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# Company Profile

2026

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## Who We Are

United Real Estate Company (URC) is a leading property developer shaping the urban landscape in Kuwait and the region through residential, commercial, hospitality, and mixed-use developments that consistently demonstrating our commitment to quality and innovation. with consolidated assets of KD 689 million equal to US\$ 2.25 Billion.

We operate across multiple sectors from construction, contracting services, property management, and real estate development, facilitated through a wide network of subsidiaries and business associates reflecting our regional ambitions and diversification strategy beyond our Kuwaiti origin.



# A Subsidiary of KIPCO Group

URC serves as the real estate arm of its majority shareholder, KIPCO Group, an investment holding company operating across the GCC and wider MENA region with total assets under management valued at USD 47.5 Billion.

KIPCO's main business sectors are financial services (commercial banking, asset management and investment banking), petrochemicals & oil services, media, real estate and education.

## REAL ESTATE



## ENERGY



## LOGISTICS AND MANUFACTURING



## FINANCIAL SERVICES



## F&B



## HEALTHCARE



## MEDIA AND TECHNOLOGY



## EDUCATION



## Key Facts & Figures

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**+3**<sup>USD</sup>  
**Bn**

Assets Under Management

**+50**<sup>YEARS</sup>

Of Legacy and Growth

**1973**

Established in

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**1984**

Listed in Boursa Kuwait

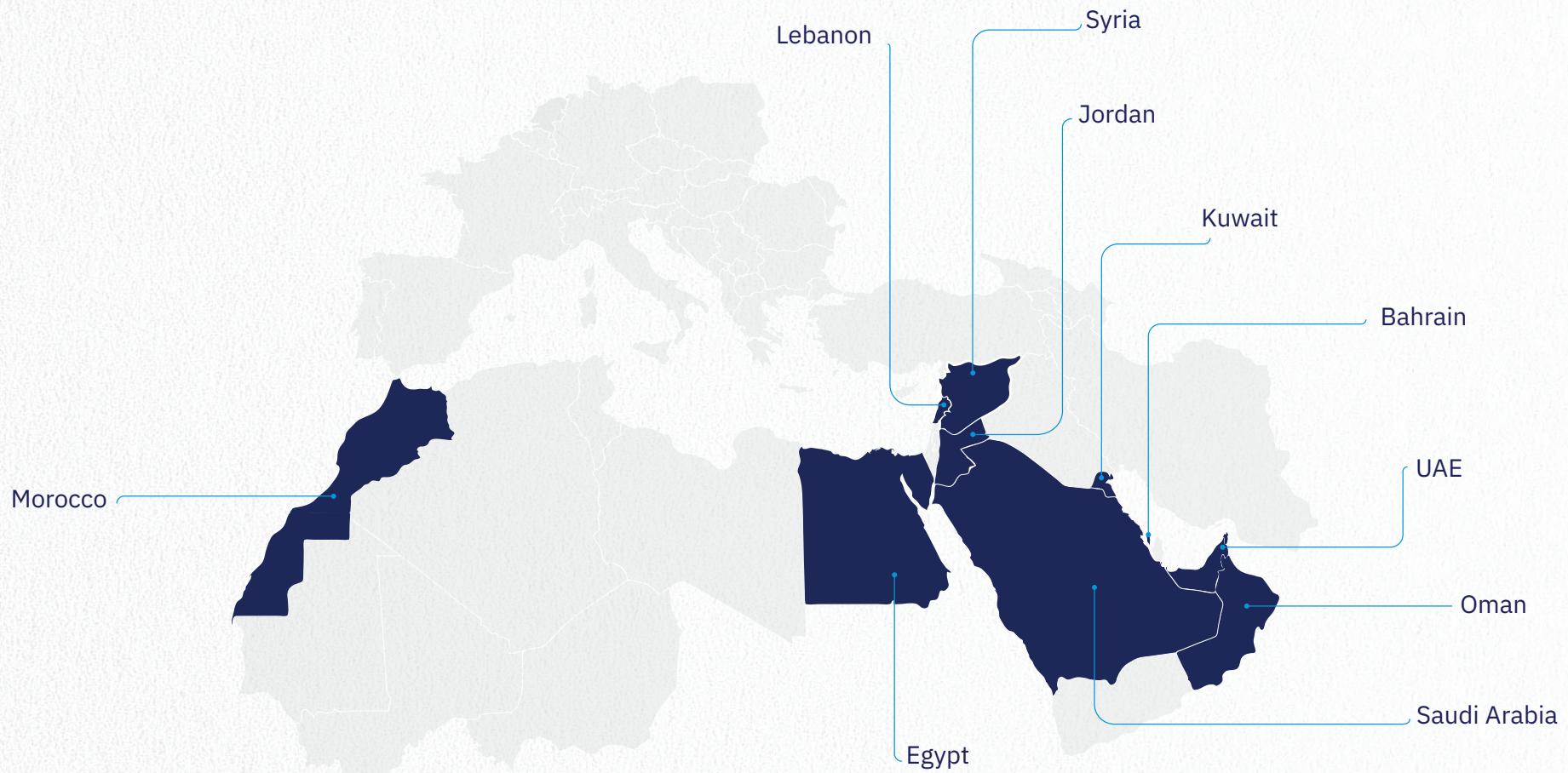
**+60**

Total Number of Projects

**5.9**<sup>SQM</sup>  
**Mn**

Total Plot Area of URC  
Developments & Lands

## Our Footprint



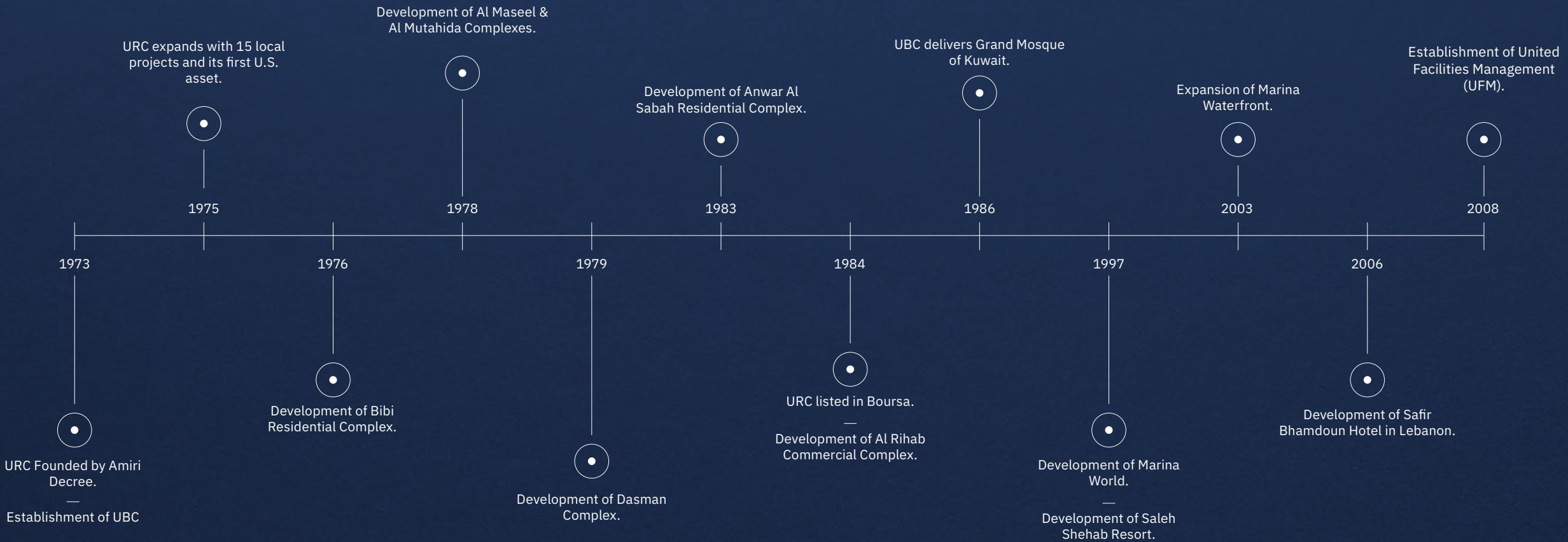
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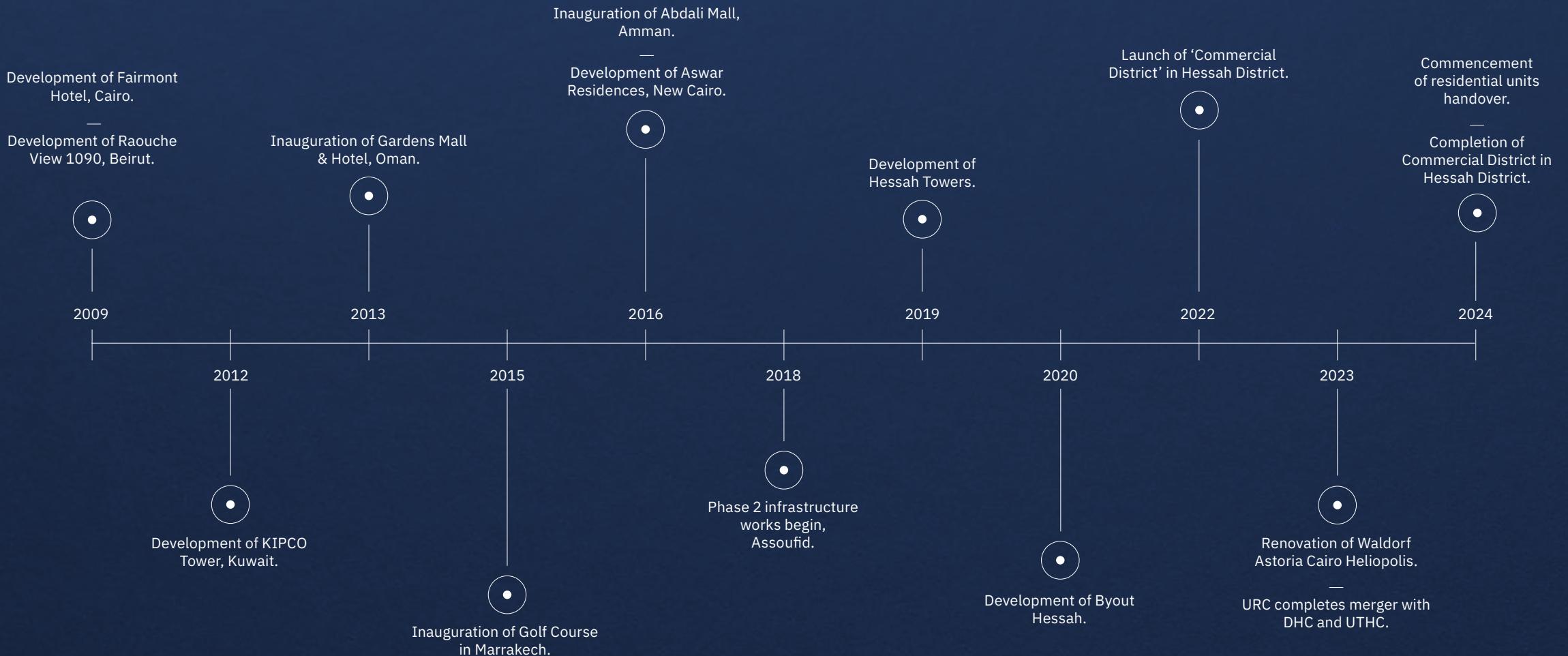
# Half a Century of Building Stories



For over five decades, URC has been instrumental in shaping the future of Kuwait and the MENA region through pioneering community developments.

# URC History





# A Winning Proposition

URC stands out as a pioneer in the Kuwait's residential and mixed use real estate sector, thanks to a unique blend of strategic advantages and industry expertise.



## Robust Economic & Demographic Fundamentals

Thriving real estate sector backed by favorable demographic trends and supportive government initiatives.



## Integrated Development Ecosystem

Extensive portfolio of subsidiaries and associates, enabling URC to excel in every phase of real estate development.



## Trailblazer in Off-Plan Sales

Driving industry advancement through off-plan sales, enabling URC to minimize risk by securing revenues and enhance efficiencies in project delivery.



## Diversified Portfolio to Build Communities

Skillful portfolio expansion beyond residential projects to include mixed-use developments, including offices, business parks, hotels, and retail outlets.



## Stable Financial Health & Profitability

Consistent revenue growth and profitability underpinned by a strategic approach that balances risk management with expansion opportunities.



## Collaborative Value Creation

Enduring partnerships with key government bodies and international firms that enhance value creation and drive mutual growth.

# Integrated Value Chain

## Innovative Operational Excellence

Our developing capabilities cover the entire real estate spectrum, from design through to project construction, marketing, and aftersales services. With the support of our subsidiaries and affiliates, we ensure efficient production, cost-effective operations, and exceptional quality control, while maximizing returns throughout the development process.



Design & Consultancy



Off-plan Sales and Marketing



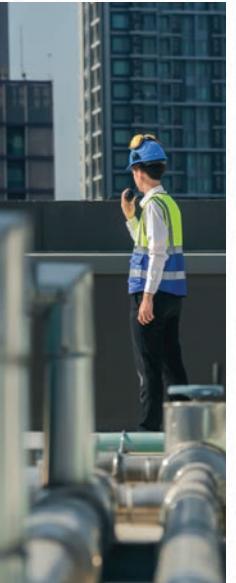
Project Planning & Management



Construction and Contracting



Leasing & Property Management



Leasing & Property Management

# Creating Spaces For Everyday Living.

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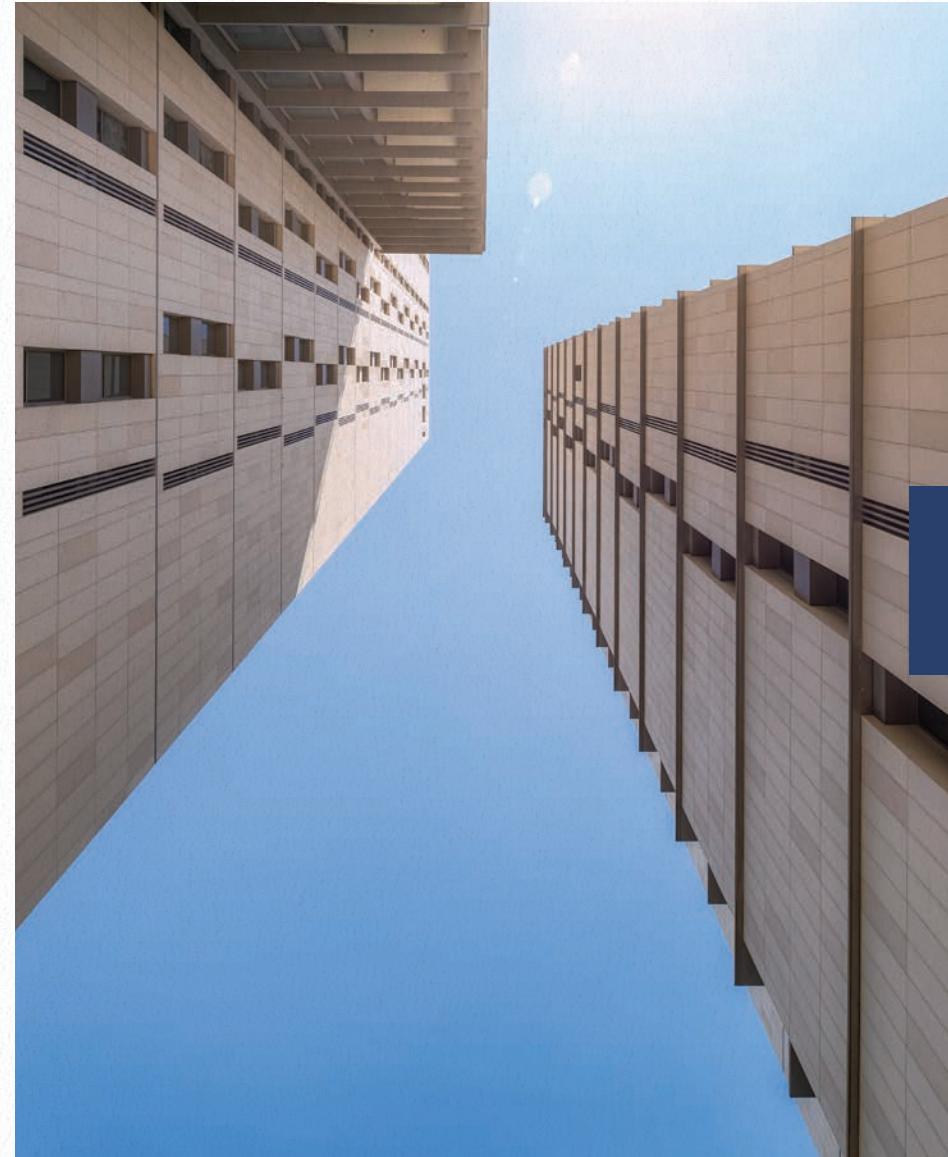
Our commitment to integrating sustainability principles into the core of our operations ensures that we design spaces that prioritize comfort and cultivate a sense of community for both residents and visitors. This approach is evident in our project development, as well as in every partnership we undertake and innovation we champion, thereby driving balanced and sustainable growth that reinforces our commitment to environmental and social responsibility.



## Awards and Excellence



Global  
Business  
Outlook



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# Group Subsidiaries and Associates

Our group encompasses multiple subsidiaries strategically located in Kuwait, the Middle East, North Africa, providing a comprehensive suite of services across real estate, contracting, hospitality, and facilities management sectors.



United Facilities Management (UFM) is the first company in Kuwait to offer comprehensive property and facility management services, along with related leasing consultancy. UFM remains a leader in integrated facilities management, providing end-to-end support from the design phase to full operational management.

**2009**

Established in

**+250**

Number of Contracts

**99.2%**

URC's Ownership

**+99**

Million USD

Annualized Value of Contracts



United Building Company (UBC) has developed into a premier contracting company renowned for its expertise in engineering, construction, and project management; reinforcing its reputation as a trusted partner for both public and private sector clients.

**1973**

Established in

**+31**

Completed Projects

**100%**

URC's Ownership

**+3.3**

Billion USD

Completed Value of Projects

**A+**

Grade

In Construction



Gulf-Egypt for Hotels & Tourism (S.A.E.) is a fully owned subsidiary of URC based in Egypt. It owns Hilton Cairo Heliopolis and Waldorf Astoria Cairo Heliopolis, along with prime land banks in Al Orouba and Sharm El Sheikh.

**1976**  
Established in

**100%**  
URC's Ownership

**4**  
Assets in Portfolio



Project Brands



Assoufid Group operates through its real estate and service entities to deliver the Assoufid Development Project in Marrakech, Morocco.

It is owned by Assoufid B.V. (ABV), a private company registered in the Netherlands and a subsidiary of URC, which also oversees the project's development and management.

The second phase of the Assoufid development will feature a five-star hotel, 22 branded residences, 28 residences for tourist promotion (RIPT), 25 residential villas, 120 apartments, and a 2,312-square-meter retail area. The third phase will introduce additional premium villas and apartments.

**2015**

Acquisition Year

**49%**

URC's Ownership

**2.4** Mn sqm

Project Area



Award Winning Golf Course



Mena Homes Real Estate Company (K.S.C.C.) is a Kuwaiti closed shareholding company owned by URC and other KIPCO Group entities. The company acquired plots in Hessah District, to develop residential, serviced apartments, offices, clinics, retail, F&B outlets, and a community hub. URC leads and manages the company's real estate investment portfolio and property development within Hessah District.

**2018**

launched in

**48.4%**

URC's Ownership

**+825**

Million USD

Project Value



HESSAH  
DISTRICT

Flagship Project



Insha'a  
Holding   
القابضة  
إِنْشَاء

Insha'a Holding Company is a leading manufacturer and supplier of building and construction materials in Kuwait. Its core business activities are specialized in ready-mix concrete, building materials, and construction chemicals and owned 40% by United Real Estate Company (URC), with 60% stake by KIPCO Group.

**40%**

URC's Ownership

**45.21** Million USD

Acquisition Value



Subsidiaries

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# Developed Projects



The current project portfolio showcases the breadth of our operations, including residential, commercial, and mixed-use developments. These projects are managed with a focus on efficiency and meticulous attention to detail.



## Hessah District

*The Center of Vibrant Living.*



2018



Mixed-Use



Kuwait



Total Plot Area  
226K sqm



Total Leasable Area  
97.2K sqm

### Project Components



HESSAH TOWERS | BYOUT HESSAH | HESSAH PLAZA | HESSAH HUB  
HESSAH WORK | HESSAH HEALTH | H SUITES





## Marina World

*Beachfront Community Destination.*



2003



Mixed-Use



Kuwait



Total Plot Area  
226K sqm



Total Leasable Area  
35.5K sqm  
with 136 bay



298 Units

- ✓ Retail
- ✓ Food & Beverage
- ✓ Entertainment
- ✓ Services
- ✓ Keys

### Project Components



MARINA MALL | MARINA CRESCENT | MARINA HOTEL  
MARINA WALK | MARINA WAVES | MARINA PLAZA | CLUB MARINA





## KIPCO Tower

*Work. Live. Connect.*



2012



Mixed-Use



Kuwait



Total Plot Area  
4.85K sqm



Total Leasable Area  
46.9K sqm



900 Spots  
Total Car Parking



180 Units

- ✓ Apartments
- ✓ Offices
- ✓ Retail



## Al-Shaheed Tower

*In the Heart of Business.*



2005



Offices & Commercial



Kuwait



Total Plot Area  
1.8K sqm



Total Leasable Area  
10.2K sqm



28 Units  
✓ Offices  
✓ Retail



## City Tower

*Work Where the City Moves.*



1996



Offices & Commercial



Kuwait



Total Plot Area  
1.2K sqm



Total Leasable Area  
6.9K sqm



55 Units  
✓ Offices  
✓ Retail





## Souq Al Mutahida

*Rooted in History, Built for Community.*



1978



Offices  
& Commercial



Kuwait



Total Plot Area  
10K sqm



Total Leasable Area  
12.3K sqm



175 Units

- ✓ Offices
- ✓ Retails
- ✓ Food & Beverage
- ✓ Services



## Souq Al-Masseel

*A Space with Historic Depth.*



1979



Offices & Commercial



Kuwait



Total Plot Area 7.36K sqm



Total Leasable Area 9.2K sqm



**211** Units  
✓ Offices  
✓ Retails  
✓ Food & Beverage  
✓ Services



## Saleh Shehab

*Experience Warm Stays by the Sea.*



1997



Commercial & Hospitality



Kuwait



Total Plot Area  
46K sqm



Total Leasable Area  
725.5 sqm



**119** Units  
✓ 105 Chalet  
✓ 13 Food & Beverage  
✓ 1 Services



## Al Khour

*Where Comfort Meets the Coastline.*



1994



Hospitality



Kuwait



Total Plot Area  
12.8K sqm



Total Leasable Area  
9K sqm



44 Units



## Waldorf Astoria Cairo

*Stay in the Heart of Heliopolis.*



2024  
Renovated In



Hospitality



Egypt



Total Plot Area  
76K sqm



Total Leasable Area  
12.3K sqm



352 Keys



## Hilton Cairo Heliopolis

*Elegant 5-star City Hotel.*



1979  
Established In



Hospitality



Egypt



Total Plot Area  
76K sqm



Total Leasable Area  
35.7K sqm



589 Keys



## Gardens Mall & Residences

*Where Hospitality and Retail Connect.*



2013



Commercial & Hospitality



Oman



Total Plot Area  
65.4K sqm



Mall Total Leasable Area  
28.7K sqm



252 Units  
✓ 168 Keys





## Raouche View At 1090

*Seaside Living, Reimagined with Care.*



2015



Residential



Lebanon



Total Plot Area  
4.9K sqm



Number of Floors  
22



42 Units



## Bhamdoun Hotel

*Live the Hillside Stay Experience.*



2006



Commercial & Hospitality



Lebanon



Total Plot Area  
4.34K sqm



Total Leasable Area  
2.6K sqm



67 Units

\*Operations have been temporarily suspended.



## Abdali Mall

*Amman's Vibrant Lifestyle Mall.*



2016



Commercial



Jordan



Total Plot Area  
29K sqm



Total Leasable Area  
55.8K sqm



133 Units



## Assoufid Resort (Phase I)

*Marrakech's Premier Golf Resort.*



2015



Mixed-Use



Morocco



Total Plot Area  
2.4M sqm



Golf Course Area  
640K sqm



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# Projects Under Development



We are actively developing new projects centered on sustainability and environmental responsibility, leveraging promising partnerships that address the needs of individuals and communities, and enhance their overall quality of life.



## Souq Sharq

*Reconnecting the city with gulf.*



Expected completion in  
2028



Commercial



Kuwait



Total Plot Area  
384,385 sqm



Total Leasable Area  
35K sqm



Waterfront Length  
2.41 km





## Plot 42 Residential

*Luxury Residential Tower.*



Expected completion in  
2029



Residential



Kuwait



Total Plot Area  
1669 sqm



22 Units



## Sabah Al Ahmed (S5)

*Designed for the Rhythm of Community Life.*



Expected completion in  
2027



Commercial  
& Gardens



Kuwait



Total Plot Area  
35.46K sqm

### Commercial Components:

- ✓ Retail Stores
- ✓ Food & Beverage Units
- ✓ Drive-Thru Units
- ✓ Anchor Store
- ✓ Food Court
- ✓ Convenience Stores
- ✓ Entertainment

# Sabah Al Ahmed Map







## Sharm El Sheikh Resort

*Luxury Hospitality Hotel.*



Expected completion in  
2027



Hospitality  
& Retail



Egypt



Total Plot Area  
213K sqm



220 Units





## Assoufid (Phase II)

*Indulge Your Senses.*



Expected completion in  
2029



Hospitality



Morocco



Total Plot Area  
2.4Mn sqm



Total Leasable Area  
2.47K sqm



# Contact us

For any further enquiries please contact:

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شركة العقارات المتعددة  
United Real Estate Co

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**THANK YOU.**