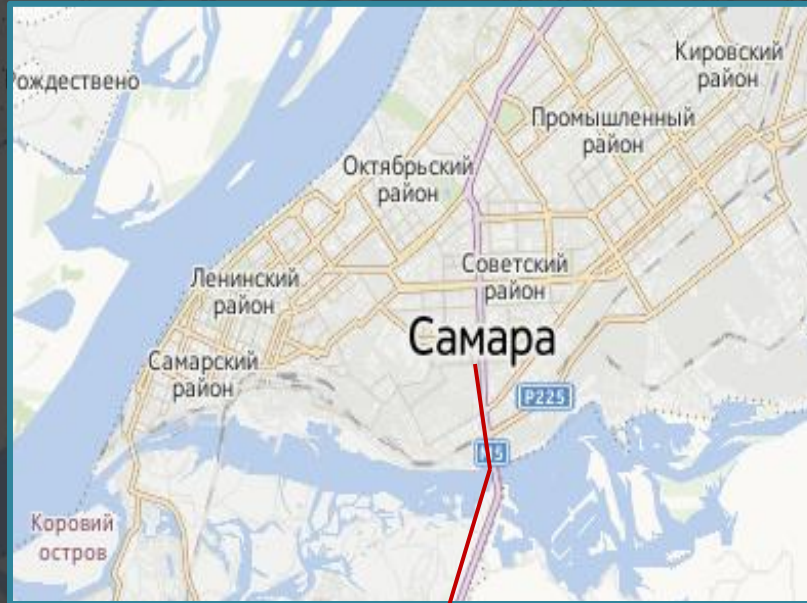


PREOBRAZHENKA

**INDUSTRIAL
PARK**

The favorable location 10 km to the city center



10 km



Industrial park "Preobrazhenka"

Samara as the transport hub

Cargo port



International airport



Railway station



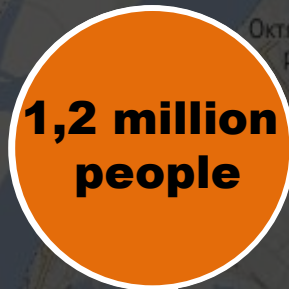
50 km

Industrial park "Preobrazhenka"



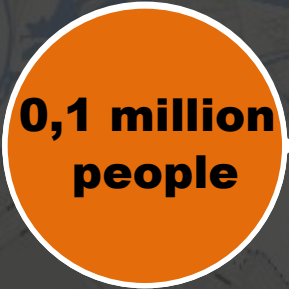
Highways North-South and West-East

Workforce potential of the region



Samara

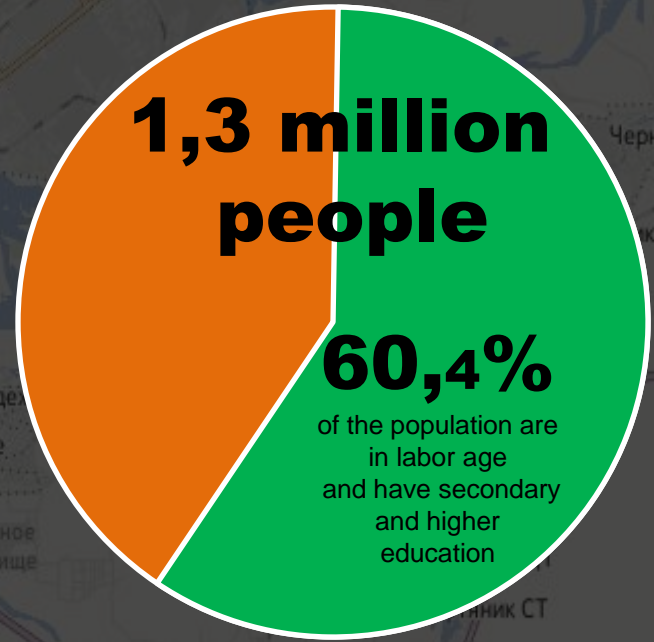
10 km



Novokuybyshevsk

10 km

Industrial park "Preobrazhenka"



Project «Yuzhny Gorod» - social infrastructure within the walking distance



Years of execution
Stage 1
2013-2014



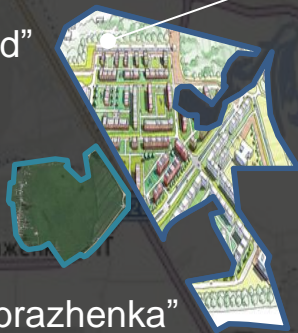
Construction scope
672 212 sq.m.



Number of tenants
9 300 people



«Yuzhny Gorod»



Industrial park «Preobrazhenka»

Project «Yuzhny Gorod» - social infrastructure within the walking distance

2 Hospitals



12 Pre-school facilities

3 Schools



2 Sports facilities



«Yuzhny Gorod»



Industrial park «Preobrazhenka»

Industrial park "Preobrazhenka"

Land area

170 ha

Land status

state property

Owner of title to the land plot,

**managing company
OJSC "Technopark"**

Land category

Industrial lands

Right-of-way zones,
encumbered zones

None

Right of title to land plot
Land category
managing company
industrial lands
OJSC "Technopark"



Industrial park "Preobrazhenka"

Новоленинская улица

Утевская улица

Construction
Phase 2
2015

Existing
road

Road, technical
3rd category

Total length
4200 m

Construction
Phase 1
2014

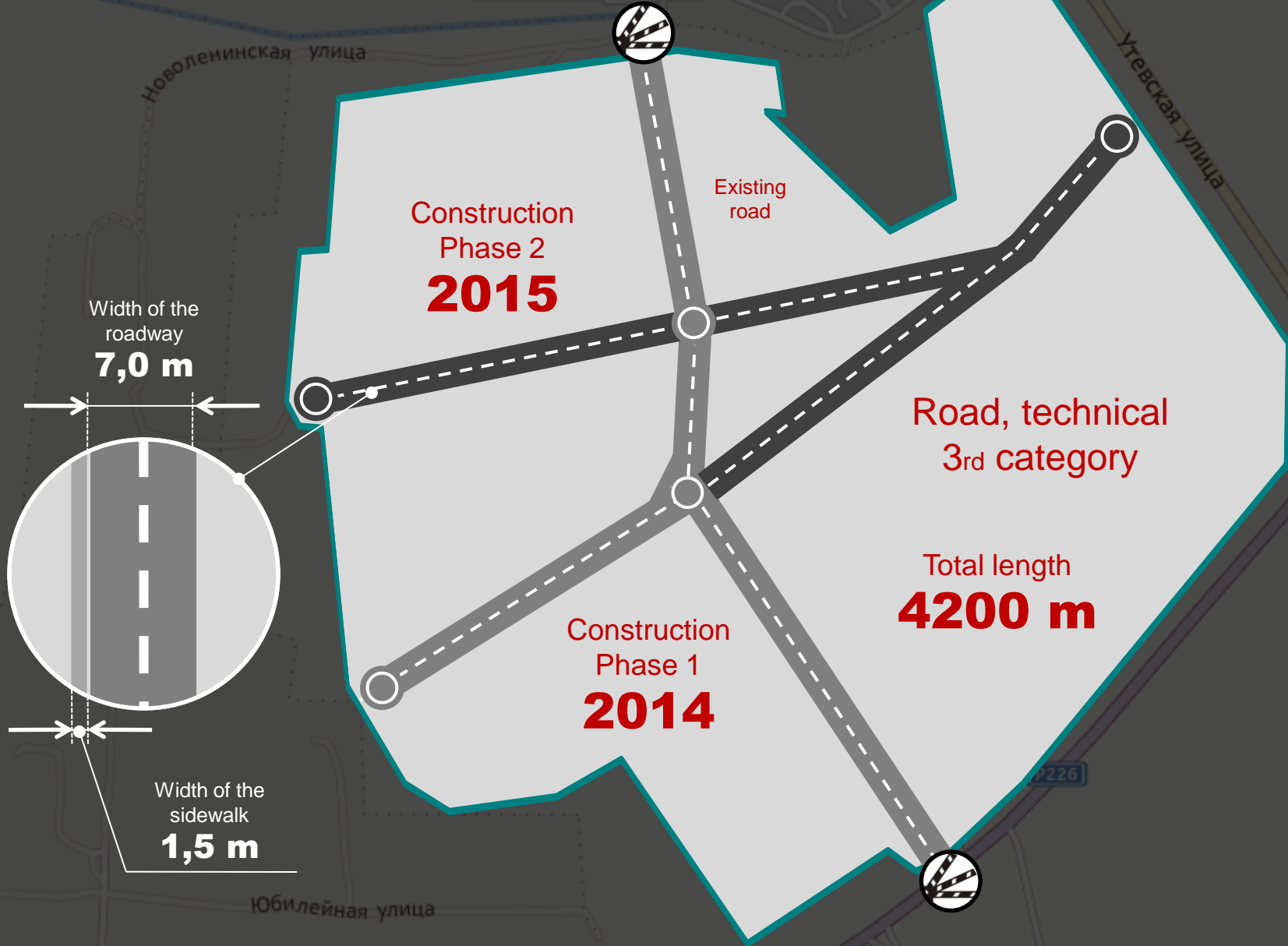
Width of the
roadway
7,0 m

Width of the
sidewalk
1,5 m

Юбилейная улица

P226

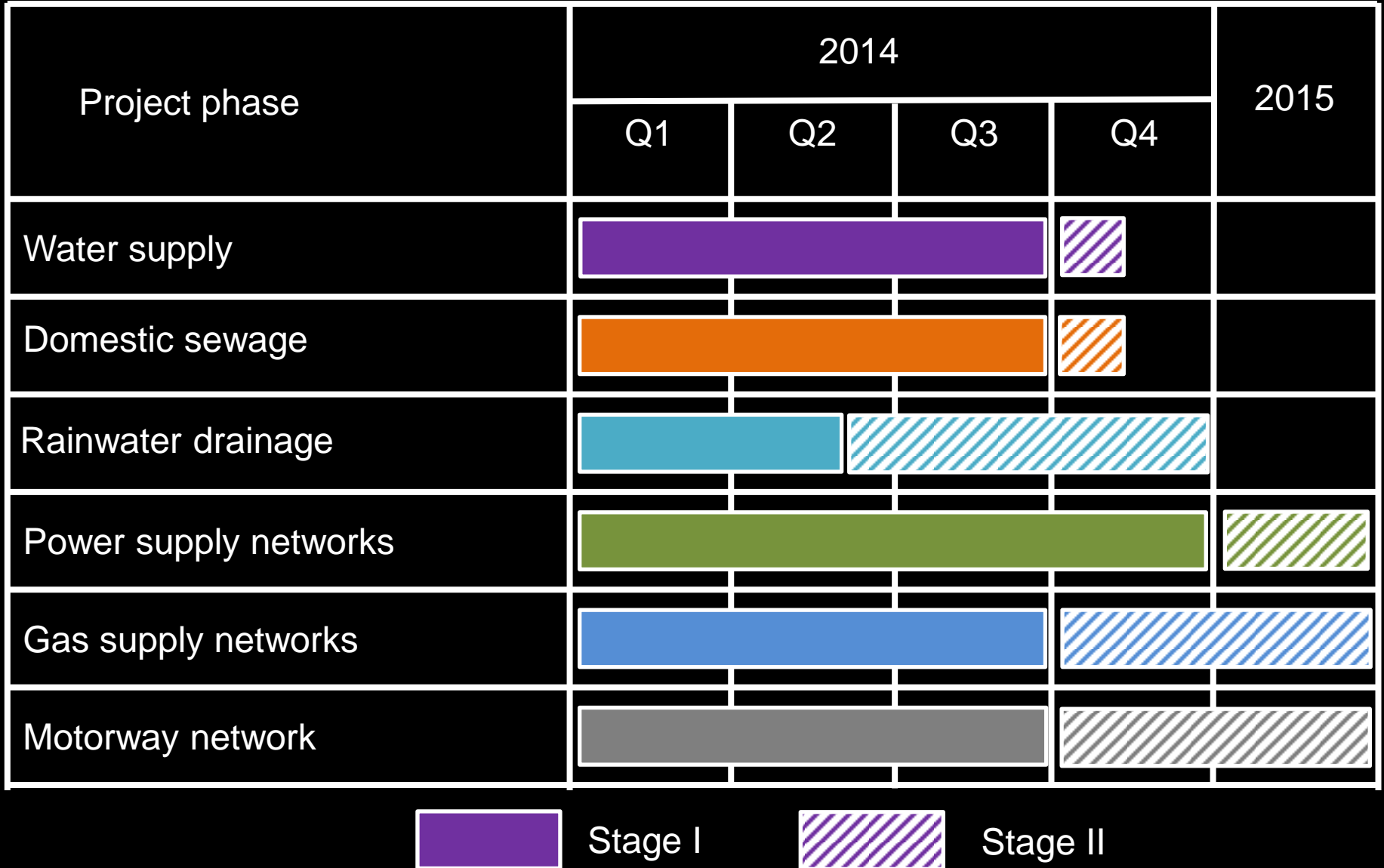
P226



Industrial park "Preobrazhenka"



Infrastructure construction schedule



Infrastructure construction



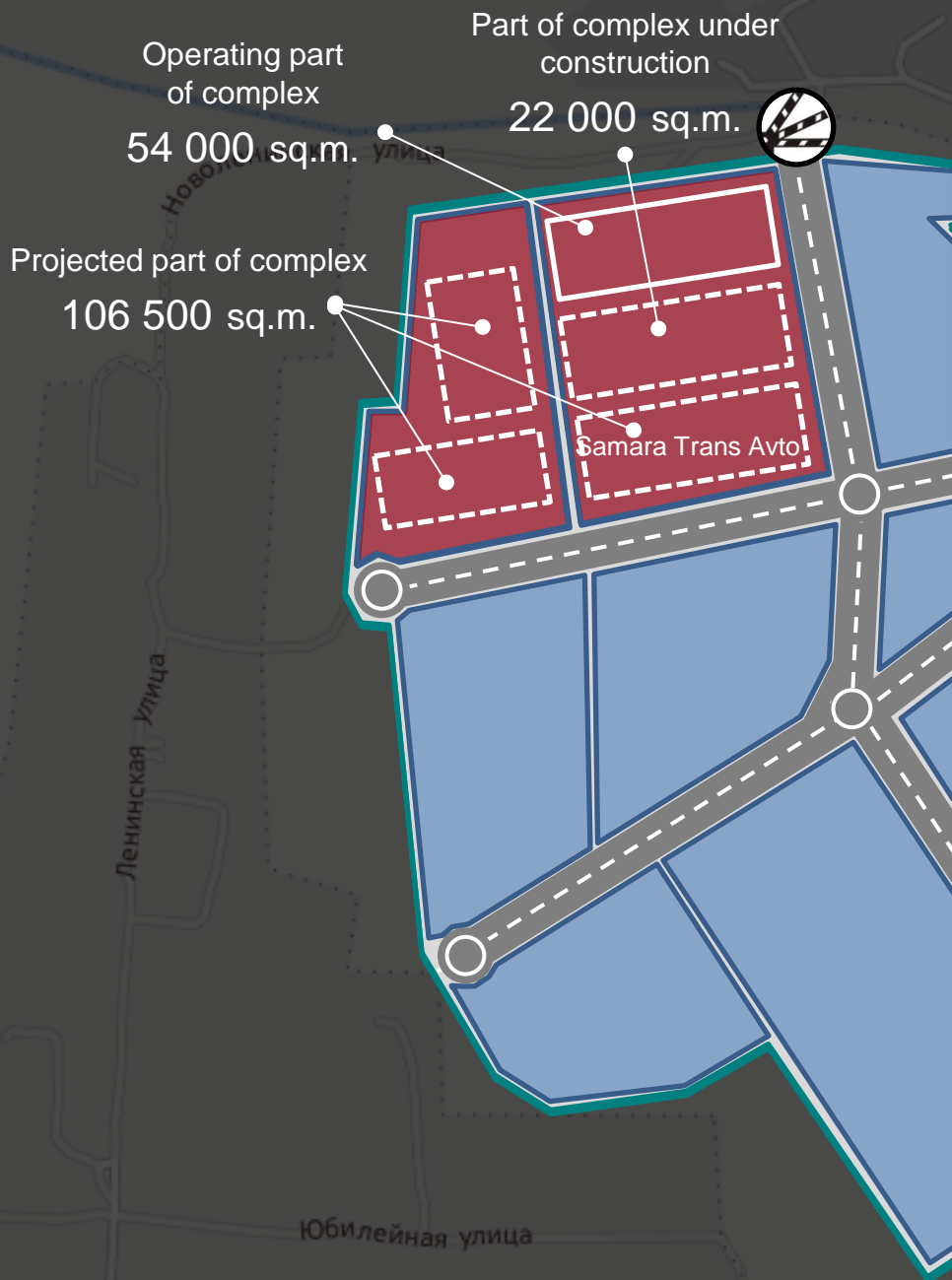
Infrastructure construction



Ленинская улица

Юбилейная улица





PRIDOROZHNY LOGISTIC COMPLEX

- » Wide range of logistic services
- » Cargo forwarding and insurance
- » Construction and management of Class "A" warehouses
- » Provision of the production area to rent



Новоленинская улица

Утевская улица

Юбилейная улица

Самара Транс Авто

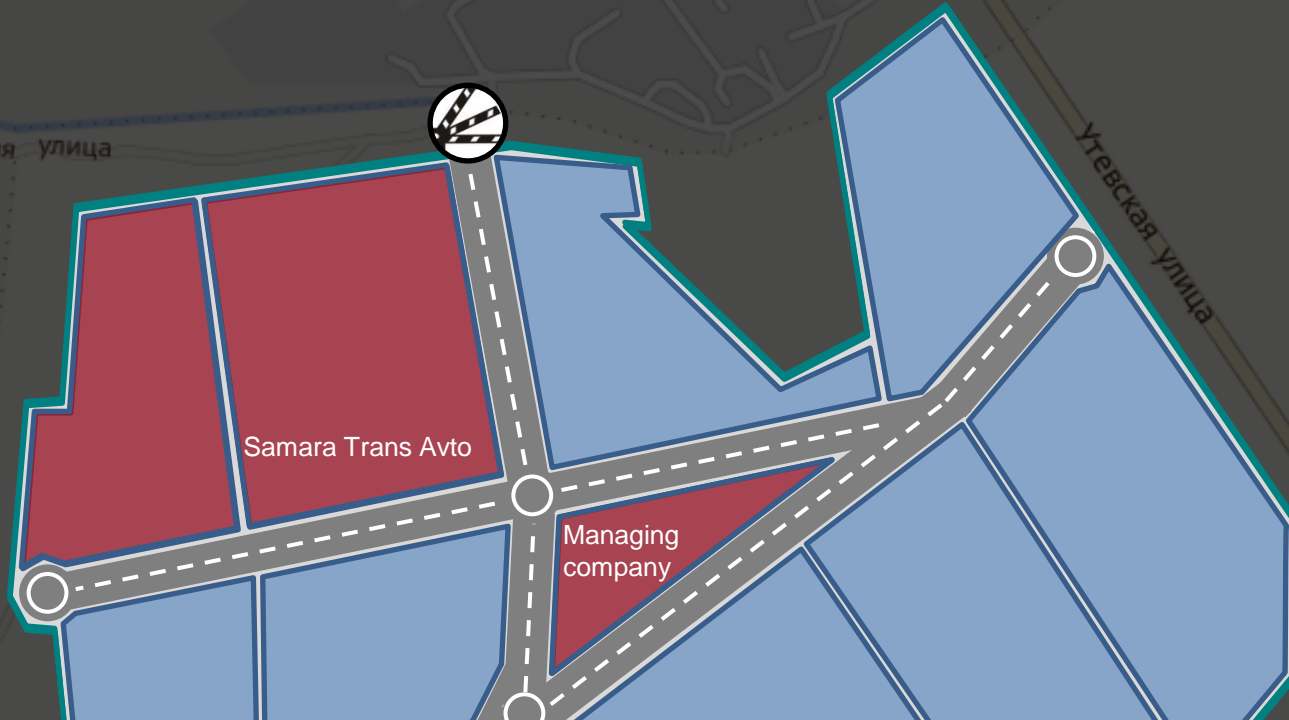
Managing company



ТЕХНОПАРК

OJSC "Technopark" is the authorized company of the Government of the Samara Region for the organization of the industrial park «Preobrazhenka»

- Major shareholder (over 95% of shares): Government of the Samara Region
- The managing company is experienced in execution of developer projects, organization and development of infrastructure of technological parks



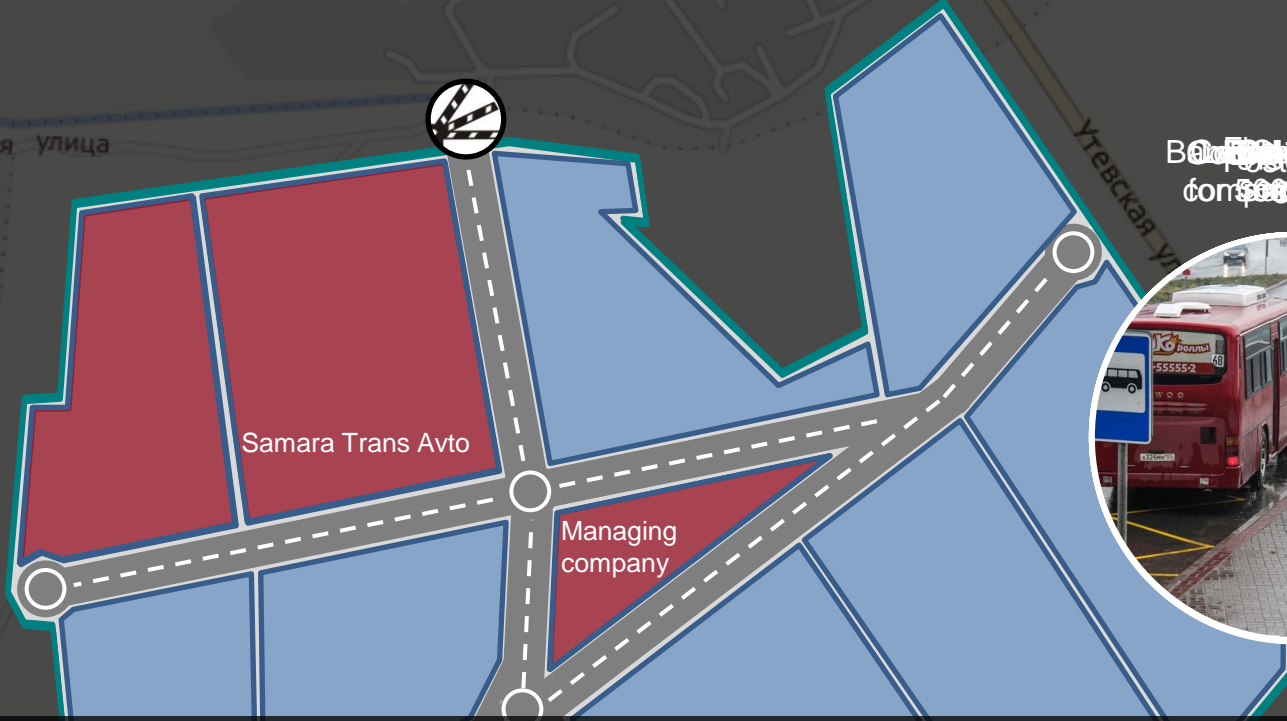
ТЕХНОПАРК

OJSC "Technopark" is the authorized company of the Government of the Samara Region as a managing company

- Development of the project area planning and marketing strategy of the industrial park
- Execution of contracts on technical connection, investment contracts
- Organization of utility and transportation infrastructure to the borders of investor's land plot
- Management and operation of engineering facilities of the industrial park

Новоленинская улица

Утевская ул
Bus stop and taxi
for services



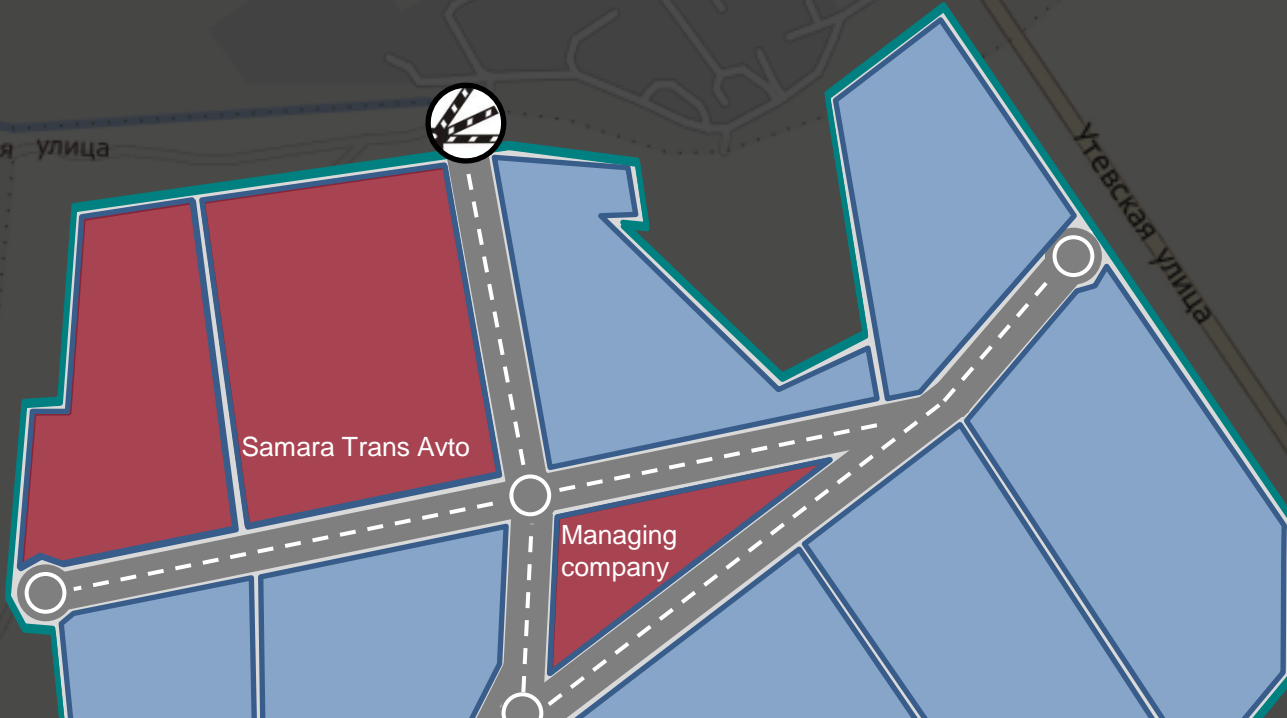
ТЕХНОПАРК

The managing company "Technopark" provides additional services for the tenants

- ◆ Conference hall
- ◆ Exhibition site
- ◆ Post office
- ◆ Legal support center
- ◆ Bank and insurance company offices
- ◆ Cafe
- ◆ Shops
- ◆ Cleaning
- ◆ Complex guard
- ◆ Fire safety services
- ◆ Parking lot for 500 vehicles
- ◆ Bus stop and taxi

лица

P226



ТЕХНОПАРК

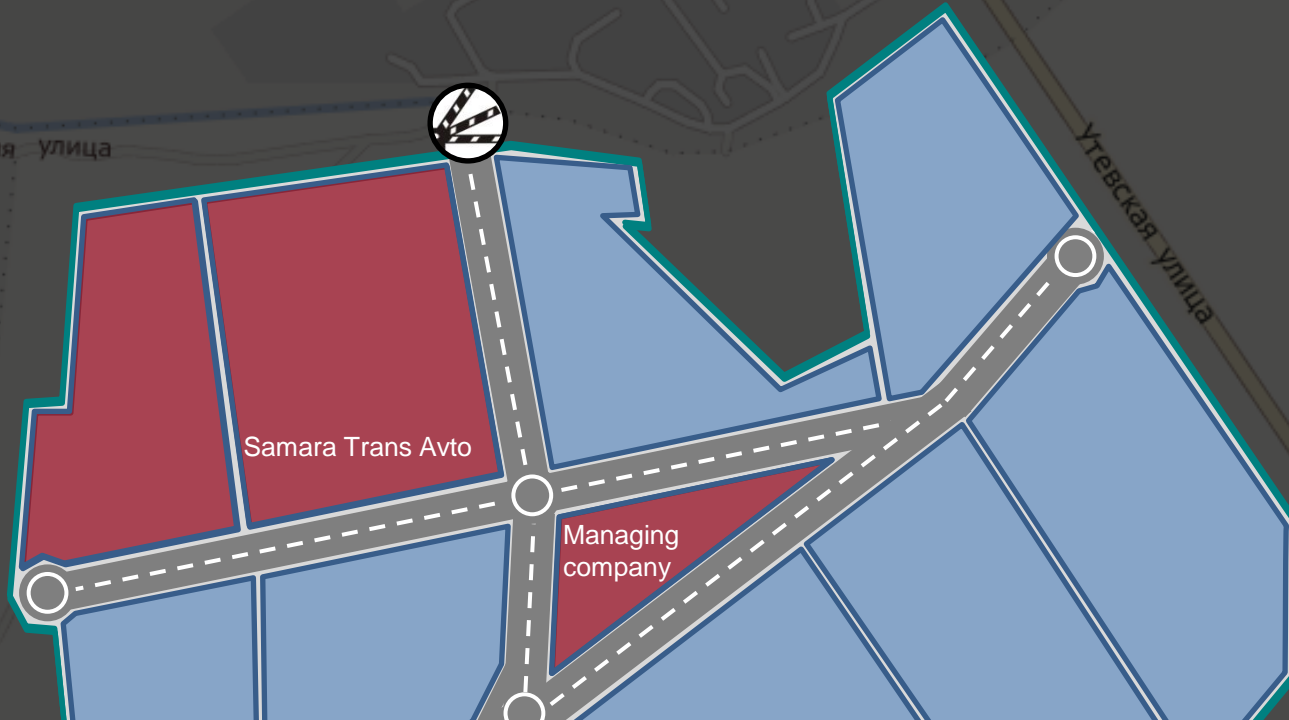
Conditions for land plot provision



- ◆ Land plot area **Min. 2 ha**
- ◆ Acquisition of the right to rent the land plot **Compensatory assignment of the right to use**
- ◆ Buyout of the land plot **As per cadastral cost, after commissioning of the plant**

Юбилейная улица

P226

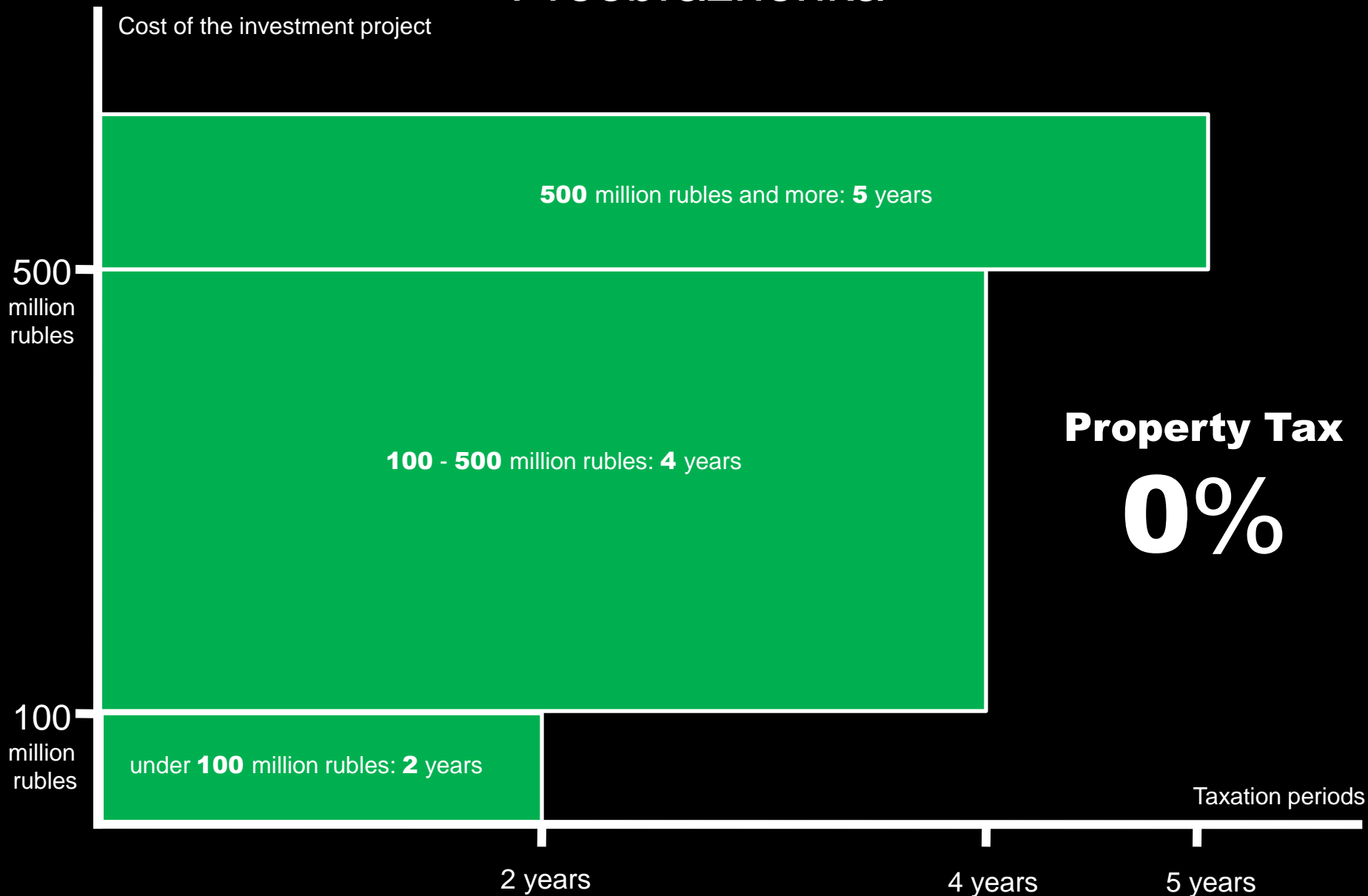


ТЕХНОПАРК

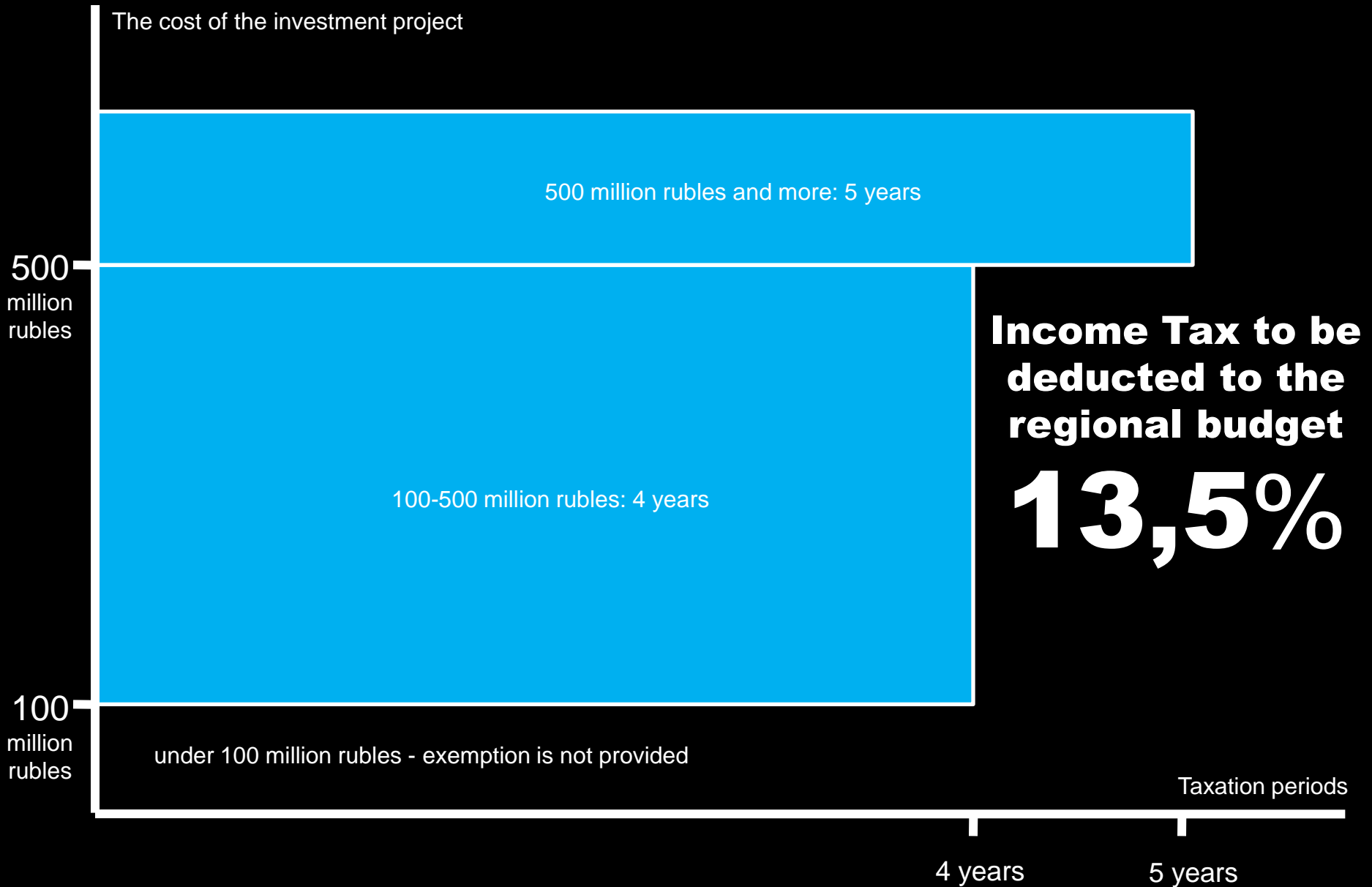
The cost of the land plot includes:

- ◆ Organization of connection points for utility networks at the border of the site
- ◆ Guaranteed provision of the required capacity of the networks
- ◆ Approaching motorway with hard coating 7 m wide, with an exit to the Tenant's premises

Preferences for tenants of industrial park “Preobrazhenka”



Preferences for tenants



Standard industrial locational requirements

1 Company requirements

2 Production requirements

3 Construction requirements

4 Industrial effluents requirements

5 Rainwater requirements

Standard requirements for industrial enterprises

1

Registration of legal entity on the territory of the Volzhsky Municipal District of the Samara region

2

High-tech production with minimal industrial emissions into the environment

3

Construction period is not longer than 2 years

4

Treatment of industrial wastewater of the plant up to the standards imposed on domestic wastewater

5

Rainwater treatment up to the standards required for the disposal into the surface water



BOSCH

**Plant for production of
automotive components**

» Amount of investment
75 million Euro

» Number of jobs
750

Managing
company

ROBERT BOSCH
GmbH

Area of
constructed facility
(Phase I)

28 500 m²

Ленинская улица

Юбилейная улица

226





BOSCH

Plant for production of automotive components

Stages of project implementation



Jul, 2013

Acquired the land plot



Jul, 2013

Execution of the investment memorandum



Sep, 2013

Obtained permit for construction

Managing company

ROBERT BOSCH GmbH

Area of constructed facility (Phase I)

28 500 m²

Ленинская улица

Юбилейная улица

226





The Government of the Samara Region



Managing Company
OJSC "Technopark"



The Ministry of Economic Development,
Investment and Trade of the Samara Region



Administration of the Volzhsky
Municipal District of the Samara Region

General Director,
OJSC "Technopark"

Sergey G. Popov

Deputy Minister of Economic
Development, Investment and Trade of
the Samara Region

Oleg V. Mayorov

Head of the Volzhsky
Municipal District of the Samara Region

Alexander V. Balandin

34 A Moskovskoe Shosse, Bldg. 3 B,
Office 22
+7 (846) 267-44-00

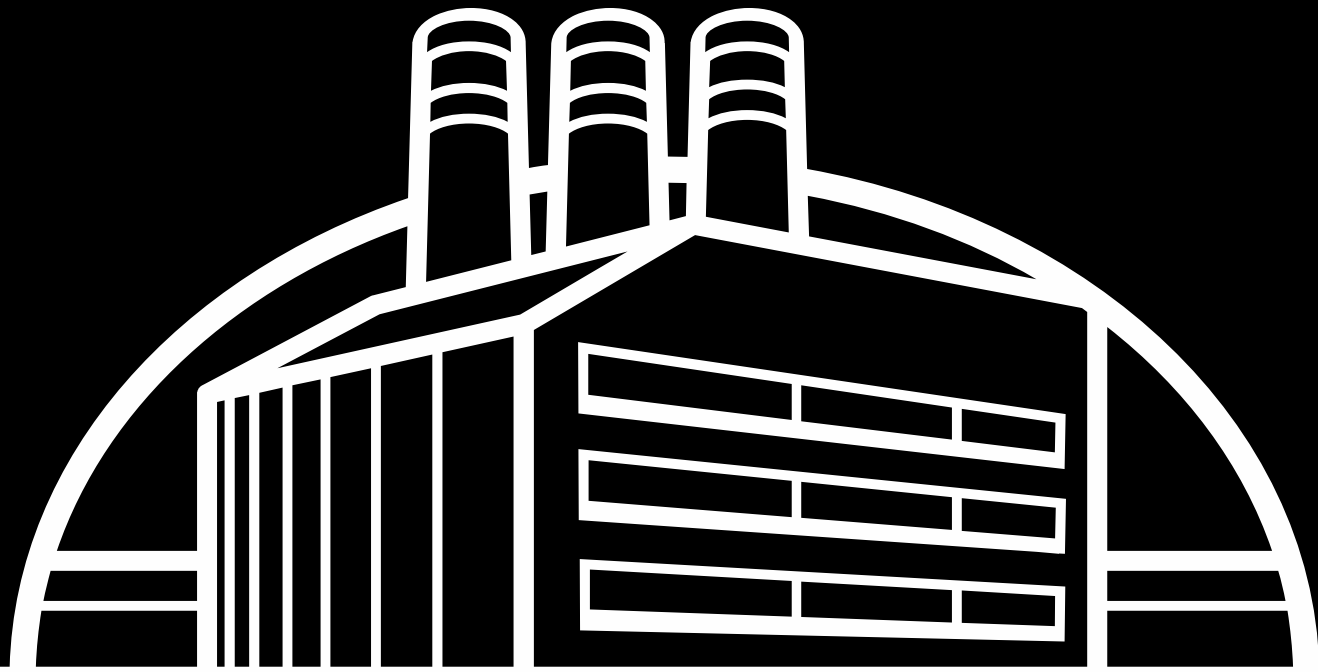
info@technopark-samara.ru
<http://industrial63.ru>

210 Molodogvardeiskaya Street, Office 456
+7 (846) 332-81-60

MayorovOV@economy.samregion.ru

12 V Dybenko Street
+7 (846) 260-33-35

v-adm@samtel.ru



PREOBRAZHENKA

**INDUSTRIAL
PARK**