



AGJENCIA KOSOVARE E PRIVATIZIMIT  
KOSOVSKA AGENCIJA ZA PRIVATIZACIJU  
PRIVATISATION AGENCY OF KOSOVO

## FACT SHEET

<b>SOE Name</b>	<b>NBI Agromorava</b> (the “Enterprise” or the “SOE”)
<b>Name of NewCo</b>	<b>NewCo Agricultural Land in Gjylekar L.L.C.</b> (The “NewCo”)  NewCo offering includes only the land surface of approximately 37.8 ha (378232 m <sup>2</sup> ) located in village Gjylekar, Municipality Viti. The rest of Enterprise assets are excluded and will be privatized separately.
<b>Location</b>	The property subject of this tender is located in Viti Municipality.
<b>Business/Sector</b>	Agricultural Land, production of grain and corn
<b>Products</b>	The main activity of the Subsidiary is the production of the agricultural goods.
<b>Market</b>	The NewCo will significantly increase the agricultural production of Viti/Vitina Municipality.
<b>Competition</b>	Other agricultural producers in Viti/Vitina Municipality.
<b>Employees</b>	Currently there are 3 employers. However no employees will be transferred to the NewCo.
<b>Buildings and Land</b>	This offering will provide an excellent opportunity to acquire the land of approximately surface 37, 8 ha (378232 m <sup>2</sup> ). The exact area of agricultural land will be determined after the completed cadastral measurement and will be detailed in the Memorandum of Information.  No building will be transferred into NewCo.
<b>Liabilities to be Transferred</b>	<ol style="list-style-type: none"><li>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;</li><li>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;</li><li>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;</li><li>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</li></ol>



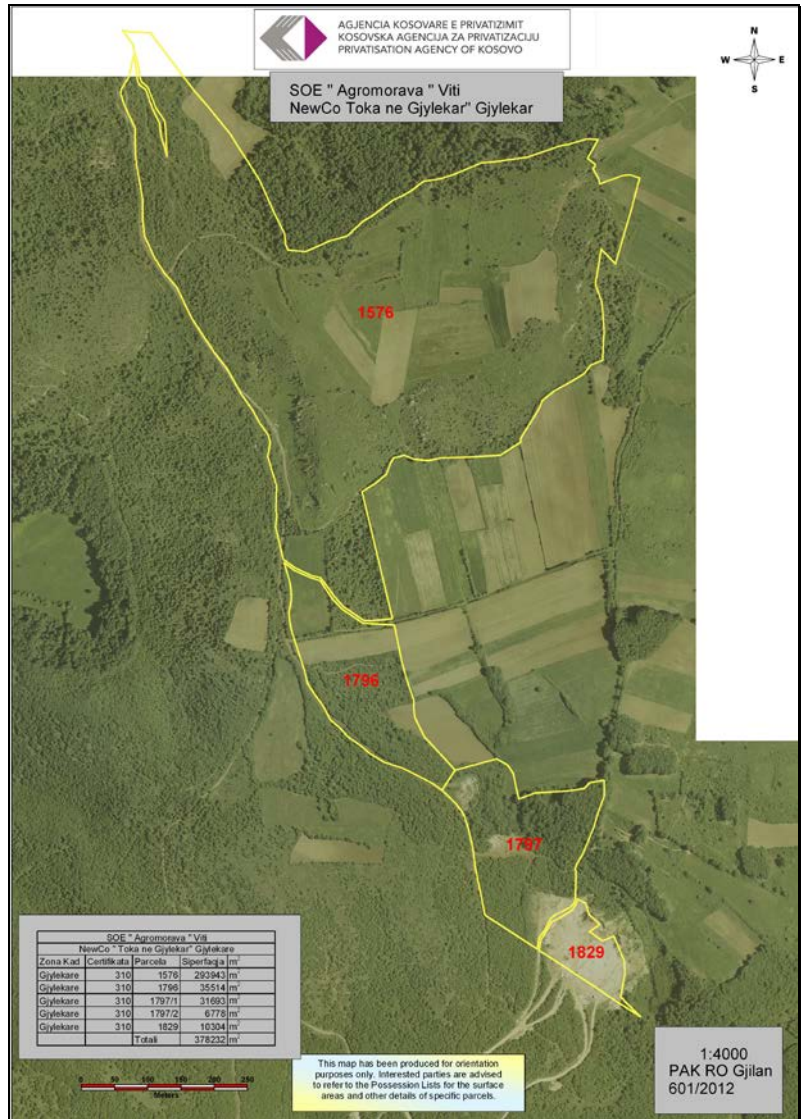
AGJENCIA KOSOVARE E PRIVATIZIMIT  
KOSOVSKA AGENCIJA ZA PRIVATIZACIJU  
PRIVATISATION AGENCY OF KOSOVO

employees) accruing during the normal course of business that:

- accrued during the three month period ending on the date of entry into force of the relevant declaration of transfer;
- Those which remain unpaid on such date and are attributable to the business of the SOE

### Photo image of the NewCo

### Agricultural land parcel in Gjylekar



### Information

Sales Department  
Privatisation Agency of Kosovo  
Tel: +381 (0) 38 500 400 ext 1255  
Fax: +381 (0) 38 500 400  
[www.pak-ks.org](http://www.pak-ks.org)

### Bid Documents

Privatisation Agency of Kosovo  
Street: Ilir Konushevci No:8  
10000 Prishtinë/Pristina, Kosovo

Rr. E Bujanovcit PN  
(f-ika baterive IBG)  
60 000 Gjilan, Kosovë,  
Tel: 0280 328 444,  
Fax: 0280 326 000  
[www.pak-ks.org](http://www.pak-ks.org)