Tenuta San Guido, Sassicaia, 2020

- **Return Potential** 📈: An investment of 500 EUR is projected to be worth approximately 1,029 EUR in 9 years.
- **Cost-to-Return Ratio** ⚖️: With just 2.5% annual total costs (including exit fees), your net profit could be 8.3% per year.
- **Global Recognition** 🍷: Sassicaia was one of the first Supertuscans to be recognized worldwide by wine enthusiasts and critics. In the 1970s, it won a famous tasting in Paris, surpassing some of the best Bordeaux wines.

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Factsheet - General

Origin, Region	Tuscany, Italy
Name	Tenuta San Guido
Type	Sassicaia
Grape	Cabarnet Franc & Cabarnet Sauvignon
Vintage	2020
Quantity	23 x 6 bottles in original wooden case
Bottle Size	750ml
Price per Bottle (excl. external costs and platformfees)	1,338€ per wooden case
Current market value (at release date)	1,362€ per wooden case
Rating	97 James Suckling
Investment Horizon	7 to 9 years
Asset ID	76feb67a-7fc6-4dbb-b27e-9a1e5f0c7d2e

Cost Analysis

	Value in €
Asset Value	30,800 €
Platform Fee Splint Invest	2,800 €
External Maintenance Cost	2,600 €
Price	**36,200 €**
Number of Splints	724
Price per Splint	**50 €**

- The price of 36,200 € includes the Splint Invest platform fee and external maintenance costs of 5,400 €. 30,800 € can be allocated to the bottles.
- Splint Invest will charge an exit fee of 2 % applied to the proceeds from the sale of the asset.
- Each Splint holder bears a proportional part of the costs.

Rating

7/10

9/10

9/10

Return

The reference vintage of **2012** has shown an appreciation of **84.4% over the last 5 years.**

The **Liv-Ex Italy 100 Index** has gained **35%** in value over the **past 5 years**, highlighting the appreciation of so-called 'Supertuscan' wines in general.

Stability

Although prices in Tuscany have slightly eased in **2023**, further price increases are expected. This is due to the fact that the production volume will not be able to meet the high demand in the future.

The various vintages of Sassicaia consistently show high-value appreciation and are considered outstanding investment wines in Tuscany.

Track Record

The estate Tenuta San Guido, also known as Sassicaia, is located in the Bolgheri region on the Tuscan coast in Italy. It was founded in the 20th century and has gained an excellent reputation for producing high-quality wines. The most well-known product of Tenuta San Guido is Sassicaia, one of the first so-called 'Supertuscans.' This wine was first commercially released in the 1960s and has since evolved into one of the most esteemed Italian wines.

Investment Horizon of 7 to 9 Years

Forecast per Splint in €	7 years	8 years	9 years
Ambitious	88	98	111
Balanced	84	94	105
Defensiv	57	58	59

- Investment horizon has been set to 7 to 9 years.
- The investment horizon has been set at medium to long term. By then, the bottles will not only have reached their optimal drinking age, but many of these unique wooden cases will have been opened. As a result, a complete wooden case will command higher prices.
- If one of the following two conditions is met, the sale of the asset is considered:
  - End of the defined investment horizon has been reached.
  - Ambitious case already occurs before the end investment horizon.

Your Return Potential

	Value in € defensive	Value in € balanced	Value in € ambitious
Expected gross sales proceeds at maximum maturity	42,716 €	76,020 €	80,364 €
- Splint selling fees of 2%	-854 €	-1,520 €	-1,607 €
- External maintenance cost over investment horizon	-2,600 €	-2,600 €	-2,600 €
- Splint Invest platform fee	-2,800 €	-2,800 €	-2,800 €
- Asset value at acquisition	-30,800 €	-30,800 €	-30,800 €
Expected return at maximum maturity	**5,662 €**	**38,300 €**	**42,557 €**
Average annual rate of return	**1.6%**	**8.3%**	**9.0%**

Details to weighted calculation of the average annual rate of return:	Defensive Scenario	Balanced Scenario	Ambitious Scenario
Base value 1 with a 90% weighting	12 month inflation rate Switzerland (1.4 %)	Annualised return of the 2013 reference vintage over the last 5 years (liv-ex) (+12.7%)	Annualised return of the 2012 reference vintage over the last 5 years (liv-ex) (+13.5%)
Base value 2 with a 10% weighting		1 year return of the Acker Sassicaia Index (+3.5%)	1 year return of the Acker Sassicaia Index (+3.5%)

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Why you should invest

- 97 James Suckling points for the bottles in the portfolio.
- Annual appreciation of +12.7% for the 2013 over the last 5 years.
- Annual appreciation of +13.5% for the 2012 over the last 5 years.

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