



# The Luxembourg Freeport

An Enrichment of the Luxembourg Logistics Offering

Logistics Business Forum 2012

April 17, 2012

# Some Key Facts

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- ▶ **The Luxembourg Freeport – a high-end, ultra safe facility for the storage of valuable goods:**
  - Approximately 20.000 m<sup>2</sup> on 4 floors (incl. underground)
  - A neutral platform open to specialized, licensed forwarders
  - Located at Luxembourg airport, with air- and land side accesses
  - In a free zone-supervised by the customs authorities - where no customs duties or VAT apply on imported goods while in storage
  - Operated by a niche player who already owns/ co-owns/ operates freeports in Geneva and Singapore
  - Generating jobs for both qualified and unqualified people
  - Open for business in approx. 3Q2014

# Main Features

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- ▶ Promoter/Builder/Lessor: EUROASIA, the parent company of Natural Le Coultre
- ▶ Operator: an affiliate of Natural Le Coultre Luxembourg S.A.
- ▶ Architect: Atelier d'Architecture 3BM3, Geneva
- ▶ The facility will offer the following features:
  - Special facilities of various sizes for the storage of high value goods including works of art, precious metals, wines, antiques, vintage cars, jewelry, antiques, watches, gems, carpets, archives ...
  - Showrooms for the display and photography of stored goods
  - Workshops for handling, packaging, restoration of stored goods
  - On-site logistics services to ship, insure and handle goods and clear customs formalities
  - Deliveries from tarmac and road

# Technology & Security

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- ▶ The Facility will combine **state of the art technology** with eco friendliness and be based on **sustainable development** principles.
  - **Controlled temperature and humidity** allowing optimum conservation and preservation conditions for the stored goods:
    - ✓ Ambient conditions to vary according to specific storage requirements (e.g. wine cellars).
    - ✓ Guaranteed maintenance of stable ambient conditions through appropriate redundancy systems.
    - ✓ Risk of water leakage eliminated: fire extinguishing system will function with gas injection; air-conditioning system functions solely with air-circulating systems.
  - **Maximum security** to include mandatory scanning of vehicles, cargo and persons entering the facility, electronic monitoring of staff, clients and valuables within the facility, high-tech security information technology such as laser sensors, radio frequency and biometric identification, highly trained, around the clock security personnel.

# Our Customers

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▶ **Direct customers:**

Prime logistics companies to be licensed by customs authorities ('opérateur agréé') who will become long-term tenants of the Facility

▶ **Indirect Customers:**

- Collectors
- Galleries
- Museums
- Foundations
- Investment Funds
- Banks
- Insurance companies
- Family offices ...

who will pay storage and other charges for value adding services to the tenants

# Tax Regime

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- ▶ Luxembourg enacted legislation <sup>(1)</sup> enabling import of EU and non EU goods into licensed free zones in a tax free environment:
  - No VAT and customs duties apply as long as the goods are in the Freeport.
  - Storage charges to customers is VAT exempt.
  - Value adding services performed in the Freeport on the stored goods (packaging, framing, restoration, photographing etc) are VAT exempt.
  - VAT is due when goods leave the Freeport pursuant to a delivery to a EU customer.

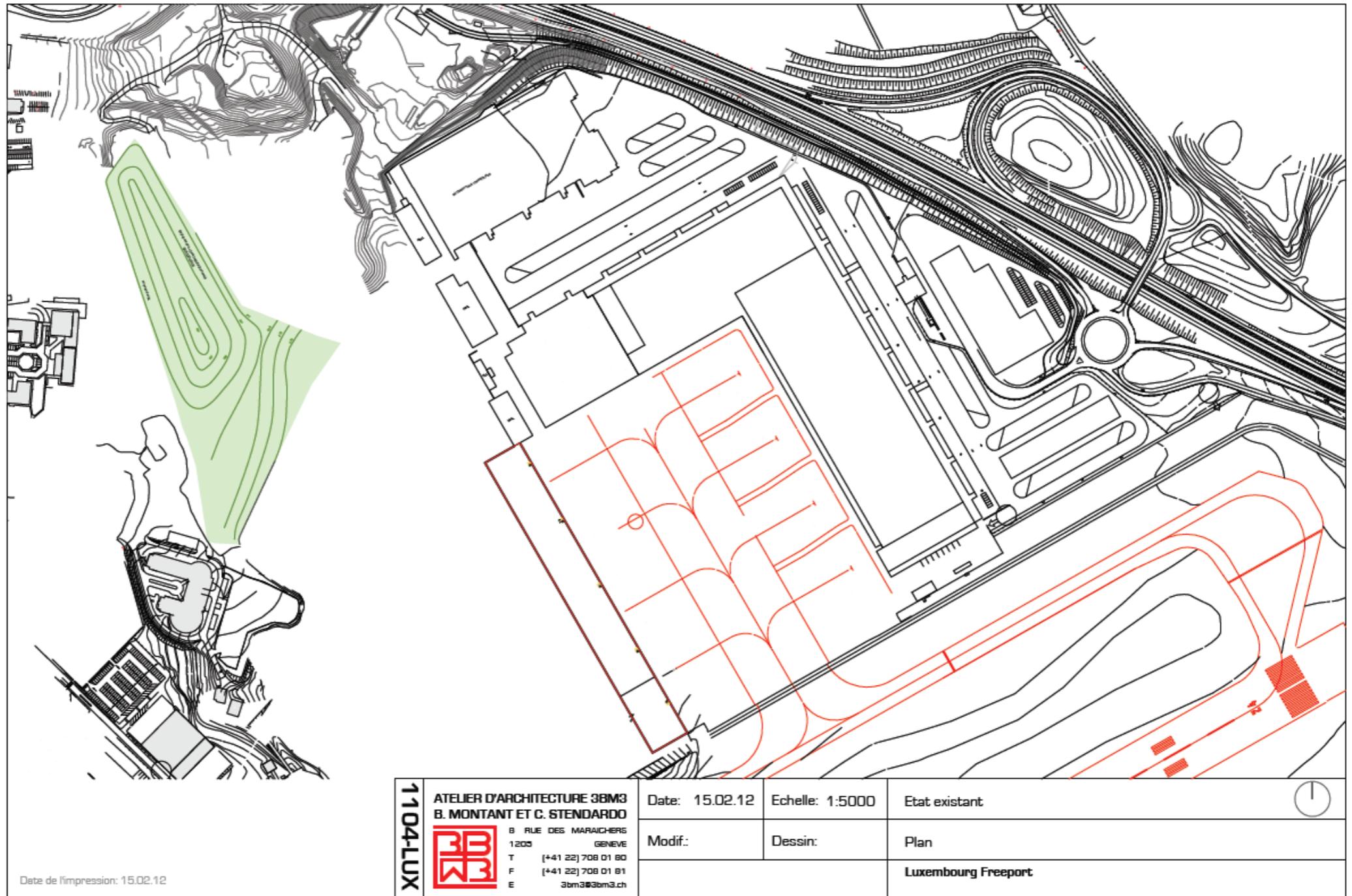
*(1) Loi du 28 Juillet 2011 créant un régime particulier suspensif de la TVA*

# Supervision

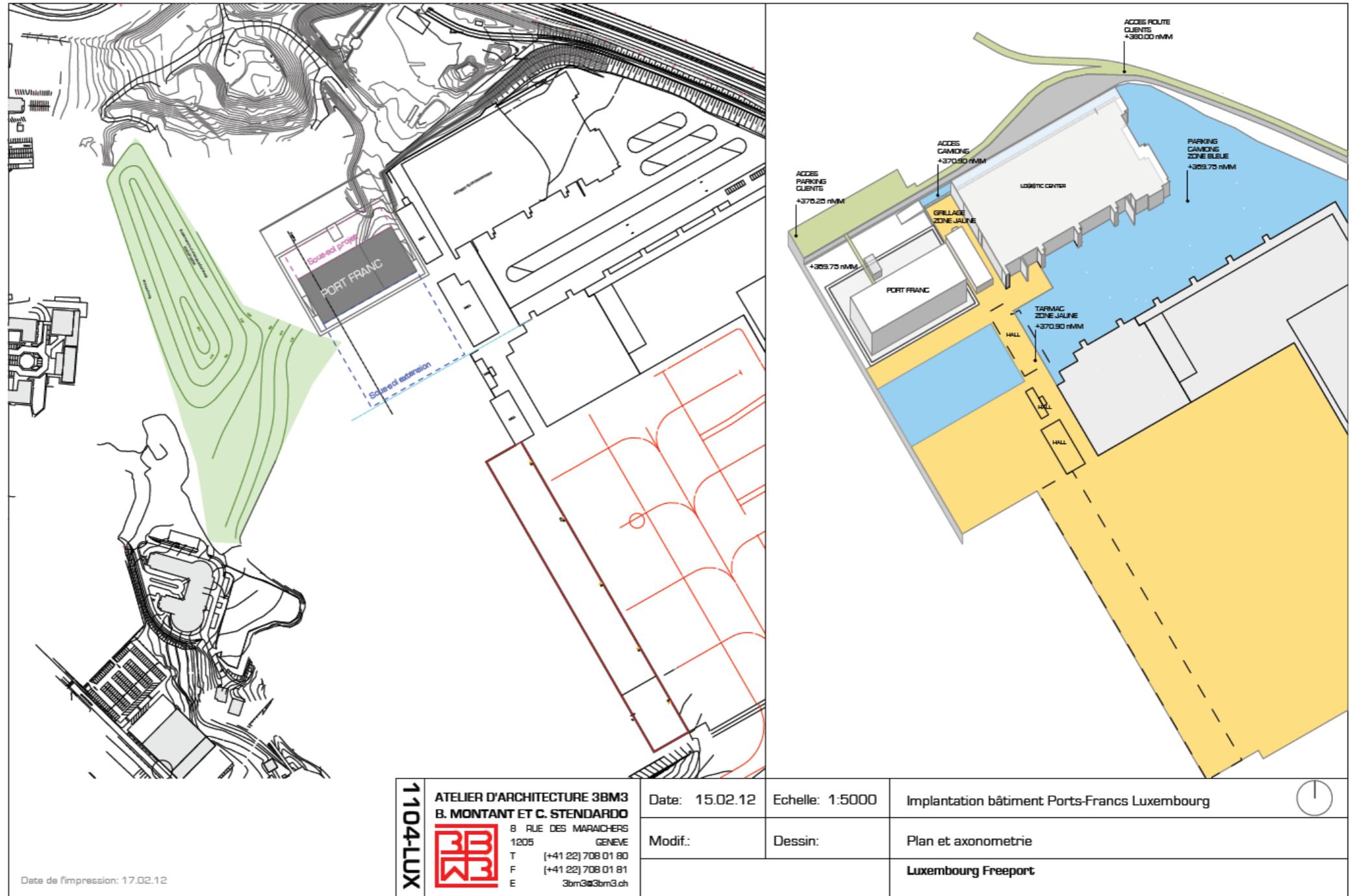
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- ▶ The Luxembourg Freeport is **operated under the supervision of the customs authorities** (Administration des Douanes et Accises, ADA):
  - Each tenant has to keep an inventory of goods entrusted to him for storage.
  - Each entry and exit of goods has to be notified to ADA.
  - Customs are physically present at the Freeport and have a right to inspect declared goods.
  - Notifications to the ADA to be made electronically.
  - Customs to act as gateway for communication with other authorities under a 'guichet unique' concept?
- ▶ The Facility will also offer **segregated storage capacity for goods that are already imported into the EU** and hence note subject to customs supervision.

# Location (1)



# Location (2)



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Date: 15.02.12

Echelle: 1:5000

Implantation bâtiment Ports-Francs Luxembourg



Modif.:

Dessin:

Plan et axonometrie

**Luxembourg Freeport**

# Contact

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# Thank You!

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