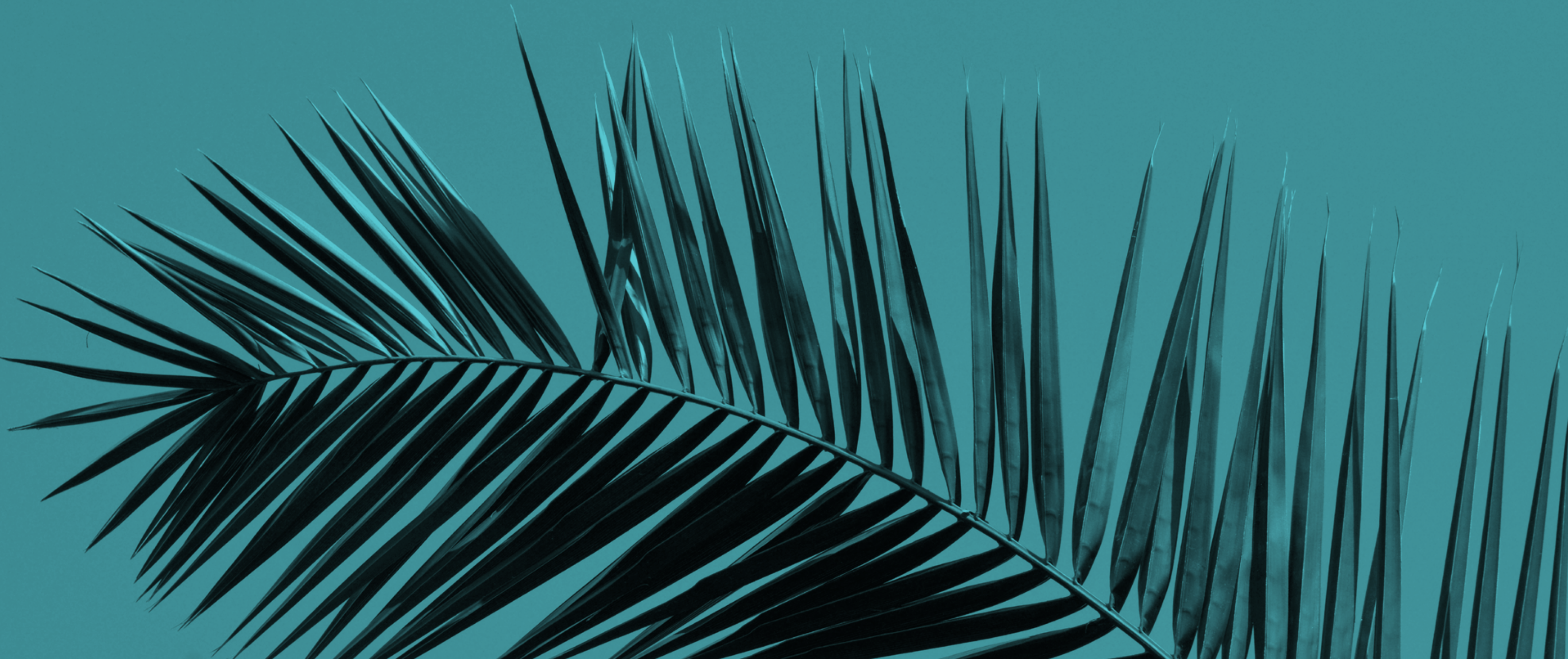


DISTRICT FIVE
RESIDENCES



Five Journeys One Destination



JOURNEY
N°1 | Live



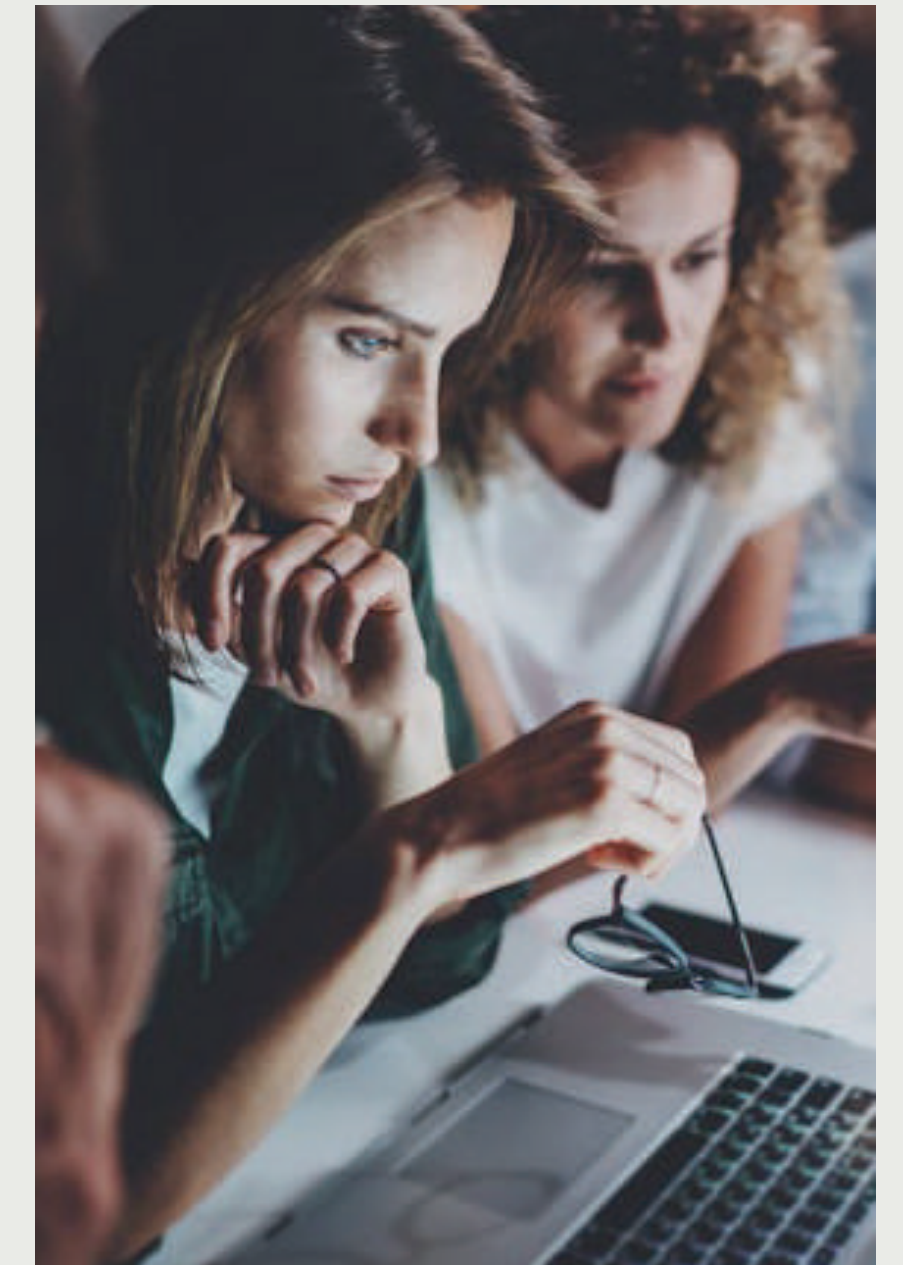
JOURNEY
N°2 | Play



JOURNEY
N°3 | Grow



JOURNEY
N°4 | Shop



JOURNEY
N°5 | Work



01.
FIVE JOURNEYS. ONE DESTINATION.

Shop.

Walkability is an essential element of any residential community. That is why retailers, supermarkets and other service providers such as banks, telecoms, pharmacies and more, are adjacent to all of Marakez's residential projects. A subsidiary of Fawaz Al Hokair, the largest shopping centre developer in the Middle East, Marakez develops unique shopping centres that are within walking distance of its office spaces Mindhaus.



LOCATION & MASTERPLAN

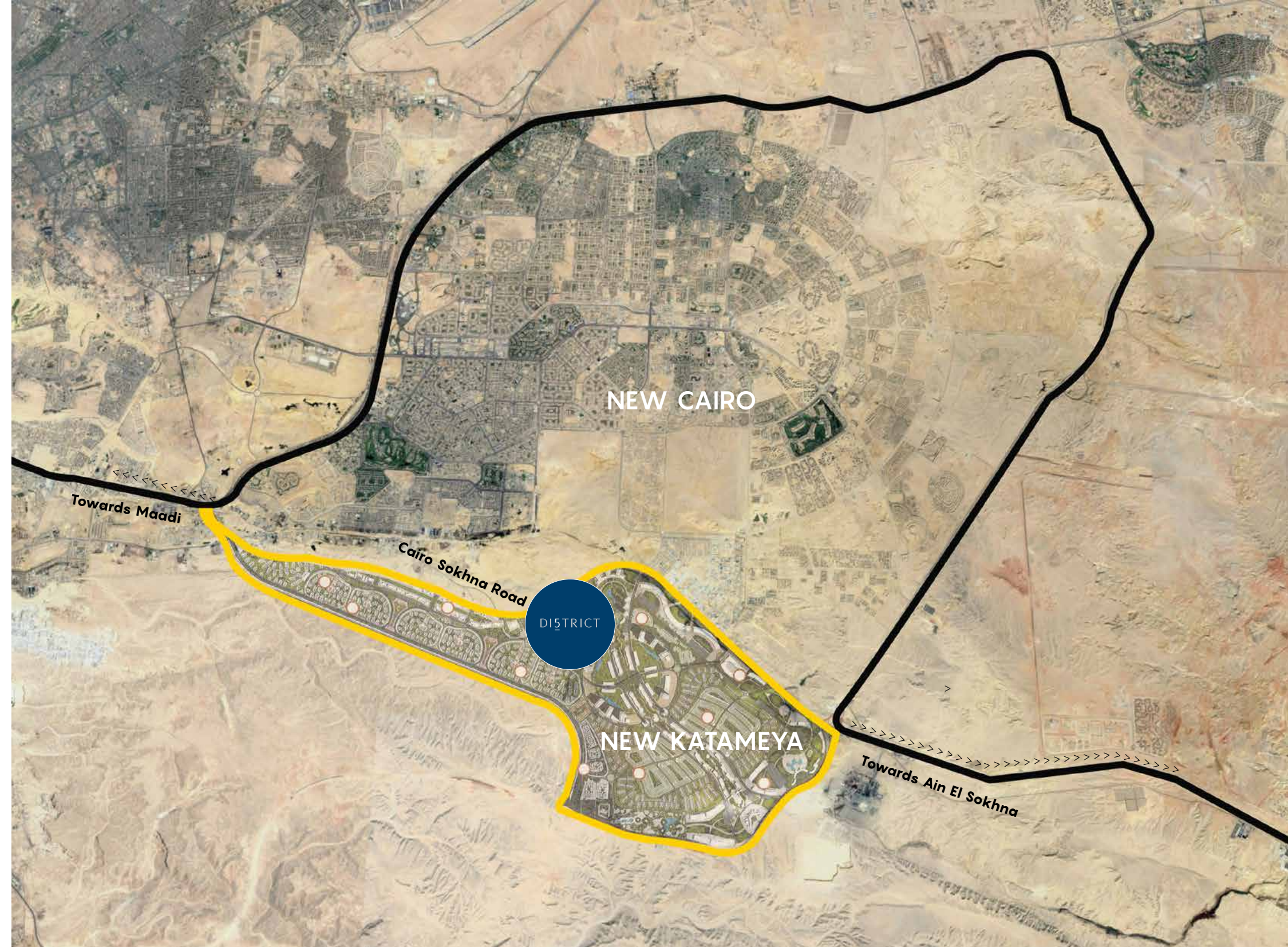


02. STRATEGIC LOCATION

Location.

8 minutes away from 90 Street business district, Mindhaus will offer you connectivity without traffic and parking issues.

As Marakez's flagship project in East Cairo, the location of District 5 was selected with excellence and convenience in mind. Among the planned 13,000 acres south extension of New Cairo, District 5 will be at the centre of New Katameya. Located on the Cairo - Ain Sokhna highway, District 5 is connected to the Red Sea. Closer to home, Wadi Degla Protectorate lies on the southern edge of the development, giving you easy access to the great outdoors whenever you need a quick break from the city.



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
Gouna	210 min





The background of the image is a close-up, high-resolution photograph of a palm frond. The frond's segments are long, narrow, and pointed, radiating from a central point. They have a warm, golden-brown or tan color with visible veins and a slightly textured surface. A dark teal rectangular box is centered over the middle of the image, containing the text 'Twinville' and 'DISTRICT'.

Twinville

DISTRICT















TOWNHOMES







- 01 Mindhaus Campus
- 02 D5M
- 03 Lifestyle Area
- 04 Mindhaus Strip
- 05 D5 Residences
- 06 Dstreet
- 07 Clubfive
- 08 Greenville



 Townhouse Type 1

 Townhouse Type 2

GREENVILLE

TOWNHOMES









BUILDING TYPES

TOWNHOMES



COURT HOMES



COURT HOMES



BUILDING TYPES

TOWNHOMES



TOWNHOMES



BUILDING TYPES

G3_A P A R T M E N T S



G3 _ TYPE 1



G3 _ TYPE 2



G3 _ TYPE 3





An architectural rendering of a modern residential complex, the Plateau Buildings. The image shows two multi-story apartment buildings with a stepped, terraced design. Each floor has a balcony with a glass railing. The buildings are set against a backdrop of lush greenery, including trees and a well-manicured lawn. A paved walkway leads through the foreground towards the buildings. The entire scene is overlaid with a semi-transparent dark purple filter.

PLATEAU BUILDINGS

TAKING LIVING SPACES TO ELEVATED HEIGHTS

The Plateau is District Five’s active and vibrant neighborhood covering the highest part of the development, targeting young and zealous residents who aim to make the most out of their daily life. Units in the Plateau are designed following an efficient approach that makes the most out of space while rendering fully-functional livable spaces with pleasant views. The concept of efficiency extends beyond the limits of apartments; yielding buildings with minimal common areas. Planned with the community’s privacy in mind, the Plateau maximizes the green communal areas, including a community park, playground, gathering space and fitness lawn to suit every life-style and promote the well-being of its residents.

The Plateau introduces a variety of unit types and area ranges, featuring efficient one-bedroom garden units, corner three-bedroom units and prime units with roof terraces on the top floors, granting an overview of District Five’s skyline from the highest point of the development. Contextually, the site is strategically located within District Five; close enough walk to Mindhaus Strip and Campus; Marakez’s flagship offices and innovative co-working spaces and distant enough to grant its residents adequate privacy and the chance to unwind, creating the perfect work-life balance. The neighborhood is the first in District Five Residences to offer underground parking spots and storage areas, providing convenience and safety to their highest standards.

- Plateau's main features:
- Meticulously designed units that make the most out of space.
 - Efficient apartment buildings with minimal common areas.
 - Prime units boasting roof terraces that provide a view on the entire development.
 - Underground parking and storage units for a higher standard of convenience.
 - Communal local parks with different functions that promote the well-being of residents

- | | |
|----------------------------|-------------------------------|
| 1- The Clubhouse | 6- Pedestrian under-crossings |
| 2- Neighbourhood pool | 7- Main roundabout |
| 3- Main project entries | 8- Mindhaus Strip |
| 4- Secondary project entry | 9- Plateau |
| 5- Gateway Plaza | |















An architectural rendering of a modern, multi-story apartment complex named 'The Plateau'. The building features a mix of light and dark grey facades, large windows, and balconies with black metal railings. Some balconies have lush green plants. The building is set in a landscaped environment with palm trees, other greenery, and a paved walkway. In the foreground, there are people walking, a dog, and a bench, suggesting a community-oriented living space. The sky is blue with scattered white clouds.

THE PLATEAU

NEW DESIGNS







CLUBSIDE
APARTMENTS

IN THE HEART OF DISTRICT FIVE

DI5TRICT

A MASTERPLAN GRANTING
Space & Views



Meticulously masterplanned, each residential building at Clubside Apartments is strategically situated with the utmost space and privacy between its neighboring buildings granting unobscured views from every window. Spacious rooftop terraces offer prime views of the Clubside Private Park and its different functions, an outdoor work-out arena and BBQ stations. At Clubside Apartments necessities are all at arm's length.









Mindhaus.®

03.
MINDHAUS CAMPUS & MINDHAUS STRIP

Mindhaus strip®

Its strategic location grants direct access to all amenities within District 5 non-residential zone. Located in close proximity to Gate 01, Mindhaus Strip provides easy access on to Cairo—Ain Sokhna Rd. Whether in search of a Privates, Twins, Quads or smaller offices, Mindhaus Strip grants businesses optimum flexibility in design. The offices allow for various internal divisions; one, two or four separate vertical units grant maximum privacy with independent entrances and common areas for each office space.

FLOORS

G+3

LAND AREA

76,000 SQM

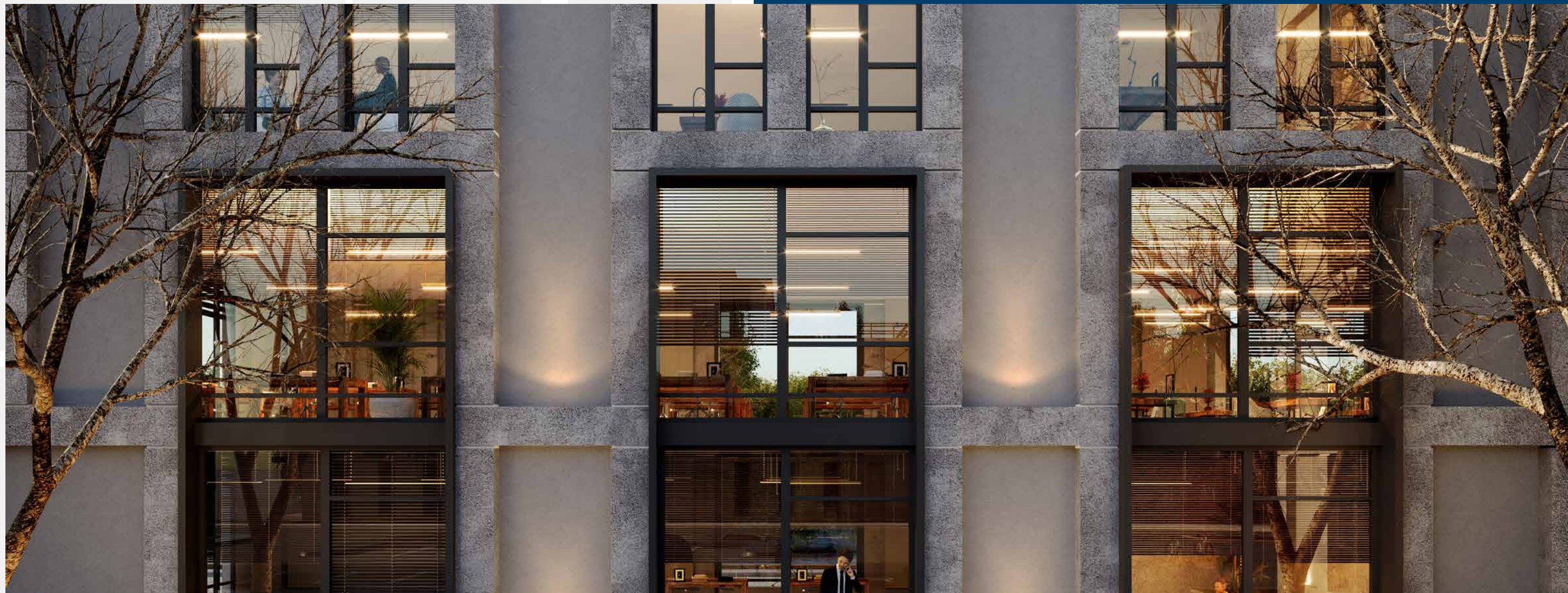
BUA

45,000 SQM





Mindhaus Strip.



Mindhaus Strip.



Mindhaus Strip.



Mindhaus Strip.



Mindhaus Strip.

Mindhaus

Mindhaus corporate mix is growing bigger and becoming more diversified by the day



DISTRICT

A MARAKEZ  DEVELOPMENT