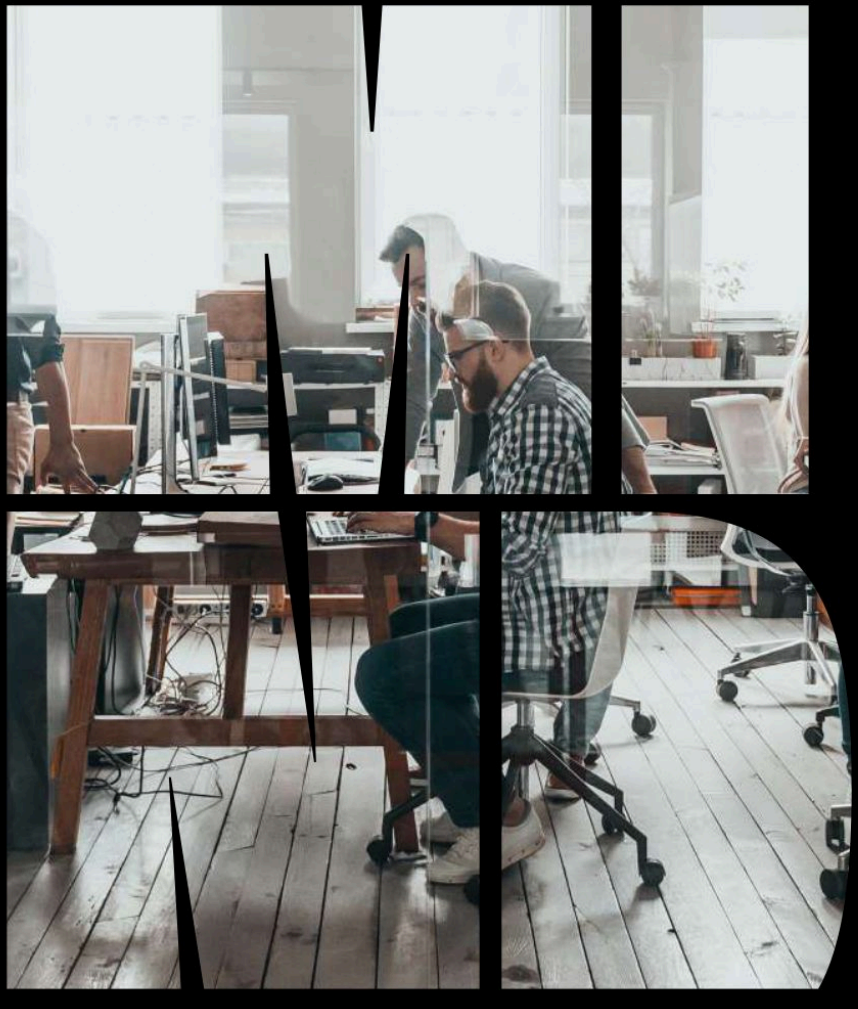
DISTRICT 5 | MARAKEZ



DISTRICT 5

MINDHAUS

MARAKEZ

MARAKEZ IS THE LEADING MIXED-USE DEVELOPER IN EGYPT,

With an ever growing portfolio of commercial and residential projects including; Mall of Arabia, D5M, AEON Towers, District 5, Mindhaus offices, Mall of Tanta, Town Center and Mall of Mansoura; bringing a breadth of experience from a dynamic team of experienced and innovative Egyptian professionals.

Fawaz Al Hokair's group is the holding company of Marakez, founded in 1989, currently operates 80 international fashion brands and more than 2,100 stores across 16 countries. The group is a multinational conglomerate that focuses on five main sectors: fashion retail, shopping centers, F&B, entertainment and hotels.

Managing over 1.5 million square meters of prime retail real estate spread across a network of 21 shopping malls. The group's current investments span across the Middle East, North Africa, Europe, USA and Central Asia making it one of the largest retail and real estate developers in Saudi Arabia and the Middle East. As a result of the group's unrivaled success, further expansion into new business sectors was inevitable covering today sectors such as construction, financial services, health care, hospitality and energy.

WELCOME TO
DISTRICT 5

District Five is the result of MARAKEZ's firm belief that high-quality living is attainable and that you can find the lifestyle you wish to experience in your own homes. At District Five, you'll find everything from offices, sports, shopping, entertainment and more.

We have built a suburban residential community with the qualities and convenience of urban living.

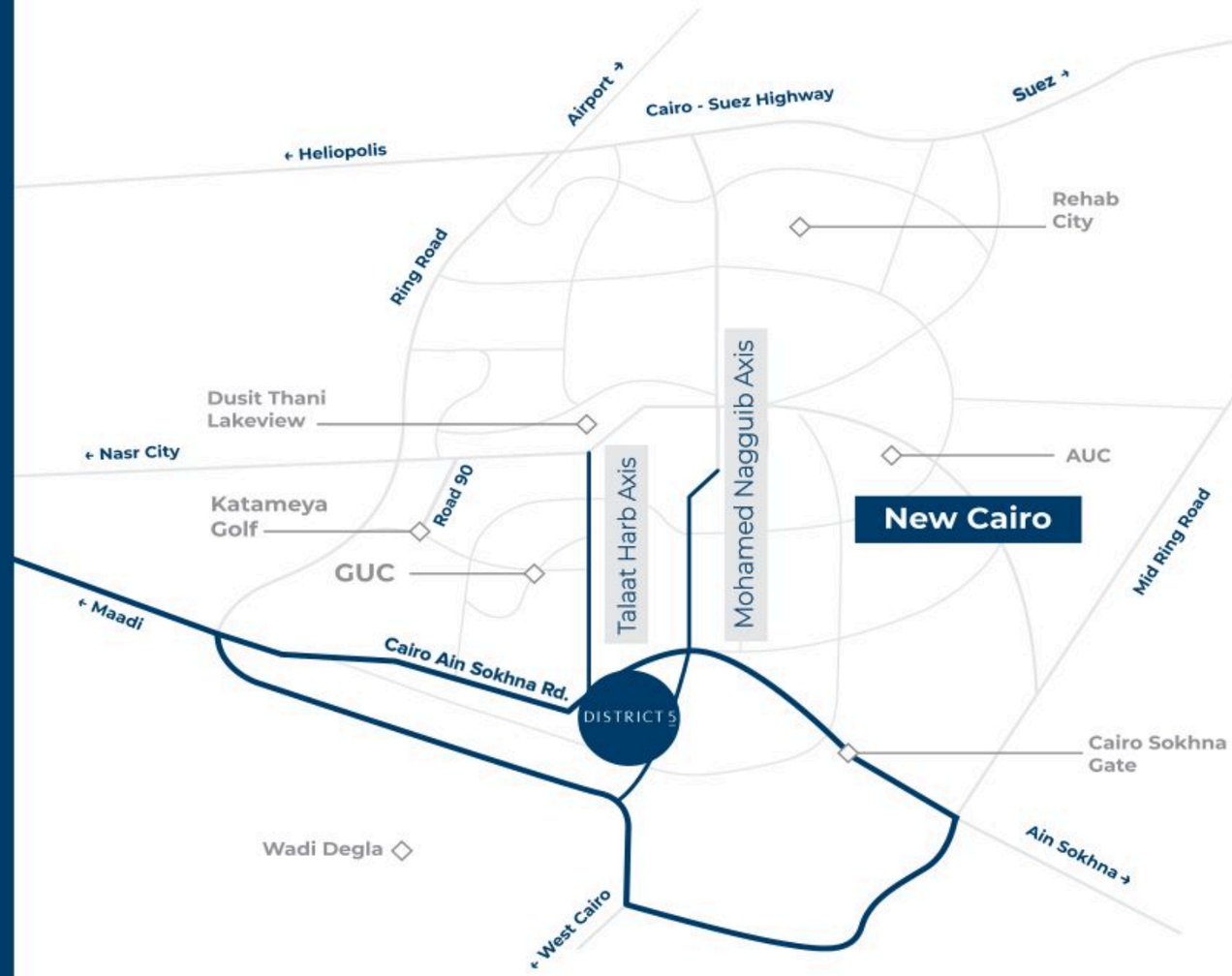
02.
STRATEGIC LOCATION

Connectivity & Mobility.

Connectivity has become an imperative factor playing a major role in our ability to get the most out of every single day.

Through the construction of two major bridges crossing over Ain Sokhna Highway, MARAKEZ seamlessly connects District 5 to New Cairo and its surrounding neighbourhoods granting easy access to and from.

Road 90	7 min
AUC	8 min
Maadi	13 min
Airport	19 min
Heliopolis	30 min
Sokhna	45 min
West Cairo	50 min

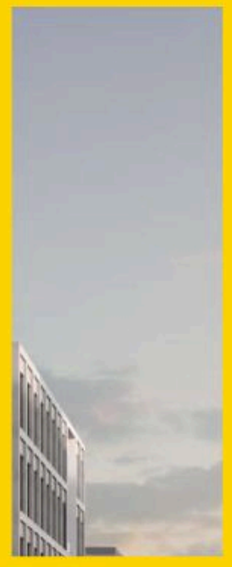


WELCOME TO

DISTRICT 5

MINDHAUS

DISTRICT 5 MINDHAUS



Introducing a New World of Office Spaces.

A place where variations meet and greatness happens, for the thoughtful minds that make a change, the strong minds that succeed often, the healthy minds that always improve, the creative minds that notice greatness and the enthused minds that stand out.

District 5 brings you Mindhaus; a new experience of office spaces.

DISTRICT 5 MINDHAUS

DISTRICT 5

MINDHAUS

For the established medium-sized enterprises looking to uplift their headquarters into independent locations that mirror their identities and character, Distirct 5 Mindhaus introduces a variety of office typologies in a G+3 and G+4 formats. This multi-phased office park encompasses a series of boutique office buildings ranging from 600 to 5,000 sqm and overlooking District 5's residential component as well as its commercial zone, which includes D5M, the lifestyle center, and District 5 Campus.

DISTRICT 5
MINDHAUS

For small aspirational start-ups to multinational conglomerates; District 5 Mindhaus incorporates a series of office types The Privates, Twins, and Quads that are designed providing separate entrances, unshared vertical circulation, and dedicated signages. The fourth and last type on the other hand features small office spaces catered to the creatives and those who seek to unleash their potentials.

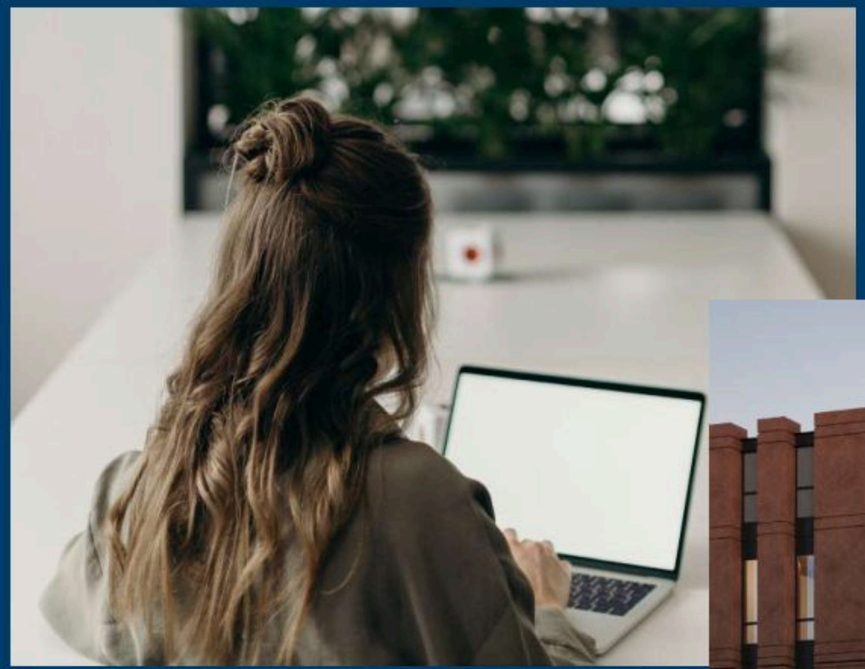
District 5 Mindhaus introduces uplifted facades with the addition of spacious underground parking spaces, freeing up picturesque spaces of greenery, local piazzas and a central boulevard. District 5 Mindhaus lies in close proximity to D5M and District 5's entertainment and sports facilities.

DISTRICT 5
MINDHAUS
PROJECT SPECS

- CCTV at Project Gateways
- Access Control (Project Gateways)
- Access Control (Building Entrances) *
- Life-Safety Generators *
- Dedicated Parking Spots
- Underground Parking**
- Independent Unit Street Entrances ***
- Complementary Amenities & Services
- Triple Play Provisions

* Life-safety generators and access control at building entrances provided within District 5 Mindhaus in Multiples building type only.
** Under some of District 5 Mindhaus buildings.
*** Independent unit entrances from street are provided for District 5 Mindhaus building types Privates, Twins and Quads only.

MIND



DISTRICT 5 MINDHAUS

Masterplan.

A 268-acre integrated mixed-use development.

01 District 5 Campus
02 District 5 Mindhaus
03 D5M
04 Lifestyle Area
05 District 5 Club
06 District 5 Clubside
07 District 5 Twinville
08 District 5 Court Homes
09 District 5 Greenville
10 District 5 Multi-Family Homes
11 District 5 Parks
12 District 5 The Plateau

A closer look

DISTRICT 5
MINDHAUS

Q/M

BUILDING 29

BUILDING 29 Q/M

Ground Floor.

MULTIPLES

Office 29-00-01 - 113.00 sqm
Office 29-00-02 - 208.00 sqm
Office 29-00-03 - 207.00 sqm
Office 29-00-04 - 86.00 sqm

QUADS

Office 29-00-05 - 382.00 sqm +
Uncovered Terrace - 94.00 sqm
Office 29-00-06 - 708.00 sqm +
Uncovered Terrace - 95.00 sqm

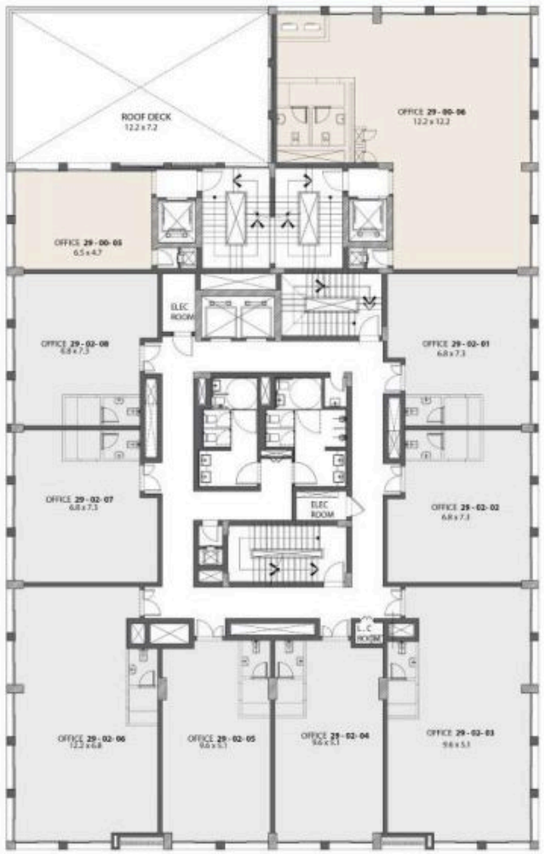
BUILDING 29 Q/M

First Floor.

Office 29-01-01 - 126.00 sqm
Office 29-01-02 - 126.00 sqm
Office 29-01-03 - 80.00 sqm
Office 29-01-04 - 80.00 sqm
Office 29-01-05 - 125.00 sqm
Office 29-01-06 - 86.00 sqm

BUILDING 29 Q/M

Second Floor.



Office 29-02-01 - 76.00 sqm
Office 29-02-02 - 76.00 sqm
Office 29-02-03 - 127.00 sqm
Office 29-02-04 - 79.00 sqm
Office 29-02-05 - 79.00 sqm
Office 29-02-06 - 127.00 sqm
Office 29-02-07 - 76.00 sqm
Office 29-02-08 - 76.00 sqm

BUILDING 29 Q/M

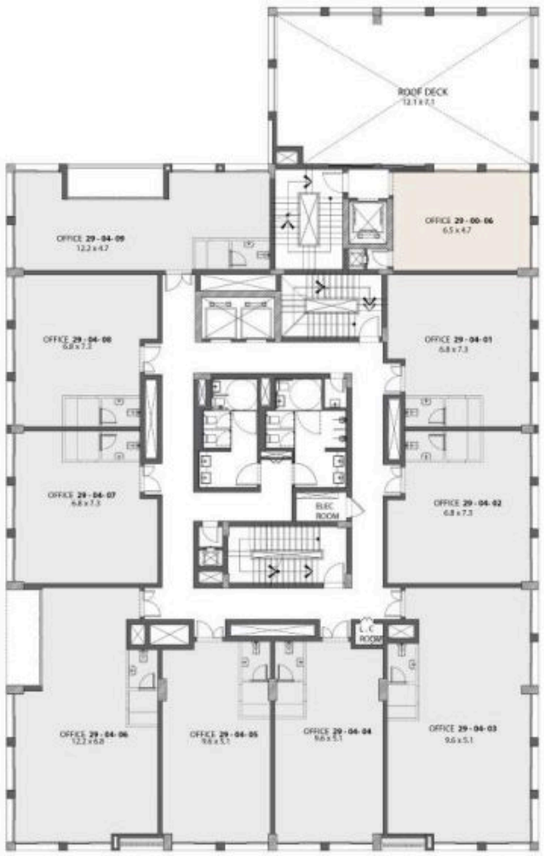
Third Floor.

Office 29-03-01 - 76.00 sqm
Office 29-03-02 - 76.00 sqm
Office 29-03-03 - 127.00 sqm
Office 29-03-04 - 79.00 sqm
Office 29-03-05 - 79.00 sqm
Office 29-03-06 - 117.00 sqm +
Uncovered Terrace - 7.00 sqm
Office 29-03-07 - 76.00 sqm
Office 29-03-08 - 76.00 sqm
Office 29-03-09 - 93.00 sqm

DISTRICT 5 MINDHAUS

BUILDING 29 Q/M

Fourth Floor.



Office 29-04-01 - 76.00 sqm
Office 29-04-02 - 76.00 sqm
Office 29-04-03 - 127.00 sqm
Office 29-04-04 - 79.00 sqm
Office 29-04-05 - 79.00 sqm
Office 29-04-06 - 116.00 sqm
Office 29-04-07 - 76.00 sqm
Office 29-04-08 - 76.00 sqm
Office 29-04-09 - 93.00 sqm

Q/M

BUILDING 31

BUILDING 31 Q/M

Ground Floor.

MULTIPLES

Office 31-00-01 - 98.00 sqm
Office 31-00-02 - 91.00 sqm
Office 31-00-03 - 76.00 sqm
Office 31-00-04 - 80.00 sqm
Office 31-00-05 - 116.00 sqm
Office 31-00-06 - 82.00 sqm
Office 31-00-07 - 75.00 sqm

QUADS

Office 31-00-08 - 767.00 sqm +
Uncovered Terrace - 6.00 sqm
Office 31-00-09 - 859.00 sqm

BUILDING 31 Q/M

First Floor.

Office 31-01-01 - 87.00 sqm +
Uncovered Terrace - 6.00 sqm
Office 31-01-02 - 94.00 sqm
Office 31-01-03 - 76.00 sqm
Office 31-01-04 - 80.00 sqm
Office 31-01-05 - 109.00 sqm +
Uncovered Terrace - 7.00 sqm
Office 31-01-06 - 103.00 sqm
Office 31-01-07 - 75.00 sqm

BUILDING 31 Q/M

Second Floor.

Office 31-02-01 - 88.00 sqm
Office 31-02-02 - 128.00 sqm
Office 31-02-03 - 91.00 sqm
Office 31-02-04 - 101.00 sqm
Office 31-02-05 - 99.00 sqm
Office 31-02-06 - 100.00 sqm
Office 31-02-07 - 120.00 sqm +
Uncovered Terrace - 8.00 sqm

BUILDING 31 Q/M

Third Floor.

Office 31-03-01 - 139.00 sqm
Office 31-03-02 - 128.00 sqm
Office 31-03-03 - 86.00 sqm
Office 31-03-04 - 107.00 sqm
Office 31-03-05 - 99.00 sqm
Office 31-03-06 - 113.00 sqm
Office 31-03-07 - 88.00 sqm

DISTRICT 5 MINDHAUS

BUILDING 31 Q/M

Fourth Floor.

Office 31-04-01 - 139.00 sqm
Office 31-04-02 - 128.00 sqm
Office 31-04-03 - 89.00 sqm
Office 31-04-04 - 104.00 sqm
Office 31-04-05 - 94.00 sqm
Office 31-04-06 - 113.00 sqm
Office 31-04-07 - 88.00 sqm

DISTRICT 5

MINDHAUS

A MARAKEZ DEVELOPMENT