

*Purpose: This document provides you with key information about this investment product. It is not marketing material. The information is required by law to help you understand the nature, risks, costs, potential gains and losses of this product and to help you compare it with other products.*

# OWN YOUR VINEYARD

## INVESTMENT OPPORTUNITY



## INTRODUCTION

Welcome to an innovative journey into the world of viticulture and digital investment. We are thrilled to present an unparalleled opportunity to become part of an iconic Italian vineyard, marrying the timeless tradition of wine-making with cutting-edge digital asset technology.

## OVERVIEW OF THE VINEYARD INVESTMENT OPPORTUNITY

Desiderio N°1 unveils an exclusive opportunity to own digital shares in a prestigious vineyard located in Veneto, Italy. Each digital share signifies fractional ownership, offering a blend of traditional vineyard benefits and modern investment appeal. This initiative opens the gates to a world where the romance of Italian winemaking converges with the efficiency and transparency of digital technology.

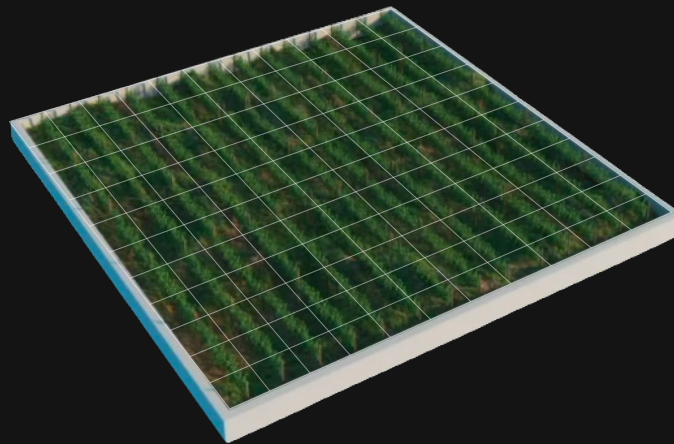
## PRODUCT DETAILS

### ABOUT THE PRODUCT

Our digital shares represent a groundbreaking approach to vineyard ownership. We've issued a limited number of digital shares, each representing a specific portion of the vineyard. If the vineyard is divided into 1,000,000 parts, there will be 1,000,000 corresponding digital shares available for purchase.

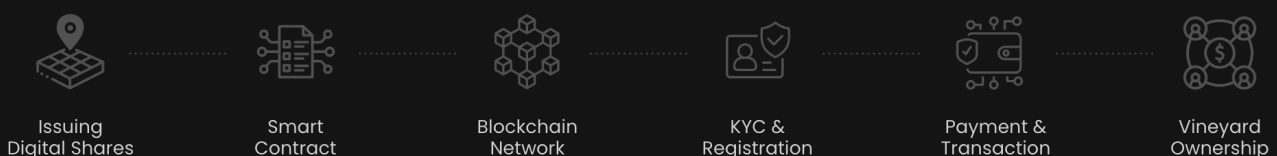
Each share accounts for a 1/1000000th stake in the vineyard, embedding your presence in the rich tapestry of Italian winemaking. This novel concept allows for ease of ownership transfer, backed by the security and transparency of blockchain technology.

**1,000,000** DIGITAL SHARES  
OF OWNERSHIP



### OWNERSHIP STRUCTURE

Your investment is securely recorded and easily transferable, thanks to the ERC-20 contract on the robust Polygon blockchain. This technology ensures a transparent and immutable record of your stake in the vineyard. This modern approach to ownership ensures easy transferability and clear title of your investment, free from the conventional complications of physical asset management.





## KEY BENEFITS

As a digital shareholder, you will enjoy a bouquet of benefits:

“ EARN **6%** OF THE VINEYARD'S ANNUAL PROFITS ”



**PROFIT FROM THE SALE** As a vineyard owner through the digital share, you have the chance to earn significant amount from the vineyard's annual sale. If the vineyard performs well and the Prosecco gains popularity, the value of your share could potentially increase.



**EXCLUSIVE TASTING EVENTS** Attending wine tasting events as a Desiderio N°1 land owner allows you to further indulge in your passion for wine, expand your knowledge, and connect with fellow wine enthusiasts, creating lasting memories and enriching your overall wine journey.



**IMMERSIVE VINEYARD TOURS** The vineyard tour offers an immersive wine experience like no other. You have the opportunity to walk through the picturesque vineyards, breathe in the fragrant aromas of ripening grapes, and witness the meticulous care given to every vine.



**LIMITED EDITION BOTTLES** We offer special limited edition Prosecco bottles exclusively to the holders. These bottles are crafted with unique designs and packaging that are not available to the public. They are created to commemorate specific events, milestones.

## INVESTMENT INFORMATION

### INVESTMENT OPPORTUNITY OVERVIEW

A limited issue of one million digital shares is now available, each corresponding to an exclusive segment of the vineyard. This document presents a thorough insight into the potential growth, value appreciation, and unique perks associated with these shares.

### INVESTOR PROFILE

This opportunity is tailored for those with a zest for wine and innovation, seeking a medium-term investment horizon. It is ideally suited for enthusiasts who are eager to merge their love for wine with an interest in burgeoning digital asset trends.

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## PERFORMANCE SCENARIOS

Projected performance scenarios are based on diverse market trends:

- **OPTIMISTIC SCENARIO**  
Increased demand for Prosecco globally leads to significant appreciation of share value.
  - **MODERATE SCENARIO**  
Steady growth in wine popularity ensures consistent returns.
  - **CONSERVATIVE SCENARIO**  
Market stability maintains current share value with nominal appreciation.
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## RISK ASSESSMENT

Investment in digital shares comes with exposure to market volatility, environmental impacts on wine production, and evolving digital asset regulations. While blockchain technology ensures security, investors should be aware of market risks and regulatory uncertainties in this emerging field.

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## COST STRUCTURE

The cost of acquiring digital shares includes a one-time purchase fee and minimal annual management fees. Transaction fees for buying and selling shares on digital platforms may apply, but are significantly lower than traditional asset transactions.

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## LEGAL AND REGULATORY INFORMATION

This investment complies with international standards for digital assets and local regulations governing vineyards and winemaking. Detailed legal documentation is available, ensuring full compliance with the latest regulations in digital asset investments.

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