

Investor Opportunity Brief

Waldron Solutions: Representing a Premier Global Investor

Overview

Waldron Solutions Pty. Ltd. is exclusively mandated by Almusadaqiya Trading FZCO, a Dubai-based investment entity, to identify and facilitate the acquisition of premium hospitality assets and strategic infrastructure investments. Backed by over **USD 2 billion** in deployable capital, our client is actively seeking high-value opportunities in the luxury hotel and rail/metro infrastructure sectors.

1. Hospitality Sector: 5-Star Hotels & Chains

Target Profile:

- **Minimum Standard:** 5-star hotels or equivalent luxury properties.
- **Asset Types:** Individual hotels, portfolios, or established hotel chains.
- **Geographic Focus:**
 - **Primary:** Australia (major cities and iconic destinations).
 - **Secondary:** International markets with strong tourism and business travel demand.

Investment Approach:

- Thorough due diligence and financial assessment.
- Focus on properties with strong financials, strategic value, and long-term return potential.
- Flexible on deal structure—open to outright acquisitions or portfolio transactions.

What We Offer Sellers:

- Direct access to a well-capitalised, serious investor.
 - Discreet, professional engagement led by Waldron Solutions.
 - Ability to transact quickly, with site visits and negotiations available as early as February 2026.
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2. Infrastructure Sector: Rail & Metro Investment

Target Profile:

- Urban rail and metro projects (development, expansion, modernization).
- Secure, government-backed, or well-structured private opportunities.
- Preference for projects in Australia, but open to select international markets.

Investment Rationale:

- Commitment to supporting sustainable urban mobility.
 - Interest in long-term, stable returns from essential infrastructure.
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3. About the Investor

- **Entity:** Almusadaqiya Trading FZCO (Dubai, UAE)
 - Licensed for management consultancies, computer systems, and goods trading.
 - Registered with Dubai Integrated Economic Zones Authority (License No. 53966, valid through Nov 2026).
 - **Mandate:** Formal Letter of Intent authorizing Waldron Solutions to act on behalf of the investor for hotel acquisitions in Australia, with a clear process for due diligence and negotiation.
 - **Leadership:** Dr. Muhammad Raisuddin Ahmed, Director.
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4. Next Steps

If you are considering divesting luxury hotel assets or seeking investment in rail/metro infrastructure, we offer a unique opportunity to engage with a highly credible, well-funded buyer. We invite property owners, hotel groups, and infrastructure project leaders to contact us for confidential discussions and to submit investment packages for consideration.