



Investment potential of Bukhara region



Information about the region



Total area – 40,32 thou. sq.km

Bukhara region—is a region of Uzbekistan, located in the southwest of the country.

Borders with Turkmenistan, Khorezm, Navoi and Kashkadarya regions, also with the autonomous republic of Karakalpakstan.

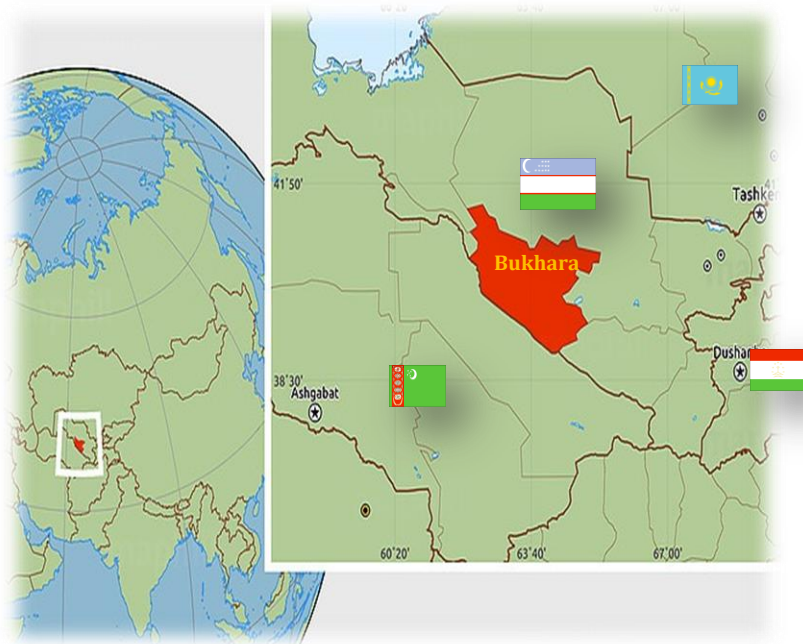
Formation: **2** cities and **11** districts.

Population as of January 2017

1,9 mln. people

Economically active population –
0,8 mln. people

Average age
of the population – 29,4.



Foreign investment enterprises



Regions	Number	China	Germany	Iran	Russia	India	Korea	Turkey	Great Britain	USA	Other countries
Total	91	14	3	7	15	4	6	6	5	5	26
Bukhara district	7	-	-	1	2	-	-	-	1	-	3
Vobkent district	6	4	-	-	-	-	-	-	1	-	1
Jondor district	3	-	-	-	1	-	-	-	-	-	2
Kogon district	9	1	1	1	3	-	-	-	1	-	2
Olot district	-	-	-	-	-	-	-	-	-	-	-
Peshku district	3	-	-	-	1	-	1	-	-	-	1
Romitan district	3	-	-	-	2	-	-	-	-	-	1
Shofirkon district	1	-	-	-	-	1	-	-	-	-	-
Korakul district	3	-	-	-	-	-	-	-	-	1	2
Korovulbozor d	1	-	-	-	-	-	-	-	-	-	-
Gijduvon district	1	-	-	-	-	-	-	-	-	-	-
Bukhara city	52	9	1	5	6	3	4	5	2	4	13
Kogon city	2	-	1	-	-	-	-	-	-	-	1

Foreign Enterprises in Uzbekistan



MORE THAN 5 000 ENTERPRISES WITH FOREIGN CAPITAL

Gypsum produced in the region is considered as the one of the best in the world by its quality.
German foreign enterprise
«KNAUF GYPS BUKHARA»

KNAUF Gips



Organization of modern greenhouse complexes using hydroponics technology



Components of the project

- Organization of modern greenhouse complexes using hydroponic technology in Bukhara region
- Organization of modern greenhouse complexes using hydroponics technology for 10000 hectares

Place of the project implementation



Peshku, Jondor, Shofirkon, Romitan districts

Implementation period



2018-2019 yy.

Project financing



250-500 thousand USD per 1 hectare

Investment conditions



The investor obtains ownership of the entire business



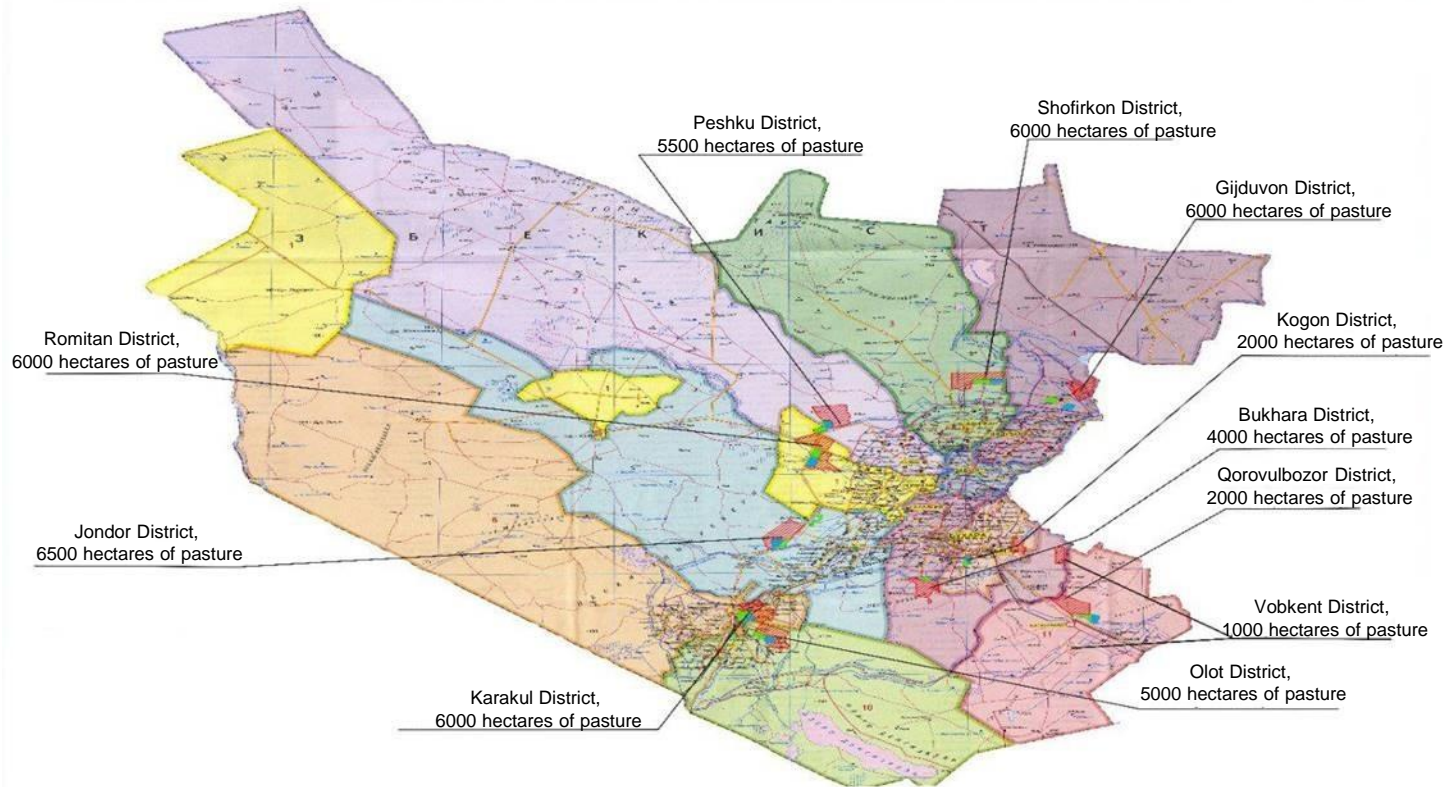
100000 employees



5 years



The map of land plot project for the construction of greenhouses in hydroponics for the territory of Bukhara region



Infrastructure of the project implementation



Mineral contents of water of region

№	Districts	Years	Mineral level (gr/l)	
			Solid residue	Chlorine
By region		2016	1,599	0,154
		2017	1,319	0,139
1.	Bukhara District	2016	1,307	0,134
		2017	0,973	0,116
2.	Vobkent District	2016	2,059	0,196
		2017	1,399	0,17
3	Jondor District	2016	1,727	0,181
		2017	1,146	0,135
4.	Kogon District	2016	1,309	0,134
		2017	0,957	0,116
5.	Olot District	2016	0,964	0,104
		2017	0,766	0,099
6.	Peshku District	2016	1,668	0,181
		2017	1,158	0,136
7.	Romitan District	2016	1,577	0,173
		2017	1,092	0,131
8.	Shofirkon District	2016	2,173	0,223
		2017	1,680	0,191
9.	Karakul District	2016	0,964	0,101
		2017	0,856	0,106
10.	Qorovulbozor District	2016	1,478	0,163
		2017	1,076	0,12
11.	Gijduvon District	2016	2,061	0,212
		2017	1,675	0,192

Weather forecast for the last 10 years in the region

Maximum wind speed (m/s)		The maximum snowfall thickness (cm)		The maximum temperature of minus (°C)		The maximum temperature of plus (°C)	
April 2007	18	2007	0	January 2007	-11,5	June 2007	41,4
August 2008	25	January 2008	20	January 2008	-23,5	August 2008	44
May 2009	24	January 2009	4	December 2009	-7,8	July 2009	40,8
June 2010	27	January 2010	1	February 2010	-12,8	July 2010	42,4
April 2011	20	February 2011	1	December 2011	-15	August 2011	43,4
May 2012	21	December 2012	9	February 2012	-17	August 2012	41,6
May 2013	21	January, December 2013	3	January 2013	-10,9	July 2013	42,7
March 2014	20	February 2014	1	February 2014	-18	June 2014	43,4
July 2015	18	2015	0	January 2015	-9,5	July 2015	43,9
May 2016	23	2016	0	November 2016	-14	June 2016	42,7
March, October 2017	21	February 2017	1	December 2017	-7,2	July 2017	43
January 2018	15	February 2018	2	January 2018	-16		

Infrastructure of the project implementation



The nearest gas stations (GTS)

“XBK” GTS

- Bukhara District – 27 km
- Kogon District – 18 km

“Romitan 3” GTS

- Romitan District – 5 km
- Peshku District – 9 km

“Shofirkon 2” GTS

- Gijduvon District – 25 km
- Shofirkon District – 8 km

“Qorovulbozor” GTS

- Qorovulbozor District – 1 km

“Jondor 1” GTS

- Jondor District – 5 km

“Jondor 2” GTS

- Jondor District – 2 km

“Karakul” GTS

- Karakul District – 3 km

“Karakul” GTS

- Olot District – 5 km



The nearest electrical power outlets (PS fider)

220/110/35/6 kw.
6 kw.

- Bukhara District – 2,5 km

Buston 110/35/10 kw.
F.Qizilgul 10 kw.

- Kogon District – 3,1 km

110/35/10 kw.
F.Saroy 10 kw.

- Kogon District – 2,3 km

Marziya 35/10 kw.
F.Xodjaobod

- Romitan District – 5,5 km

Peshku 35/10 kw.
F.Shoboti

- Peshku District – 2,4 km

110/35/10 F.Anhor

Pakhtaobod 35/10 kw.
F.Qutchi

- Gijduvon District – 1,2 km

Navruz 35/10 kw.
F.Gijduvon

- Gijduvon District – 1,6 km

Shofirkon 110/35/10 kw.
F.Zangorilov

- Shofirkon District – 1,1 km

Navbahor 35/10 kw.
F.Dustlik

- Qorovulbozor District – 2,5 km

Jondor 110/35/10 kw.
F.Hamza

- Jondor District – 4,5 km

Olot District – 1,1 km

Obod 35/10 kw.
F.Varaxsho

- Jondor District – 1,1 km

Obod 35/10 kw. F.Qizbibibi

- Jondor District – 0,35 km

Qizil 220/35/6 kw. F.Durman

- Karakul District – 1,5 km

Qizil 220/35/6 kw. F.Karakul

- Karakul District – 2,1 km

Jumaabozor 35/10 kw.
F.Navoi

- Olot District – 1,3 km

Total network length: 34,15 km

Production capacities in textile industry



PRODUCTION CAPACITIES

- ❖ **Production of cotton** – up to **310,8** thousand tones
- ❖ **Production of cotton fiber** – up to **114,0** thousand tones
- ❖ **Production of cocoon** – up to **3000** tones
- ❖ **Production of raw silk** – up to **370** tones
- ❖ **Type of products** – yarn, knitting and weaving cloth, knitwear and textile readymade garments, terry products, bed linen and kitchen accessories, decorative textiles
- ❖ **Enterprises in textile industry** – **434**



Foreign investments in textile industry



- Enterprises with foreign investment – 91, with companies of Republic of Korea, USA, Russia, Germany, Great Britain, China, Turkey and Kazakhstan.
- In textile sphere – 27 operating companies, including Joint ventures with leading companies of Republic of Korea, USA, Russia, Turkey and China.
- The most successful textile enterprise in the region – "BUKHARA BRILLIANT SILK" JV LLC, "COTTON-PLAST" JV LLC, "SANOAT GILAM" JV LLC, "ARK EKO TEKSTIL" FC LLC, "BUKHARA COTTON TEXTILE" JV LLC, "PESHKUTEKS" JV LLC, "KAGANTEX" JV LLC and others.
- Volume of export in textile sphere is 35 million USD
- Exports its goods to EU, Korea, Turkey, China, Iran, Russia



Текстил соҳасида лойиҳалар амалга оширишнинг асосий босқичлари



Perfect stream-system from production from textile yarn to products



Objects of “Zero” purchase price with undertaking the Investment obligations



Investment proposal #1

Indicators	
Object name	4.5.6 parts of the former of “Bukharateks”
Legal address	Romitan district, Qahramon NSG
Balance holder	The khokimiyat of Romitan district
Type of activity	Light industry
Date of establishment	1995 year
Total area of enterprise	10200 sq.m
Building-construction area	8702 sq.m
Infrastructure	
Water supply	Not available
Gas supply	Not available
Electricity	Available
Heating supply	Not available
Distance to Railway Station	9,6 km
Distance to International Airport	22 km
Selection terms	
Total cost of the investment	3,3 billion UZS
Investment period	3 years
Estimated number of employees	118



Objects of “Zero” purchase price with undertaking the Investment obligations



Investment proposal #2

Indicators	
Object name	Buildings and constructions of the former of “Bukharauyqirilish”
Legal address	1, Uyquruvchilar street, Bukhara city
Balance holder	The khokimiyat of Bukhara city
Type of activity	Production of reinforced concrete
Date of establishment	1976 year
Total area of enterprise	95000 sq.m
Building-construction area	22000 sq.m
Infrastructure	
Water supply	Available
Gas supply	Available
Electricity	Available
Heating supply	Not available
Distance to Railway Station	7 km
Distance to International Airport	3 km



Objects of “Zero” purchase price with undertaking the Investment obligations



Investment proposal #3

Indicators	
Object name	Buildings and constructions of the former of “Bukharagusht”
Legal address	61\1, Shayxul olam street, Bukhara city
Balance holder	Department of refurbishment of Bukhara city
Type of activity	Service
Date of establishment	1972 year
Total area of enterprise	38000 sq.m
Building-construction area	15627 sq.m
Infrastructure	
Water supply	Available
Gas supply	Available
Electricity	Available
Heating supply	Not available
Distance to Railway Station	1 km
Distance to International Airport	3 km



Objects of “Zero” purchase price with undertaking the Investment obligations



Investment proposal #4

Indicators	
Object name	Buildings and constructions of the former of “Avtokorxona-18”
Legal address	69, Temiryulchilar street, Bukhara city
Balance holder	The khokimiyat of Bukhara city
Type of activity	Transport services
Date of establishment	1964 year
Total area of enterprise	245000 sq.m
Building-construction area	5302 sq.m
Infrastructure	
Water supply	Available
Gas supply	Available
Electricity	Available
Heating supply	Not available
Distance to Railway Station	1,5 km
Distance to International Airport	4 km



Production and processing leather goods



Annually in the Bukhara region is grown:

Sheepskin - more than **one million** pieces;

Skin of cattle - more than **400** thousand pieces;

Total skin - more than **1.4** million pieces.

According to experts, skins produced in the region for 2016-2020 are sufficient to produce more than **600,000** pairs of shoes, **25** mln. sq. dm. leather products, **20** thousand pieces of finished leather goods.

Production and processing of sheep's wool in Bukhara



Condition of processing of sheep's wool

- Sheep's wool makes up most of the coarse wool produced in Bukhara, among them the wool of Karakul sheep is relatively better in quality;

- In a number of regions involved in the cultivation of karakul sheep, the local population is occupied in the processing of wool with the production of carpets, carpets and fiber, where up to 20% of karakul wool is processed;

- About 60% of the wool remains unprocessed and this can serve as a great reserve in improving the living standards of small farmers.



The amount of sheep: - about **1900,0** thousand, **500,0** thousand of them karakul sheep



Annually produce **3857** tons of wool in Bukhara





Bukhara region has significant natural resources in the area, there are about **31** resource reserves, including **19** fields are being developed today.

In the region were found natural resources of natural gas, oil, graphite, bentonite, marble, granite, gypsum, sulfur, limestone and raw materials for construction.

Mineral resources of Bukhara region

- technical salt - **100** thousand tons in Alat district;
- crushed stone and rubble - **375** thousand cubic meters in the Kagan and Shafirkan regions;
- gypsum - **46,3** thousand tons;
- limestone - **21 100** thousand tons;
- quartz - **35 900** thousand tons;
- graphite - **805.9** thousand tons.



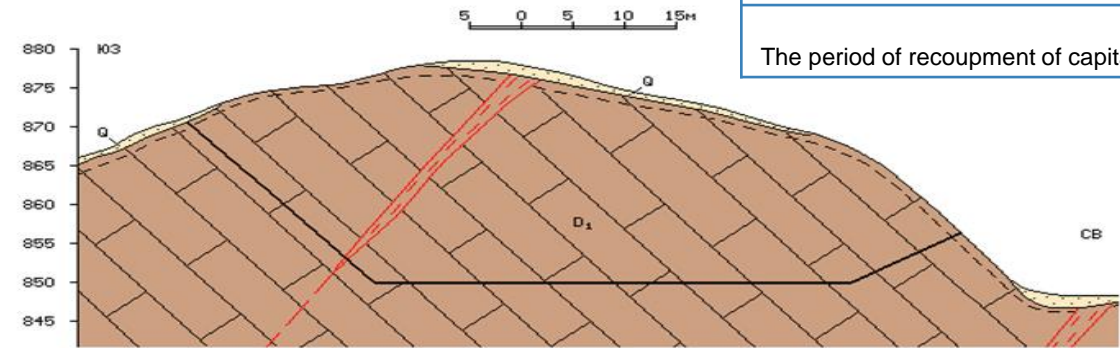
INVESTMENT DEPOSITS OF NONMETALLIC RAW MATERIALS

Deposit Tozbulak III

Location: Peshku district

Category	$A+B+C_1+C_2$
Deposits	407 thousand m3

Indicators	Unit	Value
Annual raw material productivity	thousand m3	13,8
Term of supply with reserves	years	29,2
Annual output of marketable products:		
- commodity blocks	thousand m3	5,0
- construction rubble	thousand m3	5,8
Capital investments	thousand \$	2 113
Cost of 1m3 of blocks	\$	157
The period of recoupment of capital investments	years	4,4



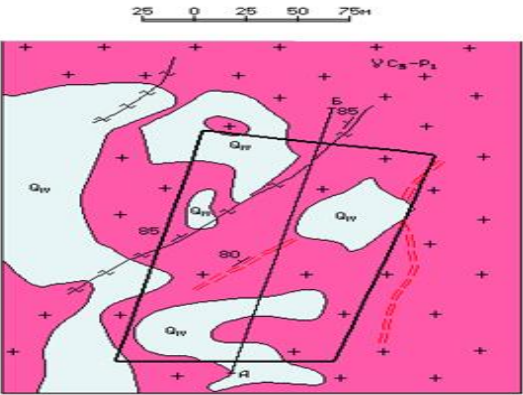
Application area: Marble blocks suitable for the production of II-V groups and facing plates used for internal and external cladding of buildings, waste from production units affected by weathering and marbles can be used for the production of crushed stone and sand decorative and for construction work.

INVESTMENT DEPOSITS OF NONMETALLIC RAW MATERIALS

Deposit Tozbulak IV

Location: Peshku district

Category	A+B+C ₁
Deposits	330 thousand m3



Indicators	Unit	Value
Annual raw material productivity	thousand m3	8,7
Annual output of commercial products:		
- commodity blocks	thousand m3	5,0
- construction rubble	thousand m3	3,7
Term of supply with reserves	years	37,6
Capital investments	thousand \$	2 682
Cost of 1m3 of blocks	\$	149,0
The period of recoupment of capital investments	years	5,0



Application area: The quality of the red unaltered granites of the Tozbulak IV deposit should ensure the production of products that meet the requirements of "Natural stone blocks for the production of facing products"

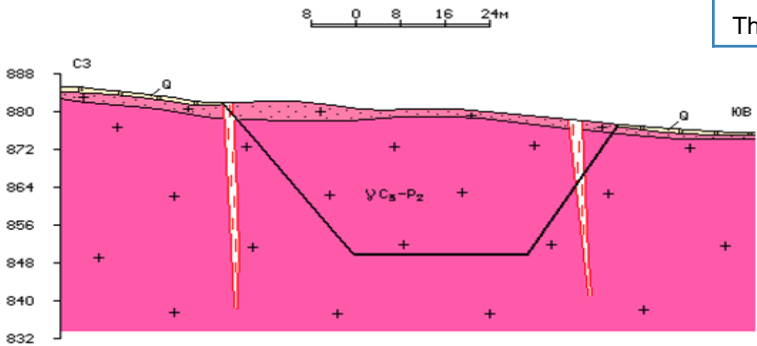
INVESTMENT DEPOSITS OF NONMETALLIC RAW MATERIALS

Deposit Tozbulak II

Location: Peshku district

Category	A+B+C ₁ +C ₂
Deposits	311 thousand m3

Indicators	Unit	Value
Annual raw material productivity	thousand m3	8,2
Term of supply with reserves	years	37,5
Annual output of commercial products:		
- commodity blocks	thousand m3	5,0
- construction rubble	thousand m3	1,2
Capital investments	thousand \$	2 438
Cost of 1m3 of blocks	\$	182,0
The period of recoupment of capital investments	years	5,7



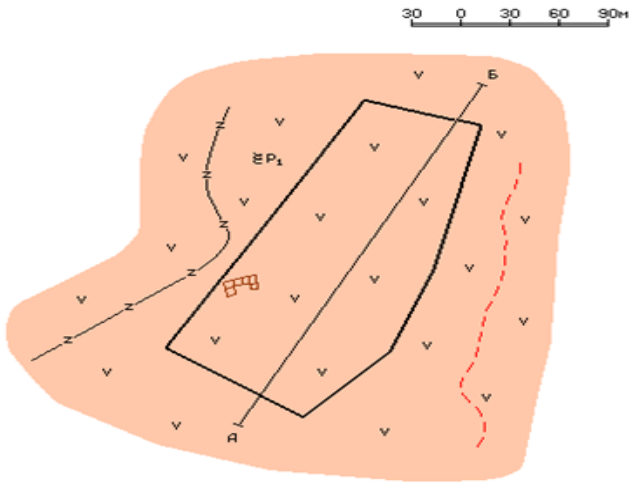
Application area: Granite gray, light gray, pinkish gray with a brown tinge. The polished surface of the plates is mirrored. Granites are suitable for the production of blocks and facing slabs used for interior and exterior cladding of buildings and structures

INVESTMENT DEPOSITS OF NONMETALLIC RAW MATERIALS

Deposit Tozbulak II

Location: Peshku district

Category	$A+B+C_1+C_2$
Deposits	537 thousand m3



Indicators	Unit	Value
Annual raw material productivity	thousand m3	13,0
Annual output of commercial products:		
- commodity blocks	thousand m3	5,6
- construction rubble	thousand m3	7,4
Term of supply with reserves	years	40,9
Capital investments	thousand \$	2721
Cost of 1m3 of blocks	\$	105.2
The period of recoupment of capital investments	years	6,4



Application area: The suitability of nepheline-syenites for the production of blocks and facing plates for internal and external cladding of buildings and structures is established.

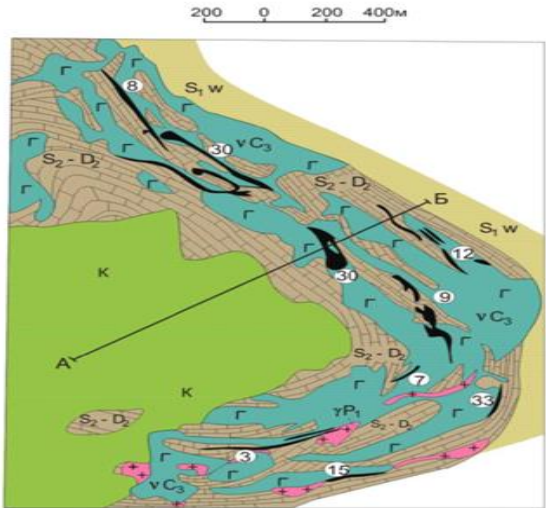
INVESTMENT DEPOSITS OF NONMETALLIC RAW MATERIALS

Depozit Taskazgan

Location: Peshku district

Category	A+B+C ₁ +C ₂
Deposits	805,9 thousand tons

Indicators	Unit	Value
Annual ore output	thousand tons.	100
Annual production of graphite concentrate	thousand tons	10,4
Term of supply with reserves	years	9,6
Capital investments	thousand \$	6434
The cost price of 1 ton of graphite concentrate	\$	522
Payback period of capital investments	years	3,5



Application area: Suitable for the production of concentrates obtained after ore dressing (the content of graphite in the concentrate reaches 66 and 74%).



FEZ «Gijduvan»



The international highway **M37** passes directly through FEZ "Gijduvan"



The international airport "**Bukhara**" is located **50 km** from the FEZ "Gijduvan"



International Airport "**Navoi**" is located **50 km** from FEZ "Gijduvan"



It is planned to conduct a railway line to the FEZ "Gijduvan"

FEZ "Gijduvan" was established in accordance with the Decree of the President of the Republic of Uzbekistan No.4931 of January 12, 2017



Date of creation **2017**



Validity **30 years**



Total area **400 sq.km**



Financial Centre

Logistics

The Customs Post

Tax Policy

Customs privileges

Legal entities registered in the FEZ “Gijduvan” would also benefit from a relief from customs payments (except for customs clearance fees) on imported equipment, raw materials and spare parts that are not produced in Uzbekistan, imported to the territory of the FEZ for implementation of projects, as per the lists approved by the Cabinet of Ministers.

Taxes exemptions

Land tax

Profit tax

Property tax

Development of social infrastructure tax

Unified tax payment

Mandatory contributions to the Republican Road Fund



Grace period of taxes

- from **\$300** thousand to **\$3** million – for a term of **3** years;
- from **\$3** million to **\$5** million – for a term of **5** years;
- from **\$5** million to **\$10** million – for a term of **7** years;
- from **\$10** million and above for a period of **10** years, while profit and unified tax rates for the next **5** years are established at **50** percent below the current rates.

INFRASTRUCTURE



CUSTOMS
INFRASTRUCTURE



POWER SUPPLY



ROADS



WATER SUPPLY



SEWERAGE



TELECOMMUNICATIONS





ACTIVITIES OF FREE ECONOMIC ZONE

Deep processing,
storage, packaging of
fruit and vegetable also
agricultural products

Textile industry

Carpet weaving industry

Footwear and leather
goods industry

Ecologically safe
chemical and
petrochemical industry

Pharmaceutical industry

Food industry

Electrotechnical industry

Mechanical engineering

Automotive industry

Manufacture of building
materials

Other directions

Production capacities in empty objects



PRODUCTION CAPACITIES

- ❖ Objects – **176**;
- ❖ Total area - **656** hectare;
- ❖ Covered areas (production areas, buildings and others) - **735,3** thousand. sq.m;
- ❖ Unused land plots by the enterprises – **548,5** hectare;
- ❖ Empty covered areas of enterprises (production areas, buildings and others) – **581,6** thousand. sq. m.

Tourism potential



Bukhara
Open-air museum

Tourism potential



There are **123** hotels in Bukhara.

****** star hotels – 5 hotels**

***** star hotels – 17 hotels**

**** star hotels – 23 hotels**

B & B hotels – 75 hotels



In Bukhara more than **35** restaurants ready to serve different cuisine for tourists.

Cuisine:

- local (Bukharian)
- national (Uzbek)
- European(Modern)



84 touristic guides

38 tourism companies

Cultural-cognitive tourism



The old city of Bukhara, listed as a **UNESCO World Heritage Site**, is the center of international tourism

Bukhara - **the city-museum**, which survived more than **700** monuments of architecture and history;

Bukhara is the city where many thinkers, scientists, theologians, and poets lived. One of them is **Abu Ali ibn Sina (Avicenna)**. He is the author of many interesting works in the field of medicine, psychology, mathematics, logic, physics, music, poetry, zoology. But his greatest creation is the **«Canon of Medical Science»**.



Miri-Arab Madrasah (1530-1536 y.)



Kalyan Mosque (1515 year)



Samanid Mausoleum (943 year)



Ulugbek Madrasah (1417 year)



Sitorai Mohi-Hosa Palace
(end of the 19th early 20th century)

Hotel complexes in seven sacred places



Name of the project

Creation of the hotels network

Components of the project

- The Hotel networks of the middle price segment under the international brand (for example, Ibis, Best Western, etc.)
- The number of rooms is about 150-200 rooms per hotel (total about 600-800 rooms)
- The total area of the hotel is 5000-5500 sq.m

Project financing

USD 5-7 million for the city of presence (design, construction, equipment, land)

Net present value (NPV) : USD 20 million.

Place of the project implementation

Bukhara city

Period of the project implementation

- 2018-2019 yy. – design and construction hotels of the first stage
 - Six months for design and development of documentation
 - Commissioning a year after the start of construction
- Further expansion of the presence

Investment conditions

The investor obtains ownership of the entire business

IRR (USD): 20%

Objects of “Zero” purchase price with undertaking the Investment obligations



Indicators	
Object name	“ZARAFSHON” hotel complex
Legal address	7, M.Iqbol street, Bukhara city
Balance holder	The khokimiyat of Bukhara city
Type of activity	Hotel services
Date of establishment	1976 year
Total area of enterprise	9342,8 sq.m
Building-construction area	4741,8 sq.m
Infrastructure	
Water supply	Available
Gas supply	Available
Electricity	Available
Heating supply	Available
Distance to Railway Station	12 km
Distance to International Airport	3 km
Selection terms	
Total cost of the investment	14 billion UZS
Investment period	18 month
Estimated number of employees	65



The project of a modern tourist zone *“Ancient Bukhara”*



The complex will include a conference hall, two **5-star** hotels, a restaurant, a modern teahouse, a bar, a mini cinema, a small lake and other entertainment centers



How to Start a New Production in the Bukhara Region?

Send the application of production
placement :

www.buxoro.uz

investdepbukhara@umail.uz



Commercial offer

Contact Directly:



Thank you for your attention!



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