TAJ MISR DEVELOPMENTS

TAJ TOWER 2

CBD - NEW CAPITAL



TAJ MISR
DEVELOPMENTS

ABOUT TAJ MISR

TAJ MISR is the real estate development arm of **The Egyptian International Construction Company (EICC).** Established in 2020, the company has quickly built a strong reputation in the real estate market. We have a variety of projects designed for residential, commercial, administrative, and medical purposes. Our projects are located in The New Administrative Capital and New Zayed City.



EXISITING PROJECTS



DEJOYA
NEW CAPITAL



DEJOYA
NEW CAPITAL



DEJOYA
NEW CAPITAL



DEJOYA
NEW CAPITAL



EZDAN
DOWNTOWN



TAJ TOWER
CBD - NEW CAPITAL



TAJ TOWER 2
CBD - NEW CAPITAL

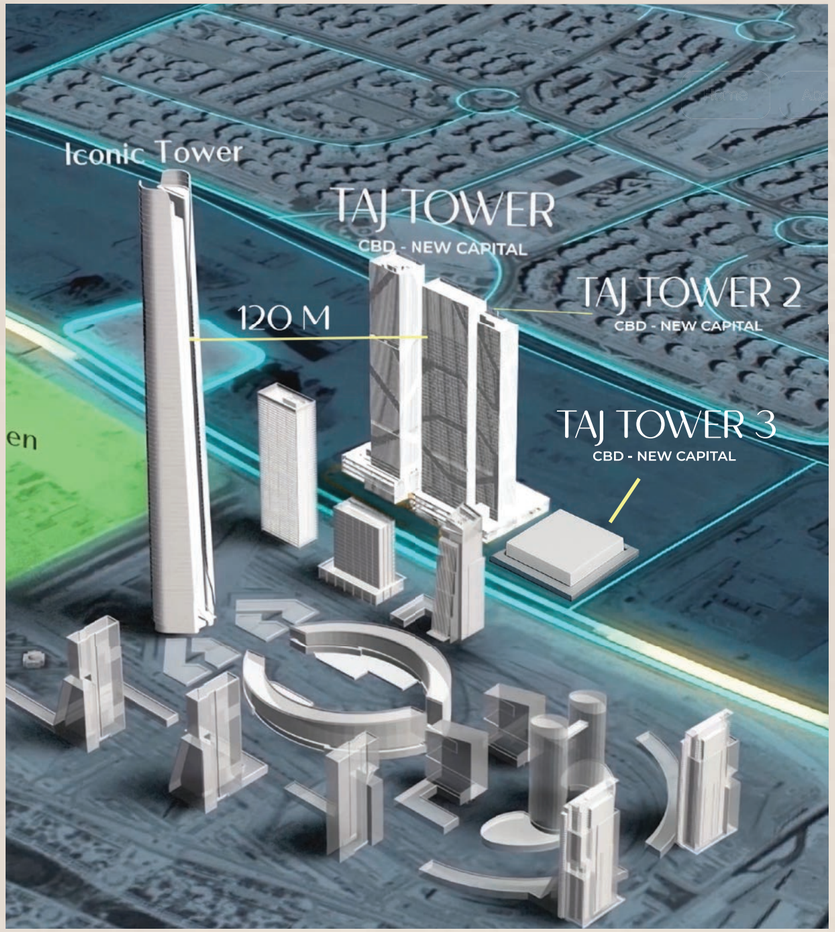


DEJOYA VILLAS
NEW ZAYED



DEJOYA RESIDENCE
NEW ZAYED

UPCOMING PROJECTS



TAJ TOWER 3

CBD - NEW CAPITAL



DEJOYA PARK

NEW ZAYED

EAST WEST

DEJOYA
NEW CAPITAL

DEJ2YA
NEW CAPITAL

DEJ3YA
NEW CAPITAL

DEJ4YA
NEW CAPITAL

EZDAN
DOWNTOWN

TAJ TOWER
CBD - NEW CAPITAL

TAJ TOWER 2
CBD - NEW CAPITAL

DEJOYA VILLAS
NEW ZAYED

DEJOYA RESIDENCE
NEW ZAYED

PROJECTS AREA

DEJOYA
NEW CAPITAL
23 ACRES

DEJOYA 2
NEW CAPITAL
10.7 ACRES

DEJOYA 3
NEW CAPITAL
33 ACRES

DEJOYA 4
NEW CAPITAL
70 ACRES

EZDAN
DOWNTOWN
1.6 ACRES

TAJ TOWER
CBD - NEW CAPITAL
8058 M²

TAJ TOWER 2
CBD - NEW CAPITAL
14,170 M²

DEJOYA VILLAS
NEW ZAYED
64 ACRES

DEJOYA RESIDENCE
NEW ZAYED
80 ACRES



TAJ MISR DEVELOPMENTS | DEJOYA 4 NEW CAPITAL

Dejoya 4 - Project Overview

General Details:

Location: New Capital R8

Land Piece: K1 & K2

Total Area: 70 Acres

Location Advantages:

Located directly on the central axis.

Situated directly in front of an international university, a school, a hospital, a commercial area, and a five-star hotel.

Proximity (Near to):

Diplomatic District - Expo City - Medical City - Green River - British University - Smart Train - Business Area - Capital International Airport Conference Center - Presidential Palace - Knowledge City - Almasa Hotel - Opera House - Cathedral - Al Fattah Al Aleem Mosque.



TAJ MISR DEVELOPMENTS

DEJOYA
NEW ZAYED

DEJOYA VILLAS
NEW ZAYED

DEJOYA RESIDENCE
NEW ZAYED

Location: New Zayed, situated directly on the Cairo-Alexandria Desert Road at KM 43. The development is located near Sphinx Airport, Sodic West, Mehwar, and Arkan Mall.
Land Area: 144 Acres. **Land Plot: E1.**

TAJ MISR DEVELOPMENTS

PAYMENT PLAN

TAJ TOWER 2

CBD - NEW CAPITAL

COMMERCIAL

INSTALLMENTS	PRICE	DISCOUNT
15 YEARS	5,999,400	—
12 YEARS	5,279,472	12%
10 YEARS	4,799,520	20%
8 YEARS	4,559,544	24%

TAJ TOWER 2

CBD - NEW CAPITAL

ADMIN

INSTALLMENTS	PRICE	DISCOUNT
15 YEARS	8,840,400	—
12 YEARS	7,779,552	12%
10 YEARS	7,072,320	20%
8 YEARS	6,718,704	24%

DEJOYA

NEW CAPITAL

3BED

INSTALLMENTS	PRICE	DISCOUNT
15 YEARS	7,146,000	—
12 YEARS	6,288,480	12%
10 YEARS	5,716,800	20%
8 YEARS	5,430,960	24%

DEJOYA RESIDENCE

NEW ZAYED

1BED

INSTALLMENTS	PRICE	DISCOUNT
15 YEARS	7,548,000	—
12 YEARS	6,642,240	12%
10 YEARS	6,038,400	20%
8 YEARS	5,736,480	24%

TAJ MISR DEVELOPMENTS

TAJ TOWER 2

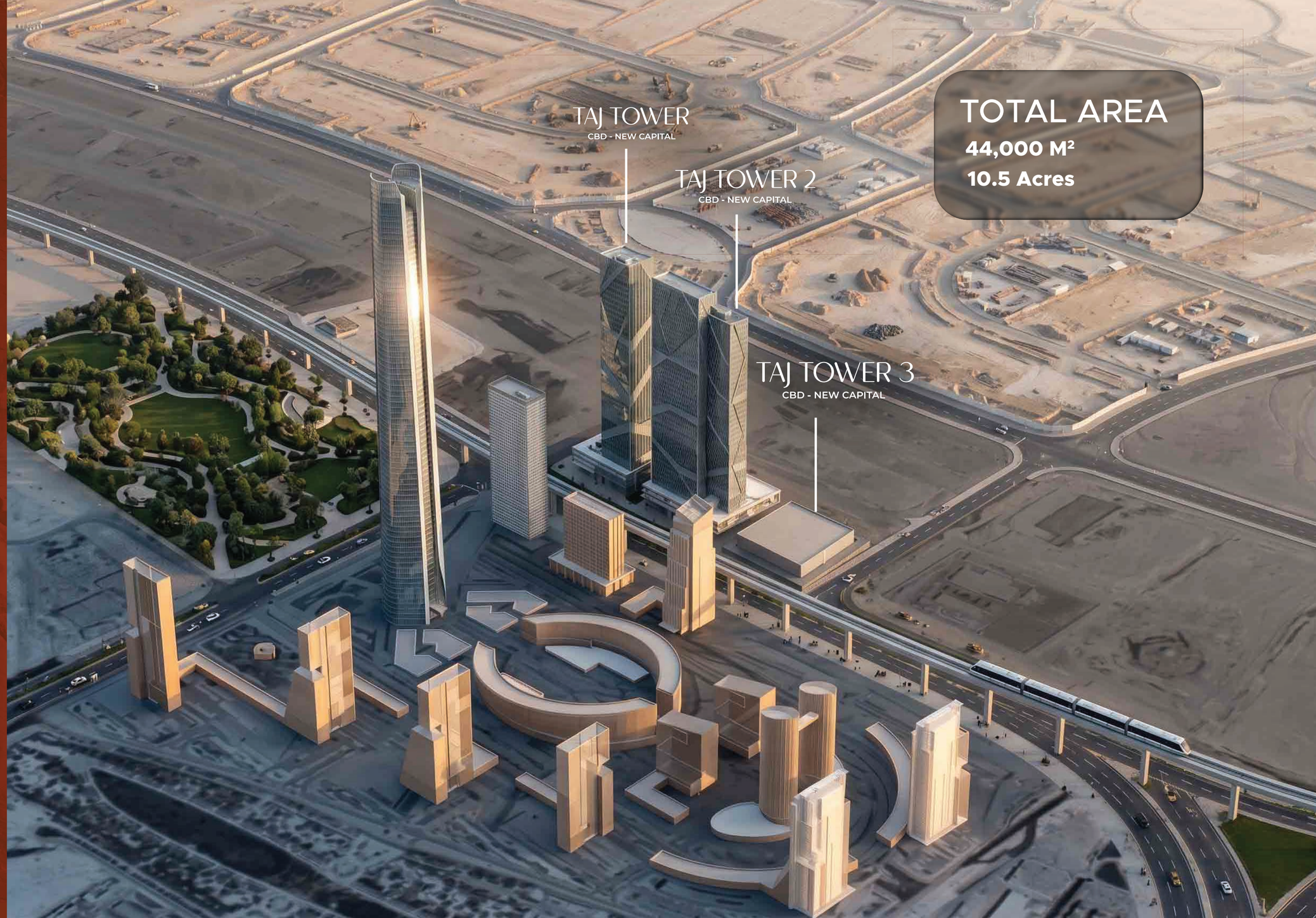
CBD - NEW CAPITAL



TAJ MISR
DEVELOPMENTS

TAJ TOWER 2

LOCATION MAP



TAJ MISR DEVELOPMENTS

Directly Facing The Iconic Tower & The Green River



PROJECT OVERVIEW

PLOT NO **CN15**

LAND AREA
14170 m²

TAJ TOWER 2 FACADE
110m

HEIGHT
230 m

FLOORS NO
G+58

PODIUM AREA
7,000 m²

BASEMENT FLOORS NO
6

COMMERCIAL FLOORS NO
11

ADMINISTRATIVE FLOORS NO
31

Branded Sky residence Facilities Floors
3

ADMIN SECTION WIDTH
78 m

SERVICE APARTMENT
14

TAJ MISR DEVELOPMENTS

FLOOR DISTRIBUTION

Commercial Floors

Total of 11 floors (Ground Floor + Upper Levels)

Breakdown as follows:

- **Podium Levels:** (Ground Floor Levels 1,2, &3 with Private Terraces)
- **Commercial & Food Court:** (Levels 4 and 6 Level 5 with Private Terraces)
- **Upper Commercial Floors:** (Levels 55-58)
- Banks - Pharmacy - Cars showroom - Furniture showroom Café - Fine Dining Restaurant - Food Court - Retail Area - Tech shops

Administrative Floors

Total of 31 floors Tailored spaces, ranging from a single office to a complete floor.

Breakdown as follows:

- **Medical Floors:** (Clinic)
- **Wellness Floors:** (GYM & Spa-Beauty Salons)
- **Mechanical Floors:** (Levels 16 & 40)

BRANDED SKY RESIDENCE FLOORS

Total 14 floors

Breakdown as follows:

- **House Keeping**
- **Laundry Room**
- **Room Service**
- **Gym&Spa**
- **Indoor Pool**
- **Restaurant**
- **Yoga Class**
- **3 Facilities Floors**

TAJ MISR DEVELOPMENTS

Key Specifications

ENTRANCE

2 MAIN ENTRANCE FOR TOWER WITH 10 M WIDTH

2 EXITS FOR TOWER WITH 4 M WIDTH

ESCALATORS

2 ESCALATORS FROM BASEMENT -2- TO 3RD FLOOR

2 ESCALATORS FROM 4TH FLOOR TO 6TH FLOOR

PANORAMIC ELEVATOR

2 PANORAMIC ELEVATOR FOR THE ATRIUM

2 PANORAMIC ELEVATOR FOR THE PODIUM

16 ELEVATOR FOR TOWER

10 ELEVATORS FOR LOW RISE FROM 7TH TO 40TH

6 ELEVATORS FOR HIGH RISE FROM 41TH TO 58TH

SHUTTLE BUS

6 ELEVATOR (FROM BASEMENT -6- TO THE GROUND FLOOR)

3-FIRE MAN LIFT

2 ELEVATORS FOR TOWER

1 ELEVATOR FOR BASEMENTS

ATRIUM AREA

500 M2 WITH 46 M LENGTH

UNDER GROUND PARKINGS

5 BASEMENTS WITH HEIGHT 3.5 M AND BASEMENT 1 WITH HEIGHT 6M

With a capacity for 4,000 cars and dedicated infrastructure featuring two (2) entrance and two (2) exit gates

TOWER FLOORS HEIGHTS

GROUND FLOOR WITH HEIGHT 6 M

PODIUM WITH HEIGHT 5.5 M

COMMERCIAL FLOORS WITH HEIGHT FROM 3.6 M TO 4 M

ADMIN FLOORS HEIGHT 3.6 M

BRANDED SKY RESIDENCE FACILITIES FLOORS WITH 5 M HEIGHTS

TAJ MISR DEVELOPMENTS

PREMIER ENTRY POINT

The grand entrance welcomes you with refined architecture, soft lighting, and a sense of calm sophistication.Every detail is crafted to create a graceful arrival experience offering comfort, prestige, and a glimpse of the excellence within.



TAJ TOWER 2 FEATURES

2 Entrance Gates (each 10m wide)
2 Exit Gates (each 4m wide)

TAJ MISR DEVELOPMENTS

DESIGNED TO WELCOME, BUILT TO IMPRESS



RECEPTION

TAJ MISR DEVELOPMENTS

COMMERCIAL AREAS

The commercial zone at Taj Tower blends business with lifestyle, offering premium retail, gourmet dining, and essential services—all in a vibrant, walkable setting. Everything you need is just steps away.

Total Commercial Area: 30,000m²

Commercial Space starts from : 21m²- 90m²



PODIUM COMMERCIAL

(Ground, 1, 2, 3)

High-traffic retail anchor maximizing street visibility and immediate Atrium engagement.

COMMERCIAL & FOOD COURT

(Levels 4, 5, 6)

Centralized hub featuring a premier food court and diverse services for tenant and visitor convenience.

UPPER COMMERCIAL

(Levels 55 - 58)

Prestigious executive office suites offering unparalleled views, privacy, and top-tier service for elite firms.



PODIUM

AREA 7,000 m²

The podium of Taj Tower 2 is designed as a vibrant hub that connects business, leisure, and lifestyle in one dynamic space. With its stunning atrium, open-air feel, and elegant architectural details, it offers an inviting environment for meetings, social gatherings,and everyday experiences.


EXPERIENCE LUSH
GREENERY
WITH
PANORAMIC VIEWS



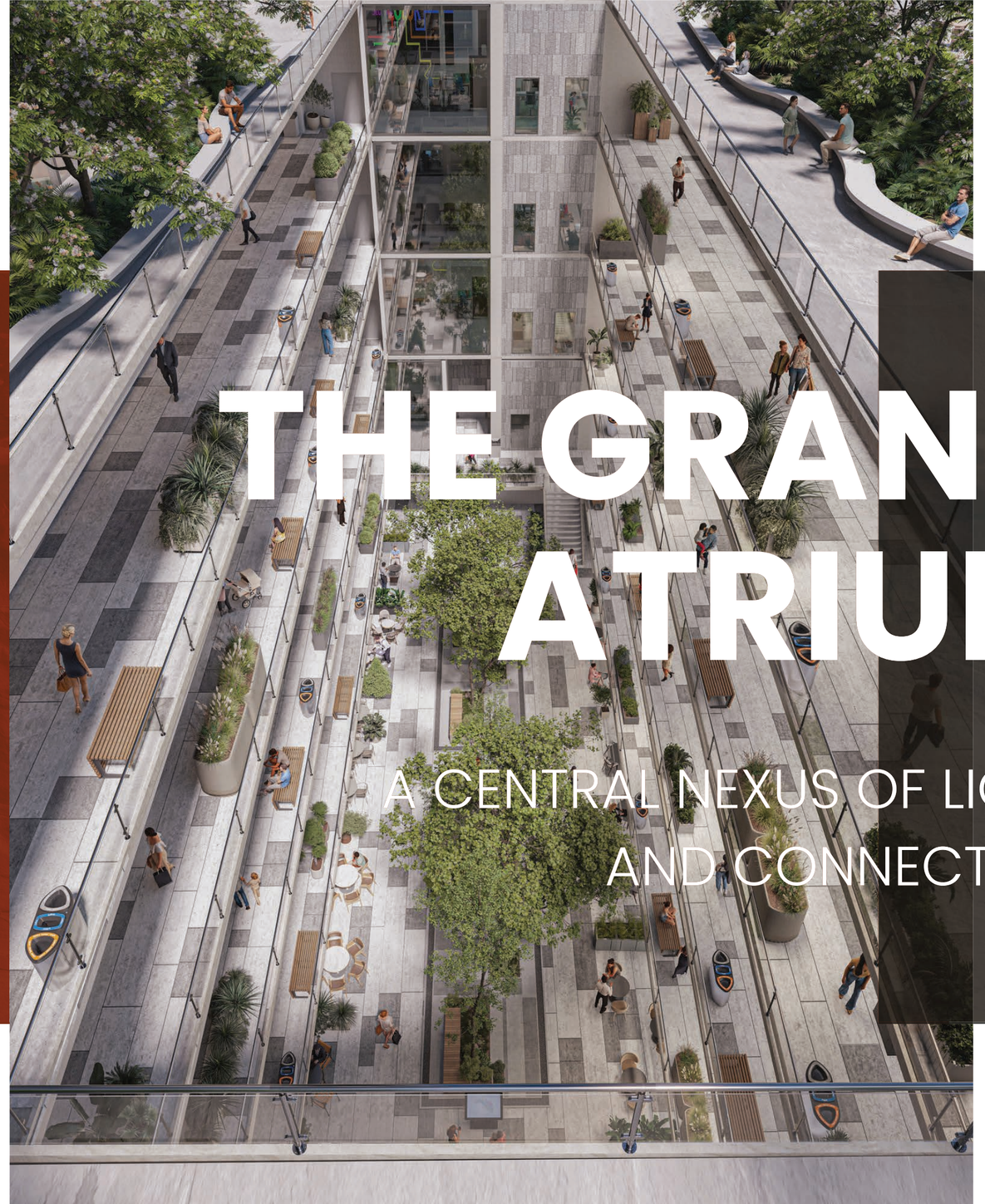
LUXURIOUS RETAIL EXPERIENCES

TAJ MISR DEVELOPMENTS

THE GRAND ATRIUM

A CENTRAL NEXUS OF LIGHT AND CONNECTION

Soaring through the commercial and retail levels, Taj Tower's Grand Atrium is a magnificent architectural centerpiece, covering an impressive area of500m ^{2} and extending for 46m in length. This vast, multi-story space is crowned by an expansive skylight, flooding the interiors with natural light.



THE GRAND ATRIUM



ELEVATING EVERY RETAIL MOMENT

Indoor Experience

TAJ MISR DEVELOPMENTS

ESCALATORS



CONNECTING SPACES INSPIRING MOVEMENT

2 ESCLATORS FROM BASEMENT -2- TO 3RD FLOOR

2 ESCLATORS FROM 4TH FLOOR TO 6TH FLOOR


ELEVATOR

PANORAMIC ELEVATOR





Each space is crafted to provide a distinctive setting for premium brands and fine experiences. Taj Tower 2 presents a new benchmark in commercial design. Its retail spaces are planned for comfort, visibility, and lasting appeal.

COMMERCIAL


BANK
BANK


CAR
SHOWROOM


FURNITURE SHOWROOM

TECH SHOPS




PHARMACY

TAJ MISR DEVELOPMENTS

DINING OUT RESTAURANT



TAJ MISR DEVELOPMENTS

ROOFTOP RESATURANTS

(FLOORS NO. 55 - 58)

Experience fine dining at Taj Tower, where gourmet flavors and elegant ambiance blend seamlessly, offering an elevated culinary journey complemented by a scenic, panoramic view in the heart of a vibrant commercial setting.



TAJ MISR DEVELOPMENTS

SAVOR THE ART OF FINE DINING

CULINARY EXPERIENCES



ROOFTOP RESTAURANTS

CAFÉ



TAJ TOWER 2

CBD - NEW CAPITAL

Total Commercial Area: 30,000m^2

Commercial Space starts from : 21m^2- 90m^2

COMMERCIAL PLANS



PHARMACY

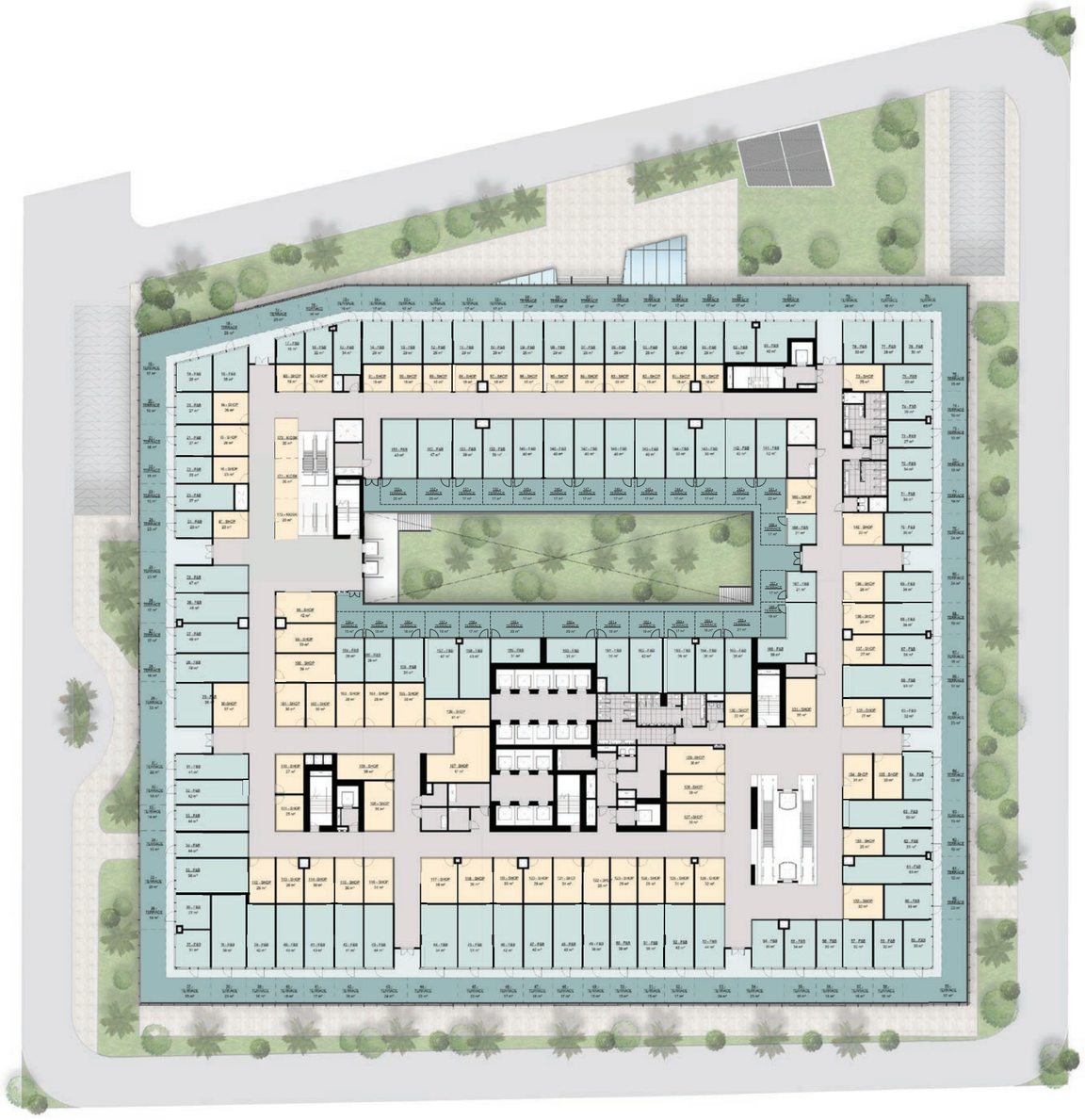
BANK

F&B

SHOP

OUTDOOR

GROUND FLOOR

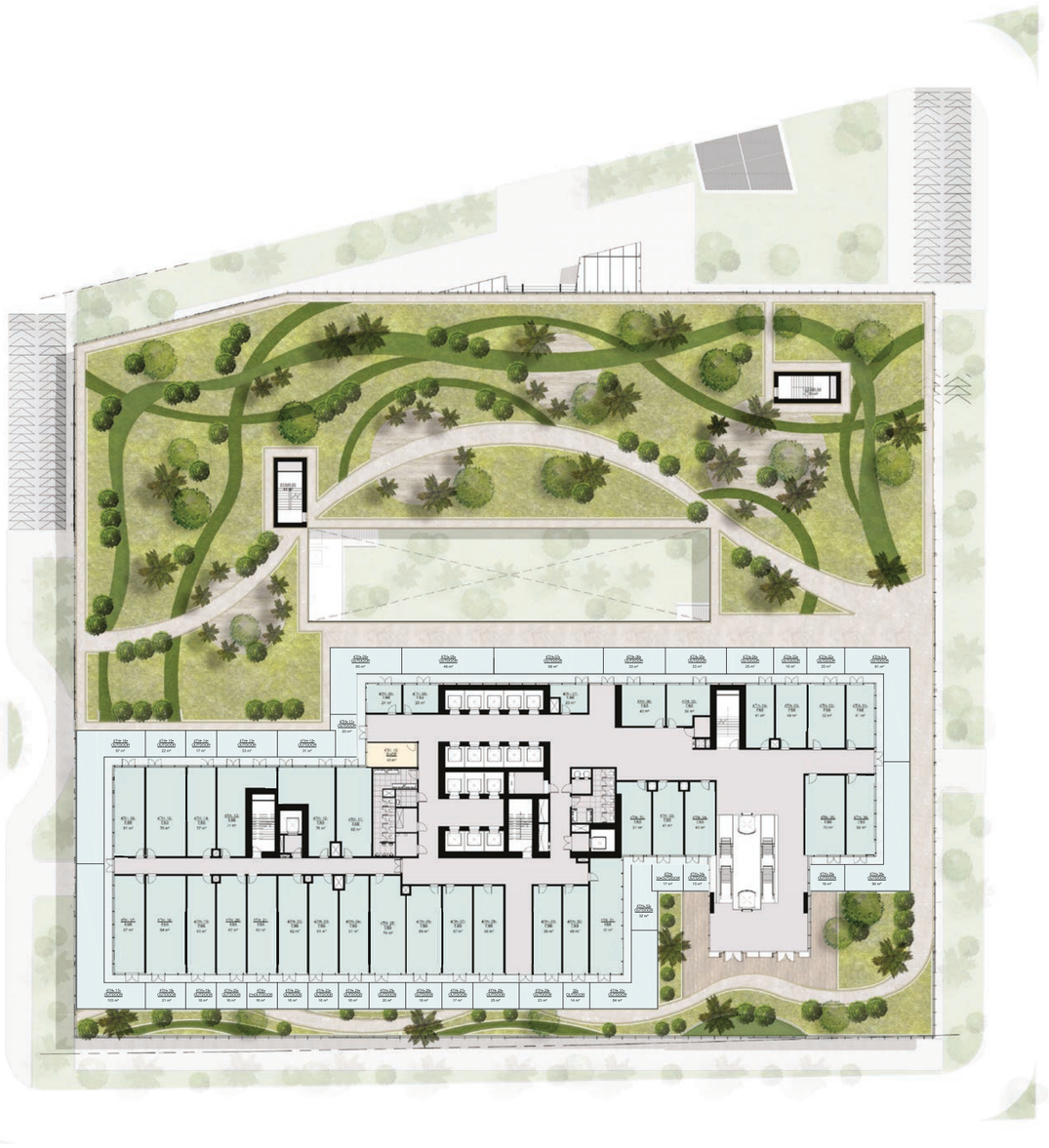


F&B

SHOP

TERRACE

1st – 3rd FLOOR Plan



F&B

SHOP

OUTDOOR

4TH FLOOR



F&B

TERRACE

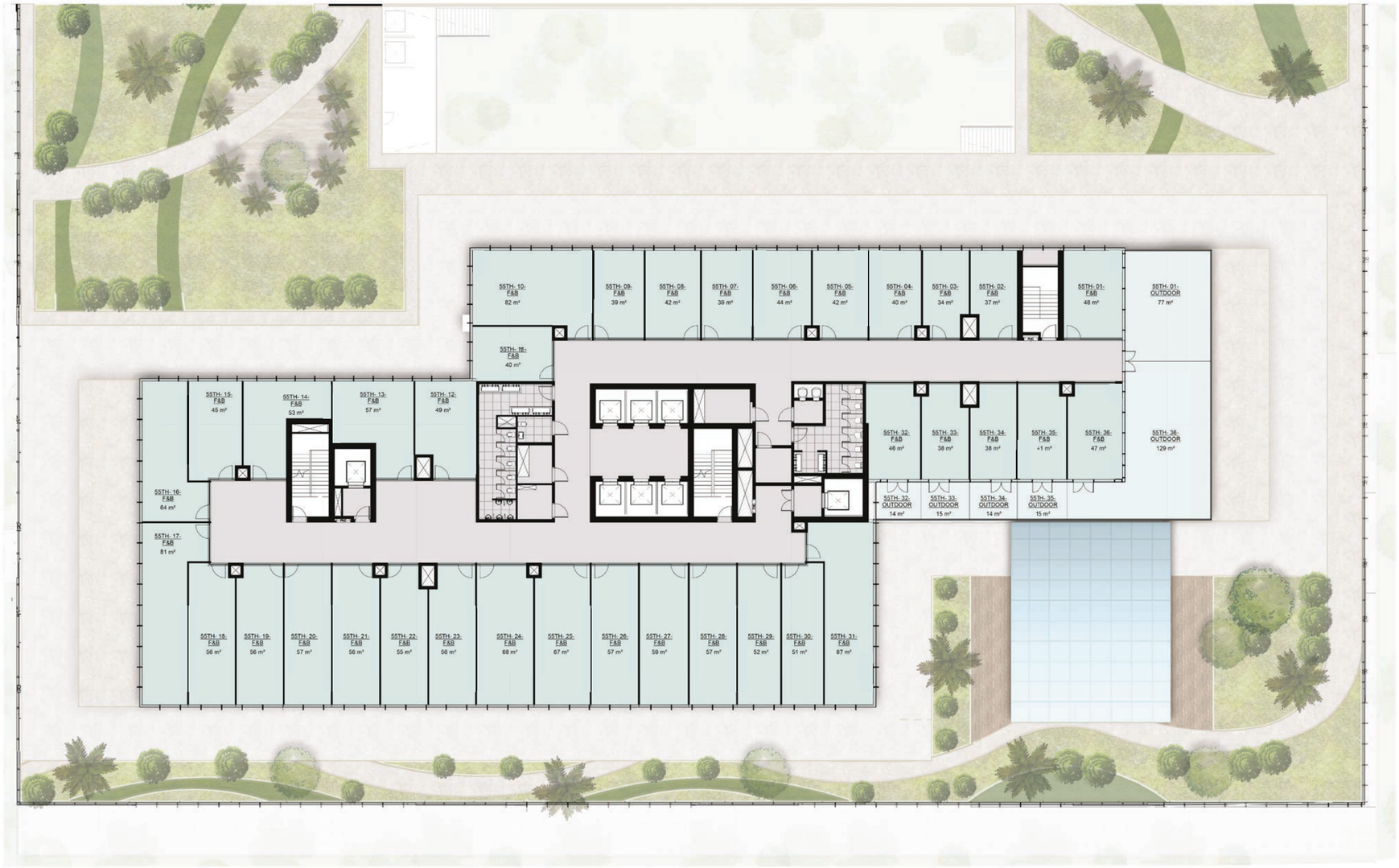
5TH FLOOR



F&B

OUTDOOR

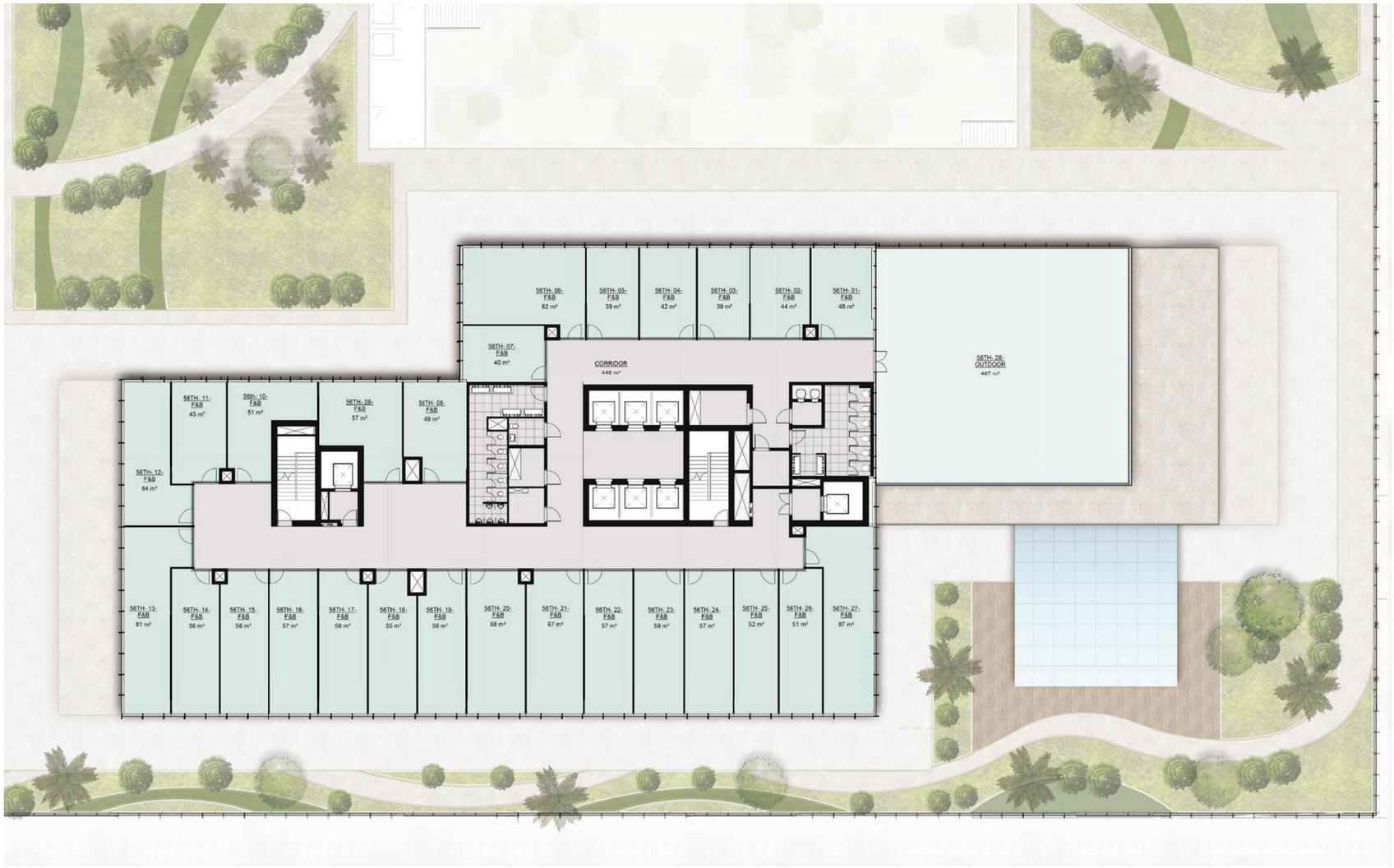
6TH FLOOR



F&B

OUTDOOR

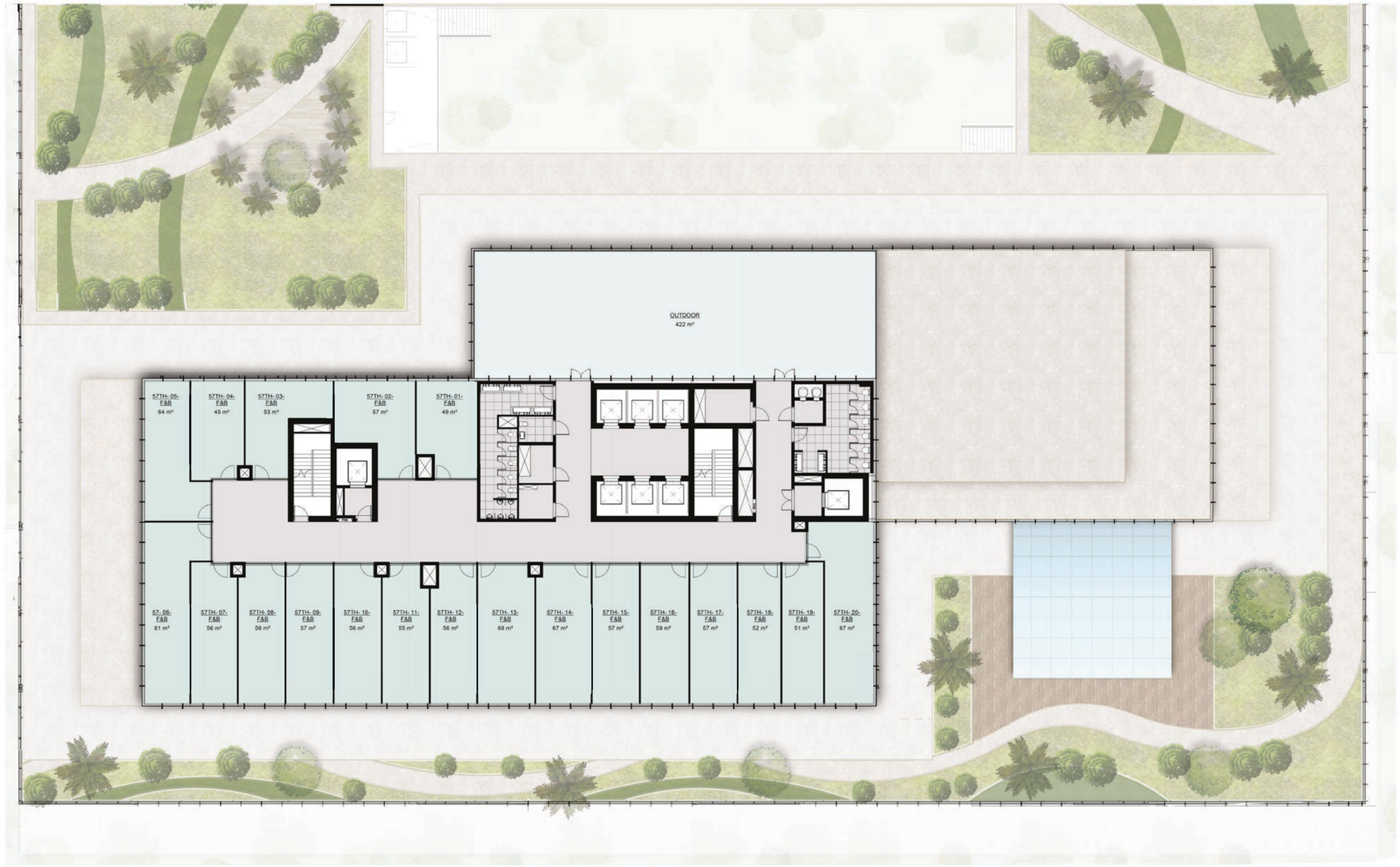
55TH FLOOR



F&B

OUTDOOR

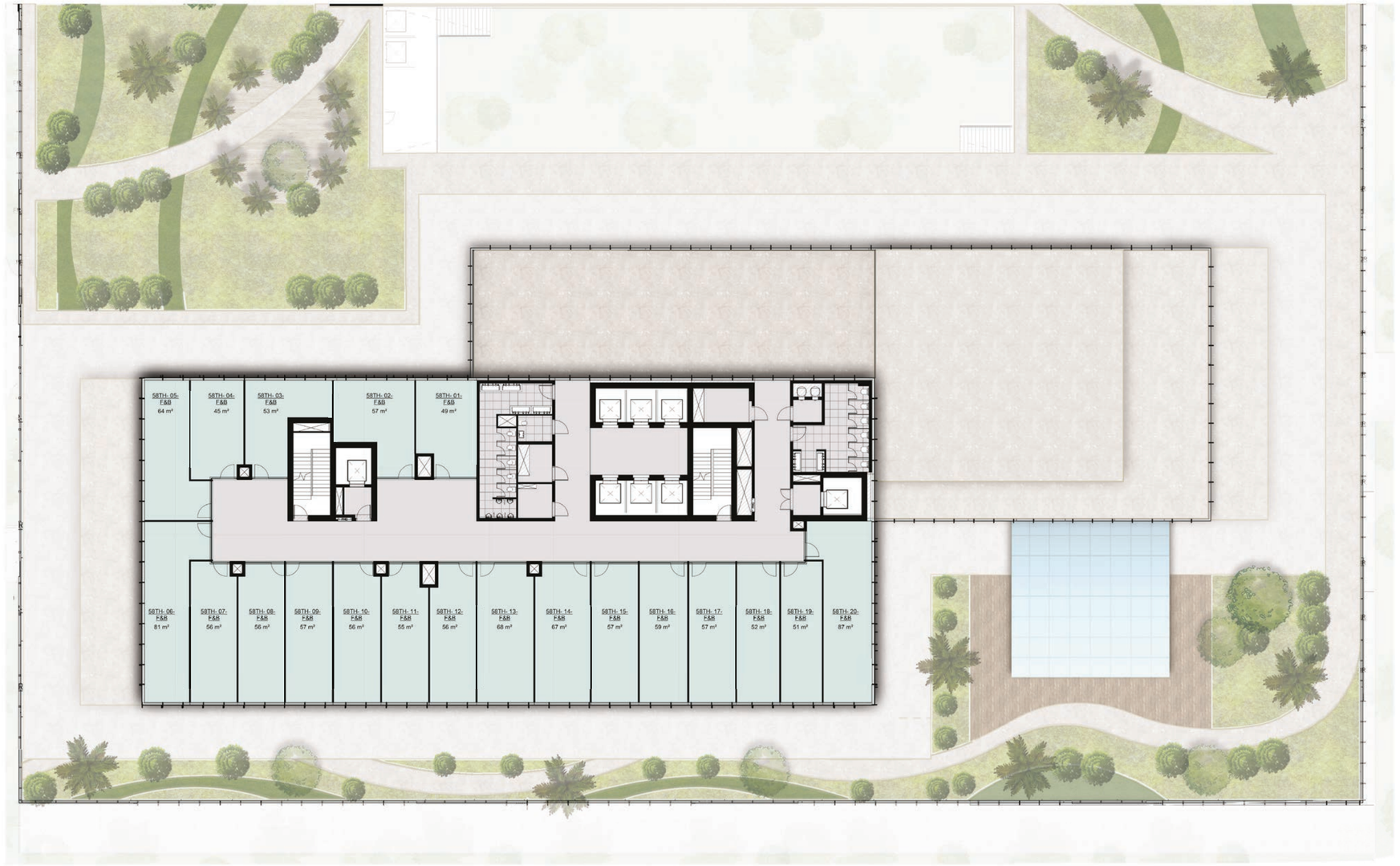
56TH FLOOR



F&B

OUTDOOR

57 TH FLOOR



F&B

58TH FLOOR

TAJ MISR DEVELOPMENTS

ADMINISTRATIVE AREAS

Total Administrative Area: 167,000m²
Administrative Space starts from : 40m² - 91m²

Taj Tower 2, administrative units are crafted to redefine the modern professional experience. The tower includes a variety of specialized spaces beauty salons, clinics, and mechanical floors that include gyms, meeting rooms and maintenance services — all designed to support comfort, efficiency, and everyday functionality.





TAJ MISR DEVELOPMENTS

OFFICE WITH AN ICONIC VIEW

Designed for leaders who appreciate elegance and vision, this office offers an inspiring view of the Iconic Tower. Its refined interiors, warm tones, and natural light create a perfect balance of comfort and sophistication.

TAJ MISR DEVELOPMENTS

Servise Apartment Facilities Floors

(FLOORS NO. 16 & 40)

Beyond supporting essential building infrastructure, these dedicated floors are strategically designed to enhance tenant lifestyle and .operational continuity



MEETING ROOMS




GYM

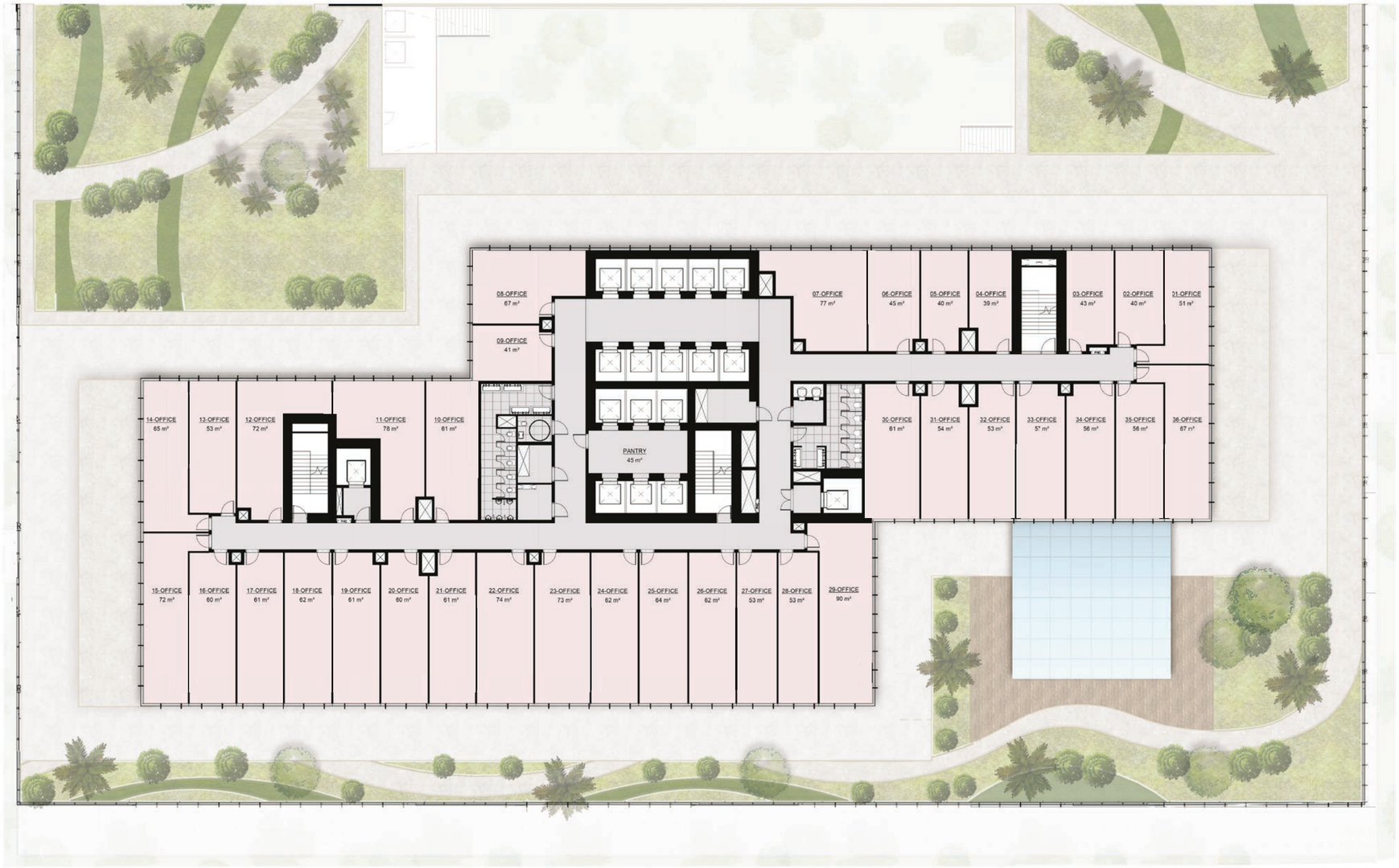
TAJ TOWER 2

CBD - NEW CAPITAL

Total Administrative Area: 167,000m²

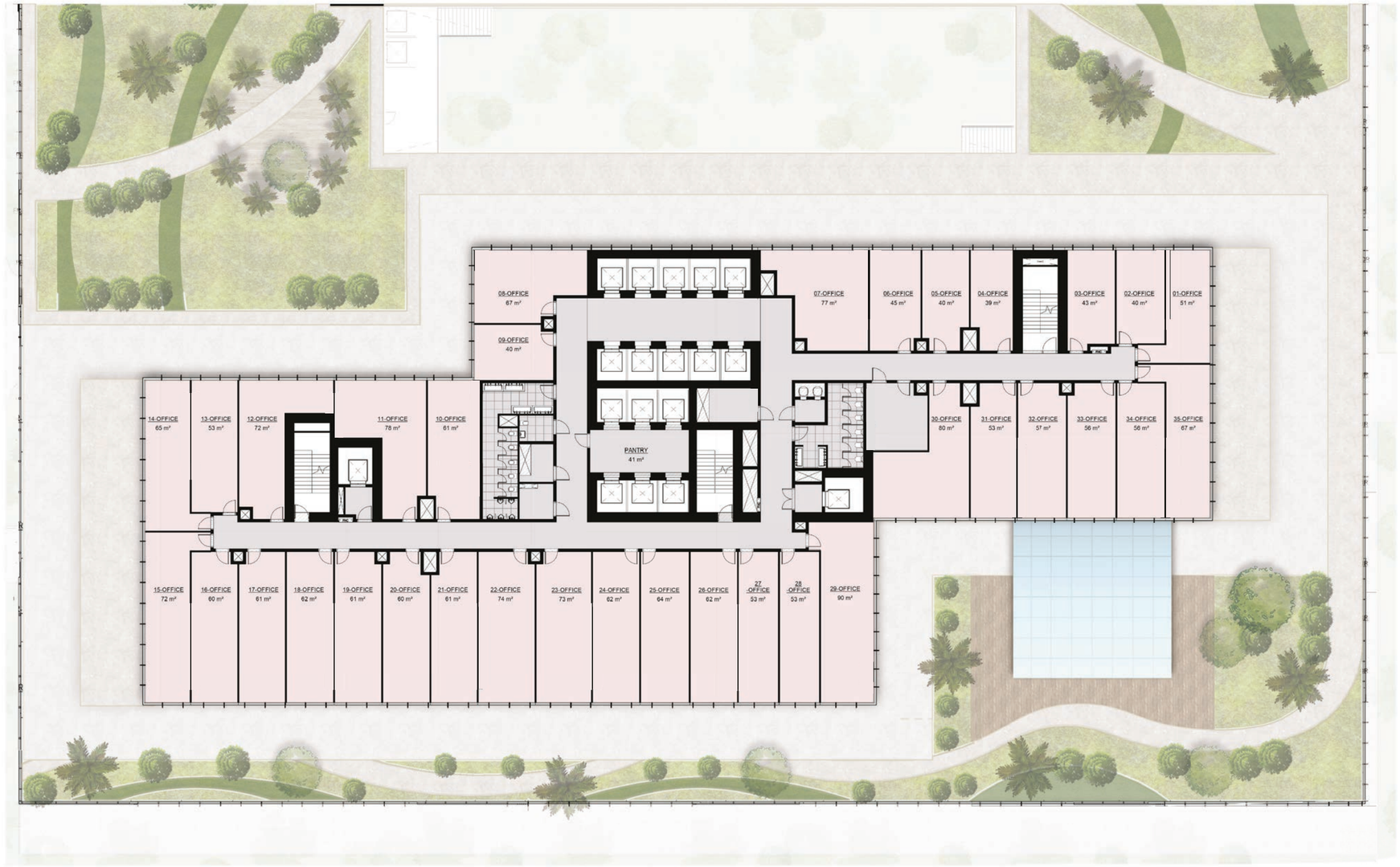
Administrative Space starts from : 40m² - 91m²

ADMINISTRATIVE PLANS



OFFICE

(7TH - 39TH) LOW-RISE FLOOR PLAN



OFFICE

10TH & 30TH FLOOR PLAN

TAJ MISR DEVELOPMENTS

HOSPITALITY PROJECTS

TAJ MISR DEVELOPMENTS

PROJECT OVERVIEW

- Project Name:
  DOUBLE TREE **BY HILTON**
- Project Location:
  DOKKI
- Rooms NO.32 **Room**
- HOTEL APARTMENT **60 KEY**
- FACILITIES
  (GYM-RESTAURANTS-MEETING ROOM)
- Operation at 6 2027



TAJ MISR DEVELOPMENTS

PROJECT OVERVIEW

- Project Name:
  SPARK HOTEL **BY HILTON**
- Project Location:
  ZAMALEK **NILE**
- Rooms NO.75 **Room**
- FACILITIES
  (GYM-RESTAURANTS-MEETING ROOM)
- Operation at 2 2027



TAJ MISR DEVELOPMENTS

PROJECT OVERVIEW

- **Project Name:**
  HILTON
- **Project Location:**
  NEW ZAYED
- **Project LAND AREA:**
  6 ACRES
- **HLT-HOTEL 200 ROOMS**
- **HLT-HOTEL BRANDED RESIDENCE 200 KEY**
- **FACILITIES**

(GYM-RESTAURANTS-MEETING ROOM -CLUBHOUSE-POOL-HOUSEKEEPING -GYM&SPA)

G +4 FLOORS

- **HAMPTON 166 KEY**



TAJ MISR DEVELOPMENTS

PROJECT OVERVIEW

- Project Name:
  BOULEVARD **TAJ MISR RESORT**
- Project Location:
  MARSA **ALAM**
- Project LAND AREA:
  152 ACRES
- Rooms NO.1500 **Room**
- HOTEL APARTMENT **100 KEY**
- FACILITIES

(GYM-RESTAURANTS-MEETING ROOM
-CLUBHOUSE-POOL-HOUSEKEEPING
-GYM&SPA)

- Operation at 12 2028



TAJ MISR DEVELOPMENTS

PROJECT OVERVIEW

- Project Name:
  HILTON **PORT GHALIB**
- Project Location:
  Strategically located next to
  Marsa Alam International Airport.
- Rooms NO.770 **Room**
- FACILITIES

(GYM-RESTAURANTS-MEETING ROOM
-CLUBHOUSE-POOL-HOUSEKEEPING
-GYM&SPA)



TAJ MISR DEVELOPMENTS

Branded Sky Residence

Experience the perfect synergy of home comfort and five-star hotel luxury. Our serviced apartments are meticulously designed for discerning individuals seeking a sophisticated, worry-free lifestyle, complete with bespoke hospitality services.





PRIVATE ENTRANCE

Exclusive access for serviced apartment residents and guests.



Private Reception Lobby

Dedicated concierge and reception services for serviced apartment residents and guests.



6 Dedicated Elevators

Exclusive access for serviced apartment residents and guests.



PRIVATE LUXURY GYM

Exclusive access for serviced apartment residents and guests.

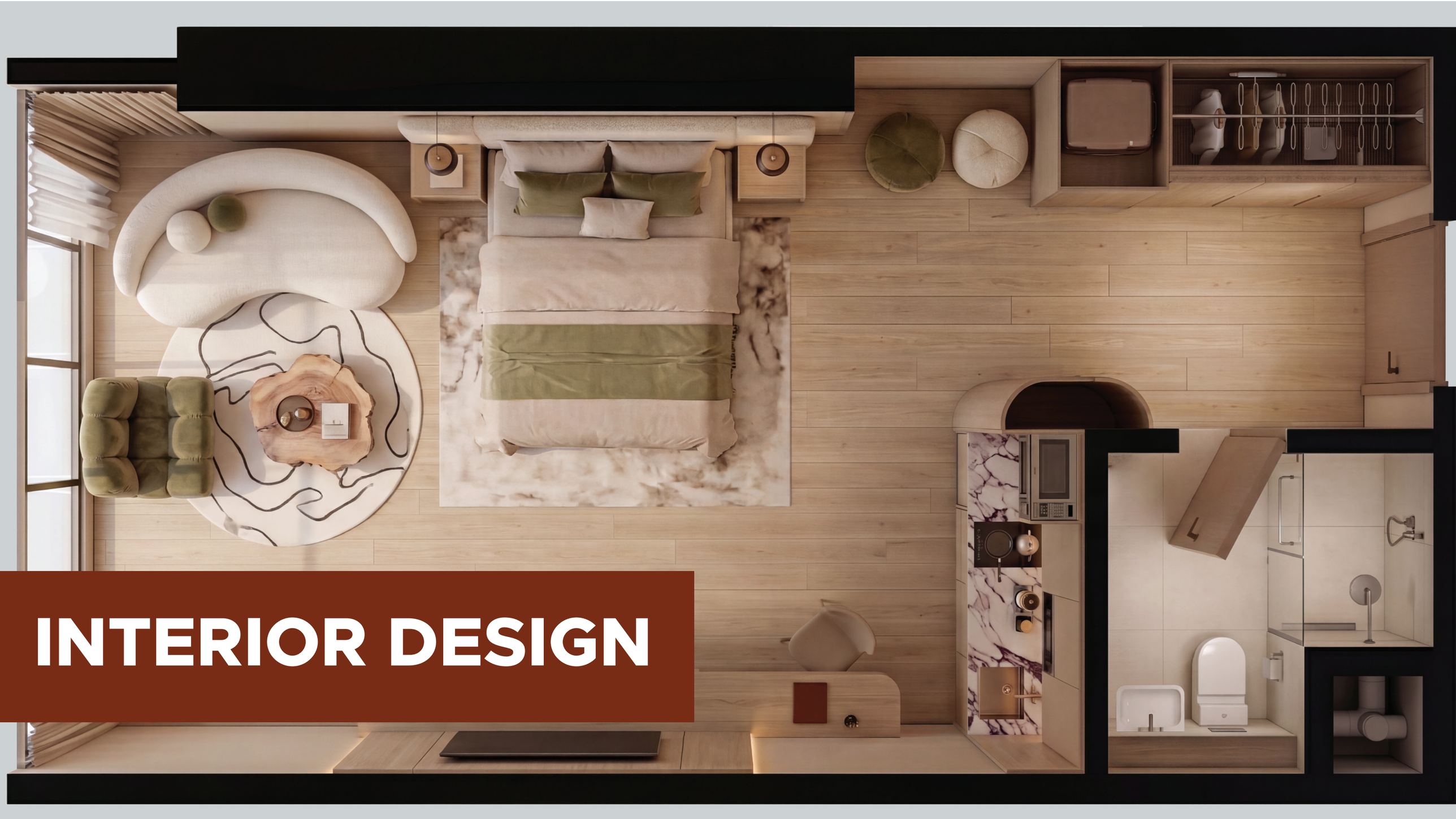

RESTRAURANT

INDOOR POOL



PROJECT MOODBOARD




INTERIOR DESIGN










HOUSE KEEPING



ROOM SERVICE


LAUNDRY ROOM











TAJ TOWER 2

CBD - NEW CAPITAL

Branded Sky Residence

PLANS



42TH&54TH FLOOR PLAN

TAJ MISR DEVELOPMENTS | TAJ TOWER 2

CBD - NEW CAPITAL

Branded Sky Residence PAYMENT PLAN

STUDIO

INSTALLMENTS	PRICE	DISCOUNT
12 YEARS	12,960,000	—
10 YEARS	12,000,000	8%
8 YEARS	11,400,000	12%

1 BED

INSTALLMENTS	PRICE	DISCOUNT
12 YEARS	15,500,000	—
10 YEARS	14,300,000	8%
8 YEARS	13,600,000	12%

TAJ MISR DEVELOPMENTS

Limited Time Offer

40% CASH DISCOUNT | **4** YEARS EQUAL INSTALLMENTS

- DEJOYA NEW CAPITAL
- TAJ TOWER 2 CBD - NEW CAPITAL
- DEJOYA RESIDENCE NEW ZAYED

30% CASH DISCOUNT | **4** YEARS EQUAL INSTALLMENTS

- DEJOYA NEW CAPITAL
- DEJOYA NEW CAPITAL
- TAJ TOWER CBD - NEW CAPITAL
- DEJOYA NEW CAPITAL
- DEJOYA VILLAS NEW ZAYED

TAJ MISR DEVELOPMENTS

THANK YOU