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# READY TO INVEST OPPORTUNITIES IN SRI LANKA



**IT Based  
Development**

Submitted by  
**Government Stakeholders**  
Collated by the BOI

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# IT BASED DEVELOPMENT

EXPERT CITY - COLOMBO 10 LAND



**Colombo 10**

LOCATION



**1 Acre**

LAND EXTENT



**USD 5.5 Mn.**

INDICATIVE VALUE OF LAND

## Project Overview

Adjacent to the popular Trace Expert City which is an innovation centric work space complex, this property has been identified as most suitable for an infrastructure development project targeting to serve the IT sector.

This location benefits from close proximity to Colombo's central bus terminus and the central railway network which will enable significant passenger throughput which is vital in considering the headcount intensive IT services industry.

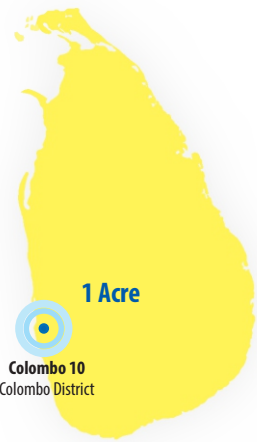
Indicative value of land : USD 5.5 Mn (99 yrs) USD 4 Mn (35 yrs)  
Availability for Development : 2022

## Project/ownership structure

Project company can facilitate potential partnerships with interested parties locally and internationally and it is offered on a 99-year /35-year lease

### Strategic location

Centrally located within Colombo and with easy access to all essential amenities.



## Incentives

### Project incentives:



Government **Tax Concessions**



**Speedy approval process** with the assistance of the UDA



**Readily available basic infrastructure** to the site



**Government assured land tenure security**

