



CIAG x SAGLO



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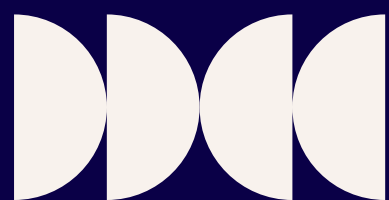


Agenda

Who are we?	Saglo's Opportunities
Why CIAG?	Market and Strategy Overview
Our Service and Expertise	Next Steps



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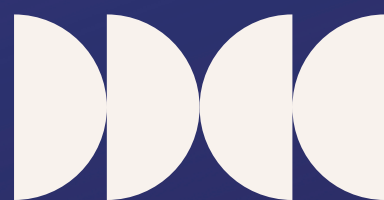


Cambridge International Advisory Group (CIAG)

At **CIAG**, we provide **comprehensive consultancy services**, offering strategic guidance tailored to meet the unique challenges faced by modern businesses.

- **Founded in 2020**, CIAG has quickly established itself as a global partner in operational excellence.
- Experience in start-ups, product launches, financial structuring, and more, we've helped companies **across 21+ industries** achieve their goals.

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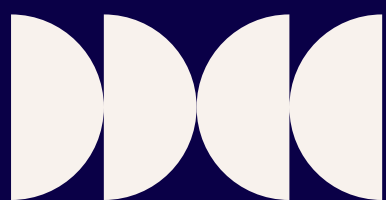
Our Real Estate Expertise

Tavaco Properties, Los Angeles

CIAG has provided long-term strategic guidance to Tavaco Properties, a premier commercial real estate firm with over \$1 billion in assets under management.

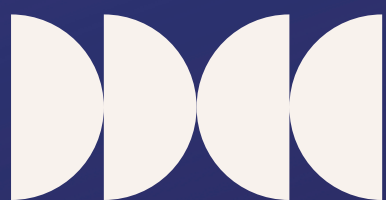
- **Comprehensive Support:** Compliance, tax, accounting, and legal assistance for Tavaco's portfolio.
- **Transactional Facilitation:** CIAG manages the critical operations behind Tavaco's corporate strategy and investment decisions.
- **Scalable Success:** Helping Tavaco maximize asset performance and navigate complex transactions in the competitive Los Angeles market.

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Strategy Components





CIAG x SAGLO

Unlocking Growth and Maximizing Your Potential in Real Estate

Problem



Limited Expansion
into Luxury Retail
Spaces



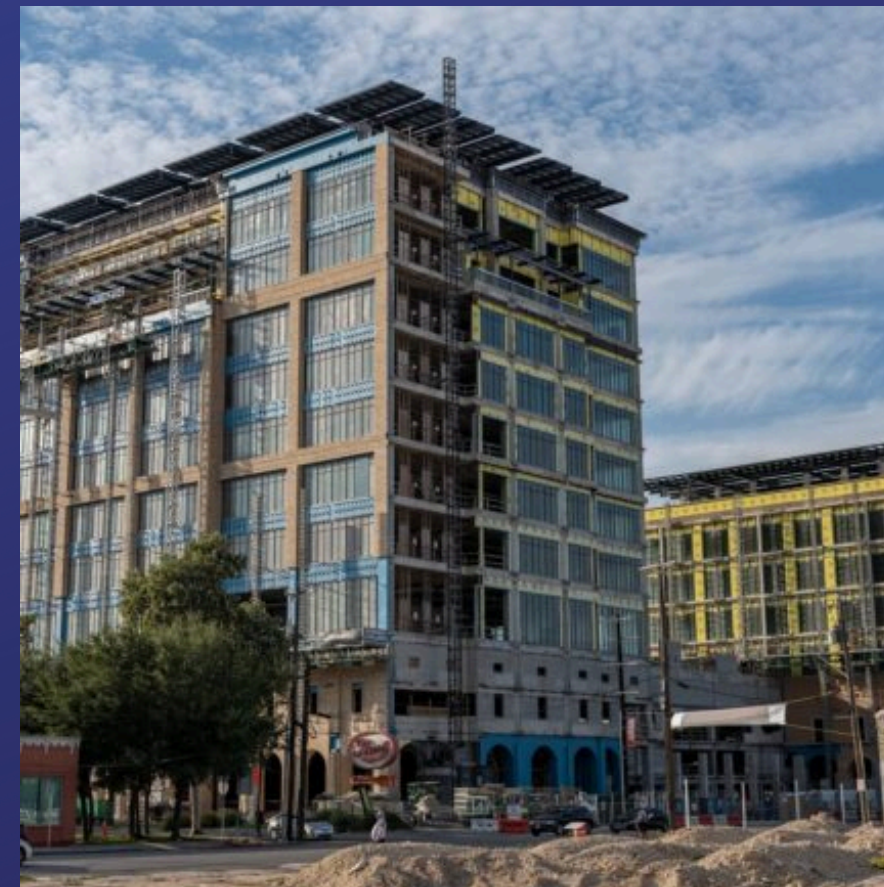
Underutilized
Potential in Property
Renovations

Solution



Expansion

- **Identify** prime locations
- **Reposition** property appeal
- **Attract** premium brands



Renovation

- **Upgrade** to high-end finishing
- **Guide** architectural re-designs for optimal layouts



South Florida Luxury Retail Market Overview

Saglo's Success

- Strong presence in South Florida's retail sector with a proven track record in high-demand areas like **Miami**, **Delray Beach**, and **Orlando**.

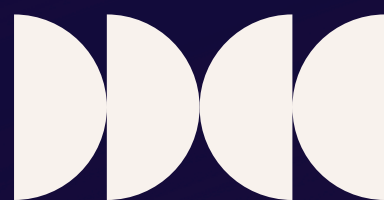
Expansion Opportunities

- **Target Locations:** **Design District**, Bal Harbour, and **Brickell**, where luxury retail is thriving.
- **Luxury Retail Sectors:** High-end fashion boutiques, premium lifestyle brands, and gourmet dining experiences.

Future Growth

- Potential to enter **mixed-use developments** with upscale amenities and luxury residential units to attract affluent clientele.

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Saglo Development and Market Opportunities

High-End Retail Spaces

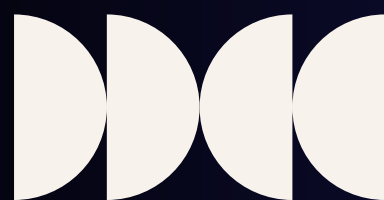
- Upscale properties and target luxury retailers
- Renovate existing spaces or develop new ones to cater to high-end brands

Mixed-Use Development

- Incorporate luxury amenities, office spaces, and residential units
- Enhance long-term property value and tenant retention through diversity.

Leasing Strategy Enhancement

- Target high-end tenants and luxury brands
- Develop customized leasing offers to entice exclusive brands to Saglo properties.





Timeline

Phase 1:

**Market Analysis & Strategy Development
(Month 1-2)**

- Conduct luxury retail market analysis.
- Develop tailored strategies for Saglo's property expansion.

Phase 2:

**Property Upgrades & Leasing Strategy
(Month 3-6)**

- Begin property renovations targeting luxury tenants.
- Develop and implement a leasing strategy for premium brands.

Phase 3:

**Tenant Acquisition & Market Rollout
(Month 7-12)**

- Secure high-end retailers.
- Launch marketing and leasing campaigns.

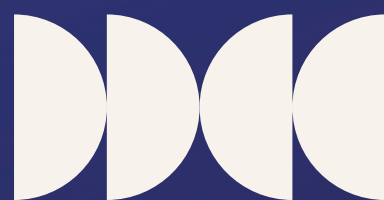
Phase 4:

**Full Market Integration & ROI Tracking
(Post 12 months)**

- Monitor market response and tenant satisfaction.
- Track ROI and growth metrics.



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Thank You



+1 415.574.0263



info@cambridgeintladvisory.com



2269 Chestnut Street, Suite 154,
San Francisco, California 94123



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