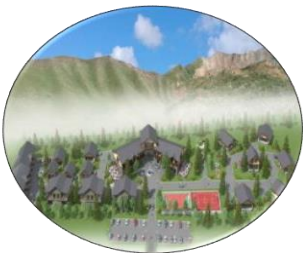


Opening of a tourist base on Kolsay Island

Kolsay Paradise Resort is a specially created company that has the ambitious task of organizing accommodation services at the highest level and providing all possible related services to tourists. As part of the company's development, it is planned to create a tourist hub that will provide top-class accommodation services for everyone who wants to visit the wonderful tourist gems of the Almaty region such as Kolsai Lakes, Kaindy Lake and Charyn Canyon located in the immediate vicinity of the hotel.



PROJECT COST:

55678.22 \$



PROJECT CAPACITY:

26 main rooms in a 5* hotel, 7 (2-storey) townhouses



NPV: 378132.45 \$

IRR: 19,40%

Payback period: 6 years

Konaev
316km

Алматы
293 км

86

Creation of new jobs

Work plan

Stage 1 construction of the main five-star international-class Kolsay Paradise House hotel (26 rooms) and a restaurant

"Kolsay Paradise Dastarkhan", a wellness complex of baths and pools "Kolsay Paradise Spa" with a total area of ~ 2,500 sq. m.

Stage 2 construction of 7 (2-storey) "Town Houses" "Kolsay Paradise House" with isolated entrances, terraces and plots of land with all amenities with an area of ~ 1,330 sq. m.

Stage 3 construction of the Kolsay Paradise Village cottage town, consisting of 17 cottages for individual accommodation with an area of ~ 2,800 sq. m Auxiliary sites: helicopter, tennis, volleyball and basketball courts, outdoor parking for 50 cars.

The essence of the project

"The organization of the tourist base (Kolsay Lake) should be considered as a set of measures aimed at the design and construction of low-rise buildings and cottages, where in the future it is planned to create guest rooms, game rooms, a swimming pool, sauna, restaurant, etc. Thus, it is planned to build a main 2-storey hotel complex with 26 rooms with auxiliary rooms, with a restaurant, game rooms, a swimming pool, as well as the construction of 7 townhouses, 10 one-storey cottages, 7 two-storey cottages for tourists (guests) of the complex. The project of the organization of the "Tourist base on the lake. Kolsay is planned to be implemented on its own land plot of 1.88 hectares, and credit funds are planned to be used for construction projects, purchase of works and materials for the construction of the cottage infrastructure of the base, purchase of furniture, equipment for a sauna, a swimming pool, a restaurant at home, etc.

The main goal of this project is to create a profitable and competitive business enterprise with plans to expand the existing business, as well as maximize the company's profits.

BRIEF INFORMATION

Kolsay lakes- are one of the most beautiful places of the Kazakh nature. They are also called the blue necklace of the Northern Tien Shan. Translated from Kazakh, "kolsay" means "lake in the gorge", because all three lakes are located in the picturesque gorge of the eastern part of the Kungei Alatau range, 300 km from Almaty.

The lakes are located at an altitude of 1800, 2250 and 2700 above sea level. The Kolsay River originates from glaciers located on the Kungei-Alatau mountain ranges, and flows in turn into three lakes: Upper, Mynzholki and Lower. The water in the lakes is fresh. The Kolsay lakes are very deep. For example, the deepest place in the first lake is 80 m, and in the second - about 50 m. The bottom is shallow in places, without rocky outcrops. According to statistics, about 395 thousand tourists visited Lake Kolsay in 2024.

GOVERNMENT SUPPORT MEASURES

Cost recovery



For the construction of roadside service facilities

10%



Reimbursement of expenses for the purchase of machinery and equipment for

25%



Reimbursement of expenses for the purchase of tourist vehicles

25%



Reimbursement of costs for the construction

10%

Subsidizing



Tour operators for every foreign tourist

29,9 \$



The cost of maintaining sanitary facilities

165,82 \$ / per month



Детского авиабилета (kids go free)

100%