

Investment Opportunity Labuan Bajo Flores Tourism Area



Labuan Bajo Flores Tourism Authority
Ministry of Tourism and Creative Economy
of the Republic of Indonesia

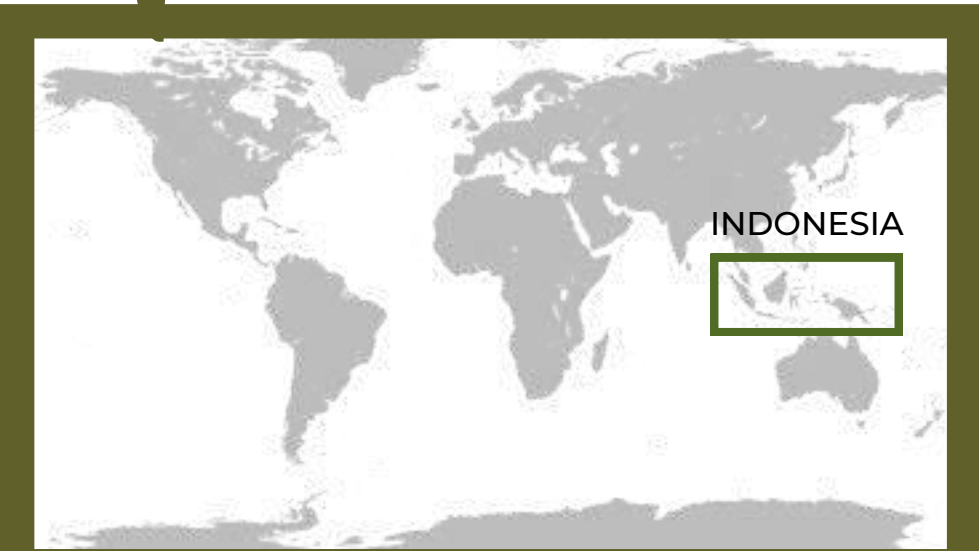
www.labuanbajoflores.id | @bpolf



September 2022



Location



West Manggarai, Flores Island, East Nusa Tenggara Province



BPOLBF

01

At a Glance



Regulation

Labuan Bajo Flores Tourism Authority

Government Regulation No. 50 of 2011

National tourism development Master Plan 2010-2025 (Development of 10 New Destinations / Super Priority Tourism Destinations)

Presidential Decree Number 32 / 2018

About the Labuan Bajo Flores Tourism Area Management Authority

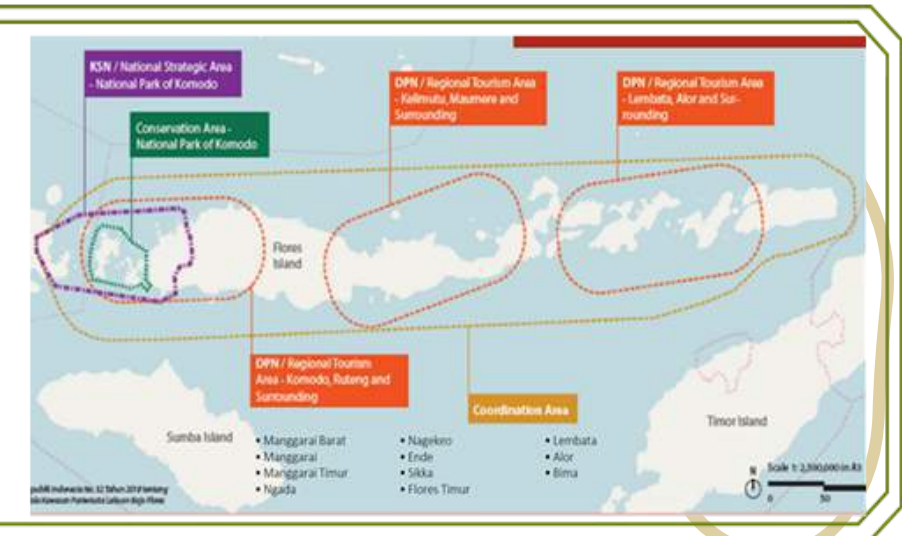
Minister of Tourism Decree No. 7 / 2018

About The Labuan Bajo Flores Tourism Area Management Authority

Job and Function

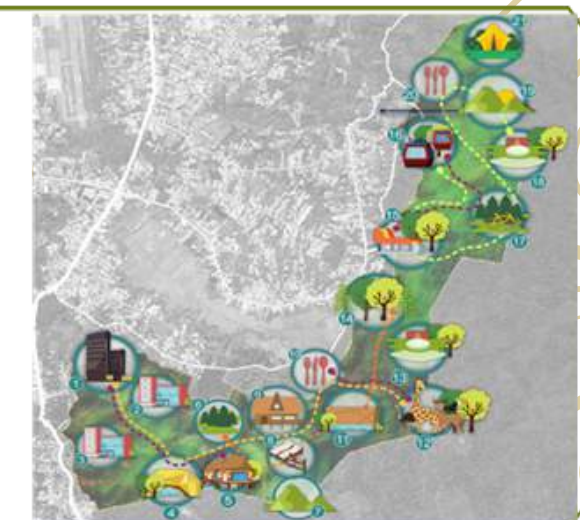
Coordinative

Coordinating, synchronizing, and facilitating planning, management, development, and control in the tourism area of Labuan Bajo Flores (11 regency)



Authoritative

Planning, development, construction, management and control in the authority zone of the Labuan Bajo Flores tourism area (400 H Nggorang Bowosie Forest)

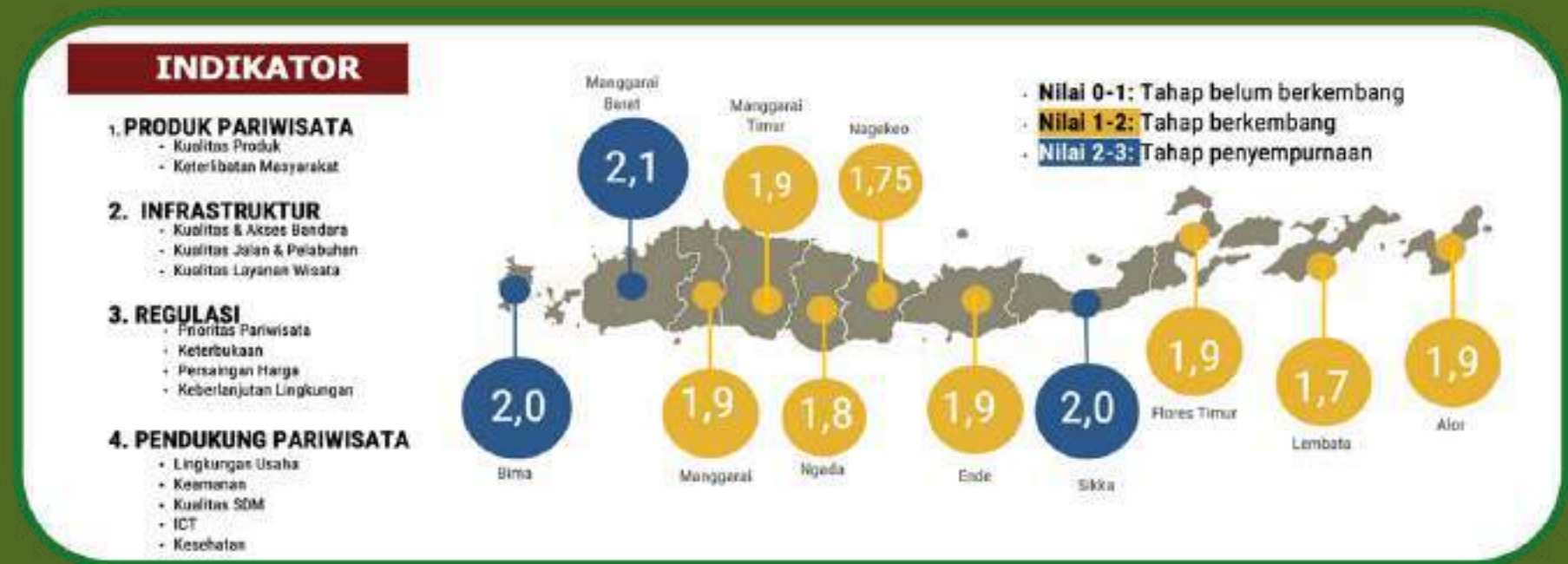
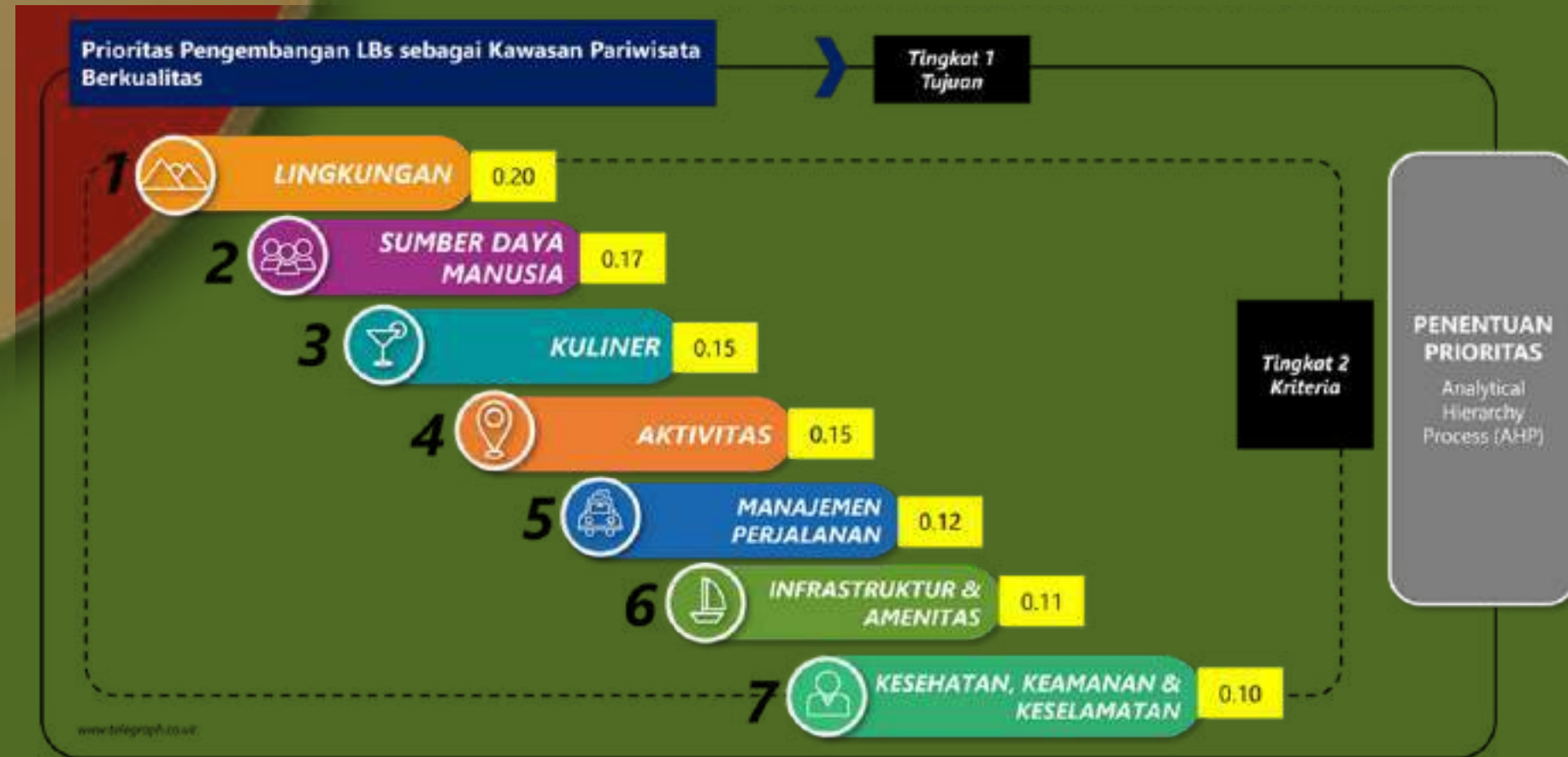


Labuan Bajo Flores Tourism Development Vision

Quality Tourism Success Factor

Labuan Bajo

as a World-Class
Sustainable Premium
Quality Tourism
Destination



Investment Area

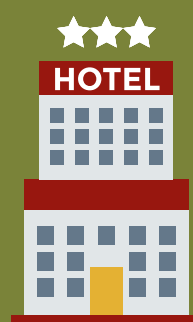
Parapuar	National Government
Tanamori	State Owned Enterprise
Mawatu	Private

Visitor Projection 2023

1,530,000 people
3 days LoS
60% occupancy
50% stay in hotels

Accommodation

From 2.149 to 10.480 rooms
(6.812 room deficit)
113 accommodation exist



20 Unit
100 rooms
@IDR 50 M
1T



10 Unit
175 rooms
@IDR 150 M
1,5T



2 Unit
400 rooms
@IDR 750 M
1,5T

Homestays
2,000 guest cruises
Luxury Resort
Water Villa

Investment Opportunity

Restaurant

141 to 209 restaurants
(10.463 seats)
75% visitors, 25% inclusive

Cafe
Restaurants
Luxury Restaurants

Amenities

Healthcare
Banking
Gas Station
Bengkell

Construction Services
Galangan Kapal
Food Supply Chains
Logistics



Labuan Bajo

Market Potential

INCREASING POPULARITY International Airport & Port

1 million visitors capacity (2023)
4 million Carrying Capacity(2050)

Assumption:

Domestic Tourists

- 2020 decrease by 80%
- 2021 increase by 40%
- 2022 increase by 50%
- 2023 - 2025 increase by 20%

International Tourists

- 2020 decrease by 60%
- 2021 increase by 60%
- 2022 increase by 60%
- 2023 - 2025 increase by 30%

2020 - 2025 VISITORS GROWTH PROJECTION



Labuan Bajo



Komodo Airport



Kp. Ujung Seafood Market



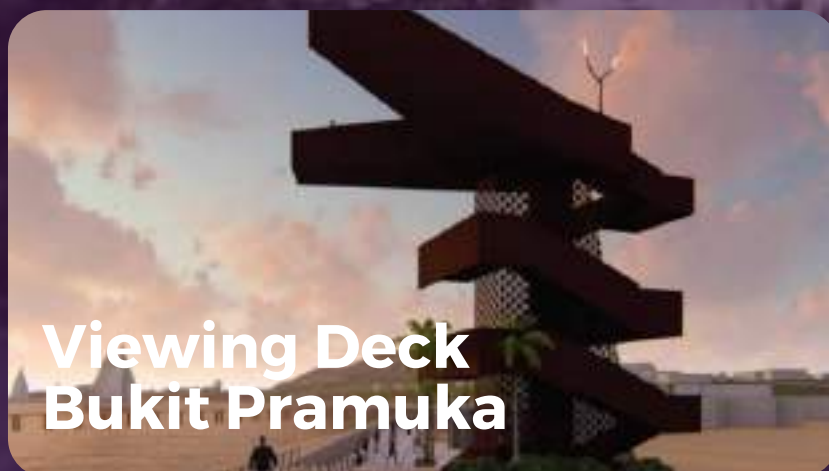
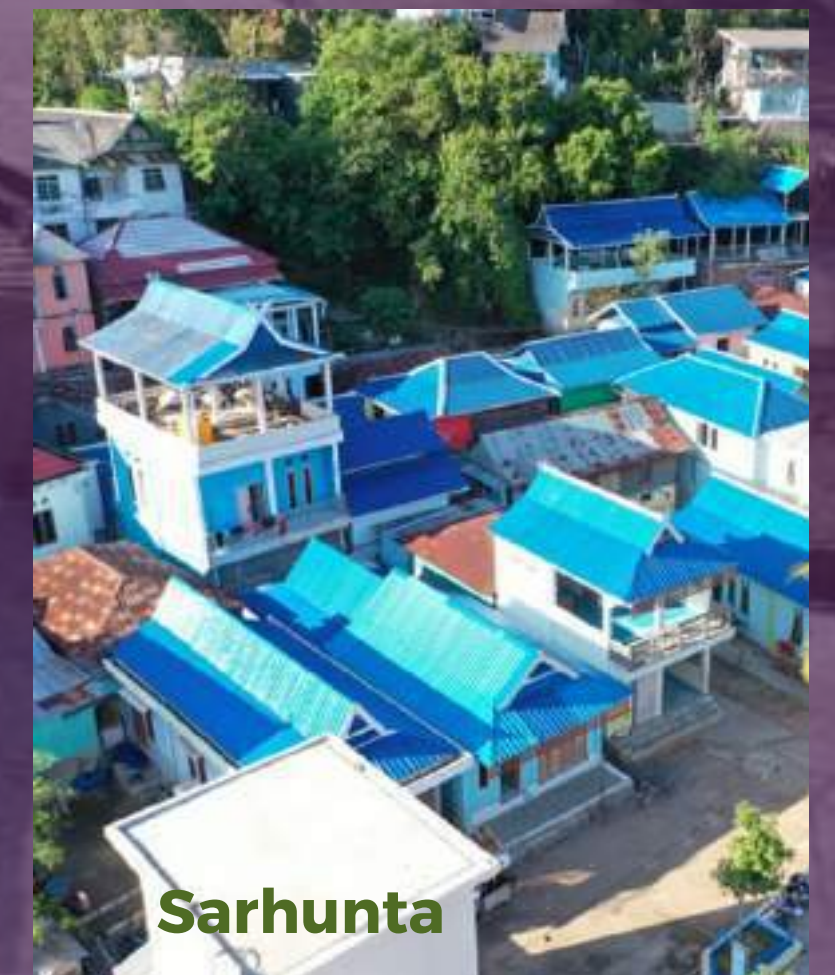
Multipurpose Port



Premium Pedestrian Street

INFRASTRUKTUR KSPN Labuan Bajo

Waterfront



INFRASTRUKTUR KSPN Labuan Bajo

Komodo Airport



**Multipurpose Port
Wae Kelambu**



Mainstreet Corridor



Parking Lot



Vehicle Charging Station



Premium Pedestrian Street

Government Funded Tourism Supporting Area



Waterfront



City Landscape



Fish Auction



Puncak Waringin

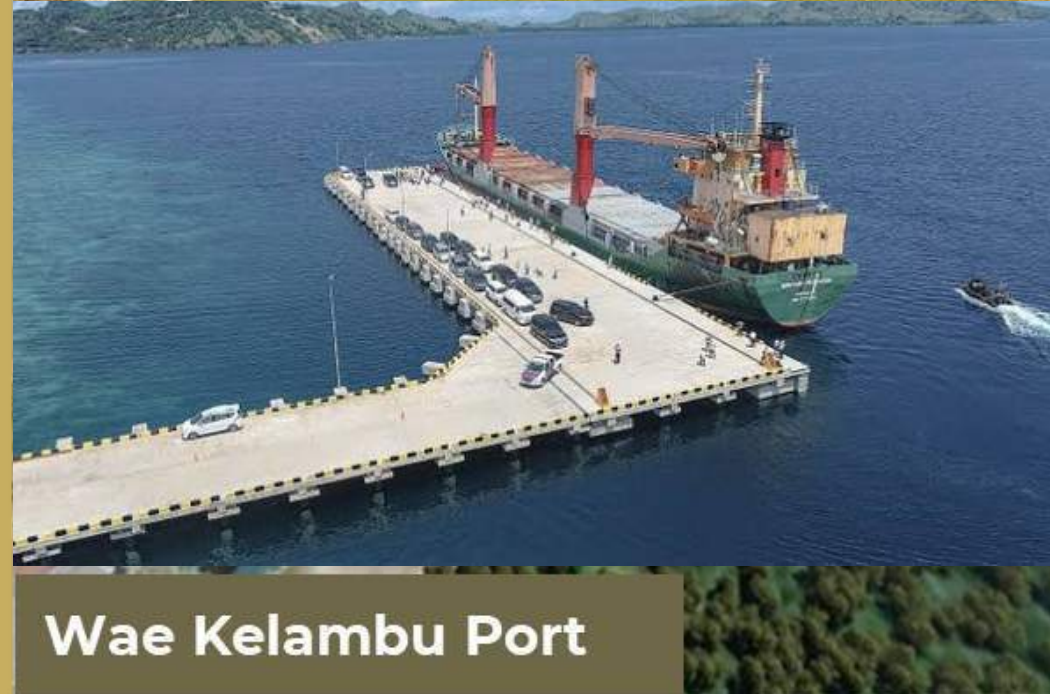
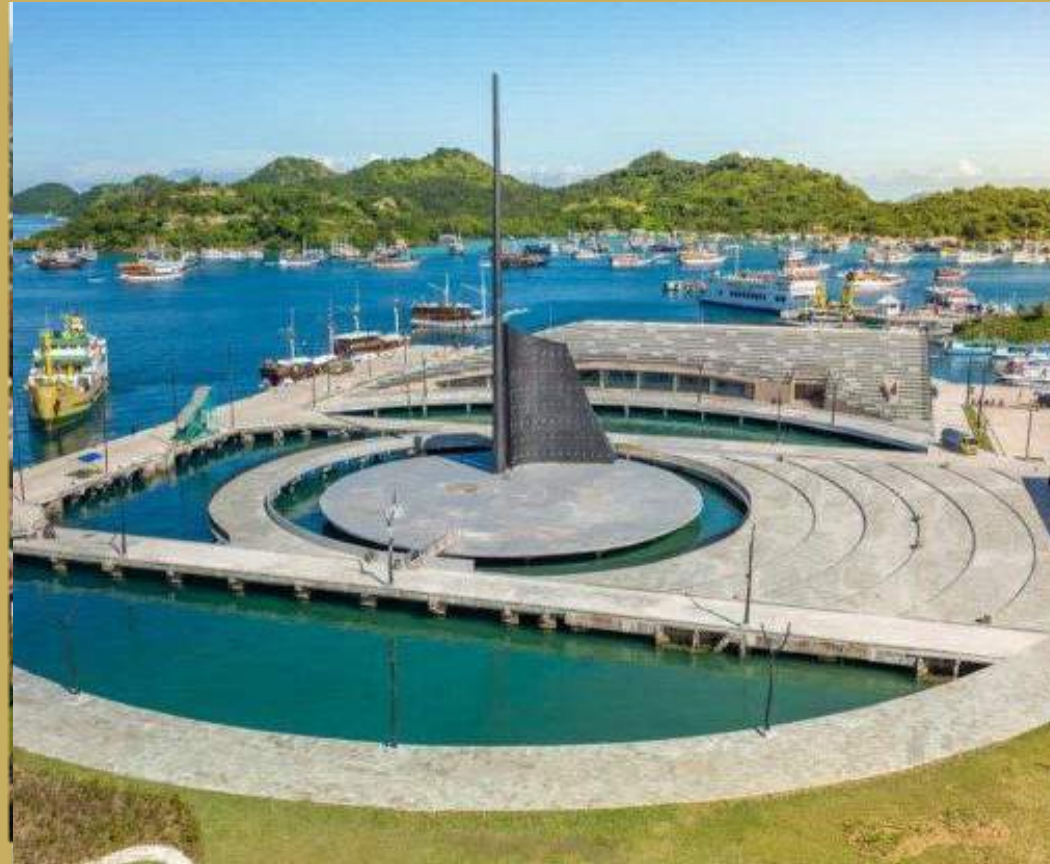


Coastal Village



Premium Travel Pattern

Regional Infrastructure Arrangement





Terima Kasih



Labuan Bajo Flores
Tourism Authority

For more information, please contact:
investment@labuanbajoflores.id