

Investment Profile

# THE HOTEL ZAREA

Chisinau, Republic of Moldova, 2024



Guvernul Republicii Moldova  
Agenția Proprietății Publice





Hotel Zarea, a state-owned enterprise, offers an exceptional investment opportunity in the heart of the city.

# Corporate Overview

## **Name of the Enterprise:**

State Enterprise Zarea Hotel (hereinafter referred in this document as „The Hotel Zarea”)

## **State's Representative Body:**

Public Property Agency of Moldova

## **Legal Status:**

100 % State-owned enterprise undergoing privatization

## **Year Established:**

1992

## **Registered Capital:**

4,1 million MDL

## **Total Building Area:**

6,506.8 square meters on a total of 12 floors

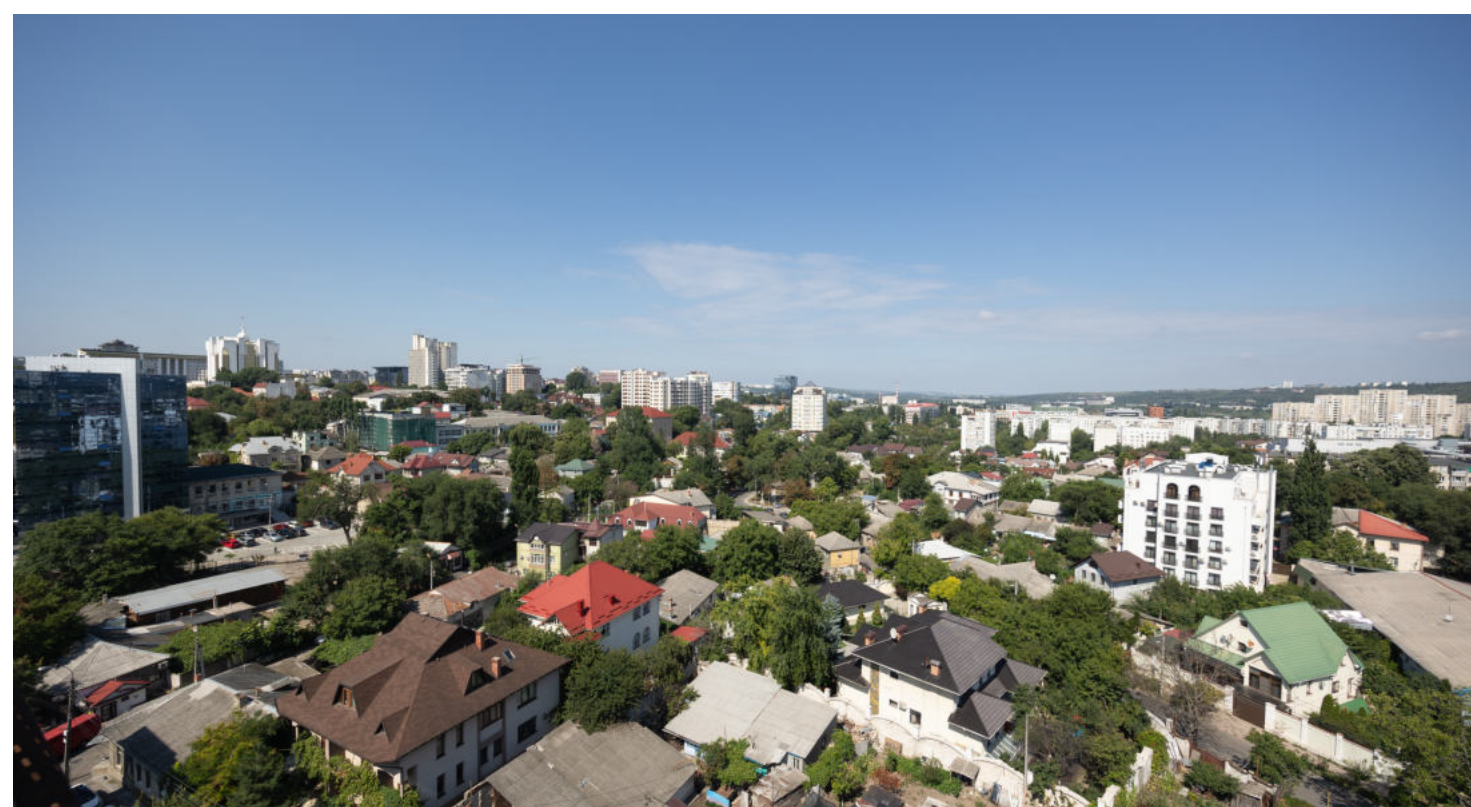
## **Land Area:**

0.4 hectares

# Location

The hotel is centrally located on Anton Pann Street, 4, in Chişinău municipality. The Hotel is surrounded by various public institutions and historic monuments. Within a 100-meter radius, you can find:

- 1 National Bank of Moldova
- 2 Academy of Economic Studies of Moldova (ASEM)
- 3 "A.S. Puskin" Museum



Additionally, the hotel offers views of the Presidential Palace and the Parliament of Moldova, enhancing its prestigious location.



<https://maps.app.goo.gl/2NQpKsTu43zo5U1UA>



# Building Description

The hotel building has

**12** floors **155** rooms

A total area

**6,506.8** m<sup>2</sup>

The utilized area

**4,929.8** m<sup>2</sup>

A living area of

**2,969.8** m<sup>2</sup>

A restaurant with a capacity of

**40** seats

A conference room with a capacity of

**30** seats

# Investment Highlights



## **Prime Location:**

Central location with proximity to key public institutions and historical sites, including views of the Presidential Palace and the Parliament of Moldova.

## **Versatile Opportunities:**

The business can continue as a hotel, offering a ready-made service infrastructure, or the building can be repurposed and capitalizing on its strategic location and spacious layout.

## **Growing Enterprise:**

Hotel Zarea is experiencing growth, with plans for ongoing refurbishments to both the interior and exterior.

# Assets and financial performance (2023)

The structure of the company's assets is dominated by **fixed assets**, with a total value of approximately **2.9 MILLION MDL**.

These assets include:

- constructions
- hotel furniture
- electronics
- equipment
- transport vehicles.

The company has maintained a stable financial performance, as reflected in its revenue and cost dynamics.

## Revenue, million MDL

2023

8.5

2022

8.4

## Cost of Sales, million MDL

2023

5.6

2022

6.2

# Privatization Status

The enterprise is in the preparatory stages of privatization, with the government seeking to transition ownership to private investors to use the entire potential of the building of the Hotel.

Interested investors are encouraged to monitor the specified bellow websites for informative announcements and opportunities to participate in the privatization.



**Invest Moldova Agency**

[www.invest.gov.md](http://www.invest.gov.md)



**Public Property Agency**

[www.app.gov.md](http://www.app.gov.md)



**Hotel Zarea website**

<https://hotelzarea.com/ro>



**Official Gazette**

<https://monitorul.gov.md/>



# Contacts

For any information on investment opportunities in Moldova please contact:

## Invest Moldova Agency



**Address:**

Eugen Doga, str., 2, Chişinău,  
MD-2005

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For any information on privatization procedures please contact:

## Public Property Agency



Guvernul Republicii Moldova

### Agenția Proprietății Publice

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## Privatization Department of the Public Property Agency

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