



Leisure World Properties

LEISURE WORLD PROPERTIES BUY BACK OFFER GUARANTEES THE RETURN OF YOUR INVESTMENT WHILE SECURING CITIZENSHIP OF ANTIGUA & BARBUDA

An opportunity for limited number of qualified investors to participate in the redevelopment of the New Coconut Beach Club; a branded upscale resort project and will secure with their families Antigua and Barbuda citizenship within as little as three to five (3-5) months from the date of filing the complete applications with the Citizenship Investment Unit. The citizenship benefits include:

- Visa waiver allowing access to over 132 countries (including Schengen region, UK & Canada)
- Citizenship for life for the applicant and their dependents
- Acceptance of Dual Citizenship
- Zero taxes on global income, inheritance, capital gains, wealth or gifts
- A minimal requirement to spend a total of five (5) days in the country over a five (5) year period
- Investment into a branded luxury property in one of the best performing resort destinations in the world including free of charge stay in the resort for one week per annum.
- Preference shares will continue to receive guaranteed annual return of 4% dividends until the time the developer calls back the share and returns the balance of money invested in the project.

The example below is provided for illustration purposes and shows Tranche A investors only

Obligatory Holding Period - Five Years at which point Tranche A shares shall be recalled			
INVESTOR	SINGLE	COUPLE	FAMILY of 4**
Year of Buyback - Tranche A	5	5	5
USD \$			
Investment in to Project	(\$400,000)	(\$400,000)	(\$400,000)
Distributed Dividends at 4% PA	\$80,000	\$80,000	\$80,000
Cash Payment Year of Buyback	\$320,000	\$320,000	\$320,000
Project Exposure	\$0	\$0	\$0
Govt Fees	\$50,000	\$100,000	\$150,000
Due Diligence	\$7,500	\$15,000	\$19,000
Net Cost*	\$57,500	\$115,000	\$169,000

*Additional legal fees will vary depending on family size and location

**Family includes 2 children up to 17 years

Disclaimer: This is a private placement to selected investors and is not intended as an invitation to the public. Any investment in due course can only be made and will only be accepted on the terms and subject to the conditions of a subscription agreement and other legal documentation then applicable to the investment and in compliance with any laws relevant to such offering.