



# POINTS

COMMERCIAL AND ADMINISTRATIVE



A project by: **AL-BOROUJ MISR**  
Developments Group

# The New Administrative Capital

The New Administrative Capital is set to be a home to Egypt's internationally recognized largest financial ecosystem of more than 100,000 professionals working across over 100 active registered ministries and companies – making up the largest and most diverse pool of industry talent in Egypt.

Nationally, we are committed to supporting the financial industry and making the city a leading player in shaping the future of the national and regional financial landscape. The national vision is to drive the future of finance.

Today, the Business District at the New Administrative Capital offers Egypt's most comprehensive financial homes and capital environments equipped with first-class infrastructure, communications and commercial systems. The New Administrative Capital will be the favorable destination for business professionals as a result of the highest business standards and offerings along with immense growth opportunities.

Comprising a variety of world-renowned retail and dining venues, a dynamic scene, residential zones, hotels and public spaces, the Business and Finance district is set to be Egypt's most sought-after business and lifestyle destination.



# 3 POINTS - LOCATION

## Map

### Our Strategic Location

3 POINTS is molded alongside the idyllic strategic location in the heart of the

**DownTown of the New Administrative Capital.**

Only a 20-minute drive from New Cairo, 3 POINTS has multiple access points through Road 90, Suez and Sokhna roads.

3 POINTS is an integrated mixed use development of *Ground and 10 floors*, conveniently situated at the heart of the New Capital's groundbreaking landmarks, Its strategic location is a *five minute drive* along the axes of The Grand Mosque, Grand Cathedral, Al Masah hotel, The Iconic Tower and The Presidential Palace.



## DOWNTOWN

### New Administrative Capital



**3**  
3 POINTS  
Location

**3**  
3 Acres  
Garden

With all the amenities of urban indulgence, uniqueness and style, stretching across the lining of this iconic destination along **3,526** square metres nestles 3 POINTS.

# 3 POINTS

## Architectural design

### THE ENDURING ART OF WELL BEING

As a next-generation central point of the DownTown district of the New Administrative Capital, we present a vibrant and pulsing boulevard with a comprehensive bundle of services and facilities within modern designs and lush landscapes - bridging gaps connecting New Cairo to the New Capital, a doorway to an unprecedented business model including an entertainment and shopping destination. Relax and revel with an abundance of relaxing choices, feast your eyes within this nature retreat.



# 3 POINTS

## Architectural design

### A CONTEMPORARY INSPIRED DESIGN

Inspired by contemporary and ultra-modern architectural design that matches the overall theme of the Financial district, the **8,200 square meters** of built up area in this mixed-use commercial complex.

Stretching across two faces when it comes to design, keeping space and functionality in mind, offers a fantastic range of commercial spaces with a mix of state-of-the-art facilities, leisure and entertainment destinations needed for your emergent businesses, in line with international standards of design.



# BUSINESS WELL-BEING AND EVERYTHING ELSE WITHIN YOUR GRASP

## *The Boulevard*

# AN ADDRESS THAT SPEAKS SUCCESS

A walkable 25,000 meter wide boulevard winds throughout greenery water features that are well segregated for absolute comfort and peace of mind within its own relaxation zone.

Take a break from the hectic pace of life, and indulge in the relaxing ambiance to filter from your daily stress and to enhance your well-being.

**3 POINTS** invites you to celebrate and boast exclusivity and stylishness in business all year round.

3 POINTS - DEVELOPED BY AL BOROUJ MISR



**3 POINTS**  
COMMERCIAL AND ADMINISTRATIVE

5

# INDULGING YOUR SENSES TO DINING

C A F E S & R E S T A U R A N T S



Details are everything, with a thematically design, offering restaurants spaces with lavish outdoor spaces, enabling us to satisfy with every breath of fresh air within our lavish landscapes. Stroll along the promenade and you'll find a vast array of selection between cafes and restaurants – the options are endless.

## GROUND FLOOR

# GROUND FLOOR Plan

G

## GROUND COMMERCIAL UNITS [Cafes - Restaurants - Shops]



SHOP	GROSS AREA
01	27 m <sup>2</sup>
02	61 m <sup>2</sup>
03	56 m <sup>2</sup>
04	56 m <sup>2</sup>
05	68 m <sup>2</sup>
06	90 m <sup>2</sup>
07	57 m <sup>2</sup>
08	57 m <sup>2</sup>
09	57 m <sup>2</sup>
10	57 m <sup>2</sup>
11	57 m <sup>2</sup>
12	57 m <sup>2</sup>
<b>TOTAL</b>	<b>700 m<sup>2</sup></b>



# Upscale brands

COMMERCIAL



A world of leisure and convenience awaits. From the world of fashion to the joys of the great outdoors. Simply stroll down the boulevard for the best of boutiques featuring upscale brands. Complimented by lush landscapes, indulge in a stroll or simply relax under the shades of a sidewalk umbrella – reveal that the world of fashion is at your feet.

1<sup>ST</sup> TO 3<sup>RD</sup> FLOOR

# FIRST FLOOR Plan

01<sup>ST</sup>

## COMMERCIAL UNITS

[upscale brands - GYMs - Shops]



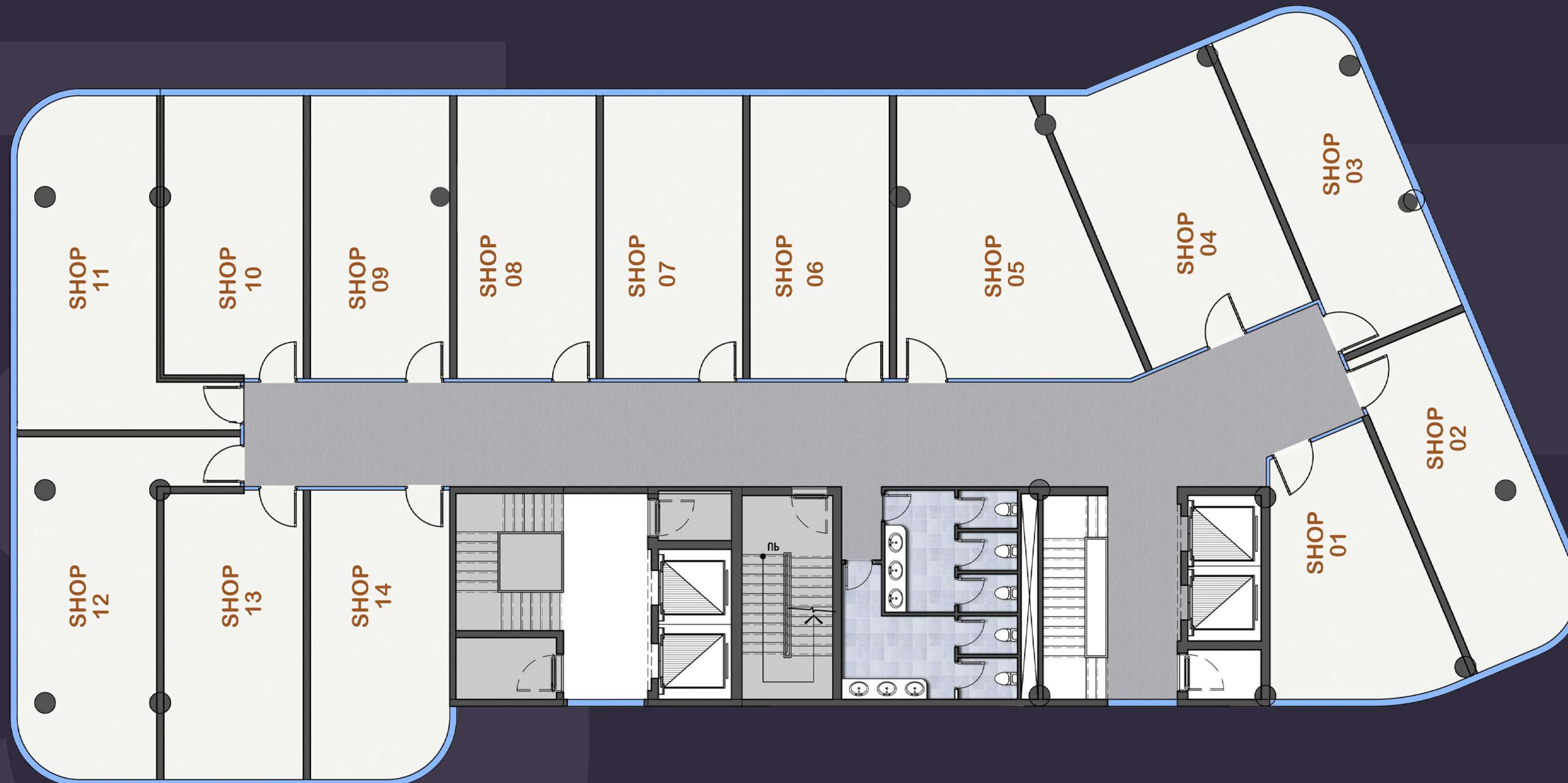
SHOP	GROSS AREA
01	49 m <sup>2</sup>
02	56 m <sup>2</sup>
03	56 m <sup>2</sup>
04	58 m <sup>2</sup>
05	58 m <sup>2</sup>
06	49 m <sup>2</sup>
07	49 m <sup>2</sup>
08	62 m <sup>2</sup>
09	62 m <sup>2</sup>
10	49 m <sup>2</sup>
11	49 m <sup>2</sup>
<b>TOTAL</b>	<b>597 m<sup>2</sup></b>

# SECOND FLOOR Plan

02<sup>ND</sup>

## COMMERCIAL UNITS

[upscale brands - GYMs - Shops]



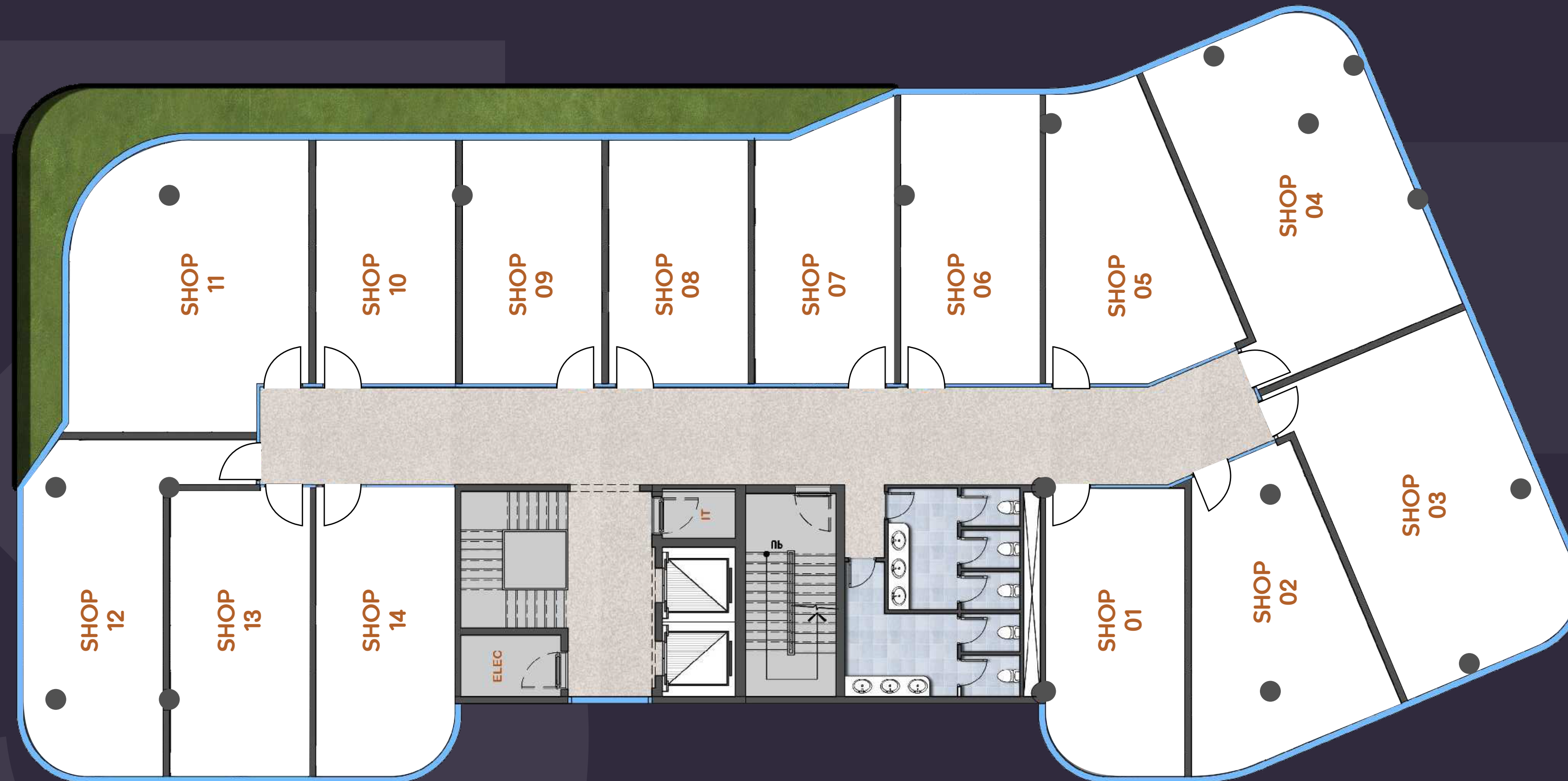
SHOP	GROSS AREA
01	49 m <sup>2</sup>
02	56 m <sup>2</sup>
03	56 m <sup>2</sup>
04	58 m <sup>2</sup>
05	65 m <sup>2</sup>
06	49 m <sup>2</sup>
07	49 m <sup>2</sup>
08	49 m <sup>2</sup>
09	49 m <sup>2</sup>
10	49 m <sup>2</sup>
11	62 m <sup>2</sup>
12	62 m <sup>2</sup>
13	49 m <sup>2</sup>
14	49 m <sup>2</sup>
<b>TOTAL</b>	<b>751 m<sup>2</sup></b>

# THIRD FLOOR Plan

03<sup>RD</sup>

## COMMERCIAL UNITS

[upscale brands - GYMs - Shops]



SHOP	GROSS AREA
01	47 m <sup>2</sup>
02	58 m <sup>2</sup>
03	84 m <sup>2</sup>
04	84 m <sup>2</sup>
05	54 m <sup>2</sup>
06	49 m <sup>2</sup>
07	45 m <sup>2</sup>
08	42 m <sup>2</sup>
09	42 m <sup>2</sup>
10	42 m <sup>2</sup>
11	78 m <sup>2</sup>
12	62 m <sup>2</sup>
13	49 m <sup>2</sup>
14	49 m <sup>2</sup>
<b>TOTAL</b>	<b>790 m<sup>2</sup></b>

# EXCEPTIONAL CARE CLOSE TO YOU

## Medical Clinics

MEDICAL



Our clinics will be fully accommodated to gratify to our prominent physicians in medically-catered unconventional space to offer a novel and totally comprehensive medical experience with an atmosphere of greenery and lighthearted spaces providing a peaceful and soothing natural ambiance overlooking green terraces.

4<sup>TH</sup> FLOOR

# FOURTH FLOOR Plan

04<sup>TH</sup>

## MEDICAL UNITS

[Clinics - Centres - Labs]



MEDICAL	GROSS AREA
01	47 m <sup>2</sup>
02	58 m <sup>2</sup>
03	84 m <sup>2</sup>
04	84 m <sup>2</sup>
05	54 m <sup>2</sup>
06	39 m <sup>2</sup>
07	49 m <sup>2</sup>
08	49 m <sup>2</sup>
09	62 m <sup>2</sup>
10	62 m <sup>2</sup>
11	49 m <sup>2</sup>
12	49 m <sup>2</sup>
<b>TOTAL</b>	<b>683 m<sup>2</sup></b>

# 3 POINTS

## *Future-proof work environment*

# AN ADDRESS THAT SPEAKS SUCCESS

3 POINTS offers the most efficient and flexible modern office spaces to make business a pleasure and to feel that you work where you want to be. Within a prestigious mixed-use business district offering sustainable international standard office spaces and components of green buildings with utilization of solar panels and smart infrastructure methods.

Feast your senses with inspiring views from the surroundings within an address that speaks success and promotes work efficiencies.



# BESPOKE WORKING ENVIRONMENT

## *Modern scale offices*

A D M I N I S T R A T I V E



With a key objective of fostering employee productivity and time harmonious and efficient work and market evolution, 3 POINTS offers a friendly environment to drive business growth. Tailored to provide the most efficient and flexible workspace the business community features fully integrated offices that come in different sizes with tranquility of beauty and nature.

## 5<sup>TH</sup> TO 10<sup>TH</sup> FLOOR



# FIFTH & SIXTH FLOOR Plan

05<sup>TH</sup>  
06<sup>TH</sup>

## ADMINISTRATIVE UNITS [Offices]



OFFICE	GROSS AREA
01	47 m <sup>2</sup>
02	58 m <sup>2</sup>
03	84 m <sup>2</sup>
04	84 m <sup>2</sup>
05	54 m <sup>2</sup>
06	39 m <sup>2</sup>
07	49 m <sup>2</sup>
08	49 m <sup>2</sup>
09	62 m <sup>2</sup>
10	62 m <sup>2</sup>
11	49 m <sup>2</sup>
12	49 m <sup>2</sup>
<b>TOTAL</b>	<b>683 m<sup>2</sup></b>

# SEVENTH FLOOR Plan

07<sup>TH</sup>

## ADMINISTRATIVE UNITS [Offices]



OFFICE	GROSS AREA
01	49 m <sup>2</sup>
02	62 m <sup>2</sup>
03	62 m <sup>2</sup>
04	49 m <sup>2</sup>
05	49 m <sup>2</sup>
06	49 m <sup>2</sup>
07	49 m <sup>2</sup>
08	49 m <sup>2</sup>
09	49 m <sup>2</sup>
10	49 m <sup>2</sup>
11	62 m <sup>2</sup>
12	62 m <sup>2</sup>
13	49 m <sup>2</sup>
14	49 m <sup>2</sup>
<b>TOTAL</b>	<b>733 m<sup>2</sup></b>

# EIGHTH FLOOR Plan

08<sup>TH</sup>

ADMINISTRATIVE UNITS  
[Offices]



OFFICE	GROSS AREA
01	49 m <sup>2</sup>
02	62 m <sup>2</sup>
03	62 m <sup>2</sup>
04	49 m <sup>2</sup>
05	49 m <sup>2</sup>
06	44.5 m <sup>2</sup>
07	42 m <sup>2</sup>
08	42 m <sup>2</sup>
09	42 m <sup>2</sup>
10	78 m <sup>2</sup>
11	62 m <sup>2</sup>
12	49 m <sup>2</sup>
13	49 m <sup>2</sup>
<b>TOTAL</b>	<b>675 m<sup>2</sup></b>

# NINTH & TENTH FLOOR Plan

09<sup>TH</sup>  
10<sup>TH</sup>

## ADMINISTRATIVE UNITS [Offices]



OFFICE	GROSS AREA
01	49 m <sup>2</sup>
02	62 m <sup>2</sup>
03	62 m <sup>2</sup>
04	49 m <sup>2</sup>
05	49 m <sup>2</sup>
06	49 m <sup>2</sup>
07	49 m <sup>2</sup>
08	49 m <sup>2</sup>
09	49 m <sup>2</sup>
10	49 m <sup>2</sup>
11	62 m <sup>2</sup>
12	62 m <sup>2</sup>
13	49 m <sup>2</sup>
14	49 m <sup>2</sup>
<b>TOTAL</b>	<b>733 m<sup>2</sup></b>

# BOUNDLESS FACILITIES



Where everything is at your fingertips, 3 POINTS fuses practicality and convenience. Catering to everyday necessities, featuring an array of facilities with spacious parking spaces and drop off areas, our visitors can quickly access supermarkets, a pharmacy, laundry services and much more.

# UNDERGROUND PARKING



With a meticulous eye for convenience of our guests, our surface parking has been designed to serve for shop and run with tailor made drop off areas. The underground parking spaces encompass a capacity around 118 cars, with on-site security services and surveillance to ensure our visitors a sense of peacefulness and security.

# PAMPER YOURSELF WITHIN THE OUTDOORS

With a maximum use of outdoor spaces, 3 POINTS allows you to breathe the nature in the surroundings to enhance the body and mind. Whether you are going for a stroll during your break to energize, or grabbing a book within shaded patios to relax, indulge within the outdoors and enjoy the serenity, peacefulness and blissfulness of our year round exquisite climate.

# SECURITY

SECURITY

Because high-level security is vital round the clock, 3 POINTS features a full CCTV system, electronic gates and a comprehensive network of cameras to reassure your safety. A fully secured fire system is equipped within the development ensuring extreme safety measures for your peace of mind.



# AFTER SALES SERVICE



We have priority to our after sales services and facilities to ensure a sustainable development model that will endure for future generations. Our services are focused on regular and ongoing maintenance that is tailored to fit the working environment. These services include, but are not limited to maintenance and cleaning, servicing the overall technical installations and equipment, concierge and reception services.

Thank You



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