

# TRANSFORMING TOMORROW

INVEST IN MASDAR CITY'S  
LIFE SCIENCE HUB



# WELCOME TO MASDAR CITY

A place where the future is being shaped today, a city that actively builds a world of innovation, sustainability, health and technological advancement.

A city where science and business intertwine seamlessly, creating an economic hub of innovation that captures global attention.

## MESSAGE FROM THE CEO

At Masdar City, we are building a thriving ecosystem where innovation in life sciences is driven by collaboration, cutting-edge research, and sustainable growth. As a key hub in Abu Dhabi, we offer the perfect environment for companies at the forefront of biotechnology, healthcare, and medical research to scale and succeed.

Our life sciences cluster brings together leading experts, entrepreneurs, and global organizations to advance breakthrough solutions in genomics, precision medicine, biotechnology, and health data analytics. With world-class infrastructure, access to a highly skilled talent pool, and strategic partnerships with industry leaders, Masdar City is designed to accelerate growth and commercialization.

Located in Abu Dhabi, a gateway to global markets, we provide businesses with seamless connectivity, regulatory support, and a dynamic network of innovators. As we continue to expand our life sciences ecosystem, we invite you to explore the opportunities Masdar City offers, where investment, technology, and sustainability converge to shape the future of healthcare.

**Ahmed Baghoum**  
CEO, Masdar City





# ABU DHABI: THE CITY WHERE MODERN INNOVATION MEETS TIMELESS TRADITION



NO.1 SAFEST CITY IN THE WORLD



NO.1 MOST LIVEABLE CITY IN MENA



BEST INTERNATIONAL EDUCATION



83% POPULATION GROWTH



NO.1 GLOBAL FINANCIAL HUB



NO.1 REGIONALLY FOR INVESTMENT-FRIENDLY REGULATIONS



68% OF THE UAE'S TOTAL ECONOMY



CENTRE OF THE WORLD



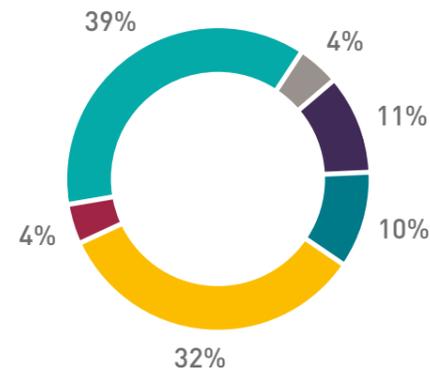
INVESTMENT FRIENDLY REGULATIONS



WORLD-CLASS LOGISTICS INFRASTRUCTURE

## DISTRIBUTION OF BUDGET EXPENDITURES TO SECTORS

●	Government Affairs
●	Infrastructure and Economy
●	Social Development
●	Social Benefits
●	Other Federal Expenses
●	Financial Investments



## UAE CONSOLIDATED FINANCIAL PERFORMANCE INDICATOR 2022



**38.1%**

Growth in state revenues



**6.1%**

Expenditure Growth



**AED 427.12 BILLION**

In Expenditure



**94.5%**

Growth of Net Acquisition of Non-Financial Assets



**AED 14.92 BILLION**

In Social Contributions, up from AED 13.55 billion in 2021



**AED 26.05 BILLION**

Increase in Expenditure

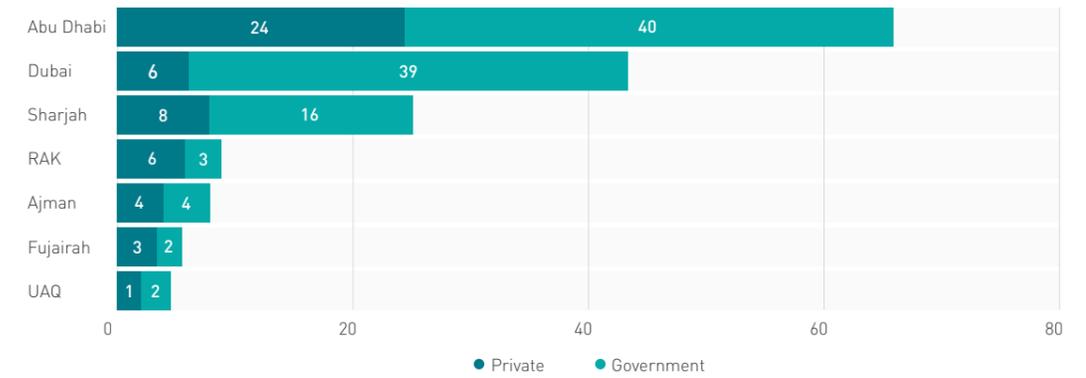
## THE UAE RANKS 1<sup>ST</sup> GLOBALLY IN 4 INTERNATIONAL INDICATORS OF COMPETITIVENESS IN THE FINANCIAL SECTOR:

- Efficiency of government expenditure
- Balance of government budget and GDP
- Government policy adaptability
- Financial openness

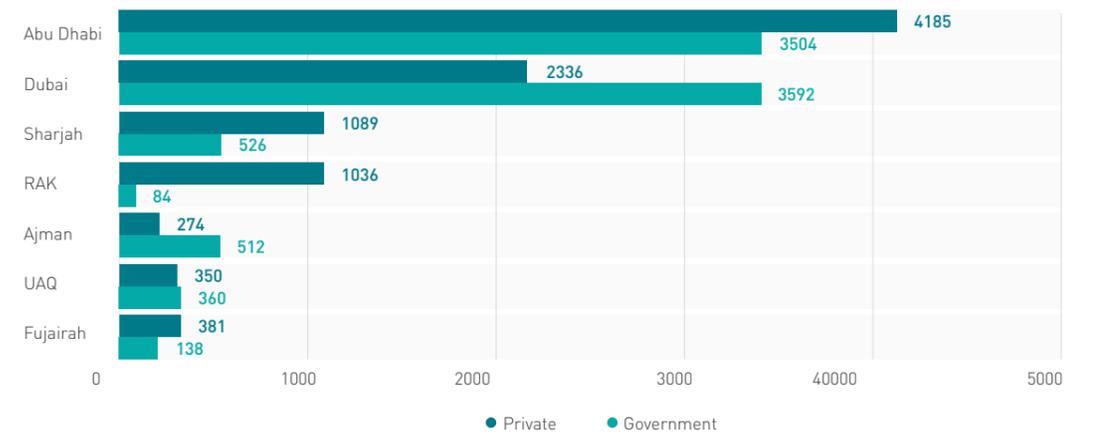
# GLANCES OF HEALTHCARE & LIFE SCIENCE IN ABU DHABI & UAE



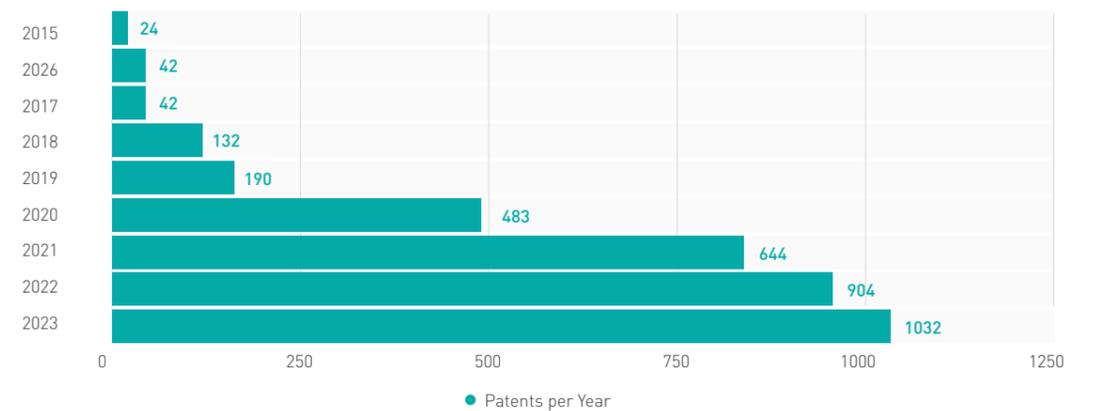
## HIGHEST NO. OF HOSPITALS IN THE COUNTRY



## HIGHEST NO. OF HOSPITAL BEDS BY SECTOR IN THE COUNTRY



## ANNUAL REGISTRATION OF UAE PATENT



In recent years, the UAE has witnessed a significant increase in international collaboration for life sciences patents, highlighting its commitment to becoming a global innovation hub. This rise in patent registrations reflects a growing network of global partnerships, underlining the UAE's determination to address complex life sciences challenges. The nation's continued dedication to scientific progress will shape the patent and life sciences landscape, benefiting the global community.



**1st Country in the World**  
to have more than 200  
accredited health facilities



**Robust Regulatory Setup**  
Regulatory competencies  
across clinical trials &  
health research



**Rapid Clinical Trial Approvals**  
Rapid review of clinical re-  
search applications



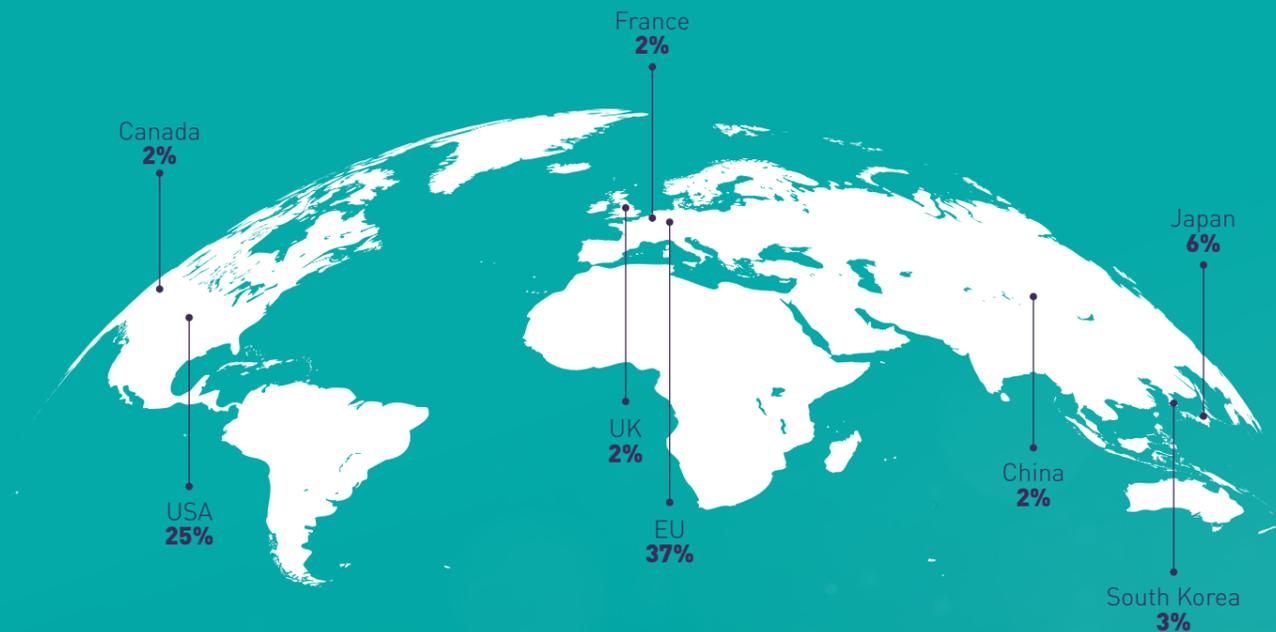
**3.7 Residents from 200  
Countries**  
A diverse study population  
supported by the world's  
largest genomics program



**Access to 2.5 Billion People**  
2.5 billion of the world's popula-  
tion live within a 4-hour flight and  
5 billion within an 8-hour flight or  
less, providing access to the world's  
largest emerging markets

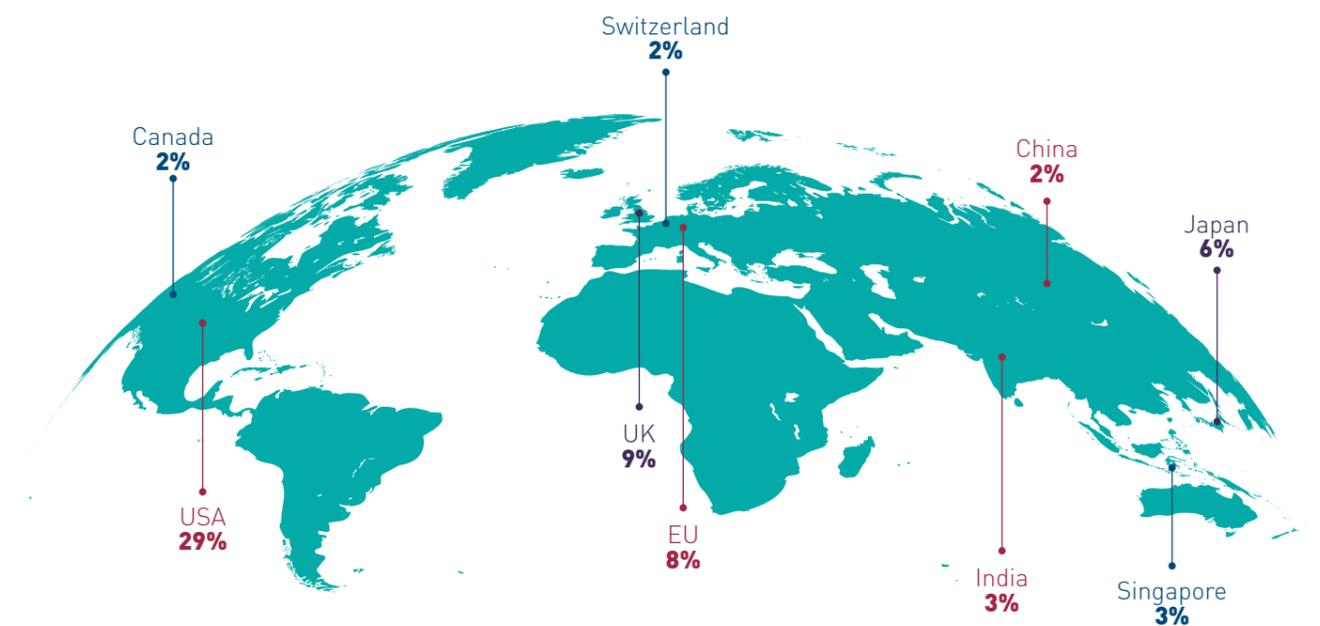
References:  
<https://www.skgh.ae>   
 <https://www.ehs.gov.ae>   
 <https://thumbayuniversityhospital.com>   
 <https://usuaebusiness.org>

## INCREASED INTERNATIONAL COLLABORATION IN THE UAE PATENTS IN LIFE SCIENCES



In the field of life sciences, the UAE boasts a significant 1,032 patents, notable for their robust international collaborations. A substantial 37% of these patents involve partnerships with European Union entities, highlighting a strong global knowledge exchange. The United States also play a leading role with 25% of patents, while Japan (6%), South Korea (3%), and Canada (2%) actively contribute. This international cooperation reflects the UAE's commitment to advancing global life sciences.

## LIFE SCIENCES INVESTMENT IN THE UAE: REGIONAL DISTRIBUTION



In the field of investments into life sciences in the UAE, the United States emerges as the leading source, contributing a substantial 29% of investments. The United Kingdom and the European Union follow with significant 9% and 8% shares. Retrospectively, Singapore, Switzerland, Canada, China, and India each account for 2% to 3% of the investments flowing into the UAE. This diverse spectrum of regions participating in investments reflects the global interest and collaboration advancing life sciences within the UAE.

References:  
<https://analytics.dkv.global/life-sciences-uae/teaser.pdf>    <https://uaeopedia.net/biotechnology-in-the-uae/>  
<https://www.uae-health.tech/patents>    <https://www.pgcuae.ae>

**ABU DHABI IS A STRATEGIC HUB, DRIVEN BY GLOBAL TRENDS THAT SERVES AS A VITAL LINK BETWEEN ASIA AND EUROPE.**



More than 25 healthcare life-science related educational programs



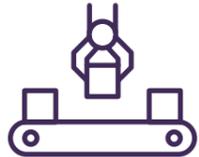
36 primary care centers and 10 prevention screening centers



Advanced e-health systems that possess extensive patient data



More than 403,000 genome samples sequenced



14 manufacturing facilities



More than 327 Clinical Trials



More than 155 innovative medicine produced locally

References:  
<https://www.doh.gov.ae>  
<https://www.ku.ac.ae>

## REGULATORY ENVIRONMENT:

- Decree 321 of 2020 was introduced to safeguard innovation.
- Decree 18 for 2018 established a fast track registration process.
- Federal Law No. 11 of 2021 harmonizes UAE patent law with international standards.



# BRIDGING HERITAGE AND INNOVATION IN LIFE SCIENCES

In the heart of the Middle East, the United Arab Emirates (UAE) is quickly establishing itself as a major hub for life sciences, seamlessly blending its heritage with the latest scientific innovations. Imagine a place where traditional herbal remedies meet the forefront of advancements in genomics and biotechnology. This is the UAE, transforming its landscape into a vibrant centre of life sciences excellence.

This journey begins with the visionary leadership of the UAE, which has long recognised the transformative power of science and technology. Their dedication has made the UAE a magnet for international talent and investment. Consider a collaborative ecosystem where academia, industry, and government work together seamlessly. The UAE's life sciences sector isn't just about scientific discovery; it's about partnership and synergy. Here, companies and researchers thrive in an environment that nurtures innovation and supports growth. This has resulted in a dynamic cluster of startups and established enterprises leading the future of healthcare. The UAE's healthcare system, with its state-of-the-art infrastructure and a forward-thinking approach, serves as both a testing ground and a launchpad for new medical technologies and treatments. The UAE boasts some of the most advanced hospitals and clinics, where cutting-edge research and daily practice come together to deliver outstanding patient care.

One of the most compelling aspects of the UAE's healthcare sector is its focus on personalised medicine. Through the latest advancements in genomics and data analytics, researchers in the UAE are creating tailored treatments for individuals, offering new hope for conditions previously considered untreatable. This innovative approach is changing lives and positioning the UAE as a global leader in life sciences. The UAE is investing heavily in education and training to cultivate the next generation of scientists and healthcare professionals. Initiatives such as MBZUAI and Khalifa University's College of Medicine and Health Sciences, Biomedical Sciences, and Health Engineering are nurturing talent and ensuring that the UAE remains at the forefront of medical innovation.

As we turn the page, we see a nation poised for greatness in the life sciences sector. With its unique blend of tradition, culture, ambition, and innovation, the UAE is not just keeping pace with global trends; it is setting them. The journey of life sciences in the UAE exemplifies what can be achieved when vision and determination come together.

We invite you to be part of this extraordinary journey. Explore the opportunities, witness the breakthroughs, and join us in shaping the future of healthcare in Masdar City.

# SUCCESS STORY: ABU DHABI'S GROWTH AS A LIFE SCIENCES CLUSTER

Over the past decade, Abu Dhabi has emerged as a leading global life sciences hub, fuelled by strategic government investments, world-class research facilities, and robust international partnerships. Abu Dhabi has prioritised healthcare and biotechnology as key sectors for economic diversification, resulting in significant advancements in life sciences.

Key to this success is Abu Dhabi's targeted public sector investment, including the development of initiatives like Hub71, which supports start-ups, and the Abu Dhabi Life Sciences Hub, an ecosystem designed to attract global life sciences companies and investors. Abu Dhabi has also made substantial investments in research institutions such as Khalifa University, fostering innovation in biotechnology, genomics, and medical research.

Abu Dhabi has forged partnerships with international institutions and pharmaceutical companies, enhancing collaboration on clinical trials and healthcare innovations, such as G42 Healthcare, which are harnessing data and advanced medical technologies to revolutionise healthcare delivery through multiple innovative programs across Diagnostics, Digital Health, Therapeutics and Advanced Omics.

The focus on innovation, coupled with incentives for international talent and investment, has helped Abu Dhabi become a major player in the global life sciences industry, contributing to both improved healthcare outcomes and economic growth. Through these efforts, Abu Dhabi is positioning itself as a hub for life sciences research, development, and commercialisation in the MENA region and beyond.

"As Abu Dhabi emerges as a regional hub for healthcare and life sciences, we are witnessing various opportunities for growth towards global leadership. We recognise the importance of nurturing a skilled workforce and attracting top talent amidst global competition. Adequate funding, infrastructure, and support services are crucial for fostering innovation."

**Dr. Noura Al Ghaithi, Undersecretary at Department of Health – Abu Dhabi**

"Abu Dhabi has made supporting the healthcare and life sciences industry a strategic priority, benefiting our nation and the world. Today, Abu Dhabi stands as a leading hub in this field, with advanced infrastructure and supportive regulations enabling a vibrant community of health-tech companies. This partnership will drive further collaboration to expand the Abu Dhabi ecosystem and unlock new opportunities for the sector's leading innovators and companies."

**Badr Al Olama, Director-General of ADIO**

"The prime location, strong and stable economy, developed infrastructure, and highly educated talent make Abu Dhabi an emerging hub that attracts high-tech companies from around the world. We are excited to be a part of this."

**Alex Aliper, PhD, President of Insilico**



**SOME OF OUR KEY TENANTS ARE:**



**WE ARE ALSO HOME TO M42**

M42 in Abu Dhabi is a leading AI and data science innovation hub based in Masdar City, specialising in artificial intelligence, machine learning, and smart city technologies. It fosters collaboration between global tech companies, startups, and research institutions to develop AI-driven solutions that address key challenges in sectors such as energy, healthcare, and infrastructure, supporting the UAE's vision for a sustainable, technology-driven future.

Some of M42 entities are:



IROS leads the way as a groundbreaking, UAE-based CRO, driving excellence in clinical research. Their focus on real-world evidence and comprehensive clinical trials spans across all therapeutic domains.



With a massive throughput laboratory built to address the need for population-scale detection and diagnosis of various infections, Biogenix is one of the first accredited labs in United Arab Emirates. The laboratory, located in Abu Dhabi's pioneering tech and R&D hub, Masdar City, was rapidly built and operationalized by G42 Healthcare in just 14 days, and has a wide test menu for ensuring safety and return to normalcy.



Gensense is the UAE's first homegrown genomics brand that can kickstart better health for you by using advanced AI. Gensense promises in-depth reports, tailored recommendations, and shows you how to reach maximum wellbeing.





## MASDAR CITY, THE HUB OF LIFE SCIENCE INNOVATION

Situated in Abu Dhabi, Masdar City is a visionary example of sustainable urban planning, combining state-of-the-art technology and renewable energy. As a key element of the UAE's ambitious plans for sustainability and economic growth, Masdar City is emerging as a top global destination for innovation in the life sciences. The city's exceptional infrastructure, easy access to funding, and strategic location within the UAE's thriving healthcare sector create an exceptional environment where life sciences companies can flourish and expand.



Currently, Masdar City hosts over 1,300 companies and a combined working and residential population of around 15,000.



Strategically located within Abu Dhabi, offering direct access to global markets across the MENA region, Asia, and Europe.



A 600,000 square meters of fully operational buildings, with plans underway to add another 250,000 square meters for retail, offices, hotels, F&B outlets, schools, and private residences.



A strategic robust network enable companies to form local and global partnerships, explore investment opportunities, test cutting-edge technologies, and achieve ESG goals, all within a 10-minute drive of Zayed International Airport.

# ABU DHABI BIOBANK: A PREMIER HEALTH RESOURCE

Located in Masdar City, Abu Dhabi Biobank is quickly becoming a top-tier health and bio-data resource, intended to be a key asset both nationally and internationally. Although established recently, it aims to emulate the success of leading global biobanks while addressing the specific needs of the UAE and the broader Middle Eastern region. It's considered the largest hybrid cord blood bank in the region.

The goal of the Abu Dhabi Biobank is to gather and analyse health data from a large group of participants, as it can safely preserve as many as 100,000 cord blood samples and five million pan-human samples, making it viable for research and therapeutic use for 30 years. Its main aim is to create a rich and broad dataset that researchers from academia and industry worldwide can use to further health research. The biobank collects detailed bio-samples that are linked to thorough medical histories and health records, giving a complete view of the participants' health over time.

Collaborations with leading pharmaceutical companies and research institutions form a key part of the Abu Dhabi Biobank's strategy. These partnerships are expected to lead to groundbreaking research in genomics and other fields. A significant project includes a comprehensive genome sequencing initiative, funded by both local and international organisations. This project aims to sequence the genomes of thousands of participants, providing an invaluable resource for understanding genetic predispositions to various diseases.

Since its launch, the Abu Dhabi Biobank has allowed researchers to explore the complex relationships between genes, lifestyle, and environmental factors in the development of many diseases. Researchers can use the biobank's extensive data to identify potential therapeutic targets and preventive measures. The Abu Dhabi Biobank's contributions to science are expected to be on par with those of its global counterparts.

In summary, the Abu Dhabi Biobank represents significant progress in health research. Its detailed and well-curated dataset is an invaluable resource that promises to drive major advancements in medical science, ultimately benefiting populations locally and globally.

الجينوم الإماراتي  
EMIRATI GENOME



# UAE GENOME PROGRAMME

Masdar City is home to The Emirati Genome Programme. This is a groundbreaking national initiative, aiming to revolutionise healthcare in the UAE by leveraging genomic data to enhance the prevention and treatment of chronic diseases. At the heart of this ambitious project is the comprehensive profiling and sequencing of the genes of Emirati nationals, with the ultimate goal of improving overall population health through precision medicine.

الجينوم الإماراتي

EMIRATI GENOME



The programme is a testament to the UAE's commitment to advancing medical research and innovation. By integrating artificial intelligence and large-scale genomic data, healthcare practitioners will be equipped with high-quality genetic information. This will enable them to provide advanced diagnostics, personalised treatment options, and preventive programmes tailored to each individual's unique genetic makeup. Furthermore, it will significantly enhance the prediction, prevention, and treatment of both current and future genetic diseases, and facilitate the development of new therapies for rare and chronic conditions.

The formation of the UAE Genomics Council underscores the country's dedication to establishing a world-class healthcare system. This council will regulate, oversee, and guide the implementation of the Emirati Genome Programme, ensuring the highest standards of excellence. Additionally, the council will support technology start-ups and collaborate with leading global technology firms to drive cutting-edge genomics research.

A notable achievement under this initiative was the UAE's first full genome sequencing of the COVID-19 virus from a patient in Dubai, accomplished by a research team at Mohammed Bin Rashid University of Medicine and Health Sciences in April 2020. This milestone highlights the UAE's proactive approach to medical research.

The Abu Dhabi Health Services Company (SEHA) will apply the findings of the programme to deliver exceptional healthcare services throughout the country. This initiative represents a strategic public-private partnership between the Department of Health, Abu Dhabi, and the Abu Dhabi-based Group 42.

Emirati citizens are invited to participate in this visionary project by visiting designated sample collection sites and providing a blood sample. The generated genome data will lead to the creation of a reference genome specific to UAE citizens, driving personalised healthcare.

# M42

## M42: THE FUTURE OF HEALTHCARE IN MASDAR CITY

### REVOLUTIONISING HEALTHCARE FOR A SUSTAINABLE TOMORROW

Situated in the heart of the pioneering Masdar City, M42 is poised to redefine the landscape of healthcare and medical innovation. M42 is not just a healthcare facility; it is an embodiment of foresight, sustainability, and cutting-edge medical advancements, designed to cater to the evolving needs of the 21st-century. M42 stands as a beacon of medical excellence, integrating the latest advancements in healthcare technology with the sustainable ethos of Masdar City.



# M42

Its state-of-the-art facilities are equipped with the most advanced diagnostic and treatment technologies, ensuring that patients receive world-class care. From AI-driven diagnostics to telemedicine solutions, M42 is at the forefront of the medical revolution.

M42 offers a wide range of medical services, catering to both routine and specialised healthcare needs. Its team of highly-skilled professionals, including doctors, nurses, and support staff, are dedicated to providing compassionate and personalised care. The facility encompasses various departments, such as cardiology, oncology, orthopaedics, and paediatrics, ensuring that every patient receives holistic care under one roof. M42 is more than a healthcare provider; it is a community hub, that hosts regular health camps, wellness workshops, and educational seminars to promote a healthier lifestyle. Additionally, M42 partnerships with leading medical institutions such as Cleveland Clinic, Imperial College London Diabetes Centre, and Moorfields Eye Hospital, to mention few foster an environment of continuous learning and innovation. M42 is dedicated to nurturing the next generation of healthcare professionals through training and research opportunities. Located in Masdar City, M42 benefits from the city's strategic position in the UAE, as well as cutting-edge infrastructure and connectivity. M42 is committed to improving healthcare outcomes while contributing to the global goals of sustainability and ecoconscious living. With its holistic approach, M42 ensures that every patient receives not only the best medical treatment but also the utmost care and respect.

"Masdar City is an innovation hub that brings together the brightest minds in technology and healthcare. The city's vision for advancing artificial intelligence and data science, coupled with the UAE's ambition to be a leader in healthcare, makes it an ideal environment for M42 to grow and collaborate with leading institutions."

**M42**



# ATTENTIVE SCIENCE

Attentive Science, a premier global leader, offering non-clinical research solutions to the biotech, pharmaceutical, and animal health industries, has selected Masdar City as its Middle Eastern headquarters.



Founded with a vision to revolutionise nonclinical drug development, Attentive Science offers a comprehensive suite of services designed to accelerate the journey from discovery to market. The company specialises in providing high-quality nonclinical Contract Research services, adhering to Good Laboratory Practices (GLP) to ensure the reliability and credibility of its studies. Its state-of-the-art facilities support a wide array of drug development activities, including early discovery, regulated toxicology and safety studies, in-vitro services, and large molecule, cell, gene, and immune therapy development.

The establishment of Attentive Science's facilities within Masdar City marks a significant milestone for both the company and the region. Masdar City, designated by the Abu Dhabi Department of Health (DOH) as the national hub for Life Sciences, offers a thriving environment for research and innovation. Spanning over 50,000 square feet, Attentive Science's facilities will provide critical services and foster a collaborative ecosystem for early-stage start-ups and established companies alike. Furthermore, with its global network and expertise Attentive science will assist in building and retaining a specialised talent in a field that is scarce in the rest of the region, positioning Masdar City as a key player in the global life sciences arena.

"We are delighted to witness the fruition of careful planning. The inviting and very active support of the Abu Dhabi Department Of Health was the deciding factor in selecting Abu Dhabi out of multiple options in the region. The Life science ecosystem is rapidly growing in Abu Dhabi making it one of the most attractive areas promoting research and innovation."

**Tareq Abu-Nadi, CEO and Co-Founder of the Abu Dhabi location.**



مؤسسة الإمارات للدواء  
EMIRATES DRUG ESTABLISHMENT

# EMIRATES DRUG ESTABLISHMENT

Emirates Drug Establishment: Enabling Regulatory Excellence and Innovation in Life Sciences



مؤسسة الإمارات للدواء  
EMIRATES DRUG ESTABLISHMENT

The Emirates Drug Establishment (EDE) plays a pivotal role in transforming the UAE into a global hub for life sciences and pharmaceutical innovation. Located in Masdar City, EDE operates at the intersection of regulatory oversight, industry facilitation, and public health advancement, creating an integrated framework that supports the safe, timely, and effective development of therapeutic products.

EDE's mandate centers on regulating the full life cycle of pharmaceuticals, biologics, and medical technologies ranging from research and development to manufacturing, distribution, and post-market surveillance. Through robust regulatory frameworks and data-driven decision-making, EDE ensures that products entering the UAE market meet the highest standards of quality, safety, and efficacy.

Designed to be both agile and science-driven, the Establishment actively supports innovation by streamlining regulatory pathways and facilitating early engagement between industry stakeholders and regulatory experts. This approach is particularly valuable for emerging modalities such as cell and gene therapies, biologics, and personalized medicine.

A key component of EDE's strategy is its emphasis on international collaboration. The Establishment works closely with global regulatory bodies, pharmaceutical leaders, and academic institutions to harmonize standards, share best practices, and co-develop regulatory science initiatives. These partnerships contribute to a globally aligned, innovation-friendly environment for pharmaceutical advancement.

Masdar City, with its strong ecosystem of research institutions, biotechnology firms, and sustainability-focused infrastructure, provides the ideal base for EDE's operations. From this strategic location, EDE continues to shape a responsive, transparent, and future-ready regulatory landscape, one that balances public health priorities with the need to accelerate access to cutting-edge therapies.

The Emirates Drug Establishment is not only a regulator, it is a catalyst for innovation and a cornerstone of the UAE's vision to become a global leader in health and life sciences.

# OUR VALUE PROPOSITION FOR LIFE SCIENCES AND BIOTECH

## CUTTING-EDGE INFRASTRUCTURE

13,000 sqm developed for life science cluster, with 77,000 sqm in the pipeline including shared labs, Biosafety L1, L2 & L3 labs.

## RESEARCH & DEVELOPMENT EXCELLENCE



## BUSINESS-FRIENDLY ENVIRONMENT

Home to 1,300+ companies. A tailored investor journey designed to support international companies and start-ups to ensure a seamless onboarding process.

## INTERNATIONAL RECOGNITION & GROWTH

25+ biotech companies were licensed during the year 2024 and are projected to triple this figure in the near future. Specialized in rare diseases, oncology, longevity & cell therapy. From USA, China, India, France, South Korea.

## ECOSYSTEM COLLABORATION & ENGAGEMENT



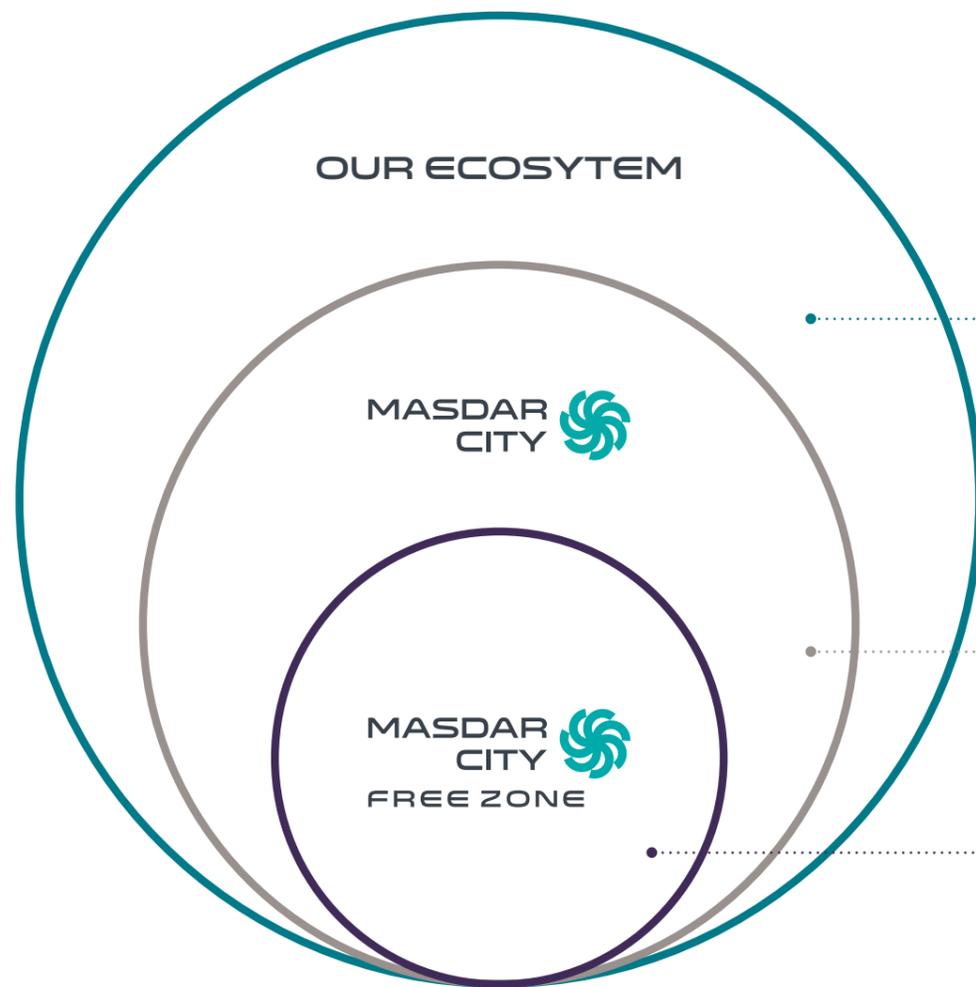
## QUALITY OF LIFE

Masdar City provides its 15,000+ occupants with a diverse range of housing options, complemented by world-class facilities. The city features numerous parks and recreational areas, offering ample opportunities for friends and families to enjoy the outdoors.



# PARTNER CONTRIBUTIONS TO THE VALUE CHAIN OF OUR CLUSTER





## WHY INVESTORS ARE CHOOSING MASDAR CITY LIFE SCIENCE CLUSTER

### • AN ECOSYSTEM

You will be part of an ecosystem - Masdar City life science cluster has all the main stakeholders to start, run and expand your business. We can connect you with main stakeholders from government authorities, key institutes and centres that drive innovation and contribute to advancing various scientific fields, particularly life sciences, and a dense network of research institutions, hospitals, incubators, and accelerators facilitating collaboration between academia, industry, and healthcare providers. This ecosystem fosters innovation and accelerates the commercialisation of scientific discoveries.

### • CITIZEN OF ABU DHABI LIFE SCIENCE CITY

You will be living within the heart of Abu Dhabi's primary life sciences hub, surrounded by a dynamic community of professionals who share your passion and vision.

### • ONE STOP SHOP

You will be dealing with a one-stop-shop - we will look after the entire business setup of your organisation - visas, infrastructure and fitouts, regulatory approvals, logistics, schools, accommodation etc.



## OUR ECOSYSTEM

Our strategic alliances with local and global universities, such as the Mohammed bin Zayed University of Artificial Intelligence, Khalifa University and NYU Abu Dhabi, research institutions, and industry leaders have fostered an ecosystem of collaborative environments where innovation thrives and knowledge flows freely. Here, minds meet, ideas spark, and the future of healthcare takes shape.

Within this vibrant cluster, researchers work on gene therapy, regenerative medicine, and personalised healthcare, benefiting from resources such as the Abu Dhabi Biobank and the Emirati Genome Programme, also located in Masdar City. We are poised to revolutionise healthcare through the development of novel therapies and diagnostic tools within our city.

Today, Masdar City Free Zone is home to a diverse, innovative, and ambitious group of over 1,300+ organisations benefiting from comprehensive business support and the city's rich ecosystem.



# NOT JUST A BUSINESS HUB, WE ARE A SUSTAINABLE URBAN COMMUNITY

Masdar City is not just a place to work; it's a community where you can live, play, learn, and thrive all within walking distance. This cohesive environment enhances the quality of life for everyone, earning Masdar City the government's trust to act as an enabling arm for achieving Abu Dhabi's vision of becoming a global economic leader.



## MASDAR PARK

Spread across 20 hectares, Masdar Park boasts playgrounds, lush green spaces, sports facilities, and the newly unveiled Estidama Mosque.

Transformed into a playground of sustainability, the park features sustainable décor, interactive art installations, engaging activities, and a delectable assortment of food options.

Recognized with an "Exemplar" design certification under the Estidama Public Realm Rating System, Masdar Park stands as a beacon of sustainable development, joining Central Park as a pioneer in green urban spaces.



## MASDAR CENTRAL PARK

Sustainability features include horizontal gardens, a tower that collects water vapor from the air, a falaj-style water system and play equipment powered by human movement encouraging children to learn while they play.

Visitors can also enjoy several food and beverage options, including Blackout Coffee.

## MY CITY CENTRE

Located in the heart of Masdar City, the most sustainable city in the world, My City Centre Masdar is the community's location of choice for convenience shopping, dining and leisure.

Encompassing over 18,000 square meters, it brings a variety of the most sought-after international and local retail stores, and varied dining options for visitors to enjoy.



## PRIVATE RESIDENCES

Masdar City offers a wide array of residential accommodation through third-party developers.

Reportage Properties offers premium living accommodation with a 3-Pearl rating, featuring over 1,500 apartments, available for both purchase and rent.

## FOOD & RETAIL

Discover a world of culinary delights and retail therapy at Masdar City! Indulge in premium coffee at our cozy cafés, savor delicious meals at our diverse restaurants, and find all your daily essentials at our convenient supermarket.

Need to unwind? Head to our tranquil Yoga One™ studio to melt away stress.

With a variety of options to suit every taste and need, Masdar City is your ultimate destination for relaxation and enjoyment.



# MASDAR CITY FREE ZONE

Masdar City takes pride in offering a comprehensive one-stop-shop for investors. The complexities of setting up a business can often be daunting, but here, every step is meticulously handled.

From company registration and licensing to administrative support, our holistic approach ensures that investors can concentrate on their core business activities while we manage the rest.

Bespoke support services are tailored to meet each investor's unique requirements, ensuring that no challenge is too great to overcome.

To crown it all, Masdar City offers an array of attractive investment packages, each designed to make the business setup process as smooth as possible.

By providing all the requisite resources and support, we enable investors to make a meaningful impact on their enterprises and contribute positively to the world.

## INNOVATION CLUSTERS PACKAGE: EMPOWERING TOMORROW'S PIONEERS

### INNOVATION PACKAGE 12,000 AED

SPACE  
TECHNOLOGY



ENERGY



LIFE  
SCIENCES



AGRI TECH



AI



SMART  
MOBILITY



WOMEN  
ENTREPRENEURSHIP



✓ Upto 3 business activities

✓ Including 2 visa quota

✓ License and registration

✓ Flexi desk lease

T&Cs APPLY

## READY-TO-GO PACKAGES

### STARTUP PACKAGE

# 7,000 AED

- ✓ Up to 2 business activities
- ✓ License and registration
- ✓ Lease agreement
- ✓ 3 Shareholders

### ENTERPRISE PACKAGE

# 27,000 AED

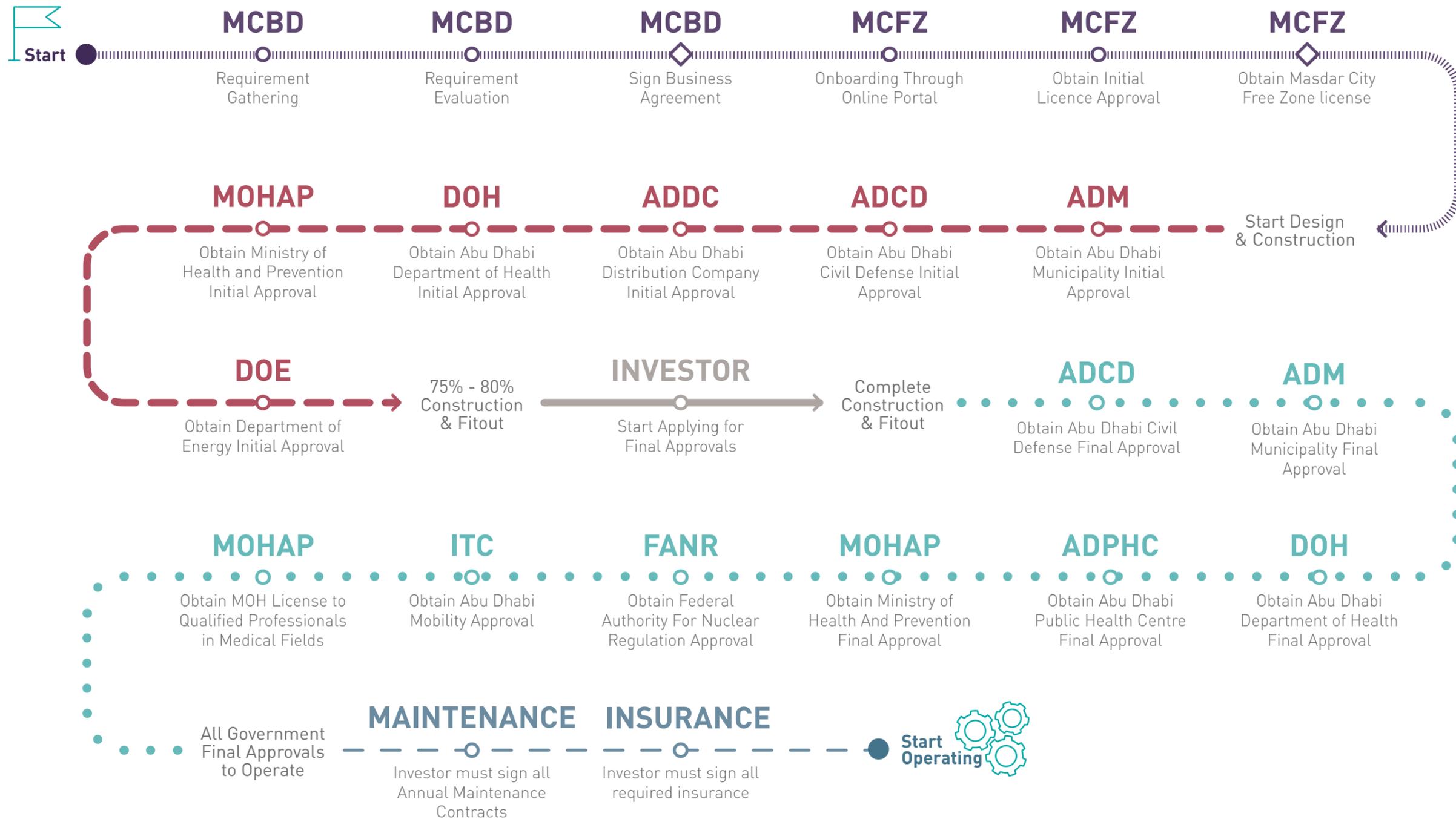
- ✓ Up to 6 business activities
- ✓ Including 3 visa quota
- ✓ License and registration
- ✓ Flexi desk plus lease

### BUSINESS ONE (ALL-INCLUSIVE PACKAGE)

# 17,500 AED

- ✓ Up to 3 business activities
- ✓ Establishment card
- ✓ One free visa
- ✓ E-channel fees
- ✓ License and registration
- ✓ Visa medical exam
- ✓ Flexi desk lite lease
- ✓ Emirates ID application

# A SEAMLESS INVESTOR JOURNEY



This is the initial phase. It's done through Masdar City Free Zone.

This step is required to initiate design and construction.

These steps can begin once the building and fit-out are 75-80% complete. At this stage, the investor must start applying to obtain final approvals from authorities.

These steps can start once the building and fit-out are completed. These steps can be done in parallel with each other.

These steps are required by Masdar City before starting operations. The investor must sign these and provide Masdar with a copy.

\*Kindly note that the Journey above is the most complex of life science investments- as it includes all possible requirements, however your journey can be shorter depending on your investment type and size. Our team of experts will guide you through every step.

# BY JOINING US, YOU BECOME A PART OF A DYNAMIC COMMUNITY THAT ENCOURAGES COLLABORATION AND GROWTH.

BECOME A RESIDENT AT THE LIFE SCIENCE HUB OF UAE AND  
BENEFIT FROM:

## STRATEGIC LOCATION

Ideally situated within the UAE, Masdar City Free Zone grants seamless access to both regional and international markets.

## COMPREHENSIVE BUSINESS SUPPORT SERVICES

A suite of services is on offer to ensure the flourishing of your enterprise.

## STATE-OF-THE-ART INFRASTRUCTURE

Businesses benefit from cutting-edge facilities designed to meet contemporary needs.

## COMMITMENT TO SUCCESS

Our dedication to your business success ensures operation within a progressive ecosystem, fostering a collaborative and growth-oriented community.

## FLEXIBLE OFFICE SPACES

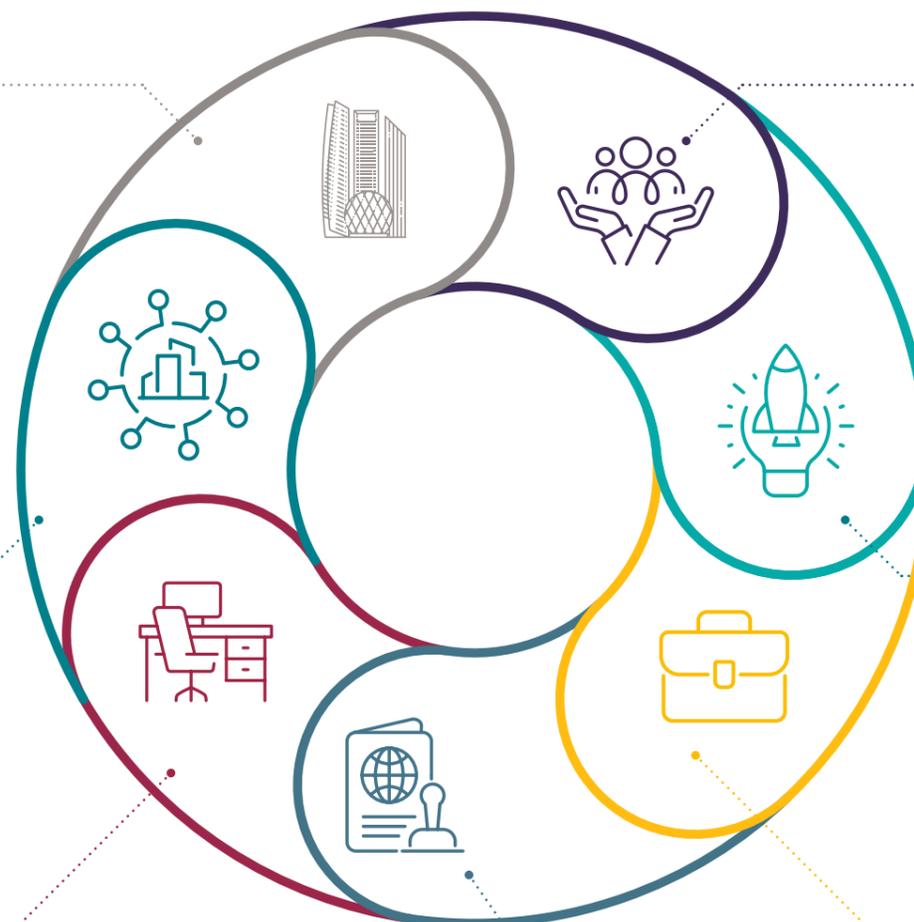
A variety of adaptable office solutions are available to accommodate businesses of all sizes.

## INCENTIVES

Such as personal tax exemptions, 100% foreign ownership, and an efficient business setup process.

## GOLDEN VISA FOR LIFE SCIENCE

Terms and conditions apply.



# SEE WHAT OTHERS HAVE TO SAY ABOUT US....



Masdar City is redefining the future of life sciences by integrating innovation, sustainability, and regulatory excellence into one cohesive ecosystem. As a regulator, I view it as a catalyst for high-integrity research, advanced therapeutics, and responsible commercialization. Its platform empowers global biotech leaders to scale solutions that address pressing health challenges-positioning the UAE at the forefront of sustainable healthcare innovation.

**Dr. Fatima Alkaabi**  
Director General Emirates Drug Establishment



Abu Dhabi continues to solidify its position as a global hub for life sciences, with scientific advancement and innovation at the core of this vision. A key enabler of this vision is Masdar City, offering a vibrant ecosystem purpose-built for life sciences, with world-class research infrastructure, tailored biotech facilities, and a collaborative innovation network, it attracts top global talent and enables the development of breakthrough healthcare solutions, advancing cutting-edge research, fostering international collaboration, and maintaining regulatory excellence. Through our strategic partnership with Masdar City, we continue our efforts to accelerating innovation and delivering meaningful change for patients and communities - both in Abu Dhabi and beyond, while building an intelligent, future-ready healthcare system that improves quality of life and drives global impact.

**Dr. Asma Ibrahim Al Manna'ei**  
Executive Director of the Health Life Sciences Sector, Department of Health – Abu Dhabi



Masdar City is fundamental to Abu Dhabi's life sciences ambition, providing a sustainable, collaborative and innovative environment to help advance precision, preventive and predictive healthcare solutions. With both the UAE's record-breaking Emirati Genome Program and Abu Dhabi Biobank, Masdar City is enabling groundbreaking research and development in medical science, genomics and biotechnology. At M42, we are proud to be driving these initiatives, leveraging Masdar City's dynamic ecosystem for local and global impact, and helping establish Abu Dhabi as the life science capital of the Middle East and North Africa (MENA).

**Dr. Fahed Al Marzooqi**  
Chief Executive Officer, Integrated Health Solutions Platform, M42



Being part of the Masdar City Free Zone has provided Attentive Science with unparalleled opportunities to advance our work as a preclinical CRO. The state-of-the-art facilities and dynamic ecosystem perfectly align with our mission to support innovative research and development. We are proud to contribute to this vibrant community and its groundbreaking impact on the global life sciences industry.

**Tareq Abu-Nadi**  
CEO and Co-Founder, Attentive Science



Being part of the Masdar City Free Zone has greatly benefited CellSave by ADSCC. The cutting-edge facilities and innovative atmosphere perfectly complement our mission to advance stem cell technologies and regenerative medicine. We are proud to be an integral part of this forward-thinking community and contribute to its continued success and groundbreaking achievements.

**Sarah Al-Hajali**  
CEO, CellSave Arabia



Masdar City Free Zone offers an exceptional environment for Insilico Medicine to innovate in AI-driven drug discovery and development. The cutting-edge infrastructure and collaborative spirit of the ecosystem align seamlessly with our mission to revolutionize healthcare through advanced technologies. We are honored to be part of this transformative hub for scientific innovation and growth.

**Alex Aliper**  
President, Insilico

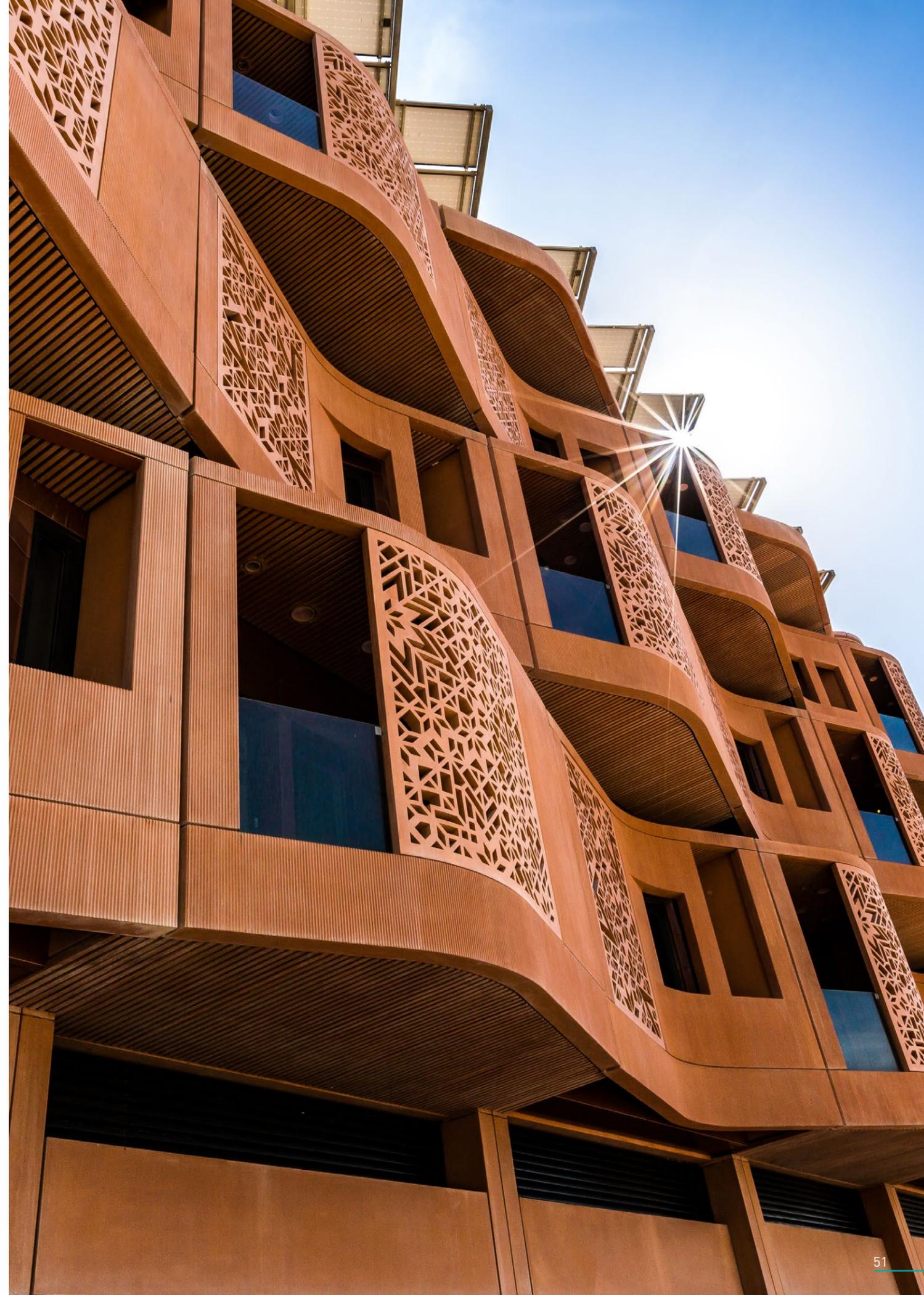
# HOW CAN YOU JOIN US?



PO Box 2282, Abu Dhabi, United Arab Emirates

Get in touch: **Phone** 800 6239  
**E-Mail** [info@masdarcity.ae](mailto:info@masdarcity.ae)  
[freezone@masdarcity.ae](mailto:freezone@masdarcity.ae)  
**Website** [www.masdarcityfreezone.com](http://www.masdarcityfreezone.com)

Stay connected:  [masdarcityAD](#)  
 [@masdarcityabudhabi](#)  
 [Masdar City](#)  
 [@masdarcity](#)



PO Box 2282, Abu Dhabi, United Arab Emirates

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Get in touch:

**Phone** +971 2 815 6666  
**E-Mail** [info@masdarcity.ae](mailto:info@masdarcity.ae)  
[freezone@masdarcity.ae](mailto:freezone@masdarcity.ae)  
**Website** [masdarcity.ae](http://masdarcity.ae)

