

PROJECT PROFILE - SUMMARY SHEET

Project Introduction																														
1- Project title: Construction of Sedkotsar tourism area																														
2- Sector : tourism		Sub Sector : Services																												
3- Products / Services : Sale of food - sale of tea, breakfast and coffee service - sale of boat ride tickets - accommodation rental - shop rental - gazebo rental																														
4- location																														
Free Zone <input type="checkbox"/>	Economic Special Zone <input type="checkbox"/>	Industrial Estate <input type="checkbox"/>	Main Land <input checked="" type="checkbox"/>																											
5- Project description : This project is built on a land area of 20,000 square meters and with infrastructure of 5,390 square meters, with annual electricity consumption of 432,000 kilowatts, water consumption of 4,500 cubic meters, and gas consumption of 143,700 cubic meters Benefits of implementing the plan: • Tourist attractions of Golestan province • The rapidity of the plan																														
6- Annual capacity : 60 thousand food presses - 11.8 thousand tea services - 11.8 thousand breakfast services - 11.9 thousand boat rides - 4.75 thousand overnight stays - 17 thousand coffee services - 0.18 thousand store rentals - 189 thousand gazebo rentals																														
Project Status																														
7- Local / internal raw material access : 100 %																														
8- Sale : - Anticipated local market : - % - Anticipated export market : 100 %																														
9 – Project total time (from start of activities to start of commercial operation in years): 24 Month																														
Schedule	Start of activities : Start of works at site : End of Works : Start of commercial operation :																													
10- Project status : <table style="width: 100%; border: none;"> <tr> <td style="width: 80%;">- Feasibility study available?</td> <td style="width: 10%; text-align: center;">Yes <input checked="" type="checkbox"/></td> <td style="width: 10%; text-align: center;">No <input type="checkbox"/></td> </tr> <tr> <td>- Required land provided?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- Legal permissions (establishment license, foreign currency quota, environment, etc) taken?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- Partnership agreement concluding with local /foreign investor?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- Financing agreement concluding?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- Agreement with local /foreign contractor(s) concluding?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- Infrastructural utilities (electricity water supply, telecommunication, fuel, road, etc) procured?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> <tr> <td>- List of know- how, machinery, equipment, as well as seller /builder companies defined?</td> <td style="text-align: center;">Yes <input checked="" type="checkbox"/></td> <td style="text-align: center;">No <input type="checkbox"/></td> </tr> <tr> <td>- Purchases agreement machinery, equipment and know-how concluded?</td> <td style="text-align: center;">Yes <input type="checkbox"/></td> <td style="text-align: center;">No <input checked="" type="checkbox"/></td> </tr> </table>				- Feasibility study available?	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	- Required land provided?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- Legal permissions (establishment license, foreign currency quota, environment, etc) taken?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- Partnership agreement concluding with local /foreign investor?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- Financing agreement concluding?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- Agreement with local /foreign contractor(s) concluding?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- Infrastructural utilities (electricity water supply, telecommunication, fuel, road, etc) procured?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	- List of know- how, machinery, equipment, as well as seller /builder companies defined?	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	- Purchases agreement machinery, equipment and know-how concluded?	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
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Financial Table**11- Financial structure :**

Descriptions	Local Currency Required			Foreign Currency Required Million Euro	Total Million Euro
	Bilion Rials	Rate	Equivalent in Million Euro		
Fix Capital	1055.35	850000	1.24	0	1.24
Current Capital	10.75	850000	0.01	0	0.01
Total Investment	1066.10	850000	1.25	0	1.25

- Value of foreign equipment / machinery 0 Million Euro
- Value of local equipment / machinery 0.12 Million Euro
- Value of foreign technical know-how -Million Euro
- Value of local technical know-how -Million Euro
- Net present value (NPV) : 521046 million Rials for 12 year
- Internal Rate of Return (IRR) : 38.54 %
- Capital Rate of Return : 3.67 year

General Information

12 - Project type : Establishment ☒ Expansion and completion ☐

13- Company Profile

- Name (Legal/Natural persons) : Mobin Golestan Moshaveran Company
- Company's current activities. Consulting, Feasibility Study, and Preparation of Justification, Technical, and Economic Plans for Industrial, Agricultural, Processing, and Service Projects, and Monitoring the Use of Funds and Troubleshooting of All Projects:
- Address : : Golestan Province, Gorgan City, Shohada Street, Between Laleh 3 and 5, Apadana Complex
- Tel : : 01732252607 Fax : 01732253288 E-mail :
mobin_coltd@yahoo.com Web Site :
- Company's legal structure : Government ☐ Non-Governmental ☐ Public non-governmental ☒

Please attach fallow documents if available

- per feasibility study ☒
- feasibility study ☐
- Legal permissions (establishment license , foreign currency environment , etc) ☐