



TECHNOPOLIS
MOSCOW

*Special
economic
zone*

SEZ

"TECHNOPOLIS MOSCOW"

THE DRIVER OF NEW INDUSTRIAL MOSCOW

Special economic zone "Technopolis Moscow" is a driver of new industrial Moscow aimed at the development of an innovative urban ecosystem by creating the most favourable conditions for localizing domestic and foreign hi-tech companies.

AREA

207,49 ha
Total area of land lots including:

142,1 ha	Greenfield area
335 000 sq.m	Brownfield area
54 900 sq. m	administration and offices
7 200 sq. m	clean rooms for microelectronics and biotech
4 600 sq. m	congress-center

CAPACITY

123 MW
Electric power including:

63 MW – Alabushevo greenfield area
60 MW – Technopolis "Moscow" brownfield area

TAXES

0%

Property tax
Land tax
Transport tax

for 10 years

2%

Profit tax

0-10%

Free customs zone (import duties on raw materials and equipment)

Over
127
companies



Over
5 600
jobs



24 hours
customs
post



A wide
**variety of
services**

SEZ SITES



THE FIVE SEZ SITES are the key points of Moscow's innovative infrastructure. They house innovative industrial companies as well as hi-tech companies which aim to speed up the economic and social development of Zelenograd and Moscow in general.



1 ALABUSHEVO
142,1 ha



2 MICRON
13,33 ha



3 ANGSTREM
15,15 ha



4 MIET
4,47 ha



5 TECHNOPOLIS
32,44 ha

ALABUSHEVO GREENFIELD

Land lots for building (leasing or buy-out)

142,1 ha
total area

44,9 ha
area for lease

32
land lots

63 MW
electric power capacity



TECHNOPOLIS "MOSCOW" BROWNFIELD

Premises for leasing (production localization)

BUILDING №5

A 2-storey modern industrial building with a total area of 220 000 m².

60 MW

available
power
capacity

163 Gcal/h

available
heat
capacity

500 DN

water pipe
system capacity

GROUND FLOOR

Ceiling height – 8m (beam height – 6,75).

Floor load – unlimited.

Column spacing – 12/12.

SECOND FLOOR

Ceiling height – 11 m (beam height – 8m).

Floor load – 1,5 ton/m.

Column spacing – 12/24.



TECHNOPOLIS "MOSCOW" BROWNFIELD

Premises for leasing (production localization)

BUILDING №24

A 2-storey ,odern building, with a total area of 100 000 m²

Fire alarm, smoke removal and fire extinguishing systems, auxiliary lighting heating

60 MW

available
power
capacity

163 Gcal/h

available
heat
capacity

500 DN

water pipe
system capacity

1 floor

Ceiling height - 7m.

Critical floor load - 5 ton/m².

Perimeter of the area is inclosed by a capital wall.

Connection with all engineering systems in service area which is adjoined to the perimeter.

2 floor

Ceiling height - 8,8/7 m.

Critical floor load - 0,8-1,5 ton/m².

Connection with all engineering systems in service area which is adjoined to the perimeter.

Class B fire safety.



CLEAN ROOMS. VOLGOGRADSKY PROSPECT BROWNFIELD (JSC "TECHNOPOLIS "MOSCOW")

Total area – 7 200 m²

MICROELECTRONICS

Clean rooms block area 5 100 m².

- ISO 7 standard with possibility to increase the class of one of the blocks to ISO 5 by changing filter modules;
- Installation floor for the bottom connection of the equipment
- Setup for water treatment;
- Liquid nitrogen storage tanks;
- Room for technical gases;
- Room for cooling of technical equipment;
- Setup for chemical waste treatment;
- Security: CCTV, restricted access to the territory;
- IP-telephone, WIFI.



BIOTECH

Clean rooms block area 2 100 m²

- Class C standard (GMP);
- Room for technical gases;
- Sufficient power to operate the equipment in the clean rooms
- Security: CCTV, restricted access to the territory;
- IP-telephone, WIFI.



ALABUSHEVO ADMINISTRATIVE AND BUSINESS CENTER

17 780 m²

total area

including:

- 4 800 sq. m of fully furnished class A office space
- 2 Conference halls, 200 and 250 seats
- Hotel
- Meeting room, 80 seats
- Lobby bar, 172 sq. m



TECHNOPOLIS "MOSCOW" ADMINISTRATIVE AND BUSINESS CENTER

29 830 m²

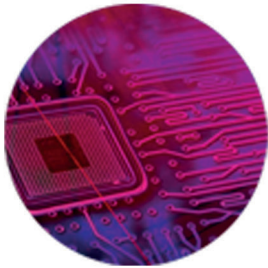
total area

including:

- 17 000 sq. m of class B open space offices with complete service infrastructure
- 11 000 sq.m – commercial and service zone



PRIOTIRY INDUSTRIES



Microelectronics



Energy efficiency



Robotics and
Automation



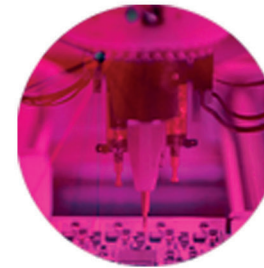
Medtech and Medical
Devices



ICT



Composite materials and
Nanotech

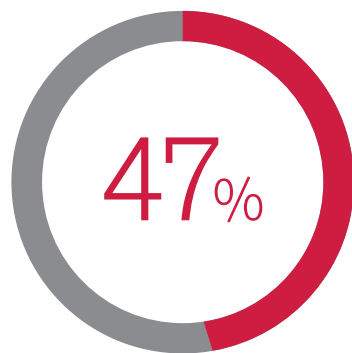


Other hi-tech
manufacturing

TENANTS



TAX BENEFITS



DECREASE OF REGIONAL TAX BURDEN

SEZ BENEFITS

0%

VAT and tax duties
Property tax for 10 years
Land tax for 10 years
Transport tax for 10 years

REGULAR TARIFFS

up to 18%
2%
1,5%
150 rub./h.p.

PROFIT TAX

To the regional budget

0%

up to 2028

5%

up to 2032

12,5%

after 2033

To the federal budget

2%

up to 2020

3%

after 2021

20%

INSURANCE FEES

21%

30%

for technology development activities

SEZ ADVANTAGES



TRANSPORT ACCESSIBILITY

- Moscow is the largest consumer market
- International airport (Scheremetyevo) and 3 local airports
- Two large highways (Leningradsky Highway and Volgogradsky Prospect)
- Railroad
- Ready-for-use production facilities close to the city center



COMPLETE INFRASTRUCTURE

- Greenfield (land lots for sale/lease)
- Brownfield (Production space for long-term lease)
- Clean rooms
- Administration and office spaces in Moscow and Zelenograd
- Long-term lease contracts (5 to 20 years)
- Buy-out cost - 1% of cadastral value



AVAILABLE POWER CAPACITY

- 123 MW – electrical energy
- Up to 185 Gcal/h – heat supply
- Access and free connection to the following utility networks within 30 days:
 - electric power supply
 - water supply
 - water disposal
 - heat supply



FAST DECISION-MAKING

- Monitoring of investment projects in single window mode
- Online client service
- A personal manager to help obtain permits, administrate business-processes and interact with Moscow authorities



TRANSPARENCY AND SECURITY OF INVESTMENT

- Up to 40 % less costs for investors into SEZ projects
- Protection against unfavorable tax laws and non-commercial risks



EXPORT AND IMPORT POTENTIAL

- Tax benefits
- Own customs post within SEZ territory (Free customs zone)
- No VAT or duties on materials and equipment import
- Airport (within 27 km)

ECONOMIC ADVANTAGES: BENEFITS FOR LEASE AND BUY-OUT

LAND LEASE

2%

+ reduction
factor

Reduction factors for technology
development activities

0,4 – 1st year

0,5 – 2nd year

0,6 – 3rd year

0,7 – 4th to 8th year

LAND BUY-OUT (OPTIONAL)

after completing the construction and
comissioning tenants are allowed

TO BUY THE LAND LOT OUT FOR 1%
OF CADASTRAL VALUE

TAX BENEFITS

- Goods and equipment imported into SEZ "Technopolis Moscow" are completely tax- and duty-free
- SEZ "Technopolis Moscow" has its own customs post

SERVICES



24/7 customs post



Fast response to minor maintenance requests



High-speed corporate connection to any provider



Online client service



A complex system of fast response to emergencies



Specialized construction and maintenance services
Maintenance of utility networks by the managing company staff



Client manager



Providing business plans for the acquisition of the SEZ tenant status



Full-cycle printshop



Single window system for interaction with the authorities (including Roseestr, Rospotrebnadzor, Rostekhnadzor, tax agencies)



Frequent meetings with the authorities and development and banking institutions for the tenants



Modern and convenient parking



Navigation system



Creation of an online construction documentation archive for designing and building.



Postal service



Providing stable communication and security



Logistics center

4000

MIET students within Special economic zone "Technopolis Moscow"

50%

university graduates currently employed in Moscow

over
200

state and private higher education institutions in Moscow



YOUTH CAREER HIGH TECH CENTRE

Extracurricular education involving accelerated science learning programs, which develop one of 3 main elements of thinking: self-motivation, team work, creativity

QUANTOPARK

Lecture room for presentations, lectures, workshops and other educational events with the use of multimedia equipment.

DEPARTMENT FOR ENGINEER EDUCATION

The department was established jointly with the Moscow State Educational Complex. There are several professional and supplementary training programs under joint development with the tenants.

CONGRESS CENTER TECHNOPOLIS HALL

The largest and most capacious area of congress-centre.
Total area -470m².

Up to 550 seats with the theatre placement. Up to 300
seats with the table placement.



Technical equipment:

- room for the simultaneous interpreting;
- VIP-room behind the stage;
- video projection equipment;
- sound amplification system with radiomicrophones;
- system of simultaneous translation;
- stage lighting.



SHOW ROOM

Bright area with good lighting.
Total space is 158 m²,
for over 120 people.

Technical equipment:

- Videowall
- Sound amplification system



LOMONOSOV CONFERENCE ROOM

Total area is 91 m², for 50 people.

Technical equipment:

- CCTV
- Sound amplification system with radiomicrophones
- Videoconference system
- Congress-system
- Individual installed monitors



LOUNGE ZONE

Comfortable area with good lighting
and soft furniture. Total area is 167 m²,
over 120 seats.

Technical equipment:

- Videowall
- Sound amplification system



MENDELEEV AND TSIOLKOVSKY CONFERENCE ROOMS

Total area is 37 m²/35 m²,
for 30 people.

Technical equipment:

- LCD monitor NEC 55"



PROTECTION AGAINST TAX LAW CHANGES AND NON-COMMERCIAL RISKS

FEDERAL PROTECTION

PROTECTION AGAINST UNFAVORABLE CHANGES OF RUSSIAN FEDERAL TAX LAWS

Changes in tax law unfavourable for SEZ tenants, with the exception of those related to excise goods, do not apply to the SEZ tenants through the term of the agreement about technology development activities.

section 38 of the Federal
law of 22.07.2005 №116-ФЗ

REGIONAL PROTECTION

Moscow city law of 07.10.2015 № 55

PROTECTION AGAINST NON- COMMERCIAL RISKS

- Nationalization and impressment of property
- Termination of land (or other property) title caused by Moscow authorities
- Unfavourable law changes
- Illegal action (inaction) of the authorities

CONDITIONS OF COMPENSATION FROM MOSCOW BUDGET IN CASE OF RISK EVENT

- Impossibility of project implementation
- Significant loss: extension of implementation term for more than 18 months and/or increase of expenses for more than 20%

COMPENSATION FROM MOSCOW BUDGET

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