

Reental



PROJECT 100 / PRO-100

Investment Opportunity in Rental
Project number 100

soprote@reental.co

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LOCATION OVERVIEW:

Yucatan, Mexico.

Dubai, United Arab Emirates

Samaná, Dominican Rep.

TYPE OF PROJECT:

Loan.

TYPE OF EXPLOITATION

Construction project
and sale.

RENOVATION STATUS:

New Construction and
renovation

COLLATERALIZABLE

Eligible as collateral.



KEY FIGURES



PROJECT TICKET:
51.500 TOKENS



TOTAL ESTIMATED
RETURN:
55% *SR



TOTAL ANNUALIZED
ESTIMATED RETURN:
18% *SR

(9,00 % MONTHLY RENTS
+ 9,00% FINAL)



DURATION:
36 MONTHS



COMPLETION DATE:
SEPTEMBER 2028



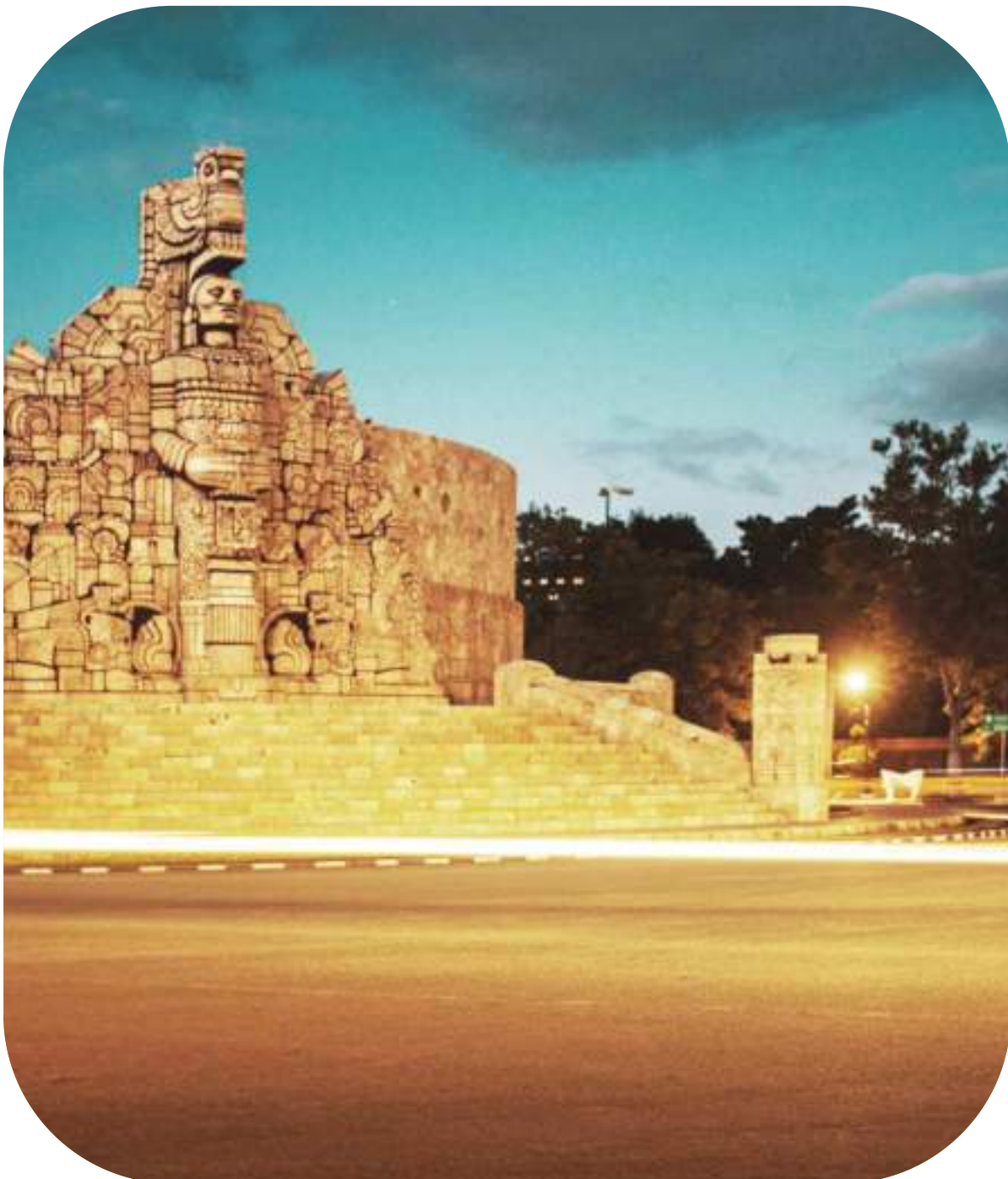
RETURNS:
MONTHLY & FINAL

*SuperReental and ReentalPro benefit from discounted fees on the Rental platform, which enhances their profitability.

CITY DATA

Merida, Yucatan

20°58'04"N 89°37'18"O



Merida, the capital of Yucatan, is a booming real estate destination that blends history, modernity, and quality of life. Founded on the ancient Mayan city of T'ho, it is known as the “White City” for its elegant colonial architecture. The real estate market offers everything from beautifully restored homes in the historic center to exclusive developments in areas like Altabrisa and Temozón Norte.

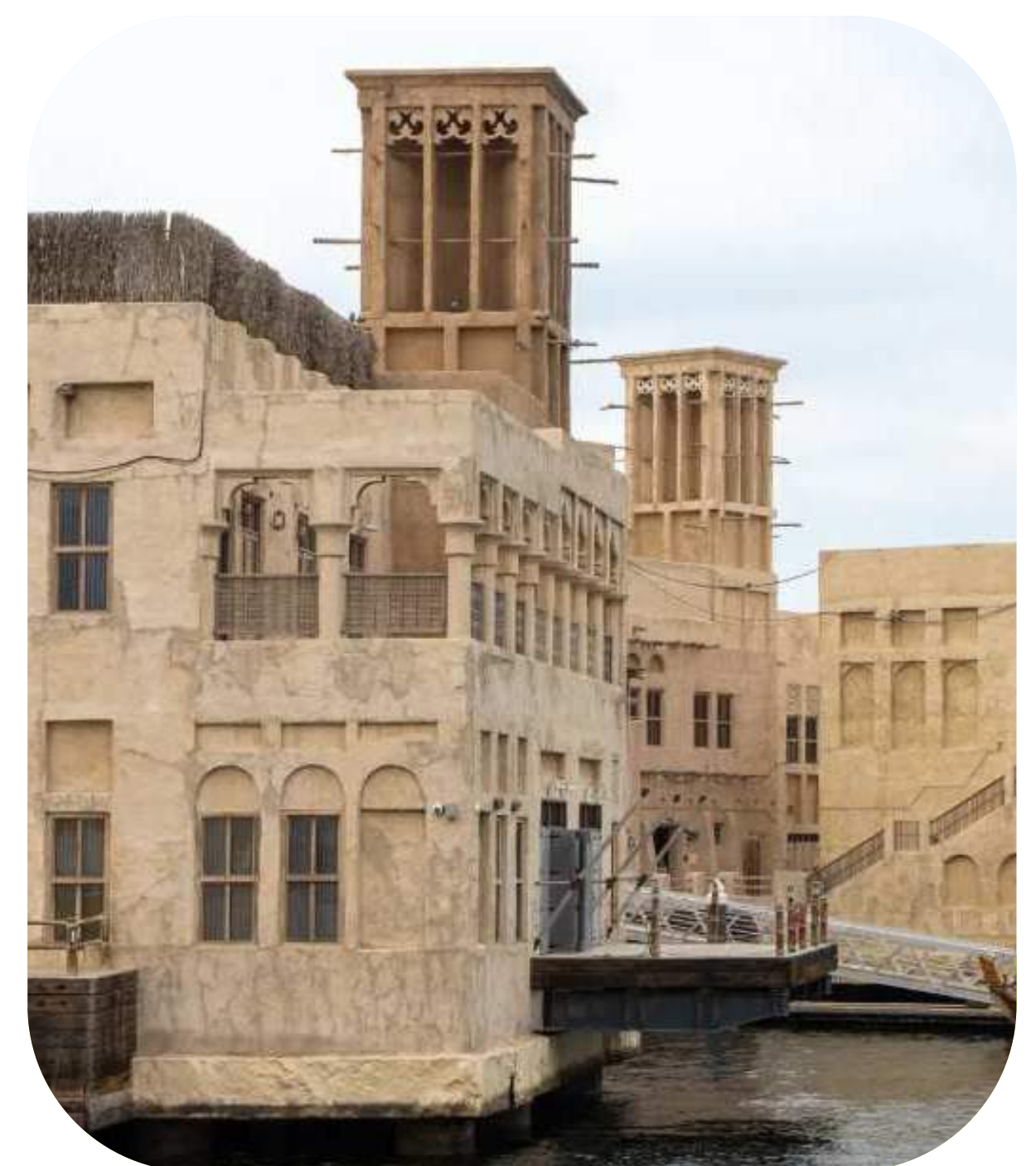
With high levels of safety, excellent infrastructure, and close proximity to Yucatán’s beaches, Mérida provides an ideal environment for living or investing. Its balance between tradition and urban growth positions it as a city with outstanding real estate potential.

Dubai, United Arab Emirates

25°15'52" N, 55°18'42" E

Dubai is an iconic, cosmopolitan city renowned for its futuristic architecture, luxurious lifestyle, and dynamic economy. Home to landmarks such as the Burj Khalifa, Burj Al Arab, Dubai Mall, and Palm Jumeirah, it offers an unparalleled urban setting that seamlessly blends desert landscapes, the sea, and world-class infrastructure.

With a favorable tax environment, legal security, and openness to foreign investment, Dubai stands out as a global hub for finance, technology, and tourism. Its multicultural population, warm climate, and vibrant atmosphere continue to attract international residents, entrepreneurs, and digital nomads—well beyond its appeal



Samana -Santa Barbara de Samana

19°12'19"N 69°20'11"O



Samaná, located in the northeast of the Dominican Republic, is one of the Caribbean’s most exclusive and promising destinations. Its blend of unspoiled nature, proximity to international airports, and direct connection to Santo Domingo in under two hours attracts high-net-worth tourists, digital nomads, and second-home buyers.

With a growing real estate market, world-class beaches, and a focus on low-density sustainable developments, Samaná is emerging as an ideal location for high-end residential and tourism projects. Its boutique offerings and low competition further enhance its appeal as a strategic investment opportunity in the Caribbean.

LOCATION

Lik Nah - Yucatán

Located in Tetiz, just 45 minutes from Mérida and 50 minutes from the airport, Lik Nah offers the perfect balance of urban accessibility and natural surroundings. Only 25 minutes from Celestún and its renowned Biosphere Reserve, the project is ideal for eco-tourism and nature-focused experiences. With direct access from the Celestún-Mérida Highway, it ensures quick and convenient connectivity. Surrounded by lush vegetation, Lik Nah is a unique investment in an eco-chic development that blends luxury, sustainability, and exclusive experiences. Its design promotes harmony with the environment, ensuring minimal ecological impact on the Yucatán ecosystem.

Burj Khalifa - Dubaí

In the heart of Dubai, the Burj Khalifa stands as a global icon of luxury and innovation.

Surrounded by the Dubai Mall, five-star hotels, and fine dining, this location offers a sophisticated urban lifestyle—ideal for both living and investing in one of the city’s most vibrant, connected areas. Featuring green spaces, parks, and excellent transport links, the area guarantees comfort and dynamism. Owning property in the Burj Khalifa is a strategic investment, with high demand, premium rental yields, and long-term value appreciation—backed by its prestige and unparalleled location.

Monte Rojo - Samaná

Perched atop Monte Rojo in Samaná, this project offers breathtaking views of the Caribbean.

Located just 58 minutes from the airport and near the upcoming cruise terminal in Santa Bárbara, Monte Rojo is connected by three major routes that link it to the rest of the country and key tourist destinations. From this privileged location, visitors can easily explore whale watching, Los Haitises National Park, El Limón Waterfall, and pristine beaches like Rincón and Cayo Levantado. As tourism continues to grow, Monte Rojo stands out as the Dominican Republic’s most promising destination for premium residential and hospitality developments.

MAPA





MARKET ANALYSIS

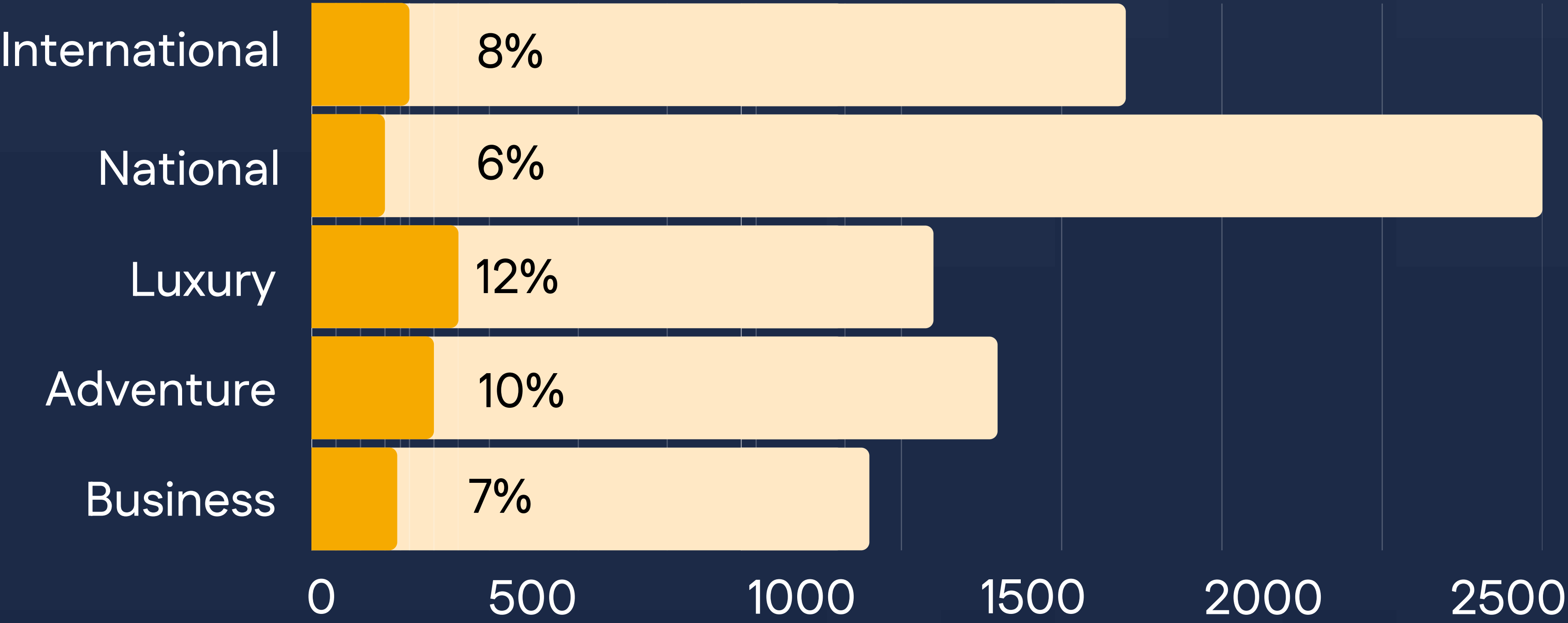
Tourism Profiles in the City

Mérida has experienced a significant rise in tourism, with notable annual growth across various visitor segments. International tourists, drawn to culture, ecotourism, and gastronomy, have increased by 8%, reaching 1.2 million visitors. Domestic tourism, growing at 6%, remains a key market.

Luxury tourism has seen an impressive 12% surge, driven by demand for exclusive experiences. Meanwhile, adventure and ecotourism are expanding at a 10% rate, attracting 800,000 visitors seeking outdoor activities. Lastly, business tourism has grown by 7%, reinforcing Mérida’s status as a prime destination for conventions and events.

Tourism Profiles

● Annual Growth (%) ● Visitors (Thousands)



Exclusivity

Luxury tourism in Mérida is defined by the exclusivity of its cultural offerings and authenticity. High-end travelers enjoy private and intimate experiences, such as guided tours of hidden Mayan archaeological sites, private dinners in colonial haciendas, and stays in boutique hotels that blend modern comfort with historic architecture.



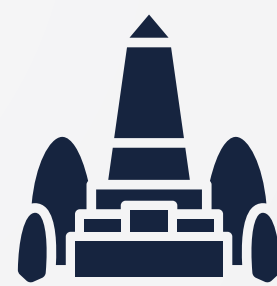
Gastronomic
Tourism & Digital
Nomads

Annual growth exceeding 9%.



Sustainable
Ecotourism

Exclusivity, authenticity, and a unique
blend of tradition and modernity.



Cultural Heritage

Chichén Itzá, Uxmal, and the
region’s stunning cenotes



MARKET ANALYSIS

Ultra-Luxury Market Transactions – DUBAI

The luxury real estate market in Dubai has shown consistent growth in recent years. Between 2023 and 2024, transactions involving exclusive properties have demonstrated a clear upward trend in prices, particularly in iconic locations such as Burj Khalifa, and off-plan developments in prime areas like DIFC and Palm Jumeirah. Recent operations include:

- Unrenovated units sold for over \$9 million
- Designer-renovated residences that rejected offers exceeding \$12 million
- Off-plan sales with expected appreciation of 20–30%



Real Estate Differentiation

Sales figures from recent years reveal a clear trend: the value of ultra-luxury properties in Dubai is not defined solely by square footage, but rather by iconic location, architectural sophistication, and—most importantly—conceptual uniqueness. This dynamic confirms Dubai’s continued appeal to investors seeking distinctive, high-value assets with strong potential for capital appreciation.



Variable pricing
ranging from
€10M to €14M

targeting a buyer profile that values added conceptual and design value beyond square meters.



Highest Sale:
\$136M (March
2024)

Ultra-luxury triplex | 2,600 m² |
Como Residences, Palm Jumeirah



International
Buyers

High Liquidity in the Luxury Segment



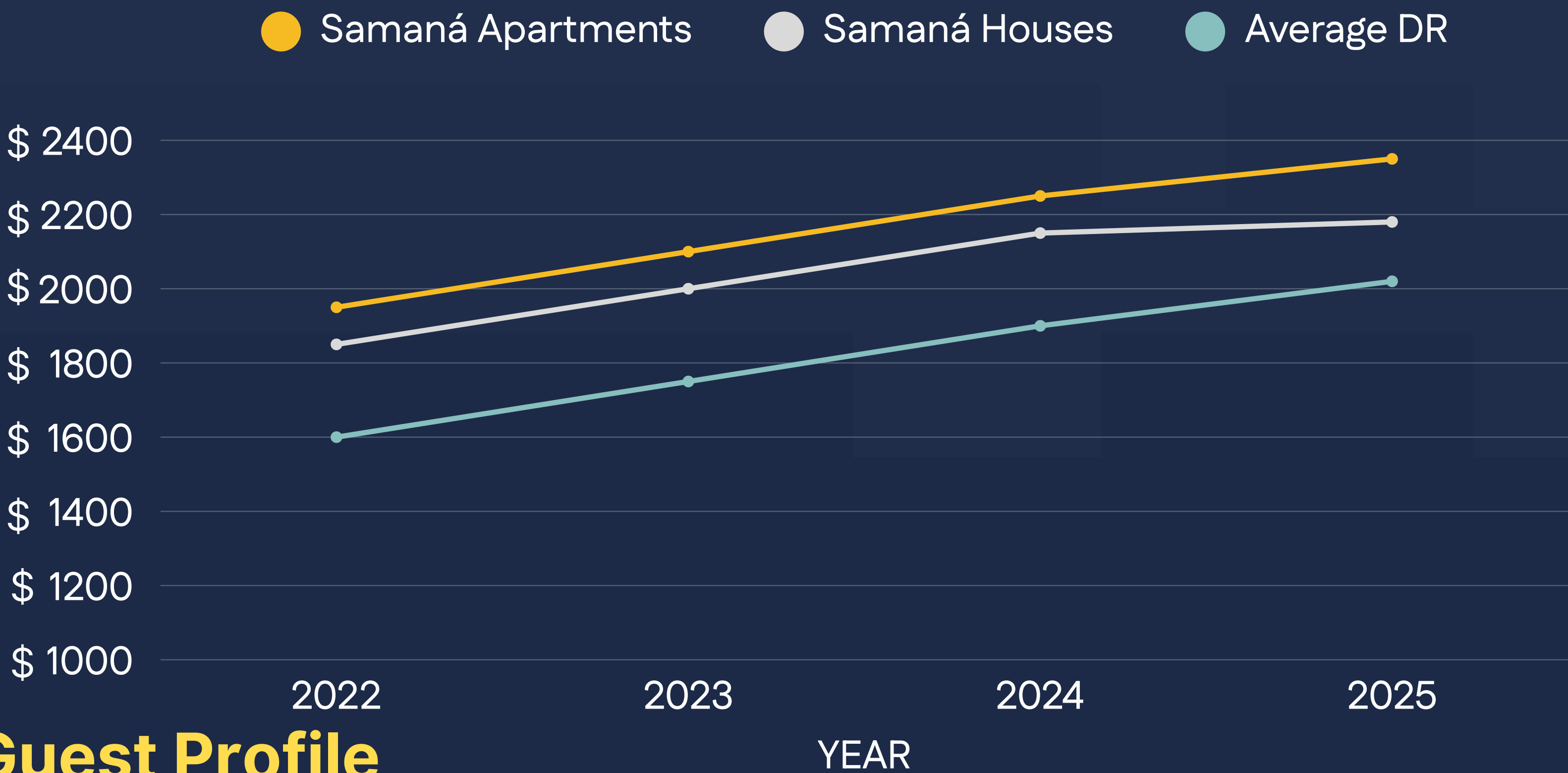
MARKET ANALYSIS

Market Evolution

The real estate market in Samaná has experienced remarkable appreciation in recent years, with an estimated 15–20% increase since 2022, outpacing the national average. Current prices are positioned at premium levels, with apartments ranging from \$2,200–2,350/m² and houses between \$2,115–2,180/m², comparable to other leading Caribbean destinations.

While prices have shown some recent stabilization, boutique low-density and sustainable projects continue to support projections of future appreciation. This is further complemented by a favorable national context, where residential prices grew by +10% in 2025 and vacation rental yields remain at 7%, positioning Samaná as a strategic destination.

MARKET 2022-25



Guest Profile

Samaná attracts three key profiles: Digital nomads, who find it an ideal destination thanks to reliable connectivity (with internet speeds up to 300 Mbps), emerging coworking spaces, and a competitive cost of living — all set against tropical landscapes and a relaxed lifestyle. The second-home buyers, primarily from the U.S. and Europe, who benefit from full foreign ownership rights and 15-year tax exemptions under the Confotur law. And finally, the premium tourists, drawn by pristine beaches, national parks, and whale watching, further enhanced by the presence of luxury brands such as Four Seasons, W Hotels, and JW Marriott. They seek exclusive, wellness-oriented experiences.



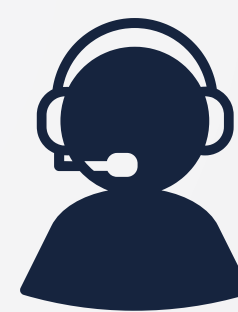
4 national parks, pristine beaches, and the iconic Whale Bay

Unique destination where leisure and retail attractions extend stays throughout the year.



The DR has 13 airports, 7 of them international

Catey Airport offers direct flights from the U.S., Canada, and Europe, with travel times ranging from 2h15 to 4h30.



‘City as a Service’ model

Providing integrated operations and services for a seamless, efficient, and sustainable living experience.

*sources Real Estate DR , Nomad Watch, Hidden Gem Estates, Global Property Guide, Properstar , Invest Caribbean



INVESTMENT MODEL

PROJECT 100 INVESTMENT

EXPECTED SCENARIO	AMOUNT
Reental Launch	\$ 5,150,000.00
Contribution to the project	\$5,000,000.00
Success fee platform	\$ 294,500.00

PROJECT 100 Investor Return

CONCEPT	AMOUNT
TOTAL ANNUALIZED ESTIMATED RETURN	18,35% SuperReental, 14,6% ReentalPro, 12,5% Rental
Annual rents (paid monthly)	9% (SuperReental, ReentalPro, Rental)
Net Investor Profit SuperReental	\$ 2,835,375.00 9,4% Final
Net Investor Profit ReentalPro	\$ 2,256,675.00 5,6% Final
Net Investor Profit Rental	\$ 1,924,725.00 3,5% Final
TOTAL RETURN	55,1% SuperReental, 43,8% ReentalPro, 37,5% Rental

PROJECT 100 Period and Tokens

CONCEPT	AMOUNT
Investment Term	36 months***
Tokens to be issued	51.500

Transaction currency: US Dollar (\$)

***Term subject to the early repayment clause outlined in the loan agreement.

INVESTMENT MODEL: The funds from the RNT-100 Series will be allocated across several projects structured in accordance with the laws of their respective jurisdictions. Investors hold an interest solely in the issuer and have no direct rights over the underlying assets. For legal details and risk disclosures, the specific documentation of each project must be consulted.

RISKS: Potential delay by the developer in interest payments. Fluctuations in property values in the area.

REENTELS RETURNS

SuperReentel**



- ✓ Total Return
55,1%*
- ✓ Total Annualized Return
18,35%*

LAUNCH DATE:
09/ 09/ 2025

ReentelPro**



- ✓ Total Return
43,8%*
- ✓ Total Annualized Return
14,6%*

LAUNCH DATE:
11/ 09/ 2025

Reentel*



- ✓ Total Return
37,5%*
- ✓ Total Annualized Return
12,5%*

LAUNCH DATE:
12/ 09/ 2025

***ESTIMATED PROFIT FOR
EXPECTED SCENARIO**

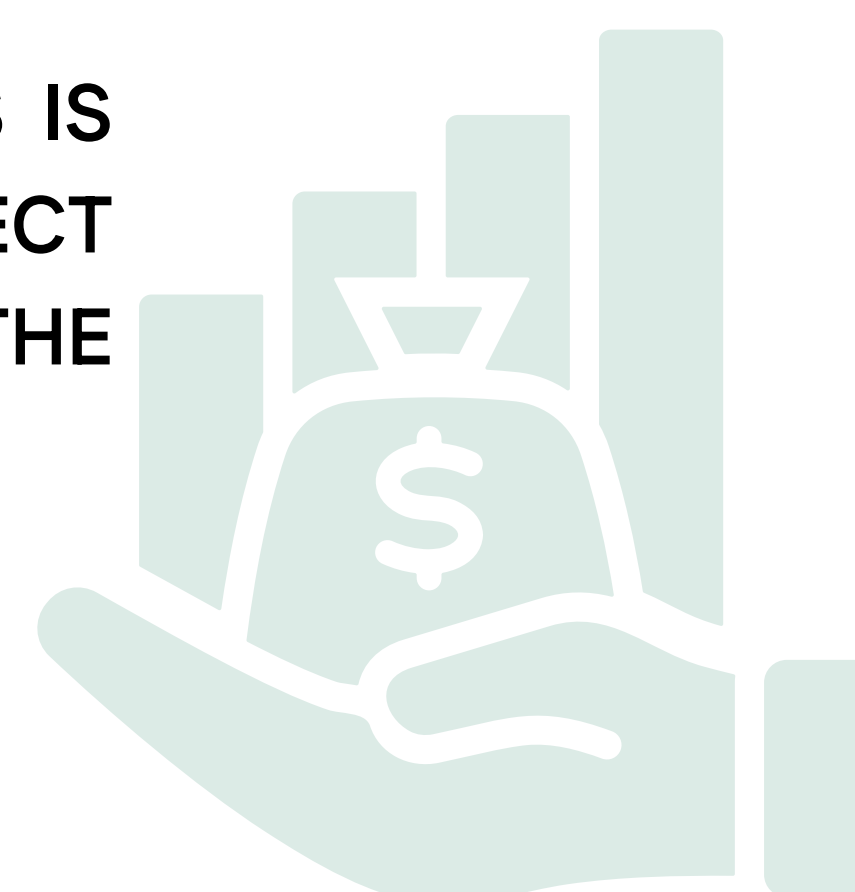


CLOSED DATE*:

09/ 09/ 2028

RETURN:
MONTHLY AND PROJECT CLOSURE

REINVESTMENT OF RETURNS IS
ALLOWED WHEN THE PROJECT
IS LAUNCHED TO USERS ON THE
PLATFORM.



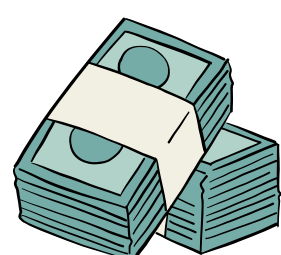
*Estimated project return: 12,5% annualized and 37,5% at the end of the project, excluding taxes from the returns and capital gain. Each investor will be taxed according to the regulations of their country of residence.

**SuperReentel and ReentelPro benefit from discounted fees on the Rental platform, which enhances their profitability.

HOW CAN I INVEST?

At Rental, you have two ways to invest.

Choose the option that best suits you and follow the steps below:



**With FIAT
(Bank Transfer)**

1

Access your account

Log in to the platform.

2

Select “Invest by Transfer”

You'll find this option on your dashboard.

3

Choose the property, currency, amount, and destination wallet.

4

Make the bank transfer

Use the banking details provided by the platform.

5

Upload proof of payment

Submit the receipt to complete the validation process.

HOW CAN I INVEST?



With Crypto
(USDT, BTC, USDC)

1) THROUGH YOUR WALLET

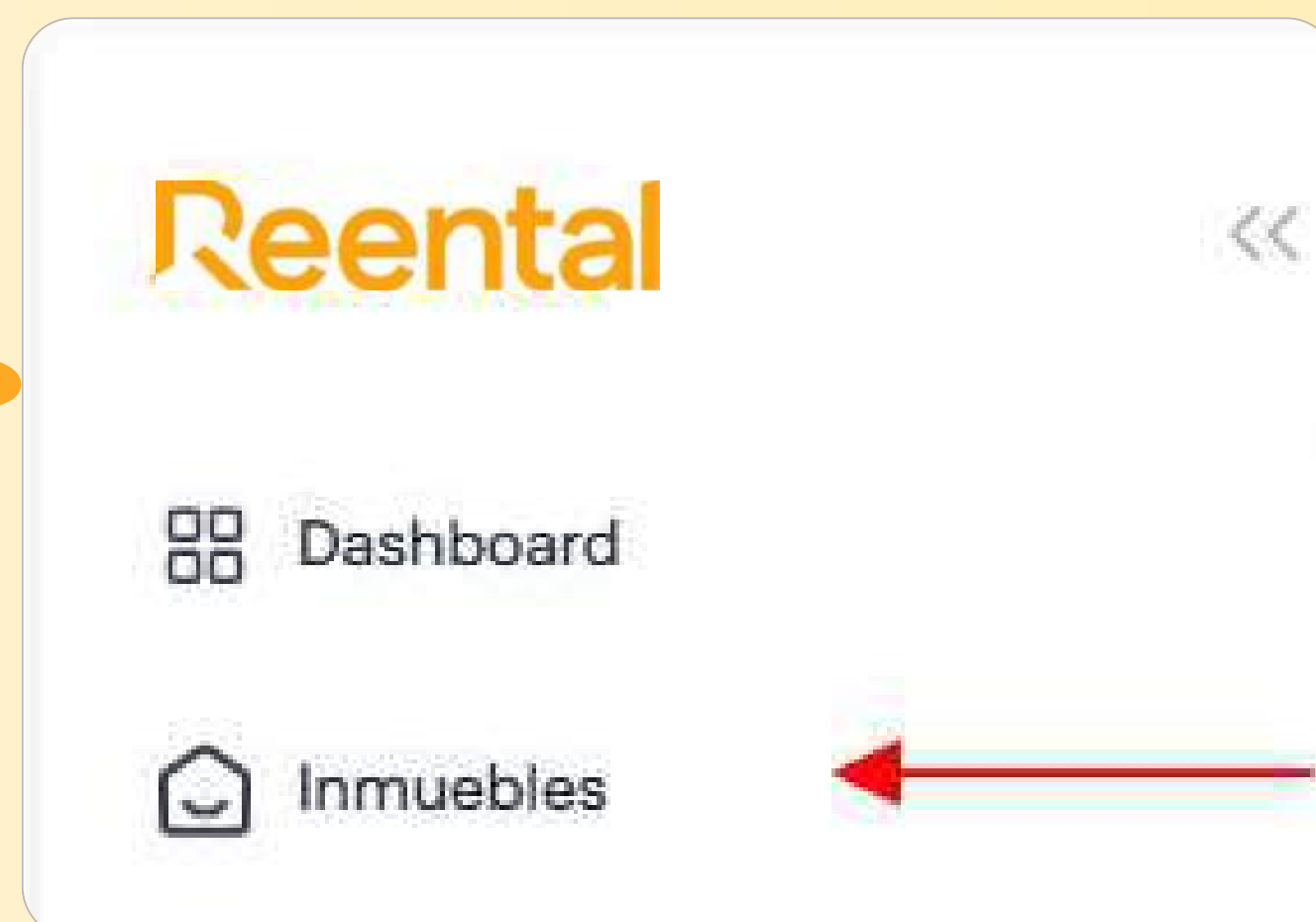
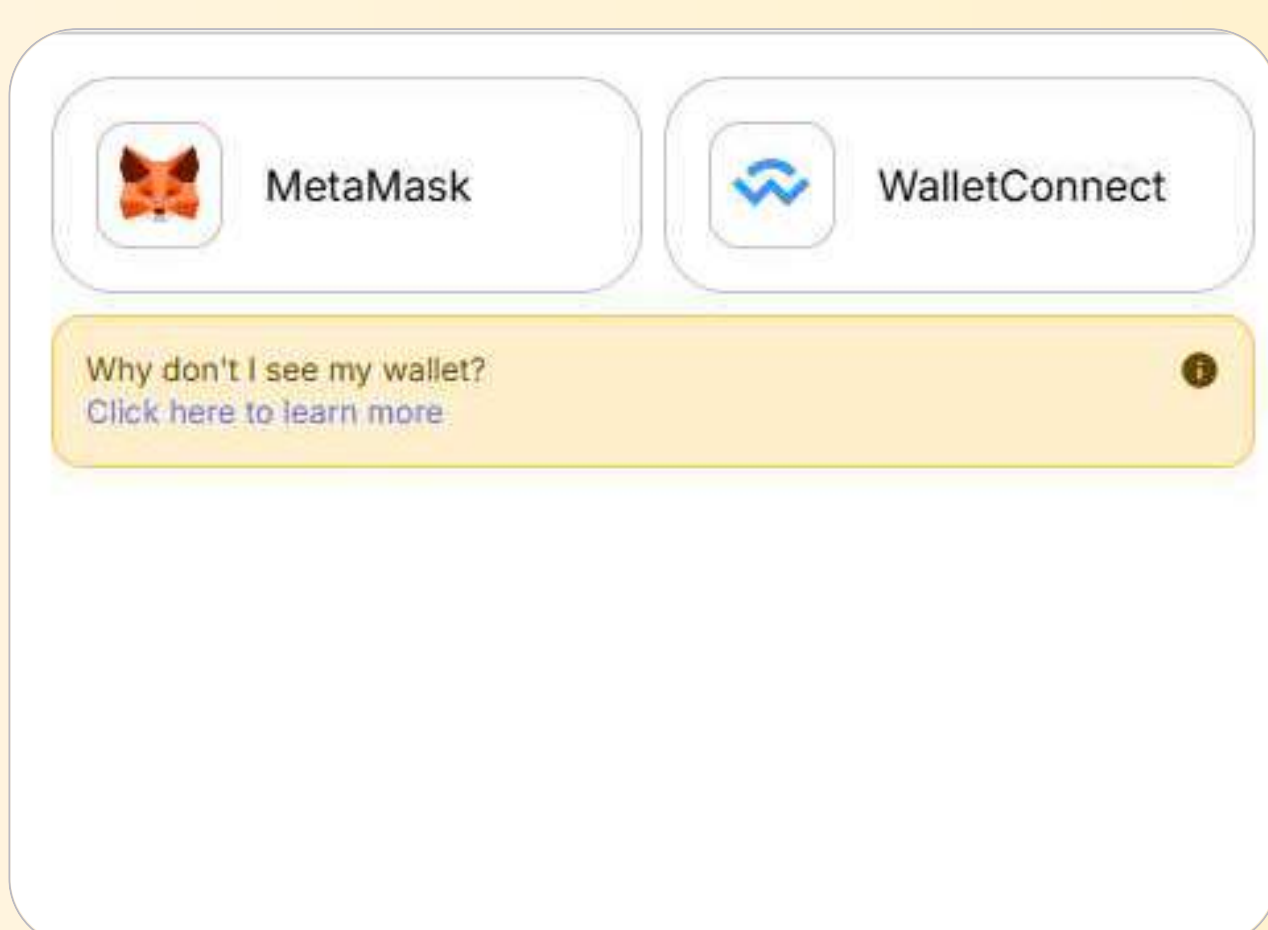
1

Connect your wallet
MetaMask, Trust Wallet, etc.

2

Go to “Properties”
in the left-hand side menu.

Add wallet

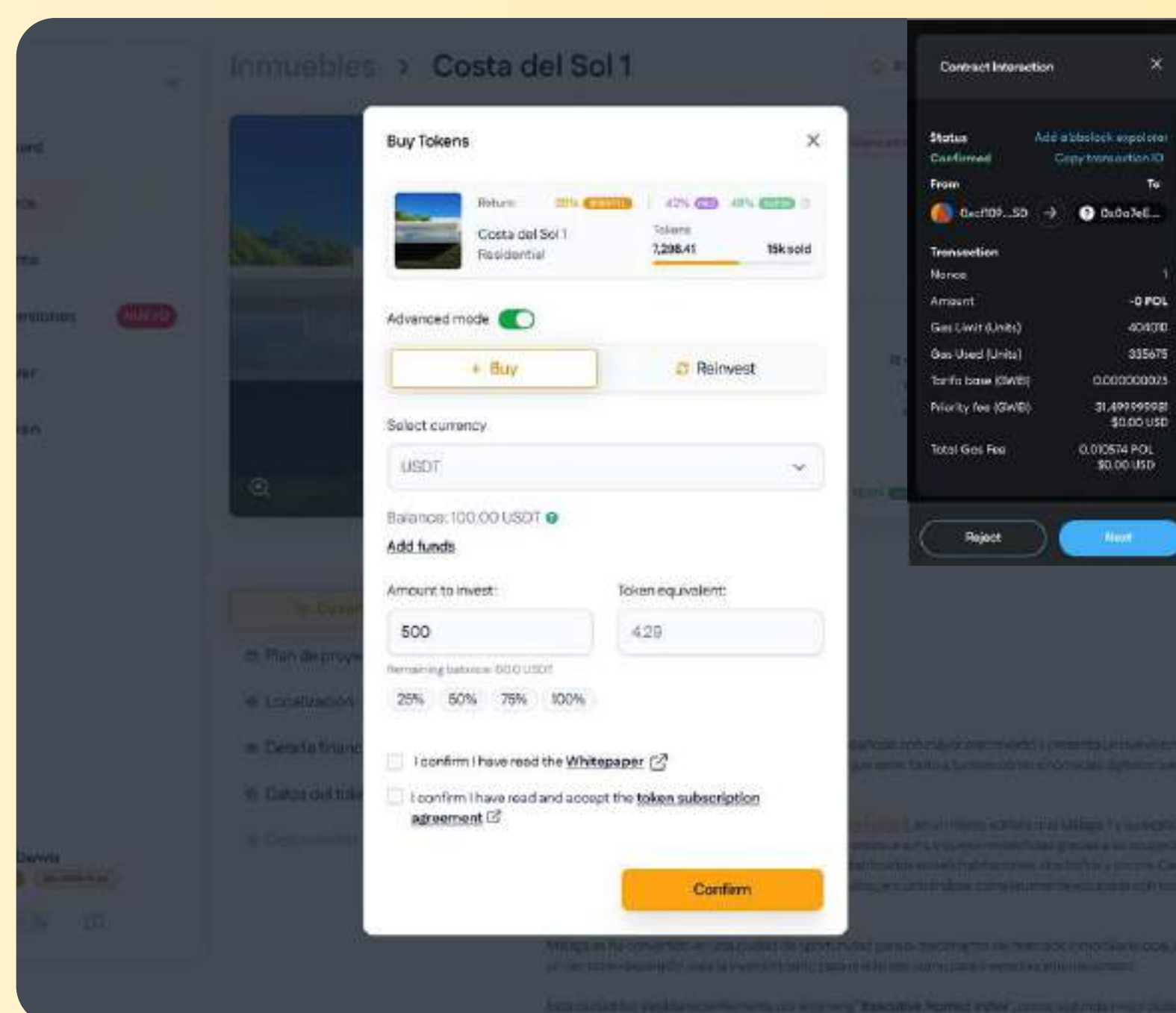
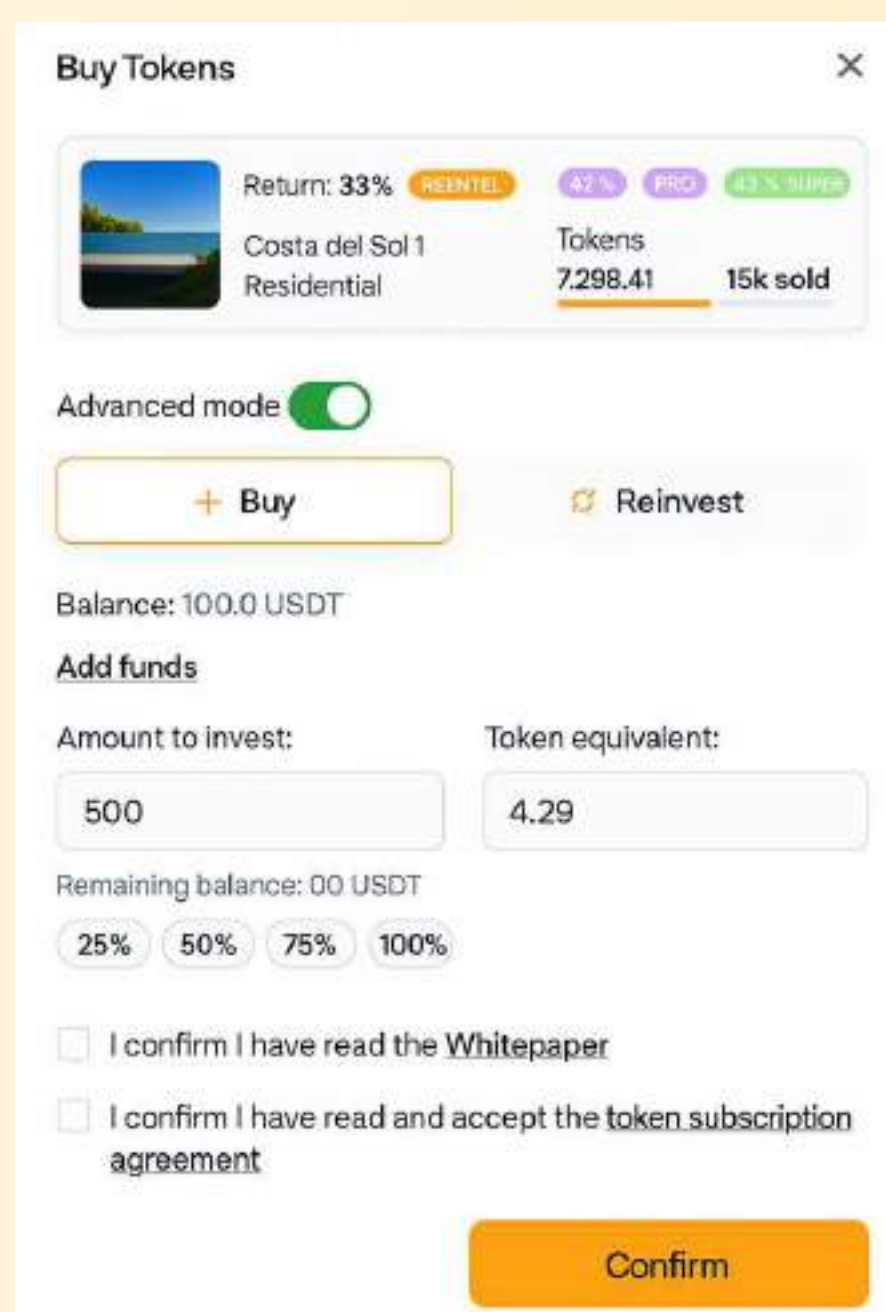


3

Select the property
and click “Invest”.

4

Confirm the transaction
Approve the payment from your wallet.



2) BTC / USDC



Contact an internal agent to guide you through the entire process:
sopORTE@reental.co

ROAD MAP

EXPECTED
SCENARIO



- 1. AGREEMENT & SIGN**
SEPTEMBER 2025
The loan Agreement is signed
- 2. CONSTRUCTION PROGRESS**
OCTOBER 2025
Work progress Monitoring
- 3. COLLATERALIZABLE**
OCTOBER 2025
Eligible as collateral.
- 4. MONTHLY RETURNS**
NOVEMBER 2025 TO AUGUST 2028*
The 30-day clock for distributing monthly returns starts once financing is finalized.*
- 5. END OF CONTRACT**
SEPTEMBER 2028*
Completion of Loan and the project.

*ESTIMATED DATES, SUBJECT TO CHANGE BASED ON PROJECT

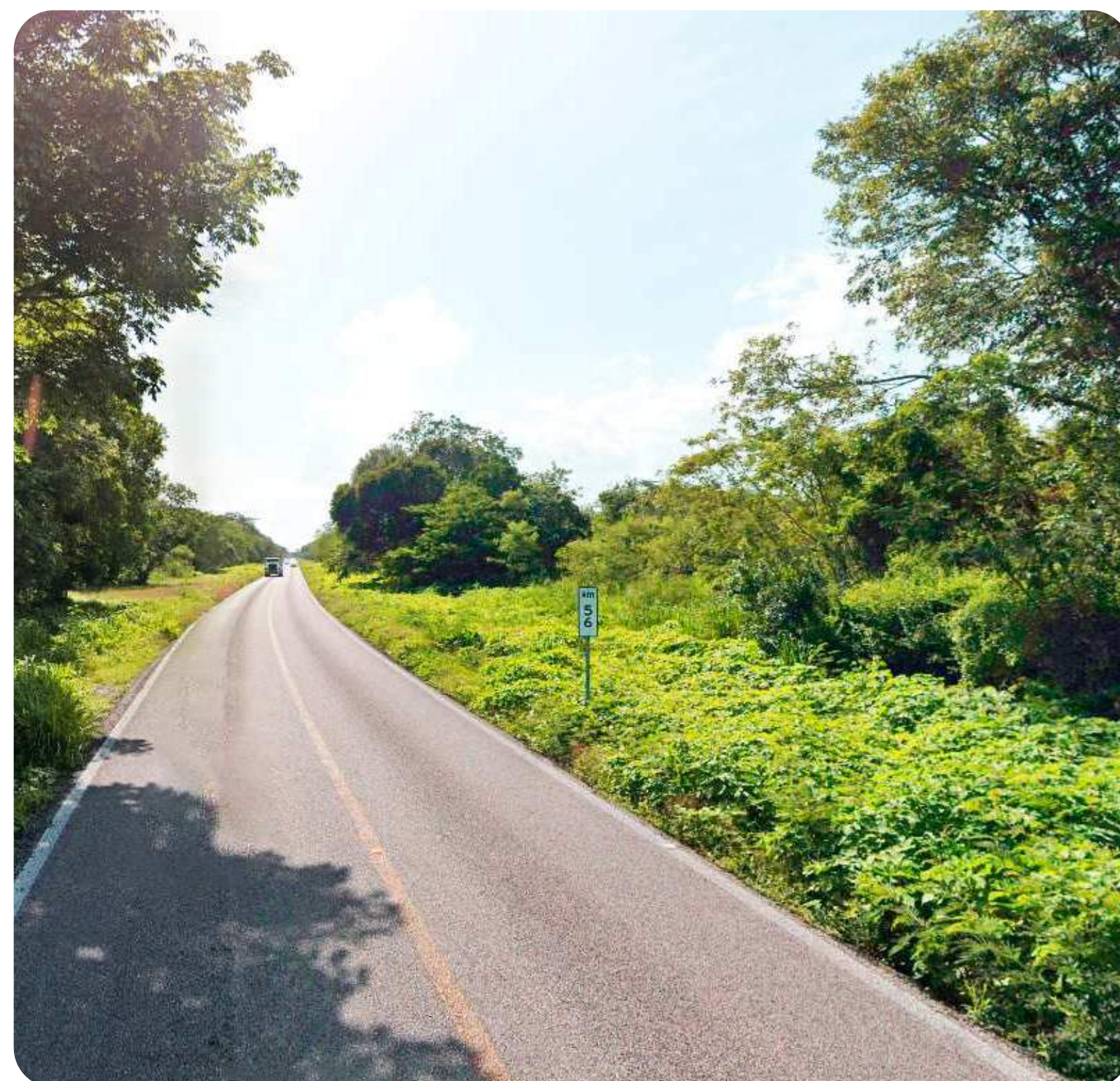
CURRENT STATUS

YUCATÁN

ACCESS ROAD

The project spans a total area of 288,583.56 m², divided into 400 m² lots (412 lots) and 10,000 m² lots (213 lots).

The project is currently undergoing urbanization, featuring semi-urbanized lots, saskab roads, and basic utilities provided by CFE. This ensures excellent accessibility and convenience for future developments, including boutique and eco-friendly accommodations, all within a privileged natural setting.



BURJ KHALIFA, DUBAI

RESIDENTS ACCESS

Located on the 63rd floor of the Burj Khalifa, this unique opportunity involves the unification of units 6307/08 into a 366 m² luxury residence. Both units are in excellent condition and ready to be transformed into an exclusive space in the heart of Downtown Dubai, with direct access to Dubai Mall and metro.

Managed by Emaar, the building offers 24/7 security and premium luxury services. Its location, design, and residential potential make this property a strategic investment within the high-end market.

SAMANÁ

AERIAL VIEW

The Nomad City site in Samaná is making strong progress in its initial phase. Large areas have already been leveled and compacted, internal roads have been opened, and the first foundations are underway.

The development follows a master plan that preserves 80% of green areas, meeting ESG and sustainability criteria, while machinery and crews continue steady work preparing future construction platforms.



COMPLETED STATUS

-

LIK NAH

Lik Nah is an exclusive real estate development that combines luxury, sustainability, and a deep connection to nature. Inspired by an Ecochic approach, this project integrates organic architecture and eco-sustainable materials, achieving a perfect harmony between modern comfort and the natural environment.



ACOUSTIC SHELL AREA

The recreational areas stand out for their cultural and leisure offerings, including the Clubhouse, the Chicle Museum, the Henequen Museum, the Acoustic Arena for cultural events, the Riding School, the Maya Art School, the School of Agriculture and Livestock, and a Chapel. These spaces are designed to enrich the living experience, promoting well-being in a secure and peaceful environment.



MUSEUM

Focused on the luxury and wellness tourism sector—an ever-expanding market—the project is distinguished by a design that blends functionality with aesthetic appeal, ensuring both high occupancy and sustained tourist interest. In addition, its strong commitment to sustainability and environmental integration not only adds long-term value to the development but also positions it as a regional benchmark for innovative and responsible real estate projects.

This strategic approach ensures a solid return on investment and continuous property appreciation over the long term.



GENERAL VIEW

COMPLETED STATUS - BURJ KHALIFA

There are places you live in. And there are places where you transcend.

Burj Khalifa 63 is not a property; it is a manifesto of livable beauty within the tallest building on the planet.

Two merged apartments come together to form a 367 m² home where design becomes language and architecture becomes emotion. A floating grand living room, a dining space that invites time to pause, and a sculpted kitchen as the central piece make up the soul of this unique residence. With more than 220° of open sea views, every corner is bathed in light, serenity, and perspective.



ROUNDED FORMS

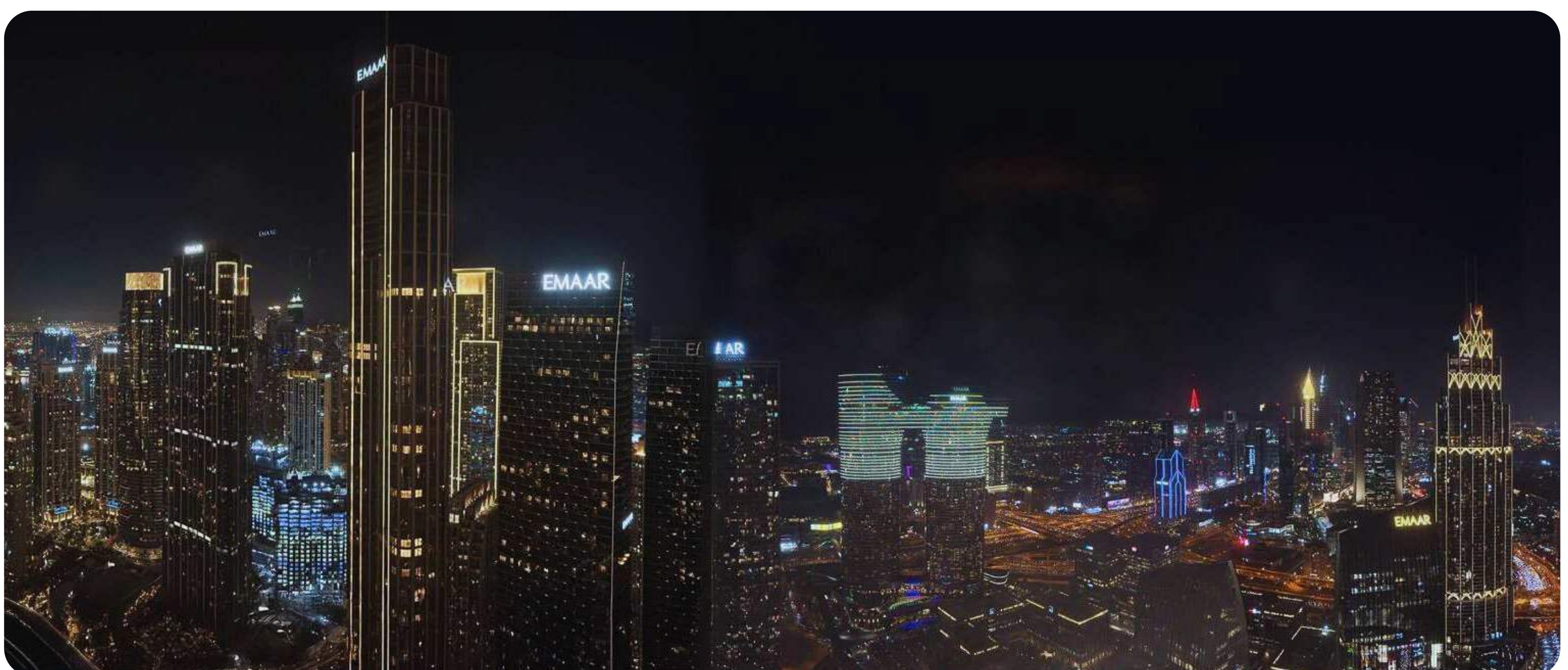
This renovation not only enhances the space's livability—it elevates it entirely, competing not in square meters, but in exclusivity, experience, and prestige. Three spacious bedrooms, two elegant bathrooms, and a seamlessly integrated service area deliver complete comfort without compromising privacy or functional harmony.

All under the creative direction of Je Suis Girod, whose signature transforms this project into a collectible masterpiece.



POOL FLOOR

Burj Khalifa 63 is not to be described—it is to be lived, like an emotion. Because some works are admired in museums... and others are lived in the sky.



BURJ KHALIFA FLOOR 63 NIGHT VIEWS

COMPLETED STATUS - NOMAD CITY



PROJECT PHASE 1 VIEW

Nomad City: “Private Towns in Harmony with Nature” redefines residential luxury in the Caribbean.

Just steps from the coastline, this low-density enclave blends tropical nature with contemporary infrastructure and premium finishes—offering a private town ideal for those seeking both quality of life and return on investment.

Phase 1 includes two exclusive condominium buildings (22 and 16 units) and 57 fully urbanized lots for customizable villas. The initial inventory features studios starting at 46 m², two-bedroom apartments of 64 m², and villas ranging from 85 to 160 m². The social hub brings together a pool, rooftop bar, restaurant, gym, and coworking space, all connected by walking paths immersed in native vegetation—reinforcing the project’s focus on community and well-being.

Designed for digital nomads, second-home buyers, and long-stay residents, the project stands out for its advanced engineering: pile foundations, earthquake-resistant structures, and aerodynamic design tailored to withstand hurricanes.



VILLA INTERIOR VIEW



FLAT VILLA VIEW

The project incorporates low environmental impact materials and efficient water and energy management solutions, including renewable solar and wind energy sources. The base finishes allow for customization, featuring monolithic concrete ceilings, reinforced roofing, and adaptable openings according to individual design preferences.

PROJECT TEAM

Eric Sanchez



CEO

Chief Executive
Officer

Lorena Moreno



LAWER

Legal and Compliance
Department

Adrian Paloma



CFO & CAO

Finance
Department

Andres Sanchez



ARCHITECT

Architecture and Real Estate
Department



WHO ARE THE PARTNERS?



MDOS Capital

MDOS Capital is a firm focused on the development and financing of high-potential real estate projects, combining rigorous analysis, innovative vision, and strategic management.

In partnership with Rental, it drives the democratization of investment through exclusive projects in key destinations such as Tulum, Bacalar, and San Miguel de Allende.

Livit Investments

Livit Investments is a real estate advisory firm that identifies high-yield opportunities through predictive analysis, market intelligence, and comprehensive asset management.

Its data-driven approach and operational efficiency position it as a strategic partner of Rental, enabling solid investments in top-tier markets.



Estatim:

Estatim is a global real estate investment platform that, together with Rental, promotes an innovative and accessible financial ecosystem for a wide range of investor profiles.

In partnership with Samana Group, a well-established developer in the Dominican Republic, it has facilitated the agile commercialization of projects such as Nomad City, focused on sustainable, high-value communities.



LEGAL NOTICE

For Professional Investors Only

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Reental

**DO YOU HAVE
ANY QUESTIONS?**

More information



or contact us:

soporte@reental.co

**and for additional
projects visit our
website**

