

BUSINESS OPPORTUNITIES IN COLOMBIA

REAL ESTATE & AGROFORESTRY



CONFIDENTIAL & PROPRIETARY

NOVEMBER 2020

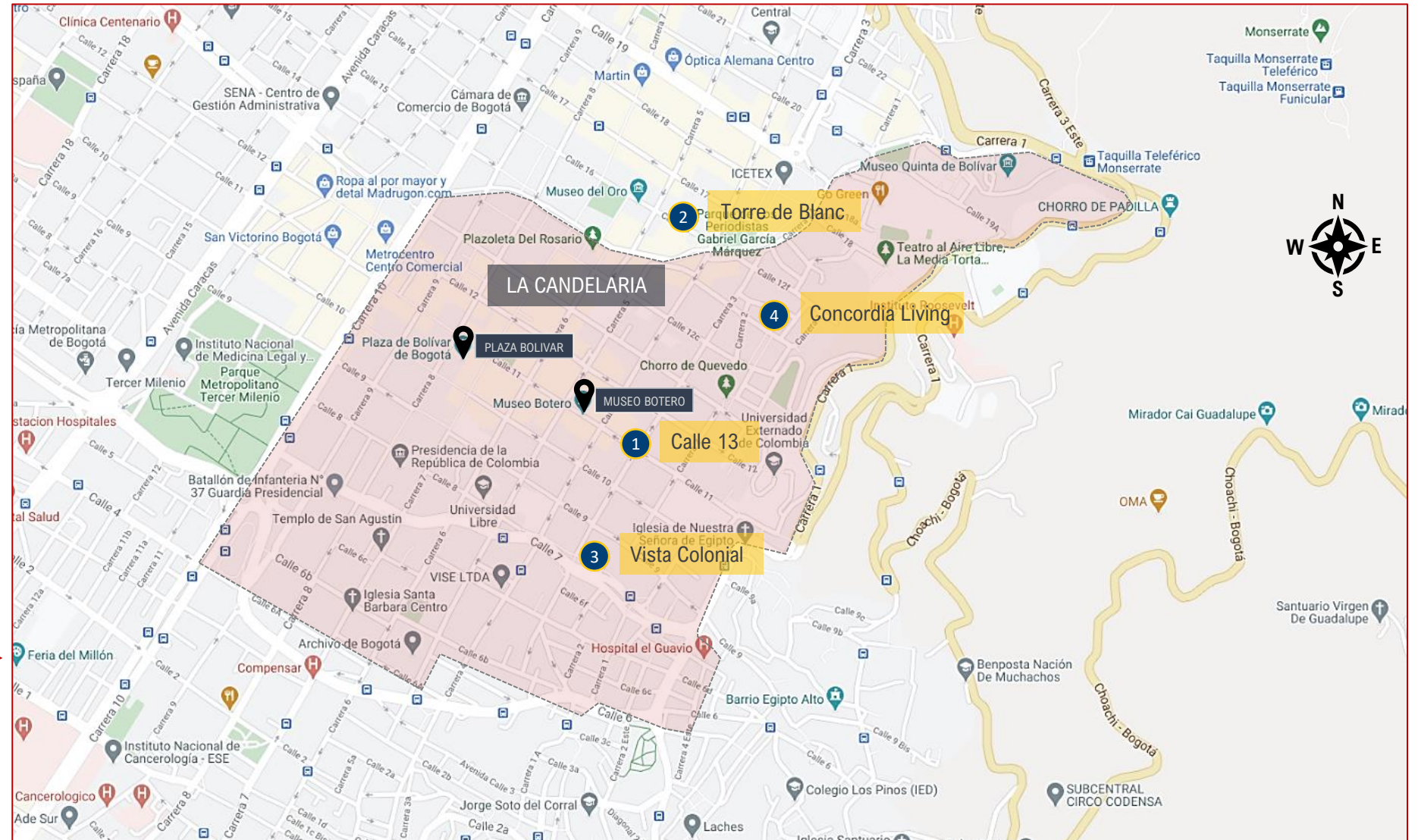
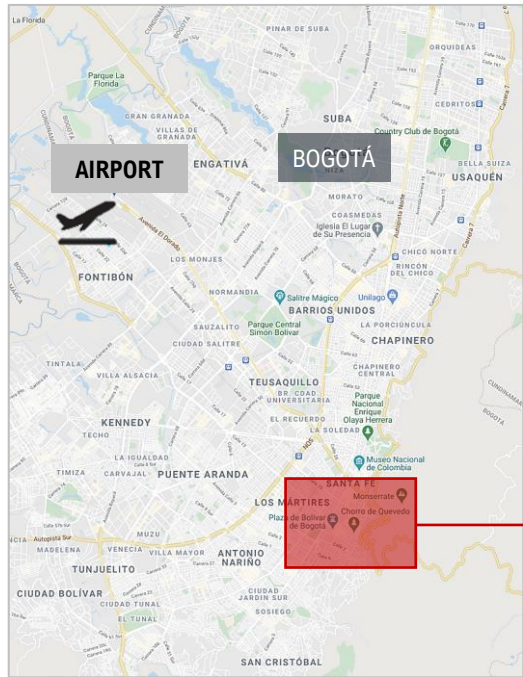
CONTACT INFORMATION:
INFO@COLOMBIACOMPANIONS.COM

 **Colombia
companions**
invest pioneering, cosmopolitan & fair



LOCATION

Our projects in the centre of Bogotá



Source: Google Maps, Colombia Companions

1

CALLE 13

Calle 13 is a residential development comprising 26 apartments, an underground garage, a rooftop terrace, green spaces and shared areas with an area of ca. 2.200 m² over 3 floors.

Project Status:	Purchase of the property completed in April 2019.
Object details:	ca. 900 m ² large plot of land in La Candelaria, currently used as a parking lot.
Project Plan:	Development of 26 apartment units, an underground garage, a rooftop terrace, green spaces and shared areas with an area of ca. 2.200 m ² over 3 floors.
Role of the Colombia Companions:	<ol style="list-style-type: none"> 1. Purchase of the property with co-investors, independent development and construction of a residential building 2. Management of property and car park operations since June 2019.

Location: Calle 13 #3-18

The property is located below La Concordia square, where the two neighborhoods of the old town and the center are intertwined. The immediate surroundings offer a wide range of cultural and historical attractions: the famous Colon Theater, the Luis Ángel Arango Concert Hall, the García Marquez Cultural Center, as well as the Central Bank Art Museums and the Fernando Botero Museum are located here.

The international center as well as the largest square of Bogotá, the "Plaza de Bolívar", where the Congress, the Presidential Palace, the Mayor's Office and the Cathedral are located, are within walking distance. Various shopping facilities are located in the nearby pedestrian zone of Carrera 7.



Pictures top: The property is being used as a parking lot during the planning phase and is operated by the Colombia Companions.

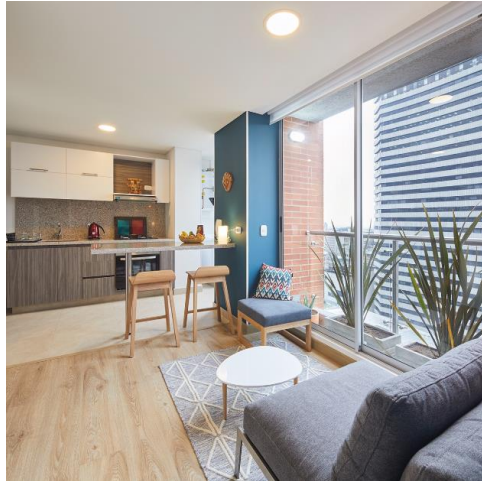
Pictures bottom: Designs by our architect Simón Hosie for Calle 13.



2

TORRE DE BLANC

Torre de Blanc is a recently completed 16-floor residential development located in the centre of Bogotá, in proximity to the Museo del Oro, comprising 72 apartment units, parking, a rooftop terrace and a gym.



Picture top: Apartment type D –equipped for long-term rent

Picture bottom: Apartment type B - living room and kitchen, equipped for long-term rent

Picture top: Apartment Type D - equipped for Airbnb

Picture bottom: Apartment Type B - living room and kitchen, equipped for Airbnb

Project Status:	Handover of 8 apartments completed in April 2019.
Object details:	72 private residential units with balcony spread over 16 floors, 4 of these floors are for parking spaces, a large entrance hall with 24/7 reception, a rooftop terrace, a gym as well as additional communal areas. The apartments are between 30 and 56 m ² in size.
Project Plan:	The apartments are let under long-term contracts and via the Airbnb platform.
Role of the Colombia Companions:	<ol style="list-style-type: none"> 1. Mediation of apartments from the exclusively selected contingent of the property developer to investors. 2. Property Management and rentals.

Location: Calle 16 #4-40, Santa Fé, Bogotá

Torre de Blanc is located next to the Eje Ambiental and near 26th Street, one of the most important of the city with easy access to key sites such as the National Administrative Centre and El Dorado International Airport. Carrera 7 and Avenida Circunvalar, as main roads, also make this location very accessible.

The tower is surrounded by more than 13 state sector headquarters employing approximately 8,000 staff and more than 20 universities with about 130,000 students. It is also a sector of large influx of tourists, with more than 30 museums, bookshops and cultural exchange centres.

Further information on the project can be found [here](#).

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LA VISTA COLONIAL

La Vista Colonial is a one of our residential projects in Bogotá located on a ca. nearly 630 m² large plot of land. The planned development will feature 13 units with gardens and terraces, as well as an underground parking.

Project Status:	Purchase of the property was completed in the beginning of August 2017.
Object details:	ca. 630 m ² large plot of land
Project Plan:	Development of 13 private residential units, an underground garage, a roof-top terrace, green spaces and shared areas on an area of 1.271 m ² and 3 floors.
Role of the Colombia Companions:	Purchase of the property together with co-investors and independent development and construction of a residential building to self-defined quality standards.

Location: Carrera 2 A # 8, La Candelaria, Bogotá

La Vista Colonial property is located at the southern corner of the colonial old town. It will benefit from good accessibility and visibility, being next to Calle 7 which connects to some of Bogotá's main thoroughfares. It is also walking distance to some of the city's main attractions and demand generators, including the Bolivar Square and Museo Botero.

Due to its location, each apartment unit boast unique views over the red tilled roofs of the old town and center of Bogotá.



Pictures top: views of the property entrance, October 2019

Pictures bottom: Designs by our architect Simón Hosie (Planos Vivos, Pablo Lissa)

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LA CONCORDIA LIVING

La Concordia Living is one of our residential developments in the centre of Bogotá comprising 8 small-sized apartments targeted a single people, visiting professors to the nearby universities our couples.

Project Status:	Purchase of the property was completed in the beginning of January 2017.
Object details:	ca. 220 m ² large plot of land
Project Plan:	Development of 8 small-sized apartments for single persons, visiting professors or couples. Additionally, there is space for shared areas, a rooftop terrace, and green spaces on the first floor.
Role of the Colombia Companions:	Purchase of the property and independent development and construction of a residential building according to self-defined quality standards.

Location: Carrera 1 Bis No. 12 D – 31, La Concordia, La Candelaria, Bogotá

The Concordia Living property is our residential project located in the middle of the historic old town of Bogotá. It is located directly at the Plaza La Concordia; an important market and cultural meeting point of the colonial influenced La Candelaria.

It benefits from good accessibility both by road and public transportation, being in proximity to both the Carrera 7 and Avenida Circunvalar, two of the main roads in the city. Similarly to our Torre de Blanc investment, La Concordia Living is surrounded by more than 13 state sector headquarters employing approximately 8,000 staff and approximately 20 universities with about 130,000 students.



Pictures top: the property and entrance

Pictures bottom: surroundings, in proximity a school, a market and a cultural center are in in development



Designs by our architect Simón Hosie (Planos Vivos, Pablo Lissa)

ANAPOIMA



The Colombia Companions acquired a prime location in Anapoima with the aim to develop two vacation homes in the upscale segment, capacities of 10 to 15 people, an outdoor pool and unique views of the valley.

Project Status:	Purchase of the property was completed in 2015. Currently in the process of obtaining building permission.
Object details:	ca. 1,5 HA of land
Project Plan:	Development of two houses of approx. 280 and 360 of indoor and outdoor space, respectively. Each house will boast 3 bedrooms and capacities for 10 to 15 people, an outdoor pool.
Role of the Colombia Companions:	Development and construction of two luxury houses according to self-defined quality standards.

Location: Anapoima, Colombia

Anapoima is a Colombian municipality located approx. 90 km from Bogotá. It is considered one of the top locations for weekend and vacation seekers from Bogotá. Several presidents of Colombia and wealthy residents of Bogotá have their weekend and vacation homes in this municipality. Our developments in Anapoima are intended as vacation homes in the upscale segment.

AGRICULTURE & FORESTRY

Our Cashew Project in Vichada



The **Finca Cafmato** is located in Colombia's second-biggest department, Vichada, close to the border to the department of Meta. Vichada is situated in the lowlands Llanos Orientales, which extend from the foot of the Andes to the east all the way to Venezuela. The entire region consists of humid savannah with gallery forests spread out in some parts along riverbeds. It is one of the last original regions in the world.

The 700 hectare finca is approximately ten hours by car from Bogotá. There are currently a number of governmental infrastructure projects underway which will significantly reduce travel time in the near future.

Impact Investment = Investing with purpose

We aim to build up a long-term prospect for the region and its population and achieve positive, ecological and substantial change.

The cashew plantation on our finca wil:

- Protect the natural forest and contribute to the reforestation of the degraded savannah soil of the Llanos Orientales in Colombia;
- Support the rural population and show them alternatives to coca cultivation;
- Promote peace through work and training opportunities;
- Build a social, ecological and sustainable project

Timeline of events

- 2012-2013:** Purchase the Finca Cafmato which spreads across 700 hectares of savannah land in the department of Vichada.
- 2014-2015:** Decision to develop an ecologically and sustainably cultivated mixed plantation with cashew being the main crop, rather than a pure forest plantation.
- 2016:** Start of a privately financed pilot project with the cultivation of two 2.5-hectare sample plantations. The objective is to scale the development based on the results of the pilot project.
- 2017-2019** Supply chain development and partnerships.
- 2021** First harvest expected.



Source: Google maps, Colombia Companions

Picture bottom: Finca Cafmato

Agriculture and Forestry Investment

The Cashew Projekt in Finca Cafmato



Finca Cafmato



One-year cashew plantation



8-year cashew plantation



Example of a tree nursery



Cashew seedlings in breeding



Cashew apple



Cashew nuts

Agriculture and Forestry Investment

Impressions of the journey and location



Visiting a mixed plantation



Location analysis



Frank Sadowsky and a cashew apple



Visit to a cashew plantation in Colombia



Visit to a cashew processing plant in Colombia



A bird's eye view of the Llanos Orientales

CONTACTS

For more information please contact:



Dr. Markus Baumanns

baumanns@colombiacompanions.com

Frank Sadowsky

sadowsky@colombiacompanions.com

Janina Monecke

monecke@colombiacompanions.com

www.colombiacompanions.com

LEGAL NOTICES

General

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