



Vincom Shophouse  
**Royal Park**



**PROSPEROUS CENTER, THRIVING BUSINESS**





# UNLOCKING POTENTIAL – SEIZING GOLDEN OPPORTUNITIES

## **5** BUSINESS INVESTMENT ADVANTAGES

ONLY AT VINCOM SHOPHOUSE  
ROYAL PARK

THE MOST POTENTIAL MARKET IN THE  
CENTRAL VIETNAM

PROSPEROUS COMMERCIAL CENTER

THE PINNACLE OF STREET FOOD, SHOPPING,  
AND VIBRANT ENTERTAINMENT

ATTRACTIVE LEASING POLICIES

GUARANTEED BUSINESS OPPORTUNITIES

**1**

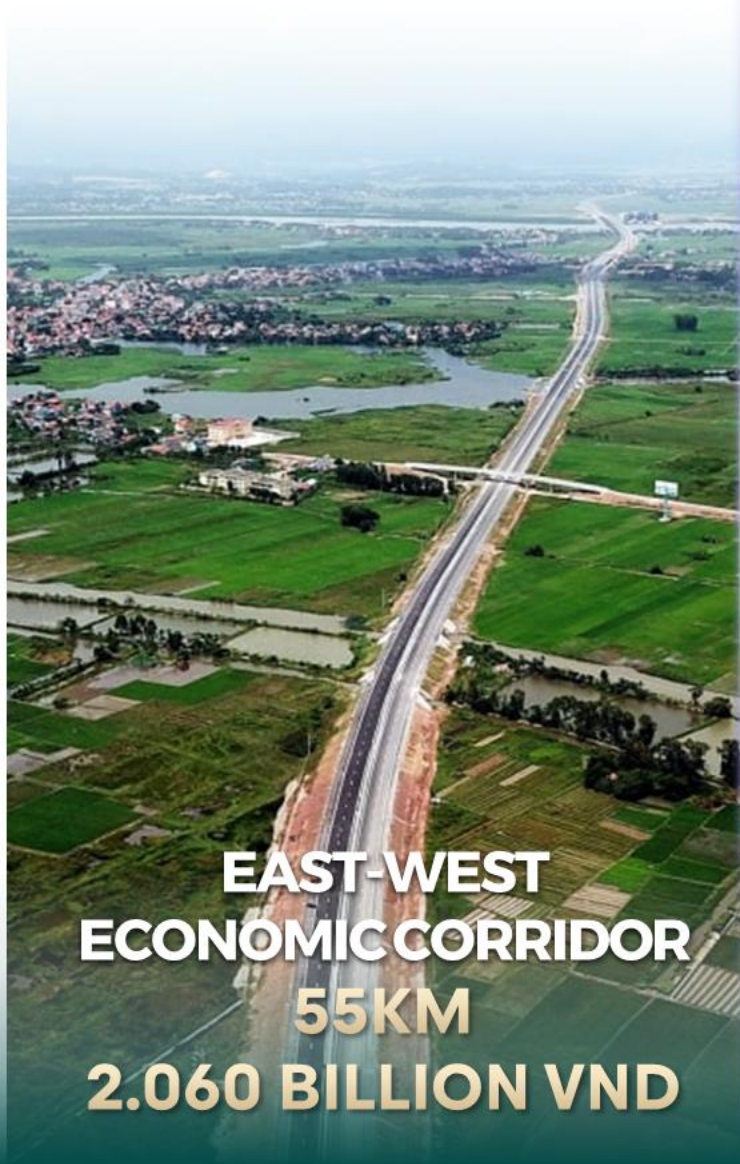
# **QUANG TRI**

**THE MOST POTENTIAL MARKET  
IN THE CENTRAL VIETNAM**



# QUANG TRI IS RISING AND THRIVING

## RAPID BREAKTHROUGHS EVERY DAY





# POTENTIAL FOR ECONOMIC AND RETAIL BUSINESS DEVELOPMENT

**40.900 Billion**

GRDP

**>2.000 Billion**

Disbursement of public investment capital.

**35.213 Billion**

Local fundraising

**30.535 Billion**

Total retail sales of goods

The retail market in Dong Ha City is currently developing at an average level, lacking standout retail models like shopping centers, shopping mall, and entertainment for the community.



Night street at the square of the Provincial Cultural - Cinema Center every Saturday.

**BREAKTHROUGH BUSINESS OPPORTUNITIES FOR STRATEGIC INVESTORS**



# POTENTIAL FOR BORDER TRADE DEVELOPMENT

Quang Tri is the most dynamic and bustling trading center between Vietnam and Laos, with 02 major border gates: the international gate of Lao Bao - Densavanh, and the international gates of La Lay, along with 04 sub-border gates: Ta Rung, Cheng, Thanh, and Cooc.



First 6 months of 2024  
at Lao Bao & La Lay border gates:

**> 280.000**

The number of inbound and  
outbound passengers.

**> 1.515.000**

Volume of goods cleared (in tons).

**426,7 Million USD**

Import-export turnover.



# POTENTIAL FOR PROMISING TOURISM

**2.030.000**

Tourists in 2023.

**74.000**

International  
tourists.

**1.800 BILLION**

Tourism revenue in 2023.

Quang Tri Citadel



Vinh Moc Tunnels



Hien Luong Bridge



Lao Bao border gate



Con Co Island



Cua Viet Beach



Ta Puong Waterfall



Mui Treo Beach



The Vincom Shophouse Dong Ha Royal Park commercial area promises to become a new destination for tourism, accommodation, and relaxation in Quang Tri.



# 2

VINCOM SHOPHOUSE ROYAL PARK

A NEW PRIDE FOR  
QUANG TRI'S PEOPLE







260m - People's Council of Quang Tri Province

300m - Quang Tri Provincial Service and Conference Center

600m - Department of Finance

1.3km - Le Quy Don high school

1.9km - Le Loi high school

300m - People's Procuracy of Quang Tri province

100m Hung Vuong Park

450m - Quang Tri Provincial People's Court

Vincom Shophouse Royal Park

NATIONAL HIGHWAY 1A

50m - Quang Tri Provincial Eye Hospital

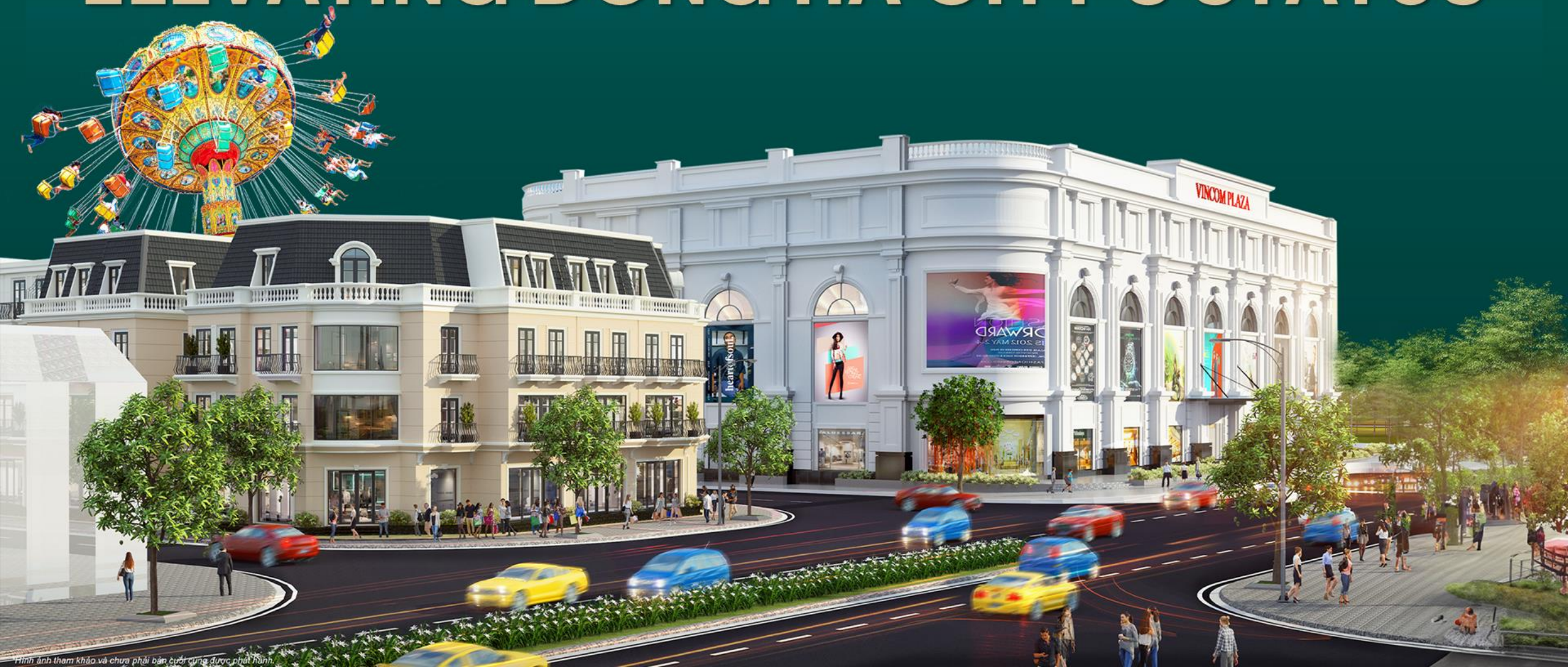
DIEN BIEN PHU STREET

60m - Quang Tri Provincial General Hospital

**LOCATION IN THE CENTER OF PROSPERITY  
CONNECTING BUSTLING COMMERCE**



# THE HEART OF ROYAL LIVING, ELEVATING DONG HA CITY'S STATUS







Family playground

European light flower street

**KHAO SAN**

SCALE: 13.2 HECTARES

Sports park

Amusement Park

Music Park

VINCOM

Co Dau Park

4 season swimming pool

Sky swimming pool

Central Park

**CLARKE QUAY**

**GANG NAM**

# ROYAL CITY - THE ULTIMATE SYMBOL OF QUALITY LIVING

## GATHERING THE TOP LIVING EXPERIENCES FOR THE FIRST TIME IN QUANG TRI

Thêm khảo và chưa phải bản cuối cùng được phát hành. Việc vận hành khu đô thị theo quy định của Bộ Quy tắc từ từng thời điểm. Mọi chi tiết xin liên hệ Văn phòng Công ty Cổ phần Đầu tư và Phát triển Bất động sản Hoàng Anh Gia Lai. Mọi chi tiết xin liên hệ Văn phòng Công ty Cổ phần Đầu tư và Phát triển Bất động sản Hoàng Anh Gia Lai. Mọi chi tiết xin liên hệ Văn phòng Công ty Cổ phần Đầu tư và Phát triển Bất động sản Hoàng Anh Gia Lai.



# AFFIRMING A LUXURY LIFESTYLE

THE PREMIER DESTINATION IN QUANG TRI WITH A PERFECT TRIO OF CONNECTIONS



**Mini VinWonders  
Amusement Park**



**Vincom Shophouse Royal Park  
Commercial Street & Vincom Plaza Dong Ha**



**Green ecological park**



Central lake 6,000 m2



4 season swimming pool



Sky swimming pool



Sport park



European light flower street



# RESIDENCE OF QUANG TRI ELITE

> 2,000 elite residents





# A VIBRANT RENDEZVOUS, FLOURISHING BUSINESS CENTER





**SHOPHOUSE MODEL**

**2 IN 1**

**OPTIMIZE SPACE,  
UNLIMITED PROFIT**



\*Hình ảnh minh họa



# ATTRACTING PROSPEROUS CUSTOMERS

## ELITE RESIDENTS IN QUANG TRI

> **650.000**

Residents in Quang Tri



## RESIDENTS OF NEIGHBORING PROVINCES

> **430.000**

Residents of Quang Binh and Hue within a radius of 50 km

## VACATION TOURISTS

> **1.500.000**

Tourists staying in Quang Tri every year

## VIETNAM-LAOS BORDER TRADERS

> **500.000**

Border traders in Quang Tri



# ATTRACTING THOUSANDS OF VISITORS WITH EXPLOSIVE EVENTS

## ~5.000.000 NUMBER OF VISITORS/YEAR

**80.000 VISITORS**

At the "Hello Summer" festival



**10.000 VISITORS**

At the "Moonlight Lantern Festival"



**50.000 VISITORS**

During Christmas Week



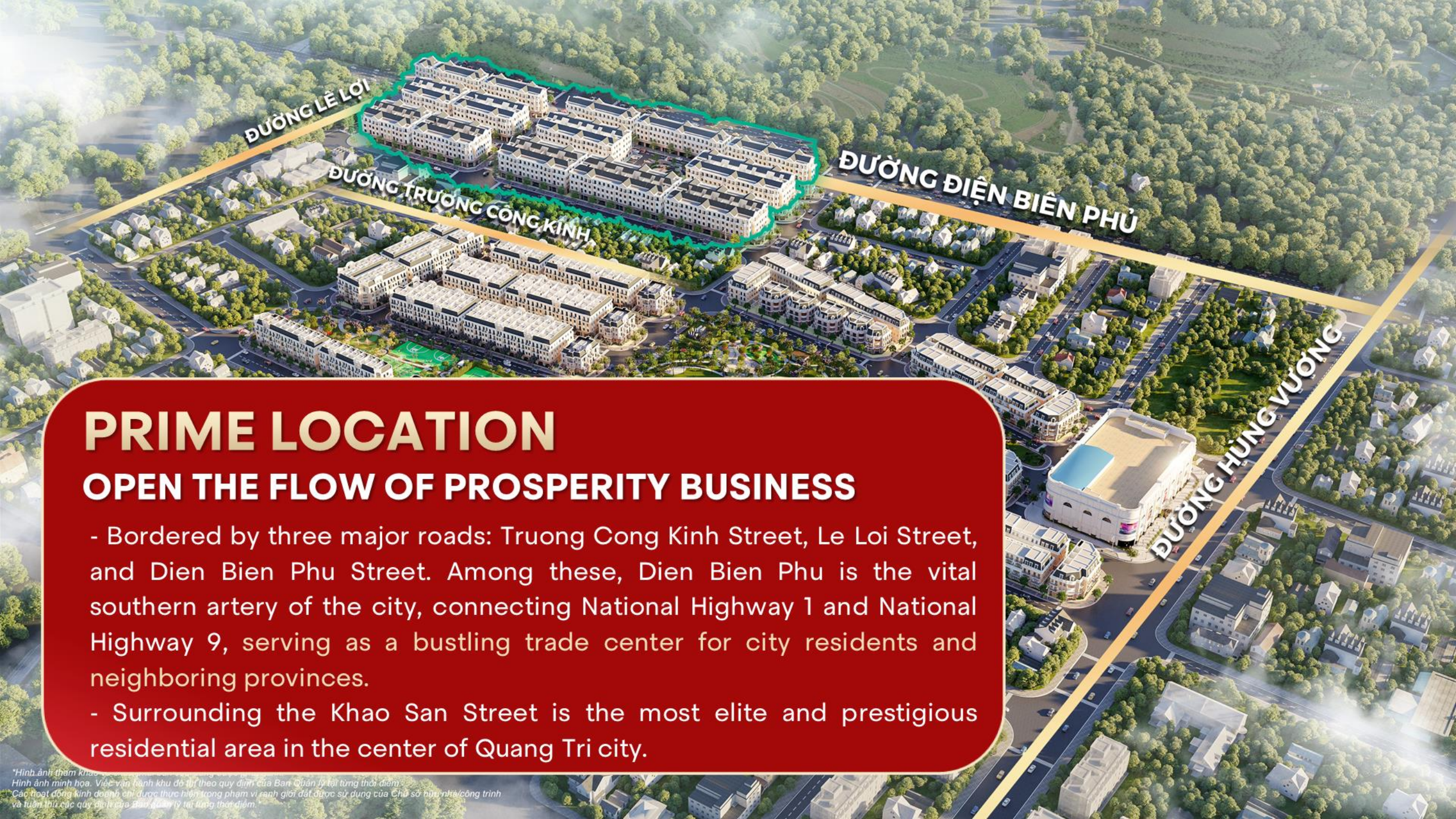


**3**

# **KHAO SAN STREET**

**A NEW DESTINATION FOR STREET FOOD, SHOPPING,  
AND VIBRANT ENTERTAINMENT IN QUANG TRI**





## PRIME LOCATION

### OPEN THE FLOW OF PROSPERITY BUSINESS

- Bordered by three major roads: Trương Công Kính Street, Lê Lợi Street, and Điện Biên Phủ Street. Among these, Điện Biên Phủ is the vital southern artery of the city, connecting National Highway 1 and National Highway 9, serving as a bustling trade center for city residents and neighboring provinces.
- Surrounding the Khao San Street is the most elite and prestigious residential area in the center of Quang Tri city.



# THE PINNACLE OF STREET FOOD, SHOPPING, AND VIBRANT ENTERTAINMENT IN QUANG TRI

Business opportunities for street food delicacies, local specialties, and vibrant entertainment services in a lively, brightly-lit atmosphere every night.

**Bustling Walking Street**



**Unique cuisine**



**Diverse Shopping**



**Vibrant Entertainment**





# **4 BREAKTHROUGH BUSINESS**

**WITH ATTRACTIVE LEASING POLICIES**



# UNPRECEDENTED ATTRACTIVE LEASING POLICIES EXCLUSIVE TO THE KHAO SAN STREET

Free Leasing Cost

For Up to **24 MONTHS**

Free Services Fee

**24**  
**MONTHS**

Free Capex

**COMPLETED**  
**01 FLOOR**

Free Voucher

**30**  
**MILLION**

\*Hình ảnh tham khảo và chưa phải bản cuối cùng được phát hành.  
Hình ảnh minh họa. Việc vận hành khu đô thị theo quy định của Ban Quản lý tại từng thời điểm.  
Các hoạt động kinh doanh chỉ được thực hiện trong phạm vi ranh giới đất được sử dụng của Chủ sở hữu nhà/cộng trình



# **5 THE MOST SUCCESSFUL IN THE MARKET**



# GUARANTEED BUSINESS SUCCESS

## FROM CURRENT TENANTS AT VINCOM SHOPHOUSE ROYAL PARK



**VINH HOME Homestay**  
**100% FULLY BOOKED**  
**FOR JULY & AUGUST**



**Cocori Tea & Coffee**  
**~300 CUPS OF WATER**  
**SOLD EVERY DAY**



**QUI MALL**  
**~70 MILLION IN**  
**REVENUE PER DAY**



# COMMERCIAL STREET THE MOST SUCCESSFUL IN THE MARKET



**GRAND WORLD HANOI**

**500 BILLION  
RETAIL REVENUE**



**VU YEN PARK - WALKING STREET**

**155.000 VISITORS  
ON OPENING DAY**



**VINPEARL HARBOUR**

**TOP 1 BEACH TOURISM  
DESTINATION 2024**





# ACCOMPANYING WITH VINCOM RETAIL

The unit has experience in managing and operating commercial centers, and a series of successful commercial streets.

**87**

SHOPPING CENTER

**47**

PROVINCES/CITIES  
NATIONWIDE

**05**

COMMERCIAL STREETS



# VINCOM SHOPHOUSE ROYAL PARK

A PREMIER RETAIL AND ENTERTAINMENT COMPLEX,  
A SYMBOL OF PROSPERITY AND A NEW PRIDE FOR THE PEOPLE OF QUANG TRI

1. PRIME LOCATION  
FOR PROSPEROUS  
CONNECTIONS AND  
THRIVING TRADE



2. CONVERGENCE  
OF EXPERIENCES,  
CLASSY SERVICES  
FOR THE FIRST TIME  
IN QUANG TRI



3. THE FIRST & ONLY  
COMPREHENSIVE  
AMENITIES SYSTEM  
BY VINGROUP IN  
CENTRAL VIETNAM.



4. START YOUR  
BUSINESS WITH AN  
“UNPRECEDENTED  
ATTRACTIVE”  
LEASING POLICIES

**PROVEN BUSINESS MODEL FOR SUCCESS**

**THE MOST SUCCESSFUL IN THE MARKET**

**ACCOMPANYING WITH VINCOM RETAIL**



# ACCOMPANYING VINCOM RETAIL PIONEER CONQUERING NEW PEAKS OF PROSPERITY

LEASING HOTLINE:

**0933.176.888**

