



ZED

**EL SHEIKH
ZAYED**

SPARK HAPPINESS



ZED EL SHEIKH ZAYED

SECTION N° ONE

THE U 

ORA {VISION}

Our expanding portfolio of projects spans a rich variety of stunning developments in selected locations around the world. Our projects include, Ayia Napa Marina, Eighteen, Silver-Sands, Pyramid Hills, Nile City Investment, Nocera LTD, ZED El Sheikh Zayed, ZED East as well as Egypt North Coast Soon.





LOCATION

Located in the heart of El Sheikh Zayed city in Western Cairo , with excellent visibility from main road Al-Nozha Rd and with proximity to 26th of July Corridor and Alex Desert Rd.



MASTERPLAN

The project takes its cue from the expansive park at its core extending it out through the entire development in a series of interconnected courtyards giving all residents access to generous and private landscaped open spaces.

Mixed-use, retail and entertainment uses have been intertwined into the masterplan elevating it from a residential suburb to a new urban quarter.







Z
TOWER
UNOFFICIAL RESIDENTS OF CTA









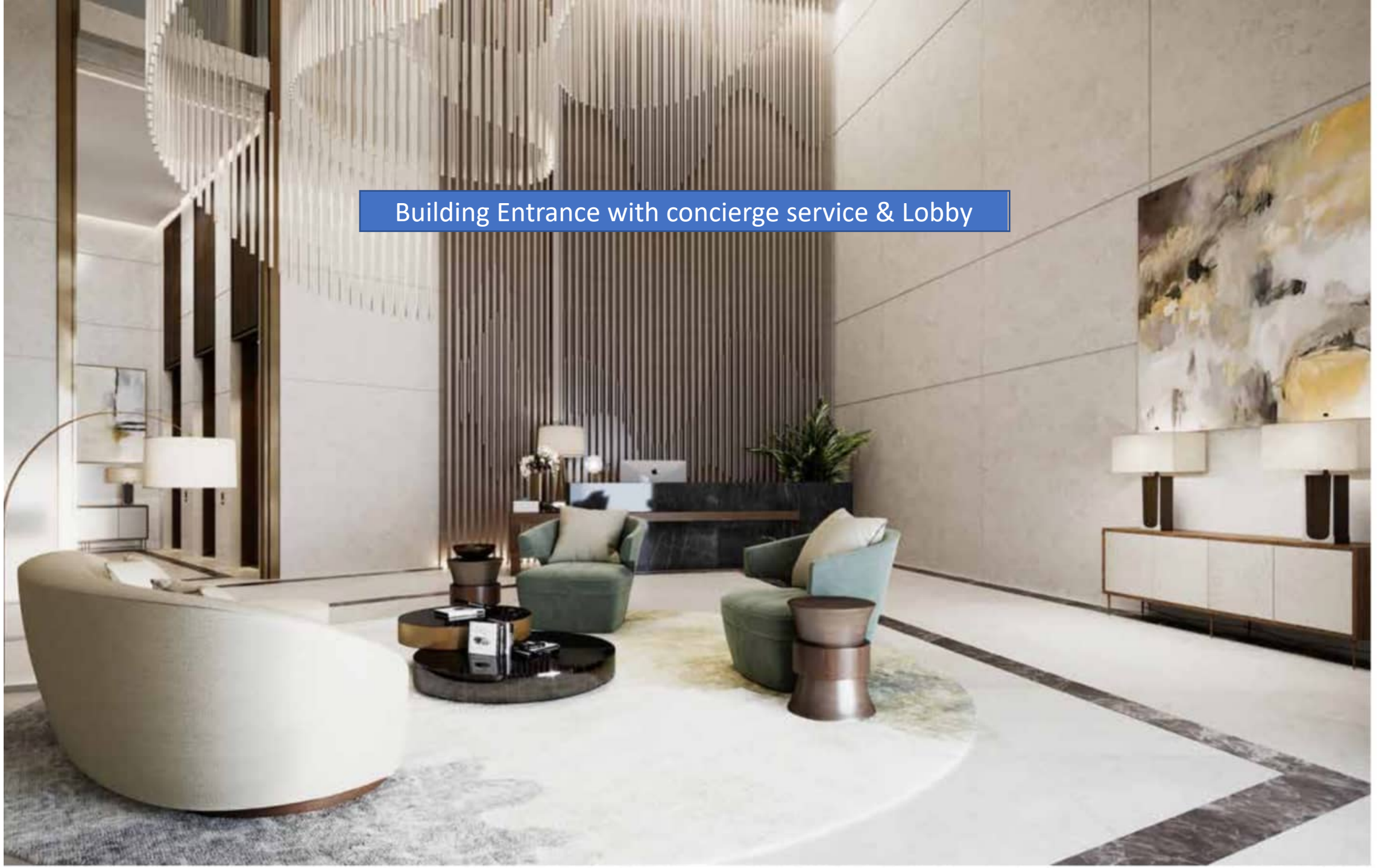
Park towers entrance



Indoor / outdoor clubhouse overlooking Zed Park



Building Entrance with concierge service & Lobby











5 Bedroom Sky Duplex

(17th Floor)

(Overlooking all of Zed Park 65 feddand and all of sheikh zayed)

Total BUA:

443 m2

Total Price:

44,305,000

6 years Payment Plan

10% Downpayment

(imported Fully Finished w AC & Kitchen Cabinets+ appliances with underground parking + ZED Park Membership)



5 Bed Unit Duplex

Total Area 443 m²

	Room	Dimensions
1	Entrance	1.15m x 2.40m
2	Living	6.50m x 3.95m
3	Dining	3.00m x 4.45m
4	Master Bedroom 1	5.45m x 4.40m
5	Master Bathroom 1	1.75m x 2.50m
6	Master Wardrobe 1	2.40m x 3.00m
7	Bedroom 2	3.80m x 3.95m
8	Bathroom 2	2.60m x 1.90m
9	Wardrobe 2	2.60m x 2.10m
10	Guest Bathroom	1.55m x 1.35m
11	Closet	2.20m x 1.35m
12	Kitchen	3.25m x 2.55m
13	Nanny's Room	2.45m x 1.65m
14	Nanny's Bathroom	1.40m x 1.15m
15	Stairs	3.85m x 2.75m
16	Living Room 2	4.95m x 5.65m
17	Master Bedroom 3	5.45m x 4.40m
18	Master Bathroom 3	1.75m x 2.50m
19	Master Wardrobe 3	2.40m x 3.00m
20	Bedroom 4	3.80m x 3.95m
21	Bathroom 4	2.60m x 1.90m
22	Wardrobe 4	2.60m x 2.10m
23	Terrace	4.70m x 2.00m
24	Corridors	1.45m x 8.30m
25	Corridors 2	1.45m x 8.45m
26	Corridors 3	1.45m x 8.55m
27	Storage 1	2.95m x 1.35m
28	Storage 2	2.95m x 1.35m

PENTHOUSE



مشروع زد ابراج الحديقه 1A - مواصفات التشطيب

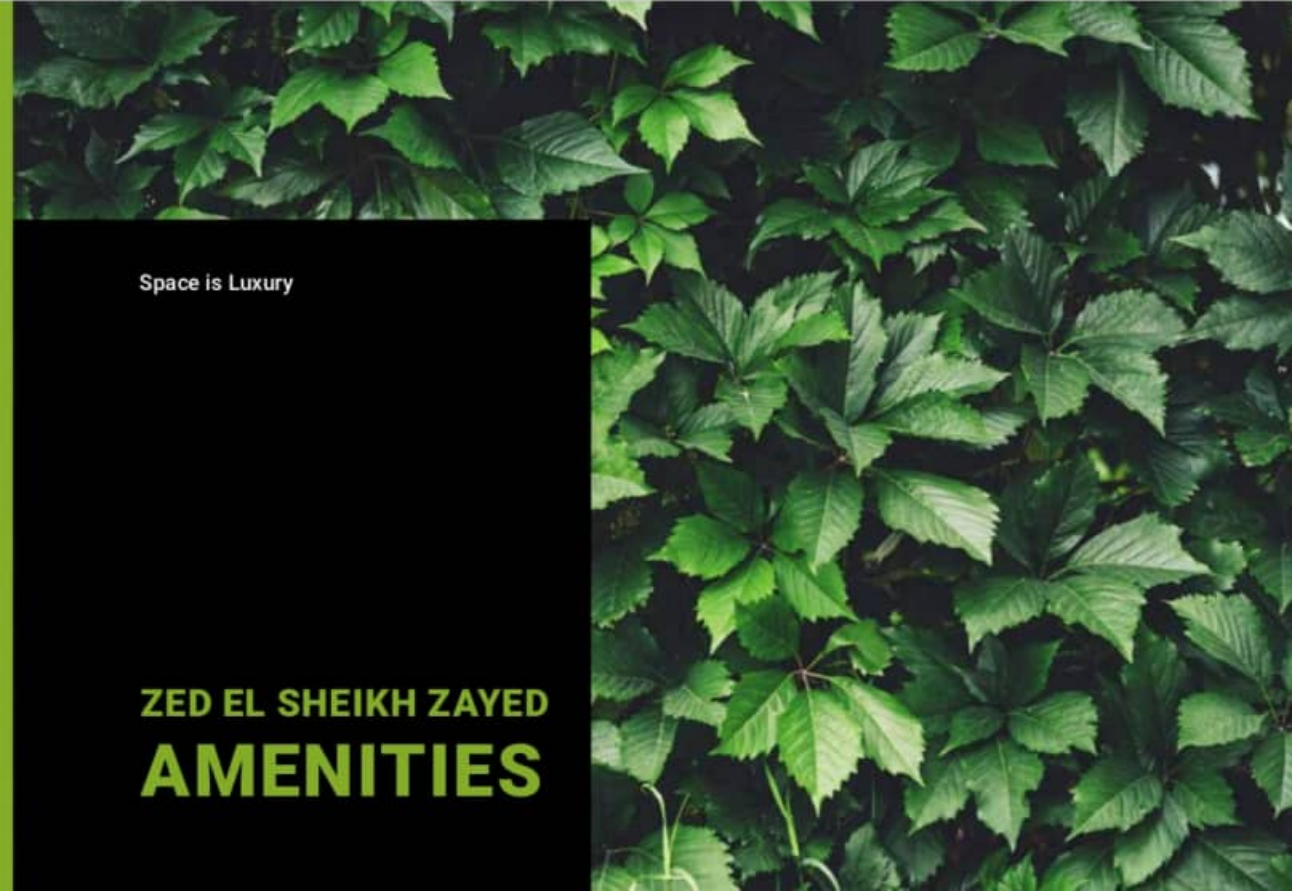
- **Living, Dining room & Corridors:**
 - Floors: Imported Marble or Imported Engineered Wood (color according to interior scheme)
 - Walls: Paint
 - Ceiling: Paint
 -
- **Guest Toilet:**
 - Floor: High quality Marble
 - Wall: High quality Marble & Paint
 - Ceiling: Paint
- **All Bedrooms:**
 - Floors: HDF (color according to interior scheme)
 - Walls: Paint
 - Ceiling: Paint
- **Master Bathroom:**
 - Floor: High quality Marble
 - Wall: High quality Marble & Paint
 - Ceiling: Paint
- **Bathrooms:**
 - Floors: High quality Porcelain tiles
 - Walls: High quality Porcelain tiles & Paint
 - Ceiling: Paint
- **Kitchen:**
 - Floor: High quality Porcelain tiles
 - Wall: High quality Porcelain tiles & Paint
 - Ceiling: Paint
- **Terraces:**
 - Floors: High quality Marble
- **Nanny's Room:**
 - Floor: High quality local Ceramic tiles
 - Wall: Paint
 - Ceiling: Paint
- **Nanny's Bathroom:**
 - Floor: High quality local Ceramic tiles
 - Wall: High quality local Ceramic tiles & Paint
 - Ceiling: Paint
- **Kitchen Cabinets:**
 - Base & Wall units including built-in appliances (Electric Stove & Oven)
- **Air Condition:**
 - Central AC

- **غرفة المعيشه غرفه الطعام و الممرات :**
 - الارضيه: رخام مستورد او خشب معالج هندسياً
 - الجوانط :دهانات
 - الاسقف:دهانات
- **حمام الضيوف :**
 - الارضيه:رخام عالي الجوده
 - الجوانط : رخام عالي الجوده و دهانات
 - الاسقف:دهانات
- **غرف النوم :**
 - الارضيه: HDF (اللون حسب التصميم)
 - الجوانط : دهانات
 - الاسقف:دهانات
- **الحمام الرئيسي :**
 - الارضيه:رخام عالي الجوده
 - الجوانط : رخام عالي الجوده و دهانات
 - الاسقف: دهانات
- **الحمامات :**
 - الارضيه: بورسلين عالي الجوده
 - الجوانط : بورسلين عالي الجوده و دهانات
 - الاسقف: دهانات
- **المطبخ :**
 - الارضيه: بورسلين عالي الجوده
 - الجوانط : بورسلين عالي الجوده و دهانات
 - الاسقف: دهانات
- **البلكونات :**
 - الارضيه: رخام عالي الجوده
- **غرفة المريبه :**
 - الارضيه: سيراميك محلي عالي الجوده
 - الجوانط : دهانات
 - الاسقف: دهانات
- **حمام المريبه :**
 - الارضيه: سيراميك محلي عالي الجوده
 - الجوانط : سيراميك محلي عالي الجوده و دهانات
 - الاسقف: دهانات
- **وحدات المطبخ :**
 - تشمل وحدات مطبخ و بوتجاز كهربائي
- **التكييف :**
 - تكييف مركزي



Space is Luxury

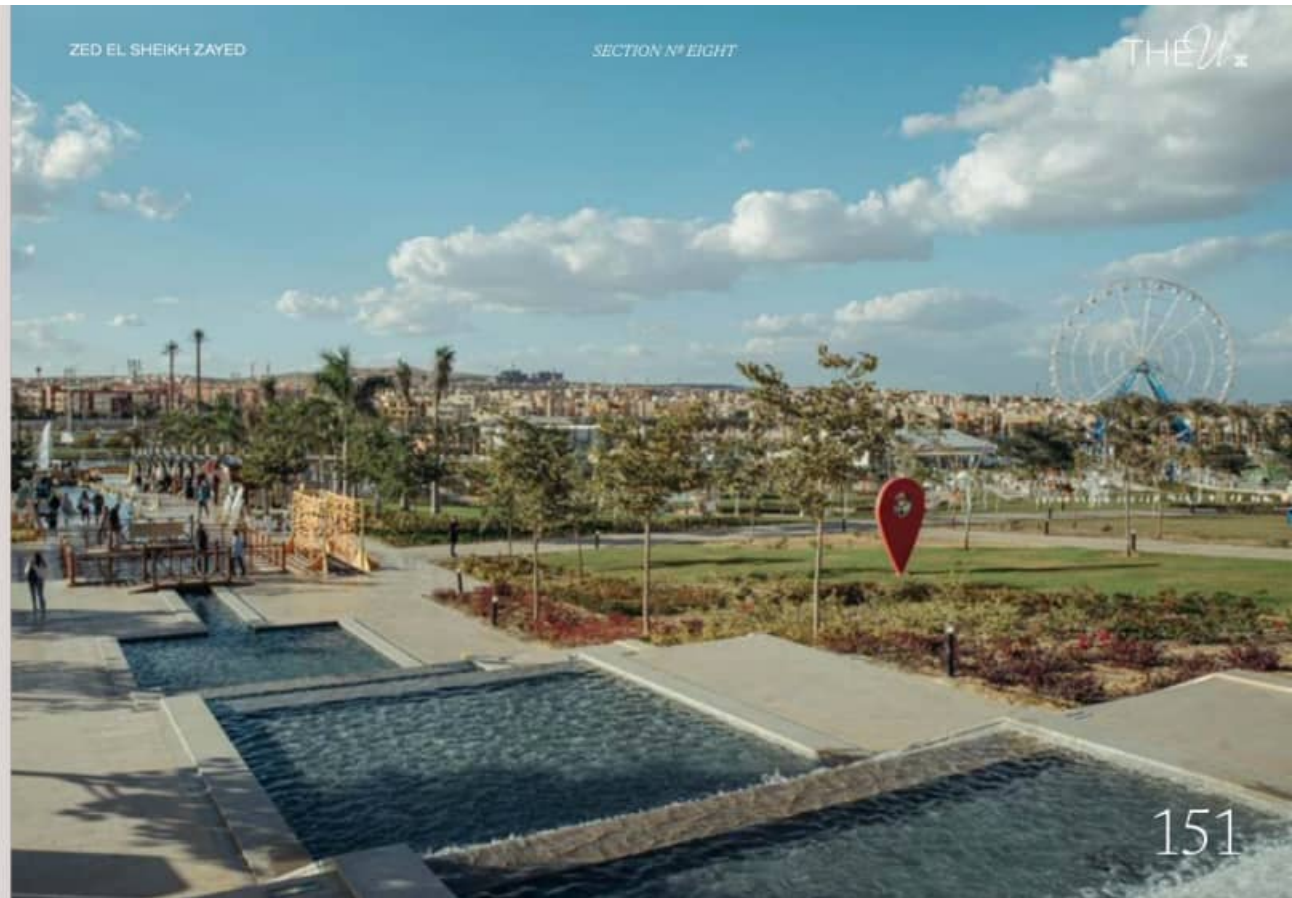
**ZED EL SHEIKH ZAYED
AMENITIES**



ZED PARK



The magical green 65 acres of Zed Park is the new living, breathing heart of Sheikh Zayed. Cairo's first ever park by Imelk of NYC is one of a series of breathtaking architectural masterpieces across the world designed to inspire happiness and optimism. The largest park in Sheikh Zayed is your newest playground.





ZED EL SHEIKH ZAYED

SECTION N° EIGHT

THE U#

ZED SPORTS COMPLEX



ZED Sports' main focus is to develop young athletes in all aspects. The commitment to the backing of athletes is supported by top-notch coaches who are both internationally and nationally renowned. This caliber of coaches not only provides world class training, but also a demonstration of what it takes to make it on the big stage. ZED Sports' entire staff believe that along with talent and physical development – academic, mental, and personal growth all contribute to ZED's bold vision for the future. These values uniquely position ZED Athletes' training to reach their fullest potential – taking advantage of a carefully designed accumulative approach to coaching.

ZED STRIP



Spark happiness is our promise to elevate your lifestyle, up to the standard of each and everyone of our projects. Zed Strip is our latest addition to our model of perfection, where complimenting a lifestyle is a commitment and a purpose.

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SECTION N° EIGHT

THE Z





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OUR {PARTNERS}

ECG:	ARCHITECT OF RECORD & SITE SUPERVISION CONSULTANT
MACE:	PROJECT MANAGER
WATG:	MASTER PLANNING, ARCHITECTURE & LANDSCAPE DESIGN
WSP:	STRUCTURE & MEP DESIGN CONSULTANT
SHAKER:	ROADS & INFRASTRUCTURE DESIGN CONSULTANT
SITES:	LANDSCAPE DESIGN CONSULTANT
ROWAD:	MAIN CONTRACTOR
REDCON:	MAIN CONTRACTOR
ORASCOM:	MAIN CONTRACTOR

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INTERNATIONAL

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CONSTRUCTION