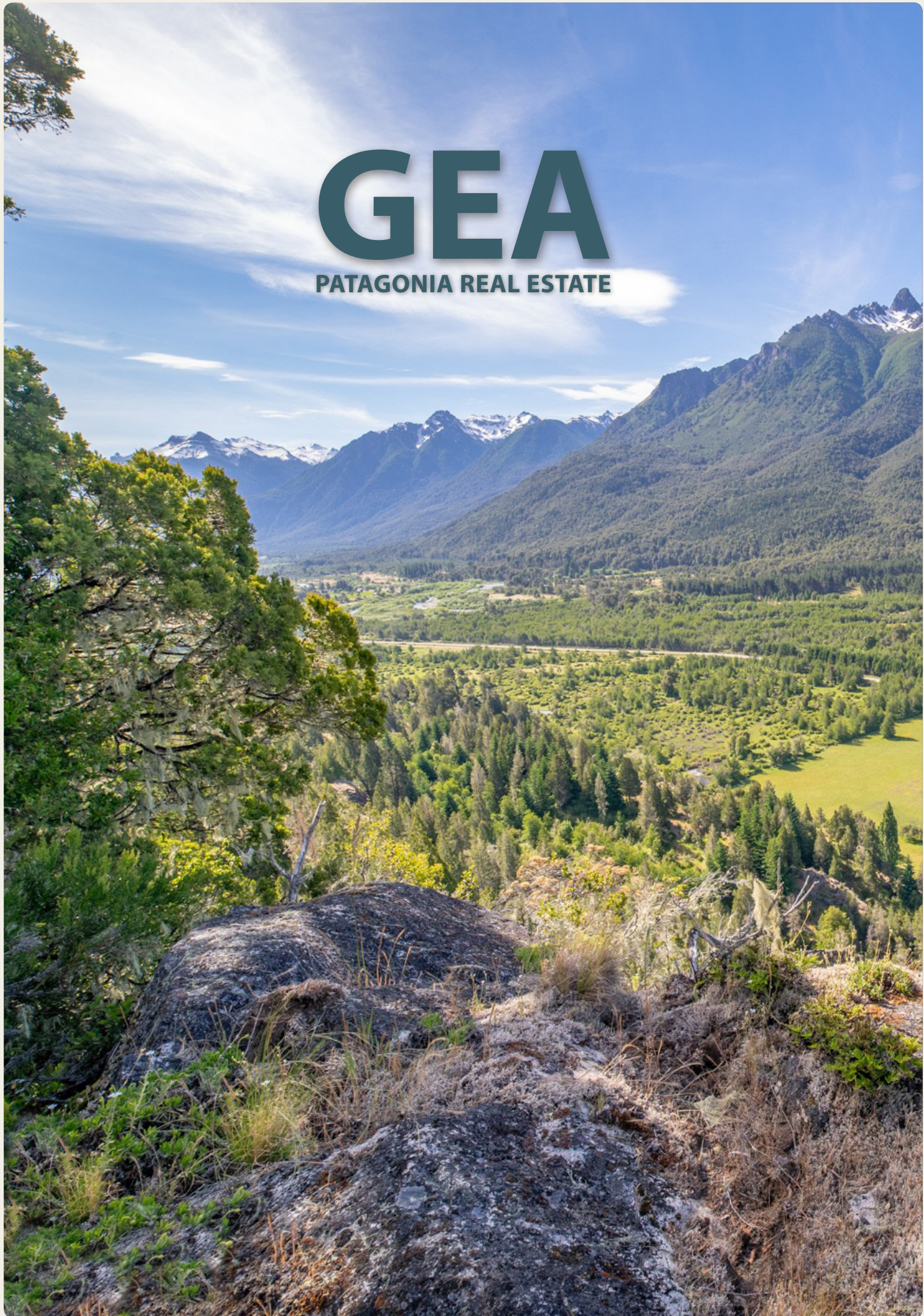


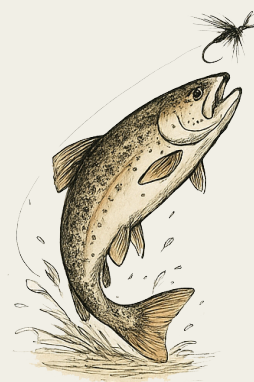
GEA

PATAGONIA REAL ESTATE





WHO WE ARE



We are a family-driven project rooted in Patagonia's rivers, valleys and traditions. For generations, the land and its waters have shaped our identity. We believe a property in Patagonia is not a commodity — it is a legacy. At GEA, our purpose is to help others build meaningful stories in this landscape, while protecting what makes it unique.





**We can help you find a place in Patagonia that
can grow with you**



WHERE WE STAND



Patagonia rewards those who work with nature, not against it. We intervene lightly, with precision and purpose: improving water systems, restoring ecosystems, and creating spaces to enjoy without losing the character of the land. Our goal is simple — enhance value while protecting essence.





FIND THAT REMOTE CORNER



We search for and filter...

only the most promising lands...





WHY WORK WITH US?



Investing through GEA offers:

- Reduced uncertainty: every field is evaluated technically before being presented
- You know the land's potential and its costs from day one
- Hydrological improvements increase both use and long-term worth
- Buy land with a clear roadmap for development
- Properties not visible on the open market
- We pre-select only sites with real feasibility and future potential

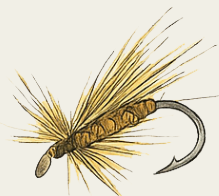


**We don't just know the land and terrain
we know the people...**





ROOTED LOCALY



Conservation & community

We work with respect for local culture and landscapes. A project in Patagonia must honor its people, its history and its ecosystems. Every intervention we propose follows one principle: protect what makes this place extraordinary.

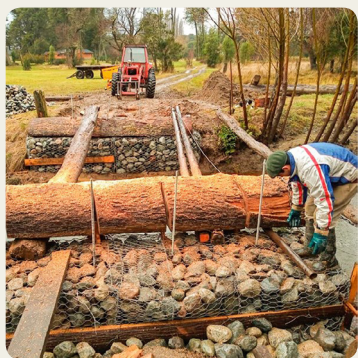




Patagonia offers space, silence, water, beauty,
and continuity



WHAT WE DO



Workflow process

We identify, evaluate, and select properties in Patagonia with high hydrological and landscape potential — especially for fly-fishing environments and nature-driven projects.

- Curate – We search for and filter only the most promising lands.
- Evaluate – We study water, soils, access, landscape and feasibility.
- Project – We design a preliminary improvement masterplan (lagoons, spring creeks, river or wetland enhancements, access, etc.).
- Cost – We estimate investment requirements for each intervention.
- Present – We prepare a commercial package and connect the property with the right buyer or investor.
- Optional – We can accompany or supervise improvements if the buyer decides to advance.

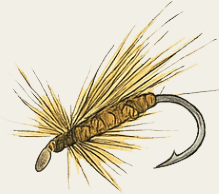




WHERE WE WORK

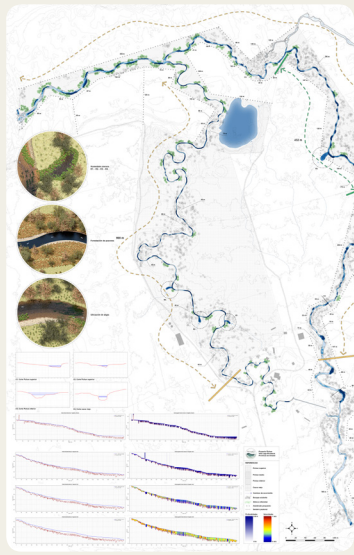
Our zone of interest

Most of the properties we look for are located along the Patagonian Andes, following the Route 40 corridor. We focus particularly on the stretch between Villa Pehuenia and Lago Vinter, a landscape of productive valleys, native forests, and waterways with significant ecological value and improvement potential.

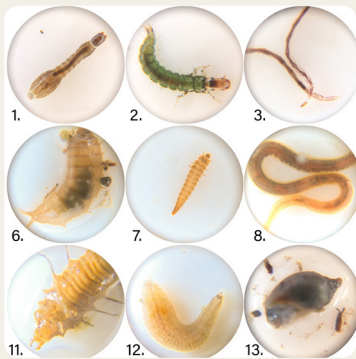


An aerial photograph of a lush green wetland or marsh. A winding waterway, possibly a stream or a series of connected ponds, flows through the center of the image. The water is a deep blue-green color, contrasting with the vibrant green of the surrounding vegetation. The vegetation appears to be a mix of tall grasses and low-lying shrubs, with some areas showing more dense, darker green foliage. The overall scene is a dense, natural landscape.

The region holds unmatched natural value and emotional return



WHAT MAKES US DIFFERENT



Our approach combines

- Hydrological and territorial expertise
- Technical evaluation before investment decisions
- Curated property selection with real potential
- Projects that enhance natural value instead of forcing it
- Respect for local ecosystems and long-term sustainability
- This method gives buyers clarity, reduces risk, and ensures every project has a solid foundation.





**A place with history, open
communities and land with plenty of potential**

GEA

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