



2024 - 2025

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KHMER FOUNDATION APPRAISAL

TRUST - PROFESSIONAL - TRANSPARANCY

# COMPANY PROFILE

Think about Real Estate in Cambodia - Think about KFA. whether you dream about Property Development or investment, KFA can assist you...



Khmer Foundation Appraisal Co., Ltd. is the first leading company and has recieved Golden Awards National and International

**Our Professional, Reliable, Trustworthy, Integrity, and Transparency, Service is Your Solution!**





“Our Professional, Reliable, Trustworthy, Integrity, and Transparent Service is Your Solution!”

**OKNHA NOUN RITHY**

Chairman/CEO of Khmer Foundation Appraisal Co., Ltd.





# THE CHAIRMAN

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[Read More >](#)



# THE CHAIRMAN

## OKNHA NOUN RITHY

Chairman/CEO of Khmer Foundation Appraisal Co., Ltd.

We are here to help you with your needs, We faithfully serve you with Honesty, Integrity and professionalism



DEAR

First, allow me to express my wholehearted thanks to you for your tireless Supports and trusts in using our business services. Words are not enough to I express our sincere and grateful thanks to you. We guaranty you that we Faithfully serve you with your needs and provide you with the highest standard Of services. In addition, we also provide you with protection against a loss or Other financial burden via our indemnity.

KFA Group is one of the Leading Conglomerates in Cambodia, with its various Units focusing on seven core areas: KFA Khmer Foundation Appraisal, KFA Construction, KFA Property, KFA Land (Urban & Mondulkiri), KFA Mineral & Energy, KFA Business Partner & KFA META Food & Beverage.

We strictly adhere to your highest satisfaction and expectations. We Understand your needs and/or investments, and we listen to your problems and Provide you with the best solutions.





Our top priority and focus in this business is to serve you in the highest standard and professional manner for your successful businesses and investments. We place our integrity in the heart of whatever we do. Providing a highest level of services in a high ethical, trustworthy, professional, and transparency manner is of utmost importance to your businesses and investments. And that KFA Company is the first choice for you.

We take pride of ourselves in the commitment, dedication and loyalty we provide you in serving your needs, no matter how challenging the affect ements are. You will appreciate our consistency, professionalism and the greatest results we deliver.

Last but not least, if you are interested in asset and property appraisal, buying, selling, leasing of lands, houses, villas, warehouses, and other commercial buildings, please contact our Company. We will assist you accordingly.

Finally, once again, I sincerely and deeply thank you and appreciate you for taking your time to learn more about our company and use Our professional and transparency services.

Please feel free to contact us at Hotlines:  
(+855) 77 248 168. (+855) 89 906 168. (+855) 23 999 855.  
or access to our Website at [www.kfa.com.kh](http://www.kfa.com.kh)

**ឧកញ៉ា នួន វិធី**  
អគ្គនាយកក្រុមហ៊ុនខេអេហ្វអេគ្រុប





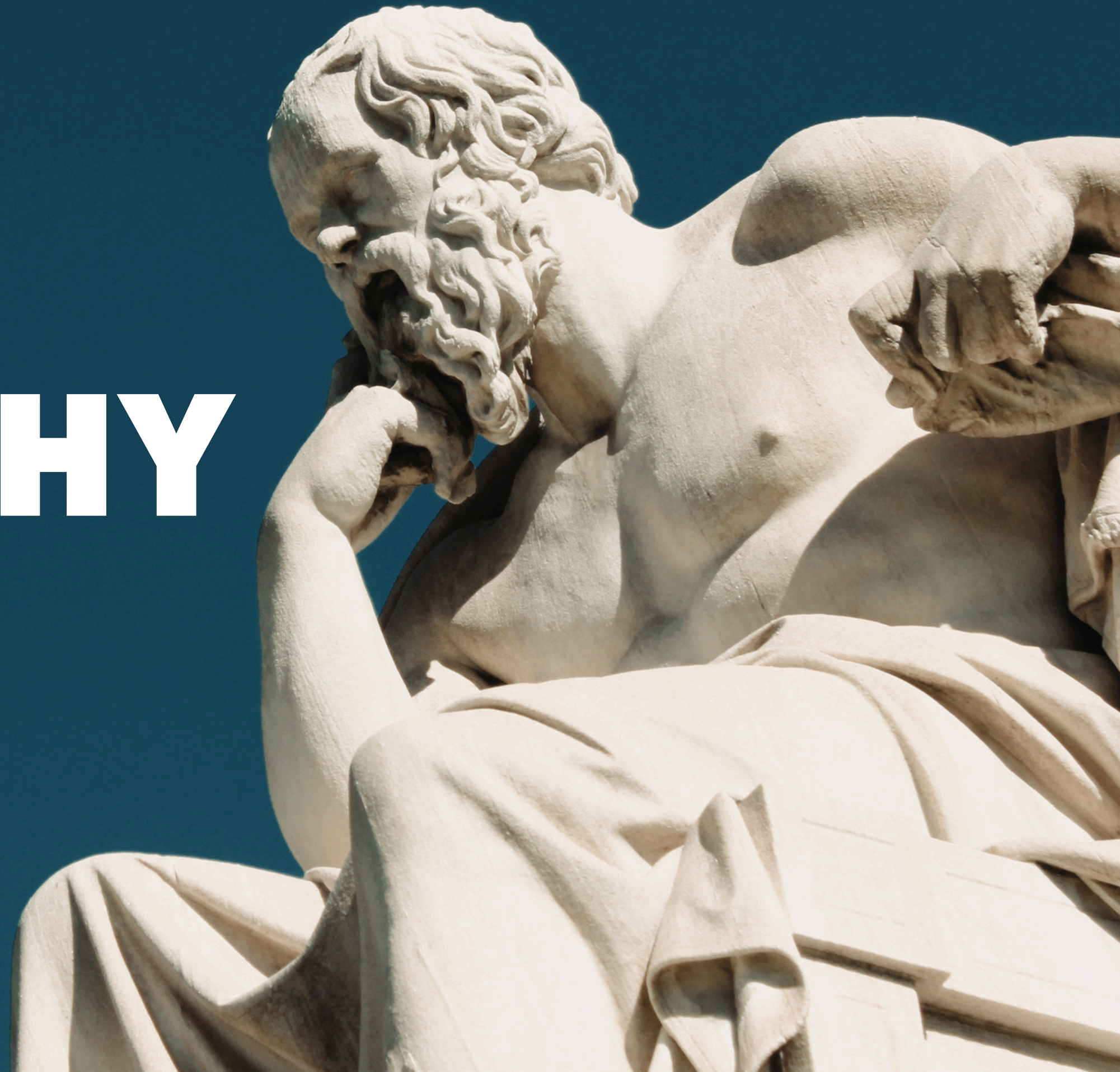
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# OUR PHILOSOPHY





## OUR PHILOSOPHY

Our philosophy is based on a true commitment to values, with an individual client strategy designed to assure the maximization of values over a wide range of market conditions. Subsequently, each of our service-oriented project teams focuses on a client's particular goals and objectives as we professionally direct their real estate investments and businesses. Professionalism and high ethical business practices have always been a guiding force in the success of Khmer Foundation Appraisal Co., Ltd.







## TRUST

KFA sticks and adheres to its highest professionalism, integrity and transparency in its services. With years of experiences and trust given by the customers in asset and property valuation, property consultancy, property development and customer relations, We diligently work to provide the best care of costumers' investments and businesses.



## PROFESSTIONAL

What this means is that we maintain our excellent relationship and high integrity with our valued customers and tenants and diligently caring of their investment and business needs and requirements.



## TRANSPARENCY

We, as much as we can, avoid any potential problems, which would happen or affect to the costumers' investments and businesses.



# • MISSION & VISION

## MISSION

We exist to provide National and International class services in the area of our core competences that leave our clients happy and thoroughly satisfied.

## VISION

To become the leading Real Estate company in Cambodia providing National and International class Real Estate service that meet out clients' need at all time.

## CORE VALUES

Keep our clients satisfied; our colleagues/collaborators happy; our staffs fulfilled and motivated; our management proud and celebrated; our brand competitive and progressive. To achieve the above, we pride ourselves on these Values:

### ➤ INTERGRITY

- We keep our promises – we walk the talk.
- We are honest, trustworthy and ethical in our all actions.

### ➤ COMPLETENCE

- We are research driven.
- We give reliable information that help our clients make the right decisions.





## ➤ QUALITY CLIENT / CUSTOMER SERVICE

- Our clients are the driving force of our existence; keeping them satisfied is the fundamental reason for our existence.
- We focus on opportunities where we can establish competitive advantage and deliver outstanding results.

## ➤ TEAMS WORK

- We work together to achieve more.
- We commit to achieving common goals.
- We support one another.



## ➤ PROMPT DELIVERY

- We are quick to act and respond to clients' needs.
- We perform our duties without delay.

## ➤ PROMPT DELIVERY



- We are professional and adaptable to the varied needs of our clients.
- We leverage on our collective strength to provide exceptional services.











# COMPANY PROFILE

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Read More >





# OKHNA

# NOUN RITHY

## CHAIRMAN/CEO OF KFA GROUP Co.,Ltd

Oknha Noun Rithy, a Founder and Chairman / CEO of Khmer Foundation Appraisal Co., Ltd. and KFA Property Co.,Ltd. He graduated a Bachelor Degree in Civil Engineering and a Master Degree of Business Administration. Recently, he was selected to be given an Outstanding Young Entrepreneur Award 2019, a top 1of the 5 award winners by the Cambodian Young Entrepreneur Association. He has been running his KFA Company since 2015 and KFA Property Co., Ltd. in 2018 from a small to a well-known real estate company until today. He has over 15 years of experience in these sectors. He has built strong business connection and network with investors in the Kingdom. Besides running his business, he is currently running KFA-MEDICAL SUPPLY Co.Ltd., another project called "Kiensvay Park" building 168 flat for sale in Kiensvay district, Kandal province. Oknha Noun Rithy becomes involved with several business networks to promote and supported the private business sectors and investors making business in Cambodia. This also includes networking with the Cambodian government.



# • COMPANY PROFILE



Whether you are property owners, tenants, or buyers, we value your businesses and provide you with the individual attention and exceptional services you deserve. We believe in a strict Code of Ethics. And we believe in integrity and commitment to excellence, professional attitude, and personalized cares.

Khmer Foundation Appraisal (KFA) Co., Ltd. and its professional team have significant and countless hands-on experiences in all facets of the real estate industries, including buying, selling, leasing, brokerage, management, financing, land development, and property appraisals. KFA has served its clients in real estate market throughout Cambodia for many years.

Building on our tremendous and extensive knowledge, experience, and expertise, KFA provide professional and Transparency to clients based on the zoning and current market value of the properties. Historically, KFA has gained honorable and incredible reputations in serving a wide range of services from its clients nationally and internationally. We take pride in our incredible reputations of initiating and implementing the successful real estate strategies for our clients.

Our philosophy is based on a true commitment to values with individual client strategy designed to assure maximization of values over a wide range of market conditions. Subsequently, each of our service-oriented project teams focus on a client's particular goals and objectives as we professionally direct their real estate investments and businesses. Professionalism and high ethical business practices have always been a guiding force in the success of Khmer Foundation Appraisal Co., Ltd.







# COMPANY OVERVIEW

Khmer Foundation Appraisals (KFA), Co., Ltd. is a legal, registered and one of the top 5 Real Estates and Consulting Companies founded by Oknha Noun Rithy who has over 15 years experiences in Real Estates industries in Cambodia. The KFA Company was licensed by the Ministry of Economy and Finance with its registration number EV-15-165 and registered Trust Regulator number KFA-PVT-1-006



The Company brings an in-depth understanding and extensive knowledge of valuation, sales, leasing, and consulting services across Cambodia and has created numerous successful real estate transactions throughout the country. The Company provides Asset and Property Appraisals, Property Consultancy for both selling and leasing property across Cambodia, including Property Development, Management, Investment, Engineering, and Construction. The Company also provides appraisals services for mortgage origination, relocation, forced sales, reviews, bankruptcy, asset valuation, share allocation, divorce, trust/estate matters, and court testimony.

The Company's regulations and policies conform to National and International standards of business ethics in the delivery of the professional real estate services and more. The management and staff of the Company are committed to providing the best services to the clientele in an absolutely honest, reliable, confident, transparency, independent and efficient manner.





The Company's Professional Valuation Team of creative, dynamic, well trained valuation appraisers and/or valuers with tremendous and excellent skills in the Real Estate market, is ready to providing its esteemed customers with an efficient, quality and transparent services by using the most unique and innovative databases system, which maintains all the past and current data in the system. In response to the demands of the customers, KFA has expanded its branch offices to Battambang, Siem Reap, Kompong Cham, and Preah Sihanouk Branch Our technical and professional teams have worked very closely between these offices. We have equipped and manned with full staff and facilities at our branch offices in these provinces.



Impressively and consecutively within the last 3 years of its business, KFA has received the International Quality Crown Award in 2017 by the BID Group and IQC Selection Committee in London, England, received the Valuation Company of the Year Award by the Realestate.com.kh 2018 and received another honorable Award (The BIZZ AMERICAS 2019) for its Leadership and Management in San Francisco, California,USA by the World Confederation of Business. As a result, the Company becomes one of the leading and top 5 Real Estates Companies in Cambodia and has built more business partners across the country. We are here to guarantee your business transaction to Award 2023. If you'd like to engage in our services or simply want to know more, please feel free to contact us at Hotlines: (+855) 77 248 168 ,(+855) 89 906 168. (+855) 23 999 855. or access to our Website at [www.kfa.com.kh](http://www.kfa.com.kh)



# THE GALLERY





# THE GALLERY





# THE GALLERY





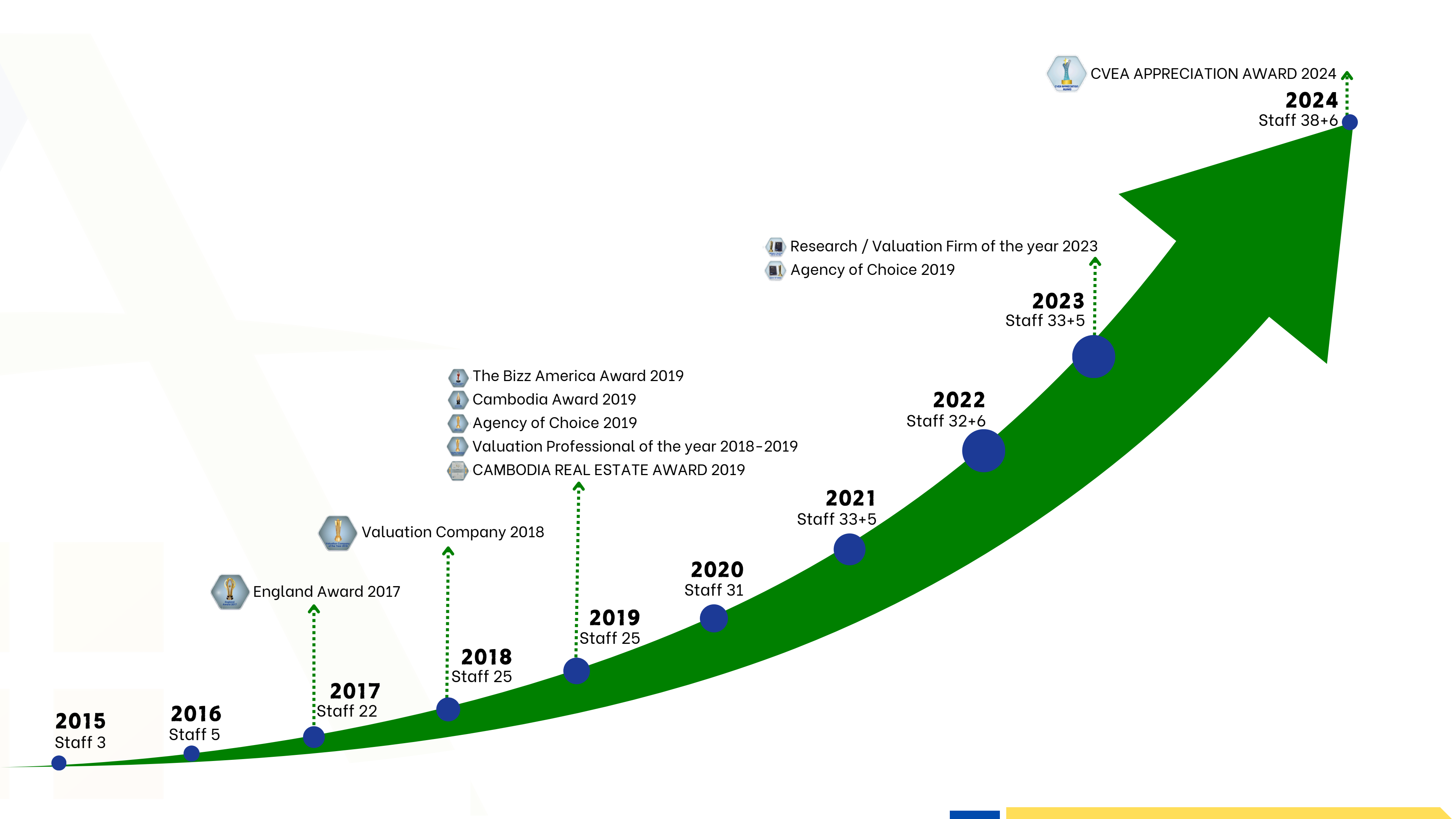
# ABOUT COMPANY











**2015**  
Staff 3

**2016**  
Staff 5

**2017**  
Staff 22

**2018**  
Staff 25

**2019**  
Staff 25

**2020**  
Staff 31

**2021**  
Staff 33+5

**2022**  
Staff 32+6

**2023**  
Staff 33+5

**2024**  
Staff 38+6



England Award 2017



Valuation Company 2018



The Bizz America Award 2019



Cambodia Award 2019



Agency of Choice 2019



Valuation Professional of the year 2018-2019



CAMBODIA REAL ESTATE AWARD 2019



Research / Valuation Firm of the year 2023



Agency of Choice 2019



CVEA APPRECIATION AWARD 2024



# KEY PEOPLE



**OKHNA NOUN RITHY**  
CHAIRMAN/CEO OF KFA GROUP Co.,Ltd

Okhna Noun Rithy, the founder and chair/CEO of Khmer Foundation Appraisal Co., Ltd. and KFA Property Co., Ltd. He graduated with a bachelor's degree in Civil Engineering and a master's degree in Business Administration. Recently, he was selected to be given the Outstanding Young Entrepreneur Award 2019 by the Cambodian Young Entrepreneur Association. He has been running his KFA Company since 2015 and KFA Property Co., Ltd. in 2018 from a small to a well-known real estate company until today. He has over 10 years of experience in these sectors. He has built strong business connections and networks with investors in the Kingdom. Besides running his business, he is currently running another project called "Kean Svay Park"—building 168 flat houses for sale in Kean Svay district, Kandal province. Okhna Noun Rithy became involved with several business networks to promote and support the private business sector and investors doing business in Cambodia. This also includes networking with the Cambodian government.



**Miss. PON THIDA**  
Finance Manager

Thida graduated a Bachelor Degree in Finance and Banking in 2012 (PUC). She has continued online studying on Association of Chartered Certified Accountant (ACCA). She joined Khmer Foundation Appraisal Co., Ltd. as Finance Manager on 01 Sept 2021. Before joining KFA, she had held various positions with private sectors and non-profit

organizations. She has great experiences in Accounting and Financial Management. She was responsible for managing and controlling all Account and Finance related Miss. PON THIDA Finance Manager matters, include creating the work flow of the company and developed the Standard Operating Procedure (SOP) covering Staff's Job Descriptions and Financial Policy. She had performed Internal/External Audit and Stock Control. she had performed a monthly annual and tax declaration. Additionally, she also had great experiences in problem solving.



**Mr. PHOURN SOPHY**  
Head of Valuation and Bank Relationship

Sophy holds a Bachelor Degree of Education in English at Human Resources University (HRU) in 2009 and completed a Bachelor Degree of Law at Royal University of Law and economics (RULE) in 2011. He joined Khmer Foundation Appraisal Co., Ltd. on March 01, 2020 Economics (RULE) in 2011. He joined Khmer Foundation Appraisal Co., Ltd. on

March 01, 2020 as a Head of Valuation and Branch Manager for Prehsihanouk Province. Prior to joining with Khmer Foundation Appraisal Co., Ltd, Sophy held a license of Professional Valuer and had worked with Bonna Realty Group for 8 years based in Preah Sihanouk province.



**Mr. PHOURN SOPHY**  
SALE&VALUATION SUPERVISOR

Ratha holds a Bachelor Degree of Economic at Royal University of Law and Economics in the year 2010. He joined Khmer Foundation Appraisal Co., Ltd in April 2016 as a Sale Supervisor. Before joining Khmer Foundation Appraisal Co., Ltd, Ratha had worked with Bonna Realty Group Co., Ltd for 4 years as Property Consultant. He is a quick learner

and like to catch up new things and enjoy diverse experience of working either as a team or individual. Ratha has presented good communication skills. He has been



**MR. CHHEL SONHEAT**  
VALUATION SUPERVISOR

Sonheat holds a Bachelor Degree of IT at SETEC University in year 2010. He freshly joined Khmer Foundation Appraisal Co., Ltd in August 2019 as a Senior Technical Valuation Supervisor. Before joining Khmer Foundation Appraisal Co., Ltd, Sonheat

had worked with Bonna Realty Group Co., Ltd for 6 years as properties Appraiser. He is a quick learner and like to catch up new things and enjoy diverse experience of working either as a team or individual. Chamroeun has presented good communication skills.



**Hun Monyrith**  
CEO'S Assistant

Monyrith graduated a Bachelor Degree in Finance and Banking in 2005 and he continued studying and graduated MBA in Finance and Banking in 2012 and he got a Certified Sage ERP Accounting Software From Sage ERP International in Singapore. he joined Khmer Foundation Appraisal on 02-May-2024 before he joining KFA he had held various position with private

sector and he had been implement with world bank project at Myanmar as accounting software specialist. he had great experiences in accounting software.



**Mr. RIN CHAMROUEN**  
Head of Technology and Database

Chamrouen holds a Bachelor Degree of IT at SETEC University in year 2010. He freshly joined Khmer Foundation Appraisal Co., Ltd. in August 2019 as a Head of Technology and Data Base. Before joining Khmer Foundation Appraisal Co., Ltd. Chamroeun had worked with Bonna Realty

Group Co., Ltd. for 6 years as properties Appraiser. He is a quick learner and like to catch up new things and enjoy diverse experience of working either as a team or individual. Chamroeun has presented good communication skills.



**MR. PHAL PICHMESA**  
REGIONAL MANAGER BTB&SR

Mr. Mesa has joined Khmer Foundation Appraisal Co., Ltd in October 2018 as a Property Researcher. Mesa has got promoted to be Acting Branch Manager based in Battambang. Before joining Khmer Foundation Appraisal Co., Ltd, Mesa has worked with Vapakhthor Cafe for years as Manager, and also had worked as a Video Editor and TV Program Manager with

Reksmey Star Cable TV in Siem Reap for 4 years. And as a New Editor at Cambodia Broadcasting Service (CTN & CNC) in Phnom Penh for 4 Month.



**MR. SENG SOVICHETTRA**  
ICT SUPERVISOR

Chettra was just graduated a Bachelor Degree in Information technology (IT) from Royal University of Phnom Penh (RUPP) in 2019 and currently studying at Institute of Foreign Language, majoring in Professional Communication. Chettra has started his employment with KFA as Property Researcher in May 2019; plus, becoming an IT Assistant in August 2019.



**Mr. RATH CHANTHA**  
ICT Manager

Chantha holds Bachelor's Degree in Management Information System (MIS) from National University of Management (NUM) in 2005 and subsequently completed more short courses such as E-marketing, News and E-writing and Network and Server administrator. Chantha has started his employment with KFA as IT/Web Developer in

December 2018. Before joining KFA, he had worked with CMS-Capital Management Solutions as Marketing/IT Manager that hold on window server 2012R, IECs material Mr. RATH CHANTHA ICT Manager for marketing campaign and company's social media (Facebook, Twitter, Instagram etc.) In addition, he had also worked with ORO Pacific Group as IT Manager which is the company Master Franchise from Australia focus on Jewelry and Juicy. Chantha had more than 6-year experience with National and International NGOs in IT, Design, Marketing and Training fields (2008-2015). He has over 10-year experience on IT, Marketing and Social Media.



**Mr. SOURY LEAB**  
PROJECT MANAGER

Leab holds a Master Degree of Civil Engineer with international University. He can speak English Korea well. Leab joined Khmer Foundation Appraisal Co., Ltd. In December 2020 as Site Engineer. Before with Mega Asset management Co., LTD. and OCIC as project manager for 4 years. With Borey Mong kul Phnom Phen project manage for 3 years. Overall Leab has been in contraction career for over 7years.



**MR. LUN VANTHY**  
ARCHITECTURE/DESIGNER

Vanthy holds Bachelor Degree in Architecture from Norton University in 2016 and subsequently completed more short courses such as Photoshop, AutoCAD Sketch up Modeling, Sketch up Rendering. Vanthy has started

his employment with KFA as Architecture in July 2018. Before joining KFA, he had worked with Panhchaksela Construction as Architecture (Exterior Design, Interior Design). He has over 8-year experience on Architecture and interior Design.



**MR. SAROEUN RITHISAK**  
SITE ENGINEER MANAGER

SAROEUN RITHISAK holds Bachelor degree of Civil Engineer with National polytechnic Institute Of Cambodia. He can speak and write English well. Rithisak joined Khmer Foundation Appraisal Co.,Ltd in October 2022 as Site

Engineer Manager at Wing bank renovation BMC BRANCH. He was work with Anco water supply at poipet city for 1 year. And he was work for Mega Asset management Co.,Ltd and OCIC as site manager for 5years. Overall Rithisak has been work for Construction career for over 6 years.



# Top Manager Chart



**OKHNA NOUN RITHY**  
FOUNDER CHAIRMAN/CEO



**Miss. PON THIDA**  
Finance Manager



**Hun Monyrith**  
CEO'S Assistant



**Mr. RATH CHANTHA**  
ICT Manager



**Mr. PHOURN SOPHY**  
Head of Valuation and  
Bank Relationship



**Mr. RIN CHAMROUEN**  
Head of Technology  
and Database



**Mr. SOURY LEAB**  
SITE ENGINEER



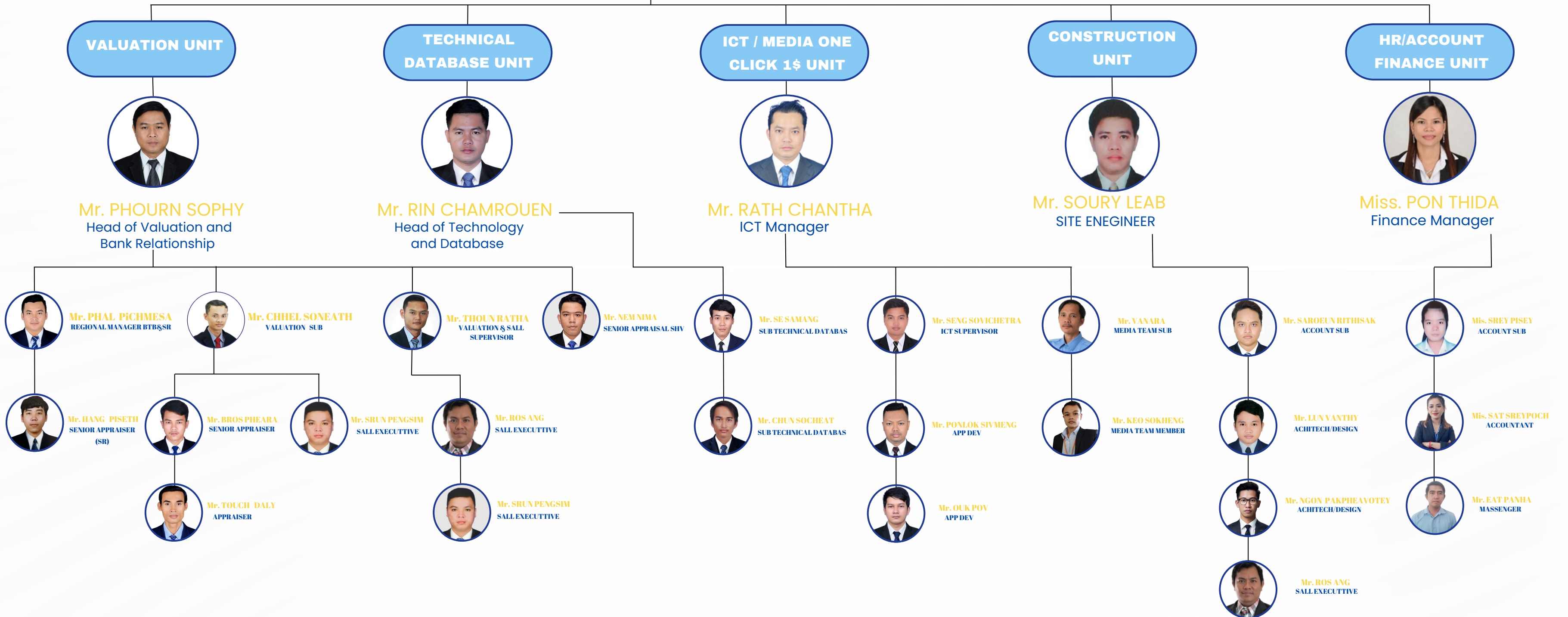
# Company Structure



**OKHNA NOUN RITHY**  
FOUNDER CHAIRMAN/CEO



**Hun Monyrith**  
CEO'S Assistant





# KFA Group Co.Ltd

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KFA Group stated in 2015 Focused on Appraisal, Buy, Sale, and Rent Real Estate of Cambodia. Now KFA is the first leading and has received Golden Award National and International.



Think about real estate in Cambodia Think about KFA whether you dream about Property development or Investment, KFA can assist you...



## • KFA's PROPERTY EXPERT

Select group of reputable property investment experts

- Focus on high quality and Reliability
- Your partners in Cambodia Property Investment
- Endorsed by the Cambodia-International Chamber of Industry and Commerce



## • KFA's PROPERTY EXPERT

Licensed and Insured Vendors and Contractors

- Evidence Assistance
- Expertise in Consulting and Managing homes
- Renovations small or large proactive approaching with tenants
- Comply with law
- More...





# • PROFESSIONAL & ETHICAL STANDARD

KFA believes that providing Professional and High Ethical Standard to customers are the utmost fundamental best practices to our business. The philosophy of our Company is "Trust, Professional, And Transparency" We also follow the below five key standard concepts of Global Professional and Ethical Standards presented by the Royal Institute of Surveyor (RICS) based in Singapore and Malaysia.

1. Act with Integrity. Be honest and straightforward in all what we do.
2. Always Provide High a Standard Of Service. Always ensure our clients, or others to whom we have a professional responsibility, receive the best possible advice, support or performance of the terms of engagement we have agreed to.
3. Act In Way That Promotes Trust In The Profession. Act in a manner, both in our professional life and private one; promote ourselves and the company we work for in a professional and positive way.
4. Treat Other With Respect. Treat everyone with courtesy, politeness and respect and consider cultural sensitivities and business practices.
5. Take Responsibility. Be accountable for all our actions - don't blame others if things go wrong, and if we suspect something isn't right, be prepared to take action.







# KFA'S SERVICE



# • KFA's SERVICE

## I. PROPERTY & ASSET APPRAISAL

KFA uses the most Standard Valuation Methods for its appraisal. There are three (3) most standard approaches to value real estate.

**(1) Comparable sale Approach**, a relative valuation **(2) Income Approach** a time value of money based method which includes the (i) direct capitalization method and (ii) discounted cashflow method and **(3) Cost Approach** which values real Estate at its replacement cost

- **Comparable Sale Approach For Market Approach**
- **Income Approach - Cost Approach**
- **Cost Approach**

Real Estate value must correspond to its capacity to generate future cash flows. The easiest approach is to value a property is to base it on the value actually assigned to other properties in the market i.e. the Comparable Sales Approach. However, because no two properties are the same and significant differences exist between properties, this approach is not appropriate for all properties and must be used with caution. A theoretically more sound approach is one in which we estimate the actual cash flow potential of the property and value the property at the present value of the future cash flows i.e. the Income Approach. When no comparable market transactions are available, and it is hard to forecast future cash flows correctly, the Cost Approach can be used which values a property at its replacement cost



# 1. PROPERTY VALUATION

COMERCIAL PROPERTY office Building, Retail Shop, Hotel & Resort



## ➤ RESIDENTIAL PROPERTY

- Apartments, Condominiums, Villas, and Flats

## ➤ INDUSTRIAL PROPERTY

- Warehouses and Factories

## ➤ LAND PROPERTY

- Undeveloped and Vacant land

## ➤ ANGRICULTURE PROPERTY

- Plantations and emptied land

# 2. ASSET PROPERTY

- Machinery and Equipment: Manufacturing Equipment, Textile Machines

# 3. CONSALTANT ADVISOR

Indicative Valuation: Consulting on second opinion on fair market value. KFA's property valuation reports are designed to deliver insight into a property's fundamentals, its competition and the overall market dynamics affecting value. We believe that a solid appraisal report can be a strategic asset for investors, lenders and owners, provided that it addresses both a property's unique characteristics and the big picture.



Our commitment to high-end client service, our market intelligence and resources continues to differentiate us as the firm of choice in the real estate industry in Cambodia. With its unique and expanding platform, KFA is committed to attract the valuation industry's leading professionals and provide a full range of expertise across all property types. Our professionals share a commitment to deliver the highest level of service and the best client experience possible. We go the extra mile to deliver results, whether this means meeting a tight deadline, working with a complex and challenging property or delivering consistent results when valuing nation wide portfolios. All of our appraisals are evaluated and approved by an experienced professional and review team to ensure our clients receive clear, concise, and timely appraisals.

## **II. PROPERTY CONSULTANT**

To acquire, develop, own and manage a property portfolio requires a significant investment of both time and money and carries a high degree of risk. However, if you employ the right strategies at the right time then the rewards can be impressive. This is where the KFA Property Consultancy team can help you. Our highly qualified and experienced property consultancy team provides a comprehensive set of asset management and asset intelligence services. Using a combination of condition surveys, specialist investigations, validations, reviews and energy, we are able to review the effectiveness of your property management strategies and how well they are being implemented. Additionally, we provide accurate data about each asset and create comprehensive and objective asset management database systems which help you to understand your properties more clearly, make more informed decisions, establish priorities, and manage your portfolios more efficiently and professionally. Where required we will also support you in reorganizing your business to suit the agreed strategies.



# III. PROPERTY DEVELOPMENT

## OVER VIEW

KFA is a highly successful group of associated companies generating excellent returns from investment, trading and asset management in the property and land sector with strong link to cliental, who wants to invest in property and land sectors.

- DEVELOPMENT : Commercial Property development throughout the kingdom of Cambodia
- LAND : Identifies, secures and promotes land with the potential to add value through the
- HOMES : Aspirational living, prime locations, exceptional design: KFA Homes, taking living to
- CAPITAL : FCA authorized fund manager and adviser, broad range of property opportunities.



# IV. PROPERTY INVESTMENT

Every payment you make on your property puts you one step closer to acquire a major possession and every improvement you make to your property not only enhances your way of life living, but also adds value to your home.





# PROPERTY INVESTMENT OPPORTUNITIES

We advise clients on the acquisition and disposal of a wide range of investment land and property opportunities, throughout the key locations in Cambodia. The types of property we handle are listed below:

- Land
- Offices
- Serviced apartments, apartments and condominiums
- Warehouses, factories and industrial units
- Shophouses
- Hotels and resorts
- Golf courses
- Joint venture transactions



## INVESTMENT IN COMMERCIAL PROPERTY WITH KFA'S INVESTORS

A property investment that earns you an income and provides financial security doesn't have to be a dream. Using our property market investment experience, we can help you consider property as an investment strategy



# PROPERTY INVESTMENT OPPORTUNITIES

Our in-house property team utilizes market intelligence to create a property investment solution that puts your money to work. Our comprehensive market research includes:

- Demographic profiling-including population age, education levels and employment
- Capital gains-assessing the capacity to provide average capital gains over 10 years period.
- Vacancy rates the assessment of properties to maintain minimal levels of vacancy.
- Rental yields the assessment of rental property to deliver sustainable returns.
- Community outlook-focusing on the local infrastructure and development.
- Guide To Khmer Foundation Appraisals Investment For International and National Investors.





# KFA's PROPERTY EXPERT

Select group of reputable property investment experts

- Focus on high quality and Reliability
- Your partners in Cambodia Property Investment
- Endorsed by the Cambodia-International Chamber of Industry and Commerce



Licensed and Insured Vendors and Contractors

- Evidence Assistance
- Expertise in Consulting and Managing homes
- Renovations small or large proactive approaching with tenants
- Comply with law
- More...



# KFA's MANAGEMENT FEES & OTHER CHARGES

Our initial starts up fee is \$1. KFA has a reduced rate per month of only 9% of the gross monthly rent amount compared to most other companies at the rate of 9%. This amount includes the follow services:

- Monthly Rent Collections & Disbursements
- Monthly Management Services
- Late Payment Follow-up and Resolution
- Move Out Walk-through, Report and Pictures
- Periodic inspections with pictures to document
- Early Terminations Bounced Checks
- No charge for Tenant Notices
- Receiving all Emergency Phone Calls
- Website for Tenant Work Order Requests
- Prompt Owner Payments
- Unauthorized Pets, Occupant or Other Notices
- Generated Monthly Reports







# PROPERTY MANAGEMENT at KFA

Our experienced local management team provides great service, knowledge of the area and surrounding environment, and people who will care for your investment property as to be owned.

KFA's goal is to minimize your stress and maintain your return on investment. We pride customers with Trust, Professional and Transparency!





## **KFA's QUALITY MANAGEMENT**

First and Foremost, KFA supervises maintenance. We contract only the most skilled, reliable licensed and insured maintenance contractors in the area.

The actual maintenance expenses for the home are the responsibility of the homeowner. Every effort is made to control maintenance costs while maintaining the integrity and value of the property. Problem reports are verified to eliminate unnecessary service calls.

Periodic inspections of your home are done throughout the year. KFA documents all inspections with pictures and reports and signed by tenants at time of inspection

## **V. ENGINEERING AND CONSTRUCTION**

Whether you are investors, developers, builders, or contractors, the challenges and opportunities in the industry have never been greater. The real estate and construction industry continues to increase in market due to high demand.





Our clients operate across all sectors of the real estate and construction industries. Whether they are developing, constructing or investing in office towers, shopping malls, industrial parks, residential subdivisions, multi-residential properties, mixed use properties, or infrastructure, they come to us because we have the experience they need. We develop our services to help our clients address the key issues in the real estate and construction industry, and we have specialized knowledge and experience in key sectors, including:

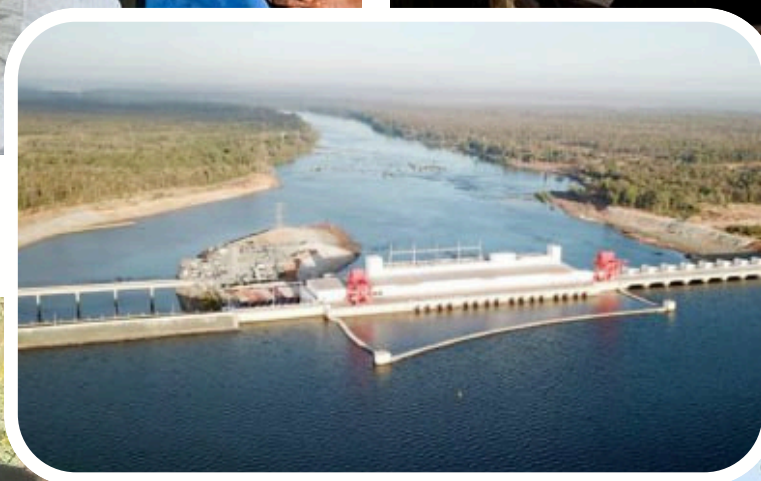
- Commercial and industrial real estate development
- Real estate investment and leasing
- Land development and home building
- Public-private partnerships
- Construction and Engineering







Valuation and Impact Assessment Report of



Sre Pok Krom Bei Hydroelectric Power Plant





# Bank Panel



# KFA'S MEMBERSHIP





## VI. ENGINEERING AND CONSTRUCTION

Having strong partnership can make a tremendous impact on your business. If it's a good partnership, it can scale your company to new levels. If the partnership is bad, it can cost you valuable time and money. The main reason for this is that each company has different types of partners and different requirements for each partner. Yet, there are many things that are common to successful partner relationships such as communication, relationship building, trust, transparency & mutual interest. Here are some tips to help make sure you are on the right track to build successful partnership.

- Create a Shared Partnership Vision and Roadmap
- Be Transparency
- Know Your Partner's Strengths and Weaknesses
- Communicate Effectively
- Know When to Say Goodbye





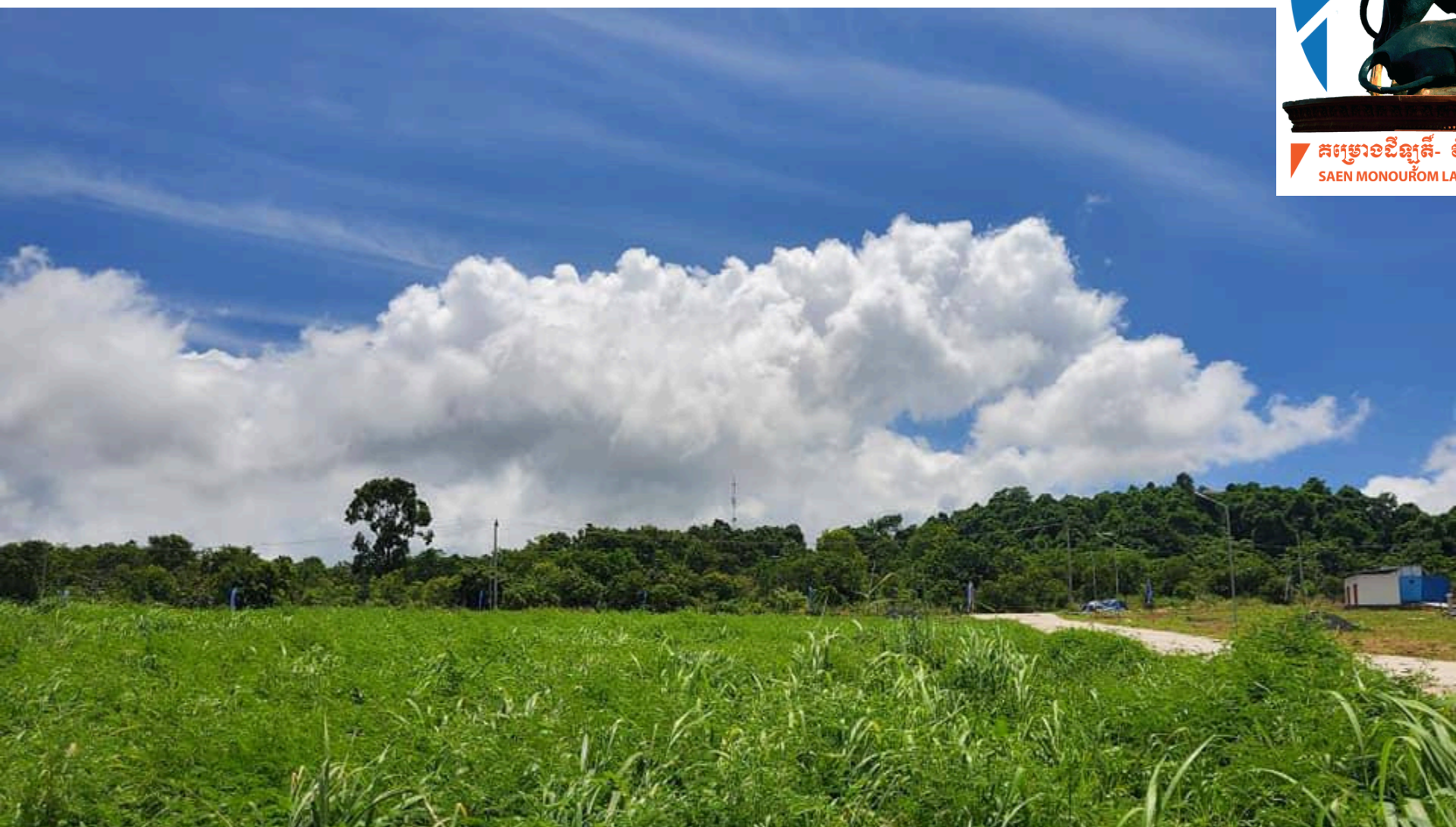
## KFA Land

Utilizing our expertise in the industry and staying abreast of current market trends, we decided to establish KFA Land in 2018. Presently, KFA Land has two projects, namely Urban Resort. This development is located in Sangkat Sangkat Kong Noy, Khan Dangkor, Phnom Penh City, and comprises 204 lots of pristine terrain. In urban areas like Phnom Penh, we offer a variety of plot sizes suitable for residential or commercial purposes, as well as larger parcels designated for mixed-use projects. Additionally, we provide infrastructure such as roads, electricity, water, and sewage systems.

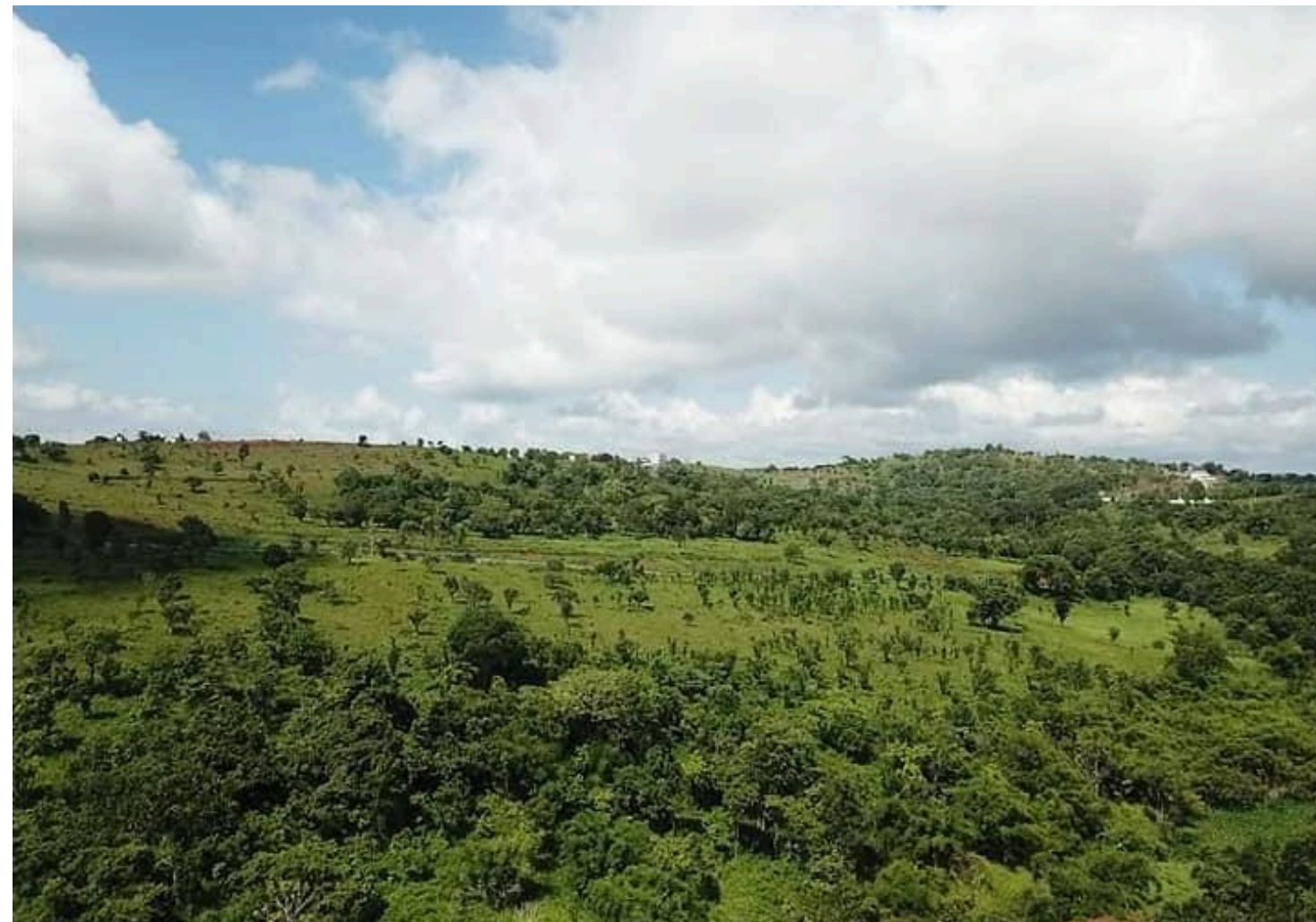
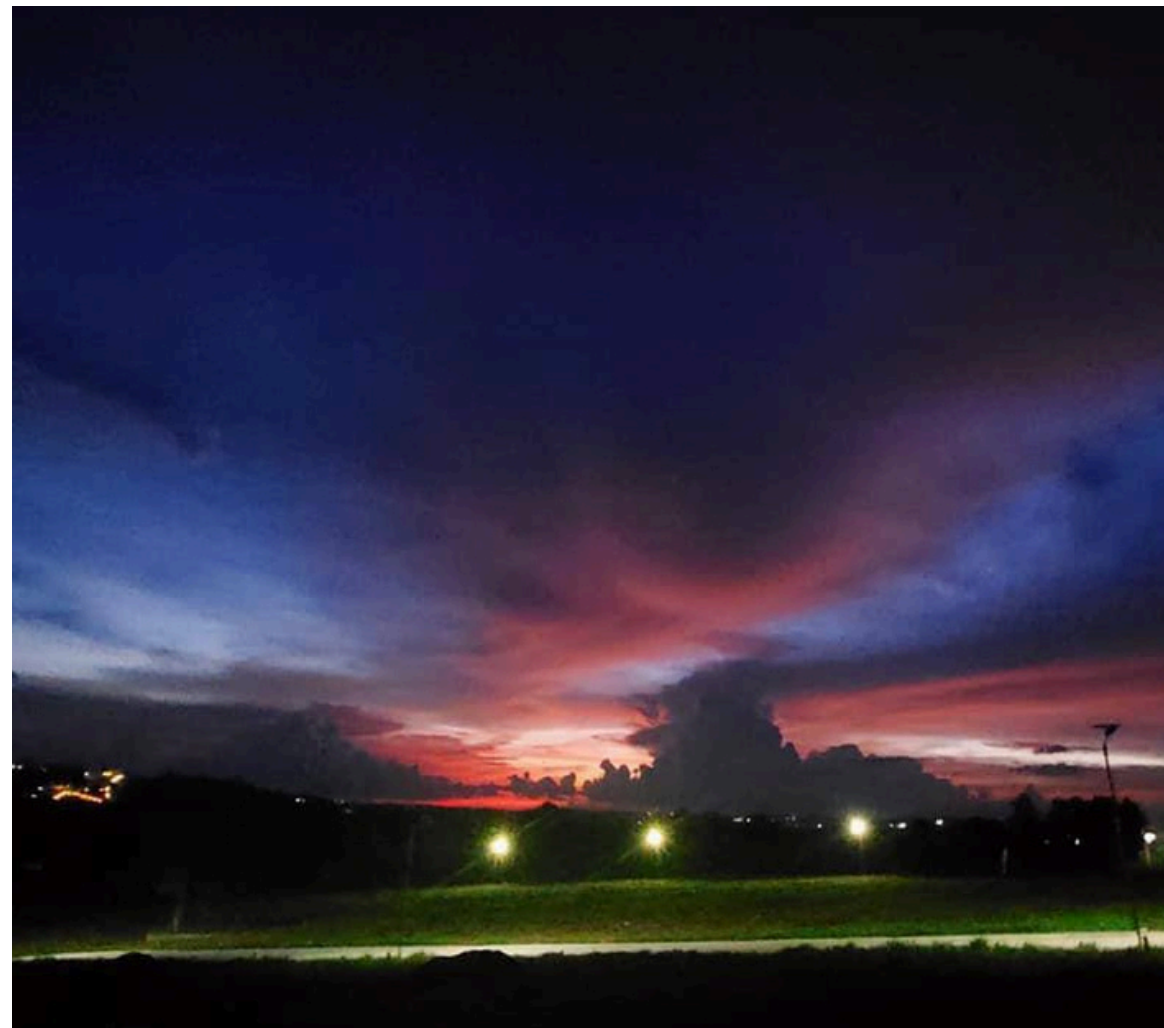
In line with the expansion of tourism in Cambodia, we have land lot projects available at Spean Meanchey Commune, Krong Sen Monorom, Mondul Kiri Province. The Resort and Saen Monourom Land Lots & Villa Project has attracted interest in developing resorts and luxury villas in this area. Our offerings include picturesque views and opportunities for tourism-related enterprises.



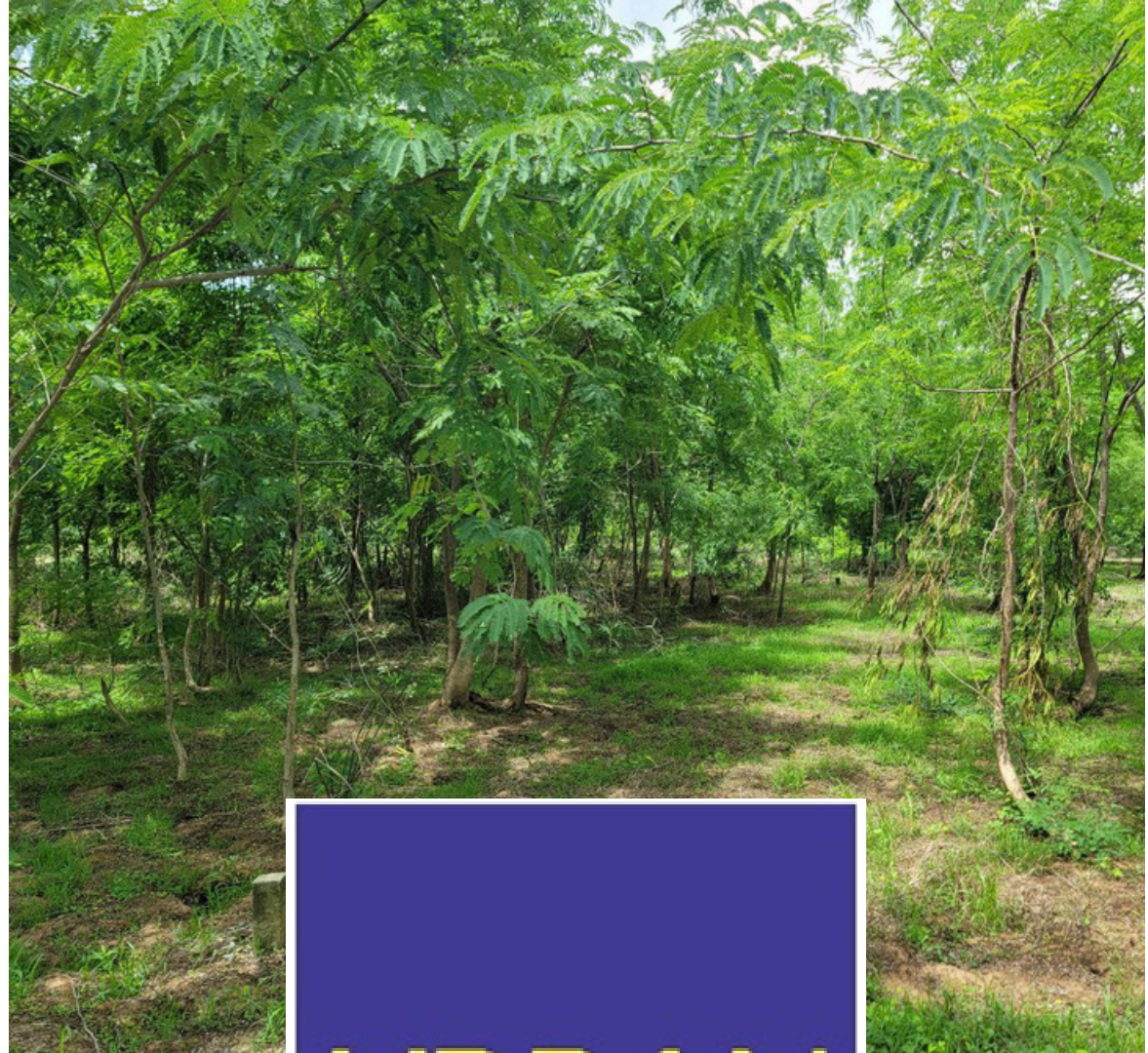












**URBAN  
RESORT**



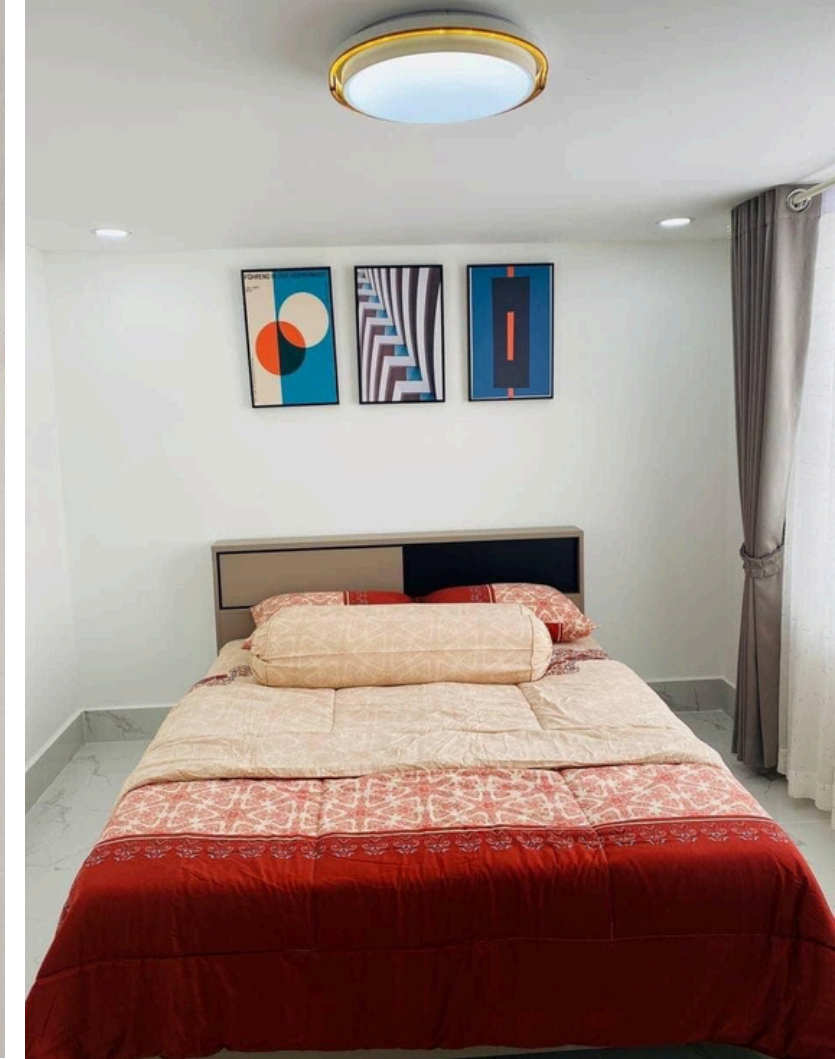
## **Borey Kien Svay park**

Borey KienSvayPark is a part of the KFA Group and is situated at Porpeal Khae 2 Village, Dei Eth Commune, and Srae Ampil Village, Chheu Teal Commune, Kien Svay District, Kandal Province. It focuses on house- construction and has been in the field for around 5 years. Having 193 units, Borey KienSvayPark aims to provide Cambodian people with an affordable house in the best location, under the slogan of Low-Cost Housing, High Quality, Modern Lifestyle.



ក្រុមហ៊ុន ភីស្វាយប៉ាក  
KIEN SVAY PARK







# Demolition project

- BS Building



- Wing Bank Wat Phnom

- Soho Mall





# Demolition project

- Wing Bank at SHV



- Wing Bank at Pursat





# SAVIMEX STATION

Savimex Gas Station We have 3 locations, the first location opened in Phnom Penh, along Street 371 next to the gate of PC Market. Currently Savimex Petrol Station is now open in 3 locations.



01/ SAVIMEX in Phnom Penh  
(next PC Market)



02/ SAVIMEX in Prek Dambok,  
Srey Santhor district,



03/ Baray commune, Srey Santhor  
district, Kampong Cham province.





# What is a Business Partner?

In the business world, investment, development, or all kinds of business, strategic partnerships, and business partnerships by signing a Memorandum of Understanding (MOU) are essential. Ultimately, to be able to manage a target market share as well as achieve its vision and fulfill that ambition is "profitable."

According to international investment and economic experts, the meaning of the term "business partnership" is as follows:

The first may be another company or business entity in which you collaborate, with both companies agreeing to work together to achieve mutually beneficial harmony for several reasons arising from collaborative collaboration, such as sharing resources or skills, jointly entering new markets, and developing new products or services. It can be profitable at minimal cost (both time and capital).





Second, there can be an individual who participates as a shareholder in the same company together; that person can share skills and experience in business operations, sharing and respecting decisions, including joint day-to-day responsibilities. Together as well as financial support and participation.

In particular, in the master plan for business strategy, the business partner can be organized into four main points, such as the structure of the partnership, preparing and presenting the biography of each business partner, the responsibilities of each business partner, and finally, the process of joint decision-making between all partners.

The above description is just one part of the content as well as the meaning of the term "business partnership," while there are many other benefits that the partners can get together that are fruitful and positive.



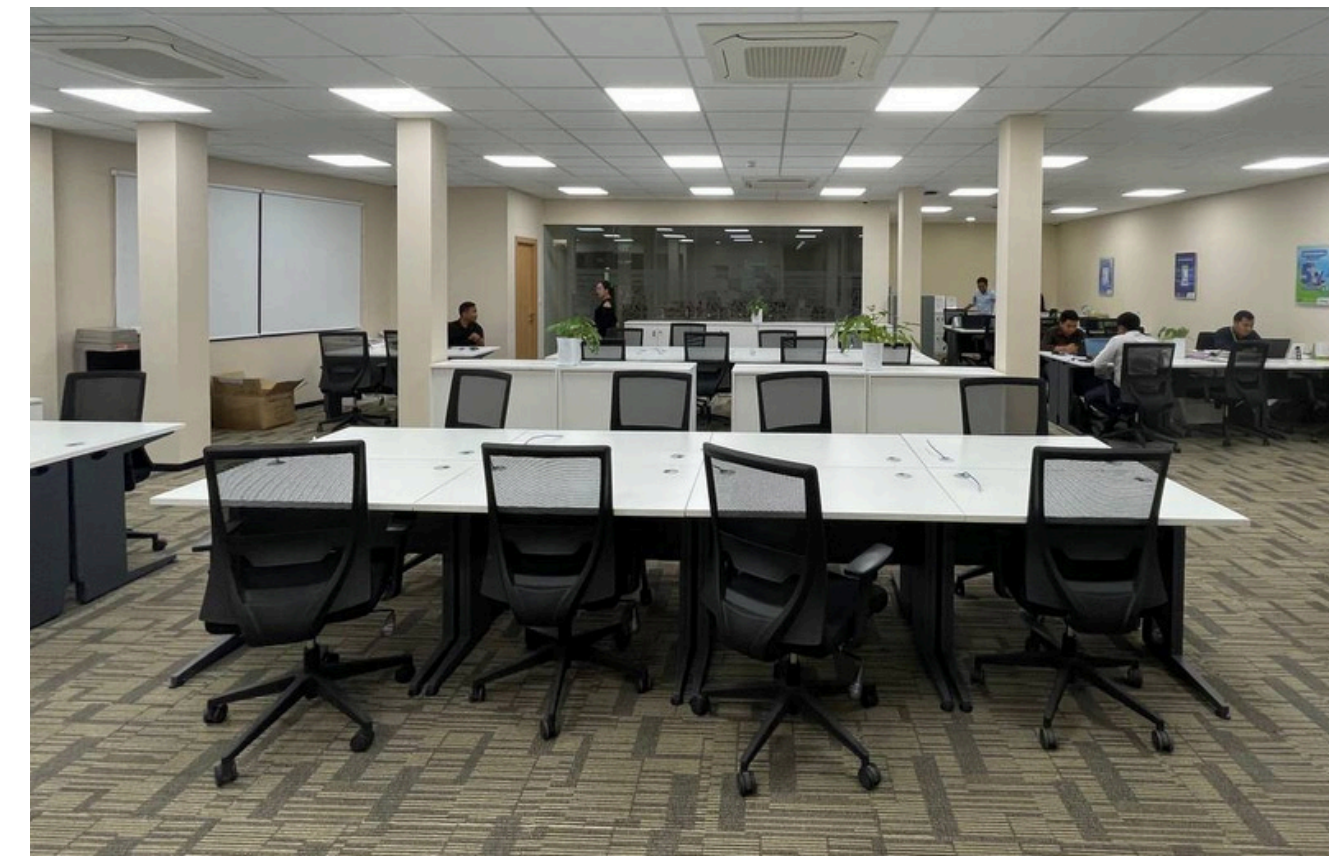
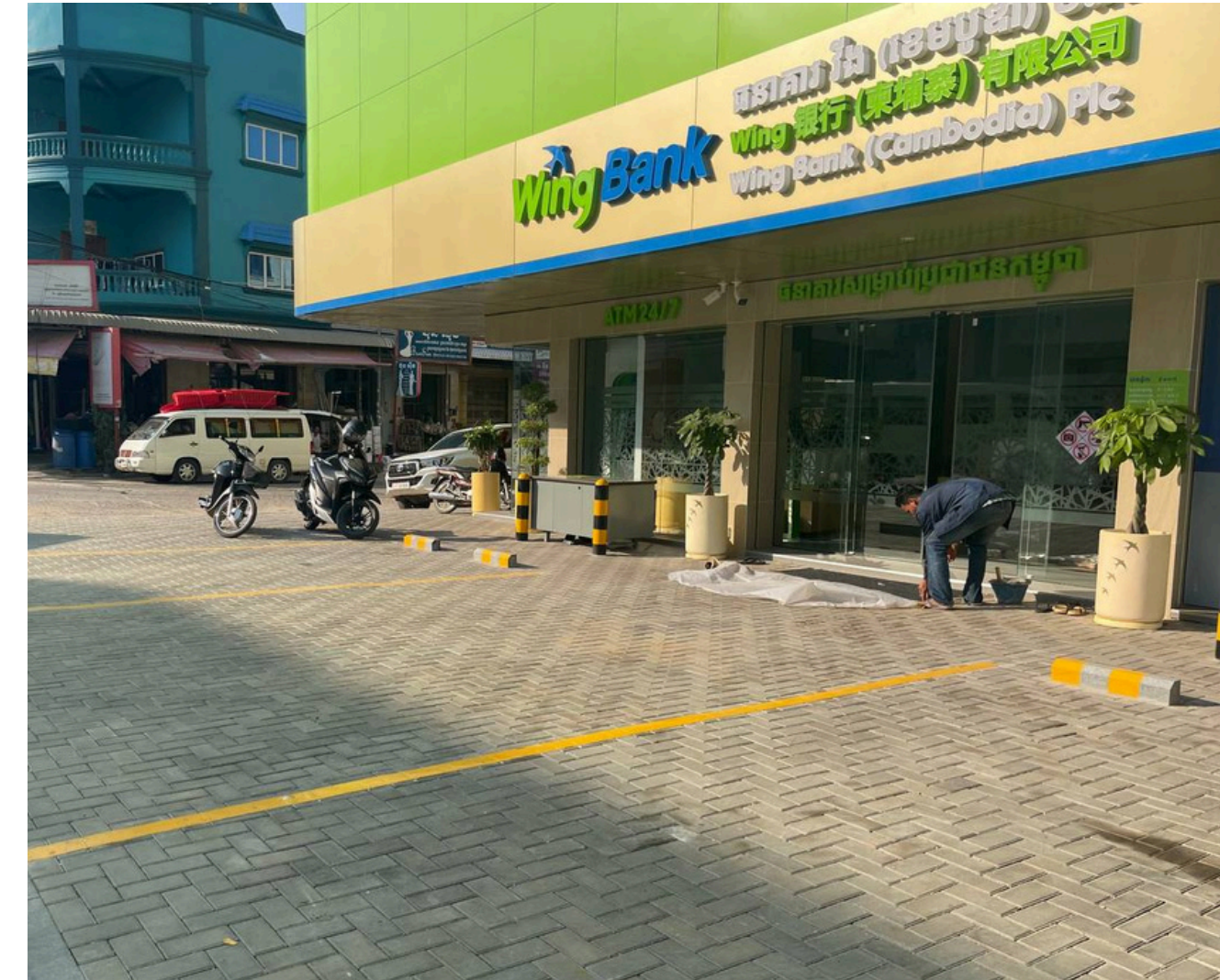


# OUR ACHIEVEMENTS





# Wing Bank (Banteay Meanchey Province)





- Ezecom



- Savimix Baray



- Prek Dombok Bridge



- Brek DomBok's Pond



- Car & Motor Parking (Wing Bank)





# Meta Food & Beverage

Meta Food & Beverage is a local company created by a Cambodian investor as a family company. Since 2019 went through the pandemic period of Covid-19 until now we have been serving many menus including:

- Coffee and Drink (Meta Coffee)
- Burger (Best Burger)
- Spicy Noodle (Meta Spicy Noodle)
- Pizza (Meta Pizza)
- BBQ and Soup

We have extended our branch to four locations

- Phsar PC Branch (In front of Phsar PC, street N°371, Phnom Penh)
- Prek Dambouk Branch (Prek Dambouk Commune, Kampong Cham Province)
- Prek Por Branch (Prek Por District, Kampong Cham Province)
- Baray Branch (Baray Commune, Kampong Cham Province)
- Prek Ta Saek Branch (Chroy Chongvar, Phnom Penh) is under construction and will soon be opened.





- We also want to expand our branch in Phnom Penh city and Province soon.
- We always focus on Quality, Taste, Packaging, and Price.
- We are also selling our franchise to our business partner.



Delicious, Good Price,  
For everyone.!



# ប៊ីហ្គី សាច់គោ

## BEEF BUGER



ដីប៊ែស ប៊ីហ្គី

f @ THEBESTBURGER

THE BEST IDEA FOR TODAY

# SUPER BURGER



# ល្អក្នុងប៊ីហ្គីសាច់គោ

## សាច់មាន់មាន់ ដំឡូងបំពង

### ស្លាបមាន់ ត្រីកាំ2







The  
**Best**  
ខ្លឹមសារ ប៊ែរញី









**មីហ៊ីរ ហាតដកសុទ្ធ**



**មីហ៊ីរ សាច់គោ**



**មីហ៊ីរ**  
**មេត្តា**



មីហ៊ីរ សាច់បង្ការ មីហ៊ីរ សាច់គោ  
មីហ៊ីរ ហាតដកលាយប្រហិត  
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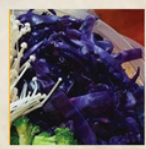
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ឡឹកមូល



ខាត់ណាខៀវ



ស្ពៃភ្លោបពណ៌ស្វាយ

**មីហ៊ីរ សាច់បង្ការ**



**មីហ៊ីរ ប្រហិតសុទ្ធ**

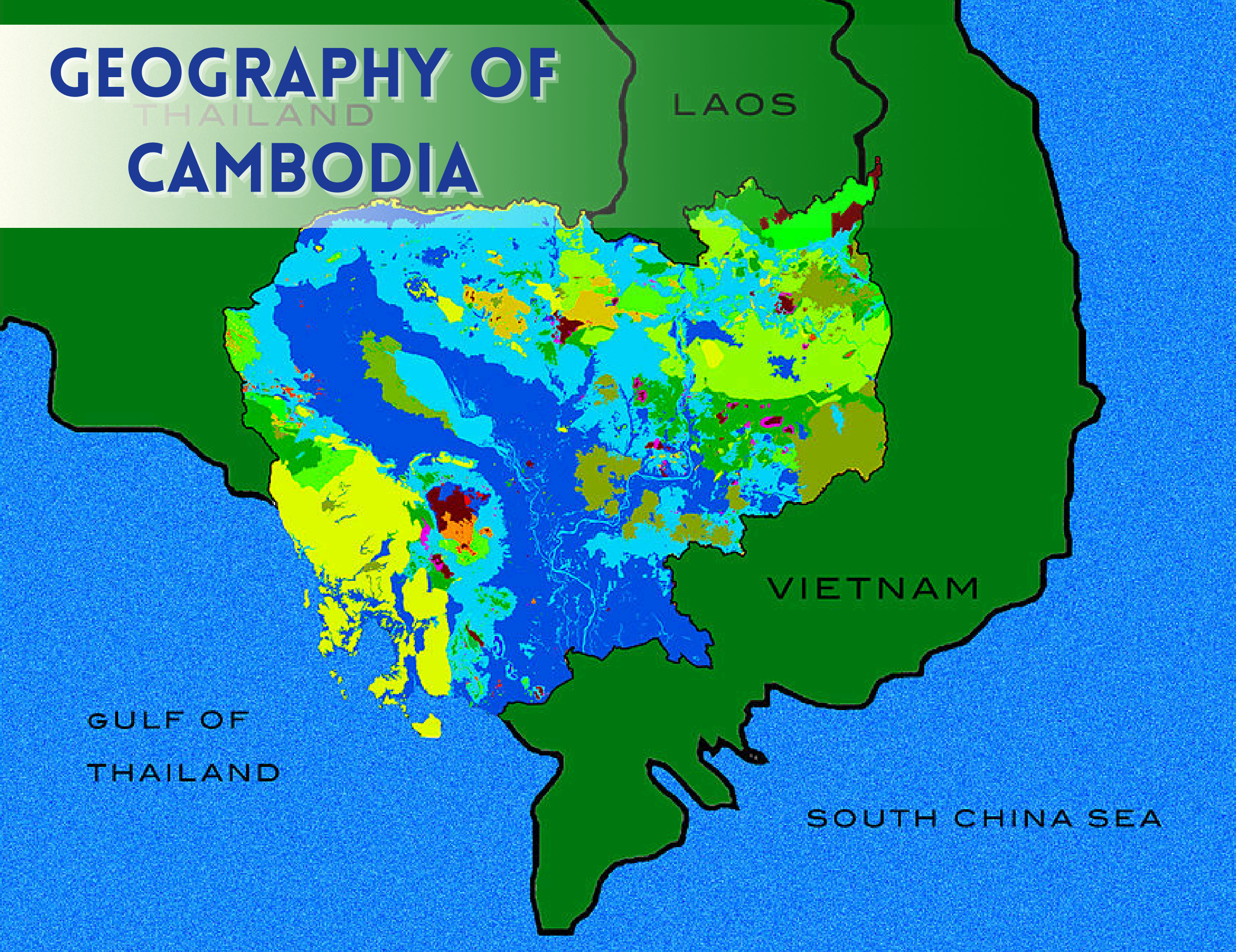








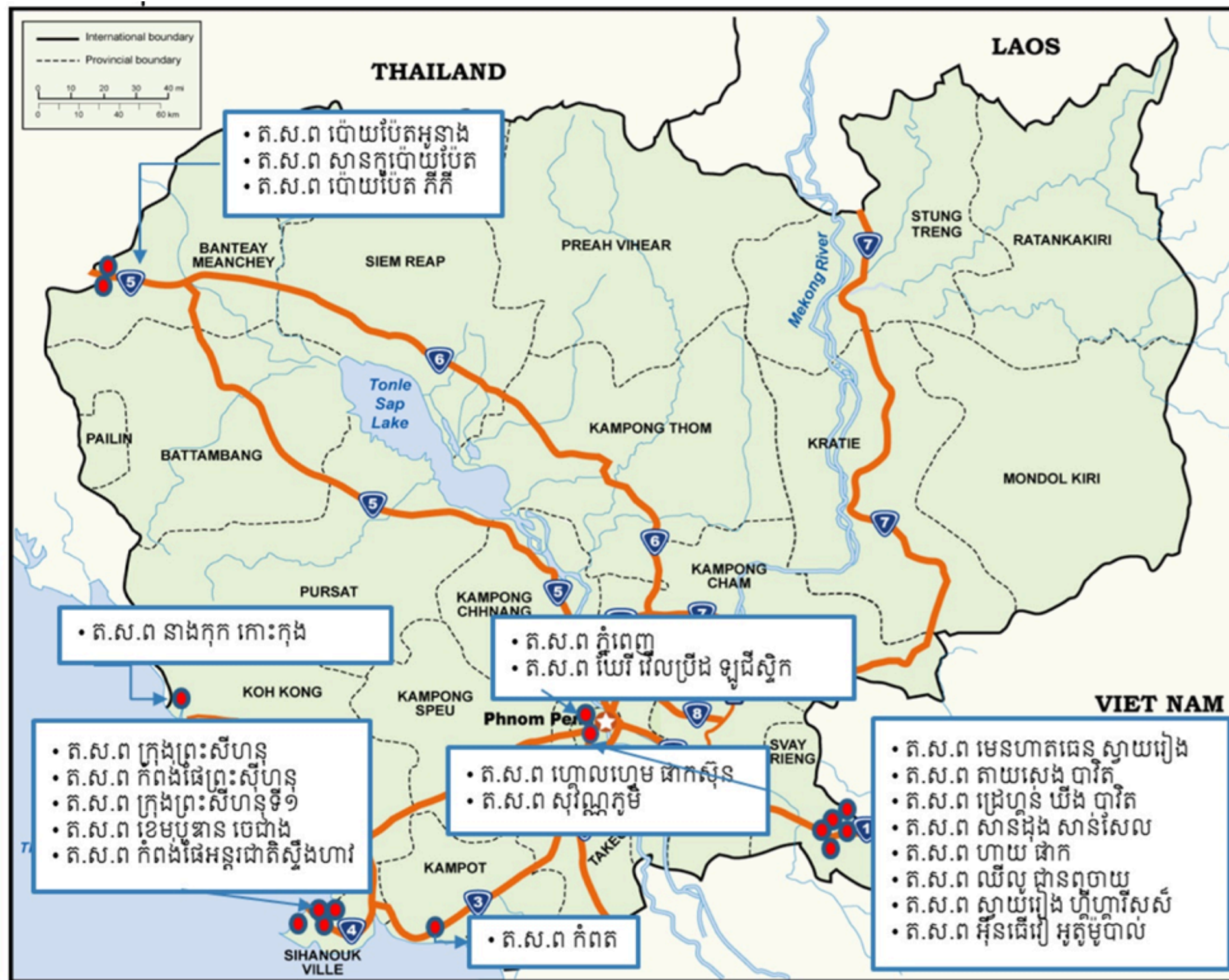
# GEOGRAPHY OF THAILAND CAMBODIA



- Andesite
- Area covered by water in wet season
- Basalt
- Cambrian-Silurian quartzite
- Cambrian-Upper Silurian quartzites
- Devono-Carboniferous SS
- Diorite
- Dolerites
- Granite
- Hornfelse
- Jurassic-Cretaceous sandstone
- Late Triassic-Early Cretaceous
- Lower-Middle Jurassic
- Old alluvium
- Ouralo-Permian
- Permian: limestone
- Precambrian formations
- Rhyolite and dactite
- Triassic sandstone
- Upper carboniferous-Lower Triassic sa
- Water
- Young alluvium



Cambodia is located in Southeast Asia between the 10th and 15th parallel of the northern latitude and between the 102nd and 108th longitudes of the eastern longitude. It covers a total area of 181,035 square kilometers, has an average population density of 64 people per km<sup>2</sup>, and borders Thailand to the west and northwest Laos, northeastern Vietnam to the east, and the Gulf Sea of Thailand to the southwest. The capital and largest city in Cambodia is Phnom Penh.





# SEZ CAMBODIA





Cambodia has a total of 22 special economic zones, both in Phnom Penh and in the provinces. Phnom Penh has 2 locations (Phnom Penh SEZ, Kerry World-bridge Logistics Ltd), Kandal Province has 2 locations (Gold fame Star Enterprises (Cambodia), Sovannaphum SEZ), Kampot Province has 1 location (Kampot SEZ), Koh Kong Province has 1 location ( Neang Koh Kong SEZ)



Sihanoukville Province has 5 locations (Sihanoukville SEZ, Sihanoukville SEZ I, Sihanoukville International Port SEZ, ZheJiang SEZ, Stoeng Hav International Port SEZ) Banteay Meanchey Province has 3 locations (Poipet -O'Neang SEZ, SANCO SEZ, Royal Group Poipet SEZ) and Svay Rieng Province have 8 locations (Manhattan SEZ, Tai Seng SEZ I, Dragon King SEZ, Shandong Sunshell SEZ, High Park SEZ, Cigarette SEZ, Qilu Jian Pu Zhai SEZ, Intervia Auto Mobile SEZ).





- Phnom Penh has 2 locations
- Kampot Province has 1 location
- Koh Kong Province has 1 location
- Sihanoukville Province has 5 locations
- Svay Rieng Province have 8 locations





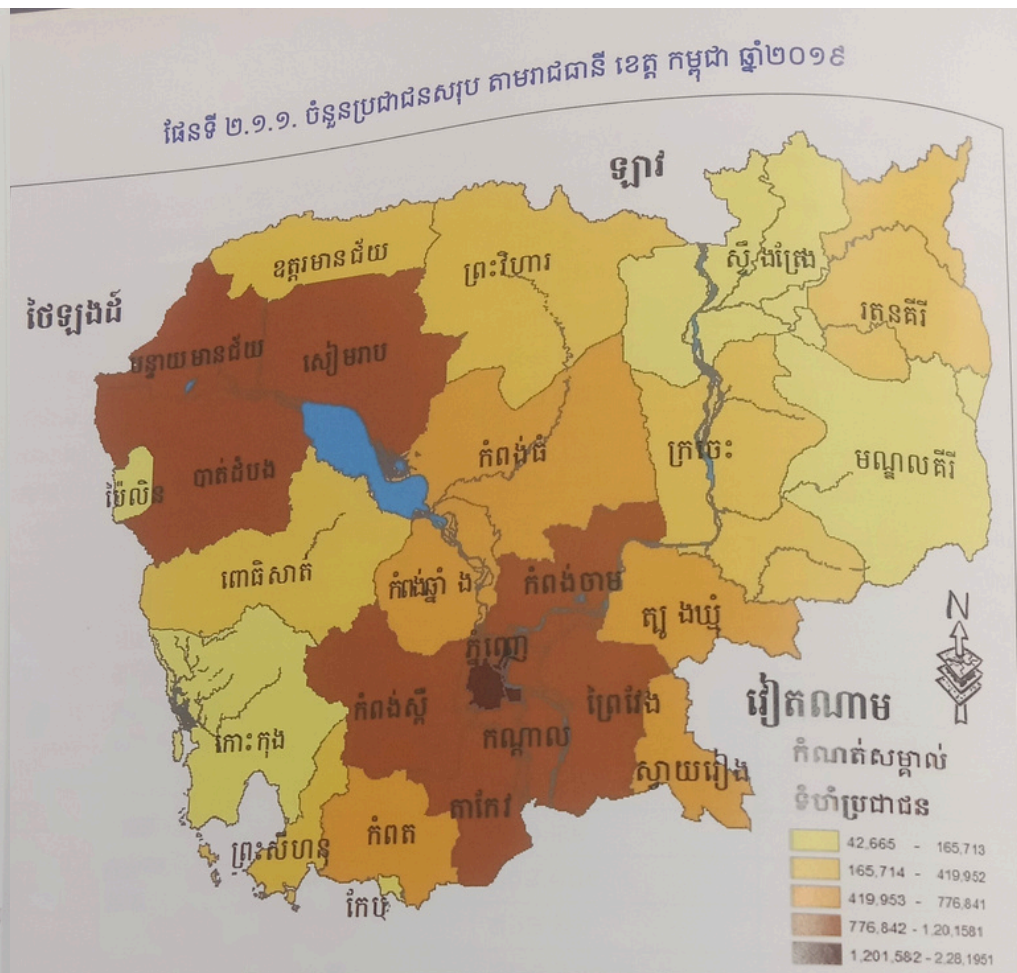
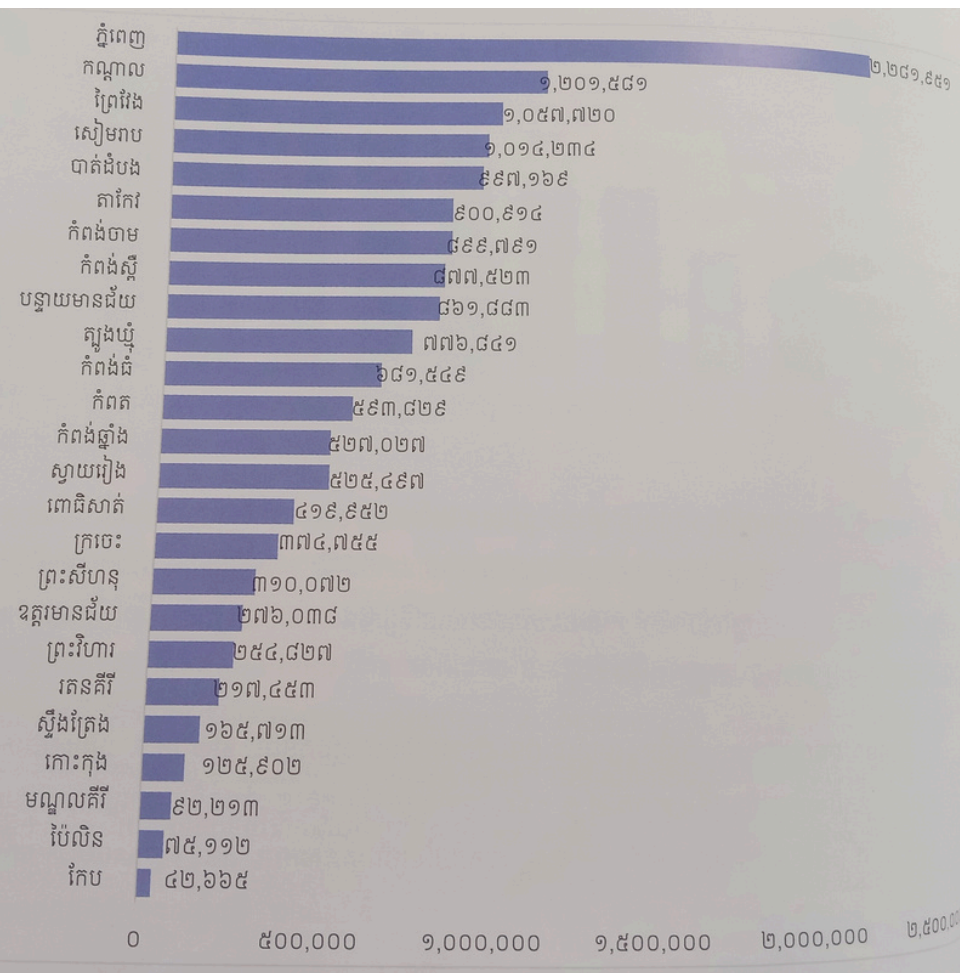
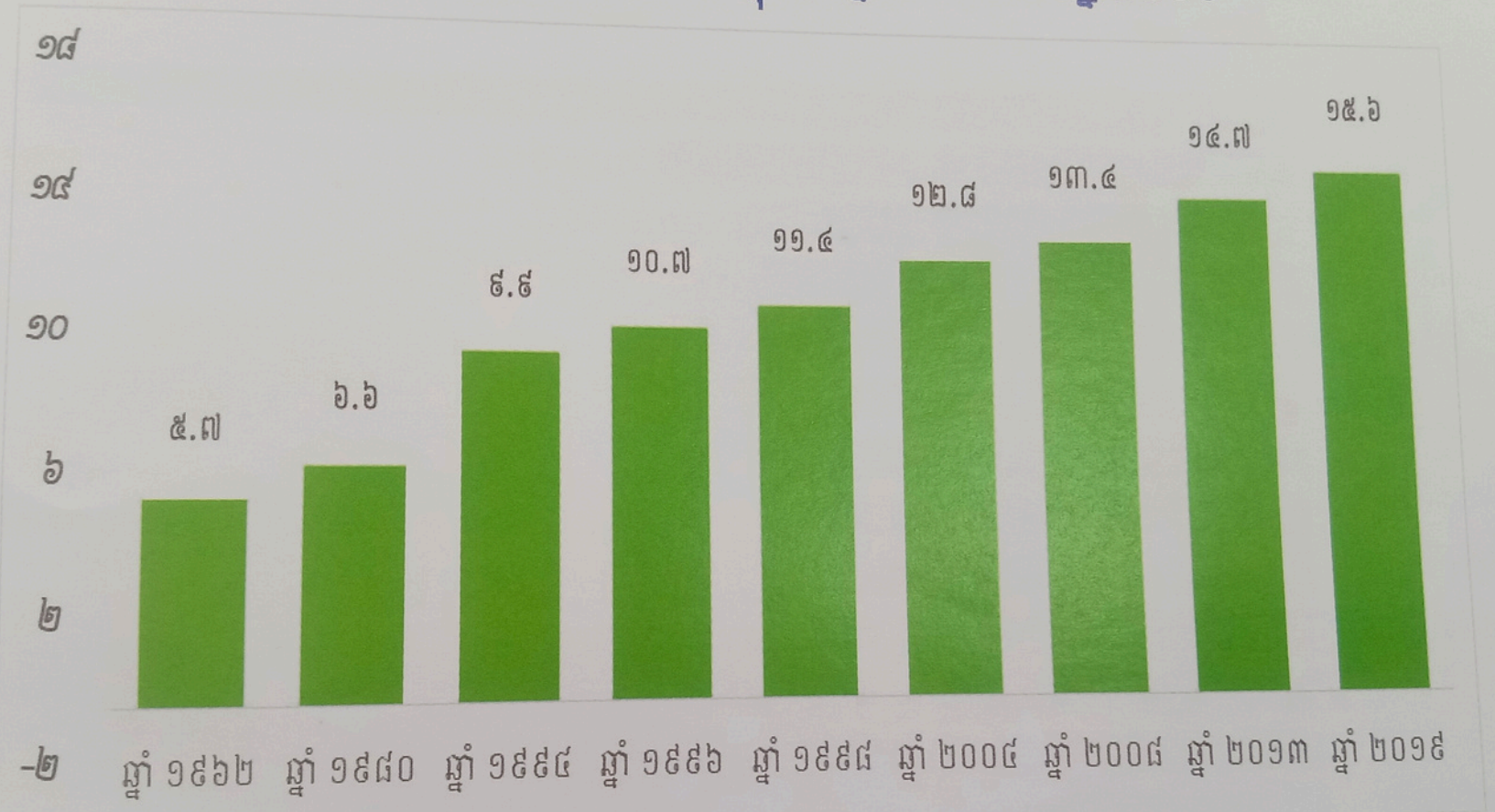




# Total population

According to the latest results of the 2019 census of the population of the Kingdom of Cambodia, the total population seen by the time reference method on March 3, 2019 was 15,552,211 people, an increase from 13,935,682 people in 2008.

រូប ២.១.១. និន្នាការប្រជាជនកម្ពុជា ពីឆ្នាំ១៩៦២ ដល់ឆ្នាំ២០១៩



The total population increased by 16.1 percent in the 11 years from 2008 to 2019. The number of males was 7,571,837, accounting for 48.7% of the total population, while the total number of females was 7,980,374, accounting for 51.3% of the total population.

The first census in Cambodia has been conducted since Cambodia gained independence from French rule in 1962, when the Cambodian population was only 5.7 million.







# SUPER MARKET





Cambodia has a total of 12 supermarkets operating as of 2018. Below are the locations, sizes, and names of the 12 supermarkets:

## 1). AEON Mall

The largest mall that will open in the second quarter of this year. This market is located on Street 1003, Pong Peay area, Khan Sen Sok, Phnom Penh. The market is more than 70,000 square meters. It is bigger than the first Eon Mall





## 2). EDEN GARDEN COMMUNITY MARKET

Eden Garden Community Market: Located in Phnom Penh City Center in Boeung Kak Lake, Sangkat Srah Chak, Khan Daun Penh, Phnom Penh. The mall has an area of 5,000 square meters. Eden Garden is a new project of Phnom Penh City Center, which is a collection of shops, restaurants, cinemas, and entertainment clubs. Many of the community market's shops are already open, but the official opening is expected to take place in early June 2018.



## 3). THE PARK COMMUNITY MARKET

The Park Community Market is located along National Road 1 in front of Borey Peng Huoth in Sangkat Russey Sros, Khan Chbar Ampov, Phnom Penh. The mall has an area of 4581 square meters. Some shops in this community market are already open.



## 4). PRINCE CENTRAL PLAZA SHOPPING

Prince Central Plaza Shopping Mall: Located in the Prince Plaza Building along Norodom Blvd., Sangkat Tonle Bassac, Khan Chamkarmon, Phnom Penh. The market has an area of 8100 square meters. Prince Plaza is a mixed-use project in the context of a new development perspective in Phnom Penh.



## 5). MIDTOWN MALL

Midtown Mall: Located along Street 2004 in Sangkat Teuk Thla, Khan Sen Sok, Phnom Penh. The mall has an area of 4881 square meters and is scheduled to open in December 2018.



## 6). THE OLYMPIA MALL

The Olympia Mall is located in the Olympia City project, a large development project in the center of Phnom Penh. This market is located along Charles de Gaulle Street in Sangkat Veal Vong, Khan 7 Makara, Phnom Penh. The international shopping mall covers an area of 15081 square meters and is scheduled to open in December this year.



## 7). THE COMMUNE SHOPPING MALL

The Commune Shopping Mall is located on Street 347 and Street 349 in Sangkat Boeung Kak I, Khan Toul Kork, Phnom Penh. This is a mixed-development project with an area of 8128 square meters.



## 8). THE HERITAG WALK

The Heritage Walk is located along National Road 6 in Svay Dangkum, Siem Reap. The mall will open in the second quarter of this year. It has an area of 14,000 square meters.



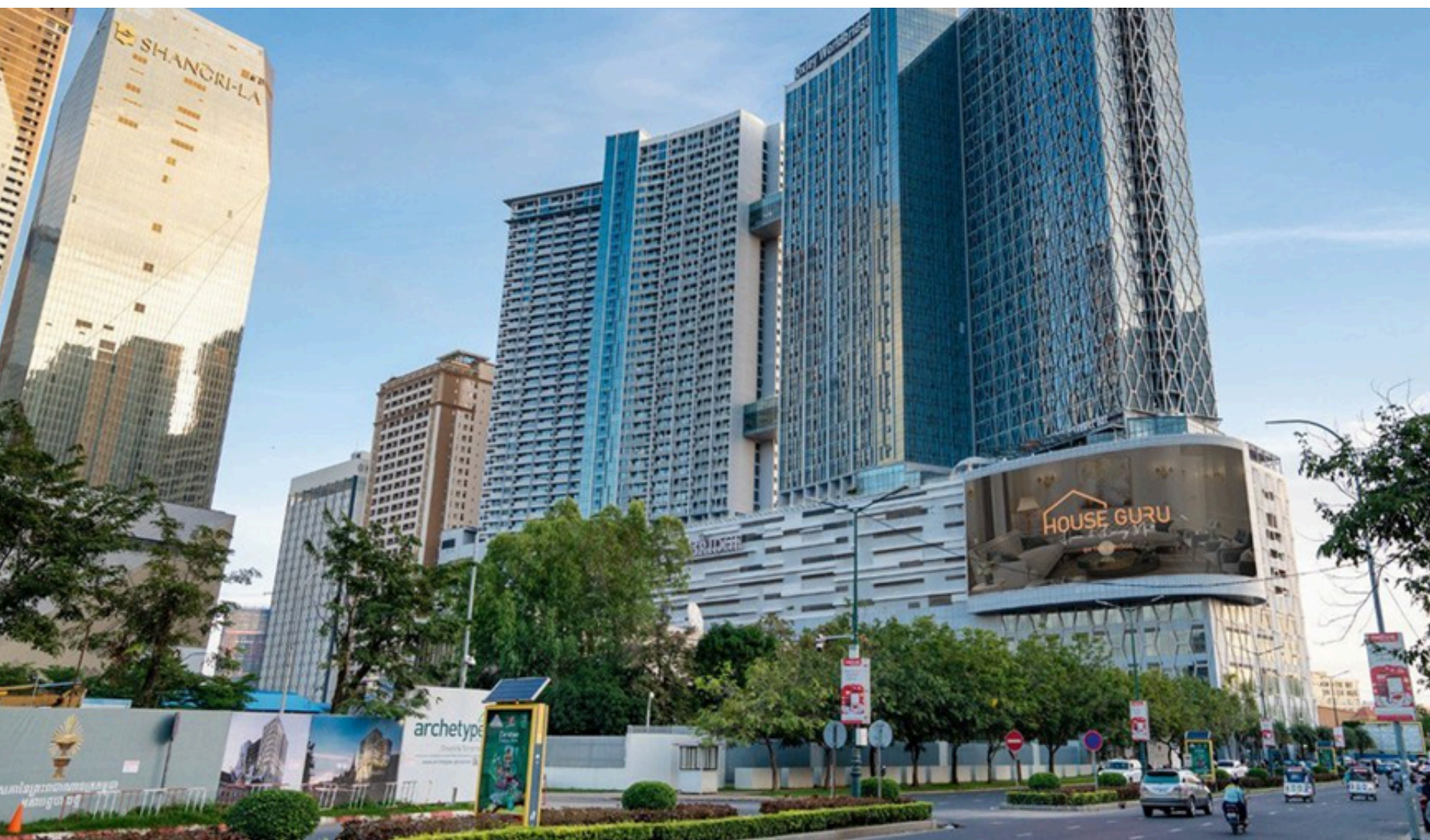
## 9). WB ARENA SHOPPING MALL

WB Arena Shopping Mall is located along National Road 2 in Sangkat Chak Angre Krom, Khan Meanchey, Phnom Penh. The mall is a community-style market that provides food, beverage, and entertainment services.



## 10). DOWN TOWN 93 SHOPPING MALL

Down Town 93 Shopping Mall is located in a mixed-use development with offices and apartments. The mall is located along Monivong Blvd. in Sangkat Tonle Bassac, Khan Chamkarmon, Phnom Penh.



## 11). THE BRIDGE SHOPPING MALL

The Bridge Shopping Mall is located on The Bridge, a mixed-use development. The mall is located along National Assembly Boulevard, Sangkat Tonle Bassac, Khan Chamkarmon, Phnom Penh. It has an area of 19,340 square meters.



## 12). DIAMOND TWIN TOWER SHOPPING MALL

Diamond Twin Tower Shopping Mall is located on Happiness Road in Koh Pich City, Khan Chamkarmon, Phnom Penh. The mall is in a mixed-use development that includes condos and offices. It has an area of 15640 square meters.



*Diamond Twin Tower* | ៧ N/A



• Soriya Market



• PH Ecomall 60m



• Chip Mong 271 Market



• Aeon Mall Sen Sok 2



• CK Market



• Sovana Market





# CONDOMINIUMS IN CAMBODIA





# Condo

In the span of over twenty-two years, the Ministry of Land Management, Urban Planning and Construction (MLMUPC) has approved 61,867 construction projects worth approximately \$70 billion of investment on the total land area of 174 million square metres, said an annual report of the ministry.

The ministry approved 2,541 construction projects for buildings that comprised five floors or higher—1,680 projects in Phnom Penh, 686 projects in Preah Sihanouk, 132 projects in Banteay Meanchey and 43 projects in other provinces, the report issued by MLMUPC in the period from 2000–2022, while 50 projects have 40 floors or higher.

According to the report, 1,429 projects have 5–9 floors, 699 projects have 10–19 floors, 233 projects have 20–29 floors, 130 projects have 30–29 floors, 50 projects have 40 floors or higher, and 514 projects were residences and townships, and 89,894 projects and 437 projects were flats and condominiums respectively that were approved between 2019–2022.





During the period from 2008–2022, there were 34,743 residential projects, 1,079 hotel projects, 3,168 commercial building projects, 10,650 factory projects and 332 multi-function building projects, according to the report, adding that in 2022 alone, there were 4,276 construction projects in countrywide worth nearly \$3 billion on about 7.3 million square metres.

The value of construction projects decreased 44.27 percent from over \$5.3 billion in 2021 when there were 4,303 projects on area of 12,998,072 square metres, the report said, adding that 226 projects on 5,659,006 square metres worth about \$2.36 billion were under regulation by MLMUPC and 4,050 projects under municipal-provincial authorities.

Vongsey Vissoth, Secretary of State of the Ministry of Economy and Finance (MEF), said recently that the construction and real estate sectors have still been in hard times in both 2023 and 2022 even though tourism grows generally when that of Thailand and Vietnam grows, while the Southeast Asian Games would play an important role in attracting more tourists.





“These sectors have still been very tough and could continue if the inflow of foreign investment is still slow, especially China,” said Vissoth, adding that the high level of private debt stock—loans provided by banks to private firms—could make risks as currently, the interest rate has risen and so some sectors have started to be affected like construction.



The total value of the construction projects under MLMUPC declined 44.09 percent to \$2.36 billion in 2022 from approximately \$4.2 billion in the previous year, while the total value of those under the municipal-provincial administrations dropped slightly faster at 44.97 percent to \$613 million from \$1.1 billion.



“The slower pace of construction and real estate growth would continue further if the growth of foreign investment come back slowly, especially from China. It would be difficult for us,” Vissoth pointed out, adding that Cambodia’s construction and real estate sectors have been more heavily on foreign investment than domestic ones. “So, if the foreign investment slows down, these sectors would slow down too,” Vissoth said.



The report of MLMUPC also indicated that the ministry generated over \$132 million—a 13.66 percent increase compared to 2021—approximately \$2.2 million from both central administration and \$130 million from municipal-provincial departments. The main services offered by the central administration include general construction and real estate rental.

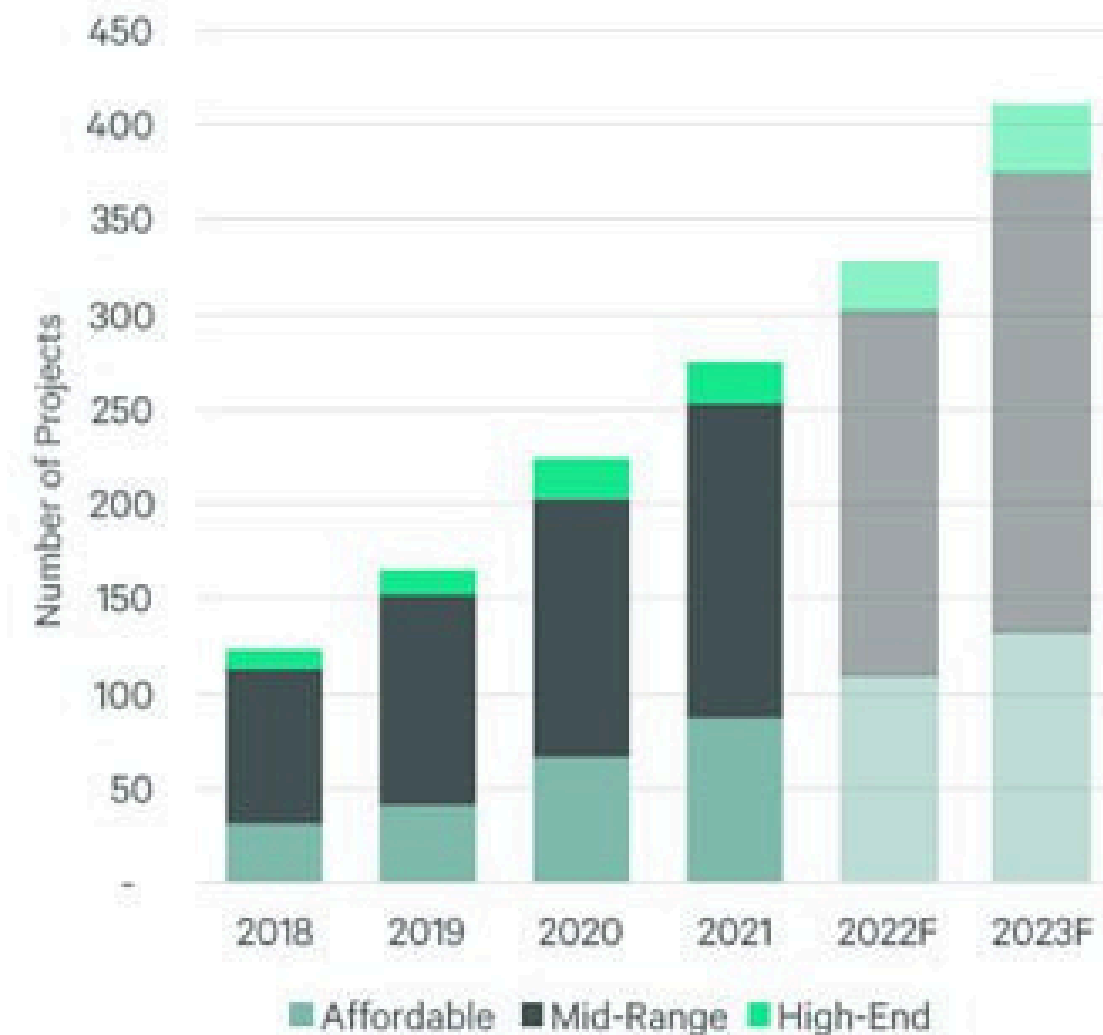


The revenue generated from stamp tax represented about 73.3 percent—\$96.78 million—of the total revenue that MLMUPC earned in 2022, while cadastral services—systematic and cluster—general construction represented approximately 15.7 percent or \$20.4 million and about 10 percent or \$13.12 million respectively, the report added.

LANDED PROPERTY

Supply continues to increase steadily

Landed Property Supply  
(2018 – 2023F)  
Phnom Penh



Source: CBRE Research, Q2 2022

**1,700+** units

completed as of Q2 accounting for 37% of total expected supply in 2022.

**1,000+** units

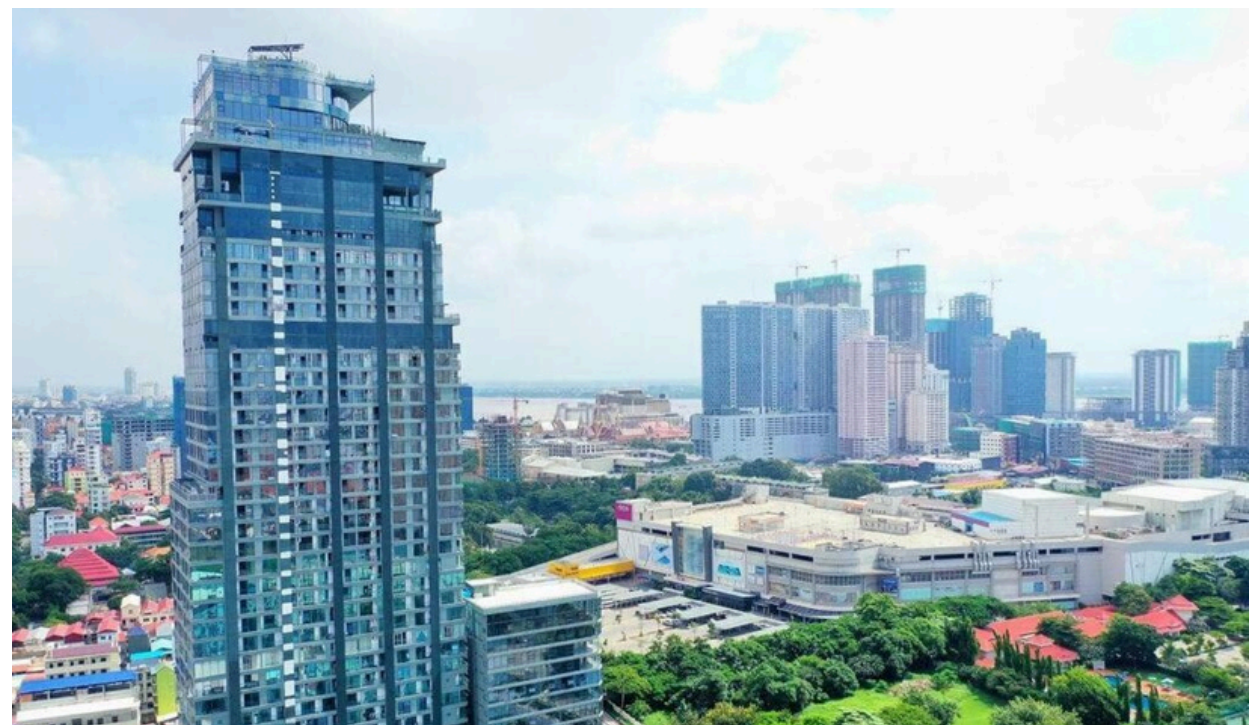
of new launches were added to expected supply.

Source: CBRE Research, Q2 2022



# J - TOWER 3

77 Floors | 320m High





# BOREY IN CAMBODIA





## Boreys and High Buildings

According to the report of the Ministry of Land Management, Urban Planning, and Construction (quoted from Kampuchea Thmey newspaper, Friday, December 30, 2022), as of 2022, there

are **510** housing projects and housing units nationwide.



According to the report, from 2008 to November 2022, there were

**34,373** residential projects, 1073 hotel projects, 3136 commercial buildings (10,629 factory buildings), and construction. There are 330 multi-functional buildings.



Regarding the development of high-rise projects by the end of 2022, there are a total of **1,423** buildings with a height of 5 to 9 floors, 699 buildings from 10 to 19 floors, and buildings from 20 floors. There are 233 buildings with 29 floors, 129 buildings from 30 to 39 floors, and 50 buildings from 40 floors up. In Phnom Penh, there are 1,675 buildings; in Sihanoukville, there are 685 buildings; and in Banteay Meanchey Province, there are 131 buildings and 43 other buildings.





While the global economic situation in 2023, including Cambodia, is showing signs of improvement compared to the pandemic years of 2020–2022, the real estate sector continues to face challenges. Industry experts suggest that this trend may persist into 2024.



According to the World Bank (WB), the Kingdom is expected to achieve an economic growth rate of 5.5% in 2023 and 6.1% in 2024, despite negative external forces.

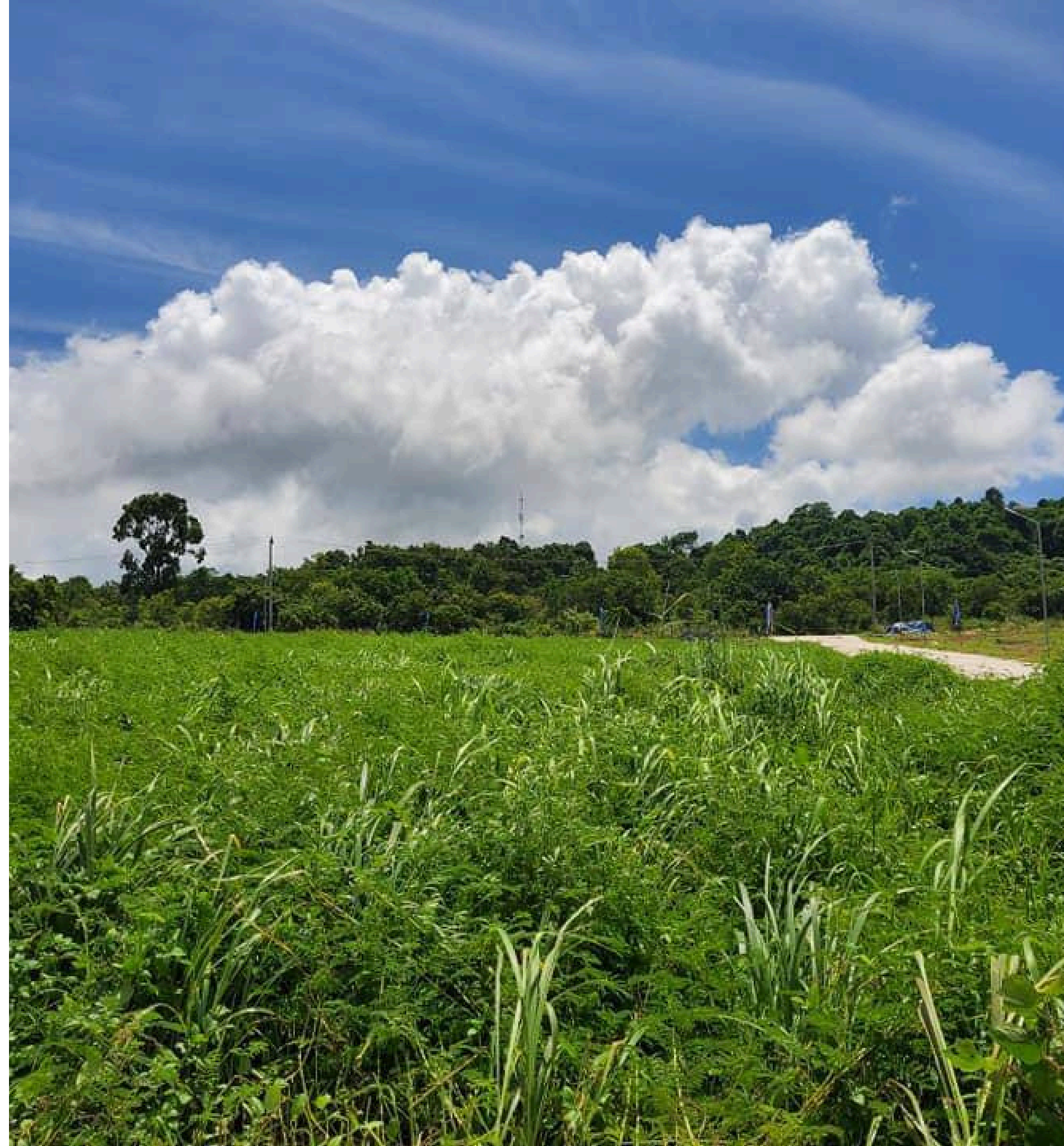
The WB's growth forecast surpasses that of the Asian Development Bank (ADB), which anticipates the country's economy will expand by 5.3% this year and 6% in the next.



According to experts, prime land in desirable areas, typically earmarked for high-rise developments, remains relatively expensive. However, in the absence of robust economic activity and investment, demand for land for construction purposes has dwindled.

The outskirts of Phnom Penh have witnessed a different trend this year. Here, land prices remain low, typically priced at less than \$10 per square metre within a 30km radius from the city center. Trading activity in this region remains robust, driven by ongoing infrastructure development and urban expansion. In comparison to recent years, most land prices in 2023 have either stagnated or experienced a decline, particularly when compared to pre-pandemic levels.

In the housing market, the demand for single houses and gated community developments – known locally as borey – has also remained muted the past year. The propensity of investing in homes for resale purposes is nearly non-existent in the current market landscape.





## Condominium/Apartment market

The accommodation sector in Cambodia faces substantial challenges, particularly due to its heavy reliance on foreign clientele before the global Covid-19 crisis. The repercussions of the crisis were more pronounced in this sector than in others. Currently, there is a noticeable decline in the number of investors and foreign tourists, when compared to pre-pandemic levels.

In response to this situation and to revitalise sales, the majority of investors in this segment have pivoted their marketing strategies towards targeting local customers. This shift has involved adjustments in construction styles, depreciation schemes and payment procedures as part of their efforts to overcome the current stagnation.



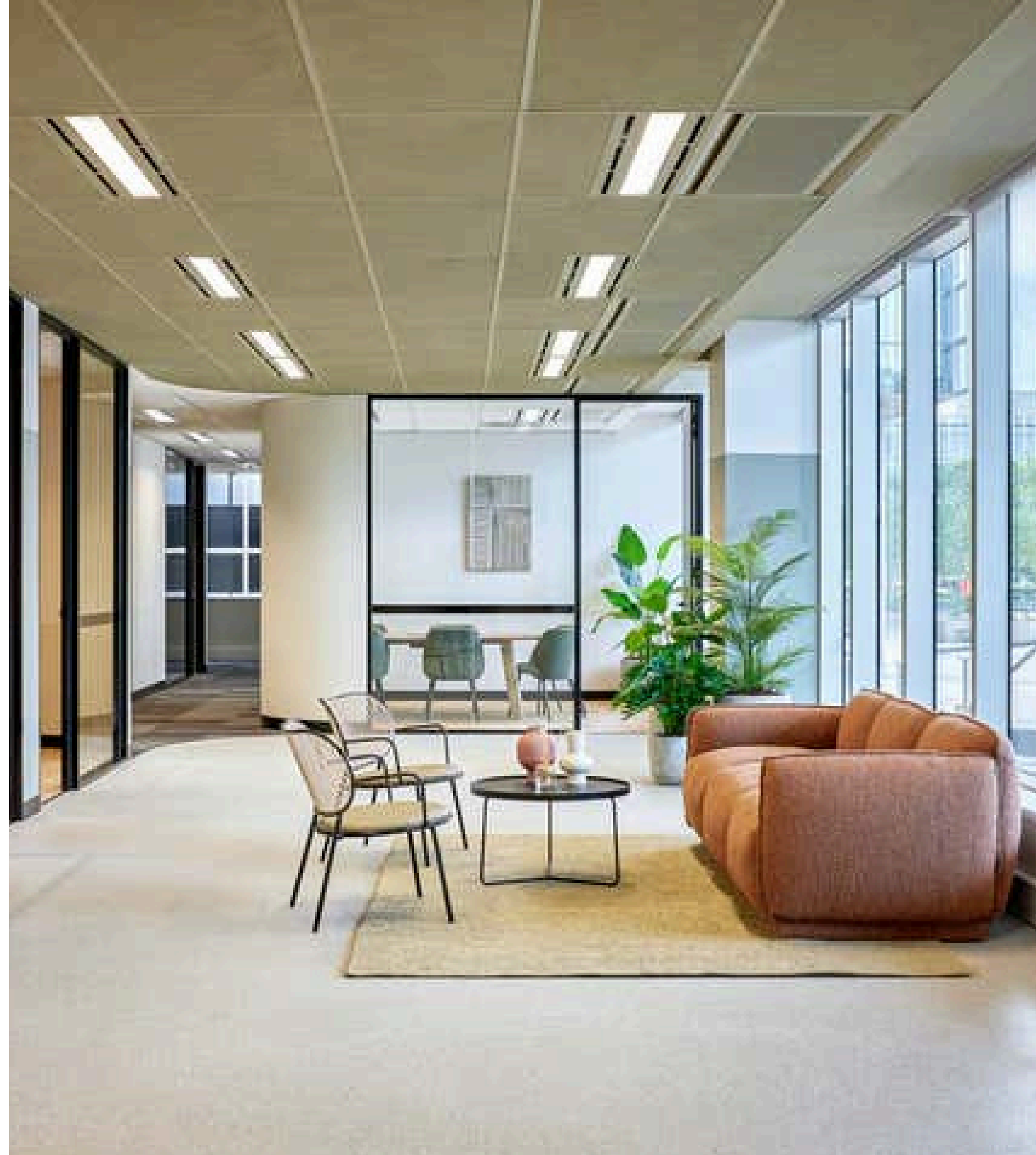


## **Retail space – Commercial Centres and offices**

These sectors, closely tied to economic growth and tourism, have seen significant impact in the past three years. Many rental areas now exhibit high vacancy rates, with a scarcity of new projects available for sale.

Kim Kinkesa, senior manager of research and consulting at CBRE Cambodia, notes that the decline in the country's real estate sector, which began in 2019, is set to continue until the end of 2023, albeit at a reduced rate, with some segments stagnating.

She highlighted that the market for housing and condominiums has primarily been driven by local buyers, with foreign participation in buying and selling being minimal. Other segments, such as retail and office space rentals, have experienced slight declines compared to the previous year. Similar conditions are expected to persist for the remaining months of 2023.





“For 2024, the Cambodian real estate sector could see modest improvement, provided there are no new projects entering the market. This presents an opportunity for existing projects to enhance their buying and selling activities,” she told The Post.



CBRE Cambodia’s research findings for Q3 2023 indicate that prime shopping mall retail leases averaged \$25.8 per sqm/month, reflecting a 6.6% decrease from Q3 2022. Prime retail podium rentals were priced at \$19.2, down 1.4%, while prime high street rentals averaged \$25.5, marking a 13.3% increase. The average occupancy rate in Q3 stood at approximately two-thirds of the total market space, representing a nearly 3% decline from Q2 2023.



## **Cambodian real estate: Late 2023 and early 2024 outlook**

Looking ahead to the remainder of 2023 and early 2024, the prognosis for the Cambodian real estate market is one of continuity, with the sector drawing its momentum from the global economic recovery and the revival of international tourism. Foreign investors are anticipated to remain a pivotal force in driving the future recovery of the country's real estate industry.

Huy Vanna, secretary-general of the Housing Development Association of Cambodia (HDAC), told The Post that investment projects, particularly large-scale high-rise buildings currently under construction, are scarce, with housing development projects primarily owned by local investors.

The decline in the country's real estate market can be attributed to various factors, including the lingering effects of Covid-19, sluggish global economic climate, geopolitical tensions among major powers and a significant reduction in Chinese investor participation.





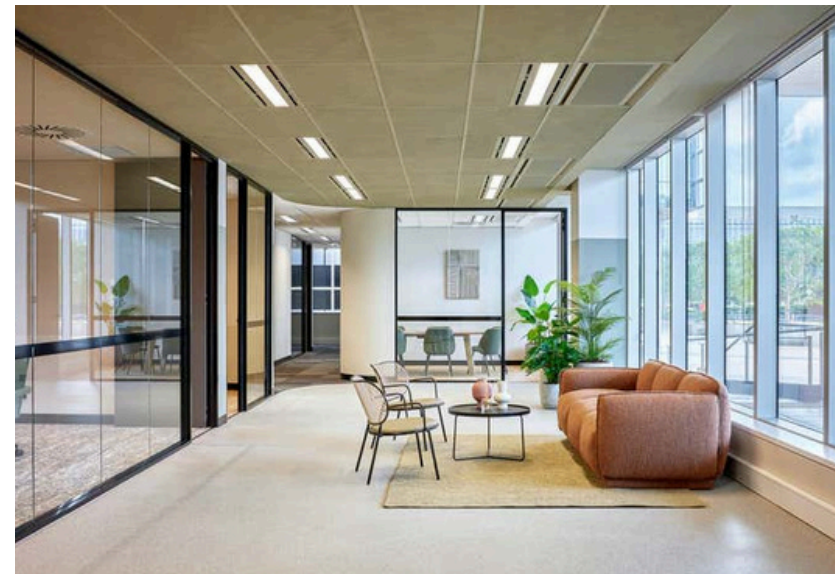
“The Cambodian real estate market is expected to continue facing challenges,” he said.

According to the Ministry of Economy and Finance’s Q2 economic and financial statistics bulletin, covering the period from April to June 2023, the Ministry of Land Management, Urban Planning and Construction approved a total of 826 construction projects nationwide.



This figure represents a decrease of 173 projects compared to the previous year. However, investment capital in these projects amounted to \$1.475 billion, marking a substantial increase of 130.2% from Q2 2022.







**CAMBODIA**

**ASEAN**





## **Cambodia / ASEAN**

Cambodia joined the Association of Southeast Asian Nations (ASEAN) on April 30, 1999. As of 2024, Cambodia has been a member of ASEAN for 25 years. Has successfully hosted two ASEAN summits. Since becoming a member of ASEAN on April 30, 1999, Cambodia has worked closely with other members to build an ASEAN community that is "people-centered" in the spirit of ownership and responsibilities. The Association of Southeast Asian Nations (ASEAN) was first established on August 5, 1967, in Bangkok, Thailand, with five members: Indonesia, Malaysia, the Philippines, Singapore, and Thailand.







# ASEAN CAMBODIA 2022

**ASEAN A.C.T.:**  
**Addressing Challenges Together**





# CAMBODIA TOUR





# Cambodia / Tour

Tourist Destination of 25 Capital-Provinces in 2023. There are a total of 736 sites with a variety of choices, including:

A total of 299 Resorts, including:

- 60 Leisure Tourism sites
- 89 Adventure Tourism sites
- 16 Cultural Tourism
- 48 Pilgrimage sites
- 15 Rural Tourism sites
- 35 Ecotourism sites







• Angkor Wat Sunrise



• Royal Palace



• Royal Palace



• Koh Rong



• Preh Vihear Temple



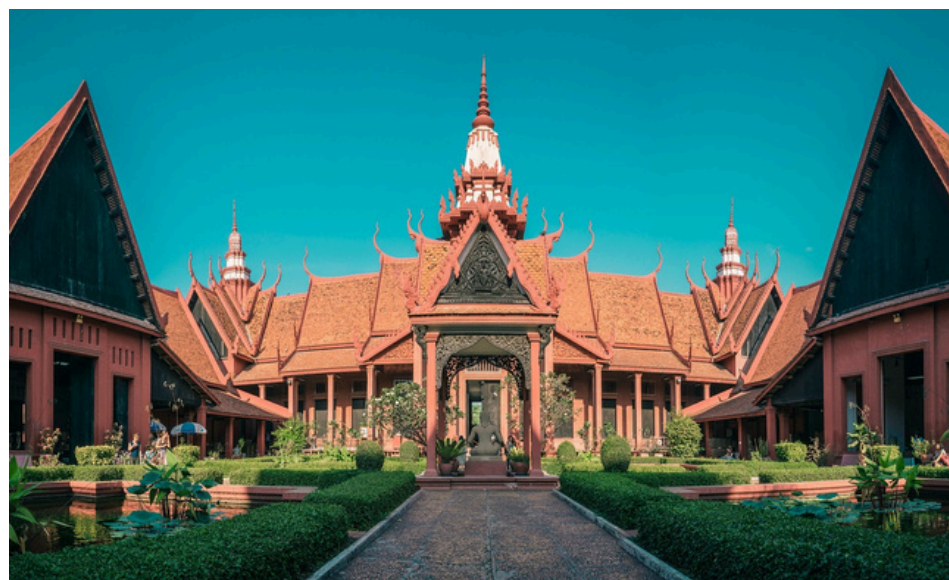
• Sea Horse Fish



• Mountain 1500



• Kep Beach



• National Museum



• Udong Mountain



• Mlech Resort



• Unalom Pagoda



A total of 117 Community-Based Tourism, including:

- 42 Community Tourism sites
- 75 Ecotourism Communities





• Ek Phnom Temple



• Tropang Sangke



• Prek Toal Birds Sanctuary



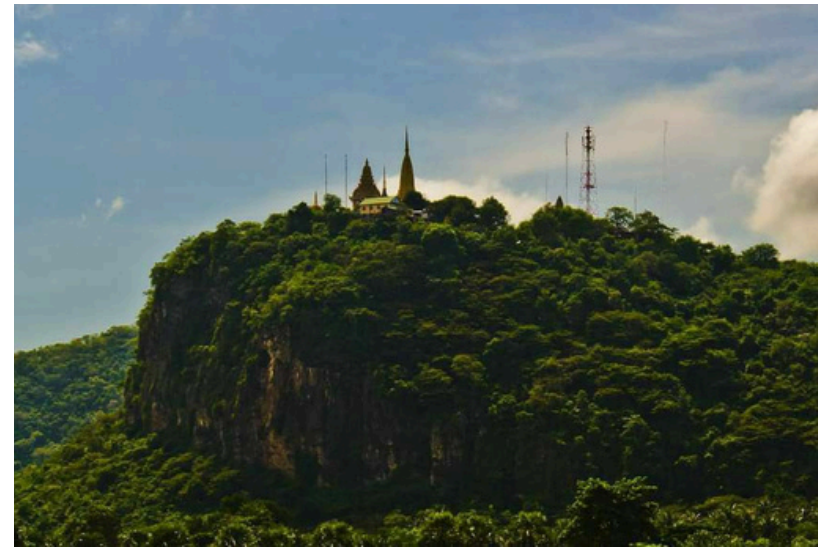
• Kampong Khleang Community



• Dong Te Resort



• Phnom SamPov 5



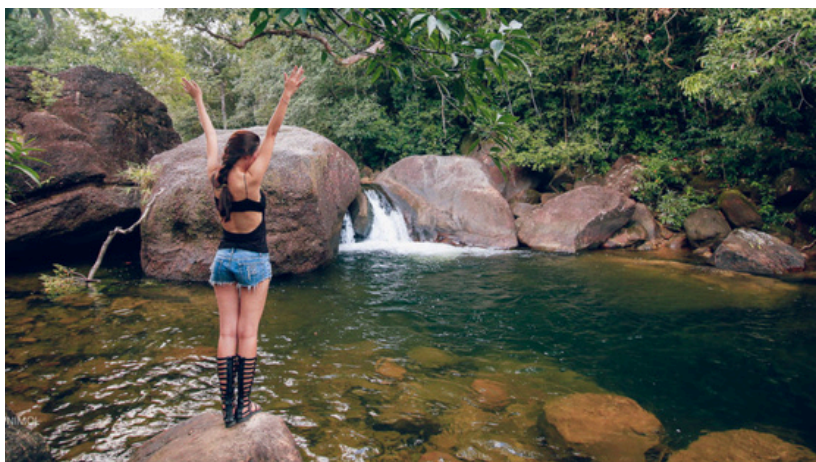
• Kampong Phluk Ecotourism



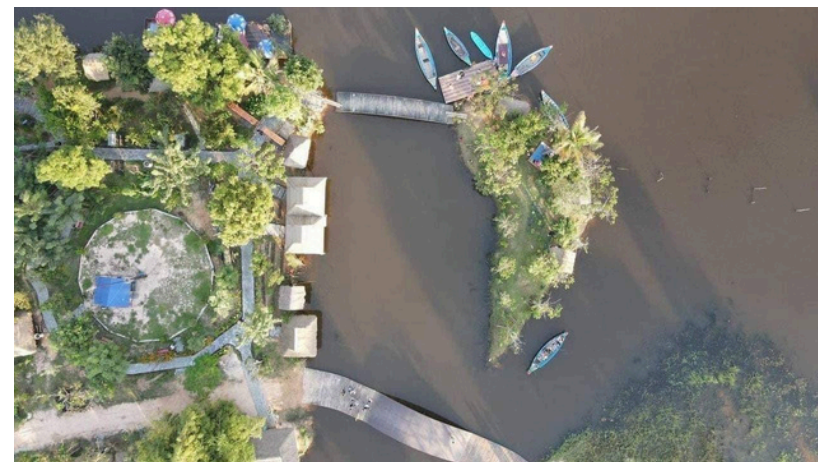
• Pratak Krala Dam Resort



• Prek Tnaot Ecotourism



• Bakong Tourism My Village



• Thirty Islands Ecotourism



• Anlong Pnheav





## A total of 320 Potential Sites, Including:

- 132 of the Natural sites
- 38 Artificial sites
- 31 of Cultural sites
- 12 of Historical sites
- Historical Cultural sites
- 71 of Pilgrimage sites





- Phnom Khnong Phsar



- Angkor Wat Temple



- Koh Ke Temple



- Koh Rong Sonlem



- Sre Ambel Kampot



- Trapeang Sangke Fishing Community



- Koh Kong Krao Beach



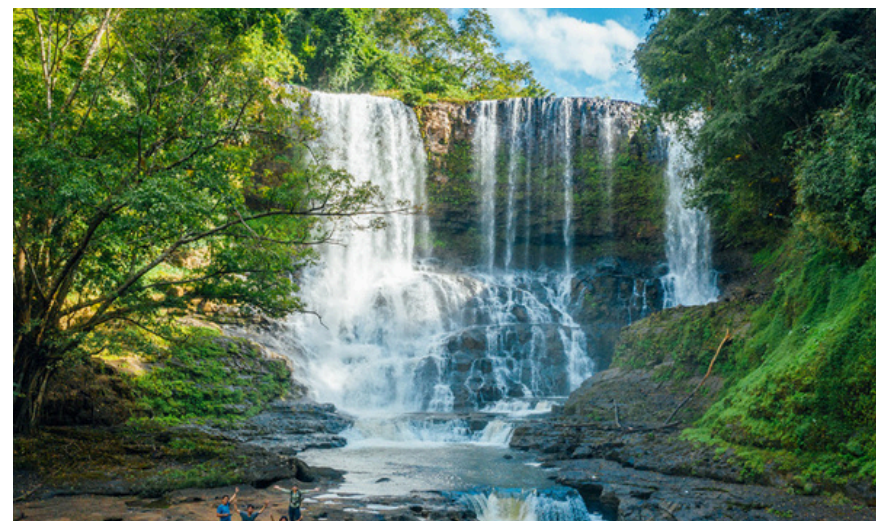
- Wat Prasat Srah Kandal



- Vihear Sors 100



- Busra Waterfall



- Wat Sampov 5 (Bokor)



- Boeung Yeaksalom





N°	Website Real Estate In Cambodia
1	<a href="https://www.ips-cambodia.com/">https://www.ips-cambodia.com/</a>
2	<a href="https://www.angkorrealestate.com/">https://www.angkorrealestate.com/</a>
3	<a href="https://www.knightfrank.com.kh/">https://www.knightfrank.com.kh/</a>
4	<a href="https://cambodia-real-estate.com/">https://cambodia-real-estate.com/</a>
5	<a href="https://www.phnompenhrealstate.net/">https://www.phnompenhrealstate.net/</a>
6	<a href="https://www.kwcambodia.com/">https://www.kwcambodia.com/</a>
7	<a href="https://arc.com.kh/">https://arc.com.kh/</a>
8	<a href="https://dragonreal.estate/">https://dragonreal.estate/</a>
9	<a href="https://www.cplagent.com/">https://www.cplagent.com/</a>
10	<a href="https://www.khmerrealestate.com.kh/">https://www.khmerrealestate.com.kh/</a>
11	<a href="https://ibccambodia.com/member/key-real-estate-co-ltd/">https://ibccambodia.com/member/key-real-estate-co-ltd/</a>

N°	Website for Posting Property
1	<a href="https://zillionhome.com/">https://zillionhome.com/</a>
2	<a href="https://mlsworldwide.com/">https://mlsworldwide.com/</a>
3	<a href="https://cscambodia.com/">https://cscambodia.com/</a>
4	<a href="https://luxrealty.asia/for-sale/">https://luxrealty.asia/for-sale/</a>
5	<a href="https://www.investasian.com/">https://www.investasian.com/</a>
6	<a href="https://thediplomat.com/">https://thediplomat.com/</a>
7	<a href="https://expertrealty.com.kh/">https://expertrealty.com.kh/</a>
8	<a href="https://www.propnexkh.com/">https://www.propnexkh.com/</a>
9	<a href="https://www.mansionglobal.com/">https://www.mansionglobal.com/</a>
10	<a href="https://boreypenghuoth.com/">https://boreypenghuoth.com/</a>
11	<a href="https://camrealtyservice.com/">https://camrealtyservice.com/</a>

12	<a href="https://www.compass.com.kh/en/">https://www.compass.com.kh/en/</a>
13	<a href="https://fuji-realty-cambodia.com/">https://fuji-realty-cambodia.com/</a>
14	<a href="https://www.harbor-property.com/">https://www.harbor-property.com/</a>
15	<a href="https://www.fazwaz-kh.com/">https://www.fazwaz-kh.com/</a>
16	<a href="https://www.realestate.com.kh/">https://www.realestate.com.kh/</a>
17	<a href="https://www.cbre.com.kh/">https://www.cbre.com.kh/</a>
18	<a href="https://www.khmer24.com/">https://www.khmer24.com/</a>

N°	Government and Organization
1	<a href="https://www.globalpropertyguide.com/asia/cambodia/realtors">https://www.globalpropertyguide.com/asia/cambodia/realtors</a>
2	<a href="https://connectmcgroup.com/">https://connectmcgroup.com/</a>
3	<a href="https://cvea.org.kh/">https://cvea.org.kh/</a>
4	<a href="https://irc.gov.kh/">https://irc.gov.kh/</a>
5	<a href="https://www.cambodiaconstructionexpo.com/">https://www.cambodiaconstructionexpo.com/</a>
6	<a href="https://construction-property.com/">https://construction-property.com/</a>
7	<a href="http://www.aseanconstructorsfederation.org/federation/members-association/cca/">http://www.aseanconstructorsfederation.org/federation/members-association/cca/</a>
8	<a href="https://www.eurocham-cambodia.org/">https://www.eurocham-cambodia.org/</a>

N°	Telegram Channel Real Estate
1	<a href="https://t.me/cbrecambodia">https://t.me/cbrecambodia</a>
2	<a href="https://t.me/AsiaRealEstateCambodia">https://t.me/AsiaRealEstateCambodia</a>
3	<a href="https://t.me/C21AdvancedProperty">https://t.me/C21AdvancedProperty</a>
4	<a href="https://t.me/propertyarea_asia">https://t.me/propertyarea_asia</a>
5	<a href="https://t.me/rpipropertygroup">https://t.me/rpipropertygroup</a>
6	<a href="https://t.me/bestpropertyonsale">https://t.me/bestpropertyonsale</a>
7	<a href="https://t.me/Property888">https://t.me/Property888</a>
8	<a href="https://t.me/PropertyKH">https://t.me/PropertyKH</a>
9	<a href="https://t.me/snsproperty">https://t.me/snsproperty</a>
10	<a href="https://t.me/Houseforsal">https://t.me/Houseforsal</a>
11	<a href="https://t.me/UrgentSaleProperties">https://t.me/UrgentSaleProperties</a>
12	<a href="https://t.me/NarinRealty">https://t.me/NarinRealty</a>
13	<a href="https://t.me/c21imperial">https://t.me/c21imperial</a>
14	<a href="https://t.me/c21goldenrealty">https://t.me/c21goldenrealty</a>
15	<a href="https://t.me/dakakunrealty">https://t.me/dakakunrealty</a>
16	<a href="https://t.me/Percentage_Realty">https://t.me/Percentage_Realty</a>
17	Xi - REALTOR.
18	<a href="https://t.me/SengHeng_Property">https://t.me/SengHeng_Property</a>
19	<a href="https://t.me/realestate_agency7777">https://t.me/realestate_agency7777</a>
20	<a href="https://t.me/buyandsellproperty24">https://t.me/buyandsellproperty24</a>
21	<a href="https://t.me/AdvanceRealEstate_ARE">https://t.me/AdvanceRealEstate_ARE</a>
22	<a href="https://t.me/ss288realestates">https://t.me/ss288realestates</a>
23	<a href="https://t.me/thecambodiapropertyinfo">https://t.me/thecambodiapropertyinfo</a>
24	<a href="https://t.me/sunviewpropertynewsletter">https://t.me/sunviewpropertynewsletter</a>
25	<a href="https://t.me/mongkulpp">https://t.me/mongkulpp</a>

N°	Facebook Page Real Estate
1	<a href="https://www.facebook.com/086938896kanhda">https://www.facebook.com/086938896kanhda</a>
2	<a href="https://www.facebook.com/yifung.co">https://www.facebook.com/yifung.co</a>
3	<a href="https://www.facebook.com/CommercialbuildingForSaleorRent">https://www.facebook.com/CommercialbuildingForSaleorRent</a>
4	<a href="https://www.facebook.com/Empireofrealestates">https://www.facebook.com/Empireofrealestates</a>
5	<a href="https://www.facebook.com/groups/3759719780742789/">https://www.facebook.com/groups/3759719780742789/</a>
6	<a href="https://www.facebook.com/groups/857352398202891">https://www.facebook.com/groups/857352398202891</a>
7	<a href="https://www.facebook.com/profile.php?id=100075933505827">https://www.facebook.com/profile.php?id=100075933505827</a>
8	<a href="https://www.facebook.com/kfa.com.kh">https://www.facebook.com/kfa.com.kh</a>
9	<a href="https://www.facebook.com/KhmerRealEstateCambodia">https://www.facebook.com/KhmerRealEstateCambodia</a>
10	<a href="https://www.facebook.com/groups/1918174271803095/?hoisted_section">https://www.facebook.com/groups/1918174271803095/?hoisted_section</a>
11	<a href="https://www.facebook.com/groups/3903084813136886/?hoisted_section">https://www.facebook.com/groups/3903084813136886/?hoisted_section</a>
12	<a href="https://www.facebook.com/groups/319546746209468/?hoisted_section">https://www.facebook.com/groups/319546746209468/?hoisted_section</a>
13	<a href="https://www.facebook.com/AsiaRealEstateCambodia">https://www.facebook.com/AsiaRealEstateCambodia</a>
14	<a href="https://www.facebook.com/KeyRealEstate">https://www.facebook.com/KeyRealEstate</a>
15	<a href="https://www.facebook.com/IndependentPropertyServicesCo">https://www.facebook.com/IndependentPropertyServicesCo</a>
16	<a href="https://www.facebook.com/CambodiaPropertiesLimited">https://www.facebook.com/CambodiaPropertiesLimited</a>
17	<a href="https://www.facebook.com/CARERealEstate">https://www.facebook.com/CARERealEstate</a>





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