

 **Amber** | TAY BAC HO XA  
Industrial Park



# AMBER TAY BAC HO XA

THE PIONEER INDUSTRIAL PARK  
IN SUSTAINABLE GROWTH AND GREEN DEVELOPMENT

## DEVELOPER

# AMBER HOLDINGS

Financial investment and real estate, energy development group

**15.000**  
Billion VND  
Total Investment

**20+**  
Projects

**3.000+**  
Hecta  
Total Land Area

**100+**  
Local and  
International Partners

**Ha Noi**  
Co Linh Luxury Condominium  
Apex Tower

**Hoa Binh**  
Amber Yen Quang Industrial Park

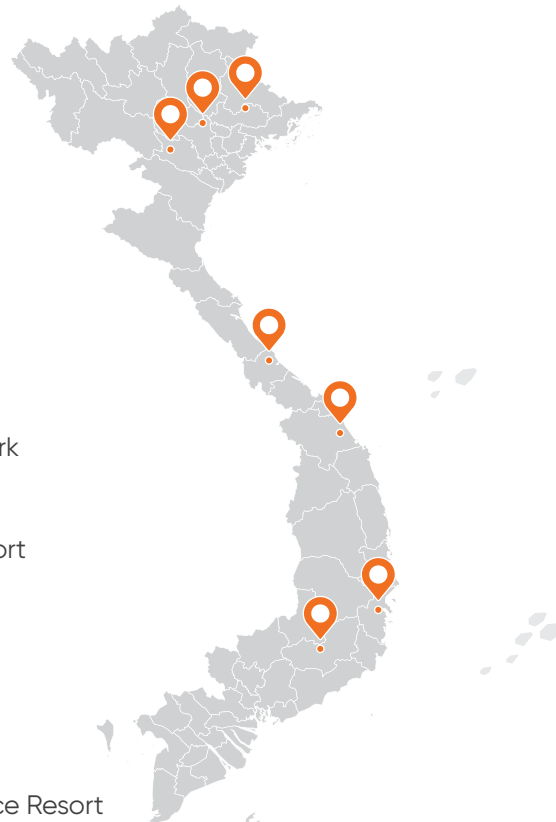
**Bac Giang**  
Amber Hills Golf & Resort

**Quang Tri**  
Amber Tay Bac Ho Xa Industrial Park

**Khanh Hoa**  
Doc Let - Phuong Mai Tourism Resort  
Zenia Boutique Hotel Nha Trang  
An Vien Ecotourism Township

**Lam Dong**  
Tam Chau Ecotourism Project

**Quang Nam**  
Dong Duong Farmstay & Experience Resort



## OVERVIEW

# AMBER TAY BAC HO XA

**1,097** BILLION  
VND  
TOTAL INVESTMENT

**214.77** HA  
TOTAL AREA

*Operating Time: Estimated Q1/2024*





Sa Lung Station

Waste Treatment Station

9D Entrance Gate

**ZONE B**  
98,23 Ha

Expats & Worker Housing Projects

Operator Zone B

9D Highway

Expats & Worker Housing Projects

Waste Treatment Station

**ZONE A**  
116,54 Ha

Expats & Worker Housing Projects

9D Entrance Gate

Operator Zone A

1A Highway

1A Entrance Gate

Expats & Worker Housing Projects

# STRATEGIC LOCATION OF QUANG TRI



## Strategic location located in the center of the energy capital of the Central region

Quang Tri is located in the North Central region, right on the national arterial roads and is the first province on the East-West Economic Corridor to the east of Vietnam.

This is an important advantage that facilitates Quang Tri to become a center of production, logistics, services & direct trade with Cambodia, Laos & Northeast Thailand; connecting with trade supply chains of ASEAN countries, Northeast Asia, China, India.



# STRATEGIC LOCATION

## Amber Tay Bac Ho Xa IP Located in Vinh Linh District, Quang Tri Province

Intersections between important national highways: 1A National Highway, a route throughout Vietnam, 9D National Highway, a key traffic axis of Quang Tri.

Adjacent to many seaports, airports, railway stations, opening up convenient and fast multinational connections.

Situated in the areas of rich natural resources from forests, minerals, basalt red soil, aquatic / seafood, pepper, rubber,....

**30 KM** **Quang Tri Airport**  
(Estimated construction 2022 - 2024)

**125 KM** **Phu Bai Airport**  
(Hue)

**71 KM** **Dong Hoi Airport**  
(Quang Binh)

**35 KM** **Cua Viet Seaport**

**170 KM** **Chan May Seaport**

**60 KM** **My Thuy Seaport**  
(Construction phase 1: 2021 - 2025)

**500 M** **Sa Lung Station**

# SUBDIVISION LAYOUT

## ZONE A

116,54 HA



Available land for lease  
in 2023

## ZONE B

98,23 HA






Zone A

## OUR PRODUCTS

### LAND AND INFRASTRUCTURE FOR LEASE

 | Leasable area for industrial use: 158.12ha

Zone A: 84.25ha | Zone B: 73.87ha


 | Term of lease: 50 years (until 2071)


### OFFICE FOR LEASE

 | Operator area: 1.37ha

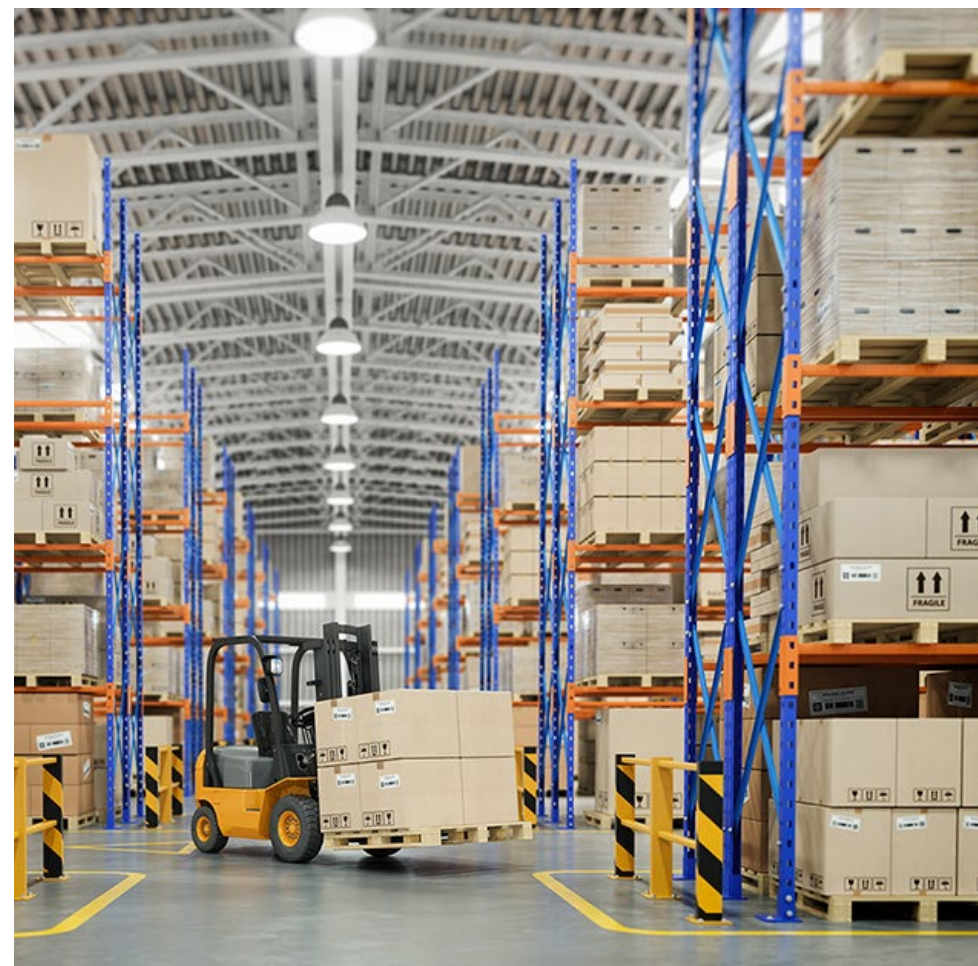
 | Office leasable area: 752m<sup>2</sup>

### BUILT - TO - SUIT FACILITIES

 | Built-to-Suit are factories and warehouses tailor-made to customers' requirements.

 | Support consulting to choose design company and construction company

 | Support monitoring to reduce cost and optimal investor's requirement



### ENCOURAGED INVESTMENT INDUSTRIES

- Metal, jewelry, jewelry manufacturing
- Handicraft Products
- Food and processed food products
- Wood manufacturing and other products from wood, bamboo, etc.
- Textiles, leather
- Mechanical Assembly
- Warehouse





Factory









Operator Zone A



Operator Zone B

# INFRASTRUCTURE

## TECHNICAL INFRASTRUCTURE

-  **Internal Traffic** Main road width: 30-45 m  
Side-lane width: 13.5 - 19.5m
-  **Electric Resource** Voltage 22kV at the factory gate, connected from substation 100/22kV - 400MVA
-  **Wastewater Treatment** Station's wastewater treatment capacity of A area: 4,000 m<sup>3</sup>/24h; B area: 2,400 m<sup>3</sup>/24h
-  **Water Resources** Area A - 4,600 m<sup>3</sup>/24h  
Area B - 4,000 m<sup>3</sup>/24h
-  **Water Drainage** The reinforced concrete sewer system with an aperture from D600 - B2,000 x 2,000 provides speedy water drainage
-  **Wastage Storage House** Hazardous industrial solid waste is collected into a professional wastage storage house meeting environmental protection standards.







## SERVICE INFRASTRUCTURE & SUPPORTING SERVICES

-  24/7 Security Operating System
-  24/7 Fire Protection Service
-  Global standard telecommunication system
-  Logistics System
-  One-stop support service
-  Information consultancy, business environment consulting
-  Organizing annual investment promotion conferences
-  Other utility services: gas station, bank, ...

## SOCIAL INFRASTRUCTURE

Amber Tay Bac Ho Xa Industrial Park is supported by a synchronous social infrastructure system

-  02 housing projects for expats and workers
-  Medical facility within 5km radius
-  Local market within 1km radius
-  To Dong Ha city: 20 minutes



Waste Treatment Station

# THE PIONEER INDUSTRIAL PARK IN SUSTAINABLE GROWTH AND GREEN DEVELOPMENT



WASTAGE TREATMENT  
SYSTEM GRADE A



POWERED BY ENERGY  
RESOURCES



GREEN & NATURE-BASED  
INFRASTRUCTURE



ENCOURAGED ECO-FRIENDLY  
INDUSTRIES



## AMBER TAY BAC HO XA

“The premier hub for domestic and foreign investment into Quang Tri”

### COMPETITIVE ADVANTAGE



Strategic Location  
Convenient Transportation



Competitive  
Land Lease



Attractive Investment  
Incentive Policies



Low Cost And Abundant  
Labour Source



Modern & Synchronous  
Technical Infrastructure & Services



50-year Land Lease Period  
To 2071

# COMPETITIVE LABOR COST

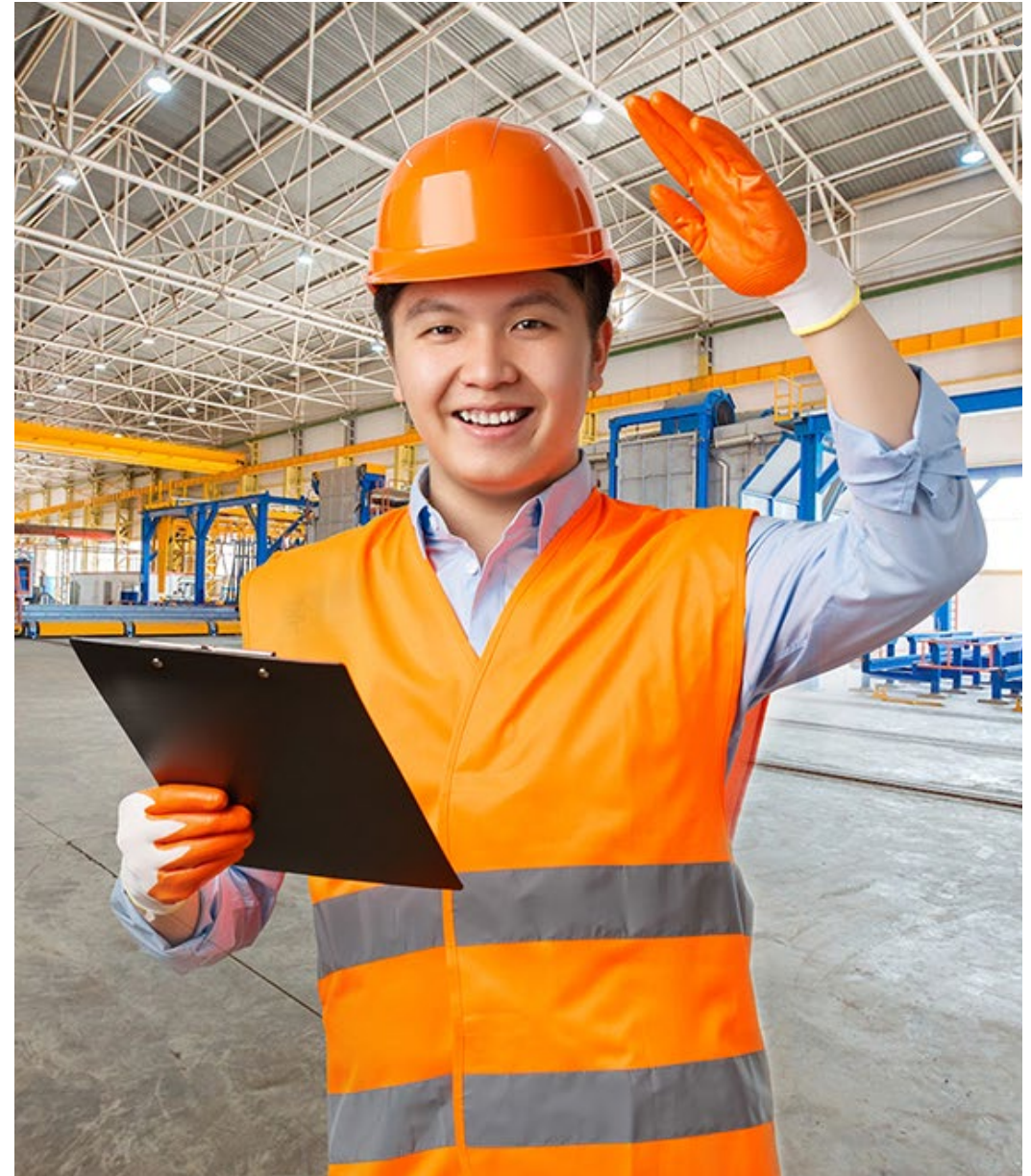
## MINIMUM SALARY IN 2022

 **AREA IV**  
**QUANG TRI** | **3,250,000** VND

 **AREA III**  
Hai Duong, Quang Ngai,  
Nghê An, Dong Nai | **3,640,000** VND

 **AREA II**  
Vinh Phuc, Bac Ninh,  
Hung Yen | **4,160,000** VND

 **AREA I**  
Hanoi, Ho Chi Minh City  
Binh Duong, Hai Phong | **4,680,000** VND



# BENEFITS FROM LOCAL INVESTMENT PROMOTION POLICIES

## 1. PREFERENTIAL CORPORATE INCOME TAX



## 2. PREFERENTIAL VAT

Exemption from VAT for raw materials imported for production or processing of exported goods under processing export contracts with foreign partners.

## 3. PREFERENTIAL IMPORT TAX

- Exemption from import tax on goods to create fixed assets of investment projects in the fields of import tax preferences.
- Exemption from import tax on raw materials imported for the production of exports.
- Vietnam's special preferential import and export tax according to the EVFTA decree.

## 4. OTHER OFFERS FROM QUANG TRI PROVINCE

- Support for product introduction
- Support in providing information, consulting on investment and enterprise procedures
- Support investment promotion, trade and tourism
- Support for one-time training costs for recruited employees in Quang Tri province

# FUTURE POTENTIAL DEVELOPMENT OF QUANG TRI

## 1. ECONOMIC GROWTH, UNLEASH RESOURCES

- 2021 GRDP in the industry and construction sectors increased by 14.75%, the highest increase rate in the past 10 years.
- In 2021, realized investment capital in the province reached VND 28,677 billion, an increase of 50.67% compared to 2020

## 2. KEY PROJECT

- Quang Tri airport construction planning & investing in 2021 - 2024
- Hai Lang LNG electrification center phase 1 with capacity of 1,500 MW

## 3. THE INFRASTRUCTURE SYSTEM IS CONSTANTLY BEING UPGRADED & BUILT

- Construction of 15D national route
- Expansion project of No.9 National route from No.1 National route to Cua Viet seaport
- Project of coastal road connecting East-West economic corridor phase 1
- Project to connect Ho Chi Minh Road with the East branch with the West branch
- Dong Ha - Lao Bao railway project; My Thuy seaport connects with North-South railway

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