

Mystique

México

Valle de Guadalupe

Health and wellness hotel like no other

**Only 10 miles from Ensenada - 60 mins south of San Diego
California is one of the most vibrant emerging destinations in
Mexico -- the wine country of Valle de Guadalupe.**

Unique investment opportunity





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Valle de Guadalupe

One of the most remarkable aspects of staying on this glamping deck is the breathtaking views. From dawn to dusk, the scenery is ever-changing and always awe-inspiring. Morning light gently illuminates the vineyards, and as the day progresses, the golden glow of the setting sun casts a magical ambiance over the landscape. At night, the clear skies reveal a blanket of stars, creating a perfect backdrop for stargazing.





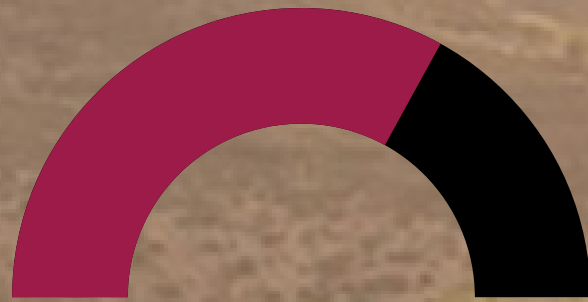
The next best destination for
food, wine and wellness

Click Here

Forbes

VALLE DE GUADALUPE

NATURAL BEAUTY



Morning light gently illuminates the vineyards, and as the day progresses, the golden glow of the setting sun casts a magical ambiance over the landscape.

OFFER AN UNPARALLELED EXPERIENCE



Spacious and elegantly furnished, the deck provides a serene haven where guests can relax and unwind.

FOSTERING SUSTAINABLE DEVELOPMENT



Valle de Guadalupe is not only known for its scenic beauty but also for its thriving wine culture. The region boasts an array of boutique wineries that produce some of Mexico's finest wines.

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DESTINATION: Valle de Guadalupe



Booming area.



One of the most visited place in Mexico.



Internacional airport



Best destination for short and medium term rentals.



Occupancy 70% (monthly average).



aligns with the growing global demand for environmentally responsible and sustainable developments.



Tourism development and population has grown by 15.1%





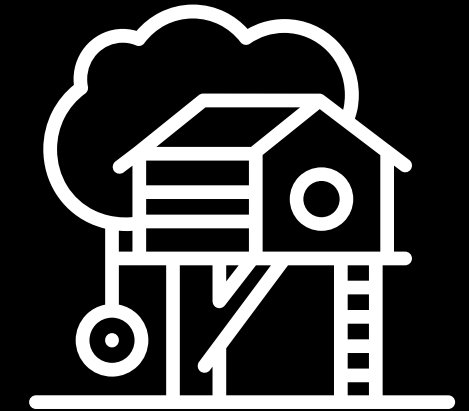
AMENITIES IN VALLE DE GUADALUPE



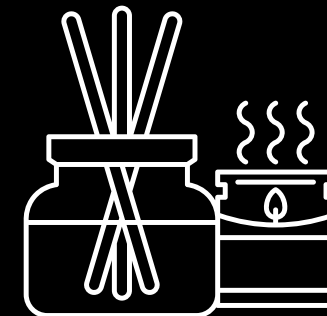
Wineries and Vineyards



Restaurants and
Gastronomy



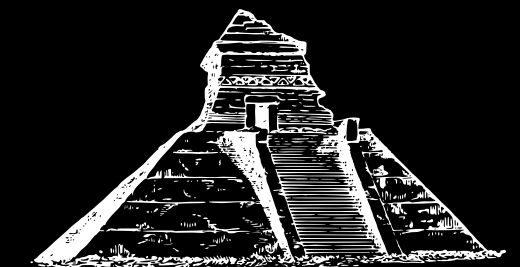
Accommodation
Options



Spas and Wellness
Centers



Artisanal
Markets and
Shops



Cultural and
Historical
Attractions























Discover the Next Best Wellness Retreat Hotel



Panoramic Views

A unique escape where guests can immerse themselves in the stunning landscapes and savor the flavors of the region's world-renowned wines.



A Wine Lover's Paradise

Is not only known for its scenic beauty but also for its thriving wine culture. The region boasts an array of boutique wineries that produce some of Mexico's finest wines.



Wellness Glamping Experience

A unique blend of rustic charm and modern luxury, making it an ideal destination for those seeking tranquility, adventure, and a deep connection with nature.

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The wellness hospitality facility design and details

[Mystique.mx](https://mystique.mx)



TENTED LUXURY

Climate controlled cabins and glamping
with sustainable clean tech
infrastructure

20%-40% ROI in 8-24 months

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Set to be one of the world's most sustainable projects of its kind

Our planned unique sustainable villas and residential project will create its farm-to-table food as well as innovative water creation and power with game-changing sustainable technology.

The Wine Valley Project will be a real-world demonstration that everyone has dreamed of and never been able to experience.

This historical project will have a blackwater to agriculture innovation, Award award-winning greywater system as well and a rainwater filtration system. And of course grid-independent power through some of the world's most efficient and innovative patented innovations. It will land on a pre-fab "Light On Soil foundation and much more.



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From your private deck or tent, you can take in sweeping panoramas of the lush vineyards stretching out as far as the eye can see. The region's unique climate and geography create a stunning backdrop, with mountains in the distance and the vast Baja California sky overhead.

Glamping in Valle de Guadalupe is more than just a getaway



¿This is a destination that promises relaxation?





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the comfort and elegance

**Glamping combined with the
breathtaking beauty of the
landscape**

The glamping sites in Valle de Guadalupe are
thoughtfully designed to blend seamlessly
with the natural surroundings









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**Ultra sustainable PHASE 2 Villas and Casita
land Development deck upon request**

Mystique.mx



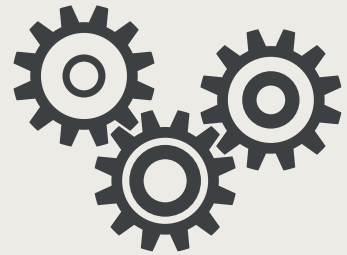
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Cleantech

[Mystique.mx](https://mystique.mx)

PRODUCTS

We Offers a wide range of, grid-independent, disaster-resistant, modular building systems with full-suite clean tech



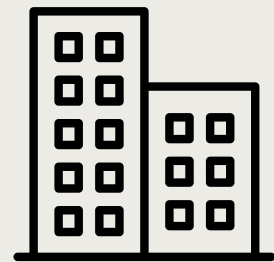
Steel Chassis



Advanced Greywater Recycling



Advanced Prefab Foundation



CA building code compliant



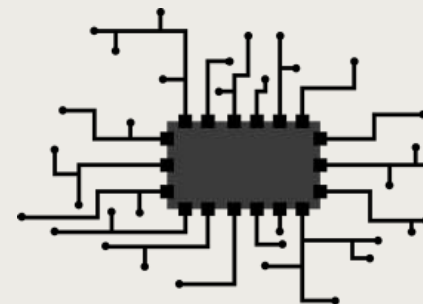
Advanced Clean Water System



Grid Independent Power System



Advanced Wastewater System



Full Suite Cleantech Systems



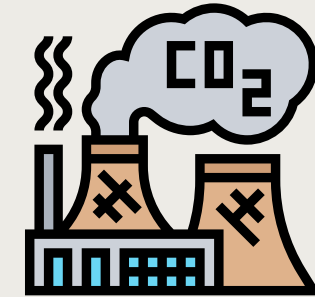
BENEFITS



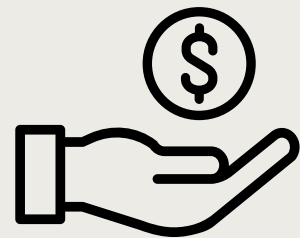
Saves >45% on
mains water



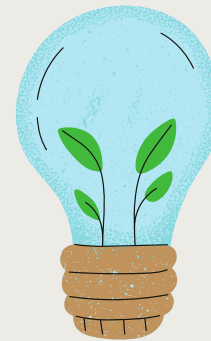
Reduce >45% on
sewage emission



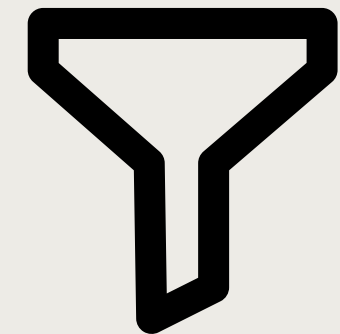
Reduce carbon
foot print



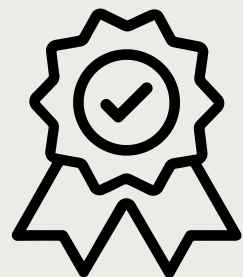
Save money on
water and energy
bills



Recycled water is clean,
clear, safe & certified,
and complied with
internacional standards



No filters,
membranes or
chemicals



Fully automatic,
self cleaning, low
maintenance



No compromise on
hygiene and living
comfort



Be a part of leading
edge sustainable
living

A modern, multi-story building with a series of terraces. Each terrace is covered with lush green plants, creating a vertical garden effect. The building has large windows and a clean, architectural design. The text "Sustainable Products Information" is overlaid in the center in a white, sans-serif font.

Sustainable Products Information

It solves daily bathing in marginalized communities, thanks to the reuse of the water contained within the module. saving thousands of liters of water monthly, “dignifying daily cleaning.”



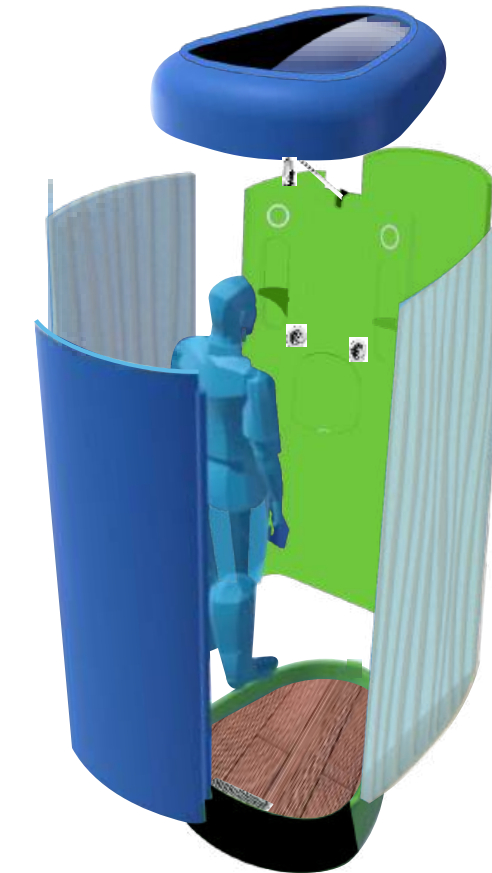
Module eco-friendly personal cleansing



■ *Privacy*



■ *Confidence*



■ *Comfort*

- The module is made of high-resistance plastic material.
- The water reused for the bathroom is treated through three different filtration, purification, and sterilization systems.
- Inside the module the user can take a bath with warm water, adjusting the height of the shower. It has a small sink, mirror, and interior LED light.

What is Ba'Wi Eco-Shower

An **eco**-friendly shower with modular technology, it can store up to 100 liters of water that are reused through 6 filtration systems plus 2 disinfection systems, providing the possibility of **dignified, safe, and ecological baths** for low-income communities suffering from water scarcity.

Ba'Wi Eco-Shower



01

UNCOMPLICATED DESIGN

Ba'Wi is designed for simple and accessible maintenance for users.

02

No additional products required

It can be used with any type of soap without affecting its performance or damaging the filter

03

Smart notifications

The shower alerts the user when it is time to change the filter or refill the tank.

04

User-friendly filter system

The filters feature an easy-to-remove design, ready to be taken to a collection center and exchanged for replacements.

1/2 liter
^{VS}
96 liters

Ba'Wi offers a complete shower experience by reusing the water reserve within the system, resulting in a loss of only half a liter of water upon completion, challenging the standards of the 16 liters per minute of a conventional shower.

Storage Capacity: 100 liters of water. **Advanced Filtration:** Reuse process with 6 filters plus 2 disinfection systems. **Thermal Comfort:** Constant temperature for a pleasant experience. **Energy Efficiency:** Minimal electricity consumption, 12v system. **Compliance with Regulations:** NOM 127-SSA-2021. **Simple Maintenance:** Modular filter system to facilitate user maintenance. **Additional Features:** Integrated sink and LED lighting.

GREY WATER TECH

Launched globally and had its worldwide breakthrough. Our technology partner was awarded as 'Best of Innovation' in the category 'Sustainability, Eco-design, and Smart Energy' – and also won 'Best Start-Up', 'Best Sustainable Product', and the overall award 'Best of the Best', beating more than 4000 competitors in different categories.

Today, We has extended its partner network over all continents. In the documentary Brave Blue World, the company is featured as one of the solutions to solve the worldwide water crisis. We are based on the Water Campus in Leeuwarden, the Netherlands and at the Global Water Center in Milwaukee, United States.

Within three years, we installed hundreds of its innovative systems in countries throughout Europe, the Middle East and Africa and gained international recognition for its sustainable approach.

**WATER RECYCLING SYSTEMS SHOULD
BECOME A STANDARD ITEM IN EVERY
SINGLE HOME AND BUILDING, JUST LIKE
CLIMATE CONTROL, SOLAR PANELS, OR
HEAT PUMPS**



FOUNDATION

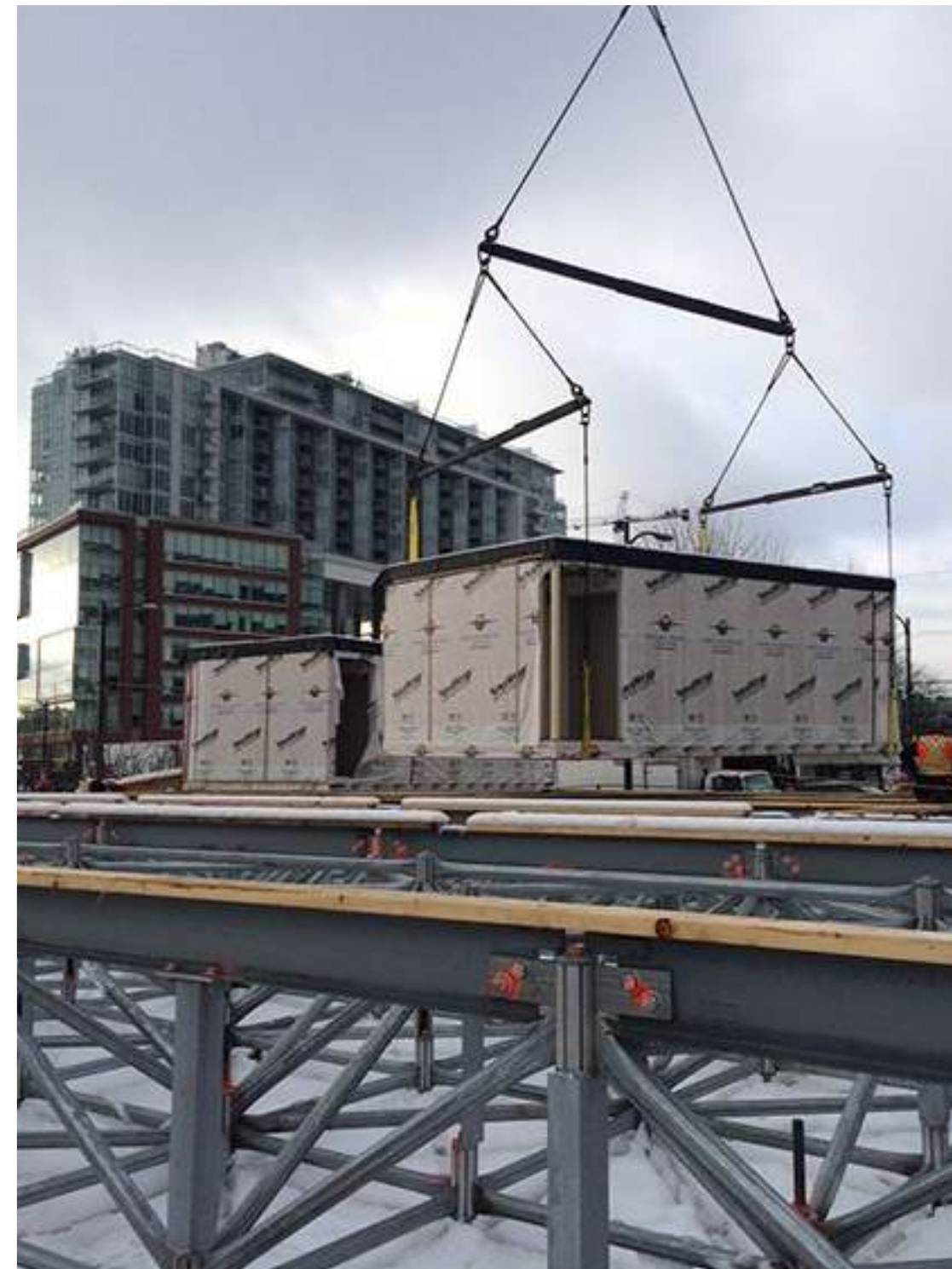


The Foundation consists of engineered steel or aluminum rigid platforms which sit on the top of the soil itself and keeps the building level and straight regardless of soil heaving and settling due to frost or sinking.

GROUNDBREAKING PRE-FAB FOUNDATION
installed the first state-approved foundation in America.

Why use this for our project?

A flat and level platform is the key to setting up modular units. This innovation provides a perfect base to rest modular buildings on and with the quick assembly the crews can build the foundation just the home being delivered. A typical modular unit foundation of 1,500 sq ft to 2,000 sq ft before can be assembled by 3 workers in one day, using simple hand tools. The frame is delivered to the site as a compact kit for easy hand assembly.



WATER FROM AIR #2

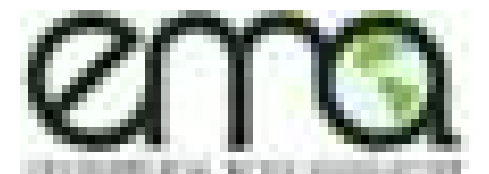


This innovation is completely off grid and self contained, creating drinking water from just sunlight and air. Using advanced water capture technology, a standard panel array replaces more than a 12-pack and up to a 20-pack of bottled water on a sunny day.

Why use this for our project?

The panels utilize solar power and a small battery to enable water production when the sun shines and water delivery on cloudy days or nights. A standard array contains two hydro panels, which hold 30 liters each in a reservoir where the water is mineralized with calcium and kept clean for optimal taste and health.

Our partner created the world's first 100% clean energy, technologically advanced, eco- luxury line of mobile assets



Extensive Proprietary Eco-Technology
Title of Invention
Solar-Thermal Powered Mobile Asset



POWER AND HVAC



Our partner created the world's first 100% clean energy, technologically advanced, eco power innovation. We adapted it into our units.

100% Clean Power

- Maybe the most innovative technology on the market to run 100% on clean energy, provided by solar and thermal technologies. Hybrid backup generators for emergencies are approved to utilize B20 biodiesel or ultra-clean, renewable synthetic diesel, or any standard fuel if needed.

Extensive Proprietary Eco-Technology

Title of Invention

- **Solar-Thermal Powered Mobile Asset**

Ultra Low VOC components and energy efficient technologies utilized throughout including HVAC, heating, lighting and water, offering a unique value proposition to the environmentally
Inventor

- U. S Patent # 9,505,307 B2 Issued. All 13 Claims filed have been approved



- **Utility under 35 USC 111(a)**

The units features the world's most advanced heating and cooling systems, commercial grade solar invertors, and ultra advanced 51V Lithium ion batteries. 24-7 remote real time monitoring and troubleshooting abilities.

TRA Certification, Inc. established an entirely new upgraded classification of environmental standards exclusively for the Ecoluxe Line called "Emerald Off Grid."

A solar-thermal powered mobile asset featuring a solar-thermal air conditioning system with a solar clean energy system to provide a R.V. having improved energy efficiency

CLEAN RAIN

Rainwater Harvesting

With a rainwater harvesting system, a family can benefit by having a sustainable source of water during part, or all, of the year.

Major Need

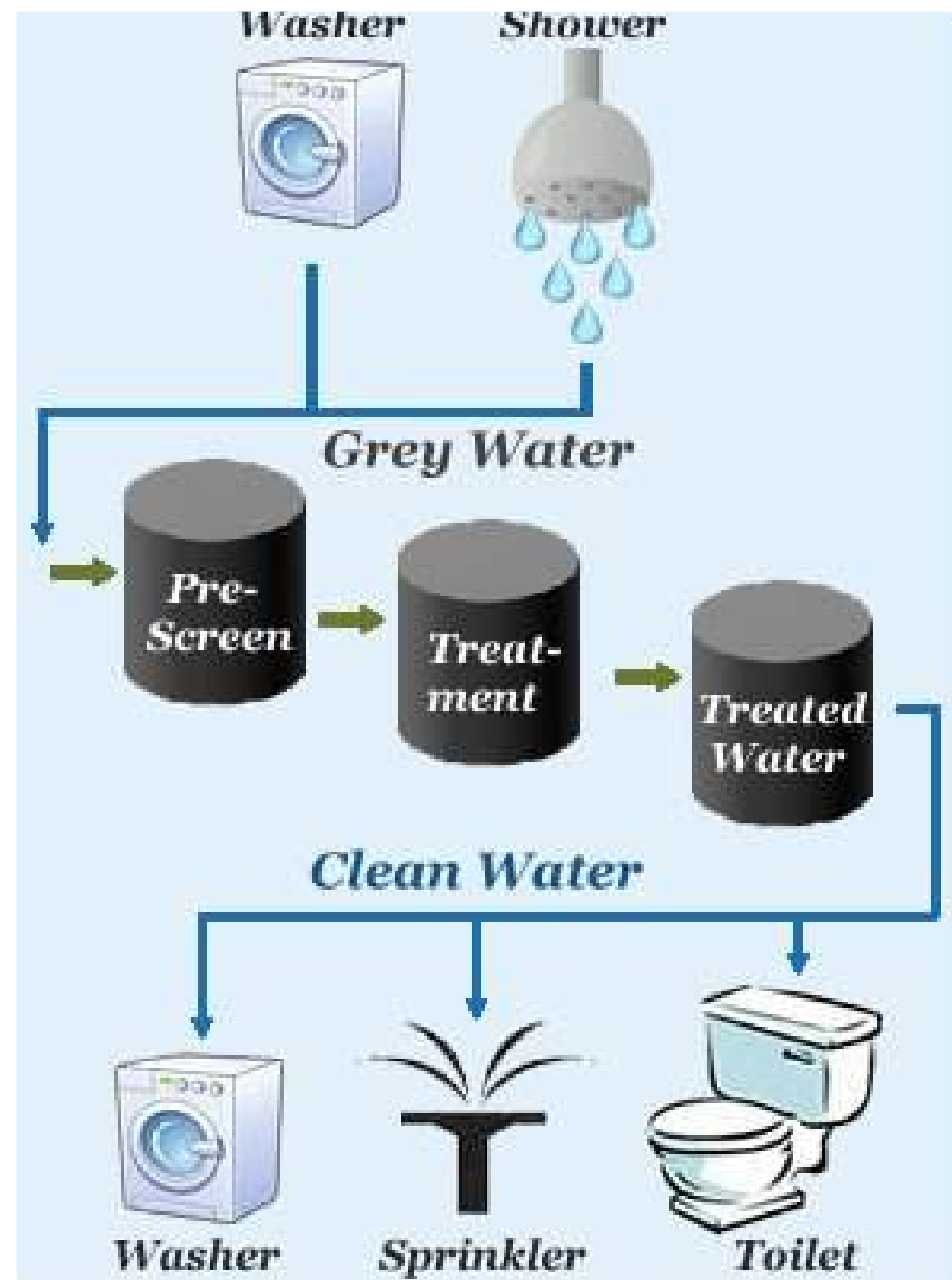
We are dedicated to designing and installing systems to harvest the rain... particularly in communities where people lack access to water.

Looking for solutions

To achieve sustainability, we need to develop a water supply and use model that is in a healthy relationship with natural cycles and availability. We require solutions that can supply the population more equitably without destroying aquifers, rivers, or the ecosystems that depend on them. To achieve a rational, ecological and sustainable use of water, it is essential that we learn to take advantage of the largest and most accessible water resource that is currently wasted: Rain.



BLACK WATER



Specializes in wastewater treatment and recycling and manufactures compact units that produce a treated effluent that can be reused in infigation. It's packaged solutions depend on a biological process that removes organic load and nutrients, excess sludge can be composted producing organic fertilizer as a result

Instead of wasting energy and water contained in black water in a septic system, We compact wastewater treatment plants generate resources for off-grid living. A low energy blower provides the necessary oxygen to produce a high-quality effluent that does not do any harm to people or the environment, biological denitrification assures that water bodies are never affected by runoffs.

The product has a track record of more than 15 years, has been evaluated by UC Davis and more than 2000 units are sold annually in Europe, Mexico and the Caribbean mainly.



A desert landscape featuring several tall saguaro cacti, large light-colored rocks, and a clear blue sky. The scene is captured in a slightly faded, artistic style.

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Thank you!

