

NEWKAIRO

Konzeptual e-Brochure

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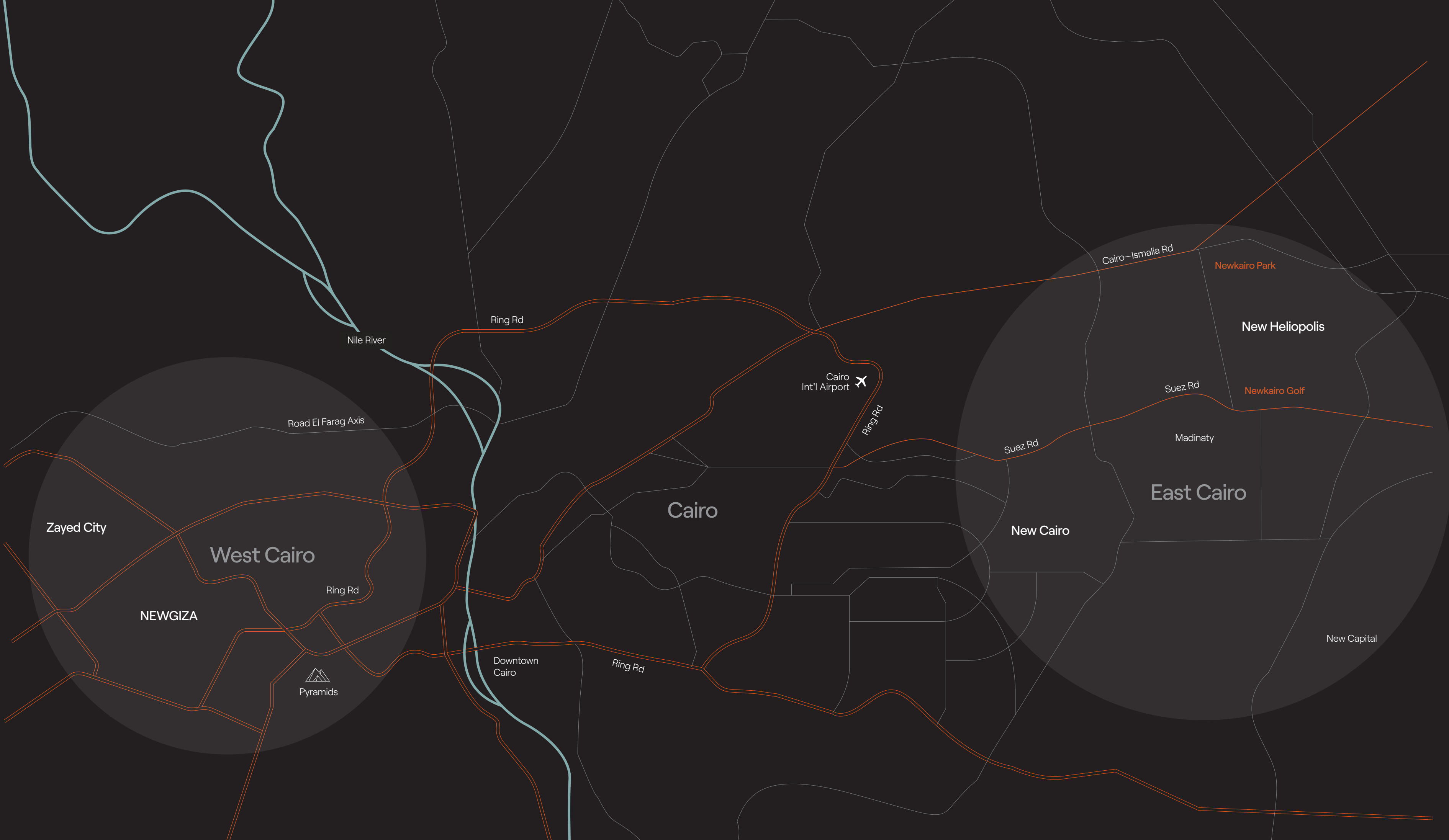
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One / DESTINATION EAST.

A DESTINATION
FOR THE
FUTURE.



East & West Side of Cairo.

Strategic Location

Easily Accessible from

Suez Road.

Cairo—Ismailia Road.



Newkairo Masterplan

Newkairo's masterplan harmoniously interconnects two vibrant land plots- located both North and South - via the Boulevard which serves as a connection for the destination.



Newkairo offers seamless access to the vibrant life of Greater Cairo, conveniently located between two major thoroughfares: the **Cairo—Suez** and **Cairo—Ismailia Roads**.



Two / OVERVIEW.

WELCOME to NEWKAIRO



NEWKAIRO

INTEGRATED LIVING at Newkairo.

Newkairo is a fully integrated upscale destination that combines a vibrant downtown, hospitality options, educational institutions, recreational facilities, and residential all within one community. Residents can enjoy the convenience of having everything they need—from schools and sports clubs to parks and health services—right at their doorstep.

Enhancing accessibility, an electric bus system will connect Newkairo to surrounding areas, ensuring that residents can easily navigate the community and beyond. Newkairo promotes a balanced lifestyle, where modern living harmonizes with health and leisure in an enriching environment.



Newkairo Golf

Masterplan / Components



1. International School
2. Newkairo Sports Club
3. Golf Club
4. Downtown District
5. Main Gate
6. Commercial & Retail
7. Neighborhood Retail Hub
8. Clubhouse
9. Commercial & Retail
10. Newkairo Golf Clubhouse

Discover unparalleled convenience at Newkairo Golf, where a stunning golf course lies at the heart of the community, thoughtfully designed to elevate your lifestyle with premier amenities and scenic beauty



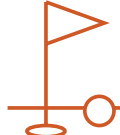
Electric Bus Stops

Convenient public transport access.



Commercial Hub

Retail, dining, and entertainment close by.



Golf Course

Scenic leisure and expansive greens.



Clubhouse

Social hub for community events.



Golf Hotel

Luxury accommodations.



International Schools

Quality education within the community.



Green Spaces

Landscaped parks for outdoor enjoyment.



Neighborhood Conveniences

Daily essentials close at hand.



Sports Club

Facilities for active, healthy living.

NEWKAIRO / Golf

Newkairo Park

Masterplan / Components

- | | | |
|-----------------------|-------------------|---------------------------------|
| 1. Main Entrance | 7. School 2 | 13. Central Park |
| 2. Secondary Entrance | 8. Sports Club | 14. Village Green |
| 3. Mixed-use | 9. Urban Hotel | 15. Pocket Park |
| 4. Commercial | 10. Newkairo Town | 16. Residential Club & Services |
| 5. University Campus | 11. Mosque | |
| 6. School 1 | 12. Health Park | |



Immerse yourself in Newkairo Park, where modern living meets natural tranquility, offering a wealth of amenities for a vibrant and fulfilling lifestyle.



Electric Bus Stops

Convenient public transport access.



Commercial Hub

Retail, dining, and entertainment close by.



Hotel & Service Apartments

Modern accommodations to boost community vibrancy.



Educational Facilities

Quality education from schools to universities.



Sports Club

Facilities for sports and healthy living.



Health & Medical Care

Health and Medical Care Footsteps Away.



Central Park

Green space for relaxation and recreation.



Residential Areas

Diverse housing options for all lifestyles.

NEWKAIRO / Park

The BOULEVARD Where Life Unfolds in Every Step.

The Boulevard seamlessly integrates retail areas, offering convenient shopping and dining options for both visitors and residents, making everyday needs easily accessible.

With ample space for vehicles, the project supports smooth and organized traffic flow, ensuring residents have easy access while minimizing congestion.



The Grand Boulevard

Connecting Newkairo Park & Newkairo Golf

Integrated Boulevard Design

Seamless Access to Green Spaces

Sustainable Electric Transportation

Dynamic Retail Experiences

Enhanced Urban Convenience

Efficient Traffic Management

Walkability

Tree-Lined Avenues for Shade

Engaging Communal Spaces

Sustainable landscape designs



Three / LIFE AT NEWKAIRO

**AN UPSCALE
INTEGRATED
COMMUNITY.**



EDUCATIONAL INSTITUTIONS



Learn & Excel.

3 International Schools.

University.

Families will benefit from direct access to outstanding educational opportunities right at their doorstep, featuring an internationally renowned school and an esteemed university that foster academic achievement and lifelong learning



CUTTING-EDGE WORKSPACES



Create & Achieve.

2 Downtown Areas.

Business District.

Newkairo's business district is a hub of opportunity, featuring cutting-edge workspaces and an inspiring environment for innovation and success. Designed to meet the needs of today's professionals, it offers the perfect balance of convenience, connectivity, and creativity.



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Downtown District

WORLD-CLASS RETAIL



Shop & Unwind.

Retail Spaces

Dining Options

Discover the energy of two bustling downtowns, Park and Golf, where modern living meets vibrant city life. Enjoy world-class shopping, dining, and entertainment, providing the perfect space to shop, unwind, and enjoy a dynamic lifestyle at your doorstep.





MEDICAL HUB



Heal & Recover.

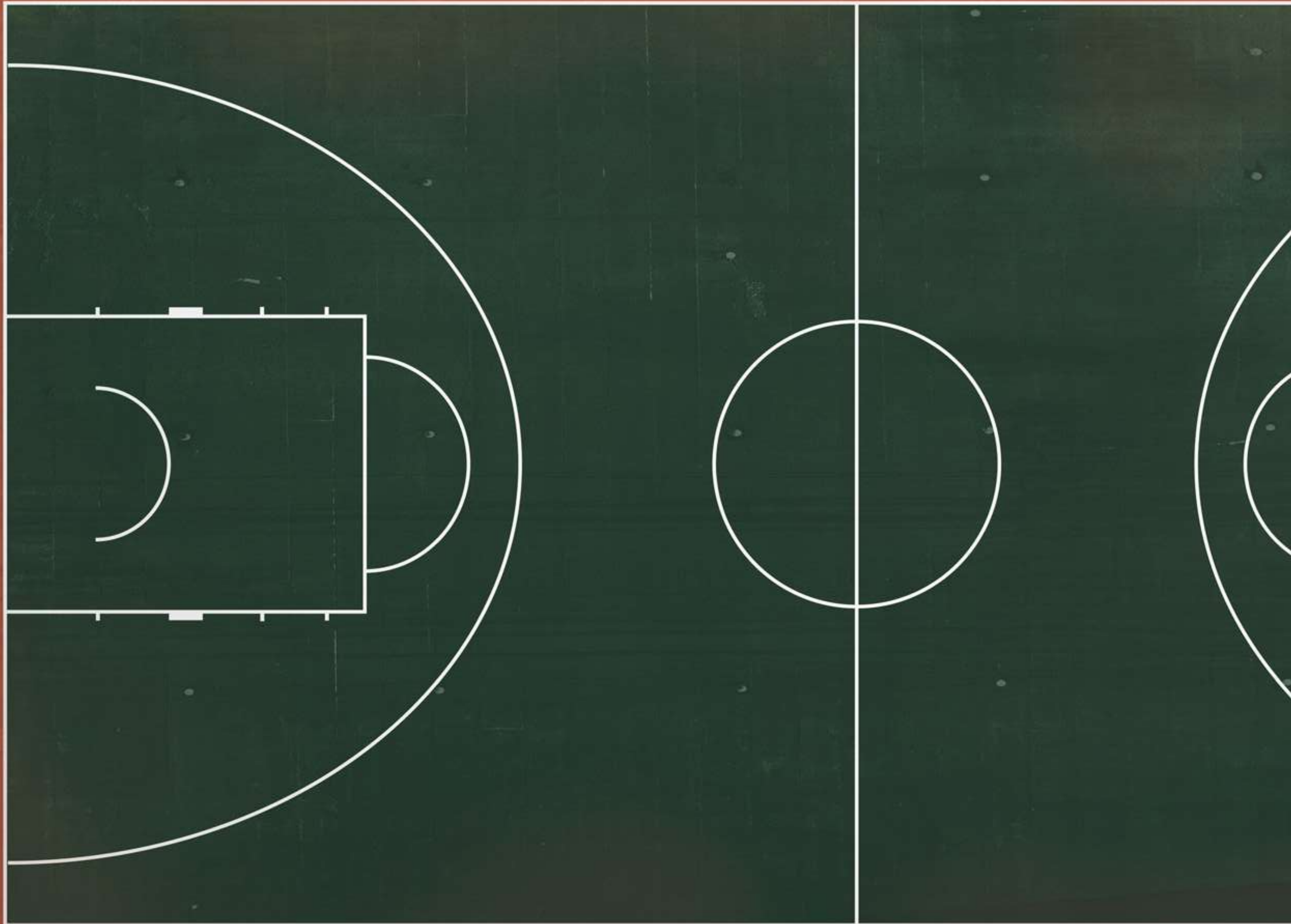
Medical Hub.

Hospital.

Clinics.

Newkairo's state-of-the-art hospital, clinics, and medical hub ensure your health and well-being are always prioritized. With a range of specialized services, you'll have everything you need to heal and thrive, all within the comfort of your community.

SPORTS CLUB



Move & Play. **2 Social Sports Club.**

The Newkairo Sports Club is dedicated to creating a fun and safe environment that fosters the growth and development of all its members.

This premier sports center will serve as a hub for healthy lifestyles, empowering residents of all ages to embrace an active lifestyle while promoting community spirit and healthy competition. Covering extensive grounds, the Newkairo Sports Club will feature an outstanding array of facilities for both professional and recreational sports, alongside leisure areas catering to diverse interests and welcoming families to relax and socialize



GOLF COURSE



Swing & Connect.

18-Hole Golf Course.

Golf Clubhouse.

Kick-start the day by teeing off in an expansive golf course set amidst stunning landscapes, then head out to Newkairo's clubhouse, promising to transform every ordinary day into a celebration of social interaction, impeccable amenities and lively events.





NEWKAIRO

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Newkairo Golf Clubhouse

LUXURIOUS HOTELS



Stay & Indulge. [Golf Hotel.](#) [Urban Hotel.](#)

Newkairo's luxurious hotel offers exquisite accommodation for guests in search of immersive hospitality while its vibrant commercial area brims with select shops, spirited cafes and gourmet restaurants, inviting you to indulge around the clock without having to go far.







Four / LIVING AT NEWKAIRO

SOPHISTICATED LIVING



Live & Enrich.

Our homes are designed for those who seek tranquility and convenience in one elegant setting. With a diverse mix of residential options, you can choose a living space that perfectly suits your lifestyle. Experience secure and comfortable living, surrounded by beauty and refinement at every turn.

















KAPLAN

NEWKAIRO

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Five / FEATURES

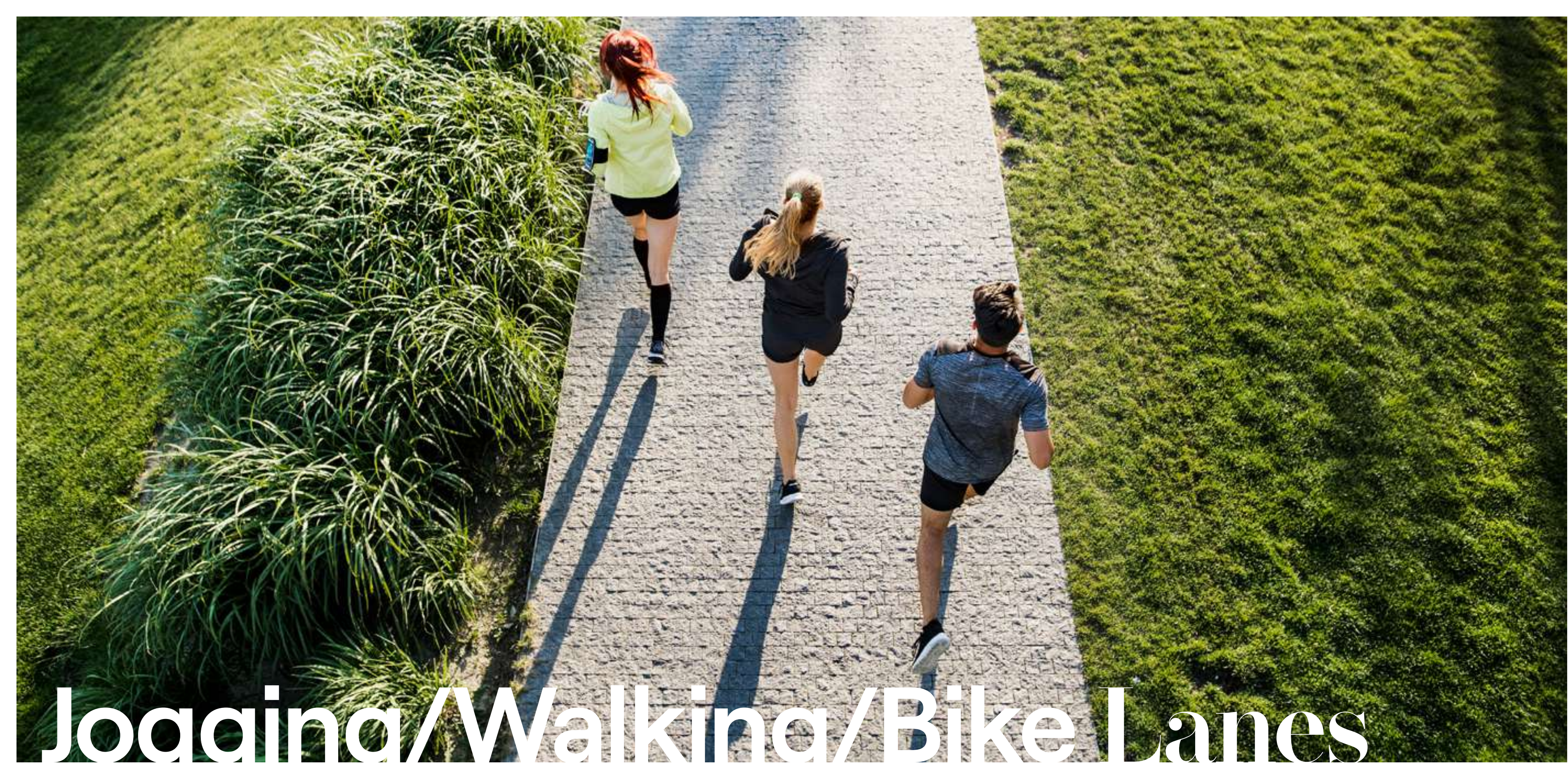
DESIGNED WITH
SUSTAINABILITY
IN MIND FOR A
BETTER FUTURE.



Natural Tree Shading

The landscape is carefully designed to provide shade across most streets, effectively lowering the overall temperature of the community.

This strategic landscaping not only enhances the aesthetic appeal but also helps reduce energy consumption for cooling. Additionally, rainwater and waste water are reused for irrigation, further promoting sustainable practices within the community.



Jogging/Walking/Bike Lanes

To promote a healthy lifestyle and minimize car transportation, Newkairo features well-designed jogging, walking, and biking lanes alongside a thoughtfully designed boulevard that encourages walking and running.

This comprehensive approach not only makes it easy for residents to embrace an active way of life but also integrates electric transportation options, providing convenient access to all amenities throughout the community.



Green Urban Public Spaces

Newkairo boasts an abundance of green spaces that not only enhance oxygen levels but also encourage a reduction in car usage, promoting a healthier lifestyle for all residents. This fully integrated destination transforms urban living in Cairo, inspiring a vibrant community where living, working, and recreation seamlessly merge. With every amenity and activity within reach, Newkairo allows residents to thrive in a self-sufficient environment without the need to venture elsewhere

REVOLUTIONIZING
SPACES WITH
ARTIFICIAL
INTELLIGENCE.



Thoughtful Design.

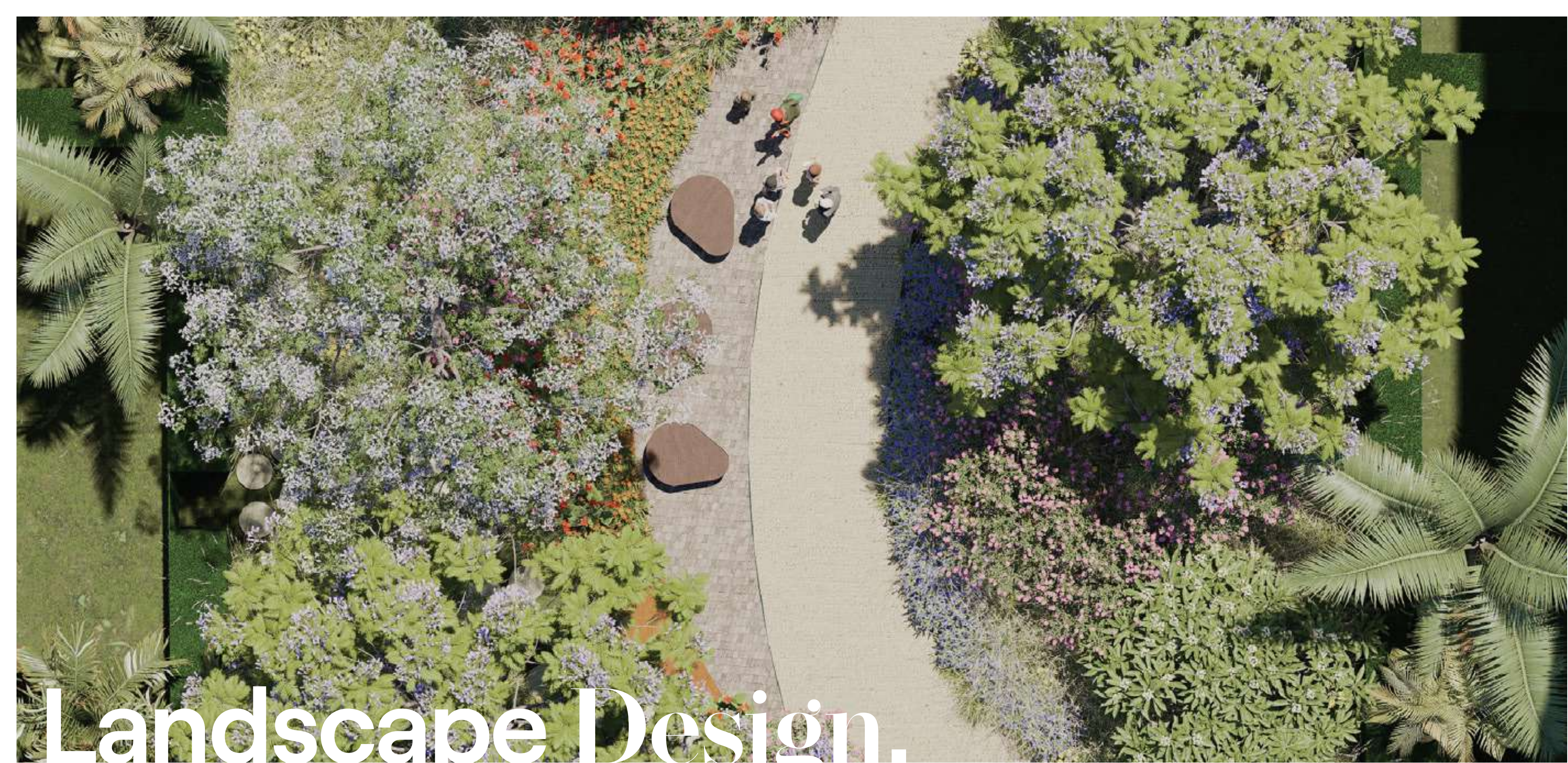
At Newkairo, quality and aesthetics come together in perfect harmony. Here, modern homes capture contemporary architecture that not only captivates the eye but also embraces sustainable materials. Innovative layouts prioritize spaciousness and natural light, creating inviting interiors that seamlessly connect with the outdoors.

Every detail reflects a commitment to modern living, allowing residents to belong to a comfortable haven that feels both luxurious and in-tune with nature.



Community & Connection.

Newkairo is more than just a place to live—it's a thriving community, breathing with ever-green possibilities. Open green parks that know no bounds, lively recreational areas, and communal spaces come together at your doorstep, not only promising a rich social life, but also engaging in uplifting activities while building lasting connections with like-minded neighbors.



Newkairo offers family-friendly zones with safe, modern play areas for kids and relaxing green spaces for parents. It's a place to connect, play, and create memories. The parks cater to wellness enthusiasts with outdoor fitness areas and serene spaces for yoga and meditation.

The destination also features green spaces for relaxation, accessible amenities, and services, making it a self-sufficient and convenient community for all.

Six / G DEVELOPMENTS

G Developments

G Developments is a leading real estate development company in Egypt, renowned for its commitment to innovation, quality, and sustainability in property development. With a focus on creating exceptional living spaces that cater to modern lifestyles, the company has established a strong footprint in the Egyptian real estate market.

seashell

P L A Y A

PLAYA | RAS EL HEKMA

Seashell Ras El Hekma

C I T Y V I E W 2 . 0



Your Next Destination Awaits
Watch the Video!

G Developments

للتنمية
والاستثمار العقاري
والسياحي

شركة الشرق
الأوسط

