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INFINITY  
TOWER





THE MOST

**DESIRABLE**

**BUSINESS ADDRESS**

IN THE **NEW CAPITAL**



# 1 Introduction



# About The Developer

With 40 years of structural design and consultancy experience, Dr. Assaad Salama, Infinity Towers for Urban Development's founder and managing director, brings vast knowledge. Leveraging on this extensive expertise, we aspire to be Egypt's leading real estate developer in the field of high-rise structures.

**Salama Structural Engineers (SSE)**, the group's lead consultancy arm, was established in 1987 in Cairo, Egypt. SSE is a professional structural design and consultancy firm working with the mission of providing engineering services in various market segments. This

includes industrial, retail, residential, governmental, educational, hospitality, health care and development services.

SSE's primary objective is to provide clients with solutions through its professional consultants in various areas of expertise, including but not limited to high-rise buildings design, mega steel structure projects and seismic design, as well as turnkey project implementation with full project management.



# Creating Landmarks

005



2000

DUBAI, UAE

**JUMEIRAH**  
BEACH RESIDENCE



2005

DOHA, QATAR

**AL FAISAL**  
TOWER



2014

DUBAI, UAE

**PARAMOUNT**  
TOWERS



2018

RIYADH, KSA

**DAMAC**  
TWIN TOWERS



# About The Founder



## Dr. Assaad Salama

### Founder and Managing Director of Infinity Towers for Urban Development and SSE.

Dr. Salama received his Bachelor of Science degree in 1982 from Ein-Shams University's Faculty of Engineering. In 1990, he earned his Master of Science degree from the same institution. Moreover, Dr. Salama has completed his Ph.D, in Earthquake Engineering, Engineering Seismology and Earthquake Engineering Section , Civil Engineering Department, Imperial College, University of London 1993.

Dr. Salama founded SSE in 1987 with a few employees and has now expanded to over 150 personnel, including 65 structural

engineers and over 30 architects and MEP specialists. He was also completing his higher education studies along with working as a researcher and teacher at the Faculty of Engineering, Shoubra University.

Dr. Assaad was also an Honorary lecturer in Engineering Seismology and Earthquake Engineering from 1993–1998. To date, Dr. Salama lectures as an Assistant Professor at the Faculty of Engineering, Shoubra University; teaching earthquake resistant design, engineering seismology and reinforced concrete design.



# 2 | Project Overview



008

# About The Project

Infinity Towers for Urban development is introducing to Egypt's New Administrative Capital, the latest of the world's construction engineering technology, **Infinity Tower**.

Strategically located in the Central Business District, and overlooking the Iconic Tower, Infinity Tower is integrating both art and science to interpret unique ideas into creative, sustainable, economic, and functional solutions.

The project is designed to create a fundamental change in construction methodology by utilizing the latest building

management technology and seamlessly luxurious designs. Paying highest attention to details, Infinity Tower intends to become one of the platinum LEED-certified projects in Egypt, along with meeting all standards of Class-A office buildings.

With a height of **210 metres**, Infinity Tower offers 100+ office spaces ranging from 118 square metres and up-to 1,560 square metres of column-less open spaces, along with 20 commercial spaces, 5 levels of underground parking to accommodate 900 cars, and a total of 16 elevators.



INFINITY TOWER

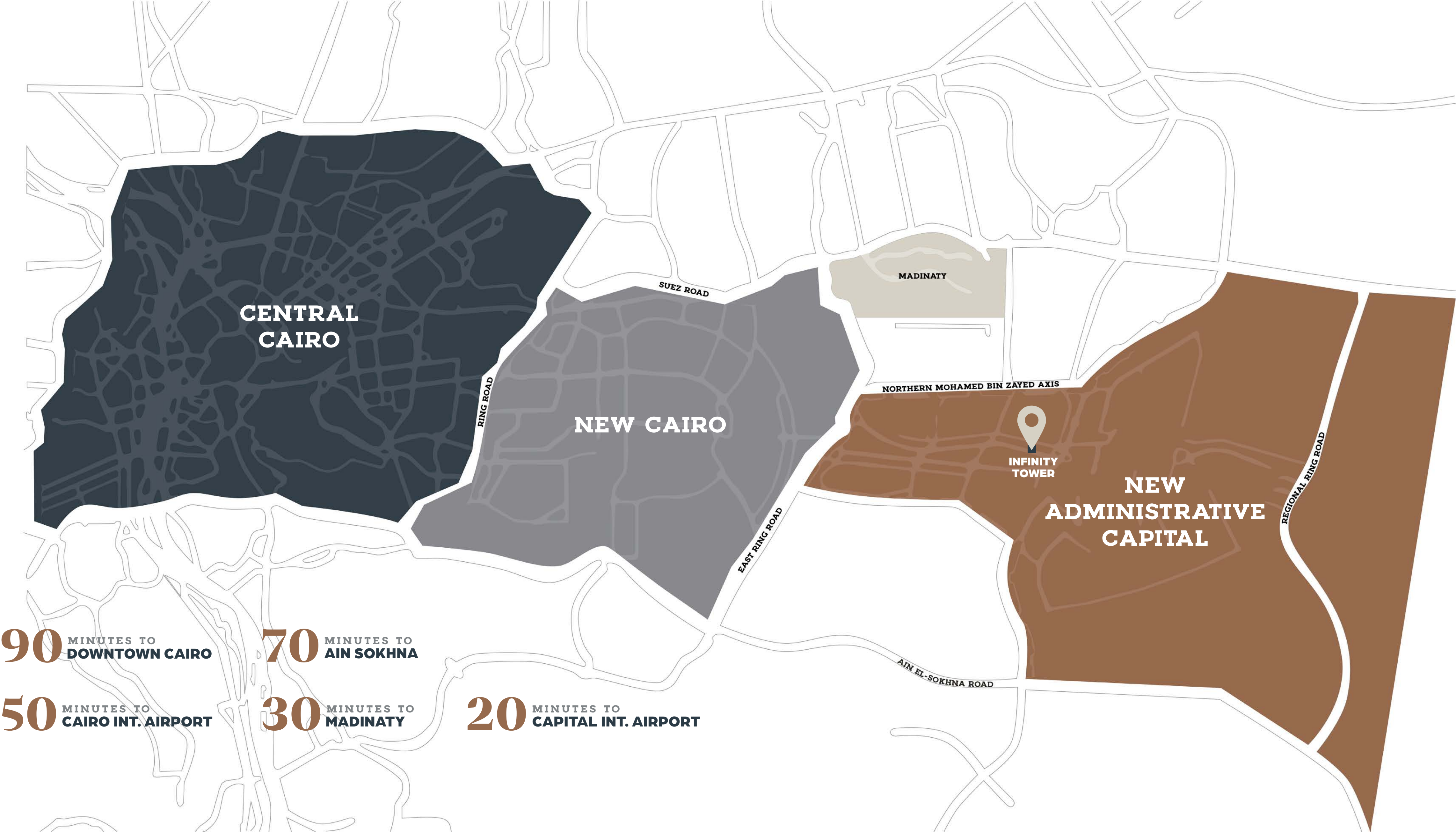
2024

# Delivery 2024

009



010





# LOCATION

The Central Business District (CBD) is designed to reflect the urban and real estate development in the country. It is located in the heart of The New Administrative Capital between the northern and southern axis of Mohamed Ben-Zayed.

Infinity Tower is strategically located in the heart of the Central Business District, surrounded by all the major areas, projects, destinations and developments in the New Administrative Capital, and is only 300 metres away from the Iconic Tower.





With its wide open views, magnificent height, and perfect design, Infinity Tower is ideally located. It overlooks the New Administrative Capital's landmark Iconic Tower, which stands only 300 meters away.





# PROJECT COMPONENTS

013



## THE PODIUM

MAINLY DEDICATED FOR SERVICES AND COMMERCIAL TENANTS, WHICH CONSISTS OF G+2 AND A SUPERB OPEN ROOF FLOOR WITH A 17M AIR GAP

## 5 UNDERGROUND

FLOORS DEDICATED TO PARKING AND RELATED SERVICES

## INFINITY TOWER

### THE CROWN

THE CROWN BOASTS A 19M AIR GAP ABOVE TWO PERFECTLY LOCATED INDOOR AND OUTDOOR AREAS TO ACCOMMODATE HIGH END ANCHORS.

### HIGH RISE

[15<sup>TH</sup> FLOOR - 33<sup>RD</sup> FLOOR]

### LOW RISE

[1<sup>ST</sup> FLOOR - 14<sup>TH</sup> FLOOR]

### 33 ADMINISTRATIVE FLOORS

A GLASS VOLUME SUSPENDED BETWEEN SOLID VERTICAL CORES THAT CONSIST OF 28 FLOORS OF OPEN-PLAN OFFICE LEVELS WITH FLOOR-TO-CEILING GLASS





# 3 Project Features



# PIONEERING SMART SUSTAINABLE



# Construction Progress

Backed by years of experience in the design and construction of high-rise buildings, Infinity Tower is ahead of its construction schedule; this year delivery.

Completion: 65%

For the latest updates on project construction, please visit:

<https://infinityt.net/current-progress/>





PIONEERING

1

# B1 Parking Design

Being a Class-A office building, the parking is uniquely designed to ensure minimum waste of space, with 5 underground floors dedicated to parking, Infinity Tower will accommodate the highest rate of parking slots per sellable area.



PIONEERING

# Columnless Spaces

Meet a new era of design, which has quite expertly combined art with science. With the columnless open plan concept, starting 118 m<sup>2</sup> and up to 1,560 m<sup>2</sup> of open space design, the Tower will have the most flexible office spaces to allow and accommodate any type of designs and divisions.

## Ceiling Height

With its 4.5m ceiling height Infinity Tower will have the highest Class-A office standards for ceiling height, allowing all types of raised floors and false ceilings.



PIONEERING

# The Podium

Infinity Tower introduces state-of-the-art **Commercial Spaces** to ensure premium complimentary outlets.

**The Podium**; which consists of 3 floors dedicated to services and commercial tenants, offering a wide range of retail and F&B tenants.



PIONEERING

Right at the summit of Infinity Tower, 200m high, lies **the Crown's** most panoramic lounge with high-end offerings and breathtaking views of the New Capital. The Crown; a superb roof floor is perfectly designed with indoor and outdoor areas to accommodate high-end anchor tenants.

# The Crown





**PIONEERING**

# World-Class Elevators

With a total of 16 elevators, Infinity Tower's vertical transportation meets the highest Class-A office buildings specifications, achieving elevator waiting time less than 30 seconds.

**10 High Speed Elevators + 4 Podium  
Elevators + 2 Fire Elevators**



SUSTAINABLE

# Building Sustainability

## LEED CERTIFIED

Respecting all the sustainability measures and with the help of a multinational sustainability consultant, Infinity Tower will be a Platinum LEED Certified building In the New Administrative Capital.





SUSTAINABLE

# Green Waste Management





SUSTAINABLE

# Charging Stations

FOR CARS, BIKES AND SCOOTERS



SMART



# Building Management System



INTERACTIVE &  
SMART ELEVATORS



CENTRAL AIR  
CONDITIONING &  
AIR QUALITY SENSORS



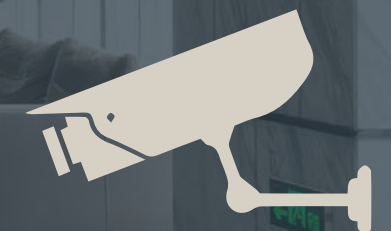
AUTOMATED LIGHTING  
CONTROL SYSTEM



CASHLESS  
PARKING SYSTEM



HEALTH & FIRE SAFETY  
INTELLIGENT TRACKING



CCTV WITH AI  
SOFTWARE

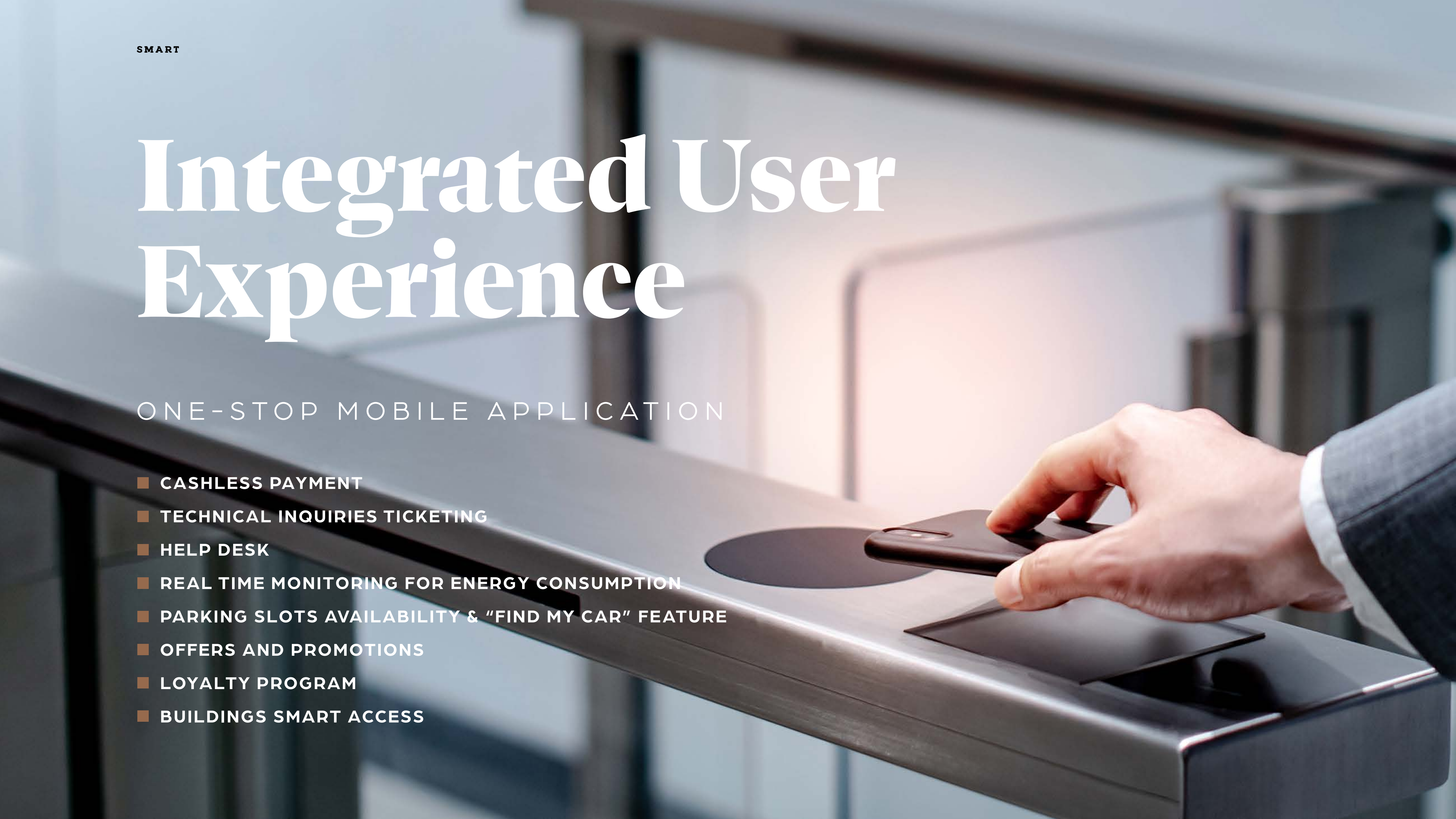


SMART

# Integrated User Experience

ONE-STOP MOBILE APPLICATION

- CASHLESS PAYMENT
- TECHNICAL INQUIRIES TICKETING
- HELP DESK
- REAL TIME MONITORING FOR ENERGY CONSUMPTION
- PARKING SLOTS AVAILABILITY & "FIND MY CAR" FEATURE
- OFFERS AND PROMOTIONS
- LOYALTY PROGRAM
- BUILDINGS SMART ACCESS





# 4 Facilities and Amenities



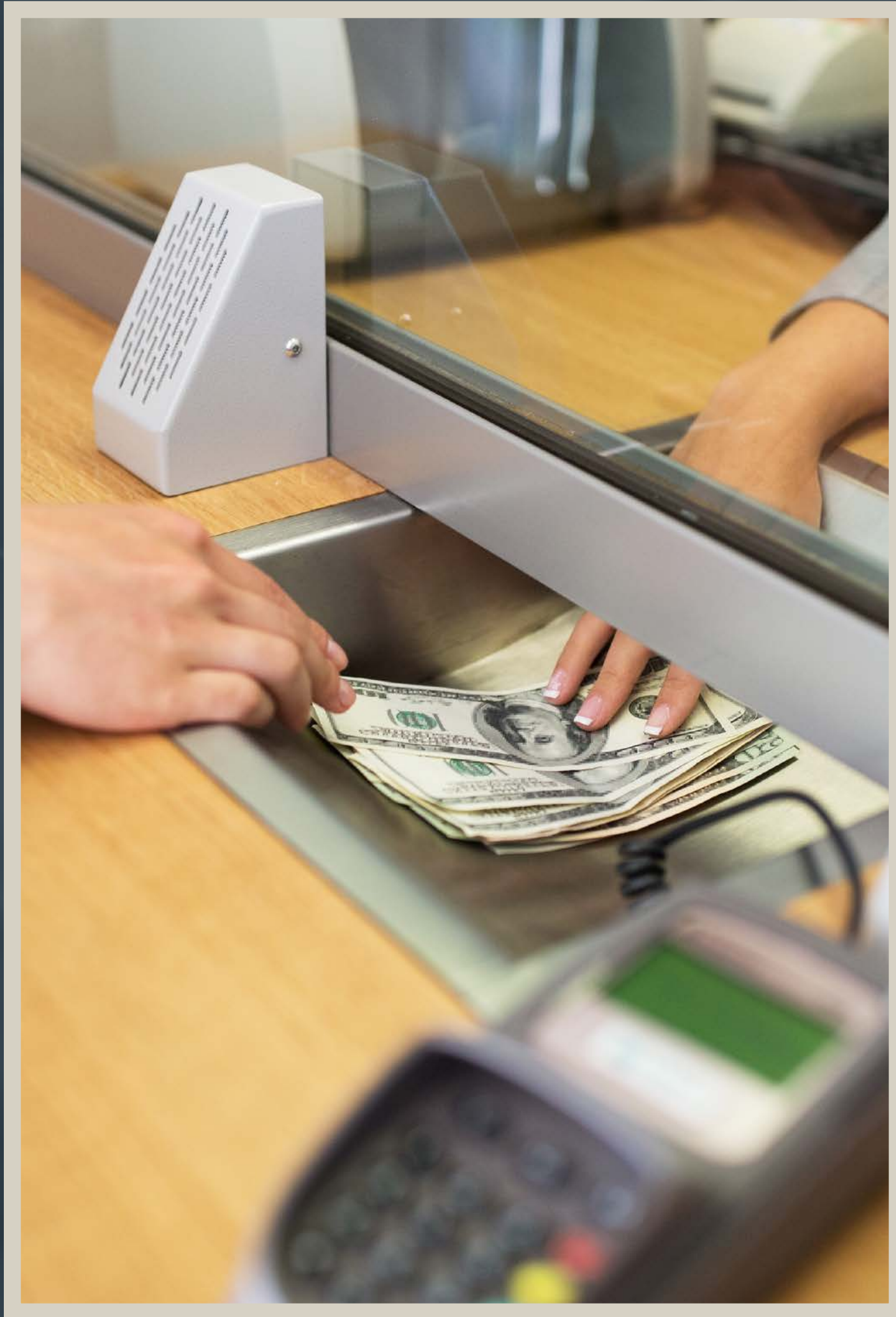
# CLASS-A OFFICE BUILDING

According to BOMA International, Class-A buildings are the most prestigious buildings competing for premier office users with rents above average for the area. Buildings that have high quality standard finishes, state-of-the-art systems, exceptional accessibility, and a definite market presence.

Criteria of Class-A office buildings include but aren't limited to:

- On-site building management and security
- Attended lobbies
- Concierge services
- Valet services
- Fancy HVAC systems
- Fast, reliable Wi-Fi
- Covered parking garages
- Gyms and showers
- Private outdoor and/or roof space
- In-building dining options
- Daycare centers
- Other premier tenants in the building





**BANKS & ATM CENTERS**



**FITNESS & WELLNESS CENTER**



**PHARMACY**





MEDICAL CLINIC

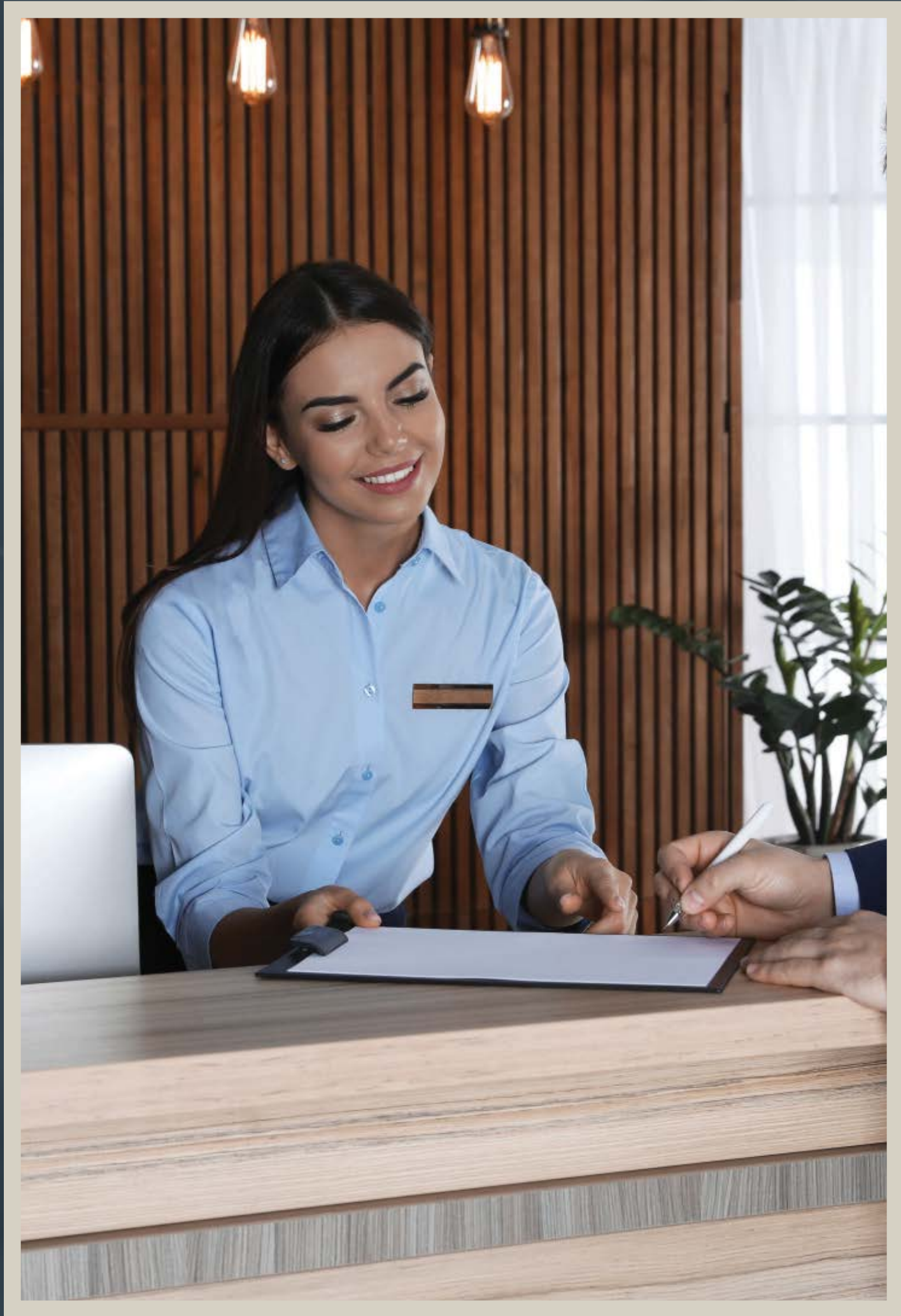


SHARED WORKSPACES

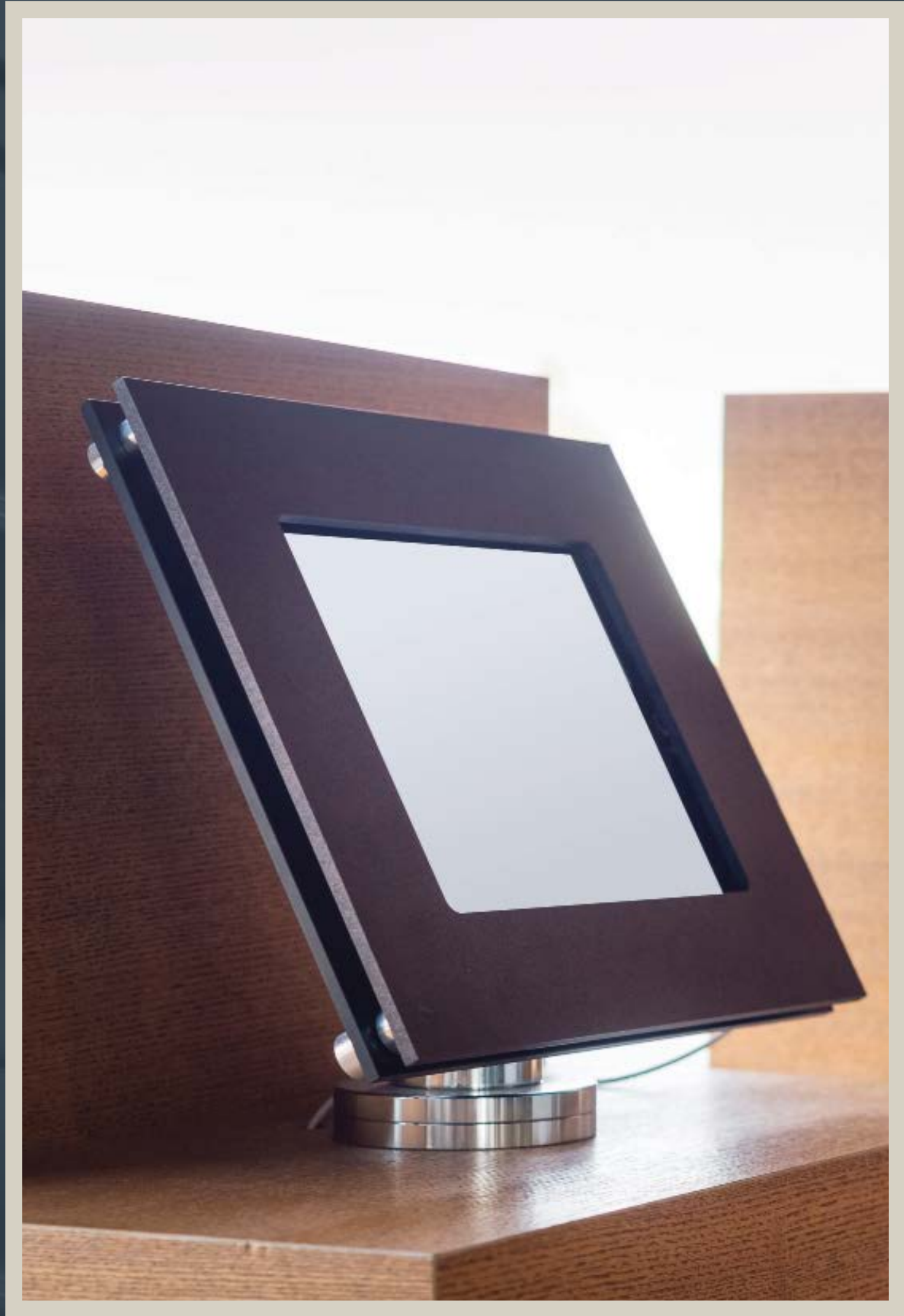


CONVENIENCE STORE

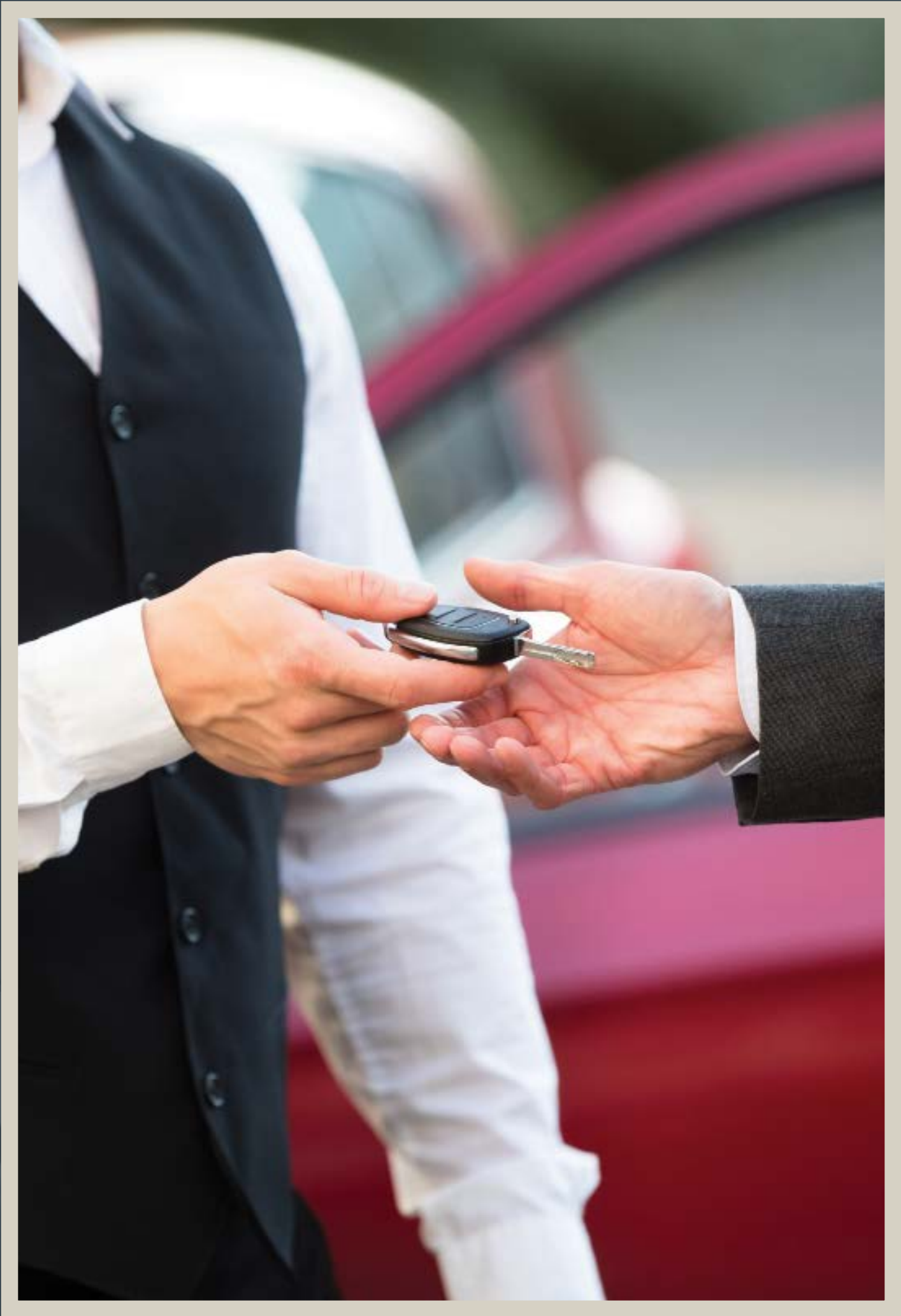




CONCIERGE SERVICE



INTERACTIVE DIRECTORY  
SCREENS



CAR CARE & VALET SERVICE



5

# Floor Plans



033




THE MOST

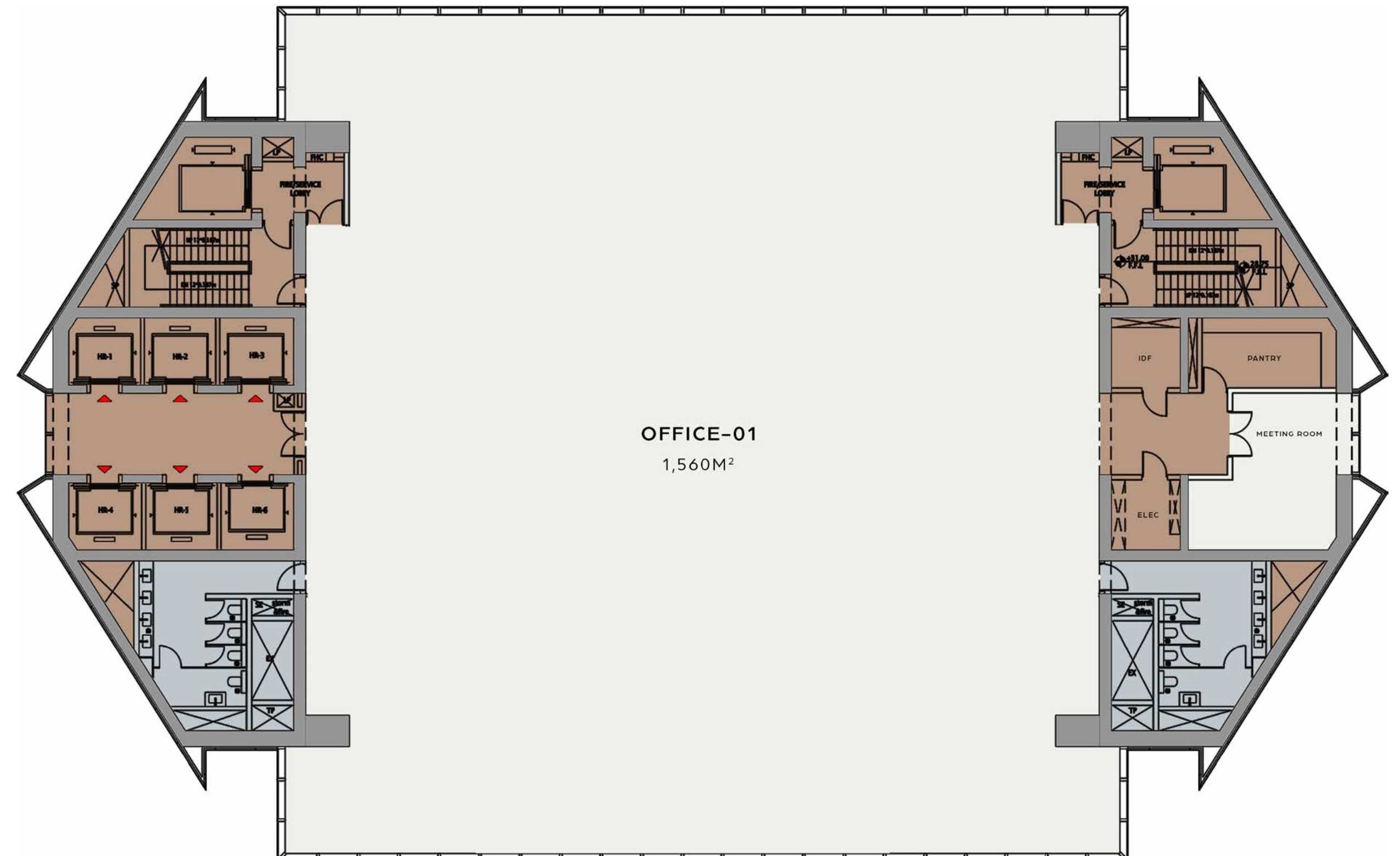
# FLEXIBLE FLOOR PLANS

IN THE NEW CAPITAL



034

-  OFFICE
-  VERTICAL TRANSPORTATION & FACILITIES
-  PRIVATE TOILETS

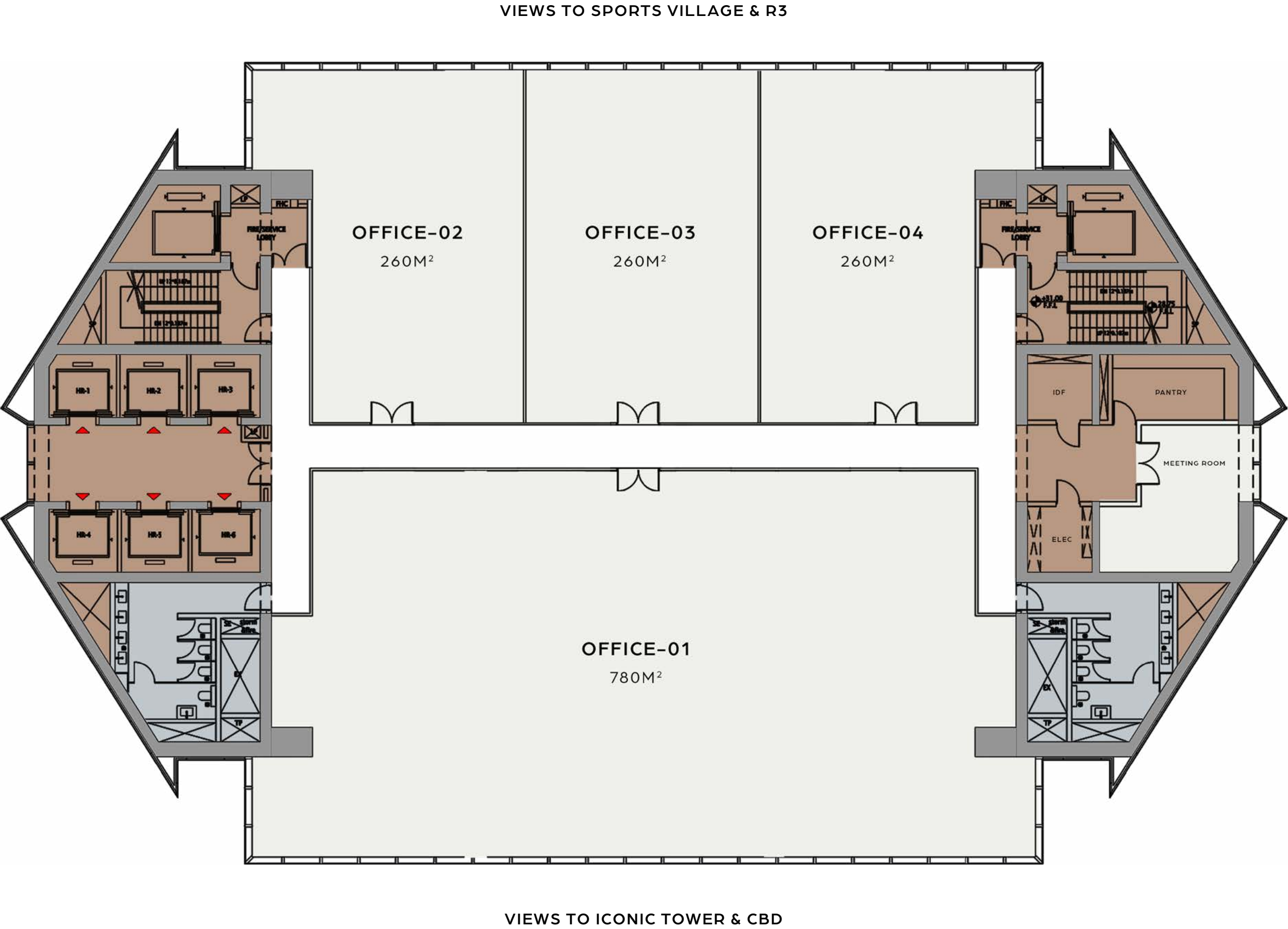


**Column-less** open floor plan, which allows any type of divisions and flexible designs with dedicated extra facilities, meeting room, and toilets.



035

- OFFICES
- CORRIDORS
- VERTICAL TRANSPORTATION & FACILITIES
- SHARED TOILETS

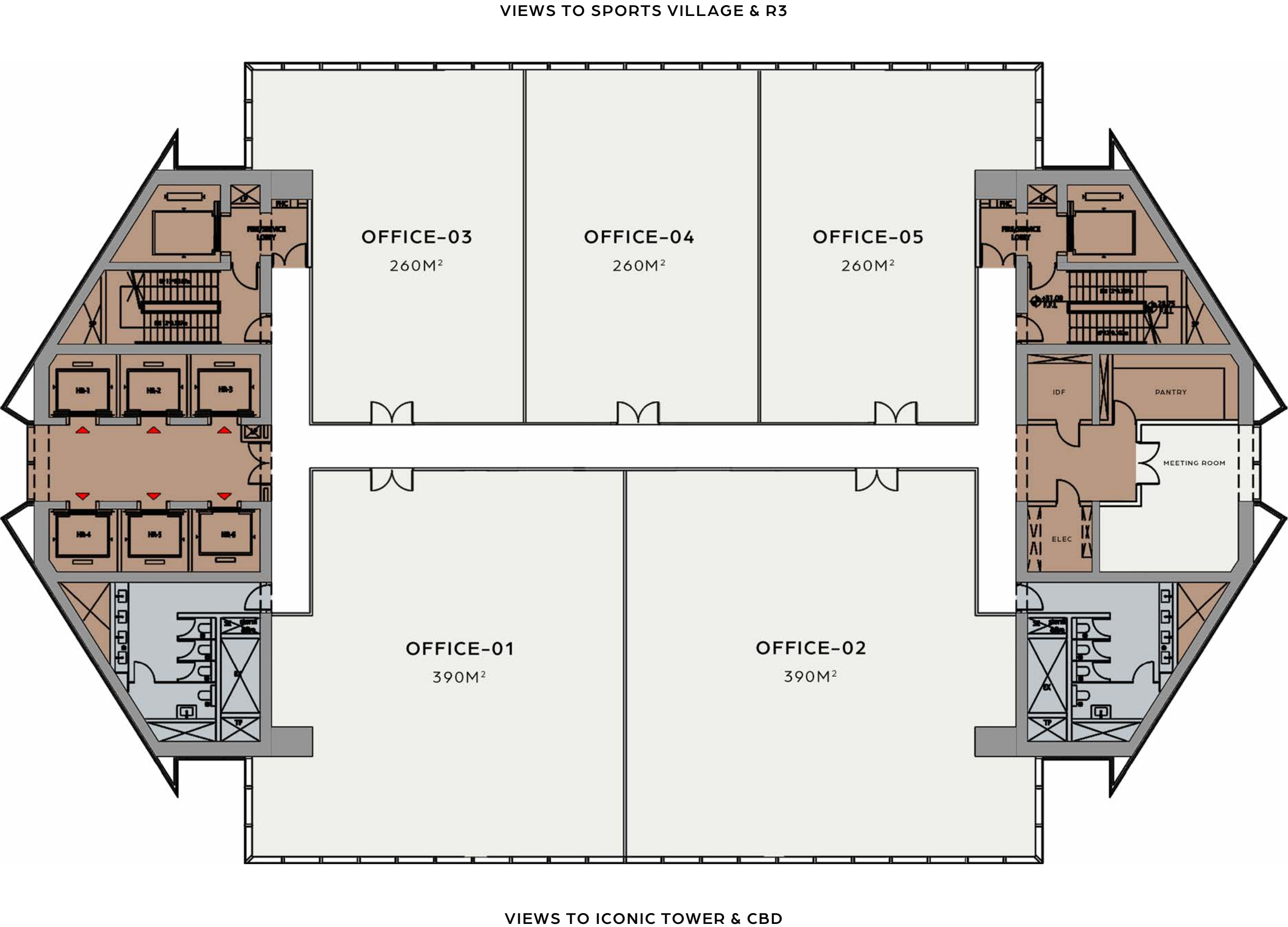


4 tenants with areas starting from 260m<sup>2</sup> up to 780m<sup>2</sup> each.



036

- OFFICES
- CORRIDORS
- VERTICAL TRANSPORTATION & FACILITIES
- SHARED TOILETS

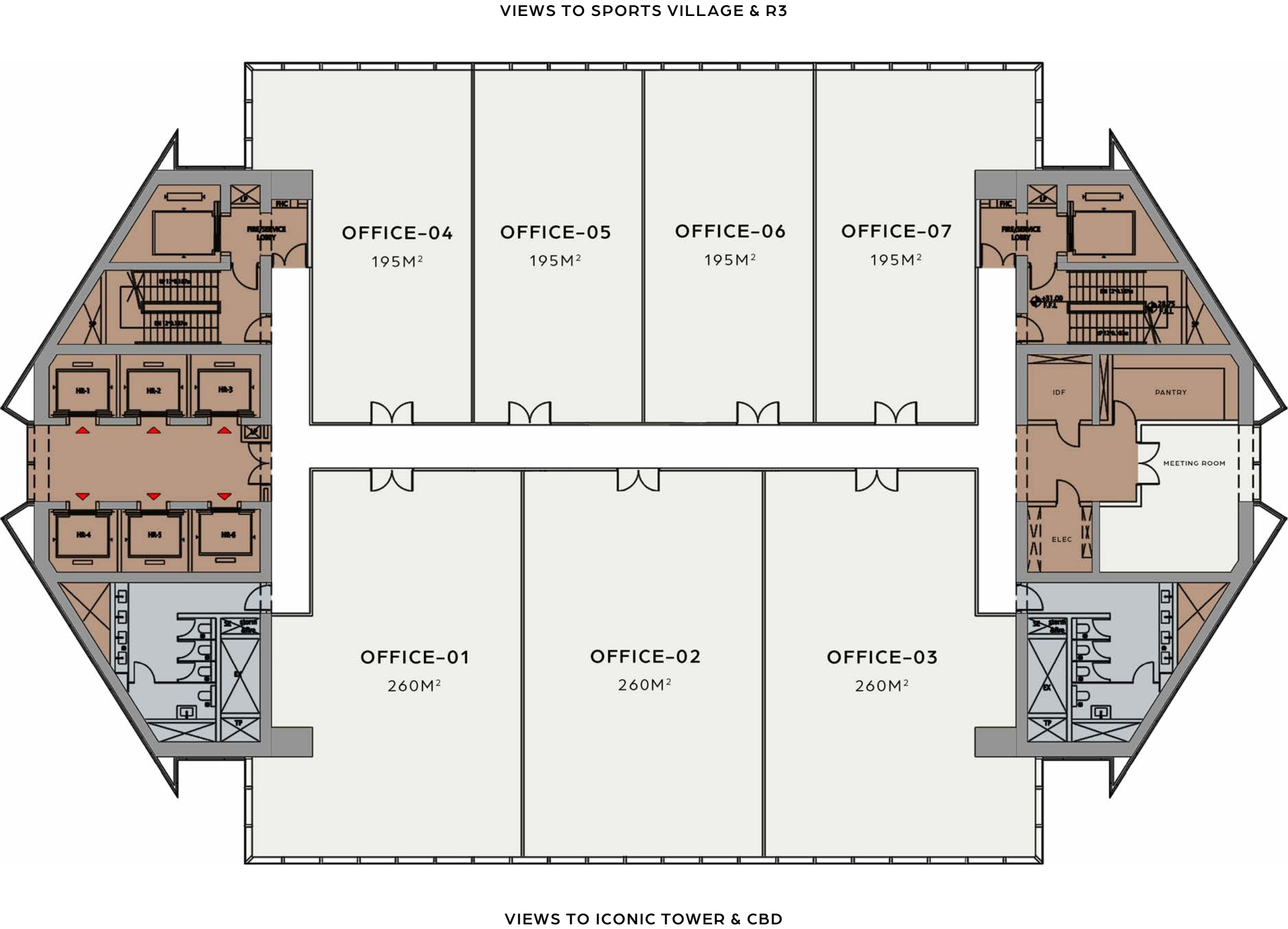


5 tenants with areas starting from 260m² up to 390m² each.



037

- OFFICES
- CORRIDORS
- VERTICAL TRANSPORTATION & FACILITIES
- SHARED TOILETS

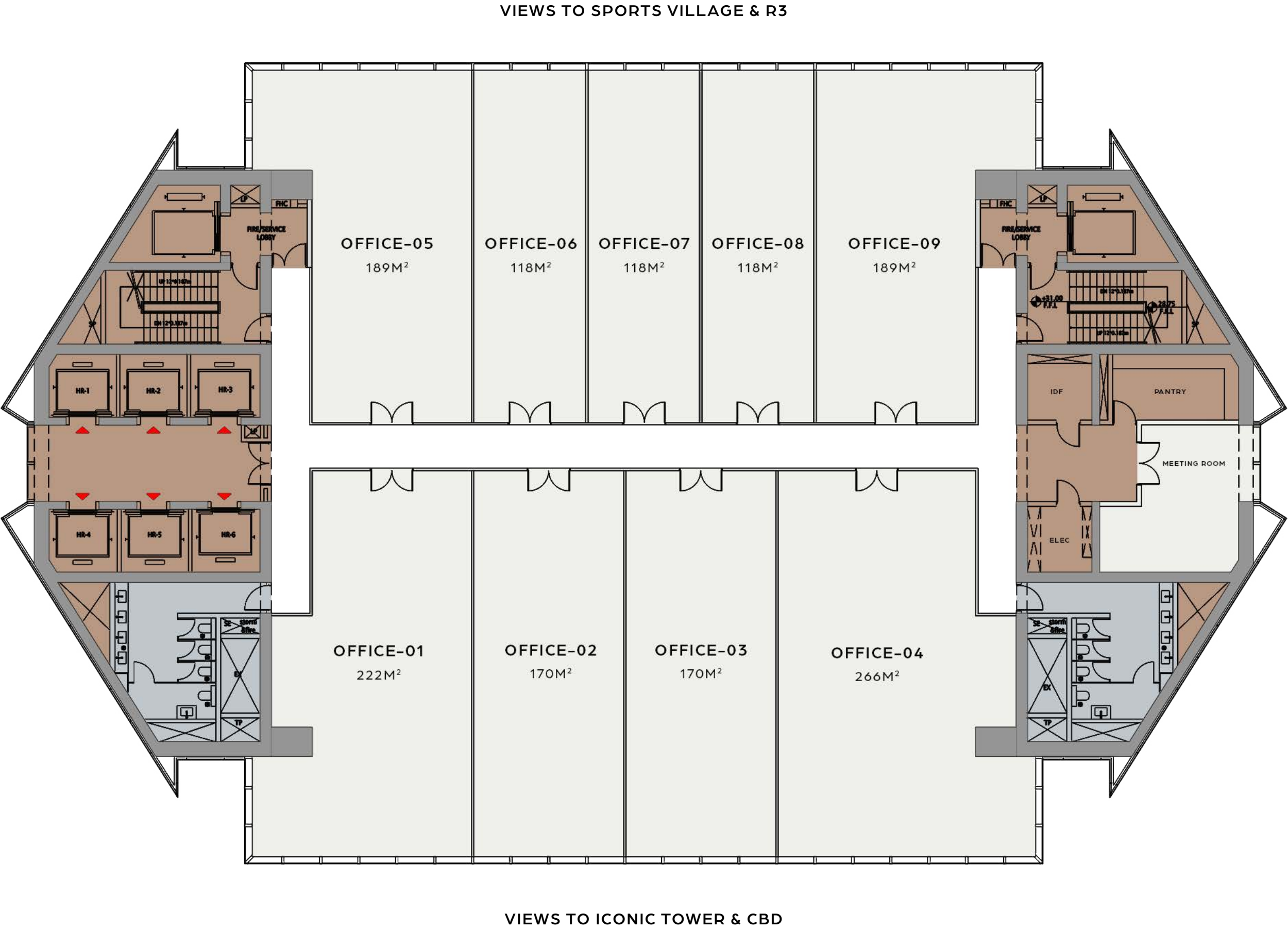


7 tenants with areas starting from 195m² up to 260m² each.



038

- OFFICES
- CORRIDORS
- VERTICAL TRANSPORTATION & FACILITIES
- SHARED TOILETS

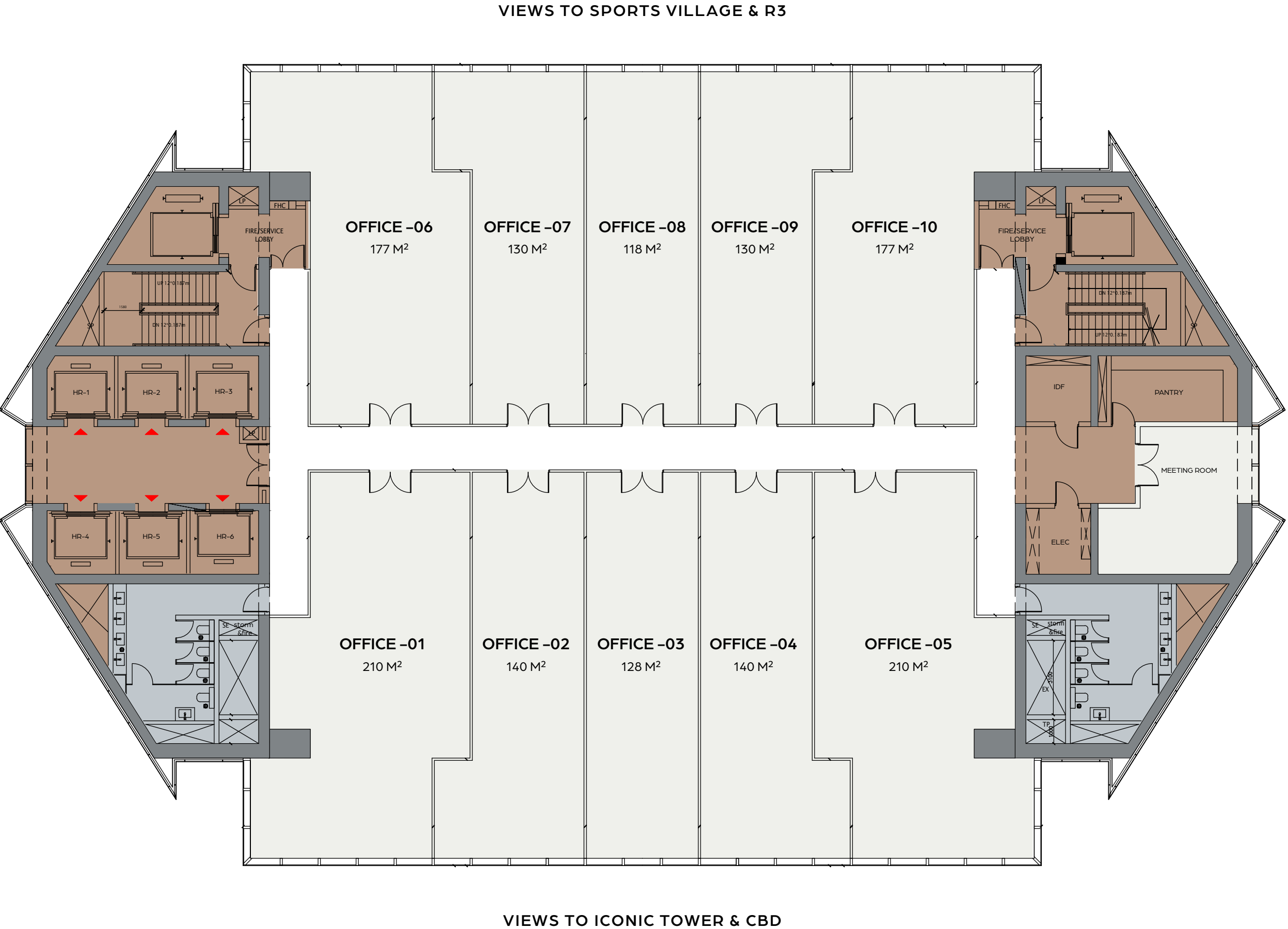


9 tenants with areas starting from **118m²** up to **266m²** each.



039

- OFFICES
- CORRIDORS
- VERTICAL TRANSPORTATION & FACILITIES
- SHARED TOILETS



10 tenants with areas starting from 117m² up to 210m² each.



# 6 Gallery



# INFINITY TOWER

EXTERIOR FACADE



041



# THE CROWN

EXTERIOR FACADE

INFINITY TOWER

2024

042





# THE PODIUM

FACADE SIDE

043

INFINITY TOWER

2023





# THE PODIUM

FRONT FACADE

INFINITY TOWER

2024

044





# THE PODIUM

CAR SHOWROOM ANCHOR





# THE PODIUM

1<sup>ST</sup> FLOOR | SKYLIGHT

046

INFINITY TOWER

2024





# THE PODIUM

2<sup>ND</sup> FLOOR | GYM ANCHOR

047



INFINITY TOWER

2024





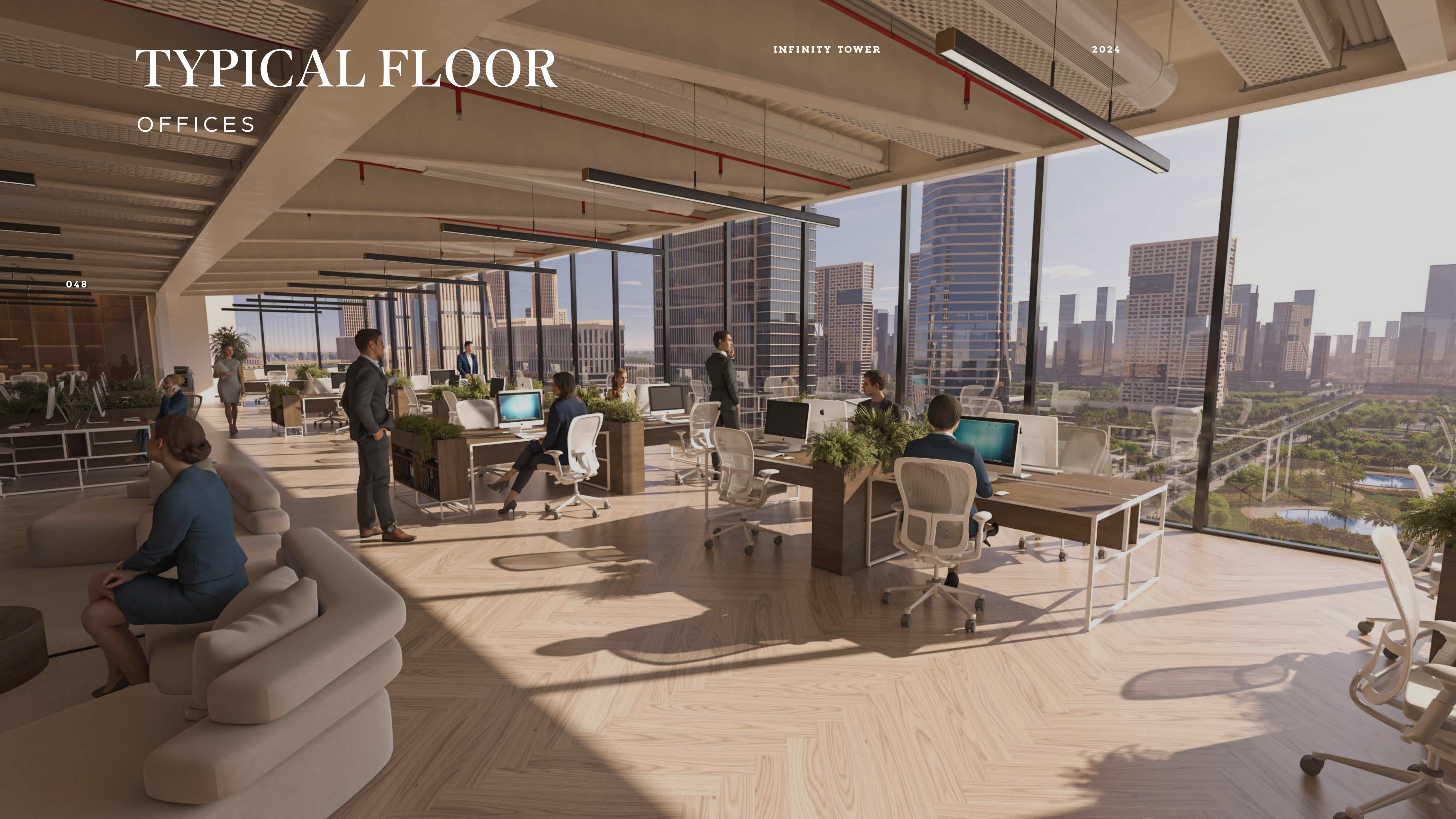
# TYPICAL FLOOR

OFFICES

INFINITY TOWER

2024

048



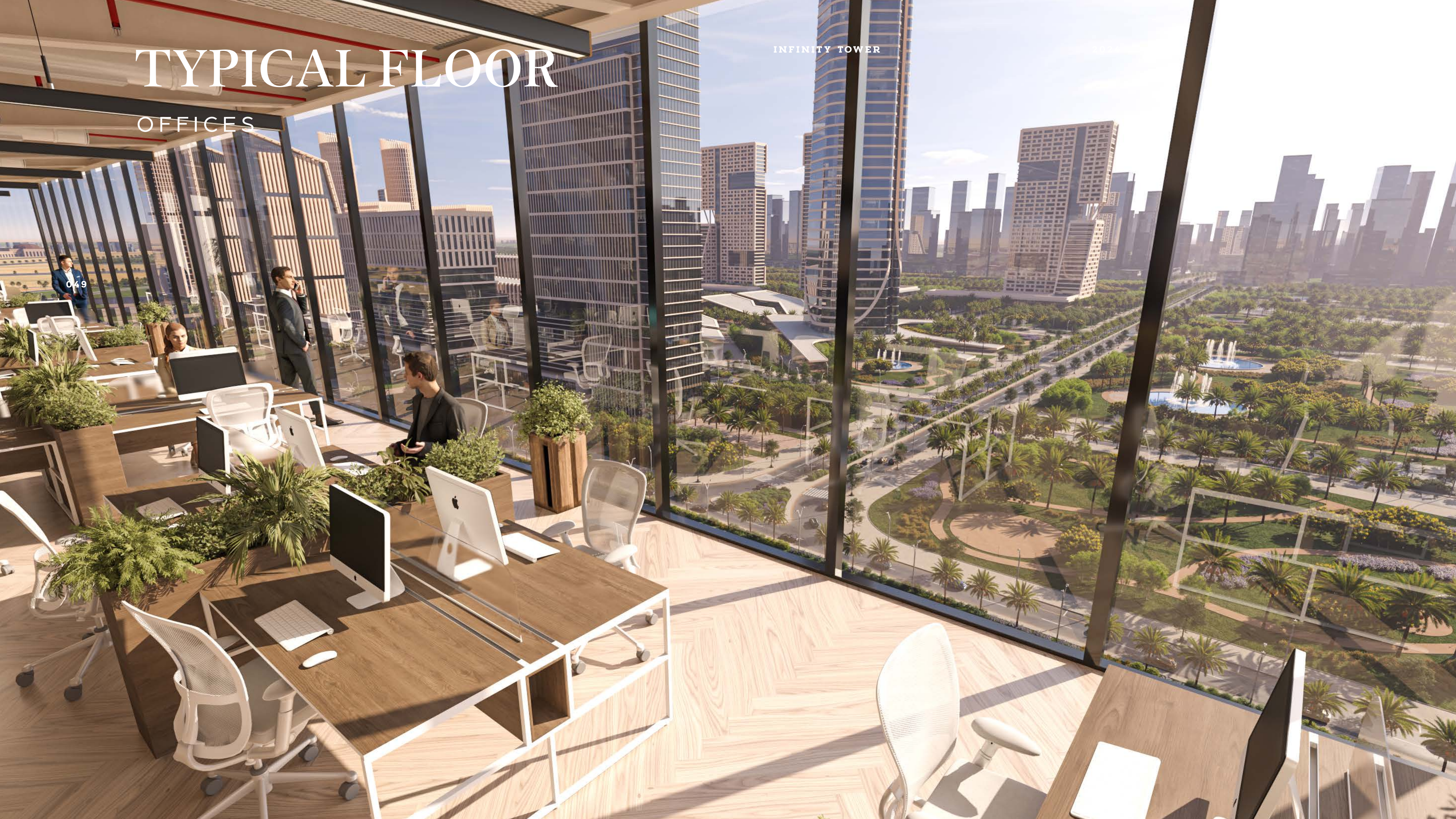


# TYPICAL FLOOR

OFFICES

INFINITY TOWER

049





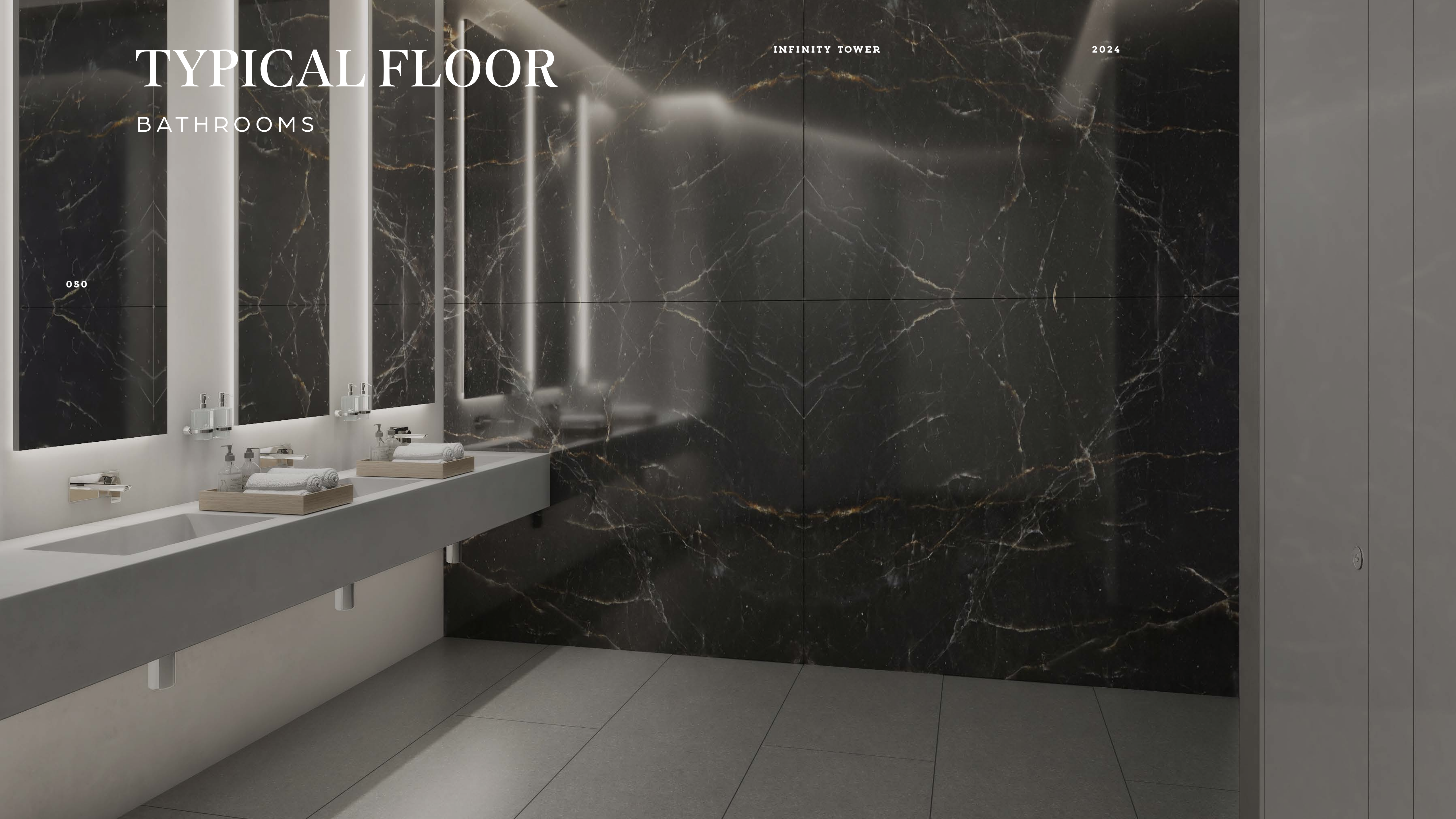
# TYPICAL FLOOR

BATHROOMS

INFINITY TOWER

2024

050





# TYPICAL FLOOR

ELEVATORS

INFINITY TOWER

2024

051



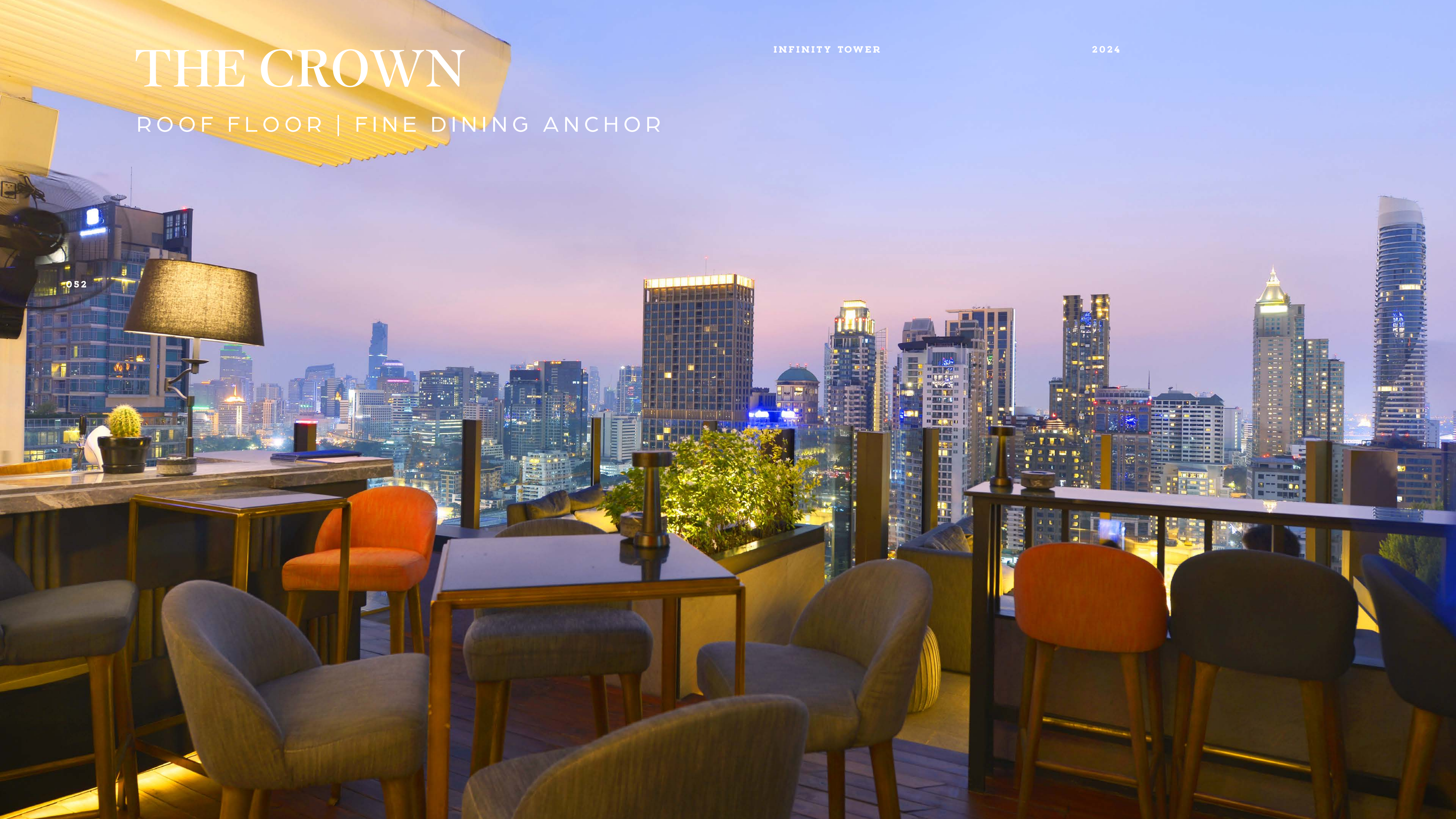


# THE CROWN

ROOF FLOOR | FINE DINING ANCHOR

INFINITY TOWER

2024







# Success Partners



LEAD CONSULTANT



LANDSCAPE CONSULTANT



VERTICAL  
TRANSPORTATION



LEGAL CONSULTANT



PROPERTY & FACILITY  
MANAGEMENT



SUSTAINABILITY  
CONSULTANT



ARCHITECT



PARKING DESIGN AND  
PROJECT COORDINATION



FIRE AND LIFE SAFETY



FINANCIAL CONSULTANT



# SUCCESS PARTNERS



# INFINITY

TOWERS FOR URBAN DEVELOPMENT

Managed by



<https://infinityt.net/>

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