



We invest in Ukraine: AGCO Corporation (US)



Multifuel station in Vinnitsa



Zhytomyr region prospective areas. Invest and get profit!

IN VENTURE

Investment Digest | Ukraine

July 2018



**Investments in the property of the modern building
Astor School in Kiev region**

PRIVATE EQUITY / M&A

- Nibulon secures \$80m loan [>>>](#)
- Kernel Holding eyes \$48m EBRD Loan [>>>](#)
- EBRD will issue \$20 mln loan to Astarta, Ukrainian Sugar Producer [>>>](#)
- Dragon Capital Acquires Eco Tower In Zaporizhzhya [>>>](#)
- Swiss bank group acquires 11% of shares in Kernel Holding [>>>](#)
- Dragon Capital Consolidates 100% of West Gate Logistic [>>>](#)
- Dragon Capital Acquires Sky Park in Vinnytsia [>>>](#)
- Spain's ACCIONA Energia Global to invest EUR 54.7 mln in joint project with UDP to build solar power plant [>>>](#)
- AgroGeneration signed agreement with European High Growth Opportunities Securitization Fund for €20 million [>>>](#)
- ICU will build the largest plant for processing waste in Ukraine [>>>](#)
- EBRD to provide €10 million loan to Kyiv Cardboard and Paper Mill [>>>](#)
- Agroton looking to buy Kernel's elevator [>>>](#)
- GrainCorp opens grain trading office in Ukraine [>>>](#)
- Two foreign companies of the company invest € 270 million to build a wind farm in the Odessa region [>>>](#)
- Russian company Technicol sells three construction materials plants in Ukraine to Czech Sweetondale [>>>](#)
- ICU buys Ukrainian unit of Russian Transgarant [>>>](#)
- The Japanese Sumitomo to buy Ukrainian PPP distributor [>>>](#)
- Cygnet acquired the enterprise "Ruzhinsky Krai" and increased its land bank by 5.5 thousand hectares [>>>](#)
- Renault considers manufacturing cars in Ukraine [>>>](#)
- Swiss Solway expands production at Ferronickel Plant (PFP), Ukraine [>>>](#)
- Ukraine will plant of automotive components for Volkswagen [>>>](#)
- EBRD to provide EUR 5.6 mln loan for solar power plant in Dnipro region [>>>](#)
- EBRD and EU support Ukrainian pipeline producer [>>>](#)
- German Development Bank to issue \$17 mln loan to OTP Bank [>>>](#)

VENTURE CAPITAL AND STARTUPS

- New exit for TA Ventures: Scout24 AG acquired FINANZCHECK.de for €285 mln [>>>](#)
- Preply raises \$4 million funding to help young professionals speak in 40 languages [>>>](#)
- Polish VCs have invested in Ukrainian startup CallPage worth \$4.5 million [>>>](#)
- Ukrainian startup 3DLook attracts \$1 million [>>>](#)
- Ukrainian medtech startup secures support from EU's Horizon 2020 [>>>](#)

MACROECONOMIC AND GOVERNMENT INVESTMENTS

- EBRD approves USELF III for €250 million to support renewable energy in Ukraine [>>>](#)
- EBRD supports renewal of public transport in Ukraine [>>>](#)
- Ukraine's Antonov and Turkish Aerospace Industries to create JV to develop An-188 military aircraft [>>>](#)
- No Plans to Introduce License for Miners in Ukraine [>>>](#)

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**Rob Smith / General Manager
of AGCO in Europe and the
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Martin Hagstrom / Embassy of Sweden in Ukraine

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Mari Kiviniemi / OECD

Ukraine needs to speed up pace of economic change



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**Cottage Town NobleVille**

Region: Ukraine, Kiev region, Ivankovichi

Sector: Construction & Development

Investments: \$300,000

Raising capital for construction of a cottage town NobleVille, Kiev region, Vasilkovsky district, Ivankovichi

NobleVille - is located in a picturesque and ecologically clean area (Ivankovichi is recognized as the place with the cleanest air in the Kiev region), only 17 km from the border of Kiev (18 km from the metro station "Teremki").

NobleVille is a cottage settlement for 14 homeowners. Each house is located in the territory of 0.08 hectares. Each house is separated by an individual hedge and green plantations.

More than 20% of the territory of the settlement consists of areas of common use and areas allocated for infrastructure.

On the territory of the club village a pond with a fountain, a beach and a promenade spread out.

A multi-functional sports ground for tennis, volleyball, mini football and basketball, a large playground, a street simulator area, a barbecue area with a pergola, a square all available to the residents of the club community NobleVille.

- Term of project realization: 1,5 years
- Total number of houses: 14 units with an average area of 180 m2
- Initial investment (for 2 houses and improvement): \$ 300,000
- The financial partner's share: \$ 90,000
- Profitability: 30%
- Return on investment: 14 months

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Private school Astor School

Region: Ukraine, Kiev region, Belogorodka

Sector: Real Estate

Price: \$1,485,000

Investments in the property of the modern

The Building is built and put into operation, with a complete renovation according to modern design from the studio MARTIN architects.

The area of the two-storey building is 1362 sq.m., it was built in accordance with the norms of construction of educational institutions and designed for 140 pupils.

Investors become owners of the building and profit from a monthly lease immediately after investing. Return on investment up to 7 years.

The Astor School pays a monthly rent: 2018 - \$ 120,000 per year, 2019 - \$ 180,000 per year, 2020 - \$ 204,000 per year, 2021 and subsequent years at \$ 240,000 per year.

Depending on the capabilities and desire of the investor, he can invest up to 100% of the cost of the premises and be the sole owner, or invest partly and become a co-owner of the building.

You can invest 100%, 75%, 50%, 10%, 5%, 2.5% and 1.25% of the building value. Regardless of the size of the investment, all investors become co-owners of real estate and have equal rights.

The building of the Astor School is designed for 140 pupils, covers an area of 1362 sq.m. and it costs 1 485 000 US dollars.



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ZHYTOMYR REGION. INVEST AND GET PROFIT!



**Zhytomyr region
prospective areas. Invest
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Zhytomyr Region Development Agency offers favorites investment opportunities of Zhytomyr region

Zhytomyr region prospective areas and projects:

- Mining
- Energy supply
- Agriculture
- Wood products processing
- Industrial production
- Construction
- Recreation, tourism
- Industrial parks

To download the full version of the **Investment brochure of Zhytomyr region**, please follow the link: <http://zrda.org/en/articles/investors.html>

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Multifuel station in Vinnitsa

Region: Ukraine, Vinnitsa

Sector: Retail / Fuel

Price: \$750,000

Multifunctional refueling complex in Vinnitsa with a modernization project for sale

Land plot: 1 hectare (form of land use: private property)

The existing fuel and gas stations are located on the territory.

6 CNG fuel stations

EMB Galileo filling stations

Compressor equipment Microbox Galileo (capacity - 45 000 cub.m per day)

LPG refueling module (10 m3)

The project of modernization is in the stage of design works and obtaining urban planning conditions.

The modernization project includes:

- installation of 4 fuel stations for three types of fuel (A-92, A-95, DT) with an underground reservoir of 50 m3;
- car wash self service for 5 posts;
- cafe-shop;
- electric car charging stations (2 posts).

There is a platform (20 acres) for placing the retail mini-market of the format ATB / Fora.



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