INVESTOR DECK

INVESTOR PITCH DECK

ERIKIDAN LTD

Professionally managed property investment, hospitality, rental and related opportunities in Rwanda.

Minimum initial participation: $5,000 USD

Prepared for founding and outside investor discussion

Investment Thesis

Pool capital, knowledge and commitment into income-producing property.

- Acquire, develop, construct, renovate and manage income-producing property in Rwanda.
- Operate, lease or sell completed property for shareholder benefit.
- Maintain transparent records, respectful decisions and professional financial management.
- Separate business ownership from personal relationships through a formal company structure.

Strategic Pivot: Open Investor Platform

A family-founded idea becomes a scalable investment platform from day one.

STARTING POINT

Initial family foundation and founding members create the legal and operating base.

STRATEGIC SHIFT

Suitable family and non-family investors may join for growth after identity, source-of-funds and alignment review.

SCALE ADVANTAGE

External capital allows EriKidan to pursue larger property opportunities earlier instead of limiting growth to family funding.

Growth capital from aligned investors, not public fundraising.

Confirmed Founding Momentum

USD 185,000 in current member commitments toward a USD 272,000 (~RWF 400 million) target; no funds are yet reported as banked.

USD 185,000

14 indicated contributors before final registration, cleared funds and Board-approved allotment.

Eritrea — $40,000
Rwanda — $15,000
Toronto — $5,000
Winnipeg — $5,000
Edmonton — $55,000 (5 members)
Germany — $20,000
USA — $40,000 (2 members)
Norway — $5,000

Raise target remains USD 272,000.

Registered-Company Launch Roadmap

The company is registered; member confirmation, governance and the founding allotment now follow.

1

Company registered

8 Aug 2026 — EriKidan LTD registered in Rwanda. Company code / TIN: 156785408.

2

General members' meeting

15 Aug 2026 — confirm founders, elect the Board and approve the contribution process.

3

Private registration

Approved members complete the private form and confirm contribution amounts by the stated deadline.

4

Allotment and amendment

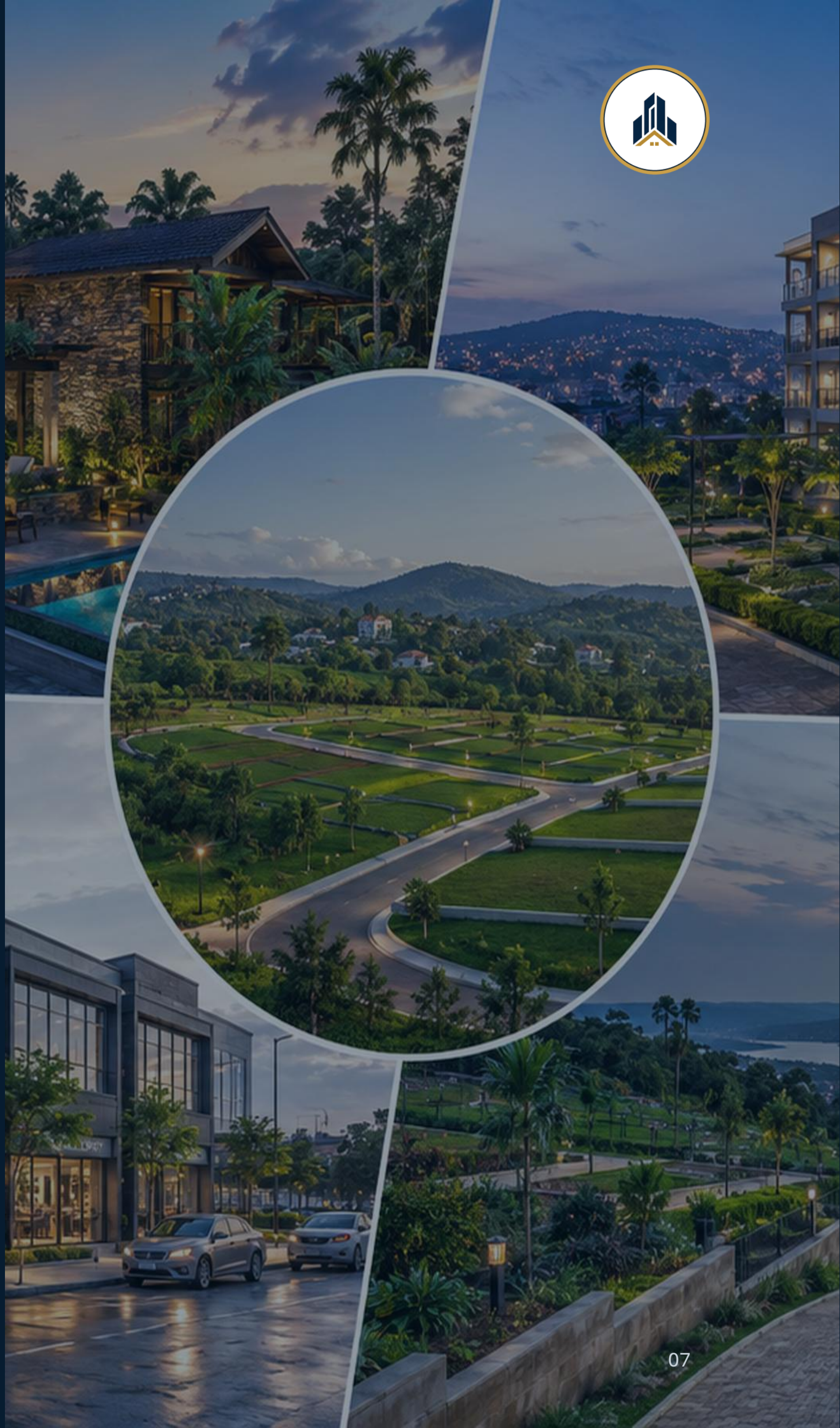
Allocate the planned 6,000 founding shares, pass and notarize resolutions, then update the RDB record.

Company Foundation

Private company limited by shares, registered in Rwanda on 8 Aug 2026.
Company code / TIN: 156785408
Certificate serial: 262200738528410
Registered office: KK 238 Street, Akagera, Kabeza, Kanombe, Kicukiro, City of Kigali.
Scan the QR code to open the official RDB verification record.

Business Scope

Acquire land or developed property in Rwanda.
Plan, subdivide, consolidate, construct, develop, renovate and furnish property.
Operate, lease or sell through guest-house, serviced accommodation, residential, commercial and hospitality activities.
Operate hotels, lodges, restaurants, cafes and conference facilities where properly licensed.



Opportunity Framework

Every property proposal must identify price, funding, closing conditions and title structure.
Development or renovation budgets, furnishing and professional costs must be documented.
Forecast income or sale proceeds, risks, contingency and approvals must be presented.
Market sizing is added once specific properties and forecast income are approved.

Target Assets & Activities

EriKidan can participate across the real estate value chain from land to operating income.

LAND

Land and buildings

DEVELOPMENT

Residential, commercial, mixed-use and hospitality projects

OPERATIONS

Guest houses, serviced apartments, holiday accommodation and rentals

SERVICES

Management, housekeeping, laundry, catering, event and tourism coordination

Revenue Model

Revenue comes from operating, leasing, managing and selectively selling income-producing property assets.

Guest-house & serviced accommodation	Operating income
Residential or commercial rentals	Recurring lease income
Hospitality and tourism services	Licensed service revenue
Property management services	Management income
Sale or lease of completed projects	Asset realization

Capital Structure

EriKidan uses a no-par-value share framework for founders and future growth investors.

Authorized capacity: 10,000 ordinary no-par-value shares.
Current RDB record: 100 shares issued to the incorporating shareholder for RWF 4,000,000; 9,900 remain unissued.
Planned founding allotment: 6,000 shares allocated proportionally after member registration, confirmed contributions and approvals.
Planned reserve: 4,000 shares remain unissued until a later member-approved raise after the first approved property purchase.
The 100-share allocation was an incorporation-stage placeholder used to obtain registration and proceed with bank-account opening. It will be replaced by the approved actual allotment through shareholder resolution, notarization where required and RDB amendment.

6,000 planned founding shares | **4,000 planned reserve**

10,000 ordinary shares

Incorporation record: 100 issued; approved founding allotment will replace it.

Economic Ownership & Voting Balance

Members receive 100% of the economic rights attached to their issued shares; voting power is separately capped at 20% per member.

- Founding shares are allocated in proportion to confirmed contributions after registration and approval.
- Economic rights: each member receives 100% of the economic benefit attached to that member's issued shares.
- Voting rights: no member may exercise more than 20% of total voting power.
- There is no fixed contribution ceiling in the current plan.
- A new founding member admitted before the deadline requires the 6,000-share allocation to be recalculated before approval.

100% economic rights attached to issued shares • 20% maximum voting power

Private Member Onboarding

Private, admin-approved registration at erikidan.com/member-registration/; excluded from public navigation.

1. Admin sends an approved invitation.
2. Member opens the private domain-hosted registration form and confirms the contribution.
3. Admin reviews identity, documents and eligibility.
4. Admin approval creates the WordPress account and stable member ID.
5. The portal displays the approved profile and approved ledger entries.
6. Didit KYC begins only under the final approved privacy and production controls.

Support: support@erikidan.com

Global Investor Participation

Investors can participate from anywhere in the world without physical presence in Rwanda.

Physical presence in Rwanda is not required to participate in this opportunity.
Foreign investors may be required to provide notarized documents.
Possible documents include Power of Attorney, amendment resolutions or other Rwanda-required filings.
All participation remains subject to Rwandan registration, foreign-shareholding and property-acquisition requirements.

Remote participation, formal documentation.

Governance & Board Selection

The founding members will select the Board through a general Zoom meeting after the founding group is finalized.

FOUNDERS

Initial members will be treated as founding members of EriKidan Ltd. for the company setup stage.

BOARD SELECTION

Once founders are identified, a general Zoom meeting will be held to select directors and address important startup matters.

STRUCTURE

The company model supports a Board with at least one Rwanda-resident director and electronic participation by directors outside Rwanda.

Share ownership does not automatically create a Board seat.

Startup Participation Model

At the establishment stage, every member is expected to contribute more than capital where practical.

Members are expected to support the company with skills, time, contacts, research, coordination or meeting participation.
This helps reduce unnecessary startup costs before staff are needed.
Practical involvement keeps members informed and engaged in meaningful decisions.
Once operations mature, the Board may approve hiring internal or external staff where support is required.

Future Funding Model

New shares.
Shareholder loans.
Bank financing.
Retained earnings.
New investors or approved combinations.

Use of Funds

Capital is intended for property acquisition, development, operations and controlled expansion.

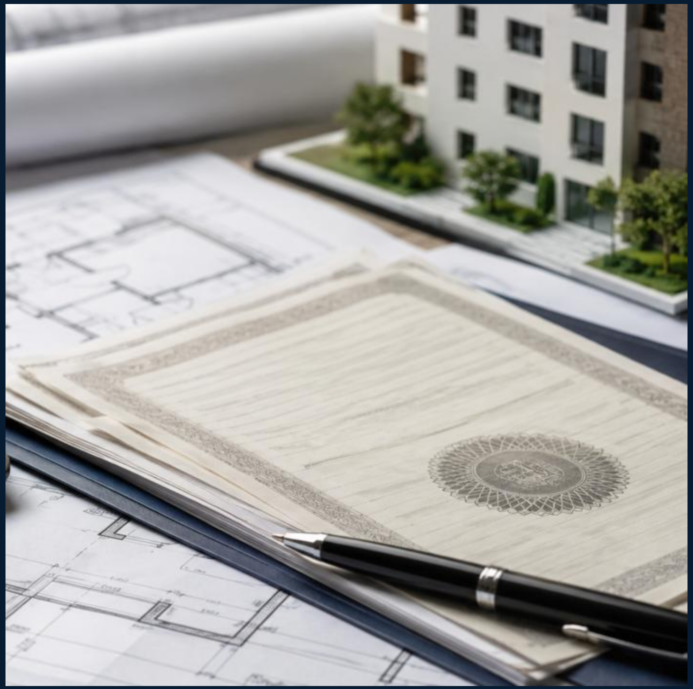
Land or property acquisition	**Development, construction, renovation and furnishing**
Equipment and working capital	**Refinancing or debt reduction**
Subsidiary, joint venture or approved expansion	**Formation and acquisition costs**

Formation costs may include registration, banking, legal, valuation, due diligence, tax, permit and property-acquisition costs.

Investor Admission & Protection

New investors join through documented, transparent and compliant processes.

- Every new shareholder signs a deed of adherence.
- Identity, source of funds and beneficial ownership are verified.
- Existing shareholders receive documented pre-emptive offers where applicable.
- Non-participating shareholders retain their shares but may be diluted by new allotments.
- A private-company share transfer may be subject to Rwanda capital gain tax at 10% of the gain, not 10% of the sale price. Obtain Rwanda-qualified tax advice before transfer.
- No member must invest more, lend or guarantee obligations without written consent.



Operations & Staffing Plan

Maintain required licences and guest or tenancy records.
Use booking, payment, revenue and expense controls.
Manage maintenance, security, staff compliance, taxes and reporting.
Hire staff only when the Board determines that operations need support.

Financial Controls

Investor capital is protected through company accounts, approval thresholds and reporting.

Up to RWF 1,000,000	Managing Director
RWF 1,000,000 to < RWF 3,000,000	Managing Director + one signatory
RWF 3,000,000 or more	Two signatories
RWF 3,000,000+ unbudgeted	Prior Board approval + two signatories

All funds pass through company accounts. Cash must be limited, receipted and reconciled.

Investment Approval Process

Verify title, parcel, boundaries, seller authority, land use, taxes, disputes, utilities and valuation.
Review environmental, construction and investment or foreign-shareholding requirements.
Property proposals must include funding, risks, contingency and required shareholder resolution.
Company property should be registered in the Company name whenever legally possible.

Profit & Reinvestment Policy

EriKidan prioritizes early reinvestment to build asset value before shareholder distributions.

Years 1-2 Build & reinvest	Beginning Year 3 Dividend review

No dividend is normally declared during the first two complete financial years after operations begin.

Profits are retained for acquisition, development, renovation, licences, insurance, debt, working capital, reserves, marketing and expansion.

At the beginning of the third year, the dividend start period and distribution policy will be discussed, reviewed and decided under the Articles.

No fixed return or appreciation is promised.

Important Disclaimers

This opportunity is for aligned investors who understand long-term risk and company-building work.

EriKidan LTD does not offer financial services, and this deck is not financial, legal or tax advice.

No return, dividend, appreciation, timeline or exit value is promised or guaranteed.

The current RDB record shows 100 shares issued to the incorporating shareholder and 9,900 unissued. The intended 6,000 founding-share allotment and 4,000-share reserve are future plans, not yet the registered position.

Final participation depends on member registration, approvals, cleared funds, executed documents, compliance checks, notarized resolutions where required and the corresponding RDB updates.

Prospective members should obtain independent Rwanda-qualified legal, tax and financial advice before committing funds.

Why Partner With ERIKIDAN Ltd. Now?

Early investors can help scale a professionally governed Rwanda property platform from the foundation stage.

Build assets. Build income. Build generational value.

No fixed return is promised. Final figures and terms require approval, incorporation steps and professional Rwanda legal review.