



Industrial park «Kalush Industrial HUB»

Mission

To create and develop high-tech and full-service infrastructure, conditions for sustainable business development in accordance with resident's requirements

Goals

70 000 sq. meters industrial, warehouse and offices areas

\$20 millions investment into premises and infrastructure

1 200 new jobs created



AREA PREFERENCES



- ▶ Close proximity to EU borders
- ▶ Well-developed transport infrastructure
- ▶ International airport in the region
- ▶ Available industrial land plots
- ▶ Customs office within the city
- ▶ Technical school availability
- ▶ Engineering workface background
- ▶ High quality of life and leisure activity

Location & Human resources

Location



- located uptown
- close location to the highway
- railway (possibility to rebuild)
- city transport (bus-stop)

Population & Workforce



- Population
 - 66 100 - Kalush city
 - 650 000 - city+R40km
- Workforce
 - 42 100 - Kalush city
 - 650 000 - city+R40km

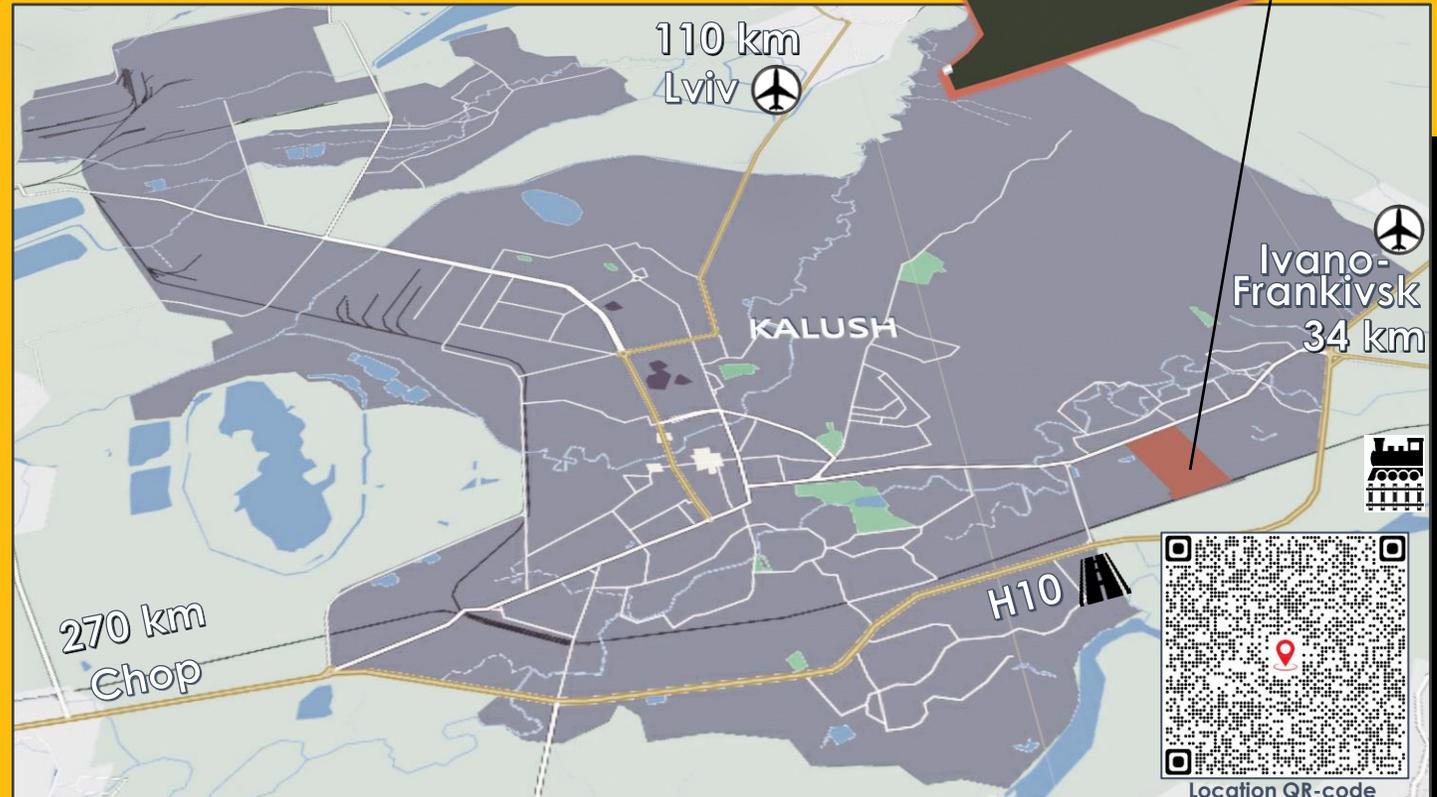
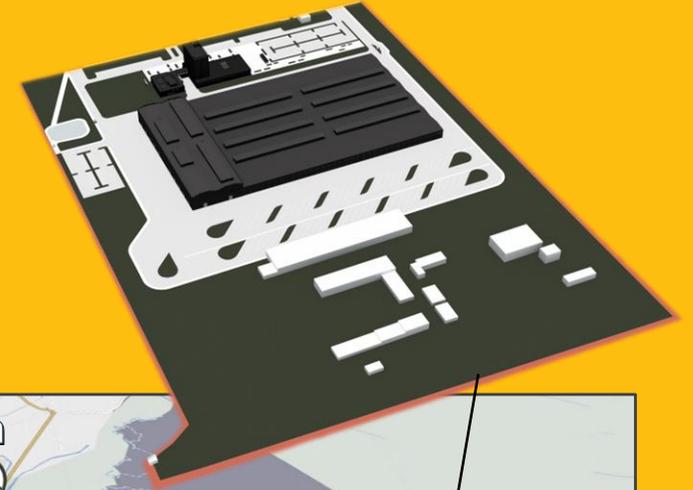
Education



- 1750 students (total in city)
- 3 universities and tech. schools



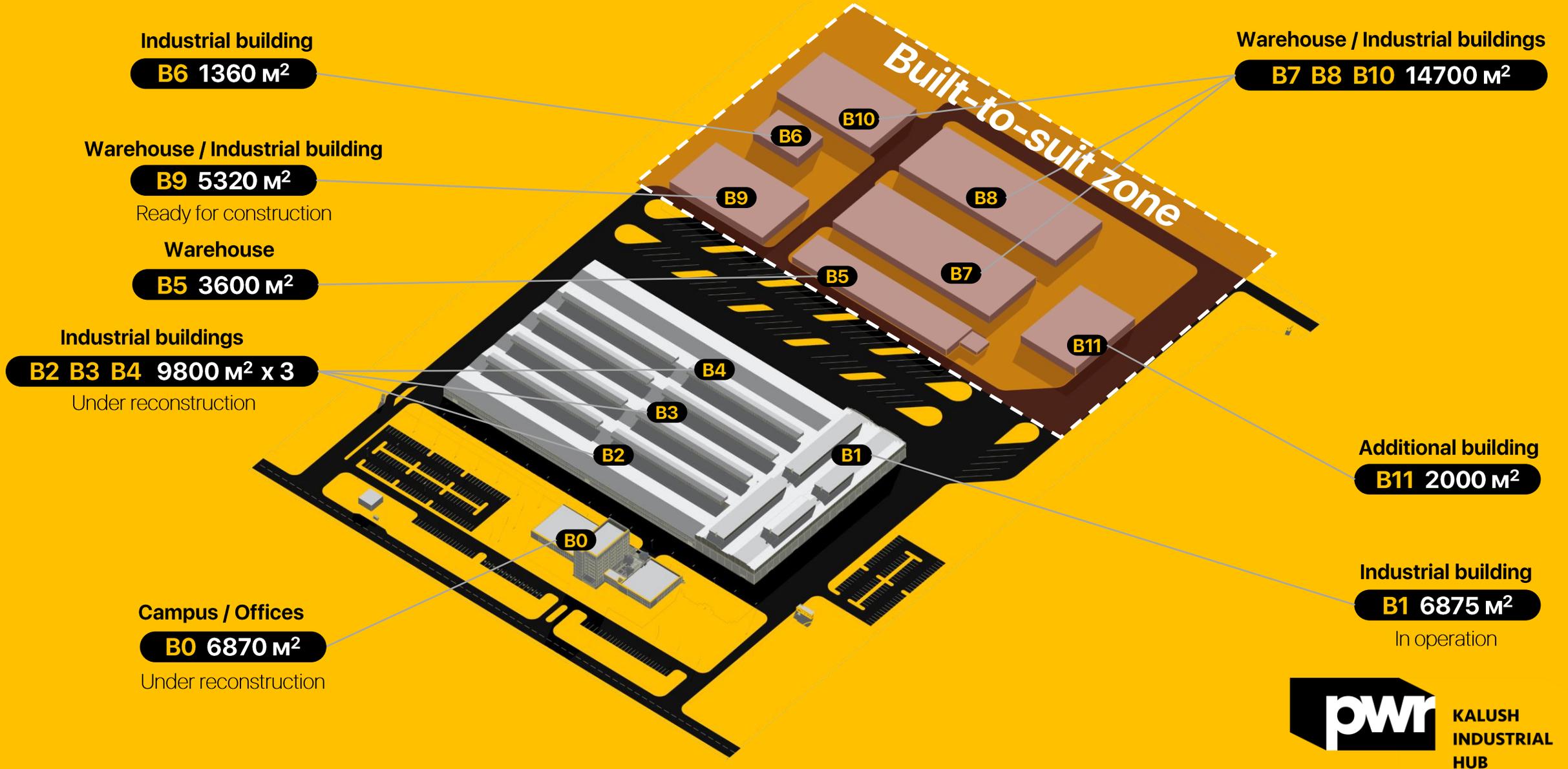
49,0245 N / 24,4099 E



Location QR-code

Industrial Park Map

Built-to-suit space could be designed according to the resident requirements



AVAILABLE FACILITIES

Warehouse / Industrial building



In operation

-  6875 m² – building area (144m x 48m)
-  Concrete/iron frames
-  12m - height of building
-  walls - sandwich panels 100mm
-  roof - concrete panels
-  6 gates for truck loading/unloading
-  6 t/m² – floor loading capacity



Industrial building



Under reconstruction

-  29472 m² – building area (6 x 210m x 24m)
-  Iron frames
-  7,4m - working height of building
-  walls - sandwich panels 100mm
-  roof - sandwich panels
-  10 gates for truck loading/unloading
-  4 t/m² – floor loading capacity

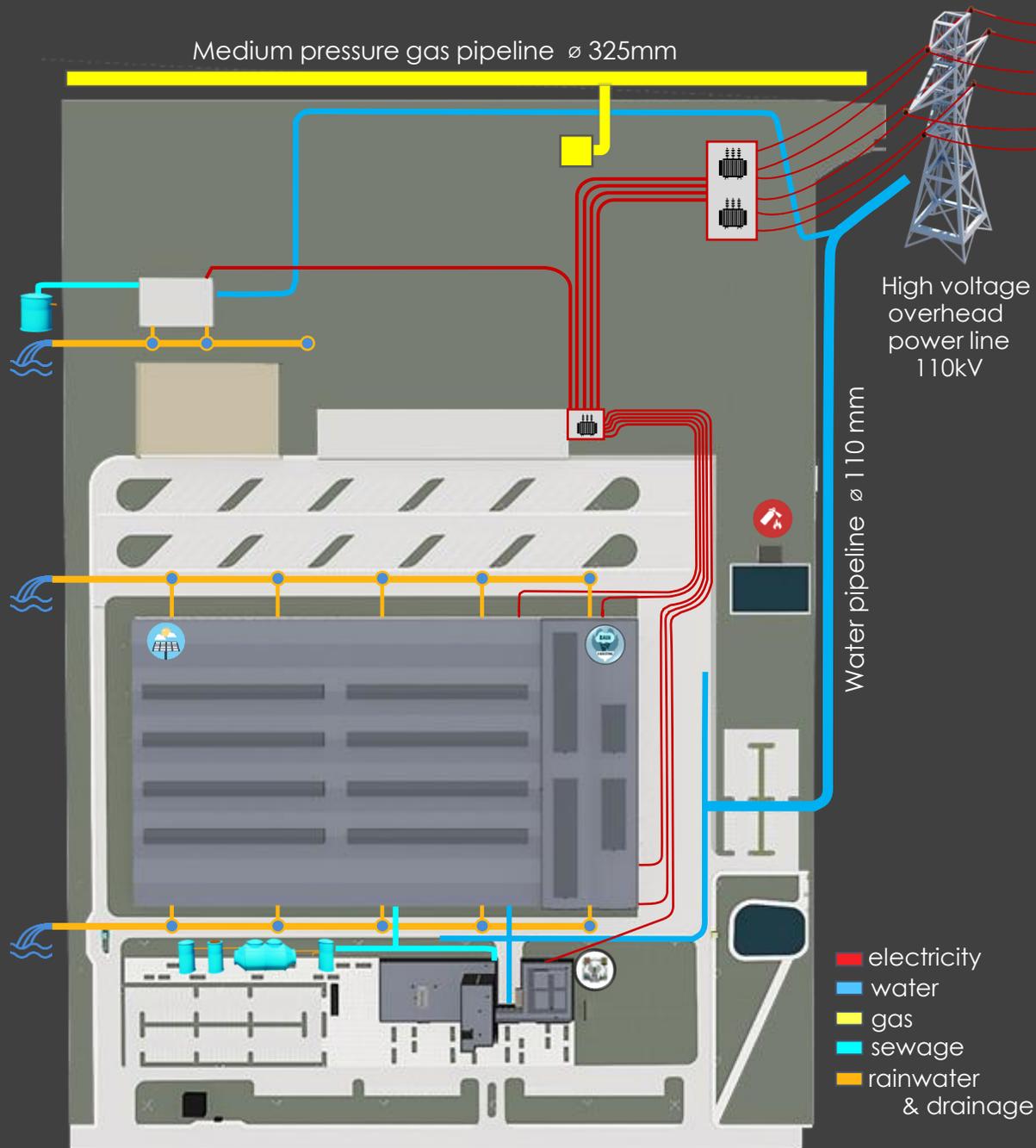


Warehouse / Industrial buildings



Ready for construction

-  5320 m² – building area (96m x 24m / 96m x 36m)
-  Iron frames
-  11,2 / 7,4m - working height of building
-  walls - sandwich panels 100mm
-  roof - sandwich panels
-  8 gates for truck loading/unloading
-  6 t/m² – floor loading capacity



Electricity

High voltage power (110 kV)
 2 transformers - 10 000 kW
 Input power - 12 Megawatt

Gas

Medium pressure pipeline
 Pipe diameter - 325 mm
 Throughput - 24 120 m³/hour

Water

New polyethylene pipeline
 Pipe diameter - 110 mm
 Throughput - 56 m³/hour

Sewage & drainage

Local treatment system
 Capacity - 5 m³/date
 Renovation of treatment and drainage systems

-  Fire fighting pump station and water tank
-  Telecommunications (Internet & phone connection)
-  Rainwater harvesting system
-  Solar (roof mounted) panels system

Kalush Industrial HUB has official status, registered in the **State Industrial Park Registry** and that gives state **preferences** for residents:

- ▶ free VAT & import duty for new equipment
- ▶ 10-year tax exemption
- ▶ preferential loan

Company can rent premises as a resident of Industrial Park or lead a separate business activity without resident status. In accordance with the contract and agreed conditions, we carry out the necessary construction and repair works to prepare the premises for operation .

PWR team is ready to assist in resolving all legal and administrative issues with local, regional / state bodies and institutions. Also, will be pleased to provide full support and necessary information for project analysis and calculations.



Additional services (to be discussed)

- 24/7 facility security (video surveillance / alarm)
- access system (transport / personnel)
- safety service
- cleaning and maintenance of the surrounding area
- maintenance of electrical networks and pipelines
- logistics services (delivery, unloading, loading, customs clearance)
- rental of special equipment (truck, forklift, tower)
- repair and installation services
- telecommunication services (Internet, local network)



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**KALUSH
INDUSTRIAL
HUB**