



## **Zala Springs Resort Summary**

Let me present you with Hungary's Zala Springs Resort, a real estate investment opportunity. Zala Springs Resort will be Hungary's first master planned and biggest golf and thermal spa resort community, which is unique both in Hungary and in Central Europe. The \$125 million, five star residential and golf complex on a 500 acre (202 hectares) estate alongside the Zala River, will encompass a Robert Trent Jones Jr. 18 hole championship golf course, natural hot spring spas, a wellness center, indoor and outdoor swimming pools, a clubhouse, wine club, breathtaking vineyards, restaurants and bars with large terraces and fireplaces, and many sports and recreational offerings available all year round. The Resort is being built around the thermal springs that have made the area famous since Roman times, and will be in the heart of the ancient wine-making and tourist region of Balaton. It is conveniently located between Vienna and Budapest and is only fifteen minutes from the new international airport, Fly Balaton, which already has direct daily flights to cities all over Europe.

Robert Trent Jones designed what will be the finest course in Central Europe. The challenging 18-hole championship golf course has been beautifully designed around the resort properties, vineyards, nature reserves, lakes, and clubhouse, for great golf with breath taking views. Tournaments, such as the USPGA Tour, The Senior PGA Tour, The LPGA Tour, The Asian Tour, The PGA European Tour, The Australian Tour, the World Cup of Golf, and the World Match Play Championships have all been played on more than 100 Robert Trent Jones Jr. courses around the world.

This golfing paradise and its facilities make Zala Springs Resort's luxury villas, penthouses, spa and garden apartments, golf lodges and other residential units a great financial investment opportunity for you, your friends, family or company. Firstly, the real estate value performance of Robert Trent Jones Jr. developments has risen 57% on average between 2003-05. Please note Zala Springs has received a letter of intent from the European PGA to host the Senior Tournament in 2009. Secondly, when you are not occupying your property in the six available weeks, our five star management company can rent it out for a minimum return of 40% of the rental income annually. For Clubhouse & Spa Apartments we guarantee a rental return of 5% of the net purchase price annually for the first three years, and 5% over two years for the Garden Apartments & Town Houses. After the guaranteed rental period has expired, we offer you a minimum of 40% of the rental income annually. The property is anticipated to be completed in mid 2008, but sales are happening now on three continents. Only a 30% down payment will allow to you purchase your unit, start renting and collecting payments to cover your lease or mortgage payments. Financing of up to 70% is available in Hungary to purchase one of our 400 residential units and land that range from 1-4 bedrooms, 55-285 sq.m (592-3067 sq.ft) and 121-385,000 Euros (approximately \$160-\$500,000).

To learn more, please visit our website [www.zalasprings.com](http://www.zalasprings.com) and contact me. I would be happy to send you an information package including a summary, brochure, movie, exterior plan, and master and financial plans. In the meantime, please click on the following links to take a look at the amazing interior design plans, designed by G.A. Design, and a special CNN report on Zala Springs <http://www.zalasprings.com/video/default.asp> ; <http://www.zalasprings.com/press/releases.asp>

I look forward to hearing from you and the possibility of paying you a personal visit to discuss this investment further. Thank you for your time and consideration.

Best regards,

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