GLOBAL VENTURES & HOLDINGS MANAGEMENTS LLC

Madagascar Mahambo

13 ha Titled Coastal Land

Bridge Pre-Development Note

$100,000

20% Conversion Discount | 8% Interest | 24 Months Term

Agribusiness | Eco-Resort | Solar

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The Problem

Madagascar has the land and the demand. Projects stall before proof.

Madagascar has fertile coastal land and rising demand for sustainable food and eco-tourism - but good projects stall before proof, without funded due diligence.

01 - Fertile coastal land

Mahambo offers land suited to agribusiness, hospitality and solar - in one coastal location.

02 - Demand without proof

Buyers and travellers want sustainable food and stays, but investors need verified, de-risked projects.

03 - Communities need jobs

Local hiring and clean energy turn a land asset into shared, lasting income.

One Site

One titled site in Mahambo. Three uses, one plan.

Held by a U.S. Delaware LLC in Good Standing - a clear legal holder for a clear land title.

13 ha - Titled coastal development land - Mahambo, Madagascar

01 - Sustainable agribusiness

Production on fertile coastal land.

02 - Eco-resort hospitality

Stays and experiences on the same site.

03 - Solar energy

Clean power for the site and community.

Revenue

Three revenue streams. One integrated site.

We build production, hospitality and energy together - so each stream supports the others and the site stays resilient.

Agribusiness production

Sustainable crops and food products sold to local and regional buyers.

Eco-resort stays

Coastal stays and experiences that bring travellers to Mahambo.

Solar power

Clean energy for the site, with a path to serve the surrounding community.

Built with Mahambo: local hiring first, and environmental protection in every decision.

Verified

Built to be verified - not just promised.

The advantage is not an idea. It is title, legal standing and a model that matches what development finance already funds.

01 - Titled concession

13 ha coastal land in Mahambo with a clear title to verify in due diligence.

02 - Delaware LLC in Good Standing

A U.S. entity development financiers can diligence, contract with and trust.

03 - First-mover integrated model

Agribusiness, eco-resort and solar on one site - not three disconnected projects.

04 - Aligned with Development Finance

Jobs, food and clean energy - the priorities development finance funds.

Use of Funds - $100,000

Every dollar funds proof - so the project can reach development finance.

$100,000 covers due diligence, land transfer, working capital and reserve - so we don't run out of cash before proof.

01 - Surveys + Legal verification - $25,000

Site, land and infrastructure surveys + Title, concession and corporate verification for a U.S. Delaware LLC holder. Due diligence only.

02 - Land Transfer to LLC - via Notaire Escrow - $24,000

With this amount we TRANSFER the 3 titles 8384-BD + 8381-BD + 8383-BD to the LLC - Global Ventures & Holdings Managements LLC - via Notaire Escrow in Toamasina - only after Duplicata verification.

03 - Working Capital - BLOOMORA - $20,000

To push the operating business - stock, marketing and sales - while the Madagascar file is being verified. This keeps cashflow alive.

04 - Reserve / Breathing Room - $30,000

Reserve for installments, operations and buffer - so the project has cash behind it and does not stall.

05 - Fees - $1,000

Closing and admin fees.

TOTAL: $25,000 + $24,000 + $20,000 + $30,000 + $1,000 = $100,000

Bridge Pre-Development Convertible Note - no construction in this round.

Steps

Four steps from bridge note to building.

01 - Close the $100,000 Bridge Note

Fund the work that makes the project submittable.

02 - Complete due diligence + Transfer titles to LLC

Technical surveys, legal verification and environmental review + transfer titles to LLC via Notaire.

03 - Submit to Development Finance Institutions

A verified file, ready for development finance review.

04 - Build and operate

Agribusiness, eco-resort and solar - jobs and revenue on one site.

THE ASK

The ask: $100,000 to prove the project.

Bridge pre-development convertible note

20% - Conversion discount

8% - Interest

24 months - Term

Global Ventures & Holdings Managements LLC
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