

**Offer for Sale of Lease Rights**  
**Land Plot: Loyev District, Mokhov Village, Podgornaya Street, 12**

1. General Information			
Name		For the construction and maintenance of a tourist services facility	
Total area (m <sup>2</sup> )		2,500	
Location	Region	Gomel	
	District	Loyev	
	Settlement	Mokhov Village	
	Address	Podgornaya Street, 12	
Form of property		<input type="checkbox"/> private	<input checked="" type="checkbox"/> public
Name of owner		Loyev District Executive Committee	
Possible fields of use		<input type="checkbox"/> industry <input type="checkbox"/> logistics	<input type="checkbox"/> trade <input checked="" type="checkbox"/> service <input type="checkbox"/> mixed <input type="checkbox"/> other (placement of a cultural, educational and entertainment facility)
Means of land plot provision		<input checked="" type="checkbox"/> lease	<input type="checkbox"/> use <input type="checkbox"/> sale
Value (cadastral) (per ha) on January 1, 2025 (BYN and USD)		8,600.00 BYN / 3,400.00 USD	
Encumbrance of the plot/ building		Restrictions (encumbrances) of rights on an area of 0.25 hectares due to its location in natural areas subject to special protection (in the water protection zone of a river or a water body).	
2. Transport Communication			
	Distance from the facility, km	Name	
Highway, km	38.0	M-10 Gomel – Kobrin	
Republican class highway, km	0.8	P-32 Rechitsa – Loyev	
Airport	85.0	Gomel Airport	
Railway	50.0	Rechitsa station	
Availability of access routes		Available	
Other		Distance from Ukraine ≈ 7 km, from the Russian Federation ≈ 72 km	
3. Infrastructure			
	Distance from the facility, km	Description (power, volume, etc.)	
Electric power supply	0.012	The technical possibility for connecting the plot land to external power supply networks with a maximum capacity of 7.5 kW (1-phase input (220 volts)).	
Heating (heating networks)	—	—	
Potable water	—	—	
Process water	—	—	
Hot water service	—	—	
Boreholes	—	—	
Sewerage	—	—	
Gas supply	—	—	
Other (including adjacent structures: industrial enterprises, raw material base)		—	

#### 4. Contact Information

Contact Person (Position)	Melnik Igor Nikolayevich (Deputy Chairman of the District Executive Committee)
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Site plan

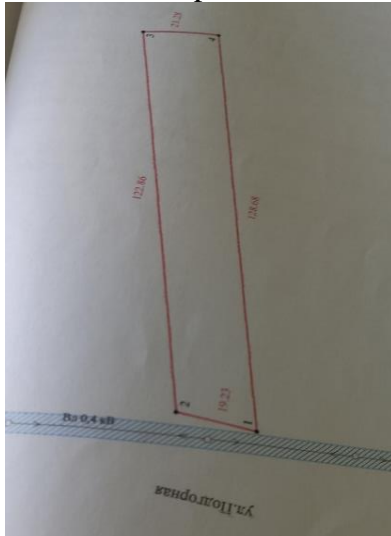
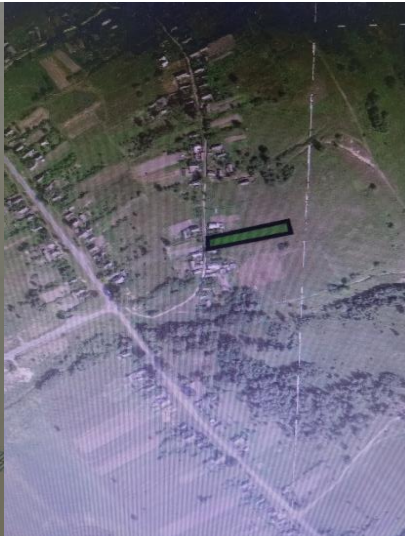


Photo (e.g., Google Maps)



Map