

WANT MONTENAPOLEONE VIN

حياة مستوحاة من أحدث الصيحات
A fashion-inspired living experience

حياة مستوحاة من أحدث الصيحات

من إيطاليا إليك

مجمع فريد من نوعه مستوحى من التصميم العصرية
في شارع مونتي نابوليوني في مدينة ميلانو في إيطاليا
ستكتشف في مونتي نابوليوني المعنى الجديد للفخامة
التي تدوم طوال الحياة.

A fashion-inspired living experience

All the way from Italy

A one of its kind community inspired by Italy's original home of
upscale fashion, the street of Montenapoleone in Milan.
At Montenapoleone you will experience a new definition to the
meaning of luxury that will last for a lifetime

ريپورتاج إيجيبت للتطوير العقاري Reportage Egypt. Real Estate Development



With over 20 years of experience, Reportage Properties is one of the largest private developers in the United Arab Emirates, with projects in Abu Dhabi, Dubai, and now Egypt. We are focused and consistent in our objective to provide innovative, modern, and affordable housing solutions that not only offers our investors an outstanding value but also provide the home buyers a safe place to live in.

We build homes with unparalleled elegance and comfort. Our mission is to be amongst the most trusted real estate companies in the UAE by developing and providing homes that are cost-effective and that provide you with a sense of belonging. We look forward to 2021 and beyond, and aspire to expand our real estate business globally by partnering with international businesses.

تمثل شركة ريبورتاج العقارية واحدةً من أكبر مطوري العقارات الخاصة في دولة الإمارات العربية المتحدة، بحصيلة سنوات من الخبرة تتجاوز 20 عامًا، وبمشروعات قائمة في أبوظبي ودبي، والآن في مصر. وتركز الشركة في هدفها المتمثل في تقديم حلول إسكان مبتكرة وحديثة وبأسعار في المتناول، وهي حلول من شأنها أن توفر قيمة متميزة.

منازل تحظى بمزايا وراحة لا تضاهي. تتمثل مهمة ريبورتاج العقارية في أن تكون أولى شركات العقارات الأكثر ثقة في دولة الإمارات العربية المتحدة، وذلك من خلال تطوير وتوفير منازل معقولة التكلفة تمنح ساكنيها الشعور بالانتماء. حيث نتطلع ونطمح إلى توسيع نطاق أعمالنا العقارية على مستوى العالم من خلال عقد شراكات مع مؤسسات الأعمال الدولية.

Partnering with Al Ahly Sabbour Development

Reportage Properties is honored to partner with Al Ahly Sabbour to develop this exceptional project in the heart of New Cairo. Al Ahly Sabbour is a leading real estate developer, known for their outstanding commercial, residential and touristic projects all over Egypt. At Montenapoleone, we are bringing Italy's elegance to the land of the civilization.

بالاشتراك مع الأهلي صبور للتنمية العقارية

تشرف ريبورتاج العقارية بالشراكة مع مؤسسة الأهلي صبور للتنمية العقارية من أجل تطوير هذا المشروع الاستثنائي في قلب مدينة القاهرة الجديدة. وتعد شركة الأهلي صبور مؤسسة رائدة في مجال التطوير العقاري، وتشتهر بمشروعاتها التجارية والسكنية والسياحية المتميزة المنتشرة في جميع أنحاء مصر. أما في مونتي نابوليوني فإننا سنقدم الأناقة الإيطالية في المعيشة إلى أرض الحضارة.





The New Heart of New Cairo

القلب الجديد للقاهرة الجديدة

AUC - 90 Street
El Rehab City
El Shorouk City
Madinaty
Cairo International Airport
New Capital Airport
Al Masa Hotel
Downtown New Capital
Sixty Iconic Tower
The New Ministerial District

20 min
20 min
15 min
10 min
15 min
16 min
10 min
10 min
7 min
10 min

الجامعة الأمريكية بالقاهرة - شارع ٩٠
مدينة الرحاب
مدينة الشروق
مدينتي
مطار القاهرة الدولي
مطار العاصمة الإدارية الجديدة
فندق الماسة
داون تاون العاصمة الإدارية
سيكستي أيقونيك تاور العاصمة الإدارية
حي الوزارات بالعاصمة الإدارية الجديدة

تمتع بحياة مستدامة

مجموعة مدهشة من الشقق والفيلات السكنية في قلب القاهرة الجديدة، مشيدة في وسط مساحات خضراء تسودها السكنية والطمأنينة، تمثل أحد أكثر المواقع الساحرة في مصر.

وتمنح هذه المنازل العصرية المقامة على الطراز الحديث معنى جديد للأناقة في نمط الحياة. وتتجمل المرافق الترفيهية والأساسية في هذا المكان بهجة تخلق الأبواب - ستجدون كل شيء متوفرًا بدايةً من متاجر البيع بالتجزئة التي تضم أفضل المنتجات والمطاعم الفاخرة.

Enjoy a sustainable life

The spectacular collection of apartments and villas right in the heart of New Cairo, amid greenery and serenity, is one of the most charming locations in Egypt.

These stylish and modern homes define elegant living. The recreational and essential facilities here are a delight - you will find everything from retail stores with the best products to fancy restaurants.



الفخامة في متناول يديك
A luxury you can afford







مجمع محاط بأحدث المجمعات في مصر

يُحاط مجمع مونتي نابوليوني بمناطق طبيعية ساحرة ويعج بنمط حياة مفعم بالحياة، الأمر الذي سيجعلك تشعر وكأنك في جنتك الخاصة بهذا المكان. ومع وجود مناظر خلابة تحيط بك لن ترغب مطلقاً في مغادرة منزلك. اختر مونتي نابوليوني لمستقبلك ومستقبل عائلتك

Surrounded by Egypt's most desired communities

Surrounded by enchanting nature and a lively lifestyle, this place will surely make you feel like a paradise.
With a view like this, you will never ever want to leave this place.
The best future place to live.





سعادتك في منزلك

ستستمتع في مجمع مونتي نابوليوني الراقي بنمط حياة اجتماعي غني وستنعم كذلك بالخصوصية مع عائلتك. ستجد الفخامة في تناول يدك مع أسلوب حياة ليس له مثيل.

Find happiness at your home

Life at Montenapoleone is all about enjoying the benefits of community-living. It is as much about sharing and socializing as it is about privacy and exclusivity. A place where extraordinary is the new standard of living.
A luxury you can afford.







وسائل راحة من الطراز الأول لنمط حياتك اليومي.

ستجد كل ما تحتاج إليه متوفرًا في متناول يدك في مونتي نابوليوني! حيث يوجد مركز تجاري زاخر بوسائل الراحة و الذي يشمل هايبرماركت ومنطقة للبيع بالتجزئة و مطاعم و كافيهات ومرافق ترفيهية وصيدلية وغير ذلك الكثير. بالإضافة إلى موقف سيارات مخصص في الطابق السفلي وساحات انتظار خاصة للسيارات لسهولة الوصول من وإلى منزلك

First class amenities for your everyday lifestyle.

Everything you need is right here at Montenapoleone!
Amenities filled community centre that includes a hypermarket, retail area, F&B outlets, recreational facilities, pharmacy, and much more with a dedicated basement parking and private parking lots for easy access.





لعشاق الطبيعة بلونها الأخضر

Green is a way of life



الآن السباحة ممتعة أيضًا
Now swimming is fun too





Montenapoleone Phase 1

Each Residential Building Consists of:

Levels: B + GF + 6 + R
Total Height: 22.4m

Unit Features:

- Kitchen cabinets and countertops
- Balconies and Terraces as per unit plan
- Dedicated Parking Areas
- Fully tiled bathrooms, in-suites and guest toilets, wherever applicable
- fibre optics for high-speed internet connection
- Shower or Bathtub with handle in each bathroom

Amenities & Services:

- 2 Swimming Pools for Men and Women
- 2 GYM's for Men and Women
- 2 Kids Pools
- Private Terrace & Balcony with various sizes
- Children Playgrounds

Unit Areas:

- Junior 1Bed: Area between 53sq.m to 58sq.m
- 1Bed: Area 68sq.m
- 2Bed: Area between 75sq.m to 92sq.m
- 3Bed: Area between 82sq.m to 119sq.m
- 1Bed Duplex: Area between 107sq.m to 162sq.m
- 2Bed Duplex: Area between 114sq.m to 168sq.m
- 3Bed Duplex: Area between 132sq.m to 264sq.m
- 4Bed Duplex: Area 251sq.m

Unit Mix:

- | | |
|--------------------|-------------------|
| • Junior 1 Bed: 18 | • 1Bed Duplex: 8 |
| • 1Bed: 6 | • 2Bed Duplex: 11 |
| • 2Bed: 18 | • 3Bed Duplex: 27 |
| • 3Bed: 18 | • 4Bed Duplex: 2 |

Each Townhouse Consists of:

Levels: G + 2 + R
Total Height: 9.6m

Unit Features:

- Kitchen cabinets and countertops
- Balconies and Terraces as per unit plan
- Built-in wardrobes in bedrooms
- Fully tiled bathrooms, in-suites and guest toilets, wherever applicable
- fibre optics for high-speed internet connection
- Shower or Bathtub with handle in each bathroom

Amenities & Services:

- Private Front and Back Yards
- Dedicated Parking Areas
- Private Terrace & Balcony

Unit Areas:

- 3Bed Townhouse: 218sq.m
- 4Bed Townhouse: 218sq.m

Unit Mix: Total 391

- 3Bed Townhouse: 180
- 4Bed Townhouse: 211

Montenapoleone Community:

Amenities & Services:

- | | | |
|---------------------------|-------------------|-------------------------|
| • Clubhouse | • Restaurants | • Cigar Club |
| • Swimming Pool | • Community GYM | • Squash Courts |
| • Football Courts | • Tennis Court | • Mosque |
| • School | • Shopping Centre | • Sports Complex |
| • Pharmacy | • Retail Stores | • Parks and Playgrounds |
| • 74% Green & Open Spaces | | |

Unit Mix: Total 1309

- Townhouses: 391
- Residential Buildings: 9
- Total Residential Apartments: 918



JULY-2021 | V.1.5

MASTER PLAN | **PHASE 1**
JULY-2021 | **V.1.5**



مونتي نابليون المرحلة 1

مونتي نابوليوني: وحدات التاون هاوس

عدد الطوابق: طابق أرضي + 2 + روف

إجمالي الارتفاع: 9.6 متر

مواصفات الوحدات:

المرافق و الخدمات:

- فناء أمامي وخلفي
- مواقف سيارات مخصصة
- بلكونة و تراس خاص

مساحات الوحدات:

- تاون هاوس - 3 غرف: 218 متر مربع • تاون هاوس - 4 غرف: 218 متر مربع

مزيج الوحدات: إجمالي العدد: 391 وحدة

- تاون هاوس - 3 غرف: 180 • تاون هاوس - 4 غرف: 211

مجمع مونتي نابوبيوني:

المرافق و الخدمات:

مزيج الوحدات: إجمالي العدد: 1309

- وحدات التاون هاوس: 391
- إجمالي عدد الشقق السكنية: 918
- المباني السكنية: 9

مونتي نابوليوني: المباني السكنية

عدد الطوابق: طابق سفلي + طابق أرضي + 6 + روف

إجمالي الارتفاع: 22.4 متر

مواصفات الوحدات:

- خزانات مطبخ و أسطح طعام
- بلكنوات و تراسات حسب التصميم
- مواقف سيارات مخصصة
- حمامات مكسوة بالكامل: حمامات داخلية و حمامات ضيوف حيثما كان ممكنا
- ألياف ضوئية لسرعة إنترنت عالية
- أحواض استحمام و دش بمقبض لكل حمام

المرافق و الخدمات

- 2 حمام سباحة للرجال و السيدات
- 2 جيم للرجال و السيدات
- 2 حمام سباحة للأطفال
- بلكنات و تراسات خاصة بمساحات متنوعة
- ملعب للأطفال

مساحات الوحدات:

- غرفة واحدة-جونيور: بمساحة من 53 إلى 58 متر مربع
- غرفة واحدة: بمساحة 68 متر مربع
- غرفتين: بمساحة من 75 إلى 92 متر مربع
- 3 غرف: بمساحة من 82 إلى 119 متر مربع
- دوبلكس- غرفة واحدة: بمساحة من 107 إلى 162 متر مربع
- دوبلكس-غرفتين: بمساحة من 114 إلى 168 متر مربع
- لوفت- 3 غرف: بمساحة من 132 إلى 264 متر مربع
- لوفت- 4 غرف: بمساحة 251 متر مربع

مزيج الوحدات:

- غرفة واحدة: 18
• غرفة واحدة: 6
• غرفتين: 18
• 3 غرف: 18
- دويلكس - غرفة واحدة: 8
• دويلكس - غرفتين: 11
• دويلكس - 3 غرف: 27
• دويلكس - 4 غرف: 2



MASTER PLAN | **PHASE 1**
JULY-2021 | **V.1.5**



JULY-2021 | V.1.5



شقق سكنية فردية ودوبلكس

استعد للسعادة التي سوف تجتاحك عندما تطأ قدماك هذا المنزل الفخم، المحاط بلمسات رقيقة من الطبيعة والمصمم باحترافية لا نظير لها.

تم تصميم الشقق مع إيلاء التفاصيل الدقيقة اهتمامًا كبيرًا، وذلك من أجل توفير ما يميز الحياة من راحة وأناقة وتفرّد. ويقع مونتي نابوليوني في قلب مدينة القاهرة الجديدة، ممثلةً منطقة سكنية هادئة تمتاز بوجود جميع وسائل الراحة الأساسية. فهدفنا تصميم أنماط حياة حضرية عالية الجودة وبناء مجتمعات أفضل في نفس الوقت.

Simplex and Duplex residential apartments

Be prepared to be impressed when you enter this lavish and well-designed home encompassing nature.

The apartments have been designed with great attention to detail, to offer comfort, elegance and exclusivity.

Located in the heart of New Cairo, Montenapoleone is a serene residential area with easy access to all the essential and luxurious amenities.

Designing quality urban lifestyles while building stronger communities.



Rejuvenate at the pool with
a sky view and embrace the
beauty of blue

Dazzling designs and breath-taking landscape are complemented
with 2 Gyms, rooftop pools for adults and others for kids, nourish
your imagination with an unparalleled living experience and to
make everyday a special day to leave the world behind.

تكتمل روعة التصميم و المساحات الخضراء بوجود
عدد ٢ صالة ألعاب رياضية و حمامات سباحة للكبار و
غيرها للأطفال، لتنعش مخيلتك بحياة لا تضاهى و
تجعل كل يوم يوما مثاليا لتترك العالم وراءك

جدد نشاطك في المسبح مع
إطلالة على السماء واستمتع
بجمال اللون الأزرق



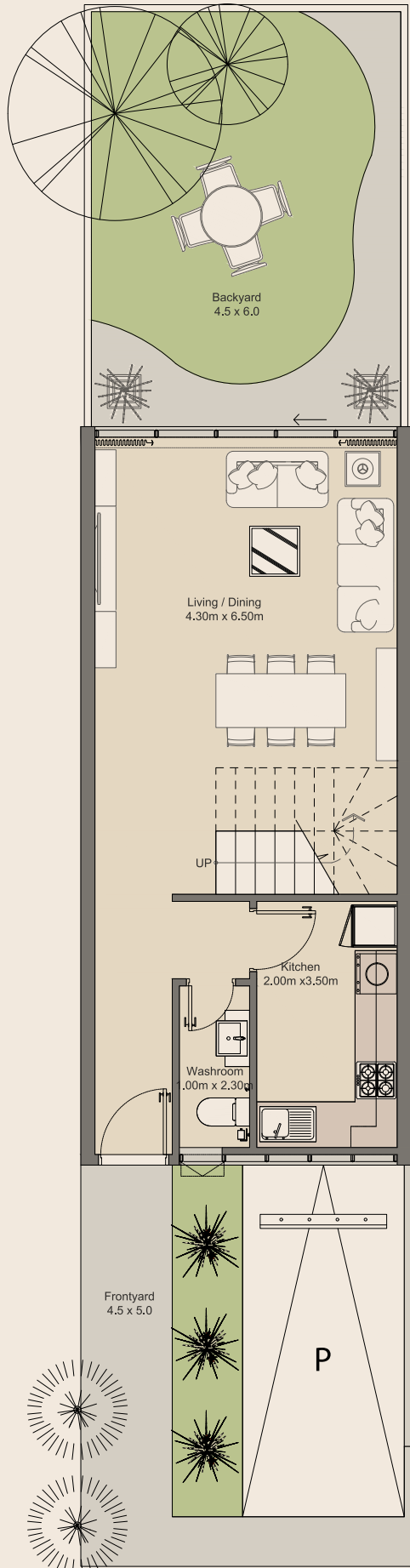


شقق وتاون هاوس بتصميم حديث

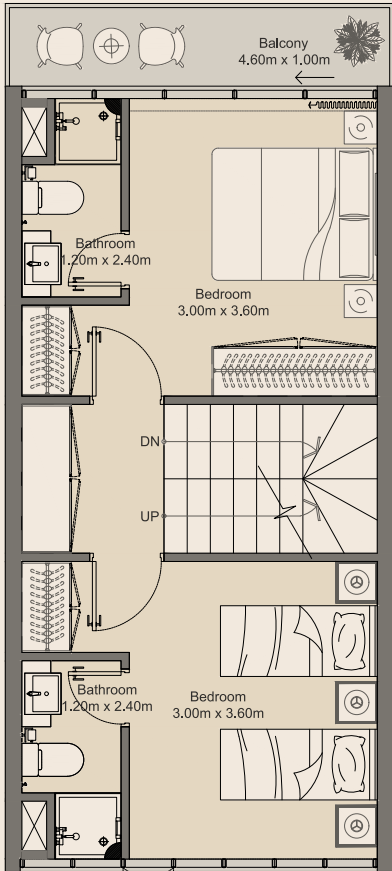
ويتكون مونتي نابوليوني من 9 مباني سكنية، بإجمالي 1309 شقة سكنية فردية و دوبلكس، بمساحات و تصميمات متنوعة ما بين غرفة واحدة و غرفتين و ثلاث غرف و أربع غرف نوم، في وسط حدائق ومرافق ترفيهية. وتقدم لك هذه الشقق ذات الطابع العالمي قيمة مذهشة. أما أفضل ما يميز المنازل في مونتي نابوليوني فهو ليس الرفاهية الاستثنائية التي توفرها لك فحسب، بل المساحات الخضراء الخلابة التي تحيط بالمنطقة أيضا.

Modern Apartments and Townhouses

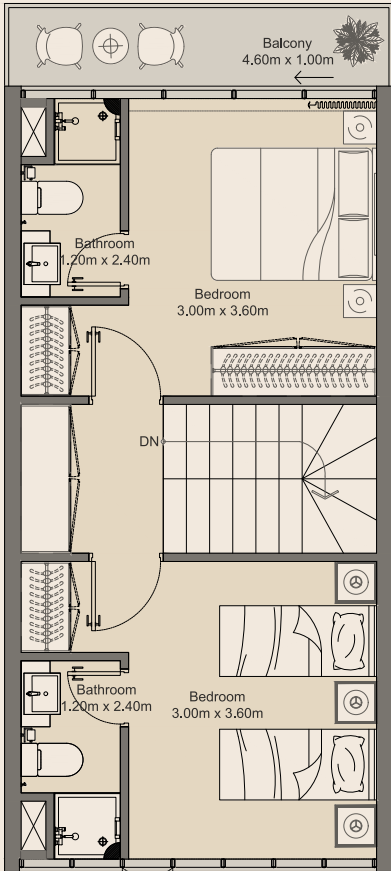
Montenapoleone comprises 9 apartment buildings with a total of 1,309 simplex and duplex residential apartments, offering 1, 2, 3 and 4 bedroom apartments. These world-class apartments offer immense value. The best part about homes at Montenapoleone is not only the exceptional luxury that it offers you, it's the enchanting greenery that surrounds the area.



Ground Floor



1st Floor

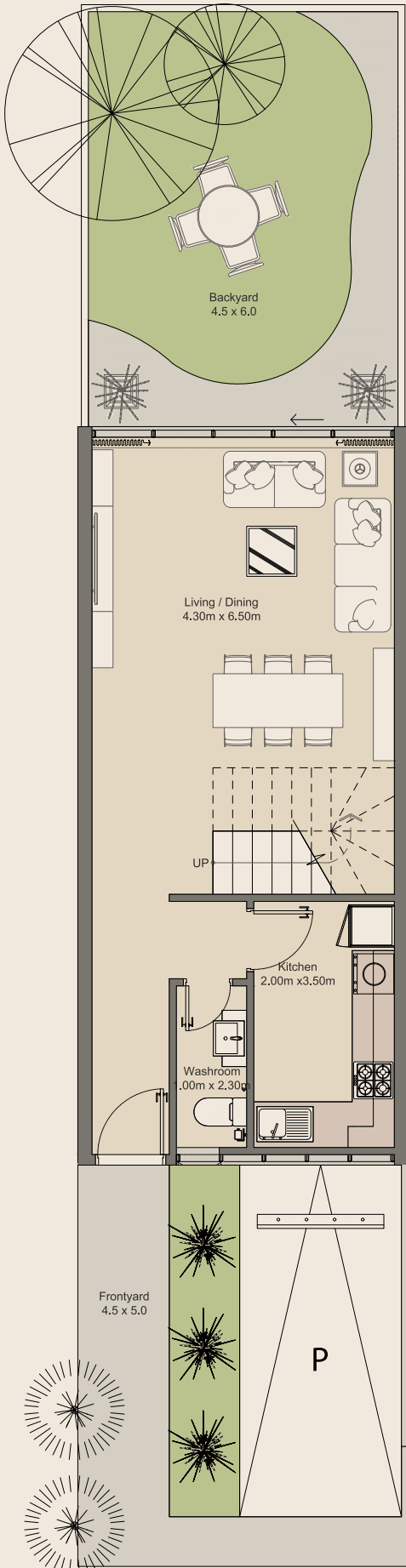


2nd Floor

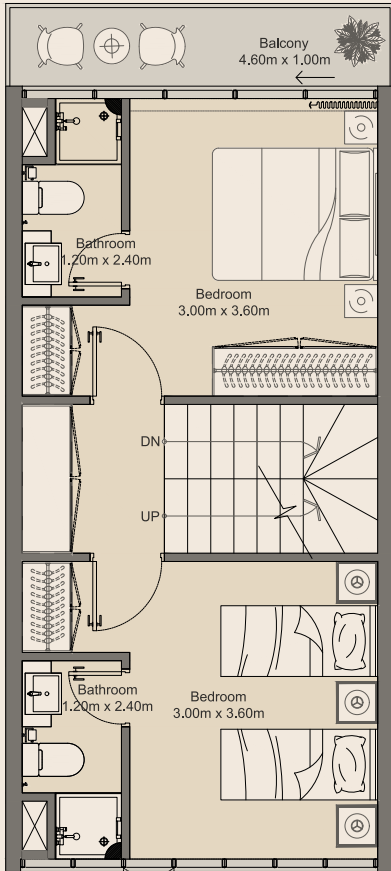
4BR | Type A

Townhouse Floor Plan

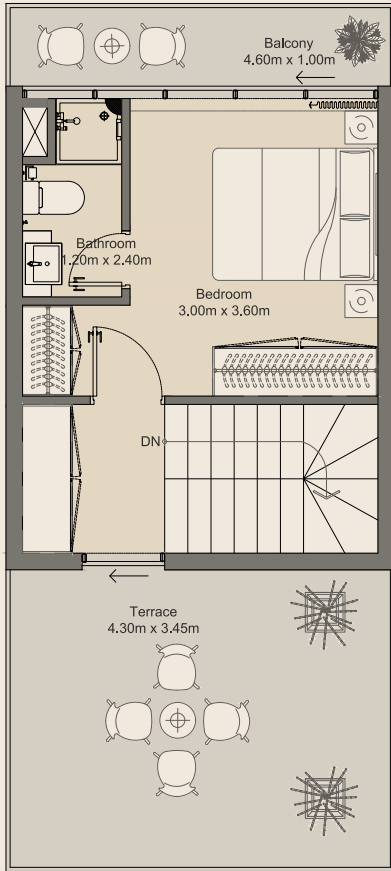
| | |
|---------------|----------|
| Internal Area | 152 sq.m |
| External Area | 66 sq.m |
| Total Area | 218 sq.m |



Ground Floor



1st Floor



2nd Floor

3BR | Type A

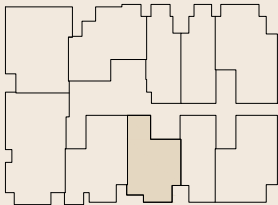
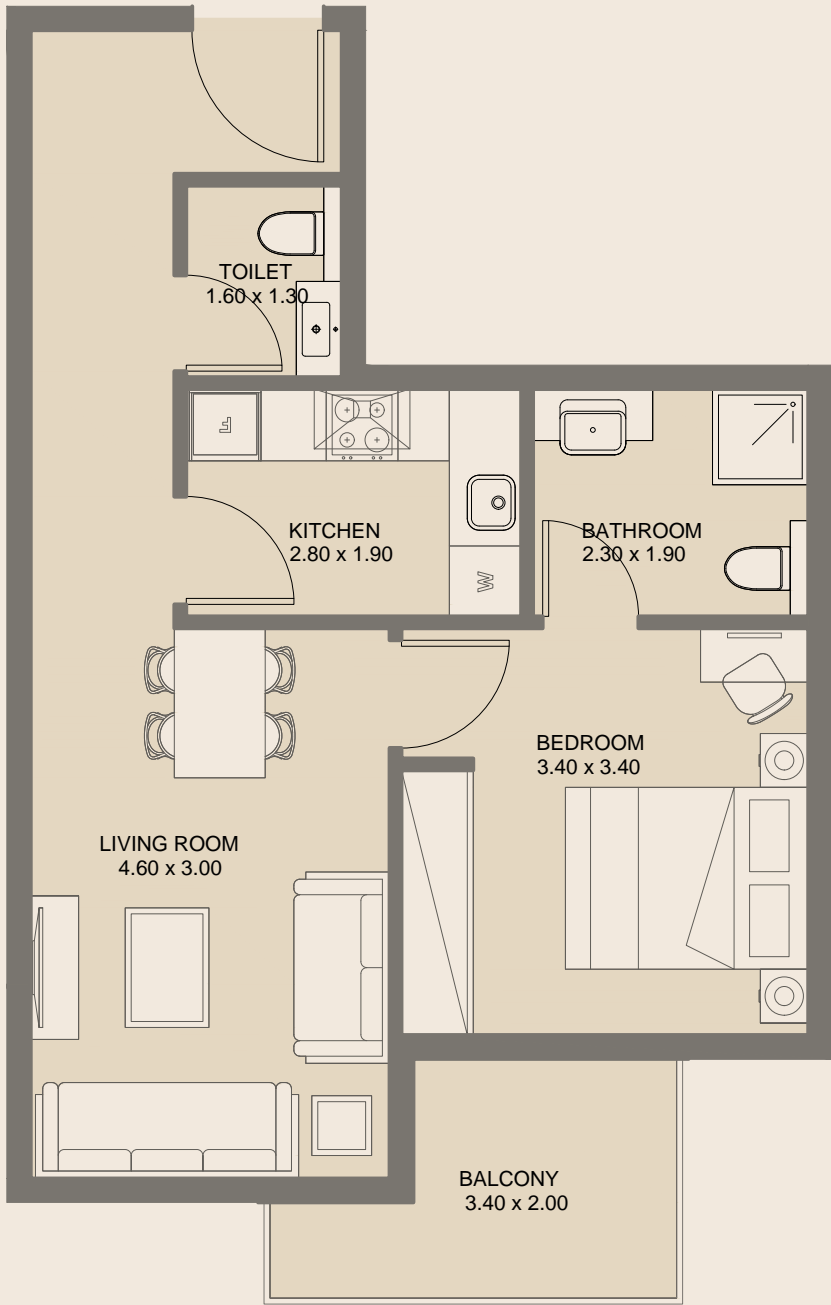
Townhouse Floor Plan

| | |
|---------------|----------|
| Internal Area | 133 sq.m |
| External Area | 85 sq.m |
| Total Area | 218 sq.m |

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.

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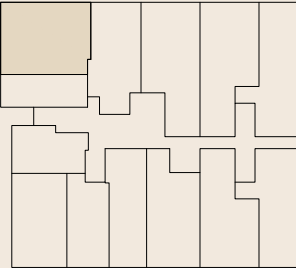
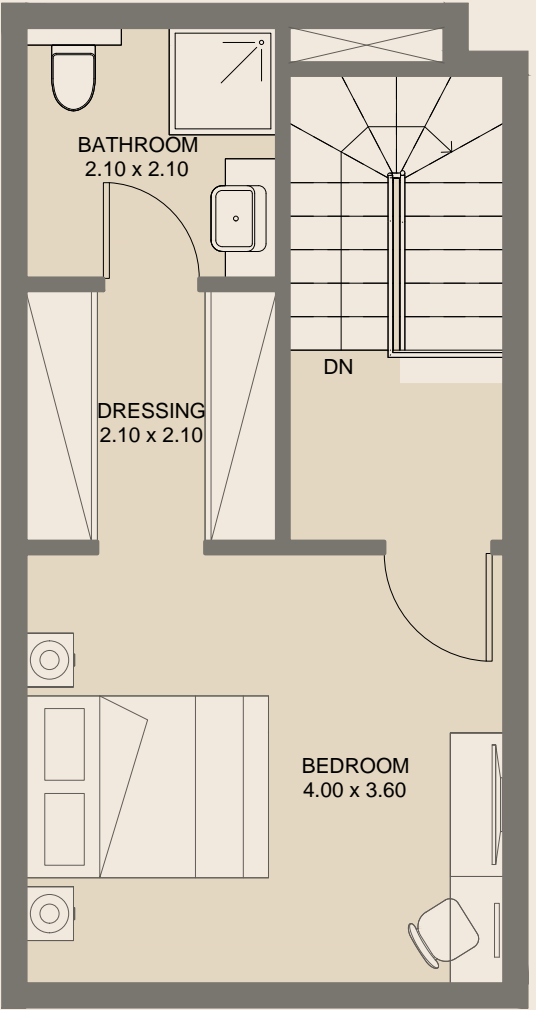
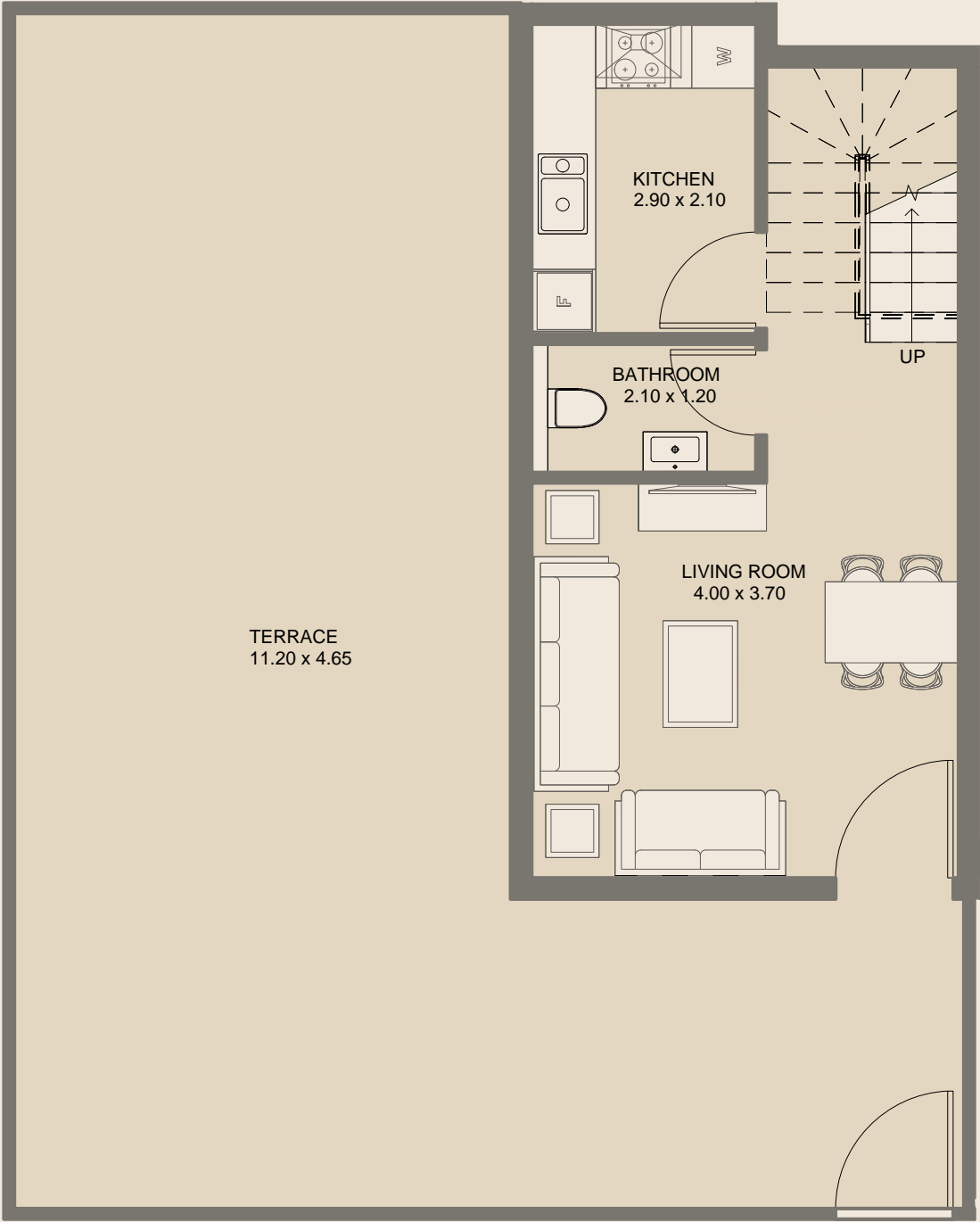




1BR | Type A

2nd, 3rd & 4th Floors

| | |
|---------------|------------|
| Internal Area | 54.47 sq.m |
| External Area | 6.43 sq.m |
| Total Area | 60.90 sq.m |



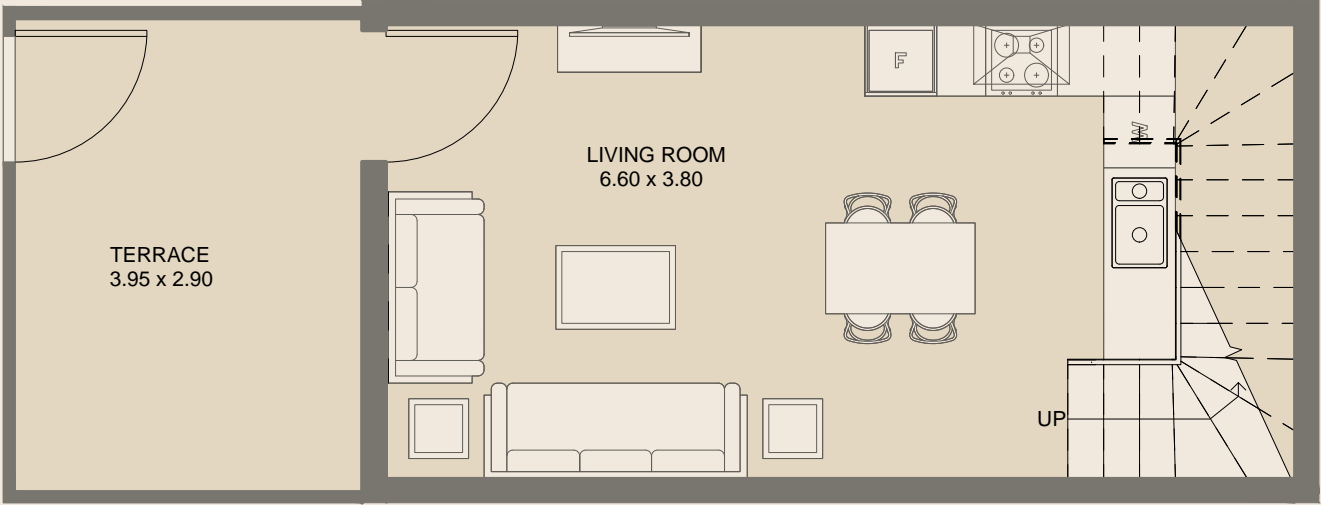
1BR - Duplex | Type A

Ground Floor

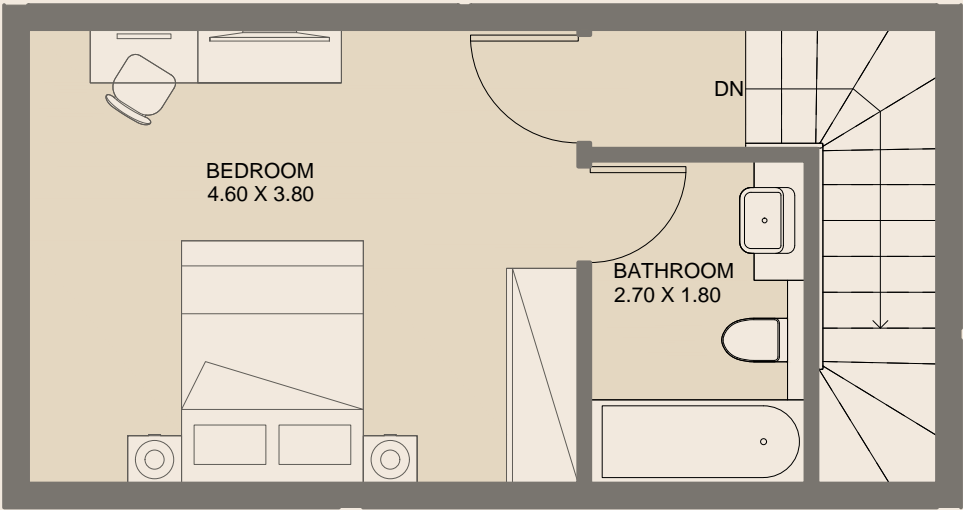
| | |
|---------------|-------------|
| Internal Area | 74.20 sq.m |
| External Area | 77.29 sq.m |
| Total Area | 151.49 sq.m |

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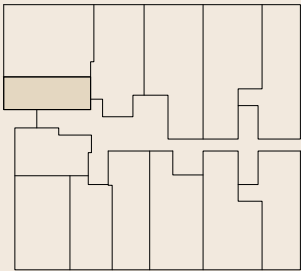
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Lower Floor



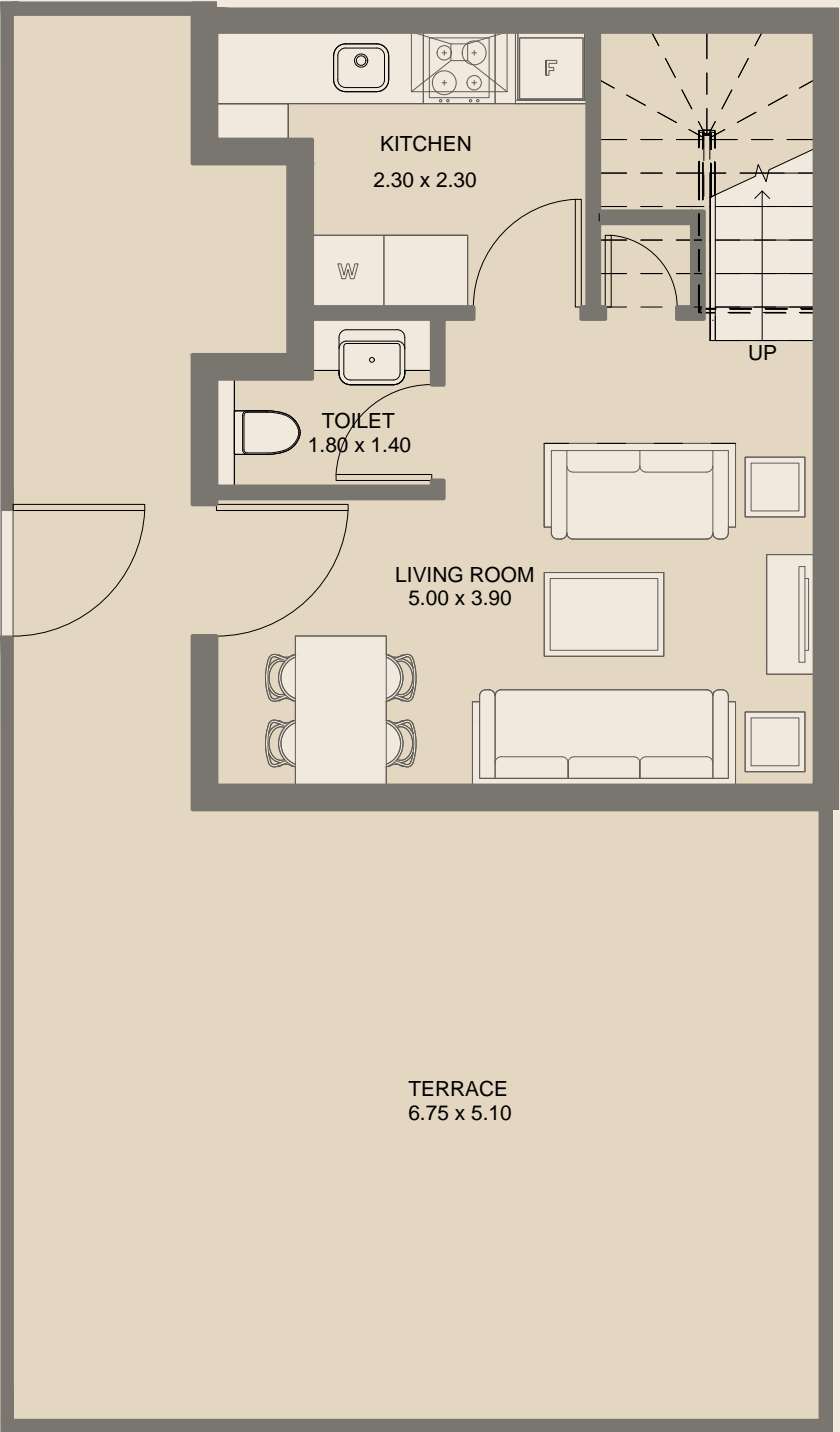
Upper Floor



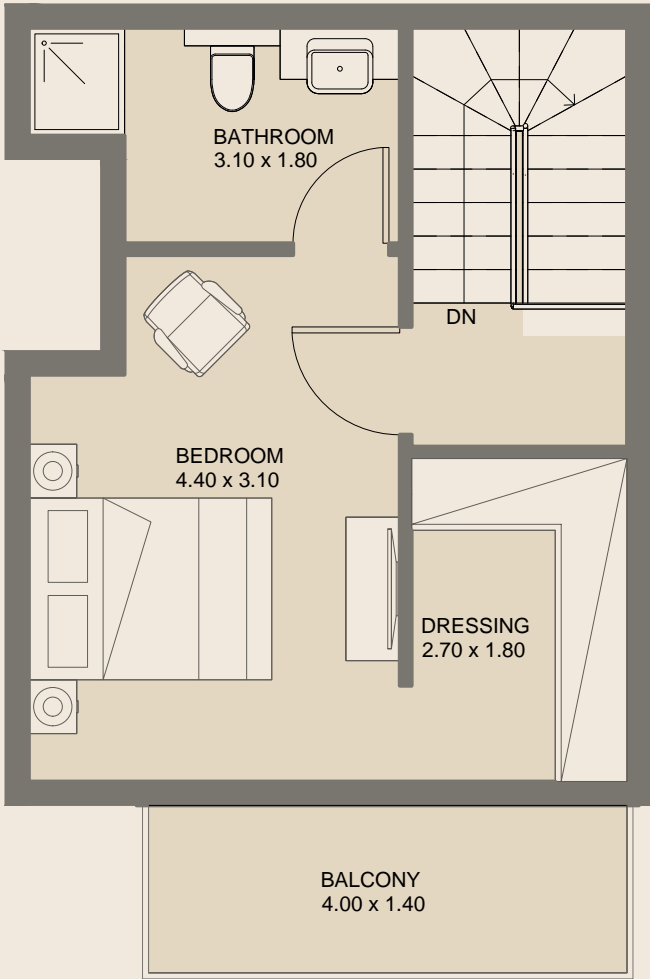
1BR - Duplex | Type B

| | |
|---------------|------------|
| Ground Floor | |
| Internal Area | 69.31 sq.m |
| External Area | 13.75 sq.m |
| Total Area | 83.06 sq.m |

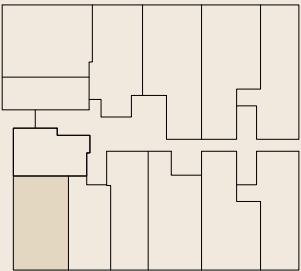
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



Lower Floor



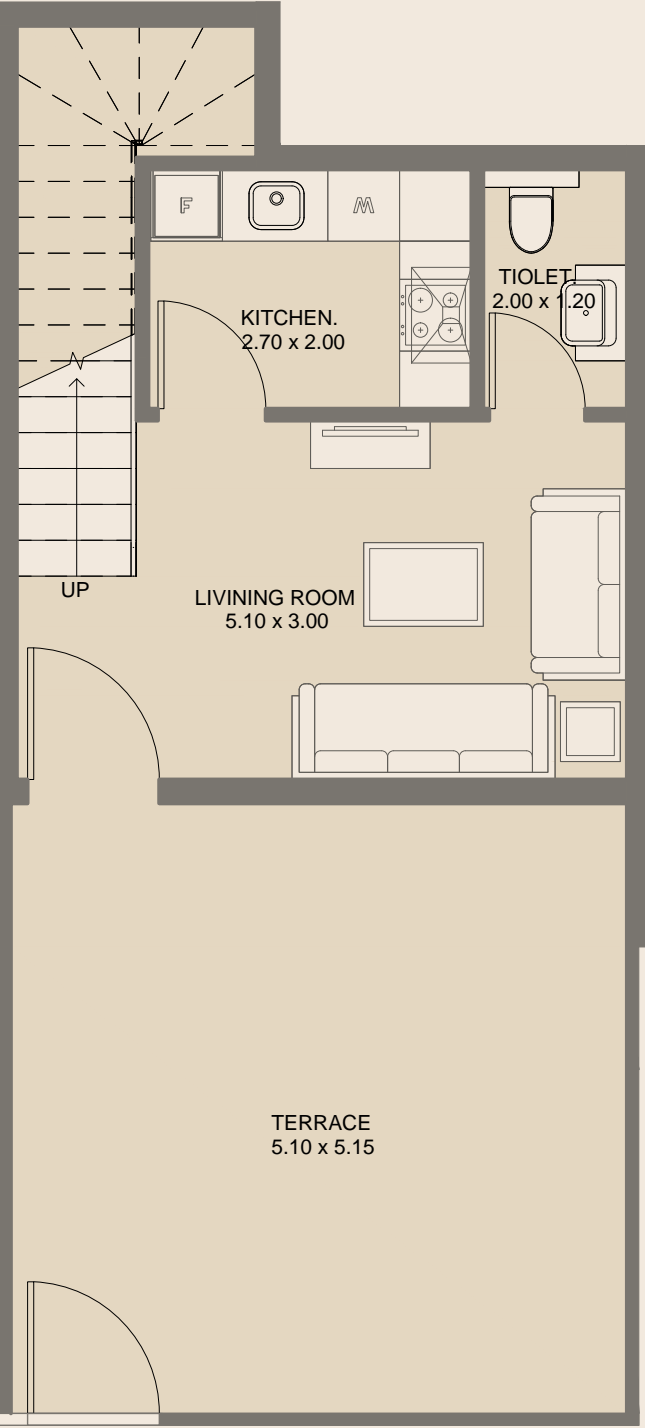
Upper Floor



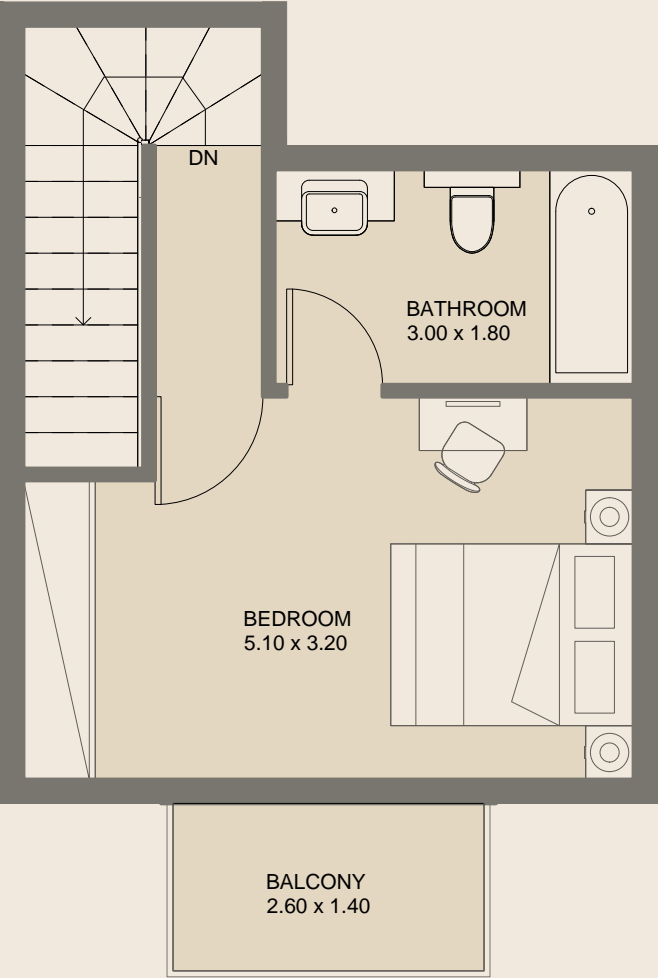
1BR - Duplex | Type C

| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 71.06 sq.m |
| External Area | 61.54 sq.m |
| Total Area | 132.60 sq.m |

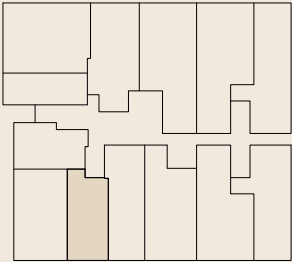
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



Lower Floor



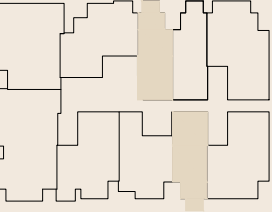
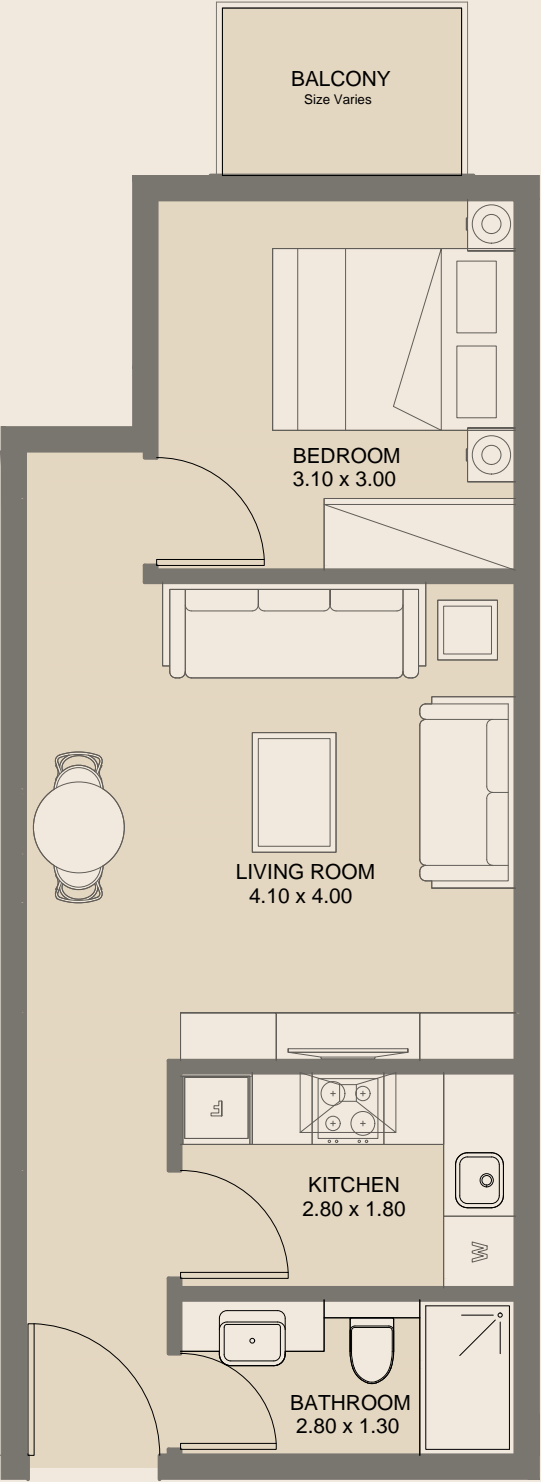
Upper Floor



1BR - Duplex | Type D

| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 66.89 sq.m |
| External Area | 35.89 sq.m |
| Total Area | 102.78 sq.m |

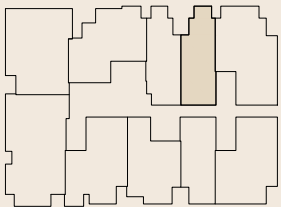
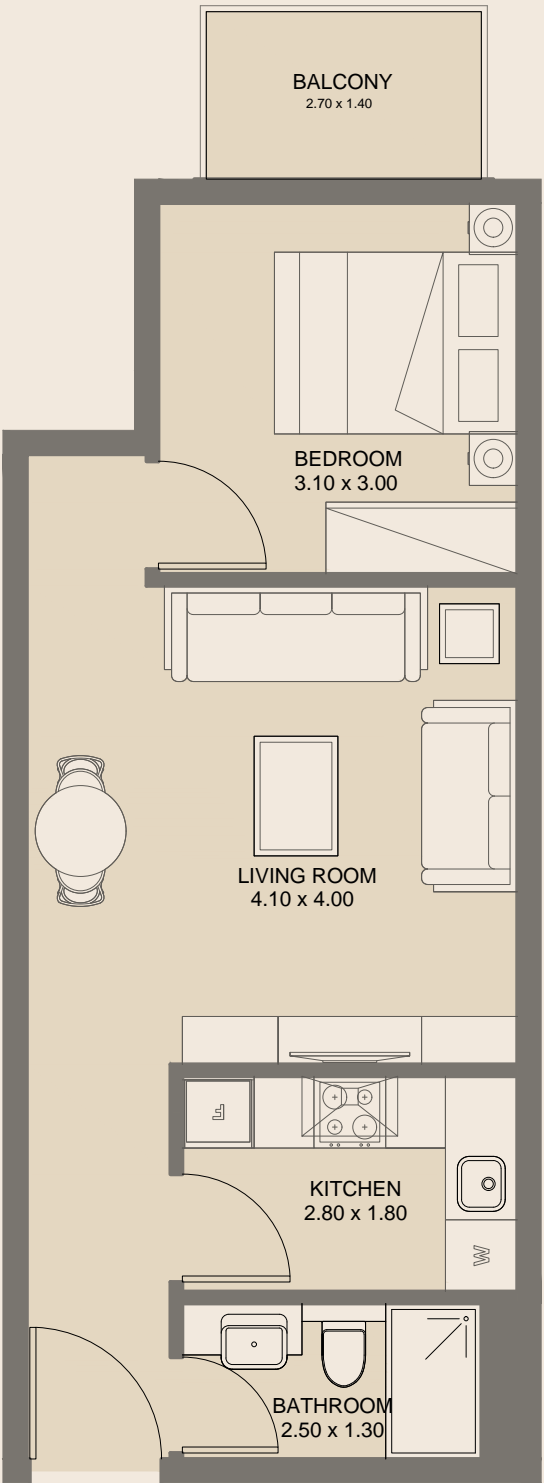
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Junior 1BR | Type A

| | |
|--|------------|
| 2 nd , 3 rd & 4 th Floors | |
| Internal Area | 48.76 sq.m |
| External Area | 3.36 sq.m |
| Total Area | 51.44 sq.m |

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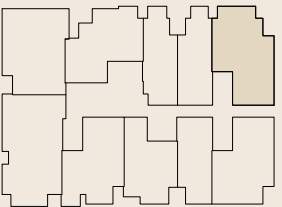
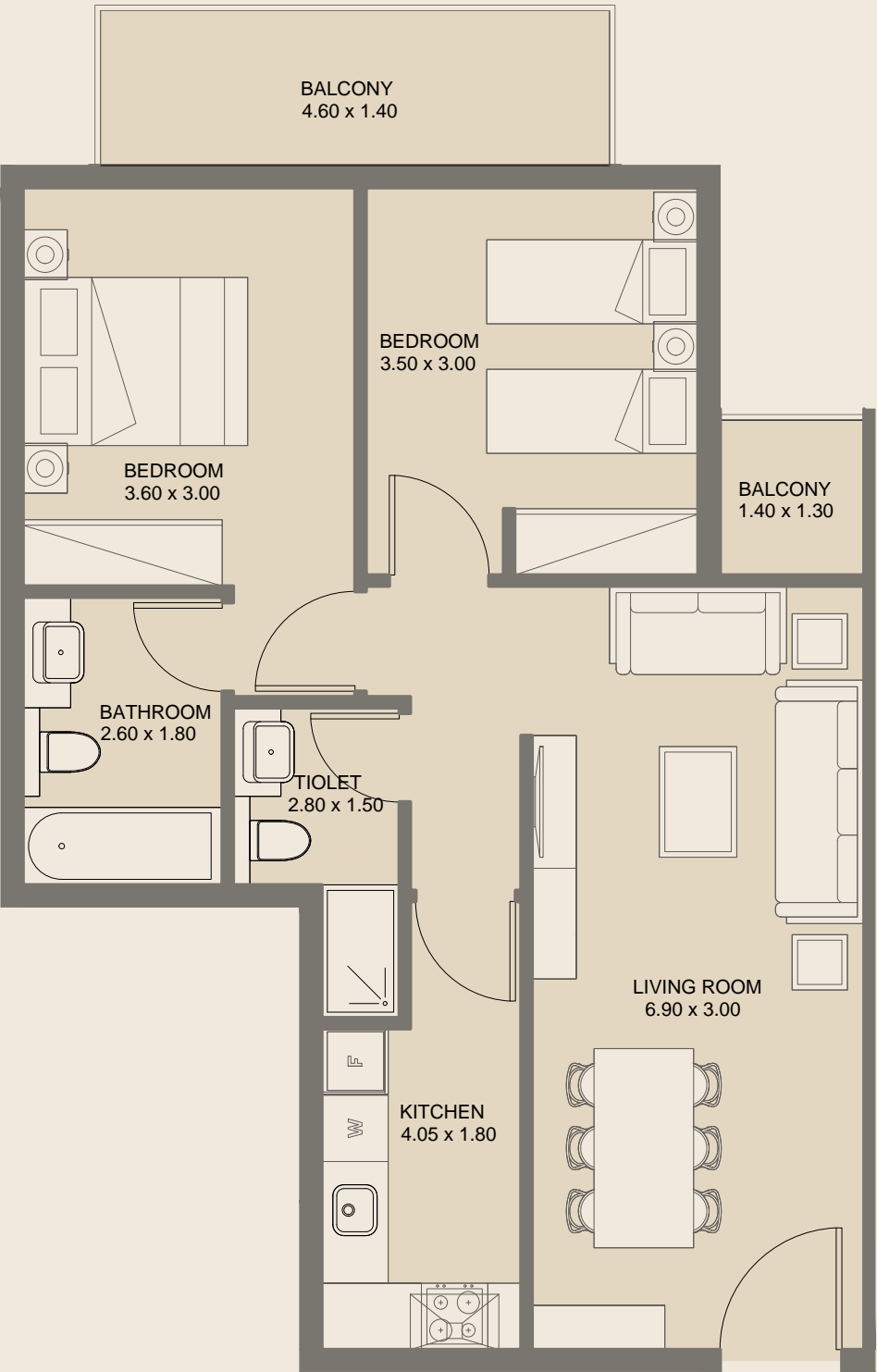


Junior 1BR | Type B

2nd, 3rd & 4th Floors

| | |
|---------------|------------|
| Internal Area | 47.33 sq.m |
| External Area | 3.70 sq.m |
| Total Area | 51.03 sq.m |

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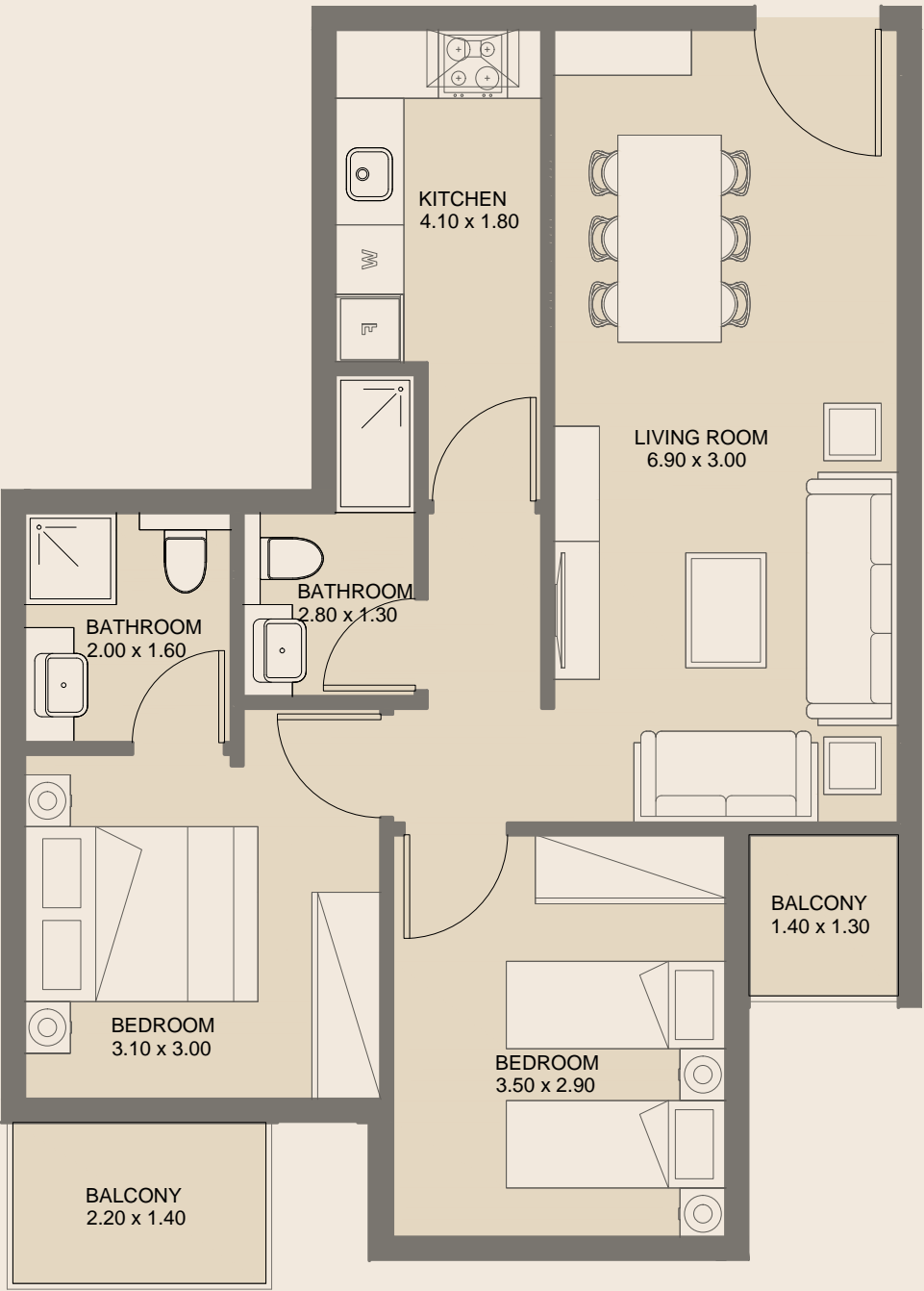


2BR | Type A

2nd, 3rd & 4th Floors

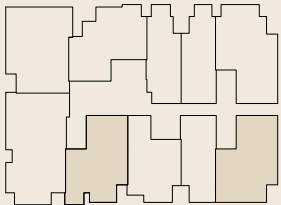
| | |
|---------------|------------|
| Internal Area | 74.96 sq.m |
| External Area | 9.91 sq.m |
| Total Area | 84.87 sq.m |

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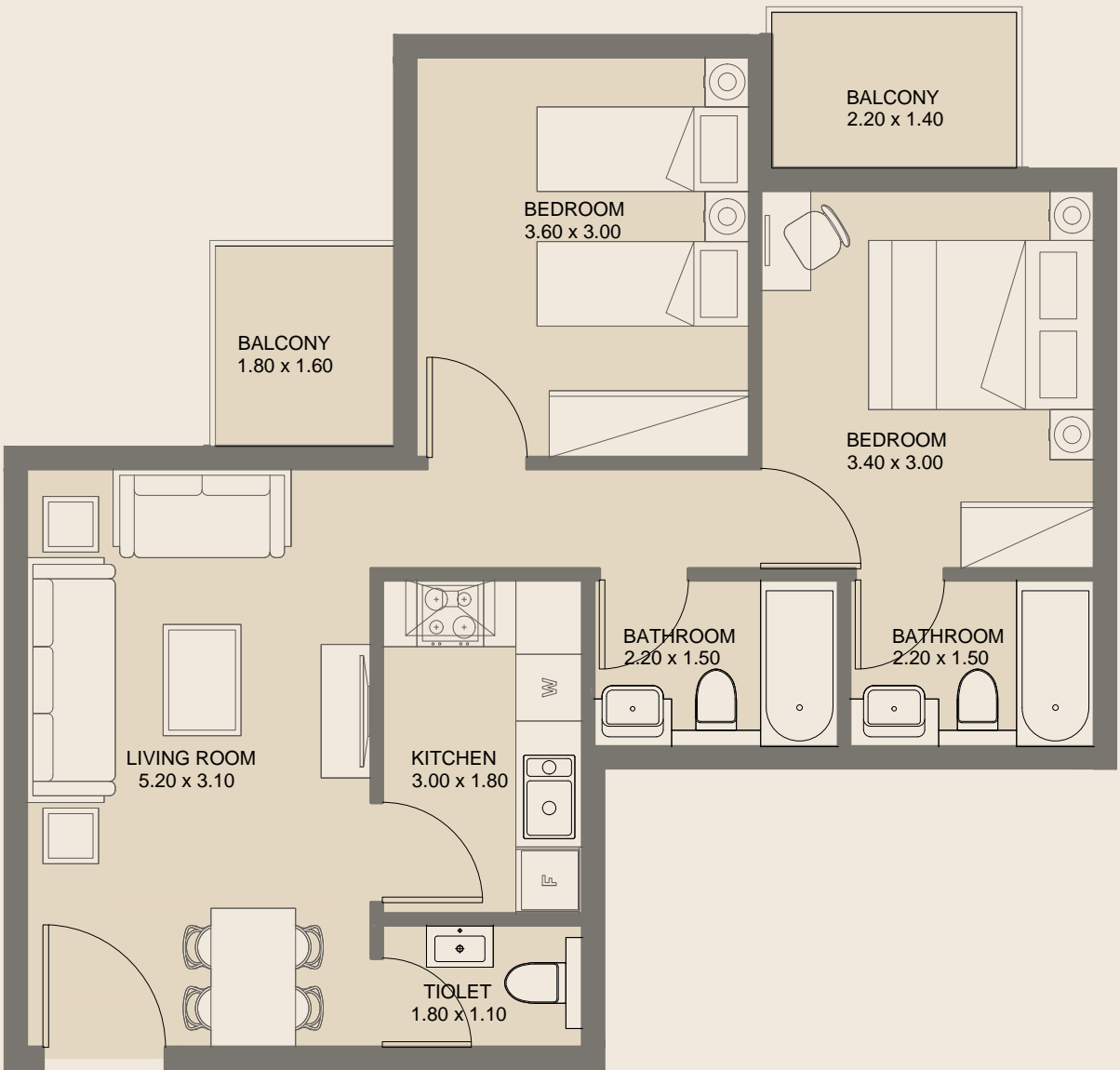
2BR | Type B

2nd, 3rd & 4th Floors



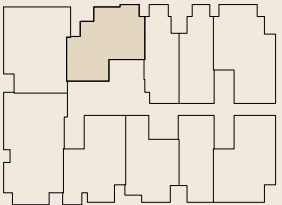
| | |
|---------------|------------|
| Internal Area | 70.62 sq.m |
| External Area | 6.14 sq.m |
| Total Area | 76.76 sq.m |

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



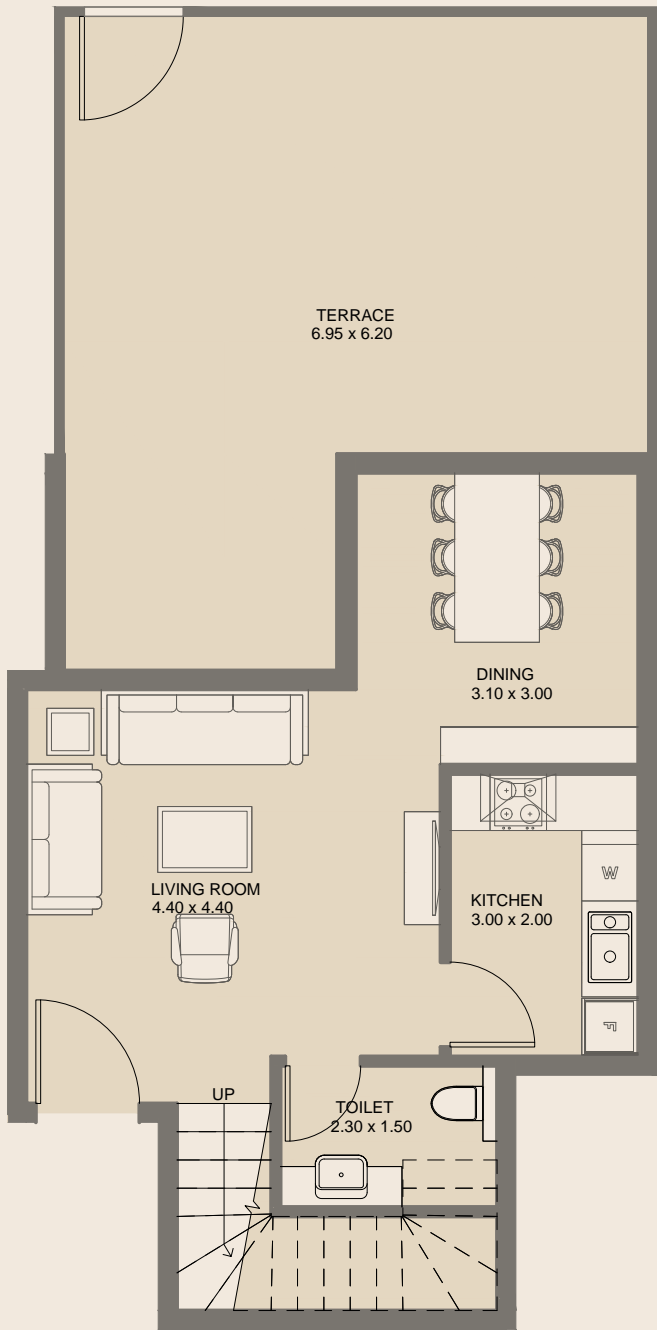
2BR | Type C

2nd, 3rd & 4th Floors

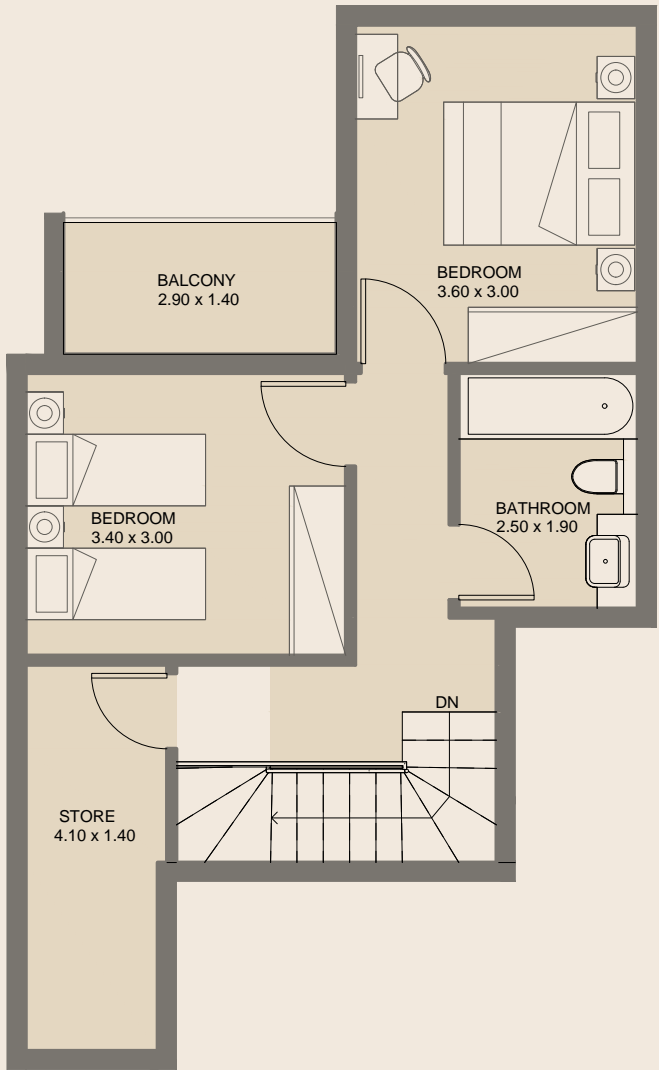


| | |
|---------------|------------|
| Internal Area | 66.32 sq.m |
| External Area | 7.15 sq.m |
| Total Area | 73.48 sq.m |

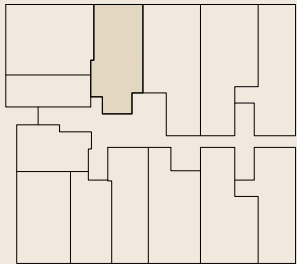
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



Lower Floor



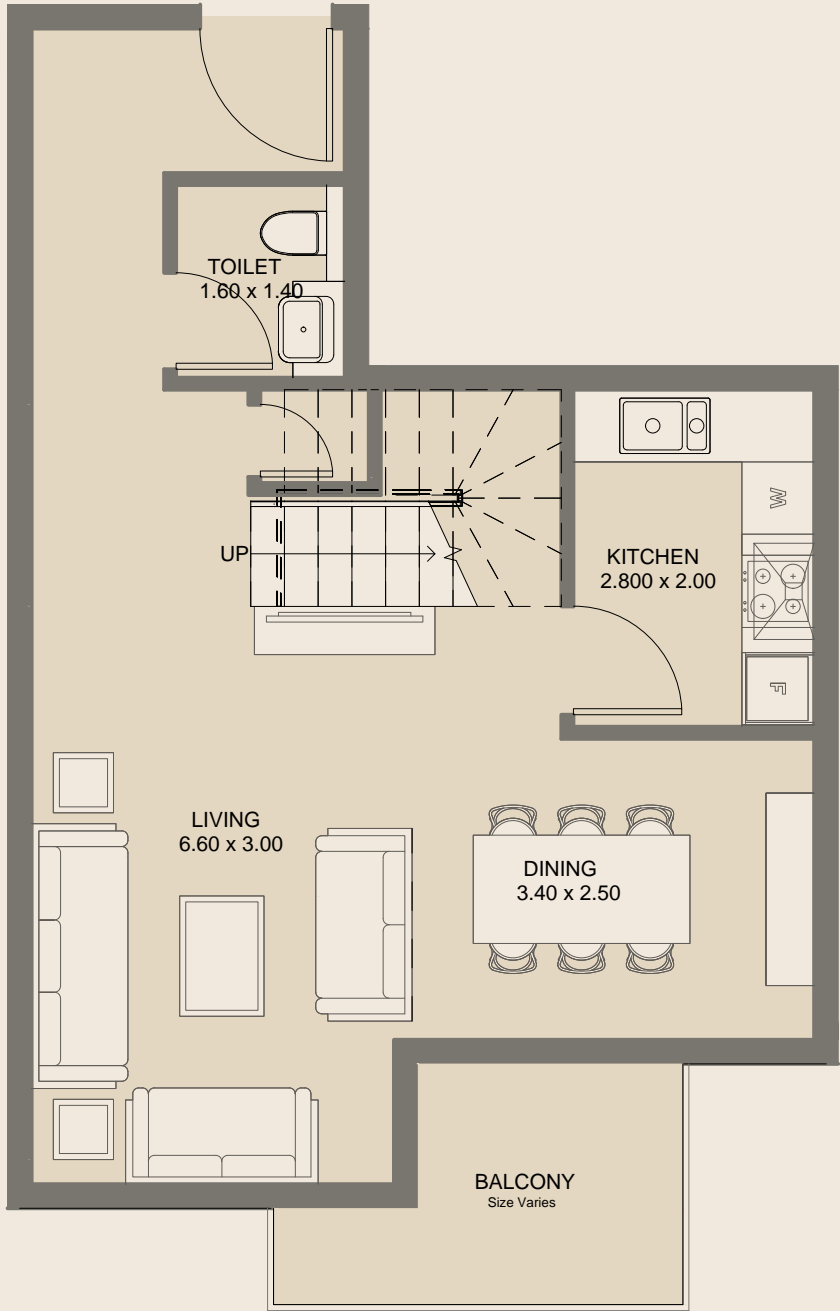
Upper Floor



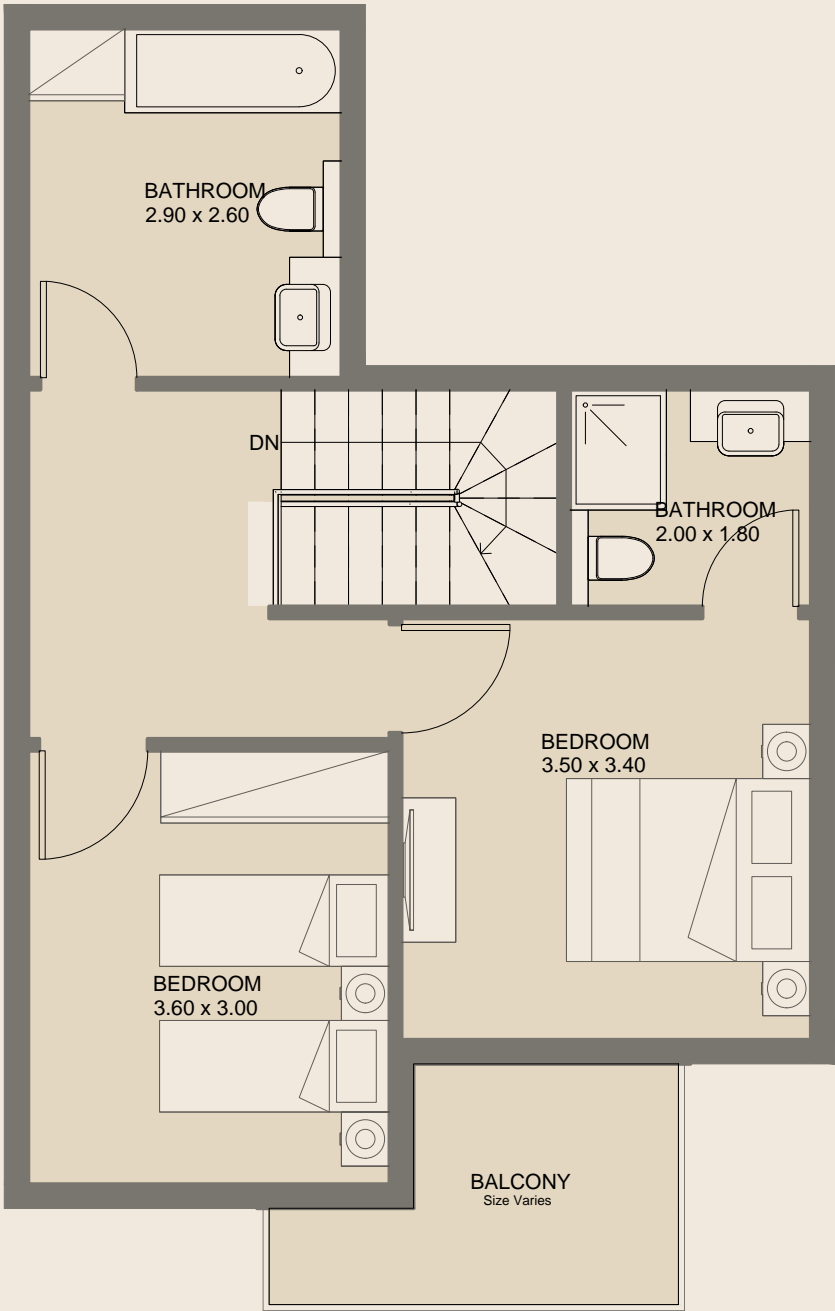
2BR - Duplex | Type A

Ground Floor

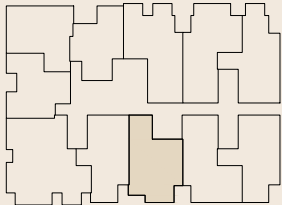
| | |
|---------------|-------------|
| Internal Area | 102.10 sq.m |
| External Area | 47.47 sq.m |
| Total Area | 149.57 sq.m |



Lower Floor



Upper Floor

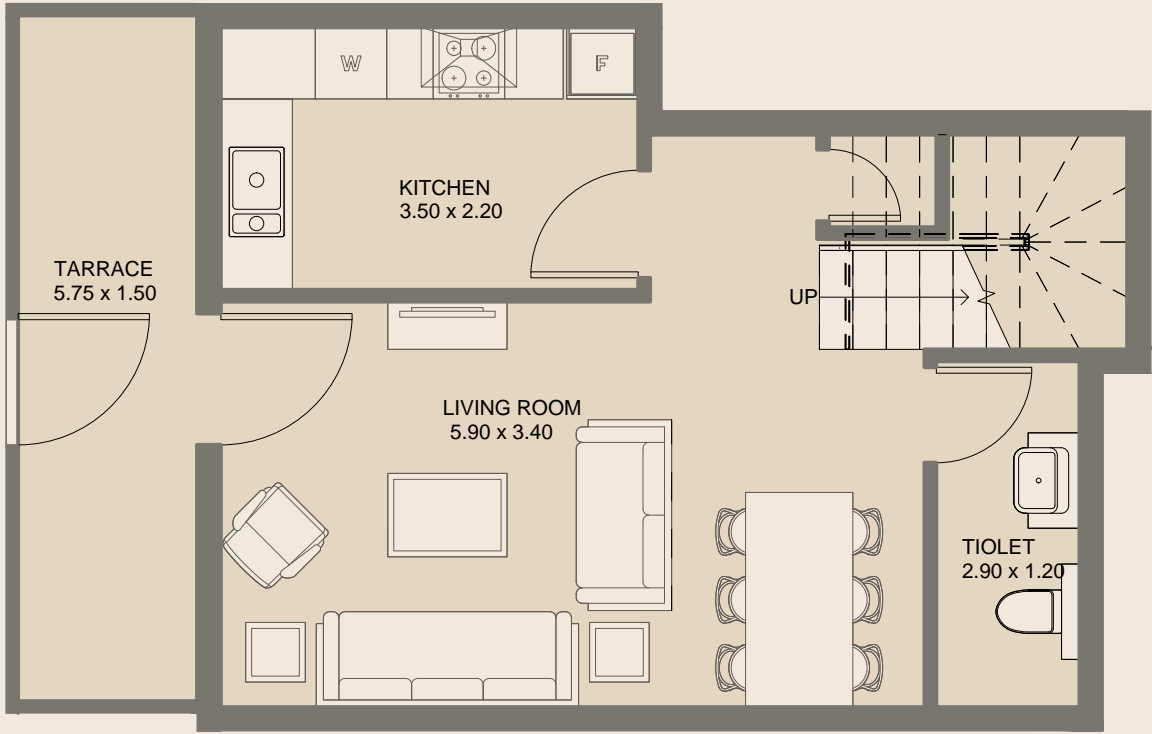


2BR - Duplex | Type B

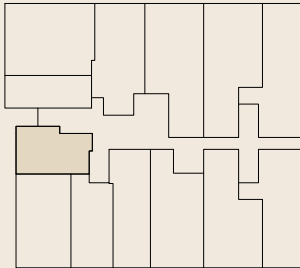
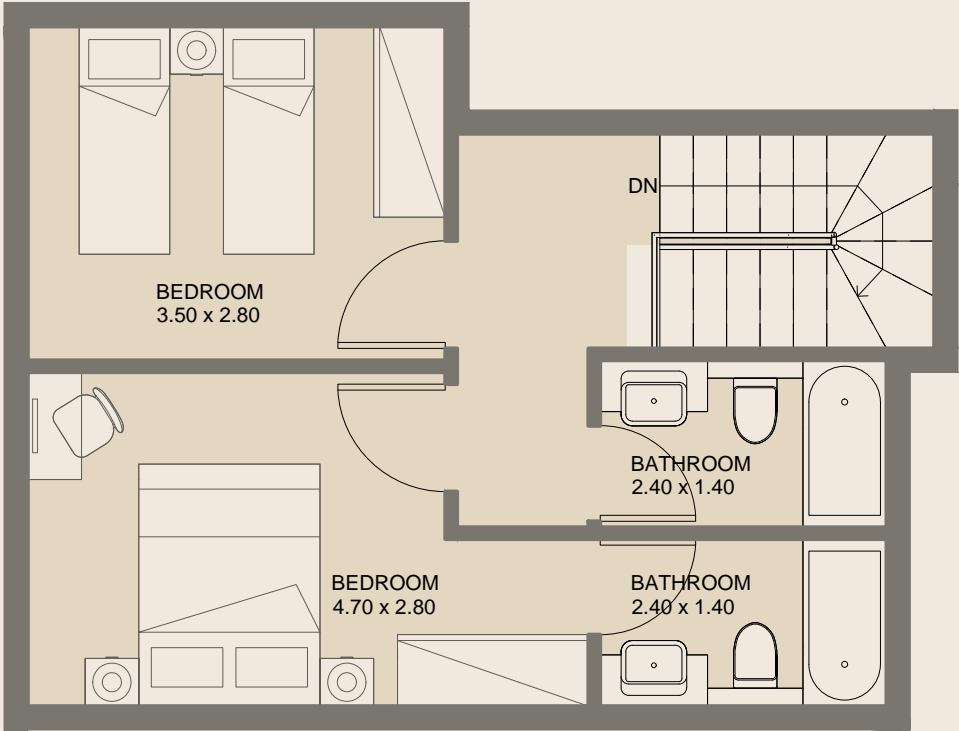
GF & 5th Floors

| | |
|---------------|-------------|
| Internal Area | 111.22 sq.m |
| External Area | 12.85 sq.m |
| Total Area | 124.09 sq.m |

Lower Floor



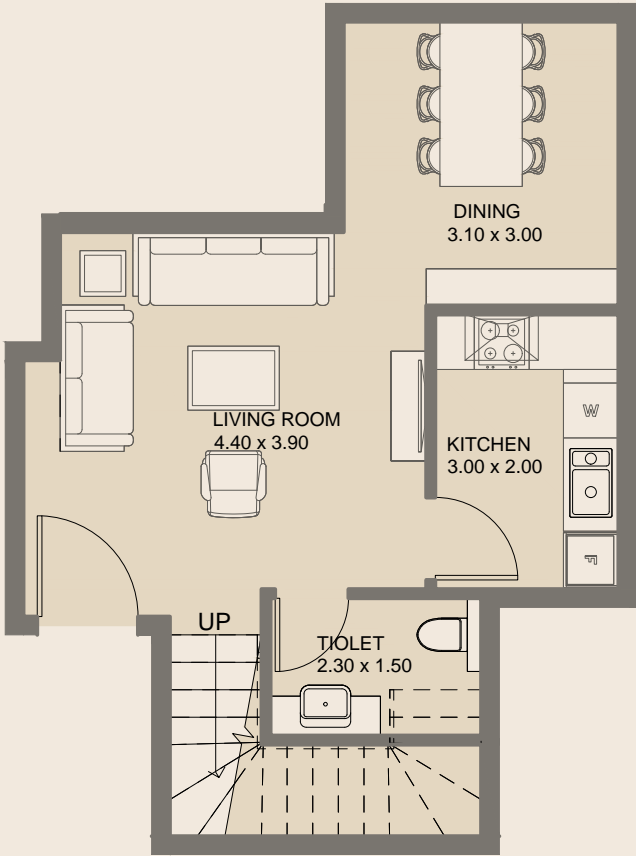
Upper Floor



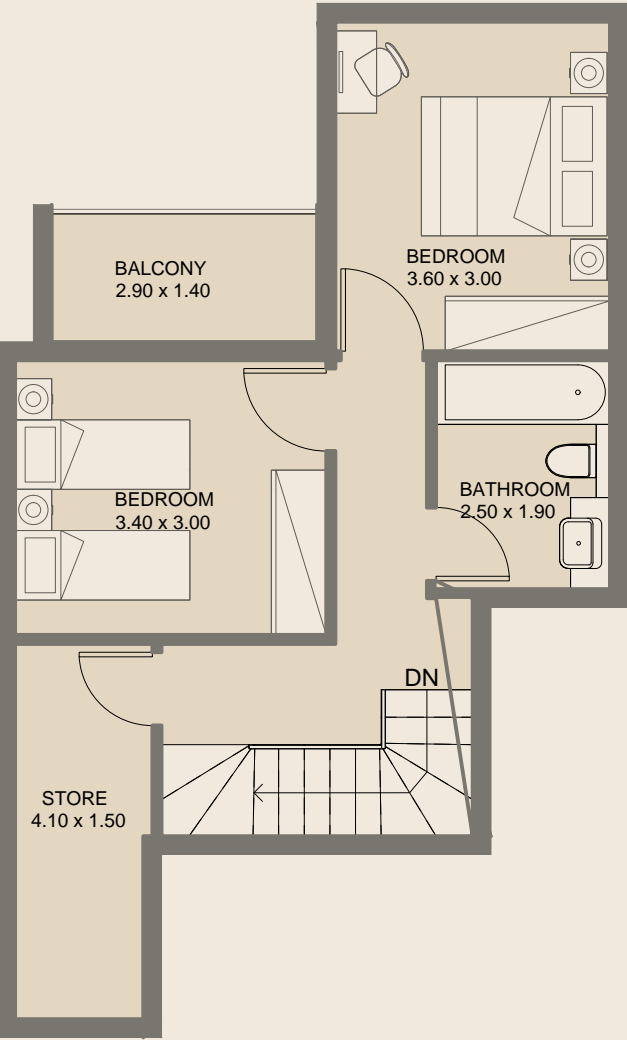
2BR - Duplex | Type C

| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 91.07 sq.m |
| External Area | 10.35 sq.m |
| Total Area | 101.42 sq.m |

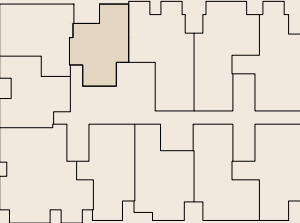
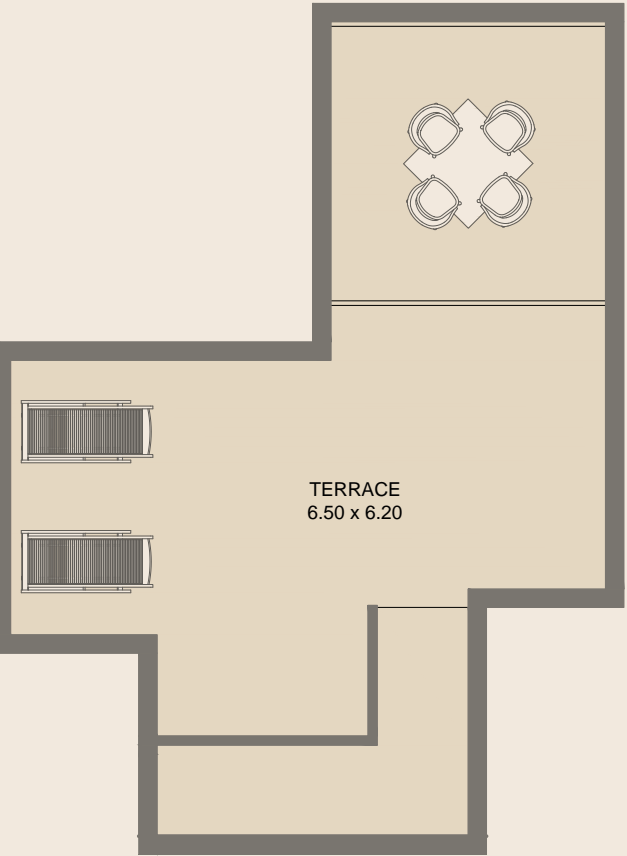
Lower Floor



Upper Floor



Upper Floor

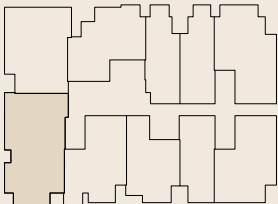
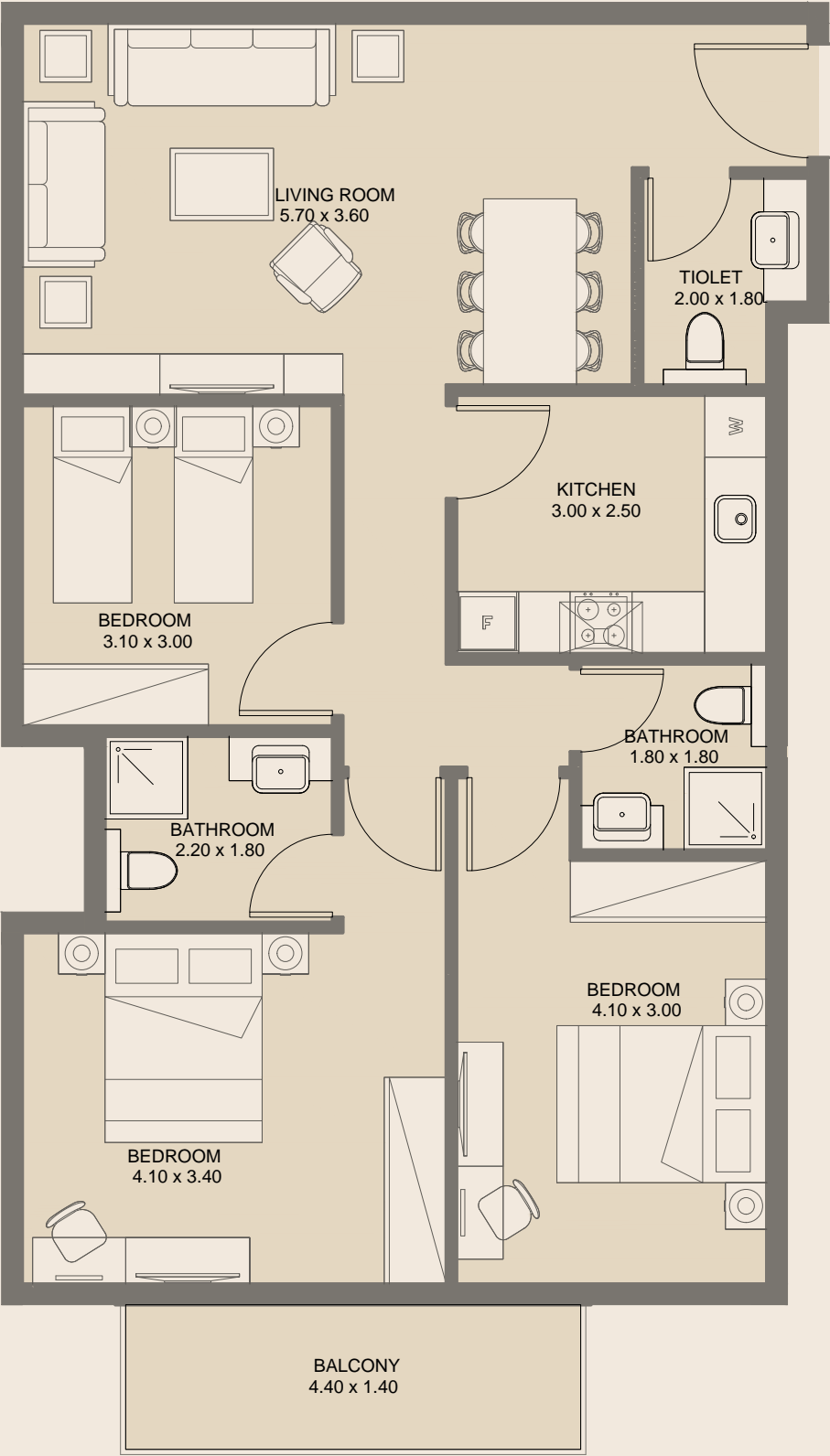


2BR - Duplex | Type D

| | |
|--|-------------|
| 5 th & 6 th Floors | |
| Internal Area | 101.04 sq.m |
| External Area | 49.21 sq.m |
| Total Area | 150.25 sq.m |

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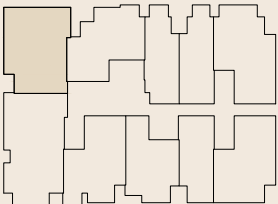
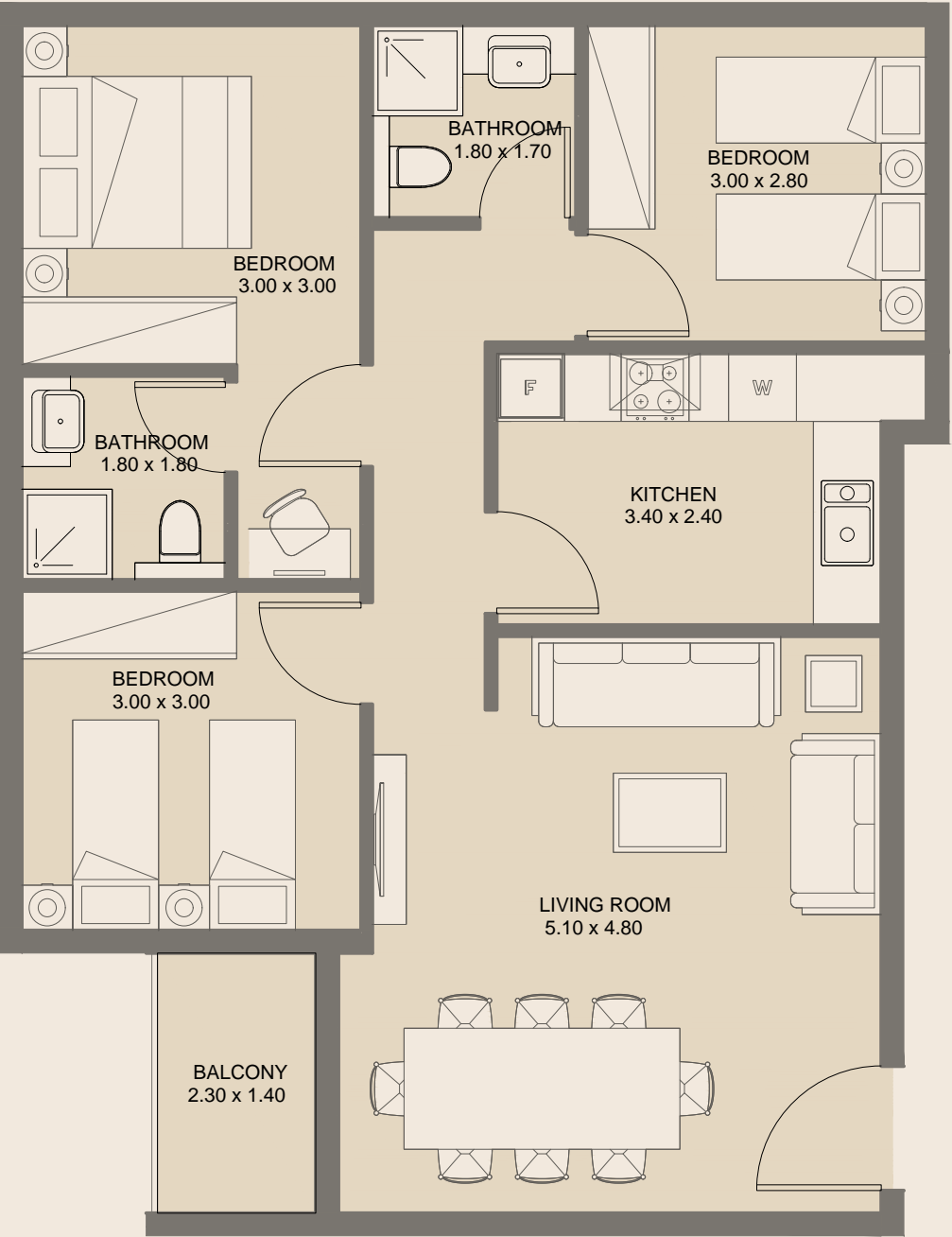


3BR | Type A

2nd, 3rd & 4th Floors

| | |
|---------------|-------------|
| Internal Area | 102.50 sq.m |
| External Area | 7.39 sq.m |
| Total Area | 109.89 sq.m |

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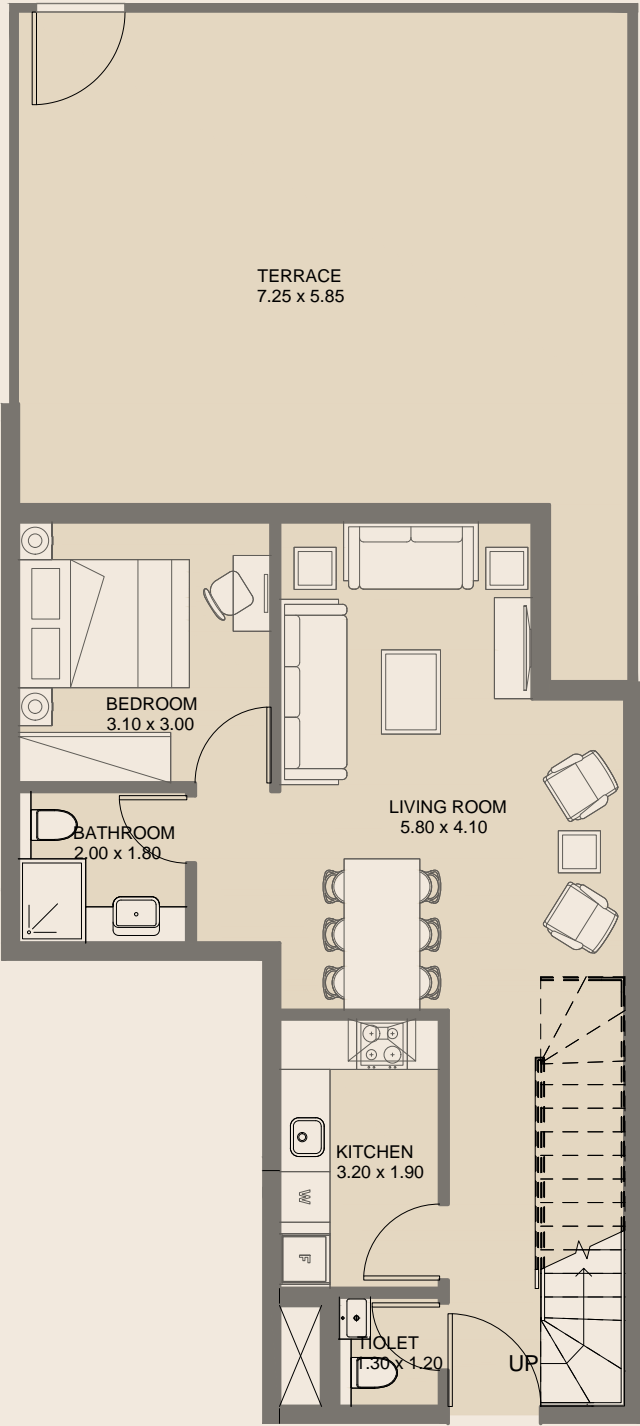


3BR | Type B

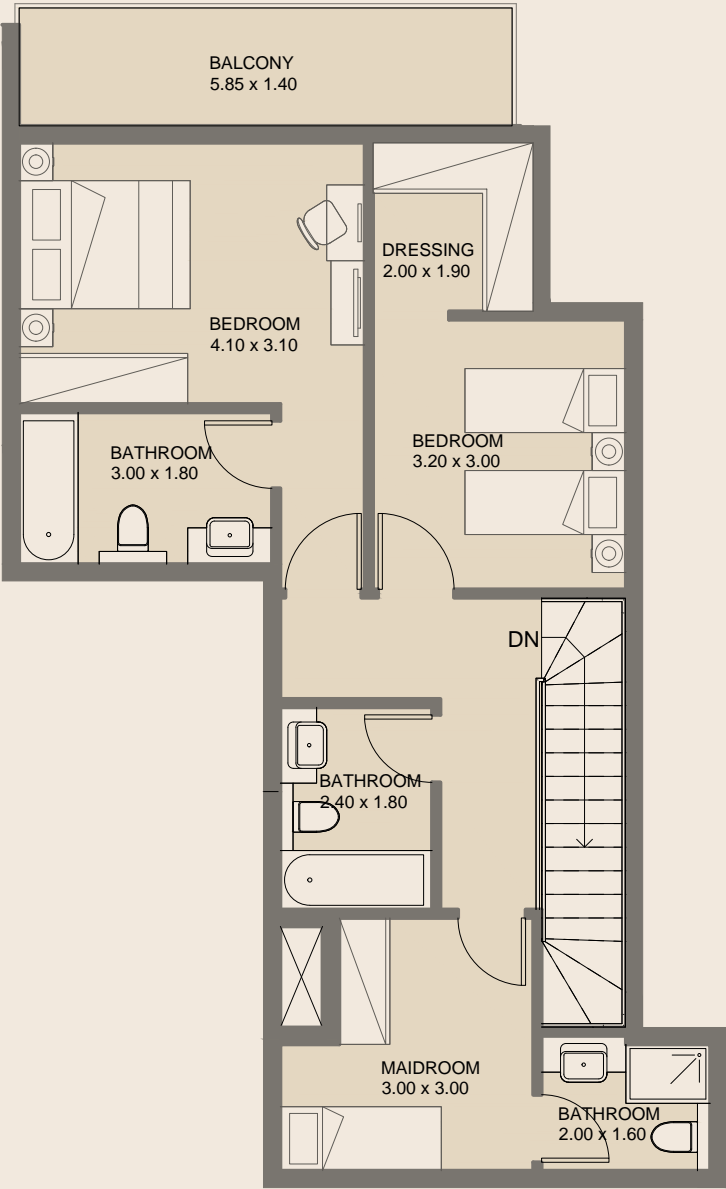
2nd, 3rd & 4th Floors

| | |
|---------------|------------|
| Internal Area | 87.89 sq.m |
| External Area | 3.86 sq.m |
| Total Area | 91.76 sq.m |

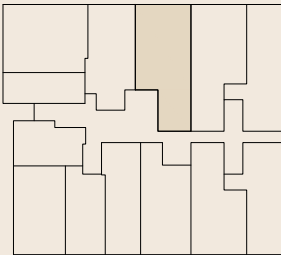
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Lower Floor



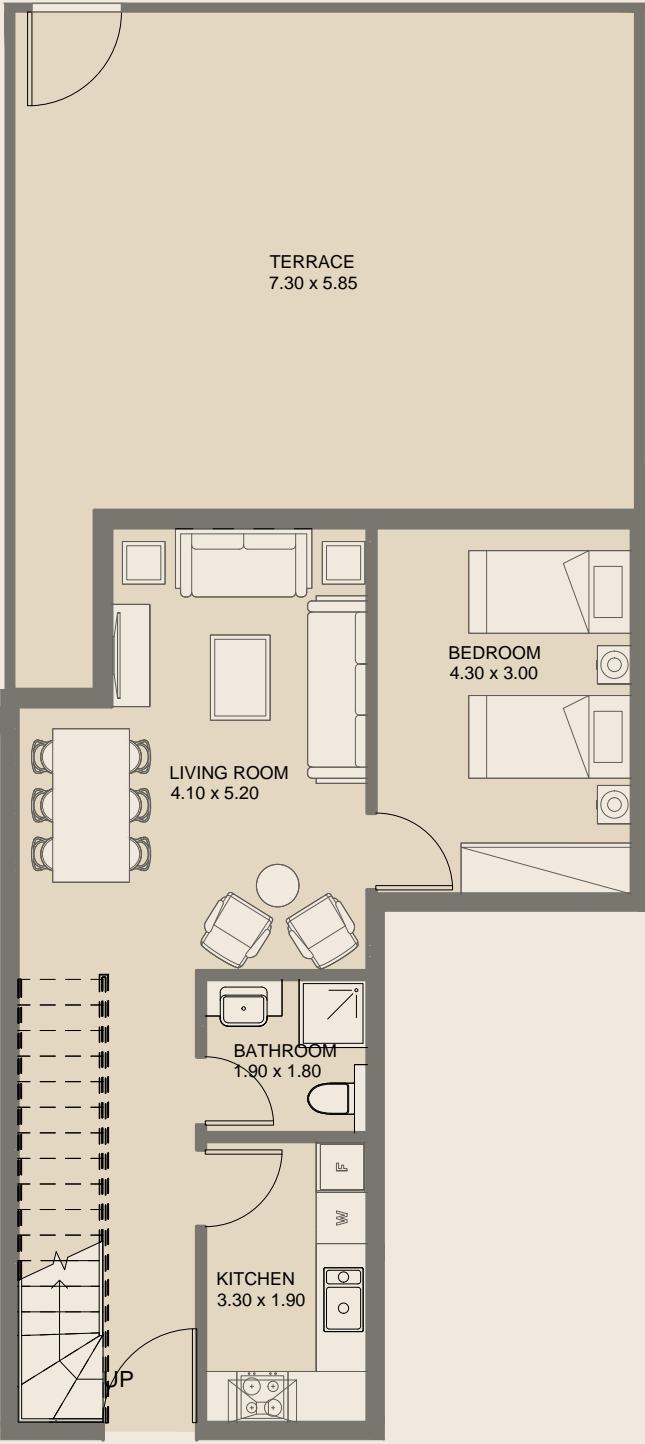
Upper Floor



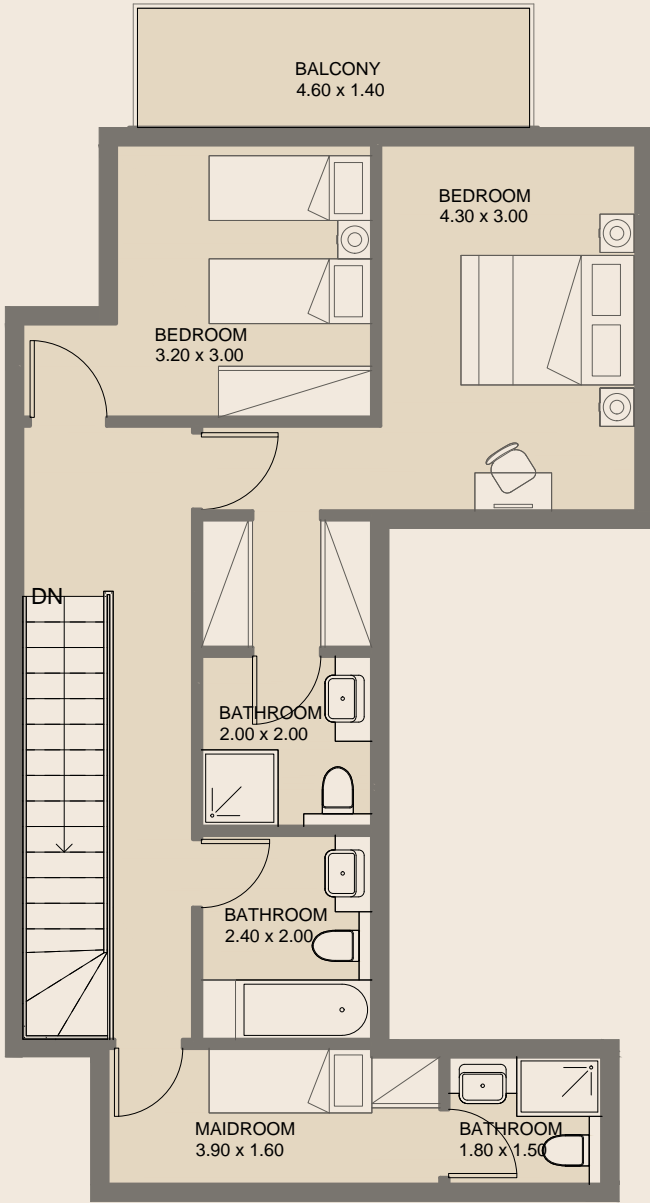
3BR - Duplex | Type A

| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 140.25 sq.m |
| External Area | 63.12 sq.m |
| Total Area | 203.37 sq.m |

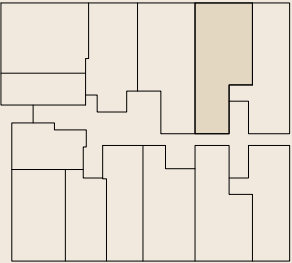
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Lower Floor



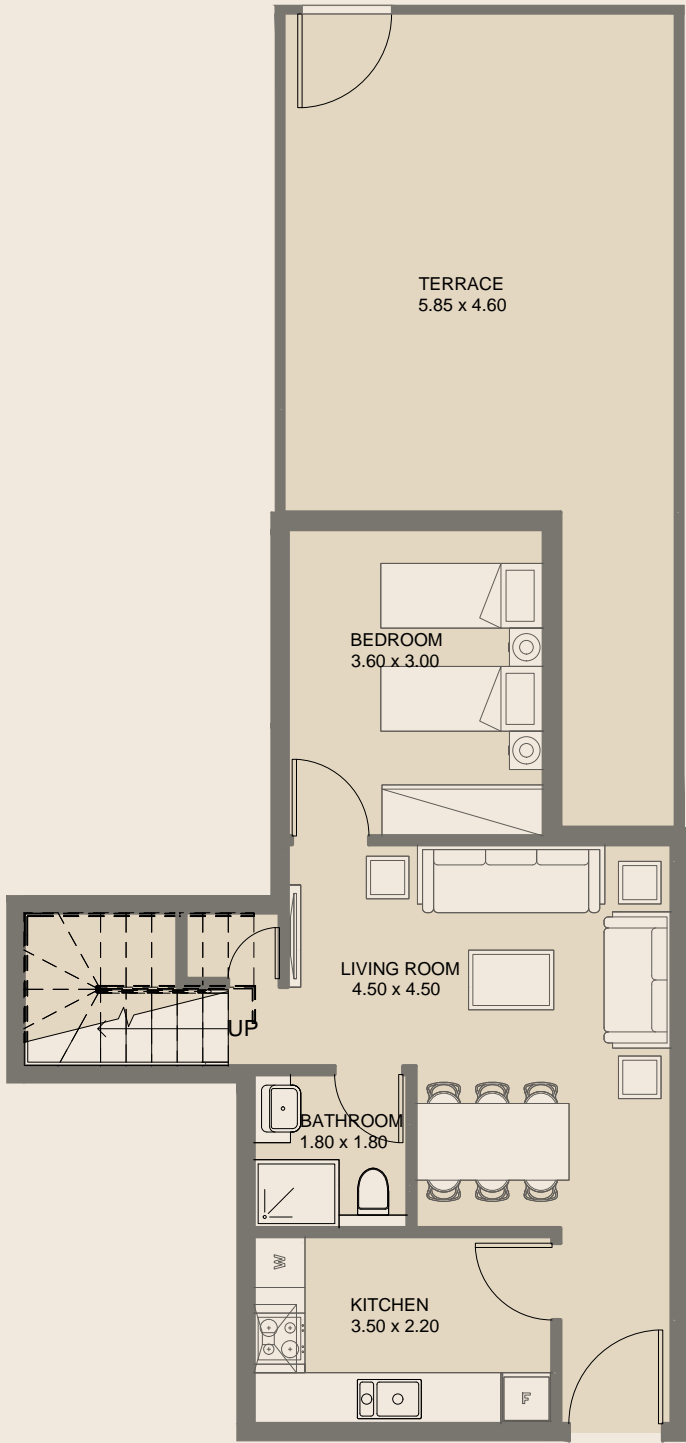
Upper Floor



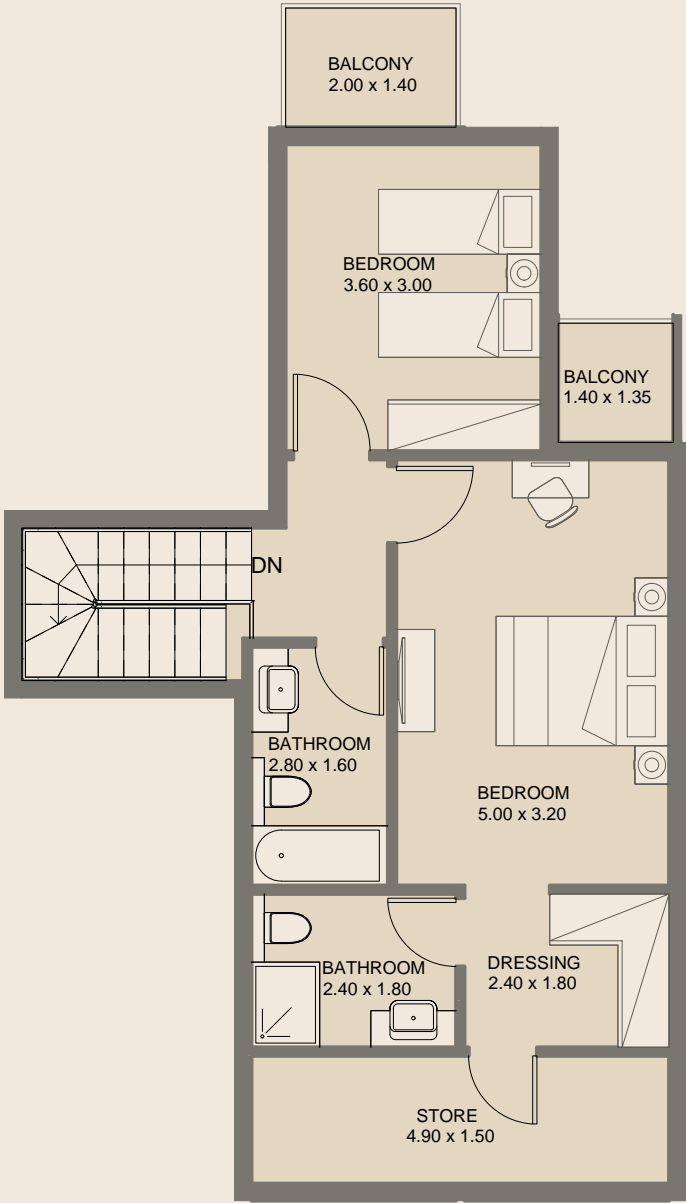
3BR - Duplex | Type B

| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 139.69 sq.m |
| External Area | 61.37 sq.m |
| Total Area | 201.05 sq.m |

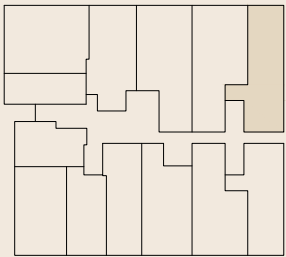
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Lower Floor

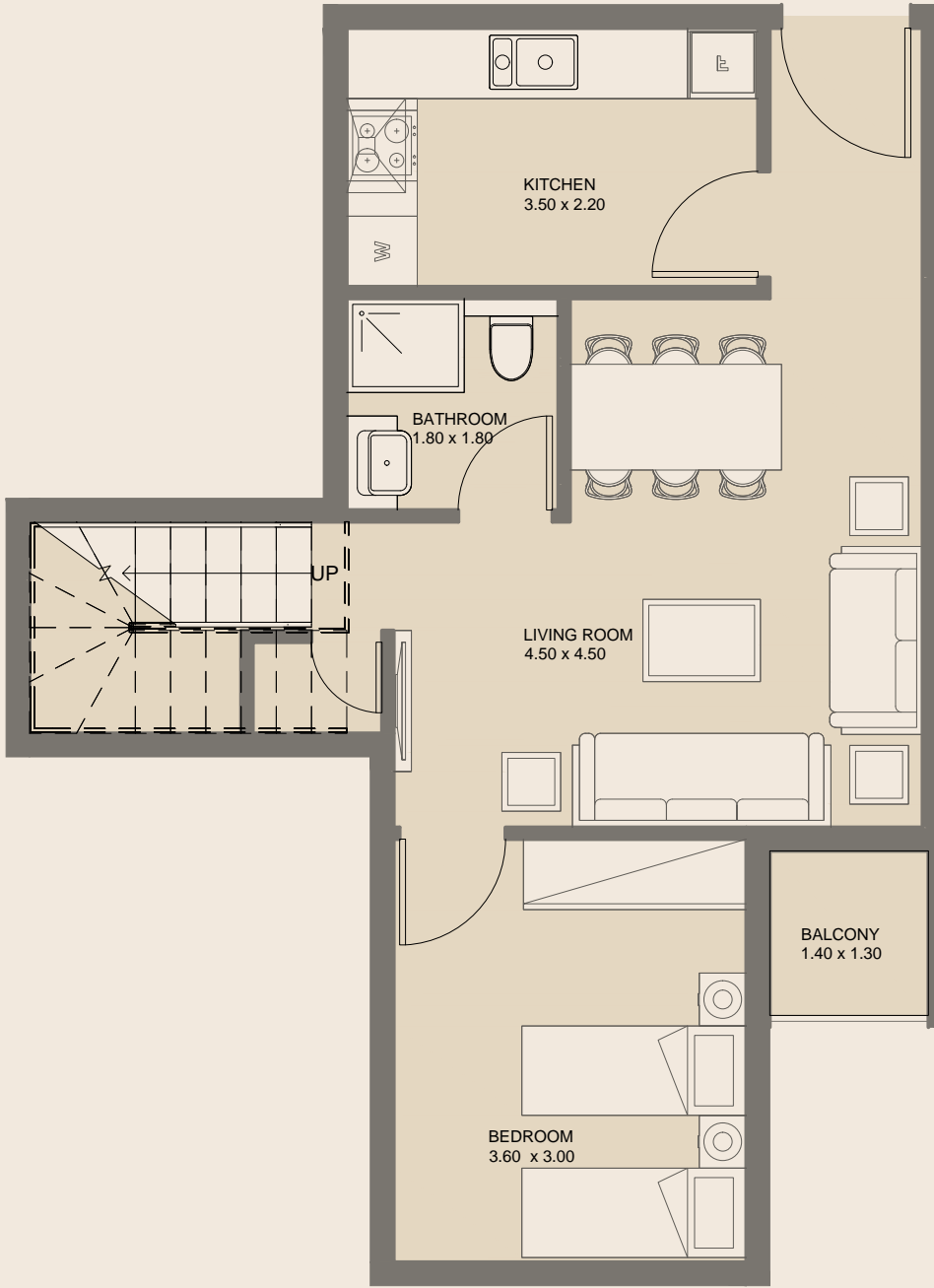


Upper Floor

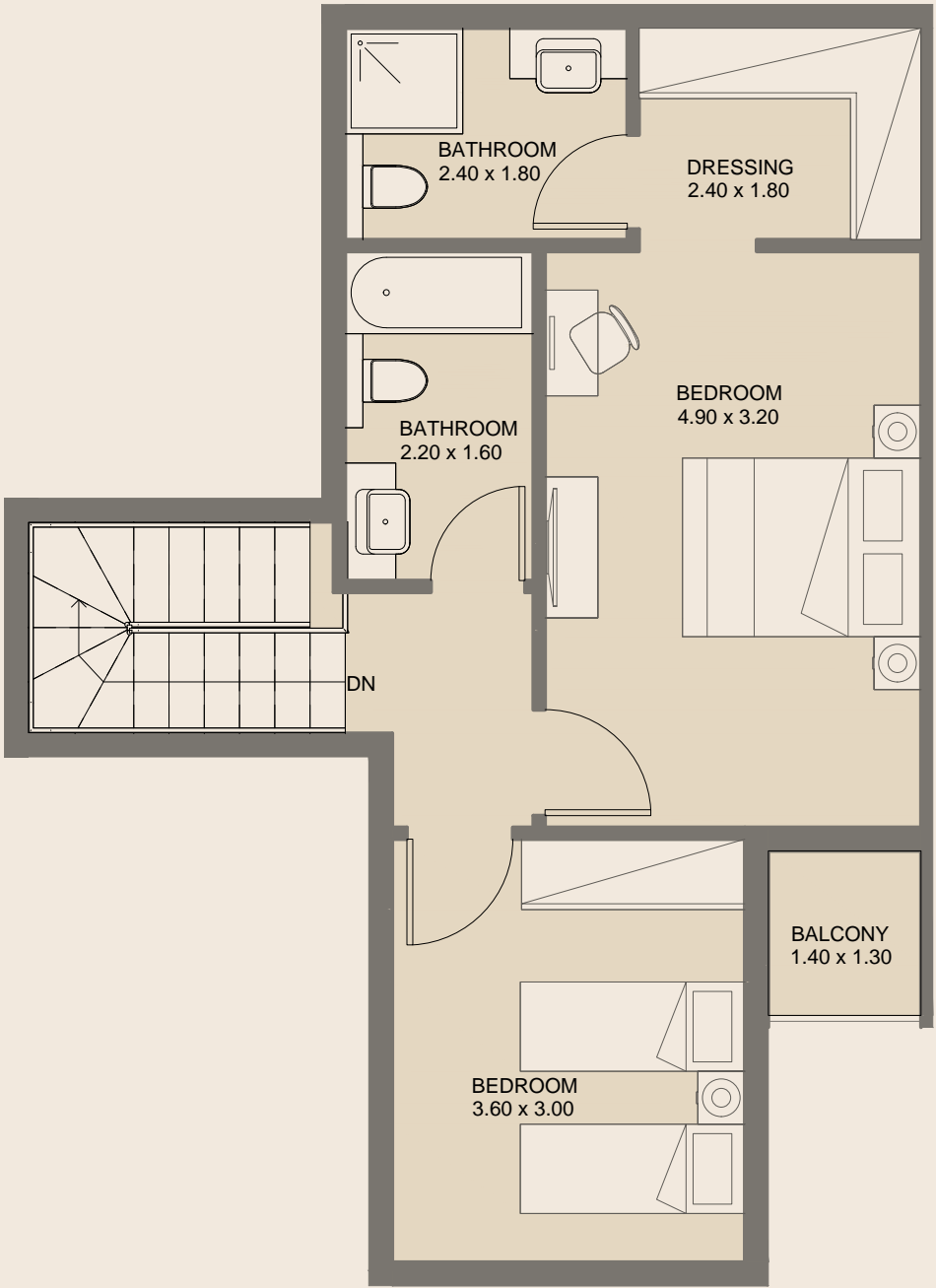


3BR - Duplex | Type C

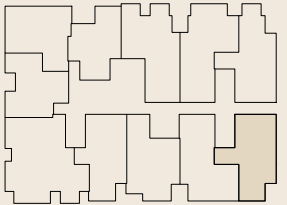
| | |
|---------------|-------------|
| Ground Floor | |
| Internal Area | 126.56 sq.m |
| External Area | 43.91 sq.m |
| Total Area | 170.47 sq.m |



Lower Floor



Upper Floor

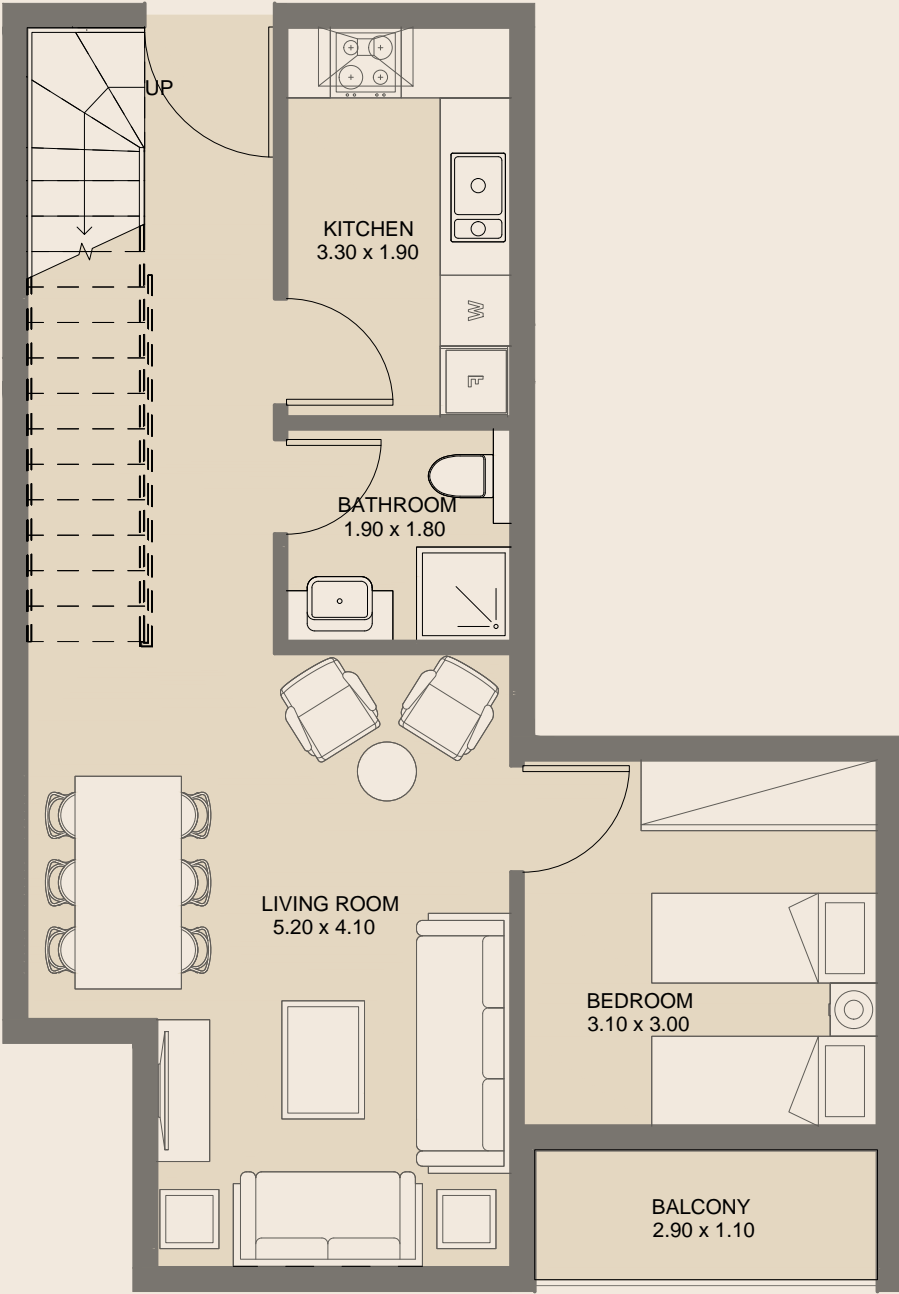


3BR - Duplex | Type D

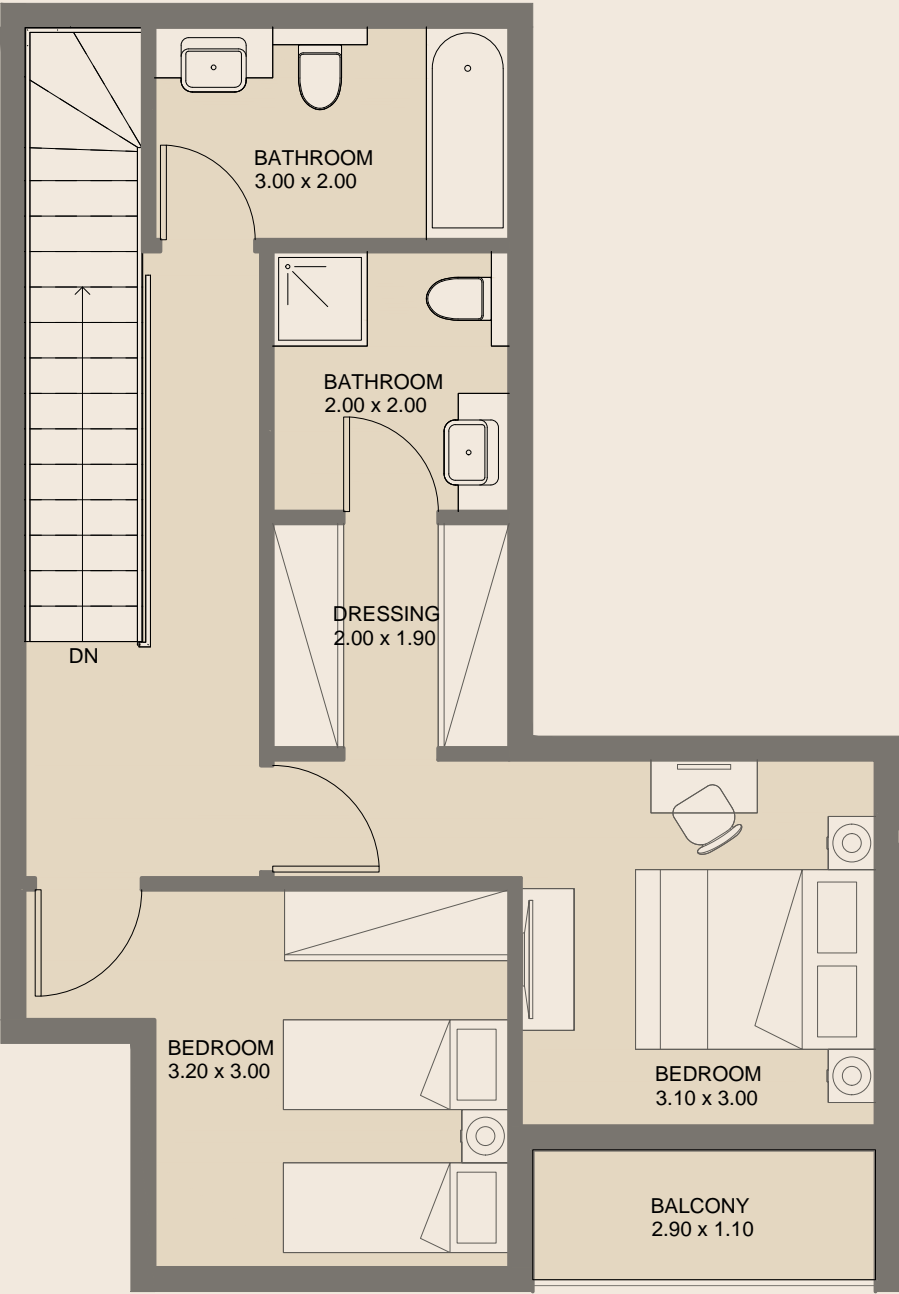
| | |
|-----------------------------|-------------|
| GF & 5 th Floors | |
| Internal Area | 116.62 sq.m |
| External Area | 4.45 sq.m |
| Total Area | 121.52 sq.m |

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Lower Floor

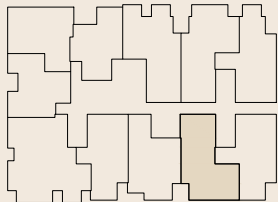


Upper Floor

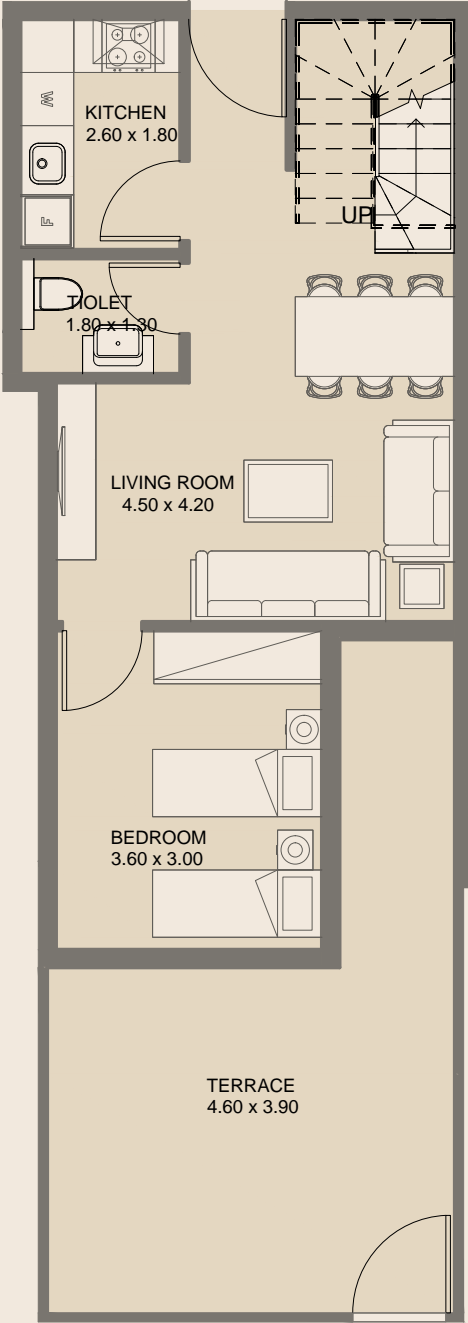
3BR - Duplex | Type E

GF & 5th Floors

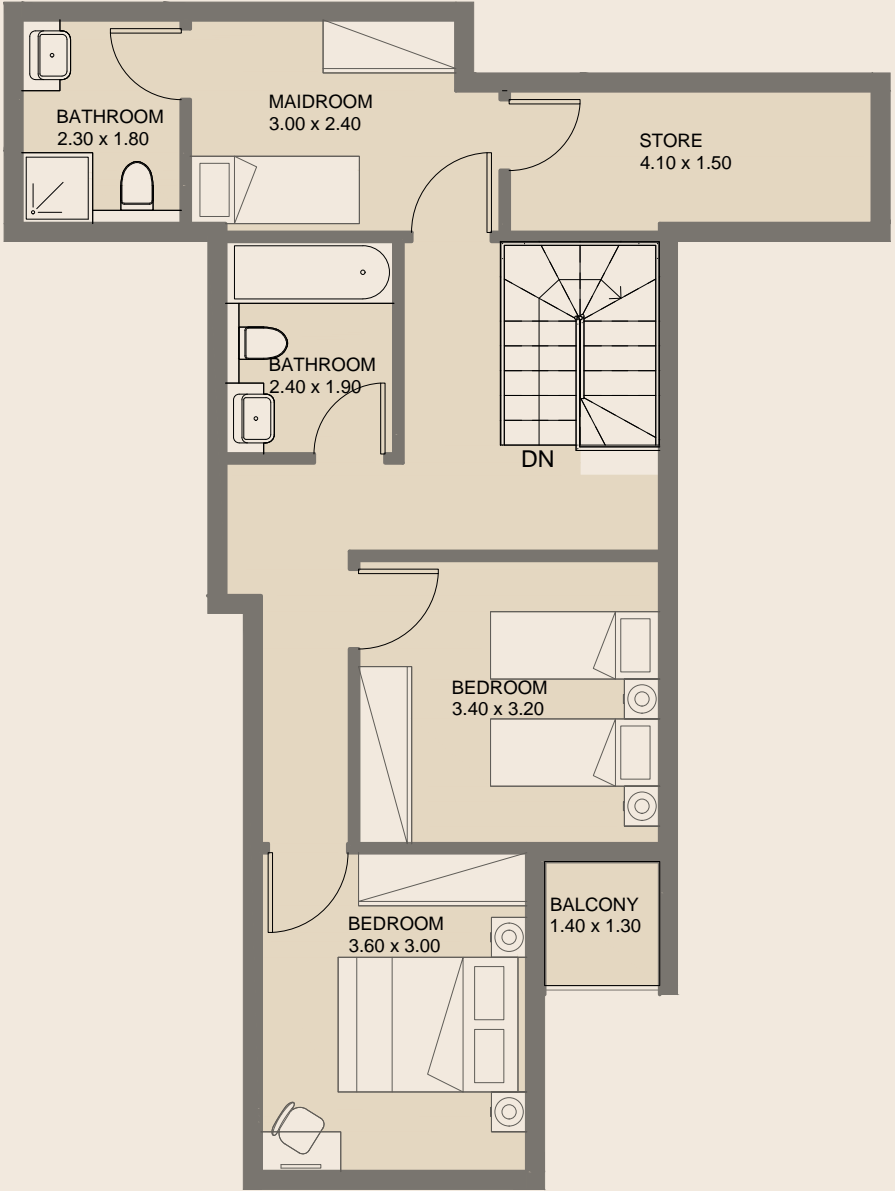
| | |
|---------------|-------------|
| Internal Area | 119.51 sq.m |
| External Area | 7.66 sq.m |
| Total Area | 127.87 sq.m |



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Lower Floor

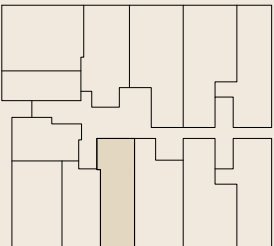


Upper Floor

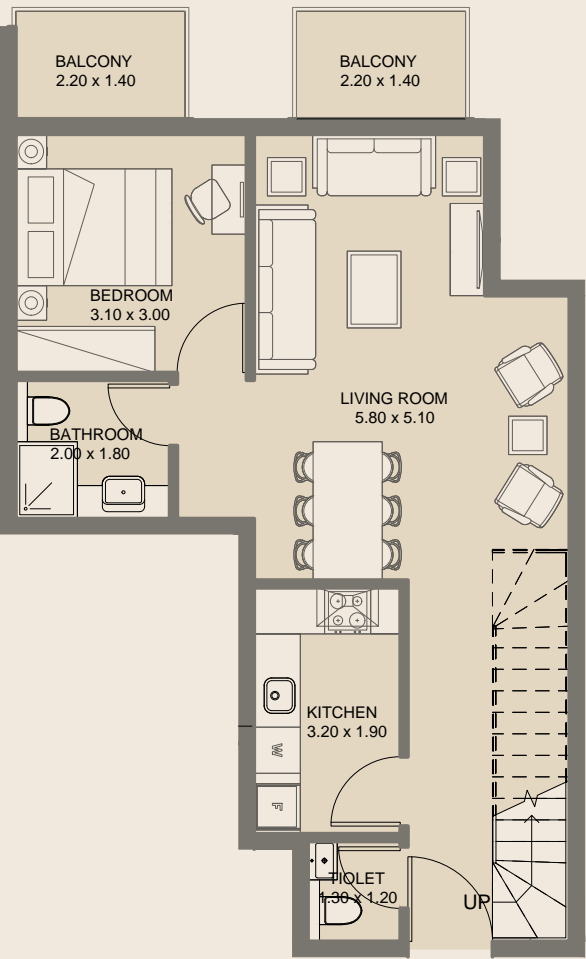
3BR - Duplex | Type F

Ground Floor

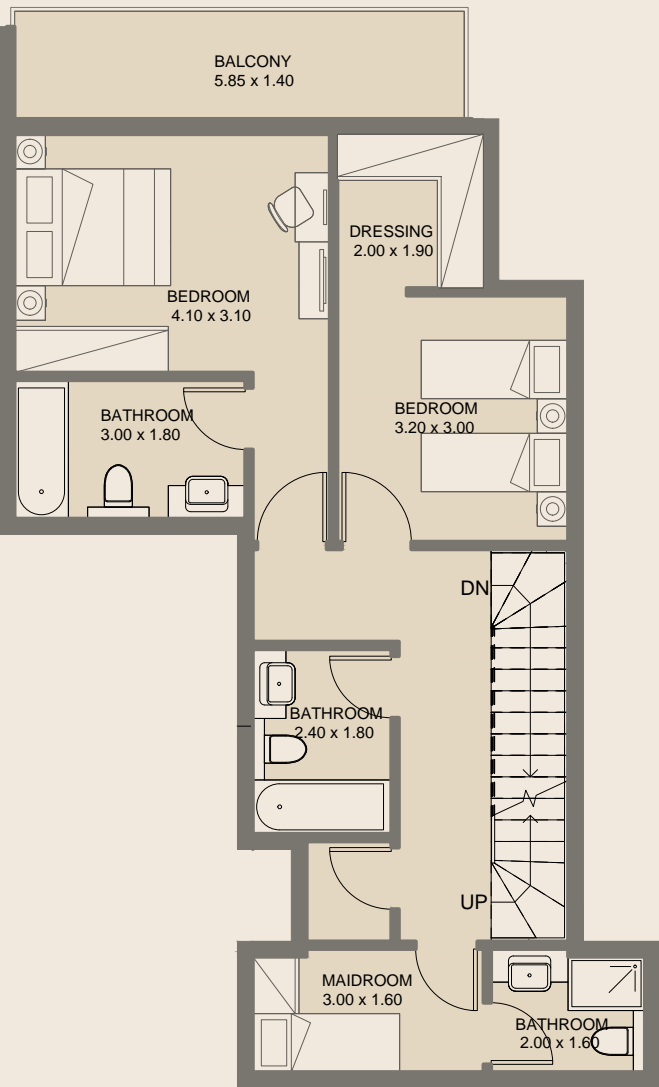
| | |
|---------------|-------------|
| Internal Area | 125.57 sq.m |
| External Area | 29.48 sq.m |
| Total Area | 155.06 sq.m |



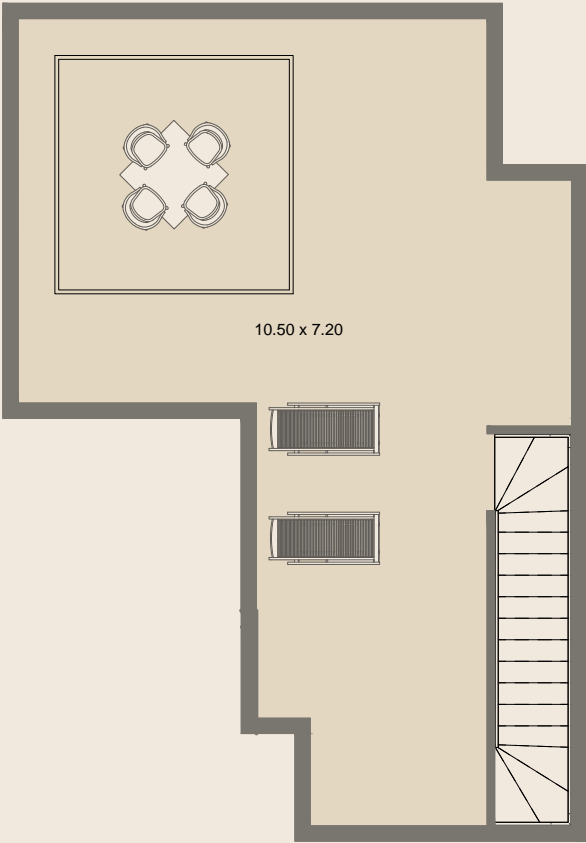
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



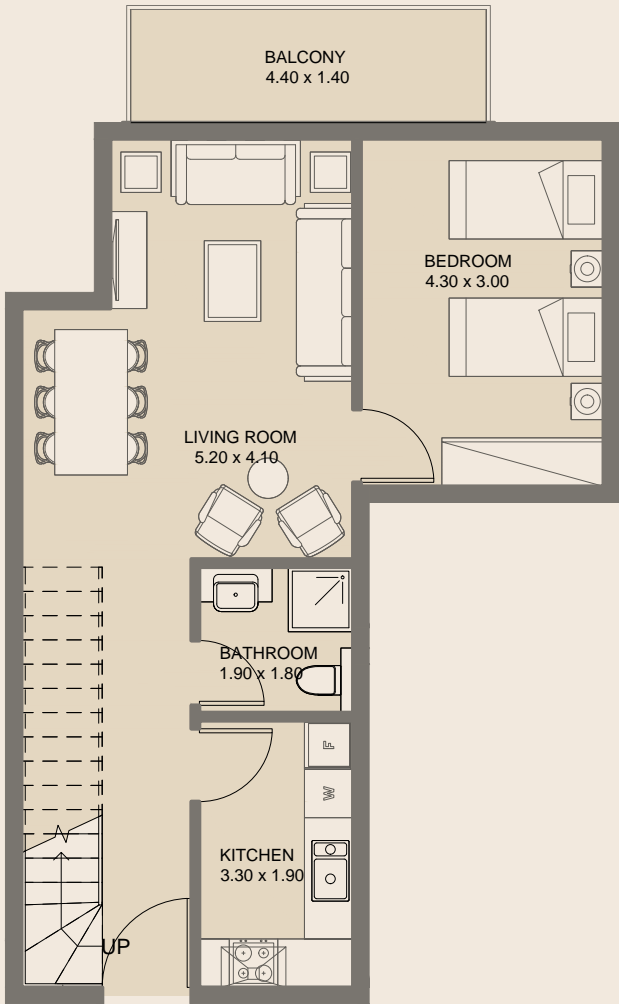
Lower Floor



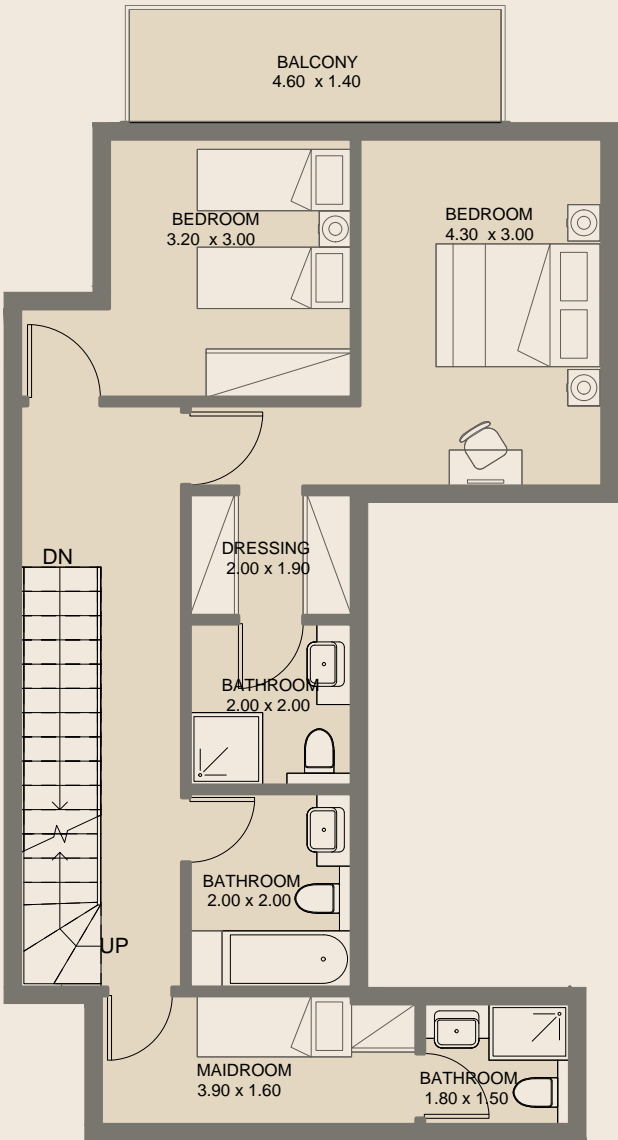
Upper Floor



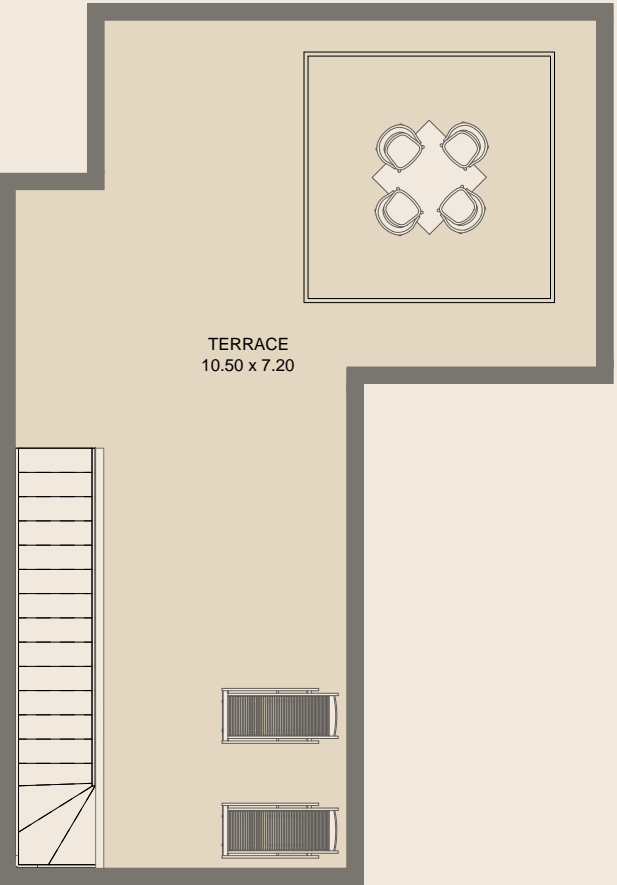
Terrace



Lower Floor



Upper Floor

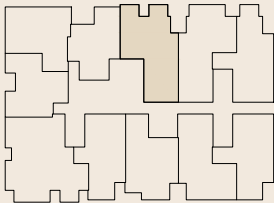


Terrace

3BR - Duplex | Type G

5th & 6th Floors

| | |
|---------------|-------------|
| Internal Area | 140.64 sq.m |
| External Area | 82.91 sq.m |
| Total Area | 223.55 sq.m |

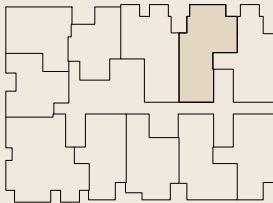


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.

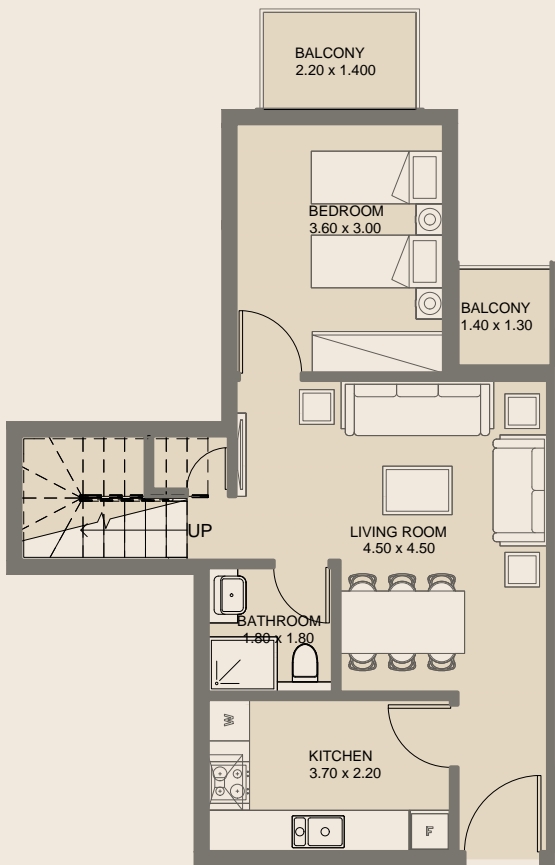
3BR - Duplex | Type H

5th & 6th Floors

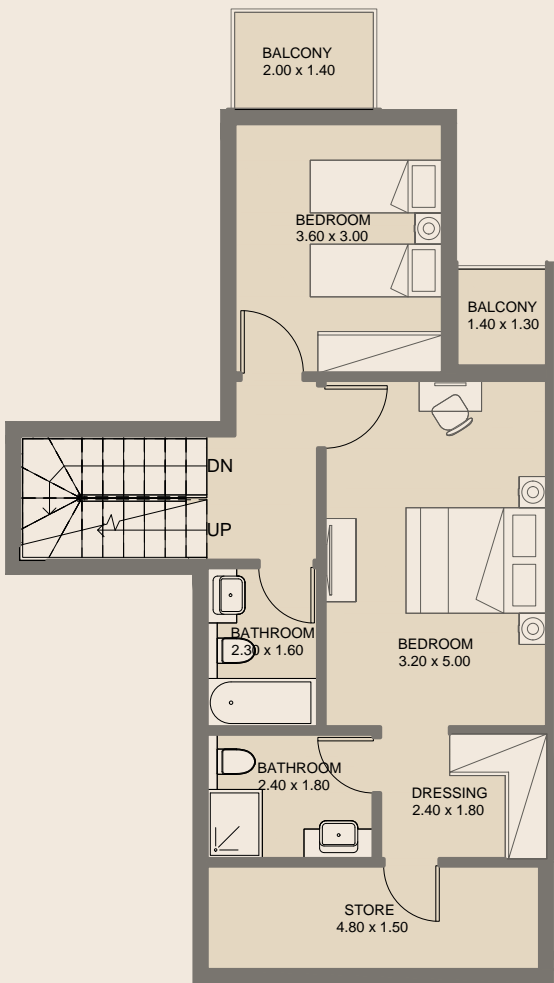
| | |
|---------------|-------------|
| Internal Area | 140.32 sq.m |
| External Area | 79.47 sq.m |
| Total Area | 219.79 sq.m |



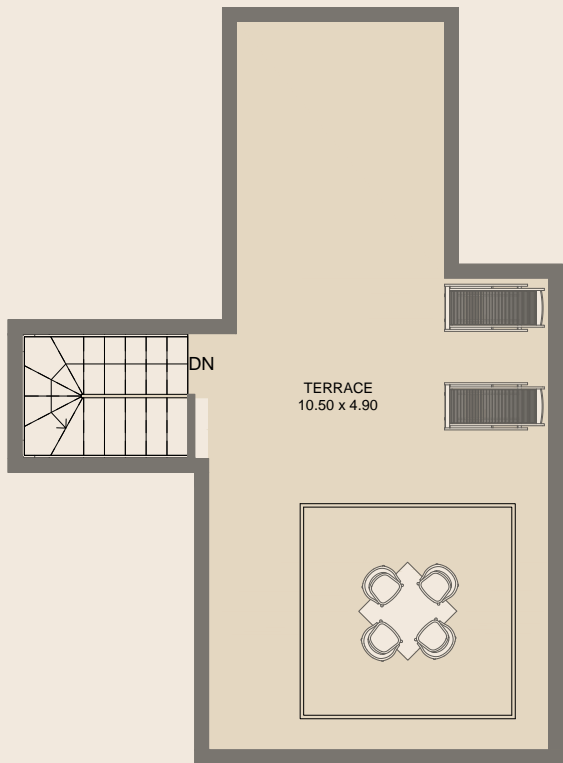
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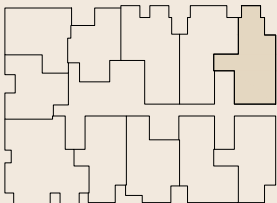
Lower Floor



Upper Floor



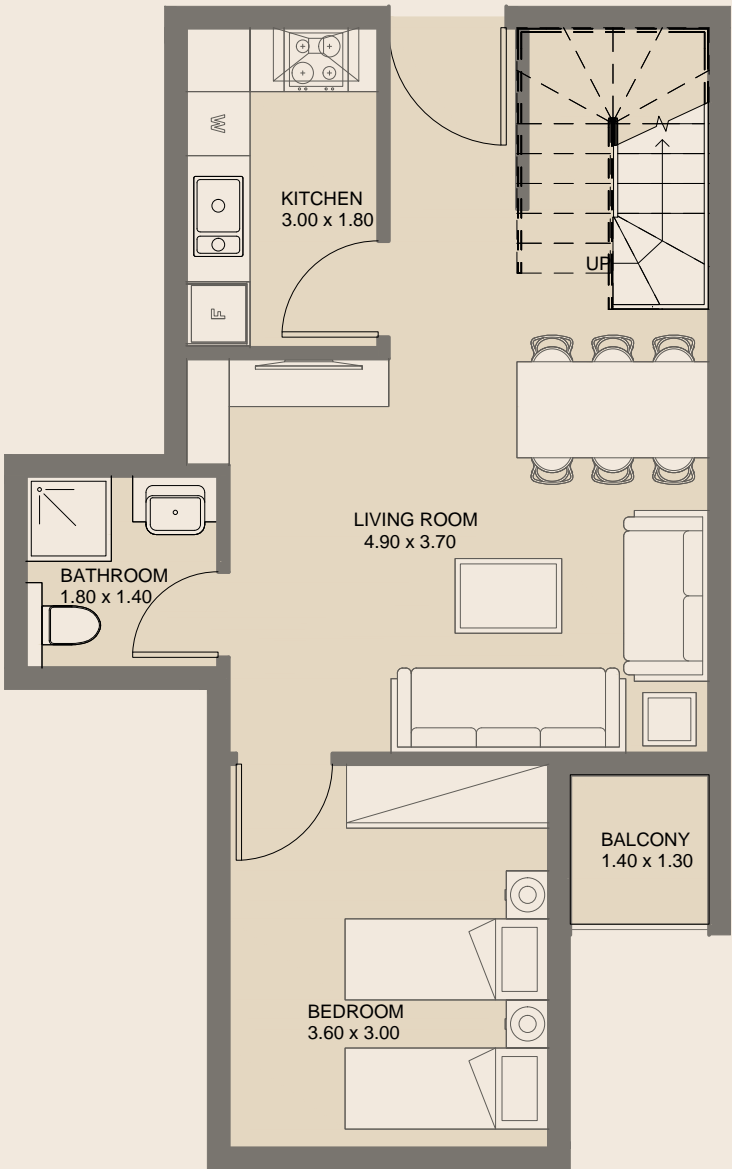
Terrace



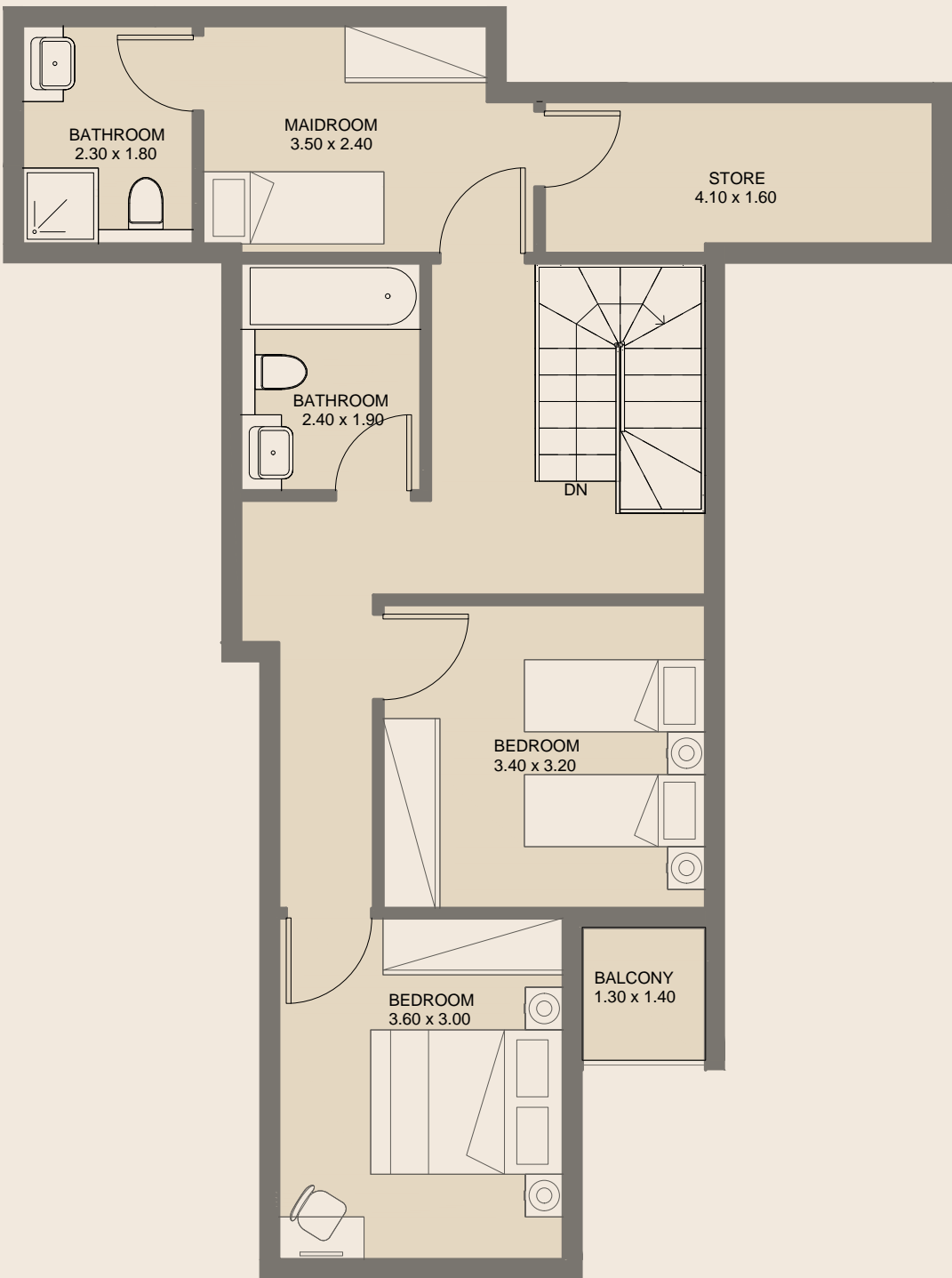
3BR - Duplex | Type I

5th & 6th Floors

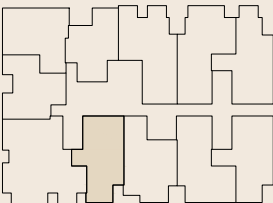
| | |
|---------------|-------------|
| Internal Area | 127.15 sq.m |
| External Area | 70.15 sq.m |
| Total Area | 197.29 sq.m |



Lower Floor



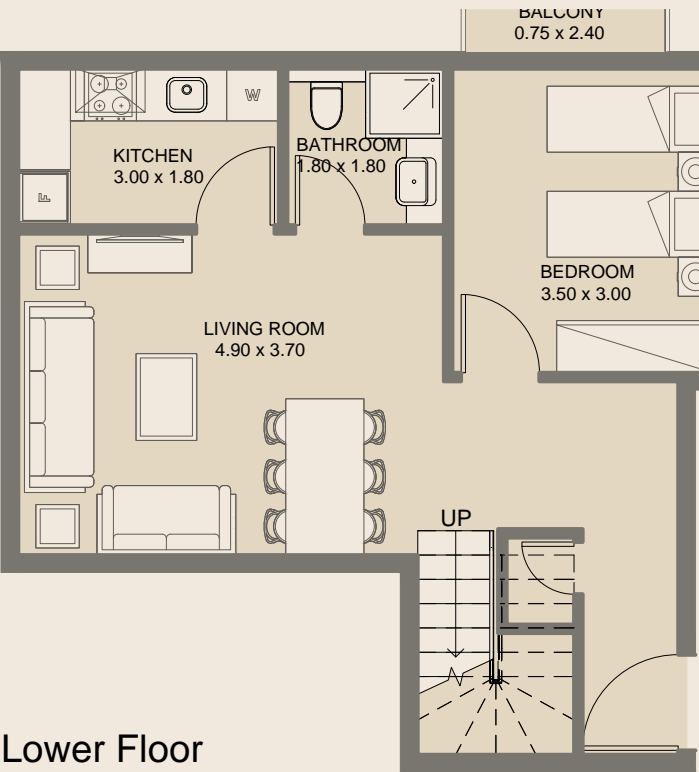
Upper Floor



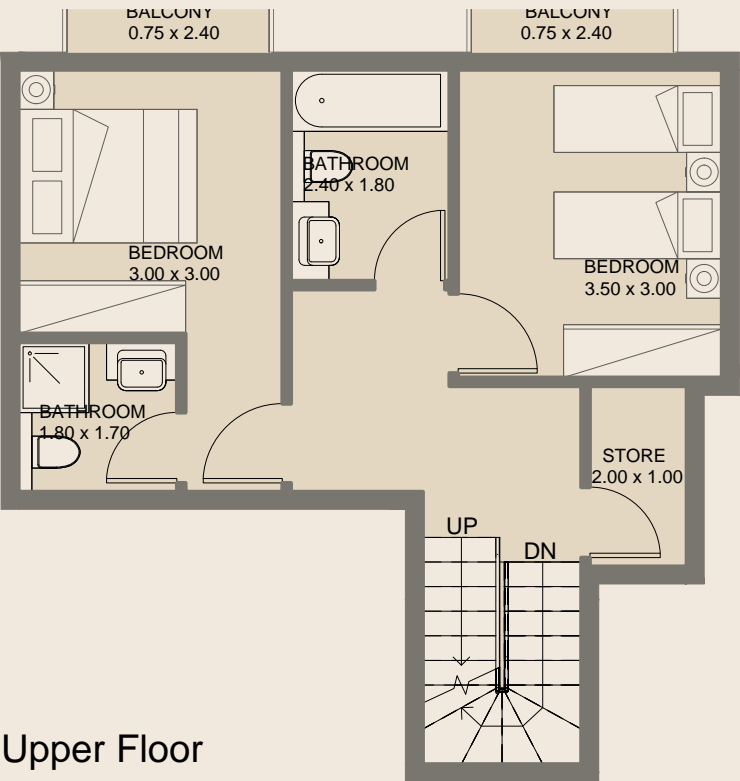
3BR - Duplex | Type J

5th & 6th Floors

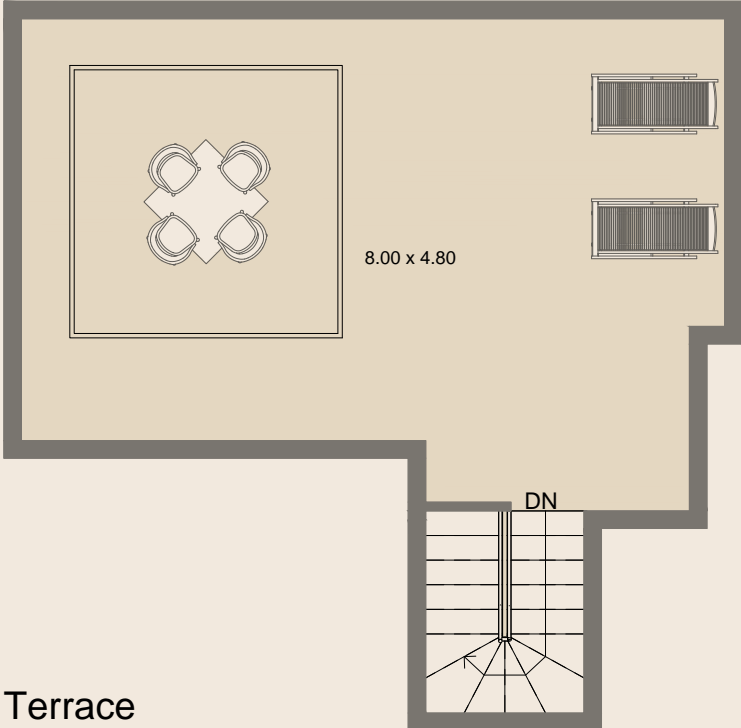
| | |
|---------------|-------------|
| Internal Area | 131.08 sq.m |
| External Area | 4.37 sq.m |
| Total Area | 135.44 sq.m |



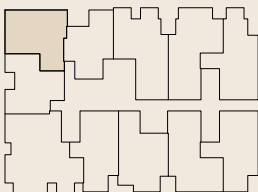
Lower Floor



Upper Floor



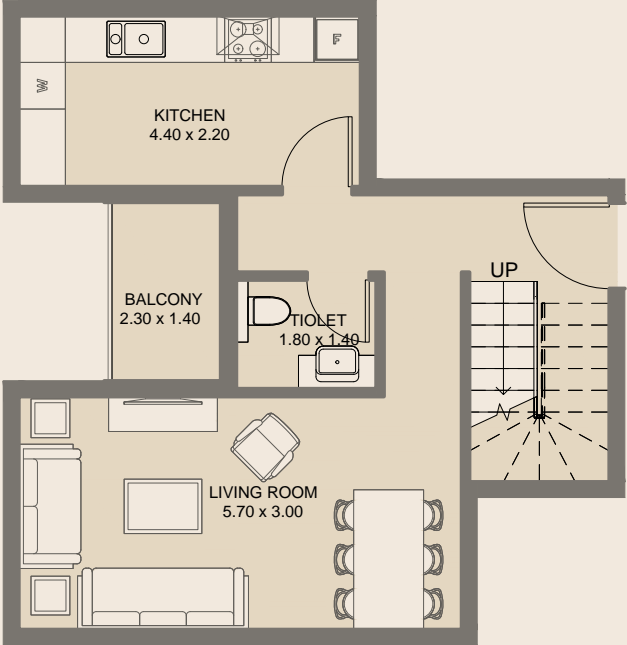
Terrace



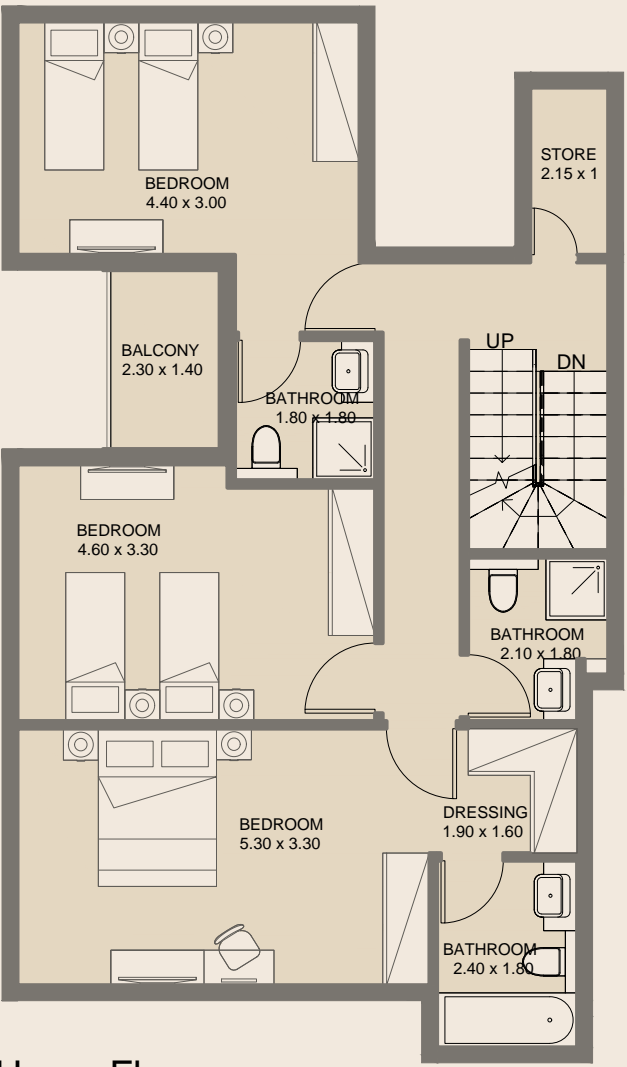
3BR - Duplex | Type K

5th & 6th Floors

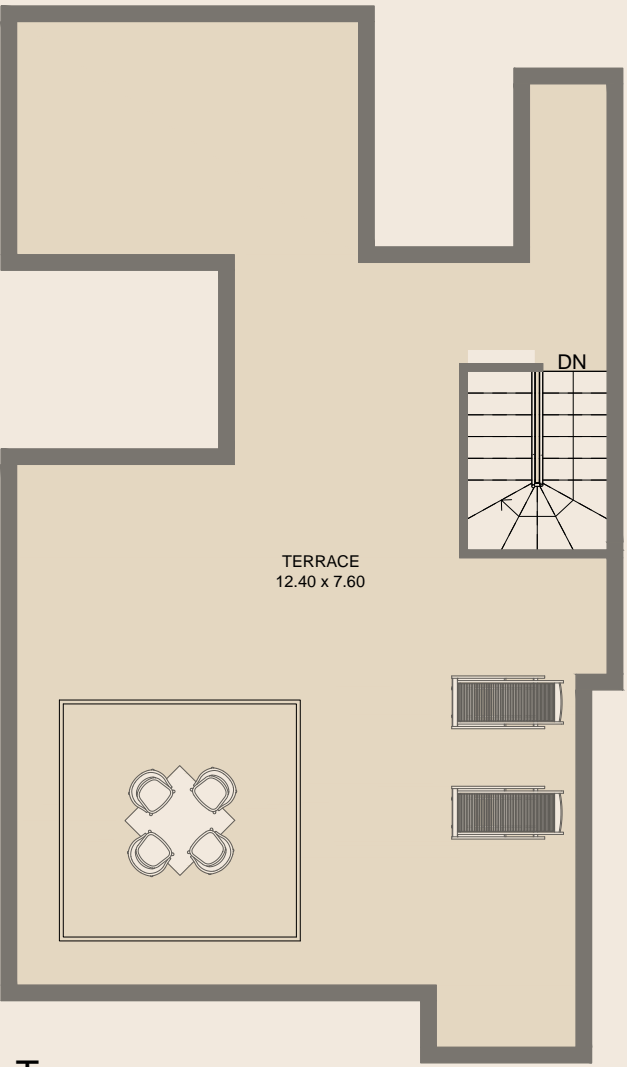
| | |
|---------------|-------------|
| Internal Area | 112.74 sq.m |
| External Area | 58.33 sq.m |
| Total Area | 171.07 sq.m |



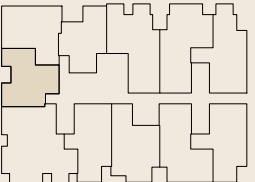
Lower Floor



Upper Floor



Terrace



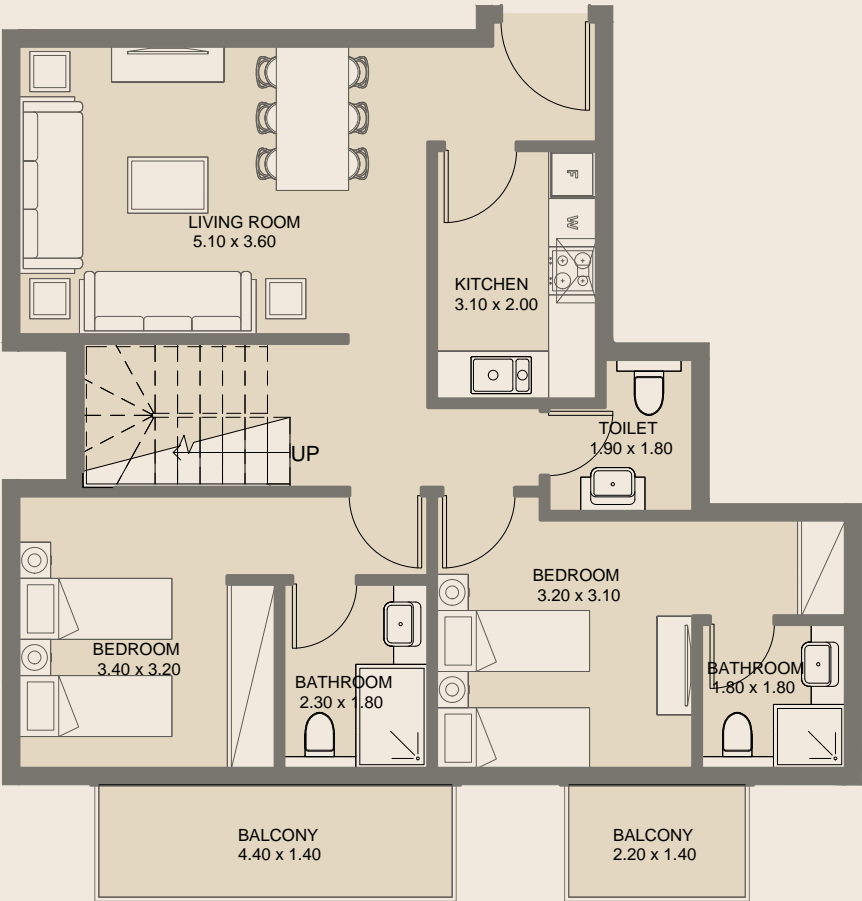
3BR - Duplex | Type L

5th & 6th Floors

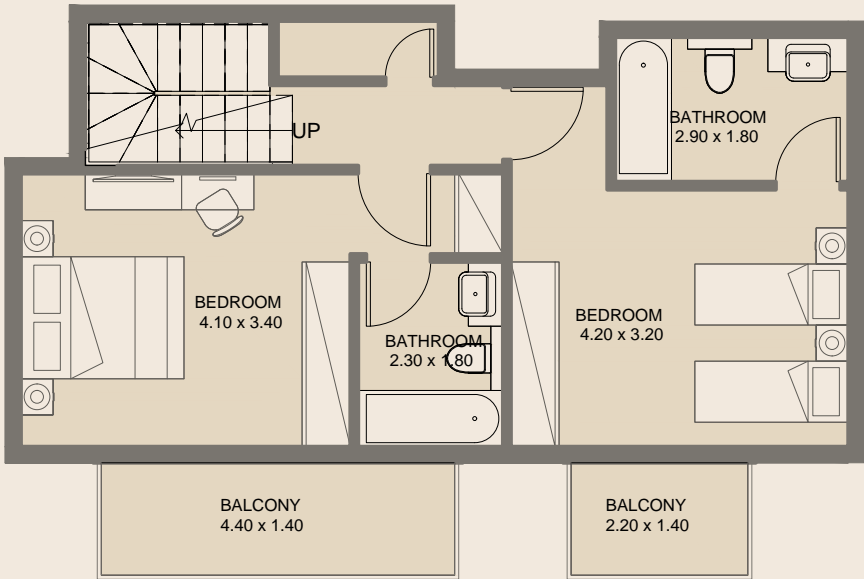
| | |
|---------------|-------------|
| Internal Area | 142.71 sq.m |
| External Area | 101.78 sq.m |
| Total Area | 244.49 sq.m |

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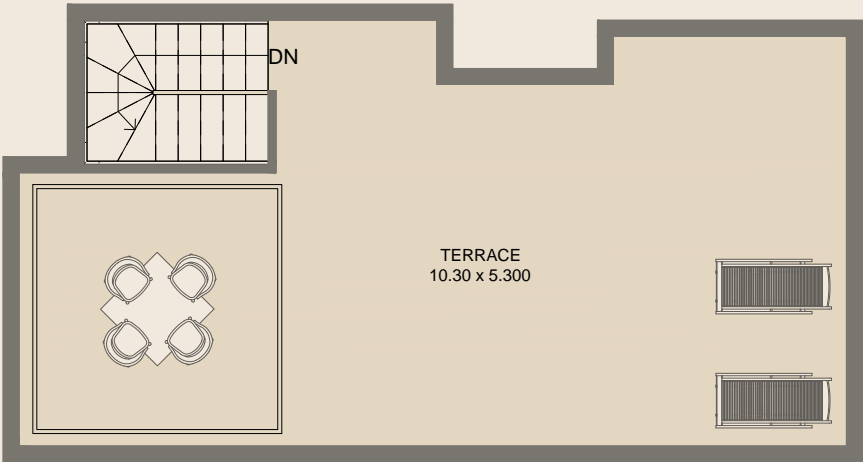
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Lower Floor



Upper Floor

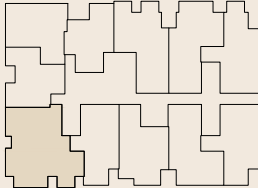


Terrace

4BR - Duplex | Type A

5th & 6th Floors

| | |
|---------------|-------------|
| Internal Area | 149.9 sq.m |
| External Area | 82.65 sq.m |
| Total Area | 232.56 sq.m |





Egypt; a dazzling place to call home

In the very North of the African continent, lies Egypt; the land of on-going civilization and culture, attracting visitors and investors from all over the world, to witness the ancient past meeting the future, and nature meeting civilization. With historic places, beach resorts, natural and man-made resources, all met with an ideal climate, Egypt always has a bit of everything for everyone.

In the past few years, the Egyptian government has been adopting a futuristic approach working on the country's infrastructure and integrating the latest technologies to the new projects, with more than 20 "Fourth Generation" new cities. This blend of history, nature and future make Egypt one of the most sought-after destinations and a perfect opportunity for living and investment.

مصر: بلد رائع للعيش فيه

في أقصى شمال القارة الأفريقية تقع مصر، أرض الحضارة الدائمة، جاذبة للزائرين و المستثمرين من كل أنحاء العالم ليشهدوا التقاء الماضي العريق بالمستقبل و التقاء الطبيعة بالحضارة. بمعالمتها التاريخية و الشواطئ و الموارد الطبيعية و الصناعية المكملة بمناخ مثالي، دائما ما تجد مصر تمتلك البعض من كل شئ لتناسب الجميع. وفي السنوات القليلة الماضية اعتمدت الحكومة المصرية نهجا مستقبليا بالعمل على البنية التحتية للدولة و الاهتمام بتزويد المشاريع الجديدة بأحدث التقنيات، بعدد يتجاوز العشرين مدينة جديدة من مدن «الجيل الرابع»، فهذا المزيج من التاريخ و الطبيعة و المستقبل يجعل مصر واحدة من أكثر المواقع روجا و فرصة رائعة للعيش و الاستثمار.

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