



Jerusalem Commercial Center  
مركز القدس التجاري





“ In Jerusalem, and I mean within the ancient walls, I walk from one epoch to another without a memory to guide me. The prophets over there are sharing the history of the holy ... ascending to heaven and returning less discouraged and melancholy, because love and peace are holy and are coming to town. ”

*Mahmoud Darwish*

## Jerusalem Commercial Center

**Address:** Nablus Road, Adjacent to St. George School, Jerusalem

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## مركز القدس التجاري

**العنوان:** شارع نابلس، بجانب مدرسة المطران، القدس

**هاتف:** +972-5405022

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## Jerusalem

Is one of the oldest cities in the world. It is located on a highland in Jibal Al Khalil (Al-Khalil Mountains), between the Mediterranean and Dead Sea. Jerusalem has been sacred and the center for the three major monotheistic religions: Islam, Christianity, and Judaism.

## The Gates of the City

The walls of Jerusalem's Old City were built during the Ottoman Empire in Palestine in 1542 A.D., under the direct supervision of Ottoman Sultan Suleiman. The walls are approximately 4,000 kilometers long and 5 to 15 meters high. The walls include 43 surveillance towers and 8 gates. However, only 7 gates are presently open. Each gate has a very rich history.



# LOCATION

- Centrally located, 10-minute walking distance from the Old City of Jerusalem.
- Immediate access to public transportation including Buses and Light Rail.
- It is strategically located on the junction of Nablus Road from the East and St. George's Street from the West.



# FACTS

**Total Built Up Area**  
16,650m<sup>2</sup> with possible future extension to 19,070m<sup>2</sup>

**Parking & Storage Floors**  
Total Area 7,780m<sup>2</sup>

**Retail Shops**  
Ground Floor Area 1,310m<sup>2</sup>  
Basement Level Area 1,510m<sup>2</sup>

**Office Space**  
1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup> Floors  
Total Area 1,210m<sup>2</sup> / Floor

**Modern Apartments**  
4<sup>th</sup>, 5<sup>th</sup> Floors  
Total Area 1,210m<sup>2</sup> / Floor

**Modern Apartments**  
(Future Extension)  
6<sup>th</sup>, 7<sup>th</sup> Floors  
Total Area 1,210m<sup>2</sup> / Floor



# FACILITIES

- Mixed-Use (Retail, Offices & Residential)
- Inner Court
- Green Area
- Underground Parking
- 4 Elevators, 2 staircases

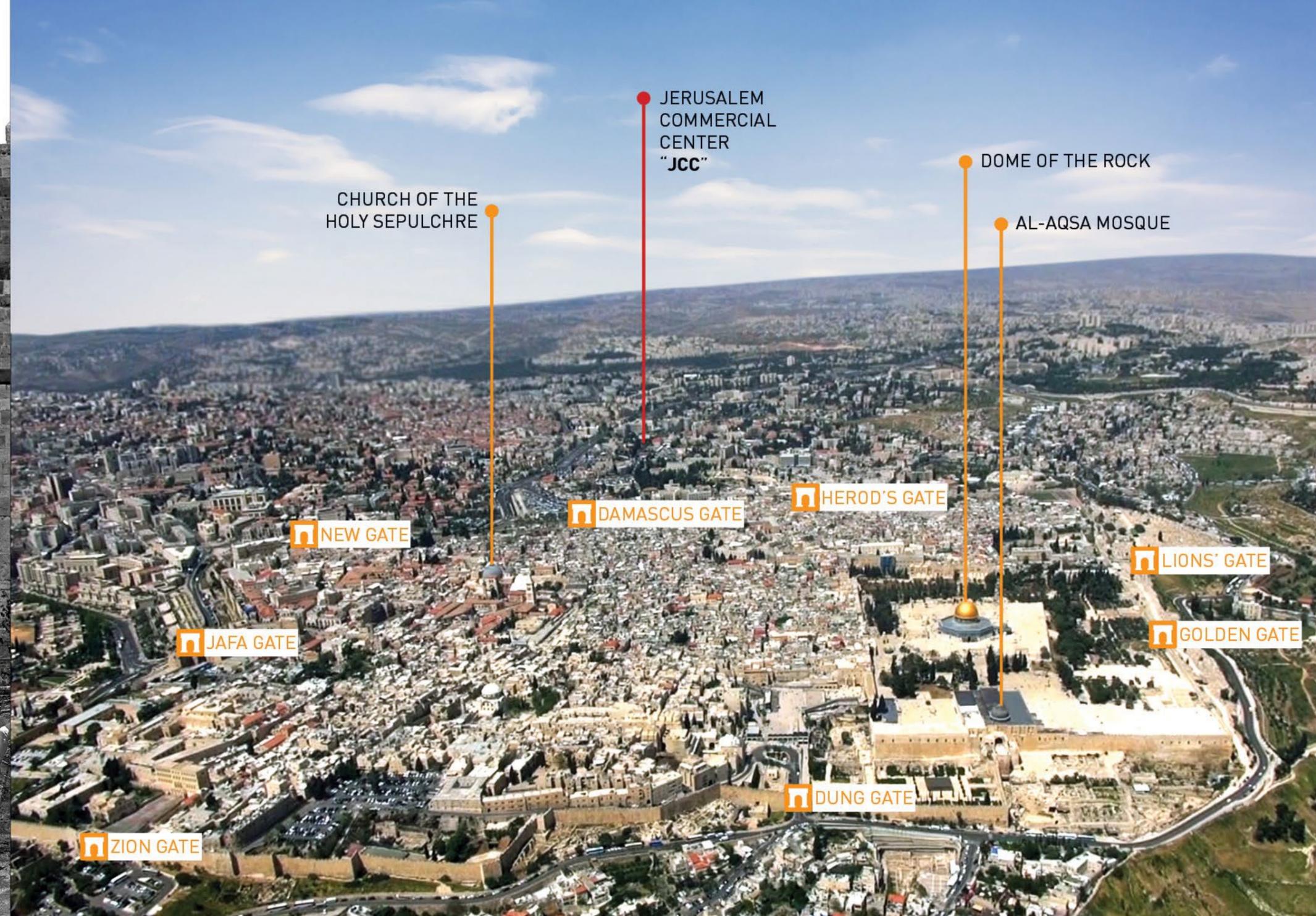


# BUILDING AMENITIES

- Retail Shops
- Office Space
- Modern Apartments
- Storage Space Available
- Fire Fighting System
- Green Building
- HVAC System
- Access Control (for furnished apartments)
- Emergency Exit
- Building Management System (BMS)
- Backup Generator
- Security Service
- CCTV

# Damascus Gate (Bab el-Amud)

The Damascus Gate is the most well-known gate in the entire Old City of Jerusalem. It is the most architecturally impressive among all the gates and considered the heart of the Old City. This gate leads to the Muslim Quarter and Arabic Market, which is a packed bazaar of various shops. Damascus Gate is also known as, "The Gate of the Column", because of the pillar that stood at the gate's entrance during the Roman and Byzantine periods.

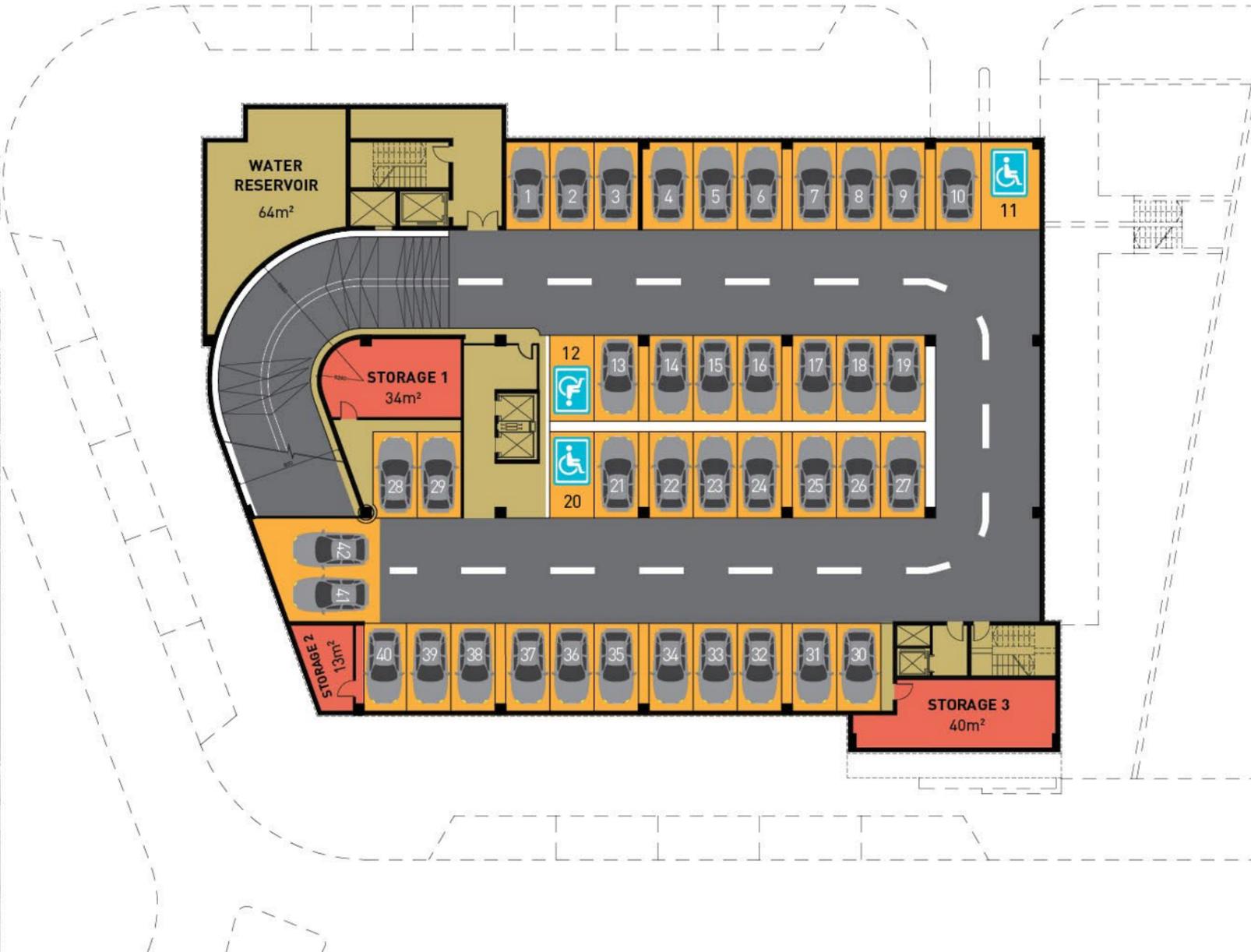


# Jaffa Gate (Bab el-Khalil)

Jaffa Gate is considered the main entrance to the Old City and is unique, as it is the only gate positioned at a right angle. It is located on the western side of the wall and leads to Jaffa Road. This is a central street in the western part of the city and where pilgrims used to arrive after returning from their journey from the Port of Jaffa. Both the gate and Jaffa Road were named after the Port of Jaffa, which is religiously significant because it is where Prophet Jonah began his journey.



## -6 FLOOR / PARKING & STORAGE



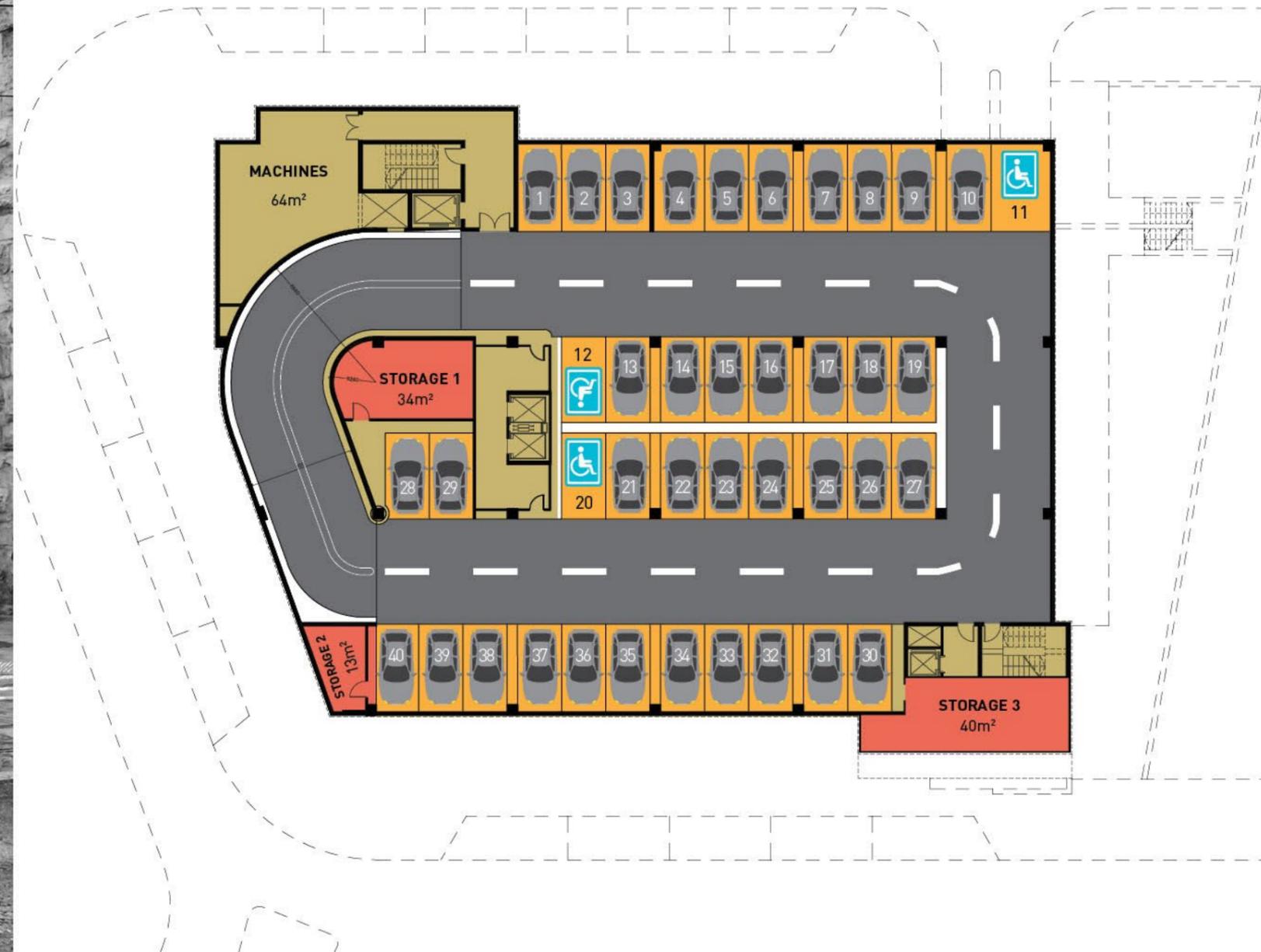
- Floor Area 1,556m<sup>2</sup>
- 42 Parking Lots
- Total Storage Area 87m<sup>2</sup>
- Access to Elevators

# New Gate (Bab el-Jadid)

Built in 1887, this gate is the highest and newest gate in the Old City. The New Gate was built in order to connect the Christian Quarter with the newly established neighborhoods, which were outside of the Old City at the time. It was built by Ottoman Sultan Suleiman in order to make it easier for worshipers to access Monasteries. It is decorated with crenelated stonework and stands at 790 meters.



## -5 -4 -3 FLOOR / PARKING & STORAGE



- Floor Area  
1,556m<sup>2</sup> / Floor
- 40 Parking Lots
- Total Storage Area  
87m<sup>2</sup> / Floor
- Access to Elevators

# Lions Gate (Bab el-Asbat)

This gate is renowned worldwide for being the start point of Via Dolorosa, also referred to as, the Way of the Cross, which is believed to be the street Jesus walked before being crucified. The gate is on the eastern side of the wall and leads to the Mount of Olives. The name of the gate comes from the carvings of a pair of lions, which are located on both sides of the gate.



## -2 FLOOR / PARKING & STORAGE



- Floor Area 1,556m<sup>2</sup>
- 13 Parking Lots
- Total Storage Area 380m<sup>2</sup>
- Access to Elevators

# Zion Gate (Bab el-Nabi Daud)

The Zion Gate leads from Mount Zion, which is how the gate was given its name. It is located near the southwestern tip of the Old City and leads to Armenian and Jewish neighborhoods. The gate is called "Bab Nabi Daood" in Arabic, which means, "The Gate of the Prophet David," as his tombstone is located on Mount Zion.



## -1 FLOOR / RETAIL SHOPS



- Floor Area 1,510m<sup>2</sup>
- 17 Shops - Street Level
- Total Shops Area 700m<sup>2</sup>
- Shopping Court
- Escalators
- Elevators

# Herod's Gate (Bab el-Zahra)

Herod's Gate is named based on the belief that King Herod's palace was located near the gate's site. This gate is located at the northeastern corner of the Old City, between the Damascus and Lion's Gates, adjacent to the Muslim Quarter. Herod's Gate is also known as, "The Gate of Flowers," because of the floral design engravings.



# GROUND FLOOR / RETAIL SHOPS



- Floor Area 1,310m<sup>2</sup>
- 20 Shops - Street Level
- Total Shops Area 682m<sup>2</sup>
- Three Entrances
- Reception
- Green Area
- Escalators
- Elevators

# Dung Gate (Bab el-Magharbeh)

The Dung Gate is the closest gate to the Western Wall and is the main passage used for vehicles going in and out of the Old City. It is located southwest of the Temple Mount. This gate is also known as, "The Gate of the Moors," as immigrants from North Africa lived in that part of the city in 16 A.D.



## 1<sup>ST</sup> 2<sup>ND</sup> 3<sup>RD</sup> FLOOR / OFFICE SPACE



- Total Floor Area  
1,210m<sup>2</sup> / Floor

- 10 Offices / Floor

- Total Office Area  
733m<sup>2</sup> / Floor

- Elevators

### 1<sup>st</sup> Floor Only

- Office Area  
Office 9: 106m<sup>2</sup>  
Office 10: 102m<sup>2</sup>

# OFFICE SPACE



# Golden Gate (Bab el-Rahma)

Located on the eastern walls of the Old City of Jerusalem, the Golden Gate is the oldest of the gates. The gate was sealed off by Ottoman Sultan Suleiman in 1541 and has been closed ever since then.



## 4<sup>TH</sup> 5<sup>TH</sup> FLOOR / MODERN APARTMENTS



- Total Floor Area  
1,210m<sup>2</sup> / Floor
- 14 Apartments / Floor  
One Bedroom  
Two Bedrooms
- Total Apartments Area  
637m<sup>2</sup> / Floor
- Business Center
- Reception
- Elevators

# MODERN APARTMENTS





” في القدس، أعني داخل السور القديم،  
أسير من زمن إلى زمن بلا ذكرى  
تصوبيني. فإن الأنبياء هناك يقتسمون  
تاريخ القدس... يصعدون إلى السماء  
ويرجعون أقل إحباطاً وحرناً، فالمحبة  
والسلام مقدسان وقادمان إلى المدينة “

محمود درويش

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