting for property valuations and depreciations, business valuation, financial assets valuation (shares, loans, derivative financial instruments, etc.) and debt and equity instruments.

Our solution

- Deloitte Luxembourg can help by offering a highly skilled and experienced accounting team dedicated to servicing PE and RE clients who currently service a large number of propcos, holdcos and other SPV's, and by coordinating with other Deloitte offices in their local markets.
- Deloitte's model is a **global and integrated** approach with complete set of services including **accounting, tax and legal** compliance, as well as **consolidation and investor reporting**. The team is multidisciplinary with consolidation and multi GAAP capabilities (Luxembourg GAAP, IFRS and US GAAP). Quality and timeliness are key components of our solution.
- Accounting and tax teams work closely for appropriate accounting treatment of tax matters and accounting is directly supporting tax team for timely and accurate tax provisions and tax returns.
- Deloitte Luxembourg offers client with coordinated access to Deloitte network with ability to offer consistent quality accounting service to PE and RE over multiple jurisdictions.

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