



THE UNITED REPUBLIC OF TANZANIA

TANZANIA INVESTMENT AND SPECIAL ECONOMIC ZONES AUTHORITY
(No. 26 of 2025)

APPLICATION FOR REGISTRATION

To: Director General,
Tanzania Investment and Special Economic Zones Authority,
P. O. Box 938,
DAR ES SALAAM
Tanzania

1. I/We **ZULFIKAR GULAM ISMAIL**

(director/directors/agent of **WELLWORTH HOTELS & LODGES LIMITED**

apply for registration of **EXPANSION OF CERTIFICATE OF INCENTIVES**
under Section 16 of the Act and Investment Regulations, made thereto.

2. The registered office of the company will be situated at:

3rd Floor, Raha Towers, Bibi Titi/UWT Street, Dar-es-salaam, Tanzania

Copies of the following documents are attached to this application:

- (i) The Memorandum and Articles of Association/or partnership agreement
- (ii) Certificate of Incorporation/Registration
- (iii) A copy of the Project Profile or Feasibility Study showing the implementation period, programme of implementation and operative date
- (iv) Evidence of financing and evidence of land ownership for the project

3. The Head Office of the Company will be situated at **3rd Floor, Raha Towers.**

4. The Principal Officers of the Company are **Mr Gulam Ismail, Mr Zulfikar Ismail**

5. Auditors of the Company are **PROBS ASSOCIATES**

6. The authorized share capital of the Company is **Tshs. 18,778,400,000/-**

7. The intended capital investment of the Company in terms of Section 2(2) of the Act is **US\$ 9,959,301**

8. The month and day of the financial year end is **31st December**

Note: *failure to provide all the required information will result in the return of the application by the Authority.*

I/We enclose a cheque/cash made payable to the **Tanzania Investment and Special Economic Zones Authority** for Tshs. 4,000,000/- already paid vide Control No: 995360111653 Being the Registration Fees. *In the event this application is unsuccessful we understand that this fee will not be refunded.*

I, ZULFIKAR GULAM ISMAIL of Post Office Number 361, Dar-es-salaam, Tanzania do solemnly and sincerely declare that I am a director/duly authorized agent of **WELLWORTH HOTELS & LODGES LIMITED**

AND that all the requirements of the Tanzania Investment and Special Economic Zones Act, in respect of matters precedent to the registration of the business enterprise under the Act and incidental thereto have been complied with, **AND** I make this solemn declaration conscientiously believing the same to be true.

Declared at Dar es Salaam

The th 16 day of December 20. 25

[Signature]
Applicant

Before me:

[Signature]
Commissioner for Oaths



APPLICATION SUMMARY

Company Name: WELLWORTH HOTELS & LODGES LIMITED

COI Number: 030021 Status:

COI Date: 23/072007

Post Box: 361

Town: Dar-es-salaam

Sector: Tourism **Sub-Sector:** Tourism, Hotel Operations & Hospitality

Investment Financing Plan in Million US\$

| Foreign Equity | Local Equity | Foreign Loan | Local Loan |
|----------------|--------------|--------------|-------------|
| | \$3,983,720 | | \$5,975,581 |

Project Objectives:

Complete expansion and upgrade of the Kunduchi Beach Hotel & Resort from its current 4-star, 132-room configuration to a world-class 5-star luxury facility boasting 143 fully refurbished and extended rooms, new extensive leisure facilities, and a landmark multi-hall conference centre and Auditorium. The project addresses a critical gap in the Dar es Salaam market for a premium beachfront MICE (Meetings, Incentives, Conferences, and Exhibitions) venue.

Capacity: 143 rooms, Multiple Restaurants, 3 large conference calls, Large Auditorium...etc.

Employment: Foreign: 7 Local: 213 Total: 220

Implementation Period: 2 years

Project Location

Site/Plot/Block No.: 206

Street: Kunduchi District: Kinondoni Region: Dar-es-salaam
(Attach sketch map showing project location)

| Shareholders | Nationality | % |
|--------------------|-------------|-----|
| MR GULAM ISMAIL | TANZANIAN | 39% |
| MRS. ZAINAB ISMAIL | TANZANIAN | 1% |

Investment Breakdown USS/Tshs.M

| | |
|----------------------|------------------|
| Land/Building | 4,750,000 |
| Plant | 2,700,000 |
| Vehicles | 120,000 |
| Furniture & Fittings | 1,000,000 |
| Pre-expenses | 589,301 |
| Others | 500,000 |
| Working Capital | 300,000 |
| TOTAL | 9,959,301 |

Contact Details:

Name: ZULFIKAR ISMAIL Title: DIRECTOR

Telephone: 0784246446 Fax: N/A

Email: z.ismail@wellworthgroup.com