



DE LIMA VENTURES  
INVESTMENTS

# INVESTMENTS NEWSLETTER



OPTIMUM  
ELITE CLUB

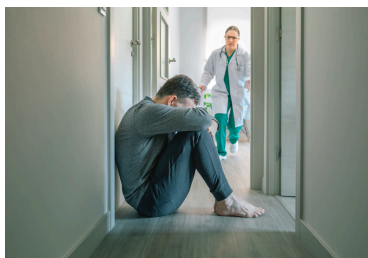
## INSIDE THIS ISSUE

- The most interesting deals to invest in
- OPTIMUM's TOP Partner Mutual Funds
- Other suggested friendly funds



### BCN Mental Health Center

The aim is to establish a leading residential mental health centre, known for its comprehensive and humanised care focused on patient wellbeing. The mission is to offer exclusive and excellent care services, with a biopsychosocial approach that guarantees 100% personalised treatment in a privileged and luxurious environment.



With this differential proposal, we want to respond to the growing needs in mental health with an innovative, holistic offer with a high positive impact for patients and their families.

This clinic will be unique in the world in its holistic approach to mental health treatment.

**Project open to private investment**



### McLaren & Investments

At DLV Investments, we are curating a series of exclusive events for motoring enthusiasts who crave the thrill of high-performance vehicles while also providing a unique platform for networking and sharing insights in investment and corporate finance.

These events will blend the excitement of speed with the opportunity to connect with like-minded professionals, fostering valuable discussions and partnerships in the world of finance and investment. Whether you're passionate about motorsports or looking to explore new investment opportunities, our events promise to deliver a high-octane experience for both your adrenaline and your portfolio.

**Tailored exclusivity for you, this promise to be a truly unforgettable, one of a kind experience. Register now for our amazing Andorra Tour Experience with McLaren Barcelona & Chelsea 1979.**



## DF IS SET TO REDEFINE PREVENTIVE HEALTHCARE

In late 2020, DF was conceived with a bold mission: to revolutionize the early detection of coronary artery disease (CAD), the leading cause of death worldwide. Their breakthrough Software as a Medical Device (SaMD) leverages cutting-edge artificial intelligence (AI) to transform dual-energy X-ray absorptiometry technology into a powerful, non-invasive CAD screening tool. Backed by a team of seasoned experts from AI, healthcare, academia, and finance—including a world-renowned Stanford professor specializing in primary care and population health.

# CURRENT DEALS & REQUESTS

### REQUEST 1

Companies that need funding from \$50M onward for growth and acquisitions, in any kind of sector

### REQUEST 2

Seed and pre-seed stage companies in the SaaS, Digital Commerce Tech and Blockchain ecosystem

### REQUEST 3

Company that has the capacity to transform more than 10 tonnes per year, mainly aluminium and copper electrical wiring. Ideally a current turnover of around \$150M

## DEAL TRAVEL & LEISURE SECTOR

### *Tripsst!*

The first Social Marketplace for short videos about leisure, entertainment, and travel, where citizens and tourists discover, book, and share what they love, just the way everyone wants to consume content today. It's all inspired by the recommendations and daily lives of the Vloggers and Influencers in its community across more than 80 countries.

**ROUND SEED - \$1M  
SAFE AGREEMENT**

## Invest in Cybersecurity

A specialist cybersecurity company with a proprietary security platform. It reduces fraud to zero by protecting the entire customer journey, from devices, applications and network connections to customer authentication, transaction verification and digital signatures. Fast and frictionless, the platform removes the security burden normally placed on customers, even in the most demanding use cases.

**ROUND SERIES B - \$10M  
CB 25% + 12% 1 YEARLY CUPON**



# FUNDS & SERVICES

## TAX STRUCTURES IN LINE WITH CLIENT NEEDS

The client's wealth remains invested in an ad-hoc financial product and does not have to manage tax in their country of residence until they unwind the investment, therefore it will be a perpetual investment that will increase in value over time.

The legal set up allows each of your clients to have its own FINANCIAL PRODUCT issued by an orphaned/void structure that does not have issuer risk (no balance sheet risk).

### 01. REAL ESTATE INVESTMENT TRUST

Real Estate Investment Trust whose main objective is the acquisition of urban real estate for leasing, in this case investing in nursing homes in Spain.

- Target investment period: 15 years.
- Annualised return: 10% net.
- Minimum ticket: 100.000€.

### 02. VENTURE CAPITAL FUND OF FUNDS

Pooled investment fund based in Spain, that invest in a selection of underlying VC funds, offering LPs immediate diversification across industries, geographies and fund managers.

- Target investment period: 10 years.
- Expected return: IRR between 15% and 25%
- Minimum ticket: 100.000€.

### Strategic Alliance Partners

PAULSON AM



KEPLER CAPITAL



## DO YOU NEED MORE INFO?

Feel free to contact our team through our OPTIMUM Elite Club platform: <https://optimumeliteclub.com/> or directly with our CIO - Chief Investment Officer at [eric.marles@delimaventuresgroup.com](mailto:eric.marles@delimaventuresgroup.com).

Procedures: Fill in the investment form, sign the NDA and the corresponding service contract. All these documents are requested by email.



DE LIMA VENTURES  
ENERGY



DLV ENERGY offers the GCOP – Green Chiller Optimization Package and RTU-SC – Rooftop Unit - Smart Control systems, designed to optimize energy efficiency in HVAC units (Chillers and RTUs).

We eagerly anticipate the opportunity to hold a meeting with you to provide a comprehensive presentation of our DLV Energy program and learn how to save up to 50% on your Chiller and RTU units.

## OUR VALUE AND OPPORTUNITY

These energy efficiency solutions help reduce maintenance costs, identify underperforming equipment and maximize verified energy savings.

This results in a substantial reduction in electrical consumption for air conditioning, lower operating costs, and improved comfort through reduced humidity



if you want to know more about us, visit us at [www.delimaventuresgroup.com](http://www.delimaventuresgroup.com)



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