

Information Summary of Investment Plans for Urban Development, Transportation and Tourism		
1- Project title: Mobin commercial-cultural complex		
2- Progress status : <input type="checkbox"/> New <input type="checkbox"/> Development and Expansion <input checked="" type="checkbox"/> No progress <input type="checkbox"/> Less than 50% <input type="checkbox"/> More than 50%		
3- Economic sector: <i>Urbanization</i>		Economic subsector: <i>Construction</i>
4- Products: Commercial-cultural complex		
5- Location address: Neighborhood 1, District 1, Phase 4, Sahand new town, East Azarbaijan		
6- Introducing Project Summary: This commercial complex is on a land with 2694 m ² and 4310 m ² of infrastructure on 2 floors. Its usage is commercial and service units for companies.		
7- Project specifications: Land area: 2694 m ² Total construction area: 4310 m ²		
8- Project features and access: The cultural approach of Sahand New Town Civil Company which is in line with the goal of devoting more attention to the creation of cultural spaces along with the model of investments, has introduced this project as a joint package of commercial projects against the deduction of Sahand New Development Company's share and simultaneously with the project. The commercial activities of that group are implemented and exploited.		
9- Capacity forecasting: 2 floors		
10- Property/Contribution of the Project Owner: 544000 million Rials		
11- Investment/Assignment method: <input type="checkbox"/> Full assignment <input type="checkbox"/> Joint venture <input type="checkbox"/> public/private partnership <input checked="" type="checkbox"/> Others: Civil Engagement		
12- Construction Period: 36 months		
13- Special points: <div> <input checked="" type="checkbox"/>land prepared <input checked="" type="checkbox"/> Relevant legal permission <input type="checkbox"/>Environmental license <input type="checkbox"/>Purchase agreement for machinery, equipment and know- how concluded <input type="checkbox"/>Ability to obtain banking loan <input checked="" type="checkbox"/>Infrastructural utilities (electricity, water supply, telecommunication, fuel, road, etc.) procured <input type="checkbox"/>Product / service sales contract </div> Investment Announcement: <input type="checkbox"/> Not required <input checked="" type="checkbox"/> Require <input type="checkbox"/> Done <input type="checkbox"/> Not Done		
Others advantages (Technology, innovation, rank of industry, market specific privilege, intellectual property, etc.):		
14- Feasibility study Status: <input type="checkbox"/> Updated Feasibility study <input checked="" type="checkbox"/> Pre-Feasibility study <input type="checkbox"/> No Feasibility study		
15- Value of equipment/machinery & technical know-how		
Value of local equipment/machinery: -		Value of foreign equipment/machinery: -
Value of local technical know-how: -		Value of foreign technical know-how: -

16- Financial Table:

Description	Local Currency Required			Foreign Currency Required In Million EUR	Total In Million EUR
	Million Rials	Exchange Rate	Equivalent in Million EUR		
Fixed Capital	1188000	650000	1.83	0	1.83
Working Capital	-	650000	-	0	-
Total Investment	1188000	650000	1.83	0	1.83

Net Present Value (NPV): 232000 million Rials

Rate of return (IRR): 27%

Payback period: 5 years

17- Employee:

employee	available	required	total
person			

18- Company Profile:

Name (individual or entity): Omran Shahr Jadid Sahand Co.

Name of Contact Person/ CEO: Mr. Saeedi (CEO)

Activity background:

Legal structure of the company: ☐Private ☐government ☐Public

Tel: +98- 41- 33437701-04 **Fax:** **phone number**

Web site: **Email:** **P.O. Box:**

Office Address: Omran sq., Imam Khomeini Blv., Phase 3, Sahand new town, East Azarbaijan

Please attach the following documents if available:

- ☐ Feasibility study
- ☐ Legal permissions and ownership documents
- ☐ Company Contracts
- ☐ Aerial photos, local access, surrounding urban context
- ☐ Location in the city, Split map, Municipality district
- ☐ Brochure and catalogue of project