

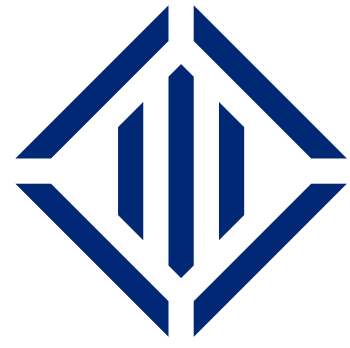


# COWORKING SPACES

Building a Community  
of Like-Minded Professionals



Dubai International  
Financial Centre



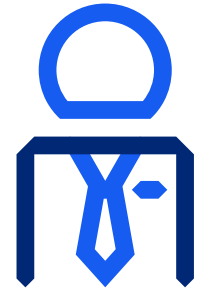
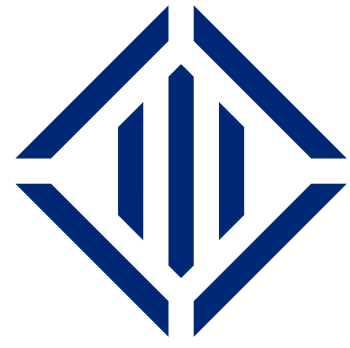
# Where Business Meets Growth

DIFC Coworking Spaces are fully equipped for individuals who want to work independently or collaboratively in a shared office space. Based in the region's leading financial hub, DIFC, the Coworking Spaces offer a great advantage to businesses that start operations in the centre. They support all small companies and startups to conduct their operations smoothly. At DIFC, the registered companies can choose from a range of flexible and collaborative office spaces for all types of businesses.

## Key Features:

- ◆ Cost-effective workspaces supported by high-end infrastructure
- ◆ Diverse financial ecosystem backed by DIFC
- ◆ Home to DIFC FinTech Hive, DIFC's FinTech accelerator
- ◆ Associated to DIFC Innovation Hub, which is home to innovation and creativity
- ◆ No incorporation and registration fees
- ◆ Reduced commercial license fees
- ◆ Flexi-desk arrangements
- ◆ No minimum share capital requirement
- ◆ Located at Gate Avenue, Zone D





Niche community of professionals and residents with high disposable income

**25,600**

**UBER**  
**Careem**

Dedicated Careem and Uber pick up points



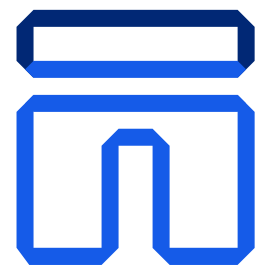
Walking distance to metro

**10 min**



**Over 2,400**

Active registered companies

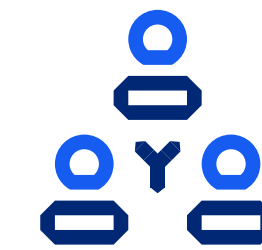


Surrounded by affluent neighbourhoods of Zabeel, Downtown Dubai, Jumeirah and Sheikh Zayed Road's residential towers in a catchment area of 250,000



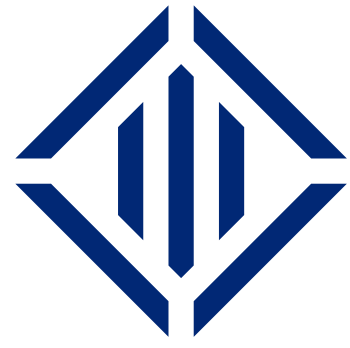
**1,000**

Parking spaces



**Over 300**

lifestyle/retail community



## Lease Types

	Yearly / AED	Yearly / USD
Flexi Desk	22,200	6,000
Dedicated Desk	25,680	7,000
Closed Offices	46,500 - 88,800	12,600 - 24,000

A DIFC innovation license is required to access the space, find out more on [difc.ae/innovation](https://difc.ae/innovation)





## Convenient, Suitable and Desirable Infrastructure

DIFC Coworking Spaces offer you excellent connectivity and state-of-the-art infrastructure that help your business to grow higher. Whether you are looking to host a team meeting, brainstorm session, workshop, or seminar, the DIFC Coworking Spaces support your every requirement.

## Guests

Guests visiting the Coworking Spaces should log their way at the reception.

Advise your guests to contact you once they reach DIFC Coworking Spaces so you can receive them accordingly, as DIFC Coworking Spaces are not responsible for receiving your guests.

Guests are only allowed in the collaborative zone and meeting rooms.

## Meeting Rooms

Meeting rooms can be booked from 8 am until 6 pm (Sunday to Thursday). Bookings should be done through the member site or through reception.

## Lockers

Lockers are available for lease at AED 100 per month.



# Booking with Ease

At DIFC Coworking Spaces, you can enjoy spacious and fun events space with the capacity to fit 120 people, equipped with a screen, speakers, AV system, and WiFi.

## Prices and Breakdown

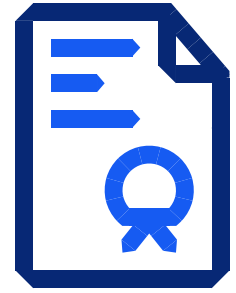
	Per Day/ AED
Coworking Space clients	1,000
Referred by Coworking Space clients	1,500
Non Coworking Space clients	2,000

- ◆ Venue booking agreement needs to be signed
- ◆ 100% advance payment is required to confirm the booking

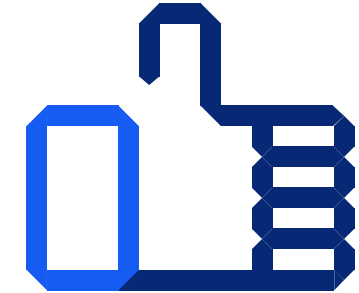




## Advantages of Leasing at DIFC



Flexible terms



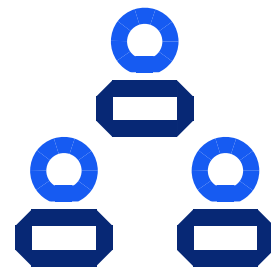
**100%**  
Ownership



**0%**  
No tax on profits  
and personal income



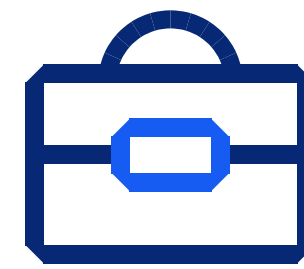
Independent  
English Common  
Law framework



Support from the  
in-house team  
of professionals  
One-stop-shop  
from license  
application to  
leasing of spaces



Surrounded by  
reputed Banks,  
International  
Investment/Wealth  
Management firms,  
Lawyers,  
Consultancy firms



Single-owner units,  
which gives flexibility  
for clients to expand/  
downsize during the  
lease tenure, across  
the wide range  
portfolio



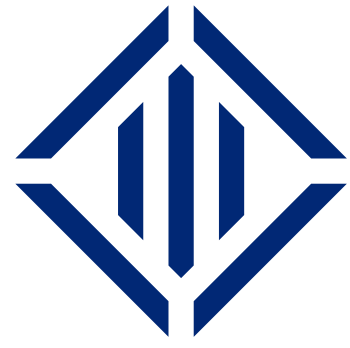
Easy access to the  
DIFC community, DIFC  
Services (Registry and  
GSO), and Retail offering  
Access to world-class  
Data Centres



Never give up



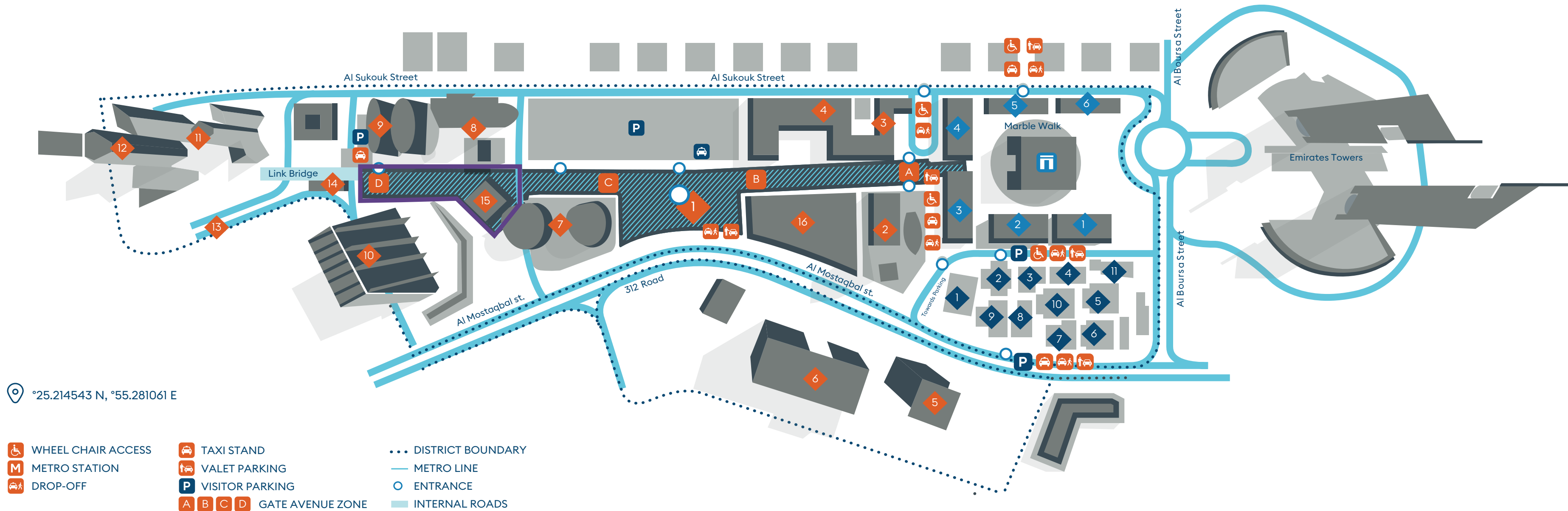
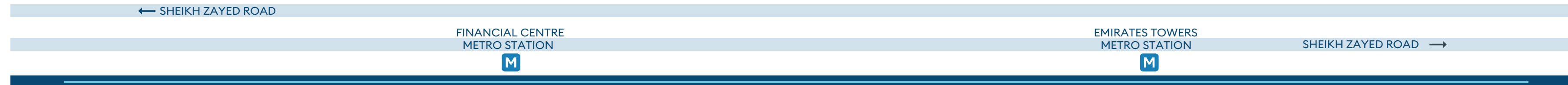




# DIFC Community Map

← ABU DHABI 120 KM

DUBAI INTERNATIONAL AIRPORT (DXB) - 11 KM / SHARJAH - 35 KM →



°25.214543 N, °55.281061 E

- WHEEL CHAIR ACCESS
- METRO STATION
- DROP-OFF
- TAXI STAND
- VALET PARKING
- VISITOR PARKING
- GATE AVENUE ZONE
- DISTRICT BOUNDARY
- METRO LINE
- ENTRANCE
- INTERNAL ROADS

### GATE DISTRICT

- The Gate
- GD1
- GD2
- GD3
- GD4
- GD5
- GD6

### GATE VILLAGE

- GV1
- GV2
- GV3
- GV4
- GV5
- GV6

- GV7
- GV8
- Four Seasons Hotel DIFC
- GV10
- GV11 - The Exchange

### GATE AVENUE MAIN ENTRANCE

- Currency House
- The Ritz-Carlton, DIFC
- Limestone House
- Sky Gardens
- Burj Daman
- Park Towers
- Liberty House
- Emirates Financial Towers
- Index Tower
- Central Park Residential
- Central Park Commercial
- Truck Tunnel Entrance

- South Plaza
- DIFC Grand Mosque
- ICD Brookfield Place



For further information,  
please visit [difc.ae](https://difc.ae)  
or contact us on  
T: +971 4 362 2222  
E: [coworking@difc.ae](mailto:coworking@difc.ae)

