KN INDUSTRIAL CITY

KN HOLDINGS
1978

KNIC - THE NEXT GENERATION OF VIETNAM'S INDUSTRIAL PARKS

INNOVATE. MANUFACTURE. THRIVE

Discover Your Future in KN Industrial City

Empowering High-Tech Industries,
Driving Sustainable Growth

ABOUT KN HOLDINGS

As a company aligned with Vietnam development, KN Holdings (founded in 1978) leads major projects that drive economic growth, social progress, and environmental sustainability. In the digital era, we are entering next generation industrial industries parks focused on high-tech innovation, and sustainable development.

New Long Thanh International Airport (Opening 2026)

OUR CORE BUSINESS SECTOR

REAL ESTATE
10k+ Residential Units
Land bank: 3.8K+ ha

The Vista An Phu Vista Verde, Feliz En Vista, CaraWorld

HOSPITALITY
3 golf courses & 2 resorts
(5-star & 4-star)

Golf Long Thanh, Golf KN Links, Wyndham Grand KN Cam Ranh

GREEN ENERGY
3 solar farms
200MWp capacity (operational)

**KN Cam Lam: 50 MWp
Cam Lam VN: 50 MWp
KN Van Ninh: 100 MWp**

INDUSTRIAL PARK
3IPs, total area of
2,244 hectares

**Long Duc 3: 244 ha
Nam Long Thanh: 1,000 ha
Dong Long Thanh: 1,000 ha**

KNIC - THE NEXT GENERATION OF VIETNAM'S INDUSTRIAL PARK

KN Industrial City includes Nam Long Thanh (1,000 ha) for high-tech industries and Dong Long Thanh (1,000 ha) for sustainable manufacturing and logistics. Both IPs are near Long Thanh International Airport, aligned with Net Zero 2050, the UNIDO Eco-Industrial Park (EIP) Framework 2021 and KNIC "Work–Live–Learn–Innovate" ecosystem.

CORPORATE SOCIAL RESPONSIBILITY

At KN Holdings, we believe that success is not only measured by business growth, but also by the positive impact we create on society.

- We are deeply proud to be the only family business in Vietnam with three members honored with the prestigious title of "**Hero of Labor**".
- Our esteemed Chairman Mr. Le Van Kiem and First Vice Chairwoman Mdm. Tran Cam Nhung were honored by Forbes Asia as **Heroes of Philanthropy** in 2019.

Co-founder of Fulbright University Viet Nam (2022)

Partner of the Bill & Melinda Gates Foundation (2014)

Largest donor to Vietnam's COVID-19 Vaccine Fund (2021)

Donated VND 180 bn to eliminate temporary and substandard houses (2025)

KNIC NAM LONG THANH: Work - Live - Learn - Innovate Ecosystem

Is located south of Long Thanh International Airport, with a total master-planned area of 2,600 hectares

Conceptual Planning by **NIPPON KOEI**

Gas Station & Water Supply: 60,000m³/day

Dormitory for Workers

Innovation Center

110KV Sub Station (3 X 63 MVA) + BESS

Commercial & Services

Sports & Recreation

Sports & Recreation

WWT plant 2: 20,000m³/day

Housing for Experts

Administration Office & Conference Center, Hotel, Offices for Lease

Sports & Recreation

110KV Sub Station (3 X 63 MVA)

WWT plant 1: 30,000m³/day

Vocational School

Phase 1: **1,000 ha**

Long Phuoc & Phuoc Thai Ward, Dong Nai Province

Power supply

378 MW	02x110kV Sub-stations
600 MWp	Rooftop Solar
60 MW	BESS

Water supply

60,000 m³/day

WWT plant

50,000 m³/day
+25% Reusable

Target Industries

Aerospace	• Advanced materials (composites, alloys) • Avionics design & simulation • Precision machining components • Engine parts & subsystems	• Aircraft component manufacturing • MRO facilities (Maintenance, Repair, Overhaul) • UAV/Drone production • Assembly of aerospace modules	• Aircraft operation & testing • Ground support & logistics • Training and certification • Defense & satellite applications
Semiconductor	• Silicon wafers, epitaxial wafers • Specialty chemicals, cleaning gases • Semiconductor equipment & materials • IC design (fabless)	• Foundry (chip fabrication) • Wafer processing • Assembly, packaging, testing (OSAT) • Probe & validation	• System integration (IoT, AI chips) • Consumer electronics • Automotive electronics • Communication devices
AI & Data Center	• AI chips, GPUs, servers • Optical fibers, cooling systems • AI algorithm design & software frameworks • Cybersecurity platforms	• Data center construction & operation • AI hardware integration • Edge computing & system deployment • Cloud infrastructure manufacturing	• AI solutions & analytics services • Smart city platforms • SaaS / PaaS applications • Autonomous vehicles & robotics
Advanced Electronics	• R&D of PCB (Printed Circuit Board) materials, PCB design, and circuit development	• Manufacturing and assembly of electronic modules, embedded systems, IoT devices, and EMS (Electronic Manufacturing Services)	• Consumer electronics, automotive electronics, communication devices, and after-sales services
Automation & Advanced Manufacturing	• Design, precision parts, machinery components, mechatronics, robots, control systems, industrial software	• Precision machining, machinery manufacturing, mechatronics assembly, robotic & smart factory lines	• O&M, technical services, system optimization, retrofit, after-sales support
Smart Logistics	• Sensor networks & IoT devices • AGV/AMR robot components • Digital twin & logistics software • Automation control systems	• Smart warehouse construction • Conveyor systems & robotics integration • Cold chain solutions • EV trucks & autonomous vehicle assembly	• Last-mile delivery services • Supply chain platforms • E-commerce logistics • Intelligent distribution networks

KNIC DONG LONG THANH: Work - Live - Learn - Innovate Ecosystem

Is located south of Long Thanh International Airport, with a total master-planned area of 3,595 hectares

Conceptual Planning by **NIKKEN** EXPERIENCE, INTEGRATED

Image labels:
- WWT plant 3: 8,500m³/day
- Water Supply: 12,200m³/day
- University
- 110KV Sub Station (3 X 63 MVA) + BESS
- 110KV Sub Station (2 X 63 MVA) + BESS
- Dormitory for Workers
- WWT plant 1: 14,500m³/day
- Housing for Experts
- Gas Station
- Administration Office & Conference Center, Hotel, Offices for Lease
- WWT plant 2: 15,500m³/day
- Petrol Station
- Water Supply Station: 37,600m³/day

Phase 1: **1,000 ha**

📍 Xuan Que Ward, Dong Nai Province

Power supply

252 MW	02x110kV Sub-stations	
600 MWp	Rooftop Solar	
60 MW	BESS	

Water supply

50,000 m³/day

WWT plant

34,500 m³/day
+25% Reusable

Target industries:

Industry			
Electric Vehicle (EV)	• Battery materials (lithium, cathode, anode) • Electric motors & drivetrain components • Charging infrastructure design • EV electronics (BMS, power modules)	• EV vehicle manufacturing & assembly • Battery pack production • Charging station fabrication • Component supply chain integration	• Fleet operation & maintenance • EV mobility services • Charging network deployment • Smart transportation systems
Renewable Energy	• Solar cell materials (silicon, thin-film) • Wind turbine components & composites • Energy storage systems (BESS) • Hydrogen & fuel cell technology	• Solar panel module assembly • Wind turbine production & installation • Inverter & control system manufacturing • Microgrid & hybrid system development	• Power plant operation & maintenance • Grid integration services • Energy management & analytics • EPC and turnkey renewable projects
Mechanical	• Precision machining tools • Robotics components & sensors • PLC, SCADA, control systems • Industrial software & design tools	• Automated production line integration • Robotics & equipment assembly • CNC machining & metal fabrication • Industrial system installation	• Smart factory operation • Predictive maintenance & service • System integration & after-sales support • Automation solution providers
Electronics	• Semiconductors & PCB substrates • Electronic components (ICs, sensors, modules) • Design and prototyping tools • Materials for PCB and packaging	• PCB assembly (SMT, DIP) • Consumer & industrial electronics manufacturing • Testing and quality assurance • Device integration	• Electronics for automotive, IoT, consumer, and industrial use • Aftermarket services & repairs • Distribution & supply chain • Embedded system solutions
Food & Beverage	• Agricultural raw material processing • Primary processing of grains, fruits and vegetables; Beverage raw materials and concentrates • Food and beverage ingredients and additives (non-hazardous)	• Food processing and manufacturing • Packaged and ready-to-eat food; frozen and chilled food; • Non-alcoholic beverage production; functional food and nutritional products	• Food and beverage packaging • Cold storage and cold-chain logistics • Warehousing and distribution centers for food and beverage products
Pharmaceuticals & Medical Devices	• Pharmaceutical raw materials, biomedical materials, clinical trials, and medical research centers	• Pharmaceutical formulation and manufacturing; medical device assembly; precision engineering and cleanroom components	• Pharma logistics and cold-chain; packaging and sterilization services

SUSTAINABILITIES - ALIGNS WITH NET ZERO BY 2050 GOALS

WATER RESOURCES MANAGEMENT:

- Rainwater Harvesting: Capture and store for industrial and landscape use
- Reuse At Least 25%: Smart Waste water Recycling For Secondary Applications

GREEN POWER:

- Over 1,000 MWp Floating Solar By KNE (KN Holdings): 6 X 63 MVA
- Solar Rooftop + BESS: Onsite Renewable Energy With Battery Energy Storage Systems

SME SUPPORT & SUPPLY CHAIN DEVELOPMENT

1. Flexible Land Options: Small, modular land plots starting from 5,000 m²

2. Ready-Built Factories (RBF) from 1,000 m²

3. Built-to-Suit Solutions

4. Virtual Offices

5. Service apartments for expert

INFRASTRUCTURE

1. Legal Support: Free assistance with IRC & ERC applications and regular updates on laws, regulations, and compliance

2. Business Growth: Business matching with FDI tenants & partners

3. Advocacy & Representation: Regular dialogue sessions with authorities

SUPPORTING SERVICE

1. Vocational School (Q2 2027 Pilot): 2 hectares, capacity ~1,000 students at age of 15

2. Key majors: Aerospace (MRO), Mechanical, Electronic, Business Administration, Languages

3. Operational Support: Tailored training programs and recruitment support

WORKFORCE DEVELOPMENT

KNIC - KEY ADVANTAGES FOR OUR TENANTS

1. Location & Natural Condition

- Adjacent to Long Thanh Intl Airport, Cai Mep Deep Sea Port, Ho Chi Minh Commercial-hub less than 1 hour
- Great Natural Conditions: 40-80 m above main sea level; no typhoon, earthquake significant effect

2. State of Art Infrastructure

- Power supply: 2 110KV sub-station with 6x63MV. Dual 110kV power feeds
- Water supply: 50,000 m3/day from Tri An Lake with a reserve system
- Ecosystem: Work – Live – Learn – Innovate

1. Location

4. FTZ*

2. Infrastructure

3. Sustainability

4. FTZ incentives proposal*

- CIT: 5-year exemption for priority sectors, 12% preferential CIT rate thereafter; VAT 0% within FTZ zone
- Special Investment Procedure: No Construction Permit, no Investment Register Certificate (IRC) and more...
- Visa Exemption for 144 hrs
- Green Line Custom
- Free Currency

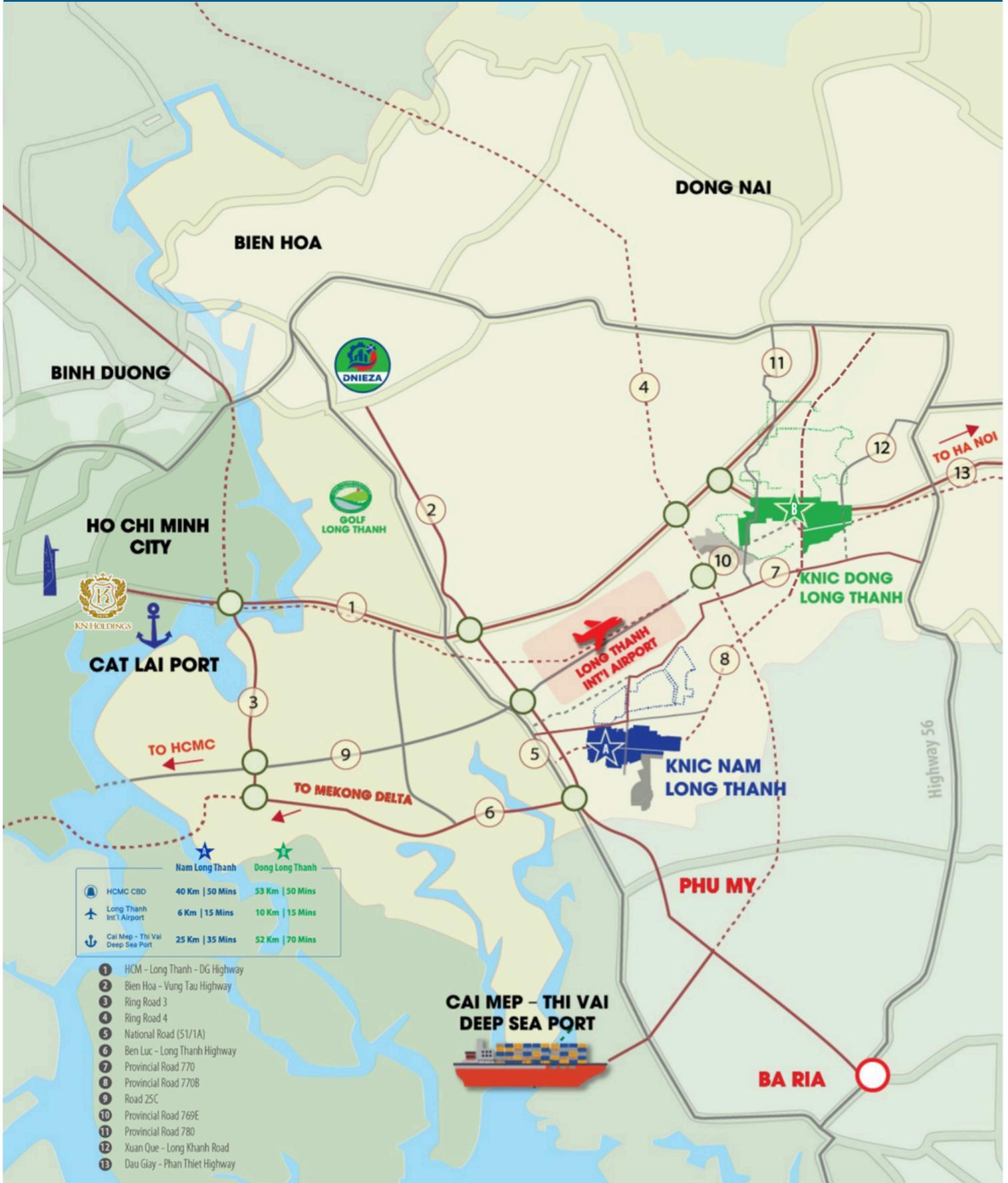**3. Sustainability - Net Zero by 2050 Goal**

- Following UNIDO 2021 Framework on Eco-Industrial Park (EIP)
- Clean Power from Floating Solar Farm
- Water reuse at least 25%

*Under establishment, Dong Nai PC has proposed to Ministry of Finance

STRATEGIC LOCATION AND CONNECTION

BINH DUONG

BIEN HOA

DONG NAI

DNIEZA

GOLF LONG THANH

HO CHI MINH CITY

KN HOLDINGS

CAT LAI PORT

LONG THANH INT'L AIRPORT

KNIC DONG LONG THANH

KNIC NAM LONG THANH

TO HCMC

TO MEKONG DELTA

TO HA NOI

Highway 56

PHU MY

CAI MEP – THI VAI DEEP SEA PORT

BA RIA

	Nam Long Thanh	Dong Long Thanh
HCMC CBD	40 Km | 50 Mins	53 Km | 50 Mins
Long Thanh Int'l Airport	6 Km | 15 Mins	10 Km | 15 Mins
Cai Mep - Thi Vai Deep Sea Port	25 Km | 35 Mins	52 Km | 70 Mins

1. HCM - Long Thanh - DG Highway
2. Bien Hoa - Vung Tau Highway
3. Ring Road 3
4. Ring Road 4
5. National Road (51/1A)
6. Ben Luc - Long Thanh Highway
7. Provincial Road 770
8. Provincial Road 770B
9. Road 25C
10. Provincial Road 769E
11. Provincial Road 780
12. Xuan Que - Long Khanh Road
13. Dau Giay - Phan Thiet Highway

Visit our Website

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