



**ELSEWEDY
INDUSTRIAL
DEVELOPMENT**

**INVEST
IN EGYPT**



**BUILDING
INDUSTRIAL
COMMUNITIES**

Connecting the east to the west, standing as a formidable gate to Africa, Asia, an extension to Europe, and home to the world's most significant navigational arteries, Egypt acts as a channel for about 12% of the global trade. Its unique location has also facilitated the process of signing more than 6 regional and global treaties, making it a prime center for international trade as well as a strategic realm for global investment today.

Egypt is reaping the rewards of its transformative economic reform program which aimed to promote inclusive growth, create job opportunities for the country's young and growing population, and strengthen social spending.

The efforts have been successful in achieving macroeconomic stabilization, a recovery in growth, and an improvement in the business climate. GDP growth accelerated to 5.3% in 2017/18; unemployment declined to below 9%; and the current account deficit narrowed from 5.6 percent of GDP to 2.4 percent. International reserves almost tripled reaching USD 44 billion in March 2019, while the Central Bank of Egypt is committed to exchange rate flexibility to ensure that the Egyptian pound reflects economic fundamentals, protects international reserves, and enhances the economy's resilience to external shocks.

Steady progress is being made in implementing measures that aim to increase productivity, remove barriers to investment and trade, improve governance and reduce the role of the state in the economy. The key reform areas include: improving access to finance; improving industrial land allocation; enhancing competition; strengthening transparency and management of state-owned enterprises; and fighting corruption.

Industry experts predict that macroeconomic stability and market confidence have been largely restored, growth has resumed, fiscal accounts are improving, and the public debt ratio is projected to fall for the first time in a decade. Recent studies rank Egypt in the top 10 fastest developing economies in the coming decade. Standard Chartered Bank has predicted that Egypt is likely to be one of the top 10 economies by 2030.



THE GOVERNMENT HAS EMBRACED AN INTENSIVE AND THOROUGH STRATEGY BASED ON BUSINESS REFORM, AND INVESTOR CARE, WHICH COVERS:

- Reduction of time required for registering foreign representation offices to 72 hours instead of 40 days through creating a one Stop Shop
- Ease of issuance of imports and exports certificates for most activities
- Reduction of the industrial business cost through the decision of the Ministry of Industry to reduce the value of Letters of Guarantee required to acquire land from industrial zones.

MAJOR HIGHLIGHTS WHY YOU SHOULD INVEST IN EGYPT:

- Issuing a new Investment Law that incorporates tax and customs advantages and facilitates the investment climate
- Egypt signed multiple trade agreements with major trade blocks including the new QIZ agreement, EU EFTA, Africa's COMESA and MENA and Gulf GAFTA.
- At about 28 million, Egypt's labor pool is the largest in the region. For decades, Egypt has had a reputation as a net regional exporter of educated, skilled labor, which provides a large, trained, and competitively priced workforce.
- The commencement of the 3 largest power generation facilities with capacities reaching up to 14.8 GW, providing a great surplus in electricity.
- Creating the largest road network upgrade introducing over 6,000 KM of new roads with an investment surpassing USD 2.5 billion
- A consumer market of significant importance in the region, as witnessed by the arrival of dozens of global brands and the sharp expansion of retail sales in the past years. This is partly due to the sheer size of Egypt's population that puts it as the most populated country in the MENA region – circa 101.5 million.
- Egypt boasts a world class infrastructure base. Four independent cellular phone networks cover nearly 100% of the country's inhabited land. Wire line broadband is readily available in all urban centers.
- The country's 15 commercial ports serve the nation's exporters and importers alike, while an expanding, upgrading airport network caters to both passengers and cargo traffic, Egypt's Air Cargo Airport, currently has three cargo terminals. Also the country has a well-established network of railways and roads, with a network of 108,784 KM, railway network of 9,570 KM, and 20 airports.
- Egypt possesses an abundance in natural resources that meet the needs of industrial and mining activities. Prices of electricity, water and gas are extremely competitive, apart from the fact that they are available uninterruptedly.
- Key global markets in Europe, the Middle East, Africa and the Indian Subcontinent are all readily accessible from Egypt. Closer to the European and North American markets than other major exporters including India, China and the Philippines, Egypt is also located on key international logistics routes.
- Suez Canal is the shortest link between the East and the West. Vessels transiting through it make significant savings in distance, time and operating costs. This is in addition to the fact that maritime transport is the cheapest means of transport, with more than 80% of world trade volume transported via waterways.

At Elsewedy Industrial Development, we pride ourselves by building fully fledged, sustainable industrial cities capitalizing on our vast experience in manufacturing. Our Industrial city's portfolio provides outstanding infrastructure and holistic manufacturing amenities necessary for our investors. With 5 operational industrial cities and 7 new cities under development in Egypt and Africa, we assure you are always offered the blend between creative ideas and innovative state-of-the-art industrial facilities.

After launching several successful industrial clusters like PI Parks and Al Oula, we are maintaining our vision to serve the industrial sector at large by availing an average of 15 million square meters of industrial lands to be turned into fully equipped gated industrial communities in Ain El Sokhna.

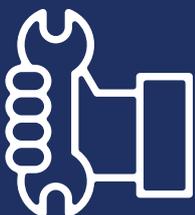
ACROSS OUR 25 MILLION SQM, WE AIM TO:



Develop smart integrated industrial cities catering to various manufacturing categories, while connecting the link between industrial, commercial and residential facilities



Introduce Elsewedy Logistics Properties offering the finest logistical facilities, in-house logistics support, clustering, and warehousing to meet Egypt's immense industrial growth.



Enhance the labor force with necessary technical training and vocational education through Elsewedy Technical Academy that is currently existing in our developments



Support investors with construction works, operating licensing and permits, and legal requirements