



## PUBLIC OFFERING ANNOUNCEMENT

**ISSUER:** HASGAR, S.A. de C.V.

**PSAD:** Pulpo Fintech, S.A. de C.V.

**CERTIFIER:** CHILLTEX, S.A. de C.V.

**STRUCTURER AND ADMINISTRATOR:** TR Capital, S.A. de C.V.

HASGAR, S.A. de C.V., as a digital asset issuer, hereby informs the general public that it will launch the public offering of the income token "HSGRI." This offering has been duly approved by the National Commission of Digital Assets of El Salvador, under resolution CNAD-CD-125-2025.

This issuance offers investors the opportunity to participate in the real estate operation of properties currently held by HASGAR, through a token that grants economic rights over the net income generated from said operation.

### Key features of the issuance:

- **Issuer Registration Number:** EAD-0014
- **Issuance Registration Number:** AD-00015
- **Token ticker:** HSGRI
- **Total Issuance Amount:** USD \$19,500,000.00
- **Number of Tokens:** 19,500 units
- **Token Price:** USD \$1,000.00
- **Term:** 30 years
- **Trading Currency:** United States Dollars

**Income distribution:** Will occur annually, subject to the generation of net income derived exclusively from the underlying assets as defined in the Offering Memorandum.

We thank our investors for their trust and remain at your disposal for any questions or additional information.

San Salvador, June, 2025.

**Edgar Mauricio Hasbún Lama**  
Legal Representative and Sole Administrator  
HASGAR, S.A. de C.V.