



KADIPA
KADUNA INVESTMENT
PROMOTION AGENCY

LIGHT INDUSTRIAL LAYOUT

ALONG BIRNIN YERO ROAD, KAFIN GWARI,
RIGACHIKUN, IGABI L.G.A, KADUNA STATE

BRIEF

The proposed light industrial layout is situated along Birnin yero road, Kafin Gwari, Rigachikun, Igabi Local Government Area, Kaduna State, where it has been planned with about 191.27 hectares in size with a total of 132 plots that will be used for light industrial, commercial and other related purposes. The proposed light industrial layout is an approximately 23km (2730 minutes) drive from the Kaduna metropolis.

THE LAYOUT WILL PROVIDE THE FOLLOWING INVESTMENT OPPURTUNITIES:

S/N	LAND USE	PURPOSE	Total No. of Plots	Investment opportunities
1.	Industrial	Light Industry	119	<ul style="list-style-type: none"> ❖ Wood processing, assembly and furniture factory ❖ Textile & Apparel Factory ❖ Shoe Factory ❖ Plastic Industries & Recycling Plants ❖ Roofing Sheets ❖ Chemical & Paint factory ❖ Food, Juice & Agricultural processing manufacturing companies etc.
2.	Warehouse	Ware House	6	Set up warehouses to support the light industries
3.	Commercial	Commercial Use	2	<ul style="list-style-type: none"> ❖ Banks & Atm Gallery ❖ Eatery ❖ Retail stores ❖ Filling Stations ❖ Health, Social & Educational institutions etc.
4.	Others		5	<ul style="list-style-type: none"> ❖ Police Post, Fire Service, Worship center & Collection Point & Bus Stop (Ultra-modern bus terminals, mass transit stations) etc.
		TOTAL	132	

Why Invest In This Layout?

- With less than 500 light industries in the state across all sectors and a population over 6million, the market is still overwhelmingly large and ready to be explored.



- The layout is located along the Kaduna–Zaria expressway, which is a major link road of the Northern Nigerian States, almost all the entire Northern States ply this road and it serves as major gate way to the Northern Nigerian market for goods and services.



Why Invest In This Layout?

- The location is on average a 34 minutes' drive from Kaduna International Airport approximately 22km away from the layout. The Kaduna International Airport gives the Industrial Layout a connection to the international and inter state airways for alternative air movement of its goods/products.



**PROPOSED LIGHT INDUSTRIAL LAYOUT ALONG BIRNIN YERO ROAD, KAFIN GWARI,
RIGACHIKUN, IGABI LOCAL GOVERNMENT AREA, KADUNA STATE.**





LIGHT INDUSTRIAL LAYOUT

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