

Odyssey

Culinary Adventures

2001 J Street, Sacramento



INTRODUCTION:

At Odyssey, we're redefining Sacramento dining with a vibrant Restaurant and Bar, offering exceptional food and beverages. Our goal is to create an inviting, sophisticated space for locals, balancing quality with profitability through efficient operations and strategic marketing. Join our culinary journey!

OPPORTUNITY STATEMENT:

We have a unique opportunity to purchase a restaurant on 20th & J St in Sacramento at a very aggressive price. We've secured an attractive 10-year lease agreement with the landlord. The included assets and prime location make this a highly profitable opportunity.

SOLUTION:

The Tavernist Team, with your support, will create and launch a culinary concept that optimizes the restaurant's physical plant and human resources for maximum profitability, establishing a compelling dining destination for breakfast, lunch, and dinner.

TARGET AUDIENCE/CUSTOMER:

Target Segment: Affluent Sacramentans, Millennial, and beyond

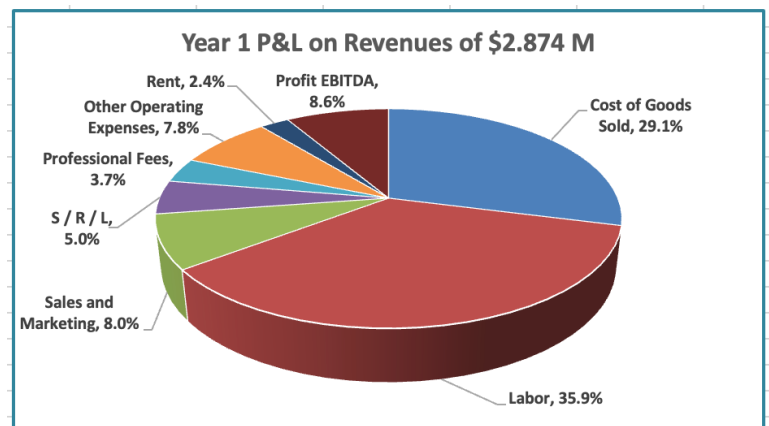
Characteristics: Seeking a restaurant that consistently delivers exceptional service and memorable culinary experiences.

Pleasure Points: Exquisitely crafted food and beverages, served with extraordinary attention to detail and hospitality.

VALUE PROPOSITION:

With an \$800K total cost of entry (minimum \$20K per share, for a 1% ownership interest with each share), acquiring and opening the restaurant presents a relatively low investment, significantly enhancing the opportunity for a healthy ROI over 10 years. Ownership also offers significant lifestyle benefits provided by a highly professional restaurant team, enriching both personal and professional satisfaction.

NOTE: we expect to pay back the principal in full by year 5.



REVENUE MODEL:

Restaurant & Bar Seating: Indoor and Outdoor, serving Breakfast, Lunch, Afternoon Tea, Dinner, and Sunday Brunch Buffet.

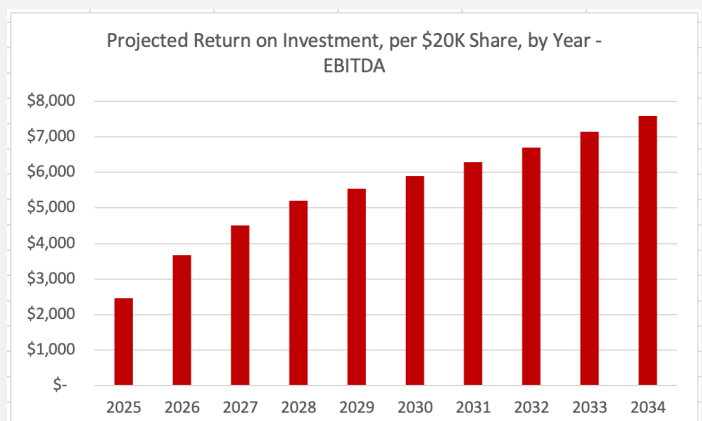
Curbside Takeaway and Delivery: All of our bakery, menu, and beverage offerings will be available for purchase online and via mobile.

Two Ghost Kitchens: We will feature mobile and online delivery for fans of Protein, and for those following a Vegan diet.

Offsite Catering: Odyssey will cater to private homes, corporate events, conference rooms, etc

Additional Revenue Sources: An online retail store (Odyssey Provisions) and innovative Membership Programs built to instill guest loyalty.

FINANCIAL PROJECTIONS:



We invite potential investors and stakeholders to join us in creating culinary adventures that will leave lasting impressions. Let's partner for success and redefine Sacramento dining experiences together.

www.tavernist.net
odyssey.owners@tavernist.net
415.412.3521



Select a Club Level

O1 (\$80K): Full benefits including exclusive in-residence dinners, wine seminars, concierge service, and personal wine lockers.

O2 (\$40K): Semi-annual excursions, wine discounts, the sommelier experience, and family festival access.

O3 (\$20K): Basic perks like priority reservations, discounted Afternoon Tea, complimentary wine each visit, and child care services.

The Benefits of Ownership

Ownership Level			Exclusive Member Benefits
\$20K	\$40K	\$80K	<i>Join Our Prestigious Club and Savor the Best of Food, Wine, and Hospitality!</i>
O3	O2	O1	
			Indulge in Unique Experiences:
✓	✓	✓	Semi-Annual Wine Excursions: Enjoy a complimentary luxurious day of winery touring with a basket breakfast & lunch amidst beautiful vineyards.
		✓	Annual Chefs In-Residence Dinner: A complimentary exclusive dinner for eight prepared by our top chefs at your residence.
	✓	✓	Annual Somm's In-Residence Wine Seminar: A complimentary distinguished wine seminar for your 20 closest friends / enthusiasts, guided by our esteemed Sommelier at your residence.
			Exceptional Wine Perks:
✓	✓	✓	House-Wine Discounts: Specially curated wine lists, and discounted pricing, exclusively for owners.
priority	✓	✓	Complimentary Wine Lockers: Store your favorite wines and waive corkage fees (\$500/yr value).
			Special Dining Offers:
✓	✓	✓	Afternoon/High Tea: Delight in a 50% discount for our elegant afternoon tea, available from 1pm to 4pm (normally \$50 for adults, \$35 for children).
✓	✓	✓	Monthly "Club Seats" for Dinner: Enjoy a 15% discount on a monthly dinner for four with our exclusive "Club Seats" (aka your favorite table).
			Personalized Touches:
✓	✓	✓	Complimentary Glass: Enjoy your favorite wine served in a beautifully etched "Odyssey Owner" glass with each visit - on us.
✓	✓	✓	Food & Wine Classes: Enhance your culinary skills with four classes per year.
			Unmatched Services:
✓	✓	✓	Concierge Service: Take advantage of our in-house guest services for a seamless experience.
		✓	Annual Family Festival: Celebrate with your loved ones at our in-home festival (at cost).
			Priority and Convenience:
✓	✓	✓	Priority Reservations: Enjoy the privilege of securing your spot ahead of others.
✓	✓	✓	Owner's Gift Cards: Spread joy to your friends, colleagues, and clients with three 15% gift personalized "owner" business cards each month.
			Family-Friendly Amenities:
✓	✓	✓	House Accounts: Simplify your transactions with ease with one monthly invoice.
✓	✓	✓	Odyssey Provisions (the Online Store): a 20% discount on everything we offer, free delivery
✓	✓	✓	Child Care Coordination: Worry-free enjoyment with vetted childcare in your residence (at cost).
			Join now and elevate your lifestyle with our exclusive membership, where every moment is crafted for your delight and comfort!