

Modular USA Corporation

20900 NE 30th Avenue - Suite 200
Aventura 33180 FL USA
Toll Free +1 (866) 766-9922
Phone +1 (754) 707-3399
Fax +1 (866) 766-9922
info@globalmodulars.com
www.globalmodulars.com
EIN Number: 83-3407476



City of Hallandale Beach Community Redevelopment Agency 400 South Federal Highway, Hallandale Beach, FL, 33009

Re: City of Hallandale Beach-New Construction Multifamily apartment Complex 21 Unit Project #1069-0123.2

Dear ladies and gentlemen


Investcom Construction and Global Modulars want to express our utmost pleasure in presenting a comprehensive proposal for a redevelopment project in the vibrant community of Hallandale Beach. It is with great enthusiasm that we embark on the opportunity to contribute to the growth and enhancement of this dynamic city.

Investcom Construction and Global Modular have a steadfast commitment to delivering high-quality construction solutions, and we are honored to extend our expertise to the City of Hallandale Beach. Our proposal outlines our dedication to innovation, sustainability, and community development, aligning seamlessly with the city's vision for progress and prosperity.

We look forward to sharing our proposal in detail, showcasing our extensive experience, unwavering dedication to safety, and a track record of successful projects. We are confident that our collaborative efforts will lead to the realization of transformative developments that will benefit both residents and visitors alike.

Thank you for considering Investcom Construction as a partner in this exciting journey of growth and rejuvenation for Hallandale Beach. We eagerly await the opportunity to engage in further discussions and share our vision for a brighter, more vibrant future.

Investcom Construction and Modular USA Corp are pleased to submit our Design and build proposal for the construction of multifamily apartment building based on the available documents and information. In accordance with the supplied documents, the price includes construction, full design, and engineering package: Structural, Architectural, plumbing, mechanical, electrical, and Civil & Permit in Broward County. This proposal is based on the information provided by the team in the city of Hallandale Beach and the relevant information for each lot.



We are ready to continue to fine-tune options and scope of work with the Hallandale CRA Team and the team at Global Modulares and Investcom to finalize the exact volume & price. The Steel Frame and modules of the house will be produced in our Orlando factory and assembled on-site in the City of Hallandale. Finishing works will be performed according to plans on-site in the City of Hallandale.

Below is the summary of the project information.

Sincerely

John Hakan Senaltan MBA, PhD, President

Timur Senaltan, Estimating & Permitting Manager.

Investcom Construction LLC & Modular USA Corporation

Clarifications & Qualifications

City of Hallandale Beach– New Construction

Project #1069-0123.2

1-General Notes

1. Global Modulares uses steel profile frames (HSS) for its products.
2. The exterior of the product will be prepared and painted with the required RAL color.
3. US and Florida construction codes will be used for electrical and plumbing needs.
4. All the exterior doors and windows are impact-rated.
5. Products are hurricane- and earthquake-proof .
6. Standard features may vary by location and model.
7. All the interior walls and ceiling will be insulated up to the required code for the area.
8. Floors will be covered by luxury vinyl plank waterproof flooring (Unless other specified and requested).
9. Kitchen furniture and bathroom furniture (vanity, shower, toilet) are included with installation. (Unless other specified).
10. The residential/commercial unit will be supplied with LED recessed lighting, interior electrical distribution panel, plumbing, and a mini split A/C system.
11. The residential/commercial unit can be made solar-ready.
12. Living room, bedroom, and dining room furniture are not included.
13. Decorative covering elements are not included in the price. These and other decorative parts can be chosen from an available catalog and supplied at an additional cost.
14. The producer supplies all technically required plans and provides support for permitting purposes.
15. Foundations helical piles will be supplied by the producer. Piles will be installed by a licensed contractor. All materials and services related to the helical pile foundation are included in the price.
16. Visuals are for illustrative purposes only.
17. Prices excluding local sales tax.
In the event a conflict exists between plans, plan notes, and specifications, Investcom construction qualification will prevail.
18. It is assumed that the work will take place Monday to Friday During working Hours which will be specified in the contract attached. No work will be performed during National Holidays.
19. To every extent possible the contractor will lock in prizes from subcontractors and suppliers for materials. However due to possible market fluctuations, if the prices of those materials will be subjected to sudden changes, if the cost of the materials used or to be used to perform work will increase or decrease from the original cost of the same material included in the original subcontractor or supplier proposal used to establish the original Cost of Work, then the Contract Sum shall increase by the actual amount of cost increase. If the shortage

of materials Causes a delay in the schedule, then the schedule shall be modified accordingly, and the contractor shall have the right to request additional general conditions for the period of the time the contract is extended.

20. Parking will be figured on the site.
21. We excluded Asbestos abatement, Lead paint abatement, and damages.
22. Concrete Foundation system to be used as standard.
23. General Liability and Workers Comp will be provided by the General Contractor.
24. We assume all permits, Government fees, and utility connections fees are paid by the owner.
25. All utility consumption charges will be paid by the owner.
26. Hurricane preparation is not included. All costs for hurricane preparation will be performed on a "cost plus a fee" basis.
27. The quantities shown on the individual line items in the detailed estimate are shown for reference only and are not to be used for final installed quantities.
28. We exclude maintenance and repair of existing utilities on the site which are not covered in the plans and do not pertain to this project.
29. Temporary Bathrooms will be provided on-site by GC.
30. Supply of water meter by owner.
31. Deposits will be required to manage subcontractors and vendors.
32. We might use third-party inspections.

05-Railings

1. We included railings for modules only as indicated on the architectural drawing additional modifications are not included.
2. We exclude testing of railings from all testing done by the manufacturer.
3. Prices will assume that items pertaining to stairs and ramps are addressed completely on the plans and that no additional railing work other than what is shown on the plans is required.
4. We exclude bituminous coating at the embedded portion of the railing connections, the anodizing will extend to this area and therefore bituminous coating is not required.

06- Finish Carpentry

1. We have included the installation of new baseboards and necessary finished carpentry according to the existing plans.

08-Doors & Windows

1. New Door slabs and windows inside modular units have been included for door openings specified to be installed.
2. Specialty Hardware to be specified by the owner and at the cost of the owner.
3. We assume all locksets are cylindrical, not mortise unless specifically called out at the door schedule.
4. All the doors and windows provided will be by schedule.
5. We exclude any additional door/ window testing, all testing is done by the manufacturer.

9- Interior Framing and Drywall

1. -Access panels are included in the allowance awaiting determining of sizing, and condition of the new proposed structure.

10- Finishes

1. Flooring material is calculated up to \$4 per square foot base and may be increased at additional cost to the owner.
2. Walls to be brought to level 3 in all living areas with a 2-coat premium paint system, Sheen and color to be chosen from the available catalog of Sherwin Williams or another provider.
3. Ceiling to be done out of drywall, as indicated in plans.
4. Standard exterior finishes are included (Stucco/Composite accent panels)

11- Fire protection

1. Fire Sprinkler System is included in the proposal at the price specified for each unit.
2. Due to the Nature of the Proposal, contractor will try their best to secure the work for fire sprinkler system at the given price.

22-Plumbing

1. Furnish and install all new plumbing fixtures per plumbing fixture schedule Inside Modules units only.
2. Fixture provided by General Contractor.
3. It is assumed all existing infrastructure is in good condition to accept new connections.

4. All water fixtures to be installed should be designed and included in the Plumbing section of the plan set designed by certified and licensed MEP engineers.

23-Mechanical

1. The mechanical to be installed should be designed and included in the HVAC/mechanical section of the plan set designed by a certified and licensed Mep Engineer. The price is set for Modulares only.
2. If discrepancies exist between mechanical and other drawings or specifications the information shown in mechanicals will prevail.

26- Electrical

1. The electrical to be installed should be designed and included in the Electrical section of the plan set designed by a certified and licensed MEP Engineer.
2. Install Infrastructure for future use of EV on the area of the property (up to 3 spaces)

31- Site work

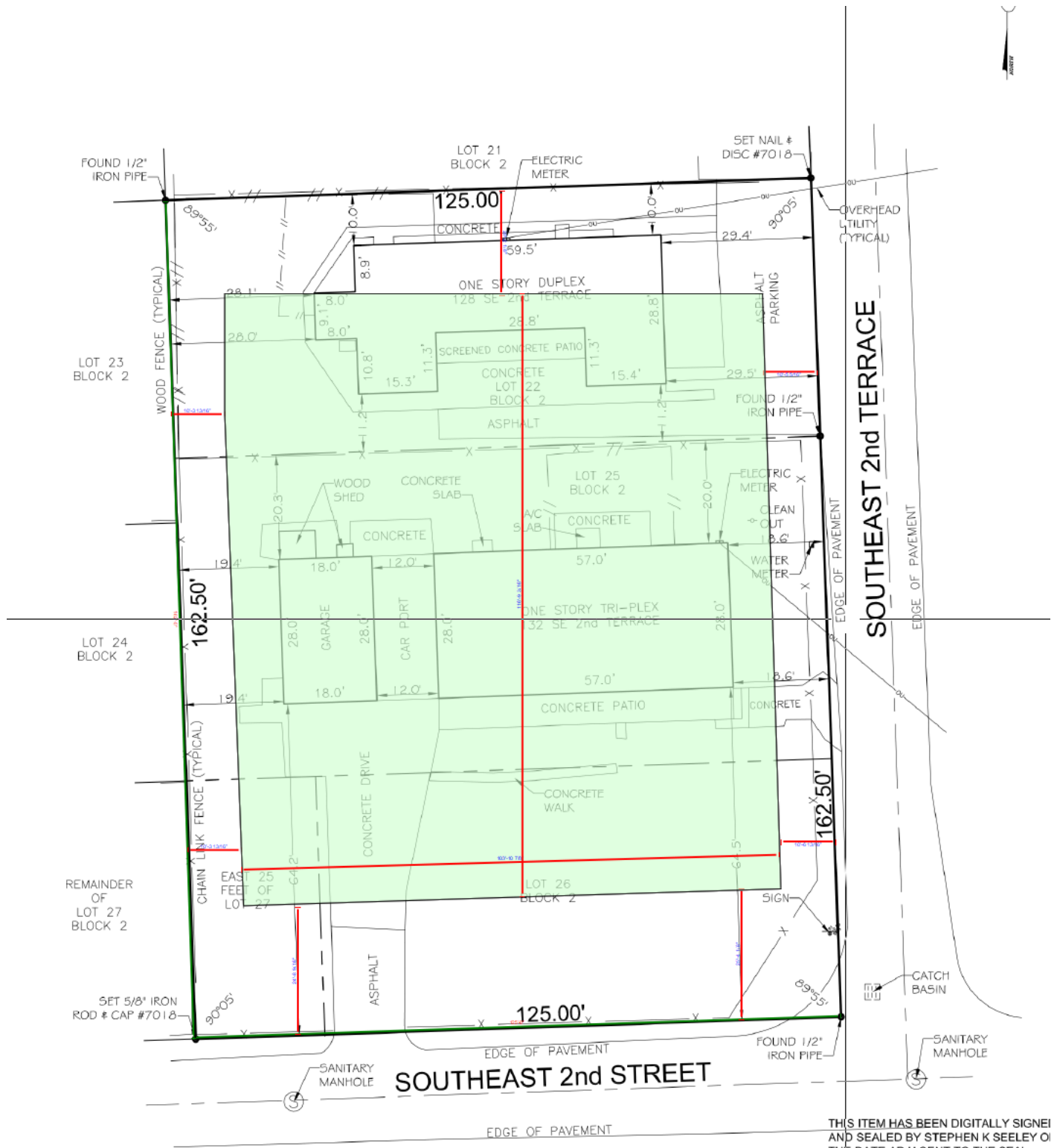
1. Landscape and drainage works are Included in this proposal.
2. Temporary Fencing will be provided by GC if required.
3. Landscape maintenance, including tree trimming and tree removal service "if required" is included

Additional

1. A security system is provided by the owner.
2. Any work not specified on plans are excluded from this proposal
3. Any specialty or custom furnishing should be supplied by the owner.
4. Any work not specified in the construction set and not pertain to the house itself.
5. Bond Payments is Calculated at the rate of 2.5% per Year from the amount bonded
6. Government Fees which are included in the scope are as follows: Permit Application Fee, (%2.5 of contract amount + \$90 Submission, 110 For review per trade), Utilities Connection (\$1969 per unit), Zoning Development project fee (\$23,400), Impact Fees (Per Broward County Fee Schedule - \$17,775)

**Project Name - 132 SE 2 TERRACE — New Construction
Apartment Building
Project - #1069-3-0123.2**

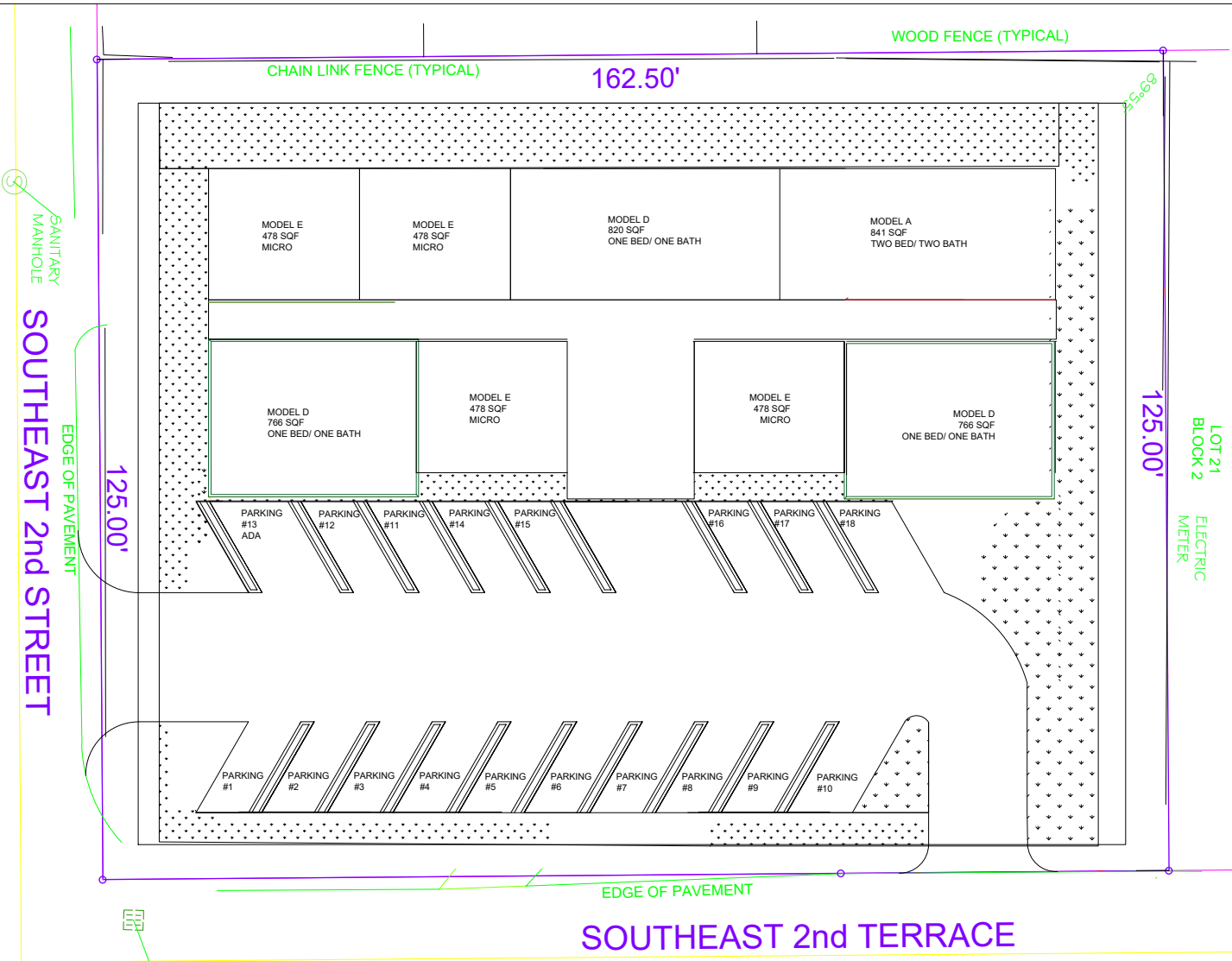
Division 1 – General Requirements	\$281,720
Division 2 – Existing Conditions	\$55,940
Division 3 – Concrete	\$211,880
Division 4 – Masonry	\$0.00
Division 5 – Steel	\$885,184
Division 6 – Carpentry	\$34,351
Division 7 – Thermal/Moisture Protection	\$247,220
Division 8 – Windows and Doors	\$305,640
Division 9 – Finishes	\$639,550
Division 10 – Specialties	\$227,820
Division 11 – Equipment (B)	\$45,709
Division 12 – Furnishing	\$0.00
Division 13 – Special Construction	\$171,655
Division 14 – Elevator	\$80,000
Division 21 – Fire suppression	\$189,768
Division 22 – Plumbing	\$277,820
Division 23 – Hvac	\$186,850
Division 26 – Electrical	\$323,760
Division 31 – Earthwork	\$112,910
Division 32 – Exterior	\$284,000
Division 33 – Utilities	\$78,650
Total Divisions	\$4,640,427
Pre-Construction Fee	\$54,018
Construction Phase Fee	\$179,665
General Conditions	\$78,884
Construction manager Fee	\$323,536
Transportation	\$107,000
Sub Total (Division 1-33, General Conditons,Fees)	\$5,383,530
Government Fees (See Additional for Detailed Breakdown of fees included)	\$219,182.25
Construction Contingency 15% (To be Used With a written approval from Owner)	\$807,529.50
Total Construction Cost	\$6,410,241.75



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY STEPHEN K SEELEY ON THE DATE ADJACENT TO THE SEAL. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES







①
SANITARY
MANHOLE

SOUTHEAST 2nd STREET

EDGE OF PAVEMENT

125.00'

CHAIN LINK FENCE (TYPICAL) 162.50'

WOOD FENCE (TYPICAL)

125.62'

125.00'
LOT 21
BLOCK 2
ELECTRIC
METER

EDGE OF PAVEMENT

SOUTHEAST 2nd TERRACE

○ SITE PLAN/PARKING PROPOSED

PROJECT NAME ADDRESS:

This item has been digitally signed and sealed by GHASEM KHAVANIN on the date indicated to the left. Printed copies of this document are not considered signed and sealed and the signature must be verified in any electronic copies.

GHASEM KHAVANIN P.E.
P.R.# - 4195D

SEAL DATE: / /

FLOOR PLANS

AMERICAN ENGINEERING
AND CONSTRUCTION LLC



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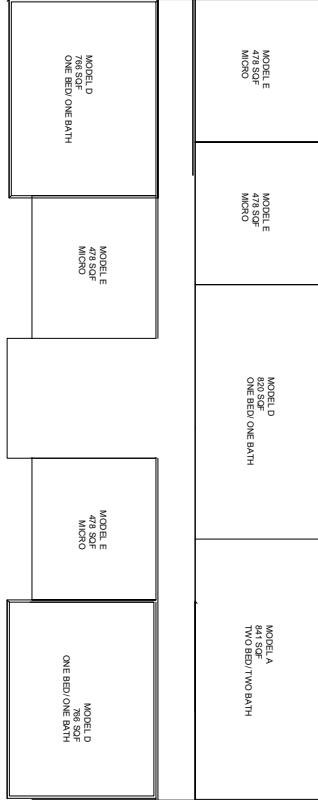
THE ENGINEER HAS PREPARED PLANS, CALCULATIONS AND SPECIFICATIONS TO THE BEST OF HIS ABILITY IN CONFORMANCE WITH THE FLORIDA BUILDING CODE 9A 1.3.2004

REVISION		
NO.	DATE	DESCRIPTION

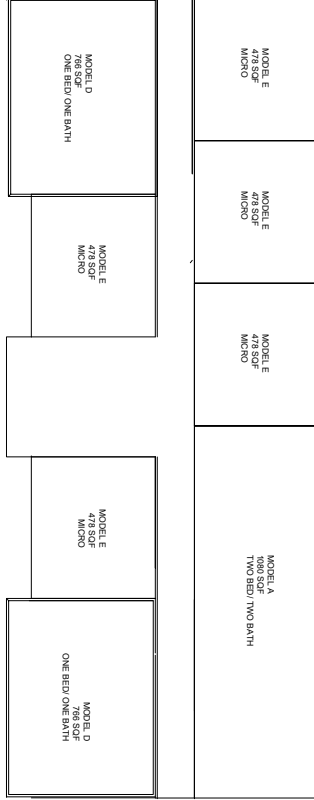
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DRAWN BY	S.S.
CHECKED BY	G.K.
SCALE	
FILE NAME	
DATE	04-22-2024
BID DATE	
CONSTRUCTION DATE	

SHEET

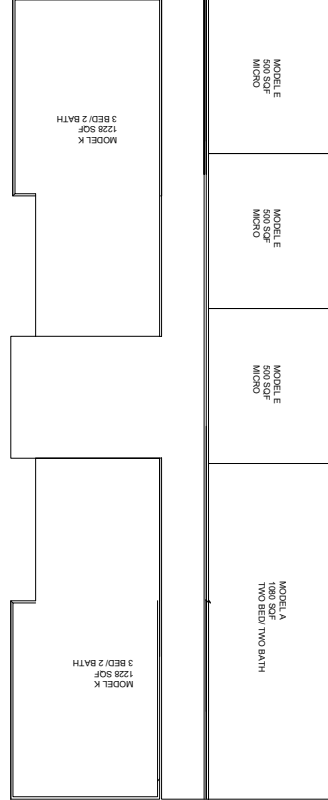
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FIRST FLOOR LAYOUT



SECOND FLOOR LAYOUT



THIRD FLOOR LAYOUT

PROJECT NAME ADDRESS:

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CHASEM KHAVANIN P.E.
FTR # - 41955

DATE: ___/___/___

SEAL

FLOOR PLANS

AMERICAN ENGINEERING AND CONSTRUCTION LLC

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THE ENGINEER HAS PREPARED PLANS, CALCULATIONS AND SPECIFICATIONS TO THE BEST OF HIS ABILITY IN ACCORDANCE WITH THE FLORIDA BUILDING CODE 19A 1.5.2004

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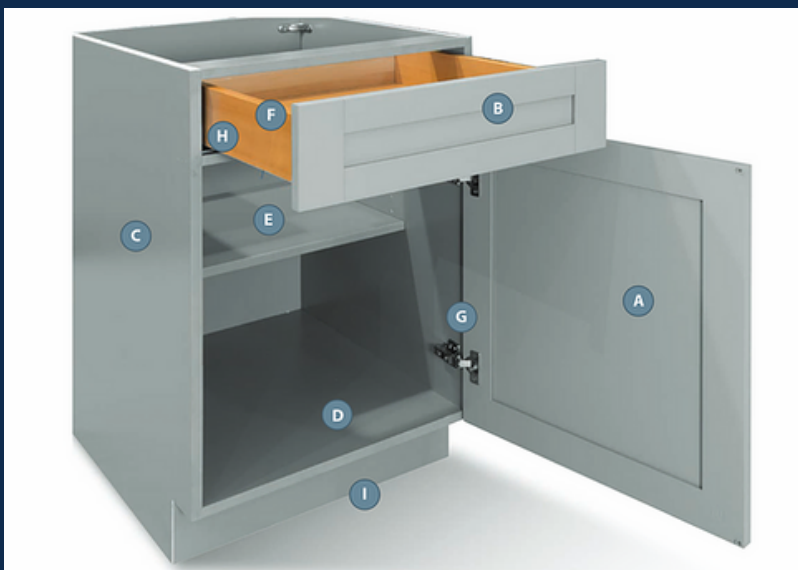
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CHECKED BY	O.A.
SCALE	
FILE NAME	
DATE	04-22-2024
BD DATE	
CONS. INSTRUCTION	
DATE	

SHEET

A1.1



HOUSE KITCHENS



- A** Door - 3/4" solid wood
- B** Drawer Face - 3/4" solid wood
- C** Cabinet side panel - Panel made of 11 layers 3/4" thickness plywood
- D** Cabinet bottom & top panel - Panel made of 11 layers 3/4" thickness plywood
- E** Shelves - Adjustable shelves 3/4" thickness made of 11 layers plywood
- F** Drawer box - 3/4" thick solid wood with dovetail construction.
- G** Hinges - 105 degree stainless steel Softclose hinges
- H** Rails - 20" full extension undermount softclose rails
- I** Toe kick - Made of 3/8" thick of plywood
- J** Cabinet back panel - 3/8" panel with 1/2" frame.



**MODERN KITCHEN FURNITURE
and FRAMELESS SOLID WOOD
DESIGNS**

**with Granite Counter
Shaker Cabinetry
Dual Sink
Back Splash**



Grey Shaker



White Shaker



Chocolate Shaker

**SHAKER CABINETY
COLOR CHOICES**

**3 shaker cabinetry colors are available for the
kitchens.**





GLOBAL MODULARS



Aspen White

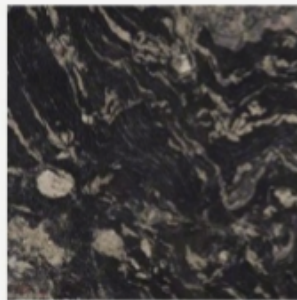


Azul Aran



Azurite

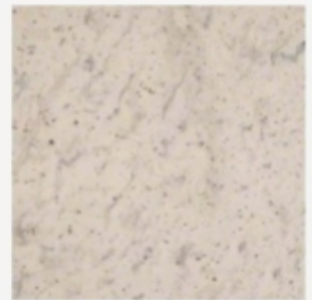
Granite Colors



Amadeus



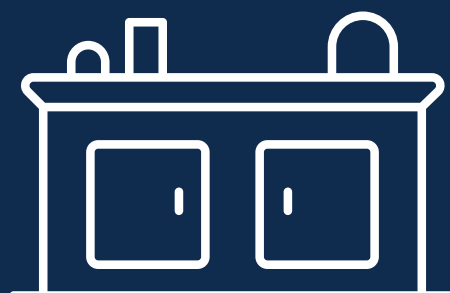
Andino White



Andromeda White

GRANITE COUNTER COLOR VARIANTS

**Granite counters are included in your new home.
Granite is a naturally occurring material and as such there are always some
variants however color tone can be selected.**



TECHNICAL SPECIFICATIONS

- Global Modulares is using 40' HC Shipping Containers for its standard products (Dimensions of each container: 40' x 8' x 9'6").
- The exterior of the product (Container) will be prepared and painted with required RAL color.
- For electrical and plumbing needs, US construction codes will be used.
- All the exterior doors and windows are impact proof.
- Products are hurricane proof, earthquake proof, solar friendly, slide resistant and eco friendly. Standard features may vary by location and model.
- All the interior walls and ceiling will be insulated.
- Floors will be covered by vinyl waterproof flooring (Unless other specified).
- Kitchen furniture and bathroom furniture (vanity, shower, toilet) are included with installation (Unless other specified).
- The residential/commercial unit will be supplied with LED lighting, interior electrical distributions, plumbing and split A/C system.
- The residential/commercial unit is solar ready.
- Living room, bedroom, dining room furniture are not included.
- Façade decorative covering elements are not included in the price. These and other decorative parts can be supplied with additional cost.
- The producer supplies all technically required plans and provides support for permitting purposes. Foundations piles will be supplied by the producer. Piles will be installed by a licensed contractor. All materials and services related to the foundation are included in the price.
- Clients will be supplied with foundation type and plans.
- Visuals are for illustrative purposes only.
- Transport from our Florida production facilities is included.
- Prices are excluding local sales tax.
-

Presentation Outline

Key Topics

- ❖ About Us P03
- ❖ Our Concept P04
- ❖ Company and Products P08
- ❖ Markets P16
- ❖ Team and Contact Info P20





About Us

A US Based Company

Global Modulars is a trade name of Modular USA Corporation, which is based in Florida USA. Global Modulars is engaged in production and construction of commercial/residential prefabricated and modular structures.

Off-Site Expert

Global Modular transforms High Cube cargo containers and prefabricated structures into beautiful houses, apartment complexes or small office/business buildings, cafés, bars and many other constructions, reducing construction time and costs. We are also using wooden and other material-based technologies to manufacture our products.

With Long Global Experience

Total construction experience of our engineers and founders is more than 180 years. We have accomplished dozens of projects in Europe, Asia, in the Caribbean and in the USA.

Our Concept

- ❖ **Modular Construction**
- ❖ **Manufactured Construction**
- ❖ **Off-Site Construction**

Pages 5 to 8

Modular & Manufactured Construction

- *What is Modular and Manufactured?*
 - ❖ *Built in a factory: Constructed off-site*
 - ❖ *Transported to site*
 - ❖ *As many modules / panels as you need are added, side-by-side or end-to-end*
 - ❖ *Additional stories craned into place*

➡ *90% less vehicle movements*

➡ *50% faster than traditional build*

➡ *90% less waste*

➡ *67% less energy to build*



Advantages of Off-site Construction

- ❖ **Time**
 - ❖ *50% faster with off-site construction compared to conventional methods*
- ❖ **Budget**
 - ❖ *20 to 30% lower costs due to less labor force*
- ❖ **Less Weather Delays**
- ❖ **Health, Safety and Quality Advantages**
- ❖ **Less Environmental Hazards**
 - ❖ *90% less waste compared to conventional construction*
- ❖ **Less Community Problems**
 - ❖ *Due to less construction noise*



Modular and Off-Site Construction Advantages for Customers

- ❖ *Fast, Easy and Affordable:*
 - ❖ *Appr. 50 % faster, 20 to 30 % cheaper*
- ❖ *Earlier Investment Return*
- ❖ *Future Proof:*
 - ❖ *Easy and faster to expand*
- ❖ *Eco and Environmentally Friendly*
 - ❖ *Aiming ZNE (Zero Net Energy)*
- ❖ *Ease of Transportation:*
 - ❖ *Modules can be placed almost everywhere*
- ❖ *Improved Energy Efficiency:*
 - ❖ *Cheaper to heat and maintain*

Company and Products



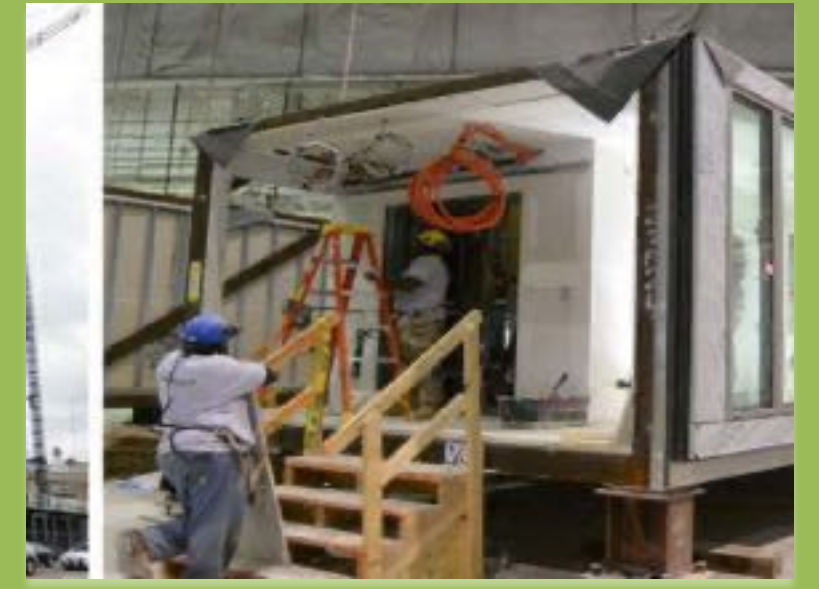
GLOBAL MODULARS

Pages 09 to 15

The Production Facility

of Global Modulars

- *Industrial District in Florida*
- 450,410 SF gross land area
- 34,587 SF production area
- 2,142 SF offices
- Up to date production methods and machines according to Manufacturing Codes of the USA





GLOBAL MODULARS Variety of Products

Commercial and Public

- ❖ *Cafés, Restaurants, Bars*
- ❖ *Toilets, Security Units, Multi Purpose Units*
- ❖ *Offices, School Buildings, Classes*
- ❖ *Hotel & Motel Rooms, Dormitory Units*
- ❖ *Frigo Units, Green Vegetable Production Units*

Residential

- *Apartments, Houses, Villas*
- *Intelligent Houses and House Packs*
- *Swimming Pool Packages, Garages*
- *Deck Packs, Facade Covers, Solar Systems*



Villas



Houses



House Complexes



Residential Units



Modular Pools



Additional Units



Cafés-Bars



Multi Purpose Units



Offices



Offices, Schools, Dormitories



WC Units



Hotel & Hotel Rooms



Bungalows



Deck Packs



Show Rooms



Mini Offices



Security Units



Frigo Units



Why

Huge Experience in Construction Industry

Team of engineers with total construction experience more than 180 years, now in relatively new off-site construction area

Quality Finishes

Option to receive your house / office fully pre-furnished and ready to use, with a huge selection of finishes

Fast Turnkey Solutions

Order your Module now and it'll be ready for you, whatever your purpose is, up to just 12 weeks from production start date

Zero Net Energy

Our designs aim to have Zero Net Energy "ZNE", which means that a building produces the same amount of renewable energy onsite as it consumes

SERVICES OF GLOBAL MODULARS

1

Design & Engineering

With the long years experience of our engineers and architects.

2

Financing

Easy financing through our financial partners.

3

Foundation and Site Prep.

Including water, sewer, electricity (also solar and wind) etc.

4

Turnkey Development Solutions

Including furnishing with selection of finishes. Styling and upgrade options.

Markets



GLOBAL MODULARS

Pages 17 to 19

Main Markets

Targets for marketing and distribution

PRIMARY MARKETS:

North, Central, South America and the
Caribbean

SECONDARY MARKETS:

Europe, Africa, and Middle East



Client Demographics

Target clients for marketing and distribution

RESIDENTIAL:

Individuals, End-users (+through Contractors)

COMMERCIAL & PUBLIC:

Startup Companies, Companies, Construction Companies, Housebuilders, Housing

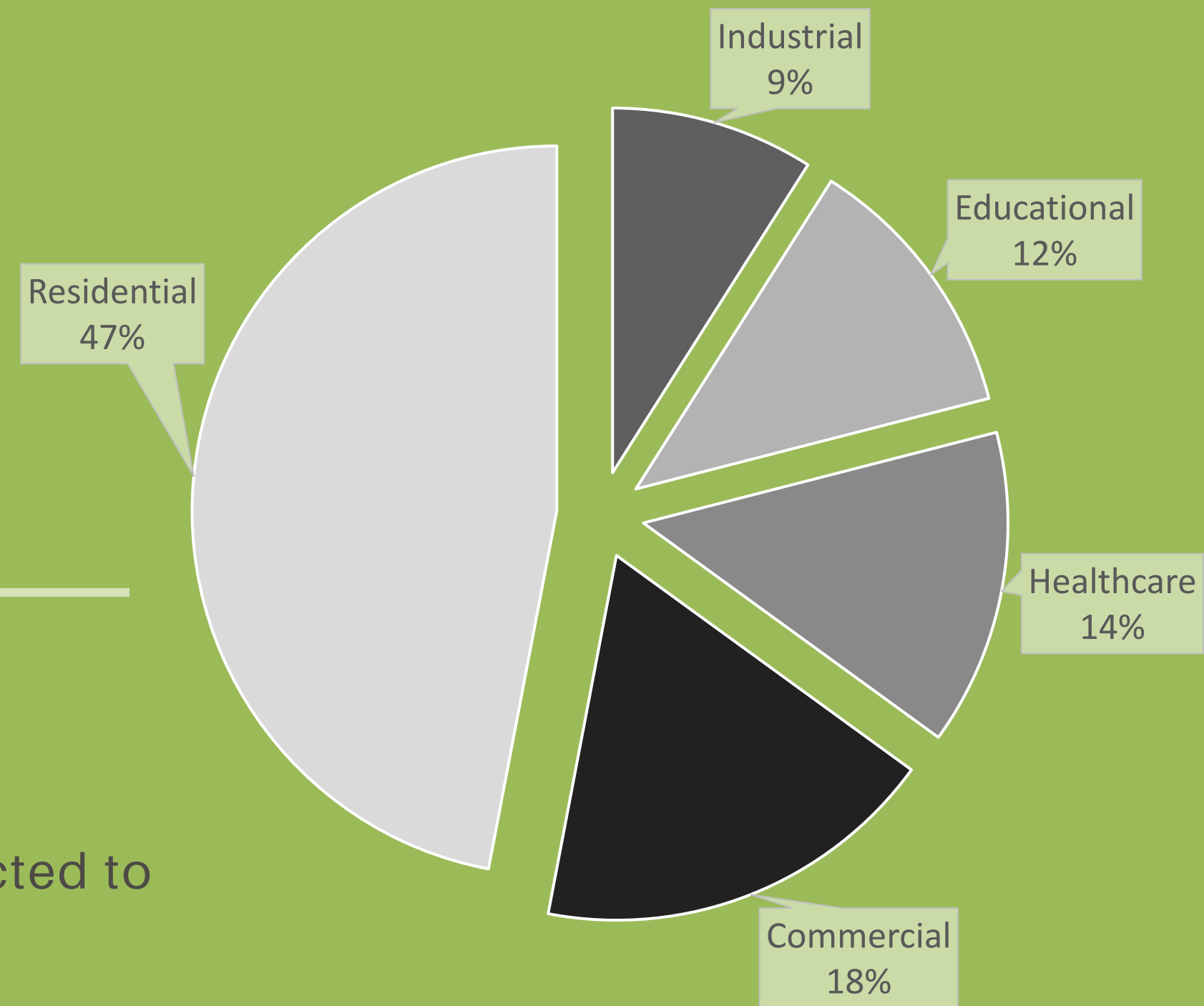
Associations, Education (Schools), Hospitality (Hotels), Healthcare, Municipalities, Industries, Governments



Sectors/Industries Using Modular Construction

Data for 2019

Healthcare and hospitality applications are expected to show significant growth in the market.



Team and Contact Info

Page 21 to 22

Global Modulars Team

Management Group



Hakan Senaltan
MBA, PhD
Founder & CEO



Juan Serrat
VP/Chief Engineer



Timur Senaltan
Business Admin.
Board Member



Carlos Caraballo
Civil Engineer
Board Member



Baris Gulum
MSCS
IT & Marketing



Wolfgang Twearaser
MBA
Finance



Fuat Ornarli
Professional Engineer
Board Member

Get In Touch With Us



GLOBAL MODULARS

Modular USA Corporation

20900 NE 30th Avenue Suite 200
Aventura, 33180 FL USA

Contact Details:

Toll Free: +1 (866) 766-9922

Phone: +1 (754) 707-3399

Fax: +1 (866) 766-9922

Email: info@globalmodulars.com

Web: www.globalmodulars.com

Facebook: [globalmodulars](https://www.facebook.com/globalmodulars)

Instagram: [globalmodulars](https://www.instagram.com/globalmodulars)

Twitter: [globalmodulars](https://www.twitter.com/globalmodulars)



INVESTCOM CONSTRUCTION LLC

COMPANY PRESENTATION

Investcom Construction LLC

20900 NE 30th Ave. - Suite 200 - Aventura, FL, 33180 USA

Toll Free +1(866)224-4366 | Phone +1(786)838-6336

info@investcomconstruction.com

www.investcomconstruction.com

State licensed, bonded, insured.

FL License: CGC1524716

STATE CERTIFIED GENERAL CONTRACTORS AND ENGINEERS





STATE CERTIFIED GENERAL CONTRACTORS AND ENGINEERS

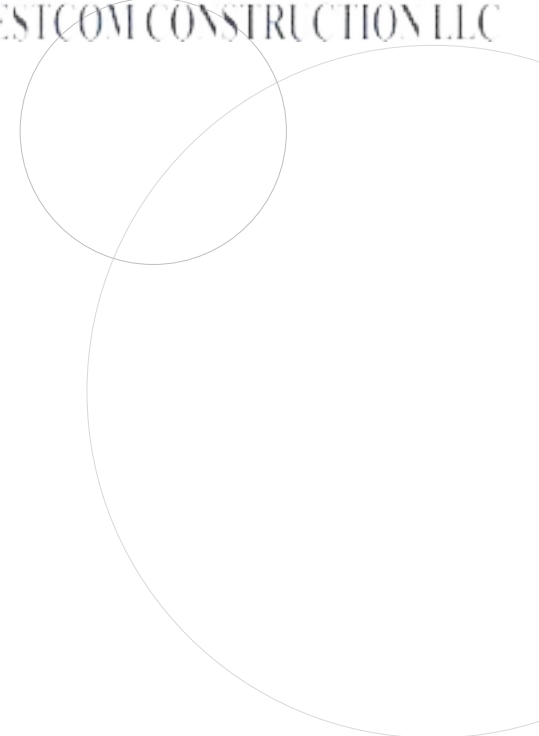


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- ❖ Specializations
- ❖ Portfolio & Projects
- ❖ Owner Information
- ❖ Contacts



INVESTCOM CONSTRUCTION LLC





OUR VISION



As a Group, we strive to attain success in ways that reflect the integrity of the people we invest in as employees or as business partners. Our success is a direct result of our focus on people and their careers, our history is a testament to our investment in innovators and our encouragement of their businesses.

We continue to seek new opportunities for growth across geographies and industries. With a continued focus on entrepreneurial management, we maintain high standards of performance and accountability in all of our businesses.





OUR VALUES



We invite you to explore our Group as a gateway into the businesses and relationships we have helped to create and continue to support. You will discover the many ways that we are applying the knowledge we have been accumulating since 1980.

Investcom Construction is a progressive and forward-thinking organization dedicated to the pursuit of global growth opportunities. With nearly 39 years of experience in the construction and property development, we are experts in forging partnerships to improve performance, reduce costs and build strong businesses.





INVESTCOM GROUP



INVESTCOM CONSTRUCTION LLC



GLOBAL MODULARS



INVESTCOM CONSTRUCTION LLC

INVESTCOM GROUP

- **Investcom Group**
 - www.investcomgroup.com
- **Investcom Construction LLC**
 - www.investcomconstruction.com
- **PSN Consulting LLC**
 - www.psnconsulting.com
- **Modular USA Corporation**
 - www.globalmodulars.com



STATE CERTIFIED GENERAL CONTRACTORS AND ENGINEERS



INVESTCOM CONSTRUCTION LLC



SPECIALIZATIONS

- Investcom Construction Service consists of Demolishing, New Construction including shell and finishing. The remodeling and/or addition to the existing building are also our expertise. You may correct the existing structure if it is under violation tag.
- We do design and build projects as well. Combining those two services eases the problems between engineer of record and contractor.
 - ❖ Demolishing
 - ❖ Shell
 - ❖ Finishing
 - ❖ Remodeling
 - ❖ Addition



SPECIALIZATIONS



Construction

- ❖ Investment
- ❖ Management
- ❖ Construction
- ❖ Interior Design
- ❖ Interior Finishing



Design

- ❖ 3D Engineering
- ❖ Modeling
- ❖ Architectural Services
- ❖ Interior Design



Engineering Services

- ❖ Mechanical Services
- ❖ Structural Services
- ❖ Engineering Aspects
- ❖ Electrical and Lighting Systems

SIGNIFICANT PROJECTS

of Investcom Group



INVESTCOM CONSTRUCTION LLC

Projects in Europe and Asia

- ❖ Boutique Hotel Elegant, Moscow/Russia
- ❖ Industrial Park Berezovka, Moscow/Russia
- ❖ Berezovka Administrative Building, Moscow/Russia
- ❖ Berezovka Golf & Equestrian Club, Moscow/Russia
- ❖ National VIP Club & Hotel & Casino, Moscow/Russia
- ❖ Korston Hotel & Mall, Kazan/Russia
- ❖ Hotel Orlenok Korston, Moscow/Russia
- ❖ Metro Cash & Carry, Moscow/Russia
- ❖ Legrand Sales Center, Moscow/Russia
- ❖ Shell Gas Station, Istanbul/Turkey
- ❖ Alkent Villas & Residency, Istanbul/Turkey
- ❖ Ikea-Mega, UFA/Russia
- ❖ Aquarelle Shopping Mall, Moscow/Russia



INVESTCOM CONSTRUCTION LLC



METRO CASH & CARRY, MOSCOW



HOTEL ELEGANT, MOSCOW



ALKENT RESIDENCES, ISTANBUL

KORSTON HOTEL & MALL, KAZAN



**INDUSTRIAL PARK
BEREZOVKA, MOSCOW**

SIGNIFICANT PROJECTS

of Investcom Group



INVESTCOM CONSTRUCTION LLC

Projects in the Caribbean

- ❖ Los Delfines Water & Entertainment Park, Santo Domingo/Dominican Republic
- ❖ Ramada Princess Hotel & Casino, Santo Domingo/Dominican Republic
- ❖ Wyndham Garden Hotel, Santo Domingo/Dominican Republic



INVESTCOM CONSTRUCTION LLC



WATER AND ENTERTAINMENT PARK, DOMINICAN REPUBLIC





INVESTCOM CONSTRUCTION LLC



**RAMADA PRINCESS HOTEL, SANTA DOMINGO,
DOMINICAN REPUBLIC**



SIGNIFICANT PROJECTS

of Investcom Construction



INVESTCOM CONSTRUCTION LLC

Projects in the USA

- ❖ Milano Moda, South Dade County/Florida
- ❖ Mystique Point Unit, Miami/Florida
- ❖ Titan America Cement, Plantation/Florida
- ❖ Retaining Wall and Primary Crusher, Medley, Florida
- ❖ Hotel, Miami Beach/Florida
- ❖ Projects, Hallandale and Pompano Beach/Florida
- ❖ Multiple Parkin Loc. Concrete Structural, Hialeah/Florida
- ❖ Residence, Bal Harbor
- ❖ Single Family Home, North Miami Beach/Florida
- ❖ Single Family Home, South West Ranches/Florida
- ❖ Warehouse Project, Hallandale/Florida
- ❖ Suviche Restaurant, Miami/Florida
- ❖ New 4 Storey Townhouse, Hollywood/Florida
- ❖ New 7 Storey 67 Unit Apt. Bldng., North Miami/Florida

SIGNIFICANT PROJECTS

of Investcom Construction



INVESTCOM CONSTRUCTION LLC

Projects in the USA

- ❖ Mimoza Hotel, Miami Beach/Florida
- ❖ Brabus Showroom, Miami Gardens/Florida
- ❖ Bloom Restaurant, Miami Design District/Florida
- ❖ Guvendi Condo Unit, Pompano Beach/Florida
- ❖ Durgun Condo Unit, Aventura/Florida
- ❖ Single Family Home Project, Aventura/Florida
- ❖ Lopez Residence, West Ranches/Florida
- ❖ Single Family Home Project, Boca Raton/Florida
- ❖ Single Family Home Project, South West Ranches/Florida
- ❖ Single Family Home Project, Plantation/Florida
- ❖ Luxury Single Family Remodeling Project., Lighthouse Point/Florida
- ❖ Crepe Joint Food Chai, Hard Rock Casino, Stadium, BBT/ Florida
- ❖ Car Dealership Brabus, Miami Garden/Florida

SINGLE FAMILY HOME AT SOUTH WEST RANCHES



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CAR DEALERSHIP BRABUS





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CAR DEALERSHIP OPENING



RESIDENCE IN BAL HARBOR



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GARAGES AND PARKING LOTS





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RETAINING WALL AND PRIMARY CRUSHER





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Alternative Filling Structure

CEMENT PLANT IN MEDLEY



Silo

HOTEL IN MIAMI BEACH



Floor and Formwork Steel



Hotel Pool





HOTEL IN MIAMI BEACH



Formwork & Steelwork





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BUILDING IN HALLANDALE BEACH





INVESTCOM CONSTRUCTION LLC

PROJECT IN POMPANO BEACH





BOARD MEMBERS



John Hakan Senaltan



Juan Serrat



Carlos Caraballo



Timur Senaltan



Fuat Ornarli



INVESTCOM CONSTRUCTION LLC

CONTACT INFO



info@investcomconstruction.com



www.investcomconstruction.com

Investcom Construction LLC

20900 NE 30th Ave. - Suite 200 - Aventura, FL, 33180 USA

Toll Free +1(866)224-4366 - Phone +1(786)838-6336

Facebook: [investcomconstruction](#)

Instagram: [investcomconstruction](#)