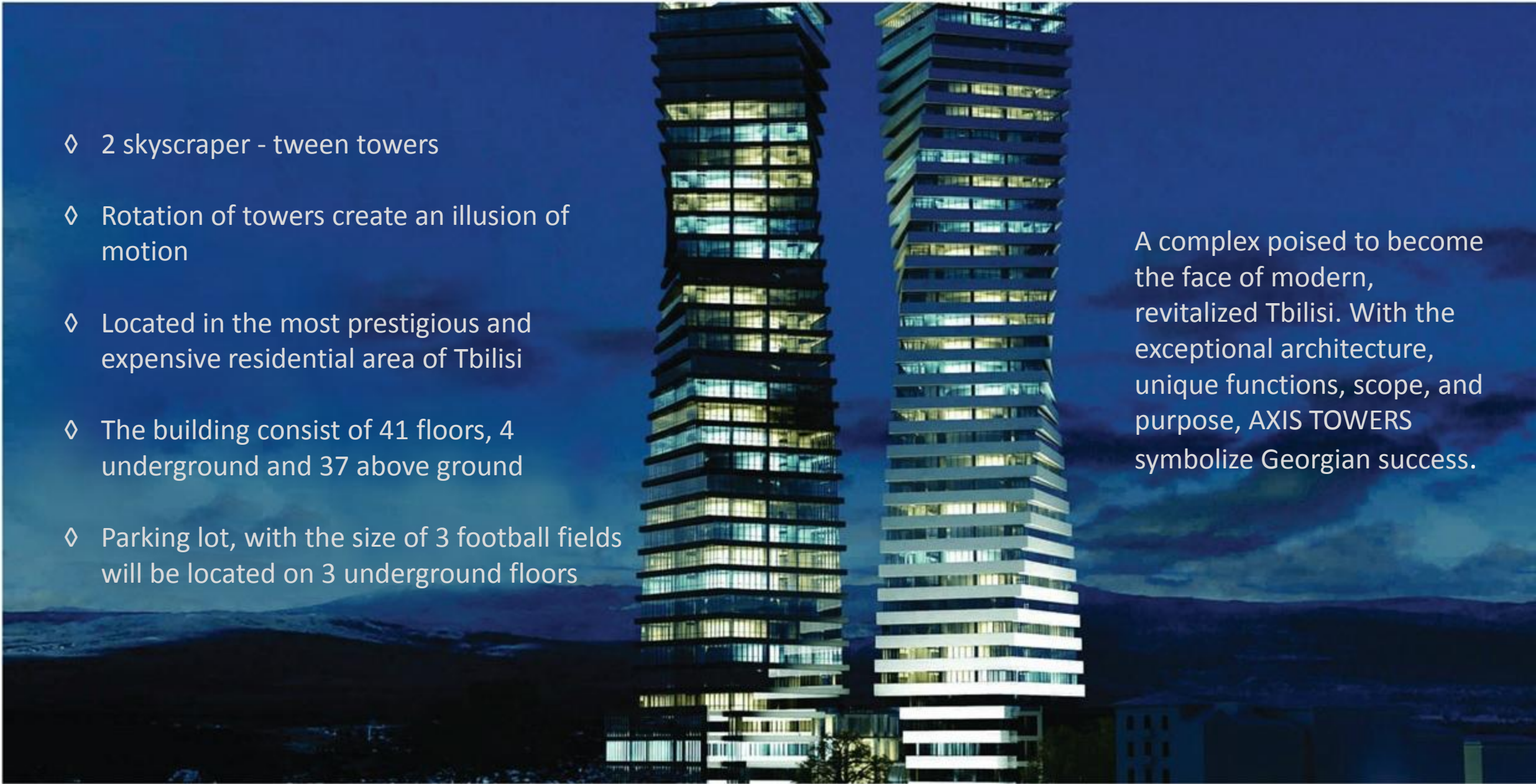




AXIS TOWERS

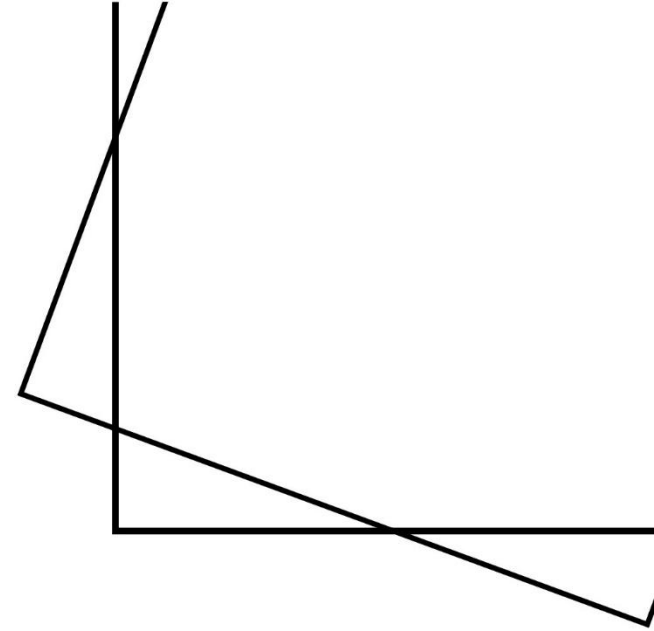
- ◇ 2 skyscraper - tween towers
- ◇ Rotation of towers create an illusion of motion
- ◇ Located in the most prestigious and expensive residential area of Tbilisi
- ◇ The building consist of 41 floors, 4 underground and 37 above ground
- ◇ Parking lot, with the size of 3 football fields will be located on 3 underground floors

A complex poised to become the face of modern, revitalized Tbilisi. With the exceptional architecture, unique functions, scope, and purpose, AXIS TOWERS symbolize Georgian success.





- ◇ The multi-functional complex with a distinctive architecture in the city center
- ◇ A place where one can do shopping, relax and have fun
- ◇ This is an event that will completely change the standards of comfort, multifunction and modernity



FIVE DIRECTIONS OF DEVELOPMENT



RESIDENTIAL



OFFICE



RETAIL



ENTERTAINMENT



HOTEL



RESIDENTIAL

- ◇ Unique architecture
- ◇ Large stained glass
- ◇ Bright apartments
- ◇ Smart house
- ◇ 2500 sq. m courtyard
- ◇ Developed infrastructure
- ◇ 5 star luxury service





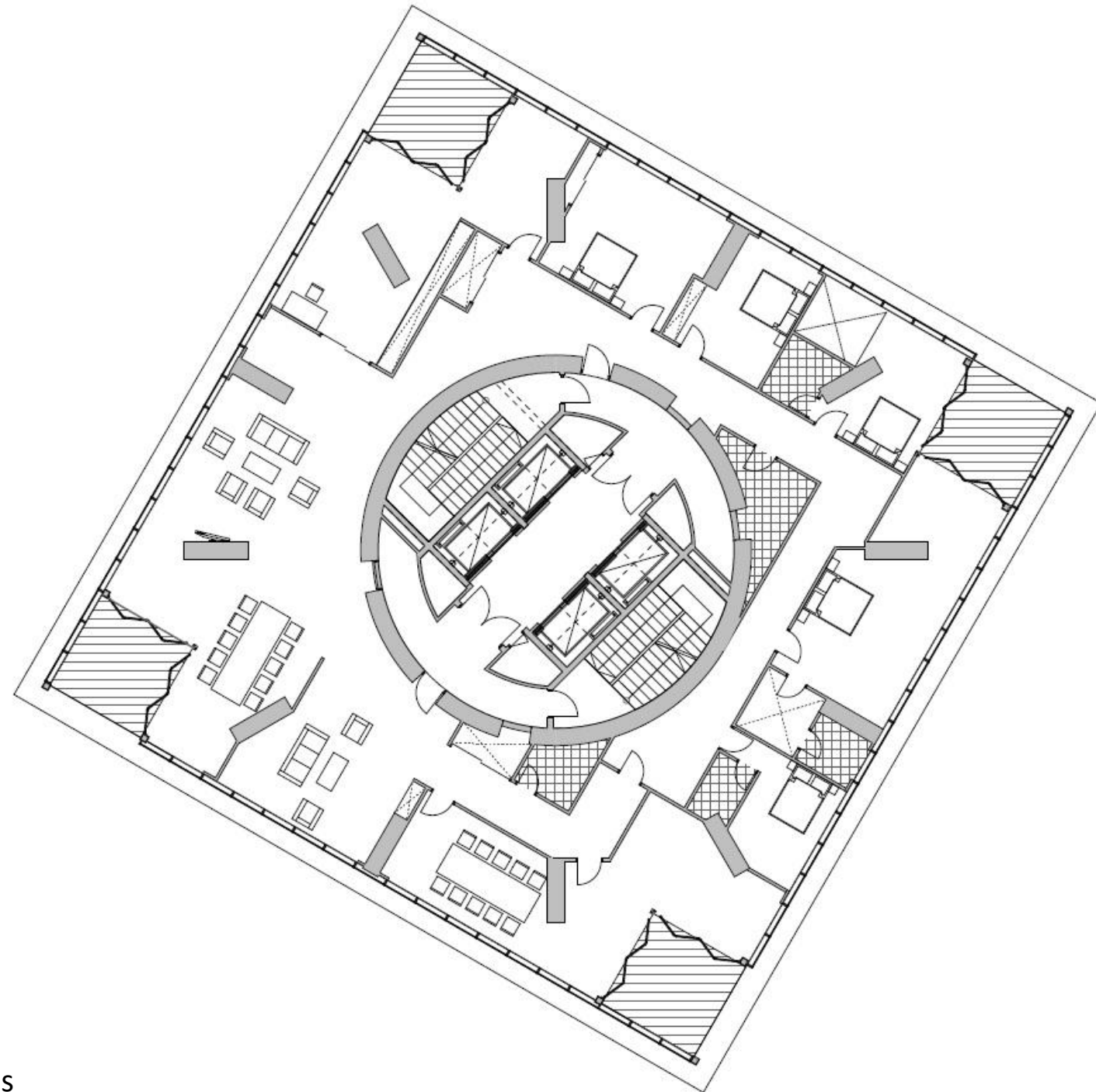
RESIDENTIAL

1 apartment on each floor

515m²: 461m² Living area / 54m² Terraces

- ◇ Floor 36 and 37 – Special Lux Penthouse
- ◇ Floor 35 - \$2340* per m²
- ◇ Floor 34 - \$2310* per m²
- ◇ Floor 33 - \$2280* per m²
- ◇ Floor 32 - \$2250* per m²

* Price will increase in accordance with construction progress



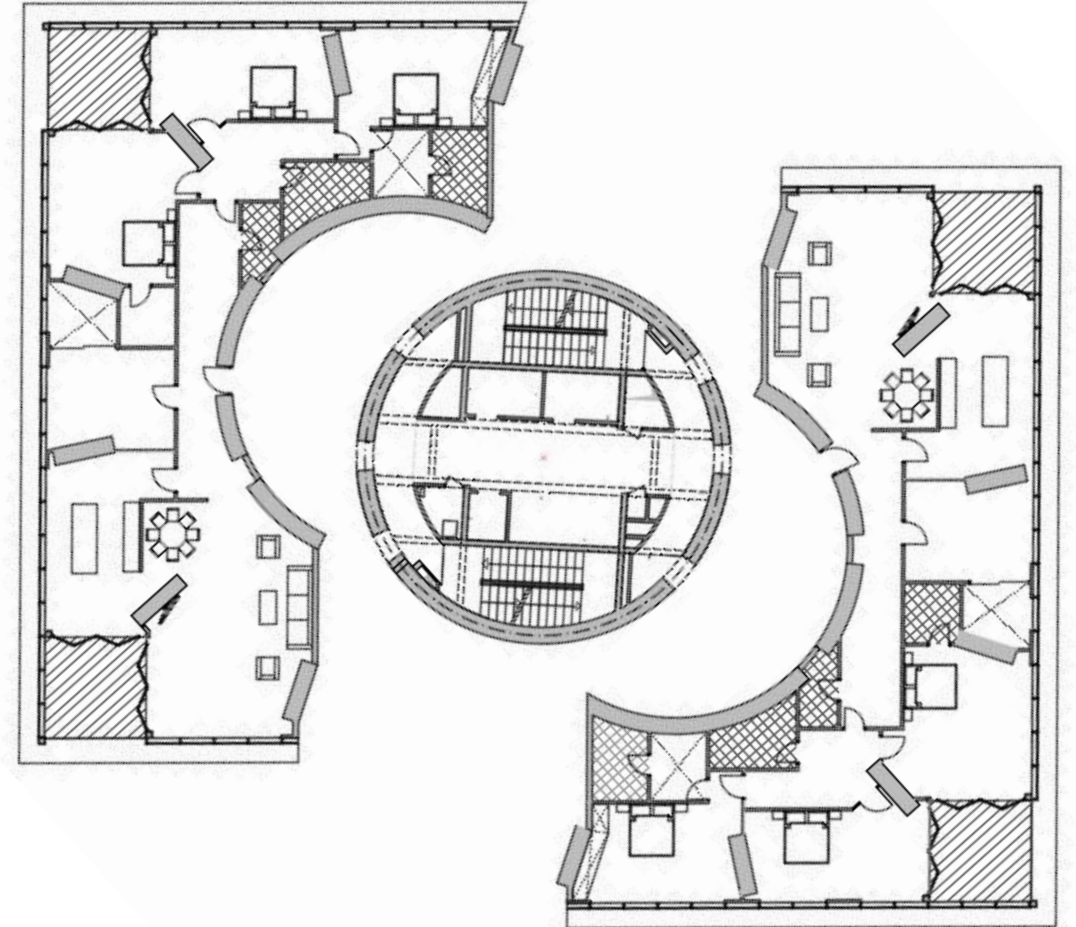


RESIDENTIAL

2 apartments on each floor

257m²: 230m² Living area / 27m² Terraces

- ◇ Floor 31 - \$2220* per m²
- ◇ Floor 30 - \$2190* per m²
- ◇ Floor 29 - \$2160* per m²



* Price will increase in accordance with construction progress



RESIDENTIAL

3 apartment on each floor

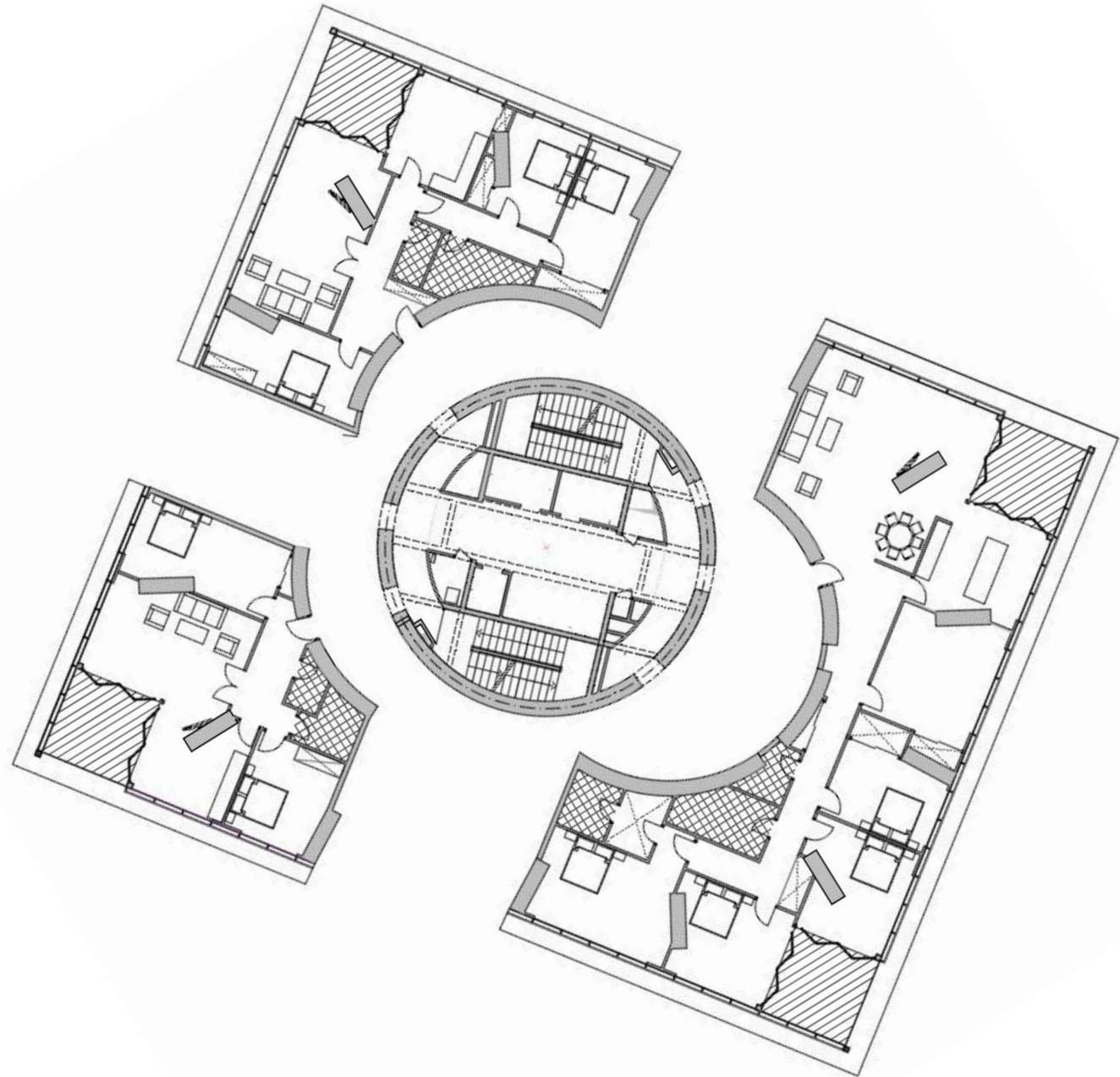
255m²: 228m² Living area / 27m² Terraces

146m²: 132m² Living area / 14m² Terraces

112m²: 98m² Living area / 14m² Terraces

- ◇ Floor 28 - \$2130* per m²
- ◇ Floor 27 - \$2100* per m²
- ◇ Floor 26 - \$2070* per m²
- ◇ Floor 25 - \$2040* per m²
- ◇ Floor 24 - \$2010* per m²
- ◇ Floor 23 - \$1980* per m²

* Price will increase in accordance with construction progress





RESIDENTIAL

6 apartments on each floor

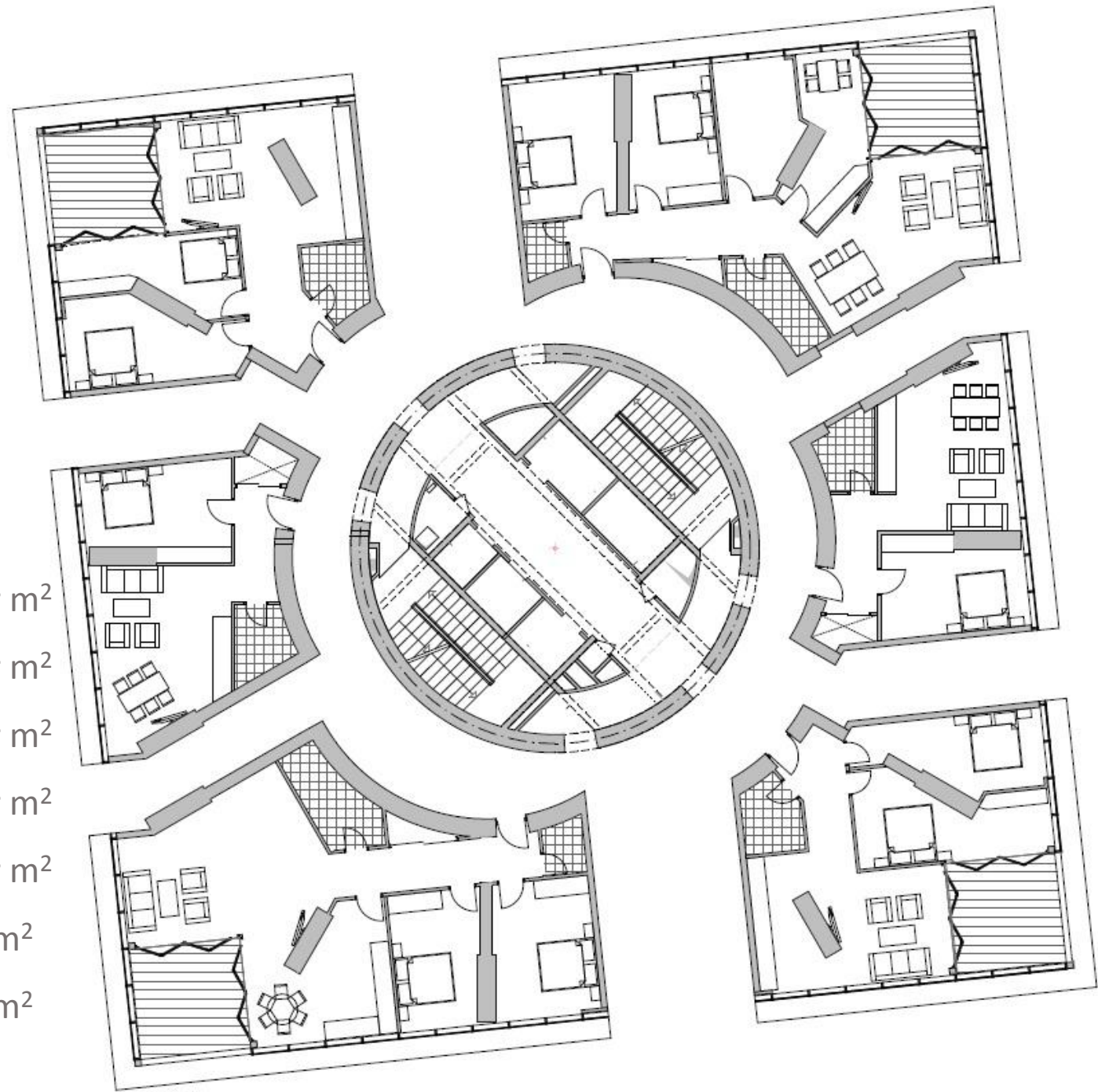
102m²: 89m² Living area / 13m² Terraces

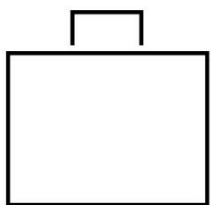
69m²: 56m² Living area / 13m² Terraces

53m²: 53m² Living area

◇ Floor 21 - \$1950* per m ²	◇ Floor 14 - \$1740* per m ²
◇ Floor 20 - \$1920* per m ²	◇ Floor 13 - \$1710* per m ²
◇ Floor 19 - \$1890* per m ²	◇ Floor 12 - \$1680* per m ²
◇ Floor 18 - \$1860* per m ²	◇ Floor 11 - \$1650* per m ²
◇ Floor 17 - \$1830* per m ²	◇ Floor 10 - \$1620* per m ²
◇ Floor 16 - \$1800* per m ²	◇ Floor 9 - \$1590* per m ²
◇ Floor 15 - \$1770* per m ²	◇ Floor 8 - \$1560* per m ²

* Price will increase in accordance with construction progress

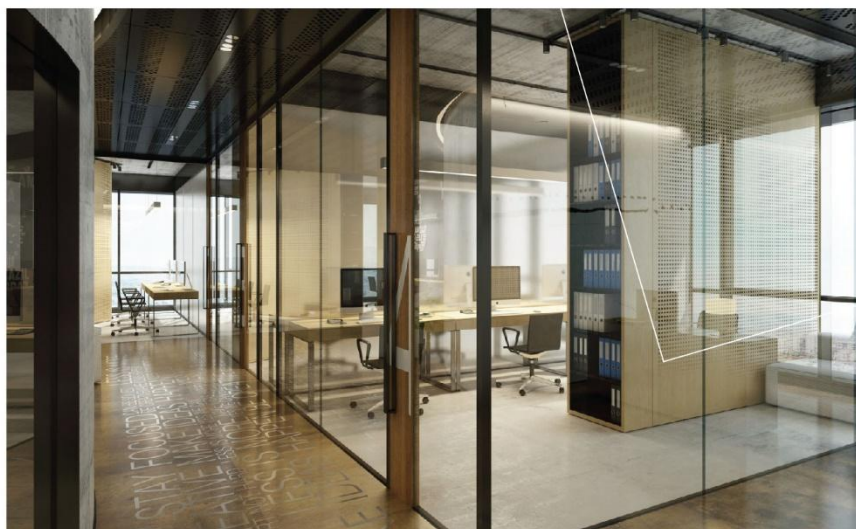
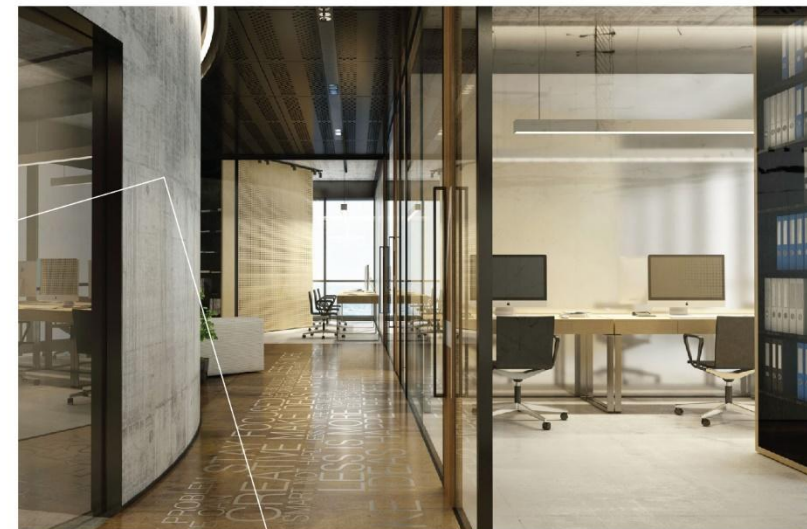
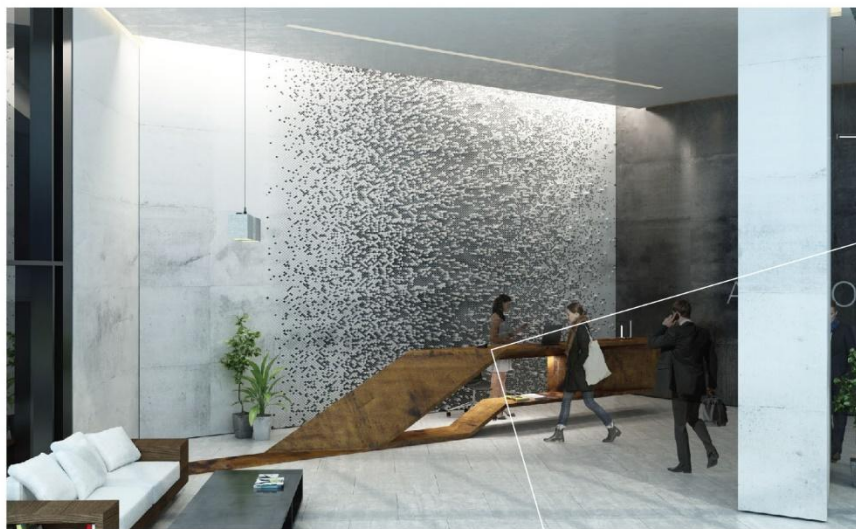


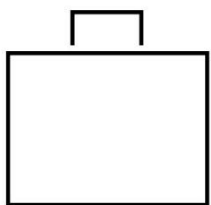


OFFICE

A class office center
in Georgia

- ◇ 1000 sq. Meter conference hall
- ◇ 1 floor of meeting rooms
- ◇ Wide stained glass, bright offices with the view on Tbilisi
- ◇ Parking lots for offices
- ◇ Unique architecture
“landmark” building





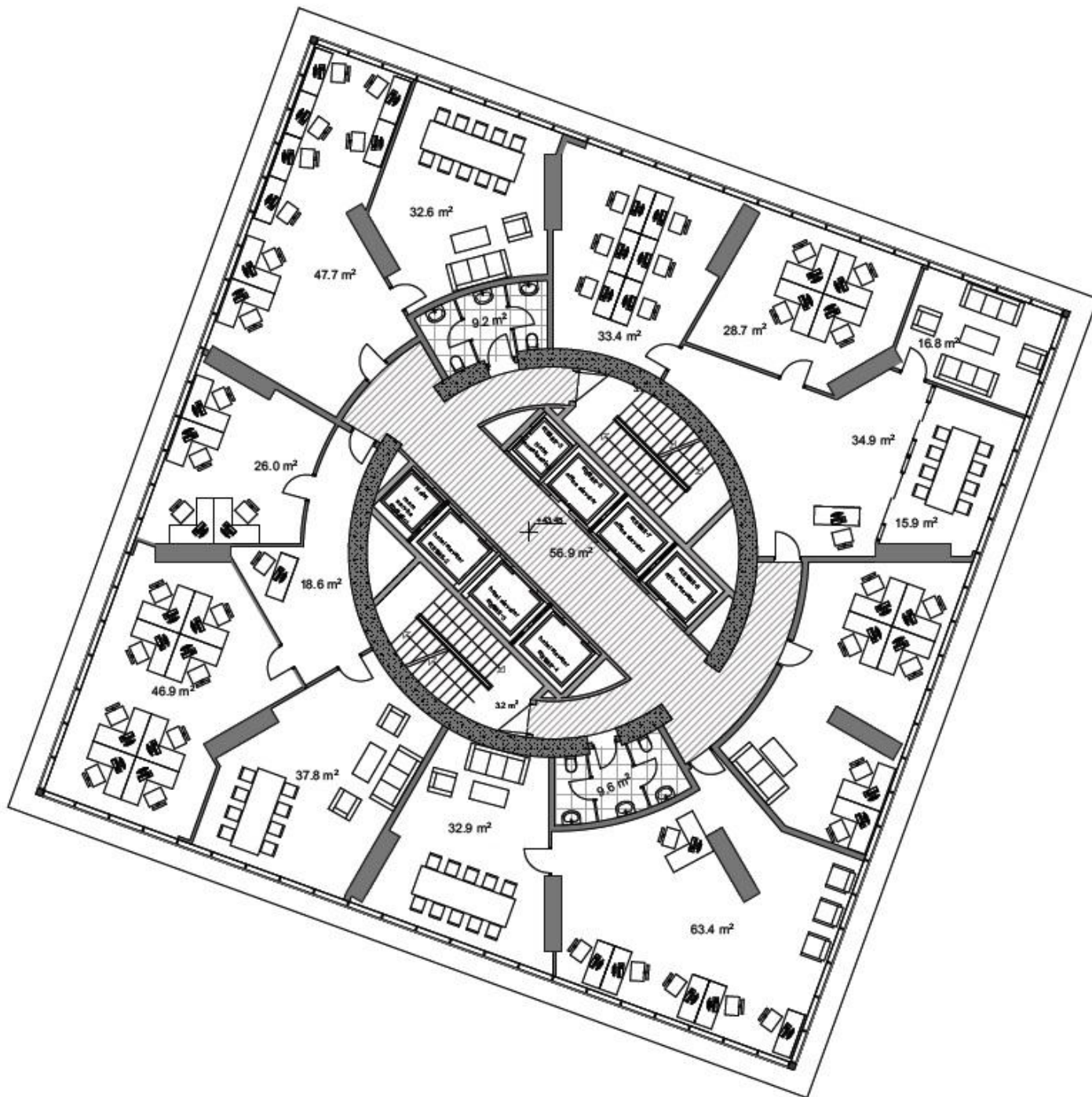
OFFICE

A class office center
in Georgia

Typical office floor – 600m²

Minimum space to rent on each floor - 50m²

◇ From 7th floor up to 19th floor





HOTEL

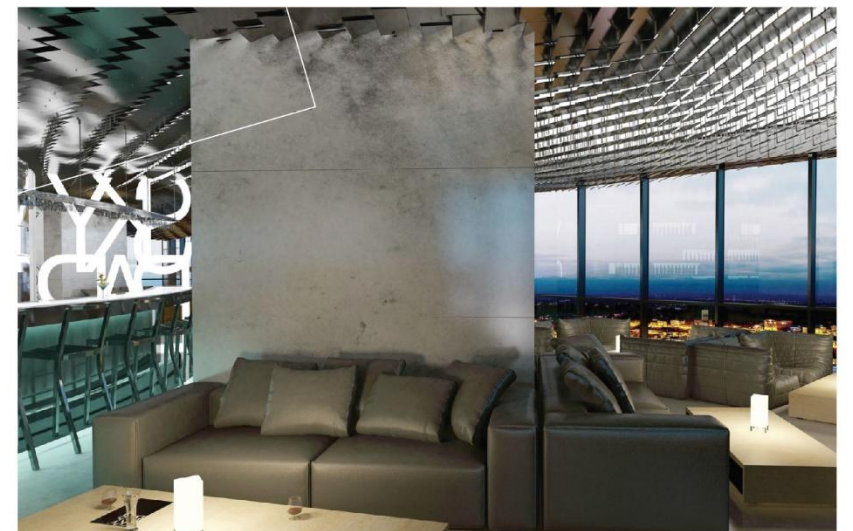
- ◇ 5 star hotel - Pullman Hotels and Resort is the member of French Accor group hotels
- ◇ The hotel is designed for business tourists
- ◇ Chavchavadze avenue will gain touristic function
- ◇ Access on hotel infrastructure and services is an added value for residents and office workers.





ENTERTAINMENT

- ◇ Fitness gym complex (6th Floor)
- ◇ 25 meter pool with moving roof (6th Floor)
- ◇ Sky-bar on 105 meters with 360 degree views





RETAIL

- ◇ Supermarket (-1)
- ◇ Cafés and restaurants on the pedestrian street (1)
- ◇ Retail stores (-1)
- ◇ Music hall (-1)

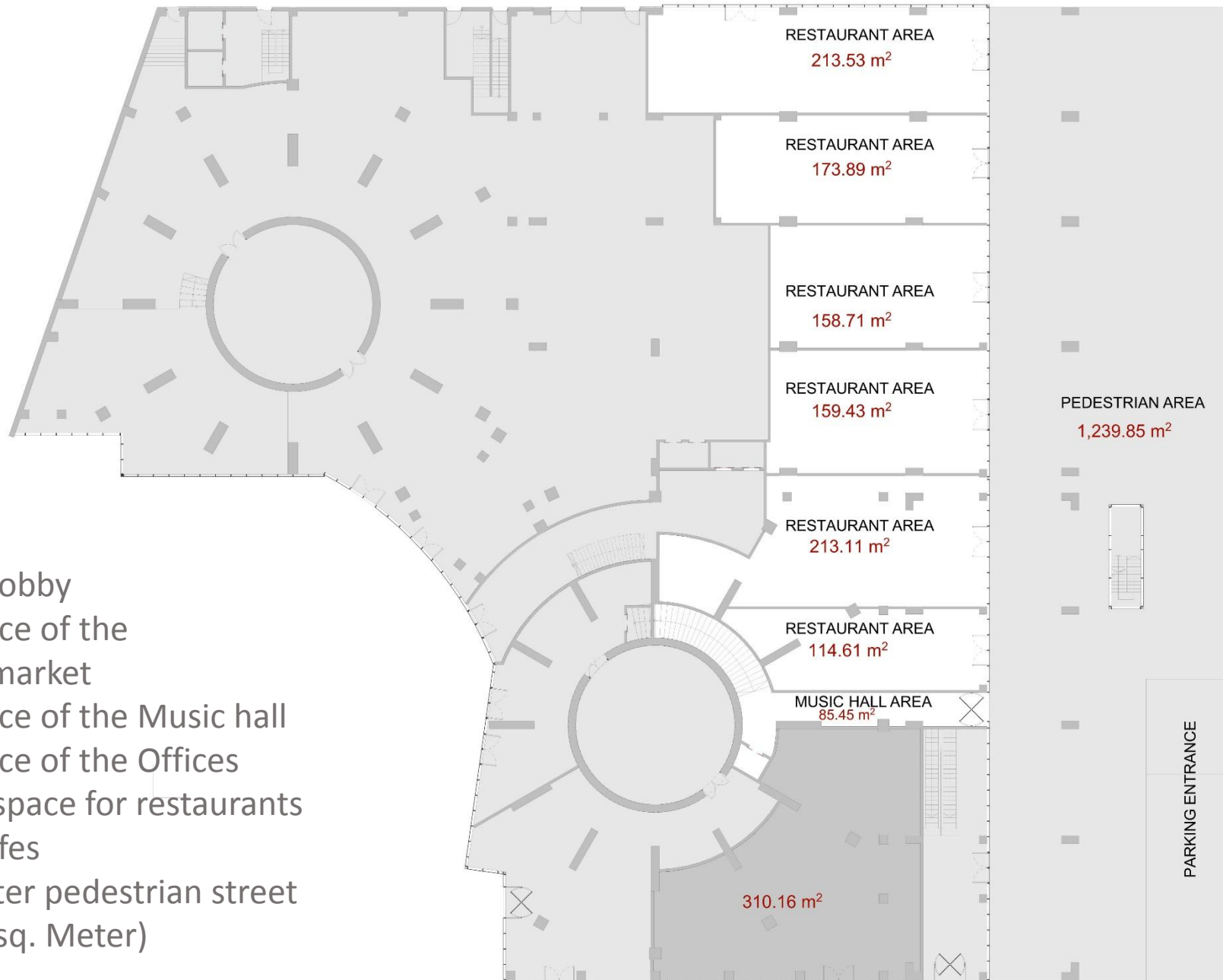


-1 floor

- ◇ Retail area – 5000 m²
- ◇ Music hall – 859 m²



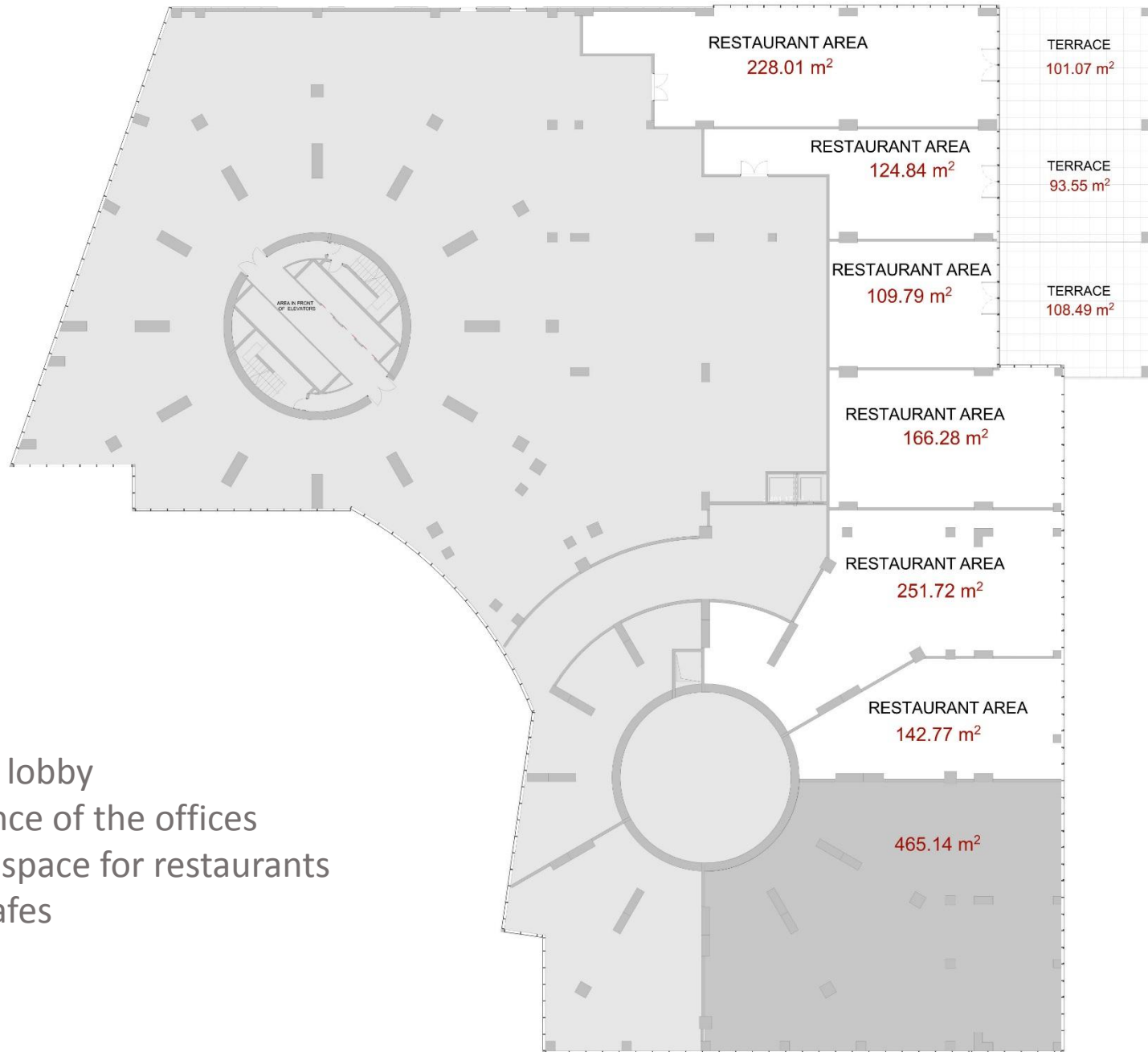
All spaces are for rent



1st floor

- ◇ Hotel lobby
- ◇ Entrance of the Supermarket
- ◇ Entrance of the Music hall
- ◇ Entrance of the Offices
- ◇ Retail space for restaurants and cafes
- ◇ 18 meter pedestrian street (1240 sq. Meter)

Restaurant areas are for rent



2nd floor

- ◇ Office lobby
- ◇ Entrance of the offices
- ◇ Retail space for restaurants and cafes



Restaurant areas are for rent

Georgia – Country Profile

Tax system

To enhance Georgia's Investment & Business Climate, the Government has dramatically overhauled its tax system since 2004. By implementing a liberal reform agenda, Georgia has simplified its processes and has reduced the number of taxes from 21 to only 6.

- Property tax – 1%

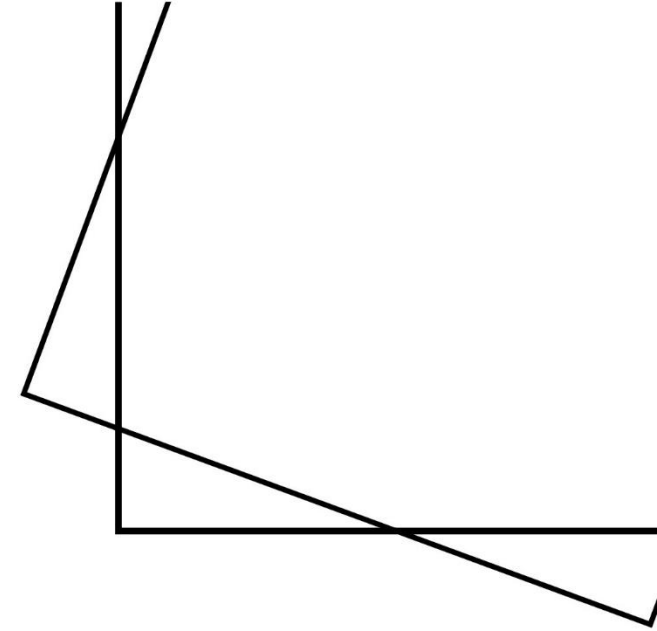
These improvements have made Georgia one of the most attractive tax regimes globally. Forbes magazine designated Georgia as the “4th least Burdened Country”

Economy

Georgia achieved robust economic growth between 2003-2014, averaging 6.3% annually, following structural reforms that stimulated capital inflows and investment. The reforms helped to improve the business environment, strengthened public finances, upgraded infrastructure facilities and liberalized trade.

Government

Georgia is a democratic, Presidential-Parliamentary republic. President is the head of State and the Prime Minister is the Head of Government.



Residential Market overview in Tbilisi

In last two years, strong demand has resulted in a positive trend. According to Colliers international the average growth rate of selling transactions during last three years was 8% in Tbilisi. The average residential real estate selling price in Tbilisi grew from \$826 per sq. m to \$834 per sq. m in four years.

Tbilisi – city profile

Population	1.175.200
Population Density	2398.4 person/sq.km
City Area	490 sq. km
Number of Local Hotels	137
Number of International Brand Hotels	8 (Biltmore, Radisson, Tbilisi Marriot, Holiday Inn, Courtyard Marriott, Citadines apart' hotel, Best Western Tbilisi, Sheraton Metekhi Palace)
Main tourist destinations	Old Tbilisi, Sulfur Bath, Narikala Fortress, Tbilisi Botanical Garden, Freedom square, Opera and Ballet theatre, Sameba Church, Tbilisi Concert Hall, Mtatsminda, Georgian National Museum, Giorgi Chitaia Ethnographical Museum – The open air museum.
Infrastructural facilities	Tbilisi International Airport (total capacity 2000 passengers per hour), Tbilisi Railway station, Underground

