Construction of resort complex in Ochakov district

(Nikolaev region, Ukraine)

PJSC “Visit Center”

Nikolaev, 2015
Construction of resort complex, Ochakov resort
Tourist and recreational potential of Ochakov district

- Receptive potential – 120 thousand people
- Investment potential – 1500 million U.S. dollars
Construction of resort complex, Ochakov resort

Children’s health complex - “Zhemchuzhina”

Land plot area – 13,13ha
Beach: sandy, 400 m
Coast protecting constructions

Operating network engineering support
Sports facilities
Recreational infrastructure
Aqua park «Attika»
International children’s center

On the base of children’s center are constructing:
- 6 equipped recreation areas, including indoors one
- stadium with 2000 seats, indoor swimming pool
- medical complex with 100 seats
- bus fleet, pleasure craft
- art center with 1200 seats (video studio, project groups, school)
- tourist camps and camping sites

Land plot area 13,13ha.
Building area 3 771 m²
Project implementation period, years 3
Investment volume 6,0 million U.S.dollars
Construction of resort complex, Ochakov resort

Quality change of tourist flow

Average check for 1 person per day (USD)

Duration of the season (days)
Potential consumer profile

Marketing profile
- Children’s recreation 50%
- Family recreation 10%
- Activity center 35%
- Business tourism 5%

Consumer region
- Ukraine 57%
- Russia 25%
- Near-abroad countries 15%
- Eastern Europe 3%
Construction of resort complex, Ochakov resort

New territories reclamation

2007

IMPLEMENTED

2013
Construction objects

Attic floor of units № 1-3

- Building area: 4200 m²
- Bed spaces: 380
- Investment volume: 2,0 million U.S. dollars

Sports facilities construction

- Building area: 1500 m²
- Headroom: 7,7 m
- Investment volume: 0,5 million U.S. dollars
Construction of resort complex, Ochakov resort

Tourist complex

- Building area: 1001 m²
- Floor area: 1502 m²
- Building volume: 6154 m³
- Living area: 813 m²
- Number of houses: 23
- Total house area: 56,5 – 90,1 m²
- Planned capacity: 110 bed spaces

Investment volume - 1,2 million U.S.dollars
## Construction of resort complex, Ochakov resort

<table>
<thead>
<tr>
<th>Objects of investment</th>
<th>Amount, thousand U.S. dollars</th>
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<tbody>
<tr>
<td>Aqua park</td>
<td>2 000</td>
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<tr>
<td>International children’s center</td>
<td>6 000</td>
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<tr>
<td>Tourist complex</td>
<td>1 200</td>
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<tr>
<td>Infrastructure facilities</td>
<td>2 500</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>11 700</strong></td>
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</tbody>
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**Economic indexes**

- Tourist flow, (people/days per year): 240 000
- Turnover, (thousand U.S.dollars per year): 7 200 000
- Internal revenue rate: 24%

**Form of investment**

- Credit
- Shareholder’s capital
We are looking forward to seeing you in Ochakov!

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