



I FEEL  
SLOVENIA

GREEN.  
CREATIVE.  
SMART.

INVESTMENT OPPORTUNITY:

**SMART VILLAGE SUN**

# WHY SLOVENIA?

Foreign direct investment (FDI) is equally important to Slovenia's economic growth as it is for global GDP and jobs worldwide. The Slovenian government has been working on improving the environment to attract quality business to the country and, in turn, create new jobs. For Slovenia as an FDI location quality has always been its core value and its cutting edge. Attention to quality runs in the blood of its people and in combination with vocational and university education makes the country's workforce often **No. 1 reason to invest** in Slovenia.

Discover Slovenia's investment opportunities, visit

[www.investslovenia.org](http://www.investslovenia.org).





## FACTS ABOUT SLOVENIA

One of the fastest growing CEE countries

- GDP growth in 2018: 4.5 % (**4<sup>th</sup> highest** in EU-28)
- Estimated GDP growth for 2019: 3.4 %
- Long-term GDP growth: 2.2 %
- **25<sup>th</sup> most developed country** (Human Development Index 2018, UN)
- **15<sup>th</sup> place on Quality of Life Index** 2019 (Numbeo)
- **11<sup>th</sup> safest country** (Global Peace Index 2018)
- **2<sup>nd</sup> most secure energy system** in the world
- Well-developed ICT infrastructure
- Strong healthcare system



# SMART VILLAGE SUN

»Smart Village« ecosystem of smart sustainability and circular economy in rural areas.

A »smart« rural settlement for 100 inhabitants is being built in the midst of the pristine Koroška region. It is being built with sustainable materials without waste and it will be upgraded with state-of-the-art digital technology. In a hybrid environment, we will physically and virtually connect global stakeholders who want to participate in the innovative development of the necessary system changes for the green transition.

The »Unique selling proposition« (USP) of the Smart Village Sun project introduces the "Space as a Service" model, which is a combination of an exceptional living experience, work and research in the natural environment of Smart Village Sun and its surroundings. The project connects the physical environment with virtual, communicational, collaborative, project, research, consulting and educational environments. This enables global inclusiveness and the opportunity for the cooperation of numerous stakeholders from all over the world in real-time (virtual world).

Smart Village SUN will serve as a representative model village and a development and

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<https://investslovenia.spiritslovenia.eu/p/1802>



## Promoter

RRA KOROSKA d.o.o.

## Location:

Legen 178, 2383 Šmartno pri Slovenj Gradcu  
(46.4982778323955N 15.1354495103968E)

**Investment** 3.35 MIO EUR

## Type of investment

New real estate



## Sector

### Tourism

## Advantages

- The detailed municipal spatial plan has already been published in the Official Gazette,
- The settlement is partially built and the building permit for part of Phase 1 will be issued shortly,
- Partnership of leading Slovenian and Dutch companies has already been established,
- Climate, energy and food crisis,
- New European Bauhaus and other EU strategies and action plans for financing the green transition,
- The project will be completed by June 2025.

**Plot size** 31301 m<sup>2</sup>

**Building floor area** 2778 m<sup>2</sup>

**Total building area** 5137 m<sup>2</sup>

## Utilities

electric current - connection power: 100

pipeline - connection capacity: interni plinovod iz cisterne

water supply - connection: lastno zajetje

hot water - connection powerpipeline - connection capacity: 120 kw

telephone network - network provider: Telekom

### Utilities + Distance

sewage - 0.10 km

**Building permit** It is in the process of being acquired

### Estimated completion time

June 2025

### Desired source of investment

Private and public

### What is expected of the investor?

Investment expectations:

- complementarity with the content of the project,
- the vision of financing the green transition while considering the environmental, social and economic effects,
- and long-term cooperation.











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Business card

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