



BUSINESS PLAN

**FOR PROPOSED HOTEL AT
PLOT NO. 47/1 AND 47/2 BLOCK II
WITHIN ARUSHA CITY COUNCIL
PHASES I, II, III, IV & V
F/Y 2024 – F/Y 2034**

**BUSINESS PROMOTER
MACHARE GENERAL SUPPLIES LIMITED
P. O. BOX 16054 - ARUSHA**

**PREPARED BY:
ADM INTERNATIONAL BUSINESS
AND MANAGEMENT CONSULTANTS
LIMITED
P. O. BOX 7392
ARUSHA**

**PICTORIAL PRESENTATION
OF THE HOTEL**



TABLE OF CONTENTS

S/NO	PARTICULARS	PARA
1	Executive Summary	1.0
2	Background Information	2.0
	- Legal Structure	2.0.1
	- Project Concept	2.0.2
	- Project Ownership	2.0.3
3	The Investment	3.0
	- The Project	3.0.1
4	Justification Of The Project (Why This Project)	4.0
	- Trade Policy	4.0.1
	- Tourism Policy	4.0.2
	- Wildlife Policy	4.0.3
	- Investment Policy Of Oct. 1997	4.0.4
	- Investment Act	4.0.5
	- Environment Act	4.0.6
	- The Role Of Private Sector In Tanzania	4.0.7
	- The Role Of Private Sector To The City Of Arusha	4.0.8
	- Tourism Sector To The National Economy	4.0.9
5	Marketing Analysis	5.0
	- SWOT Analysis	5.0.1
	- Strength	5.0.2
	- Weakness	5.0.3
	- Opportunities	5.0.4
	- Threats	5.0.5
6	Marketing Structure	6.0
7	Projected Cost And Revenue Projections	7.0
	- The Investment Pattern	7.0.1
	- Projected Cash Flow	7.0.2
	- Projected Profit & Loss Statement	7.0.3
	- Room	7.0.3.1
	- Food Dept.	7.0.3.2
	- Beverage Dept.	7.0.3.3

- Misc. Income	7.0.3.4
- Projected Balance Sheet	7.0.3.5
- Depreciation Schedule	7.0.3.6
- Business Ratios	7.0.3.7
- Internal Rate Of Return	7.0.3.8
8 Professional Opinion	8.0
- Economic Consideration	8.0.1
- Social Benefits	8.0.2
- Key Multiply Effects	8.0.3
9 Conclusion	9.0

LIST OF APPENDIXES

S/NO	PARTICULARS	APPENDIX NO
1	Project Cost	1
2	Revenue Calculations	2
3	Projected Profit & Loss Statement	3
4	Projected Cashflow Statement	4
5	Loan Amortization	5
6	Loan Repayment Schedule	6
7	Projected Balance Sheet	7
8	Depreciation Schedule	8
9	Business Ratios	9
10	Internal Rate of Return	10

LEGAL DOCUMENTS

S/NO	PARTICULARS	ANNEXURE NO
1	Memorandum and Articles of Association	1
2	Certificate of Incorporation	2
3	Tax Identification Number	3
4	TALA Licence	4
5	Business Licence	5
6	Land Documents	6
7	Board Resolution	7
8	Bank Statement	8
9	Change of User and Building Permit	9

1.0 EXECUTIVE SUMMARY

The Directors cum shareholders of the company have resolved and agreed now to operate the project as planned this is so after they received a letter of offer from TFS and a successful meeting which were held at TFS Head Office – this is a detailed business plan which addressed cost and revenue expected, cash inlay and cash outlay together with all related key legal and administrative documents.

2.0 BACKGROUND INFORMATION

2.0.1 LEGAL STRUCTURE

The company is operating legally to approve this basic fact we have taken trouble to annex the follow key legal and administrative documents:

- Memorandum and articles of association
- Certificate of incorporation
- Tax identification number
- Land documents plus application letter of building permit and change of user
- Application and registration fees of environment impact assessment report
- Board resolution bank reference (statement among others)

Note: There are other key documents which will be applied when the hotel will be in full operations namely TALA licence and business licence

2.0.2 PROJECTED CONCEPT

A serious and professional study based on the feasibility study report have made the directors of the company to construct state of the art hotel which will be linked with skyline project and to support TFS the Directors cum Promoters have applied to the registrar (treasury) in order to operate also the now dilapidated Mkumbara Saw Mill this approach will assist TFS to have a ready market of their project – timber logs.

2.0.3 PROJECT OWNERSHIP

The ownership of this company is owned wholly by Tanzanian. We have taken trouble to annex the Memorandum and Articles of Association both for your records and necessary action.

3.0 THE INVESTMENT

Total investment costs of the whole project in phases has been projected to cost 10,209,250,000 it has been planned that 60% of the project cost will be sourced from financial institution and the rest will be equity contribution.

4.0 JUSTIFICATION OF THE PROJECT (WHY THIS PROJECT)

4.0.1 TRADE POLICY

Trade Policy of Tanzania among others it encourages local and foreign investors to trade professionally, profitably sustainably but legally the promoters of this project are aware of all this and they have equipped themselves to trade in conformity to this policy.

4.0.2 TOURISM POLICY

As it has been the case with Trade Policy Tourism Policy encourage both local and foreign companies to equip themselves by constructing state of the art hotel as currently in the northern zone bed occupancy does not reconcile with number of visitors. This company plan to cover this gap.

4.0.3 WILDLIFE POLICY

Wildlife Policy is all about taking care of wildlife due to the basic fact that the hotel will be constructed in the heart of Arusha it has been resolved to have official brief to any group which will be staying at the hotel before takeoff to national parks this approach will assist the would be tourists to abide and comply to the wildlife policy.

4.0.4 INVESTMENT POLICY OF OCTOBER 1997

The policy have set details of how one is supposed to apply for certificate of incentive – The company is aware of all this, thus why this project document is presented to your good office in order to apply for certificate of incentive in conformity to the Investment Policy of October 1997.

4.0.5 INVESTMENT ACT

The act is officially directing the would be investors what key legal documents one is supposed to annex in order to apply for certificate of incentive, the promoters of this project have got all key legal and administrative documents.

4.0.6 ENVIRONMENT ACT AND ITS POLICY

The promoters of this project are aware of both the environment policy and its act thus why they have through our firm applied the project to be registered in order to secure environment impact assessment report.

4.0.7 THE ROLE OF PRIVATE SECTOR IN TANZANIA

In Tanzania private sector is termed as the engine of growth this being the case this project need to be supported encouraged and financed to the advantage of National Economy.

4.0.8 THE ROLE OF PRIVATE SECTOR TO THE CITY OF ARUSHA

Once this hotel will be operational a lot of both social and economic issues will be taped this includes creation of employment of Arushans technology transfer and other related benefits City Council in this case will be the first Government institution to benefit.

4.0.9 TOURISM SECTOR TO THE NATIONAL ECONOMY

Tourism is the third major contributor to the National GDP – agriculture is among leading sector in this respect. These basic facts justify the project to be implemented. (Annexed data and statistics tells it all).

5.0 MARKET ANALYSIS

5.0.1 SWOT ANALYSIS

Any promoter who is serious with his or her investment need to conduct SWOT analysis professionally. The directors have done all this and their analysis have proved the following basic facts:-

STRENGTH

Strength of this project includes that of trained human resource capital to be employed policies and laws of investment and indeed National Economy trend of events.

WEAKNESS

Cash inlay and cash outlay have got a deficit to diffuse this, the promoters will seek financial support from financial institution.

OPPORTUNITIES

Data and statistics connected to tourism arrivals both that of TANAPA and Ngorongoro Conservation prove the basic fact that a lot of tourists

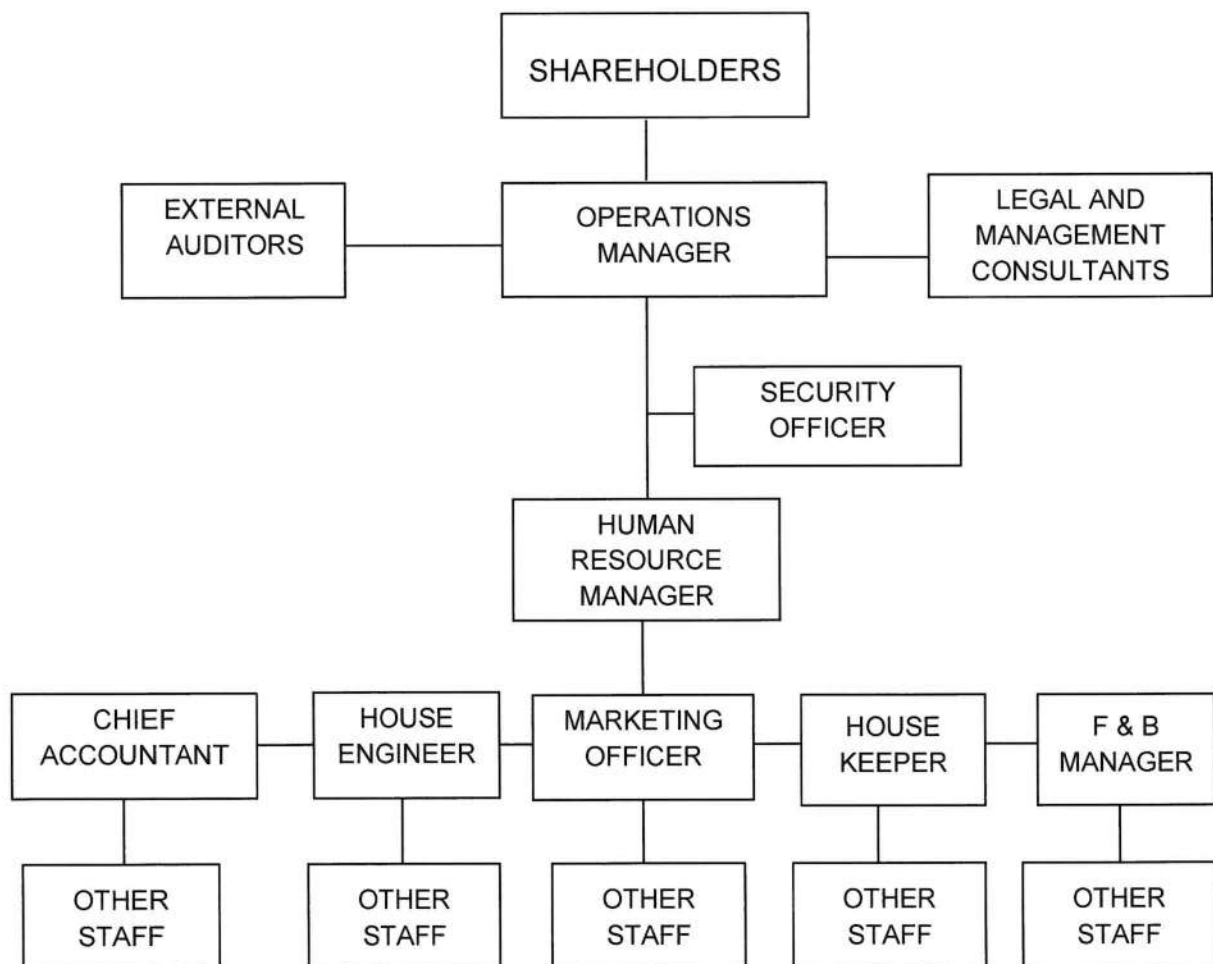
and other visitors in Arusha will meet a ready market once this project will be in full operation.

5.0.5 THREATS

Hospitality industry in Tanzania is the main source of generating foreign exchange if only foreigners will be allowed to invest in this sector the National will loose a lot of forex to the disadvantage of National Economy.

6.0 MARKETING STRUCTURE

The company will be professionally guided by well motivated staff the same will follow the following lien of authority



NOTE: In order to apply professional marketing tactics the company will be guided also with a well versed accounting manual and that of management which is a product of a detailed strategic plan of the company.

7.0 PROJECTED COST AND REVENUE PROJECTIONS

7.0.1 THE INVESTMENT

Total investment cost is as per details under Appendix 1

7.0.2 PROJECTED CASHFLOW AND REVENUE CALCULATION

All these details are as per Appendix 2 & 4

7.0.3 PROJECTED PROFIT & LOSS STATEMENT

A detailed analysis of projected profit & loss statement is as per Appendix 3.

7.0.4 LOAN AMORTIZATION

Due to the fact that the company is expected to apply for term loan a detailed loan amortization has been computed to prove that the company will be able to pay principal amount and related interest (Refer Appendix 5)

7.0.5 PROJECTED BALANCE SHEET

To prove parameters of assets and liabilities structure a detailed balance sheet has been computed details of the same are as per Appendix 6.

7.0.6 DEPRECIATION SCHEDULE BUSINESS RATIOS & INTERNAL RATE OF RETURN

Computations of business ratios internal rate of return together with depreciation schedule of the would be fixed assets are as per Appendixes 7, 8 & 9 respectively.

8.0 PROFESSIONAL OPINION

8.0.1 ECONOMIC CONSIDERATION

The project will pay taxes together with related statutory returns, the project will generate forex all these issues have got positive impact to the National Economy

8.0.2 SOCIAL BENEFITS

A lot of employment will be created a lot of technology transfer will be taped together with other related spiral over issues e.g. ready market to farmers, vendors, e.t.c all this have got positive social impact not only to the people of Arusha but also to the Nation.

8.0.3 KEY MULTIPLY EFFECTS

A number of multiply effects will be taped diagrammatic presentation of all this are illustrated under Exhibit 1 & 2 in this Business Plan.

9.0 CONCLUSION

The project is viable profitable, legal sustainable and with a lot of forward and backward linkage not only to the people of Arusha but also to the nation we thus recommend the project to be registered with TIC and issued certificate of incentive and we so declare.

MACHARE GENERAL SUPPLIES LTD

HOTEL PROJECT COST

MACHARE GENERAL SUPPLIES LTD
HOTEL PROJECT
PROJECT COST

S/No	Item	Qty	Unit Cost	Total cost
1	Land & Buildings	1		
	a) Land	1	3,500,000,000.00	3,500,000,000.00
	b) Buildings	1	6,500,000,000.00	6,500,000,000.00
			Sub-total	10,000,000,000.00
2	Vehicles			
	a) Coaster Mini Bus	2	35,000,000.00	70,000,000.00
	b) D/Cabin Pick Up	1	30,000,000.00	30,000,000.00
	a) Van (for purchases)	1	25,000,000.00	25,000,000.00
			Sub-total	125,000,000.00
3	Equipment			
	a) Kitchen equipment & crockery	Lumpsum	30,000,000.00	30,000,000.00
	b) Standby generator	1	15,000,000.00	15,000,000.00
			Sub-total	45,000,000.00
4	Furniture & Fittings	Lumpsum	35,000,000.00	35,000,000.00
5	Computers & eletr eqpmt			
	a) Desktop computer	1	800,000.00	800,000.00
	b) Laptops	2	1,200,000.00	2,400,000.00
	c) Printers	3	350,000.00	1,050,000.00
			Sub-total	4,250,000.00
			Total Cost	10,209,250,000.00
			Financed by:	
			Loan (60%)	6,125,550,000.00
			Equity (40%)	4,083,700,000.00

MACHARE GENERAL SUPPLIES LTD

REVENUE CALCULATIONS

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
REVENUE CALCULATION**

	Bed capacity	Occupancy (%)	Bed nights	Rate/ bed night US\$	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
(1) Presidential Suites (2)														
(a) Jan - March (Mid-High season)	182	70	127	300	38,100.00	38,862.00	39,640.00	40,430.00	41,340.00	42,165.00	43,010.00	43,870.00	44,475.00	45,365.00
(b) April - June (Low season)	182	40	73	200	14,600.00	14,892.00	15,190.00	15,490.00	15,800.00	16,115.00	16,435.00	16,760.00	17,095.00	17,435.00
(c) July - Sept (High season)	184	80	129	400	51,600.00	52,632.00	53,685.00	54,560.00	55,650.00	56,765.00	57,900.00	59,000.00	60,180.00	61,380.00
(d) Oct - Dec (Mid-high)	184	70	129	300	38,700.00	39,474.00	40,260.00	41,065.00	41,885.00	42,720.00	43,575.00	44,450.00	45,340.00	46,245.00
				Sub-total (US)	143,000.00	145,860.00	148,775.00	151,545.00	154,675.00	157,765.00	160,920.00	164,080.00	167,090.00	170,425.00
				Exchange rate	2,600.00	2,600.00	2,600.00	2,652.00	2,650.00	2,650.00	2,675.00	2,675.00	2,675.00	2,675.00
				Sub-total (TZS)	371,800,000.00	379,236,000.00	386,815,000.00	394,551,300.00	409,888,750.00	418,077,250.00	430,461,000.00	438,914,000.00	446,965,750.00	455,886,875.00
(2) Executive Suites (10)														
(a) Jan - March (Mid-High Season)	910	70	637	200.00	127,400.00	129,948.00	132,545.00	135,190.00	137,890.00	140,650.00	143,463.00	146,330.00	149,255.00	152,240.00
(b) April - June (Low Season)	910	40	637	150.00	95,550.00	97,461.00	99,410.00	101,400.00	103,430.00	105,500.00	107,610.00	109,700.00	111,895.00	114,130.00
(c) June - Sept (High Season)	920	80	644	250.00	161,000.00	164,220.00	167,500.00	170,850.00	174,265.00	177,750.00	181,305.00	184,930.00	188,630.00	192,400.00
(d) Oct - Dec (Mid-High)	920	70	644	200.00	128,800.00	131,376.00	134,000.00	136,680.00	138,415.00	141,185.00	144,000.00	146,880.00	149,815.00	152,800.00
				Sub-total (US)	512,750.00	523,005.00	533,455.00	544,120.00	554,000.00	565,085.00	576,378.00	587,900.00	599,595.00	611,570.00
				Exchange rate	2,600.00	2,600.00	2,600.00	2,650.00	2,650.00	2,650.00	2,675.00	2,675.00	2,675.00	2,675.00
				Sub-total (TZS) '000	1,333,150,000.00	1,359,813,000.00	1,386,983,000.00	1,441,918,000.00	1,468,100,000.00	1,497,475,250.00	1,541,811,150.00	1,572,632,500.00	1,603,916,625.00	1,635,949,750.00
(3) Standard Rooms (88)														
(a) Jan - March (Mid-High season)	8,008.00	70	5,605.60	100	560,560.00	571,770.00	583,200.00	594,864.00	606,760.00	618,895.00	631,270.00	643,895.00	656,700.00	669,834.00
(b) April - June (Low season)	8,009.00	40	3,203.60	75	240,270.00	245,000.00	249,900.00	254,898.00	259,995.00	265,195.00	269,500.00	274,000.00	278,700.00	283,500.00
(c) June - Sept (High season)	8,096.00	80	5,667.20	175	991,760.00	1,011,600.00	1,031,830.00	1,052,460.00	1,073,510.00	1,094,980.00	1,116,880.00	1,139,217.00	1,162,000.00	1,185,340.00
(d) Oct - Dec (Mid-high)	8,008.00	70	5,605.60	100	560,560.00	571,700.00	583,130.00	594,760.00	606,665.00	618,800.00	631,176.00	643,800.00	656,676.00	669,810.00
				Sub-total (US)	2,353,150.00	2,400,070.00	2,448,060.00	2,496,982.00	2,546,930.00	2,597,870.00	2,649,826.00	2,698,920.00	2,750,000.00	2,801,900.00
				Exchange rate	2,600.00	2,600.00	2,600.00	2,650.00	2,650.00	2,650.00	2,675.00	2,675.00	2,675.00	2,675.00
				Sub-total (TZS)	6,118,190,000.00	6,240,182,000.00	6,364,956,000.00	6,617,002,300.00	6,749,364,500.00	6,919,355,500.00	7,115,434,550.00	7,341,850.00	7,598,300.00	7,877,582,500.00
				Grand Total TZS	7,823,140,000.00	7,979,231,000.00	8,138,754,000.00	8,453,471,600.00	8,627,353,250.00	8,834,908,000.00	9,114,440,675.00	9,363,288,350.00	9,614,440,675.00	9,877,419,125.00

MACHARE GENERAL SUPPLIES LTD
PROJECTED PROFIT & LOSS STATEMENT

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
PROFIT & LOSS ACCOUNT**

In TZ

	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
Income										
From accommodation	7,823,140,000.00	7,979,231,000.00	8,138,754,000.00	8,453,471,600.00	8,627,353,250.00	8,534,908,000.00	8,787,706,700.00	8,963,288,350.00	9,141,440,675.00	9,319,419,125.00
From meals	156,462,800.00	159,584,620.00	162,775,080.00	169,069,432.00	172,547,065.00	170,698,160.00	175,754,134.00	179,265,767.00	182,828,813.50	186,388,382.50
From beverages	101,700,820.00	103,730,003.00	105,803,802.00	109,895,130.80	112,155,592.25	110,953,804.00	114,240,187.10	116,522,748.55	118,838,728.78	121,152,448.63
Miscellaneous income	54,761,980.00	55,854,617.00	56,971,278.00	59,174,301.20	60,391,472.75	59,744,356.00	61,513,946.90	62,743,018.45	63,990,084.73	65,235,933.88
Total Income	8,081,303,620.00	8,242,545,623.00	8,407,332,882.00	8,732,436,162.80	8,912,055,907.25	8,816,559,964.00	9,077,701,021.10	9,259,076,865.55	9,443,108,217.28	9,626,959,956.13
Cost of Sales										
Accommodation	323,252,144.80	329,701,824.92	336,293,315.28	349,297,446.51	356,482,236.29	352,662,398.56	363,108,040.84	370,363,074.62	377,724,328.69	385,078,398.25
Meals	1,212,195,543.00	1,236,381,843.45	1,261,099,932.30	1,309,865,424.42	1,336,808,386.09	1,322,483,994.60	1,361,655,153.17	1,388,861,529.83	1,416,466,232.59	1,444,043,993.42
Beverages	2,020,325,905.00	2,060,636,405.75	2,101,833,220.50	2,183,109,040.70	2,228,013,976.81	2,204,139,991.00	2,269,425,255.28	2,314,769,216.39	2,360,777,054.32	2,406,739,989.03
Total Cost of Sales	3,555,773,592.80	3,626,720,074.12	3,699,226,468.08	3,842,271,911.63	3,921,304,599.19	3,879,286,384.16	3,994,188,449.28	4,073,993,820.84	4,154,967,615.60	4,235,862,380.70
Gross Margin	4,525,530,027.20	4,615,825,548.88	4,708,106,413.92	4,890,164,251.17	4,990,751,308.06	4,937,273,579.84	5,083,512,571.82	5,185,083,044.71	5,288,140,601.67	5,391,097,575.43
Operational expenses										
Director's fees	60,000,000.00	60,000,000.00	60,000,000.00	72,000,000.00	72,000,000.00	72,000,000.00	86,400,000.00	86,400,000.00	86,400,000.00	86,400,000.00
Salaries & wages	236,960,000.00	236,960,000.00	236,960,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00
Motor vehicle running	92,884,000.00	92,884,000.00	97,172,000.00	97,172,000.00	97,180,000.00	97,180,000.00	97,180,000.00	98,398,000.00	99,237,800.00	100,237,800.00
Business license fees	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00
TALA Licence	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00
Printing & stationery	3,160,000.00	3,160,000.00	3,160,000.00	3,160,000.00	3,160,000.00	4,740,000.00	7,110,000.00	10,665,000.00	15,997,500.00	23,996,250.00
Communications	6,000,000.00	6,000,000.00	7,200,000.00	7,200,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00
Legal fees	6,000,000.00	6,000,000.00	7,200,000.00	7,200,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00
Audit fees	3,000,000.00	3,000,000.00	3,600,000.00	3,600,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00
Marketing & Publicity	120,000,000.00	126,000,000.00	132,300,000.00	138,915,000.00	145,860,750.00	153,153,787.50	160,811,476.88	168,852,050.72	177,294,653.25	186,159,385.92
Board Meeting expenses	28,800,000.00	28,800,000.00	29,000,000.00	29,000,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00
Depreciation	542,843,750.00	508,183,719.00	457,966,293.00	448,744,554.00	423,334,679.00	399,891,461.00	396,210,857.00	374,846,879.00	348,666,913.00	328,407,172.00
Interest expenses	410,713,603.00	408,607,040.00	403,505,925.00	380,633,557.00	379,323,725.00	370,244,510.00	365,170,585.00	363,102,615.00	362,607,040.00	360,118,155.00
Total operating expenses	1,519,071,353.00	1,488,304,759.00	1,446,774,218.00	1,501,775,111.00	1,483,909,154.00	1,460,259,758.50	1,475,932,918.88	1,465,314,544.72	1,453,253,906.25	1,448,368,762.92
Profit before tax	6,562,232,267.00	6,754,240,864.00	6,960,558,664.00	7,230,661,051.80	7,428,146,753.25	7,356,300,205.50	7,601,768,102.23	7,793,762,320.83	7,989,854,311.02	8,178,591,193.21
Corporate tax (30%)	1,968,669,680.10	2,026,272,259.20	2,088,167,599.20	2,169,198,315.54	2,228,444,025.98	2,206,890,061.65	2,280,530,430.67	2,338,128,696.25	2,396,956,293.31	2,453,577,357.96

**MACHARE GENERAL SUPPLIES LTD
PROJECTED CASHFLOW STATEMENT**

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
PROJECTED CASH FLOW STATEMENT**

	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
Cash inflow										
Opening balance	-	1,354,387,967.00	2,743,322,884.00	4,166,750,872.00	5,630,635,728.00	7,132,055,409.00	8,608,411,409.00	10,142,984,581.00	11,710,899,828.00	13,309,424,461.00
Sales	8,081,303,620.00	8,242,545,623.00	8,407,332,882.00	8,732,436,162.80	8,912,055,907.25	8,816,559,964.00	9,077,701,021.10	9,259,076,865.55	9,443,108,217.28	9,626,959,956.13
Total Inflow	8,081,303,620.00	9,596,933,590.00	11,150,655,766.00	12,899,187,034.80	14,542,691,635.25	15,948,615,373.00	17,686,112,430.10	19,402,061,446.55	21,154,008,045.28	22,936,384,417.13
Cash Outflow										
Cost of sales	3,555,773,592.80	3,626,720,074.12	3,699,226,468.08	3,842,271,911.63	3,921,304,599.19	3,879,286,384.16	3,994,188,449.28	4,073,993,820.84	4,154,967,615.60	4,235,862,380.70
Director's fees	60,000,000.00	60,000,000.00	60,000,000.00	72,000,000.00	72,000,000.00	72,000,000.00	86,400,000.00	86,400,000.00	86,400,000.00	86,400,000.00
Salaries & wages	236,960,000.00	236,960,000.00	236,960,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00	305,440,000.00
Motor vehicle running	92,884,000.00	92,884,000.00	97,172,000.00	97,172,000.00	97,180,000.00	97,180,000.00	97,180,000.00	98,398,000.00	99,237,800.00	100,237,800.00
Business license fees	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00	3,510,000.00
TALA Licence	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00	5,200,000.00
Printing & stationery	3,160,000.00	3,160,000.00	3,160,000.00	3,160,000.00	3,160,000.00	4,740,000.00	7,110,000.00	10,665,000.00	15,997,500.00	23,996,250.00
Communications	6,000,000.00	6,000,000.00	7,200,000.00	7,200,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00	8,000,000.00
Legal fees	6,000,000.00	6,000,000.00	7,200,000.00	7,200,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00	7,500,000.00
Audit fees	3,000,000.00	3,000,000.00	3,600,000.00	3,600,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00	4,000,000.00
Marketing & Publicity	120,000,000.00	126,000,000.00	132,300,000.00	138,915,000.00	145,860,750.00	153,153,787.50	160,811,476.88	168,852,050.72	177,294,653.25	186,159,385.92
Board Meeting expenses	28,800,000.00	28,800,000.00	29,000,000.00	29,000,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00	29,400,000.00
Interest expenses	410,713,603.00	408,607,040.00	403,505,925.00	380,633,557.00	379,323,725.00	370,244,510.00	365,170,585.00	363,102,615.00	362,607,040.00	360,118,155.00
Tax	2,194,914,457.67	2,246,770,110.88	2,295,870,501.39	2,373,248,837.69	2,428,757,151.89	2,400,549,493.52	2,469,217,337.47	2,526,700,131.11	2,585,028,974.49	2,641,601,073.23
Total Cash Outflow	6,726,915,653.47	6,853,611,225.00	6,983,904,894.47	7,268,551,306.33	7,410,636,226.08	7,340,204,175.18	7,543,127,848.63	7,691,161,617.67	7,844,583,583.34	7,997,425,044.85
Closing balance	1,354,387,966.53	2,743,322,365.00	4,166,750,871.53	5,630,635,728.47	7,132,055,409.17	8,608,411,197.83	10,142,984,581.47	11,710,899,828.88	13,309,424,461.93	14,938,959,372.28

MACHARE GENERAL SUPPLIES LTD

LOAN AMORTIZATION

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
LOAN REPAYMENT SCHEDULE**

	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
Principal										
Amount due as on Jan 1	6,125,550,000.00	5,512,995,000.00	4,900,440,000.00	4,287,885,000.00	3,675,330,000.00	3,062,775,000.00	2,450,220,000.00	1,837,665,000.00	1,225,110,000.00	612,555,000.00
Loan received during the year										
Payment made during the year in TZS	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00	612,555,000.00
Balance as on Dec 31 in TZS	5,512,995,000.00	4,900,440,000.00	4,287,885,000.00	3,675,330,000.00	3,062,775,000.00	2,450,220,000.00	1,837,665,000.00	1,225,110,000.00	612,555,000.00	-
Interest										
Balance at beginning of year	3,804,009,715.00	3,393,296,112.00	2,984,689,072.00	2,581,183,147.00	2,200,549,590.00	1,821,225,865.00	1,450,981,355.00	1,085,810,770.00	722,725,585.00	360,118,155.00
Payment made during the year (TZS)	410,713,603.00	408,607,040.00	403,505,925.00	380,633,557.00	379,323,725.00	370,244,510.00	365,170,585.00	363,102,615.00	362,607,040.00	360,118,155.00
Balance as on Dec 31 (TZS)	3,393,296,112.00	2,984,689,072.00	2,581,183,147.00	2,200,549,590.00	1,821,225,865.00	1,450,981,355.00	1,085,810,770.00	722,708,155.00	360,118,545.00	-
Total payments during the year (TZS)	1,023,268,603.00	1,021,162,040.00	1,016,060,925.00	993,188,557.00	991,878,725.00	982,799,510.00	977,725,585.00	975,657,615.00	975,162,040.00	972,673,155.00

Assumptions

- a) A long term loan of TZS 6,125,550,000 shall be sought from TIB Devp Bank at interest of 15% p.a
- b) Principal loan shall be repaid in 10 years time effective 2025
- c) Principal shall be paid bi-annually in equal instalments. Interest shall be paid quarterly
- d) Total interest paid shall be Tsh 3,804,009,715
- e) Both principal and interest shall be fully paid at end of 2034

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
LOAN MORTIZATION**

Loan Values

Amount borrowed	6,125,550,000.00
Periods (months)	120
rate (15%)	0.0125
Payments	TSh98,826,534.63

Months	Beginning	Amount	Interest	Principal	Ending Balance
1	6,125,550,000.00	98,826,534.63	76,569,375.00	22,257,159.63	6,103,292,840.37
2	6,103,292,840.37	98,826,534.63	76,291,160.50	22,535,374.13	6,080,757,466.24
3	6,080,757,466.24	98,826,534.63	76,009,468.33	22,817,066.30	6,057,940,399.94
4	6,057,940,399.94	98,826,534.63	75,724,255.00	23,102,279.63	6,034,838,120.31
5	6,034,838,120.31	98,826,534.63	75,435,476.50	23,391,058.13	6,011,447,062.18
6	6,011,447,062.18	98,826,534.63	75,143,088.28	23,683,446.35	5,987,763,615.83
7	5,987,763,615.83	98,826,534.63	74,847,045.20	23,979,489.43	5,963,784,126.40
8	5,963,784,126.40	98,826,534.63	74,547,301.58	24,279,233.05	5,939,504,893.35
9	5,939,504,893.35	98,826,534.63	74,243,811.17	24,582,723.46	5,914,922,169.89
10	5,914,922,169.89	98,826,534.63	73,936,527.12	24,890,007.51	5,890,032,162.38
11	5,890,032,162.38	98,826,534.63	73,625,402.04	25,201,132.59	5,864,831,030.30
12	5,864,831,030.30	98,826,534.63	73,310,387.88	25,516,146.75	5,839,314,883.55
Total 1st year		1,185,918,415.56	899,683,298.60	286,235,116.96	
13	5,839,314,883.55	98,826,534.63	72,991,436.04	25,835,098.59	5,813,479,784.96
14	5,813,479,784.96	98,826,534.63	72,668,497.31	26,158,037.32	5,787,321,747.64
15	5,787,321,747.64	98,826,534.63	72,341,521.85	26,485,012.78	5,760,836,734.86
16	5,760,836,734.86	98,826,534.63	72,010,459.19	26,816,075.44	5,734,020,659.42
17	5,734,020,659.42	98,826,534.63	71,675,258.24	27,151,276.39	5,706,869,383.03
18	5,706,869,383.03	98,826,534.63	71,335,867.29	27,490,667.34	5,679,378,715.69
19	5,679,378,715.69	98,826,534.63	70,992,233.95	27,834,300.68	5,651,544,415.01
20	5,651,544,415.01	98,826,534.63	70,644,305.19	28,182,229.44	5,623,362,185.57
21	5,623,362,185.57	98,826,534.63	70,292,027.32	28,534,507.31	5,594,827,678.26
22	5,594,827,678.26	98,826,534.63	69,935,345.98	28,891,188.65	5,565,939,489.61
23	5,565,939,489.61	98,826,534.63	69,574,243.62	29,252,291.01	5,536,687,198.60
24	5,536,687,198.60	98,826,534.63	69,208,589.98	29,617,944.65	5,507,069,253.95
Total 2nd year		1,185,918,415.56	853,669,785.95	332,248,629.61	
25	5,507,069,253.95	98,826,534.63	68,838,365.67	29,988,168.96	5,477,081,084.99
26	5,477,081,084.99	98,826,534.63	68,463,513.56	30,363,021.07	5,446,718,063.92
27	5,446,718,063.92	98,826,534.63	68,083,975.80	30,742,558.83	5,415,975,505.09
28	5,415,975,505.09	98,826,534.63	67,699,693.81	31,126,840.82	5,384,848,664.27
29	5,384,848,664.27	98,826,534.63	67,310,608.30	31,515,926.33	5,353,332,737.94
30	5,353,332,737.40	98,826,534.63	66,916,659.22	31,909,875.41	5,321,422,861.99
31	5,321,422,861.99	98,826,534.63	66,517,785.77	32,308,748.86	5,289,114,113.13
32	5,289,114,113.13	98,826,534.63	66,113,926.41	32,712,608.22	5,256,401,504.91
33	5,256,401,504.91	98,826,534.63	65,705,018.81	33,121,515.82	5,223,279,989.09
34	5,223,279,989.09	98,826,534.63	65,290,999.86	33,535,534.77	5,189,744,454.32
35	5,189,744,454.32	98,826,534.63	64,871,805.68	33,954,728.95	5,155,789,725.37
36	5,155,789,725.37	98,826,534.63	64,447,371.57	34,379,163.06	5,121,410,562.31

Total 3rd year		1,185,918,415.56	800,259,724.48	385,658,691.08	
37	5,121,410,562.31	98,826,534.63	64,017,632.03	34,808,902.60	5,086,601,659.71
38	5,086,601,659.71	98,826,534.63	63,582,520.75	35,244,013.88	5,051,357,645.83
39	5,051,357,645.83	98,826,534.63	63,141,970.57	35,684,564.06	5,015,673,081.77
40	5,015,673,081.77	98,826,534.63	62,695,913.52	36,130,621.11	4,979,542,460.66
41	4,979,542,460.66	98,826,534.63	62,244,280.76	36,582,253.87	4,942,960,206.79
42	4,942,960,206.66	98,826,534.63	61,787,002.58	37,039,532.05	4,905,920,674.61
43	4,905,920,674.61	98,826,534.63	61,324,008.43	37,502,526.20	4,868,418,148.41
44	4,868,418,148.41	98,826,534.63	60,855,226.86	37,971,307.77	4,830,446,840.64
45	4,830,446,840.64	98,826,534.63	60,380,585.51	38,445,949.12	4,792,000,891.52
46	4,792,000,891.52	98,826,534.63	59,900,011.14	38,926,523.49	4,753,074,368.03
47	4,753,074,368.03	98,826,534.63	59,413,429.60	39,413,105.03	4,713,661,263.00
48	4,713,661,263.00	98,826,534.63	58,920,765.79	39,905,768.84	4,673,755,494.16
Total 4th year		1,185,918,415.56	738,263,347.54	447,655,068.02	
49	4,673,755,494.16	98,826,534.63	58,421,943.68	40,404,590.95	4,633,350,903.21
50	4,633,350,903.21	98,826,534.63	57,916,886.29	40,909,648.34	4,592,441,254.87
51	4,592,441,254.87	98,826,534.63	57,405,515.69	41,421,018.94	4,551,020,235.93
52	4,551,020,235.93	98,826,534.63	56,887,752.95	41,938,781.68	4,509,081,454.25
53	4,509,081,454.25	98,826,534.63	56,363,518.18	42,463,016.45	4,466,618,437.80
54	4,466,618,437.80	98,826,534.63	55,832,730.47	42,993,804.16	4,423,624,633.64
55	4,423,624,633.64	98,826,534.63	55,295,307.92	43,531,226.71	4,380,093,406.93
56	4,380,093,406.93	98,826,534.63	54,751,167.59	44,075,367.04	4,336,018,039.89
57	4,336,018,039.89	98,826,534.63	54,200,225.50	44,626,309.13	4,291,391,730.76
58	4,291,391,730.76	98,826,534.63	53,642,396.63	45,184,138.00	4,246,207,592.76
59	4,246,207,592.76	98,826,534.63	53,077,594.91	46,525,495.91	4,199,682,096.85
60	4,184,083,097.80	98,826,534.63	52,301,038.72	46,525,495.91	4,137,557,601.89
Total 5th year		1,185,918,415.56	666,096,078.53	520,598,893	
61	4,137,557,601.89	98,826,534.63	51,719,470.02	47,107,064.61	4,090,450,537.28
62	4,090,450,537.28	98,826,534.63	51,130,631.72	47,107,064.61	4,043,343,472.67
63	4,043,343,472.67	98,826,534.63	50,541,793.41	48,284,741.22	3,995,058,731.45
64	3,995,058,731.45	98,826,534.63	49,938,234.14	48,888,300.49	3,946,170,430.96
65	3,946,170,430.96	98,826,534.63	49,327,130.39	49,499,404.24	3,896,671,026.72
66	3,896,671,026.72	98,826,534.63	48,708,387.83	50,118,146.80	3,846,552,879.92
67	3,846,552,879.92	98,826,534.63	48,081,911.00	50,744,623.63	3,795,808,256.29
68	3,795,808,256.29	98,826,534.63	47,447,603.20	51,378,931.43	3,744,429,324.86
69	3,744,429,324.86	98,826,534.63	46,805,366.56	52,021,168.07	3,692,408,156.79
70	3,692,408,156.79	98,826,534.63	46,155,101.96	52,671,432.67	3,639,736,724.12
71	3,639,736,724.12	98,826,534.63	45,496,709.05	53,329,825.58	3,586,406,898.54
72	3,586,406,898.54	98,826,534.63	44,830,086.23	53,996,448.40	3,532,410,450.14
Total 6th year		1,185,918,415.56	580,182,425.52	605,147,151.73	
	3,532,410,450.14	98,826,534.63	44,155,130.63	54,671,404.00	3,477,739,046.14
73	3,477,739,046.14	98,826,534.63	43,471,738.08	55,354,796.55	3,422,384,249.59
74	3,422,384,249.59	98,826,534.63	42,779,803.12	56,046,731.51	3,366,337,518.08
75	3,366,337,518.08	98,826,534.63	42,079,218.98	56,747,315.65	3,309,590,202.43
76	3,309,590,202.43	98,826,534.63	41,369,877.53	57,456,657.10	3,252,133,545.33
77	3,252,133,545.33	98,826,534.63	40,651,669.32	58,174,865.31	3,193,958,680.02
78	3,193,958,680.02	98,826,534.63	39,924,496.00	58,902,038.63	3,135,057,641.39
79	3,135,057,641.39	98,826,534.63	39,188,220.52	59,638,314.11	3,075,419,327.28
80	3,075,419,327.28	98,826,534.63	38,442,741.59	60,383,793.04	3,015,035,534.24

81	3,015,035,534.24	98,826,534.63	37,687,944.18	61,138,590.45	2,953,896,943.79
82	2,953,896,943.79	98,826,534.63	36,923,711.80	61,902,822.83	2,891,994,120.96
83	2,891,994,120.96	98,826,534.63	36,149,926.51	62,676,608.12	2,829,317,512.84
84	2,829,317,512.84	98,826,534.63	35,366,468.91	63,460,065.72	2,765,857,447.12
Total 7th year			518,190,947.15	766,554,003.04	
85	2,765,857,447.12	98,826,534.63	34,573,218.09	64,253,316.54	2,701,604,130.58
86	2,701,604,130.58	98,826,534.63	33,770,051.63	65,056,483.00	2,636,547,647.58
87	2,636,547,647.58	98,826,534.63	32,956,845.59	65,869,689.04	2,570,677,958.54
88	2,570,677,958.54	98,826,534.63	34,383,474.48	64,443,060.15	2,686,234,898.39
89	2,686,234,898.39	98,826,534.63	33,577,936.23	65,248,598.40	2,620,986,299.99
90	2,620,986,799.60	98,826,534.63	32,762,335.00	66,064,199.64	2,554,922,599.97
91	2,554,922,599.97	98,826,534.63	31,936,532.50	66,890,002.13	2,488,032,597.84
92	2,488,032,597.84	98,826,534.63	31,100,407.47	67,726,127.16	2,420,306,470.68
93	2,420,306,470.68	98,826,534.63	30,253,830.88	68,572,703.75	2,351,733,766.93
94	2,351,733,766.93	98,826,534.63	29,396,672.09	69,429,862.54	2,282,303,904.39
95	2,282,303,904.39	98,826,534.63	28,528,798.80	70,297,735.83	2,212,006,168.56
96	2,212,006,168.56	98,826,534.63	27,650,077.11	71,176,457.52	2,140,829,711.04
Total 8th year		98,826,534.63	380,890,179.88	805,028,235.68	
97	2,140,829,711.04	98,826,534.63	26,760,371.39	72,066,163.24	2,068,763,547.80
98	2,068,763,547.80	98,826,534.63	25,859,544.35	72,966,990.28	1,995,796,557.52
99	1,995,796,557.52	98,826,534.63	24,947,456.97	73,879,077.66	1,921,917,479.86
100	1,921,917,479.86	98,826,534.63	24,023,968.50	74,802,566.13	1,847,114,913.73
101	1,847,114,913.73	98,826,534.63	23,088,936.42	75,737,598.21	1,771,377,315.52
102	1,771,377,315.52	98,826,534.63	22,142,216.44	76,684,318.19	1,694,692,997.33
103	1,694,692,997.33	98,826,534.63	21,183,662.47	77,642,872.16	1,617,050,125.17
104	1,617,050,125.17	98,826,534.63	20,213,126.56	78,613,408.07	1,538,436,717.10
105	1,538,436,717.10	98,826,534.63	19,230,458.96	79,596,075.67	1,458,840,641.43
106	1,458,840,641.43	98,826,534.63	18,235,508.02	80,591,026.61	1,378,249,614.82
107	1,378,249,614.82	98,826,534.63	17,228,120.18	81,598,414.45	1,296,651,199.98
108	1,296,651,199.98	98,826,534.63	16,208,140.00	82,618,394.63	1,214,032,805.35
Total 9th year		1,014,758,364.00	259,121,510.26	926,796,905.30	
109	1,214,032,805.35	98,826,534.63	15,175,410.07	83,651,124.56	1,130,381,680.79
110	1,130,381,680.79	98,826,534.63	14,129,771.01	84,696,763.62	1,045,684,917.17
111	1,045,684,917.17	98,826,534.63	13,071,061.46	85,755,473.17	959,929,444.00
112	959,929,444.00	98,826,534.63	11,999,118.05	86,827,416.58	873,102,027.42
113	873,102,027.42	98,826,534.63	10,913,775.34	87,912,759.29	785,189,268.13
114	785,189,268.13	98,826,534.63	9,814,865.85	89,011,668.78	696,177,599.35
115	696,177,599.35	98,826,534.63	8,702,219.99	90,124,314.64	606,053,284.71
116	606,053,284.71	98,826,534.63	7,575,666.06	91,250,868.57	514,802,416.14
117	514,802,416.14	98,826,534.63	6,435,030.20	92,391,504.43	422,410,911.71
118	422,410,911.71	98,826,534.63	5,280,136.40	93,546,398.23	328,864,513.48
119	328,864,513.48	98,826,534.63	4,110,806.42	94,715,728.21	35,564,320.00
120	35,564,320.00	98,826,534.63	444,554.00	98,381,980.63	-
Total 10th year			107,652,414.85	834,225,772.00	

MACHARE GENERAL SUPPLIES LTD
PROJECTED BALANCE SHEET

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
PROJECTED BALANCE SHEET**

	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
Total Fixed Assets	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00	10,209,250,000.00
Less: Accum depr	542,843,750.00	1,471,251,714.00	1,508,993,762.00	1,957,738,317.00	2,381,072,997.00	2,708,098,833.00	3,104,909,691.00	3,479,756,370.00	3,828,423,282.00	4,156,830,454.00
Net Fixed Assets	9,666,406,250.00	8,737,998,286.00	8,700,256,238.00	8,251,511,683.00	7,828,177,003.00	7,501,151,167.00	7,104,340,309.00	6,729,493,630.00	6,380,826,718.00	6,052,419,546.00
Current Assets										
Cash & bank balances	514,351,956.00	937,354,187.00	97,131,090.00	97,732,949.00	101,103,359.00	102,100,326.00	102,291,896.00	884,691,385.00	875,507,751.00	1,058,462,939.00
Inventory	86,334,792.00	182,522,939.00	89,782,111.00	99,446,416.00	107,169,026.00	113,420,337.00	117,725,194.26	256,557,093.00	123,233,648.00	146,631,183.00
Total current assets	600,686,748.00	1,119,877,126.00	186,913,201.00	197,179,365.00	208,272,385.00	215,520,663.00	220,017,090.26	1,141,248,478.00	998,741,399.00	1,205,094,122.00
Total Assets	10,267,092,998.00	9,857,875,412.00	8,887,169,439.00	8,448,691,048.00	8,036,449,388.00	7,716,671,830.00	7,324,357,399.26	7,870,742,108.00	7,379,568,117.00	7,257,513,668.00
Current liabilities										
Tax payable	1,968,669,680.10	1,972,272,560.00	1,415,274,442.00	1,403,174,343.00	1,392,876,073.00	1,441,501,455.00	1,424,505,460.00	2,338,128,696.25	2,210,535,492.00	2,453,577,357.96
Interest payable	410,713,603.00	408,607,040.00	403,505,925.00	380,633,557.00	379,323,725.00	370,244,510.00	365,170,585.00	363,102,615.00	362,607,040.00	360,118,155.00
Total current liabilities	2,379,383,283.10	2,380,879,600.00	1,818,780,367.00	1,783,807,900.00	1,772,199,798.00	1,811,745,965.00	1,789,676,045.00	2,701,231,311.25	2,573,142,532.00	2,813,695,512.96
Term Loan										
	3,804,009,715.00	3,393,296,112.00	2,984,689,072.00	2,581,183,147.00	2,200,549,590.00	1,821,225,865.00	1,450,981,355.00	1,085,810,770.00	722,725,585.00	360,118,155.00
Total liabilities	6,183,392,998.10	5,774,175,712.00	4,803,469,439.00	4,364,991,047.00	3,972,749,388.00	3,632,971,830.00	3,240,657,400.00	3,787,042,081.25	3,295,868,117.00	3,173,813,667.96
Equity										
Share capital	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00	4,083,700,000.00
Total equity & liabilities	10,267,092,998.10	9,857,875,412.00	8,887,169,439.00	8,448,691,047.00	8,056,449,388.00	7,716,671,830.00	7,324,357,400.00	7,870,742,081.25	7,379,568,117.00	7,257,513,667.96

Assumptions

- Assets have been depreciated at following rates: Vehicles(25%), Furniture (12.5%), computers (37.5%), equipment (12.5%), land and buildings (5%)
- Tax liability indicated is the outstanding tax payable at the end of the year
-
- It is assumed that the term loan of sh 6,125,550,000 will have been fully paid in 10 years time.

MACHARE GENERAL SUPPLIES LTD
DEPRECIATION SCHEDULE

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
DEPRECIATION SCHEDULE**

2025					
Depreciation schedule	Vehicles	Furniture	Equipment	Computers & Electronic eqpt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on January 1, 2025	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-		-	
As at Dec 31, 2025	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2025	-	-	-	-	-
Depreciation during the year	31,250,000.00	4,375,000.00	5,625,000.00	1,593,750.00	500,000,000.00
Accumulated depreciation	31,250,000.00	4,374,000.00	5,625,000.00	1,593,750.00	500,000,000.00
Book value					
As on Dec 31, 2025	93,750,000.00	30,626,000.00	39,375,000.00	2,656,250.00	9,500,000,000.00
2026					
	Vehicles	Furniture	Equipment	Computers & Electronic eqpt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2026	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-		-	
As at Dec 31, 2026	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2026	31,250,000.00	4,375,000.00	5,625,000.00	1,593,750.00	500,000,000.00
Depreciation during the year	23,437,500.00	3,828,250.00	4,921,875.00	996,093.75	475,000,000.00
Accumulated depreciation	54,687,500.00	8,203,250.00	10,546,875.00	2,589,843.75	975,000,000.00
Book value					
As on Dec 31, 2026	70,312,500.00	26,796,750.00	34,453,125.00	1,660,156.25	8,525,000,000.00
As on Dec 21, 2025	93,750,000.00	30,625,000.00	39,375,000.00	2,656,250.00	9,500,000,000.00
2027					
	Vehicles	Furniture	Equipment	Computers & Electronic eqpt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2027	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-		-	
As at Dec 31, 2027	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2027	54,687,500.00	8,203,250.00	10,546,875.00	2,589,844.00	975,000,000.00
Depreciation during the year	23,437,500.00	3,349,593.75	4,306,640.63	622,558.59	426,250,000.00
Accumulated depreciation	78,125,000.00	11,552,843.75	14,853,515.63	3,212,402.59	1,401,250,000.00
Book value					
As on Dec 31, 2027	46,875,000.00	23,447,156.25	30,146,484.38	1,037,597.41	8,598,750,000.00
As on Dec 31, 2026	70,312,500.00	26,796,750.00	34,453,125.00	1,660,156.00	8,525,000,000.00
2028					
	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2028	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00

Additions during the year	-	-	-	-	-
As at Dec 31, 2028	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2028	78,125,000.00	11,552,844.00	14,853,516.00	3,212,403.00	1,401,250,000.00
Depreciation during the year	11,718,750.00	2,930,894.53	3,768,310.55	389,099.03	429,937,500.00
Accumulated depreciation	89,843,750.00	14,483,738.53	18,621,826.55	3,601,502.03	1,831,187,500.00
Book value					
As on Dec 31, 2028	35,156,250.00	20,516,261.47	26,378,173.45	648,497.97	8,168,812,500.00
As on Dec 21, 2027	46,875,000.00	23,447,156.00	30,146,484.00	1,037,597.00	8,598,750,000.00

2029

	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	
Cost					
As on Jan 1, 2029	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-	-	-	-
As at Dec 31, 2029	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2029	89,843,750.00	14,483,739.00	18,621,827.00	3,601,502.00	1,831,187,500.00
Depreciation during the year	8,789,062.50	2,564,532.68	3,297,271.68	243,186.74	408,440,625.00
Accumulated depreciation	98,632,812.50	17,048,271.68	21,919,098.68	3,844,688.74	2,239,628,125.00
Book value					
As on Dec 31, 2029	26,367,187.50	17,951,728.32	23,080,901.32	405,311.26	7,760,371,875.00
As on Dec 31, 2028	36,156,250.00	20,516,261.00	26,378,173.00	648,498.00	8,168,812,500.00

2030

	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2030	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-	-	-	-
As at Dec 31, 2030	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2030	26,367,187.00	17,048,272.00	21,919,099.00	3,844,689.00	2,239,628,125.00
Depreciation during the year	6,591,796.88	2,243,966.04	2,885,112.66	151,991.72	388,018,593.75
Accumulated depreciation	32,958,983.88	19,292,238.04	24,804,211.66	3,996,680.72	2,627,646,718.75
Book value					
As on Dec 31, 2030	92,041,016.13	15,707,761.96	20,195,788.34	253,319.28	7,372,353,281.25
As on Dec 31, 2029	26,367,188.00	17,951,728.00	23,080,901.00	405,311.00	7,760,371,875.00

2031

	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2031	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-	-	-	-
As at Dec 31, 2031	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2031	32,958,984.00	19,292,238.00	24,804,212.00	3,996,681.00	2,627,646,719.00
Depreciation during the year	23,010,254.03	1,963,470.25	2,524,473.54	94,994.73	368,617,664.06
Accumulated depreciation	55,969,238.03	21,255,708.25	27,328,685.54	4,091,675.73	2,996,264,383.06
Book value					
As on Dec 31, 2031	69,030,761.97	13,744,291.75	17,671,314.46	158,324.27	7,003,735,616.94
As on Dec 31, 2030	92,041,016.00	15,707,762.00	20,195,788.00	253,319.00	7,372,353,281.00

2032

	Vehicles	Furniture		Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5		37.5	5
Cost					
As on Jan 1, 2032	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-		-	
As at Dec 31, 2032	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2032	55,969,238.00	21,255,508.00	27,328,686.00	4,091,676.00	2,996,264,383.00
Depreciation during the year	17,257,690.49	1,718,036.47	5,625,000.00	59,371.60	350,186,780.85
Accumulated depreciation	73,226,928.49	22,973,544.47	32,953,686.00	4,151,047.60	3,346,451,163.85
Book value					
As on Dec 31, 2032	51,773,071.51	12,026,455.53	12,046,314.00	98,952.40	6,653,548,836.15
As on Dec 31, 2031	69,030,762.00	13,744,292.00	17,671,314.00	158,324.00	7,003,735,617.00

2033

	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2033	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-		-	
As at Dec 31, 2033	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2033	73,226,928.00	22,973,544.00	32,953,686.00	4,151,047.00	3,346,451,164.00
Depreciation during the year	12,943,267.88	1,503,306.94	1,505,789.25	37,107.15	332,677,441.81
Accumulated depreciation	86,170,195.88	24,476,850.94	34,459,475.25	4,188,154.15	3,679,128,605.81
Book value					
As on Dec 31, 2033	38,829,804.12	10,523,149.06	10,540,524.75	61,845.85	6,320,871,394.19
As on Dec 31, 2032	51,773,072.00	12,026,456.00	12,046,314.00	98,952.00	6,653,451,164.00

2034

	Vehicles	Furniture	Equipment	Computers & Electronic eqpmt	Land & Buildings
Depreciation rate (%)	25	12.5	12.5	37.5	5
Cost					
As on Jan 1, 2034	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Additions during the year	-	-	-	-	-
As at Dec 31, 2034	125,000,000.00	35,000,000.00	45,000,000.00	4,250,000.00	10,000,000,000.00
Depreciation					
As on Jan 1, 2034	86,170,196.00	24,476,851.00	34,459,475.00	4,188,154.00	3,679,128,606.00
Depreciation during the year	9,707,451.03	1,315,393.63	1,317,565.59	23,192.19	316,043,569.71
Accumulated depreciation	95,877,647.03	25,792,244.63	35,777,040.59	4,211,346.19	3,995,172,175.71
Book value					
As on Dec 31, 2034	29,122,352.97	9,207,755.37	9,222,959.41	38,653.81	6,004,827,824.29
As on Dec 31, 2033	38,829,804.00	10,523,149.00	10,540,525.00	61,846.00	4,424,609,976.00

MACHARE GENERAL SUPPLIES LTD

BUSINESS RATIOS

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
BUSINESS RATIOS**

Ratio/Year	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034
1. Debt Service Coverage Ratio	6.01	6.21	6.453405084	6.897006058	7.106537171	7.108322323	7.401460725	7.61605259	7.821517818	8.038129764
2. Debt-Equity Ratio	1.51416436	1.41395688	1.17625424	1.068881418	0.972830861	0.889627502	0.793559125	0.927355604	0.807078903	0.777190702
3. Return on Equity Ratio	1.506359102	1.55389324	1.605664652	1.67740713	1.726087379	1.710717167	1.772068839	1.819590006	1.867729576	1.9145556172
4. Current Ratio (Times)	1.026881137	0.433046921	1.419040021	1.330331643	1.424797721	1.432458126	1.48849844	8.20169654	7.474520679	2.056156477

Notes

- The DSCR is the ratio of net income available for servicing interest and principal loan obligations. A debt service ratio of 1 or above indicates that a company is generating sufficient operating to cover its annual loan obligations. In this case the ratio is quite satisfactory
- The debt equity ratio is a financial ratio indicating the relative proportion of shareholders' equity and debt used to finance company's assets. A ratio below 1 is generally considered safe
- The return on equity is a measure of the profitability of a business in relation to the equity. A high ROE, as in this case, suggests efficient utilization of investment financing to grow the business
- The current ratio is a liquidity ratio that measures whether a firm has enough resources to meet its short-term obligations. A ratio above 1 indicates the business is liquid enough to meet any financial obligations that fall due.

MACHARE GENERAL SUPPLIES LTD
INTERNAL RATE OF RETURN

**MACHARE GENERAL SUPPLIES
HOTEL PROJECT
INTERNAL RATE OF RETURN**

OUTFLOW	-	6,125,550,000.00
2025		6,562,232,267.00
2026		6,754,240,864.00
2027		6,960,558,664.00
2028		7,339,661,052.00
2029		7,428,146,753.00
2030		7,356,300,205.00
2031		7,601,768,102.00
2032		7,793,762,321.00
2033		7,989,854,311.00
2034		8,178,591,193.00
IRR		110%

Notes

The figure of TZS 1,209,250,000 is the project investment cost.

Figures corresponding to years 2025 to 2034 represent profit before tax. The IRR of 110% is quite attractive.