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Climate change is certainly one of the most urgent global challenges today. Thus, COP27 comes at a time like no other. Amid multiple crises such as the war in Ukraine, the Covid-19 pandemic, surging inflation, worsening poverty and reversals in development, global climate action is stalling, with dangerous consequences for people's lives and jobs.

In response to the devastating impacts of climate change affecting vulnerable people all over the world, this year's COP, hosted in Sharm El-Sheikh, puts a welcome focus on Africa, implementation, and financing at scale. We must not lose the momentum to ramp up our support to meet the aspirations of the people to build a green, resilient, and inclusive future.

Building on the outcomes of COP26 to deliver action on an array of issues critical to tackling the climate emergency, COP27 comes to support financing climate action in developing countries. In this regard, Invest-Gate's November issue sheds light on Sharm El-Sheikh preparations for COP27 and latest updates on new cities.

Don't forget to check our latest Market Watch report and the update-to-date information about new cities in Egypt.

Enjoy!



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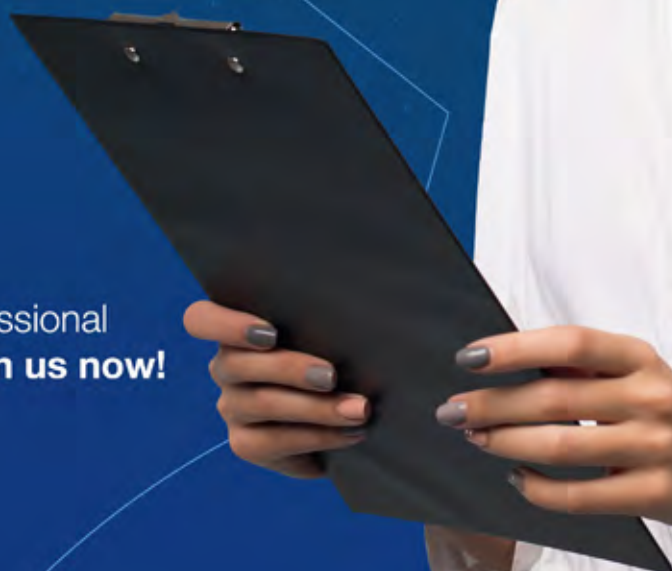
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NOVEMBER HEADLINES

Egypt to Lead Africa Ministerial Cooperative Council for 3 Years

Egypt is set to be appointed Head of the Council of the Africa Ministerial Cooperative for three years during the thirteenth conference, Invest-Gate reports.

The 13th Africa Ministerial Cooperative Conference will be hosted in Egypt for the first time ever Under the patronage of President Abdel Fattah El-Sisi.

The event will be organized by the General Authority for Construction and Housing Cooperatives (GAHBC) and sponsored by GV Developments from October 17th to 20th with the title of "Growing Africa Together".

The conference will be attended by African ministries of cooperatives and the world's top cooperatives leaders.

Among the key attendants are the President of the International Co-operative Alliance (ICA), the President of ICA-Africa, and the Chairman of the Co-operative Housing International.

The conference will be held in tandem with the Fourth International Conference for Cooperative Housing (ICCH'22).

During the opening session of the conference, organizers will recognize the best six cooperative projects in Africa in 2022.

Hossam El-Din Mostafa, chairman of ICCH, reveals that hosting the conference comes



in line with Egypt's efforts to solidify ties with African sister countries in all fields.

Cooperatives are playing a key role in the facilitation of the realization of sustainable development goals and Egypt Vision 2023, Mostafa adds.

Chairman and Managing Director of GV Developments, Sherif Hamouda, notes that his company enjoys an extended partnership with the New Urban Communities Authority (NUCA) in many projects.

He reiterates that GV Developments is interested in cooperation with all different bodies and entities in Egypt to achieve an urban renaissance that befits the name of Egypt.

Egypt to Launch Descent Life Initiative in Africa During COP27



Sameh Shoukry, Minister of Foreign Affairs of Egypt, announces that Egypt will launch initiatives for food security, agriculture, and renewable energy, as well as a Descent Life initiative in Africa during the 2022 United Nations Climate Change Conference (COP27), Invest-Gate reports.

Shoukry adds that any failure in handling climate challenges will lead the world to a point of no return.

The minister refers to scientific reports stressing the necessity of limiting the temperature increase to 1.5 °C, adding that if the world surpassed that threshold, it would be impossible to reverse the negative impact of climate change.

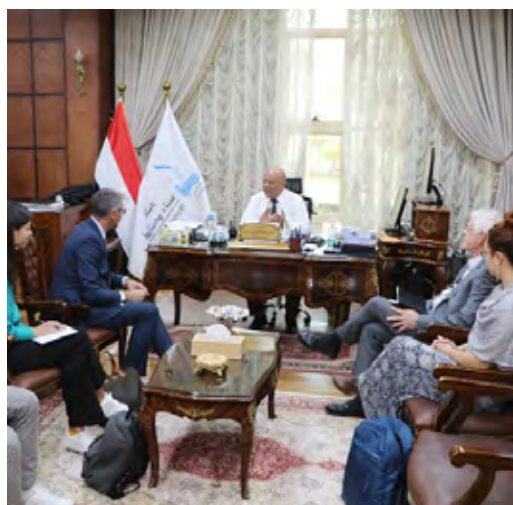
The presidency of the conference will work on creating a favorable climate to encourage different parties to reach an agreement and compromises that serve the social interests, Shoukry notes.

Moreover, Shoukry reveals that during this year efforts were exerted to encourage countries to maximize their involuntary national commitments with regard to the reduction of emissions.

To that end, financial resources must be secured for countries to address and contain the effects of climate change, he remarks.

The Decent Life initiative was officially launched in July 2021. The initiative covers 4,658 villages across Egypt, accounting for 58% of Egyptian population with an estimated budget of EGP 700 bn.

Qatar Investment Authority's Investment Arm visits Damietta Port



Representatives from Maha Capital, the investment arm of Qatar Investment Authority (QIA), pays a visit to Damietta Port to inspect the

Container Terminal and explore opportunities for mutual cooperation, Invest-Gate reports.

The visit includes a presentation of key underway projects in the Damietta Port including the new Container Terminal Tahya Misr 1 and Eastern and Western water breakers projects.

The presentation also includes the Multi-Purpose Terminal Tahya Misr 2 near the new Western Water Breaker.

For his part, Ahmed Hawash, Chairman of the Damietta Port Authority, states that the port is taking major steps toward becoming a key commercial and logistics hub in the Middle East.

The port offers several promising investment opportunities which could be a basis of mutual cooperation with Maha Capita, Hawash adds.

Egypt Plans Offering Long-Term Residences to Foreign Property Owners



Egypt considers taking regulatory procedures for facilitation of property ownership for foreigners, in exchange for long-term residence permits, Egyptian Prime Minister Mostafa Madbouly states on the sidelines of the Economic Conference – Egypt 2022, Asharq Business reports.

Madbouly notes that Egypt is lagging behind several countries in sales of property units, despite the big supply of high-quality properties, adding that they cannot be promoted as a source of free currency in the country.

The prime minister highlights the significance of financing mechanisms to allow middle-income households to buy units with a long-term payment system.

He announces that there is still indecisiveness regarding considering residential units as guarantees, even under the mortgage systems.

Furthermore, Madbouly adds that relevant identified and clear mechanisms should be put in place.

Egyptian Government Partners with Private Sector to Develop 13K feddans

Assem El-Gazzar, Minister of Housing, Utilities, and Urban Communities, states that Egypt's plan to expand in the construction of new urban communities is an economic plan, not just for building, and aims to boost economic development, Invest-Gate reports.

Urbanization is based on two pillars, infrastructure and foundations of civil urbanization, El-Gazzar adds on the sidelines of the Economic Conference – Egypt 2022.

El-Gazzar notes that the government completed projects spanning 13,000 feddans in fourth generation cities in partnership with the private sector with investments of EGP 1.1 tn, which created around 200,000 jobs.

He reveals that the total housing units offered since 2014 reached 2.8 mn, including 1.2 mn offered by the government, while the private sector offered 1.6 mn.



These figures confirmed that there is no competition between the public and private sectors, as the units developed by the government were executed through 1,800 contractors and created 1.5 mn direct jobs and 2.7 mn indirect jobs, El-Gazzar comments.

The minister says that the government plans to build 950,000 new units in the coming three years, which will be awarded to 1,500 companies with EGP 450 bn investments.

Sky AD. Developments' Capital Avenue Wins African Property Awards 2022

Sky Abu Dhabi Developments wins the Africa and Arabia Property Award 2022-2023 for its project Capital Avenue as one of the best mixed-use projects in Egypt, Invest-Gate reports.

Capital Avenue is among the biggest commercial projects in the New Administrative Capital's R8 district. It is situated over 21,000 sqm.

The project offers various entertainment facilities, in addition to administrative offices with multiple areas.



CEO of Diamond Group and Sky AD. Developments, Abdelrahman Agami, notes that winning that award is a new page in the company's achievement record, adding that

El-Sisi: New Cities Add EGP 10 tn to Egypt's Asset Portfolio



President Abdel Fattah El-Sisi states that the 40 new cities launched in the previous years have added EGP 10 tn of assets to Egypt's asset portfolio, Invest-Gate reports.

El-Sisi notes that Egypt's strategy is based on conducting reformations in conjunction with building new projects.

El-Sisi adds during the Economic Conference – Egypt 2022 that the company managing the New Administrative Capital has liquidity at banks ranging between EGP 42 bn and EGP 45 bn as credit for developers of projects at NAC.

The Economic Conference – Egypt 2022 started today and will end on Tuesday, October 25th. The event discusses the current situation of the Egyptian economy and its future.

The conference is attended by key economists, thinkers, and specialized experts.

the company exerted huge efforts to affirm commitment to its plans.

Chief Commercial Officer at Sky AD. Developments, Mostafa Salah, says that the company is planning to start delivery of Capital Avenue within the third quarter of 2025 to keep its pace as the fastest company in NAC in terms of project launch and execution.

It is worth highlighting that the Africa and Arabia Property Award is among the key awards in the real estate field. The winner is chosen by an independent panel of over 80 industry experts.

Ora Developers Hires JLL to Manage 2 Projects in Egypt

Ora Developers signs an agreement with professional services firm, JLL, for the management and cost management services for two projects in Egypt, Invest-Gate reports.

Situated on 360 feddans, the first project, ZED East, is a residential and mixed-use development located between New Cairo and the New Administrative Capital.

The first phase of the project comprises 407 residential units, including villas, semi-detached houses, townhouses, and chalets.

The second project, Silversands North Coast, is a luxury community featuring five-star hotels, residences – villas, beach houses, and chalets.



Mohamed Nabil, Head of Project and Development Services Egypt at JLL, Mohamed Nabil comments: "We are delighted to receive this award which reinforces our reputation as one of the leading project management and cost management consultancies in Egypt, and look forward to building a strong relationship with Ora Developers."

REDCON Construction's Unit Launches Administrative Units in Golden Gate in New Cairo



REDCON Offices and Commercial Centers (ROCC), a subsidiary of REDCON Construction, launches administrative units with areas starting from 70 sqm in Golden Gate mixed-use project in New Cairo, Invest-Gate reports.

The new offices are set to be delivered within three years, a company statement says.

ROCC's new office units will feature various services, including meeting rooms, roof tops, and other integrated services.

"ROCC has implemented sustainable designs, which reduce carbon emissions, conserve water, and reduce energy consumption and waste management. The project provides a high-quality work environment," CEO of ROCC Hisham Moussa comments.

Located in New Cairo, Golden Gate includes commercial, administrative, and entertainment services.

The project is located on 160,000 sqm, including 100,000 sqm of commercial space and 100,000 serviced office space.

Orascom Development Receives Non-Binding Acquisition Offer for Real Estate Arm

Orascom Development Egypt (ODE) receives a preliminary non-binding offer (NBO) from Sixth of October Development and Investment Company (SODIC) for the acquisition of 100% of its subsidiary Orascom for Real Estate (ORE) for EGP 2.46 bn, Invest-Gate reports.

The offer pends fulfillment of several conditions, including completing due diligence and ODE's corporate approvals, in addition to all relevant regulatory approvals.

ODE owns 70% of ORE, while the UAE-based Aldar Properties owns 85.5% of SODIC.

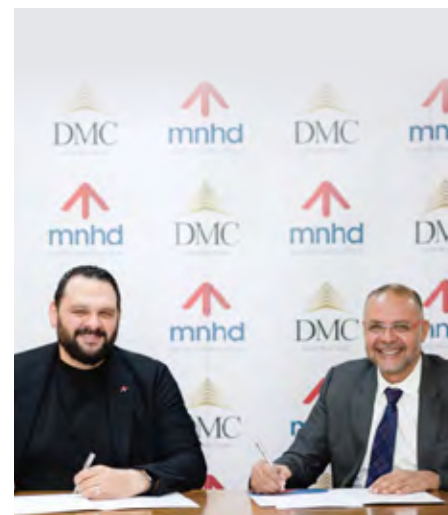
ORE is the owner of O West, a mega real estate development located on 4.2 sqm in West Cairo.



Furthermore, the board of directors of ODE grants SODIC the right to commence the due diligence process and engaged management exclusively to initiate negotiations for the transaction.

The shareholders of ORE have appointed EFG Hermes as the sole financial advisor.

MNHD Signs EGP 35 mn Construction Agreement with DMC to Construct 13 buildings in Lake Park



Madinet Nasr Housing and Development (MNHD) signs an EGP 350 mn agreement with Egyptian contractor DMC for the construction of 13 buildings in Lake Park in Taj City, Invest-Gate reports.

The project is set to be delivered in 18 months and DMC will be in charge of the construction of the 13 buildings in Lake Park, mechanical, electrical, and plumbing work, and the facades.

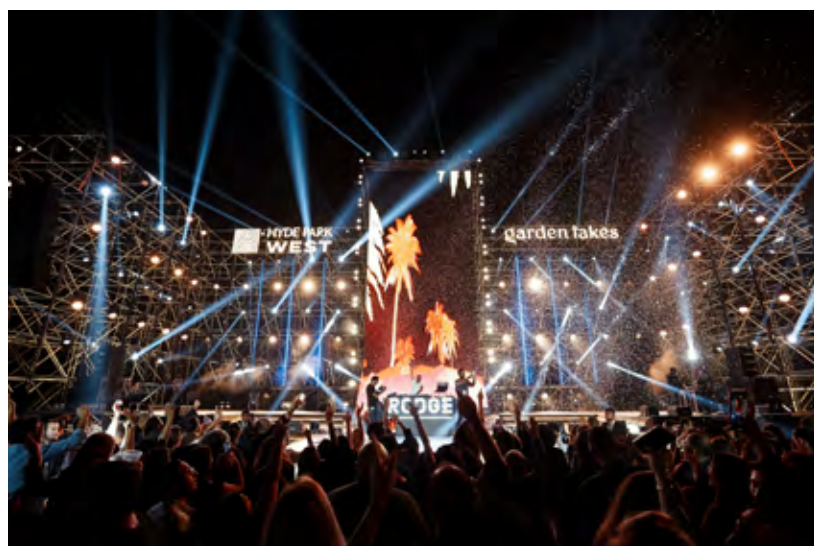
Abdallah Sallam, CEO and Managing Director of MNHD, comments: "We are thrilled to team up with DMC, a leading contracting company, to ensure the highest levels of quality for our customers and further add to our growing portfolio of credible partners."

Sherif Soliman, the CEO and Vice Chairman of DMC, says: "Our partnership with MNHD, being one of the oldest and leading urban developers in the local market, is an embodiment of our mutual objectives to bring life to lands, improve living communities and meet the growing and evolving demands of customers."

Lake Park is surrounded by a park and various water features. Lake Park Studios projects feature unit spaces ranging between 58 and 200 sqm to meet the needs of different customers.

Situated on 5.3 mn sqm in New Cairo, Taj City is a vast development featuring residential complexes, shopping facilities, and green areas.

‘GARDEN LAKES’ DOORS ARE OFFICIALLY OPEN IN WEST CAIRO BY HYDE PARK



Hyde Park Developments, the leading Real estate giant, hosted a major event in the heart of 6 October City to introduce and set forth their latest project ‘Garden Lakes’ in Hyde Park West, where they gave their guests a sneak peek at ‘Garden Lakes’ and what to expect from this new project, set to be the new talk of the town, and the place to call your own.

The successful inauguration of “Garden Lakes” comprised a top-class ceremony featuring performances by DJ Rodge, Kult Bierut Shows Direction, and DJ ZAWZAW – George Soussou. The event was attended by many celebrities, public figures, and VIPs such as Anas Bukhash, Tara Emad, Huda El Moufti and included multiple activities.

The event also displayed the wide and open spaces of ‘Green Spine and Scenic Lakes through a collected guest journey inspired by the Garden Lakes elements. Leveraging on the unprecedented tranquility and stillness offered by the project, Garden Lakes is eminent as the best place to relax and unwind in its idyllic greenery atmosphere away from the noise of the city.

Garden Lakes is a matchless project located in west Cairo; it encompasses a variety of housing units starting from 104 sqm. The project will also include many activities and happenings for all its residents to enjoy, including clubhouses, swimming pools, kids’ zone, social activities area, cycling and jogging tracks, outdoor activities capacities, reading and recreational areas, and co-working spaces, spacious gardens, a service area, as well as an underground car park.

The project will be launched in West Cairo, opposite to Tawny project, and spans over an area of 69 feddans, making it close to all services in that area. One of the largest scheme and design companies designed Garden Lakes, Eklego Design, which added a modern and unique architectural touch to the units and gave the project a more contemporary look.



MRB Partners with Stones District to Manage Delta Landmark Project



MRB Facility Management Consultant signs an agreement for the management and operation of the Delta Landmark project in Monufia Governorate for Stones District, Invest-Gate reports.

Mohammed Rashid, CEO of MRB, notes that the agreement includes conducting all the project's marketing and sales studies, as well as the operational design and plans of activity distribution, residency, lease, and project management.

Rashid says that MRB seeks to build a successful integrated administrative system that meets both the needs of customers and the market.

It is worth noting that the first phase of the Delta Landmark project is located on 10,171.24 sqm, including the ground and first floors, which comprise 102 commercial units, with an area of 15,818.34 sqm; and the second, third, and fourth floor, which incorporate 279 units at an area of 31,753.2 sqm.

Hassan Allam Pledges \$10 bn Joint Investments in SCZONE with UAE's Masdar

Amr Allam, CEO of Hassan Allam Holding, announces that his company is engaging in a partnership with Masdar in a green hydrogen project at the Suez Canal Economic Zone (SCZone) with investments of \$10 bn pledged over 7-10 years, Invest-Gate reports.

The two companies will build green hydrogen plants that can produce up to 480,000 tons of green hydrogen a year. The first facility will produce 100k tons of e-methanol annually to use as green fuel for ships. The plant is set to become operational by 2026.

Allam notes that the company focuses on renewable energy projects, including solar and wind energy and green hydrogen.



He adds that Hassan Allam prepares to reveal a big solar power project in partnership with the Egyptian government during the 2022 United Nations Climate Change Conference (COP27).

The company plans to expand in Egypt's logistics sector by acquiring a group of companies and launching new projects.

Dahab Development Sells 70% of Offered Phases in Iconic Trinity Complex Project



Dahab Development sells 70% of the first and second phase of the Iconic Trinity Complex (ITC) project in New Administrative Capital in 5 months, in cooperation with the project's marketing and sales advisor IDEA Group, Invest-Gate reports.

Nader Moawad, Chairman of Dahab Urban Development, comments that the company

is expanding and increasing its investments in the Egyptian market, in line with Egypt's urban development plans.

Youssef Moawad, Vice Chairman of Dahab Development, notes that the project attracts EGP 1 bn investments and is located in NAC's MU-23 area.

He adds that the project is located on 25,000 sqm with a 30% built-up area estimated at 2,450 sqm per floor, divided into a ground floor and 9 floors.

The building comprises two basements and a 16,000-sqm garage with the capacity to accommodate 600 cars.

IHD Developments Lays Groundworks for VIVID Business Tower in NAC



Chairman of IHD Developments, Hossam Al-Akshar, and other top executives witness laying groundworks for the VIVID Business Tower project in the Down Town district in the NAC, Invest-Gate reports.

Al-Akshar reveals that the project includes a ground floor and 14 other commercial and administrative floors with investments of around EGP 700 mn.

From the ground to the second floor will be used for commercial purposes, Al-Akshar notes, adding that the remainder will be used for administrative purposes.

For his part, Mohamed El-Dweiny, the company's Chief Commercial Officer, says that 80% of the project has been marketed and marketing of the final phase is underway.

El-Dweiny adds that his company signed contracts with major consultancies in the market to execute the project, on top of which IVC.

He unveils that IHD Developments is planning preparations for its new project, which will be a residential compound in NAC.

It will feature green spaces and full technological control of all units and services at the project, El Dweiny remarks.

La Vita Development Achieves EGP 200 mn Sales In La Vita North Coast Project



Amr Abdel Aziz, Chairman of La Vita Development, reveals that the company achieves EGP 200 mn sales in the La Vita North Coast project, Invest-Gate reports.

The company markets around 65% of the project within three months of its launch and completes 92% of the project's construction works in preparation for delivery in 2023 Summer.

Abdel Aziz says that La Vita is an integrated tourism and residential project located in kilo 66th on the North Coast.

He adds that the project includes 350 units with various areas ranging between 50 and 105 sqm.

Ramy Abdel Aziz, Vice Chairman of La Vita Development, notes that the company is completing utilities and services for the project.

Abdel Aziz remarks that gates and utilities will be finished next month, adding that the project will be self-managed.

He maintains that the project comprises different units, a shopping mall, 3 swimming pools, 2 aqua parks, and a landscape, in addition to security and cleaning services.

Abdel Aziz says that the company is offering a variety of payment methods with plans of up to 5 years with a 25% down payment, noting that units are delivered fully finished.

Makadi Heights Partners valU to Offer Convenient Installment Solutions to Homeowners

Makadi Heights, a fully integrated project developed by Orascom Development, enters into a partnership with Buy-Now, Pay-Later (BNPL) platform valU to offer homeowners financing solutions for home maintenance, renovation fees, and furnishing, Invest-Gate reports.

Under the agreement, Makadi Heights' homeowners will be able to cover maintenance and renovation through valU's flexible and accessible payment plans.

Tamer Dewidar, CEO of Makadi Heights, comments: "With inflation on the rise and consumer purchasing power being hindered, this partnership with valU could not have come to fruition at a more opportune time."



Walid Hassouna, CEO of valU, notes: "I am delighted that our innovative payment solutions will empower Makadi Heights homeowners by allowing them to access our user-friendly fintech platform to maintain their lifestyles with peace of mind."

Makadi Heights is situated over an area of 3.75 mn sqm, and is located 15 minutes from Hurgada International Airport and 20 minutes from downtown Hurgada.

Elite Home Completes Elite Care Clinico with EGP 250 mn Investments



Elite Home Real Estate Developer completes 80% of the construction of the Elite Care Clinico project in Bayt Al Watan district in New Cairo with investments of EGP 250 mn, Invest-Gate reports.

The company announces that it is ready to deliver several housing projects in New Cairo and launch a new commercial and medical project with investments of EGP 450 mn.

Elite Home states that it is preparing a package of facilities for its clients in down payments, along with major facilities in the payment period and installments, for its existing and new projects in New Cairo's Bayt Al Watan district.

Elite Home Real Estate Developer has been operating in the Egyptian market for 15 years. The company's portfolio comprises over 30 projects in New Cairo's Bayt Al Watan, among others.

Seqoon Raises \$500K in Pre-Seed Funding



The first of its kind in Egypt and MENA, property co-ownership platform Seqoon raises \$500,000 in a pre-seed round backed by Banque Misr, through the bank's pilot program to support innovative startups in Egypt that aims to support financial technology (FinTech) startups, among other investors, Invest-Gate reports.

The funding is enabled by the bank's program to support Egyptian fintech startups.

Seqoon uses the raised capital to enlarge its team and expand in El-Gouna.

Omar Eldessouky, CEO of Seqoon, comments: "With the global markets heading towards an economic downturn, we all need to rethink our choices. Seqoon aims to disrupt the traditional real estate market in MENA through co-ownership, providing the choice of luxury living but in a smarter and more sustainable way. We believe this is the modern way to own your dream vacation home."

Eldessouky further adds that many of Seqoon's users are able to invest in the region's most value looking for coownership to also be appreciating properties at smaller ticket sizes.

Seqoon offers a new take on real estate ownership by empowering people to own shares of a vacation home (from 1/8th to 1/2) while enjoying the full perks of real estate.

The company plans to expand in Red Sea destinations, including Dahab, and the North Coast by 2023.

REDCON Signs Sustainable Communities Initiative Declaration During COP27



REDCON for Offices and Commercial Centers, a subsidiary of REDCON Construction, signs on Wednesday Egypt's Sustainable Communities Initiative – Building for Better Lives at the UN Global Compact (UNGC) panel in the United Nations Climate Change Conference (COP27), Invest-Gate reports.

The initiative is intended at uniting, coordinating, and guiding stakeholders' actions across the built environment value chain that will ensure the well-being of people and the planet through the

construction and real-estate sector practices in Egypt.

The initiative includes a roadmap for the implementation of national and global benchmarks and best practices, in addition to supporting and recognition thereof.

UNGC and DCarbon Egypt will monitor, report, and examine the progress of participants of the initiative in achieving its goals.

"REDCON is extremely proud to be one of the founding members of this initiative and we are very happy to see that other members of the real estate community are also on the same page as that of REDCON when it comes to sustainable development," Tarek El Gammal, Chairman of REDCON, says.

MODON Development Avoids Using Pollutants in Projects; Depends on Solar Energy

MODON Development is keen on not using any pollutants like plastics in its projects. It recycles water using the latest technologies to be used in green spaces and landscapes, Invest-Gate reports.

The company, an Egyptian, Kuwaiti, and Emirati, partnership, utilizes the most up-to-date sustainability mechanisms.

MODON uses solar power in all its current projects to rationalize energy consumption, save the environment, and reduce operational costs.

Since taking its decision to expand in the Egyptian Market, MODON presents products that match with latest construction standards.

MODON executes six projects in the New Administrative Capital; Modon Hotel and



Residence, Green River Tower, The Tower, Modon Mega Tower, M Business Tower, and Central Iconic Tower.

Sinai Cement Launches Initiative to Plant 1,200 Trees in Arish, Bir El-Abed



Sinai Cement Company launches a social initiative to plant 1,200 trees in streets and schools of Arish and Bir El-Abed cities, in collaboration with the Egyptian Environmental Affairs Agency and the North Sinai Governorate, Invest-Gate reports.

Tamer Magdy, Managing Director of Sinai Cement, notes that the company set an integrated plan to develop the community in which it operates, especially in the area where its factory in North Sinai is located.

Magdy says that the initiative aims to achieve sustainable development and supports the state's environmental efforts.

He adds that the initiative is just the beginning of a series of initiatives to plant more trees in the coming period.

Orascom Construction's Consortium Signs MoU to Build 3 GW Wind Farm in Egypt



Orascom Construction Plc, along with France's ENGIE and Japan's Toyota Tsusho Corporation, ink a memorandum of understanding (MoU) with the Egyptian Electricity Transmission Company (EETC) and the New and Renewable Energy Authority (NREA) to build, own, and operate (BOO) a wind farm in Egypt, with a capacity of 3 gigawatts, Invest-Gate reports.

According to the MoU, Orascom Construction will have an equity stake in the project and will execute the construction of the wind farm.

The facility is the first integrated green hydrogen plant in Africa, and when fully developed will consist of 100 MW of electrolyzers, powered by 260 MW of solar and wind.

In addition, it will deliver up to approximately 15,000 tons of green hydrogen as feedstock for production of up to 90,000 tons of green ammonia per year in Fertiglobe's existing ammonia plants.

The consortium is in the process of finalizing engineering and technology choices for the full-scale 100 MW plant and the partners aim to reach Final Investment Decision (FID) on the facility in 2023.

Osama Bishai, CEO of Orascom Construction, notes that the recent project will add to the company's success in the construction of two wind power projects.

He adds that the MoU will enable the consortium of Orascom, ENGIE, and Toyota to take initial steps in the development of the project.

It is worth noting that the MoU was signed on the sidelines of the United Nations Climate Change Conference (COP27) in Sharm El-Sheikh.



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REAL ESTATE TARGETING TECH & PHYSICAL

The commercial development of leisure, travel and entertainment venues has increased greatly across the world and the user experience (UX) is the feeling of the client when interacting with any service.

User experience is the joker for any developer, as in today's industry of rapidly growing interfaces, UX design has become increasingly important. It is represented in many forms that is mostly useful, delightful, accessible, memorable, effective and desirable. The type of service taking part at the destination will create a positive experience to clients.

The real estate sector is adapting the new technology trends for entertainment by entering the market and reaching blue ocean zone for how clients are entertained to become the media mainstays. The leisure and entertainment industry in the 21st century is adapting a more digitized, e-commerce world where many business activities will migrate to the internet.

Real Estate Developers are using Tech Trends

The tech entertainment business is one of the elements of leisure that will benefit the real estate sector through various ways. For instance, sponsoring e-sports events which include (offering clients worldwide to watch their favorite matches without attending stadiums).

Also the gaming events have turned into a main driving factor in interactive gaming that encourage better user experience.

Developers are using gamification on their websites to attract users to be hooked to their products by inserting gameplay elements. Also the trend these days is seen and booming in the VR, AR, or AI, which is offered to all age groups.

The entertainment business sector for real estate is not only a source of collecting database, but also it is an indirect source of marketing to their projects or services to achieve positive user experience engagement and get huge traffic and can be used later as retargeting in physical events.

Moreover, the entertainment makes it easier to go viral on social media and create the buzz and strong positioning.

Entertainment

Top Tech Entertainment Trends

The future of the media and entertainment industry is driven by technology and physical trends and below are the latest technology based entertainments:

- **Augmented Reality and Virtual Reality** are considered as the top Digital Media Industry Entertainment as they both build relationships between content creators and watchers.
- **eSports Broadcasting Trends** is one of the latest digital media trends; its revenue used to hit more than one billion dollars by 2021-2022. The most significant share is retrieved from media rights and sponsorships.
- **AI Trends** is effective for quickly estimating and retrieving emotional changes; crucial information to understand customer behavior and digital media consumption trends.
- **Gaming Boost** will also provide a space for augmented reality and virtual reality tech solutions.
- **Video streaming** will help developers to incorporate video graphs and increase online visibility as they are more appealing, realistic and evoke clients' emotion towards construction and live events.
- **Metaverse real estate** help users to be linked to each other in different aspects and enable them to see virtual real estate in metaverse platforms.
- **Innovative mobile applications** which provides interaction.

Middle East has relatively underdeveloped commercial real estate leisure and entertainment sector. Yet Saudi Arabia and Dubai are planning aggressively to expand new venues on sub-sectors of categories such as theme parks, sports facilities, gaming, entertainment in F&B, recreational venues, and cultural facilities to grow forward.

Today the entertainment business sector is relying heavily on providing the leisure activities which enhances the user experience in a unique and innovative way.

The entertainment business is becoming very challenging to the real estate sector, as they are working harder every day to attract customers and increase foot traffic. Grabbing client's attention is only happening by forcing unique and innovative strategies.

The old days to lure customers by attractive discounts and freebies is not anymore enough but new tactics to boost engagement, unforgettable experience.

Investment in new entertainment tech and physical trends is the fuel that drives today's clients interest and creating new experience.

  /CBC ADVANTAGE

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COMPANY PROFILE**



Tax Card No.: 516-320-734



Eng. Ashraf Boulos
Chairman & CEO

CORNERSTONE

EYES EXPANDING FOOTPRINTS INTO MIDDLE EAST

Cornerstone Development is a regional real estate development company, specialized in high-end residential, retail, commercial & hospitality projects. The company lays the solid foundation for the life of the global citizen, building sustainable communities and landmark developments that are signatures of success in every global city. Invest-Gate has an interview with Cornerstone Development highlighting the company's ongoing investments and its strategies to deal with the latest devaluation of the Egyptian pound and raising prices of construction material, in addition to the company's future investments.

What are the current investments of Cornerstone?

Cornerstone Development has invested EGP 700 mn in its first boutique project, The Curve. Future investments are in the pipeline towards Mostakbal City, New Cairo, and the North Coast. We are usually cautious with selling, and we put our construction progress into consideration. This is a strategy that serves us and our clients well, especially with the

increase in construction material prices, the devaluation of the Egyptian Pound, and the ever-high inflation rates.

How about The Curve project?

The Curve is a boutique residential compound, which consists of 540 units, along with a commercial strip. The project features a glass-walled Zen Room, a Listening Library, a Kid's Creative Lounge along with a unique Alfresco BBQ & Grill, available to all residents to host gatherings, birthday parties, and many other celebrations.

What is the company's latest project in the commercial sector?

Lately, the company has launched THE CRV Boulevard, a premium strip mall that offers commercial opportunities such as appealing retail and office spaces, clinics, pharmacies along with restaurants, banks, and supermarkets. Scheduled to be delivered by 2025, the project spans over 2,500 sqm.



The CRV Boulevard is designed exquisitely, creating practical spaces that adapt to consumer needs, with open views of the street and panoramic glass facades that ensure the entry of natural lighting and fresh air around the clock. This provides its consumers and employees with the maximum degree of independence and privacy to help them perform their work to the fullest by providing a healthy work environment in which all elements of comfort and tranquility are integrated.

Since 2022 is coming to an end, how do you see the company's performance over the year, in terms of facing challenges in the market?

We believe the company has been performing very well, despite the changes happening, such as the devaluation of the Egyptian Pound, inflation, and additional cost of the construction materials. We managed our vision to predict what is going to happen. Thus, we set and developed our business plan, in addition to the sales plan. We are facing high demand from foreign markets. We recently had a tour in Toronto and Montreal in Canada, as we participated in two real estate exhibitions to Export Egyptian real estate. Our 2022 exhibition calendar includes further expansion in the Middle East market.

At Cornerstone, we offer units at 80% flexi finishing, which helps facilitate moving into a livable compound with the least amount of headache and cost to clients at the time of delivery. We will soon have fully finished packages for the remaining 20%.

Our designs, concepts, and amenities are new to the Egyptian real estate market, especially our projects in the NAC.

What are the company's strategies to deal with the latest devaluation of the Egyptian pound and raising prices of construction material?

We regularly revise our prices based on the change in construction prices according to our cost studies. We do this for the sake of the customers' benefit, as well as our profit, to ensure delivery of our projects in accordance with the highest quality and standards.

What is the company's plan towards adopting sustainable construction?

We are collaborating with an international consultant, studying a new technique to inject into our construction. This technique mainly revolves around recycling all waste, and adding certain materials onto it, in order to be able to reuse it. We believe sustainable construction is for the benefit of all coming generations, and a tool to help save the world. This is the future.

Where is Cornerstone heading next in terms of investments and future projects?

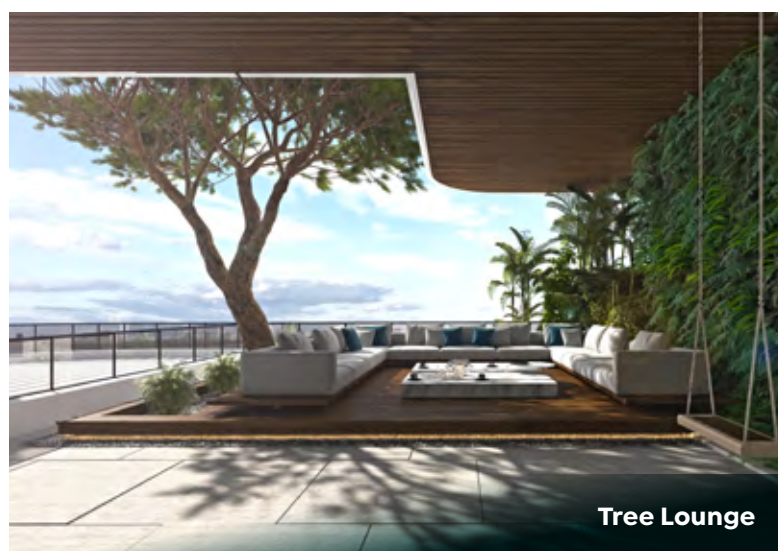
Being present in different projects across East Cairo, North Coast, and the NAC, we believe that the key markets will always remain in Cairo, along with the North Coast, where we have higher demands, whether from Egyptians or foreigners. In addition, the company is studying the development of coastal projects based on The Curve's clients' request to expand our unique design and concept across the North Coast.

How do you see investment opportunities in the Egyptian market nowadays?

At Cornerstone, we believe Egypt is a great hub for investors to inject their money. All the new cities under construction and any investment will definitely have a profitable ROI. The population increase in Egypt has always been the reason that demand for real estate is high. Finally, the government's direction to expand land area through creating new cities, makes it easier for all investors to start new projects in different areas across the country.



Commercial Strip



Tree Lounge



Landscape



Social House



THE ROAD TO SHARM EL SHEIKH

PREPARING FOR



BY: **AMAL ABDELWAHAAB**

“We trust the world will come together, yet again, to reaffirm its commitment to the global climate agenda despite the difficulties and uncertainties of our time,” Egyptian President Abdel Fattah El-Sisi says. Thus, the 2022 United Nations Climate Change Conference (COP27) is a moment of truth for the international community. This year’s COP, hosted in Sharm El-Sheikh, puts a welcome focus on Africa, implementation, and financing at scale. We must not lose the momentum to ramp up our support to meet the aspirations of the people to build a green, resilient, and inclusive future.

Since climate action is taking center stage in public consciousness, the COP27 is taking place in Sharm El-Sheikh from November 6th to 18th in a year of unprecedented global weather shocks, energy crisis, and scientific data reiterating that the world is not doing enough to protect the future of our planet. The global gathering, however, is an opportunity to showcase unity against an existential threat that can be overcome through concerted action and effective implementation.

The main event is held at the Sharm El-Sheikh International Convention Centre (SHICC). More than 35,000 people have registered to attend representing governments, businesses, NGOs, and civil society groups. Around 110 heads of state are attending the event. Heads of State, ministers, and negotiators, along with climate activists, mayors, civil society representatives and CEOs are meeting in the Egyptian coastal city of Sharm el-Sheikh for the largest annual gathering on climate action.

The COP27, builds on the outcomes of COP26 to deliver action on an array of issues critical to tackling the climate emergency, from urgently reducing greenhouse gas emissions, building resilience, and adapting to the inevitable impacts of climate change, to delivering on the commitments to finance climate action in developing countries.

Faced with a growing energy crisis, record greenhouse gas concentrations, and increasing extreme weather events, COP27 seeks renewed solidarity between countries, to deliver on the landmark Paris Agreement, for people and the planet. This 2022's climate summit is a key milestone for multistakeholder actions and partnerships across the key five issues of nature, food, water, industry decarbonization, and climate adaptation.

The conference is happening in two zones; the Blue Zone and the Green Zone. The Blue Zone is an UN-managed space where negotiations are hosted. Meanwhile, the Green Zone is managed by the Egyptian government and open to the registered public. It included events, exhibitions, workshops and talks to promote dialogue, awareness, and commitment on climate action.

Besides the official negotiations, there are conference rooms, a pavilion section, roundtables, panel discussions, and thousands of side events happening, divided over thematic days. This year's themes are: Finance, Science, Youth & Future Generations, Decarbonization, Adaptation & Agriculture, Gender, Water, Action for Climate Empowerment (ACE) & Civil Society, Energy, Biodiversity and Solutions.

As it prepared to host COP27, the Arab world's most populous nation is ramping up initiatives to improve the country's environmental credentials and increase the pace of its transition to a low carbon economy. In this feature, Invest-Gate spotlights some of Egypt's preparations to host a landmark COP27.

A Sustainable Conference

Delivering a sustainable carbon-neutral conference is a priority toward climate action. In this respect, Egypt is adopting several COP27-related initiatives, including projects related to sustainable transport, waste recycling, women's health, the transition to clean energy, sustainable cities, and adaptation measures in the water and agriculture sector.

Having the conference venue situated in the heart of the green city of Sharm El-Sheikh, this offers sustainability a front seat throughout all the logistical preparation process of COP27.

Prioritizing sustainability principles and features can be recognized within Sharm El-Sheikh through the use of renewable energy, energy efficiency, e-mobility, water reuse and conservation, and adopting a proper waste management process.

Sustainable guidelines have been integrated within the fabric of COP27. This includes using recyclable environmentally friendly alternatives to plastic products, paper use. Moreover, the sustainability dimensions in procurement, construction materials, supply chain, and catering, were taken into consideration.

Accommodation & Transportation

On the way to COP27 in Sharm El-Sheikh, sustainability lies in the core of the ambitious and fair transition towards climate action in an effort to host a conference that represents the future we are all aspiring to.

Egypt's government mandated to use renewable energy during the conference and developed the systems needed to rationalize energy consumption in both Cairo and Sharm El-Sheikh airports, International Conference Center, and hotels.

Earlier, Egypt's Ministry of Tourism and Antiquities revealed that 132 hotel establishments in Sharm El-Sheikh have obtained accreditation certifying that they use green practices. This is within the context of transforming Sharm El-Sheikh into an environmentally friendly city as part of the preparations for COP27

In addition, about 22 hotels obtained international certificates as green hotels whilst 64 hotels are in process to have Green Star certificate. In addition, a continuous reviewing system is conducted by the country's ministries for hygiene and safety measures at hotels. Noteworthy to highlight, the city's hotels, tourist and government facilities will be operated by natural gas.

In preparation for the COP27, the Red Sea coastal city has also established 24 smart charging bus and car fueling stations to host a collection of 130 eco-friendly buses among them 50 operated using electrical energy and 85 using natural gas to transport the conference attendees through determined routes.

Telecommunications Infrastructure

The information infrastructure in Sharm El-Sheikh has been well-developed to receive COP27 guests. Visits to follow up on the telecommunications infrastructure preparations in the city have been made by government officials to ensure rendering digital services, high-speed Internet access, and communication services in all hotels and tourist facilities welcoming COP27 participants. Moreover, a total of 104 hotels in Sharm El-Sheikh have been connected through a fiber-optic network.

Further, a mobile application for COP27 has been recently launched. Through the new application, participants can receive many health, tourism, and logistics services. Moreover, they can plan their trips, know COP27 latest news, and translate instructions or signs into their languages. The application also provides main emergency services and means of direct contact with customer service for visitors.

Egypt post the COP27 climate summit

Beyond COP27, Egypt is working towards its billion-dollar National Climate Change Strategy 2050 to support a stronger, greener economy. The strategy is based around the reduction of emissions in all sectors, and adaptation to potential climate changes, in agriculture, water resources, coastal areas, and health.

Recently, the Egyptian government announced it will ink a number of low-cost sustainable green financing for nine projects with \$15 billion in investments during the flagship UN climate conference.

The nine projects primarily focus on food security, energy, and irrigation and water resources fields. These financings come within the framework of the Nexus on Water, Food, and Energy (NWFE) program.

COP27 is a huge opportunity for the world to cooperate today in new, innovative ways to accelerate global efforts to confront the climate crisis and guarantee a cleaner, fairer future for all.

4TH GENERATION CITIES

EGYPT'S URBANIZATION DREAM TOWARDS ACHIEVING SUSTAINABLE DEVELOPMENT

BY EMAN IBRAHIM

Egypt started executing fourth generation cities according to a tight schedule and based on global standards to achieve sustainable urban expansion, following Egypt's 2030 strategy. The state began by executing 14 new urban communities: the NAC, New Alamein, New Mansoura, East Port Said, Nasser City in west Assiut, West Qena, New Ismailia, New Rafah, New Galala, New Farafra, New Obour, New Toshka, and Sharq El Owainat.

The total area of these communities is 380,000 feddans, representing 50% of the total area of urban communities executed in the last 40 years. Upon the completion of all their phases, the new urban communities are set to accommodate 14 mn citizens and create 6 mn permanent jobs, according to Egypt State Information Service. In this feature, Invest-Gate showcases an overview on recent updates in Egypt's new cities.



The NAC

The NAC will house 500,000 citizens in its first phase, along with 40,000-50,000 government officers that will be transferred to the new offices. There are plans to increase the number of government officers in NAC to 100,000 after the first three years. The first phase of NAC includes the main buildings of the House of Representatives, the Cabinet, and other ministerial buildings, totaling 34, and are built on an area of 153 feddans. The first phase also comprises the Green River Park, which stretches over 35 kilometers (km), and an international airport with an area of 16 km. Upon its completion, NAC will accommodate 6.5 mn people and create 2 mn jobs. The city is situated on 170,000 feddans and includes a residential district, medical and sports city, an 8-km central park, and the 1,133-feddan government district.

New Alamein

Located in the North Coast, the city's first phase includes two main sectors with a total area of around 8,000 feddans, comprising coastal, tourism, archaeological, and urban activities. The city will include around 25,000 hotel rooms.

The New Alamein's total area is 48,130 feddans and will house two mn people. Around EGP 3 bn of the New Urban Communities Authority's (NUCA) budget was allocated to the project. The city's first phase comprises a desalination plant with a capacity of 100,000 cubic meters per day and the development of Alexandria-Matrouh Road with EGP 320 mn.



New Mansoura

The city overlooks the Mediterranean Sea and stretches over 15 km. the President Decree No. 378 of 2017, allocates 5,104 feddans, and Decree No. 8 of 2018, allocates 809 feddans. The total area of the city reaches 5,913 feddans.

The Minister of Housing laid the first foundation stone of the project in August. The city is executed in 4 phases, the first of which is 2,063 feddans. President Abdel Fattah El-Sisi launched the city on March 1st, 2018.

East Port Said

The total area of the city is 23,200 feddans, and it accommodates 800,000 people. The immediate phase is underway at an area of 205 feddans. A total of 4,340 social housing units, including utilities and services, are under construction, in addition to a destination plant, with a capacity of 150,000 cubic meters per day. There is a rural area located south of the city at an area of 50,000 feddans. El-Salam Canal passes through the city. It is planned based on the standards of sustainable development and clean energy to accommodate one mn people to ease pressure on the Port Said Governorate. East Port Said will be linked to a network of roads and the Suez Canal's tunnels. A metro line is under planning. The city offers 185,000 permanent jobs, the top of which are international hotels, artificial islands, a fashion city, a medical city, and the world's largest water desalination plant.



Nasser City in west Assiut

The city's total area is estimated at 6,006 feddans. It is located 14 km from Assiut City and 4 km from Assiut Airport. It is expected to accommodate 345,000 people.

The first phase of the project is under construction at an area of 1,600 feddans. It includes 66 social housing buildings and 110 Sakan Misr buildings, which are totally completed. Utilities and roads of the first phase are underway at an area of 1,600 feddans.

West Qena

The city is located over 8,971.1 feddans; 5 km from South Qena and 45 km from South Nagaa Hammadi. The city is planned to accommodate 550,000 people.

The first phase is under construction on an area of 1,400 feddans, including 136 social housing buildings and 30 Sakan Misr buildings, along with service areas. Utilities and roads for the phase are underway.



New Ismailia

Situated on the east coast of the New Suez Canal with a shoreline of 11 km, the city comprises 6 residential districts at a maximum built-up rate of 20% while the remaining space is dedicated to roads, pathways, parking areas, and green spaces. The city is planned to be located in an area of 2,828 feddans, including 52,000 housing units with various spaces accommodating 250,000 people. The city will also include subareas for services for each residential district. To secure water supply to the city, a water filtration plant is built on the eastern side of the Suez Canal, with a capacity of 20,000 cubic meters per day. The first and second phases of the city will be opened, with a total of 32,000 residential units. The third phase is underway with a total of 20,000 units, bringing the city's total buildings to 52,000.

New Rafah

El-Sisi laid the first stone in the city's foundations in March 2018. It is planned to be located at 535 feddans, including 10,016 residential units and 400 Bedouin. The city is situated near Al-Wifaq village in North Sinai. The city will accommodate all residents of old Rafah City.

New Rafah includes central and sub- services, shops, nurseries, schools, a sports club, a social club, culture centers, entertainment areas, a fire brigade, youth centers, and an industrial zone.





Galala City and Resort

The Galala project comprises many subprojects, including Galala City, which was built on an area of 17,000 feddans on the plateau of Jabal al-Jalalah. The city includes a tourist resort and a hospital. A public Corniche is under construction away from tourist resorts. The city includes high-end and medium-end residential buildings for low-income people, as well as a university, 3 sewage treatment plants, and a self-sustaining power station to supply energy to the city and the tourist resort.

Galala's projects create more than 150,000 direct and indirect job opportunities in all fields. Among the most prominent projects besides the city is the development of the main road, the Galala Cable Car, a coastal resort, and a new industrial zone.

New Obour

The Obour is considered an extension of the urban area in the 10th of Ramadan City and Obour City 1. The new city is located near new regional roads, which easily connect it to districts in Greater Cairo and NAC.

The new city is located on a total area of 58,914.4 feddans. It is expected to accommodate around 2.95 mn people in 2040. It includes 40 residential districts, along with central and local services. The city project is anticipated to create 1.01 mn jobs.



New Toshka

Spanned over 3,000 feddans, the city accommodates 80,000 people and creates 30,000 jobs. It will be integrated with surrounding rural villages in Toshka project. The city includes services, light industries, agricultural manufacturing, and entertainment activities. The first phase is underway with a cost of EGP 500 mn to build 1,000 residential units to accommodate 17,000 people, along with services centers, in 2022.

Sharq El Owainat

The city is located 365 km south of Cairo in Dakhla city. It is situated on 528,000 feddans divided into 22 land pieces each having an area of 24,000 feddans. Only 10,000 feddans will be reclaimed and cultivated, while 220,000 feddans will serve as a safety belt around the underground reservoir and 7,000 feddans will be an experimental farm. Sharq El Owainat city is expected to accommodate 45,000 people.



New Farafra

The city is a part of the 1.5 mn Feddan Project, launched by President El-Sisi in December 2015. New Farafra has an area of 20,000 feddans. It will include agricultural projects, along with all social, education, and healthcare services.

The city includes three eco-friendly rural villages and 2,000 rural houses each consisting of a 200-sqm ground floor. Key projects in the city include two groundwater and wastewater treatment plants, diesel and solar power plants, a social and village center, and other social services.

WHAT ARE THE HURDLES FACING DEVELOPMENT OF OFFICIAL REAL ESTATE PLATFORMS?

BY **HEBA GAMAL**



The Egyptian real estate market is witnessing unprecedented growth which affirms that, in the context of the apparent development in digital transformation, the market is offering large opportunities for export, given the increase in the USD exchange rate against the Egyptian pound, and the achievement of the highest sales rate for both non-Arab foreign and Arab clients. Therefore, the establishment of an official real estate platform for the promotion and marketing of properties gives easy and better access to regional and international clients. The new platform will enhance the real estate market's standing on the global map.

There are a group of real estate platforms in Egypt, including Estative, which was launched in both the UAE and Egypt simultaneously; Nawa Pro, which covers 6 different sectors (real estate developers, mortgage companies, building and finishing companies, internal design and décor companies, legal services companies, and facility managers), Isqan.com, which facilitates homes purchases, sales, and rent, and Sakneen, which recently launched a new digital property purchasing experience for its users, allowing them to view all homes on the map.

However, there are still claims for establishing an official online platform in Egypt to connect all parties of the real estate system, including developers, the New Urban Communities Authority (NUCA), and the Real Estate Development Chamber (REDC), to ensure the best experience for foreign investors and buyers. This new platform should allow clients to search for properties and conduct purchases, and direct them to entities providing financial and legal services through a unified platform characterized by transparency and credibility, and incorporates all data, rendering traditional procedures obsolete.

To that end, Invest-Gate sheds light on the top challenges facing developing an official real estate platform affiliated with the Ministry of Housing, that includes all major underway projects in Egypt, whether executed by the state or the private sector.

In this regard, Osama Saad Eddin, CEO of the REDC, says that the real estate platform is a very successful means in the real estate sector, especially in light of the digitalization and the urban development renaissance in Egypt, adding that it should be developed in a correct way that promotes properties and contributes to their export. Saad Eddin notes that the development of an official real estate platform is not just the role of the government, but it is the role of all parties operating in the real estate sector.

He maintains that the new platform will require certain control measures, including inputting three-dimension data, not just written descriptions, of all available units in Egypt by developers, NUCA, and the Ministry of

Housing, adding that the platform should be linked with Egyptian banks and primary contracts should be written once the investor is chosen and the unit is booked.

On a similar note, Saad Eddin remarks that we are in need of collecting comprehensive data to be uploaded to the platform and cover all areas across the government. He maintains that there is a misconception that needs to be corrected that developers don't believe that marketing is possible through the real estate platform. Saad Eddin stressed the necessity of joining forces between developers, NUCA, the Ministry of Housing, and the REDC to develop the platform with high efficiency.

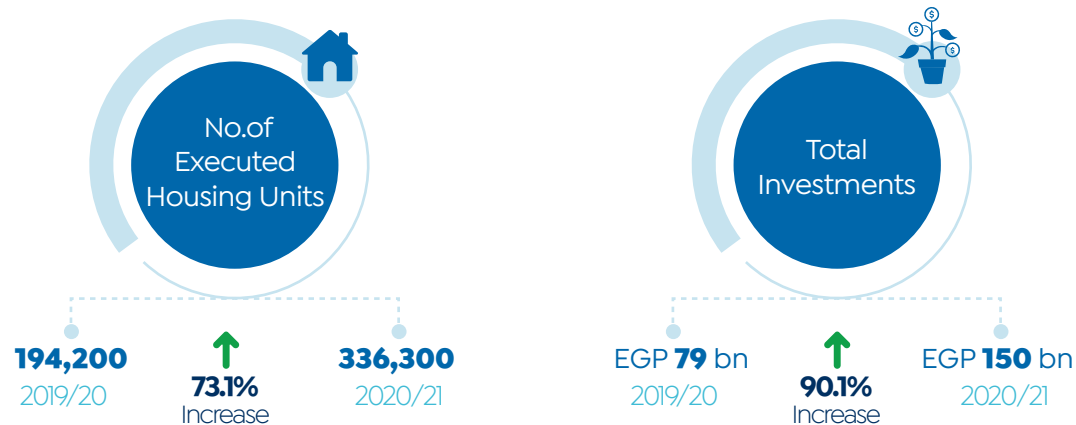
For his part, Nour El Deen Reda ElSerougy, Board Member at the International Real Estate Federation (FIABCI) and CEO of HRE Properties Egypt, says that one of the top challenges in Egypt's efforts to develop an official real estate platform is the lack of data, for there are no information or reports with regard to the volume of projects developed in Egypt, therefore, foreign investors don't know anything about it.

ElSerougy comments that establishing the new platform requires a real estate knowledge bank that covers and classifies all areas to help identify and recommend opportunities that best suit European, African, and Asian investors. This step should be followed by a systematic campaign for investors through real estate ambassadors who travel from one country to another with a mission to raise the world's awareness of the major projects in Egypt, along with their return on investments, using the official platform, in coordination with the Ministry of Housing.

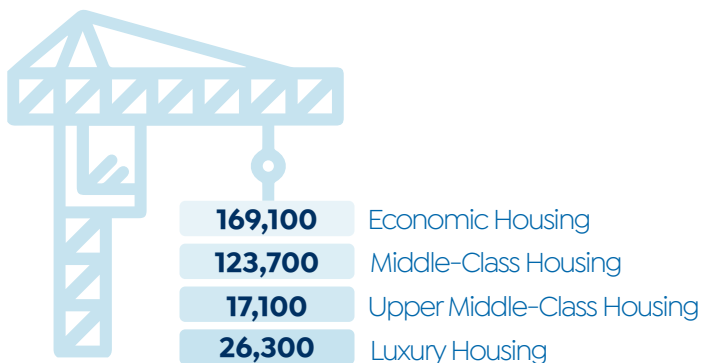
ElSerougy concludes that governance, legislation, and laws are crucial to protect the rights of foreign investors, whether landlords or tenants, in addition to a regulatory and control authority to govern the relationship among developers, marketers, and investors. Furthermore, he states that any real estate broker must hold a license with a designated number to be able to practice the profession, and violations of that rule must be punishable by law.

01 | REAL ESTATE MARKET UPDATES 2022

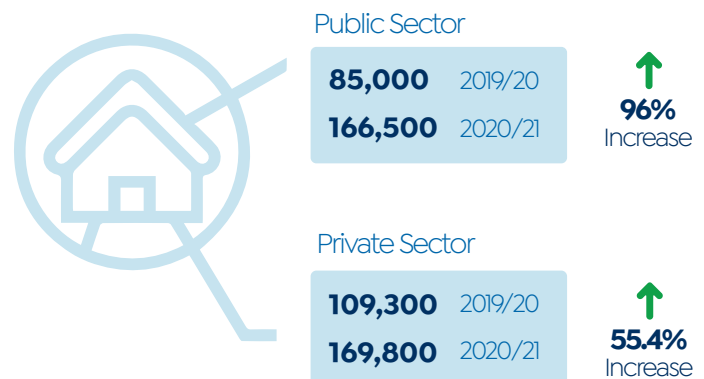
HOUSING UNITS IMPLEMENTED BY THE STATE IN 2020/21



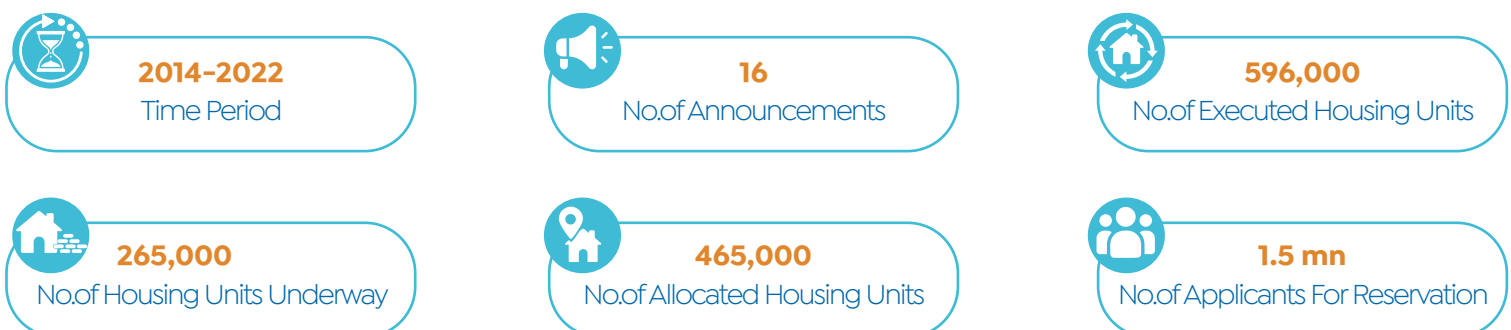
No. of Executed Housing Units By Type Of Construction



No. of Executed Housing Units By Sector



HOUSING FOR ALL EGYPTIANS INITIATIVE



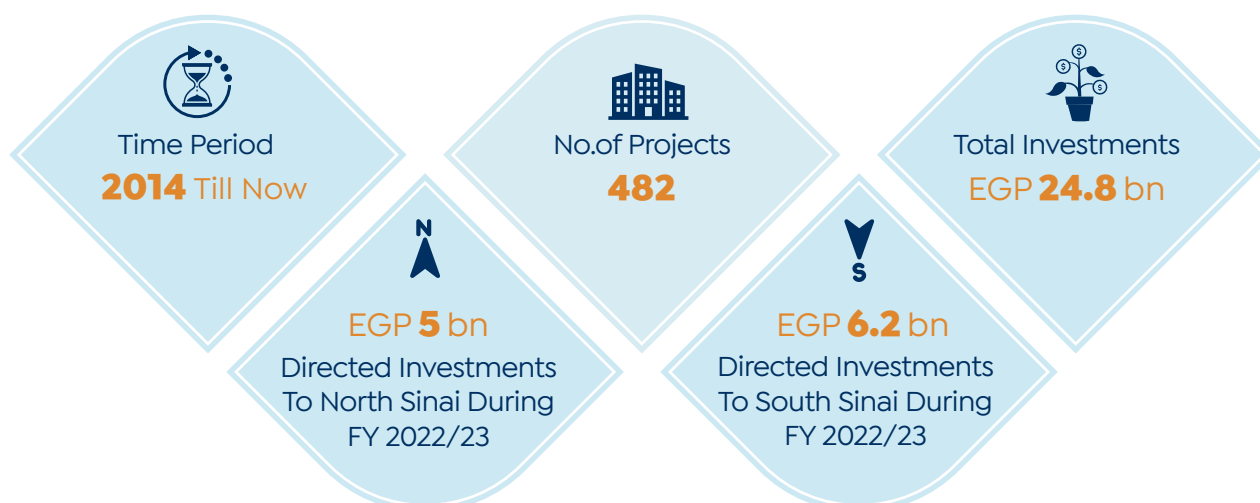
FETCH SOLUTIONS' EXPECTATION FOR REAL ESTATE SECTOR

Growth Rate In The Sector

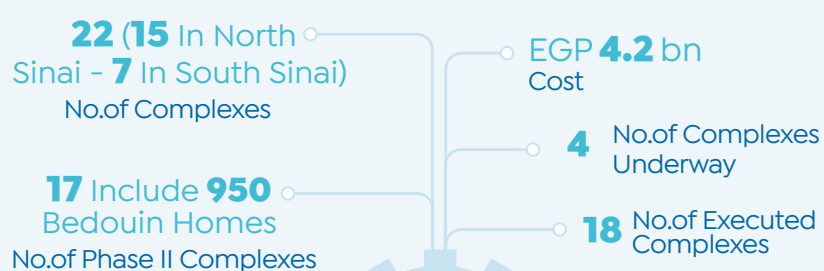


Source: CAPMAS, MPED, Cabinet & NUCA

DEVELOPMENT OF SINAI AND CANAL CITIES



Housing Complexes In The New Development Communities



Integrated Development For The People Of Sinai



Housing Projects



Road Projects



Electricity Projects



02 | NEW CITIES UPDATES 2022

PLOTS ALLOCATION



36
NO. OF ALLOCATED LANDS



12 New Cities
LOCATION



SUPPLY VOLUME

Urban Complex

Schools

Industrial & Educational
Services

Residential, Commercaill
& Administrative Services

Entertainment
Activities

Hospital

Club

Others

Plots Breakdown (Cities & No.of Plots)

8

NEW CAIRO

2

NEW DAMIETTA

2

10TH OF RAMADAN

2

NEW OBOUR

4

6TH OF OCTOBER

4

NEW FAYOUM

4

BADR CITY

4

NEW ASSIUT

1

OBOUR CITY

1

NEW THEBES

3

SADAT CITY

1

NEW SOHAG CITY



32
NO. OF ALLOCATED LANDS



15 New Cities
LOCATION



SUPPLY VOLUME

High Institute

Bank

Industrial Services

Bakery

Aquapark

Schools

Residential, Commercaill
& Administrative Services

Commercial Mall

Others

Plots Breakdown (Cities & No.of Plots)

6

NEW CAIRO

5

10TH OF RAMADAN

1

OBOUR CITY

1

NEW SALHIA CITY

5

NEW MINYA CITY

1

NEW SOHAG CITY

2

NEW ASYUT CITY

1

6TH OF OCTOBER

2

SHROUK CITY

1

NEW DAMIETTA CITY

1

NEW NUBARIA

1

NEW OCTOBER

2

NEW BENI SUEF

2

NEW QENA

1

SADAT CITY

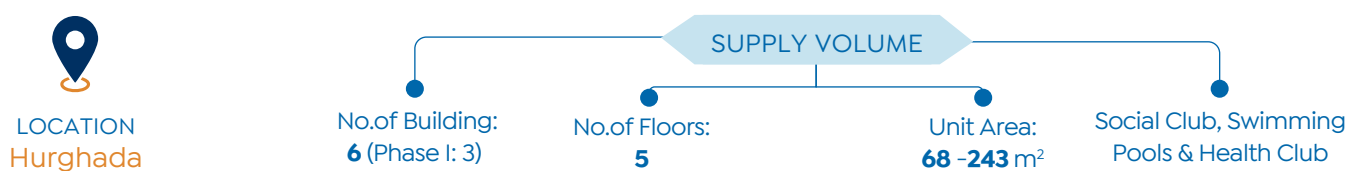
03 | PRIVATE REAL ESTATE PROJECTS UPDATES 2022



NEW COASTAL PROJECTS

MAJRA

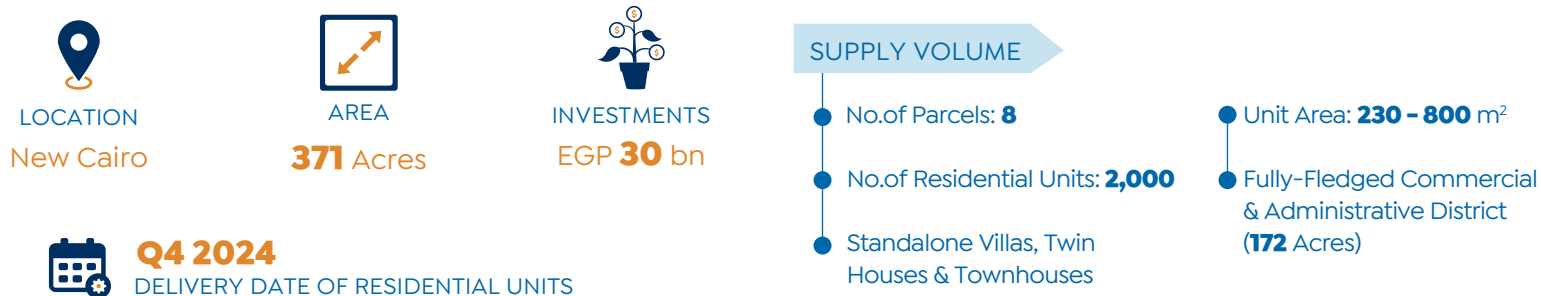
Developer: Prime Developments



NEW COMPLEX PROJECTS

STEI8HT

Developer: LMD

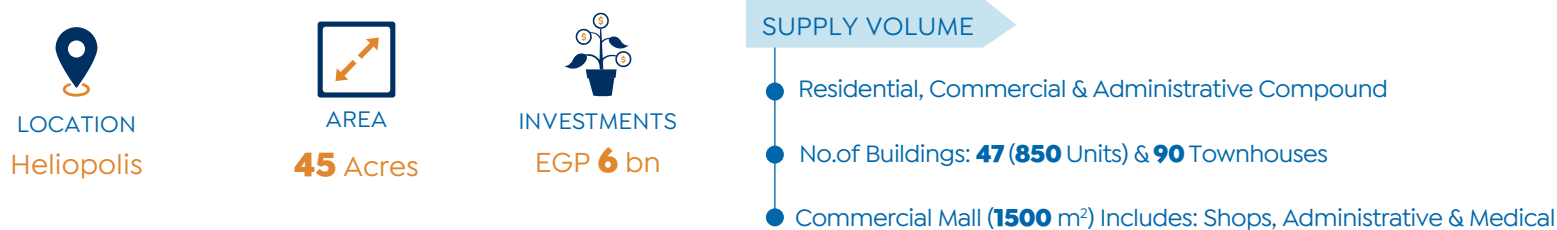


| Parcel 1 "Jade Fields"



ISOLA SHERATON

Developer: El Masria Group Development



Source: Developers' Official Statements

04 | ECONOMIC SNAPSHOT

UPDATES 2022



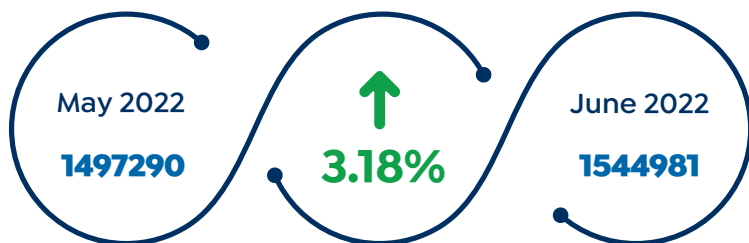
INTEREST RATES



* MPC Meeting Was Held On Oct 27



MONEY SUPPLY (EGP MN)



DOMESTIC LIQUIDITY (EGP MN)



ANNUAL HEADLINE INFLATION

AUG-2022
14.6%

SEP-2022
15.0

↑



NET INTERNATIONAL RESERVES (USD BN)

AUG-2022
33.142

SEP-2022
33.198

↑



PURCHASING MANAGERS' INDEX (PMI)

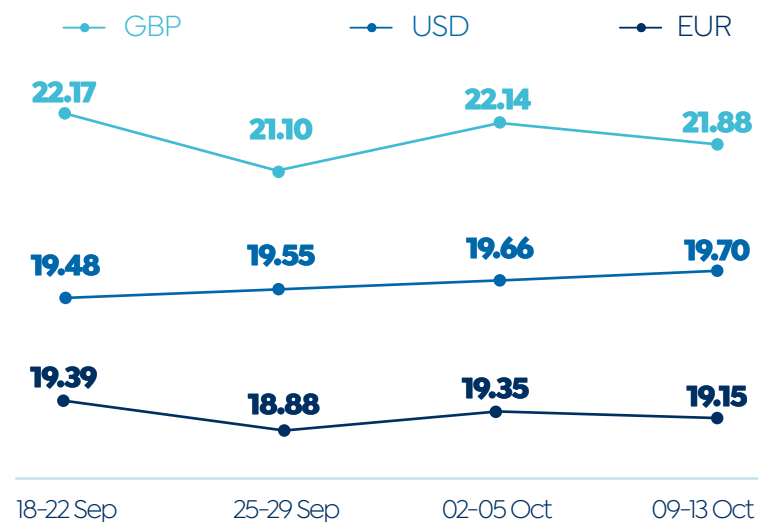
AUG-2022
47.6

SEP-2022
47.6

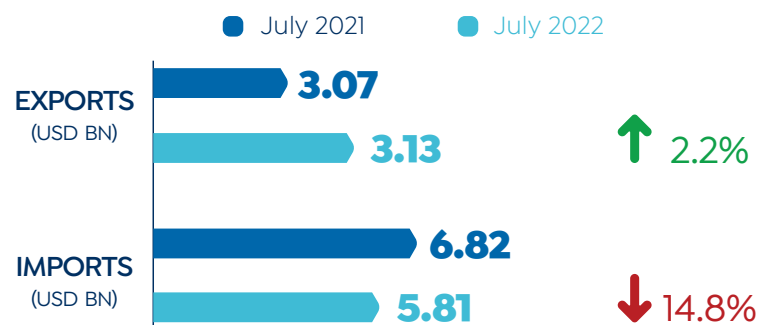
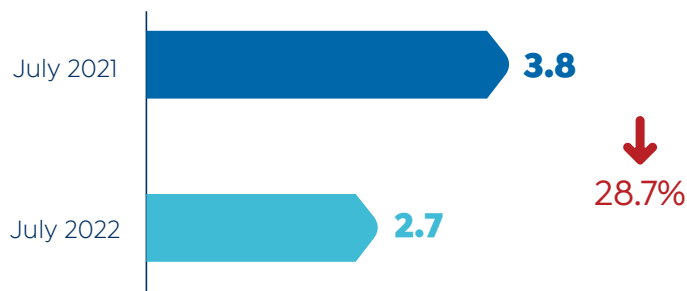
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EXCHANGE RATES



TRADE DEFICIT (USD BN)

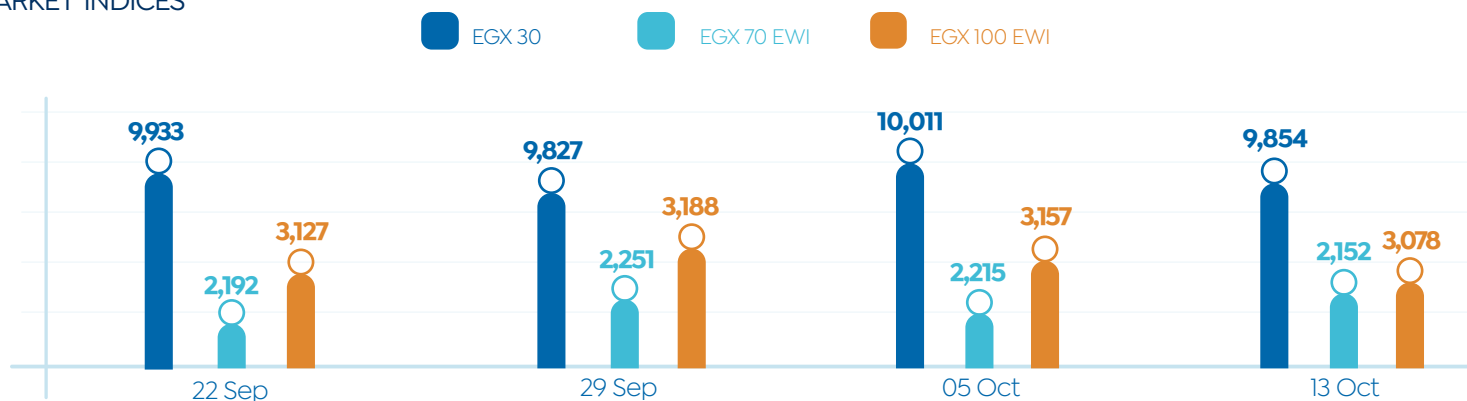


Source: IHS Markit, CAPMAS, CBE & FEDCOC

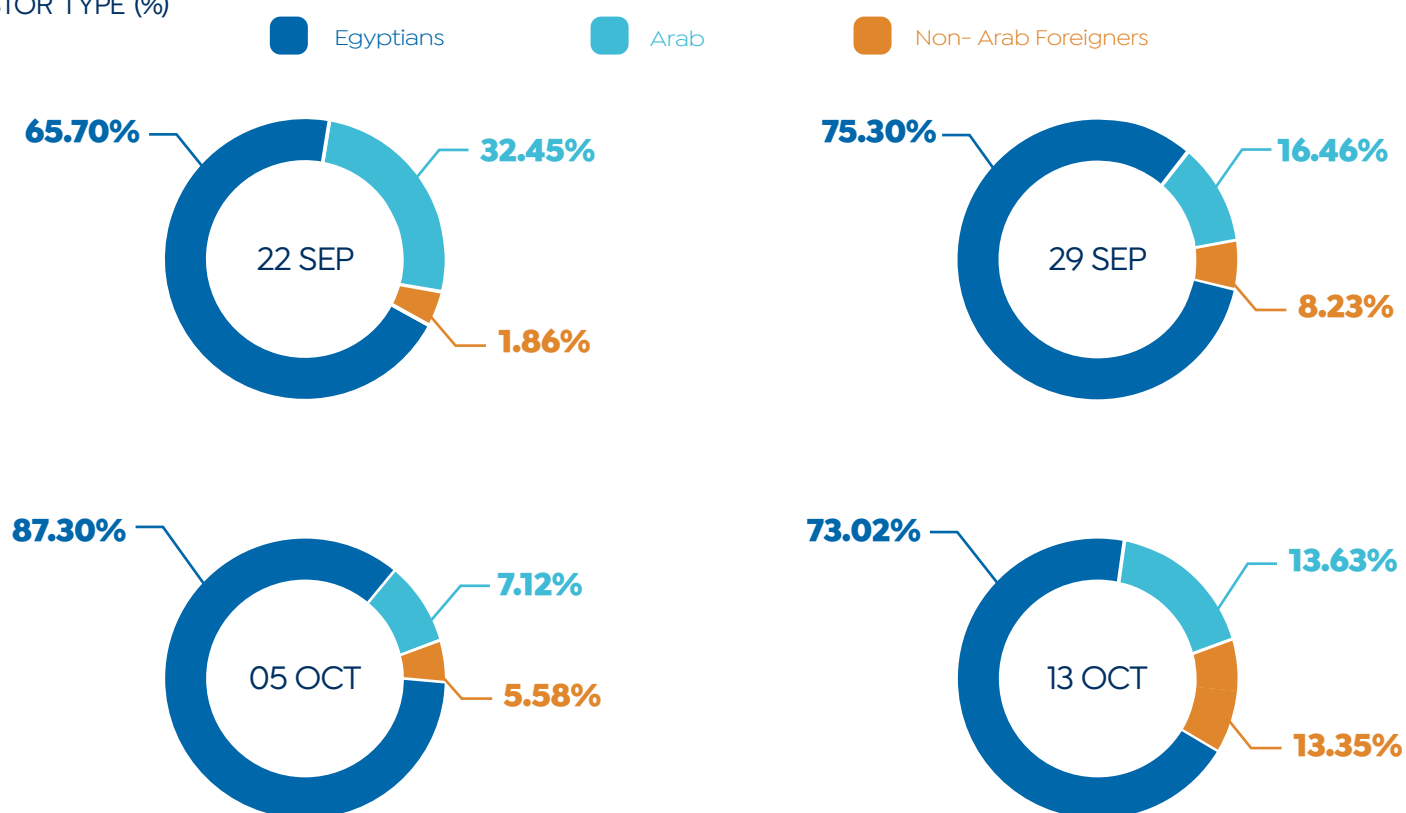


CAPITAL MARKET INDICATORS

MARKET INDICES

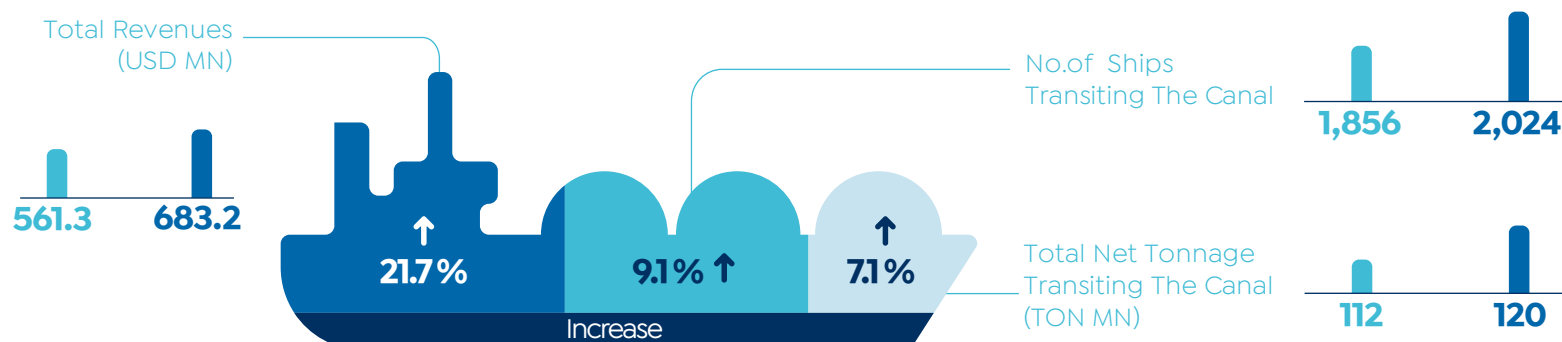


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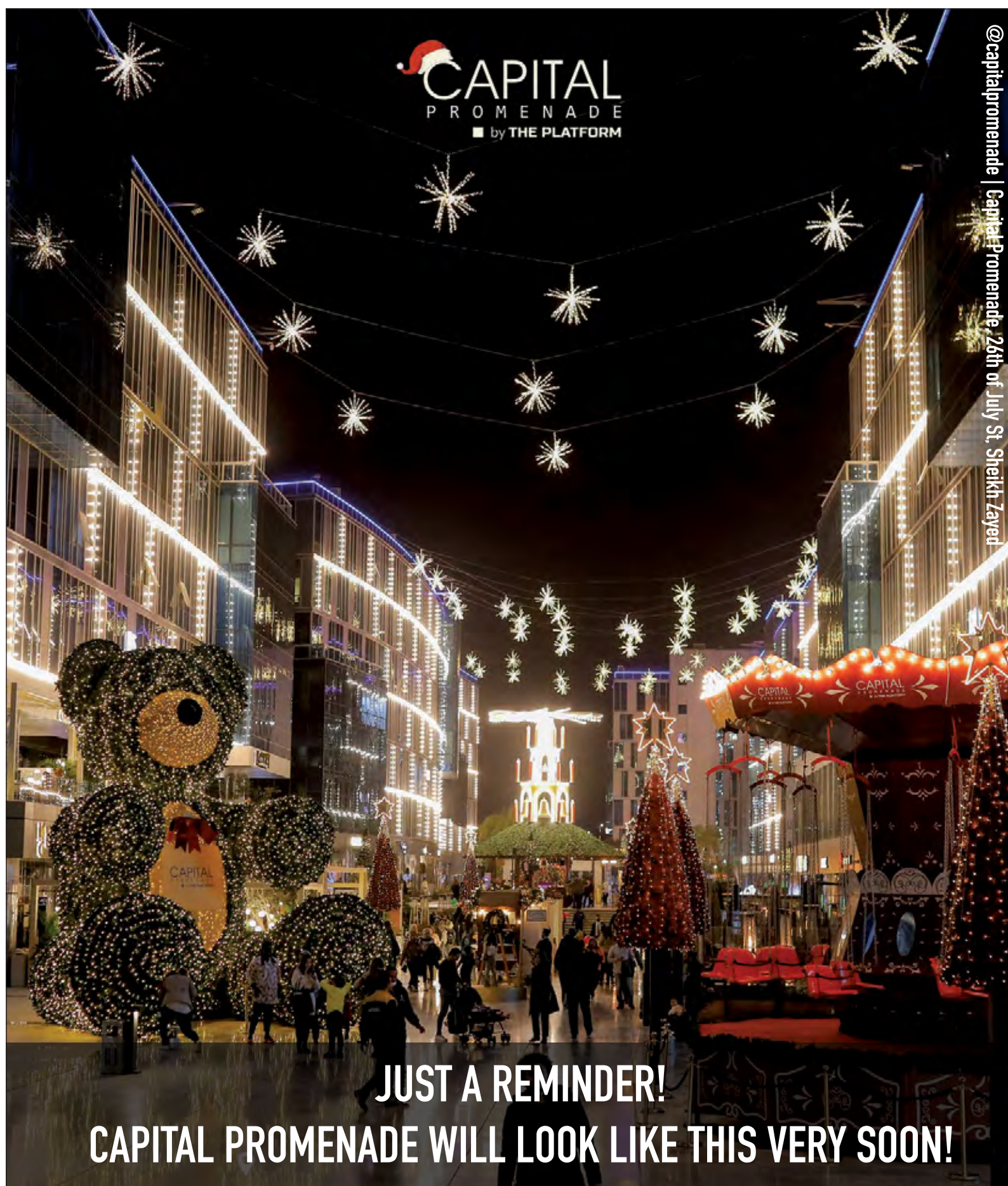
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