



Lot For Sale Villeta, Paraguay



Reasons To Invest in Paraguay

Committed to
become the most
ATTRACTIVE in
South America



Axis of **ECONOMIES** to Feed the World



Profitability

*According to the Latin American Economic Commission of the United Nations (CEPAL), the **Return on Investment (ROI)** in 2013 was **22%** (average) in Paraguay.*

Some sectors even higher ROI: financial, real estate. Paraguay offers free flow of capital and dividends. In 2013 two european corporations (TIGO and CERVEPAR) registered highest remittances of dividends



TETÄMBÄE'ÄPOPY
HÄ NEMU
MOTENONDEHA
MINISTERIO DE
INDUSTRIA
Y COMERCIO


GOBIERNO NACIONAL
Construyendo juntos Un Nuevo Rumbo

Predictability

- *Parguay offers a record of Macroeconomic Stability and the Best Investment Climate in the Region, according to GVF and WB's Doing Business Index (Regional).*
- *Low levels of debt and one of the lowest public deficits in the Latin America region (OECD)*





Market Access

MERCOSUR and **EU** with **key tariff advantages**. Increasing exports of manufactures from the region

FDI Friendly Laws

Law 60/90 An investment that falls under this law is exempt from custom duties for the importation of capital goods, raw materials and inputs allotted to the domestic industry, foreseen in the investments project. This exemption from custom duties will last for a term of 7 years



Paraguay Economy Is Stable And Growing

Paraguay experience an annual growth rate of 4.6% since 2003, one of the highest in LATAM



Latin America and the Caribbean (33 countries): GDP growth in 2020 and projections 2021 and 2022 (in percentages)

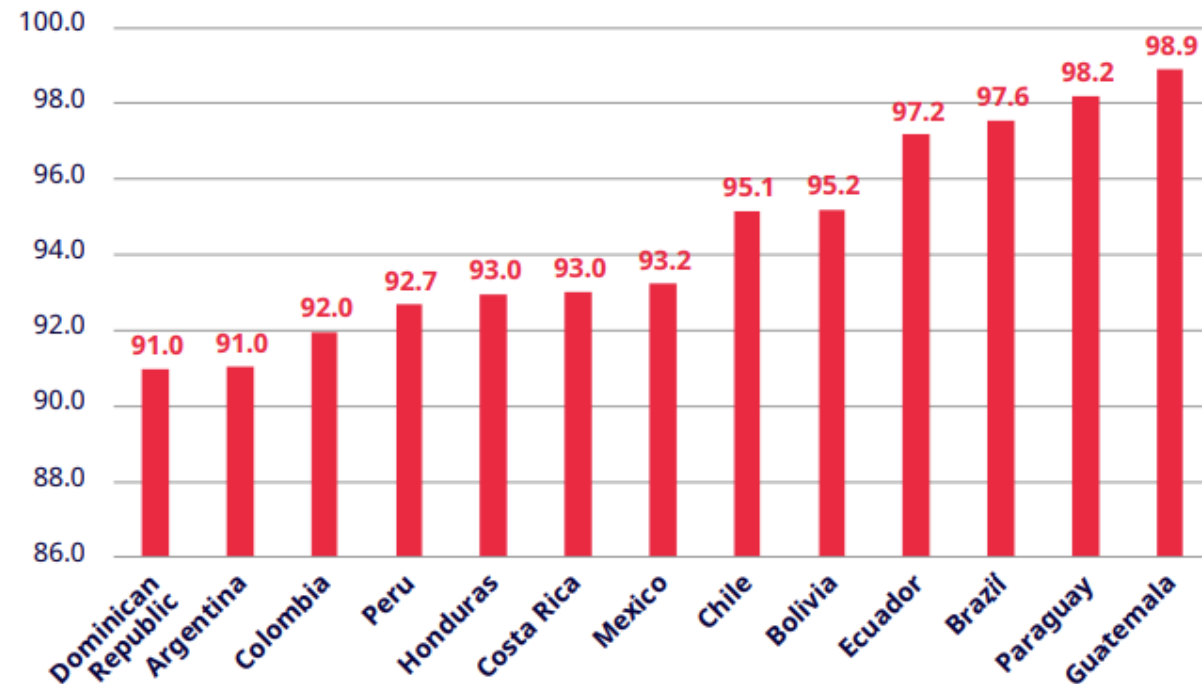
	GDP growth 2020	2021	2022
Latin America and the Caribbean	-6.8	5.2	2.9
Argentina	-9.9	6.3	2.7
Bolivia (Plurinational State of)	-8.0	5.1	3.5
Brazil	-4.1	4.5	2.3
Chile	-5.8	8.0	3.2
Colombia	-6.8	5.4	3.8
Ecuador	-7.8	3.0	2.6
Paraguay	-0.6	3.8	4.0
Peru	-11.1	9.5	4.4
Uruguay	-5.9	4.1	3.2
Venezuela (Bolivarian Republic of)	-30.0	-4.0	1.0
South America	-6.3	5.1	2.7

Paraguay Economy Experienced A Quicker Post-COVID Recovery

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► **2020 LABOUR OVERVIEW**
Latin America and the Caribbean

► **FIGURE 1.13.** Latin America and the Caribbean (13 selected countries). Economic activity index by countries as of September 2020 (December 2019 = 100)



Paraguay Has Lowest Tax Rate In The Region

Corporate tax rate, 2020 - Country rankings: The average corporate tax rate in the region was 28 percent. The highest value was in Suriname: 36 percent and the lowest value was in Paraguay: 10 percent. Below is a chart for all countries where data are available.

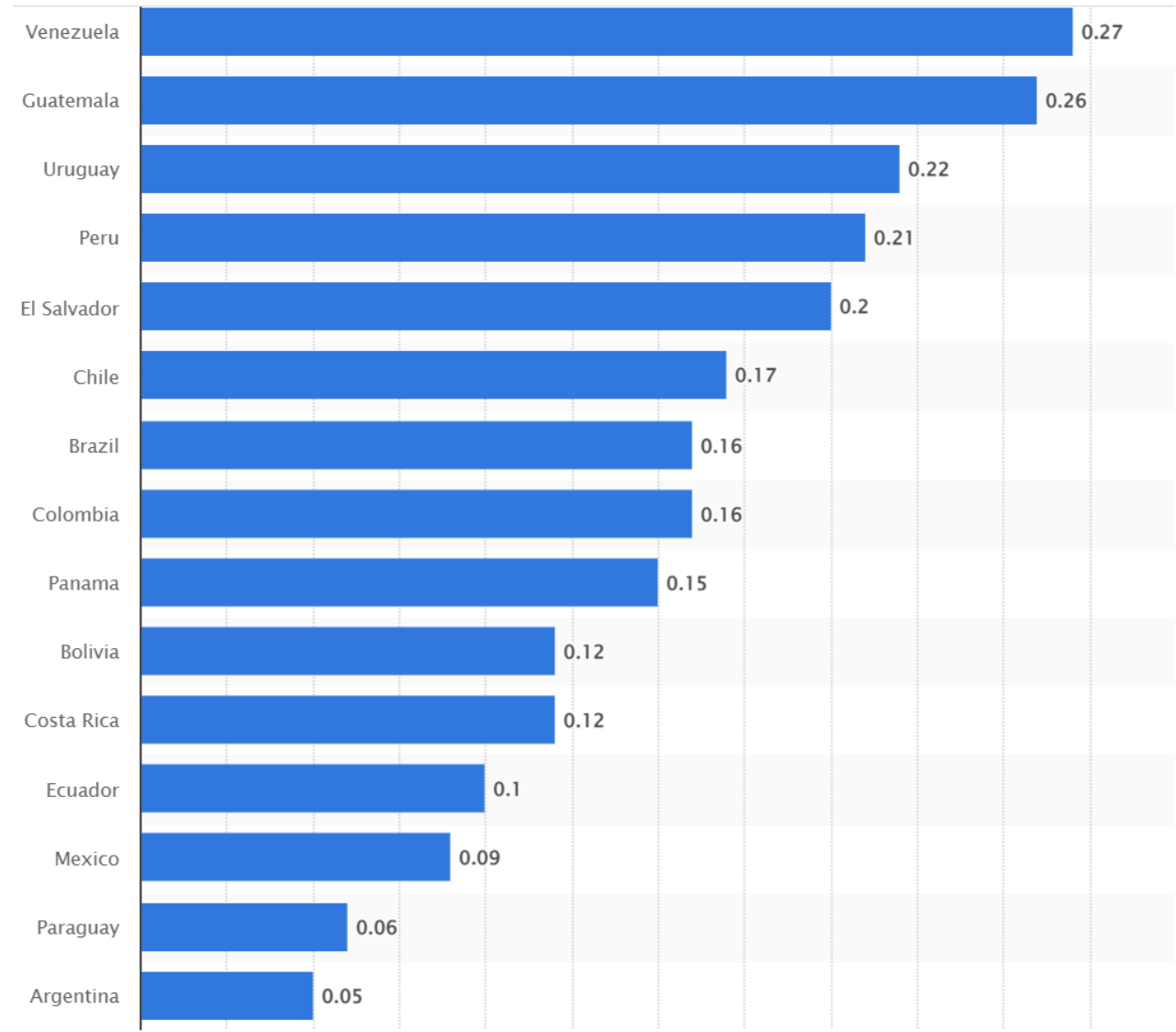
Measure: percent; Source: KPMG

South America ▾	All ▾	2020 ▾
Countries ▲ ▾	Corporate tax rate, 2020 ▲ ▾	
Suriname	36	
Brazil	34	
Venezuela	34	
Colombia	32	
Argentina	30	
Peru	30	
Chile	27	
Bolivia	25	
Ecuador	25	
Uruguay	25	
Paraguay	10	

Paraguay Has One Lowest Electricity Costs In The Region

Due to the construction of two major dam projects, Paraguay...

- One of the cleanest energy production in the world
- One of the lowest electricity rates in the region and the world
- Is the largest exporter of electricity in the world





Young population eager for opportunnitties

Young and Easy to Train Population, with the highest level of productivity in the Region, according to the Multinational Corporations operating in Paraguay

A person in a dark suit is looking through a telescope. The telescope is silver and extends from the bottom left towards the top right. The background is a solid blue color. A semi-transparent teal box with rounded corners is overlaid on the image, containing text.

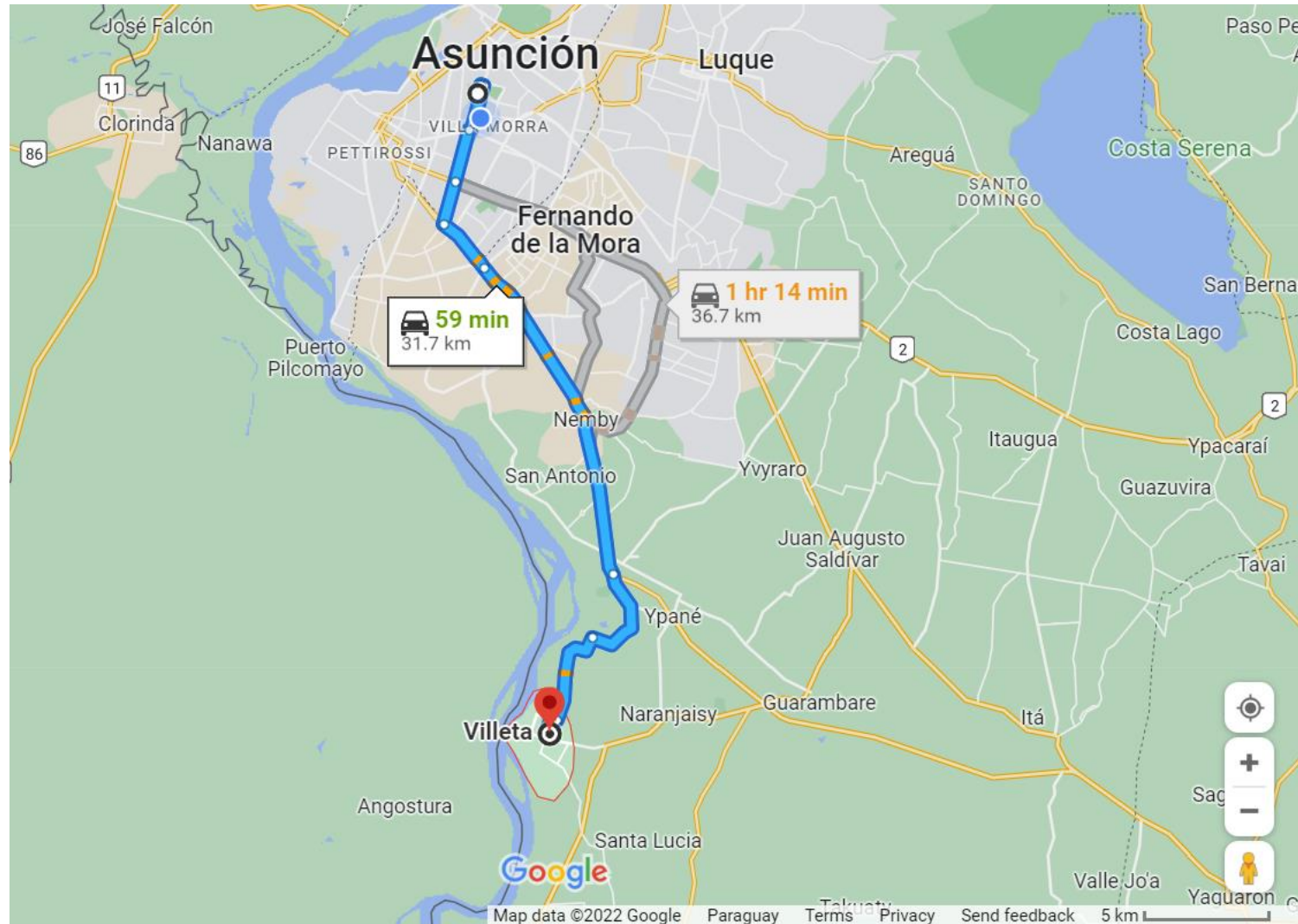
Long Term Vision

***Paraguay** created a National Development Plan (PND) to continue its economic growth and improve its standing as an **open country to the world**. Now is the perfect time to take advantages of the country's competitive advantages and desire to improve*



**114 Hectare
Land
Opportunity
With An
Abundance of
Potential**

Villeta Has Many Strategic Advantages



Villeta Many Strategic Advantages



Nestled along the Paraguay River providing river access to much of South America



Only 50-60 minutes from Asuncion



Access some of the country's most important ports



Direct highway access



Solid infrastructure in place

Potential Projects



Condo/Home Development Community

- Work with a local developer to build a community with some condo buildings and lots for sale for building homes
- Examples of similar, successful projects in the area can be provided

Potential Projects



Retreat Hotel

- Work with a local developer to build a hotel that caters to locals and tourists alike
- High demand for a weekend getaway close to the city that caters to both families and couples

Potential Projects



Distribution Center

- Distribution/Fulfillment center to sell goods throughout South America

Potential Projects



Data Center

- Leverage low electricity cost to entice building data centers