

Private Key Resort – Executive Summary

Investment Opportunity:

Equity Investment in a High-Growth Bitcoin Themed Resort

Capital Requested: \$150,000

Equity Offered: 5%

Implied Valuation: \$2,000,000

Overview

Private Key Resort is a premium, experience-driven hospitality property strategically positioned in El Salvador to capitalize on the Bitcoin Legislation and continued global growth in leisure and destination travel. The resort brings a unique concept of being the 1st Bitcoin themed resort worldwide, also it delivers a high-quality beach experience while maintaining a scalable, brand-focused business model designed to maximize revenue, asset appreciation, and long-term investor returns in Bitcoin.

The Opportunity

Beachfront and resort-style properties consistently outperform traditional hospitality assets due to strong demand, premium pricing power, and experiential value. Travelers increasingly prioritize beach destinations and premium rates. Also, we will integrate multiple revenue streams beyond room bookings. With this investment we are merging tangible asset, Bitcoin Integration and prime location.

Business Model & Revenue Streams

Revenue is generated through a diversified hospitality model including: nightly room accommodations, water sports/activities, premium packages and guest experiences, events, tours, and strategic partnerships with local businesses.

Use of Funds

The \$150,000 capital raise will be strategically deployed to accelerate growth and profitability:

- Marketing & Brand Growth – 25%
- Property & Guest Experience Upgrades – 20%
- Technology & Systems – 15%
- Staff Training & Service Excellence – 15%
- Experiences & Partnerships – 15%
- Working Capital & Reserves – 10%

Investment Highlights

- Equity position in a Bitcoin revenue-producing asset
- Participation in high cash flow business and equity appreciation
- Scalable brand with long-term expansion potential
- Strong alignment between operations and investor returns
- Favorable entry at an early growth stage of the resort.

Conclusion

This opportunity offers investors exposure to a high-demand hospitality asset with strong fundamentals, disciplined capital deployment, and a clear growth strategy. The Beach Resort is positioned to deliver sustainable cash flow, asset appreciation, and long-term value creation.