

innovation —
Meets —
Care —

DR5 - Medical Center

DR5

MEDICAL CENTER



Table Of Content



—	—	
— 01	—	ABOUT MD
— 02	—	ABOUT DR5
— 03	—	LOCATION
— 04	—	PRODUCT MIX
— 05	—	CTURAL DESIGN
— 06	—	FLOOR PLANS
— 07	—	FACILITIES & AMENTIES
— 08	—	KEY INVESTMENT ADVANTAGES
— 09	—	EDIC DEVELOPMENTS HISTORY

A Project BY

Medical Design is a Pioneering Real Estate Development firm in Egypt, specialized in creating state-of-the-art healthcare spaces.



Born from the strategic alliance with **EDIC DEVELOPMENTS**, extensive expertise and innovative approaches to meet the evolving demands of the healthcare and Real Estate Sectors.

ABOUT DR5

The DR5 Medical Centre, developed by Medical Design, is a state-of-the-art healthcare facility that is designed to meet diverse medical needs with the highest safety standards.



DR5 features fully equipped clinics across multiple specialties, including dentistry, dermatology, wellness, and more.

A pharmacy will also be conveniently located on the ground floor.

The complex comprises a ground floor and four additional levels, offering 71 medical units, a radiology center, a laboratory, aesthetic services, and a physiotherapy unit.

Spanning
1,500
square meters,

with
600
square meters,
of construction







Name Concept

DR

Doctor highlighting
the medical focus.

5

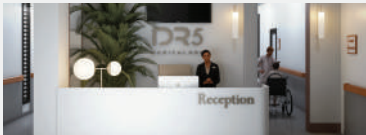
El yasmine 5 ,
emphasizing its
strategic location.

DR5 Medical Centre is a fully integrated medical facility designed to provide high-end turnkey clinics with state-of-the-art infrastructure.

Fully integrated — Medical Centre



Fully licensed
Medical Spaces



3 Floors +
Rooftop +
Basement +
Ground



Ready-to-Move
Turnkey Clinics
with high-end
Finishes



Facilities Include :
Clinics, Pharmacy,
Radiology, and
Physiotherapy Center



Location

Located in a high-density area with few fully licensed medical facilities, DR5 stands as the neighborhood's primary healthcare hub. We provide convenient access to vital services, establishing ourselves as the area's leading provider of quality care.

STRATEGICALLY LOCATED
IN EL YASMINE 5 AREA, NEW CAIRO



Easily
Accessible.



Strategic
Investment.



Growing
Residential
Population.



Limited
Competition in
Fully licensed
Medical Center.

WADI DEGLA CLUB

In 2009-10 Egyptian Second Division, Wadi Degla made history. The team defeated **El-Sekka El-Hadid** 3-1 in the last week of the competition to seal promotion to the highest level of football in Egypt, Egyptian Premier League, for the first time in its history.

13 MIN

CAIRO FESTIVAL CITY

Cairo Festival City is a large-scale real estate development owned by the renowned Futtaim conglomerate, located in the suburb of New Cairo in Egypt.

This mixed-use urban community spans approximately **3 million square meters** or **700 acres** and offers residential, commercial, and leisure facilities.

12 MIN

WATERWAY

A **waterway** is any navigable body of water. Broad distinctions are useful to avoid ambiguity, and disambiguation will be of varying importance depending on the nuance of the equivalent word in other ways.

9 MIN

Hassan Al Sharbatly Mosque

Hassan Sharbatly Mosque. It was established by the Hassan Abbas Sharbatly Charitable Foundation to serve the community in memory of Mr. Hassan Abbas Sharbatly, In the city of Cairo, in the New Cairo region (**Fifth Settlement**).

The mosque was established on an area of about **18,000 square meters**. Its **building area is 5,700 square meters**. It can accommodate more than **5,000 worshippers**.

9 MIN



Architectural —— Designs



At DR5, modern design meets the standards of sustainable healthcare, as well as maintaining that high- end feel - redefining medical excellence, offering incomparable experiences to both patient and practitioner.

The architecture showcases contemporary aesthetics and utilizes eco-friendly materials and technologies that work hand-in-hand to bring a greener future.



Designed By

Ahmed Fouad Sabry

is a prominent figure in the field of engineering, holding several notable positions, including :



Professor in the Department of Civil Engineering

He teaches a range of courses related to architectural and structural engineering.



Engineering Consultant

He has provided consulting services for various projects, contributing to the development of numerous construction initiatives.



Director of Graduate Programs

He has worked on developing curricula and managing graduate-level programs at multiple universities.

Design Concept



Wide
Corridors



Curtain Glass
Facade



Medical-Grade
Finishes



Smart Lighting
System



Parking



Elevators



Soundproof
System



Ventilation
System



Smart Clinics
Design Concept

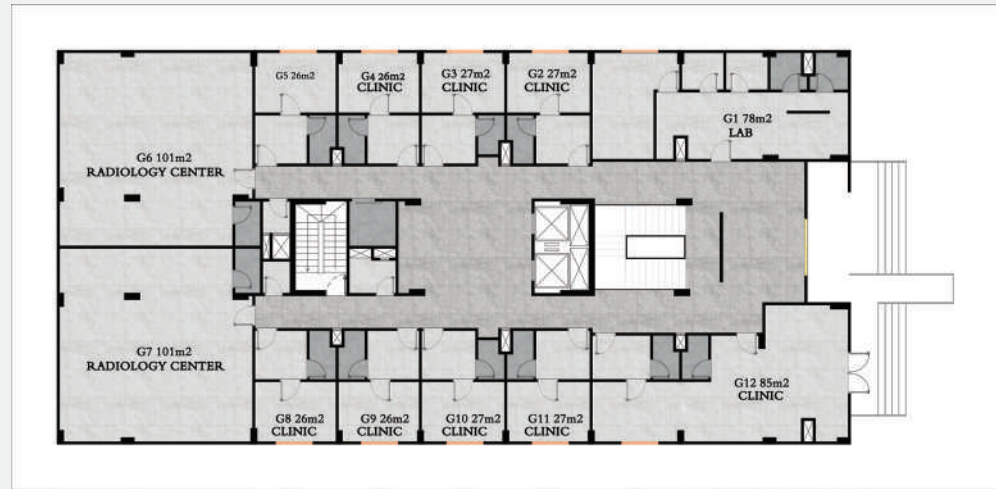


DR5 Inventory

Unit	Type	Gross area
G1	CLINIC	78
G2	CLINIC	27
G3	CLINIC	27
G4	CLINIC	26
G5	CLINIC	26
G6	CLINIC	101
G7	CLINIC	101
G8	CLINIC	26
G9	CLINIC	26
G10	CLINIC	27
G11	CLINIC	27
G12	CLINIC	28
G13	PHARMACY	57



GROUND FLOOR 3D

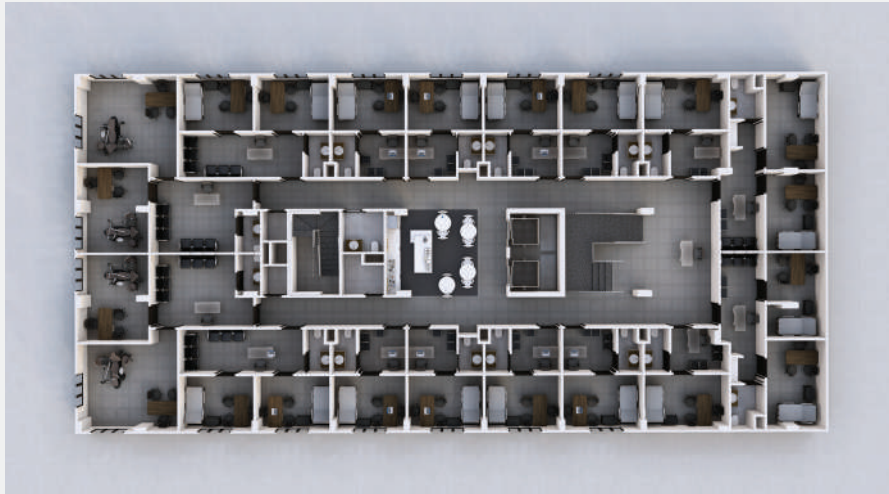


GROUND FLOOR GROSS AREA

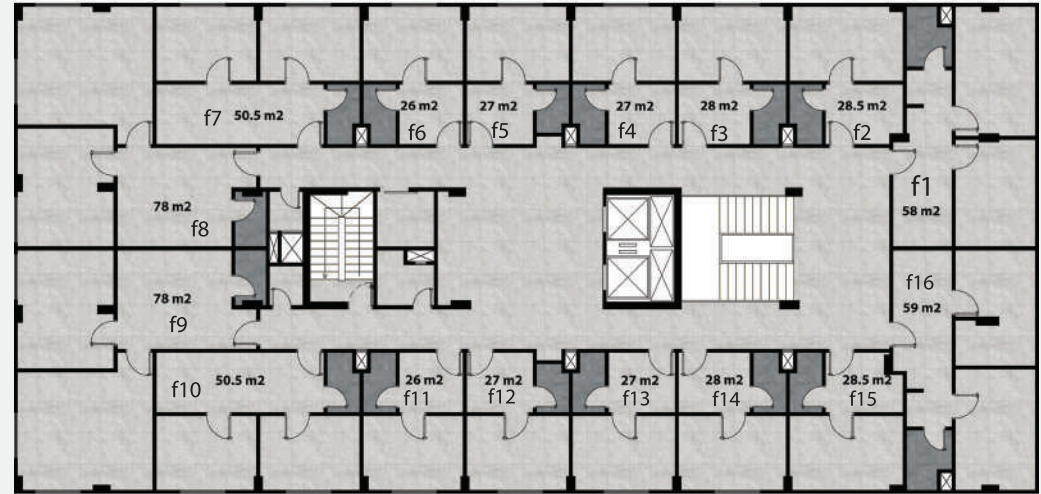


DR5 Inventory

Unit	Type	Gross area
F1	CLINIC	58
F2	CLINIC	28.5
F3	CLINIC	28
F4	CLINIC	27
F5	CLINIC	27
F6	CLINIC	26
F7	CLINIC	50
F8	CLINIC	78
F9	CLINIC	78
F10	CLINIC	50
F11	CLINIC	26
F12	CLINIC	27
F13	CLINIC	27
F14	CLINIC	28
F15	CLINIC	28
F16	CLINIC	59



FIRST FLOOR 3D

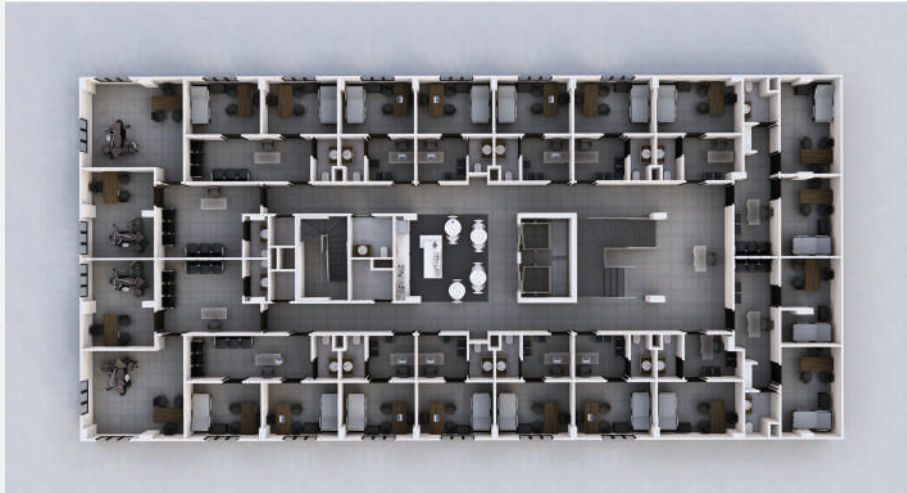


FIRST FLOOR GROSS AREA

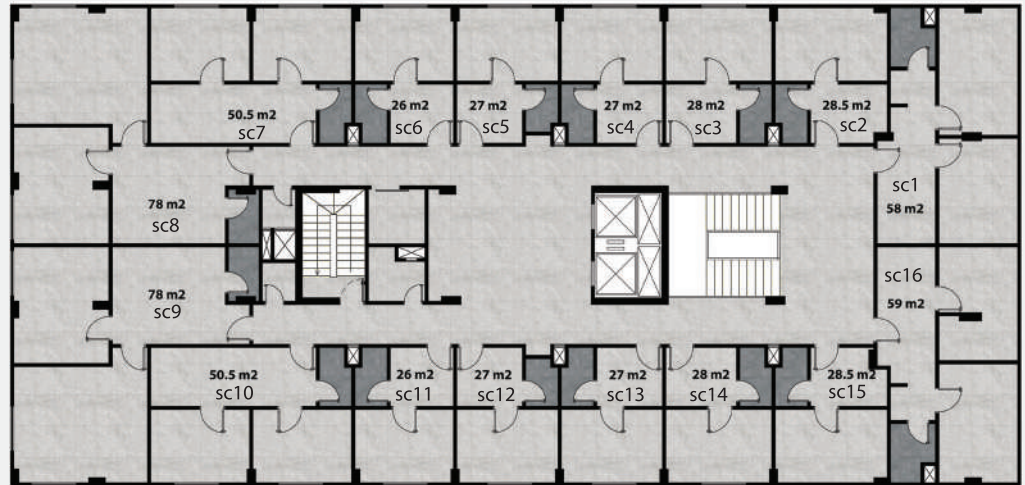


DR5 Inventory

Unit	Type	Gross area
SC1	CLINIC	58
SC2	CLINIC	28.5
SC3	CLINIC	28
SC4	CLINIC	27
SC5	CLINIC	27
SC6	CLINIC	26
SC7	CLINIC	50
SC8	CLINIC	78
SC9	CLINIC	78
SC10	CLINIC	50
SC11	CLINIC	26
SC12	CLINIC	27
SC13	CLINIC	27
SC14	CLINIC	28
SC15	CLINIC	28
SC16	CLINIC	59



SECOND FLOOR 3D

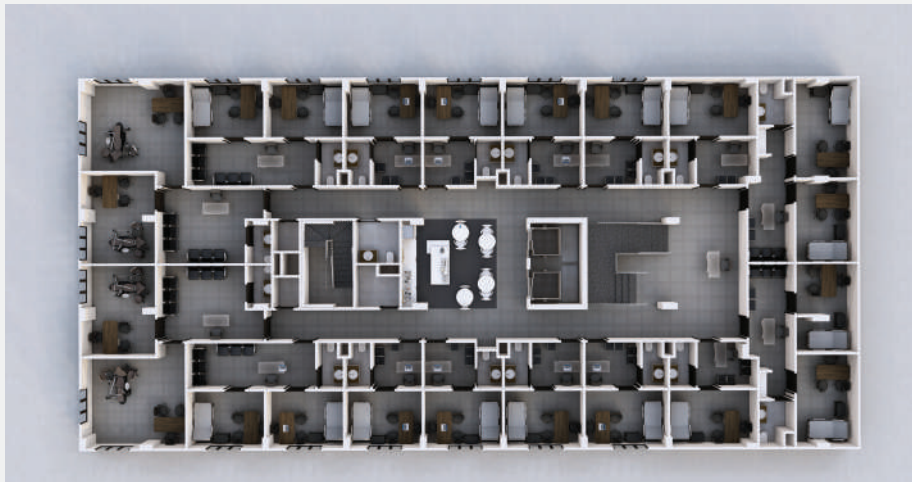


SECOND FLOOR GROSS AREA

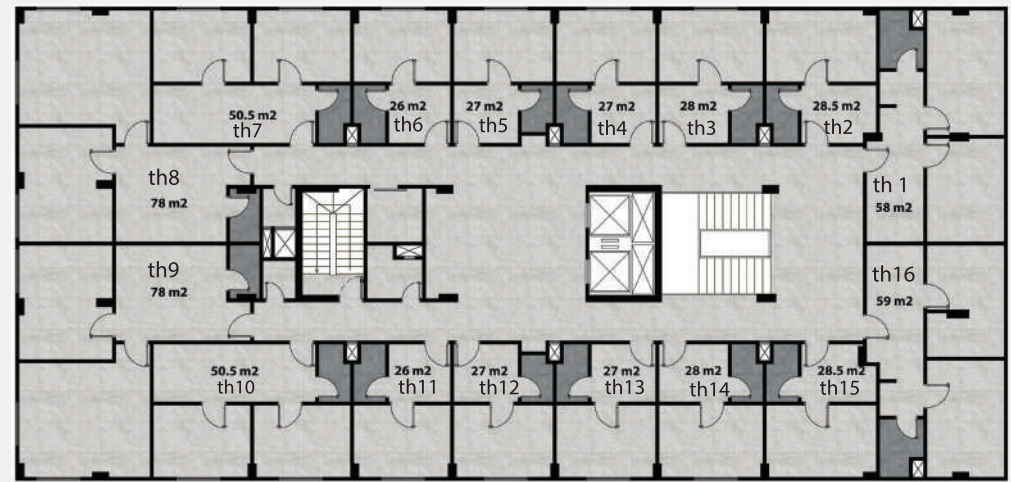


DR5 Inventory

Unit	Type	Gross area
TH1	CLINIC	26
TH2	CLINIC	26
TH3	CLINIC	27
TH4	CLINIC	27
TH5	CLINIC	27
TH6	CLINIC	27
TH7	CLINIC	28
TH8	CLINIC	28
TH9	CLINIC	28.5
TH10	CLINIC	28.5
TH11	CLINIC	50.5
TH12	CLINIC	50.5
TH13	CLINIC	58
TH14	CLINIC	59
TH15	CLINIC	78
TH16	CLINIC	78



THIRD FLOOR 3D



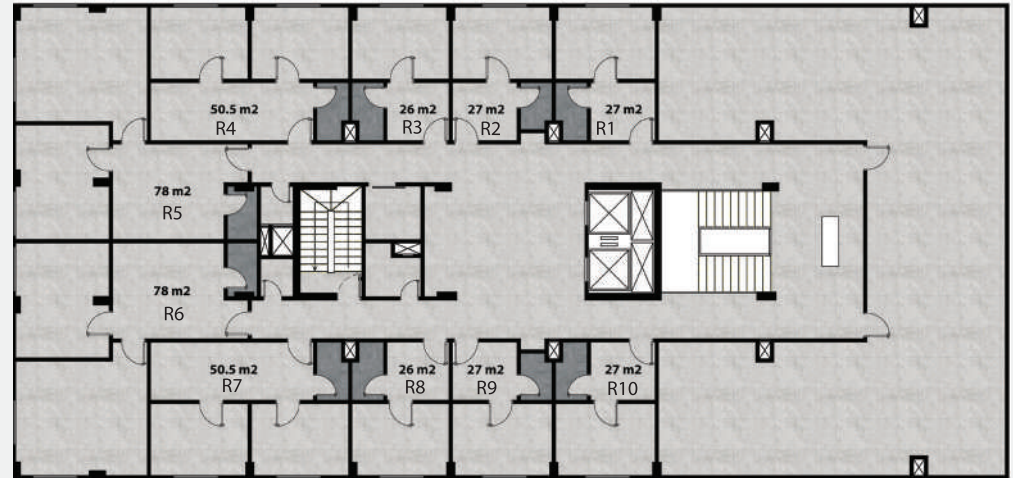
THIRD FLOOR GROSS AREA

DR5 Inventory

Unit	Type	Gross area
R1	CLINIC	27
R2	CLINIC	27
R3	CLINIC	26
R4	CLINIC	50
R5	CLINIC	78
R6	CLINIC	78
R7	CLINIC	50
R8	CLINIC	26
R9	CLINIC	27
R10	CLINIC	27



ROOF FLOOR 3D



ROOF FLOOR GROSS AREA

Product Mix

Because we put thought into every detail, we are offering a mix of unit types to cover every field, need, and doctor



Physiotherapy



Laboratory



RADIOLOGY



CLINICS

Facilities & Amenities

State-of-the-Art Medical Infrastructure



Security & Surveillance

Ensuring a Safe
Medical Environment



Private Restrooms

Private, hygienic
Restrooms in every clinic



Outdoor Landscape

Lush greenery
enhancing
ambiance.



Facility Management

By General Power



Parking & Accessibility

Dedicated
Parking for
Patients & Doctors.



Outdoor Seating Area

Stylish and comfortable.

General Power – Proud Facility Management Partner for DR5

Comprehensive Solutions :

 <p>Maintenance</p>	 <p>Parking</p>	 <p>Janitorial Services</p>	 <p>Security services</p>
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Why Invest in DR5?

Key Investment Advantages :

- Prime Location
- High ROI
- Flexible Payment
- Turnkey Clinics
- Delivery After 18 Months


Disclaimer

All dimensions refer to structural elements only; finishes and fixtures are excluded, Areas are based on preliminary plans and may vary.

Actual clinic sizes may differ. Illustrations are not to scale. Balconies and façades may vary by level or design.

All details are approximate and subject to change without notice, Developer may adjust layouts/specs for regulations or operations.

Layouts may be modified to meet health, safety, or licensing standards, Final configuration prioritize medical function.



Designed By







DR5 - Medical Center

CONTACT INFO

Where
Innovation
Meets Care,
and Excellence
Shapes
The Future
of Healthcare.

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GET IN TOUCH