



INVEST PROPERTY BRAZIL

Ocean Beach Resort

Elevated beachfront plots of land

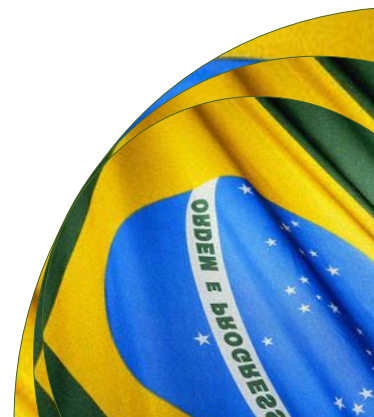
2000-10,000 sqm for only \$25 per sqm near
Fortaleza in Ceara, Brazil.

Direct flights from UK and Europe, \$350m
spent by local government on infrastructure.



A piece of heaven on the northeast of Brazil.

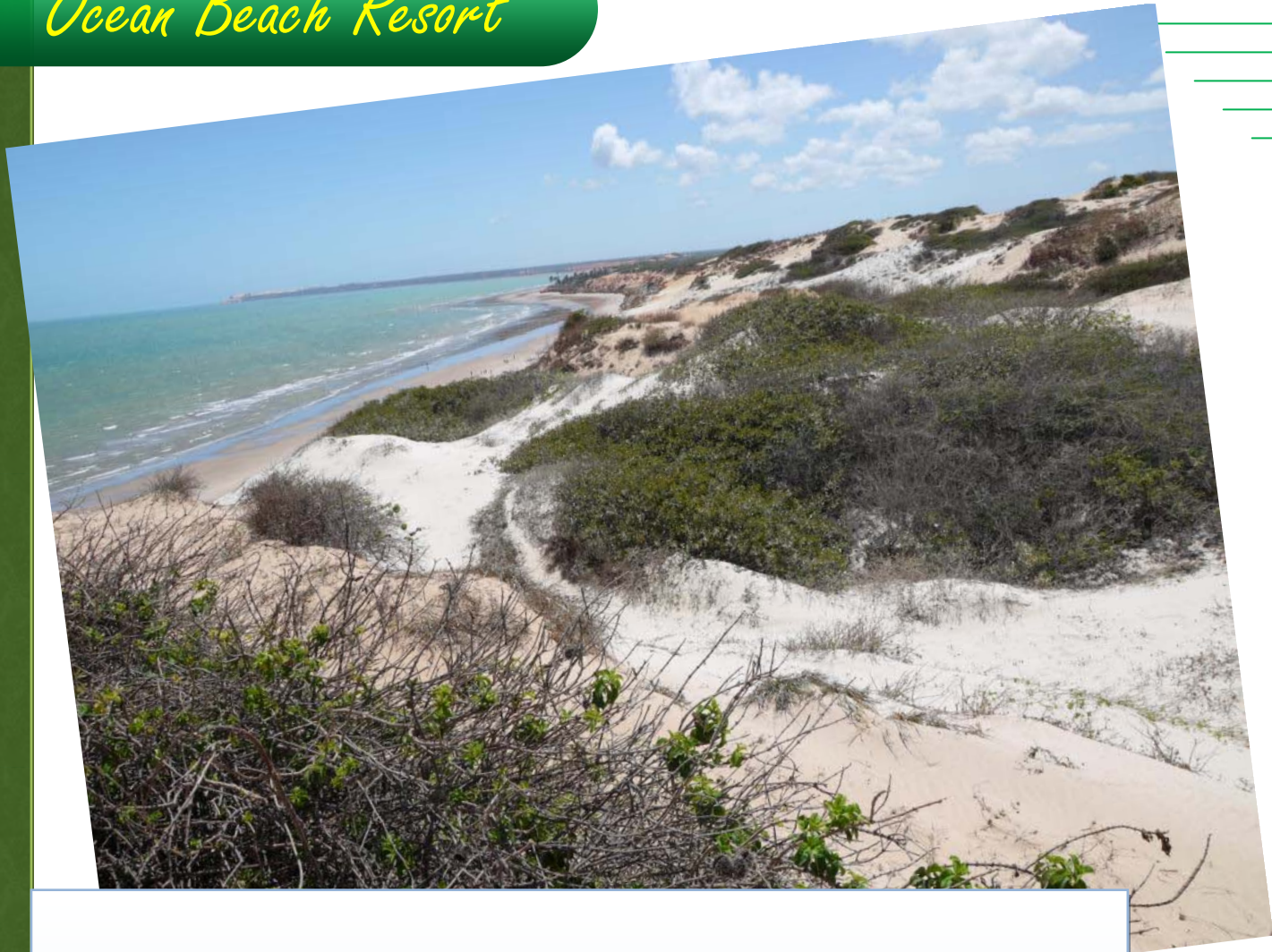
Sun, breeze and a beautiful beach.





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Fontainha Beach is located in a cove, just south of Canoa Quebrada. It is probably the best stretch of beach in the world. Canoa Quebrada, known as the pearl of the east coast of. It is an outstanding international tourist beach 164 km from while the Fontainah Beach has amazing views of the surrounding shoreline.

The plots have around 50% build capacity, have a beautiful elevated situation overlooking the cove, are about one and a half hours from Fortaleza airport and can be used for either a single large villa build or even small resorts for villas or apartments.





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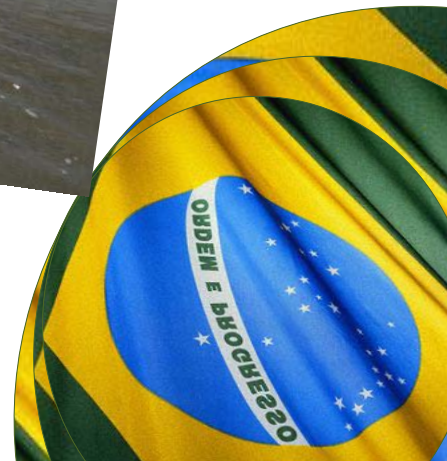
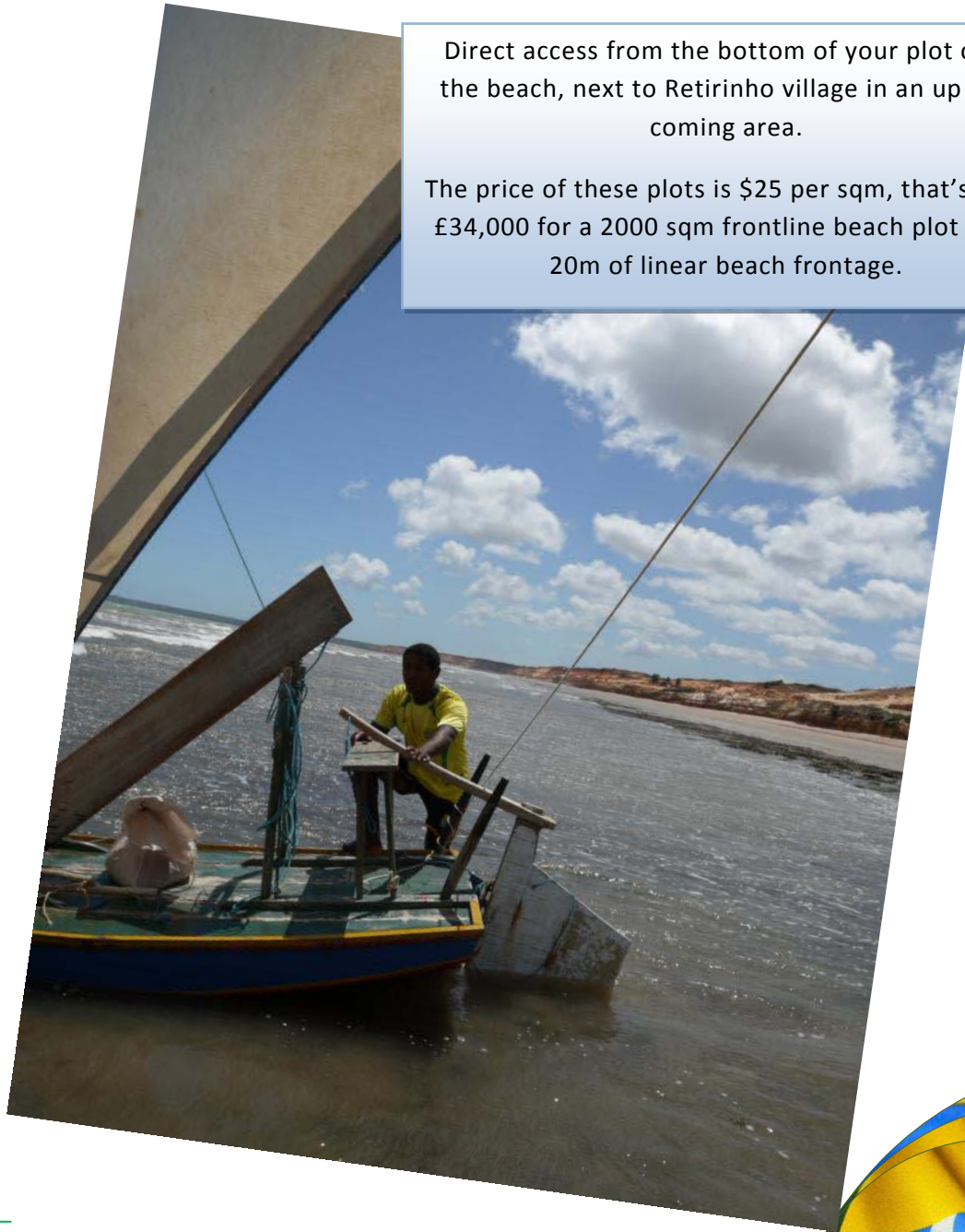


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Direct access from the bottom of your plot onto the beach, next to Retirinho village in an up and coming area.

The price of these plots is \$25 per sqm, that's only £34,000 for a 2000 sqm frontline beach plot with 20m of linear beach frontage.





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19 LOTS DIRECT BEACHFRONT

FROM \$50,000 2000 m²

TO \$157,500 6300 m²

\$25 Per m² for direct beachfront





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Ocean Beach Resort

Pre-launch on Northeast Brazil's latest and most exciting beach lot development!

It is located just over 1 hour's drive east of the city of Fortaleza with direct air service from major international gateways, making this an ideal setting for a beachfront real estate investment. There is also a new International airport 15kms away at Aracati. Here in Northeast of Brazil you will find the undiscovered beaches you have dreamed about. Beaches of quiet solitude, sparkling white sands, and warm waters.

Spectacular lots of secluded ocean frontage featuring white sand beaches and great elevation. There is plenty of depth to build the perfect size house. Wake up to sunrises on the beautiful blue waters of the Atlantic Ocean. These properties are spectacular and are selling fast. The warm waters of the Ocean invite for swimming and all kinds of water activities. You are just steps away from your hammock gently swinging in the palm trees of your front yard.





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This is an exceptional opportunity for people who are seeking a beautiful and well constructed vacation or retirement home on the beach. The opportunity to live on land that has high prospects for appreciation combined with a relaxed lifestyle, contact with nature, and a close distance from the noise and bustle of the city. There is no requirement or time limit to build a house on your lot. Low construction prices in Brazil make the dream of owning an oceanfront home an affordable reality! Ask you agent for a PDF on house types that you can build.

Some large-scale developments have already begun in the Fortim Beach area. Investment opportunities in this area are indeed enticing.

All of our properties in Brazil are legally titled through First American Title Company in New York and guaranteed to be built. These beautiful and affordable lots are the perfect place for your vacation home or investment as prices in Brazil are now rising rapidly!





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A piece of heaven on the northeast of Brazil.
Sun, breeze and a beautiful beach.





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The beach is in a bay which offers great protection all year round, ideal for swimming and sailing





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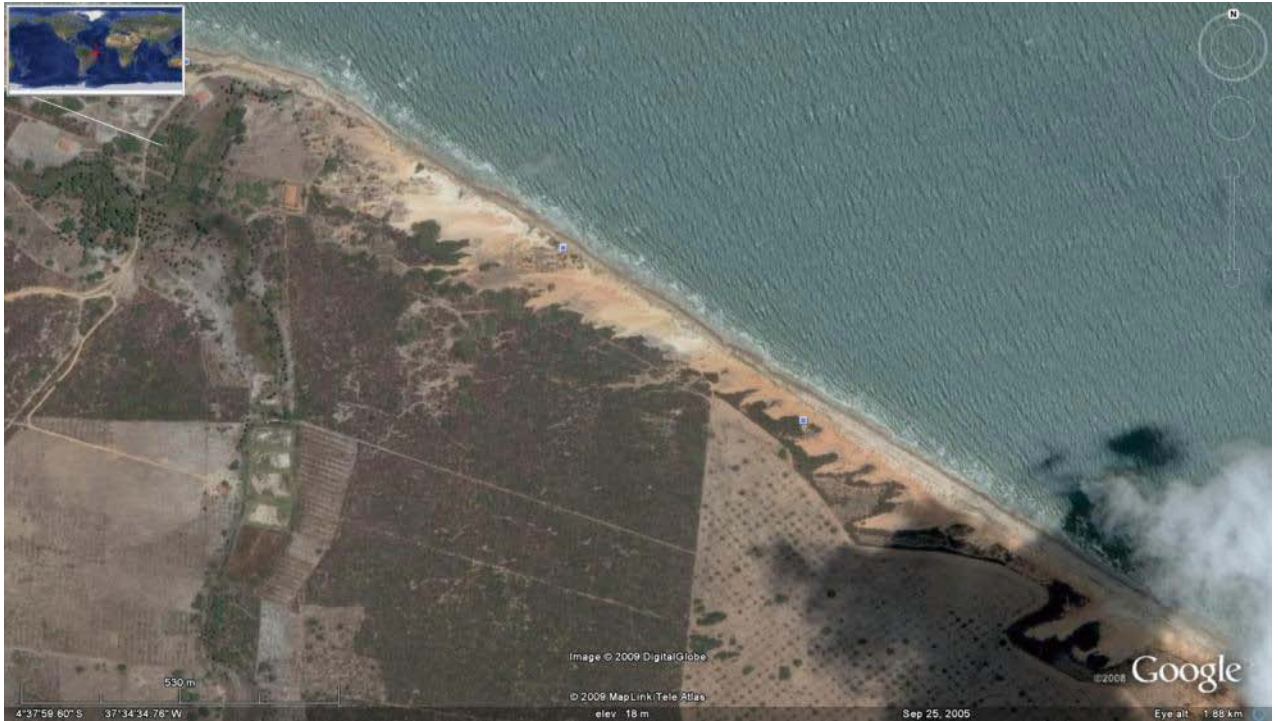
View of the site looking
back from the beach





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Ocean Beach Resort





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Governo do Estado do Ceará
Secretaria da Ouvidoria-Geral e do Meio Ambiente - SOMA
Superintendência Estadual do Meio Ambiente – SEMACE

COPAM/NUCAM

CONSULTA PRÉVIA

**PROCESSO
N.º 07288579-3**

ASSUNTO: Consulta Prévia – Terreno em Aracati

INTERESSADO: Imobiliária Flávio Parente Ltda

CNPJ N.º: 05.617.089/0001-53


Informamos que se encontra em análise nesta Superintendência o Processo N.º 07288579-3, referente à Consulta Prévia para terreno, descrito nas matrículas n.º 5.241 e 5.242 emitida pelo cartório de Registro de Imóveis do 2º Ofício da Comarca de Aracati-CE, situado na localidade de Retirinho, Praia de Majorlândia, no município de Aracati - Ceará, de interesse da Imobiliária Flávio Parente Ltda.

Visando atender a presente Consulta Prévia, vimos informar que na porção norte do terreno situa-se sobre a borda de Falésia Viva, reportando-nos para a Resolução N.º 01/2005 do Conselho Estadual do Meio Ambiente – COEMA, e a Resolução CONAMA N.º 303/2002, que dispõe sobre a faixa de 100,00m (cem metros), medidos em projeção horizontal a partir da linha de ruptura, para o continente, considerada como **Área de Preservação Permanente – APP**. (não edificável).

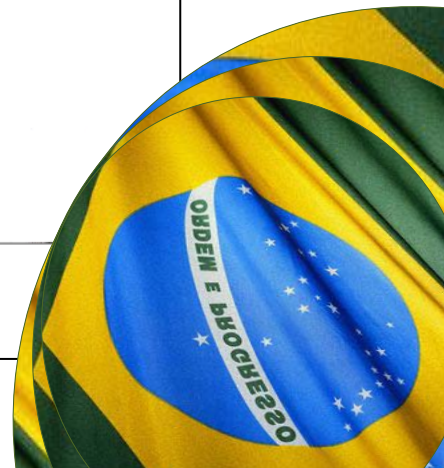
Informamos ainda que qualquer intervenção no restante da área, deverá ser precedida de Anuência da Prefeitura de Aracati e do prévio licenciamento da SEMACE.

Na oportunidade, colocamo-nos à disposição para quaisquer esclarecimentos que se façam necessários.


Antonio Edison Vaqueira de Souza
ENG.º CIVIL
CREA-CE 13.445-D - CIC 424.020.423.20

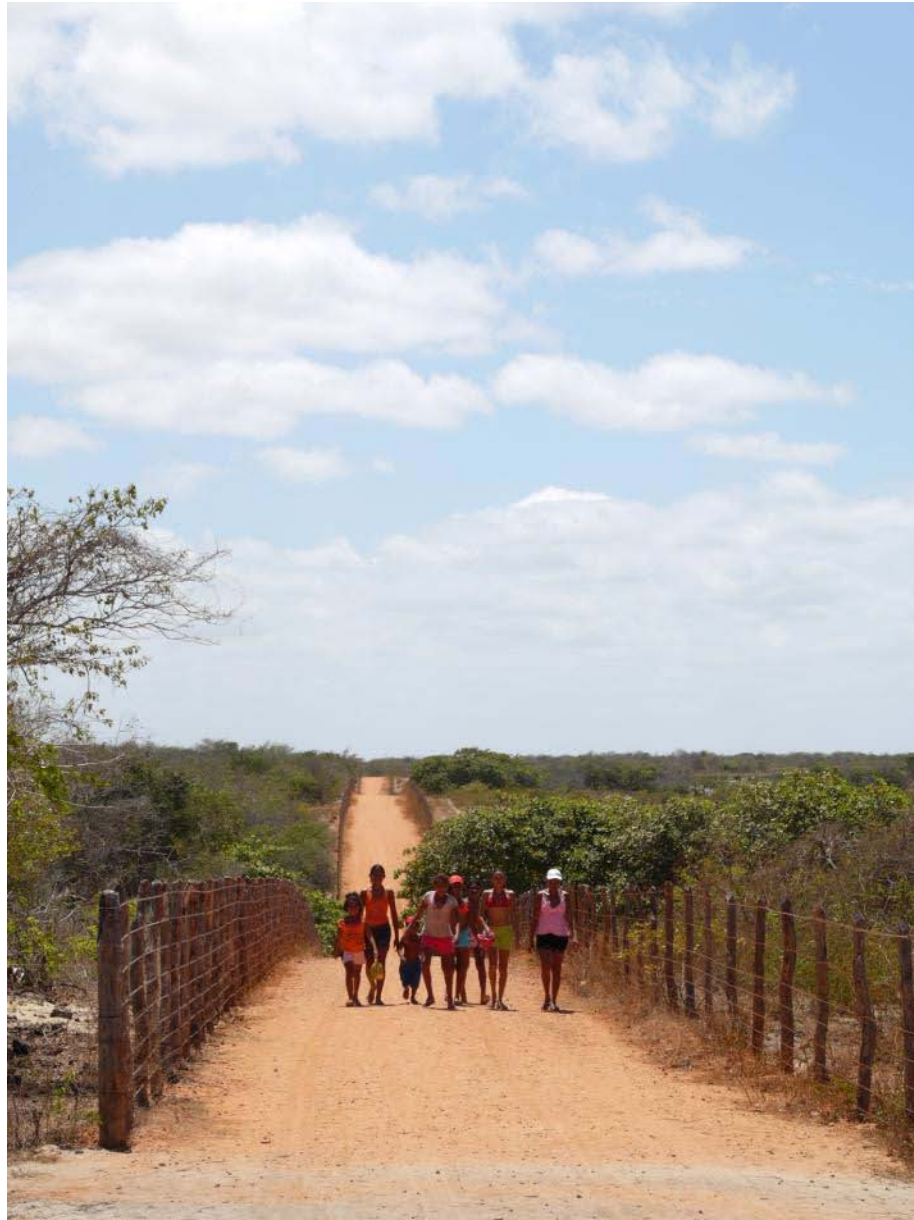

Arildo dos Santos Veiros Junior
Coordenador COFAM

Fortaleza, 24 de Agosto de 2007





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Access road to the site and beach



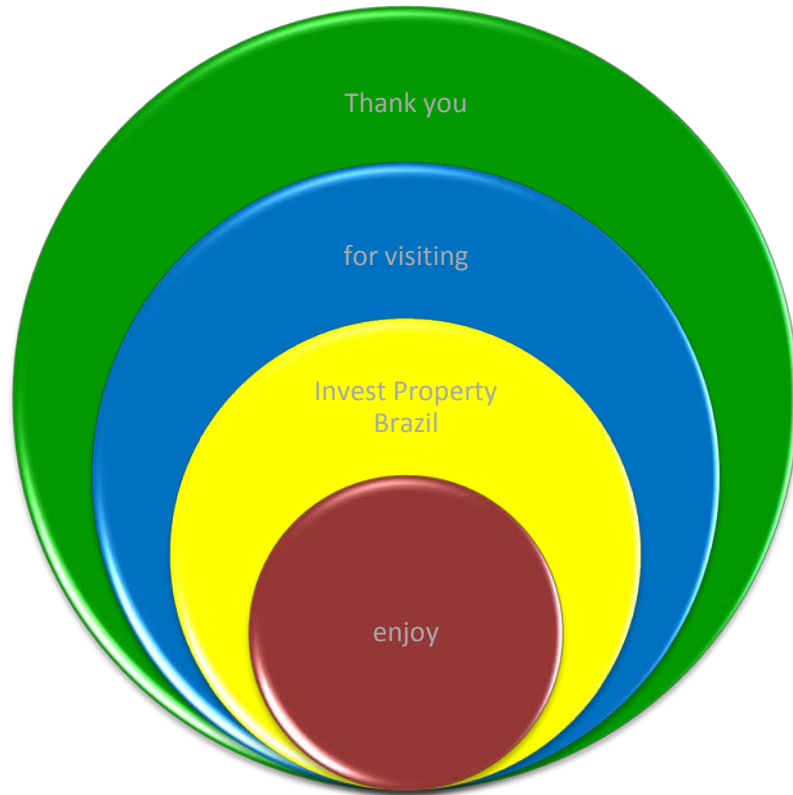


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Ocean Beach

Investment Opportunity in the sun and surf of
Brazil's North East coast.

