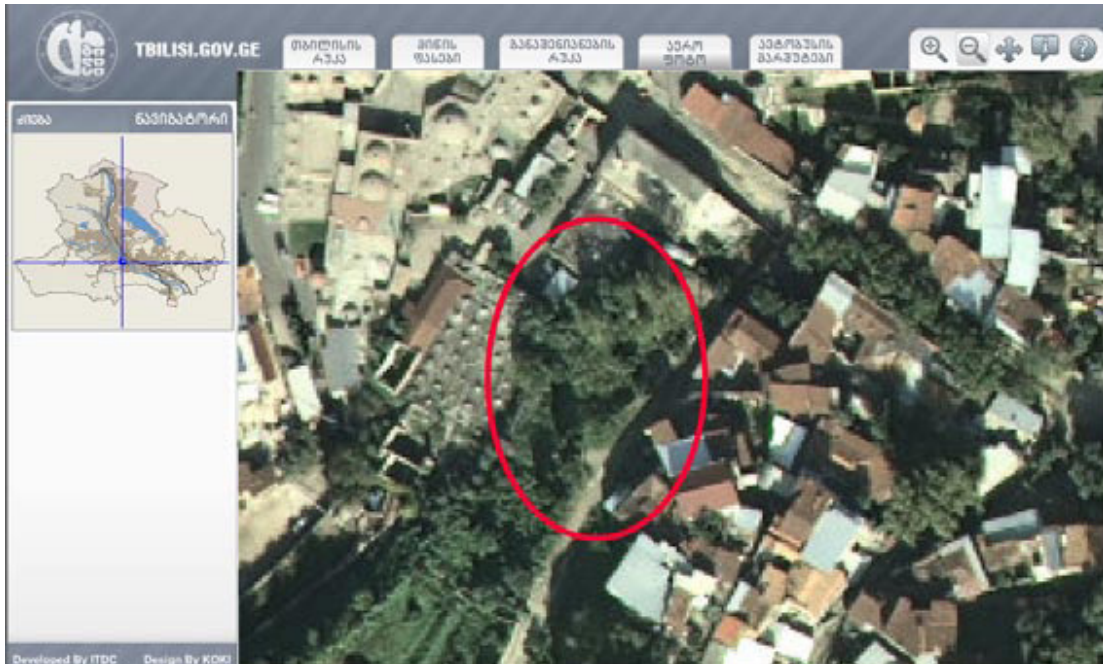


1. The Project: "Mirza Shaf" (the Old Tbilisi)



The main idea of the project

The "Mirza Shaf" is a hotel in the old part of the city. The development purposes to build up an hotel and/or office areas. The site is ready to be built up.

Location

The project area is located in the historical part of Tbilisi in the street of Mirza Shaf, on the right bank of the river Mtkvari, in the opposite part of Metekhi plateau. The area is situated between Mtkvari lowland and Tabori hill slope. There are excelent views from the territory.

The total size of the land is 1695 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The project contains a hotel-office purposed building. The technical data is:

Build up area 198 sq.m

Total area 659.55 sq.m

Balcony area 101.35 sq.m

Usable area 165.10 sq.m

Working area 60.90 sq.m

Back of house area 433.55 sq.m

The architectural drawings according to abovementioned data is submitted by the Chief Architectural and Culture Protacting Authority. Besides, there is a new project drawn by architect Giga Batiashvili. The new project price is under negotiation.

Current Condition

The area is clean up from buildings.

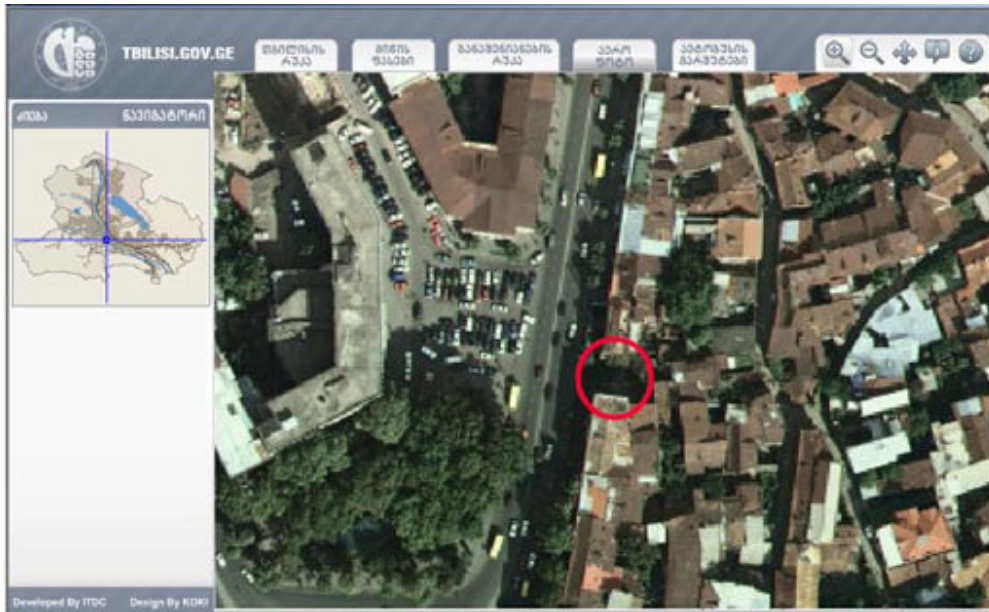
Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

2. The Project: “17 Pushkin”



The main idea of the project

The “17 Pushkin” is a commercial centre in the Tbilisi central square. It is one of the most important areas in the city. The development purposes to build up a retail and office areas. The site is ready to be built up.

Location

The project area is located in the central square of Tbilisi. The court-yard Marriot and city municipal hall are nearby. The roads connect the freedom square with commercial and cultural purposed streets.

The Pushkin and Leselidze streets connect the freedom square with historical district – Maidani. Latter is a pedestrian area where there are situated lots of entertaining centres.

The total size of the land is 950 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The project is under architect planning condition. It will contain commercial, as well as office and entertaining functions. The total area for sale is 1700 sq.m

Current Condition

The area is clean up from buildings.

Legal Status of Area

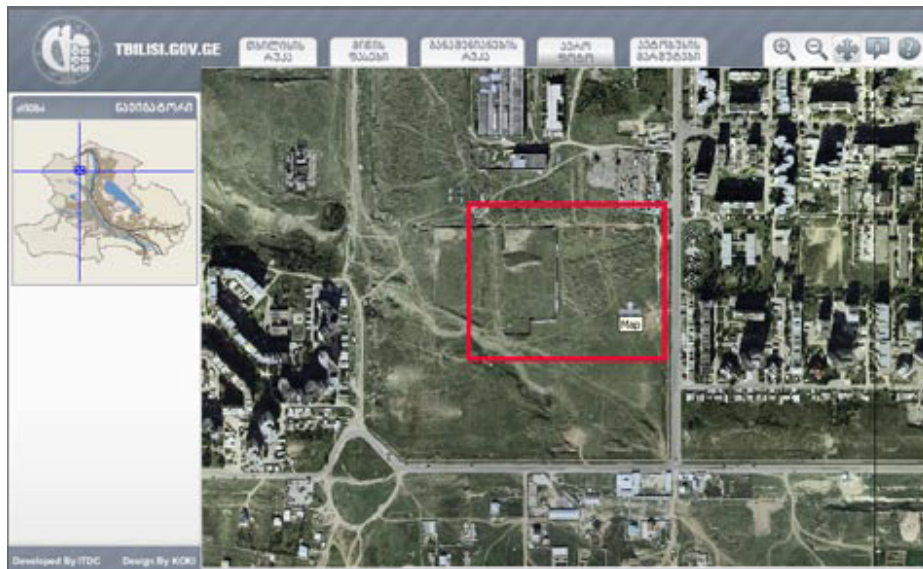
Private.

“17 Pushkin” is the Co-operation. Members of Co-operation are “Center Point Group” and former population of area.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

3. The Project: “Didi Digmomi Oasis”



The main idea of the project

The “Didi Digmomi Oasis” is the mixed residential complex that contains fourteen residential Blocks. The development purposes to build up a residential, office and commercial areas. The first phase of the project is successfully developed and very soon will be completed. The site is ready to be built up.

Location

The project area is located in Didi Digomi district. The district is 15 minutes drive away from the centre of the city. The highway connected to the central part of the city passes nearby the territory.

The total size of the land is 14 000 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The second phase of the project contains six buildings. There are residential, commercial and office function buildings there. The second phase is under architect planning condition. Developing general plan is submitted by the Authority. Water pipe, sewerage system, natural gas and electricity line are connected to the territory.

Total area for sale 42 000 sq.m

Residential area 34 056 sq.m

Commercial and office area 7944 sq.m

Current Condition

The area is clean up from buildings.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

4. The Project: “Jikia”



The main idea of the project

The “Jikia” is the mixed residential complex that contains three residential Blocks. The development purposes to build up a residential, office and commercial areas. The first phase of the project, contained two blocks, is successfully developing. The site is ready to be built up.

Location

The project area is located in Saburtalo district, 7 Jikia Street. The district is 5 minutes drive away from the centre of the city.

The total size of the land is 4762 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The second phase of the project contains a residential building. The architect project is approved by the Authority. Developing general plan is submitted. Technical requirements are obtained. Water pipe, sewerage system, natural gas and electricity line are connected to territory.

Total area for sale 11 536 sq.m

Current Condition

The area is clean up from buildings.

Legal Status of Area

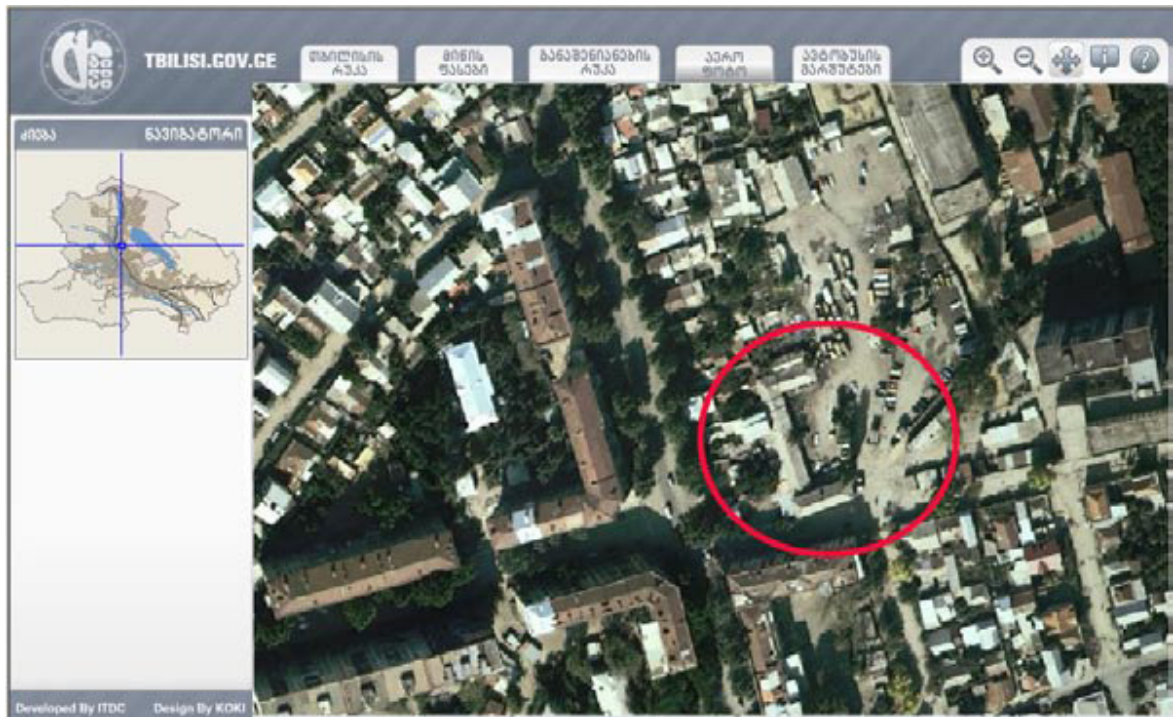
Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

5. The Project: “Zedazeni”

The main idea of the project



The “Zedazeni” is the mixed residential complex that contains four residential Blocks. The development purposes to build up a residential, office and commercial areas. After completing the project there will be modern, stable and integrated development. The site is ready to be built up.

Location

The project area is located in Nadzaladevi district 2 street Zedazeni, on the left bank of the river Mtkvari. The total size of the land is 9865 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The project contains four residential buildings. Besides residential functions there will be commercial and office areas. The project is under architect planning condition.

First block total area for sale 6119.6 sq.m

Second block total area for sale 5945.4 sq.m

Third block total area for sale 5935.2 sq.m

Fourth block total area for sale 6331.75 sq.m

Current Condition

The area is clean up from buildings.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

6. The Project: "New Ninoshvili"



The main idea of the project

Location

The project area is located in the central district of Tbilisi, 6 Street Constitution/ 52 Street Chubinishvili, on the left bank of river Mtkvari.

The total size of the land is 15 913 sq.m.

The building function: sport.

The site is ready to be built up.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The area is clean up. There are sport buildings on the land.

Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

Sport Complex in Avchala

The main idea of the project

Location

The sport complex is located in the Lilo district contiguous to 107 Public school.

The total size of the land is 7345 sq.m.

The site is ready to be built up.

It's permitted to use the land.

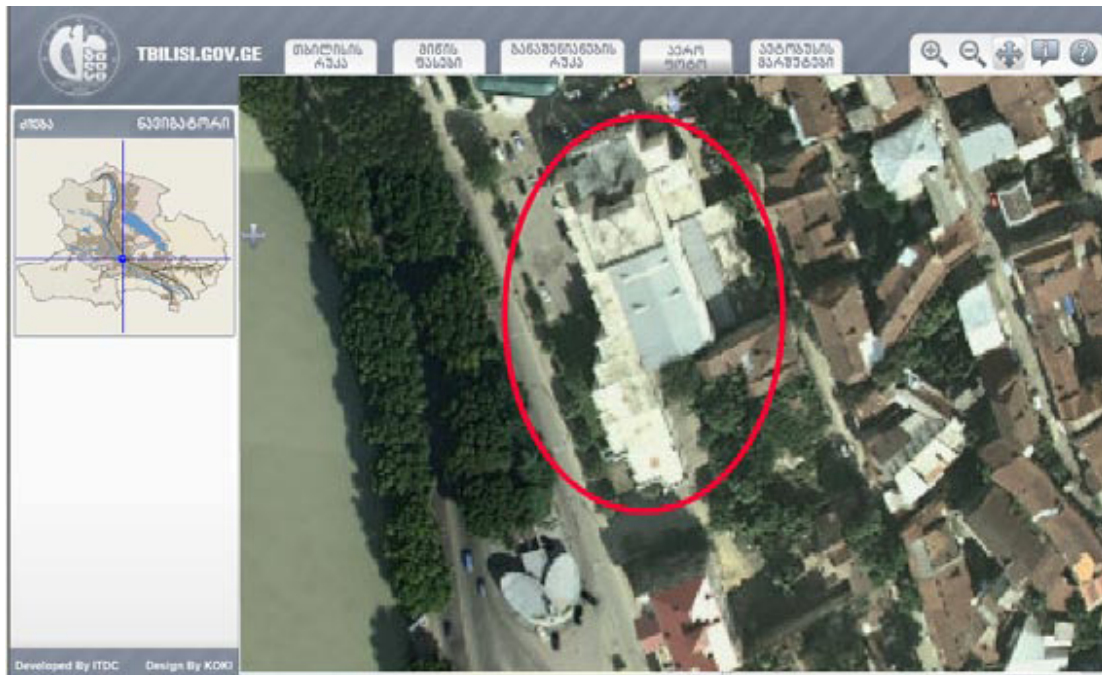
The land status is non-agricultural.

Details of the Project

The project is 4500 sq.m sport Complex. The complex contains swimming pool, basket-ball, wrestling, checkroom and administration areas. The project is under architect planning condition.

Current Condition The area is clean up. There is an old sport building. Reconstruction is required. Legal Status of Area Private Owner. **Main Aim** The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.) ***Sport Complex in Lilo*** The main idea of the project Location The sport complex is located in the Avchala district. The total size of the land is 6724 sq.m. It's permitted to use the land. The land status is non-agricultural. Details of the Project The project is 4500 sq.m sport Complex. The complex contains swimming pool, basket-ball, wrestling, checkroom and administration areas. The project is under architect planning condition. Current Condition The area is clean up. There is an old sport building. Reconstruction is required. Legal Status of Area Private Owner. **Main Aim** The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

7. The Project: "Medicine Cultural Centre"



The main idea of the project

The "Medicine Cultural Centre" is an office building in the Tbilisi centre. It is one of the most important building in the city. The development purposes to build up an office, holiday and entertaining areas. The site is built up.

Location

The project area is located in the central party of Tbilisi, 26 Khetagurov Street.

The total size of the land is 5558 sq.m.

Building area owned by Company 4080 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

There is a draft architect drawings to alteration the existing building into 3-star hotel containing 140 rooms.

Current Condition

Offices.

Legal Status of Area

Private - Shared ownership.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

8. The Project: “ 4 Freedom Square”



The main idea of the project

The “4 Freedom Square” is an hotel in the Tbilisi central square. It is one of the most important building in the city. The site is built up.

Location

The complex is located in the central square of Tbilisi. The court-yard Marriot and city municipal hall are nearby. The roads connect the freedom square with commercial and cultural purposed streets.

The Pushkin and Leselidze streets connect the freedom square with historical district – Maidani. Latter is pedestrian area where lot of entertaining centres situated.

The total size of the land is 1367 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The architect project is submitted by the authority. Building is under construction. The total area (owned by Company) for sale 2594.65

Current Condition

The site is under construction.

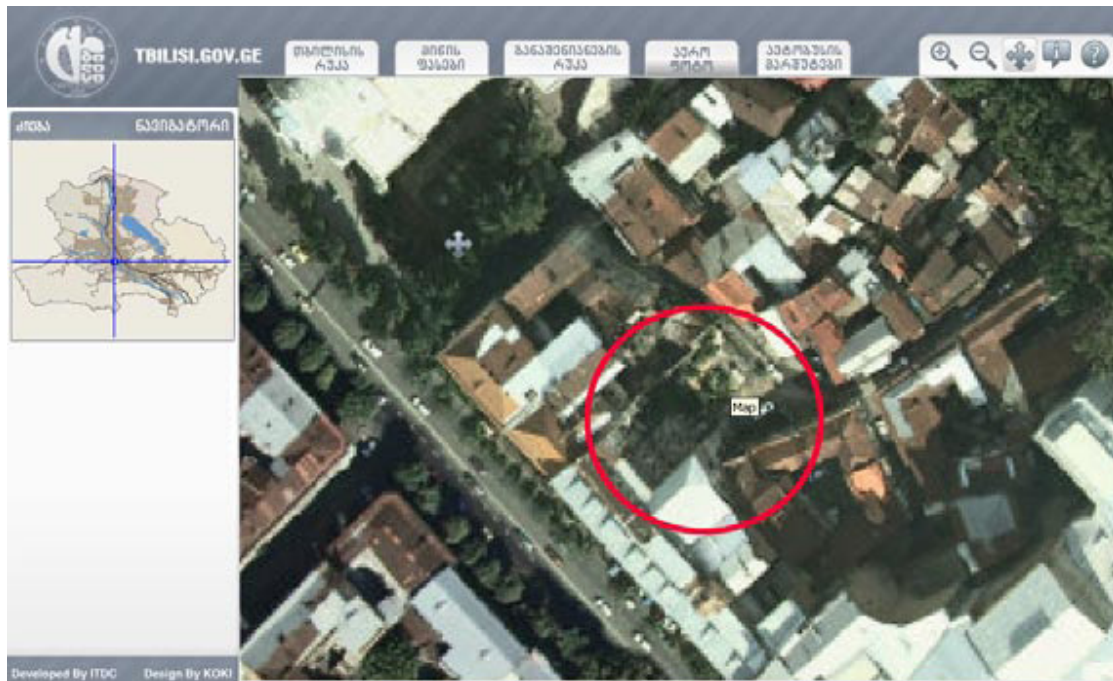
Legal Status of Area

Private - Shareed ownership.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

9. The Project: “Rustaveli”



The main idea of the project

The “Rustaveli” is an hotel in the centre of Tbilisi. The site is built up.

Location

The project is located in the centre of Tbilisi, Rustaveli avenue/ 19/5 Abashidze Street. This is the back-yard Marriot Tbilisi. The roads connect the freedom square with commercial and cultural purposed streets. The Pushkin and Leselidze streets connect the freedom square with historical district – Maidani. Latter is pedestrian area where lot of entertaining centres situated.

The total size of the land is 620 sq.m.

It's permitted to use the land.

The land status is non-agricultural.

Details of the Project

The architect project is under planning. The hotel will contain 25 rooms.

The total usage area 2406 sq.m.

Current Condition

The area is clean up from buildings.

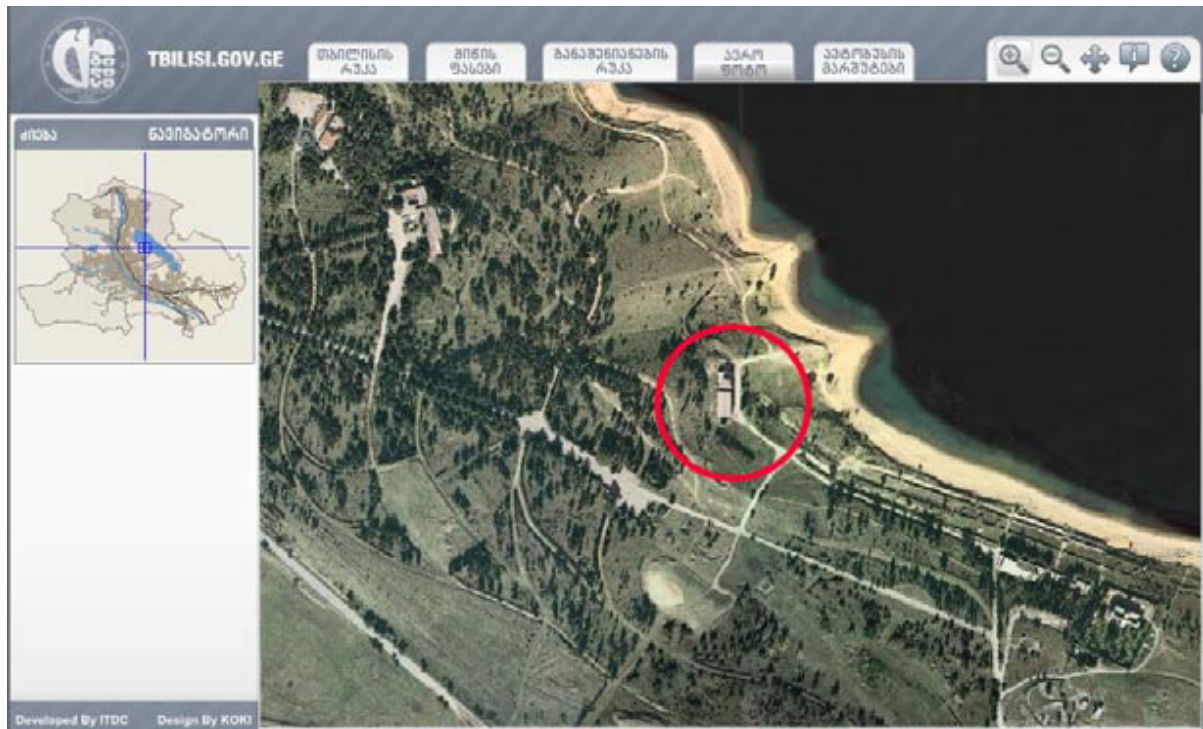
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

10. The Project: "Tbilisi Sea"



The main idea of the project

Location

The project "Tbilisi sea" is contiguous to Tbilisi Sea.

The total size of the land is 23 302 sq.m.

Building size 1257.17 sq.m.

The site is built up.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The land is waste.

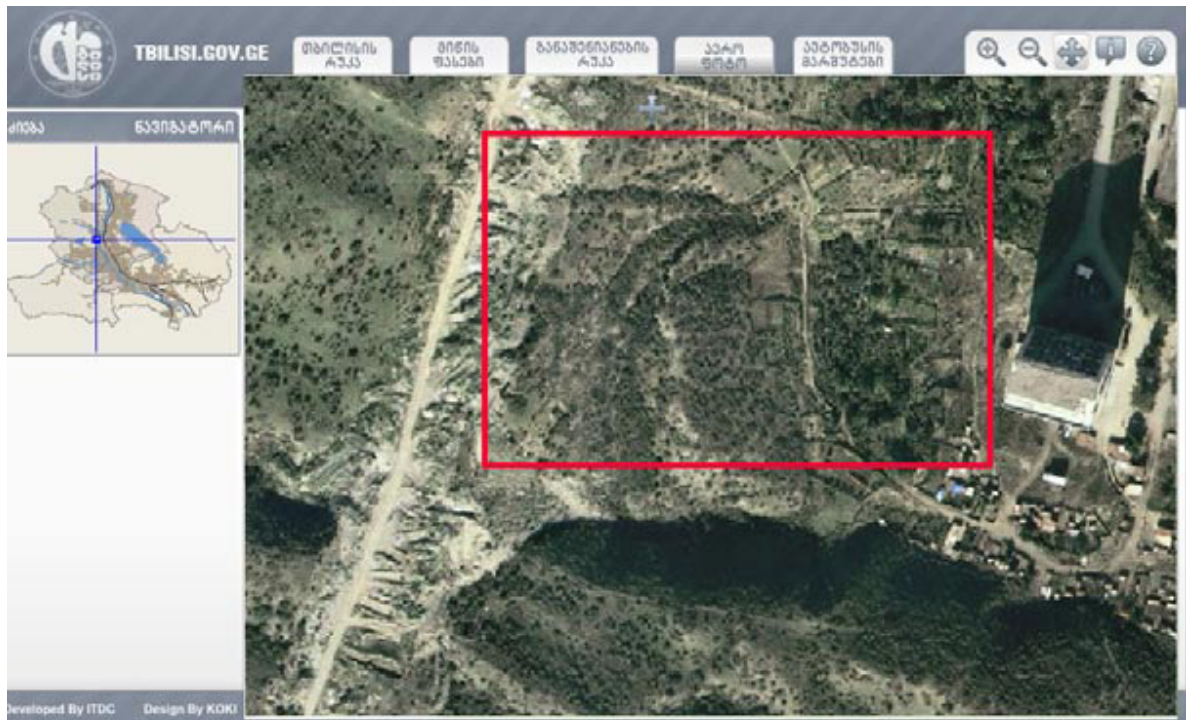
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

11. The Project: “Center Point Development”



The main idea of the project

Location

The project “Center Point development” is located in the Gelovani avenue, behind the slope of the industrial collage.

The total size of the land is 37 121 sq.m.

The site is built up.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The land is waste and there is no building.

Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

12. The Project: “Khosharauli”



The main idea of the project

Location

The project “Khosharauli” is located in the centre of Tbilisi, 29 Street Khosharauli. The project contains four separated blocks.

The total size of the land is 45 000 sq.m.

The site is built up.

Total build-up area 180 000 sq.m.

General development plan is approved the authority.

Usable for long term assert as well as residential areas for sale.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The land is waste and there is no building.

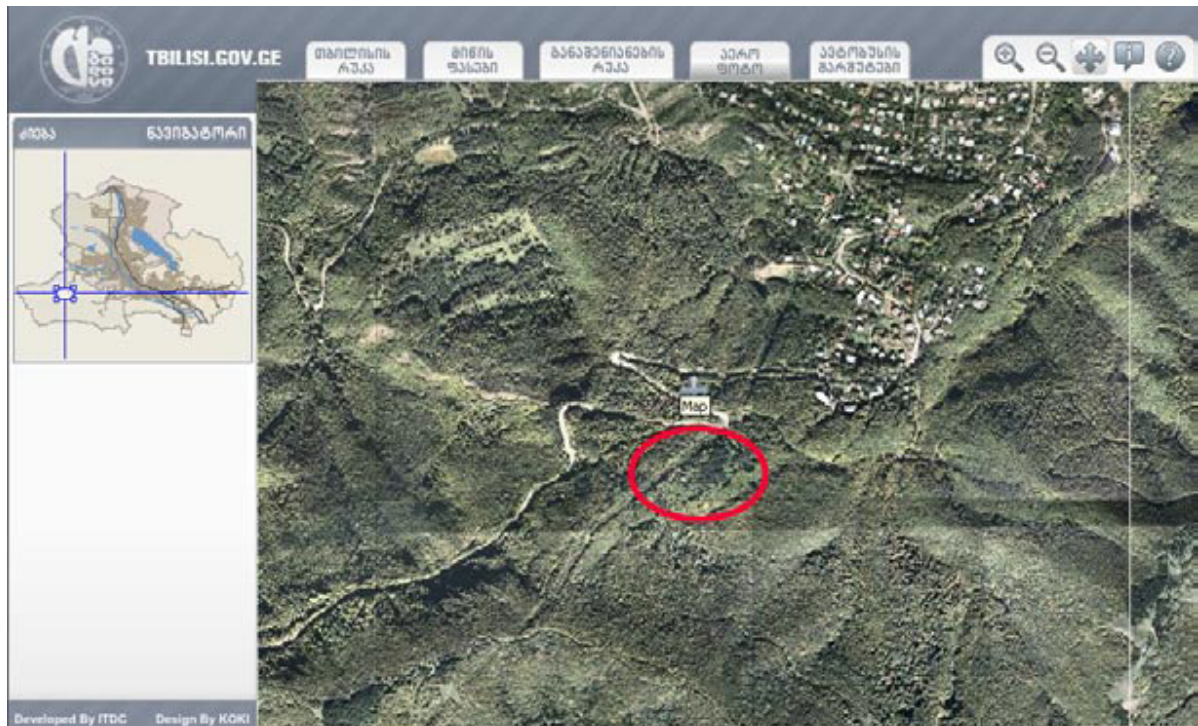
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

13. The Project: “Tskneti Uptown”



The main idea of the project

Location

The project “Tskneti up-town” is located in Tskneti town 15 minutes drive away from the centre of the city.

The total size of the land is 12 000 sq.m.

The site is built up.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The area is clean up from buildings.

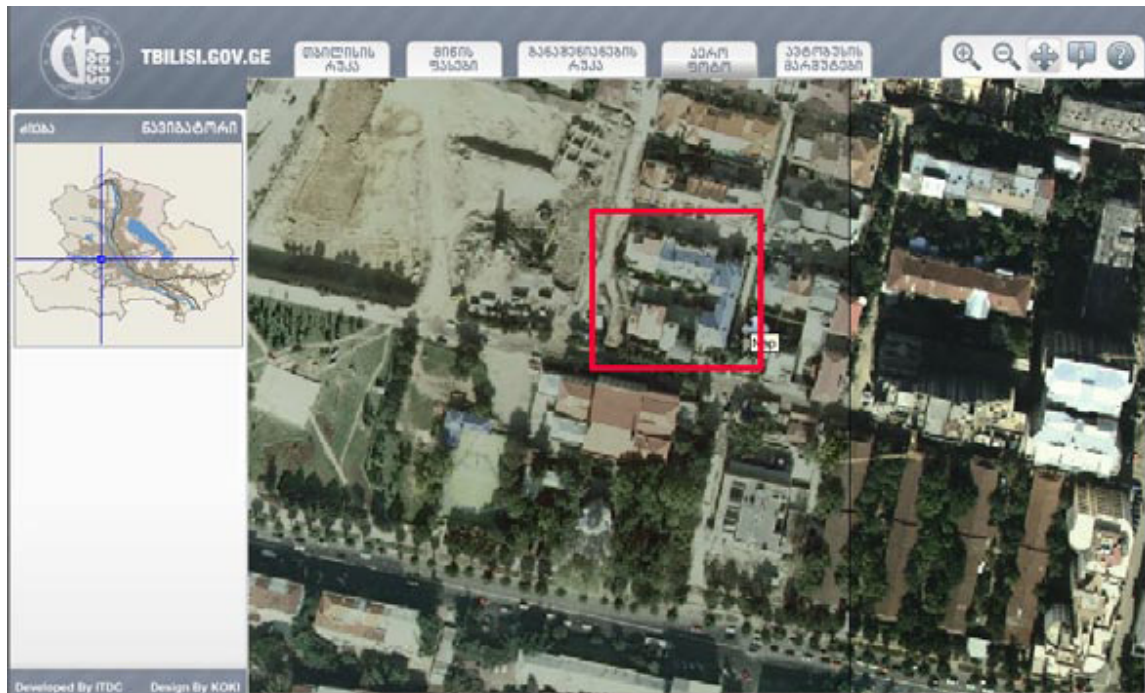
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

14. The Project: “Kipshidze”



The main idea of the project

Location

The project “Kipshidze” is located in the centre of the city Kifshidze street. The project allows to be used as an office or high class dwelling as well as embassy area.

The total size of the land is 300 sq.m.

Building size 600 sk.m.

The site is built up.

It's permitted to use the land.

The land status is non-agricultural.

Current Condition

The building requires reconstruction.

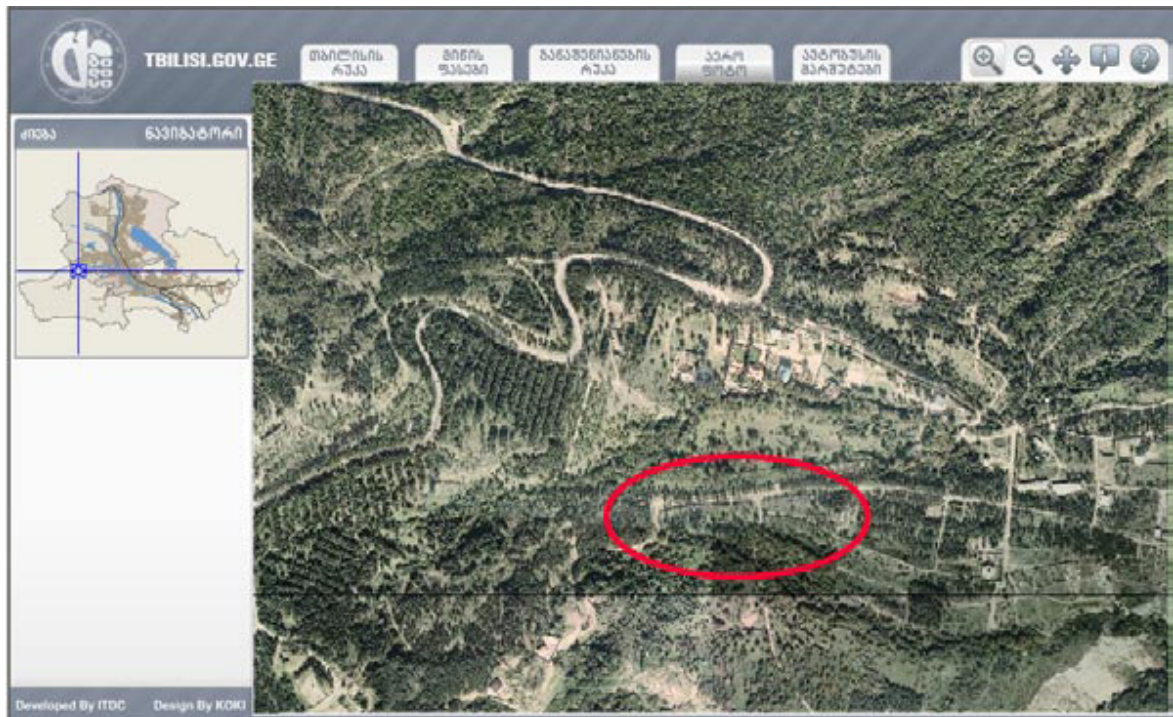
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

15. The Project: “Bagebi”



The main idea of the project

Location

The project “Bagebi” is located in Tskneti town, in the territory called “ the almonds’ orchards,” 10 minutes drive away from the centre of the city.

The total size of the land is 7820 sq.m.

The site is built up.

It’s permitted to use the land.

The land status is non-agricultural.

Current Condition

The land is waste and there is no building.

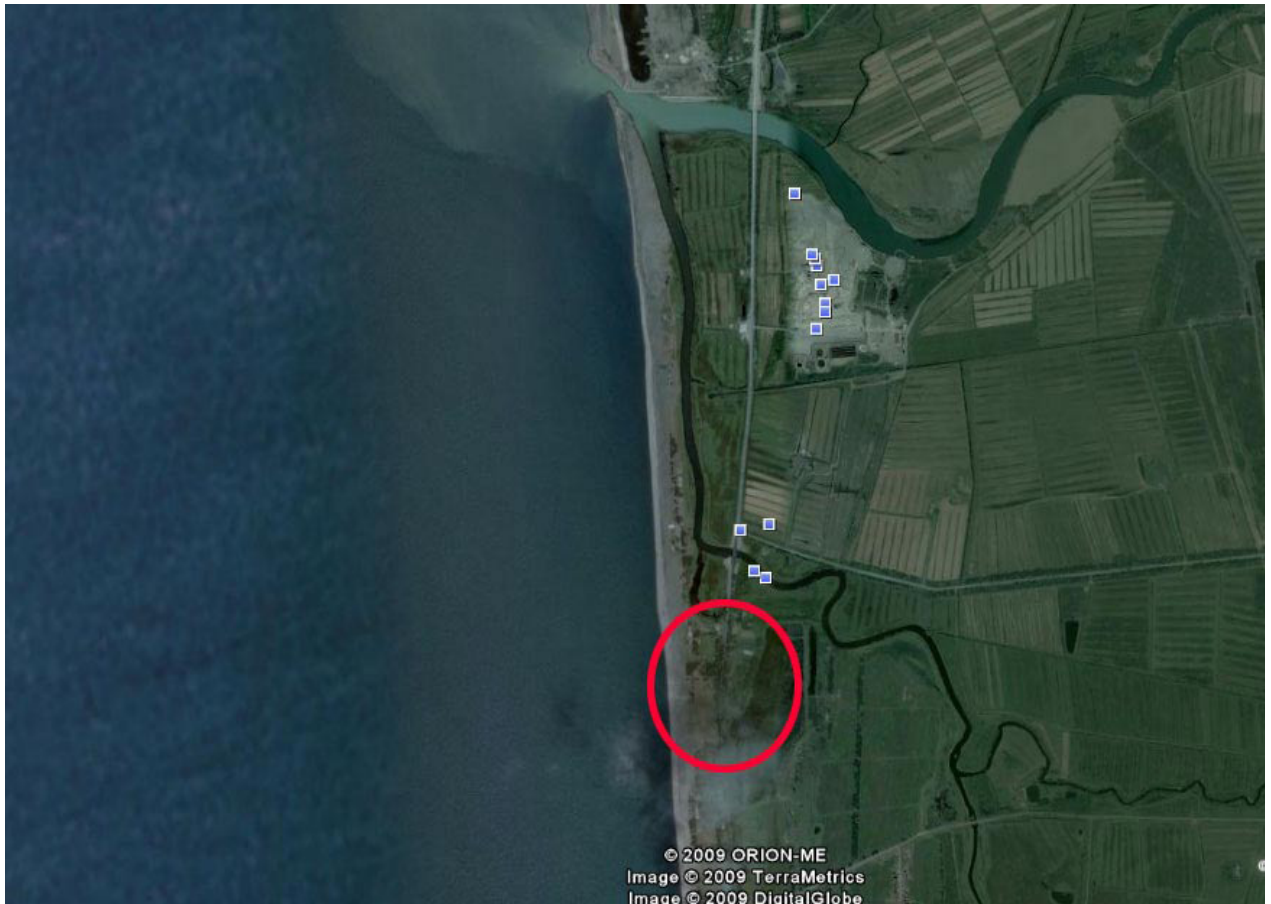
Legal Status of Area

Private Owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

16. The Project: “Kobuleti Plus”



The main idea of the project

The project “Kobuleti plus” is an hotel-type residential complex. The development purposes to build up a residential, commercial and hotel-type areas. The site is partially under construction.

Location

The project area is located in Kobuleti town, in the sea shore stripe, 379 D. Agmashenebeli avenue.

The total size of the land is 19 443.14 sq.m.

It's permitted to use the land.

The land status is non-agricultural. It's allowed to develop residential, holiday as well as entertaining areas.

Details of the Project

The project contains a hotel-type residential building divided into three blocks. The architectural drawings is submitted by the Authority. Construction permission is issued. The groundwork is almost completed.

Total area for sale 75 000 sq.m.

Current Condition

The area is prepared to start construction. Groundwork is almost completed.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

17. The Project: "Gudauri"

The main idea of the project

The project "Gudauri" is an hotel-residential complex. The development purposes to build up a residential, commercial and entertaining areas. The site is ready to be built up.

Location

The project area is located in Gudauri town, in the alpine zone, sea level 1970m.

The total size of the land is 2040 sq.m.

It's permitted to use the land.

The land status is non-agricultural. It's allowed to develop residential, holiday as well as entertaining areas.

Details of the Project

The project contains a hotel-type residential building. The architectural project is under planning.

Total construction area 8100sq.m.

Total area for sale 6 200 sq.m.

Residential area 5 800 sq.m.

Commercial area 400 sq.m.

Current Condition

The land is waste and there is no building.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, achitect drawings etc.)

18. The Project: “Sputnik”



The main idea of the project

The project “Sputnik” is an hotel-residential complex. The development purposes to build up a residential, commercial and entertaining areas. The first phase of development has been successfully completed in the beginning of 2009. The site is ready to be built up.

Location

The project area is located in Bakuriani town K. Tsakadze street.

The total size of the land is 5 hectare.

Land area to be developed 4 hectare.

It's permitted to use the land.

The land status is non-agricultural. It's allowed to develop residential, commercial, holiday as well as entertaining areas.

Details of the Project

The second phase of project contains two buildings, both residential and commercial functions. The second phase is under architectural planning.

First building:

Total area for sale 2830 sq.m.

Residential area 2230 sq.m.

Commercial area 600 sq.m.

Second building:

Total area for sale 1130 sq.m.

Residential area 680 sq.m.

Commercial area 450 sq.m.

Current Condition

The land is ready to start construction. There is an old building, requires reconstruction.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

19. The Project: "Batumi Pushkin"



The main idea of the project

The project "Batumi pushkin" is a mixed type residential complex. The development purposes to build up a residential, commercial and entertaining areas. The site is ready to be built up.

Location

The project area is located in Batumi.

The total size of the land is 1940 sq.m.

It's permitted to use the land.

The land status is non-agricultural. It's allowed to develop residential, commercial, holiday as well as entertaining areas.

Details of the Project

The project contains a residential building. The project is under architectural planning.

Total area for sale 6601 sq.m.

Residential area 3842 sq.m.

Commercial area 2759 sq.m.

Current Condition

The land is waste and there is no building.

Legal Status of Area

Private owner.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)

20. The Project: “Kutaisi” (option)



The main idea of the project

Location

The project area is located in Kutaisi. There is a historic building on the land so called “former Nikoloz’ barracks”

The total size of the land is 13 524 sq.m.

Building size 2736.85 sq.m.

The site is ready to be built up.

It’s permitted to use the land.

The land status is non-agricultural.

Current Condition

Special Requirement

Sale price is 800 000 GEL. 200 000 Gel has been paid deposit.

Legal Status of Area

Future option (auction). Deposit is paid.

Main Aim

The main aim of presentation is to develop project jointly with the new partner and/or sell the completed project (land, architect drawings etc.)