استثمر في عُمان
Invest OMAN

وزارة التجارة والصناعة وترويج الاستثمار
Ministry of Commerce, Industry and Investment Promotion

Luxury Yacht Marina Development

استثمر في عُمان
Invest OMAN

WHY OMAN

- 100% Ownership
- 30 Years Tax Exemption
- No minimum capital
- Long Usufruct agreement
- Up to 10 Years Investor Residency
- 4th globally in quality of life index
- Market Access
- Free Trade Agreements with: USA, Singapore, South Korea & European Union

استثمر في عُمان
Invest OMAN

STANDARD & POOR'S

BBB-
Stable

MOODY'S

Baa3
Stable outlook

FitchRatings

BB+
Stable outlook

Sector Overview

Oman's marina sector is emerging as a promising component of the Sultanate's tourism and blue economy strategy. Supported by more than 3,000 km of coastline, increasing demand for luxury marine tourism, and growing regional yacht traffic, the sector offers significant investment potential. The success of Al Mouj Marina in Muscat demonstrates the viability of integrated marina developments that combine yacht berthing, marine services, hospitality, retail, and leisure facilities. With limited marina infrastructure compared to regional destinations and growing demand for premium waterfront experiences, Oman presents strong opportunities for the development of new marina and waterfront destinations.

Market Attractiveness

Global Carbon Credit Market:

- Global market 4.68%
- CAGR (2026–2034) in Marina Market
- USD 27.14 Billion
- Projected Market Size (2034)

Leading Global Players

IGY MARINAS
D Marin

Overview Opportunity

Description:

Development, operation, and management of a luxury yacht marina and integrated waterfront destination in Quriyat, Muscat Governorate. The project leverages Quriyat's strategic coastal location near Muscat and major marine tourism routes to establish a premier hub for yacht tourism and marine leisure activities. The development will include marina infrastructure, marine services, retail and dining facilities, hospitality components, and leisure attractions, generating diversified revenue streams from berthing, marine services, tourism activities, commercial leasing, and hospitality services. The project supports Oman Vision 2040 objectives by promoting tourism diversification, attracting investment, and advancing the blue economy.

Investment Highlights

Estimated Total Investment	**OMR 37 Million**
Internal Rate of Return (IRR)	**15%**
Payback Period	**10 Years**
Implementation Period	**8 Years (Phased Development)** • Phase 1: 0–2 Years • Phase 2: 2–5 Years • Phase 3: 5–8 Years

Additional Key Indicators

Estimated Annual Revenue	**OMR 9.05 Million**
Operating Profit Margin	**35%**
Target Occupancy Rate	**75%**
Partnership Model	**BOT / PPP**
Concession Period	**25 Years (Extendable)**

استثمر في عُمان
Invest OMAN

Luxury Yacht Marina Development, Management and Operation in Quriyat, Muscat

استثمر في عُمان
Invest OMAN

With limited marina capacity and growing demand for marine tourism experiences, Quriyat presents a strategic opportunity to establish Oman’s next premier yacht marina and waterfront destination.

Key indicators

Indicator	Value
Oman Coastline	3,165 km
Existing Major Marinas	2 Main Marina Destinations
Al Mouj Marina Capacity	165 Berths
Bandar Al Rowdha Capacity	220 Wet Berths
Proposed Quriyat Marina Area	120,000 sqm

استثمر في عُمان
Invest OMAN

Proposed Project Components

Stakeholder's interaction and incentives

وزارة النقل والاتصالات وتقنية المعلومات
Ministry of Transport, Communications and Information Technology

محافظة مسقط
Muscat Governorate

وزارة التجارة والصناعة وترويج الاستثمار
Ministry of Commerce, Industry and Investment Promotion

وزارة التراث والسياحة
Ministry of Heritage and Tourism

وزارة الإسكان والتخطيط العمراني
Ministry of Housing and Urban Planning

Contact Us

+968 8000 0222
Info@investoman.om