

D2N[®]

DAY 2 NIGHT



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ABOUT THE BRAND

An aerial night-time photograph of a large, modern commercial building complex. The building features a prominent, illuminated, angular roof structure with a central glass-enclosed section. It is surrounded by a large, well-lit parking lot with several cars parked. In the background, other modern high-rise buildings and city streets with cars are visible under a dark sky. A white arrow icon points upwards in the top right corner.

Since 1959, Madinet Masr has been shaping life in Cairo and beyond. What started in the heart of the city has grown into one of Egypt's most trusted names in real estate development. For decades, we've created iconic projects that millions of Egyptians call home.

In 2023, we embraced our future with a bold new identity: Madinet Masr. This rebrand marked more than a name change, it's a reflection of our growth and ambition. Today, we're expanding locally and globally, leading not only in residential communities but in commercial developments that define modern living.

ABOUT THE BRAND

D2N marks Madinet Masr first commercial launch, introducing an integrated destination that brings together medical, office, and retail spaces in one prime location.

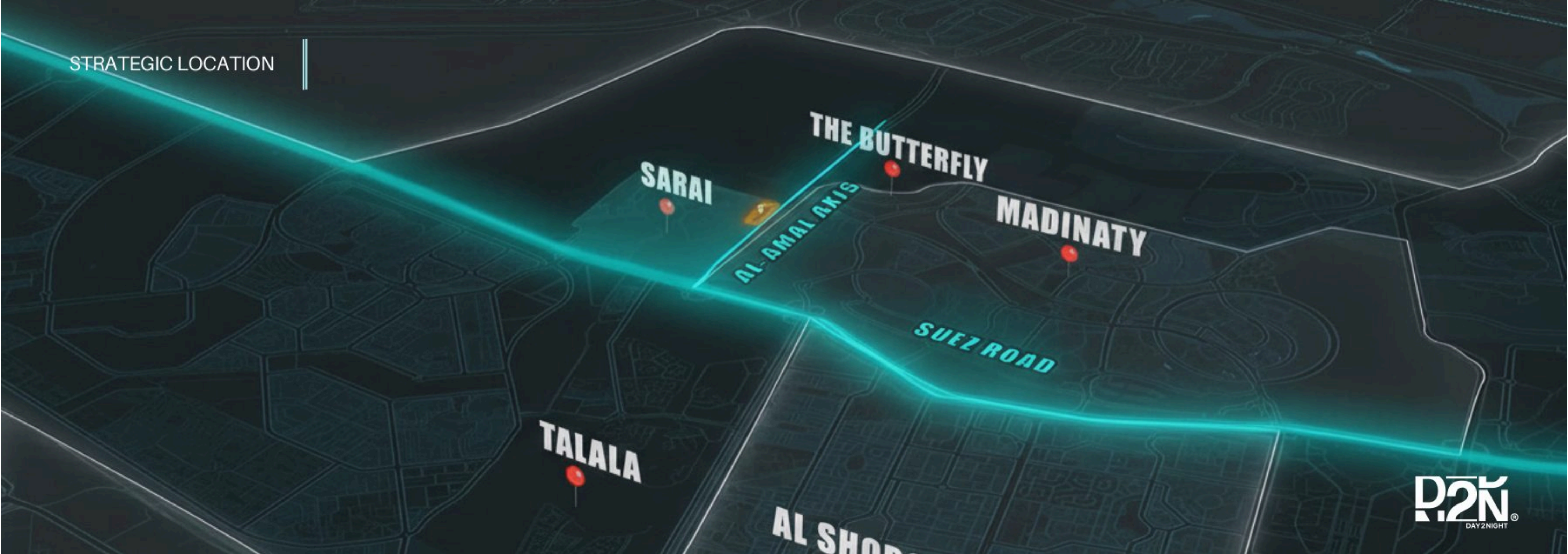
Strategically positioned for maximum accessibility and visibility, D2N is designed to serve a strong surrounding catchment while offering businesses a platform for sustainable growth.

As Madinet Masr expands into the commercial sector, D2N sets the foundation for a new chapter, delivering value, connectivity, and opportunity in one dynamic address.



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STRATEGIC LOCATION



STRATEGIC LOCATION



SARAI GATE

AMAL AXIS

NEW CAPITAL

SUEZ ROAD

AMAL AXIS

MADINATY



A Dynamic Mixed-Use Hub

D2N consists of:

- An administrative office building
- A vibrant commercial podium
- Outdoor courtyards & event-friendly spill-out areas
- Medical wellness hub

Designed to serve residents, entrepreneurs, and visitors within a curated, high-footfall environment.



RETAIL EXPERIENCE

High Exposure. High Energy. High Returns.

RETAIL EXPERIENCE

Curated Commercial Destination

The commercial podium at D2N offers a carefully curated mix of retail, F&B, and lifestyle brands designed to attract consistent footfall and create a vibrant atmosphere.

Include:



Retail units



F&B outlets



Wellness &
healthcare concepts



Gyms



Supermarkets

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RETAIL EXPERIENCE

Retail Distribution

- Ground Floor: Banks, Retail, clinics, services, kiosks, spill-out
- First Floor: Retail & lifestyle extensions
- Outdoor plazas for activations and events



MEDICAL & WELLNESS HUB

Designed for Trust. Built for Comfort

MEDICAL & WELLNESS HUB

A Dedicated Healthcare Destination

D2N integrates clinics and wellness facilities within a strategic, high-visibility environment ensuring convenience, accessibility, and comfort for patients and practitioners alike.

Include:

- Clinics
- Specialized medical practices
- Wellness concepts
- Pharmacy potential
- Radiology & Laboratory potentials

MEDICAL & WELLNESS HUB

Medical Floor Allocation

- Ground & First Floor: Clinics & services
- Easy access & dedicated circulation



ADMINISTRATIVE OFFICES

Modern Workspaces. Natural Light. Maximum Efficiency

ADMINISTRATIVE OFFICES

Flexible, Modern Workspaces

D2N offers modular office layouts designed to accommodate startups, SMEs, and established businesses. Naturally lit interiors, contemporary design, and seamless integration with retail and lifestyle components create a productive and inspiring work environment.

ADMINISTRATIVE OFFICES

Office Features

- Flexible layouts
- Natural lighting
- Meeting rooms
- Business-support services
- Pedestrian street connection

ADMINISTRATIVE OFFICES

Office Floor Distribution

- Typical Floors (2nd – 8th): Offices
- 6th Floor: Café with spill-out
- 8th Floor: Gym with spill-out





FLOOR PLANS OVERVIEW

Smartly Designed Layouts

FLOOR PLANS OVERVIEW

- Clinics
- Corridor
- F&B
- Retail
- Services
- Shared Facilities
- Spill Out

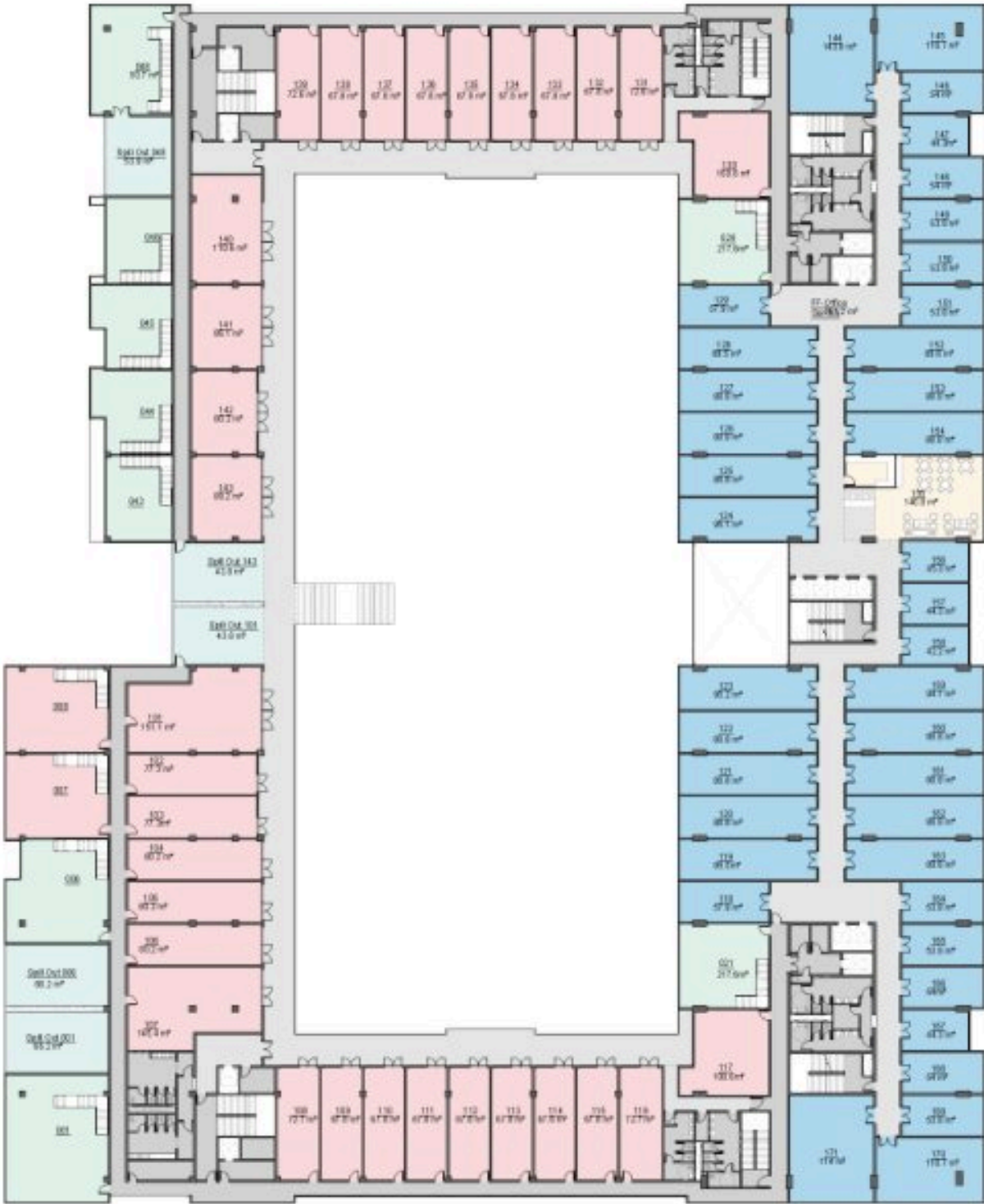
GROUND FLOOR



FLOOR PLANS OVERVIEW

- Clinics
- Corridor
- F&B
- Retail
- Services
- Shared Facilities
- Spill Out

FIRST FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Service Corridor
- Services
- Shared Facilities
- Spill Out

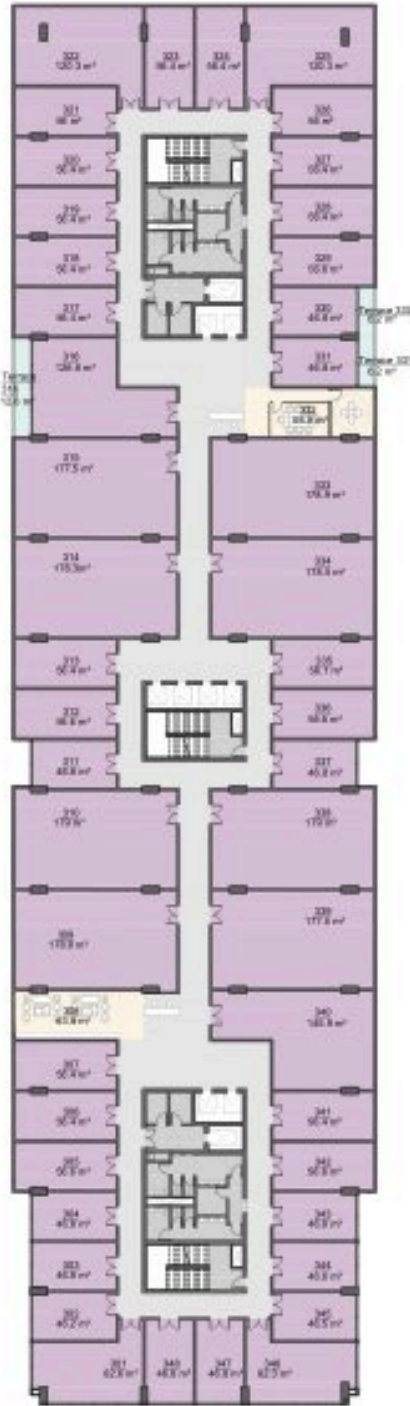
SECOND FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

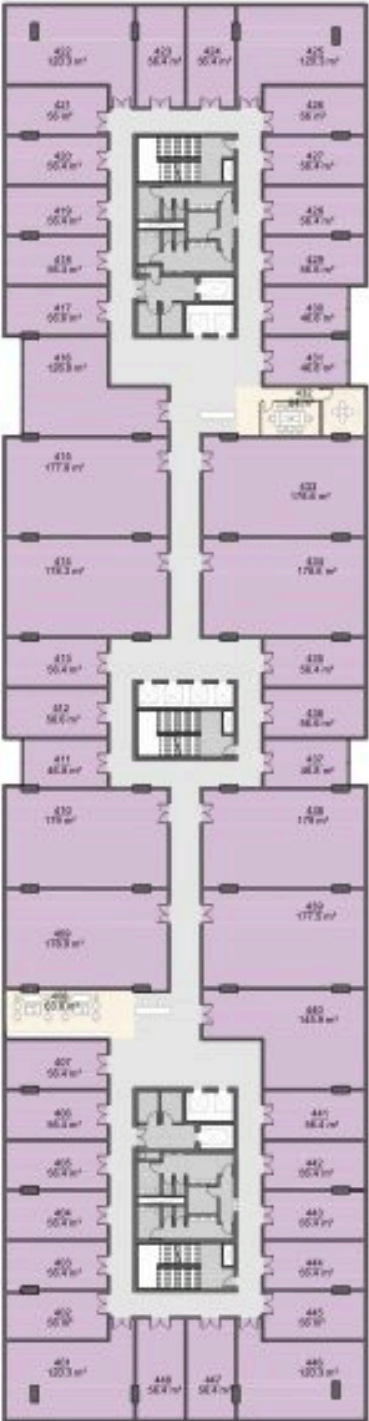
THIRD FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

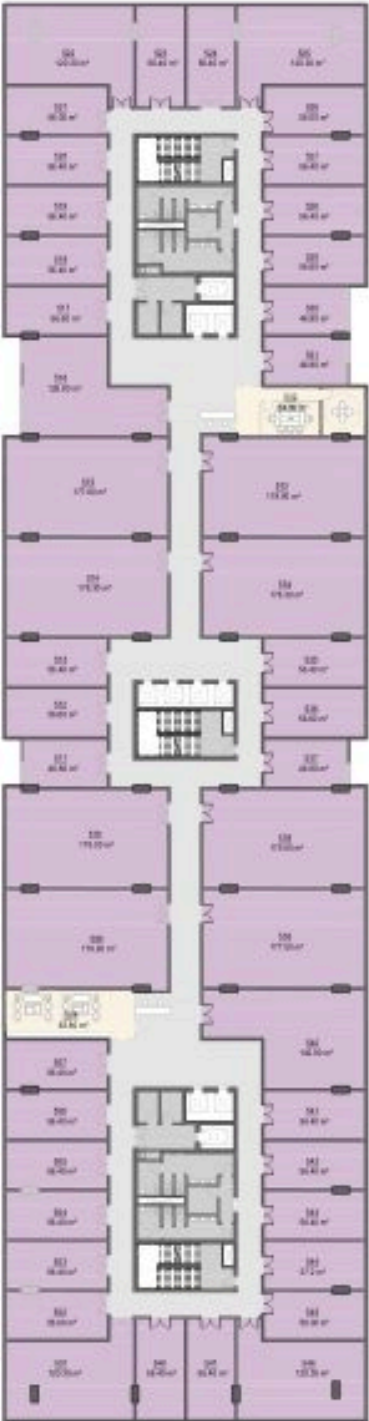
FOURTH FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

FIFTH FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

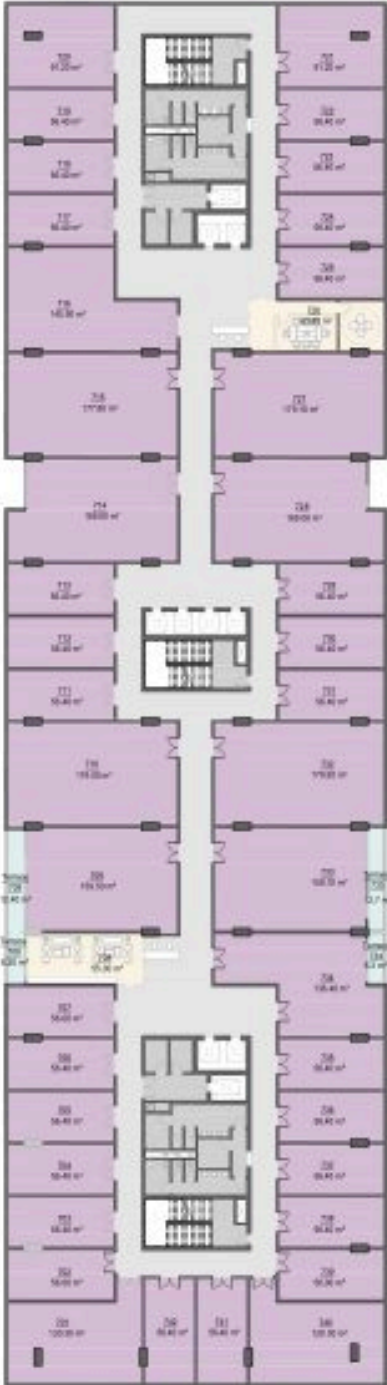
SIXTH FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

SEVENTH FLOOR



FLOOR PLANS OVERVIEW

- Corridor
- Office
- Services
- Shared Facilities
- Spill Out

EIGHTH FLOOR





ARCHITECTURAL VISION

Contemporary Minimalist Architecture

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WHY D2N?

DAY 2 NIGHT®

- Prime frontage
- Mixed-use synergy
- High foot traffic
- Future expansion potential



ALL DAY .. ALL NIGHT

