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PROJECT № 1771

HOTEL

REQUIRED AMOUNT OF INVESTMENT:
3 420 000 $

FOUNDER'S INVESTMENT:
10 000 000 $

ANNUAL NET PROFIT:
1 285 080 $

RETURN ON INVESTMENT CAPITAL:
30%

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Description: The founder intends to finalize the construction of an incomplete hotel with a 3-star rating, strategically positioned in the center of Tashkent. This prime location guarantees significant demand and a consistent influx of guests, offering direct access to the metro, restaurants, banks, and boulevards. The hotel is in close proximity to Tashkent city, the park, and other cultural attractions. With the completion of concrete and façade work, the building stands on the verge of readiness to accommodate.

Comfortable rooms, modern security systems and high-level service.

Project status:

- The roof of the building is completely finished
- Windows and frames are fully installed
- The building is gasified.
- The building is connected to water supply and sewerage.
- A chiller cooling system was purchased (DAIKIN)
- Elevators purchased (KONE)
- Plumbing equipment purchased (GROHE)

The founder invested **$10 million** in the project.

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Required amount of investment: 3 420 000 $:

NAME	AMOUNT, $
Chiller air system installation	200 000
Elevator installation	30 000
Electrics	80 000
Completion of unfinished ventilation work	35 000
Furniture	450 000
Completion of unfinished plumbing work	210 000
Completion of unfinished fire alarm work	50 000
Dispatching	80 000
Swimming pool, Sauna, SPA	90 000
Completion of unfinished yard work (landscape, fountain, etc.)	350 000
Appliances	420 000
Painting work and salary	750 000
Other expenses for 6 months	675 000
TOTAL	**3 420 000**

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Annual expenses:

NAME	AMOUNT, $
Taxes	903 744
Tourist tax for each foreign guest	47 304
Royalty	451 872
Salary	820 800
Other expenses	256 800
TOTAL	**2 480 520**

Annual income at 80% occupancy:

NAME	QUANTITY, PCS	PRICE, $	AMOUNT, $
Rooms	21 024	150	3 153 600
Conference hall	20	800	192 000
Food and drink			360 000
SPA			60 000
TOTAL			**3 765 600**

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- Annual revenue: **3 765 600$**
- Annual expenses: **2 480 520 $**
- Annual net profit: 3 765 600$ – 2 480 520$ = **1 285 080 $**
- Return on capital investment: **30%**

$$\textbf{ROI} = \frac{\text{Net profit}}{\text{Investment amount}} \text{ x Investor's share x 100\% =} \textbf{30\%}$$

Distribution of shares: **80%** Investor and **20%** Founder - until full return of invested funds; **50%** Investor and **50%** Founder - after full return of the invested funds.