

# "Moryak" Hotel

**Type of property:** object of social and cultural purpose

68001, Odesa Oblast,  
Chornomorsk town, 15 Myru Ave.



**Total land area:**

**0.6585 ha**

**Total area of buildings and structures:**

**6827.1 sq. m**



## General characteristics

**"Moryak" Hotel consisting of a hotel building with an annex, sheds, facilities and movable property.**

**Balance holder:** State Enterprise "Sea Trade Port "Chornomorsk". (USREOU code 01125672), address: 68001, Odesa Oblast, Chornomorsk town, 6 Pracy St.

**Description:** "Moryak" hotel complex is located **in the center of the Chornomorsk town**, at the address: 15 Myru Ave. on a land plot with a total area of **0.6585 hectares** (cadastral number of the land plot is 5110800000:02:025:0121). On the territory of the complex there is a **five-story hotel building with a basement and a technical floor (with premises for a hairdresser, a restaurant, a conference room, a solarium, a massage room)**, a parking lot for cars and an adjacent area with a **park, a fountain and summer temporary buildings (alcove)**.

The hotel rooms (**142 rooms**) are divided into next categories: "3-room Suite", "2-room Suite", "Studio Suite", "Double (double bed)", "Double (two separate beds)", "Single". The hotel rooms have long-distance and international telephone communication, satellite TV, refrigerator, autonomous hot water supply and heating.

**The hotel was built in 1972**, the foundation is concrete blocks, the walls are red brick, the roof is rolled, the ceiling is reinforced concrete.

The privatization object also includes **movable property (equipment, furniture, household appliances) in the amount of 317 units** and other inventory items.

**Information about the object (real estate), located at the address:**

**Odesa Oblast, Chornomorsk town, 15 Myru Ave.:**

Name	Total area, sq. m	Registration number	Basis of ownership	Form of ownership and owner
"Moryak" Hotel*	6827.1**	61880651108	Certificate of ownership, 35864, issued on 14.05.2011 on the basis of the decision of the executive committee of the Illichivsk City Council dated 21.04.2011 No. 279, an extract from the State Register of Rights to Real Estate on registration of ownership dated 26.09.2022 №310795536	State represented by the Ministry of Infrastructure of Ukraine, USREOU code: 37472062

\* - consisting of: a hotel building with an annex, sheds, with a total area of 6827.1 sq.m. and facilities: fencing; gates; wickets; the fountain; manholes; electric lights; paving; temporary buildings: container; guard post, alcove.

\*\* - built-up area: hotel building with an annex - 1456.0 sq.m., shed - 45.7 sq.m., shed - 11.0 sq.m., shed - 12.1 sq.m. m.; temporary buildings: container - 15.8 sq. m.; guard post - 12.7 sq. m., alcove - 19.8 sq. m.

**Functional use:** 121 Hotels, restaurants and similar buildings.



*In accordance with the requirements of Article 20 of the Law of Ukraine "On Privatization of State and Municipal Property" in cases provided by the legislation on protection of economic competition, the buyer must obtain permission from the Antimonopoly Committee of Ukraine to directly or indirectly acquire assets in the form of a property complex or structural business unit (hereinafter - the concentration permit). The procedure for filing and reviewing an application for a concentration permit is established by the legislation on the protection of economic competition.*

Information about the land plot located at the address: Odesa Oblast,

Chornomorsk town, 15 Myru Ave.:



Name	Land area (sq. m)	Cadastral number	Purpose of the land plot	Form of ownership, grounds for the right to use the land plot, information on encumbrances
Land plot	6585	511080000:02:025:0121	For the operation and maintenance of the hotel building with auxiliary facilities	State act on the right to permanent use of a land plot, ЯЯ No. 206222, issued on 13.10.2011 by the Illichivsk City Council of the Odesa Oblast, registered in the Unified state register of property rights (special section) on 16.06.2014, record number of other property right 6054723, Right holder – State Enterprise "Illichivsk Sea Trade Port" (USREOU code 01125672).

There is no information on encumbrances in the Unified Register of Prohibitions on Alienation of Real Estate Objects.

List of property leased as of September 30, 2022:

Tenant	Name of the leased object	Leased area (sq.m.)	Purpose of the lease	Details of the lease agreement and its term	Rent-per fee for 1 sq.m per month without VAT (UAH)
MTB BANK Public Joint Stock Company	Part of the non-residential premises (lobby) on the 1 <sup>st</sup> floor	2.5	For the placement of an ATM	Contract date 25.02.2015 Contract No. 209840911259 Valid until 19.07.2026	1984.74

## Privatization conditions:

- the buyer of the privatization object is obliged to ensure the preservation of the activity profile for at least 1 year from the date of transfer of ownership.

**Time and place of inspection of the object:** on working days from 9:00 a.m. to 4:00 p.m. at the location of the object by prior arrangement with the auction organizer.

**Contact person:** Richard R. Aleksiev, tel. +380936462115, [r.aleksiev@imtp.ua](mailto:r.aleksiev@imtp.ua).

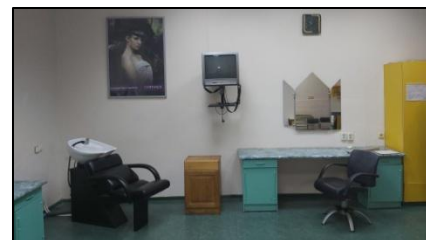
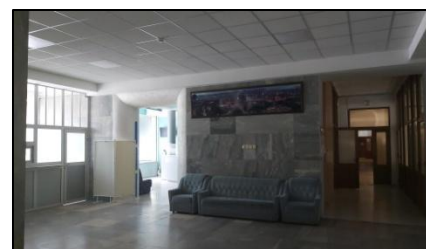
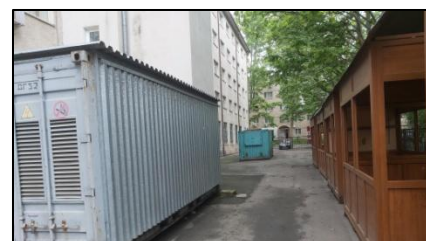
### Auction organizer:

- Regional branch of SPFU in Odesa and Mykolayiv Oblasts.
- address: 65048, Odesa city, Velyka Arnautska St., 15, room 1106;
- tel. (+38048) 731-50-28;
- the regional office is open from 8 a.m. to 5 p.m. (excluding weekends), Friday from 8 a.m. to 3:45 p.m., lunch from 12:00 a.m. to 12:45 a.m.;
- website address: <http://www.spfu.gov.ua/>.

**Phone for inquiries:** (+38048) 731-40-43, (+38048) 731-40-51;  
email address: [odesa@spfu.gov.ua](mailto:odesa@spfu.gov.ua).

### Contact person:

- Yulia V. Lanova;
- phone for inquiries: (+38048) 731-40-43;
- email address: [spfu51@gmail.com](mailto:spfu51@gmail.com).



## Contacts

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[privatization@spfu.gov.ua](mailto:privatization@spfu.gov.ua)

More information  
about the asset:

<https://bit.ly/3sSkKh0>

