



TINAPA
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FREE ZONE & RESORT

...Africa's premier business Resort

INVESTMENT OPPORTUNITIES



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ABOUT TINAPA FREE TRADE ZONE AND RESORT

Tinapa is an exceptional Business Resort in Africa, situated in Nigeria's Cross River State. It's the only Retail, Leisure, and Tourism-based Free Trade Zone in Nigeria that is licensed under the Nigeria Export Processing Zones Authority (NEPZA) Act No.63 of 1992 as amended.

The Resort, initially launched as a Public-Private Partnership initiative, covers 256 hectares of land and was inaugurated on April 2, 2007, by the former Nigerian President, Chief Olusegun Obasanjo.

Tinapa provides a world-class, integrated platform with top-notch facilities, components, and a well-furnished regulatory framework backed by the Federal Government of Nigeria (FGN). This makes it a perfect hub for innovative businesses in various sectors, including leisure, entertainment, light manufacturing, packaging, warehousing, retail, wholesale, and more.

At Tinapa, we are open to listening to your unique business ideas, no matter how out-of-the-box they may seem. Get in touch with us today.



OUR VISION

To become the premier destination for leisure, commerce, and innovation, recognized globally for its unparalleled amenities, sustainable practices, and commitment to fostering economic growth and community development.



OUR MISSION

Our mission is to create an integrated hub that seamlessly blends leisure, tourism, and commerce, offering a unique and vibrant experience for visitors and businesses alike.

We are dedicated to providing world-class facilities, exceptional services, and opportunities for growth and prosperity, while preserving our natural environment and enriching the lives of our stakeholders and the communities we serve.

From the General Manager's Desk



I am delighted to welcome you to Tinapa Free Zone & Resort, Calabar, Nigeria, where innovation meets opportunity. Here, we provide an exceptional business and leisure environment designed to inspire growth and success.

Tinapa is more than a destination; it is a beacon of economic innovation and development, embodying the aspirations of Cross River State to create a dynamic ecosystem that empowers businesses and investors.

Our state-of-the-art facilities, tax incentives, streamlined regulatory framework, and strategic location offer a gateway to unparalleled opportunities, lowering costs and enhancing profits. Whether you're a budding entrepreneur or a seasoned investor, Tinapa Free Zone & Resort is the ideal platform to turn your visions into reality.

Join our vibrant community where possibilities are limitless, and success is a shared journey. Seize the opportunity to be part of Tinapa's remarkable story.

Warm regards

Francis Ekom, Ph.D
General Manager
Tinapa Free Zone & Resort

INCENTIVES & THE TINAPA ADVANTAGE

Suffice it to say that locating within the Tinapa Free Zone & Resort automatically confers certain advantages which have been strategically designed to lower your costs and increase your profits.

Tinapa's regulatory framework and the Nigerian Free Zone Law offer various incentives such as complete tax holiday, one-stop approvals, duty-free importation, permission to sell 100% of goods in Nigeria, foreign ownership, repatriation of capital and profits, waiver on expatriate quotas, prohibition of strikes, and free rent for up to one year.

Other benefits include no overtime cargo/seizures, no demurrage, on-site examination of imports, legal importation of prohibited goods, and freedom to re-export without additional charges.





Investment Opportunities

TINAPA, still Nigeria's only retail, leisure, and entertainment-based free zone, Tinapa has evolved into a dynamic hub brimming with a diverse array of opportunities for private sector investments.

Nestled in the heart of Cross River State, Tinapa Free Zone & Resort seamlessly blends world-class amenities, breathtaking landscapes, and vibrant cultural experiences, making it an ideal destination for investors and tourists alike.

Imagine a place where cutting-edge entertainment complexes stand alongside luxurious accommodations, advanced business facilities, and eco-friendly initiatives.

Tinapa is poised to become a beacon of economic development and a magnet for international investors. Whether you seek to innovate in hospitality, technology, healthcare. Light manufacturing or trade, Tinapa provides the perfect platform to realize your vision.

Discover the vast potential of Tinapa Free Zone & Resort and explore the exceptional investment opportunities.



1. **Theme Parks/ Family entertainment Centres:**
Develop vibrant and diverse entertainment complexes catering to all age groups with thrilling rides, interactive exhibits, and immersive experiences
2. **Renovation and Operation of the Tinapa Lakeside Hotel:**
Transform and manage the picturesque Tinapa Lakeside Hotel into a premier destination offering luxury accommodations and exceptional service.
3. **Exclusive Casino, Lounge, and Nightclub:**
Create an upscale, sophisticated venue featuring a high-end casino, stylish lounge, and dynamic nightclub, offering premier nightlife and entertainment experiences.
4. **World-Class Health and Wellness Centre:**
Establish a state-of-the-art health and wellness retreat providing comprehensive services, including spa treatments, fitness programs, and holistic therapies for ultimate relaxation and rejuvenation

5. Digital, SD/Virtual Cinemas:

Introduce cutting-edge cinemas equipped with the latest technology to deliver immersive SD and virtual reality movie experiences that captivate audiences.

6. Light Manufacturing & Packaging:

Establish and operate facilities for the efficient production, manufacture and packaging of consumer goods, electronics, textiles, and food items, leveraging Tinapa's modern infrastructure and strategic location to optimize logistics and market access.

7. Green Energy Solutions:

Invest in renewable energy projects to provide sustainable energy solutions for the resort and surrounding areas. Beyond this, Tinapa welcomes the possibility of developing a renewable energy manufacturing hub within the Zone

8. Business and Financial Support Services/Offshore Banking:

Offer robust business and financial services, including off-shore banking, to support the needs of international investors and enterprises.





9. Trade, Warehousing, and Logistics:

Develop a strategic hub for trade, warehousing, and logistics, facilitating efficient supply chain management and distribution services within and beyond the region.

10. Tinapa Film Production Studio/Media City:

Establish a comprehensive film production studio and media city, providing top-tier facilities and services to support the creation of world-class media content.

11. Restoration of Lake Tinapa and Recreational Activities:

Revitalize Lake Tinapa and offer a variety of recreational activities, including huts for fishing, water sports, boating, and kayaking, creating a vibrant leisure destination.

12. Food Courts:

Develop diverse food courts featuring an array of culinary delights, from local specialties to international cuisine, ensuring a delightful dining experience for visitors.

- 13. Intra/Inter Resort Transportation:**
Implement an efficient transportation network within and between resorts, enhancing accessibility and convenience for guests.
- 14. Tinapa Monorail Restoration and Operation:**
Restore and operate the Tinapa Monorail, providing a seamless and scenic connection between Tinapa and the Calabar International Conference Centre (CICC).
- 15. Establishment and Operation of a Tinapa Beach Club:**
Create an exclusive beach club offering luxurious amenities, water sports, and entertainment, making it a prime destination for relaxation and social gatherings. Docking facilities, yacht rentals, and water-based activities for boating enthusiasts should be available.
- 16. Event Production, Tour Operation, and Guiding Services:**
Organize and manage high-quality events, tours, and guiding services to enrich the visitor experience and showcase the region's unique attractions.





- 17. Export-Oriented Processing and Commodity Export Centre:**
Develop a facility focused on processing and exporting local commodities, fostering economic growth and promoting international trade.
- 18. Luxury Residential Villas and Apartments:**
Develop high-end residential properties, including villas and serviced apartments, providing luxurious living options for long-term visitors, executives, and expatriates.
- 19. Conference and Exhibition Centers:**
Build state-of-the-art conference and exhibition centers equipped with modern facilities to host international conferences, trade shows, and business events.
- 20. Customs Bonded Terminal:**
Establish and operate a customs bonded terminal to facilitate efficient import and export operations. This facility would provide secure storage for goods under customs control, ensuring that customs duties and taxes are only paid when the goods are released for local consumption. It would streamline logistics, reduce costs, and enhance the efficiency of international trade operations within the resort.



21. Retail and Fashion Outlets:

Create a luxury retail complex featuring high end brands, designer boutiques, and duty-free shops to attract affluent shoppers.

22. Cultural and Heritage Center:

Establish a center dedicated to showcasing the local culture, art, and history, including museums, galleries, and performance spaces.

23. Eco-Tourism and Nature Trails:

Develop eco-friendly tourism initiatives, including guided nature trails, wildlife sanctuaries, and conservation projects to attract environmentally conscious travelers.

24. Educational Institutions and Training Centers:

Set up international schools, universities, and vocational training centers to provide world-class education and professional development opportunities.



25. Sports Complex and Facilities:

Build a comprehensive sports complex with facilities for various sports such as tennis, golf, swimming, and football, including stadiums and training academies.

26. Medical Tourism Facilities:

Develop specialized medical facilities offering advanced treatments and surgeries, attracting international patients seeking high-quality healthcare services.

27. Luxury Spa and Retreat Centers:

Create exclusive spa retreats offering luxury wellness services, holistic therapies, and relaxation programs set in serene natural surroundings.

28. Adventure and Extreme Sports Park:

Develop a park dedicated to adventure and extreme sports, including zip-lining, rock climbing, bungee jumping, and off road biking.

29. Agriculture and Agri-Tourism:

Invest in sustainable agriculture projects and create agri-tourism experiences, allowing visitors to engage in farm activities and learn about local farming practices.

30. Artisanal Craft Markets and Workshops:

Establish markets and workshops where local artisans can create and sell handmade crafts, promoting local culture and providing unique shopping experiences.

31. High-Tech Research and Development Hub:

Develop a technology park or R&D hub to attract tech companies and startups, fostering innovation and technological advancements in the region.

32. Every other innovative Business idea:

Tinapa looks forward to hosting innovative, industry disrupting business start-ups from around the world provided they conform to the Free Zone Regulatory Framework

