**Steadfast Income REIT, Inc. Advisor Fact Sheet**

**Offering**
- “Best efforts” offering of $1.5 billion in shares of common stock

<table>
<thead>
<tr>
<th>Price Per Share</th>
<th>$10.00 during initial offering stage</th>
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<tbody>
<tr>
<td>Minimum Investment</td>
<td>$4,000 with additional investments in $100 increments</td>
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<tr>
<td>Suitability</td>
<td>$70,000 gross annual income and $70,000 net worth or net worth of at least $250,000 (excluding the value of the investors home, furnishings and automobiles). Suitability differs in some states; see prospectus for details</td>
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<tr>
<td>Investment Objectives</td>
<td>1) Preserve, protect and return stockholders’ invested capital 2) Pay attractive and stable cash distributions to stockholders 3) Realize capital appreciation in the value of investments over the long-term</td>
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<tr>
<td>Property Focus</td>
<td>Multifamily (75% or more)</td>
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<td>Distribution Reinvestment (DRIP)</td>
<td>Shares may be purchased commission-free at the discounted price of $9.50 per share during the initial offering stage through the DRIP</td>
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<td>Holding Period</td>
<td>Anticipated between 3-5 years</td>
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<tr>
<td>Commission</td>
<td>6.5%. Breakpoints apply for sales of 50,000 or more shares ($500,000 or more)</td>
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<tr>
<td>Fee Deferral</td>
<td>During the offering stage, our obligation to pay all fees to our advisor will be deferred (up to an aggregate of $5 million) in an amount equal to the amount of distributions paid in any calendar quarter that exceed our adjusted funds from operation (AFFO) up to an amount equal to a 7.0% cumulative, non-compounded annual return on stockholders’ invested capital</td>
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<tr>
<td>Portfolio Operational Data</td>
<td>Added transparency with monthly operational data for viewing by shareholders with respect to each real property in our portfolio</td>
</tr>
<tr>
<td>Net Asset Valuation</td>
<td>Publicly disclosed semi-annually beginning no later than 6 months following the completion of our offering stage (which may include one or more follow-on offerings). Based on valuations by independent third-party appraisers and valuation experts</td>
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</tbody>
</table>

1. Alabama, Iowa, Kansas, Kentucky, Maine, Massachusetts, Michigan, Ohio, Oregon and Tennessee have different suitability standards.
2. Up to an additional 25% could be a combination of real estate-related assets and other investment types.
3. Please review the prospectus in its entirety and refer to “Prospectus Summary – Distributions.”
4. Please review the prospectus in its entirety and refer to “Prospectus Summary – Real Property Portfolio Operational Data.”
5. The net asset value per share may be less than or greater than an investor’s purchase price per share or the redemption price. Please review the prospectus in its entirety and refer to “Description of Capital Stock – Estimated Net Asset Value Per Share.”
6. Please review the prospectus in its entirety and refer to “Description of Capital Stock – Share Repurchase Plan.”

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**Investment Strategy**

Steadfast Income REIT seeks to invest in a diverse portfolio of real estate investments located throughout the United States, primarily in the multifamily sector. Our multifamily portfolio will focus on investments in established, stable apartment communities with operating histories that have demonstrated consistently high occupancy and income levels across market cycles. We may also selectively invest in other types of commercial properties and real estate-related assets that could potentially offer value-add opportunities through renovation, redevelopment or repositioning.

**Share Repurchase Plan**

The Company may buy back shares purchased during our offering stage at a percentage of the primary offering price starting at $9.25 and rising annually thereafter up to $10.00. Except in the case of stockholder death or disability, shares must be held for at least one year. Shares will be redeemed quarterly, on a pro rata basis, and will be limited during any calendar year to 5.0% of the weighted average of the number of shares of common stock outstanding during the prior calendar year. Funds for the repurchase of shares will come primarily from net proceeds received from the distribution reinvestment plan. In addition, the share repurchase plan may be amended, suspended or terminated at any time.

For more information call 877-525-SCMG (7264) or visit www.SteadfastREITS.com

Securities Offered Through Steadfast Capital Markets Group, LLC Member: FINRA & SIPC

**FOR REGISTERED FINANCIAL PROFESSIONALS ONLY – NOT FOR DISTRIBUTION TO THE PUBLIC**

This is neither an offer to sell nor a solicitation of an offer to buy the securities described herein. THE OFFERINGS ARE MADE ONLY BY THE PROSPECTUS THIS SALES AND ADVERTISING LITERATURE MUST BE READ IN CONJUNCTION WITH THE PROSPECTUS IN ORDER TO UNDERSTAND FULLY ALL OF THE IMPLICATIONS AND RISKS OF THE OFFERING OF SECURITIES TO WHICH IT RELATES. A copy of the prospectus must be made available to you in connection with the offering described herein. 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 regulators have passed on or endorsed the merits of this offering. Any representation to the contrary is unlawful. An investment in Steadfast Income REIT, Inc. involves a high degree of risk and there can be no assurance that the investment objectives of this program will be attained. Steadfast Capital Market Group, LLC, member FINRA & SIPC, is the dealer manager for the Steadfast Income REIT, Inc.

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Our objective is to acquire and manage our portfolio to provide a stable and secure source of income for our stockholders and maximize potential returns upon disposition of our assets through long-term capital appreciation.

Who is Steadfast Companies?
Steadfast Companies is a group of fully integrated real estate management, investment and development companies that owns and/or operates over $1.3 billion in assets across 22 states in the U.S., including more than 15,000 multifamily units.

Experienced Team
Steadfast Income REIT benefits from the resources, expertise and capabilities of Steadfast Companies that have been developed over the past 18 years. During the 10-year period ended December 31, 2011, Steadfast Companies had, directly or indirectly, sponsored 54 privately offered prior real estate programs that raised approximately $286 million from investors.

Risk Factors
An investment in Steadfast Income REIT involves a high degree of risk. You should purchase shares only if you can afford a loss of some or all of your investment. You should carefully consider the information set forth in the “Risk Factors” section of the prospectus for a discussion of material risk factors relevant to an investment in our common stock, including, but not limited to, the following:

• No public market exists for shares of our common stock. It may be difficult to sell your shares, and there are limitations and restrictions on your ability to have your shares repurchased under the share repurchase plan. If you are able to sell your shares or have them repurchased, it may be at a significant discount.

• Steadfast Income REIT, our sponsor and our advisor are newly formed entities with no prior operating history, and this is our dealer manager’s first public offering.

• The amount of distributions we may pay to you in the future, if any, is uncertain. Our distributions may be paid from sources such as borrowings, offering proceeds or advances and the deferral of fees and expense reimbursements by our advisor, and in some cases may constitute a return of capital.

• There is no minimum offering amount for this offering. As a result, we may immediately use investors’ funds and the amount of proceeds we raise may be substantially less than the amount we would need to achieve a broadly diversified portfolio.

• Our advisor and its affiliates will face significant conflicts of interest which could result in actions that are not in your best interest.

• This is a “blind pool” offering and you will not have the opportunity to evaluate our investments prior to purchasing shares of our common stock.

• A portion of the proceeds will be used to pay commissions, fees and expenses, a portion of which will be paid to our advisor and its affiliates. These fees were not negotiated at arm’s length and therefore may be higher than fees payable to unaffiliated parties.

• The initial offering price of our shares of common stock was not established based upon any appraisals of assets and may not accurately reflect the value of our assets when you invest.

• Continued disruptions in the financial markets and deteriorating economic conditions could have a material impact on our business.

• We intend to incur mortgage indebtedness and that may increase our business risks and could hinder our ability to make distributions.

• Our failure to continue to qualify as a REIT would reduce our net earnings available for investment or distribution.