



Sabana Reserve

PROPOSED AMENITY PRESENTATION

November, 2024



Sabana Reserve



HIGHLIGHTS

Location: 3718 NW 44TH Ave

Ocala, FL 34482

Number of Homes
202 Unit Single Family

Average Sales Price/Unit
\$320,000 — \$402,500

Estimated Duration
41 Months



Sabana Reserve | Home Designs

Transitional



Farmhouse



Sabana Reserve | Home Designs

Transitional



Farmhouse



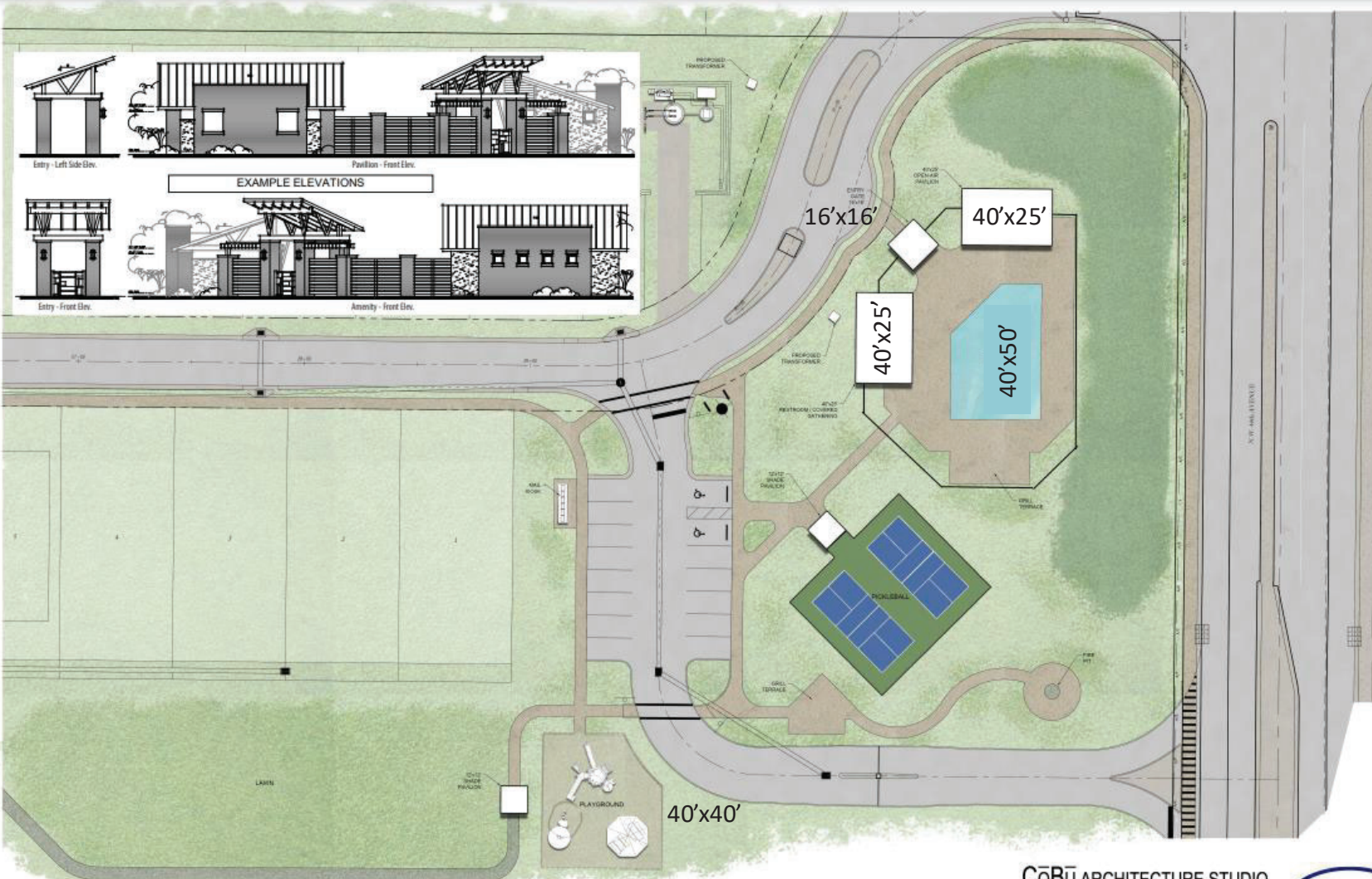
Sabana Reserve | Home Designs

Transitional



Farmhouse





ESTELLA / AMENITY
 SABANA FARMS
 JACKSONVILLE, FLORIDA

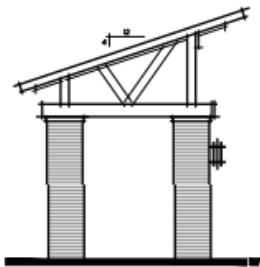
ARCHITECTURAL SITE PLAN
 Scale: 1" = 20'-0" @ 22x34 layout | 1" = 40'-0" @ 11x17 layout

CōBū ARCHITECTURE STUDIO
 5407 Trillium Boulevard, Unit B110
 Hoffman Estates, IL 60192
 312-410-1260
 November 19, 2024

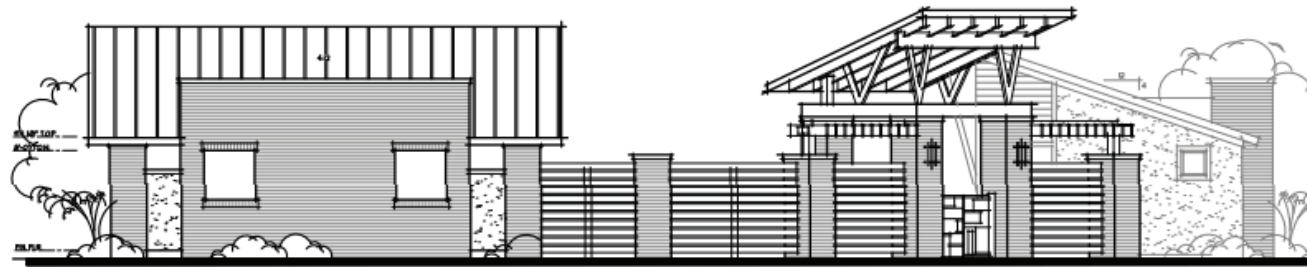


© 2024 CōBū Architecture Studio, P.L.L.C.

Building Elevations

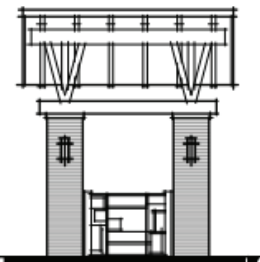


Entry - Left Side Elev.

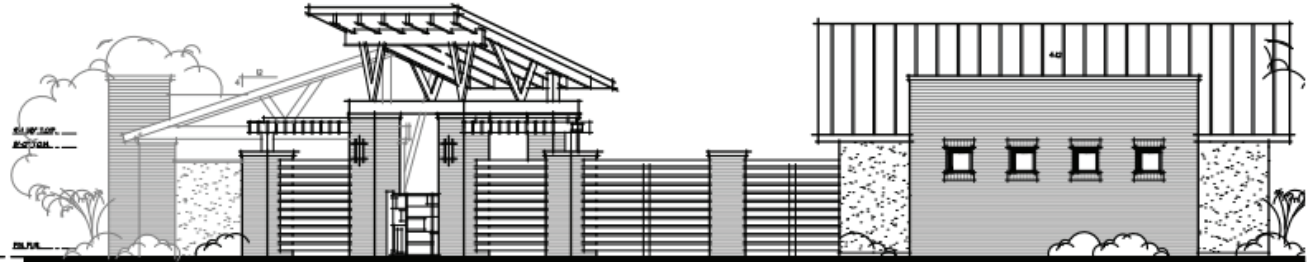


Pavillion - Front Elev.

EXAMPLE ELEVATIONS



Entry - Front Elev.



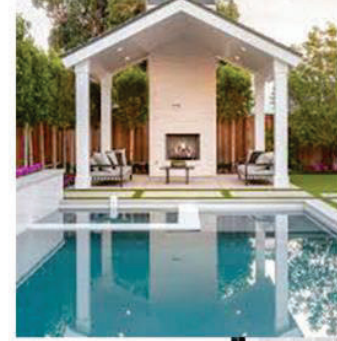
Amenity - Front Elev.



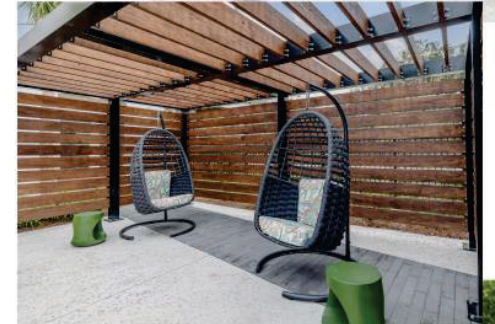
PICKLEBALL COURTS



LARGE OPEN-AIR PAVILION



SMALL OPEN-AIR COVERED PAVILIONS



Sabana Reserve | Our Team | Estela Living and KRE Developers JV

Rafael Celis

Founder of Estela Living

rcelis@estelaliving.com



- +15 Years of Experience in Real Estate Development
- +2 Million Sqft2 Developed in Mix-Used and Residential Projects
- Executive Leader of Middle Market Enterprises with +50M in Annual Rev
- Civil Engineer, + MS Construction Management from Georgia Tech
- OPM 53 Exec Education Harvard Business School.

Nicolas Salgado

Founder of Estela Living

nsalgado@estelaliving.com



- +10 years of real estate development experience
- Prior experience working with top 15 US National Homebuilder
- MBA from University of Texas at Austin, McCombs School of Business with a concentration in Real Estate
- Responsible for the acquisition of more than 1,000 residential lots in Central Florida
- Extensive land use, entitlements and negotiation experience

Luis Yanes

Founder and CEO of KRE Developers

luisyanes@kbiscapital.com



Luis Yanes is the Founder and CEO of KRE Developers, and a real estate investor with extensive experience across the U.S. and Latin America. Luis sits on the Board of Directors of Florida International University's Hollo School of Real Estate. He founded and managed a real estate development firm in Latin America, which between 2007 and 2013, delivered more than 2,500 multifamily units. Luis is an active member of YPO, Tiger 21, and the ULI. During his time in Latin America, Luis also co-founded and managed Y&V Engineering and Construction, a successful EPC contractor of more than 1,000 employees that specialized in world-class engineering for large industrial and infrastructure projects across Latin America and North America.

- BSc in Civil Engineering from Universidad Metropolitana
- MSc in Civil Engineering and Engineering Degree in Structural Engineering & Construction Management from Stanford University.
- OPM Graduate of the Executive Program at Harvard Business
- School Diploma for the IESA Advanced Management Program

Dr. Eli Beracha

Chief Strategy Officer

eberacha@kbiscapital.com



Dr. Eli Beracha is Chief Strategy Officer and member of the investment committee at KRE Developers. His experience in real estate, valuations, quantitative models, econometrics, and analytical algorithms spans more than 20 years. He is Professor, Department Chair, and Director of the Hollo School of Real Estate at Florida International University, was ranked 3rd in the world for his real estate research productivity and has published dozens of academic papers in leading real estate and finance journals.

- PhD in Finance, majoring in Real Estate, from The University of Kansas

Sabana Reserve | Our Team | Estela Living and KRE Developers JV

Luis Andres Yanes

Director of Operations

luisyanesjr@kbiscapital.com



Luis Andres Yanes, Jr. is the Director of Operations at KRE Developers, overseeing the firm's accounting, reporting, and financing operations. His background in commercial real estate, real estate development, and construction management dates back to 2015, centered in the South Florida and Washington DC area. He was also part of the teams at RailField Realty Partners, Plaza Construction, and Atlantic Pacific Community Builders.

- MBA with a specialization in Commercial Real Estate from Georgetown University
- BS in Civil Engineering with a minor in Business Administration from Northeastern University
- Commercial Real Estate Analysis and Investment Certification at the MIT School of Architecture and Planning

Antonio Lopez

Business Development and Investor Relations Director

antoniolopez@kbiscapital.com



Antonio Lopez serves as Business Development and Investor Relations Director for KRE Developers, overseeing the firm's global capital raising and investor relations functions. He has a 20-year track record managing projects and transactions in 30 countries across over a dozen industry sectors. His experience covers the fields of Investment Management, Strategy Consulting, ESG & Sustainability; Sustainability, and Corporate Development. His most recent activities have focused on venture capital and private equity in Fintech, Agri-Food Tech, and emerging sustainable technologies.

- Global Executive MBA: NYU Stern,
- London School of Economics, and HEC Paris
- Columbia Business School CIBE: VC, PE, M&A, ESG Investing, Leveraged Buyouts, Corporate Governance
- IESE Business School: Advanced Management Program Santelmo Business School: Member of the international academic advisory board
- Designations: NACD Directorship, Six Sigma Lean and Green Belt, SHRM, AMA, PMI

Gabriela Espinoza

Real Estate Investment Associate

gespinoza@kbiscapital.com



Gabriela Espinoza Ferrini is a Real Estate Investment Associate for KRE Developers and has been actively involved in real estate investments since 2020. Prior to her time at KBIS Capital, Mrs. Espinoza was Operations and Financial Manager for Sared Investment Corp, an investment company with real estate as one of its main fields. During her time at Sared Investment Corp, she was involved in the underwriting of several development and acquisition projects in South Florida.

- BSc. in Telecommunications Engineering from Andres Bello Catholic University
- Masters in Business Administration, majoring in Finance and Real Estate, from Florida International University

Daniel Yanes

Real Estate Senior Analyst

danielyanes@kbiscapital.com



Daniel Yanes is a Real Estate Investment Senior Analyst for KRE Developers and has an extensive background in finance. Prior to his time at KBIS Capital, Mr. Yanes was employed by Management Solutions, one of Europe's most prominent financial consultants, where he worked with one of the largest financial institutions in the U.S. He has also completed two long-term internships focused on finance with MFS Asset Management and Mercer Consulting.

- BSBA in Finance and Management, minoring in Economics, from Northeastern University
- Several real estate finance and investment certificates, including the REFAI (Real Estate Finance & Investments) Certification.
- Commercial Real Estate Analysis and Investment Certification at the MIT School of Architecture and Planning



Thank you

