LAUNDMALLORCA

FREQUENTLY ASKED QUESTIONS (FAQ)

1. What is LaundMallorca?

LaundMallorca is a professionally managed acquisition and consolidation platform established to acquire, integrate and operate independent self-service laundromat businesses across Mallorca.

Following successful implementation in Mallorca, management may evaluate expansion into selected Spanish cities and other Southern European markets exhibiting similar market characteristics.

2. Why has Mallorca been selected as the pilot market?

Mallorca combines a concentrated resident population, year-round tourism, compact geography and a fragmented owner-operated laundromat sector.

These characteristics provide an attractive environment in which to establish and refine a scalable operating platform.

3. What is the investment objective?

The objective is to create Mallorca's first professionally managed multi-site laundromat platform capable of generating recurring cash flow, operational efficiencies and long-term shareholder value.

4. Why is the laundromat sector attractive?

The sector benefits from:

- Recurring customer demand.
- Relatively simple operating model.
- Limited staffing requirements.
- Standardised equipment.
- Fragmented ownership.
- Limited institutional competition.

Management believes these characteristics create favourable conditions for consolidation.

5. What businesses will be acquired?

The Company intends to acquire selected independently owned self-service laundromats that satisfy predefined commercial, operational and financial criteria.

Each acquisition will be evaluated individually.

6. How are acquisition opportunities sourced?

Potential acquisitions are identified through:

- Direct market knowledge.
- Supplier relationships.
- Industry contacts.
- Local market research.
- Direct discussions with business owners.

7. Does the platform already have operating experience?

Yes.

Instamatic Son Cladera S.L. provides practical operating experience and serves as the operational benchmark for the platform.

8. How much capital is being raised?

The current fundraising objective is approximately:

€1,000,000

Founder Capital:

€500,000

Target Anchor Investor Capital:

€500,000

9. How will investor funds be used?

Subscription proceeds are expected to finance:

- Business acquisitions.
- Working capital.
- Transaction costs.
- Equipment upgrades.
- Technology.
- Professional advisers.
- General corporate purposes.

10. What governance framework will apply?

The Company intends to operate under a professional governance framework including:

- Independent legal advisers.
- Independent accounting advisers.
- Independent board representation.
- Periodic investor reporting.
- Appropriate corporate controls.

11. What reporting will investors receive?

Subject to legal and commercial considerations, investors are expected to receive:

- Periodic financial reporting.
- Operational updates.
- Acquisition progress reports.
- Material corporate announcements.

12. What due diligence information is available?

Qualified investors may receive access to:

- Executive Investment Summary.
- Investment Memorandum.
- Investor Presentation.
- Financial information.
- Corporate documentation.
- Legal documentation.
- Data Room.

Access is subject to execution of the Company's Confidentiality and Non-Disclosure Agreement.

13. Is investor capital guaranteed?

No.

Investment in private companies involves risk.

Capital is at risk and investment returns cannot be guaranteed.

14. What are the principal investment risks?

Key risks include:

- Acquisition execution.
- Integration of acquired businesses.
- Competition.
- Energy price volatility.
- Financing availability.
- Regulatory changes.
- Management execution.

15. How may investors realise their investment?

Potential liquidity events may include:

- Sale of the platform.
- Strategic acquisition.
- Share buy-back.
- Admission of new investors.
- Other corporate transactions.

No exit mechanism or timing can be guaranteed.

16. What legal documentation governs the investment?

Investors should expect the investment to be documented through:

- Subscription Agreement.
- Shareholders' Agreement.
- Articles of Association.
- Corporate resolutions.
- Applicable Spanish law.

17. Why are the founders investing alongside external investors?

Management intends to invest significant capital alongside external investors, reflecting confidence in the long-term strategy and alignment of interests.

18. What are the next steps?

1. Initial discussion.
2. Execution of the NDA.
3. Access to the Data Room.
4. Management meeting.
5. Due diligence.
6. Subscription documentation.
7. Completion.
8. Issue of shares.

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Any investment will be subject to satisfactory due diligence, definitive legal documentation and compliance with applicable laws and regulations.