


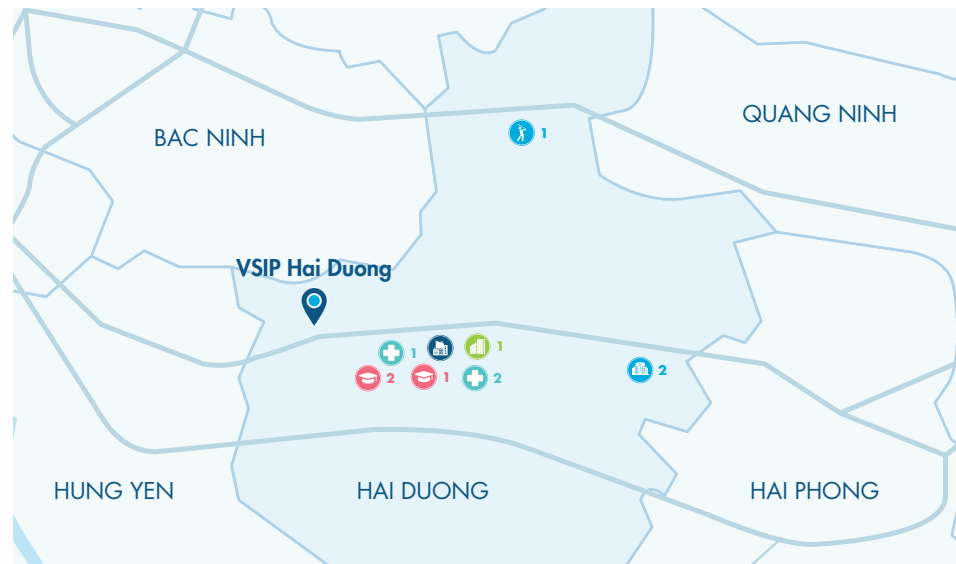


## FACILITIES

-  Car & motorcycle parking
-  24 hr security with CCTV, fence and security booth
-  Fire fighting system (beam detector, smoke exhaust, emergency lamp, fire hose box, fire extinguisher, sprinkler)

## AMENITIES



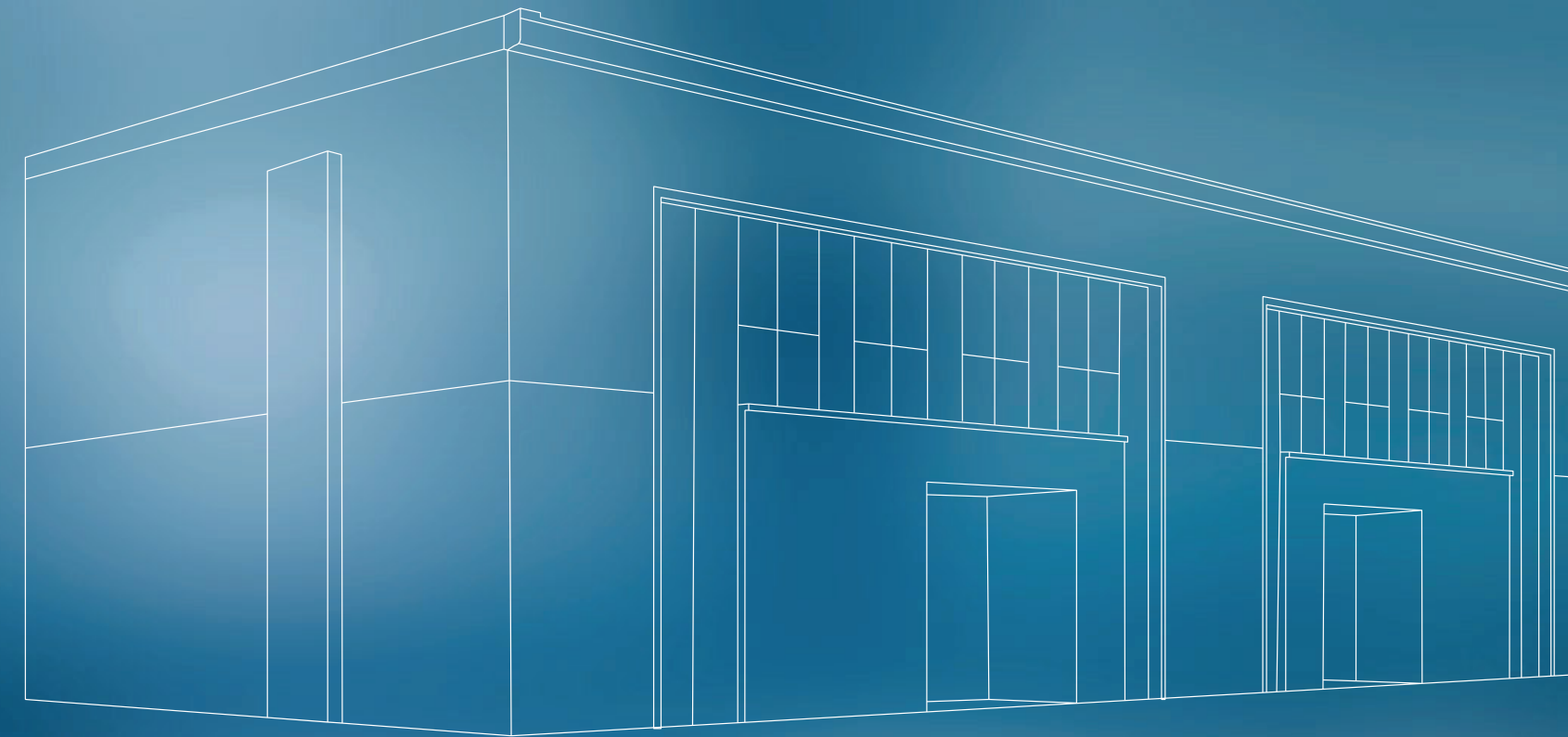
-  Hai Duong Administration Center (24 km - 20 minutes)
-  1 Hai Duong General Hospital (21 km - 25 minutes)
-  1 University of Hai Duong (23 km - 30 minutes)
-  1 Chi Linh Golf (43 km - 60 minutes)
-  2 Military Hospital No.7 (23 km - 30 minutes)
-  2 Thanh Dong University (19 km - 20 minutes)
-  2 Big C Hai Duong (24 km - 30 minutes)
-  1 Hai Duong Garden (20 km - 25 minutes)

*This material has been prepared for informational purposes only, and is not intended to provide or be relied on for tax, legal or accounting advice.*

# BW INDUSTRIAL

## VIETNAM'S LEADING FOR-RENT INDUSTRIAL DEVELOPER

### FACTSHEET VSIP HAI DUONG





# BW INDUSTRIAL

**Address:** Floor 9, Vinaconex Building,  
34 Lang Ha, Lang Ha Ward, Dong Da District,  
Hanoi, Vietnam

**Hotline:** (+84) 28 710 29 000  
**Website:** <https://bwindustrial.com>  
**Email:** [enquiry@bwidjsc.com](mailto:enquiry@bwidjsc.com)

## QUICK FACTS

 **IP developer**  
VSIP Hai Duong
  **Total IP land area**  
150 ha
  **BW's land area**  
42.6 ha

 **Location**  
Plot 2,3,5,6,7, Cam Dien - Luong Dien Industrial Park,  
Cam Giang District, Hai Duong Province, Vietnam

 **Property type**  
Ready-built  
factory
  **Land expiry**  
05 August,  
2058

## EMBARK ON A SUCCESSFUL JOURNEY WITH BW

- Strategic location with convenient access to both Hanoi and Hai Phong, direct access to Hanoi - Hai Phong Highway
- Competitive employment costs (region 3 minimum wage)
- Hassle-free business setup thanks to BW's strong connections with local authorities
- Renowned companies in the neighborhood:

brother®



Nestlé

Canon

HYUNDAI  
KEFICO

DAIKIN

## TAX INCENTIVES

Normal tax rate = 20%  
(for common industries)

Preferential industry tax rate = 10%  
(for the first 15 years)\*

\*Applicable to preferential industries:

- High-tech, supporting industries;
- Total investment capital of 6,000 billion VND (~265 million USD), capital disbursement within 3 years and + At least 3,000 employees/year;
- + Or total revenue of 10,000 billion VND/year (~435 million USD/year)



## UTILITIES

Stable Power Supply: 96 - 333 KVA/factory

\*New price from 01 January, 2021. Exchange rate USD/VND = 23,105 (selling rate of Vietcombank on 21 February, 2021)

|  | High tension 22 KV<br>(voltage level 22 KV - 110 KV) | Low tension 380 V<br>(voltage level < 6 KV) |
|--|--|---|
| <b>Normal hours</b><br>Monday to Saturday:<br>+ 04:00 - 09:30<br>(05 hours and 30 minutes)<br>+ 11:30 - 17:00<br>(05 hours and 30 minutes)<br>+ 20:00 - 22:00 (02 hours)<br>Sunday: 04:00 - 22:00 (18 hours) | 1,555 VND/kWh  | 1,685 VND/kWh                               |
| <b>Peak hours</b><br>Monday to Saturday:<br>+ 09:30 - 11:30 (02 hours)<br>+ 17:00 - 20:00 (03 hours)   | 2,871 VND/kWh  | 3,076 VND/kWh                               |
| <b>Off-peak hours</b><br>All days from 22:00 to 04:00 the<br>next morning (06 hours)   | 1,007 VND/kWh  | 1,100 VND/kWh                               |

- Water usage rate: 16,675 VND/m<sup>3</sup>
- Domestic wastewater treatment: 24,226 VND/m<sup>3</sup> (based on 80% water consumption)
- Telecommunication by VNPT
- Internet cable and phone lines: connection points are installed up to each individual factory unit

\*All prices are VAT exclusive

## PROXIMITY

|   | To Hanoi Center | To Hai Phong Port | To Noi Bai Airport |
|---|-----------------|-------------------|--------------------|
|  | 52 km           | 61 km             | 62 km              |
|  | 75 minutes      | 90 minutes        | 90 minutes         |

## TRANSPORTATION COST

\*Updated price from January 2021

| To              | 40 ft FCL<br>VND/trip | 2.5 ton truck<br>VND/trip |
|-----------------|-----------------------|---------------------------|
| Noi Bai Airport | 4,000,000             | 1,850,000                 |
| Hai Phong Port  | 3,000,000             | 1,450,000                 |

\*This cost includes trucking and toll fee only, excludes lift on/off and other charges

## MINIMUM WAGE

3,430,000 VND/month (region 3)  
\*According to Decree No. 90/2019/ND-CP  
effective from 01 January, 2020