

**Make a huge return in a short period .  
Own a market in downtown Toumlan District.**

Lao PDR  
Salavan Province  
Toumlan District

**Estimated revenue once in full operation of approx. US\$5 million per annum.**

Lao PDR, Salavan Province. Call Now: +856-034 211028



### Project details

Located in the upcountry of Salavan Province, Toumlan is a transit district, connecting Muang Phin in Savannakhet to Salavan City. It has a territory of 746 km<sup>2</sup> and a population of nearly 30,000 people. The district is famous for its ethnic Katang communities, where women use distinctive looms and techniques (with looms hanging from the rafters under stilted houses, and weavers shuttling threads up and down, instead of side to side) to weave uniquely designed fabrics. Katao – the largest mountain in the area – is bestowed with thick forests and unexplored minerals.

As the entire region is opening for tourism and investment, so is Toumlan District. People, from near and far, visit this beautiful city.

The Department for Investment Promotion is seeking a developer(s) to build a market on approximately 2 hectares of land in downtown Samakhyay Village in the Toumlan District. For several years, the location has been used as the main trading hub for local merchants and consumers as well as tourists. However, it has been very poorly managed.

The developer(s) is expected to build a sheltered market, completed with eateries, a parking lot, and a bus terminal.

Project duration: 20 years.

The investment should be in a form of a state land concession by private, domestic and or foreign, investor(s).



### Project details (continued)

**Local services:** Surrounded by Toumlan Municipality administrative offices, the market has access to electricity, water supply, and sewers, as well as landline, mobile phone and internet services.

It is only about 25 km from Route 15, and within 50km from the Salavan Province's administrative offices and Lao-Vietnamese border.

**Local construction supplies:** The developer(s) may utilize available local construction materials such as sand and gravel, cement, bricks, clay blocks, roof tiles, zinc sheets, wooden boards and beams, and steel bars. Some electronic appliances can also be found locally.

**Construction machineries:** 10-wheelers, excavators, cranes, bulldozers and other hydraulic machines needed for construction can be found locally.

**Local Produce:** Beef, buffalo, goat, pork, chicken, duck, and fish as well as fresh vegetable and fruits can be found locally.

**Labor:** Toumlan District has a total population of approximately 28,400 people with the workforce accounting for 45% of the population. Local daily wages range from 40,000 kip to 50,000 kip per person.



## Income/Incentives & Minimum Requirements

### Income generating opportunities from:

- Commercial rentals;
- Bus terminal services; and
- Parking fees.

### Incentives

- 6 years Profit Tax holidays; and
- Import Tax Exemption for materials and equipment necessary for the project operation, which are not available domestically.

### Support from the Government

- Shorten project application process;
- Provide consultation in every step of the project application process; and
- Facilitate access to other public services.

### Minimum Requirements

- Memorandum of Understanding (MOU);
- Feasibility studies and business development plan;
- An Initial Environmental Examination (IEE) or an Environmental and Social Impact Assessment (ESIA). The IEE or ESIA will involve the public and seek to mitigate all negative impacts while maximizing benefits;
- State land concession agreement;
- State land lease agreement;
- Any business operation licenses and agreements required by concerned government authorities;
- Capital of 5,000,000 USD;
- Must have a 'buy local' policy;
- Must provide business opportunities for local community and promote the livelihood of local villagers;
- Must give priority to locals in the job recruitment process; and
- Must contribute to the community development fund.

## Contact:

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