

BUENOS AIRES, SEPT. 16th, 2021



RETIRE OVERSEAS CONFERENCE

"Small town living in Argentina's Sierras"

with:

Paul A. Reynolds, CIPS

reynolds
propiedades
.com

ARGENTINA ON THE MAP





FRIENDLY & ENTERTAINING



OUR CELEBRITIES

IGUAZÚ FALLS



MOUNT FITZ ROY



PURMAMARCA



PATAGONIA



MAR DEL PLATA



MENDOZA



PUERTO MADERO, BA.



WHY ARGENTINA?

- ✓ Most European city in South America
- ✓ 450 years of culture
- ✓ Safe & has no problem neighbors...
- ✓ Diversity of climates and geography and...
- ✓ Low cost & amazing food & vino!



OBELISCO, BUENOS AIRES CITY

WHY ARGENTINA?

- ✓ Accesibility
- ✓ Educated Population: "English spoken"
- ✓ Health Care: Top medical facilities and services. Cost for family of two: U\$S 200/250 p/m
- ✓ Low construction cost: U\$D 100 per sqft
- ✓ Low, 15%, capital gains tax in Argentina for individuals

WHY ARGENTINA?

Dinner out for two,
vino included!:
U\$S 25

Bottle of great Malbec:
U\$S 4

1 pd of Premium filet
mignon stake:
U\$S 2.40

Gallon of gas:
U\$S 2.28



ECONOMIC OUTLOOK

OFFICIAL VS "BLUE MARKET"

84% gap between both rates

OFFICIAL

\$ 98

≠

BLUE

\$ 180

5

Latest on Argentina



🇸 Argentines vote in primary poll dominated by concerns over pandemic recovery



🇦 Argentina's president tries to contain fallout from lockdown party photos



✔ Uruguay rolls Mercosur bloc with search for outside trade deals



Argentina

✔ Added

✔ Argentina's ruling Peronists suffer heavy defeat in midterm primaries

President Alberto Fernández could lose senate majority if results are repeated in November





Buscar



SUSCRIBITE AL NEWSLETTER

El Economista | Economía

Tras el resultado de las PASO, el S&P Merval rebotó 5,5% y los ADR escalaron hasta 17%

Los mercados recibieron con optimismo los resultados de las PASO. El S&P Merval y los ADR tuvieron un fuerte salto y el dólar blue bajó \$4. A su vez, los bonos escalaron hasta el 5% y el riesgo país perforó el piso de los 1.500 puntos.

📅 13 de septiembre, 2021



Las más leídas



1 Anses: calendario completo de pagos para septiembre 2021

2 Dólar blue hoy: a cuánto cotizó este lunes 6 de septiembre



3 Paritarias: Comercio acordó un aumento salarial para 2021 de 42%



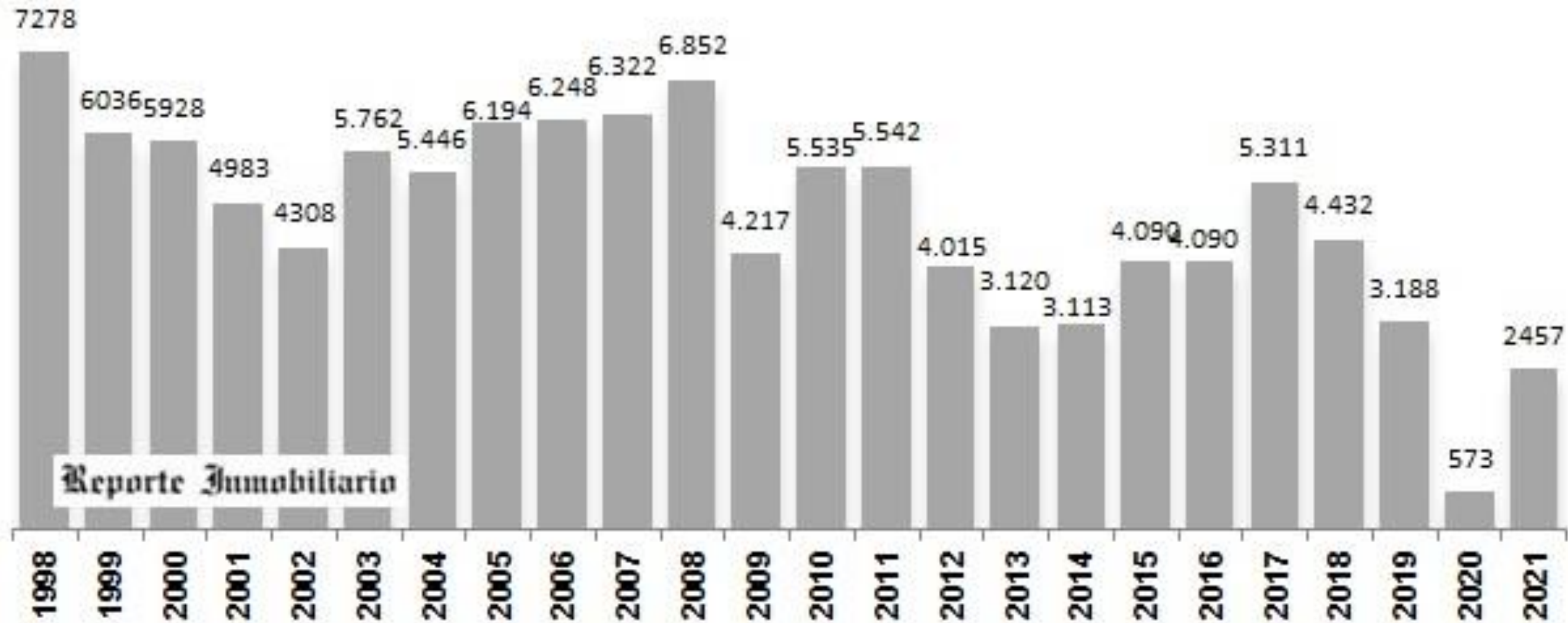
4 Se abrió la

Activación de Windows



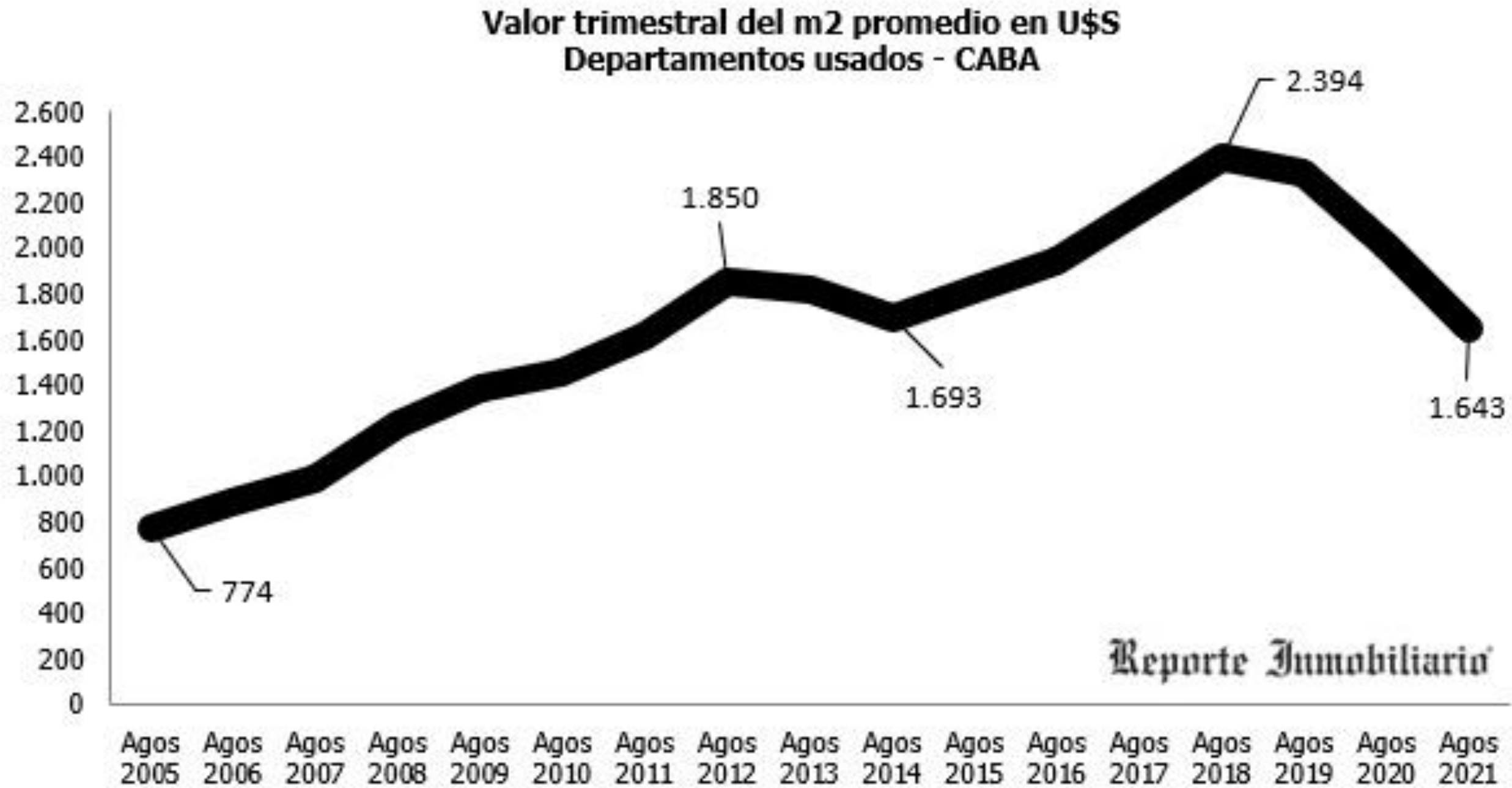
MONTHLY HOME SALES: 1998 - 2021 | BUENOS AIRES, ARG.

Cantidad de Escrituras de compraventas - JULIO de cada año
Ciudad de Bs As. Fuente Colegio Escribanos CABA

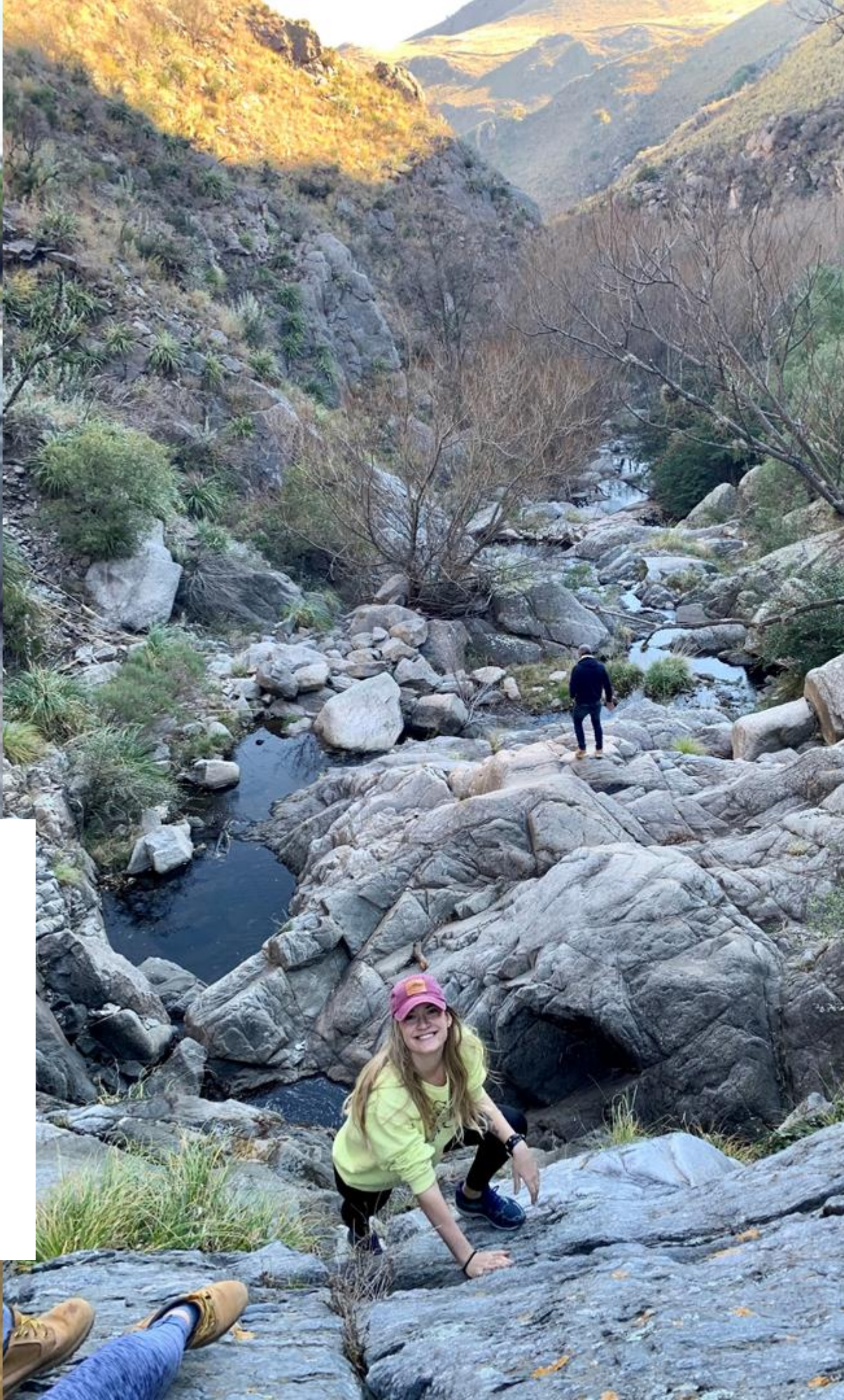


JULY EACH YEAR

PRICE PER SQM, AUG 2005 TO AUG 2021



AUGUST



LA CUMBRE, CÓRDOBA





**WHY
LA CUMBRE?**

La Cumbre declarado Poblado Histórico Nacional

Gimena Fernández  · 04/02/2021

 0  2 minutos de lectura





**Quaint &
tranquil small
town living**









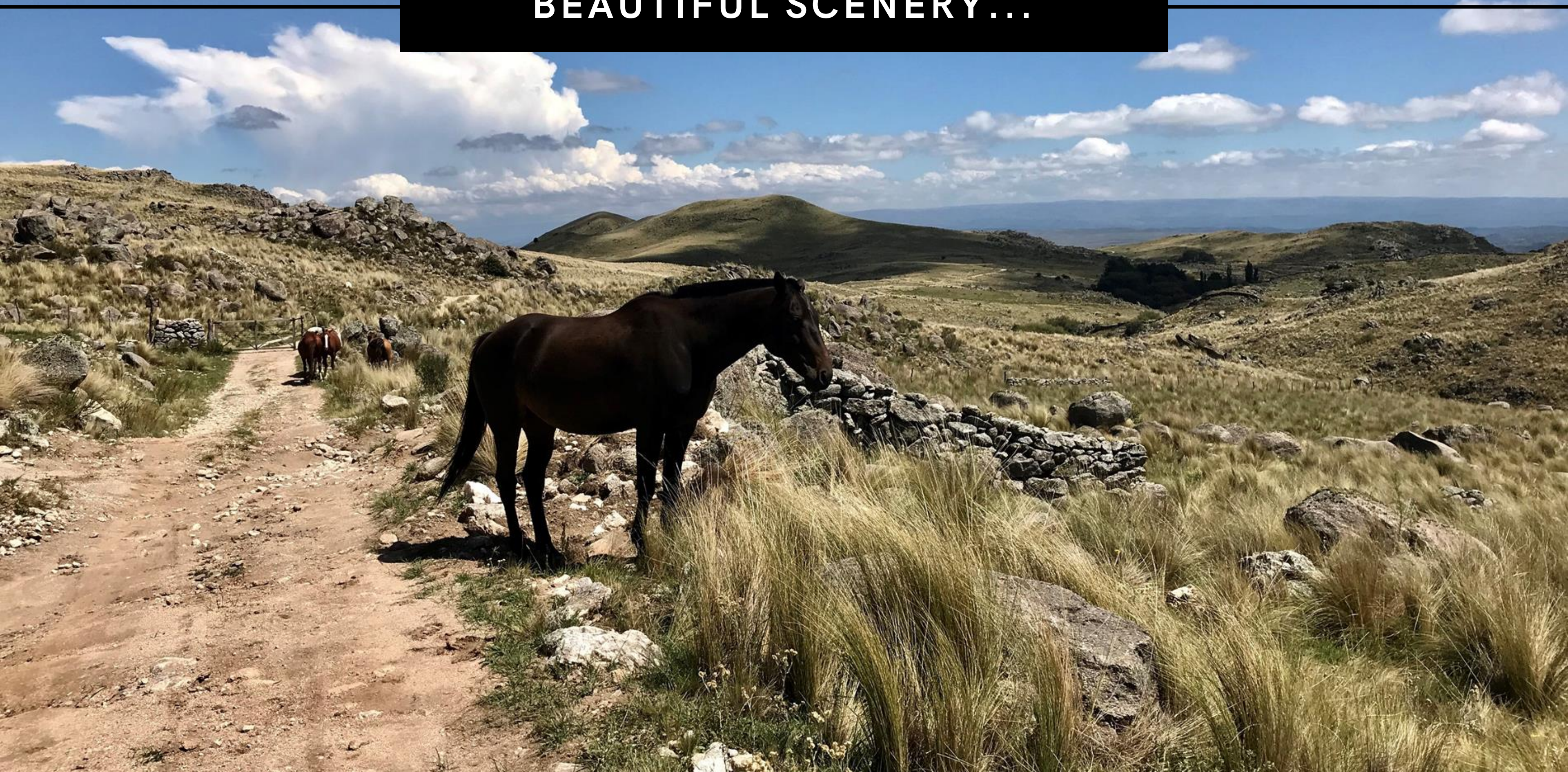


MATER DOLOROSA
ORA PRO NOSTRIS

SOLO VEHICULO
DE CEREMONIA



BEAUTIFUL SCENERY...











HIKING

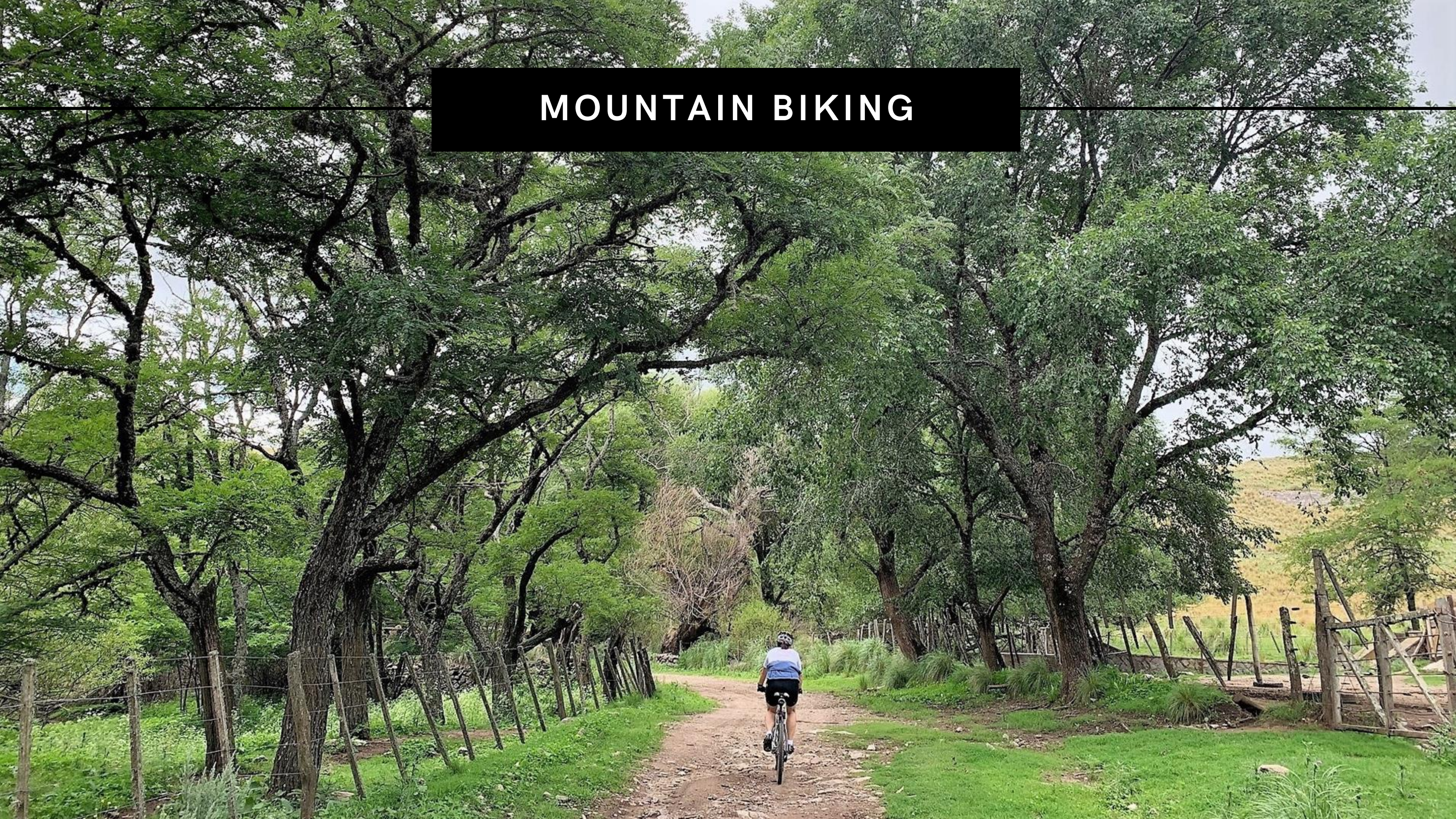




ADVENTUROUS SETTINGS



MOUNTAIN BIKING









**A PLACE
WHERE
NATURE
AND
PEOPLE
COEXIST**

TRAIL RIDING









ASOCIACION ARGENTINA DE GOLF



LA DIAMELA
POSADA b&b



WORLD
AMATEUR
GOLF
RANKING



35° CAMPEONATO PROVINCIAL DE MENORES y JUVENILES y TORNEO INTERNACIONAL

6, 7 y 8 de Marzo de 2020 - LA CUMBRE - CORDOBA - ARGENTINA

ZAN CAFÉ, BEST COFFEE IN TOWN



AMAZING LUNCHEES AT DIQUESI





GREAT DINING







LA FONDA:

**A PLACE TO ENJOY WITH
FAMILY & FRIENDS**



Quaint
Boutique
Lodges



STRONG ARTIST COMMUNITY





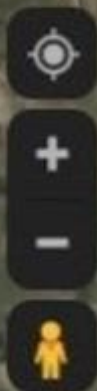
GREAT CONSTRUCCION QUALITY







OUR EXPERIENCE IN LA CUMBRE

















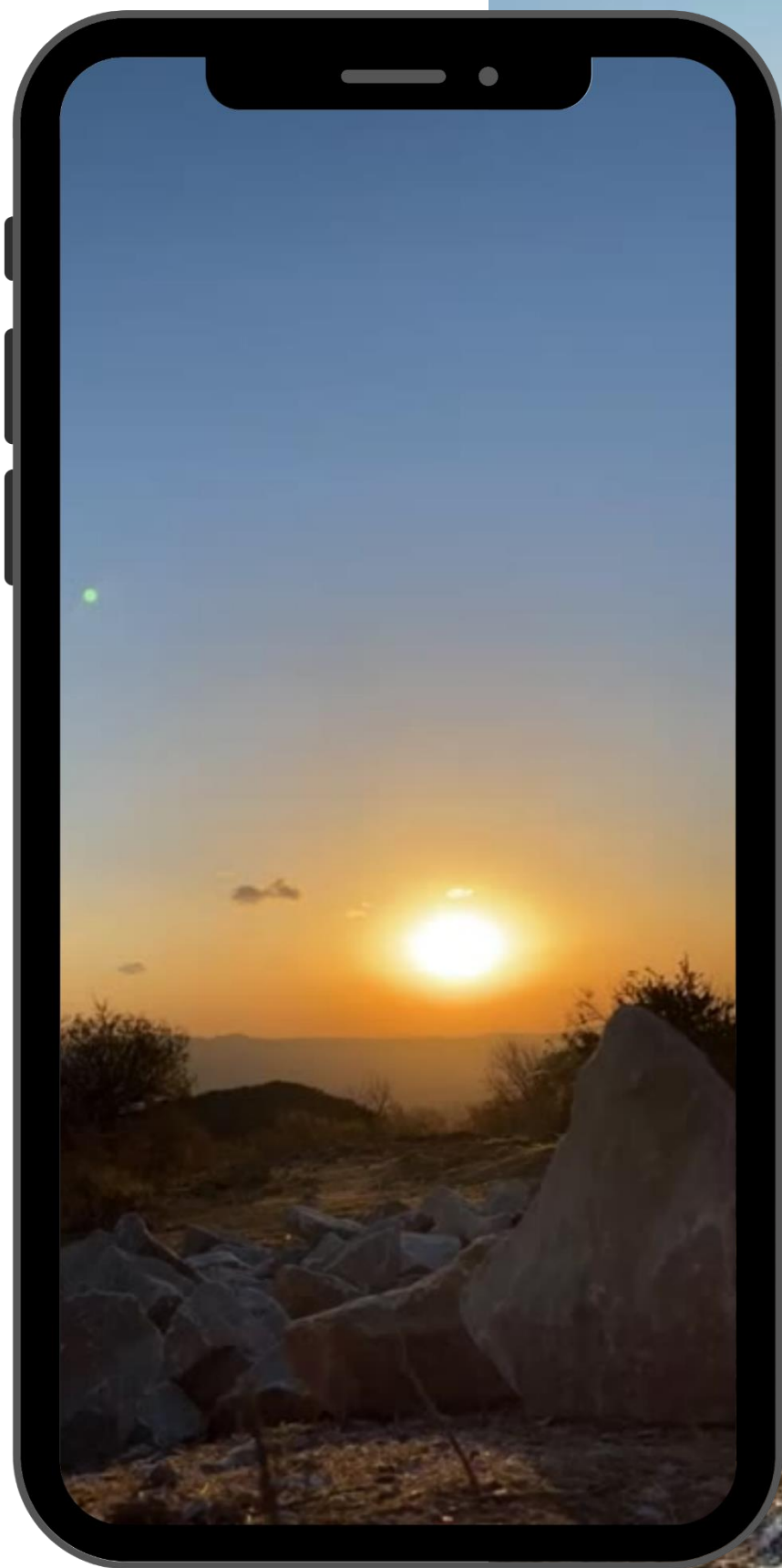








BEST SUNSETS IN CÓRDOBA



**NEW, 1970 SQFT HOUSE (1360 MAIN & 608 SEMI)
ON HALF ACRE PLUS LOT**



**TWO BEDROOMS & 2 FULL BATHROOMS.
AMAZING VIEWS**



CURRENT STATUS OF CONSTRUCTION







DELIVERY: DICEMBRE 2021



ASKING PRICE: U\$S 180.000

CLASSIC THREE BEDROOM, 1200 SQFT HOME ON 6000 FT LOT



ASKING PRICE: U\$S 90.000

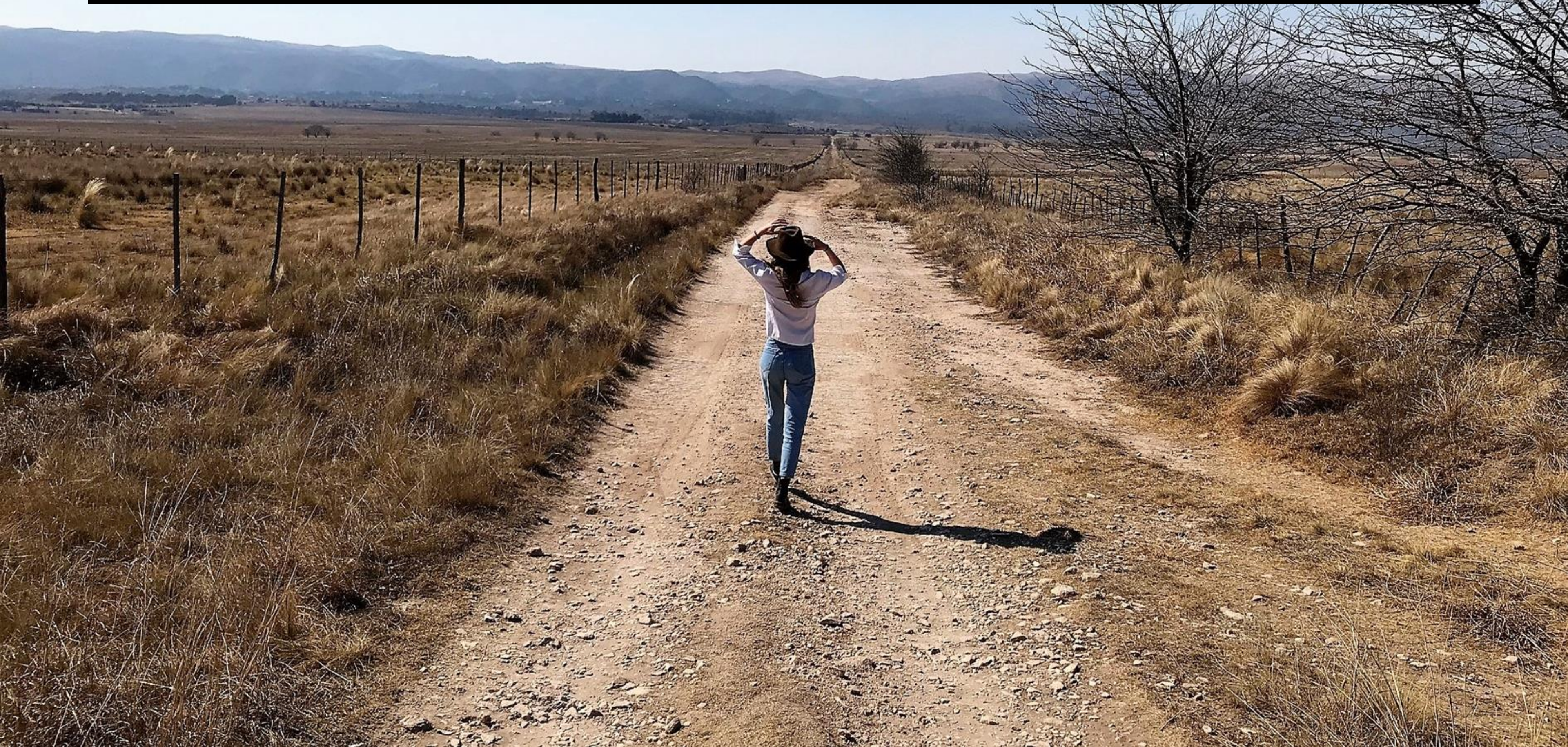
EXCLUSIVE 25 LOT, eco friendly, Development



**Overlooking
sierras
Adjacent to
Airstrip
Water provided
Solar Energy**

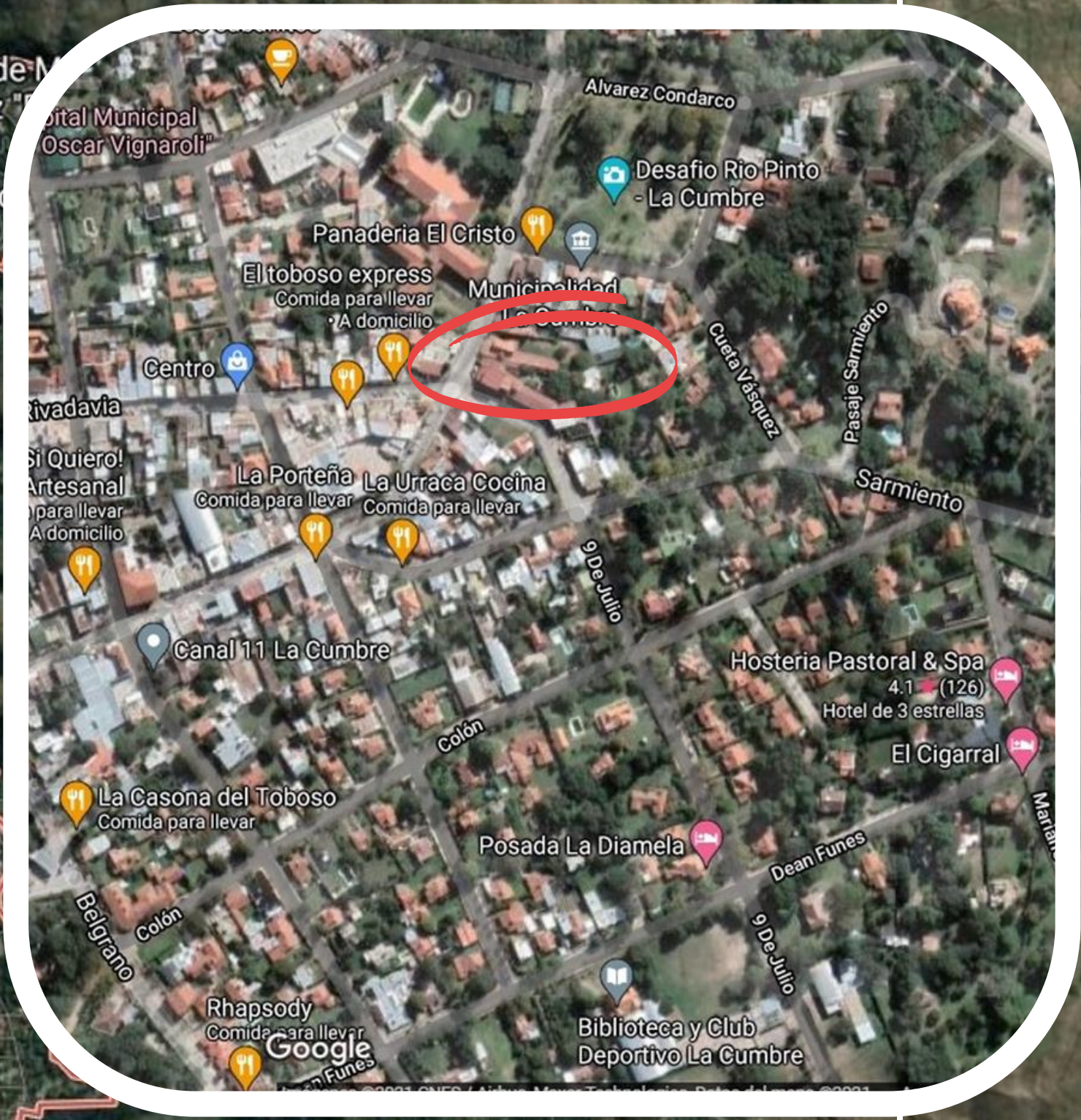


SAMPLE LOT: 3.2 ACRES. ASKING U\$S 34.900



**13.800 SQFT
LODGE ON 7
ACRE LOT.**

**LOCATED IN THE
HEART OF LA
CUMBRE**



**Desafio Rio Pinto
- La Cumbre**

**Cristo Redentor
La Cumbre**

**Casa de M
Lainez**

El balcón

San Ignacio

38

Córdoba

La Cumbre

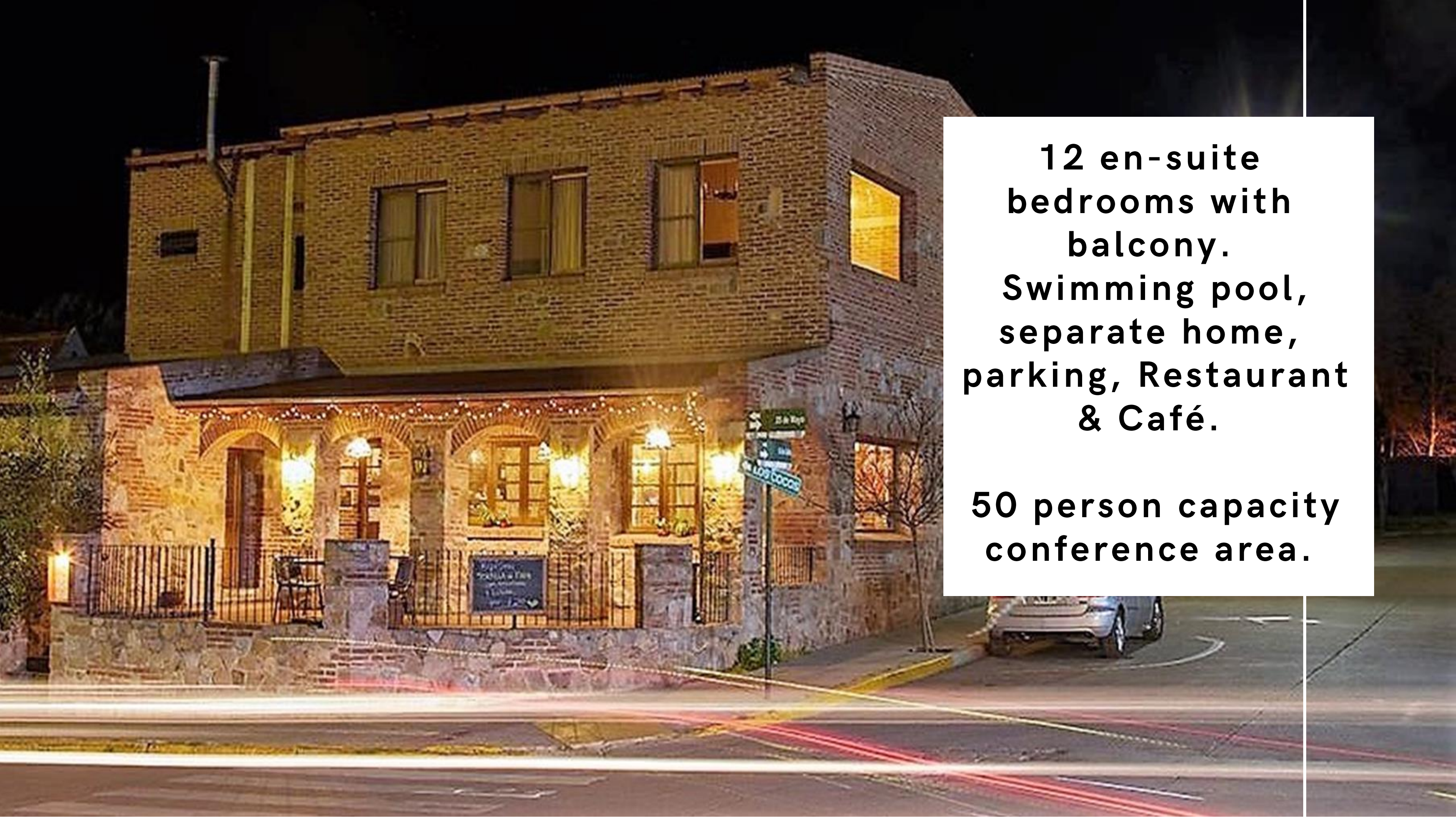
La Cumbre Golf Club

Carmelo Cabalgatas
Alquiler Caballos

Apart Suites & Cabañas
Duendes del Pungo

Activate Windows
Go to Settings to activate Windows.

Google



**12 en-suite
bedrooms with
balcony.
Swimming pool,
separate home,
parking, Restaurant
& Café.**

**50 person capacity
conference area.**



3 de Julio
← LOS

GERONIMO
Cuchifritos con
3 pollo con
Walla \$350!

GERONIMO
Cuchifritos con
3 pollo con
Walla \$350!

BANKO
SABRO

POSADA

POSADA
DEL
PUEBLO
C

POSADA









INCOME FORECAST

US Dollars

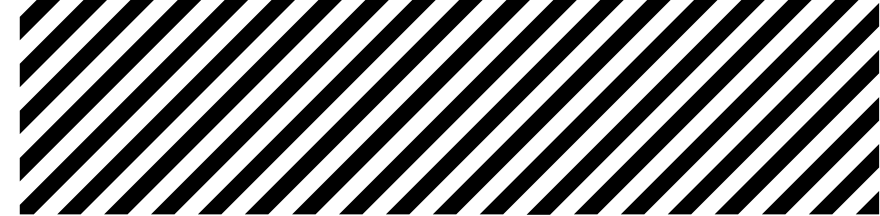
	<u>CURRENT</u>	<u>MEDIUM</u>	<u>LONG</u>
Number of rooms	12	12	12
Average price p/night - \$	30	40	50
Occupancy rate	36%	50%	60%
EBITDA (annual) - \$	35,118	74,400	120,000
Investment - \$	1,000,000	1,050,000	1,100,000
ROI	3.5%	7.1%	10.9%

Return improvement considered in 2 restaurants and 3 conference rooms



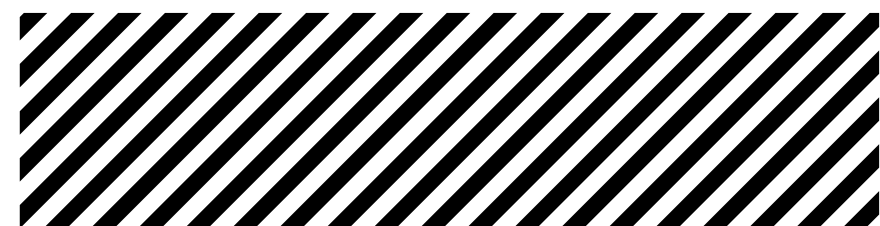






**JOIN US FOR A 3
DAY REAL
ESTATE TOUR OF
LA CUMBRE IN
MID MARCH
2022!**

pablo@reynoldspropiedades.com



THE PURCHASE PROCESS

A close-up photograph of a person in a dark blue suit and a yellow tie, sitting at a desk. They are using a silver fountain pen to sign a document. The document is on a clipboard. In the foreground, there is a stack of US dollar bills. The background is slightly blurred, showing a window with greenery outside.

- Select your property
- Place offer
- Obtain CDI tax ID
- Transfer sellers account abroad
- 45 to 60 day process. May assign PA
- Capital gains for individuals: 15%



SINCE 1966

CONTACT Paul Reynolds

 & Cel: (54-911) 51831557

pablo@reynoldspropiedades.com

reynolds
propiedades
.com

Leading

REAL ESTATE
COMPANIES
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Cámara de Comercio
Argentino-Británica

