



Ancon Industrial Park (PIA)



- The PIA project has been structured through the Projects in Assets modality in order to transfer to the private sector, through a purchase and sale contract and an investment contract, an area of 1338 hectares; to carry out the design, financing, habilitation, promotion, management, operation and maintenance of a modern space destined to industrial companies of different scales that will operate as a new industrial development pole in the north of Lima. It is aimed at industrial companies looking for modern spaces with the full range of services and the desired connectivity that will allow them to operate under international standards and at very competitive costs.
- **It is estimated that the investment in the project could reach US\$ 750 million, according to information published by PROINVERSION.**
- The services that the PIA will offer to the industrial companies that settle there have been divided into four main categories: basic services (sanitation, energy, and telecommunications), auxiliary services (maintenance, security, cleaning, etc.), advanced services (centralized administration, technological and business development, etc.), and collateral services (truck center).

Modality	Announced
Active Projects	January 18, 2021
Responsible Body	Award Date
Ministry of Production	July 2021

The PIA has a privileged location

- First and only industrial park in the north of Lima. Strategically located between the ports of Chancay (40 km away) and Callao (39 km away).
- Proximity to Jorge Chavez International Airport (33 km).
- Excellent connection with the main transportation routes such as the Pan-American Highway North and Nestor Gambetta Avenue.



Information of the Public Tender

Call addressed to:

- Companies or consortiums, national or foreign, with experience in the development of Real Estate projects in the industrial sector.
- All proponents must demonstrate technical capacity and experience, as well as financial capacity.

Transaction:

- Project in Assets with property transfer contract and investment commitment contract (development of the industrial park).
- The acquirer must pay the price of the land upon signing the contracts.

Competition factor:

- Price of the land offered

Rights and obligations of the purchaser:

- Investment development in phases.
- Construction and operation directly or through third parties.
- Commercialization of lots.
- Industrial land use.
- Availability of basic services.

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