

REPUBLIKA E KOSOVËS - REPUBLIKA KOSOVO - REPUBLIC OF KOSOVO AGJENCIA KOSOVARE E PRIVATIZIMIT - KOSOVSKA AGENCIJA ZA PRIVATIZACIJU - PRIVATISATION AGENCY OF KOSOVO

FACT SHEET

SOE Name SOE Fan Zahir Pajaziti (the "**Enterprise**")

Name of NewCo NewCo Hotel FAN Besiana L.L.C. (the "Subsidiary")

- Location NewCo Hotel FAN Besiana L.L.C, is located in city of Podujeva, in Northeastern part of Kosovo, 30 km away from Prishtina in crossroad Prishtina-Merdare and Zahir Pajaziti road
- Business/Sector Hotel services and recreation.
- Products N/A

Market Proposed NewCo, has a very good commercial capacity thanks to the location of land and building that will be transferred, furthermore, the hotel has a long term experience and nice reputation in Podujeva area.

Competition Industry for hotel services, tourism and recreation is one of the fastest growing sectors in Kosovo.

Employees There are no employees to be transferred to the NewCo.

Buildings and Land NewCo Hotel FAN Besiana L.L.C. comprises a land with total surface area of approx. 10,148 m² (1 ha 1 are 48 m²) and a fifth story building located on this land with total surface approx. 3,036 m², located in city of Podujeva, in north-eastern part of Kosovo, 30 km away from Prishtina in crossroad Prishtina-Merdare and Zahir Pajaziti road.

Proposed land is registered in the cadastral documents under the name of Enterprise, Certificate No. UL-71712062-01660, Cadastral Zone Podujeva.

Liabilities to be Transferred (1) The net unpaid VAT liability of the SOE, exclusive of interest and penalties, arising during the 12 month period ending on the date of the completion of the sale of the Subsidiary;

- (2) The unpaid property tax liability of the SOE, in respect of the immovable property comprised in the Tendered Items, arising during the 12 month period ending on the date of the completion of the sale of the Subsidiary;
- (3) The unpaid goods and services liabilities of the SOE (e.g. KEK and other utility debts or debts to suppliers but not including salaries, pensions or other payments to or on behalf of employees of the SOE in their capacity as employees), arising in the normal course of business during the 3 month period ending on the date of the completion of the sale of the Subsidiary;
- (4) The cost of the supplies of goods and services (but not including salaries, pensions or other payments to or on behalf of employees of the SOE in their capacity as employees) accruing during the normal course of business that:
 - a) accrued during the three month period ending on the date of

No information about the NewCo presented in this Fact Sheet is warranted. Prospective investors are encouraged to contact Privatisation Agency of Kosovo (PAK) to request the bidding documents. Those wishing to submit a bid must rely on their own investigation. Prospective investors are advised to perform their own due diligence prior to submission of any bid or tender proposal. This fact sheet is available under the general terms and conditions on provision of information to the general public on privatisation candidates, which can be downloaded from the PAK Web-Site http://www.pak-ks.org



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- entry into force of the relevant declaration of transfer;
- b) which remain unpaid on such date and are attributable to the business of the SOE;

A partial view of the NewCo



Information	Sales Department Privatisation Agency of Kosovo (PAK) Tel: +381 (0) 38 500 400 ext 1255 Fax: +381 (0) 38 248 076 www.pak-ks.org
Bid Documents	Privatisation Agency of Kosovo (PAK)

Bid Documents Privatisation Agency of Kosovo (PAK) Street: Ilir Konushevci No:8 10000 Prishtinë/Pristina, Kosovo

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