ZAHRA

AN ALL YEAR ROUND COASTAL CITY

INTRODUCING

AN OASIS OF TRANQUILITY

OVERLOOKING THE MESMERISING TURQUOISE WATERS AND IDEALLY SITUATED ON THE ALAMEIN COASTLINE

ZAHRA

WORD FROM THE FOUNDER

Since the establishment of Memaar Al Morshedy in 1983, we have been in the right place at the right time. From the start, our small group of highly talented architects, planners and engineers have bonded to the mission of contributing to the country's economic growth.

We achieved our goal by buying vacant land, developing, designing and building exceptional architecture. I am proud to say that we have reasons to celebrate. We channeled our determination and brought new architectural designs to Egypt.

Today, Egypt boasts a stable economic environment that strongly supports real estate investment. Memaar Al Morshedy has earned its reputation in real estate development for innovative, intelligent and environmentally conscious design s, as well as high quality development and on time completion.

As the single source for planning and engineering architectural design and construction for all of our developments, we are able to create structures of visual beauty and lasting quality. This resulted in unparalleled returns on investment and our niche real estate market leadership

MR.MOHAMEDMORSHEDY
FOUNDER&OWNER

LETTER FROM THE CEO'S

we would like to personally welcome you to our newest residential community, Skyline. After recognizing the essential needs of residential buyers in Egypt, Memaar Al Morshedy has crafted a mixed-use project that provides its clients with spectacular international designs, and a prime location recognized as the new heart of Cairo.

While the surrounding gates across the project separate the residential buildings from the parallel commercial area, homeowners will enjoy a secure community embracing essential and luxurious amenities in order to fulfill numerous daily elements. Our Work. Play. Live. Concept focuses on our owners' needs by allowing them to endure exclusive access to restaurants, pool lounge, spa and fitness center, as well as concierge services of the highest standards. Being located approximately 10 minutes away from Heliopolis, Maadi & Down Town, owners will enjoy central access to all roads, while utilizing their world-class residential services.

Memaar Al Morshedy aims to originate and initiate luxurious residential communities that will serve our homeowners' living aspirations, while providing them with a lavishing lifestyle at a convenient value. "We are passionate about design, we are committed to quality and we are confident in our future."

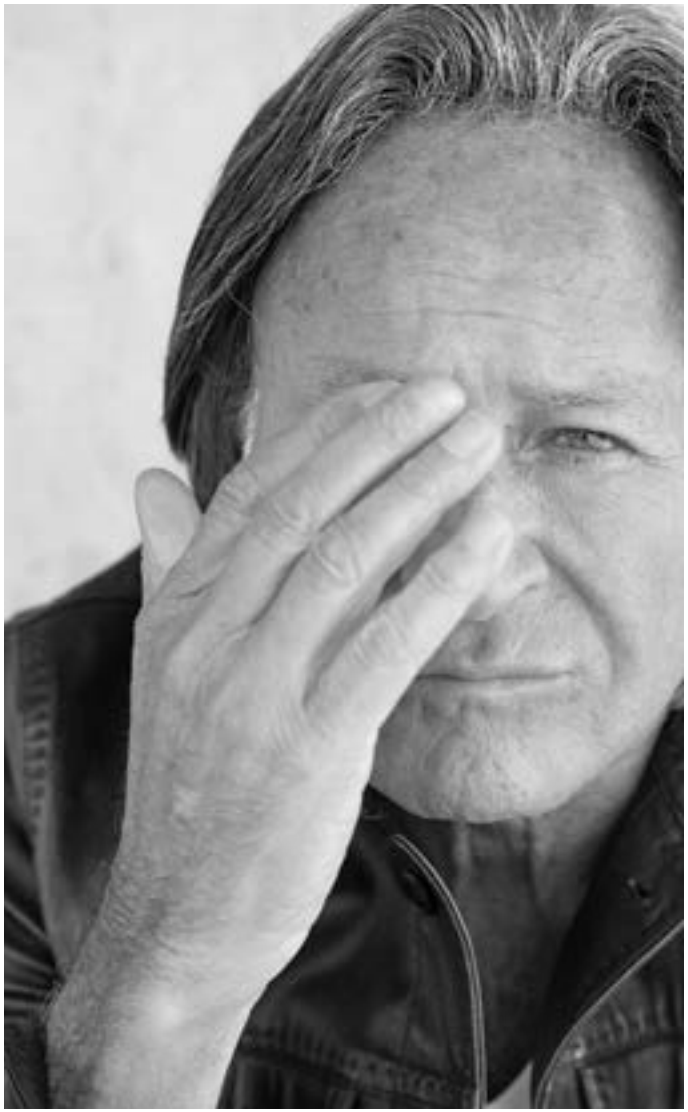
Hassan Morshedy
Chief Executive Officers

Nour Morshedy
Chief Executive Officers

THEARCHITECTS
MOHAMEDHADID

For over 30 years, Hadid Development and Mohamed Hadid have of-fered unsurpassed vision and development acumen to the world. From his beginnings in Washington, D.C. developing and building unique of-fice developments, residential developments and Ritz Carlton Hotels in Washington, New York, Aspen and Houston, Hadid expanded his work to redefine exquisite estates in Aspen, Mexico, and now Beverly Hills.

Focusing on projects considered by many to be insurmountable, Had-id's insight coupled with his fusion of business desire, elegance, per-fection, and the belief in stretching the realm of possibility,has led to his creations.



THEARCHITECTS
VAN DER PAS

VDP Design is an Spanish Design Studio that specializes in creating ex-ceptional spaces for the Commercial market. Principals, Graham Van Der Pas and Doug Van Der Pas, are the vision, talent and names behind VDP.Together, they have worked on a multitude of residential, hotel and com-mercial projects

with developers throughout Asia, Europe, Africa, Rus-sia, North America and the Middle East. VDP has been a concept creator of projects for Marcel Wanders and Philippe Starck's YOO in Hong Kong, Spain, Egypt, USA and Germany.

Through close and intuitive consultation with the client, VDP delivers expertise in spatial design and marketing material to meet the unique demands of every project. "We aim to help our developer clients compete successfully in the prop-erty marketplace, by providing excellence in spatial design."

VAN DER PAS

AN ALL YEAR ROUND COASTAL CITY
ZAHRA

Zahra is a megaresidential, touristic and hospitality development by Memaar Al Morshedy located at KM 124 on Egypt's North Coast.
It has both a unique and convenient location, the project is set to become a landmark development, capitalizing on the many rewards this setting has to offer; including a mild climate abundant sunshine and a refreshing sea breeze. It features a variety of finished and semi-finished units of different areas; ranging from villas, to chalets, townhouses and twin houses – all with exceptional water views and distinctive internal designs. A vibrant commercial and entertainment strip anchors the development and contains a downtown area overlooking the main external thoroughfare, for quick and easy access.

The multiple zones of the project are interconnected by a network of spacious main roads and secondary routes, making all areas easily accessible and well connected.
Ground units boasts private gardens, whereas upper units enjoy a roof terrace, with all units being built on the concept of platforms and terraces.
Numerous peripheral access points are available exclusively for residents, so that they may enjoy quick
and convenient access to their respective units at all times.vv

FACTS

FACILITIES

- shopping malls
- gym and fitness
- spa and wellness
- food & beverage outlets
- swimming pools
- hotels and boutique hotels
- lagoons
- playgrounds
- jogging lanes
- cabanas and decks
- bike roots

PROJECT OVERVIEW

LOCATION & MASTERPLAN

LOCATION

PRIME LOCATION IN THE GOLDEN SQUARE
NEXT TO NEW ALAMEIN HACIENDA BAY AND MARASSI

Along the Alamein coastline and at the center of all Sahel's hustle and bustle, Zahra is located -10minutes away from New Alamien, beside Hacienda Bay.

With an optimum location, several accessibility points and a series of endless entertainment as well as commercial areas, Zahra is destined to become Sahel's latest hub, while, simultaneously maintaining the exclusivity and privacy Memaar Al-Morshedy is renowned for.

MASTERPLAN

With a streamlined, modern design of international caliber, Zahra's residences are gated communities within that offer our homeowners a level of convenience and privacy that cannot be experienced elsewhere. Units include chalets, cabanas, bungalows and penthouses; all tailor-designed to meet a high standard of fine-living and luxury.

WHEN THE BEACHES YOUR FRONT YARD

whether it is yoga on the beach or weightlifting at the gym, residents will discover that our facilities are well equipped for their preferred physical activity

FAMILY ACTIVITIES

Zahra brings the best in class family amenities that have never been seen before in the region engaging families in a fun and safe surrounding.

STAY FIT AT ZAHRA

Now at Zahra, an exclusive Sports Club with state-of the art equipment is at the disposal of our residents to workout, train and stay in shape.

Homeowners can remain in shape by going for a jog in the early morning or riding their bicycles along the many branched jogging and cycling lanes of Zahra.

Enjoy a wide variety of restaurants bringing in cuisines from different parts of the world, located only a few minutes away from the comfort of your home.
Clients can relish their warm meals while admiring the beautiful scenery of azure-blue fjords and clear indigo skies.

At Zahra, a clubhouse of an area of 7.5 acres that is only accessible to residents awaits our homeowners for an unforgettable experience.

COMMERCIAL AREAS

The all year round area connects two commercial areas as well as a 100.000m2 entertainment hub.

The commercial areas comprise a broad assortment of shops and brands selected to cater to the needs of our homeowners.

Enjoy a first-class shopping experience at any of the many outlets clustered around the Downtown area.

NORTHED

COPA
AÇAÍ
BTB

WHAT THE CRUST
COPA
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Sauce
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NORTHED

Live outside

ZAHRA

ZAHRA
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MEMAAR
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