



FRANCHISE GENERAL INFORMATION

MINUTI COFFEE LLC

A Texas Limited Liability Company

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Minuti franchising system, LLC is offering a franchise to operate a Minuti Coffee shop. This offer covers three types of Minuti Coffee shops: A full style coffee shop typically from 1,000-1,800 square Feet, a Kiosk location starting from 100 square Feet up to 400 square feet or a counter top location typically for existing location such as a hotel, restaurant or hospital location.

The total investment necessary to begin operation of a Minuti Coffee shop, excluding the cost of improvements (remodeling), will range from \$100,000 to \$180,000. This includes the \$30,000 to \$50,000 (overseas markets) initial fee (franchise fee) per location. In some cases, we may offer a Franchise Agreement for a specific city, region or country being developed by us, or an affiliate, or formerly operated by an affiliate. The terms of those offers vary on a transaction basis.

The followings are the minimum store opening requirements and costs for the exclusive right option:

Minimum of 5-20 locations for a city (we hold the right for pre-evaluation of the size) in two to six years for an initial cost of \$150,000-\$600,000. Also, we may offer (based on the franchisee's financial and operational abilities) a one-time fee (T/D) for the entire city regardless of number of stores.

Minimum of 50 locations for the country for the first seven years for an initial cost of \$2,000,000. Also, we may offer (based on the franchisee's financial and operational abilities) a one-time fee (T/D) for the entire country regardless of the number of stores.

A franchisee may be granted the right to a market on a non-exclusive basis (US market only). There would be a minimum five stores contract for \$150,000 total.

Buying a franchise is a complex investment. We encourage all interested parties to study and get familiar with the franchise system before making a final commitment. The franchise system could be very rewarding if it's planned and operated efficiently.

THE MINUTI COFFEE FRANCHISE

Minuti Coffee is a premium American/Italian coffee shop concept, combining the traditional Italian coffee house with a modern American touch! The coffee market is number one commodity in the world followed by oil. Over 300,000,000 cups of coffee is being served in United States on a daily basis. It's interesting to know that also, over 4,000,000,000 (billion) cups of espresso is being served in Italy each year!!

The corporate Minuti Coffee shops are operating in an area from 900 S/F to 2,000 S/F which are located in street fronts, shopping malls or shopping centers (end cap). The average Minuti kiosks are from 100 S/F to 400 S/F which are operating in universities, hospitals, airports, hotels or companies with over 2,000 employees (Oil Company or an airline).

We expect the franchisee to comply with all the local laws and regulations and will require a complete report as part of pre-opening. We carefully scrutinize prospective franchisees to determine whether they meet our criteria. We approve each of our franchisees based upon personal, financial and business criteria. We have sole discretion in determining whether you are an acceptable franchisee. If we determine that you are an acceptable franchisee, then you must sign our standard franchise agreement. We may also offer certain franchisee candidates the opportunity to enter into our standard development agreement, a franchisee agrees to develop and open an agreed number of Minuti Coffee shops by their group or venturing with a third party group.

BUSINESS EXPERIENCE

Over a century experience in roasting with forty years of retail experience

We roast our own coffee, make our own chocolate and balsamic vinegar

We are among the very few coffee production companies, that are able to operate and develop coffee shops

Our products are being distributed in over thirty countries

Our coffee shops operate on a very high net profit

We offer full design, equipment, service, training, marketing and administration support

ROYALTY FEE

A fee of 5% of gross sales will be charged and payable on a monthly basis. This fee will cover our ongoing support for the franchise system such as training, marketing materials, support with menu updates, R&D and operation.

YOUR ESTIMATED INITIAL INVESTMENT ON STREET OR FREE STANDING LOCATIONS

CATEGORY OF INVESTMENT	AMOUNT	WHEN DUE
Franchise Fee	\$30,000 - \$50,000	Contract execution Date
Remodeling	\$100,000 to 150,000	T/D
Cost of Equipment	\$60,000 to \$80,000	T/D
POS System	\$2,000 to \$20,000	T/D
Furniture & Fixture including signage	\$30,000 - \$50,000	T/D
Inventory to Start the Operation	\$5,000 to \$8,000	T/D
Soft Cost (uniforms, office supplies, etc)	\$5,000	T/D
Total Cost	\$232,000 to \$363,000	

YOUR ESTIMATED INITIAL INVESTMENT ON KIOSK LOCATIONS

CATEGORY OF INVESTMENT	AMOUNT	WHEN DUE
Franchise Fee	\$20,000 to \$40,000	Contract Execution Date
Remodeling	\$40,000 - \$70,000	T/D
Cost of Equipment	\$50,000 - \$70,000	T/D
POS System	\$2,000 - \$5,000	T/D
Furniture & Fixture including signage	\$10,000 - \$30,000	T/D
Inventory to Start the Operation	\$3,000 - \$6,000	T/D
Soft Cost (uniforms, Office supply, etc)	\$3,000	T/D
Total Cost	\$128,000 - \$224,000	

NOTES

A franchisee may sub-franchise (overseas market) with a prior approval after their initial committed development.

A franchisee may create foundation for distribution with a prior approval

A franchisee may select a local suppliers for equipment except for the required items

A franchisee MAY NOT be allowed to serve any unapproved items without a prior approval

A franchisee must follow all the operational procedures

A franchisee must follow all recipes and all drink making policies