ODESA REGIONAL STATE ADMINISTRATION

INVESTMENT PASSPORT

ODESA REGION

Investor interests - community interests, region, state

Invest in Ukraine NOW

Dear friends!

Nice to meet all of you, who is interested in investing in the Odesa region - the largest region of Ukraine with a strong investment potential, due to transport and logistical opportunities, attractive tourist facilities, high agricultural capabilities and, most importantly, intellectual human resources.

Our authentic and unique region is famous for its storied history and distinctive traditions. There are more than 130 nationalities living here in peace and harmony.

Today domestic and foreign investment projects are successfully implemented in the Odesa region almost in all the spheres, especially in agricultural infrastructure, food industry. Logistics and alternative energy sector.

The priority of our activity is effective implementation of investment opportunities of the territorial communities in the region, which are based on their competitive strengths and prevalent resources.

We take a proactive position in mobilizing these initiatives and working together with the representatives of the business community.

I am totally convinced that you will find reliable partners in the Odesa region, and the authorities will extensively promote the implementation of investment initiatives.

Yours faithfully,
Head of the Odesa Regional
state Administration

Serhii Hrynevetskyi

Area: 33,3 thousand sq. km, 5,5% of the territory of Ukraine

The sea coast of the Black Sea is extended t
300 km in the region

Favorable geographical location

Membership in major European interregional organizations

Assembly of European Regions (AER)

Association of European Border Regions (AEBR)

Euroregion “Lower Danube”

Conference of Peripheral Maritime Regions (CPMR)

Assembly of European regions Wine-Producing регіонів (AEWP)

The administrative center is Odesa

7 districts

1123 villages

19 towns

91 territorial communites

Population - 2 368.1 thousand people

Gross regional product
(for 2019) - UAH 197,153.0 million
per 1 person - UAH 82,879

ODESA REGION

Highly developed industrial complex

Logistic center of Ukraine

Dynamically growing IT industry

High potential in the countryside economy

Favorable geographical location

Promising tourist complex

Scientific, educational and production bases

LOGISTIC CENTER

Powerful intersectoral transport complex of the Odesa region is represented by all modes of transport: rail, road, water (sea and river), pipeline, aviation, electrical (communication)

7 largest ports of Ukraine and access to the main river routes - Danube, Dniester, Dnieper

5 international transport corridors: Cretan 7th and 9th corridors, TRACECA transport corridor (Europe-Caucasus-Asia), Baltic-Black Sea corridors and Black Sea ring transport corridor - transport corridor around the Black Sea of the Black Sea Economic Cooperation (BSEC)

2020

Number of enterprises in the industry - 2.3 thousand units

UAH 4.3 billion of capital investments have been disbursed

Employees - 48 thousand people

Labor costs - UAH 7.7 billion

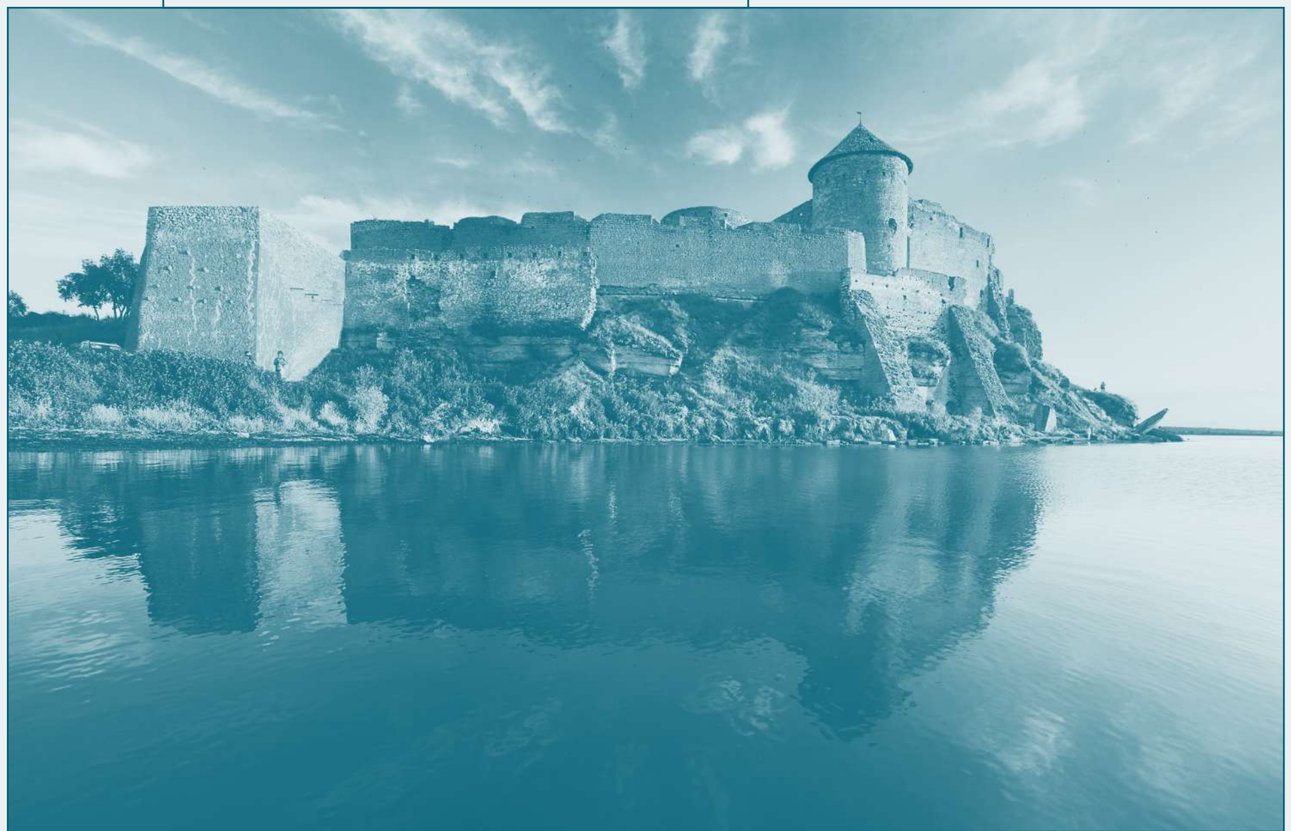
The network of public roads is 8328.325 km, including 2801.8 km of state importance

Odesa International Airport (IATA: ODS, ICAO: UKOO) is a leader in air transportation in Ukraine, a new runway introduced in 2021 is capable of accepting category D aircraft such as Boeing-767 wide-body airliners, ICAO category III

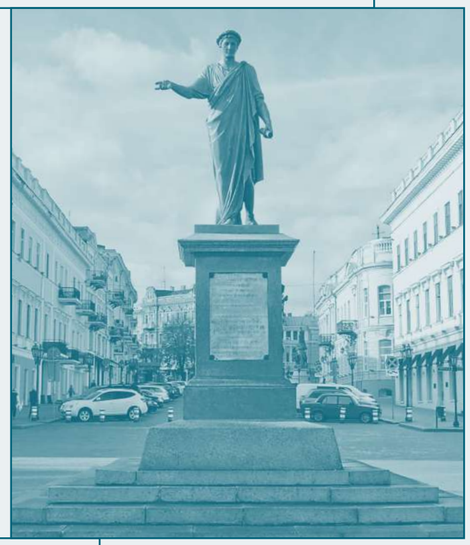
Feature Odesa Railway - its seaside and border Location

TOURIST POTENTIAL

The main natural resources of the Odesa region, which are widely used in the practice of spa treatment, belong to the unique climatic zones of the Black Sea coast, therapeutic mud and brine Budaksky (Shabolatsky), Kuyalnitsky, Tiligul, Hadzhibey estuaries and Tuzla group of lakes (Shagany, Alibey, Burnas), as well as sources of various mineral waters



Unique monuments of archeology, history, architecture and urban planning have been preserved in the region: excavations of ancient cities of Thira and Nikonia, remains of ancient Roman fortifications "Trajan's Wall", medieval Akerman Fortress, mysterious catacombs, famous Potemkin Stairs and the pride of the Odesa academic theater opera and ballet, which in terms of beauty and acoustic features is one of the top-5 best theaters in the world



170 km of sandy beaches

More than 1000 objects of tourist and recreational infrastructure (hotels, recreation centers, sanatoriums, wellness centers)

About 4.5 thousand of archeologic, historical and architecture monuments

125 objects nature reserve fund

IT SERVICES MARKET

Total number of operating businesses in the IT sphere - 12263 units, including:

number of physical persons-entrepreneurs - 11535 persons
number of legal entities - 728 units

2020

The volume of sales services - UAH 8808.4 million, with:

individuals-entrepreneurs - UAH 7509.7 million
legal entities - UAH 1298.7 million

Higher educational institutions of the Odesa region in which one can get a degree in IT :

Odesa Polytechnic National University
State University of Intellectual Technology and Communications
Odesa State Academy of Civil Engineering and Architecture
Odesa National Academy of Food Technologies
Odesa National Maritime University
Odesa National University named after I.I. Mechnikov
National University "Odesa Law Academy"

Leading companies are IT companies founded by entrepreneurs of the Odesa region:

Main activities and achievements

RReaddle - creates programs for working with documents and mail, developes of Documents, Scanner Pro, PDF Expert, Calendars, Spark mail client

Netpeak - specializes in search engine optimization, contextual advertising on social networks and search engines

Intersog - develops mobile and web applications for customers in technology, medical, financial, logistics, automotive and other sectors

KeepSolid - creates applications related to data protection on the Internet, the most popular product KeepSolid - VPN Unlimited application,

ComboApp - develops full-cycle communication and marketing solutions for the global mobile market

Augmented Pixels - a leader in the development of accurate geolocation, augmented reality navigation and crowdsourcing of 3D maps
Adtelligent works in the field of advertising technologies

Apostera is a developer of a navigation system for the automotive market with a focus on the real world

Codeska - covers the full project development cycle: from idea to support of functioning products for transport, forwarding and surveying companies

Attract Group develops web projects of various complexity, CRM / ERP / HRM systems, mobile applications for Android and iOS

AB Soft is a development center for RingCentral, a leading US provider of modern cloud telecommunications services.

SUCCESSFUL AND WORLD FAMOUS ODESA STARTUP AS:

- mobile app Looksery
- app ReaddleDocs for iPhone
- mobile Clickky applications
- 3DLOOK application
- Kwambio online platform
- service electronic textbooks (pidruchnik.ua)
- AgriEye platform
- Powow AI -> Sembly AI

There are such offices in Odesa international IT companies:

Luxoft, DataArt, Ciklum, EPAM, Provectus, Intellias Capgemini Engineering Ukraine, Infopulse, Sigma Software, Netcracker, Ubisoft, AUTODOC, Plarium, Andersen, Nexteum, Beetroot, Oracle, Lucky Labs, XMLLogistic, WyZoo, VITech, The Product Engine, Serpstat, AgileEngine, Stairway Soft, XOVI GmbH, 1000geeks, Intersog, Intetics, DataRobot, Rakuten, Powow AI.

IT community of the Odesa region unites the IT Family cluster -

public organization created as a single platform for communication and exchange of experiences between companies, development of IT education, conducting IT market research and cooperation with government agencies

Odesa IT Family: IT Wave projects are a series of conferences for small and medium IT businesses;
IT Cup - cyber tournaments among companies; brunches for top managers; Odesa IT Research - IT market research of the Odesa region; charitable projects together with the Monster Corporation

INDUSTRY IN THE ODESA REGION

Odesa region is a highly developed industrial region, whose industry plays a significant role in the structure of the real sector of the economy

2020

The total number of enterprises is 2.4 thousand units (9.4% of the total number of enterprises of the region of all types activities and forms of ownership)

Industrial complex in the Odesa region is represented production enterprises:

- vegetable and animal fats;
- dairy products;
- meat and meat products;
- wine and cognac products;
- vegetable and fruit juices;
- fish, crustaceans and molluscs;
- chemicals and chemical products;
- wires and cables;
- television receivers, meters electricity;
- optical and mechanical equipment;
- refrigeration equipment, etc.

INDUSTRIAL PARKS IN THE ODESA REGION

IPark

Industrial park "iPARK", founded by Andriy Stavnitser and Valentyna Mushynska was registered in the List of industrial parks of Ukraine on September 01, 2014.

Location and land plot: village Vizyrka (Odesa district, Odesa region), total area 16.0 ha.

Functional designation: integration of production, logistics and various auxiliary functions on the container terminal technology.

The objective advantage of this industrial park is developed infrastructure, managing company assistance in receiving required permits and the only customs zone with the container terminal TIC.

The management team has a full understanding, how to use the infrastructure of the South Sea region, the investment advantages of the region, in order to ensure the maximum growth of the business.
IPARK provides investors with fully prepared industrial, engineering, transport and customs infrastructure.

contact information:
+38 (067) 517-80-69,
+38 (0482) 300-711;
Email:
berestenko.vladyslav@gmail.com
vberestenko@tis.ua

Podilsk

The industrial park "Podilsk", initiated by the Podilsk city council, was registered in the List of industrial parks of Ukraine on March 22, 2019.

Location and land plot: Podilsk, Odesa region, total area 31.0704 ha (land plot in communal property).

Functional designation: processing industry sectors (primary and secondary processing of all agricultural resources, food production etc.);

logistics (creation of a transport-logistics center with possible opening of a customs licensed warehouse), support services.

contact information:

+38 (0486) 240-156;
email: 1_zmgkot@ukr.net;
+38 (0486) 240-164;
+38 (073) 071-23-00,
email: oepts@ukr.net

AGRICULTURAL COMPLEX

Odesa region is one from the largest agricultural regions of Ukraine

Land fund of the region is 3,3 million ha including 2,6 million ha agricultural lands

2020

Odesa region is the leader in the elevator rating capacities of Ukraine - 5,4 million tons

2020

The total number of rural enterprises, forest and fish farms – 4.3 thousand units

2020

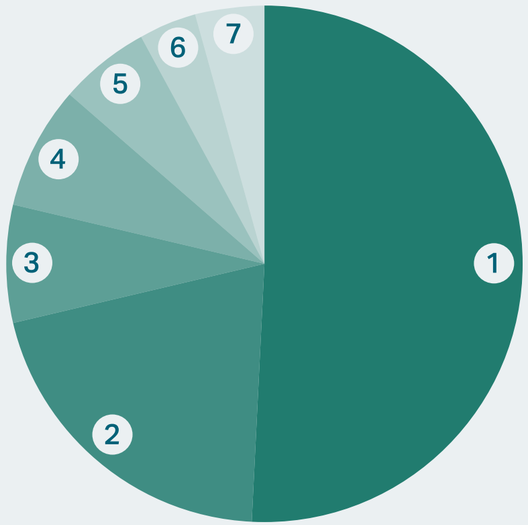
Mastered capital investment - 1.1 billion UAH

The main specialization of agricultural enterprises in the region:

- **Crop production: cultivation cereals, sunflower, developed viticulture, horticulture, vegetable growing**
- **Livestock: production of meat, milk, eggs**
- **Products sold in 2020 by UAH 15.3 billion**
- **Employees - 24 thousand people**

FOREIGN ECONOMIC ACTIVITY

2020



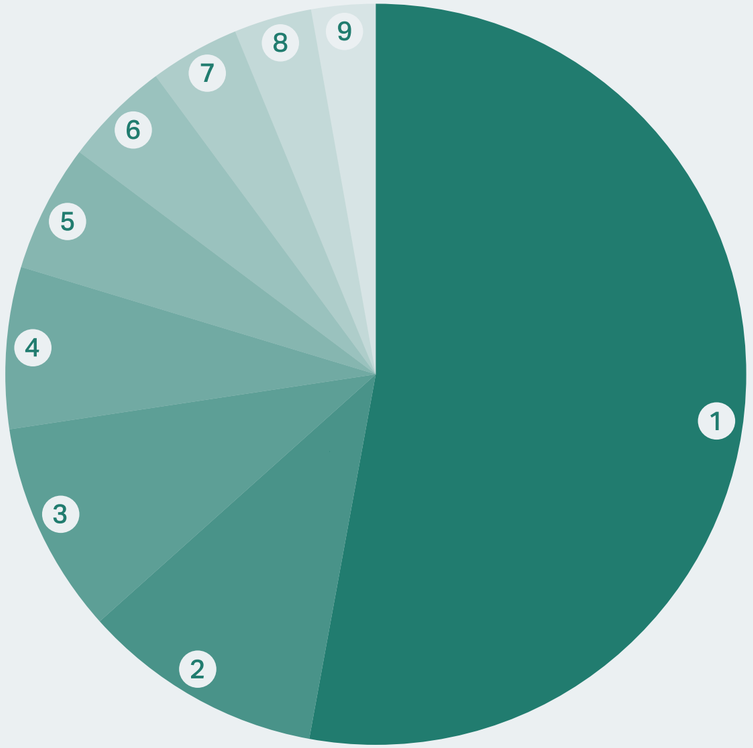
The basis of the commodity structure exports of the region were:

1. products of plant origin – **600,7 million USD**
2. animal or vegetable fats and oils origin – **281,0 million USD**
3. land vehicles, aircraft, floating vehicles – **100,4 million USD**
4. machines, equipment and mechanisms, electrical technical equipment – **99,7 million USD**
5. ready-made food products – **86,8 million USD**
6. base metals and products of them – **57,0 million USD**
7. chemical and related productsindustries – **56,9 million USD**

Foreign trade turnover of the Odesa region - 3.6 billion USD, including:
exports of goods - 1.4 billion USD
imports of goods - 2.2 billion USD

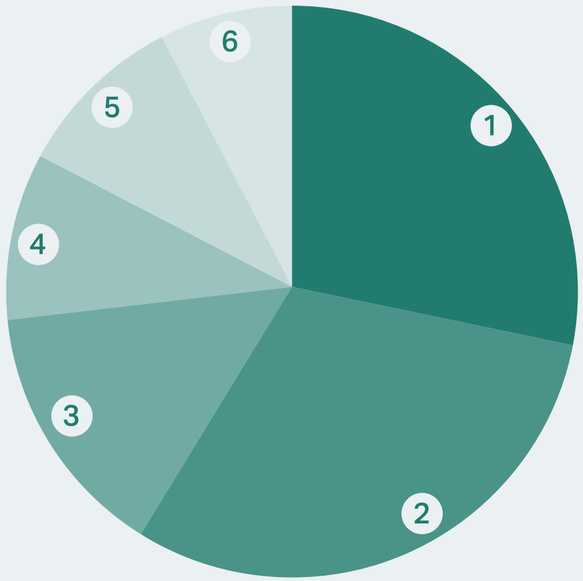
The largest volumes of exports deliveries were made to partner countries:

1. Turkey – **132,1 million USD**
2. Egypt– **87,4 million USD**
3. China – **68,7 million USD**
4. Bangladesh – **42,4 million USD**
5. Moldova– **41,2 million USD**
6. India– **41,1 million USD**
7. Bulgaria– **40,5 million USD**
8. Poland– **31,4 million USD**
9. Spain– **31,4 million USD**



FOREIGN ECONOMIC ACTIVITY

January-November 2021



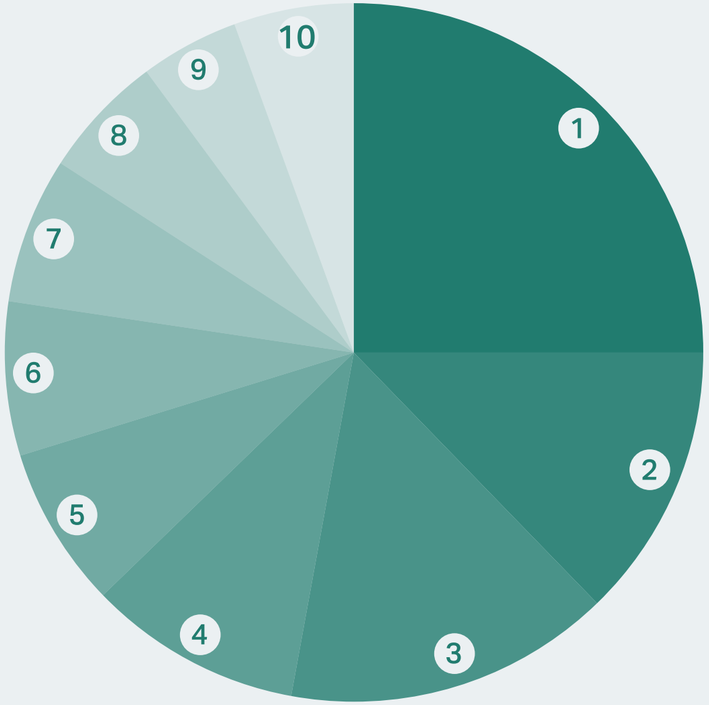
The basis of the commodity structure exports of the region were:

1. products of plant origin – **640,2 million USD**
2. animal or vegetable fats and oils origin – **394,7 million USD**
3. ready-made food products – **118,2 million USD**
4. base metals and articles thereof – **92,5 million USD**
5. machines, equipment and mechanisms, electrical equipment base metals and articles thereof – **91,1 million USD**
6. land vehicles, aircraft, floating vehicles – **61,9 million USD**

Foreign trade turnover of the Odesa region - $ 3,6 billion USD, including:
exports of goods - 1,5 billion USD
imports of goods - 2,1 billion USD

The largest volumes of exports deliveries were made to partner countries:

1. China – **110,9 million USD**
2. Netherlands – **79,9 million USD**
3. Turkey – **79,7 million USD**
4. India – **63,3 million USD**
5. Egypt – **53,7 million USD**
6. Moldova – **52,7 million USD**
7. Saudi Arabia – **47,4 million USD**
8. Indonesia – **41,7 million USD**
9. Italy – **40,9 million USD**
10. Spain – **37,7million USD**



DIRECT FOREIGN INVESTMENTS IN THE ECONOMY OF THE ODESA REGION

million USD

The total amount of foreign direct investments in the Odesa region		
	on 12/31/2020	on 09/30/2021
total	1 789,5	1906,3
including instruments of participation	1 116,7	1210,5
of which by type of economic activity:		
transport, warehousing, post office and courier activities	505,5	540,1
industry	332,3	371,5
real estate transactions	106,6	111,6
financial and insurance activities	50,6	55,8
wholesale and retail trade; repair motor transport vehicles and motorcycles	42,2	50,4
other types of economic activity	79,5	81,1

LEADING INVESTORS IN THE ODESA REGION

Delta Wilmar

Olimpex Coupe Int

GURiS

Allseeds going forward

UKRAINE POWER RESOURCES

Cargill

HHLA CTO

Puratos Reliable partners in innovation

BIR LET'S WORK TOGETHER DESIGN & ENGINEERING

TIS

GLENCORE

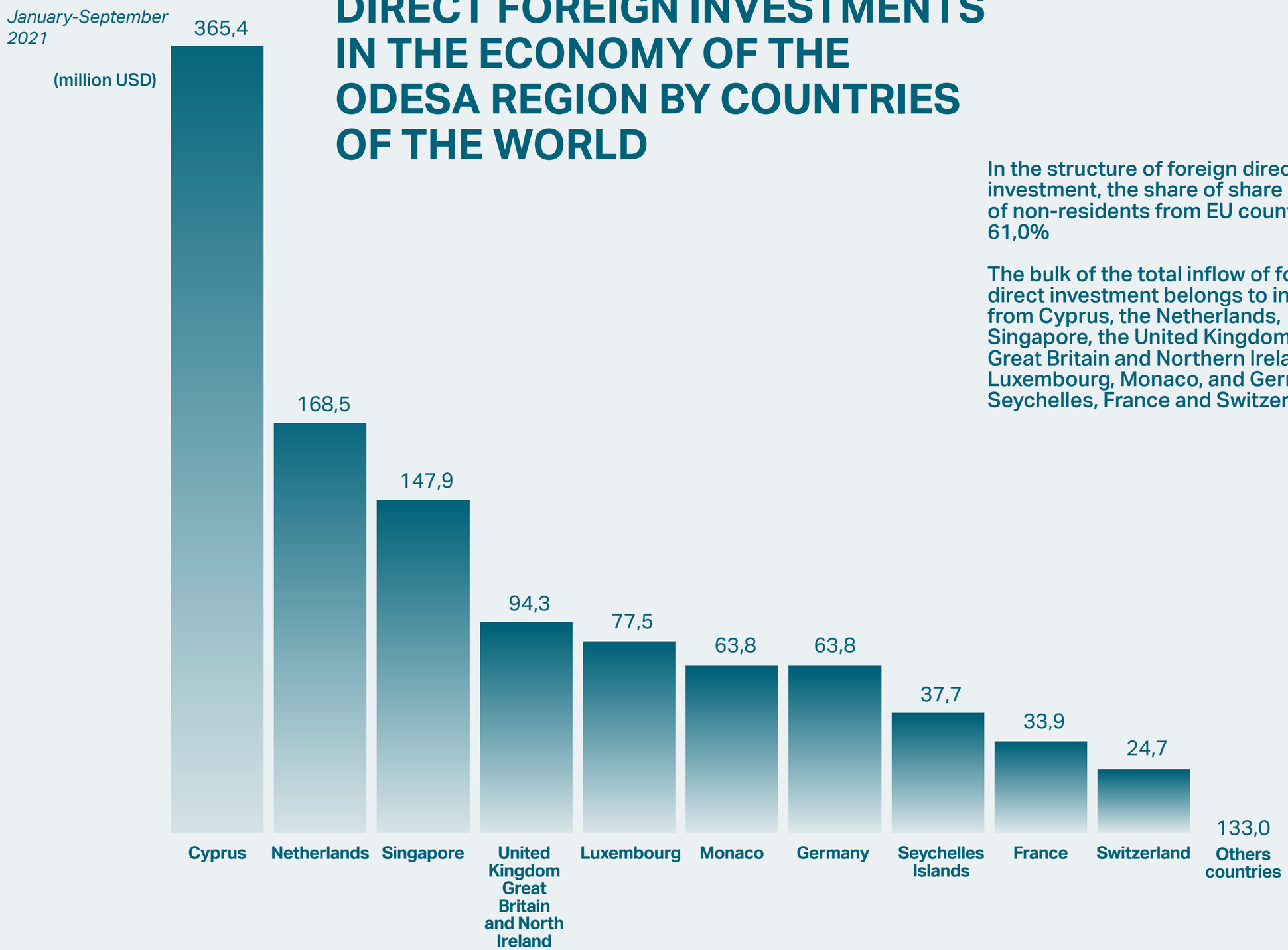
BROOKLYN - KIEV

RISOIL

KERNEL

Vitmark

DIRECT FOREIGN INVESTMENTS IN THE ECONOMY OF THE ODESA REGION BY COUNTRIES OF THE WORLD



In the structure of foreign direct investment, the share of share capital of non-residents from EU countries is 61,0%

The bulk of the total inflow of foreign direct investment belongs to investors from Cyprus, the Netherlands, Singapore, the United Kingdom of Great Britain and Northern Ireland, Luxembourg, Monaco, and Germany. Seychelles, France and Switzerland

BENEFITS FOR INVESTORS

The Law of Ukraine “On the Foreign Investment Regime” (Article 23) and the Customs Code of Ukraine (Article 287) stipulate that goods (except for goods for sale or use for purposes not directly related to business activities) are imported into the customs territory Ukraine for a period of at least three years by foreign investors for the purpose of investing on the basis of registered agreements (contracts) or as a contribution of a foreign investor to the authorized capital of an enterprise with foreign investment, are exempt from import duties.

The Law "On State Support of Investment Projects with Significant Investments in Ukraine" provides for the provision of state support to Ukrainian and foreign investors in order to attract investment funds for economic development

INVESTMENT PROJECT WITH SIGNIFICANT INVESTMENTS

must meet the following requirements:

1. be sold in the processing industry (except for activities for the production and circulation of tobacco products, ethyl alcohol, cognac and fruit, alcoholic beverages), extraction for further processing and / or enrichment of minerals (except coal and lignite, crude oil and natural gas), waste management, transport, warehousing, postal and courier activities, logistics, education, scientific and technical activities, health, arts, culture, sports, tourism and resort and recreational areas;

2. the project must provide for the construction, modernization, technical and / or technological re-equipment of investment objects in certain areas, purchase of necessary equipment (equipment) and components for it;

3. creation during the project implementation period of at least 80 new jobs with an average salary of employees, the amount of which is at least 15 percent higher than the average salary for the relevant activity in the region where the project is implemented for the previous calendar year;

4. the amount of investment in investment objects during the project implementation period must exceed the amount equivalent to 20 million euros;

5. the term of implementation of an investment project with significant investments does not exceed five years.

BENEFITS FOR INVESTORS

STATE SUPPORT INVESTMENT PROJECTS WITH SIGNIFICANT INVESTMENT

can be provided to the investor in the following forms:

1. exemption from January 1, 2021 to January 1, 2035 from VAT taxation of operations on import by an investor into the customs territory of Ukraine of equipment for the implementation of an investment project within the framework of a special investment agreement;

2. exemption from taxation of income tax of the investor's enterprise with significant investments after the commissioning of the object of investment project implementation for five consecutive years within the term of the special investment agreement;

3. exemption from import duty on equipment imported by the investor in the framework of the investment project. The list and volumes of such goods are approved at the governmental level simultaneously with the conclusion of a special investment agreement;

4. establishment by local governments of the land tax rate and rent for land of investors implementing a project with significant investments in a smaller amount or exemption from payment of this tax;

5. ensuring at the expense of state, local budgets and other sources not prohibited by law, the construction of related infrastructure (roads, communication lines, means of heat, gas, water and electricity, utilities, etc.), the necessary for the implementation of an investment project with significant investment.

The total amount of state support for an investment project with significant investments should not exceed 30 percent of the planned amount of investment under the project.

Support for the preparation and implementation of investment projects with significant investments is provided by the state institution "Office for Attracting and Supporting Investments"

INVESTMENT OFFERS IN THE ODESA REGION

public and private partnership, privatization

- Concession of the passenger complex in the seaport of the Odesa (berths №№ 15-20, sea station building, yacht complex, concert and exhibition hall, hotel, sea gallery)

- Development of transshipment capacities in the adjacent territory to the Shipyard "Ukraine" (reconstruction of berths №№13-c, 14-3 with dredging of the water area)
- Concession of the first and container terminal of SE "Sea Trade Port" Chornomorsk (berths №№ 1-6) in the sea port of Chornomorsk
- Concession of the railway and ferry complex of the state enterprise "Sea Commercial Port" Chornomorsk "(berths №№26-28)
- Reconstruction of the runway with artificial turf, platforms, outdoor lighting, light signal system, fence and improvement of the territory (I-III stages) of Izmail airport

INVESTMENT OFFERS IN THE ODESA REGION

public and private partnership, privatization

Privatization:
The only property complex of the state enterprise "Maritime Trade Ust-Dunaisk port"

Privatization:
The only property complex of the state enterprise "Belgorod-Dniester sea trade port"

Seaport "Pivdennyi"

- Construction of a universal reloading complex from three terminals (berths №№38, 38/1, 38/2)
- Construction of new berths №№ 11, 12, 12a and reloading complex
- Construction of new berths and a specialized liquefied natural gas transshipment complex

Maritime trade Reni Port

- Development of the reloading complex in the rear of berths №№ 34, 35, 36, 37
- Construction of a marina for RO-RO vessels in the seaport of Reni

INVESTMENT OFFERS OF TERRITORIAL COMUNITIES in the ODESA REGION

Berezivskyi district

Berezivska city territorial community

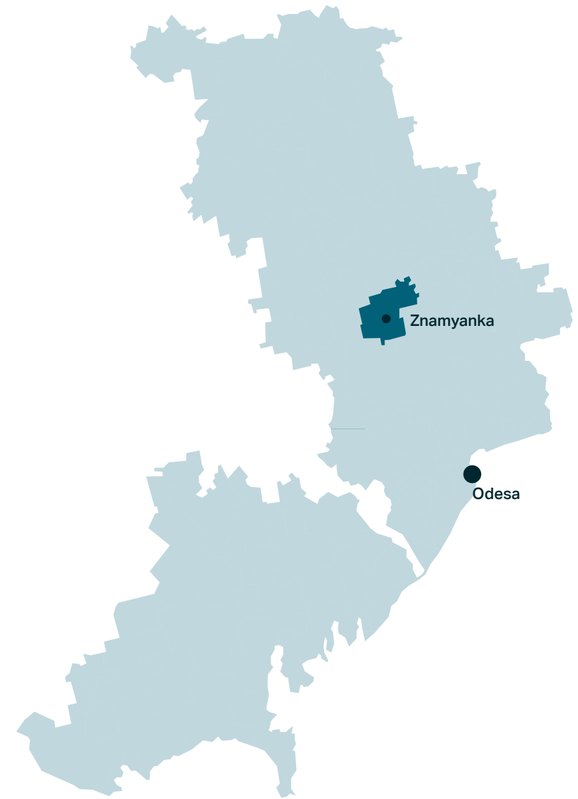
Administrative center, area, population	Address: Generala Plieva Square, 9 Berezivka, Berezivskyi district, Odesa region, 67300 Area of city territorial community: 882.1 km2 Population: 16 659 persons Contact phone number: (+380256) 2-18-62 Website: berezivka.odessa.gov.ua Email: miska.rada.berezivka@ukr.net
Distance to the administrative center of the region - Odesa, km	90
Infrastructure:	Berezivka railway station R-55 highway
Distance to:	Odesa Sea Commercial Port - 58 km Pivdennyi Sea Port - 80 km Chornomorsk Sea Port - 124 km Bilhorod-Dnistrovskyi Sea Port - 10 miles Odesa International Airport - 97.3 km
Gas and energy infrastructure development	14 settlements of the community are gasified with natural gas and 13 villages have no gasification. The electricity network covers all settlements of the community
Water supply and sewerage	All settlements of the community are connected to the central water supply system with total length of 135 km. The total number of wells is 41. 14 apartment blocks in Berezivka have access to central sewerage system.
Priority industries	Agricultural sector, processing industry

Investment benefits	According to the strategic documents of the Berezivska city territorial community, the priority areas for investment activities are: - processing of agricultural products, which will ensure efficient use of community resources in the field of agriculture; - trade and services - available potential of the community and processes of transformation of the national economy in Ukraine provide ample opportunities for the development of this area

INVESTMENT OFFERS

Investment site type BROWNFIELD:	**Name of the investment object –** cinema building «Peremoga» **Ownership –** communal **Total area –** 0.756 thousand sq.m. **Suggestions for the possible use of the investment object –** sports complex, shopping center **Conditions for transfer to the investor –** rent, sale	
Investment sites type GREENFIELD:	**Name, location – land stead Myslyvska Str., Berezivka, Odesa region (within the settlement boundary)** **The total area of the stead – 0,1 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
	Name, location – land stead Peremogy Str., Berezivka, Odesa region (within the settlement boundary) **The total area of the stead – 0,3840 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
	Name, location – land stead outside the Berezivka town territorial community **The total area of the stead – 48,0599 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
	Name, location – land stead outside the Berezivka town territorial community **The total area of the stead – 29,1106 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	

Name, location – land stead M. Hrushevskogo Str., Berezivka, Odesa region (within the settlement boundary) **The total area of the stead – 2,9737 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
Name, location – land stead M. Hrushevskogo Str., Berezivka, Odesa region (within the settlement boundary) **Загальна площа ділянки – 2,0665 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
Name, location – land stead outside the Berezivka town territorial community **The total area of the stead – 13,4544 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
Name, location – land stead outside the Berezivka town territorial community **The total area of the stead – 10,9727 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
Name, location – land stead Danilishyna Str., Berezivka, Odesa region (within the settlement boundary) **The total area of the stead – 0,6764 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	
Name, location – land stead Veduty Str., Berezivka, Odesa region (within the settlement boundary) **The total area of the stead – 0,4520 ha** **Proposals for possible land use – production activity** **Ownership – communal** **The form of transfer of the site to the investor – rent, sale**	



Berezivskyi district	
Znamyanska village territorial community	
Administrative center, area, population	Address: Likarniana Str., 9a, Village Znamyanka, Berezivskyi district, Odesa region, 67211, Area of village territorial community: 410.89 km2 Population: 8 537 persons Contact phone number: +(3804854)4-31-31 Website: znamyanska.gromada.org.ua Email: krasnoznamenka2016@gmail.com
Distance to the administrative center of the region - Odesa, km	75
Infrastructure:	E95 (M05) international highway
Distance to:	District center - 60 km The nearest railway station Rozdilna -23 km Odesa Sea Port – 75 km Pivdennyi Sea Port - 121 km Chornomorsk Sea Port - 94 km Bilhorod-Dnistrovskyi Sea Port - 147 km Odesa International Airport - 77 km
Gas and energy infrastructure development	Znamyanka village, Radisne township, Novoelyzavetivka village are 100% gasified. Other settlements have partial gasification with alternative fuels providing for the rest of energy needs. Znamyanka village witnesses installation of solar batteries and use of green energy.
Water supply and sewerage	There are 3 enterprises in the territory of Znamyanska community that provide housing and public utility services to consumers
Priority industries	Agriculture, trade and alternative energy
Investment benefits	Implementation of investment projects in the field of alternative energy and in the field of production industry

INVESTMENT OFFERS

Investment sites type BROWNFIELD:

Name of the investment object – land stead of the village Znamyanka, DRP-2 array, Berezivskyi district, Odesa region
Ownership – communal
Total area – 3,5 ha
Suggestions for the possible use of the investment object – construction of a car wash, shopping center
Conditions for transfer to the investor – rent

Name of the investment object – land stead Magistralna Str., Znamyanka, Berezivskyi district, Odesa region
Ownership – communal
Total area – 6,0 ha
Suggestions for the possible use of the investment object – trade warehouses
Conditions for transfer to the investor – rent

Name of the investment object – land stead Malozymenove village, Berezivskyi district, Odesa region
Ownership – communal
Total area – 45,0 ha
Suggestions for the possible use of the investment object – livestock, poultry
Conditions for transfer to the investor – rent, sale

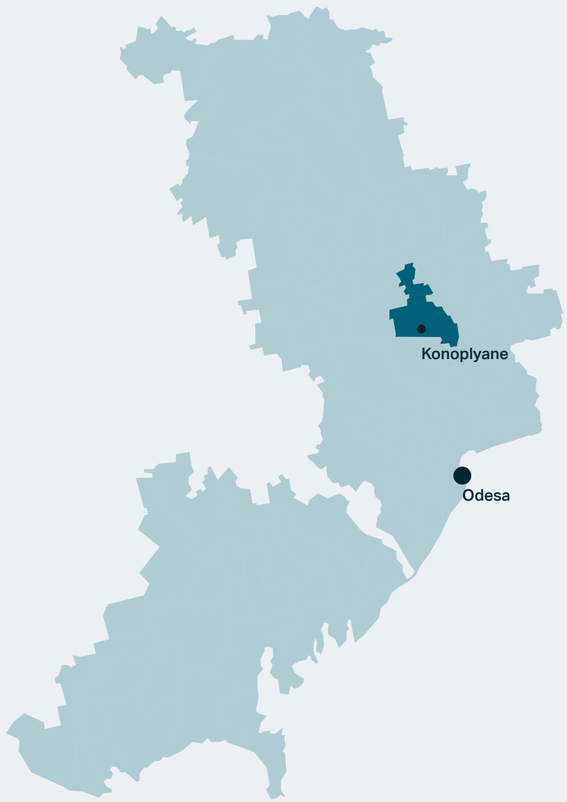
Name of the investment object – former school building, Shkilna Str., Znamyanka, Berezivskyi district, Odesa region
Ownership – communal
Total area – 1,7 ha
Suggestions for the possible use of the investment object – sports complex, entertainment center
Conditions for transfer to the investor – rent

Name of the investment object – building "Shopping Center", Myru Str., 3, Radisne village, Berezivskyi district, Odesa region
Ownership – communal
Total area – 0,6 ha
Suggestions for the possible use of the investment object – sphere of trade and industrial purpose
Conditions for transfer to the investor – rent, sale

Name of the investment object – farm, Myru Str., Novostepanovka village, Berezivskyi district, Odesa region
Ownership – private
Total area – 3,5 ha
Suggestions for the possible use of the investment object – poultry farming, vegetable growing
Conditions for transfer to the investor –sale

Investment site type GREENFIELD:

Name, location – land stead Syritske Pershe village, Berezivskyi district, Odesa region
The total area of the stead – 59,8736 ha
Proposals for possible land use – wind power plant
Ownership – communal
The form of transfer of the site to the investor – rent



Berezivskyi district

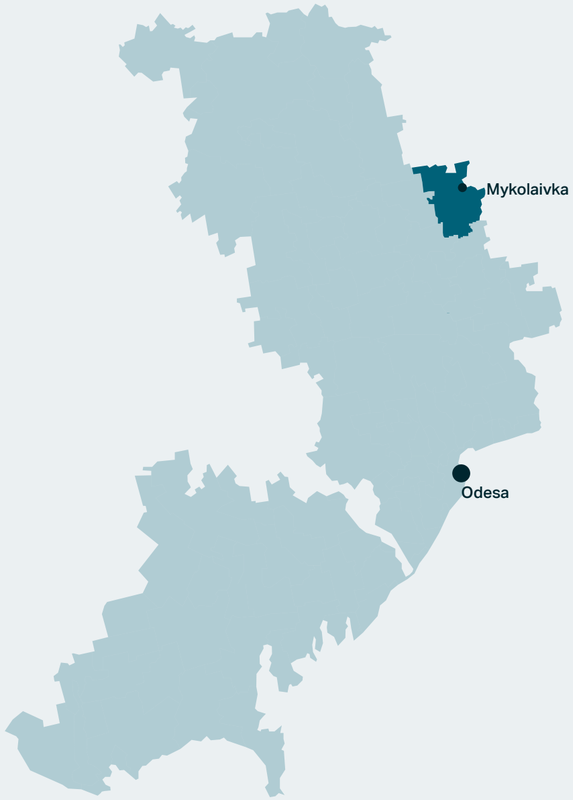
Konoplyanska village territorial community

Administrative center, area, population	Address: 30 Rokiv Peremogy Str., 70, Village Konoplyane, Berezivskyi district, Odesa region, 67220, Area of village territorial community: 444.66 km2 Population: 6 413 persons Contact phone number: +(3804854)4-22-42 Website: konoplyanska-gromada.gov.ua Email: konoplyane2016@gmail.com
Distance to the administrative center of the region - Odesa, km	85
Infrastructure:	Transport is provided by public roads of state and local importance. The minimum distance from settlements to the administrative center is about 1.5 km, the maximum distance (1 settlement) to the administrative center is 25.6 km. The P-71 regional highway passes through the villages of the community
Distance to:	District center - 48 km Odesa Sea Port – 87 km Pivdennyi Sea Port - 120 km Chornomorsk Sea Port - 102 km Bilhorod-Dnistrovskyi Sea Port - 169 km Odesa International Airport - 87 km
Gas and energy infrastructure development	Усі населені пункти Коноплянської сільської ради газифіковані та підключені до електропостачання. Також на всіх вулицях проведено та постійно утримується в належному стані вуличне освітлення
Water supply and sewerage	The settlements of the community have water lines, through which water is supplied from artesian wells for the needs of residents and enterprises. There is no centralized drainage and sewerage

Priority industries	Crop production prevails over animal husbandry in the sectoral structure of agriculture. The following crops are cultivated in the territory of the village community: cereals and legumes, including wheat, corn, sunflower. There are small businesses (production of fuel pellets from sunflower and straw waste, etc.)
Investment benefits	According to the strategic documents of the Konoplyanska village territorial community, the priority areas for investment activities are: • food and processing industry; • greenhouse farming; • growing garden crops; • growing berries and vegetables; • beekeeping, animal husbandry, poultry farming; • alternative energy production

INVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – production facilities of the building of the former sewing shop** **Ownership – private** **Total area – 0,20 ha** **Suggestions for the possible use of the investment object – production, processing of products** **Conditions for transfer to the investor – rent, sale**
	Name of the investment object – production facilities of the building of the former cannery plant **Ownership – private** **Total area – 2,0 ha** **Suggestions for the possible use of the investment object – production, processing, packaging, etc.** **Conditions for transfer to the investor – rent, sale**



Berezivskyi district	
Mykolaivska township territorial community	
Administrative center, area, population	Address: Nezalezhnosti Str., 28, Township Mykolaivka, Berezivskyi district, Odesa region, 67000, Area of township territorial community: 537.86 km2 Population: 7 281 persons Contact phone number: +(3804854)2-29-85 Website: mykolaivka.gromada.org.ua Email: msilrad@ukr.net
Distance to the administrative center of the region - Odesa, km	151
Infrastructure	The total length of highways of the Mykolaivka town council amounts to 209,86 km, with 117,6 km of public roads, including 12 km of roads of state importance, 105.6 km of local importance and 92.26 km of communal roads
Distance to:	District center - 61 km Odesa Sea Port – 154 km Pivdennyi Sea Port - 147 km Chornomorsk Sea Port - 188 km Bilhorod-Dnistrovskyi Sea Port - 147 km Odesa International Airport - 158 km
Gas and energy infrastructure development	The total capatown of electric stepup substations in the community is 6851 kW, the total length of high-voltage (1 kW and more) power grids within settlements is 33,291; the total length of low-voltage (0.4 kW or less) power lines 46,542. The gas transmission network covers 695 household sectors
Water supply and sewerage	Water supply to consumers is provided by 58.3 km of centralized water supply network with 37 water towers with a volume of 1057 m3 and 6 tanks with a volume of 1500.0 m3, which are filled with 37 water wells and provide drinking water to 18 settlements with more than 6, 5 thousand inhabitants. Centralized water supply covers 6 settlements with a population of 5.8 thousand. 5 out of 23 settlements in the town council partially or completely use imported and well water

Priority industries	The priority sector for the community economy is the agro-industrial complex, which produces competitive agricultural products
Investment benefits	Alternative energy, processing industry enterprises

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Mykolaivska township territorial community, Berezivskyi district, Odesa region, outside of the settlement boundary** **The total area of the stead – 20,8371 ha** **Proposals for possible land use – alternative energy (installation of solar panels)** **Ownership – communal** **The form of transfer of the site to the investor – rent**	
	Name, location – land stead, Mykolaivska township territorial community, Berezivskyi district, Odesa region, outside of the settlement boundary **The total area of the stead – 12,35 ha** **Proposals for possible land use – alternative energy (installation of solar panels)** **Ownership – communal** **The form of transfer of the site to the investor – rent**	
	Name, location – land stead, Mykolaivska township territorial community, Berezivskyi district, Odesa region, outside of the settlement boundary **The total area of the stead – 11,5613 ha** **Proposals for possible land use – alternative energy (installation of solar panels)** **Ownership – communal** **The form of transfer of the site to the investor – rent**	

Bilhorod-Dnistrovskyi district

Bihorod-Dnistrovska town territorial community

Administrative center, area, population	Address: Mykhailivska, 56, Bihorod-Dnistrovskyi town, Odesa region, 67701, Area of town territorial community: 19.103 km2 Population: 48 674 persons Contact phone number: +(3804854)3-64-70 Website: bilgorod-d.gov.ua Email: ob.otdel@ukr.net
Distance to the administrative center of the region - Odesa, km	81
Infrastructure	The town's transport complex includes a commercial sea port, trucking companies, a railway station, intertown and suburban bus stations. The community is crossed by highways of regional importance R-70, R-72 and international importance M-15
Distance to:	Odesa Sea Port – 85 km Pivdennyi Sea Port - 137 km Chornomorsk Sea Port - 54 km Izmail Sea Port - 177 km Reni Sea Port - 237 km Odesa International Airport - 78 km
Gas and energy infrastructure development	Thermal energy for the provision of district heating services to the town's consumers is produced by the public utility company Bilhorod-Dnistrovskteploenergo. The company operates 2 gas boilers with a total capatown of 100.061 Gcal/hour. Solar panels have been installed in the Bilhorod-Dnistrovskyi district at 54 home infrastructure facilities. 24 private sites and 3 sites of industrial significance in the town of Bilhorod-Dnistrovskyi and the village of Zatoka also have solar batteries. Number of gasified private houses (estates) - 500 units. Number of gasified apartment buildings (gasified apartments)
Water supply and sewerage	The source of water supply is groundwater. Water intake is carried out from 35 artesian wells. The water supply system uses 8 potable water tanks with a total capatown of 16.31 thousand m3. The total length of the water supply network is 147.8 km. The sewerage system has 14 sewage pumping stations and treatment facilities with biological treatment. The total length of the sewerage network is 80.2 km

Priority industries	Food industry, light industry, production of rubber and plastic products, other non-metallic mineral products, tourism
Investment benefits	According to the strategic documents of the Bilhorod-Dnistrovska town territorial community, the priority areas for investment activities are: • Development of cultural and tourist-recreational sphere; • Production of industrial and household products, warehousing The Ackerman Fortress is located in the territory of the community. It is a unique monument of defensive architecture of the XII-XV centuries, built on the foundation of the Ionian Tira settlement near the waters of the Dniester estuary, which today attracts thousands of tourists from far and near abroad

IINVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – unfinished construction object** **Ownership – communal** **Total area – the approximate area of the land stead is about 28.00 thousand sq.m.** **Suggestions for the possible use of the investment object – construction of a shopping complex with residential premises** **Conditions for transfer to the investor – rent, sale**
	Name of the investment object – non-residential property, public building, former library **Ownership – communal** **Total area – the approximate area of the land stead is about 500.00 thousand sq.m.** **Suggestions for the possible use of the investment object – the building is equipped in accordance with modern technologies with premises for art exhibitions, cultural and artistic events, etc.** **Conditions for transfer to the investor – rent, sale**
Investment sites type GREENFIELD:	**Name, location – land stead Peremogy Str., 22-b, Bilhorod-Dnistrovskyi, Odesa region** **The total area of the stead – 0,8 ha** **Proposals for possible land use – to accommodate a cultural and sports facility** **Ownership – communal** **The form of transfer of the site to the investor – transfer for use**

	Name, location – land stead Mayakovskogo Str., 40-i, Bilhorod-Dnistrovskyi, Odesa region The total area of the stead – 0,8 ha Proposals for possible land use – to accommodate a cultural and sports facility Ownership – communal The form of transfer of the site to the investor – transfer for use, rent	
	Name, location – land stead Mayakovskogo Str., 57, Bilhorod-Dnistrovskyi, Odesa region The total area of the stead – 3.9384 ha Proposals for possible land use – production of industrial products, warehousing Ownership – communal The form of transfer of the site to the investor – transfer for use, rent	
	Name, location – land stead Peremogy Str., 30-b, Bilhorod-Dnistrovskyi, Odesa region The total area of the stead – 0,2620 ha Proposals for possible land use – for the construction and maintenance of apartment buildings, possibly with public facilities Ownership – communal The form of transfer of the site to the investor – transfer for use, rent	
	Name, location – land stead Ushakova Str., 11-d, Bilhorod-Dnistrovskyi, Odesa region The total area of the stead – 0,18 ha Proposals for possible land use – for accommodation and maintenance of public buildings (hotel complex) Ownership – communal The form of transfer of the site to the investor – transfer for use	
Investment projects:	Project name - Construction of a sports complex with an indoor pool in Peremogy Str., Bilhorod-Dnistrovskyi Place of project implementation – Peremogy str., Bilhorod-Dnistrovskyi, Odesa region The amount of investment – 3 351 955,31 USD (90 million UAH) Sources of funding: budgets of different levels, investments	
	Project name - Creation of water and recreational infrastructure of the town of Bilhorod-Dnistrovskyi Place of project implementation - Bilhorod-Dnistrovskyi, from Gretska Str., 1d along the coast to the area near the restaurant "Argo" The amount of investment – 8 938 547,49 USD (23996,89 million UAH) Sources of funding: budgets of different levels, investments	

Bihorod-Dnistrovskyi district

Saratska township territorial community

Administrative center, area, population	Address: K. Vernera Str., 56, Sarata township, Odesa region, 68200, Area of town territorial community: 449.66 km2 Population: 16 742 persons Contact phone number: +(3804854)5-62-31 Website: //sarata.odessa.gov.ua/ Email: saratarada@ukr.net
Distance to the administrative center of the region - Odesa, km	139
Infrastructure	The highway of state importance M-15 "Odesa-Reni" with a length of 16 km passes through 3 settlements of the territorial community
Distance to:	District center – 59 km Odesa Sea Port – 141 km Pivdennyi Sea Port - 176 km Chornomorsk Sea Port - 110 km Izmail Sea Port - 119 km Reni Sea Port - 181 km Odesa International Airport - 133 km
Gas and energy infrastructure development	All settlements of the community are electrified, but not gasified. The issue of gasification is not considered. Since 2019, solar power plants have been located on the territory of village Mykhailivka: Mykhailivska SPP LLC with a capatown of 15.8 MW, Primorska SPP LLC with a capatown of 15.8 MW and Kasmet PE with a capatown of 1.3 MW
Water supply and sewerage	On the territory of the community, the vast majority of economic entities carry out agricultural activities: growing grain and industrial crops, breeding cattle, sheep, poultry, as
Priority industries	The community has the prerequisites for increasing the processing industrial potential due to free labor resources and the availability of areas that can be used for the placement of production facilities

Investment benefits	The community has the prerequisites for increasing the processing industrial potential due to free labor resources and the availability of areas that can be used for the placement of production facilities

INVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – non-residential premises** **Ownership – communal** **Total area – 0,89 thousand sq.m.** **Suggestions for the possible use of the investment object – shop, cafe, fitness club, etc.** **Conditions for transfer to the investor – rent**	
	Name of the investment object – production facilities of the former bakery **Ownership – private** **Total area – 11,5 thousand sq.m.** **Suggestions for the possible use of the investment object – shopping complex, industrial facilities** **Conditions for transfer to the investor – rent**	
	Name of the investment object – production facilities of the former butter factory building **Ownership – private** **Total area – 3,5 thousand sq.m.** **Suggestions for the possible use of the investment object – shopping complex, industrial facilities** **Conditions for transfer to the investor – rent**	
	Name of the investment object – commercial and industrial buildings **Ownership – private** **Total area – 23,6 thousand sq.m.** **Suggestions for the possible use of the investment object – shopping complex, industrial facilities** **Conditions for transfer to the investor – rent**	
Investment sites type Greenfield:	**Name, location – land stead, Zorya (outside of the settlement boundary)** **The total area of the stead – 2,0 ha** **Proposals for possible land use – waste processing plant** **Ownership – communal** **The form of transfer of the site to the investor – rent**	

Name, location – land stead, Mykhailivka (outside of the settlement boundary)
The total area of the stead – 0,8 ha
Proposals for possible land use – Gas station
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, Zorya (outside of the settlement boundary)
The total area of the stead – 30,0 ha
Proposals for possible land use – placement of solar panels
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, Zorya (outside of the settlement boundary)
The total area of the stead – 20,0 ha
Proposals for possible land use – placement of solar panels
Ownership – communal

Name, location – land stead, Sarata (outside of the settlement boundary)
The total area of the stead – 13,2488 ha
Proposals for possible land use – placement of solar panels
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, Vvedenka (outside of the settlement boundary)
The total area of the stead – 1,57 ha
Proposals for possible land use – farm construction
Ownership – private
The form of transfer of the site to the investor – rent

Name, location – land stead, Mykhailivka (outside of the settlement boundary)
The total area of the stead – 1,5 ha
Proposals for possible land use – farm construction
Ownership – private
The form of transfer of the site to the investor – rent

Name, location – land stead, Sarata (within the settlement boundary)
The total area of the stead – 0,35 ha
Proposals for possible land use – shopping complex
Ownership – communal
The form of transfer of the site to the investor – rent

Bihorod-Dnistrovskyi district

Starokosatska village territorial community

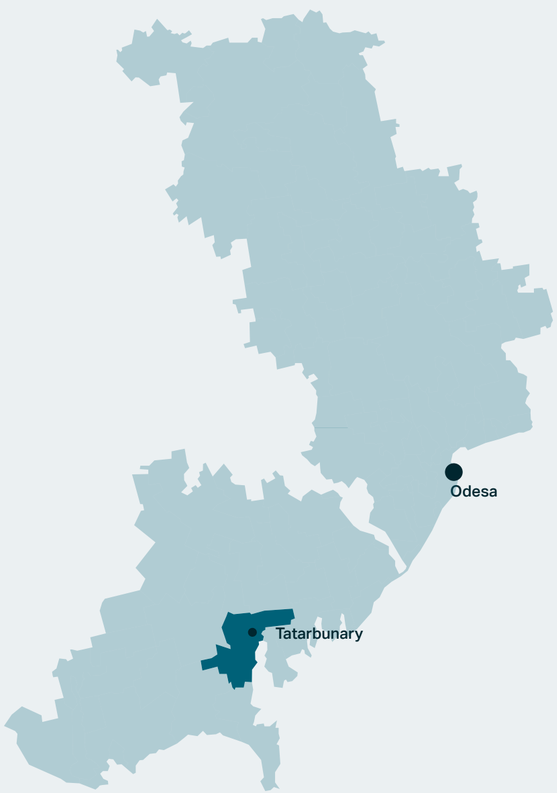
Administrative center, area, population	Address: Soborna Str., 34, Starokosache village, Odesa region, 67730, Area of town territorial community: 544.31 km2 Population: 18 781 persons Contact phone number: +(3804854)5-01-42 Website: //starokozacka-gromada.gov.ua Email: starw7771@gmail.com
Distance to the administrative center of the region - Odesa, km	116
Infrastructure	The highway of regional importance P72 with a length of 20.3 km and the highway of international importance M15 with the length of 23.5 km pass through the territory of the territorial
Distance to:	Odesa Sea Port – 115 km Pivdennyi Sea Port - 169 km Chornomorsk Sea Port - 87 km Bihorod-Dnistrovskyi Sea Port - 36 km Odesa International Airport - 111 km
Gas and energy infrastructure development	The villages of the Starokozatska community are not connected to the central gas supply network. Since 2013, solar power plants Franco Pivy LLC and Franco Solar LLC have functioned in the territory of the community, with a peak capatown of 43 MW. Solar panels cover the total area of 80 hectares. In the first half of 2020, the first stage of the Dniester wind farm in the Bilhorod-Dnstrovskyi district with a capatown of 40 MW was put into operation. The construction of the second stage of the 60 MW wind power plant is underway, and the project is expected to be completed in the first half of 2022

Water supply and sewerage	Settlements of the community are 97% covered by centralized water supply. All multi-storey community buildings are 100% covered by centralized sewerage
Priority industries	Alternative energy, agriculture
Investment benefits	There are areas in the territory of the community where solar and wind power plants can be located. Gardening (growing peaches, plums, etc.) and wine production can also be promising sectors

INVESTMENT OFFERS

Investment site type GREENFIELD:

Name, location – production facilities of the former Starokosache poultry farm
The total area of the stead – 59,9152 ha
Proposals for possible land use – Construction of a plant, factory, etc.
Ownership – state
The form of transfer of the site to the investor – rent



Bihorod-Dnistrovskyi district

Tatarbunarska town territorial community

Administrative center, area, population	Address: Lesi ukrainky Str., 18, Tatarbunary town, Bihorod-Dnistrovskyi district Odesa region, 68100, Area of town territorial community: 615.1 km2 Population: 24 190 persons Contact phone number: +(3804854)3-24-64 Website: //tatarbunary.od.ua/ Email: tat-miskarada@ukr.net
Distance to the administrative center of the region - Odesa, km	164
Infrastructure	An important factor is the location of the Tatarbunary community along the M-15 "Odesa-Reni" highway. Also the town of Tatarbunary plays the role of a transport hub and has a direct bus connection with such cities as Kiev, Odesa, Kherson, Mykolaiv, Bolgrad, Izmail, Reni, Artsyz, Sarata, Bilhorod-Dnistrovskyi, Kiliya, Vilkovo, Cahul, Chisinau (Moldova), Sofia (Bulgaria), Istanbul (Turkey)

Distance to:	District center – 83 km Odesa Sea Port – 165 km Pivdennyi Sea Port - 216 km Chornomorsk Sea Port - 134 km Izmail Sea Port - 95 km Reni Sea Port - 130 km Bihorod-Dnistrovskyi Sea Port - 83 km Odesa International Airport - 157 km
Gas and energy infrastructure development	TThe territory of the Tatarbunary community is not gasified. Solar power plants are located in the area of the village of Bilolissia on the territory of the Tatarbunary community. These are RED FOREST LLC on 20 ha with SPP capatown of 10 mW and RED INVEST LLC on 40 ha with SPP capatown of 23.4
Water supply and sewerage	5 out of 10 settlements of the community are covered by water supply system. A significant number of residents use imported water or from artesian wells, which due to high mineralization (6-11 g/l) does not meet the requirements of state standards. 5 communal enterprises provide the population with drinking
Priority industries	The main agricultural sectors are: • crop production (grain production, cultivation of industrial crops, cultivation of vegetable products); • animal husbandry (cattle, pigs); • poultry farming (chickens); • fish farming
Investment benefits	The Tatarbunary community is interested in attracting investors for construction, operation and maintenance of buildings and structures of energy generating enterprises, placement of alternative energy facilities (solar power plants). In case of the registration of a legal entity in the community and the payment of taxes at the local level, the issue of providing land tax benefits will be considered

INVESTMENT OFFERS

Investment site type BROWNFIELD:	**Name of the investment object – production facilities of the property complex** **Ownership – state** **Total area – 2630 thousand sq.m.** **Suggestions for the possible use of the investment object – logistics center-specialized enterprise, the main functions of which will be handling and storage of goods, customs clearance, information services** **Conditions for transfer to the investor – rent**

Investment sites type GREENFIELD:

Name, location – construction of a line for sorting and processing of solid household waste in Tatarbunary, Odesa region
The total area of the stead – 7,0 ha
Proposals for possible land use – construction of a line for sorting and processing of solid household waste
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – a parking lot for vehicles and recreation of road users near Bilolissia
The total area of the stead – 6,0 ha
Proposals for possible land use – a platform for parking of vehicles and rest of road users
Ownership – communal
The form of transfer of the site to the investor – rent

Bolhradskyi district

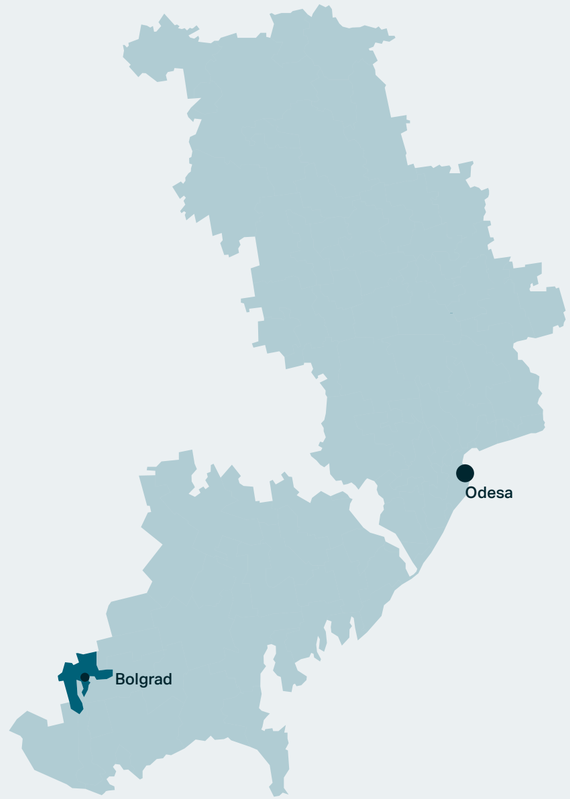
Artsyzka town territorial community

Administrative center, area, population	Address: Soborna Str., 46, Artsyz town, Bolhradskyi district Odesa region, 68404, Area of town territorial community: 760.72 km2 Population: 31 900 persons Contact phone number: +(3804854)3-28-69 Website: arciz-rada.gov.ua Email: arsirada@ukr.net
Distance to the administrative center of the region - Odesa, km	161
Infrastructure	In the territory of the community the total length of highways is 363.2 km: the road of state importance (T-16-08) - 46.4 km; 13 public roads of local importance - 139.8 km; public roads in settlements - 177.0 km. Artsyz railway station is located in the territory of the community
Distance to:	District center – 97 km Odesa Sea Port – 162 km Pivdennyi Sea Port - 230 km Chornomorsk Sea Port - 135 km Izmail Sea Port - 112 km Reni Sea Port - 169 km Odesa International Airport - 168 km

Gas and energy infrastructure development	Settlements are not gasified All settlements are electrified
Water supply and sewerage	The length of water supply is 217.5 km, of sewerage system – 30 km.
Priority industries	Agriculture, processing industry
Investment benefits	Powerful agricultural and labor potential. Branched transport system (road, rail transport, hub railway station). Wind Power Plant (WPP) construction project prepared. Availability of vacant land plots and production areas of enterprises

IINVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – production facilities, buildings of the former CJSC "Artsyzsky butter factory"** **Ownership – communal** **Total area – 28,603 thousand sq.m.** **Suggestions for the possible use of the investment object – food production / garment production** **Conditions for transfer to the investor – rent/sale**
	Name of the investment object – production facilities, buildings of the former foundry **Ownership – communal** **Total area – 100 thousand sq.m.** **Suggestions for the possible use of the investment object – industrial production / cement plant** **Conditions for transfer to the investor – rent/sale**
	Name of the investment object – production facilities, buildings of the former brick factory **Ownership – communal** **Total area – 38,134 thousand sq.m.** **Suggestions for the possible use of the investment object – sorting of household waste, other** **Conditions for transfer to the investor – rent/sale**



Bolhradskyi district	
Bolhradska town territorial community	
Administrative center, area, population	Address: Shpytalna Str., 45, Bolhrad town, Bolhradskyi district Odesa region, 68702, Area of town territorial community: 296 km2 Population: 26 253 persons Contact phone number: +(3804854)4-04-24 Website: bolgradsovet.com.ua Email: miskarada@bolgrad.Odesa.gov.ua
Distance to the administrative center of the region - Odesa, km	252
Infrastructure:	The Bolhrad territorial community is crossed by the most important highways: international transport corridor № 9; roads of state importance Odesa - Reni, Izmail - Chisinau (Moldova). The territory of the community is crossed by the railway branch Reni - Chisinau.
Distance to:	Odesa Sea Port – 254 km Pivdennyi Sea Port - 300 km Chornomorsk Sea Port - 226 km Izmail Sea Port – 45.5 km Reni Sea Port – 90.6 km Izmail Railway Station – 42 km Odesa International Airport - 246 km
Gas and energy infrastructure development	All settlements of the community are gasified and electrified. There are three solar power plants: PJSC "Bolhrad Solar" (34.143 MW), LLC "Solar Bolhrad" (5.5 MW) and LLC "Bolhrad Elios" (5.5 MW)
Water supply and sewerage	There are 14 public dug-out wells in the town, which water does not meet sanitary requirements in terms of physical and chemical parameters. The length of water supply networks is 84 km, 48 km of which require urgent replacement. To address the issues of water supply and sewerage, the Program for the Development of Water Supply and Sewerage of the Bolhrad territorial community was developed. It was approved by the decision of the session of the Bolhrad town council dated 14.01.2021 № 77-VIII

Priority industries	Agriculture, processing industry
Investment benefits	Alternative energy Significant agricultural potential Large agricultural lands Tourism and recreation

INVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – auxiliary production facilities of the former hospital** **Ownership – communal** **Total area –12,268 thousand sq.m.** **Suggestions for the possible use of the investment object – production facilities** **Conditions for transfer to the investor – sale / permanent use / rent**
	Name of the investment object – auxiliary production facilities of the former Etalon plant **Ownership – communal** **Total area –2,715 thousand sq.m.** **Suggestions for the possible use of the investment object – production facilities** **Conditions for transfer to the investor – sale / permanent use / rent**
	Name of the investment object – office premises (civil registration offices) **Ownership – communal** **Total area –0,0055 thousand sq.m.** **Suggestions for the possible use of the investment object – office space** **Conditions for transfer to the investor – sale / permanent use / rent**
	Name of the investment object – auxiliary production facilities of the former pledge **Ownership – communal** **Total area –4,658 thousand sq.m.** **Suggestions for the possible use of the investment object – industrial, office premises, warehouses** **Conditions for transfer to the investor – sale / permanent use / rent**
	Name of the investment object – auxiliary production facilities of the former artificial insemination station **Ownership – communal** **Total area –27,15 thousand sq.m.** **Suggestions for the possible use of the investment object – production facilities** **Conditions for transfer to the investor – sale / permanent use / rent**

Investment sites type GREENFIELD:	**Name, location – land stead Vladychen village, Odesa region, outside of the village boundary** **The total area of the stead – 5,9849 ha** **Proposals for possible land use – agricultural production (crop production)** **Ownership – communal** **The form of transfer of the site to the investor – rent / PPP agreement / sale**	
	Name, location – land stead Zaliznychne village, Odesa region, outside of the village boundary **The total area of the stead – 36,0867 ha** **Proposals for possible land use – growing moisture-loving plants** **Ownership – communal** **The form of transfer of the site to the investor – rent / PPP agreement / sale**	

Izmailskyi district	
Vylkivska town territorial community	
Administrative center, area, population	Address: Moriakiv-Desantnykiv Str., 18, Vylkove town, Izmailskyi district Odesa region, 68355, Area of town territorial community: 553.83 km2 Population: 13 787 persons Contact phone number: +(3804854)3-10-52 Website: vylkivska-gromada.gov.ua Email: vilkovo-gorsovet@ukr.net
Distance to the administrative center of the region - Odesa, km	226
Infrastructure	The total length of public roads of national importance is 45 km, of local importance - 30.7 km
Distance to:	District center – 74 km Odesa Sea Port – 228 km Izmail Sea Port – 125 km Bilhorod-Dnistrovskyi Sea Port – 149 km Black Sea Port - 201 km Odesa International Airport - 220 km
Gas and energy infrastructure development	No gasification
Water supply and sewerage	The length of water supply networks is 87 km, sewerage network - 11 km
Priority industries	Agriculture, fishing, tourism
Investment benefits	Favorable geographical position in the Danube delta, with access to the Black Sea coast, on the State border with the EU; The Danube Biosphere Reserve is registered in Vylkove town, it is included in the world network of biosphere reserves as part of the bilateral Romanian-Ukrainian Danube Delta Biosphere Reserve. The Danube Biosphere Reserve covers an area of 50.252,9 hectares. Taking into account the processes of continuous deltoid formation, the structure of the Danube Biosphere Reserve automatically includes all neoplasms (islands, spits, etc.) of the delta front. High-quality and convenient road, river, sea transport junction

INVESTMENT OFFERS		
Investment sites type BROWNFIELD:	Name of the investment object – production facilities of the plant of press units, Vylkove town Ownership – state Total area – 1,4623 ha Suggestions for the possible use of the investment object – reconstruction/construction Conditions for transfer to the investor – rent	
	Name of the investment object – production facilities of the fish factory, Vylkove (within the settlement boundary) Ownership – state Total area – unknown Suggestions for the possible use of the investment object – reconstruction/construction Conditions for transfer to the investor – rent	
	Name of the investment object – premises of medical and labor prophylaxis, Vylkove (within the settlement boundary) Ownership – state Total area – 22 ha Suggestions for the possible use of the investment object – reconstruction/construction Conditions for transfer to the investor – rent	

Izmailskyi district	
Izmailska town territorial community	
Administrative center, area, population	Address: Prospekt Suvorova Str., 62, Izmail town, Izmailskyi district Odesa region, 68600, Area of town territorial community: 53.49 km2 Population: 70 731 persons Contact phone number: +(3804841)2-00-36 Website: izmail-rada.gov.ua Email: ispolkom@izmail.odesa.gov.ua
Distance to the administrative center of the region - Odesa, km	257
Infrastructure	The M-15 highway of national and international importance passes through the town of Izmail. There are the Sea Port, the railway station and the airport in the territory of the town of Izmail
Distance to:	Odesa Sea Port – 258 km Reni Commercial Sea Port – 67.1 km Chornomorsk Sea Port – 232 km Odesa International Airport - 251 km
Gas and energy infrastructure development	Coverage of the centralized gas supply service is 99.9%
Water supply and sewerage	2 water pumping stations, 45 artesian wells, 7 sewage pumping stations
Priority industries	The main economic potential of the town is formed by the maritime complex, food and processing industry, production of industrial equipment and construction materials
Investment benefits	Favorable geographical location; Large international transport hub; Developed maritime complex with such powerful enterprises as the State Enterprise "Izmail Sea Commercial Port"; PJSC "Ukrainian Danube Shipping Company", ship repair facilities

INVESTMENT OFFERS		
Investment sites type BROWNFIELD:	Name of the investment object – steads with non-residential buildings PJSC "Odesa meat factory», Gagarina str. 52/1, Izmail Ownership – communal/private Total area – 4,250 and 3,05 ha Suggestions for the possible use of the investment object – commercial use, for placement of power facilities Conditions for transfer to the investor – rent	
	Name of the investment object – steads with non-residential buildings PJSC «Izmail plant of packing products «Dunai-PAK», Izmail, Airodromne av., 2b Ownership – private Total area – 0,6022 ha, 3,9344 ha, 3,6326 ha Suggestions for the possible use of the investment object – production with minimum sanitary protection zones up to 100 m, warehousing services (except chemicals and fertilizers), cargo handling Conditions for transfer to the investor – rent, permanent use, sale	
Investment site type GREENFIELD:	Name, location – land stead, residential neighborhood «Hudzovka-3» Chehova Str., Izmail, within the settlement boundary The total area of the stead – 2 ha Proposals for possible land use – placement of trade and administrative complex, placement of trade buildings Ownership – communal The form of transfer of the site to the investor – auction	

Izmailskyi district	
Kiliyska town territorial community	
Administrative center, area, population	Address: Myru Str., 44, Kiliya town, Izmailskyi district Odesa region, 68303, Area of town territorial community: 376.8 km2 Population: 26 162 persons Contact phone number: +(3804843)4-34-50 Website: gorsovet-kiliya.org.ua Email: kiliyskiygorsovet@ukr.net
Distance to the administrative center of the region - Odesa, km	219
Infrastructure	Kiliyska town territorial community has an extensive network of highways connecting the town of Kiliya with the settlements of the community. All settlements of the community are connected by asphalt roads. The total length of paved roads is 166.95 km, including 53.55 km of regional roads, 42.0 km of local roads, and 71.4 km of state roads. The distance to the Odesa-Reni highway (M-15) is 40 km, and to the Dzinilor railway station is 26.5 km. Also there is the Kiliya port center (branch the ICC "UST-DUNAYSK") in the town of Kiliya
Distance to:	District center – 45.9 km Odesa Sea Port – 220 km Izmail Commercial Sea Port – 47.8 km Bilhorod-Dnistrovskyi Commercial Sea Port – 142 km Reni Commercial Sea Port – 112 km Chornomorsk Sea Port – 194 km Odesa International Airport - 213 km
Gas and energy infrastructure development	No gasification. In March 2021, the company with foreign capital Elementum (Ukraine) II Limited acquired shares in the authorized capital of Kiliya WPP LLC , Artsyz WPP LLC, Artsyz WPP-2 LLC. The design capatown of each wind plant is 16.5 MW, the total capatown is 49.6 MW, and the expected investment is € 75.0 million
Water supply and sewerage	Centralized water supply in 6 out of 11 settlements of the community (Kiliya, Shevchenkove, Lisky, Vasylivka, Novoselivka, Chervony Yar), Sewerage system is only in Kiliya

Priority industries	The industry of the community is represented by electritown power plants, food and processing industry, shipbuilding and ship repair facilities, agricultural enterprises
Investment benefits	Kiliyska town territorial community has one of the largest solar power plants in Ukraine, with a peak capatown of approximately 54.8 MW. Kiliyska town territorial community is the largest rice growing center in Ukraine. Rice checks stretched for about 4,269 hectares along the Danube

INVESTMENT OFFERS

Investment site type GREENFIELD:	**Name, location – land stead, Kiliya (within the settlement boundary)** **The total area of the stead – 0,0742 ha** **Proposals for possible land use – construction of a hotel/mall** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Odesa district

Avanhardivska township territorial community

Administrative center, area, population	Address: Dobrianskogo Str., 26, Avanhard township, Odesa district Odesa region, 67806, Area of town territorial community: 73.897 km2 Population: 18 690 persons Contact phone number: +(38048)797-25-04, +(38048)797-23-52 Website: avangard.Odesa.gov.ua Email: avangard_xryst@meta.ua
Distance to the administrative center of the region - Odesa, km	11.3
Infrastructure	The following public roads of national and international importance pass through the territory of the community: M-15 Odesa-Reni (to Bucharest); M-16 Odesa-Kuchurgan; M-28 Odesa-South- / M-14 / with road accessesобъезд. Bypass highway for Odesa town
Distance to:	District center – 11.3 km Odesa Sea Port – 14.6 km Pivdennyi Sea Port – 55 km Chornomorsk Sea Port –22 km Odesa International Airport – 8.4 km
Gas and energy infrastructure development	All settlements of the community are gasified. The German company "NOTUS ENERGY" is implementing projects for the construction of wind power plants in the territories of Ovidiopilska and Avanhardivska township territorial communities, Dalnytska, Velykodolynska and Mayakivska village communities with a total capatown of 302.0 MW and a cost of over 360 million euros
Water supply and sewerage	Water supply is provided through centralized supply networks
Priority industries	Trade, industry, crop production

Investment benefits	Favorable geographical location at the crossroads of transport routes, near the international airport and railway station; Quality housing, formed market of residential real estate, growth of the offer at the expense of commissioning of the new inhabited area; Availability of utilities, electritown, gas and communications; Experience in the development and implementation of local development projects and infrastructure development.

INVESTMENT OFFERS

Investment site type BROWNFIELD:	**Name of the investment object – premises of the State Enterprise "Odesa Regional Enterprise for Breeding in Animal Husbandry», Prylymanske** **Ownership – state** **Total area – 71,6050 ha** **Suggestions for the possible use of the investment object – commercial use, logistics or industry** **Conditions for transfer to the investor – permanent use**
Investment sites type GREENFIELD:	**Name, location – land stead (within the settlement boundary)** **The total area of the stead – 2,1 ha** **Proposals for possible land use – to accommodate public buildings** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Odesa district	
Bilyaivska town territorial community	
Administrative center, area, population	Address: Prospekt Nezalezhnosti Str., 9, Bilyaivka town, Odesa district Odesa region, 67602, Area of town territorial community: 395.817 km2 Population: 22 712 persons Contact phone number: +(3804852)2-18-81 Website: bilyaivka.odesa.gov.ua Emaill: biljaivka_otg@odesa.gov.ua
Distance to the administrative center of the region - Odesa, km	47.5
Infrastructure	The community is located 10 km from the highways - E87 Odesa-Antalya and M15 Odesa-Reni, 15 km from the highways E58 Vienna - Rostov-on-Don and M16 Odesa-Kuchurgan. T1625 Kuchurgan -Ovidiopol and T1619 Petro-Yevdokiyivka – Bilyaivka road pass through the territory of the community. Distance to railway stations: Odesa-Holovna -50 km, Odesa-Tovarna -45 km, Vygoda - 26 km
Distance to:	District center – 47.5 km Odesa Sea Port – 50.5 km Pivdennyi Sea Port – 91.3 km Chornomorsk Sea Port - 57 km Odesa International Airport – 46.1 km
Gas and energy infrastructure development	All settlements of the community are gasified, except for the village of Shyroka Balka
Water supply and sewerage	Water supply is provided through centralized supply networks
Priority industries	Trade, tourism, berry growing, vegetable growing, gardening

Investment benefits	Favorable geographical location of the community and high-quality transport links with the administrative center of the region - Odesa and the presence of strong potential in the field of tourism open prospects for the development of Bilyaivka town territorial community as a center of ecological and green tourism. The territory of the Lower Dniester National Nature Park is favorable for the creation of recreational infrastructure and organization of ecological routes, within which the wetlands of international importance "Dniester-Turunchuk Interfluve" and "Northern part of the Dniester estuary" are located

INVESTMENT OFFERS

Investment site type BROWNFIELD:	**Name of the investment object – premises and production areas, Bilyaivka (within the settlement boundary)** **Total area – 20 thousand sq. m .** **Ownership – private** **Suggestions for the possible use of the investment object – production and commercial activities** **Conditions for transfer to the investor – long-term rent or sale**
Investment sites type GREENFIELD:	**Name, location – land stead, Golovatogo Str., Bilyaivka (within the settlement boundary)** **The total area of the stead – 1,1 ha** **Proposals for possible land use – for other agricultural purposes** **Ownership – communal** **The form of transfer of the site to the investor – rent**
	Name, location – land stead, Povstanske (within the settlement boundary) **The total area of the stead – 1 ha** **Proposals for possible land use – for other agricultural purposes** **Ownership – communal** **The form of transfer of the site to the investor – rent**
	Name, location – – land stead, Myru Str., Mayory (within the settlement boundary) **The total area of the stead – 3,6 ha** **Proposals for possible land use – for other agricultural purposes** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Investment projects:	**Name of the project - Complex for solid waste management with the use of innovative technologies on the territory of the Bilyaivka community** **Place of project implementation - Dobrozhanove, Odesa district, Odesa region** **The amount of investment, in all– 4720, 0 thousand USD/ 117841,000 thousand UAH, including invested own funds – 480,0 thousand USD** **Sources of funding - local budget, investor's funds** **Payback period – 5 years**
	Name of the project - Creating a berry cluster **Place of project implementation – Bilyaivka, Odesa region** **The amount of investment, in all – 956 thousand USD/ 25334,0 thousand UAH** **Sources of funding - investments** **Payback period -8 years**
	Name of the project - Establishment of an enterprise for cheese making, milk processing and service cooperative **Place of project implementation - Mayory, Odesa district, Odesa region** **The amount of investment, in all – 150,0 thousand USD / 3750,0 thousand UAH** **Sources of funding - investments** **Payback period -5 years**
	Name of the project - Arrangement of the berth with clearing of the natural strait of the Turunchuk river **Place of project implementation - Bilyaivka, Odesa region** **The amount of investment, in all – 60,0 thousand USD / 1500,0 thousand UAH** **Sources of funding – investments** **Payback period -3 years**

Odesa district	
Vyhodianska village territorial community	
Administrative center, area, population	Address: Nova Str., 33a, Vyhoda village, Odesa district Odesa region, 67620, Area of town territorial community: 292.779 km2 Population: 12 044 persons Contact phone number: +(38048)753-10-02 Website: vugoda.odesa.gov.ua Email: selovugod@ukr.net
Distance to the administrative center of the region - Odesa, km	42.4
Infrastructure	The length of local roads is 27.6 km
Distance to:	District center – 42.4 km Odesa Sea Port – 45.7 km Pivdennyi Sea Port – 86.3 km Chornomorsk Sea Port – 56.5 km Odesa International Airport – 41.7 km
Gas and energy infrastructure development	5 out of 15 settlements of the community are gasified (partial gasification in Vyhoda village, Kamyanka village, Chervona Hirka village, Sekretarivka village, Mykhailivka village)
Water supply and sewerage	All settlements of the community are provided with water supply
Priority industries	Agriculture
Investment benefits	Natural conditions, favorable transport and geographical location (railway and road facilities)

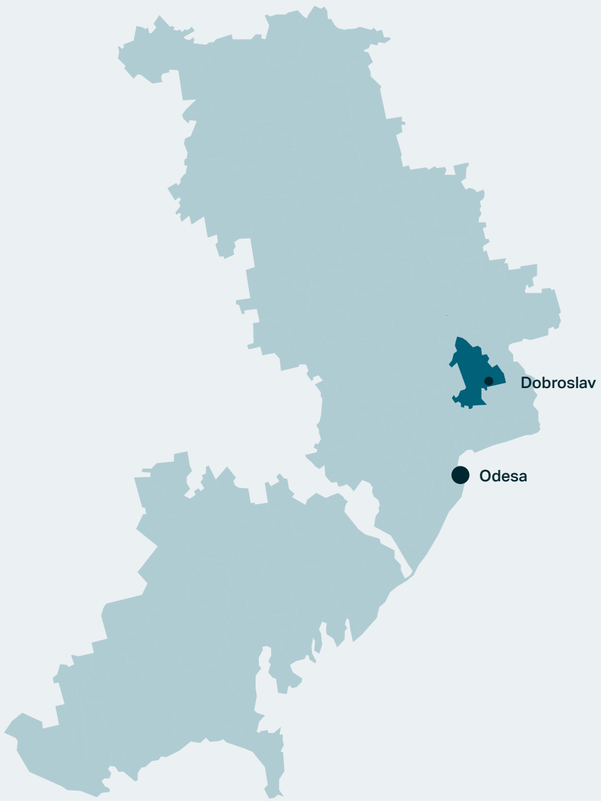
INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Vygoda (within the settlement boundary)** **The total area of the stead – 70 ha** **Proposals for possible land use – placement of alternative energy sources (solar panels)** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Odesa district	
Vyzyrska village territorial community	
Administrative center, area, population	Address: Olexandra Stavnitsera Str., 56, Vyzyrka village, Odesa district Odesa region, 67543, Area of town territorial community: 417.788 km2 Population: 9 621 persons Contact phone number: +(3804855)9-55-35 Website: vyzyrska-gromada.gov.ua Email: vizirkarada@ukr.net
Distance to the administrative center of the region - Odesa, km	38.7
Infrastructure	The length of local roads is 27.3 km and state roads – 27.2 km
Distance to:	District center – 38.7 km Odesa Sea Port – 39.1 km Pivdennyi Sea Port – 10.6 km Chornomorsk Sea Port – 68 km Odesa International Airport – 44.9 km
Gas and energy infrastructure development	All settlements of the community are gasified. The implementation of the Yuzhne Energy LLC project is in its final stage: 17 wind turbines with a total capatown of 76.5 MW have been installed on the land plots of the settlements of Vyzyrska township and Yuzhnenska town territorial communities of Odesa district. Commissioning works are carried out. The amount of attracted investments is about 90 million euros
Water supply and sewerage	Centralized water supply with the total length of municipal water supply networks of 116 km. There are 33 artesian wells in the community
Priority industries	Port-industrial sector, transport industry, agriculture
Investment benefits	• favorable geographical location; • developed and diversified industrial sector; • high level of agro-industrial complex development; • availability of a land plot and possibility of operation in the industrial park IPark, located within the territorial community

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead iPark, Vyzyrka (within the settlement boundary)** **The total area of the stead – 16 ha** **Proposals for possible land use – to accommodate logistics, manufacturing and processing enterprises** **Ownership – private** **The form of transfer of the site to the investor – rent/sale**
Investment project:	**Name of the project - Construction of household sewerage in Vyzyrka** **Place of project implementation - Vyzyrka, Odesa region** **The amount of investment, in all – 3896,01 thousands USD** **Sources of funding - community investments and own funds of Vyzyrka community** **Payback period – 5 years**



Odesa district

Dobroslavska township territorial community

Administrative center, area, population	Address: Kyivska Str., 77, Dobroslav township, Odesa district Odesa region, 67500, Area of town territorial community: 315.582 km2 Population: 15 091 persons Contact phone number: +(3804855)9-15-08 Website: dobroslavsrf-gromada.gov.ua
Distance to the administrative center of the region - Odesa, km	45
Infrastructure	The road network of the Dobroslav community includes a section of the public road P55 Odesa-Voznesensk-Novy Bug (72.7 km), sections of regional roads - P55-Zorynove (1 km), Shompoly-Lamzaki-Kremydivka (10.8 km), Yakove-Troyandove (7.6 km), Shevchenkove-Kut-Nove P55 (5.6 km) and a network of local roads. The total length of communal roads is 36 km
Distance to:	District center – 45 km Kremydivka railway station – 16 km Odesa Sea Port – 46 km Pivdennyi Sea Port – 37 km Chornomorsk Sea Port – 74 km Odesa International Airport – 52 km

Gas and energy infrastructure development	53% of settlements in the community are gasified. The length of the network is 140.9 km. Electritown supply of Dobroslavl territorial community is carried out by 0.7-50 kV electric networks. The most promising source of alternative electritown is solar electritown
Water supply and sewerage	Centralized potable water supply over 100% territory of the community
Priority industries	Agriculture, processing industry, tourism and trade
Investment benefits	Strategically advantageous geographical location. Developed transport and logistics infrastructure. High level of agro-industrial complex development. Availability of land for an industrial park

INVESTMENT OFFERS

Investment projects:	**Name of the project - construction of the hotel and entertainment complex «Dobroslavska Riviera»** **Place of project implementation - Dobroslav, Odesa district, Odesa region** **The amount of investment, in all – 500 thousand USD** **Sources of funding - funds from the local budget, domestic and foreign investors** **Payback period – 5 years**
	Name of the project – Kremidivka Industrial Park **Place of project implementation - Kremidivka, Dobroslavska community, Odesa district, Odesa region** **The amount of investment, in all – 271 000,0 thousand USD** **Sources of funding - funds from the state budget, funds from the regional and local budgets, funds from domestic and foreign investors** **Payback period – 10 years**

Odesa district	
Krasnosilska village territorial community	
Administrative center, area, population	Address: Naberezhna Str., 87a, Krasnosilka village, Odesa district Odesa region, 67560, Area of town territorial community: 374 km2 Population: 14 900 persons Contact phone number: +(38048)757-97-92 Website: krasnosilska-gromada.gov.ua Email: krasnosilska-sr@ukr.net
Distance to the administrative center of the region - Odesa, km	18.4
Infrastructure	The length of public roads of local importance in the Krasnosilska village council is 69.65 km, including the road O - 161320 P - 55 Dobroslav - bypassing the town of Odesa, which passes through Krasnosilka village, Kubanka village; and the road O - 160914 Novakove - Dzhugastrove - Blagoeve - Pavlynka - Kubanka, which passes through Pavlynka village. Along the territory of Krasnosilska village council there are an international highway of national importance M - 14 Odesa - Melitopol – Novoazovsk, which through the village of Ivanovo, and M - 05 - 01 Bypass of Odesa, passing along Korsuntsi village. On the territory of Krasnosilska village council there is a branch of the Odesa railway, with the platforms "Uchnivska" (near the village of Peremozhne), "Pobeda", "Stepove" (country estates): the railway station Kulindorove is located 2 km from Krasnosilka and the Chornomorska station is near the village of Novi Shompoly
Distance to:	District center – 18.4 km Odesa Sea Port – 18.8 km Pivdennyi Sea Port – 40 km Chornomorsk Sea Port – 47 km Odesa International Airport – 25 km
Gas and energy infrastructure development	5 out of 14 settlements of the community are completely gasified. Reconstruction and modernization of street lighting is constantly underway

Water supply and sewerage	Water supply in the villages of Krasnosilka, Korsuntsi, Ilichanka is provided by Infoxvodokanal LLC, with which subscribers stipulate direct water supply contracts. In other settlements, water supply is provided by Perspektiva Utility Company Enterprise of the Krasnosilska village council, which has the appropriate license and directly enters into agreements with subscribers. Perspektiva Utility Company serves 18 artesian wells. The total length of water supply networks in all settlements is 106,517 km
Priority industries	Agriculture, trade, industry, tourism
Investment benefits	Favorable transport and geographical location (railway and road facilities). The western part of the Krasnosilska community is adjacent to the Kuyalnytskyi estuary, which healing muds are similar in composition and healing properties to the healing muds of the Dead Sea. Brine of the Kuyalnytskyi estuary, which contains a large number of different mineral compounds, also has a huge therapeutic effect

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Krasnosilka (within the settlement boundary)** **The total area of the stead – 12 ha** **Proposals for possible land use – Construction of a health resort near the Kuyalnytsky estuary** **Ownership – private** **The form of transfer of the site to the investor – sale**
	Name, location – – land stead, Krasnosilka (within the settlement boundary) **The total area of the stead – 12 ha** **Proposals for possible land use – Construction of a sanatorium near the Kuyalnytsya estuary** **Ownership – private** **The form of transfer of the site to the investor – sale**

Odesa district

Mayakivska village territorial community

Administrative center, area, population	Address: Bogachova Str., 99, Mayaky village, Odesa district Odesa region, 67654, Area of village territorial community: 158.635 km2 Population: 12 238 persons Contact phone number: +(3804852)3-30-73 Website: mayakivska-gromada.gov.ua Email: silrada777@i.ua
Distance to the administrative center of the region - Odesa, km	37
Infrastructure	The community is located on the route of the European road route of category A - E87 "Odesa-Antalya" and on the highway of international importance M15 "Odesa-Reni". It is 15 km from the highway M16 "Odesa-Kuchurgan". There are roads T1625 "Kuchurgan-Ovidiopol", T 1620 (through the territory of Bilyaivskyi and Ovidiopolskyi districts) from the intersection with A - E87 through Yosypivka.
Distance to:	District center – 37 km Odesa Sea Port – 41 km Pivdennyi Sea Port – 85 km Chornomorsk Sea Port – 47 km Odesa International Airport – 25 km Odesa-Holovna railway station – 37 km
Gas and energy infrastructure development	4 out of 5 settlements of the community are gasified (Mayaky village, Yosypivka village, Libental village, Nadlymanske village). The German company "NOTUS ENERGY" is implementing projects for the construction of wind power plants in the territories of Ovidiopilska and Avanhardivska township territorial communities, Dalnytska, Velykodolynska and Mayakivska village communities with a total capatown of 302.0 MW and a cost of over 360 million euros
Water supply and sewerage	Water supply networks with total length of 90.391 km meet the needs of all settlements for potable water. Centralized water supply is provided in villages Mayaky , Yosypivka, Libental and Nadlymanske. There are 2 artesian wells in the village of Udobne. The length of sewerage networks is 3.1 km. Sewerage network is serviced by the Nashe Selo utility company

Priority industries	The sectoral structure of the community is dominated by business entities engaged in agriculture and trade; industry, transport and communications, construction and services
Investment benefits	Vast land resources availability: agricultural lands - 10017.3858 hectares; land plots for industry, transport, communications, energy, defense and other purposes - 222.0325 hectares; forestry - 4200 hectares. The part of the Lower Dniester National Nature Park is located in the territory of the community, the total area of the Lower Dniester NNP is 21,311.1 ha, including 3,700 ha of land provided to it for permanent use, and 17,611.1 ha of land included without land users, which carry out traditional economic activities in compliance with the general requirements for environmental protection. The territory of the Lower Dniester National Natural Park, with its wetlands of international importance "Dniester-Turunchuk Interfluve" and "Northern Dniester Estuary", is attractive for the creation of recreational infrastructure and organization of ecological routes. There are plots for the construction of an industrial park within the settlements of the community.

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Yosypivka (within the settlement boundary)** **The total area of the stead – 33 ha** **Proposals for possible land use – alternative energy** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	
	Name, location – land stead, Udobne (outside of the settlement boundary) **The total area of the stead – 28,1007 ha** **Proposals for possible land use – construction of a transport enterprise, logistics** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	

Name, location – land stead, Nadlymanske (within the settlement boundary)
The total area of the stead – 31,7496 ha
Proposals for possible land use – construction of an enterprise for processing agricultural products, logistics, industrial park
Ownership – communal
The form of transfer of the site to the investor – rent/sale

Name, location – land stead, Nadlymanske (within the settlement boundary)
The total area of the stead – 31,7314 ha
Proposals for possible land use – construction of an enterprise for processing agricultural products, logistics, industrial park
Ownership – communal
The form of transfer of the site to the investor – rent/sale

Name, location – land stead, Udobne (within the settlement boundary)
The total area of the stead – 37,9831 ha
Proposals for possible land use – construction of an enterprise for processing agricultural products, logistics, industrial park
Ownership – communal
The form of transfer of the site to the investor – rent/sale

Odesa district	
Odesa city territorial community	
Administrative center, area, population	Address: Dumska square, 1, Odesa city, Odesa district Odesa region, 65026 Area of city territorial community: 162.4 km2 Population: 1 015 826 persons Contact phone number: +(38048)779-13-01 Website: omr.gov.ua Email: kanc5@omr.gov.ua
Infrastructure	The following types of transport are developed in Odesa: sea, air, rail and road transport. Three international transport corridors pass through the town: Pan-European № 9, Gdansk-Odesa (Baltic Sea-Black Sea), Europe-Caucasus-Asia (TRACEKA) Odesa sea commercial port is one of the largest ports in Ukraine with a passenger terminal located in the town center. Odesa International Airport occupies a leading position in the country in terms of passenger traffic. Odesa Railway is an important component of the single transport line of southwestern Ukraine. It accounts for almost 20% of freight turnover, more than 16% of passenger traffic
Distance to:	Pivdennyi Sea Port – 45 km Chornomorsk Sea Port – 28 km
Gas and energy infrastructure development	The community is gasified
Water supply and sewerage	Centralized water supply. Town sewerage system, which diverts consumer wastewater to the active sludge plants "Pivnichna" and "Pivdenna"
Priority industries	Transport, industry, trade, tourism and recreation
Investment benefits	Odesa as the administrative center of the region is worldwide known for developed transport system and logistics hub. It is industrial, scientific, trade and tourist center of southern Ukraine. The territory of the town from the eastern and south-eastern edge faces the sea. The town stretches for almost 30 km along the Black Sea coast

INVESTMENT OFFERS		
Investment sites type GREENFIELD:	Name, location – filtration fields in Odesa, the area between the water protection dam of the Khadzhibeysky estuary (bypass road), Khadzhibeyska road, Baltska road, Nalyvna str. (within the settlement boundary) The total area of the stead – 1000 ha Proposals for possible land use – creation of an eco-industrial park Ownership – communal The form of transfer of the site to the investor – rent	
Investment projects:	Name of the project - Solid waste management in Odesa Place of project implementation - closed landfill in Khutorskaya Str., 70 The amount of investment, in all – 35 195,0 thousand USD Sources of funding - investor funds Payback period – 7 years	
	Name of the project – Construction of a pharmaceutical complex with an individual center for the development of medicines Place of project implementation - area of Khadzhibeyska Str. The amount of investment, in all – 252 000,0 thousand USD Sources of funding - investor funds Payback period – 5 years	

Odesa district	
Teplodarska town territorial community	
Administrative center, area, population	Address: Pionerna Str., 7, Teplodar town, Odesa district Odesa region, 65490, Area of town territorial community: 7.737 km2 Population: 10 146 persons Contact phone number: +(38048)705-34-60 Website: trada.gov.ua Email: teplodar-town@trada.gov.ua, ispolkom@trada.gov.ua
Distance to the administrative center of the region - Odesa, km	37,5
Infrastructure	Distance to the nearest railway station Vyhoda is 23 km. There are major highways Odesa - Reni (2.5 km) and Odesa - Chisinau (10 km) in the immediate vicinity of the town
Distance to	District center – 37.5 km Odesa Sea Port – 40.8 km Pivdennyi Sea Port – 81.4 km Chornomorsk Sea Port – 44.3 km Odesa International Airport – 35.6 km
Gas and energy infrastructure development	Not gasified, work is underway to bring the pipeline to the
Water supply and sewerage	Centralized water supply
Priority industries	Construction, processing industry, trade
Investment benefits	The advantage for investing in the Teplodarska town territorial community is an industrial site at a distance of 7 km from the town of Teplodar and 5 km to the highway E87 Odesa-Reni. There is a possibility of connection to utilities (electritown, water) in the territory of the industrial zone

INVESTMENT OFFERS

Investment site type
BROWNFIELD:

Name of the investment object – land stead, Asfaltova Str., 68, Teplodar (within the settlement boundary)
Total area – 2,1217 ha
Suggestions for the possible use of the investment object – for placement and operation of the main, auxiliary buildings and constructions of the enterprises of processing, machine-building and other industry for industrial activity
Ownership – communal
Conditions for transfer to the investor – rent/sale

Name of the investment object – land stead, Montazhnykiv Str. 38b, Teplodar (within the settlement boundary)
Total area – 2,9274 ha
Suggestions for the possible use of the investment object – for placement and operation of the main, auxiliary buildings and constructions of the enterprises of processing, machine-building and other industry for industrial activity
Ownership – communal
Conditions for transfer to the investor – rent/sale

Odesa district

Chornomorska town territorial community

Administrative center, area, population	Address: Prospekt Myru Str., 33, Chornomorsk town, Odesa district Odesa region, 68003, Area of town territorial community: 26.464 km2 Population: 71 733 persons Contact phone number: +(3804868)6-00-20 Website: cmr.gov.ua Email: il.ispolkom@gmail.com
Distance to the administrative center of the region - Odesa, km	29.1
Infrastructure	There is a modern international highly mechanized universal transport hub - the "Chornomorsk" Sea Port – in the territory of the community. The total capatown of the port is over 30 million tons of cargo per year. The total area of production sites is 499.11 hectares. The area of the inner water area of the port is 492 hectares. The total number of public roads is 95.5 km with: - roads of local importance - 95.5 km; (paved roads - 83.1 km) - 1 public bridge

Distance to	District center – 29.1 km Odesa Sea Port – 29 km Bilhorod-Dnistrovskyi Sea Port – 54.1 km Pivdennyi Sea Port – 74.4 km Odesa International Airport – 26.5 km
Gas and energy infrastructure development	Всі населені пункти Чорноморської територіальної громади газифіковано
Water supply and sewerage	Chornomorsk town, Oleksandrivka town, Malodolynske village, Burlacha Balka village (partial sewerage) are provided with water mains. There are 7 wells, 30 water pumping stations, 10 sewage pumping stations
Priority industries	Processing industry, transport complex
Investment benefits	- favorable for economic development location on the Black Sea coast; - availability of two non-freezing ports of international level; - highly skilled workforce in various areas of production and service specialization; - availability of a powerful transport and production hub consisting of ports, railway and ferry complex, highways and other communication links with the regional center and cities of Ukraine, ports of Romania, Bulgaria, Georgia and Turkey; - a significant number of able-bodied people able to engage in small business, including the manufacturing sector (in particular, production of hardware), construction, automotive maintenance

INVESTMENT OFFERS

Investment site type BROWNFIELD	**Name of the investment object – one-storey warehouse building, Chornomorsk, Peremogy Str. 7a** **Total area – 400,10 sq.m.** **Suggestions for the possible use of the investment object – location of warehouses, shops** **Ownership – communal**

Investment sites type GREENFIELD:

Name of the investment object – non-residential building with heat and pump room, Chornomorsk, Parusna Str. 5a
Total area – 444,9 sq.m.
Suggestions for the possible use of the investment object – location of warehouses
Ownership – communal
Conditions for transfer to the investor – rent/sale

Name, location – land stead, Malodolynske (within the settlement boundary)
The total area of the stead – 1,26 ha
Proposals for possible land use – placement of industrial facilities
Ownership – communal
The form of transfer of the site to the investor – rent

Odesa district

Yuzhnenska town territorial community

Administrative center, area, population	Address: Prospekt Hryhorivskogo Desantu Str., 18, Yuzhne town, Odesa district Odesa region, 65481, Area of town territorial community: 103.311 km2 Population: 35 273 persons Contact phone number: +(3804842)3-30-01 Website: yuzhny.gov.ua Email: info@yuzhny.gov.ua
Distance to the administrative center of the region - Odesa, km	43
Infrastructure	There are public roads of state importance M-28 Odesa-Yuzhne, M-14 Odesa - Melitopol – Novoazovsk. There is Pivdennyi Commercial Sea Port: it is a leader in terms of cargo handling in Ukraine and the deepest port in the country
Distance to	District center – 43 km Odesa Sea Port – 46.7 km Chornomorsk Sea Port – 75.7 km Odesa International Airport – 52.6 km

Gas and energy infrastructure development	Power supply is provided by JSC DTEK Odesa Grids. Gas supply is provided by PJSC Odesagas. Heat supply to consumers in the town of Yuzhne is provided by the town boiler plant with a capatown of 131 MW/year, which runs on natural gas. The implementation of the Yuzhne Energy LLC project is in its final stage: 17 wind turbines with a total capatown of 76.5 MW have been installed on the land plots of the settlements of Vyzyrska township and Yuzhnenska town territorial communities of Odesa district, commissioning works are being carried out. The amount of attracted investments is about 90 million euros
Water supply and sewerage	The total length of the community water supply network, including water mains, street water supply network and inner quarter and inner yard is 56.5 km. The total length of the sewerage network
Priority industries	Industry: there are Odesa Port Plant (a powerful chemical industry enterprise for the production of ammonia, urea and other chemical products) and Delta Vilmar Ukraine LLC (one of the most successful oil and fat enterprises in Ukraine) operating in the territory of the community. Transport (sea cargo handling) Agriculture (growing of cereals, oilseeds) Fisheries (sea fishing, freshwater fishing) Tourism
Investment benefits	Strategically advantageous geographical location. Developed transport and logistics infrastructure. Powerful industrial potential with developed infrastructure. High investment potential of existing enterprises. Skilled labor

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Budivelnykiv Str., Yuzhne** **The total area of the stead – 5,3006 ha** **Proposals for possible land use – construction of recreational facilities** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Name, location – land stead, microdistrict 1.7, Yuzhne
The total area of the stead – 0,9186 ha
Proposals for possible land use – construction of residential buildings
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, town district 1.7, Yuzhne
The total area of the stead – 0,7474 ha
Proposals for possible land use – construction of residential buildings
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, town district 1.7, Yuzhne
The total area of the stead – 0,8501 ha
Proposals for possible land use – construction of residential buildings
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, communal storage area, Yuzhne
The total area of the stead – 0,3480 ha
Proposals for possible land use – construction and maintenance of trade facilities
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, II town district, Yuzhne
The total area of the stead – 0,8392 ha
Proposals for possible land use – construction of residential buildings
Ownership – communal
The form of transfer of the site to the investor – rent

Name, location – land stead, II town district, Yuzhne
The total area of the stead – 0,5754 ha
Proposals for possible land use – construction of residential buildings
Ownership – communal
The form of transfer of the site to the investor – rent

Podilskyi district	
Baltska town territorial community	
Administrative center, area, population	Address: Liubomyrska Str., 193, Balta town, Podilskyi district Odesa region, 65101, Area of town territorial community: 1 042.36 km2 Population: 34 117 persons Contact phone number: +(3804866)2-41-43 Website: balta-rada.gov.ua Email: info@balta-rada.gov.ua
Distance to the administrative center of the region - Odesa, km	220
Infrastructure	Regional highways of state importance pass through the territory of the community: R-33 Vinnytsia-Haisyn - Balta (M-16), R-71 Odesa - Ananyiv - Ryzhavka (M-05), R-75 checkpoint "Tymkove" - Balta - Pervomaisk, T-16-11 checkpoint "Oleksiyivka" - Kodyma - Balta. The distance to the nearest railway station "Balta" is 7 km
Distance to	District center – 24.8 km Odesa Sea Port – 224 km Pivdennyi Sea Port – 261 km Chornomorsk Sea Port – 238 km Odesa International Airport – 223 km
Gas and energy infrastructure development	Gasified settlements: Balta town, Bilyne and Myrony villages All settlements are electrified. The first section of the 3.4 MW solar power plant LLC "Energy Innovation Systems" is put into operation
Water supply and sewerage	Water supply and sewerage networks are located in Balta and 8 township settlements of the community. The length of water mains is 16 km, sewerage collectors are 7.4 km long
Priority industries	Agriculture, trade, transport

Investment benefits	Availability of renewable energy (use of solar and wind energy). Agriculture and processing of agricultural products. Tourist potential: current tourist and excursion routes:

INVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – production and office premises of OJSC "PMK-16"** **Ownership – private** **Total area – 3,0 thousand sq.m.** **Suggestions for the possible use of the investment object – production of industrial and household goods** **Conditions for transfer to the investor – rent**
	Name of the investment object – capital hangar in Balta, Podilskyi district **Ownership – private** **Total area – 1,5 thousand sq.m.** **Suggestions for the possible use of the investment object – production of industrial and household goods, storage space** **Conditions for transfer to the investor – sale / rent**
	Name of the investment object – separate production facilities of Khlibna Niva Agrofirm LLC **Ownership – private** **Total area – 8,955 thousand sq.m.** **Suggestions for the possible use of the investment object – joint production of food and industrial products (enterprise in the form of LLC)** **Conditions for transfer to the investor – rent**
	Name of the investment object – production facilities of PJSC "Baltic Machine Tool Repair Plant" **Ownership – private** **Total area – 36,0 thousand sq.m.** **Suggestions for the possible use of the investment object – bakery, metal casting, production of foam blocks, placement of solar panels, etc.** **Conditions for transfer to the investor – rent**
	Name of the investment object – administrative building, warehouses, buildings of PJSC "Baltic Agropostachservice" **Ownership – private** **Total area – 26,2 thousand sq.m.** **Suggestions for the possible use of the investment object – storage of industrial goods, sites for the placement of scrap metal, fertilizers, etc.** **Conditions for transfer to the investor – rent**

	• Name of the investment object – production facilities of the former OJSC "Baltic Dairy Plant of Children's Products" Ownership – private Total area – 49,6 thousand sq.m. Suggestions for the possible use of the investment object – processing of raw milk (whole milk powder, skimmed milk powder, baby milk powder, butter, sour milk products) Conditions for transfer to the investor – rent
Investment sites type GREENFIELD:	• Name, location – land stead Zaliznyaka Str., Balta, within the settlement boundary The total area of the stead – 0,400 ha Proposals for possible land use – production of industrial and household goods, warehousing Ownership – communal The form of transfer of the site to the investor – rent/sale
	• Name, location – land stead Biline SPP, within the settlement boundary The total area of the stead – 15,0942 ha Proposals for possible land use – production of electritown from renewable energy sources (solar energy) Ownership – communal The form of transfer of the site to the investor – rent/sale
Investment projects:	Project name – construction of a solar power plant LLC "Balta - Solar" in Bilyne Place of project implementation – Biline village, Baltska Town Territorial Community, Odesa Region, 66161 The amount of investment – 8000 thousand USD Sources of funding – loan and own funds
	Project name – construction of a wind power plant LLC "Gabris" in Bilyne Place of project implementation – Bilyne village, Baltska Town Territorial Community, Odesa Region, 66161 The amount of investment – 37 300 8000 thousand USD / 895 100 thousand UAH including invested own funds - 250 thousand USD / 6 000 thousand UAH Sources of funding – loan and own funds

Podilskyi district	
Zelenohirska township territorial community	
Administrative center, area, population	Address: Prospekt Myru Str., 12, Zelenohirske township, Podilskyi district Odesa region, 66513, Area of township territorial community: 265.38 km2 Population: 7 544 persons Contact phone number: +(3804864)3-45-56 Website: zelenogirska-gromada.gov.ua Email: zelenogirska-sr@ukr.net
Distance to the administrative center of the region - Odesa, km	182
Infrastructure	The road system is sufficiently balanced and can ensure the accessibility of all territories and settlements. The length of public roads in the community is 72.6 km, with 32.0 km of roads of state importance and 40.6 km of roads of local importance
Відстань до	District center – 63.1 km Odesa Sea Port – 185 km Pivdennyi Sea Port – 223 km Chornomorsk Sea Port – 200 km Odesa International Airport – 223 km Zaplazy railway station – 2.5 km
Gas and energy infrastructure development	Partial gasification. All settlements are electrified.
Water supply and sewerage	Water supply is carried out by means of artesian wells, length of water supply network is 25 km
Priority industries	Agriculture
Investment benefits	Significant agricultural and labor potential

INVESTMENT OFFERS

Investment site type
BROWNFIELD:

Name of the investment object – property of the former sugar factory
Ownership – private
Total area – 650 thousand sq.m.
Suggestions for the possible use of the investment object – to accommodate new production facilities
Conditions for transfer to the investor – rent/sale

Podilskyi district

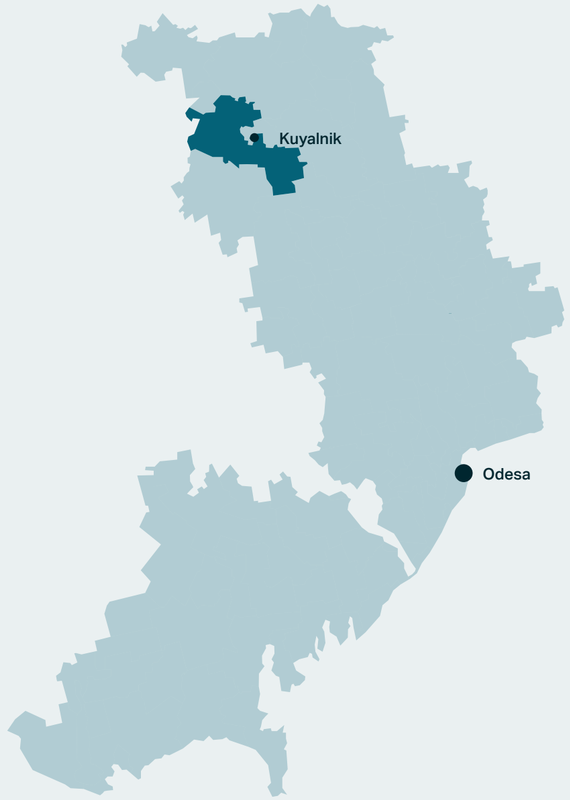
Kodymska town territorial community

Administrative center, area, population	Address: Peremogy sqare, 1-1, Kodyma town , Podilskyi district Odesa region, 66000, Area of township territorial community: 704.08 km2 Population: 24 777 persons Contact phone number: +(3804867)2-68-32, +(3804867)2-62-88 Website: kodyma-mr.gov.ua Email: kmr-106@ukr.net
Distance to the administrative center of the region - Odesa, km	276
Infrastructure	Roads of state importance T-16-11, T-16-22, R-75 pass through the community. Kodyma railway station is located in the territory of the community
Distance to	District center – 67 km Odesa Sea Port – 276 km Pivdennyi Sea Port – 310 km Chornomorsk Sea Port – 296 km Odesa International Airport – 273 km
ΓGas and energy infrastructure development	No gasification. All settlements are electrified.
Water supply and sewerage	Water supply is provided by: 64 water towers, 47 artesian wells. The total length of the sewerage network is 1250 km
Priority industries	Agriculture, processing and mining industry

Investment benefits	Favorable geographical location. Powerful agricultural and labor potential. Rich cultural and historical heritage, which creates the preconditions for the development of tourism

INVESTMENT OFFERS

Investment sites type BROWNFIELD:	**Name of the investment object – unfinished community center in the village of Budii, Odesa region** **Ownership – communal** **Total area – 1,1239 thousand sq.m.** **Suggestions for the possible use of the investment object – for business activities (production of fruit and berries: packaging, freezing, etc.)** **Conditions for transfer to the investor – rent**
	Name of the investment object – premises of the former kindergarten in the village of Budii, Odesa region **Ownership – communal** **Total area – 7 thousand sq.m.** **Suggestions for the possible use of the investment object – for business activities (fruit and berry production)** **Conditions for transfer to the investor – rent**
Investment sites type GREENFIELD:	**Name, location – land stead, village Kruti, Kodymska town territorial community, Podilskyi district, Odesa region, outside of the village boundary** **The total area of the stead – 72 ha** **Proposals for possible land use – for laying new gardens by uprooting and disposing of old orchards** **Ownership – communal** **The form of transfer of the site to the investor – rent**
	Name, location – land stead, Kodyma, Kodymska town territorial community, Podilskyi district, Odesa region, within the settlement boundary **The total area of the stead – 4 ha** **Proposals for possible land use – to create a greenhouse** **Ownership – communal** **The form of transfer of the site to the investor – rent**
	Name, location – land stead, Kodyma, Kodymska town territorial community, Podilskyi district, Odesa region, within the settlement boundary **The total area of the stead – 5,5 ha** **Proposals for possible land use – vegetable growing, berry growing / creation of a greenhouse** **Ownership – communal** **The form of transfer of the site to the investor – rent**



Podilskyi district	
Kuyalnytska village territorial community	
Administrative center, area, population	Address: Kuyalnytska Str., 26-A, Kuyalnyk village, Podilskyi district Odesa region, 66350, Area of village territorial community: 941.61 km2 Population: 21 980 persons Contact phone number: +(3804862)2-49-30 Website: kuyalnyksr.Odesa.gov.ua Email: kuyalnikotg@ukr.net
Distance to the administrative center of the region - Odesa, km	220
Infrastructure	The total length of public roads is 341 km, of communal roads - 1020 km. The territory of the community from north to south is crossed by the railway line Odesa – Vapnyarka with 4 railway stations: Borshchi, Poberezhzhya, Chubivka, Mardarivka
Distance to	District center – 5.2 km Odesa Sea Port – 227 km Pivdennyi Sea Port – 261 km Chornomorsk Sea Port – 238 km Odesa International Airport – 227 km Roads: P 33 – of local importance
Gas and energy infrastructure development	21 settlements are gasified. All settlements are electrified.
Water supply and sewerage	The length of water mains is 112 km; 4093 wells of public use; the length of sewerage system is 63 km
Priority industries	Agriculture
Investment benefits	Significant agricultural and labor potential

INVESTMENT OFFERS

Investment sites type BROWNFIELD:

Name of the investment object – premises of Pivdentechgas LLC
Ownership – private
Total area – 90 thousand sq.m.
Suggestions for the possible use of the investment object – processing of agricultural products
Conditions for transfer to the investor – rent

Name of the investment object – premises of the former kindergarten
Ownership – private
Total area – 7,2 thousand sq.m.
Suggestions for the possible use of the investment object – production room for storage (cooling of milk), storage room
Conditions for transfer to the investor – rent

Podilskyi district

Liubashivska township territorial community

Administrative center, area, population	Address: Volodymyra Kniazia Str., 84, Liubashivka township, Podilskyi district Odesa region, 66502, Area of township territorial community: 834,94 km2 Population: 21709 persons Contact phone number: +(38048)642-25-48 Website: lubashivska-gromada.gov.ua Email: luba.rada@ukr.net
Distance to the administrative center of the region - Odesa, km	107
Infrastructure	Near the village of Lyubashivka there is a high-speed highway of international importance - M05 Kyiv - Odessa (intertown bus station is located in the neighborhood "DRP"), which coincides with part of the European highway E95. The M13 highway passes through the village. The railway connection is provided by Lyubashivka station. There are 20 public bridges in the community

Distance to	District center – 108 km Odesa Sea Port – 110 km Pivdennyi Sea Port – 147 km Chornomorsk Sea Port – 125 km Odesa International Airport – 110 km
Gas and energy infrastructure development	Gas supply is provided by PJSC Odesagas All settlements are electrified
Water supply and sewerage	The length of water mains is 60.3 kmv
Priority industries	Agriculture
Investment benefits	Significant agricultural and labor potential The presence of a railway station The presence of reservoirs Tourist potential

INVESTMENT OFFERS

Investment site type BROWNFIELD:	**Name of the investment object – remnants of the premises of the former gravel plant (within the settlement boundary)** **Ownership – communal** **Total area – 24 thousand sq.m.** **Suggestions for the possible use of the investment object – trade, warehouses** **Conditions for transfer to the investor - rent / permanent use / sale**
Investment site type GREENFIELD:	**Name, location – land stead of Lyubashivka, Zavokzalna Str., 11a, within the settlement boundary (in the residential area)** **The total area of the stead – 0,779 ha** **Proposals for possible land use – placement of the object of wholesale trade** **Ownership – communal** **The form of transfer of the site to the investor - rent / PPP agreement / sale, etc.**

Podilskyi district	
Oknianska township territorial community	
Administrative center, area, population	Address: Pershotravneva Str., 6, Okny township, Podilskyi district Odesa region, 67900, Area of township territorial community: 1 012.87 km2 Population: 19 606 persons Contact phone number: +(38066)291-40-67 Website: oknyanska.gromada.org.ua
Distance to the administrative center of the region - Odesa, km	223
Infrastructure	The Chisinau-Poltava state highway of international importance passes through the territory of the community. The distance from the community center to the highway is 5 km. The total length of roads in the community is 276.9 km of public roads with 52.9 km of roads of national importance (international - 33.3 km, regional - 19.6 km), 224 km of roads of local importance (regional - 54,3 km and district - 169.7 km)
Distance to	District center – 31.9 km Odesa Sea Port – 224 km Pivdennyi Sea Port – 263 km Chornomorsk Sea Port – 240 km Odesa International Airport – 225 km
Gas and energy infrastructure development	Okny town is gasified. All settlements are electrified.
Water supply and sewerage	There are 18 water mains, 177.5 km long; 43 wells, 2 pumping stations, 431 public wells. The length of sewerage networks is 7.2 km
Priority industries	Agriculture, mining industry
Investment benefits	Agricultural lands and forest fund. Natural resources that can be used for both production and recreational purposes. Availability of water bodies and natural springs

INVESTMENT OFFERS		
Investment site type BROWNFIELD:	Name of the investment object – carbonated mineral water bottling plant Ownership – private Total area – 3,0 thousand sq.m. Suggestions for the possible use of the investment object – production of mineral waters Conditions for transfer to the investor – sale	
Investment sites type GREENFIELD:	Name, location – land stead in the Fedosiyivka village, Okny town, Odesa region, outside of the settlement boundary The total area of the stead – 287 ha Proposals for possible land use – construction of a cement plant Ownership – communal The form of transfer of the site to the investor – rent	
	Name, location – land sted in the Stavrove, Okny, Odesa region, outside of the settlement boundary The total area of the stead – 40 ha Proposals for possible land use – construction of a solar power plant Ownership – communal The form of transfer of the site to the investor – rent/ PPP agreement	

Podilskyi district

Podilska town territorial community

Administrative center, area, population	Address: Prospekt Shevchenka Str., 2, Podilsk town, Podilskyi district Odesa region, 66300, Area of town territorial community: 135.42 km2 Population: 43 567 persons Contact phone number: +(3804862)2-45-54, +(3804862)2-53-68 Website: websystem.kotovsk-town.gov.ua Email: gor@podilsk.Odesa.gov.ua
Distance to the administrative center of the region - Odesa, km	223
Infrastructure	The regional highway R-33 (Vinnytsia - Turbiv - Haisyn - Balta - Velyka Mykhailivka - / M-16 /) runs along the town, as well as an extensive network of roads of local significance. Podilsk is a large railway junction for three directions: Zhmerynka, Pervomaisk and Odesa. The town has a railway station "Podilsk" in the directions of Kiev, Odesa, Vinnytsia, Lviv, Chernivtsi, Cherkasy, Kovel, Uzhgorod, Kharkiv, Khmelnytsky, Bilhorod-Dnistrovskyi, Izmail, Moscow and Minsk, as well as a bus station in the directions of Kiev, Odesa, Vinnytsia, Mykolayiv, Balta, Ananyiv, Chisinau and Rybnytsia
Distance to	Odesa Sea Port – 225 km Pivdennyi Sea Port – 264 km Chornomorsk Sea Port – 241 km Odesa International Airport – 226 km
Gas and energy infrastructure development	The community is gasified and electrified. The construction of a solar power plant in the territory of Asphalt Concrete Plant LLC with a capatown of 1 MW, which is able to provide electritown to part of the community, has been completed
Water supply and sewerage	There are 8 artesian wells in the community; 4 water pumping stations; 11 sewage pumping stations; 2 complexes of sewage treatment facilities and 6 town fountains in places of mass recreation. The length of water supply networks is 108.7 km, of sewerage networks - 91 km

Priority industries	Processing industry, transport, trade, alternative energy
Investment benefits	Availability of alternative energy, Podilsk industrial park, vocational education institutions. Developed social network.

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – Podilsk Industrial Park, within the settlement boundary** **The total area of the stead – 31,0704 ha** **Proposals for possible land use – processing industry of agricultural products, creation of transport and logistics center** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Rozdilnianskyi district	
Velykomykhailivska township territorial community	
Administrative center, area, population	Address: Tsentralna Str., 123, Velyka Mykhailivka township, Rozdilnianskyi district Odesa region, 67100, Area of township territorial community: 584.7 km2 Population: 13 607 persons Contact phone number: +(3804859)2-12-46 Website: vms-rada.gov.ua Email: vmselrada@ukr.net
Distance to the administrative center of the region - Odesa, km	119
Infrastructure	The length of local roads is 213,600 km; Sections of roads of state importance are 133,081 km long.
Distance to	District center – 39 km Odesa Sea Port – 120 km Pivdennyi Sea Port – 155 km Chornomorsk Sea Port – 125 km Odesa International Airport – 117 km The nearest railway station – 18.3 km
Gas and energy infrastructure development	Most settlements of the community are gasified.
Water supply and sewerage	Most settlements of the community are provided with centralized water supply. The sources of centralized water supply for the town of Velyka Mykhailivka are four artesian wells, which are located in the territory of the settlement.
Priority industries	Agriculture
Investment benefits	Logistical convenience; Quality administrative support and maximum partnership on behalf of the community; Availability of land plots within the territorial community for the implementation of innovative projects that will provide the opportunity to create new jobs in the community

INVESTMENT OFFERS

Investment sites type GREENFIELD:

Name, location – land stead, Tsentralna Str., Velyka Mykhailivka, Rozdilnianskyi district, Odesa region (within the settlement boundary)
The total area of the stead – 0,2213 ha
Proposals for possible land use – parking lot and place of sludge of large vehicles
Ownership – communal
The form of transfer of the site to the investor – rent/sale

Rozdilnianskyi district

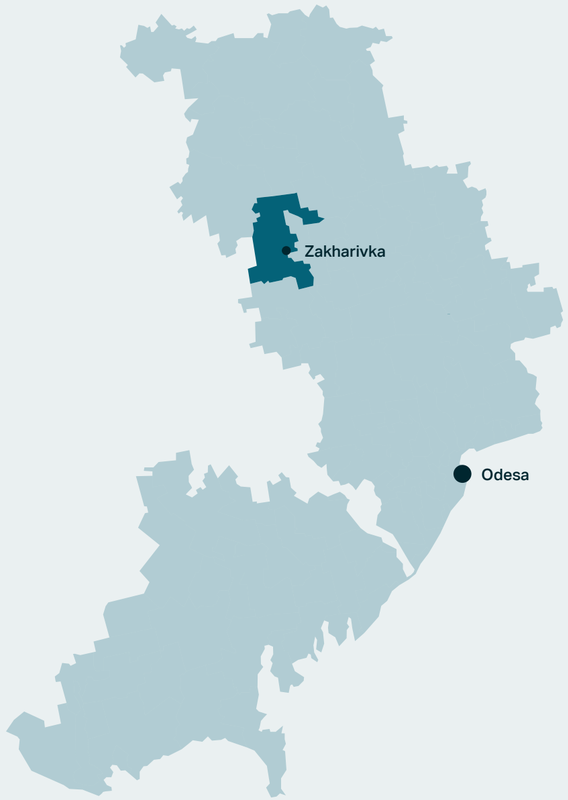
Velykoploskivska village territorial community

Administrative center, area, population	Address: Tsentralna Str., 121, Velykoploske village, Rozdilnianskyi district Odesa region, 67140, Area of village territorial community: 244.3 km2 Population: 5 013 persons Contact phone number: (+38 04859)2-81-67, (+38 04859)2-81-44 Website: velykoploskivska-gromada.gov.ua Email: b-ploskoe.silrada@ukr.net, v-ploskoe.gromada@ukr.net
Distance to the administrative center of the region - Odesa, km	125
Infrastructure	Length of the roads of state importance - 38 km Length of the roads of local importance- 52 km
Distance to	District center – 55 km Road of state importance M-05 Kyiv – Odesa – 65 km The nearest railway station – 35 km Odesa Sea Port – 129 km Pivdennyi Sea Port – 169 km Chornomorsk Sea Port – 138 km Odesa International Airport – 125 km
Gas and energy infrastructure development	All settlements and objects of the social sphere of the community are gasified
Водопостачання та водовідведення	Centralized water supply, 9 artesian wells
Пріоритетні галузі економіки	Agriculture, industry

Investment benefits	Successful economic and geographical location of community settlements; Convenient transport connection with the State border and the highway M-05 Kyiv-Odesa; Ecologically clean territory

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, village Velykoploske (within the settlement boundary)** **The total area of the stead – depending on the need (5 ha)** **Proposals for possible land use – gas station construction** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	
	Name, location – land stead, village Velykoploske (within the settlement boundary) **The total area of the stead – 15 ha** **Proposals for possible land use – construction of an industrial park** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	
	Name, location – land stead, village Velykoploske (within the settlement boundary) **The total area of the stead – 30 ha** **Proposals for possible land use – construction of a solar power plant** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	
	Name, location – land stead, village Velykoploske (within the settlement boundary) **The total area of the stead – 10 ha** **Proposals for possible land use – construction of a greenhouse** **Ownership – communal** **The form of transfer of the site to the investor – rent/sale**	



Rozdilnianskyi district

Zakharivska township territorial community

Administrative center, area, population	Address: Tsentralna Str., 69, Zakharivka township, Rozdilnianskyi district Odesa region, 66700, Area of township territorial community: 724.4 km2 Population: 13 436 persons Contact phone number: (+38 04860)9-11-68 Website: zaharivska.gromada.org.ua Email: frunze-rada@ukr.net
Відстань до адміністративного центру - м. Одеси, км	141
Infrastructure	The territory of the community is crossed by the R-33 highway of regional importance3, which connects two regions of Ukraine - Vinnytsia and Odesa
Distance to	Районного центру – 73 км Залізничної станції Затишшя – 12 км Одеського морського порту – 151 км Морського порту Південний – 185 км Чорноморського морського порту – 155 км До міжнародного аеропорту «Одеса» - 140 км
Gas and energy infrastructure development	3 out of 37 settlements of the community have been gasified. LLC Zakharivske Heat Supply Enterprise provides heat to community health facilities
Water supply and sewerage	The water supply system in the settlements of the Zakharivska community is provided by the Zakharivskyi Production Department of Housing and Communal Services. The company serves 1640 subscribers. The length of the pipeline is 35,789 km
Priority industries	Сільське господарство
Investment benefits	Investment advantages of Zakharivka territorial community are determined by a powerful resource in the form of agricultural lands, which occupy 83% of the land fund.

INVESTMENT OFFERS

Investment sites type GREENFIELD:

Name, location – land stead, Zakharivka (within the settlement boundary)
The total area of the stead – 22 ha
Proposals for possible land use – placement of alternative energy sources (solar power plant)
Ownership – communal
The form of transfer of the site to the investor – rent

Rozdilnianskyi district

Novoborysivska village territorial community

Administrative center, area, population	Address: Lermontova Str., 3, Novoborysivka village, Rozdilnianskyi district Odesa region, 67121, Area of village territorial community: 225.2 km2 Population: 5 359 persons Contact phone number: (+38 04859)2-41-90 Website: novoborysivska.gromada.org.ua Email: Novoborisivka2016@ukr.net
Distance to the administrative center of the region - Odesa, km	105
Infrastructure	The distance from the administrative center of the community to the highway of state importance Odesa-Kyiv is 44 km. The Odesa Railway passes through the territory of the community with the stations "Mygaeve", "Vesely Kut", "Ivanivka", platforms "Dimitrove" and "Nadiya"The distance from the administrative
Distance to	District center – 49 km Odesa Sea Port – 108 km Pivdennyi Sea Port – 145 km Chornomorsk Sea Port – 132 km Odesa International Airport – 108 km
Gas and energy infrastructure development	3 settlements out of 21 settlements of the community are gasified (Pershotravneve village, Polishpakove village, Zamozhne village); gas supply services are provided by Odesagas JSC, electritown supply services are provided by Odesa Regional Energy Supply Company JSC

Water supply and sewerage	The settlements of the territorial community are provided with potable water from underground sources, with involvement of 24 artesian wells and 21 public wells
Priority industries	Agriculture
Investment benefits	The greatest natural wealth and potential of the Novoborysivska territorial community is the land. The leading industry is agriculture, represented by crop production - 100% (cereals and legumes, including wheat, corn, sunflower)

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Myhaii (within settlement boundary)** **The total area of the stead – 5,5 ha** **Proposals for possible land use – construction of a ground photovoltaic station** **Ownership – communal** **The form of transfer of the site to the investor – rent**

Rozdilnianskyi district

Rozdilnianska town territorial community

Administrative center, area, population	Address: Munitsypalna Str., 17, Rosdilna town , Rozdilnianskyi district Odesa region, 67400, Area of town territorial community: 766.3 km2 Population: 33 116 persons Contact phone number: (+38 04853)3-18-53, (+38 04853)3-25-75 Website: rozdilna.Odesa.gov.ua Email: gorsovetrazd@ukr.net
Distance to the administrative center of the region - Odesa, km	78
Infrastructure	There is a railway station Rozdilna-1, and a hub station of Ukraine Rozdilna-Sortuvalna. Distance from the railway station Rozdilna-1 to the highway of state importance E95M05 (Kyiv - Odesa) is 31.5 km

Distance to	Odesa Sea Port – 81 km Pivdennyi Sea Port – 118 km Chornomorsk Sea Port – 102 km Odesa International Airport – 80.6 km
Gas and energy infrastructure development	The distribution of natural gas is carried out by the gas supply operator Odesagas and the power supply is carried out by DTEK Odesa Grids
Water supply and sewerage	2 sewage pumping stations
Priority industries	Agriculture, forestry and fisheries, processing industry
Investment benefits	Attractive natural and recreational resources of the community: rivers Kuchurgan, Baraboy, Svina, Kuchurganske; Favorable economic and geographical location of the

INVESTMENT OFFERS

Investment sites type GREENFIELD:	**Name, location – land stead, Rozdilna (within the settlement boundary)** **The total area of the stead – 1,225 ha** **Proposals for possible land use – construction of the enterprise of the 4th class of sanitary classification** **Ownership – communal** **The form of transfer of the site to the investor – rent**