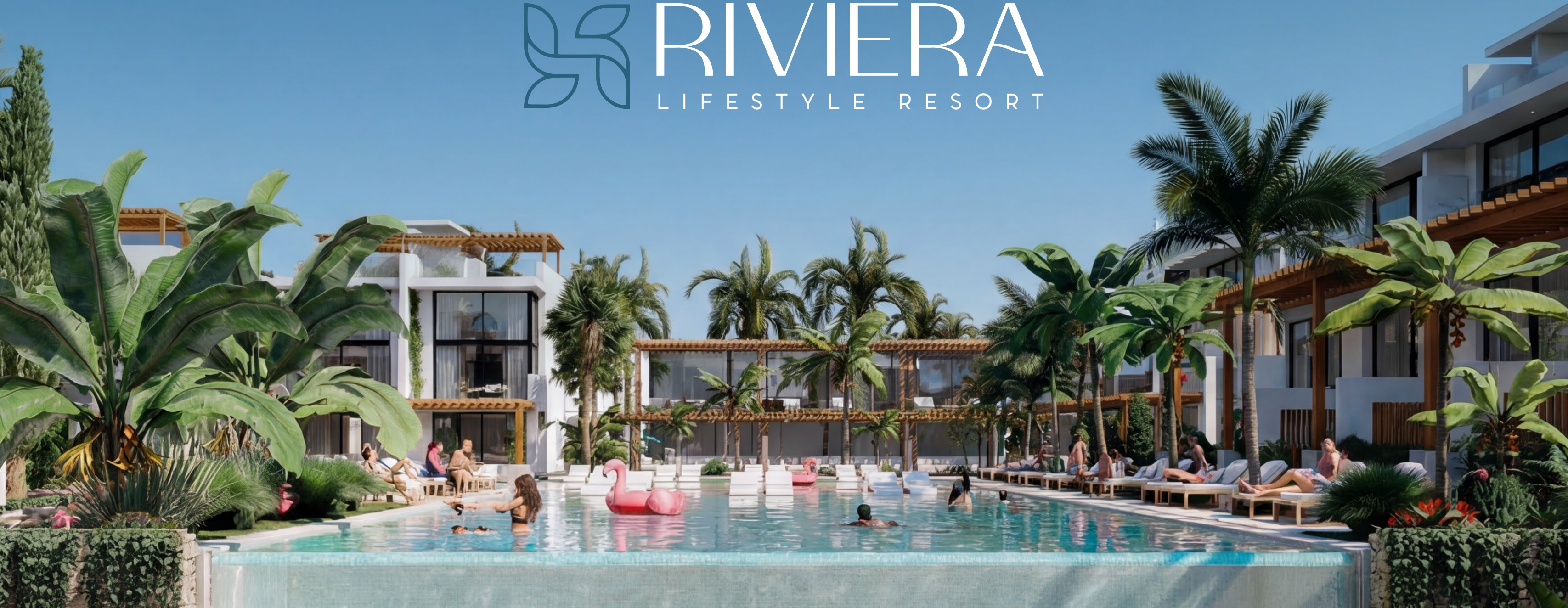




RIVIERA

LIFESTYLE RESORT



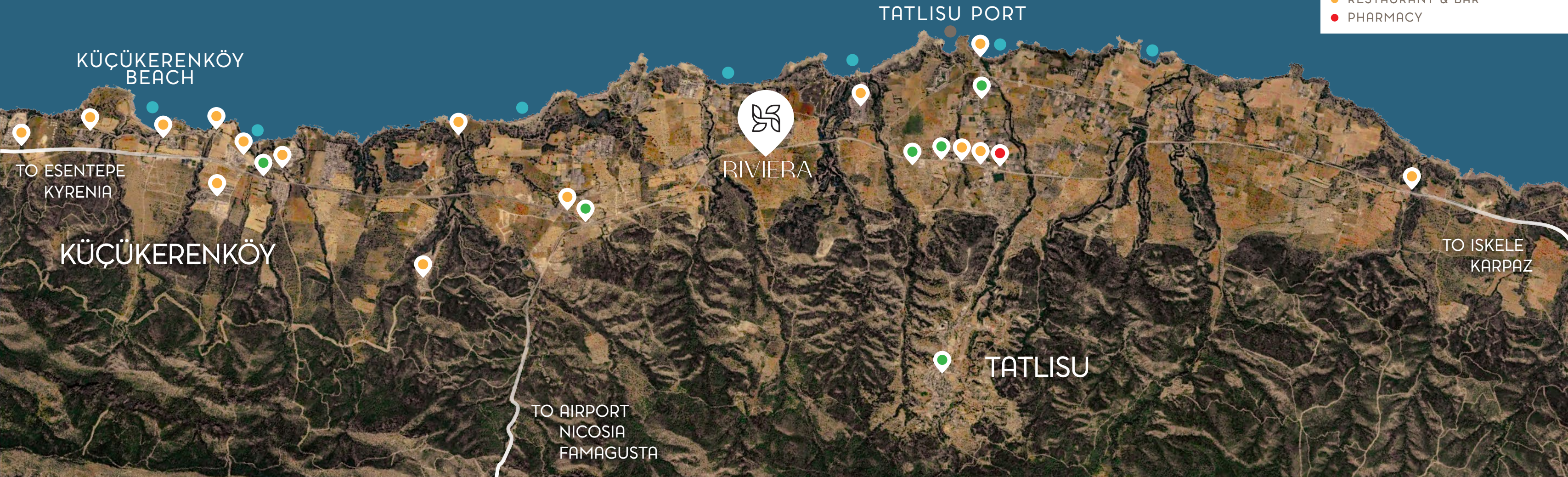


ALONG THE COASTLINE

TATLISU



- MAIN CITIES
- POINTS OF INTEREST
- SUPERMARKET
- PUBLIC BEACH
- RESTAURANT & BAR
- PHARMACY



KÜÇÜKERENKÖY BEACH

TO ESENTEPE
KYRENIA

KÜÇÜKERENKÖY



RIVIERA

TATLISU PORT

TATLISU

TO AIRPORT
NICOSIA
FAMAGUSTA

TO ISKELE
KARPAS



WITHIN OUR
GROUNDS

ONSITE FACILITIES



WORKOUT

GYM & FITNESS



HANDLE

RENTAL MANAGEMENT OFFICE



UNWIND

SPA CENTER



GRILL

BARBECUE AREA



DINE & DRINK

RESTAURANT & BAR



RELAX

CABANAS & SUNBATHING AREA

THE MASTER
VISION

SITE PLAN



LIFESTYLE

HEALTH CLINIC



MICHAEL FRIDEBÄCK

My own journey started on **The Biggest Loser**

It was the best thing I have ever done.
I won the whole competition after five months

Was heavily
overweight &
developed
Type II Diabetes

Lost 41% of my
total weight
& got rid of
Type II Diabetes

Lost 58.8 Kg

I have completed the journey
& have helped hundreds of people do the same.



DIABETES OVERVIEW



● 500 million people
CURRENT

○ 1,3 billion people
NEXT 30 YEARS

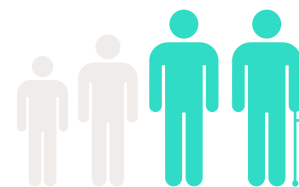
Source: Centers for Disease Control & Prevention - www.cdc.gov

40 Million Americans
Suffer from Diabetes

90-95% of which are
Diabetes Type II



1 in 10 people have it



Above 45 is
the average age

More & more
children & teens
are developing it



Over **\$450 million**
is spent annually
in the USA

\$320 million
in direct medical costs

\$130 million
in indirect costs

TREATMENT PRICE COMPARISON

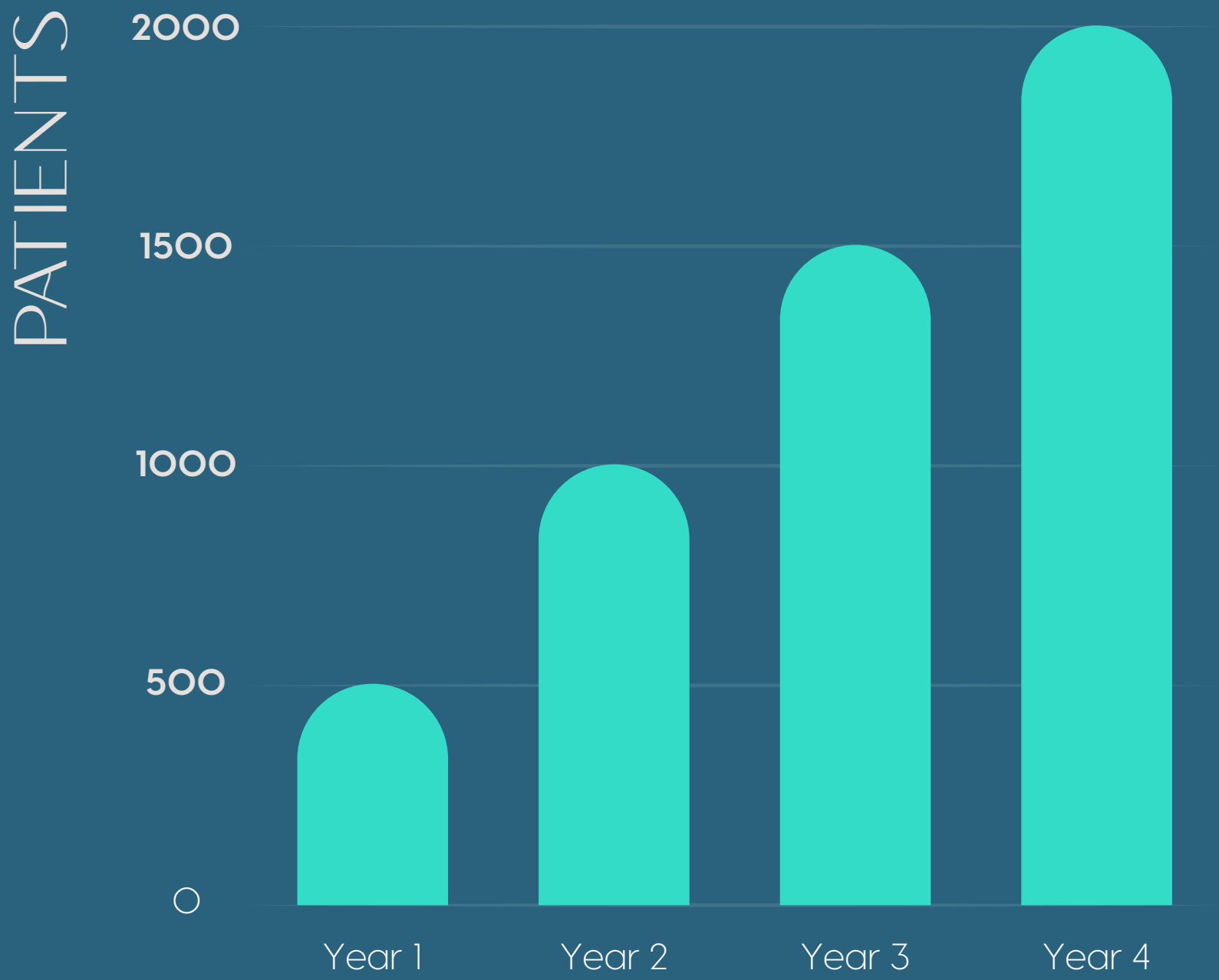
The price of Diabetes Type II individual patient treatments annually



SIGNED AGREEMENT

The largest American managed health care company,

a member of



Minimum numbers based on existing agreement
Success-oriented bonus system with up to 300% extension possibility



Bootcamp Weekly

Fitness Group Activities
Team Building
Private Company Events
Energy Boost
Strength Training
Group Support
Competing Activities
Leadership Growth



Fitness & Gains Weekly

Tailored Fitness Plan
Strength Training
Cardiovascular Conditioning
Nutritional Guidance
Meal Planning
Supplementation Guidance
Rest and Recovery
Progress Tracking

Diabetes Type II 4 - 10 Weeks

Access to a team of doctors,
nutritionists & trainers:

Dietary Expertise
Physical Activity Integration
A1C Testing
Lifestyle Modifications
Blood Sugar Management
Visceral Fat Control



Rehabilitation & Weight Loss 1 - 6 Weeks

Comprehensive Assessment
Rehabilitation Plan
Exercise Guidance
Nutritional Support
Progress Monitoring
Stress Management
Hydration & Sleep Guidance



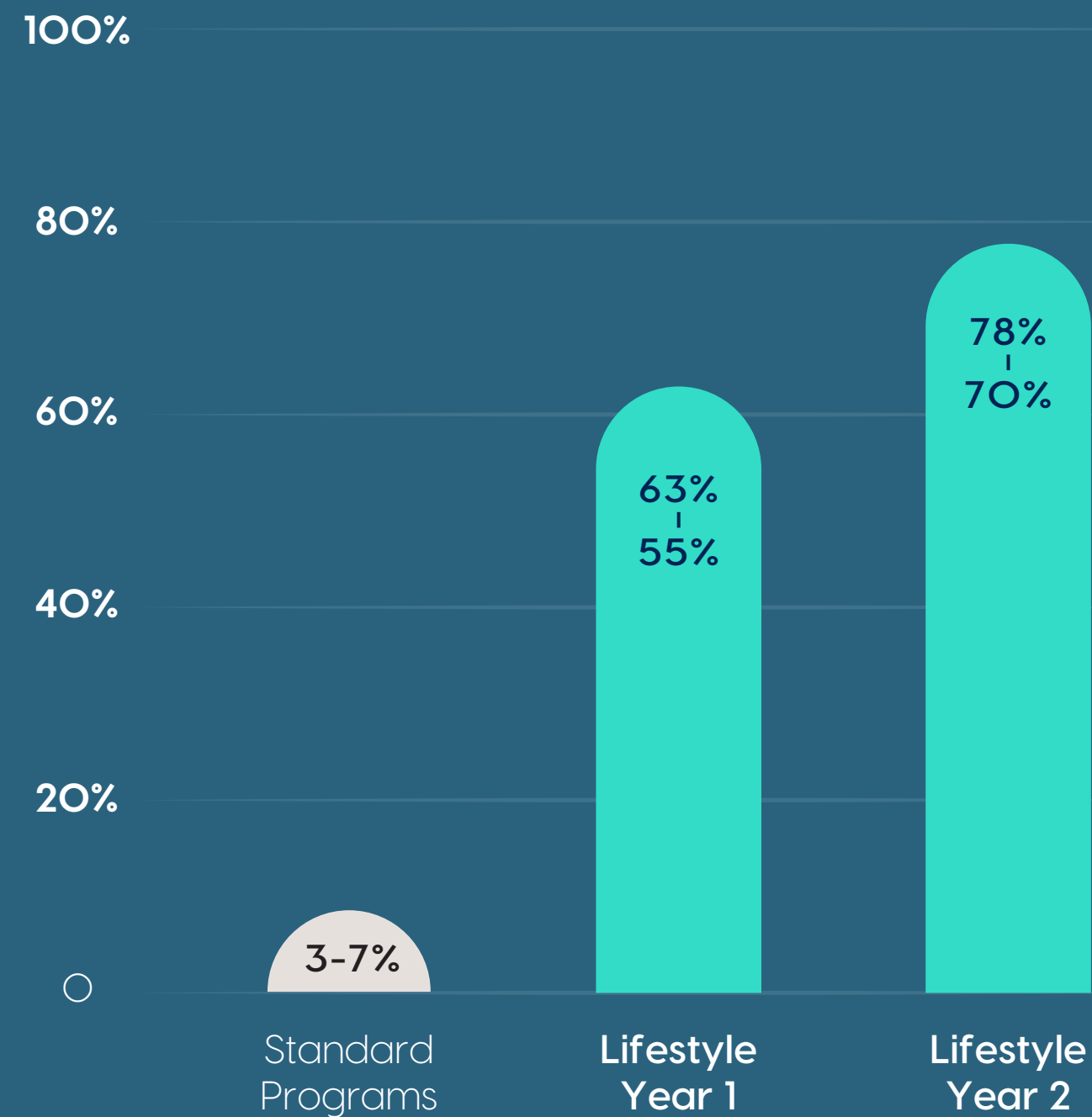
PROGRAM SUCCESS RATE

The key for long-term effect of the programs is the consistency and "after LIFESTYLE Clinic treatment control"

The patients get daily online support through Lifestyle Online Coaching Program with mentors.

All patients are provided with a "carry on" device to measure health indexes by:

InBody





OUR RENTAL CLIENTS

LIFESTYLE CLINIC

- Diabetes type 2 treatments (4-10 weeks on site) one patient per year
- Rehabilitation patients
- Weight loss programs clients
- Training camps
- Customised tours with international coaches-collaborators

ON-SITE FACILITIES

- Lifestyle clinic
- Health & recreation tours for individual groups with full accessibility services
- Holiday makers
- Businesses (team building & holiday packages)

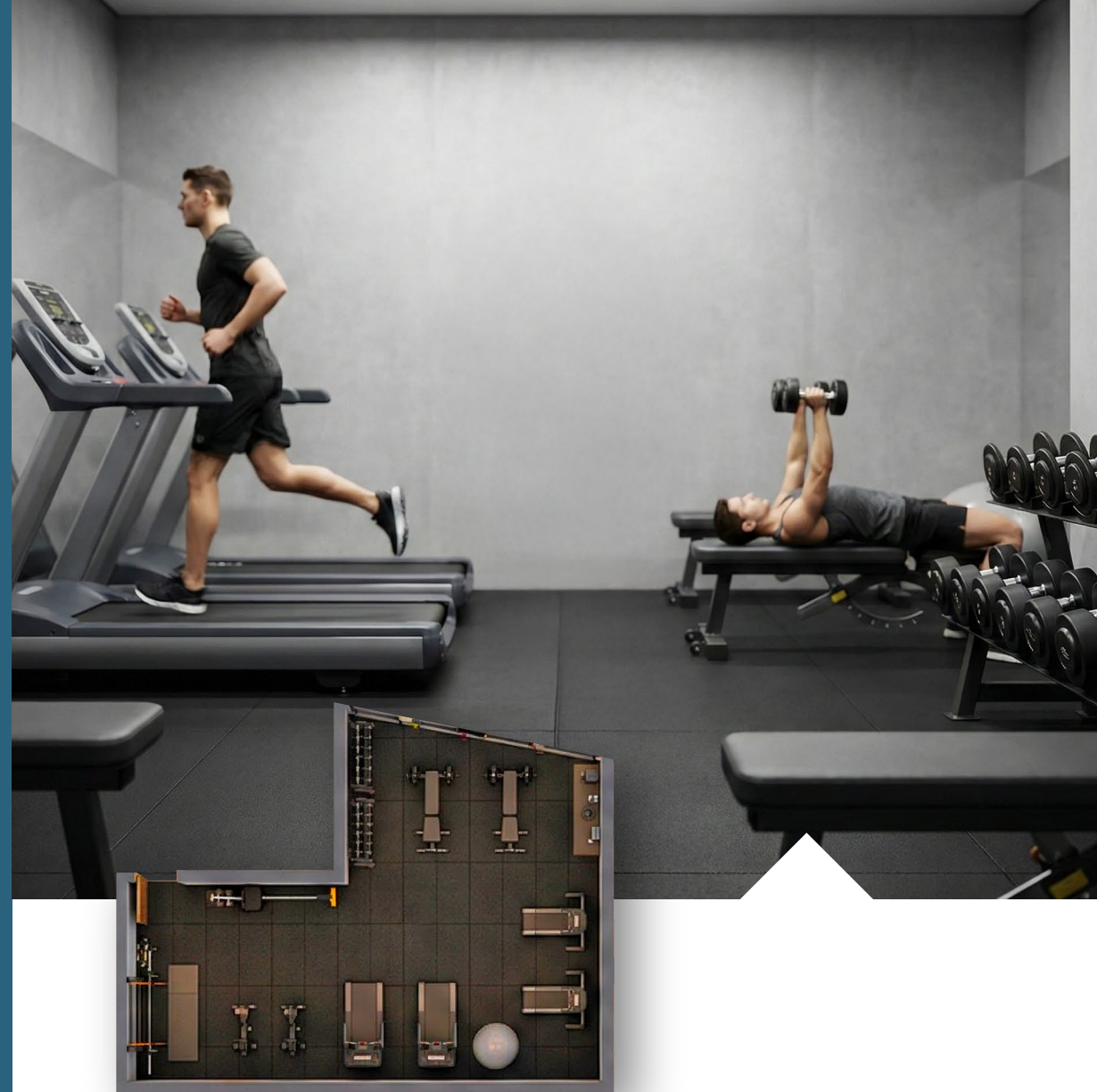
CLINIC FACILITIES

FULLY WHEELCHAIR ACCESSABLE

-  Gym & Training Area
-  Group Training & Seminar Room
-  Body Composition & Testing Room
-  Nutrition Kitchen
-  WC & Changing Rooms
-  Staff Area & Office
-  Restaurant & Juice Bar



THE ACTIVE FACILITIES



Gym & Training

Build strength and endurance with specialized fitness programs.

A fully-equipped gym offering cardiovascular, strength, and functional training equipment suitable for all fitness levels, with specialized programs designed for individuals managing diabetes.

Group Training & Seminar

Engage in community classes and educational workshops.

A flexible space for scheduled group exercise classes and educational seminars on topics such as exercise physiology, stress management, and diabetes self-care.



THE CULINARY FACILITIES

Nutrition Kitchen

Learn to cook delicious, health-focused, diabetes-friendly meals.

A demonstration kitchen used for hands-on cooking classes and workshops, teaching patients how to prepare balanced, low-glycemic meals and manage portion sizes effectively.



Restaurant & Juice Bar

Enjoy quick, balanced meals and nutritious beverages on site.

An on-site establishment offering a curated menu of healthy, transparently-labeled meals, snacks, and fresh juices, ensuring patients have access to nutritious options post-workout or during appointments.

THE SUPPORT FACILITIES



Body Composition

Track your progress with accurate health assessments.

A private area equipped with advanced tools to accurately measure body composition, track fat loss, muscle gain, and assess overall health metrics crucial for diabetes management.

Staff Office

Access administrative services and consult with clinical staff.

The operational hub for clinicians, dietitians, and trainers. This area facilitates private consultations, personalized program development, and ensures efficient administrative support for all patient services.



Changing Rooms

Freshen up safely and securely before or after your session.

Secure, fully wheelchair-accessible facilities featuring restrooms, & wheelchair ramps providing a comfortable and convenient solution for patients to enhance mobility around the clinic.

THE RESIDENCES



CAPTURING
THE MOMENTS

INFINITY POOL

SOAK UP THE SUN







1 BEDROOM

JUNIOR GARDEN

A1 A2 A3

INTERNAL 44 m²

EXTERNAL 21 m²

SOLD OUT





2 BEDROOM PENTHOUSE

A1 A2 A3

INTERNAL 95 m²

EXTERNAL 65 m² + 80 m²

SOLD OUT





1 BEDROOM

JUNIOR GARDEN

A4 A5 A6

INTERNAL 44 m²

EXTERNAL 21 m²



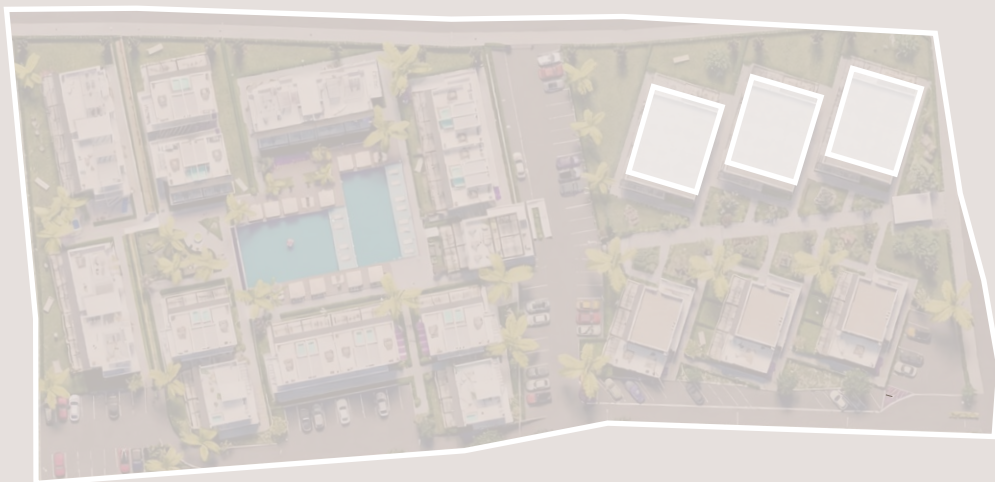


1 BEDROOM JUNIOR PENTHOUSE

A4 A5 A6

INTERNAL 44 m²

EXTERNAL 7 m² + 35 m²





1 BEDROOM

GARDEN LOFT

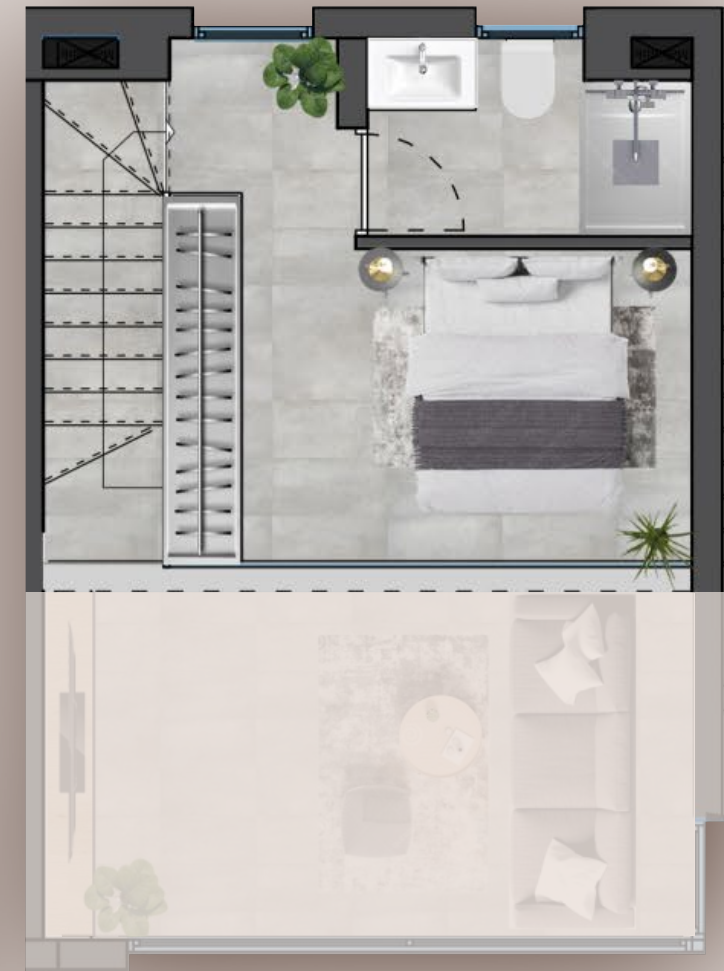
B1 B2 B3

INTERNAL 75 m²

EXTERNAL 20 m²



GROUND FLOOR



LOFT FLOOR



2 BEDROOM PENTHOUSE

B1 B2 B3 C1 D1

INTERNAL 100 m² / 105 m²

EXTERNAL 20 m² + 80 m²





2 BEDROOM GARDEN

G1 E1 C2 D2 F1 F2

INTERNAL 100 m² / 105 m²

EXTERNAL 40 m² / 20 m²





1 BEDROOM PENTHOUSE LOFT

G1 E1 C2 D2 F1 F2

INTERNAL 75 m²

EXTERNAL 8 m² + 50 m²



FIRST FLOOR



LOFT FLOOR

ROOFTOP
TERRACE



LOFT LIFESTYLE



LIVE ABOVE IT ALL

INSPIRED
INTERIORS



HARMONIOUS SPACES





PAYMENT PROCESS



RESERVATION

£2,000 Reservation Fee (valid for **4 weeks**)

- Main Reservation Agreement is signed within 4 weeks
- Includes full terms and conditions



NEXT PAYMENT

- At the end of the **4-week** reservation period → **40% Down Payment**
- Reservation fee (£2,000) is deducted from this amount
- Example:
 - Property Price = £100,000
 - Down Payment (40%) = £40,000
 - Minus Reservation (£2,000) → **£38,000 due after 4 weeks**

PHASE ONE

FOLLOW YOUR PAYMENT PLAN

30 Months installments
0% interest

PHASE TWO

BUILDING PERMISSION

- Within **3 months** (*calculated from middle of August*) building permission is obtained
- Once issued:
 - Sales Contract** is signed
 - Contract is registered at the **Land Registry** immediately

FOLLOW YOUR PAYMENT PLAN

- Option A – Flexible Start
 - 6 months** payment holiday (**no payments**)
 - Followed by **3 years** installments
 - 0% interest**
- Option B – Flexible Start
 - 4 years** installments
 - Begins immediately after the down payment
 - 0% interest**



RIVIERA

LIFESTYLE RESORT

