Ministry of Investment,
industry and trade
of the Republic of Uzbekistan

Investment proposal:
Organization grain processing and flour production

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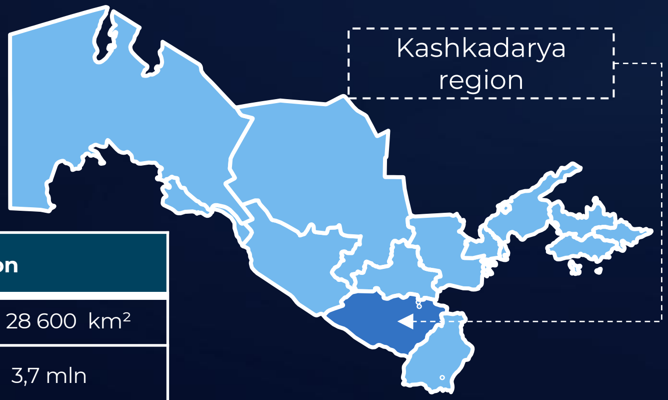
Organization grain processing and flour production

Economic impact:
1. Boosts GDP by generating ~$215M annual revenue at full capacity.
2. Increases foreign currency earnings via 20–25% export share.
2. Creates a stable market for local grain suppliers, strengthening the value chain.
3. Contributes $10–15M annually in taxes and duties.

Social impact:
1. Creates 350–400 direct jobs and numerous indirect jobs.
2. Improves workforce skills in modern production and quality control.
3. Enhances rural incomes through long-term farmer contracts.
4. Strengthens national food security with high-quality flour supply.
5. Supports local infrastructure and community development initiatives.

Location of the project



Kashkadarya region	
Size	28 600 km²
Population	3,7 mln

Project description:

The project aims to establish a modern grain processing and flour production facility in the Kashkadarya Free Economic Zone with a capacity of 500,000 tons of grain per year, producing 450,000 tons of high-quality flour, gluten, protein, and other grain-based products. Utilizing advanced technologies, the plant will serve both domestic and export markets, ensure efficient use of local agricultural resources, and create up to 400 jobs while boosting Uzbekistan's industrial and export potential.

Economic indicators:

Financing: 100 million USD

Area: 60 hectares

Revenue: $215 million/year

ROI: 150-187% over 5 years

NPV: ~ $150 million

IRR: ~25 %

Production Indicators:

1.Grain processing capacity-500,000 tons/year

2.Flour output-450,000 tons/year

Annual volumes:

All purpose flour- 300,000 tons

Premium flour- 100,000 tons

Gluten- 10,000 tons

Protein extract- 5,000 tons

Grain-based products(pasta, semi-finished)- 35,000 tons

Grain processing and flour production chain & product yield

Key production stages

1. **Grain reception & quality control – Inspection, weighing, and laboratory testing of incoming grain.**
2. **Cleaning & conditioning – Removal of impurities and preparation of grain for milling.**
3. **Milling & grinding – Processing grain into flour, gluten, and protein extracts using advanced milling technology.**
4. **Product blending & fortification – Adjusting quality parameters and enriching products as required.**
5. **Packaging & labeling – Automated packing for domestic and export markets.**
6. **Storage & dispatch – Warehousing and distribution to customers and export destinations.**

Product yield breakdown

	Product category	Share of total production	Annual output (tons)	Avg.price($/ton)	Annual revenue ($)
1	All-purpose flour	60%	300 000	400	120
2	Premium flour	20%	100 000	550	55
3	Gluten	2%	10 000	1,500	15
4	Protein extract	1%	5 000	2,000	10
5	Grain-based Products (pasta, etc)	7%	35 000	450	15,7
6	Other Products	10%	~50 000	-	~0.00*
	Total	**100%**	**500,000**	**-**	**215,7**

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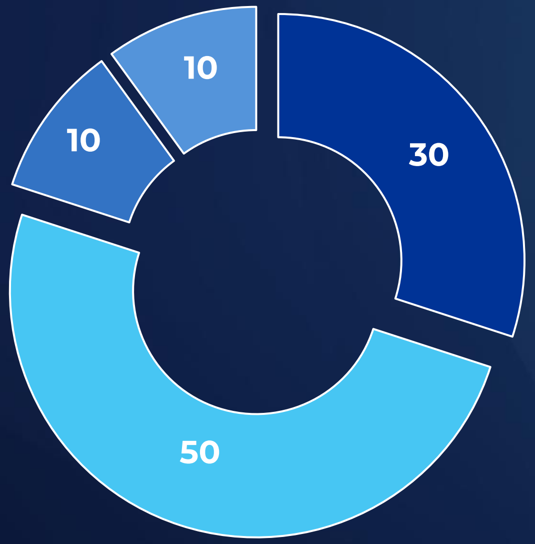
Project expenses

Initial Investment (CAPEX) *(mln dollar)*

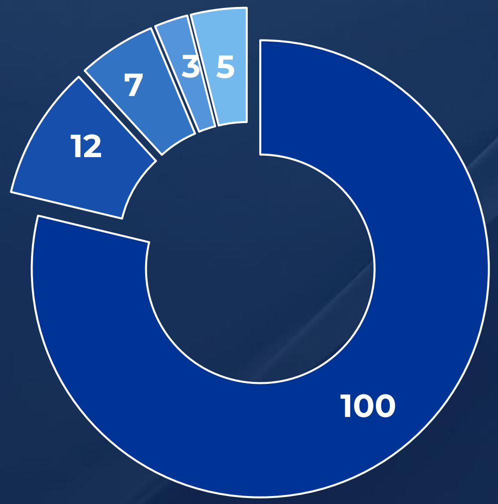
Total CAPEX: **$100 mln**



- Infrastructure
- Equipment
- Renewable Energy
- IT & Automation

Operating Costs (OPEX) *(mln dollar)*

Total OPEX: **$127 mln**



- Raw materials
- Labor
- Utilities, marketing
- Maintenance & Repairs
- Marketing & Logistics

This financial review outlines the comprehensive cost structure and strong profitability of the proposed grain processing and flour products production. It includes estimated initial capital expenditures (CAPEX) and annual operating expenses (OPEX), as well as projected revenue and profit estimates.

Year	Revenue ($M)	Opex ($M)	Net Cash Flow ($M)
1	120	127	-10
2	160	130	20
3	190	133	38
4	210	136	50
5	215	140	52
Total	**895**	**666**	**150**

Annual EBITDA:
= $215 mln - $140 mln
= **$75 mln**

The project's strong profitability forecast is underpinned by efficient operations and high market demand, positioning it as a highly attractive investment.

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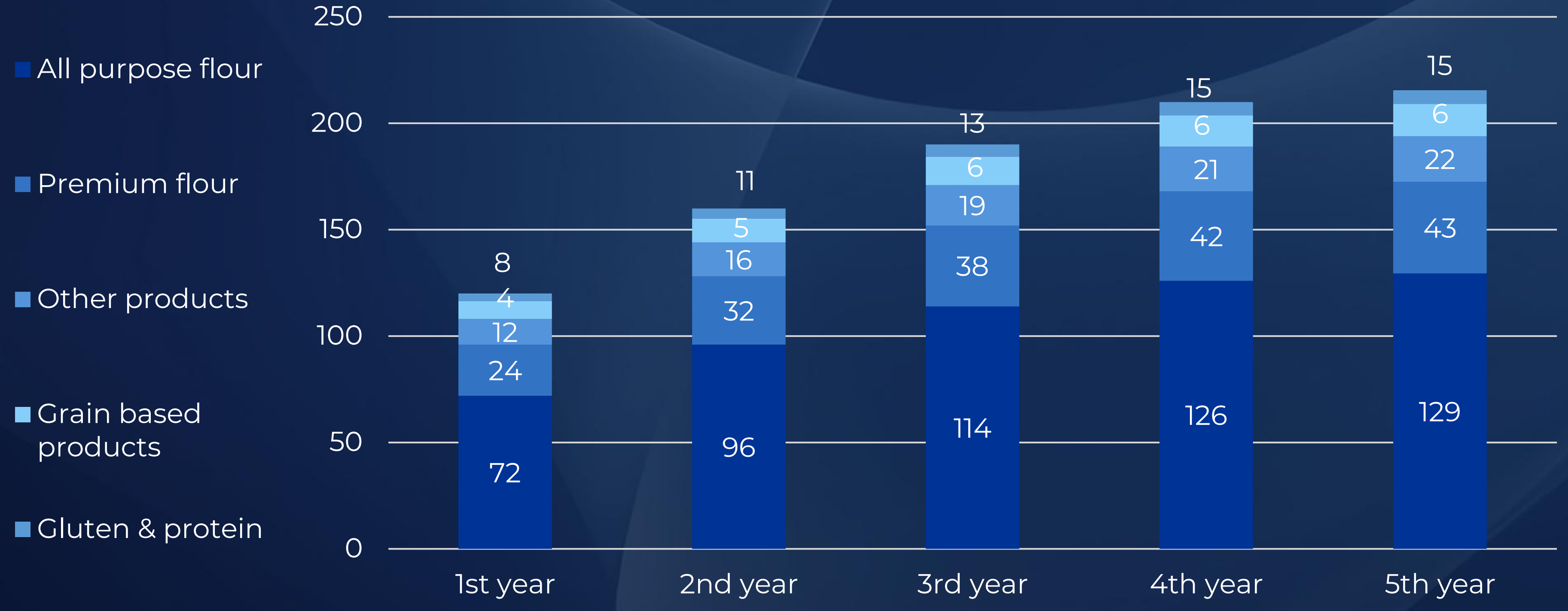
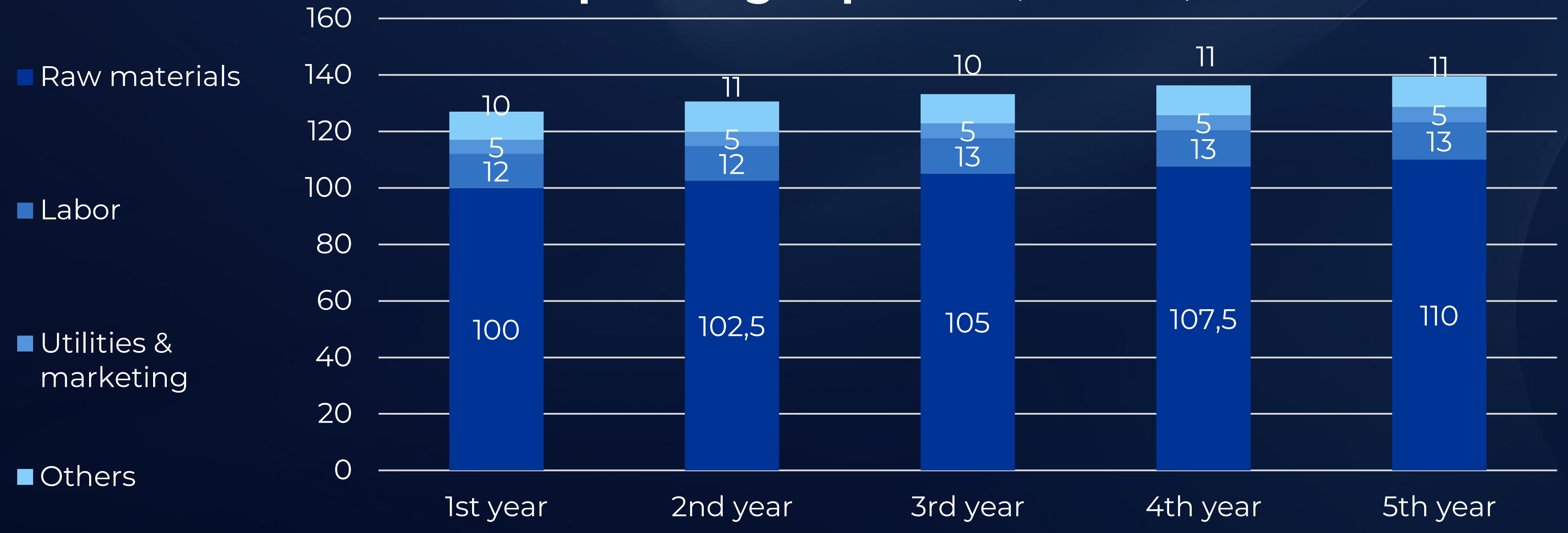
Financial indicators

(5-year projection)

Revenues *(mln dollars)*



Operating expenses *(mln dollars)*



Breakeven: Achieved in year 2-3

Total 5-year cash flow:
$50M after full CAPEX recovery

EBITDA growth:
36% CAGR, reaching $75M by Year 5.

NPV (10% discount rate):
NPV= **$140 million** *(Highly favorable!)*

IRR (Internal rate of return): ≈ **22-25%**

Payback period (PP):
= **4 years**

Profitability index (PI):
=(NPV+CAPEX)/CAPEX=($140M+$100M)/ $100M= **2,4**