

YU Kapital introduced two attractive sites for building Industrial-Service-Commercial Center in Sabac



The company *YU Kapital* has offered to the interested investors two attractive sites for building industrial-service-commercial center in the industrial zone of Sabac, just a few kilometers away from the city center. Ms.Valentina Nastasic, Marketing Manager for *YU Kapital*, says for *eKapija* that the company is open for all forms of partnership, mutual participation in the project, as well as selling the land to the buyers.

- We are talking about two centers, codenamed X and Y, whose total area is over 60,000 m². For center Y, which already has a preliminary design, we are planning to provide an area of almost 30.000 m² and a maximum number of floors P +2 + PK. What is provided from the available infrastructure is access to water supply, sewerage network, distribution of gas, and the right connections to high-20kb cable. The center would be suitable for craft production, various services, and service activities. The advantage of the center is a very attractive location, on the way to Bosnia and Herzegovina, near the planned Trade Fair center and current wholesalers market Kvantas - explained Ms.Nastasic.



Center X, according to the current plan, covers the area of 34,914 m², and is equipped with necessary infrastructural needs.

As noted in the company *YU Kapital*, the geographical position of Sabac is very favorable due to its important road, rail and river routes. Its water boundaries , rivers Sava and Drina, are interconnected with a network of channels. City traffic is well connected with Belgrade (distance 85 km) due to Corridor 10 (E70), which passes only twenty kilometers away from the city. The distance from Novi Sad is only 73 km, and from Valjevo 68 km. Loznica can be reached at 56km, by the main highway going to the Republic of Srpska. Overall, the importance of Sabac, in terms of location and traffic, has increased since the establishment of the state border on the river Drina.



Currently only freight traffic is performed on the Sava river, but there are also plans to make a port on the river. The investment opportunities provided by "Free Zone" and "Industrial Zone" in the nearest urban environment are especially attractive. "Free Zone" allows the production of goods that do not pay state taxes. Also, there is a well-developed infrastructure, and the possibility of using all three aspects of transport (river, rail and road).

Home & Office Dorcol ready to move in the spring - a new project of the company "Pluto Capital"



Pluto Capital the British-Swiss company that deals with investment, development and management of real estate in the retail business, residential sector and business sector of space, plans to reconstruct the object in Skenderbegova Street 3 in Belgrade, turning it into a functional office space with reception and other amenities.

They are currently at the stage of obtaining the necessary building permits for reconstruction. Mr. Tomislav Sekulic, founder of the *Europa Exclusive*, which is the exclusive agent for the facility, says for *eKapija* that the license should be obtained until the end of the year, and the building is expected to be completed by May 2010.

- We are in the phase of polling potential customers, with whom we are supposed to sign the statement of interest- says Sekulic.

HOD - Home & Office Dorcol, a completely new and comprehensive concept of apartments and office space in our market in one place that offers everything that the previous business complexes failed to unite: the business premises of various sizes, business suites, reception as a form of support business, fitness center and coffee bar for leisure time, or informal meetings with clients. And all this in the very downtown belgrade, in neighbourhood of Dorcol, a few minutes away from the Kalemegdan fortress, the marina and main shopping and pedestrian zone.

Business locations with an area starting at 30 m² are available, given a free choice in terms of size and stage equipment; the price of a squared meter is approximately EUR 2,000.

Opening of the TQ Plaza in Budva Riviera in May 2010th year - "Tradeunique" Ends the Construction of the Multifunctional Center



Company *Tradeunique* is finishing works on TQ Plaza, multifunctional center in Budva, a first location of this type on the Montenegrin coast, at a distance of only 50m from the beach.

- Approximately 80% of work is over, and the opening of TQ Plaza is planned for the 1st of May 2010 – says for the *eKapija* portal Ms. Olgica Latinovic on behalf of the company "Tradeunique" that is the investor, developer and contractor.

The building with an area of 50,000 m² will have three levels designed for underground garage space, commercial zone on the first and second floors, office space on the third, while the remaining four floors will be suitable for housing.



According to Ms. Latinovic, about 50% of the building is already sold. Prices for housing range from 3800 to 7000 EUR per m², typical for penthouses.

Unit areas range from 45 m² up to 250 m², while the size of space is possible to be adjusted to the client's needs. The Center was designed by a Spanish architect Angel Taborda; what differentiates it from others is the broken glass facade, which allows sea view from all sides of the building. Ms. Latinovic said.



The building was inspired by the sea, the center has the form of three ships moored with the bow which faces the sea. The space will be filled with exclusive boutiques, banks, library, cinemas, fitness and "wellness" centers, restaurants and bars.

BOMEX HOLDING builds a site in Tivat - villas and apartments on the coast



"BOMEX Holding" started a construction of a building complex in Tivat, which consists of villas and residential buildings on the coast, said for "eKapija" Mr. Bojan Bjelic, Vice President of the company. The construction site, in which 3 million EUR are invested, is planned to be completed by the end of 2010.

- Villas, with total area of 500 m² each, consists of three residential units and a basement, where gym and sauna will be located- said Mr. Bjelic for "Ekapija".

The villas will be located inland of the total building area of 1600 m², which consists of 14 apartments distributed on four floors. Construction process has already started, given that the apartment size will range from 50 to 165 m², and that the attic will possess two apartments with terraces.

The construction unit is in the oldest part of Tivat, in Donja Lastva, and is about 800 meters from Porto, Montenegro marina, and near the airport and the car ferry.

Bomex Holding has also presented the real estate project of the "Royal Apartments" in Dedinje , and the business building in Belgrade in the Gavriilo Princip Street during the BelRe Trade Fair 2009.

Mr. Bojan Bjelic added that the company is interested in further acquisition of land at exclusive locations in Belgrade for construction purposes.



The advertisement is split into two main sections. On the left, a grey background contains the 'ekapija' logo in blue and orange, with the tagline 'Your path to success' below it. A starburst badge reads 'FREE 14-DAY TEST'. Below the logo, the text 'Business information from Serbia and the region' and the website 'www.ekapija.com' are displayed. On the right, a photograph shows two men in business suits crouching at a starting line on a running track, symbolizing competition and business strategy.

Source: <http://www.ekapija.com>