



EXPO
CITY
DUBAI

THE NEW CENTRE
OF DUBAI'S FUTURE

Overview

Launched by His Highness Sheikh Mohammed bin Rashid Al Maktoum, Vice President and Prime Minister of the UAE and Ruler of Dubai, the new master plan for Expo City Dubai places the site of the former World Expo at the new centre of Dubai's future.

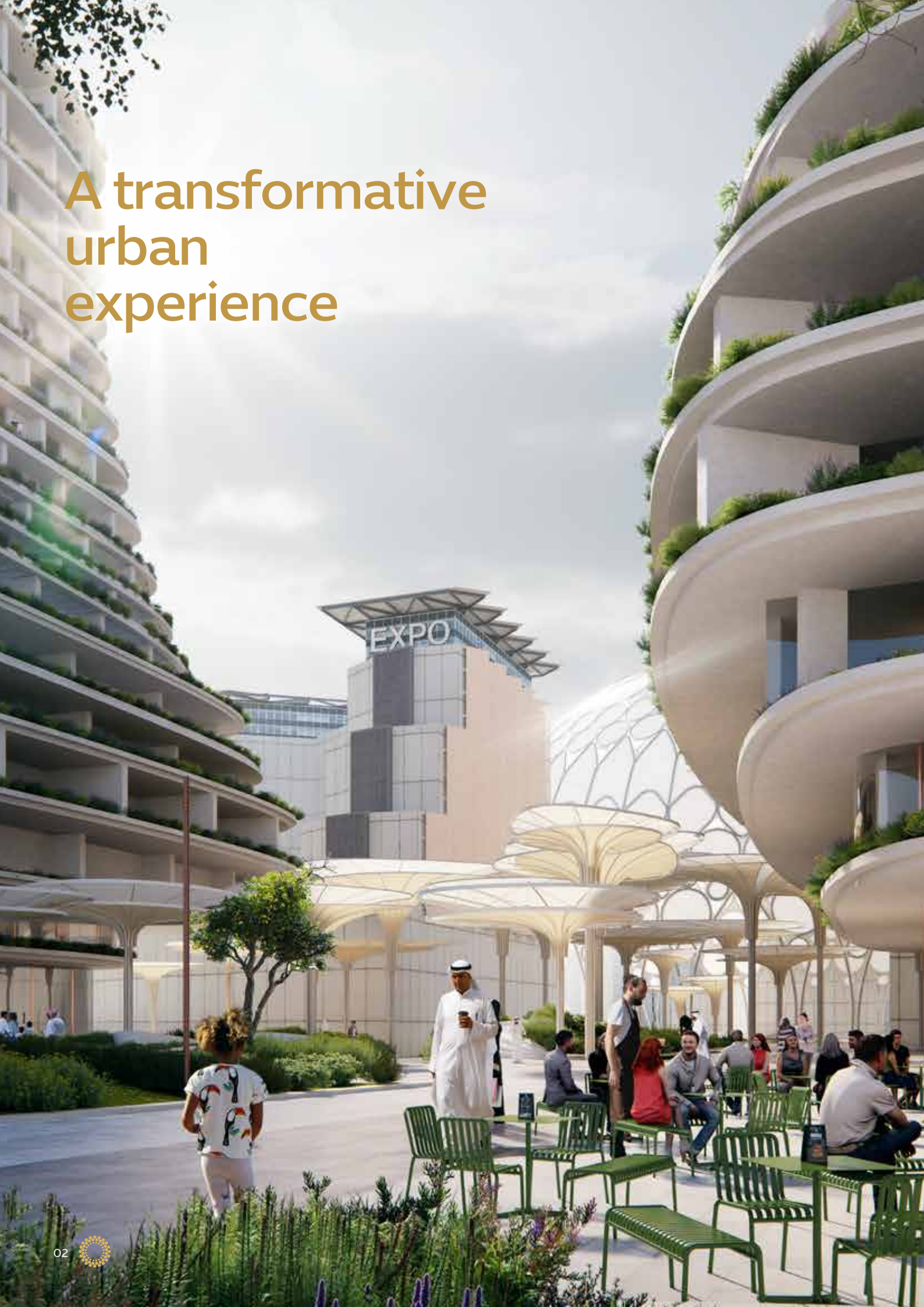
A global model for urban excellence, it reaffirms the city's role as a focal point on the 2040 Urban Master Plan as it becomes a hub for the key sectors driving the delivery of the Dubai Economic Agenda (D33).

The city will cover a total of 3.5sqkm, embracing a gradual phased development that will adapt to evolving needs. Expo City will be home to more than 35,000 residents and 40,000 professionals.

The master plan represents an unparalleled opportunity for businesses, investors and developers looking to take advantage of Expo City's prime location and world-class environment in the high-growth Dubai South area.



A transformative urban experience



A transformative urban experience

- Developed with the expertise of Amsterdam-based architecture design firm, UNStudio, the master plan maintains the fabric and spirit of the existing site, retaining more than 80 percent of the infrastructure and buildings developed for Expo 2020. This includes Terra, Alif and the Connect Conference Centre (the former Opportunity Pavilion); Al Wasl; Rove – Expo City; the former Leadership Pavilion re-opening as Cheval Maison serviced apartments in 2025; the UAE Pavilion; the Surreal water feature; and entry portals.
- Dubai Exhibition Centre will also serve as a key anchor of the site, with the adjacent metro station providing one of five main access points to the city.
- Five districts designed as an efficient grid system will ensure navigation, circulation and accessibility, while a network of green and blue spaces – from parks and fields, to small *sikkas* and urban water features – will permeate throughout.



إكسبو و داون تاون EXPO DOWNTOWN

في مدينة إكسبو دبي
AT EXPO CITY DUBAI



Expo Downtown

The highly-dense Expo Downtown will extend from the metro station to Al Wasl, then on to Terra and the eastern edge of the site.

Al Wasl will remain as a 'cultural garden' and the district will also include the Terra Living residential buildings, the 'floating' Terra Garden, and Terra Tower - a high-end, mixed-use office and hospitality tower and the tallest building at Expo City.



إكسبو فيلدز EXPO FIELDS

في مدينة إكسبو دبي
AT EXPO CITY DUBAI



Expo Fields

Providing the main access point to Expo City from the south, Expo Fields will serve as a blueprint for healthy living. This district will include a school, sports fields and facilities, clubhouses, residential properties, retail outlets and F&B venues, as well as Alif Plaza.

Expo City Arena will become Expo City's new open-air concert and festival landmark, with the 30,000-capacity venue capable of hosting concerts, performances and other large-scale events.



إكسبو هيلز EXPO HILLS

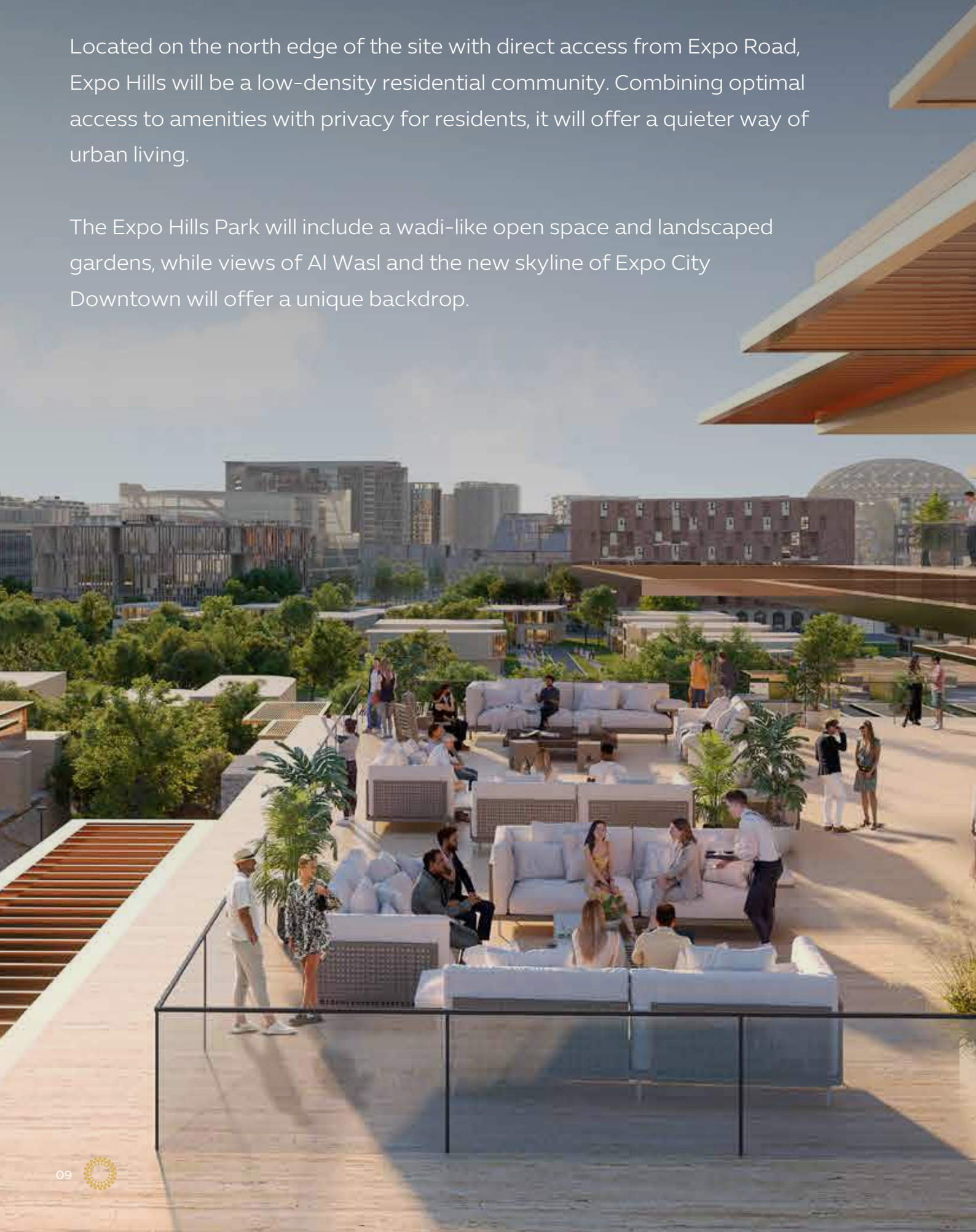
في مدينة إكسبو دبي
AT EXPO CITY DUBAI



Expo Hills

Located on the north edge of the site with direct access from Expo Road, Expo Hills will be a low-density residential community. Combining optimal access to amenities with privacy for residents, it will offer a quieter way of urban living.

The Expo Hills Park will include a wadi-like open space and landscaped gardens, while views of Al Wasl and the new skyline of Expo City Downtown will offer a unique backdrop.



إكسبو بزنس EXPO BUSINESS

في مدينة إكسبو دبي
AT EXPO CITY DUBAI



Expo Business

Further enhancing Expo City's existing commercial community, Expo Business will provide a campus-feel environment for innovative and entrepreneurial businesses that share Expo City's commitment to sustainability and urban solutions and are eager to take advantage of the city's enabling free zone environment and strategic location.

Inclusive and welcoming indoor and outdoor spaces will encourage collaboration, networking and social connection, while flexible temporary and permanent office configurations will adapt to the evolving needs of businesses and encourage novel work models.

This district will include the existing Connect Conference Centre, Firdaus Studio and a new 1,500-seat theatre and Art Plaza, as well as DP World's new global headquarters.



إكسبو فالي EXPO VALLEY

في مدينة إكسبو دبي
AT EXPO CITY DUBAI



Expo Valley

A beautiful, gated community Expo Valley will feature smart, sustainable villas and townhouses dispersed across an undulating landscape that overlooks a nature sanctuary, lake and wadi. Its unique 'folded earth' topography will create a microclimate with lower temperatures and reduced environmental noise and dust, while pedestrian walkways and dedicated paths for bicycles and e-scooters will connect residents to their vibrant community.

Within its stunning setting, Expo Valley will feature wellness and recreational facilities including two gyms, two clubhouses, swimming pools, splash pads and kids' play areas, as well as farm-to-table dining, pop-up cafés and convenient retail options.



Integrated Urbanism

Expo Forest

Expo Forest will link Expo City and Expo Valley, providing a gentle transition from Expo Valley's sanctuary to the urban landscape of the city. The largest, publicly accessible green space in and around Expo City, it will include ghaf trees, cycling tracks, hiking trails, adventure play and water elements. A series of greenhouses will provide an opportunity for urban farming and hands-on learning. Ground-level pathways and an innovative elevated treetop walkway will allow visitors to explore the park from different perspectives. The planting strategy within Expo Forest will support local wildlife, enhancing habitat connectivity and biodiversity.

Expo Market

Expo Market, located in the Expo Business district, will highlight the city's commitment to create healthy, sustainable communities, with a farmers' market increasing access to fresh, nutritious food, as well as farm-to-table restaurants and cafés.

Expo High Street

The Expo High Street will offer a mix of retail, cafés, pop-up F&B ventures and cultural spaces in a pedestrian-first environment. The High Street will pass through three districts, enabling people to walk across the whole site.

The city will also include 21,000+ parking spaces, including 4,500+ EV charging stations, 2 fuel stations and emergency service stations.



A global exemplar of urban planning

Expo City will set new benchmarks in global urban excellence, balancing human needs with environmental stewardship and societal advancement.

The master plan has been developed and will be implemented in line with specific targets across areas including:

PROTECTING AND INCREASING BIODIVERSITY

REDUCING ENERGY CONSUMPTION AND INCREASING THE USE OF CLEAN ENERGY

REDUCING WATER CONSUMPTION AND INCREASING THE USE OF ALTERNATIVE WATER SOURCES

INCREASING THE USE OF SUSTAINABLE, LOWER CARBON PUBLIC TRANSPORT OPTIONS AND CREATING SPACES THAT ENCOURAGE WALKING, CYCLING AND MICROMOBILITY

FACILITATING ECONOMIC OPPORTUNITY AND CREATING A QUALITY WORK ENVIRONMENT



Where people connect, thrive, and live in harmony with nature

- The master plan sets the target of LEED Gold as a minimum requirement for all buildings, BREEAM Excellent for infrastructure and public realm projects, and WELL Community Gold Certification to ensure a focus on health and wellness.
- Educational spaces and recreational areas, inspired by the Dubai 2040 Urban Master Plan, will be strategically implemented to foster community engagement, learning and wellbeing. Residents will enjoy an abundance of green space per person.
- The new master plan actively prioritises pedestrians, encourages the use of public transport and soft mobility options, and provides ample parking hubs on the periphery of the site. A northwest - southeast axis connecting the DEC and metro station to Al Wasl and the Terra Plaza will be the main urban axis for pedestrians, while a green loop will serve as the primary pedestrian path through the large peripheral natural spaces and into urban areas. More than 70 per cent of walkways will be shaded for increased comfort.



- The landscape will be full of greenery and shaded open spaces, ensuring a comfortable micro-climate and plenty opportunities for rest. A nature-based design will help to solve a number of the modern city's challenges, using native plants and biodiversity to better protect against cloudbursts and floods, clean the air of particle pollution, reduce emissions and provide shade during warm weather.
- The new master plan maintains Expo City's commitment to inclusive opportunities and experiences for all. Expo City's Inclusive Design Benchmarking and Design Guidelines will ensure adherence to the Dubai Universal Design Code as well as international best practice. This will apply to the sensory environment, including mobility, acoustics, wayfinding and accessible facilities, as well as the use of smart technologies and digital solutions.
- Expo City will integrate pragmatic and innovative sustainable technologies and offer a real-world testbed for the trialling of new solutions in areas including transport and agriculture.





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BE PART OF THE NEW CENTRE OF DUBAI'S FUTURE GROWTH

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