

## **TOURISM DEVELOPMENT SITE 1**

### **NAILEVALEVA**

**Land Name:** Nailevaleva

**Location:** Located on Matanuku, Ravitaki, in Kadavu on the southern side of Kadavu Island which is south of Suva City.

**Distance:** Approximately 45 minutes' drive from Vunisea Government Station where the airport is located.

**Description:** The land is part of Matanuku; a pristine site blessed with white sandy beaches with crystal blue waters.

### **Conditions:**

**Land Area:** Land area: 3.4906 hectares (8.6 acres) subject to survey.

**Term of Lease:** 99 years.

**Premium:** \$215,000 (minimum rate of \$25,000 per acre). A one off payment only.

**Annual Rent:** \$5,000 per annum and subject to review in every five years. From the 6th year the rental shall be based on 3.5% of gross receipts and increase by 0.5% in every 10 years until it reaches 5.5%.

**Reserve Status:** The land is within reserve and will require the majority consents of 60% of members of the landowning unit above the age of 18.

### **Benefit to Landowners:**

LOU shares –optional, not mandatory with consideration to lower premium.

### **Distance:**

Nadi-160 km

Nausori-119 km

Flight Time: 45-50 mins from Nadi International Airport.

### **Amenities (additional information):**

**Water** – Boreholes or desalination plant at the cost of applicant.

**Power** – Solar and generator at the cost of applicant.

**Access** – By boat or sea plane.

# Locality Maps & Photos:

