

Master plan
draft of
smart city

ALMATY
REGION
SOKOL
smart city

IHOLDING GROUP

TRUMP TOWER



WARWICK

HOTELS AND RESORTS



FOUR SEASONS

Hotels and Resorts



iholding GROUP LLP
Investment Conduit for Large-Scale Projects

iHolding LLP: Investment Conduit for Large-Scale Projects

iHolding LLP is an international investment platform implementing strategic projects in real estate, tourism, urban development, and innovation. We build investment alliances that bring together global investors, government entities, and private sector partners.

Scale and Regional Impact - These are currently the largest development projects in Kazakhstan and Central Asia. • Total construction area: 15,000,000 square meters • Total land area: 2,500 hectares

 **by I Holding Group**

iholding

iholding

Our Mission

To create sustainable, high-yield projects capable of transforming cities, industries, and lives. At iHolding LLP, we are building the economy of the future through visionary, large-scale initiatives.



Investment Scale & Impact

\$8.5B

Total Investment
Committed by GEIH for
flagship projects

15M m²

Construction Area
Total development footprint

2,500

Land Area
(hectares)

Across all projects



Our Flagship Projects



RaceWorld™

An international motorsport center with Formula 2/3-grade tracks, racing academy, and commercial zones.



Trump Tower

A multifunctional A+ skyscraper with premium offices, luxury hotel, and high-end residences.



Sokol Smart City

A large-scale smart city with residential districts, educational institutions, and IT infrastructure.



La Ville De La Lune

A premium tourism cluster on Lake Kapchagay inspired by the French Riviera.

RaceWorld™ : Ultimate Entertainment Destination

1

Formula 1 Racetrack

World-class racing circuit designed for international competitions.

2

Theme Park

Centered around velocity/speed and extraterrestrial encounters.

3

All-Weather Environment

Futuristically designed for year-round tourism.

4

Comprehensive Facilities

Hotels, malls, museums, concert venues, and film studios.

PROJECT OVERVIEW KAZAKHSTAN

RACEWORLD
CHARIOTS OF THE GODS
SPACEWORLD

RaceWorld™ is the ultimate entertainment and sports destination. As well as featuring a well-designed Formula 1 racetrack, it is complemented by a top-tier theme park centered around velocity/speed (First and Fastest) and extraterrestrial encounters inspired by "Chariots of the Gods".

RaceWorld™ theme park will take visitors beyond the present concept of the popular Disney theme park attractions into the realm of extraordinary immersive entertainment and alternate realities. This complete family experience will also encompass hotels, malls, museums, a hippodrome, concert venues, a large multipurpose stadium, film studios, a concept park, Olympic Village, smart city innovations, monorail system, camping, extreme sport area, technical training institute, and more ... with most of the attractions within a unique and futuristically designed all-weather environment for the attendance of year-round tourism.

For immediate marketing and visibility, RaceWorld™ will be involved with well-known international foundations and strategic corporate partnerships associated with iconic personalities, music and film celebrities, and famous sports figures. Through our broadcast and top marketing affiliates, our specially devised international media campaigns (along with social networking), global attention will be focused on RaceWorld™ which will benefit the regional community with employment plus increase tourism internationally for the country.

ERICH VON DÄNIKEN'S
CHARIOTS
OF THE
GODS



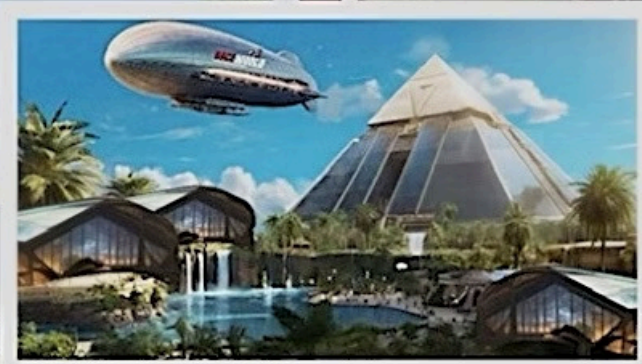
RACEWORLD™



iholding



RACEWORLD



RaceWorld™ - The Circuit



RaceWorld™



RaceWorld™



RaceWorld Sokol International



YouTube [↗](#)

Sokol Race Track Pors...

2:07.58



YouTube [↗](#)

Time Attack | Toyota G...

Onboard video from Toyota GT86 during Time Attack...

The RaceWorld™ Sokol Circuit is a motorsport race track 76 km northwest of Almaty, Kazakhstan. The 4.495 km circuit was designed by Hermann Tilke.

INTERNATIONAL
SOKOL CIRCUIT

iholding GROUP LLP
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RACEWORLD™
KAZAKHSTAN

Exclusive International Automotive Dealership and Authorised Service Centers

- for -



INEOS
GRENADIER

RaceWorld™ - The Reality TV series



'First & Fastest' Reality TV
Series



'First & Fastest' Reality TV
TRAILER



'First & Fastest' Reality TV
Series

[Click here](#)

2. Trump Tower: Architectural Flagship



3. Sokol City: Smart Urban Development



1

Residential Districts

Modern living spaces designed for comfort and convenience with smart home technologies.

2

Educational Institutions

International schools and research centers fostering innovation and knowledge.

3

Green Infrastructure

Sustainable parks and eco-friendly systems creating a balanced environment.

4

IT & Logistics Hubs

Advanced technology centers and efficient transportation networks.

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ALMATY
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smart city

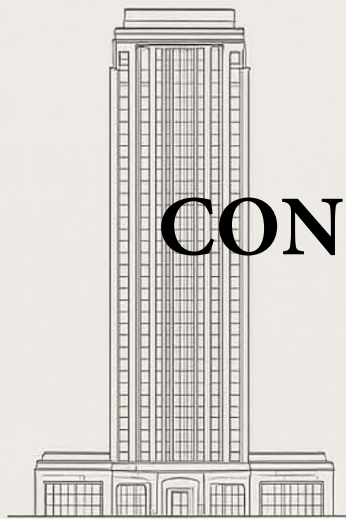
IHOLDING GROUP

TRUMP TOWER

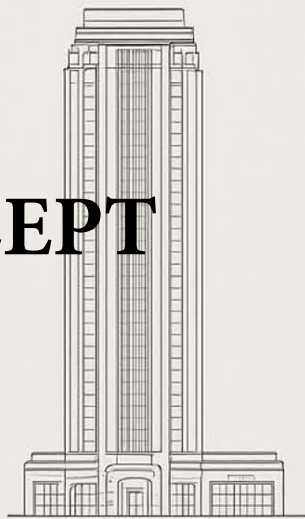
iholding GROUP LLP
Investment Conduit for Large-Scale Projects



CONCEPT



ELEVATION



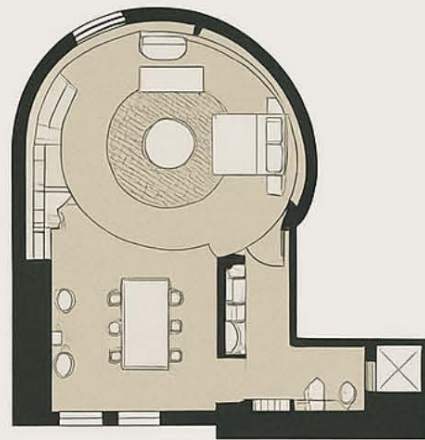
ELEVATION

TRUMP TOWER HOTEL

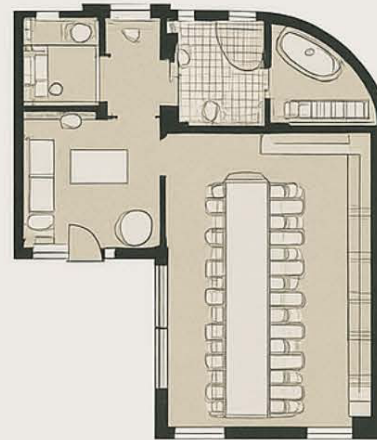
RaceWorld™ Sokol Smart City, Kazakhstan



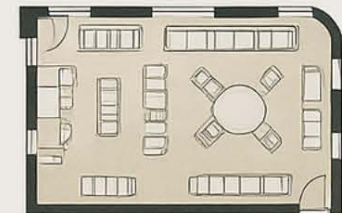
ELEVATION



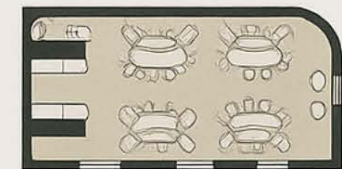
EXECUTIVE SUITE FLOOR PLAN



LOBBY LAYOUT



CASINO LAYOUT



CASINO LAYOUT



SOKOL SMART CITY PLANS AND OVERVIEW

Contents

1. Project Summary

Land Utilization Plan

2. Zone-Specific Design Proposal

Zone 1. Premium Outlet

Zone 2. Resort Hotel & Golf Club

Zone 3. Senior Town & Medical Center Complex

Zone 4. Hospital & Medical School

Zone 5. International School

Zone 6. Culture Complex

Zone 7. Shopping Mall

Zone 8. Sculpture Park

Zone 9. Highway Rest Area

Zone 10. Residential. Commercial. Business Facilities

Appendix Horse Racing Park

Postnatal Care Center

Land Utilization Plan (토지이용계획)



	Division	Site Area		Total floor area	
		m2	평	m2	평
A	Zone 1	497,000	150,000	110,000	33,000
	Sub Total	497,000	150,000	110,000	33,000
B	Zone 2	70,000	21,000	67,000	20,000
	Zone 3	2,285,000	690,000	20,000	6,000
	Zone 4	100,000	30,000	210,000	63,000
	Zone 5	480,000	145,000	512,000	154,000
	Zone 6	155,000	47,000	168,000	51,000
	Zone 7	600,000	180,000	600,000	180,000
	Zone 8	90,000	30,000	120,000	36,000
	Zone 9	140,000	42,000	460,000	140,000
C	Zone 10	335,000	100,000		
	Sub Total	4,255,000	1,285,000	2,070,000	625,000
	Zone 9	200,000	60,000	30,000	9,000
C	Zone 10	3,120,000	945,000		
	Zone 10	730,000	220,000		
	Sub Total	4,050,000	1,225,000		
Total		8,800,000	2,660,000		

Facility Location & Area Table (시설위치 및 면적표)



Zone 1

Creating a Job
고용창출
10,000명

Economic Ripple Effect
경제적파급효과
6,000억원

Number of Stores
매장수
270개

Annual Sales
연매출
7,500억원

Annual Visitors
연간방문객
1,000만명

Division		Site Area		Total floor area	
		m2	평	m2	평
Zone 1	Premium Outlet	497,000	150,000	110,000	33,000
Total		497,000	150,000	110,000	33,000

2. Zone-specific Design Proposal

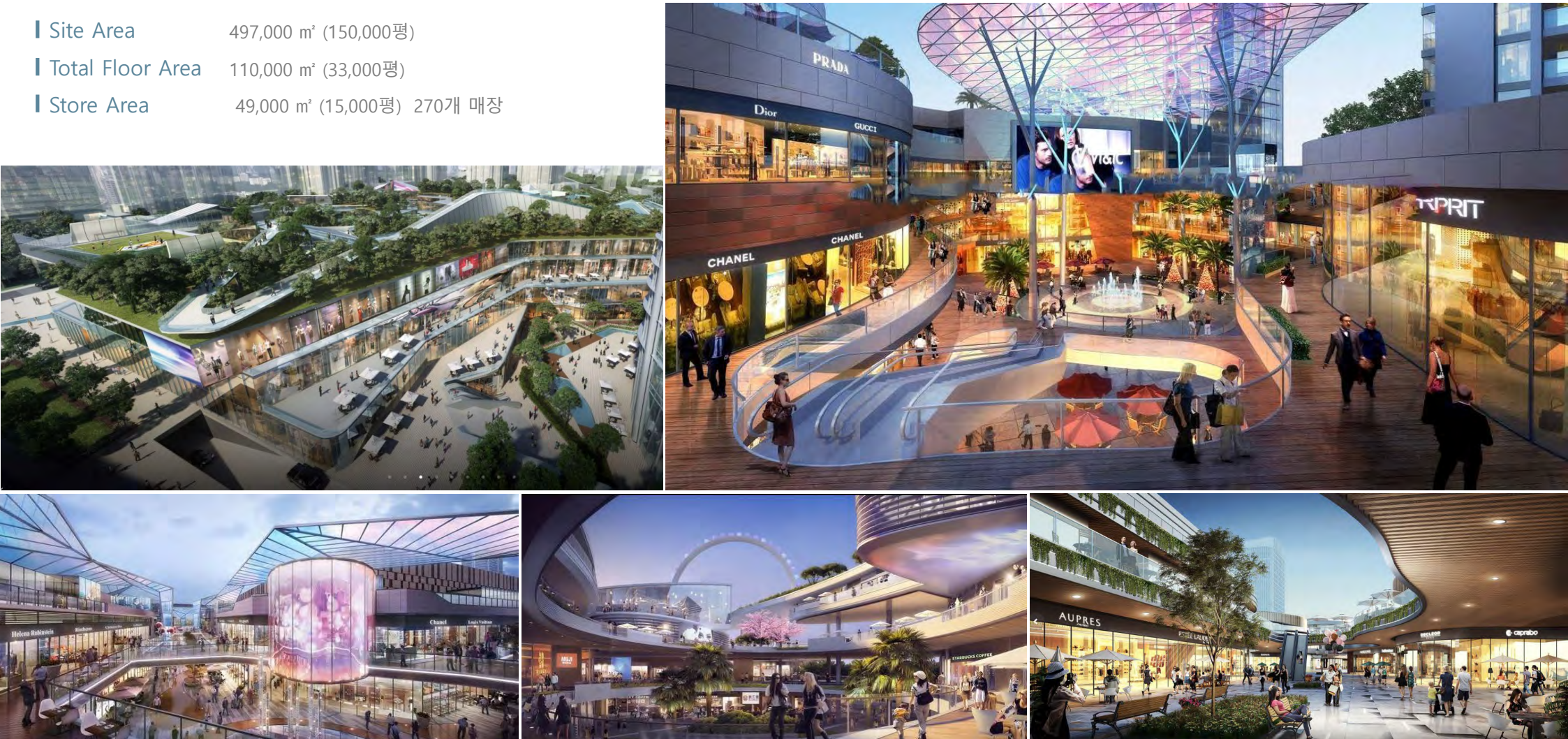
Zone 1 Premium Outlet

Master plan draft of SMART CITY

Zone 1

Premium Outlet Image Photo (프리미엄아울렛 이미지사진)

- | Site Area 497,000 m² (150,000평)
- | Total Floor Area 110,000 m² (33,000평)
- | Store Area 49,000 m² (15,000평) 270개 매장



2. Zone-specific Design Proposal

Zone 1 Premium Outlet

Master plan draft of SMART CITY

Premium Outlet Image Photo (프리미엄아울렛 이미지사진)

Zone 1

Store 일반매장



Restaurant & Café 전문식당 및 카페



Facilities 편의시설 : Kids Arcade / Premium Lounge



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

Facility Location & Area Table (시설위치 및 면적표)



Resort Hotel Economic Effect (카지노.골프클럽 제외)

Creating
a Job
고용창출

2,400명

Economic
Ripple Effect
경제적파급효과

4,000억원

Estimated
Project Cost
총사업비

1,900억원

	Division	Site Area		Total floor area		
		m2	평	m2	평	
Zone 2	Golf Club	Golf Course	2,285,000	690,000	20,000	6,000
		Club House				
	Sub Total		2,285,000	690,000	20,000	6,000
	Resort Hotel	Guest Room	70,000	21,000	25,000	7,500
		Dine & Facilities			10,650	3,200
		Spa & Sauna			5,000	1,500
		Convention Hall			3,000	900
		Casino			15,000	4,500
		Support Facilities			7,000	2,000
	Tenant	1,350	400			
Sub Total		70,000	21,000	67,000	20,000	
Total		2,355,000	711,000	87,000	26,000	

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

Resort Hotel Space Program (리조트호텔 세부 면적표)

- Site Area (대지면적) : 70,000 m² (21,000평)
- Total Floor Area (연면적) : 67,000 m² (20,000평)
- B3F - 9F
- 9 Type / 310 Rooms



Division	Total floor area		Capacity	Note
	m2	평		
Guest Room	25,000	7,500	912	9Type 310 Rooms
Dine & Facilities	Dine	2,000	600	Lounge & Deli / Restaurant / Bar / Poolside Bar / Sky Lounge
	Fitness	1,650	500	Kids Club / GX / Fitness / Beauty Therapy / Indoor Pool
	Shop/Amusement	7,000	2,100	Karaoke / Live Bar / Souvenir Shop / Mini Golf / Game Zone
Sub Total		10,650	3,200	
Spa & Sauna	Sauna	3,000	900	Locker Room / Powder Room / Shower / Sauna
	Spa	2,000	600	Bade Pool (Theme Pool / Kids Pool / Play Pool)
Sub Total		5,000	1,500	
Convention	Grand Hall	1,880	570	1000
	Medium Hall 1	500	150	250
	Medium Hall 2	300	90	150
	Small Hall	150	45	60
	Meeting RM.	65	20	30
	Vip Meeting RM.	65	20	
	Bridal Waiting RM.	40	12	
Sub Total		3,000	900	
Casino	15,000	4,500		170 Table / 300 Machine / 10 ETG master table 총 470매
Tenant	1,350	400		Restaurant / Café / Shop
Support Facilities	7,000	2,000		Staff Facilities / Management Facilities
Total	67,000	20,000		

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

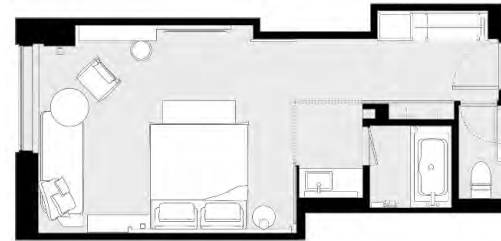
Resort Hotel Guest Room (객실)

- Site Area (대지면적) : 70,000 m² (21,000평)
- Guest Room Total Floor Area (객실 총연면적) : 25,000 m² (7,600평)
- Ratio of Rooms to total floor area 50%
- 9 Type / 310 Rooms

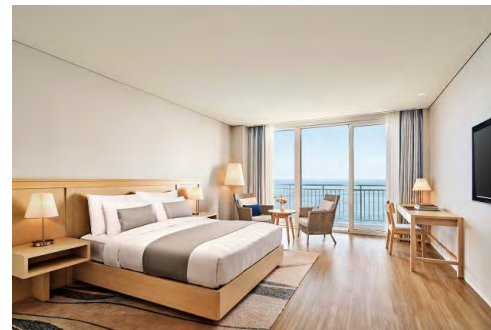
Room Type

	Division	Total floor area		Number of Rooms.	Capacity	Note
		m2	평			
Guest Room	SD - Standard Double	40.6	12.3	78	2	Double Bed
	FT - Family Twin	40.6	12.3	72	3	Single+Double Bed
	GD - Grand Double	49.1	14.9	34	2	Double Bed
	GT - Grand Twin	49.1	14.9	32	3	Single+Double Bed
	JFS - Junior Family Suite	58.6	17.7	65	4	Double+Double Bed
	SS - Superior Suite	68.9	20.8	22	4	Double+Double Bed
	DSF - Deluxe Suite Family	98.0	29.6	4	4	Double+Double Bed
	Premier View Suite	133.2	40.3	2	4	Double+Twin Bed
	Presidential Suite	246.0	74.4	1	4	Double+Twin Bed
Public Area		8,800	2,700			
Total		25,000	7,600	310	912	

SD Type 40.6m²

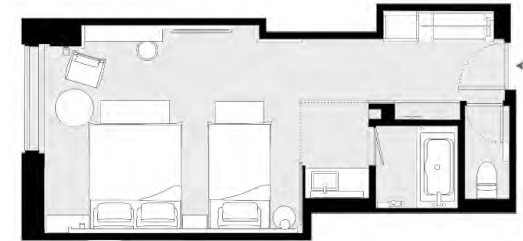


Standard Double

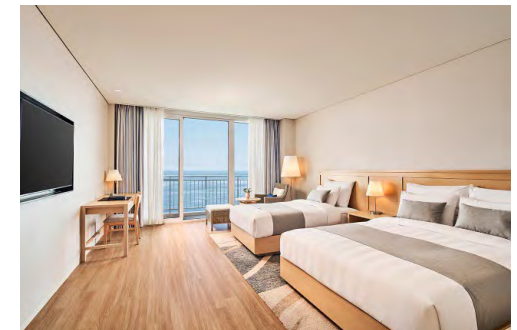


객실면적	40.6m ² (12.평)
객실수	78
	평
	Double Bed + Bath RM.

FT Type 40.6m²



Family Twin



객실면적	40.6m ² (12.평)
객실수	72
	평
	Single + Double Bed + Bath RM.

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

Resort Hotel Guest Room (객실)

GD Type 49.1m²

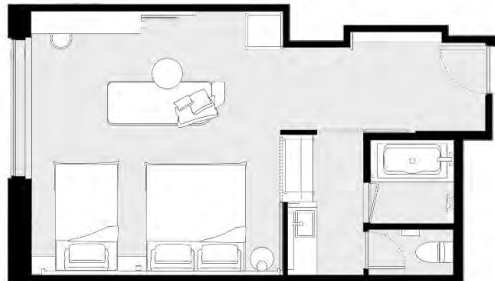


Grand Double



객실면적	49.1m ² (14.평)
객 실 수	34
	평
	Double Bed + Bath RM.

GT Type 49.1m²

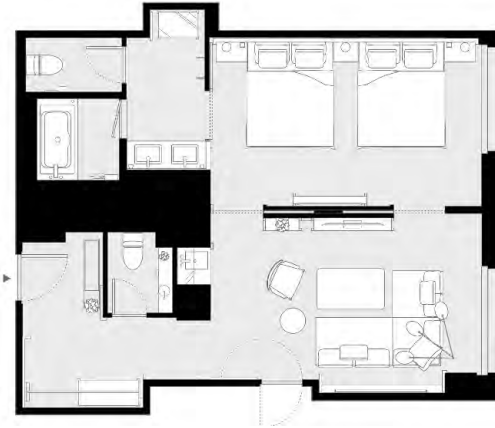


Grand Twin



객실면적	49.1m ² (14.평)
객 실 수	32
	평
	Single + Double Bed + Bath RM.

JFS Type 58.6m²



Junior Family Suite

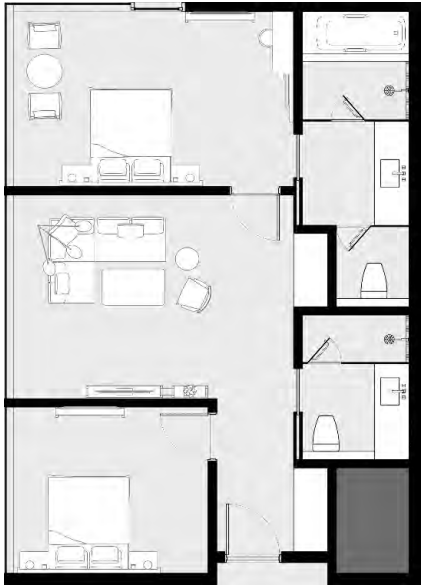


객실면적	58.6m ² (17.평)
객 실 수	65
	평
	2 Double Bed + Living RM. + Bath RM. + Toilet

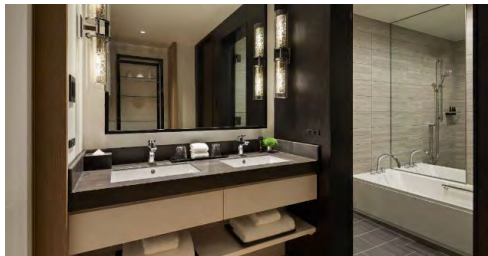
Resort Hotel Guest Room (객실)

Zone 2

SS Type 68.9m²



Superior Suite



객실면적	68.9m ² (20.평)
객 실 수	22
	평
	2 Rooms (Double Bed) + Living RM.+ 2 Bath RM.

DSF Type 98m²



Deluxe Suite Family

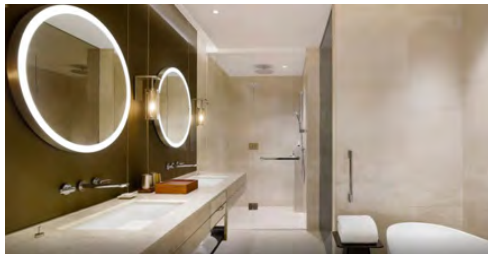


객실면적	98m ² (29.평)
객 실 수	4
	평
	2 Double Bed + Living RM.+ 2 Bath RM. + Jacuzzi

Resort Hotel Guest Room (객실)

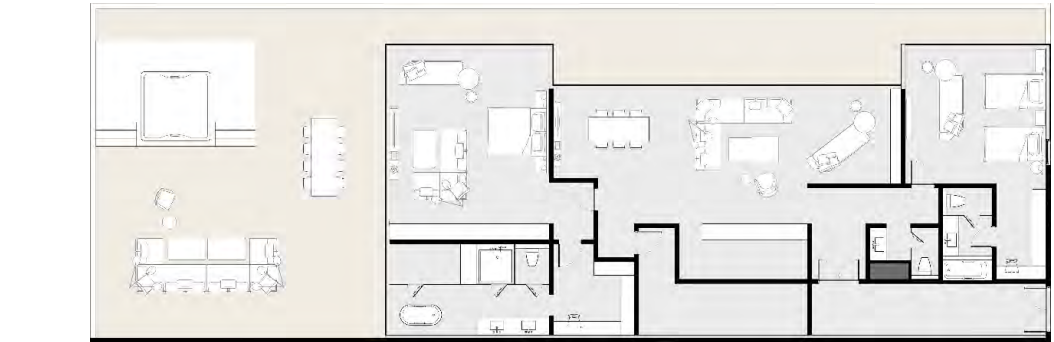
PVS Type 133.2m²

Premier View Suite

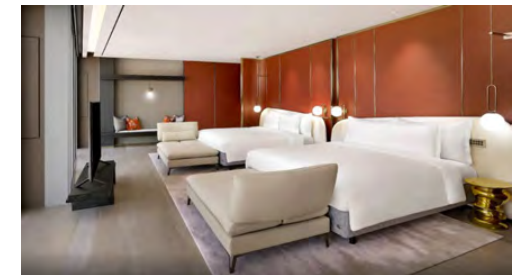


객실면적	133.2m ² (40.평)
객실수	2
	평
	2 Rooms (Double Bed + Twin Bed) + Living RM.+ 2 Bath RM.

PS Type 246m²



Presidential Suite



객실면적	246m ² (74.평)
객실수	1
	평
	2 Rooms (Double Bed + Twin Bed) +Living RM.+2 Bath RM.+Jacuzzi

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Resort Hotel Dine & Facilities (식당 및 부대시설)

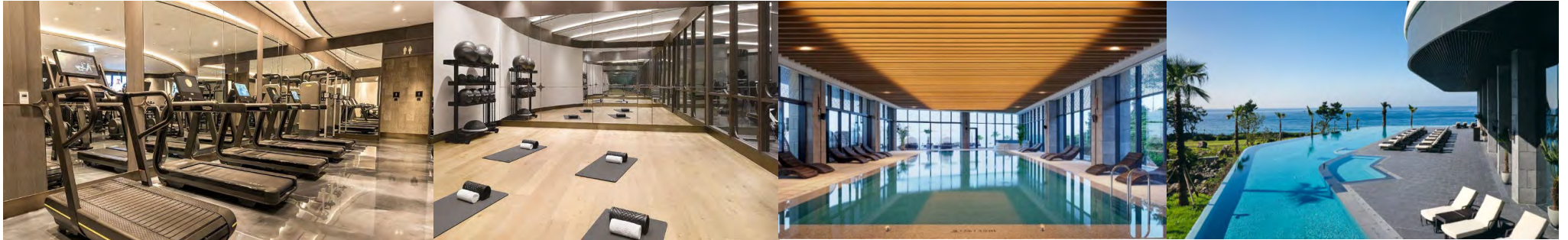
- Site Area (대지면적) : 70,000 m² (21,000평)
- Total Floor Area (식당 및 부대시설 총연면적) : 10,650 m² (3,200평)

Zone 2

Lounge & Deli / Restaurant / Bar / Sky Lounge (Rooftop)



Fitness / GX / Indoor Pool / Infinity Pool



Kids Club / Mini Golf / Game Zone



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

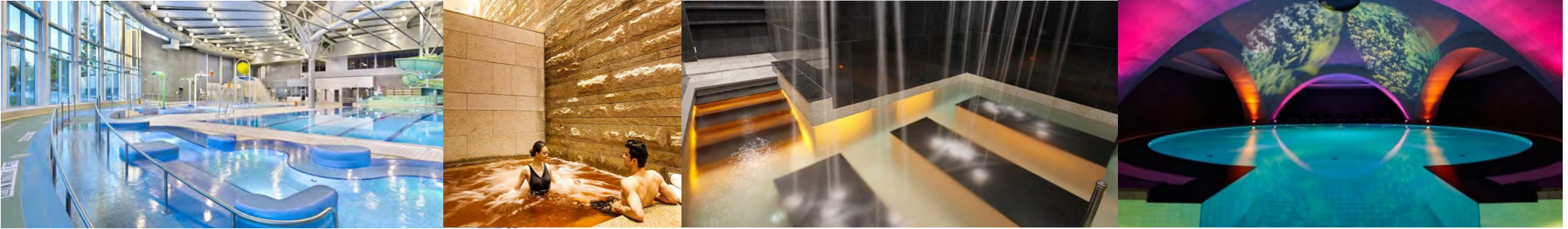
Master plan draft of SMART CITY

Resort Hotel Spa & Sauna (스파 및 찜질방)

Zone 2

- Site Area (대지면적) : 70,000 m² (21,000평)
- Total Floor Area (스파 및 찜질방 총연면적) : 5,000 m² (1,500평)

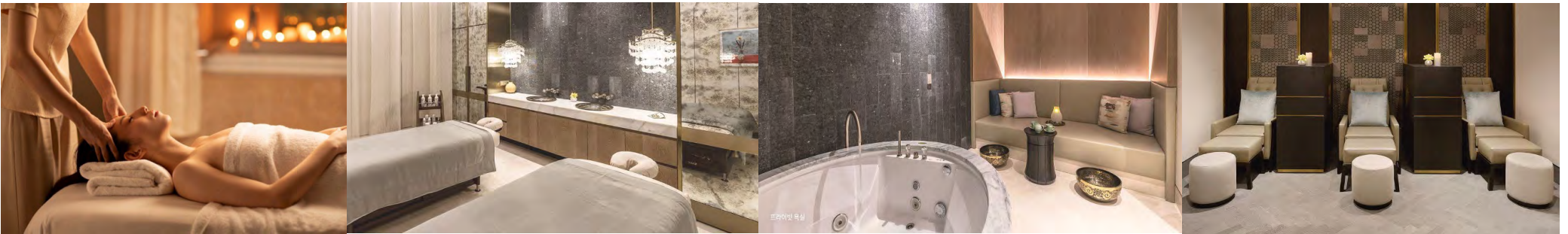
Bade Pool / Theme Pool



Sauna / Pool Bar



Beauty Therapy



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

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Resort Hotel Convention Hall (연회장 및 웨딩홀) · Site Area (대지면적) : 70,000 m² (21,000평)
· Total Floor Area (연회장 총연면적) : 3,000 m² (900평)

Zone 2

Grand Ballroom – 1,000석



Banquet Hall 1 – 250석



Banquet Hall 2 – 60석



VIP Meeting Rooml



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

Resort Hotel Casino (카지노) · Site Area (대지면적) : 70,000 m² (21,000평)
· Total Floor Area (총연면적) : 15,000 m² (4,500평)

<p>Creating a Job 고용창출</p> <p>3,000명 협력업체포함 4500명</p>	<p>Economic Ripple Effect 경제적파급효과</p> <p>1.3조원</p>	<p>Annual Tax 연간 세금</p> <p>2,400억원</p>
<p>Annual Sales 연매출</p> <p>3,800억원</p>	<p>Annual Visitors 연간방문객</p> <p>12,000명</p>	<p>Gaming Facilities 게임시설</p> <p>470대</p>

Gaming Zone Table 170대



Gaming Zone Machine 300대



ETG master table 10대



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Resort Hotel Casino (카지노) · Site Area (대지면적) : 70,000 m² (21,000평)
· Total Floor Area (총연면적) : 15,000 m² (4,500평)

Zone 2

VIP Zone



Dine & Drink



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

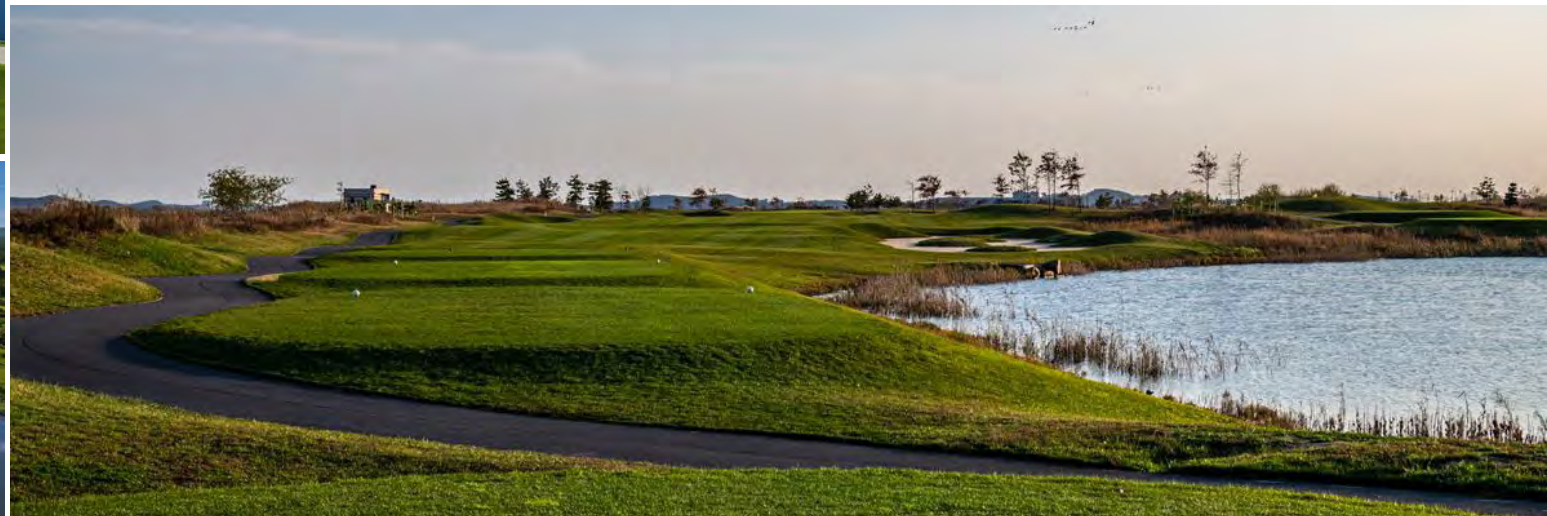
Master plan draft of SMART CITY

Golf Course (골프장)

Zone 2

36 Hole Lake course / Meadow course

- Site Area (대지면적) : 2,285,000 m² (690,000평)
- Club House Area (연면적) : 20,000 m² (6,000평)



Golf Course (골프장)

· Site Area (대지면적) : 2,285,000 m² (690,000평)



Membership

Division	Member Composition	Sale Price (₩)	Booking
Individual		₩160,000,000	2-2
General		₩360,000,000	2-2
Uninscribed		₩2,500,000,000	6-3

Fees

Membership Course (18홀) (단위: 원)

Division	Green Fee		Caddy
	Weekday	Weekend	
Member(18홀)	95,000	115,000	
Non-Member(18홀)	250,000	290,000	

Membership Course (9홀) (단위: 원)

Division	Green Fee		Caddy
	Weekday	Weekend	
Member(9홀)	47,500	57,000	
Non-Member(9홀)	125,000	145,000	

Public Course (18홀:9홀*2) (단위: 원)

Division	Green Fee		Caddy
	Weekday	Weekend	
Non-Member	188,000	247,000	

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Zone 2

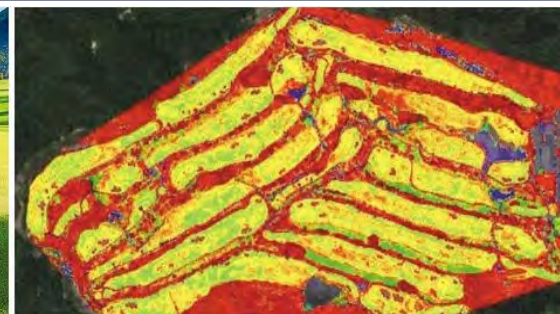
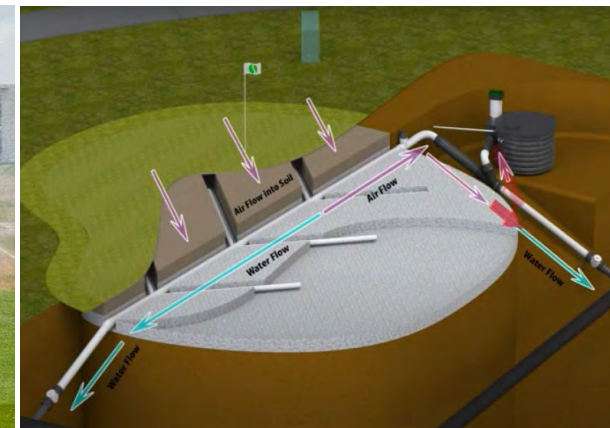
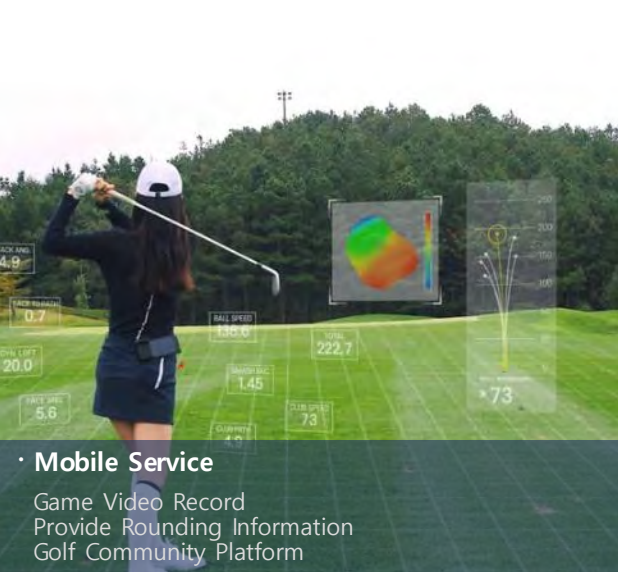
Golf Course (골프장 관리시스템)

| Smart Golf System

Control automation solution / AI Combination

| Smart Golf Solution

Smart parking control / Smart kiosk / Smart Caddy / Smart order



Club House Space Program (클럽하우스 세부 면적표)



구 분		m2		비 고
		m2	평	
Facilities	Lobby	1,050	320	
	Public Area	1,180	350	
	Toilet	210	60	
	Locker & Sauna	2,240	680	Locker Room(M.W) / Powder Room(M.W) / Sauna(M.W)
	Membership Lounge	260	80	Lounge / VIP Area / PC Room
Sub Total		4,940	1,490	
Dine	Restaurant	2,400	730	Western, Korean Restaurant / Private Dining Room
	café teria	300	90	
	Wine Dining	1,200	360	Wine Storeroom / Wine Testing Room / Dining Room
	Banquet Hall	700	210	Banquet Hall1 (20석) / Banquet Hall2 (10석)
Sub Total		4,600	1,390	
Support Facilities	Staff Area	1,860	560	Office / Education Room / Caddie's Area
	Cart Storage	2,000	600	
	Parking Lot	2,900	880	
	Etc.	3,700	1,120	Electric Room / Machine Room
Sub Total		10,460	3,160	
Total		20,000	6,000	

2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Club House

- Site Area (대지면적) : 2,285,000 m² (690,000평)
- Club House Area (연면적) : 20,000 m² (6,000평)

Zone 2

Lobby / Golf Shop / Tea House



Locker Room / Powder Room / Sauna



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Club House

- Site Area (대지면적) : 2,285,000 m² (690,000평)
- Club House Area (연면적) : 20,000 m² (6,000평)

Zone 2

Western Restaurant / Korean Restaurant



Wine Dining / Outdoor Cafe



2. Zone-specific Design Proposal

Zone 2 Resort Hotel & Golf club

Master plan draft of SMART CITY

Club House

- Site Area (대지면적) : 2,285,000 m² (690,000평)
- Club House Area (연면적) : 20,000 m² (6,000평)

Zone 2

Private Dining Room (8~16석)



Wedding Hall(200석) / Banquet Hall(100석) / Spa / Aesthetics / Beauty



2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Master plan draft of SMART CITY

Facility Location & Area Table (시설위치 및 면적표)

Zone 3



Division	Site Area		Total floor area	
	m2	평	m2	평
Zone 3 Senior Town & Medical Center Complex	50,000	15,000	100,000	30,000
			50,000	15,000
			20,000	6,000
			30,000	9,000
			10,000	3,000
Total	100,000	30,000	210,000	63,000

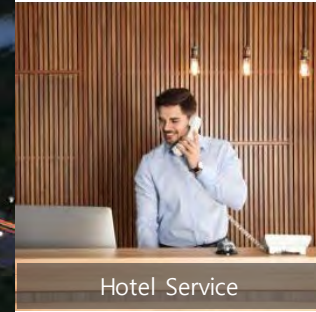
2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Master plan draft of SMART CITY

Senior Town Layout Plan & Service Strategy (시니어타운 배치계획 및 서비스전략)

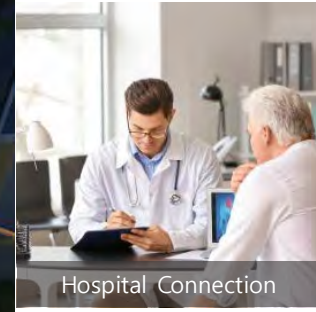
Zone 3



Hotel Service



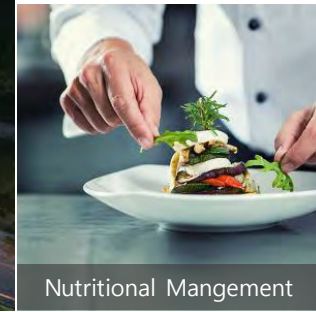
Housekeeping Service



Hospital Connection



Nurse Resident Service



Nutritional Mangement



Leisure & Cultural Life

2. Zone-specific Design Proposal

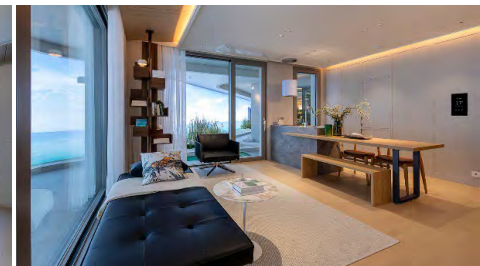
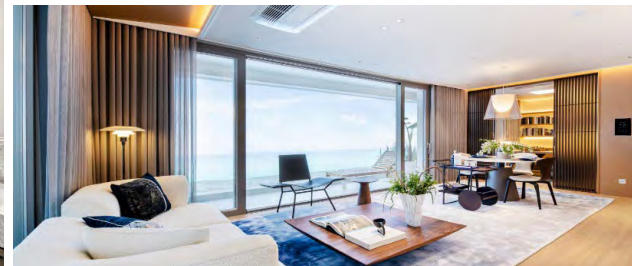
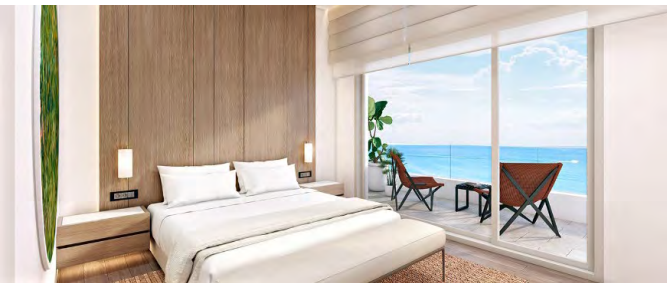
Zone 3 Senior Town & Medical Center Complex

Master plan draft of SMART CITY

Zone 3

Senior Residence (시니어 주거단지)

- Site Area (대지면적) : 50,000 m² (15,000평)
- Total Floor Area (연면적) : 100,000 m² (30,000평)
- B3F – 18F 4 Buildings
- Unit Plan : 6Type / 530 Households



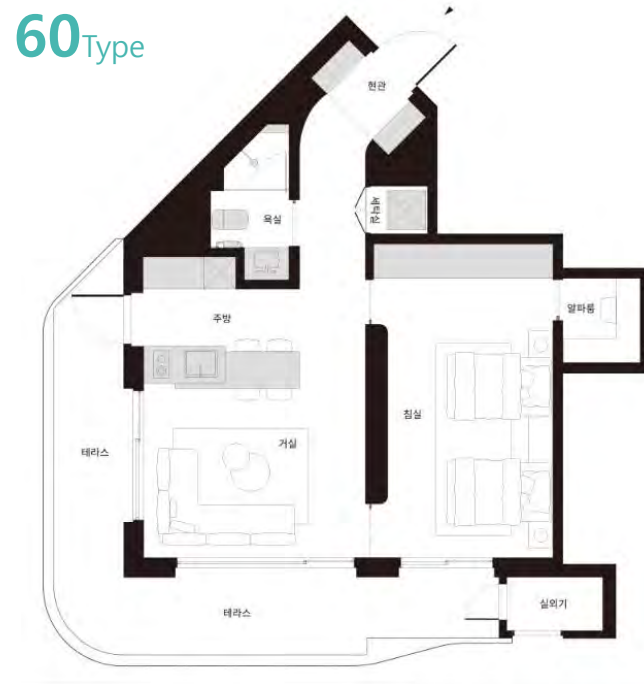
Residence Unit Type (주거단위세대) 6 Type / 530 Households

Zone 3

47_{Type}



60_{Type}



85_{Type}



표준 면적	47m ²
	67m ²
	100m ²
	299,000,000원
	1,700,000원 (인)

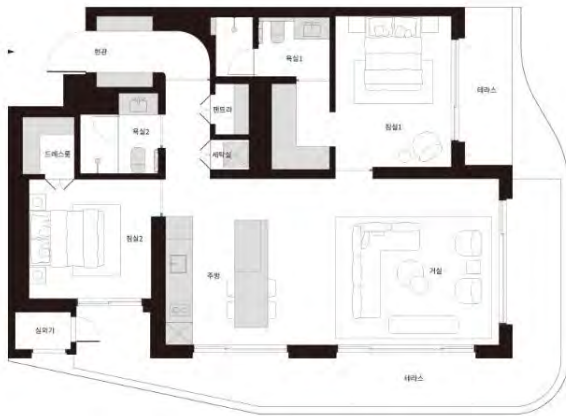
표준 면적	60m ²
	85m ²
	125m ²
	430,000,000원
	2,100,000원 (인)

표준 면적	85m ²
	120m ²
	180m ²
	580,000,000원
	2,600,000원 (인)

Residence Unit Type (주거단위세대) 6 Type / 530 Households

Zone 3

104_{Type}



평 면적	104m ²
	150m ²
	160m ²
	790,000,00원
	3,100,000원 (인)

130_{Type}



평 면적	130m ²
	180m ²
	260m ²
	1,180,000,00원
	3,600,000원 (인)

180_{Type}



평 면적	180m ²
	260m ²
	380m ²
	1,800,000,00원
	4,100,000원 (인)

2. Zone-specific Design Proposal

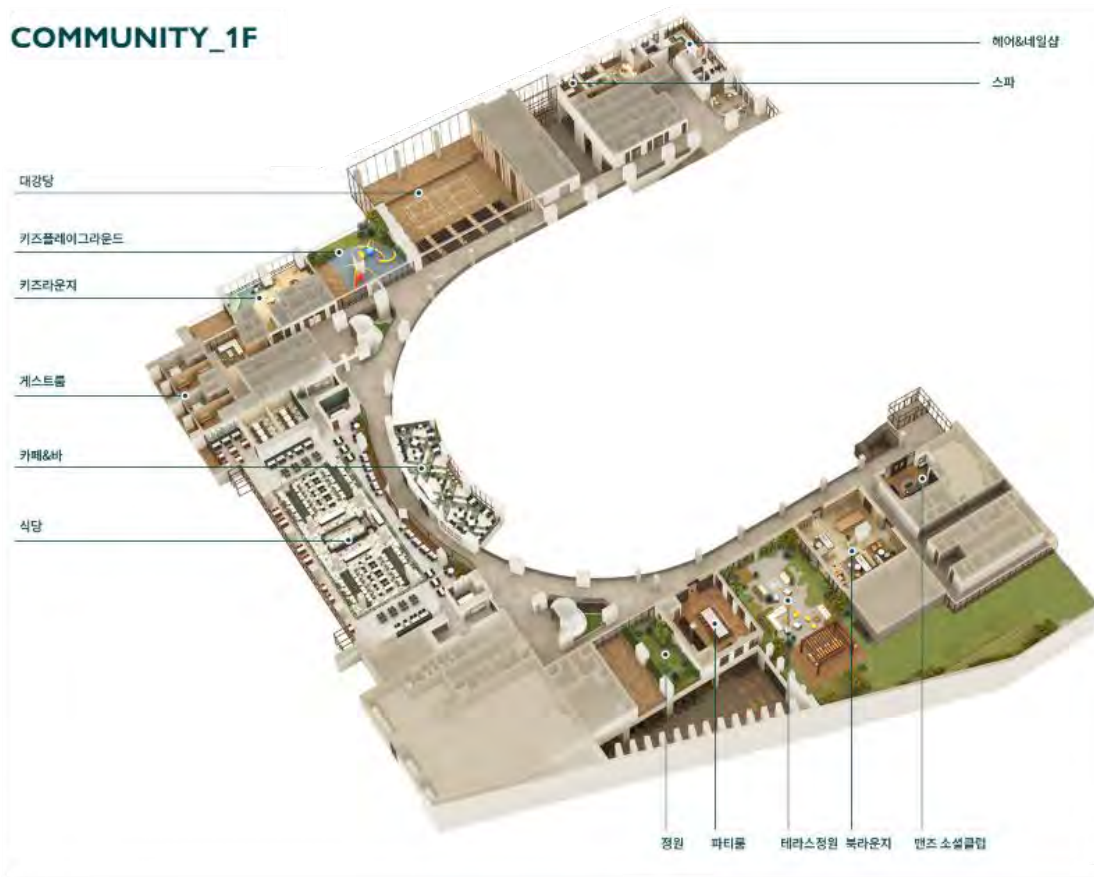
Zone 3 Senior Town & Medical Center Complex

Master plan draft of SMART CITY

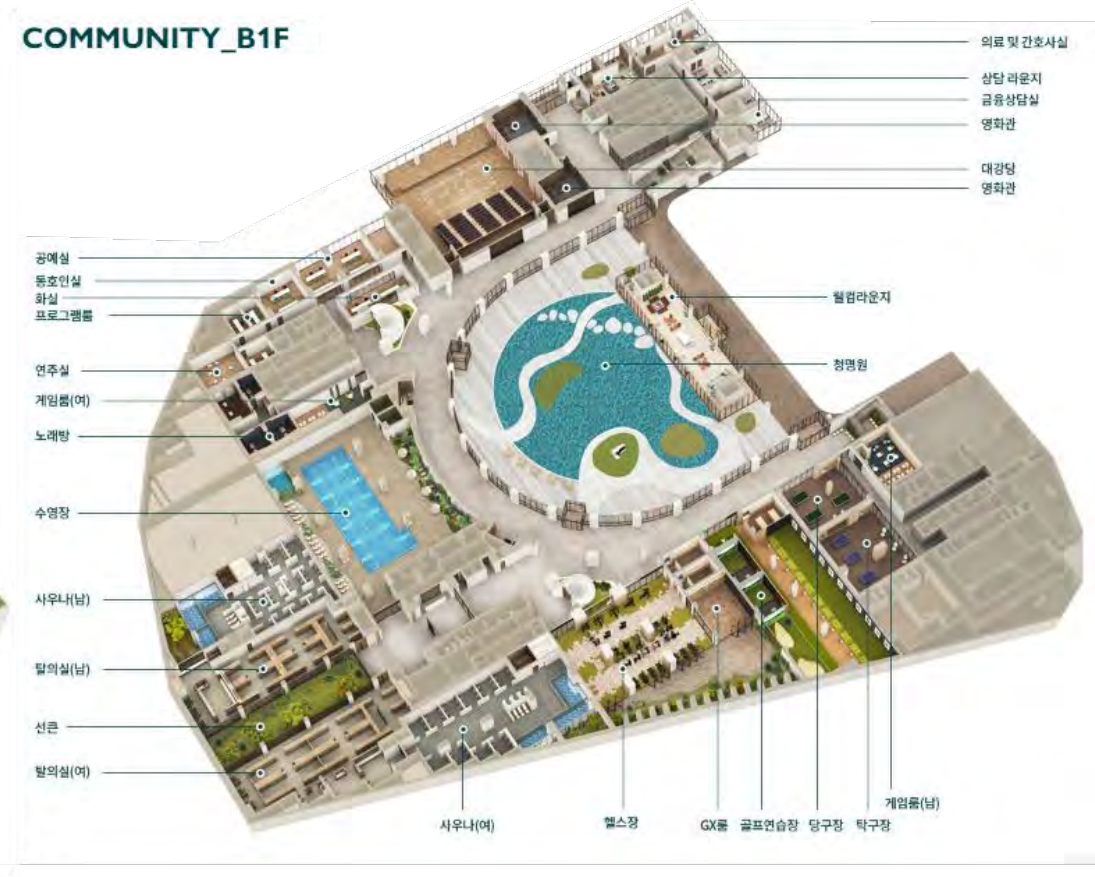
Senior Residence Community (시니어 커뮤니티)

Zone 3

COMMUNITY_1F



COMMUNITY_B1F



Active Zone Where you can enjoy various leisure activities
Social Community Zone Memories with family and neighbors sharing

Culture and Life Zone Where you can enjoy Culture and leisure
Wellness Zone That takes care of your health

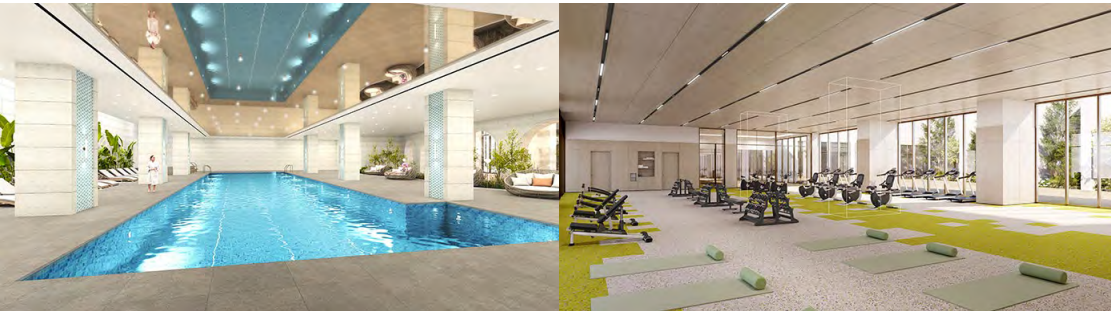
2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Master plan draft of SMART CITY

Zone 3

Senior Residence Community (시니어 커뮤니티)



Active Zone

Where you can enjoy various leisure activities

Swimming Pool / GX Room / Golf driving range / Billiards room / Table tennis room
Game room / Karaoke / Auditorium / Senior playground / Putting practice range



Culture and Life Zone

Where you can enjoy culture and leisure

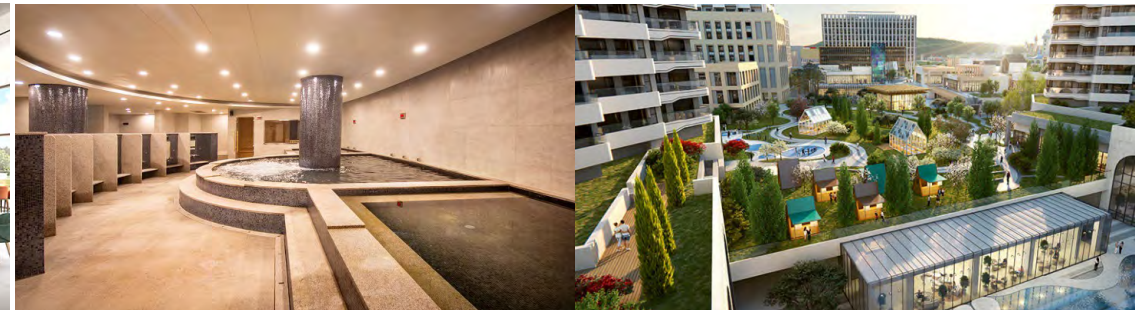
Restaurant / Café & Bar / Book lounge / Movie theater / Guest house / Picnic garden
Herb garden / Vegetable garden / Garden meditation room



Social community zone

Memories with family and neighbors sharing

Party room / Men's social club / Program room / Craft room / Performance room / Art room
Terrace garden / Club room / Welcome lounge



Wellness zone

That take care of your health

Medical and nurse room / Hair & Nail salon / Spa / Lounge / Consultation room / Fitness center

2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Healthcare Residence (전문의료진 상주-요양시설)

Customized clinic by professional medical staff
Residential care system

- Site Area (대지면적) : 50,000 m² (15,000평)
- Total Floor Area (연면적) : 50,000 m² (15,000평)
- B4F – 16F 1 Buildings
- Unit Plan : 4Type / 400 Households

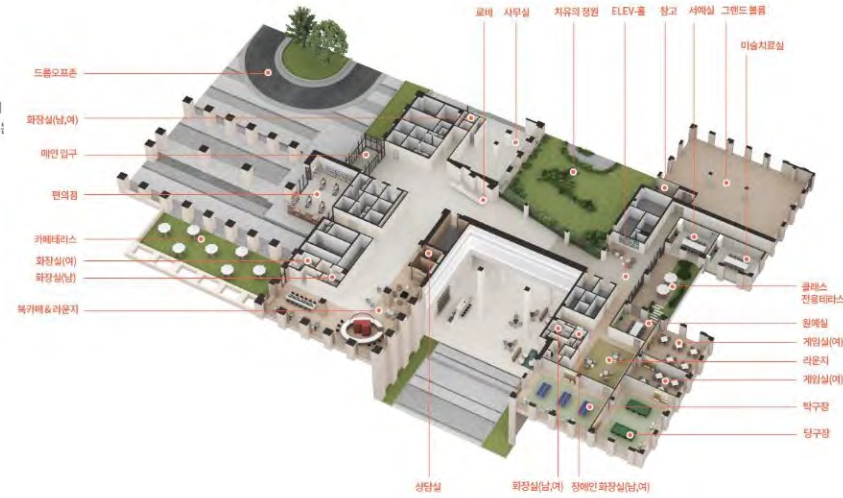


Master plan draft of SMART CITY

Zone 3

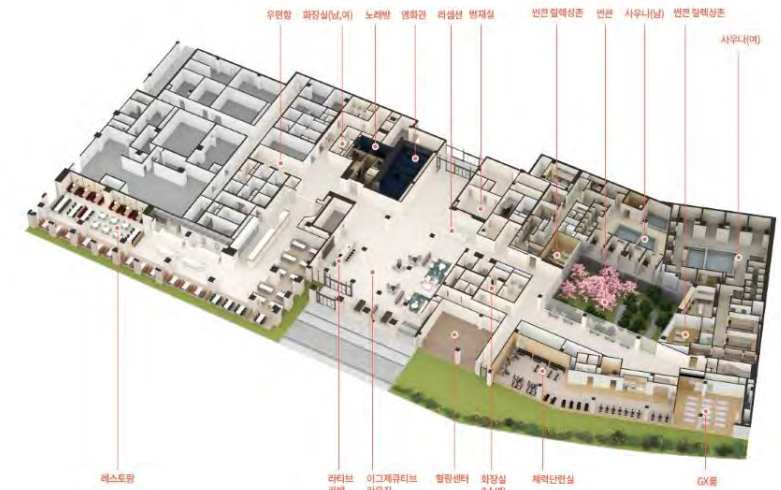
COMMUNITY 1F

당구장, 탁구장, 게임룸, 서예실, 화실, 다목적실, 복가페 친구들과 같은 취미를 즐기며 즐거운 시간을 보낼 수 있는 다양한 커뮤니티 시설들이 지상 1층에 조성됩니다.



COMMUNITY L1F

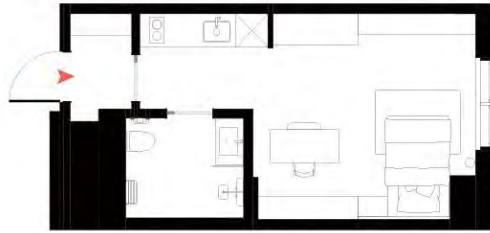
피트니스, 사우나, 영화감상실, 식당 등 건강을 케어하며 편안한 휴식을 즐길 수 있는 다양한 커뮤니티 시설들이 L1층에 조성됩니다.



Healthcare Residence Unit Type (요양시설 주거단위세대) 4 Type / 400 Households

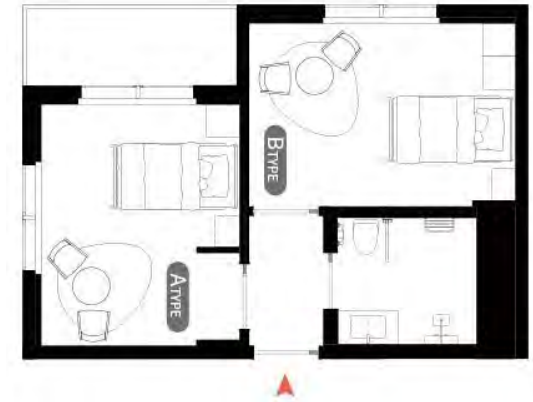
32Type

총 면적	32m ²
	54m ²
	96m ²
	300,000,00원
	1,700,00원 (인)



20Type (너싱홈)

총 면적	20m ²
	32m ²
	56m ²



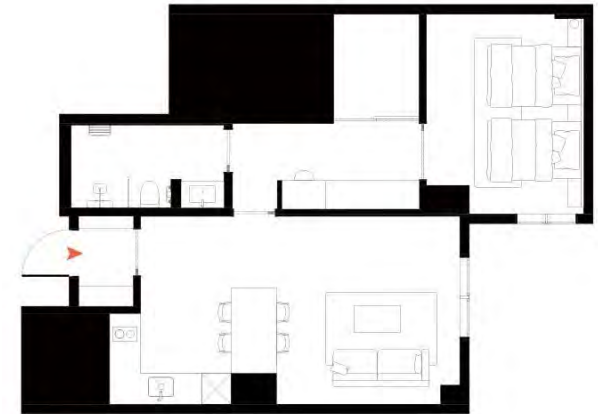
50Type

총 면적	50m ²
	82m ²
	147m ²
	300,000,00원
	2,000,00원 (인)



67Type

총 면적	67m ²
	111m ²
	200m ²
	600,000,00원
	2,500,00원 (인)



2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Medical Center (단지내 의료센터) Medical center With in the complex

Professional clinics

Dentistry, Ophthalmology, Dermatology, Internal medicine, Neuropsychiatry

- Site Area (대지면적) : 50,000 m² (15,000평)
- Total Floor Area (연면적) : 20,000 m² (6,000평)
- 2F – 8F 1 Buildings
- 125 Rooms



Master plan draft of SMART CITY

Zone 3



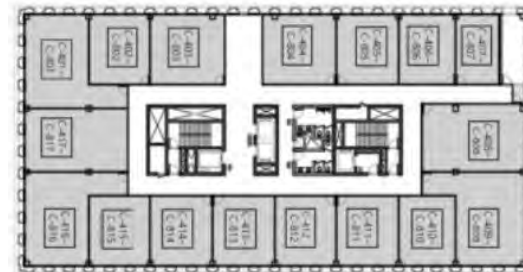
2F 19개실

평 면적			
1,180㎡ (35평)	1,347㎡ (40평)	2,527㎡ (76평)	46.7%



3F 21개실

평 면적			
1,331㎡ (40평)	1,521㎡ (46평)	2,852㎡ (86평)	46.7%



4F-8F 85개실 (1개층 17개실)

평 면적			
1,331㎡ (40평)	1,521㎡ (46평)	2,852㎡ (86평)	46.7%

2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

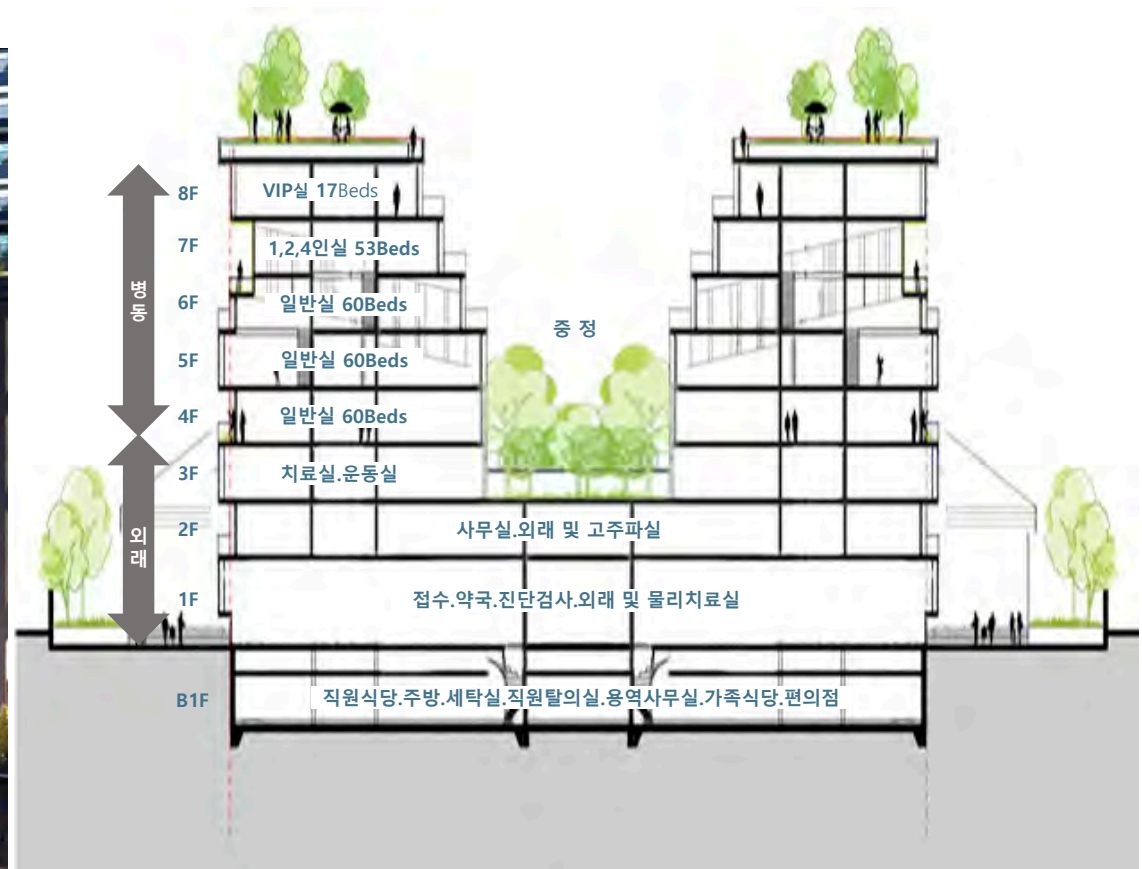
Master plan draft of SMART CITY

Oriental Medicine Hospital (한방병원)

Oriental medicine hospital for well aging
Improve immunity / Spine and Joint center / Anti-aging program

- Site Area (대지면적) : 50,000 m² (15,000평)
- Total Floor Area (연면적) : 30,000 m² (9,000평)
- B1F – 8F 1 Buildings
- 250 Beds

Zone 3



2. Zone-specific Design Proposal

Zone 3 Senior Town & Medical Center Complex

Shops and Living Amenities (상가 및 생활편의시설)

Tea house / Café / Bakery / Lifestyle & Cultural facilities / Kids café / Beer pub etc.

- Site Area (대지면적) : 50,000 m² (15,000평)
- Total Floor Area (연면적) : 10,000 m² (3,000평)
- B1F - 2F



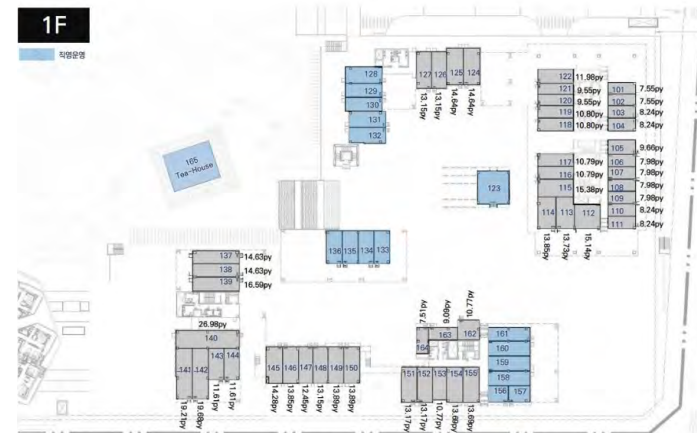
Master plan draft of SMART CITY

Zone 3



B1F 28개실

평 면적		
1,45㎡ (44평)	2,700㎡ (80평)	53.9%



1F-2F 67개실

평 면적		
3,93㎡ (1,19평)	7,300㎡ (2,20평)	53.9%

Facility Location & Area Table (시설위치 및 면적표)

Zone 4



Division	Site Area		Total floor area		
	m2	평	m2	평	
Hospital	480,000	145,000	General Hospital	335,000	101,000
			Cancer Hospital	110,000	33,000
			Cardiovascular Hospital	17,000	5,000
			Rehabilitation Hospital	14,000	4,000
			Burn Unit	23,000	7,000
			Children's Hospital	13,000	4,000
Sub Total	480,000	145,000	512,000	154,000	
Medical School	155,000	47,000	College of Medicine	114,000	35,000
			School of Dentistry	17,000	5,000
			College of Nursing	10,000	3,000
			College of Pharmacy	10,000	3,000
			College of Korean Medicine	17,000	5,000
Sub Total	155,000	47,000	168,000	51,000	
Total	635,000	192,000	680,000	205,000	

Hospital Overview (병원개요)

- Site Area (대지면적) : 480,000 m² (145,000평)
- Total Floor Area (연면적) : 512,000 m² (154,000평)
- Beds (병상수) : 2,500

General Hospital 종합병원



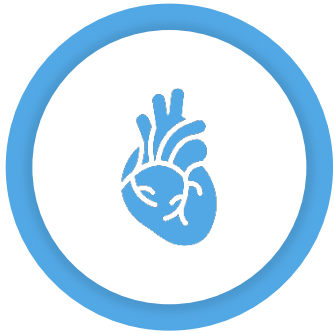
Total Floor Area : 335,000m² (101,000평)
Beds : 1,000

Cancer Hospital 암병원



Total Floor Area : 110,000m² (33,000평)
Beds : 500

Cardiovascular Hospital 심혈관병원



Total Floor Area : 17,000m² (5,000평)
Beds : 250

Rehabilitation Hospital 재활병원



Total Floor Area : 14,000m² (4,000평)
Beds : 200

Burn Unit 화상전문병원



Total Floor Area : 23,000m² (7,000평)
Beds : 250

Children's Hospital 어린이병원



Total Floor Area : 13,000m² (4,000평)
Beds : 300

Expected Operating Performance (예상운영실적)

Zone 4

10,000 명



Doctors 의사 : 2,000 People

Nurses 간호사 : 4,500 People

Medical Technicians 의료기사 : 1,000 People

Staff Etc 기타 : 2,500 People

2,500 병상



Beds 병상 : 2,500

Inpatients 입원 : 900,000 / year

2,500,000 명



Outpatients 외래 : 2,500,000 / year

Surgery 수술 : 70,000 Cases

General Hospital Image Photo (종합병원 이미지사진)

Zone 4

- Site Area (대지면적) : 480,000 m² (145,000평)
- Total Floor Area (연면적) : 335,000 m² (101,000평)



2. Zone-specific Design Proposal

Zone 4 Hospital & Medical School

Master plan draft of SMART CITY

Specialty Hospital Image Photo (전문병원 이미지사진)

- Site Area (대지면적) : 480,000 m² (145,000평)
- Total Floor Area (연면적) : 177,000 m² (53,000평)

- Cancer Hospital (암원)
- Children's Hospital (어린이병원)
- Rehabilitation Hospital (재활원)

Zone 4



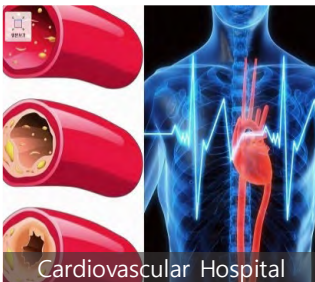
Cancer Hospital



Children's Hospital



Rehabilitation Hospital



Cardiovascular Hospital



Burn Unit



Medical School Overview (의과대학개요)

- Site Area (대지면적) : 155,000 m² (47,000평)
- Total Floor Area (연면적) : 168,000 m² (51,000평)
- Students (학생수) : 2,500 People

College of Medicine

의과 학



Total Floor Area : 114,000m² (35,000평)
Number of Students : 750 People
(125 x 6 Grade)

School of Dentistry

치과 학



Total Floor Area : 17,000m² (5,000평)
Number of Students : 450 People
(75 x 6 Grade)

College of Nursing

간호 학



Total Floor Area : 10,000m² (3,000평)
Number of Students : 400 People
(100 x 4 Grade)

College of Pharmacy

약학 학



Total Floor Area : 10,000m² (3,000평)
Number of Students : 300 People
(50 x 6 Grade)

College of Korean Medicine

한의과 학



Total Floor Area : 17,000m² (5,000평)
Number of Students : 600 People
(100 x 6 Grade)

2. Zone-specific Design Proposal

Zone 4 Hospital & Medical School

Master plan draft of SMART CITY

Medical School Image Photo (의과대학 이미지사진)

Zone 4

- College of Medicine (의과대학)
- School of Dentistry (치과대학)
- College of Korean Medicine (한의과대학)
- College of Nursing (간호대학)
- College of Pharmacy (약학 대학)
- Research Center (연구 센터)



School of Dentistry



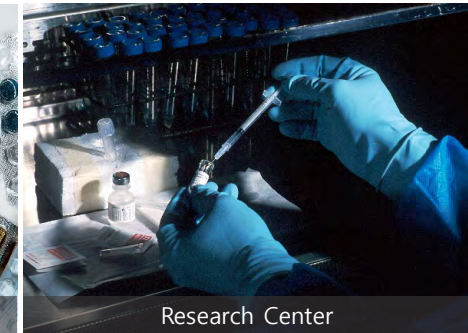
College of Nursing



College of Korean Medicine



College of Pharmacy



Research Center

Facility Location & Area Table (시설위치 및 면적표)

Zone 5



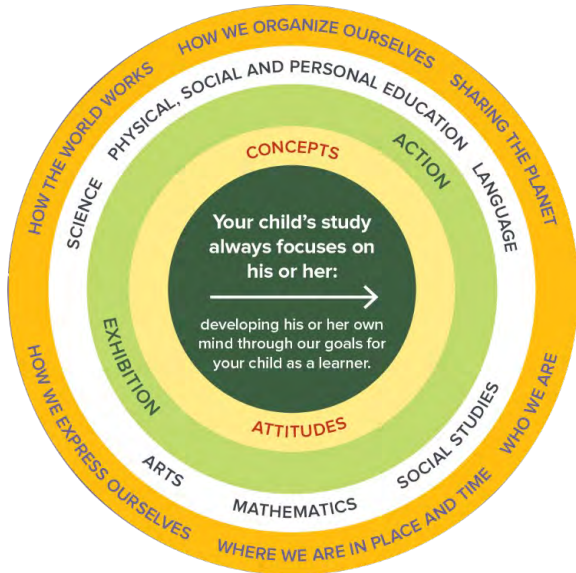
Division			Site Area		Total floor area	
			m2	평	m2	평
Zone 5	International School	Junior/Middle/High School	600,000	180,000	100,000	30,000
		University			300,000	90,000
		Industry-Academia-Research			200,000	60,000
Total			600,000	180,000	600,000	180,000

Junior / Middle / High School Curriculum (국제학교 초등/중등/고등 교육과정)

- Site Area (대지면적) : 600,000 m² (180,000평)
- Total Floor Area (연면적) : 100,000 m² (30,000평)
- Students (학생수) : 1,200 People

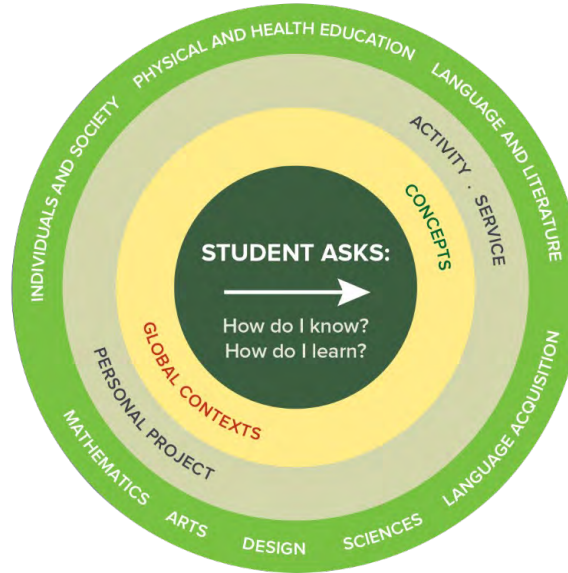
Zone 5

Junior (PYP)



Primary Years Program : Aged 3~12
Grade : JK Prep ~ G5
Tuition Fee : \$ 29,000 /Annual

Middle (MYP)



Middle Years Program : Aged 11~16
Grade : G6 ~ G10
Tuition Fee : \$ 32,000 /Annual
Boarding Fee : \$ 15,000 /Annual

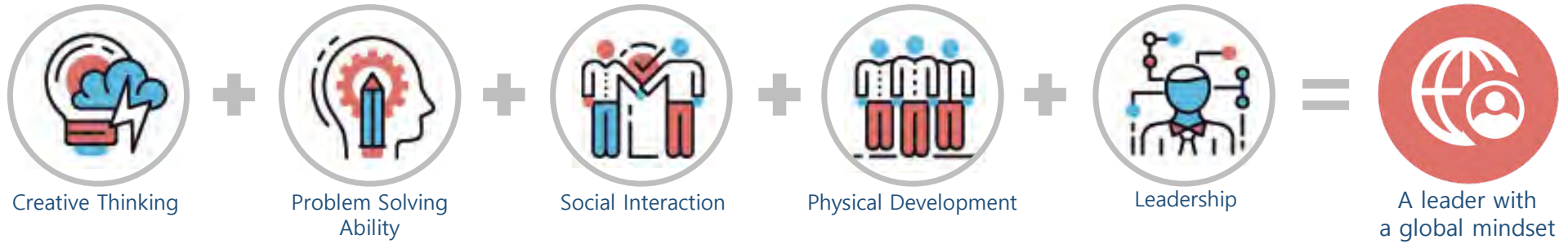
High (DP)



Diploma Program : Aged 16~19
Grade : G11 ~ G12
Tuition Fee : \$ 34,000 /Annual
Boarding Fee : \$ 15,000 /Annual

Junior / Middle / High School Curriculum (국제학교 초등/중등/고등 교육과정)

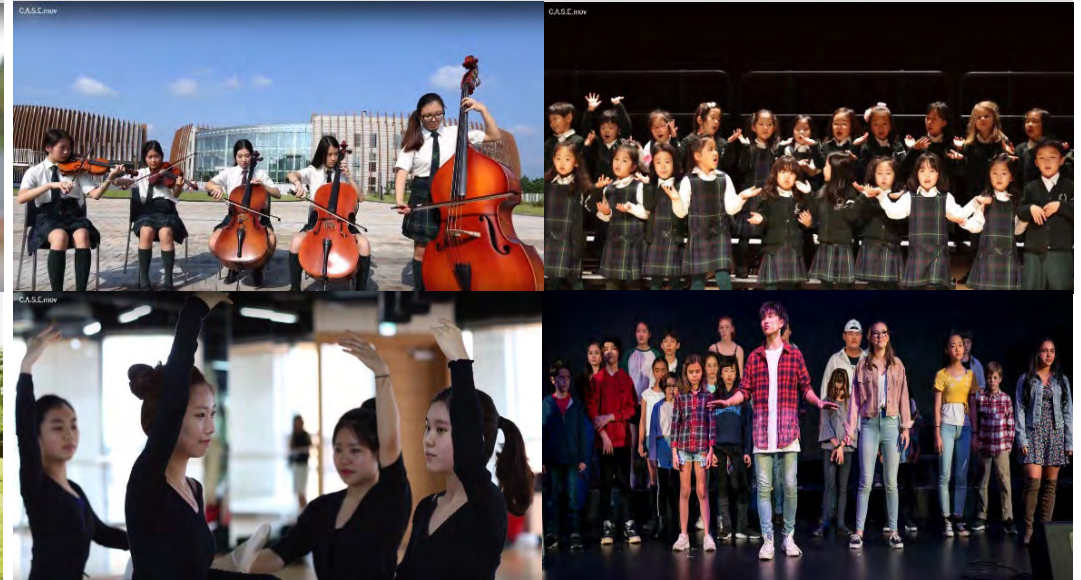
Zone 5



Sports Class

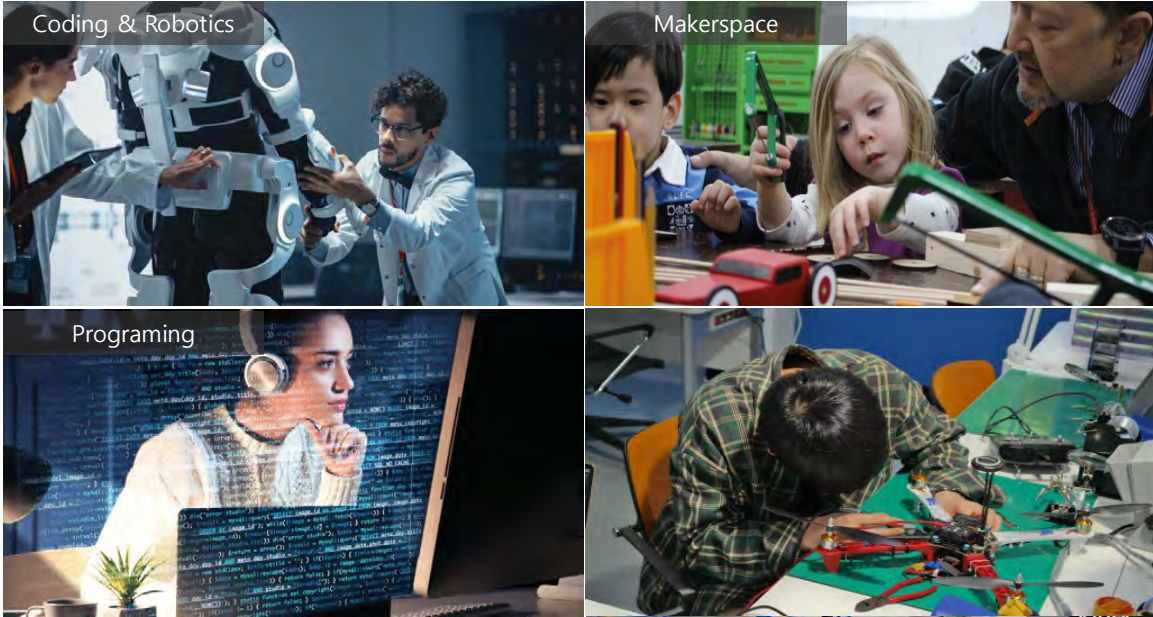


Arts Class



Junior / Middle / High School Curriculum (국제학교 초등/중등/고등 교육과정)

Technology Class



Exchange Student Program

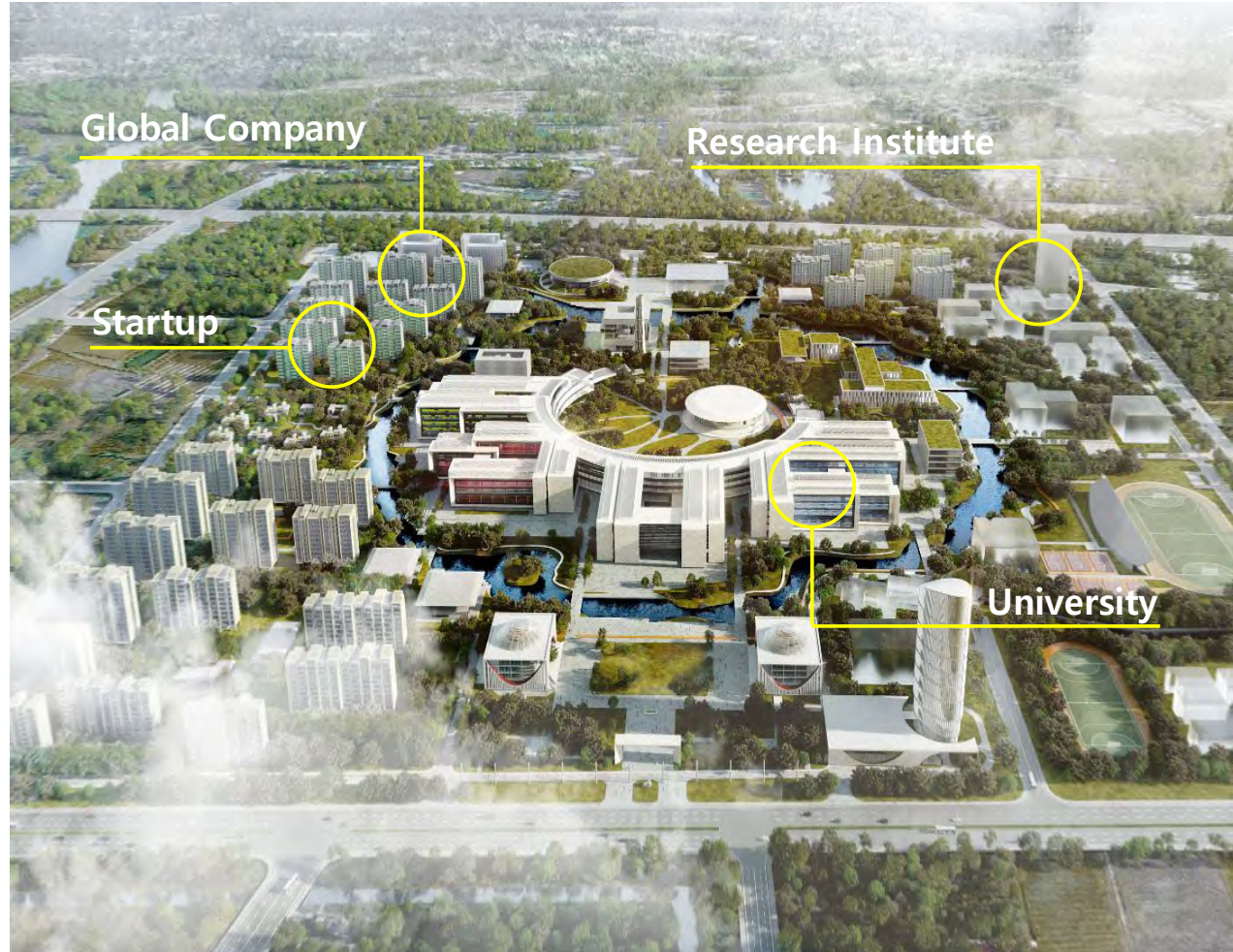


University Planning Concept (국제대학 계획개념)

Zone 5

• Industry-Academia-Research Infrastructure 산.학.연 인프라구축

• Creating an Innovation Cluster 대학을 중심으로 혁신클러스터 조성



University Overview (국제대학개요)

- Site Area (대지면적) : 600,000 m² (180,000평)
- Total Floor Area (연면적) : 500,000 m² (150,000평)

30,000명



300,000m²



300개



- Undergraduate Students :** 20,000 People
- graduate Students :** 10,000 People
- Departments :** 102
- Professors :** 4,200 People
- Staff Etc :** 1,100 People

- Site Area :** 450,000m² (135,000평)
- Total Floor Area :** 300,000m² (90,000평)
- Dormitory Capacity :** 5,000 People

- Site Area :** 150,000m² (45,000평)
- Total Floor Area :** 200,000m² (60,000평)
- Companies :** 300
- & Institute**

2. Zone-specific Design Proposal

Zone 5 International School

Master plan draft of SMART CITY

University Image Photo (국제대학 이미지사진)

Zone 5



Company & Research Institute Image Photo (기업 및 연구센터 이미지사진)



Facility Location & Area Table (시설위치 및 면적표)



Maximum Capacity
 동시수용인원
28,000명

Annual Audience
 연간 관객수
180만명

Estimated Project Cost
 총사업비
5,300억원

- | K-Pop concert hall 18,000 Seats
- | Classic concert hall 2,000 Seats
- | Cinema8 1,500 Seats : 70~100석 4개 / 100~200석 4개

	Division	Site Area		Total floor area	
		m2	평	m2	평
Zone 6	Culture Complex	90,000	30,000	K-Pop Concert Hall	25,000 / 7,500
				Classic Concert Hall	20,000 / 6,000
				Cinema 8	10,000 / 3,000
				Shops and Support Facilities	65,000 / 19,500
Total		90,000	30,000	120,000	36,000

2. Zone-specific Design Proposal

Zone 6 Culture Complex

Master plan draft of SMART CITY

Zone 6

Concert Hall (공연장)

- Site Area (대지면적) : 90,000 m² (30,000평)
- B2 – 6F



K-Pop concert hall · Area (연면적) : 25,000 m² (7,500평)

18,000 Seats



Classic concert hall · Area (연면적) : 20,000 m² (6,000평)

2,000 Seats



2. Zone-specific Design Proposal

Zone 6 Culture Complex

Master plan draft of SMART CITY

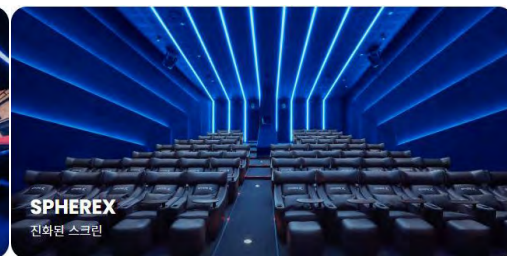
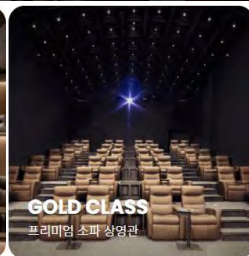
Zone 6

- Cinema 8 (영화관)**
- Site Area (대지면적): 90,000 m² (30,000평)
 - Total Floor Area (영화 연면적): 10,000 m² (3,000평)
 - 8 Theaters 1,500 seats : 70-100 seats 4EA / 100-200 seats 4EA

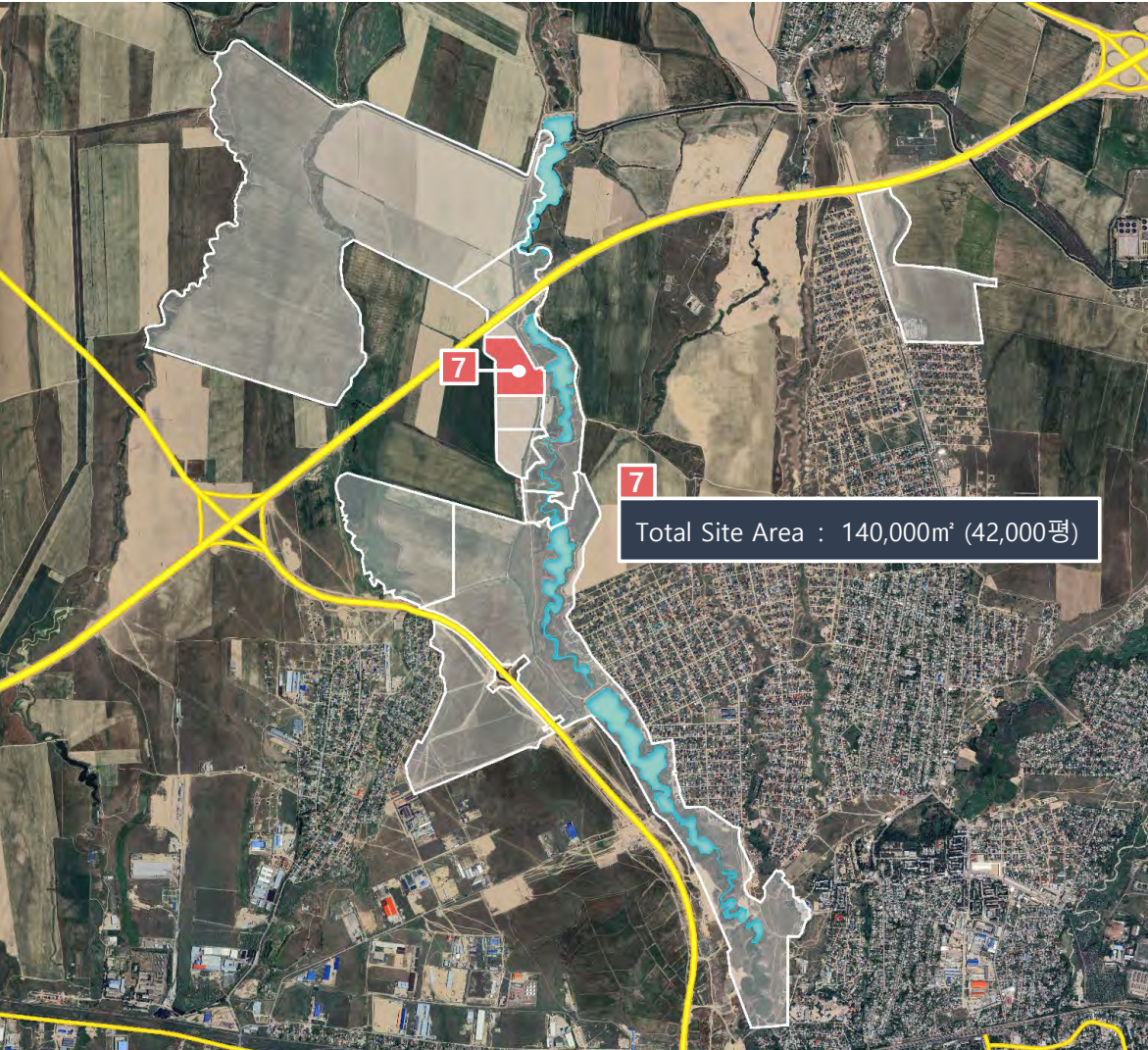
Prestige Concept Suite Cinema / Cine de Chef / Premium Seat



Technology Concept 3s(Screen, Sound, Seat) IMAX / 4DX



Facility Location & Area Table (시설위치 및 면적표)



Zone 7

Creating
a Job
5,000명

Economic
Ripple Effect
3.4조원

Estimated
Project Cost
1조원

Annual
Sales
5조원

Annual
Visitors
1,200만명

Division			Site Area		Total floor area		Capacity
			m2	평	m2	평	
Zone 7	Shopping Mall	Store	140,000	42,000	156,000	47,000	
		Food & Beverage			15,000	4,500	4300명
		Cinema 11			15,000	4,500	1600명
		Sports Theme Park			5,000	1,500	300명
		Aqua Field			12,000	3,600	2000명
		Support Facilities			13,000	3,900	
		Parking Lot			244,000	74,000	6200대
Total			140,000	42,000	460,000	139,000	

2. Zone-specific Design Proposal

Zone 7 Shopping Mall

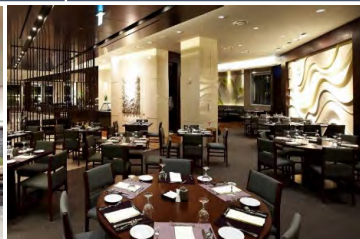
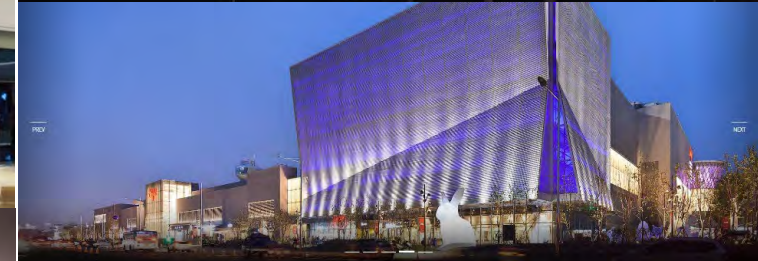
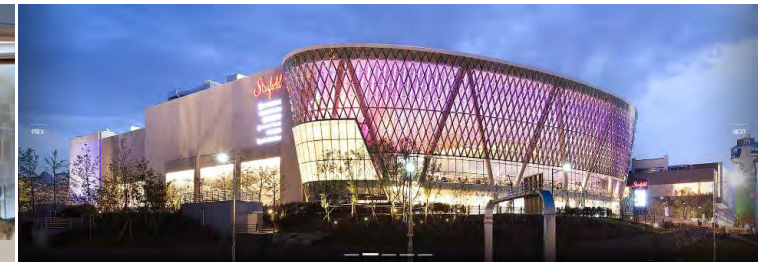
Master plan draft of SMART CITY

Zone 7

Shopping Mall Space Program (쇼핑몰 세부 면적표)

- Site Area (대지면적) : 140,000 m² (42,000평)
- Store Total Floor Area (매장 연면적) : 156,000 m² (47,000평)
- F&B Total Floor Area (식음료 간 연면적) : 15,000 m² (4,500평)

구 분	Total Floor Area		Capacity	비 고
	m2	평		
Store	Department store	50,000	15,000	450 MD
	Luxury zone	10,000	3,000	Luxury brand Fashion
	Shopping Mall	45,000	13,600	300 MD
	Automobile	10,000	3,000	
	Discount store	25,000	7,600	4300 Items
	Public Area	16,000	4,800	
Sub Total		156,000	47,000	
Food & Beverage	Restaurant	6,000	1,800	1,800 20 Stores
	Food Court	5,000	1,500	1,500 40 Corners
	Etc.	4,000	1,200	1,000 50 Stores
Sub Total		15,000	4,500	4,300
Total		171,000	51,500	



2. Zone-specific Design Proposal

Zone 7 Shopping Mall

Master plan draft of SMART CITY

Aqua Field & Sports Theme Park (아쿠아필드 & 스포츠테마파크) · Site Area (대지면적) : 140,000 m² (42,000평)

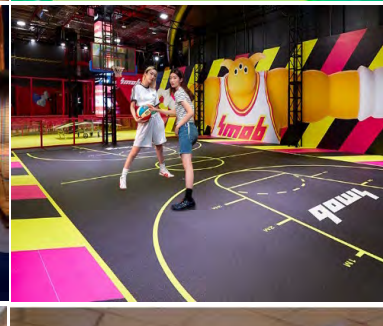
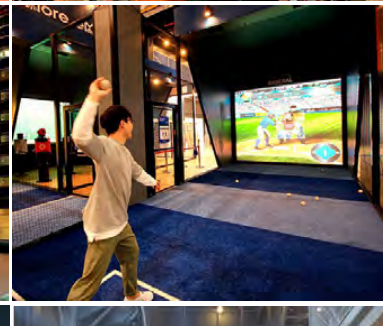
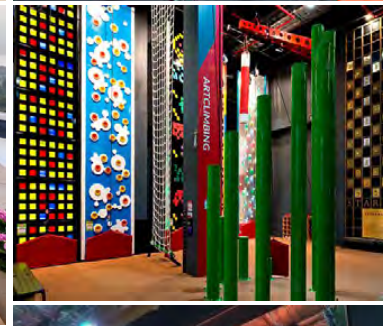
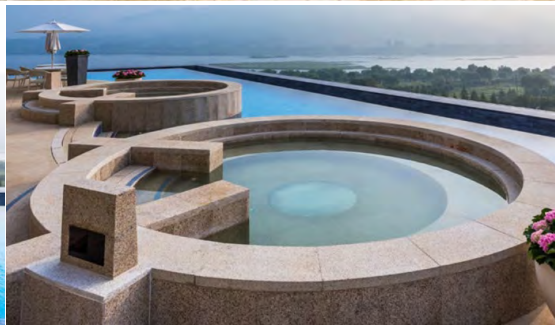
Zone 7

Aqua Field

- Area (연면적) : 12,000 m² (3,600평)
- Indoor Water Park / Outdoor Water Park / Jjimjil Spa / F&B / Sauna
- Capacity 2,000 peoples

Sports Theme Park

- Area (연면적) : 5,000 m² (1,500평)
- 30 Types Indoor Sports
- Capacity 300 peoples



Facility Location & Area Table (시설위치 및 면적표)



Annual Sales

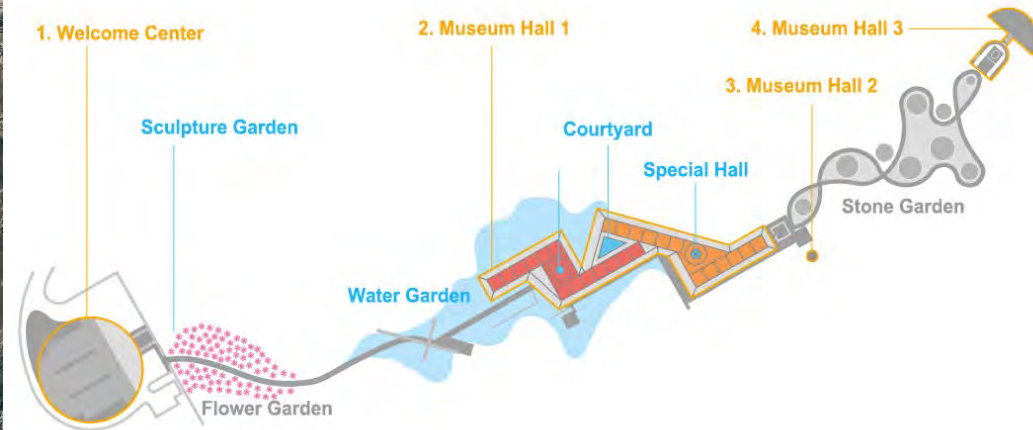
연매출

86억원

Annual Visitors

연간방문객

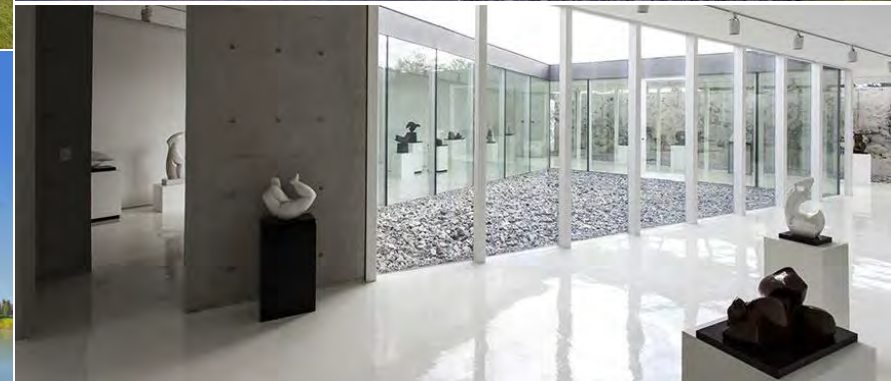
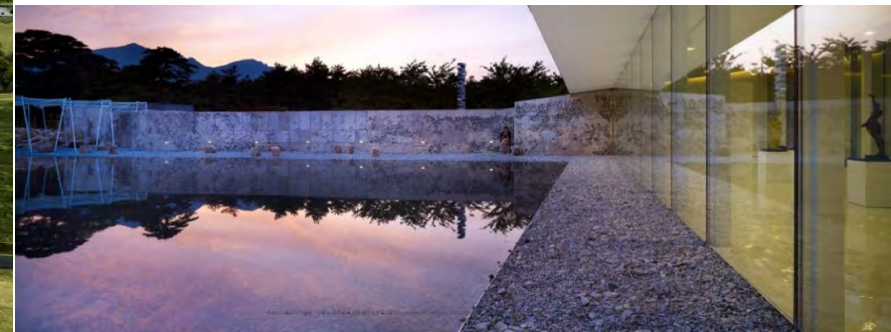
20만명



Division	Site Area		Total floor area	
	m2	평	m2	평
Zone 8 Sculpture Park & Museum	335,000	100,000	10,000	3,000
Total	335,000	100,000	10,000	3,000

Sculpture Park & Museum (조각공원 및 미술관) · Site Area (대지면적) : 335,000 m² (100,000평)

Zone 8



Facility Location & Area Table (시설위치 및 면적표)



Annual Sales
연매출
400억원

Daily Visitors
일간 방문객
13,000명

Creating a Job
고용창출
28,000명

Economic Ripple Effect
경제적파급효과
3,300억원

Division		Site Area		Total floor area		
		m2	평	m2	평	
Zone 9	Highway Rest Area	Rest Area	200,000	60,000	6,000	1,800
		Mart			3,000	900
		Brand Store - Outlet			7,500	2,250
		Cultural Space			2,000	600
		Promotion, Exhibition			700	200
		Charging			1,500	450
		Support Facilities			9,300	2,800
Total		200,000	60,000	30,000	9,000	

2. Zone-specific Design Proposal

Zone 9 Highway Rest Area

Rest Area (휴게소) · Site Area (대지면적) : 200,000 m² (60,000평)

- Area (연면적) : 6,000 m² (1,800평)
- Toilet / Restaurant / Snack / Convenience Store / Cafe
- Parking : 600 Compact Car / 50 Large Car



Master plan draft of SMART CITY

Zone 9



2. Zone-specific Design Proposal

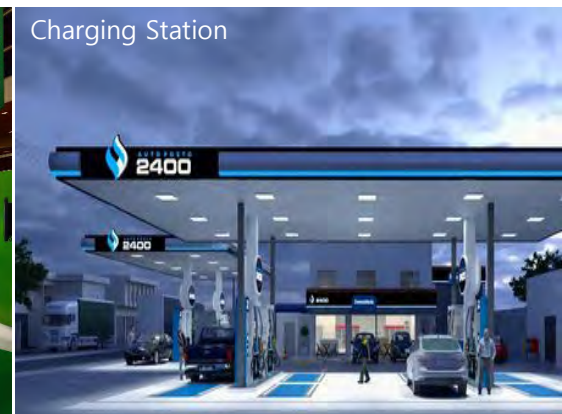
Zone 9 Highway Rest Area

Master plan draft of SMART CITY

Shopping & Cultural Space (쇼핑 & 공연.문화공간) · Site Area (대지면적) : 200,000 m² (60,000평)

Zone 9

- Area (연면적) : 14,700 m² (4,400평)
- Mart / Brand Outlet / Cultural Space / Promotion,Exhibition / Charging Station



Facility Location & Area Table (시설위치 및 면적표)



House Holds
 세대수
50,000세대

Population
 인구수
200,000명



Division	Site Area	
	m2	평
Zone 10 Residential Complex	3,120,000	944,000
Commercial and Business Facilities	730,000	220,000
Total	3,850,000	1,164,000

2. Zone-specific Design Proposal

Zone 10 Residential Complex

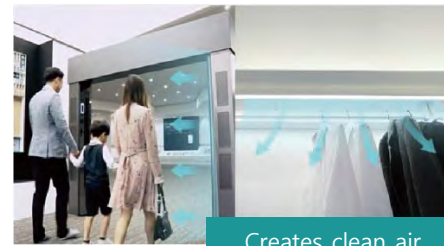
Residence (주거단지내 스마트시스템) · Site Area (대지면적) : 3,120,000 m² (944,000평)

Master plan draft of SMART CITY

Zone 10



Green/Energy



Creates clean air

- Fine dust reduction system



Manages energy efficiently

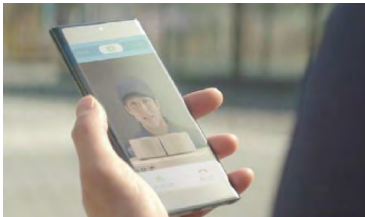
- Energy usage analysis
- Renewable energy production

A.IoT



Wearable one-pass system

- Elevator automatic call
- Automatic opening and closing of common entrance



Home care using mobile

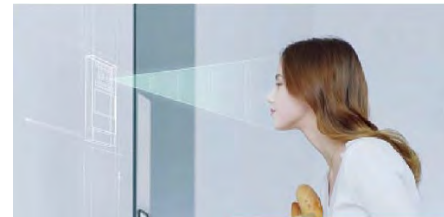
- lighting, heating and cooling control
- Missed visitor video call



My house learns about me

- Life pattern analysis
- Provide customized environment

Safety



My house recognizes me

- Face recognition access system



My house protect me

- parking control system
- Intelligent video surveillance system

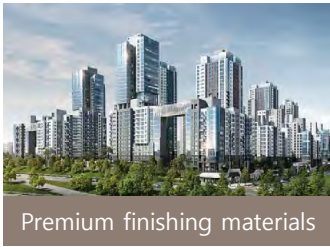
Residence (주거단지내 시설) · Site Area (대지면적) : 3,120,000 m² (944,000평)

Zone 10

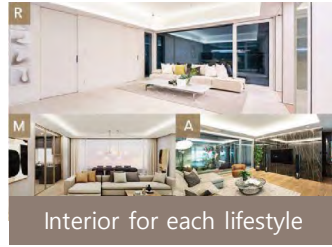
Exterior/Interior design



- Landmarks of Almaty region



- Integrated design encompassing store and street



- Customized design according to consumer needs

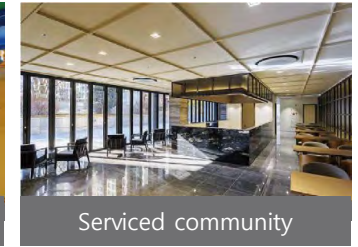
Community



- Various program composition
- Daily life like a hotel



- Provision of leisure / cultural / educational facilities



- High-quality services needed for daily life

Smart healthcare system



- Provides health information based on the user's urine status



- Remote confirmation of emergency status

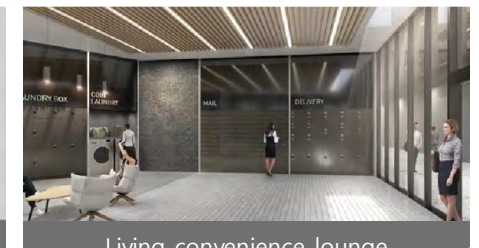


- Automatically detects dangerous situations

Parking space/Lobby



- Information on the nearest parking space



- Lounge type lobby : Mailbox, Unmanned delivery box, Rest area

2. Zone-specific Design Proposal

Zone 10 Residential Complex

Master plan draft of SMART CITY

Residence (주거단지내 커뮤니티시설) · Site Area (대지면적) : 3,120,000 m² (944,000평)

Zone 10

Community Facilities

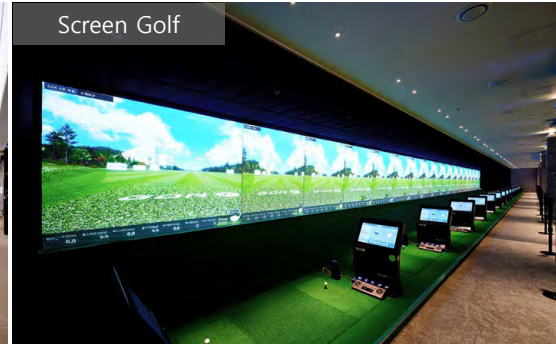
Rooftop Cafe



Swimming Pool



Screen Golf



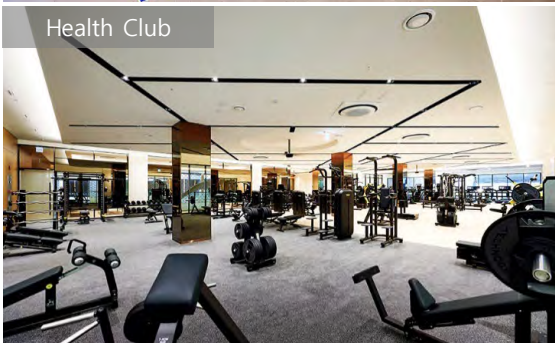
Spa



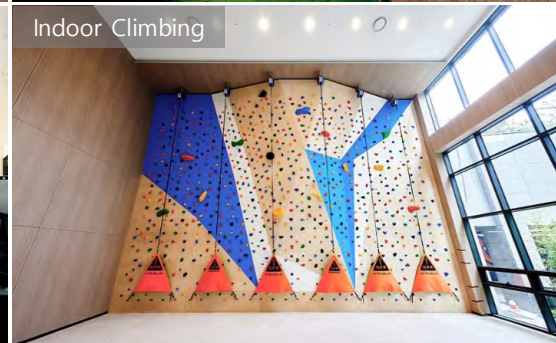
Restaurant



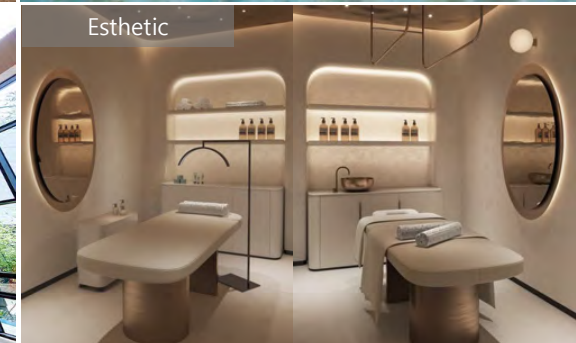
Health Club



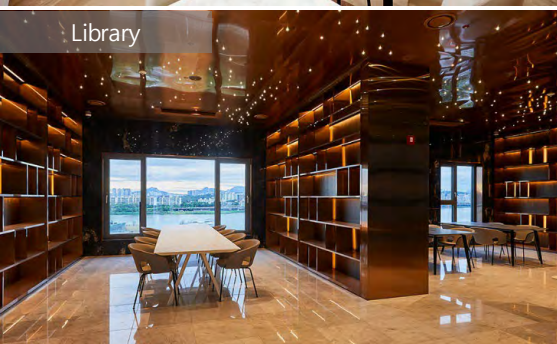
Indoor Climbing



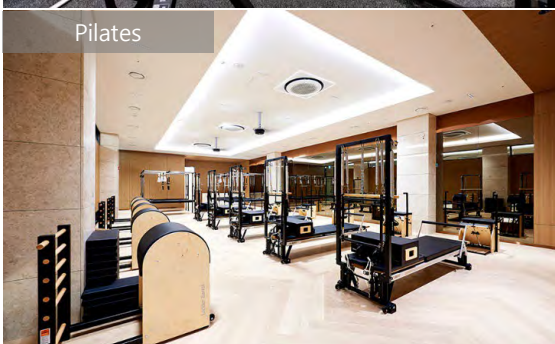
Esthetic



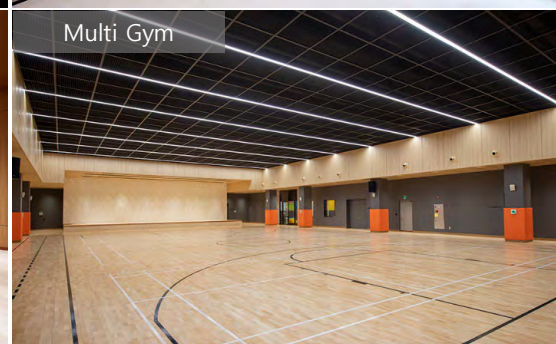
Library



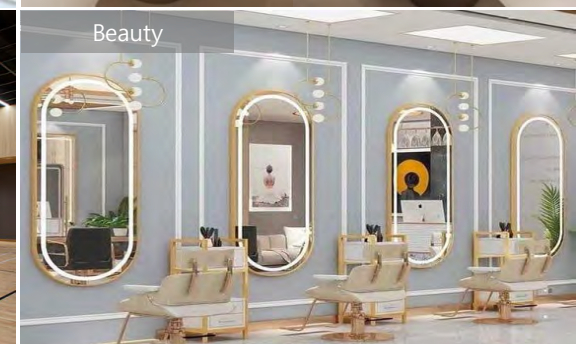
Pilates



Multi Gym



Beauty



2. Zone-specific Design Proposal

Zone 10 Residential Complex

Commercial & Office (상업 및 업무시설) · Site Area (대지면적) : 730,000 m² (220,000평)

Master plan draft of SMART CITY

Zone 10



Horse Racing Park (경마공원 이미지사진)



- | Site Area 대지면적 1,450,000 m² (438,000평)
- | Geandstand capacity관람석 20,000명
- | Stable Area 마사 1,200 stalls (마방)
- | Saddling Area 예시장 1 Buildings, 25 stalls(마방)
- | Total Project Cost 총사업비 4600억원
- | Annual Sales 연매출 1.3조원
- | Annual Visitors 연간방문객 413만명
- | Annual Races 연간경주수 750회



Horse Racing Park (경마공원 이미지사진)

┃ Racetrack 경마장

- Outer track
- 1,800m(L) ; 25m(W)
- Inner track
- 1,600m(L) ; 25m(W)
- Home Stretch
- 450m(L) ; 30m(W)



┃ Equestrian Stadium 승마경기장



┃ Saddling Area 예시장



┃ Stable Area 마사



Betting Ticket Sales Office Outside the Racecourse (장외 마권 발매 지점)

Monitoring Seats 경마 관람



Betting Ticket Sales 마권발매창구



Betting Machine 마권자동발매기



Facilities 기타 편의시설 (비경마일지 역주민 휴식, 문화공간으로 활용)



Postnatal Care Center (산후조리원 이미지사진)

1:1 Customized Service

- Specialized for individual mothers

Room with Private Garden



Room Type

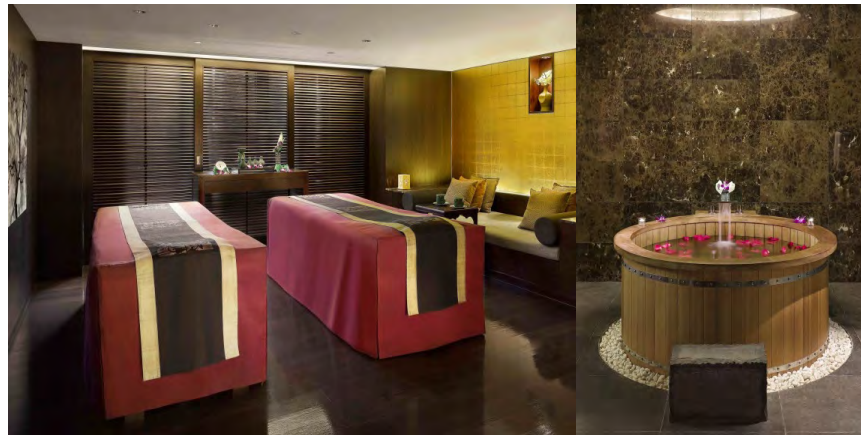
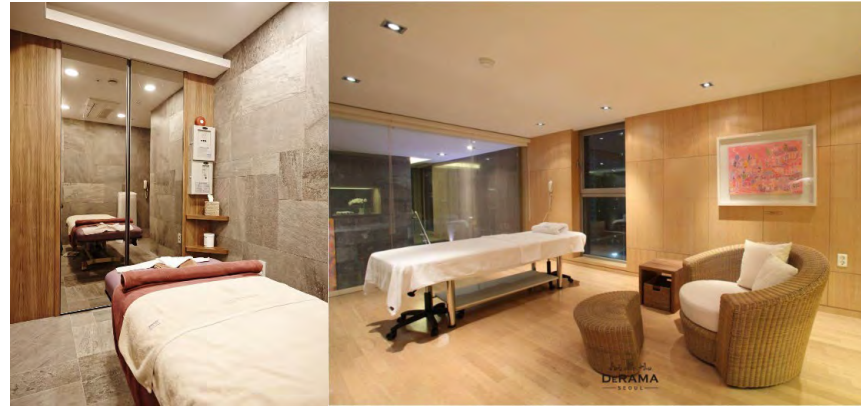


Postnatal Care Center (산후조리원 이미지사진)

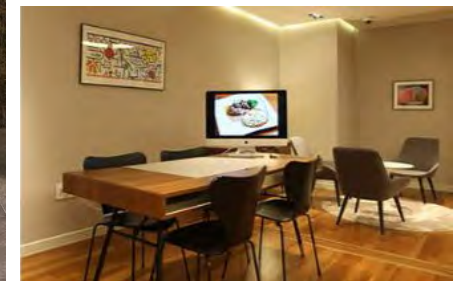
Special Personalized Newborn's Room



Spa Service



Public Facilities



Postnatal Care Center Program (산후조리원 운영프로그램)

Marie The Bless For Mom MOTHER PROGRAM

마리더블레스 산후조리원에서 산모님들을 위해 준비한
특별 프로그램들을 확인해보세요.



모유수유 전문가의
체계적인 수유교육
Lactation Education



1:1 맞춤 요가
Yoga



산모 체질 맞춤 식단
Customized meals



테라피 프로그램
Therapy Program



주 4회 소아과 회진
Pediatric Care



신생아실 일 2회 정기소독
Disinfection
2times a day



젖병 실명제
Use designated baby
bottles



유기농 제품
Organic products



헤드 SPA/ 족욕 SPA
Spa



맞춤 처방 스킨/ 바디 케어
산후 회복 및 부종 케어
Skin & Body Care



가슴 관리
Breast Care



픽업 서비스
Pick up Service



유기농 신생아용품
Organic newborn
products



신생아 개별 특수실
Individual
Special room



2:1케어
2:1 care



BABY SPA