



HYDE PARK  
NEW CAIRO

STANDALONE VILLAS

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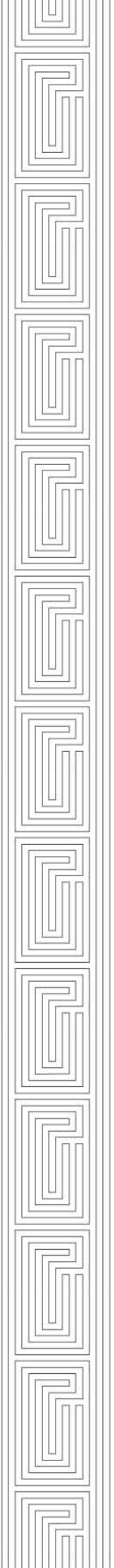
TYPES E & D

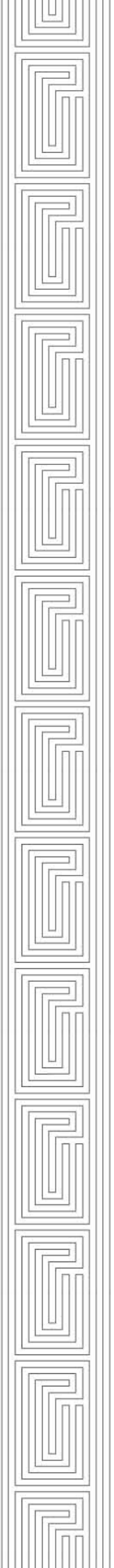
...THERE ARE MANY INTRICATE SHADES TO THE HUMAN SPIRIT THAT ENLIGHTEN OUR UNIQUE JOURNEY THROUGH LIFE, CONSTANTLY CHANGING WHO WE ARE, BEAUTIFULLY DEFINING WHAT WE BECOME. AT HYDE PARK, WE CAPTURE THIS INSPIRATION THROUGH WORLD-CLASS ARCHITECTURE, DILIGENTLY THOUGHT-OUT DESIGN AND GREEN SPACE AS FAR AS THE EYE CAN SEE, THAT WE BELIEVE REFLECTS A LITTLE OF YOU. ALLOW US TO TAKE YOU ON OUR JOURNEY.

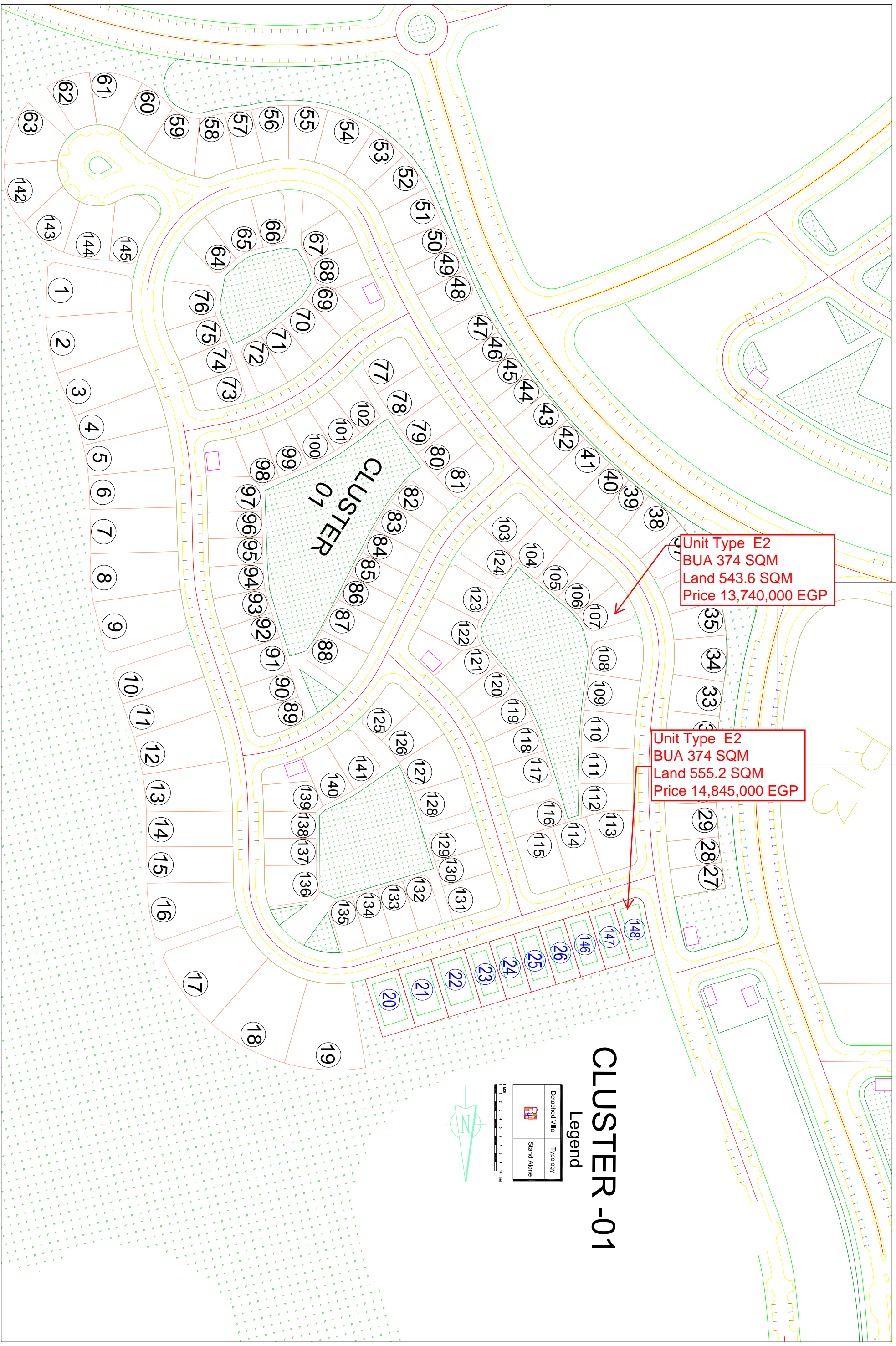
#### MASTERPLAN

Hyde Park has made its home across 6 million square metres in the heart of vibrant New Cairo, flaunting not just its size of acreage, but rather the quality of spaces, designs, landscape and facilities. As one of the largest mixed-use developments in East Cairo, Hyde Park redefines modern-day living standards and introduces new concepts of integrated communities that are nestled within Mother Nature.

Hyde Park is strategically located in the most thriving location in New Cairo, overlooking, both, Road 90 and the New Ring Road. AUC is just around the corner and Cairo International Airport is a short 20-minute drive away. Just like its residents, who seek to find inner peace in a constantly moving world, Hyde Park is within proximity of the city's bustling streets, yet retains an aura of tranquillity for its homeowners to retire to at the end of the day.







Unit Type E2  
 BUA 374 SQM  
 Land 543.6 SQM  
 Price 13,740,000 EGP

Unit Type E2  
 BUA 374 SQM  
 Land 555.2 SQM  
 Price 14,845,000 EGP

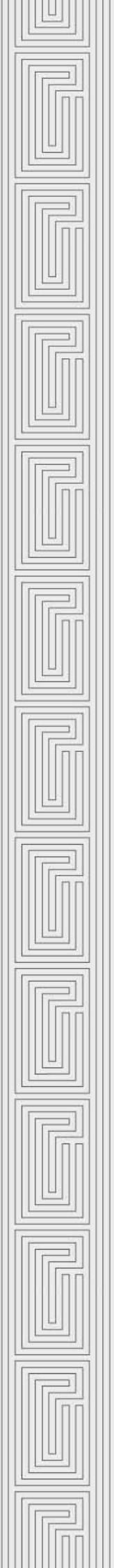
# CLUSTER-01

## Legend

Detached Villa	Typology
	Stand Alone



FR13



# VILLA E2

## GROUND FLOOR | STAND ALONE VILLA

TOTAL BUILT UP AREA: 374 M<sup>2</sup>

GROUND FLOOR AREA: 163.25 M<sup>2</sup>



### DISCLAIMER:

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**FIRST FLOOR LEVEL | STAND ALONE VILLA**

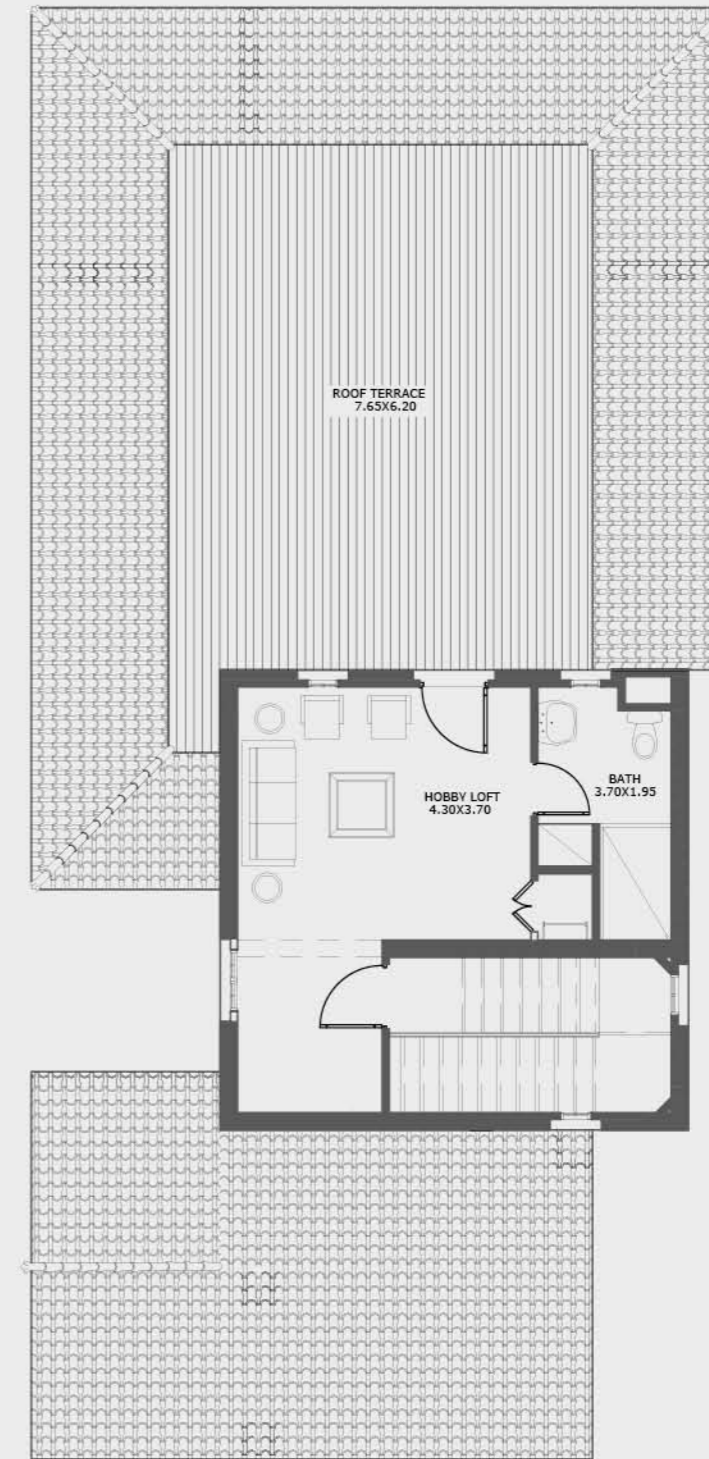
FIRST FLOOR AREA: 164.80 M<sup>2</sup>



**ROOF FLOOR | STAND ALONE VILLA**

ROOF FLOOR AREA: 47.5 M<sup>2</sup>

ROOF TERRACE AREA: 34.70 M<sup>2</sup>



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HYDE PARK  
NEW CAIRO

ROYAL VILLAS



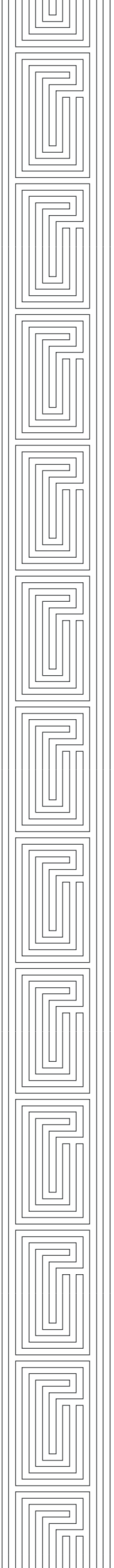
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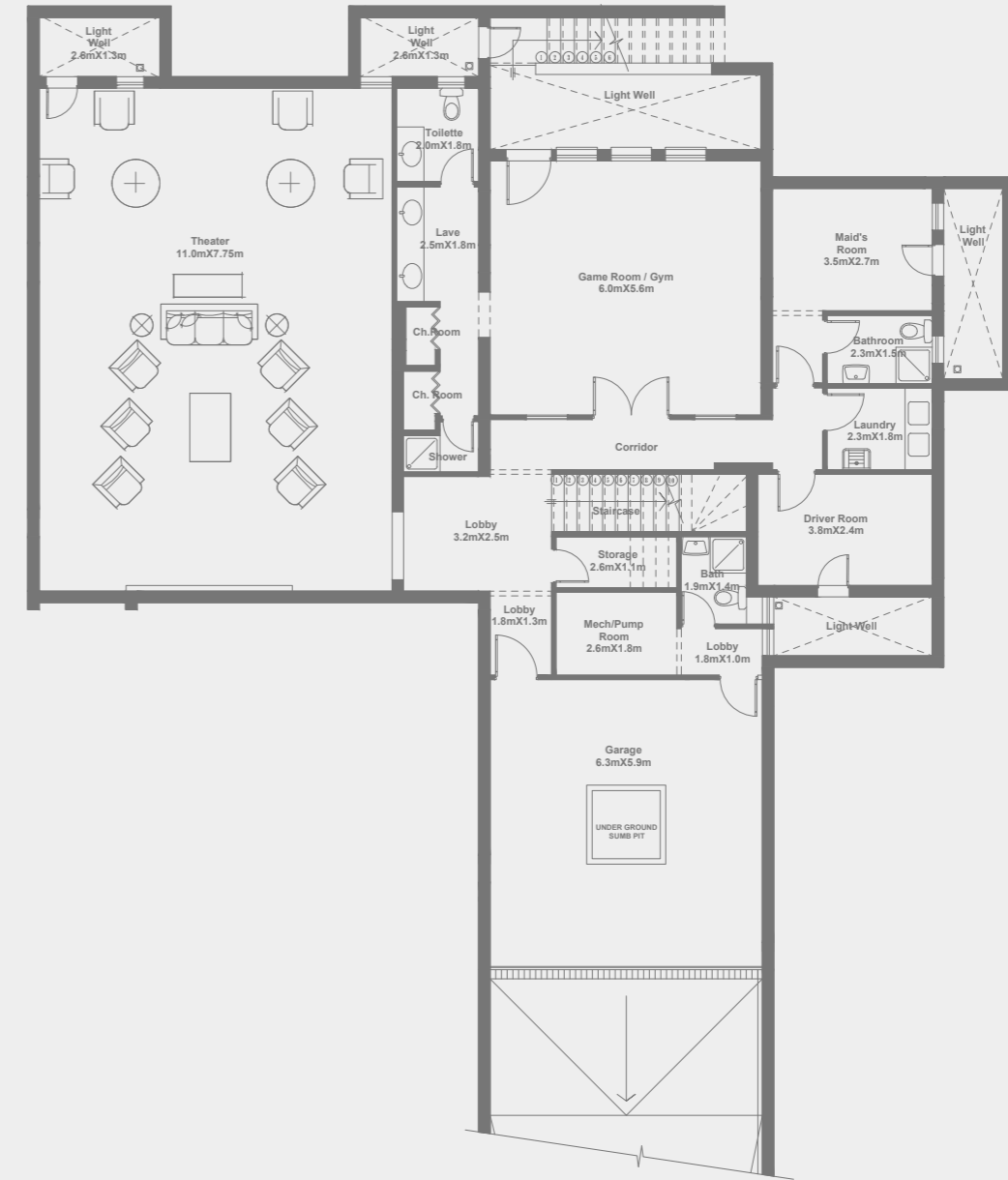
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 1311 M<sup>2</sup>  
BASEMENT FLOOR AREA: 308 M<sup>2</sup>

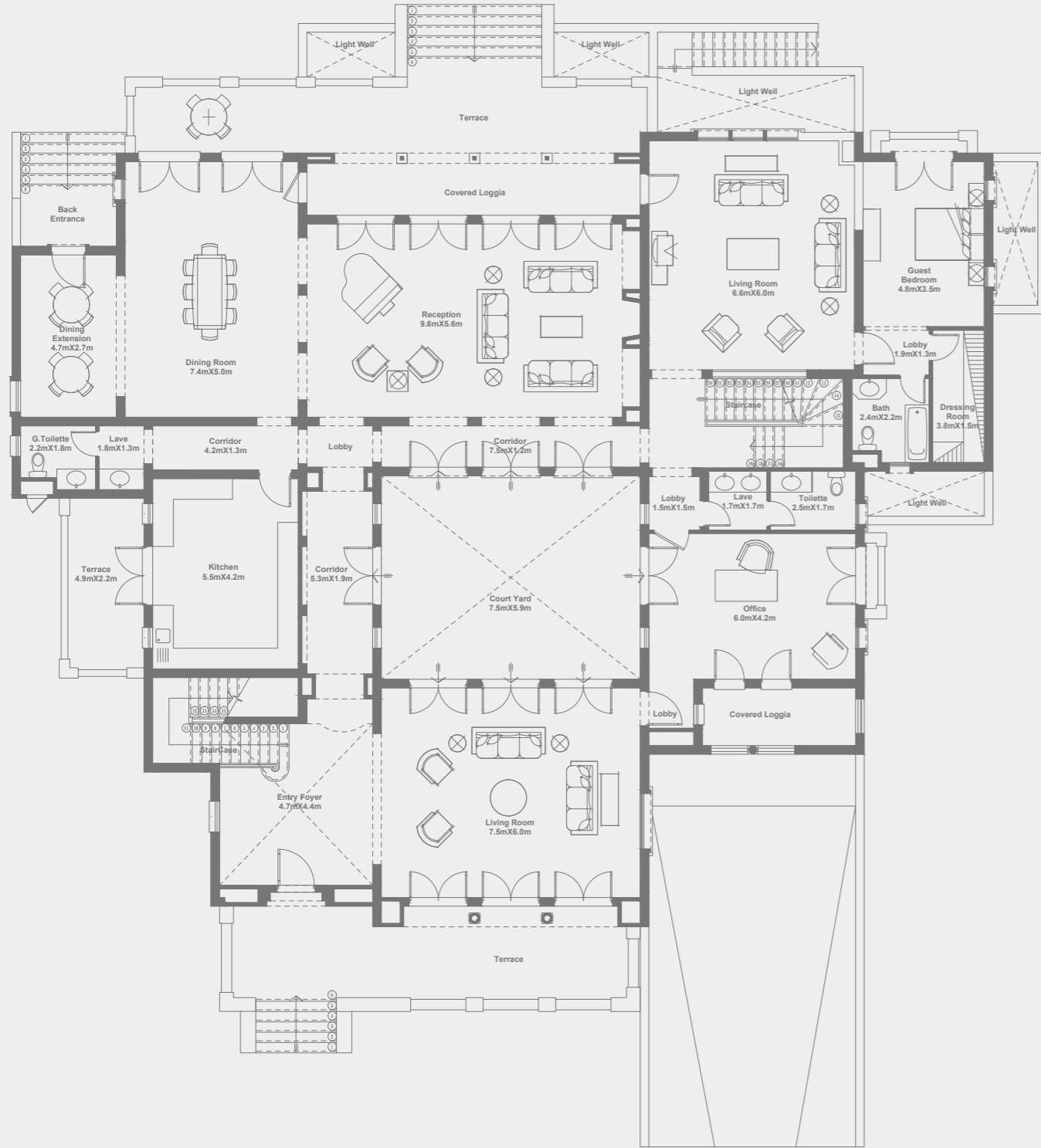
# VILLA A1



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**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1311 M<sup>2</sup>**  
**GROUND FLOOR AREA: 599 M<sup>2</sup>**

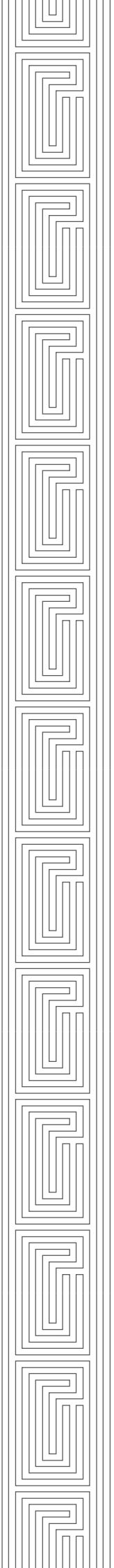


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**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1311 M<sup>2</sup>**  
**FIRST FLOOR AREA: 404 M<sup>2</sup>**



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STAND ALONE VILLA | TOTAL BUILT UP AREA: 1267.5 M<sup>2</sup>  
BASEMENT FLOOR AREA: 320 M<sup>2</sup>

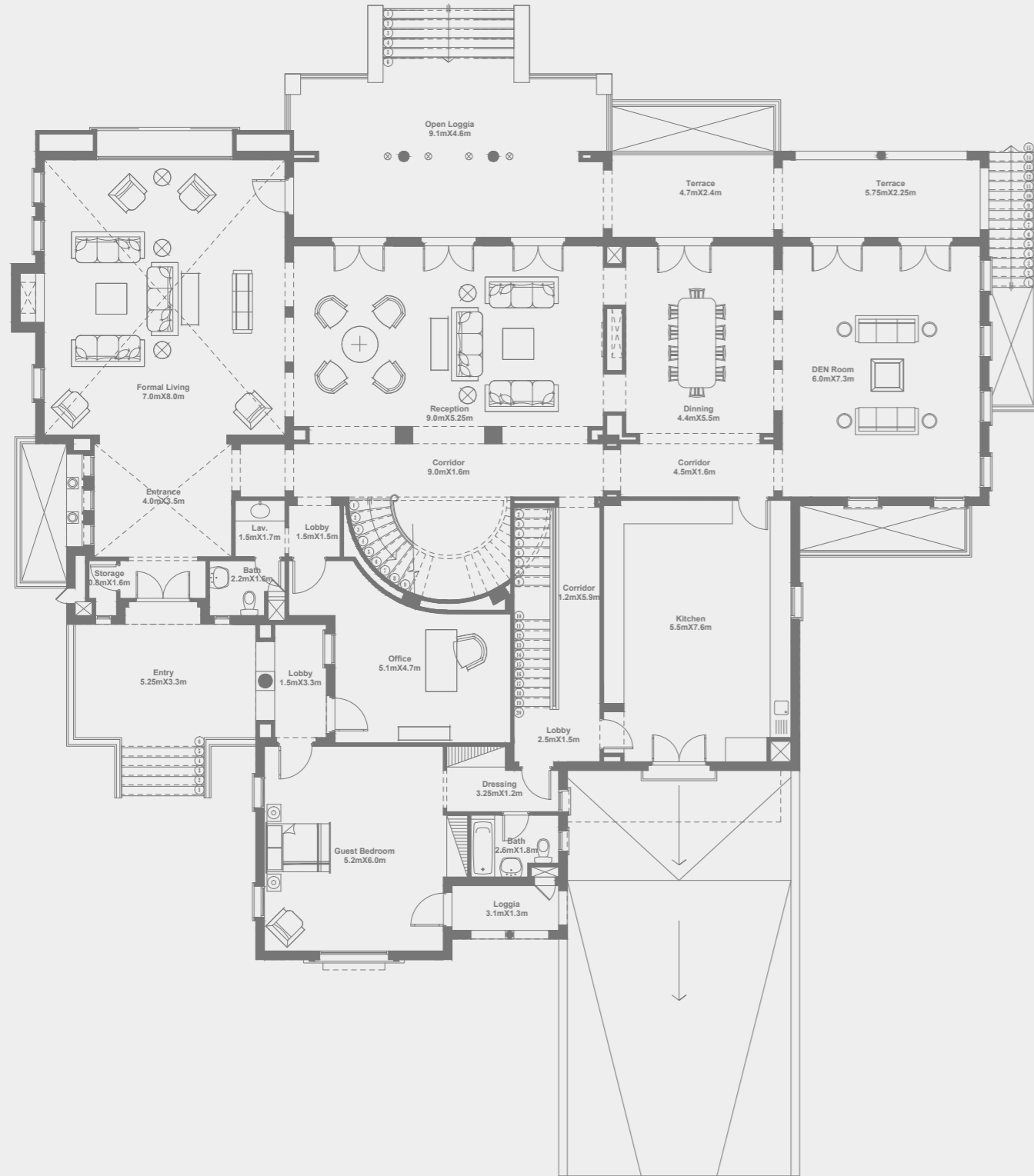
# VILLA A2



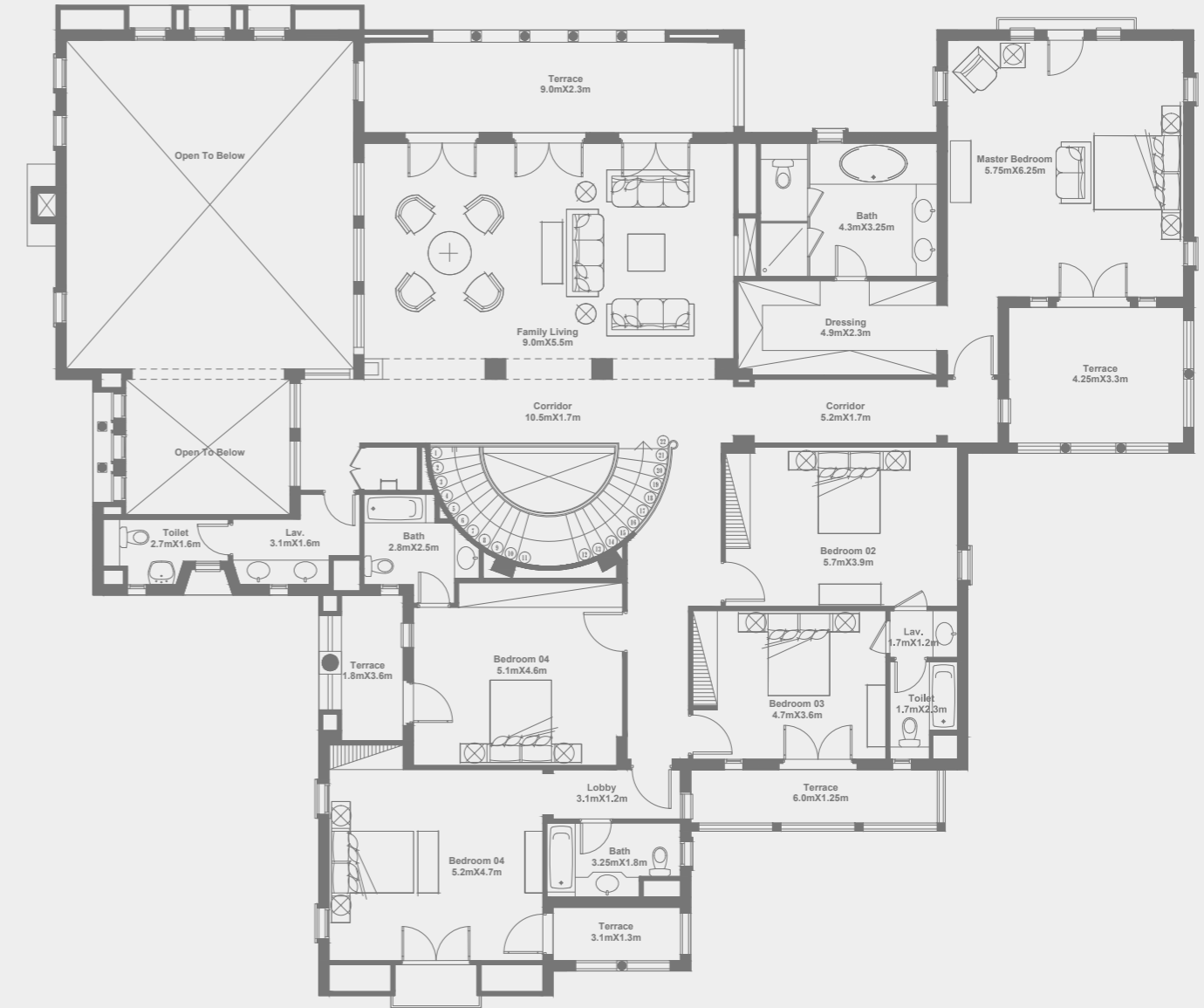
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**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1267.5 M<sup>2</sup>**  
 GROUND FLOOR AREA: 471.6 M<sup>2</sup>

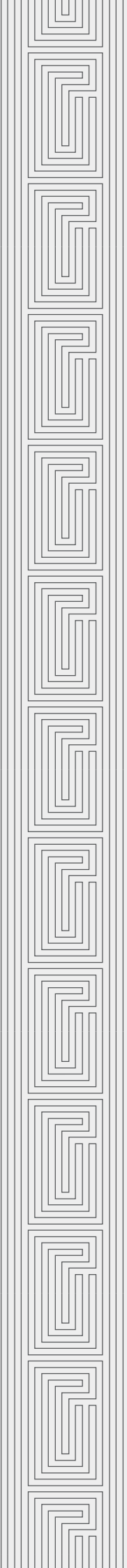


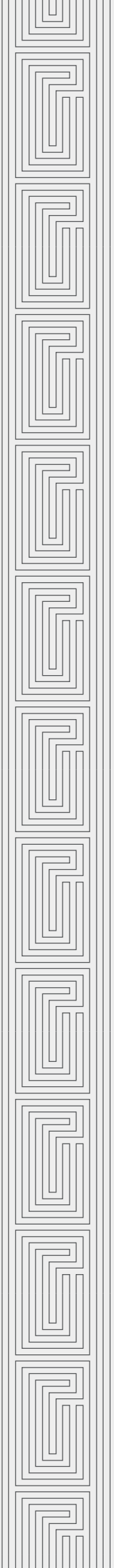
**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1267.5 M<sup>2</sup>**  
 FIRST FLOOR AREA: 475.9 M<sup>2</sup>



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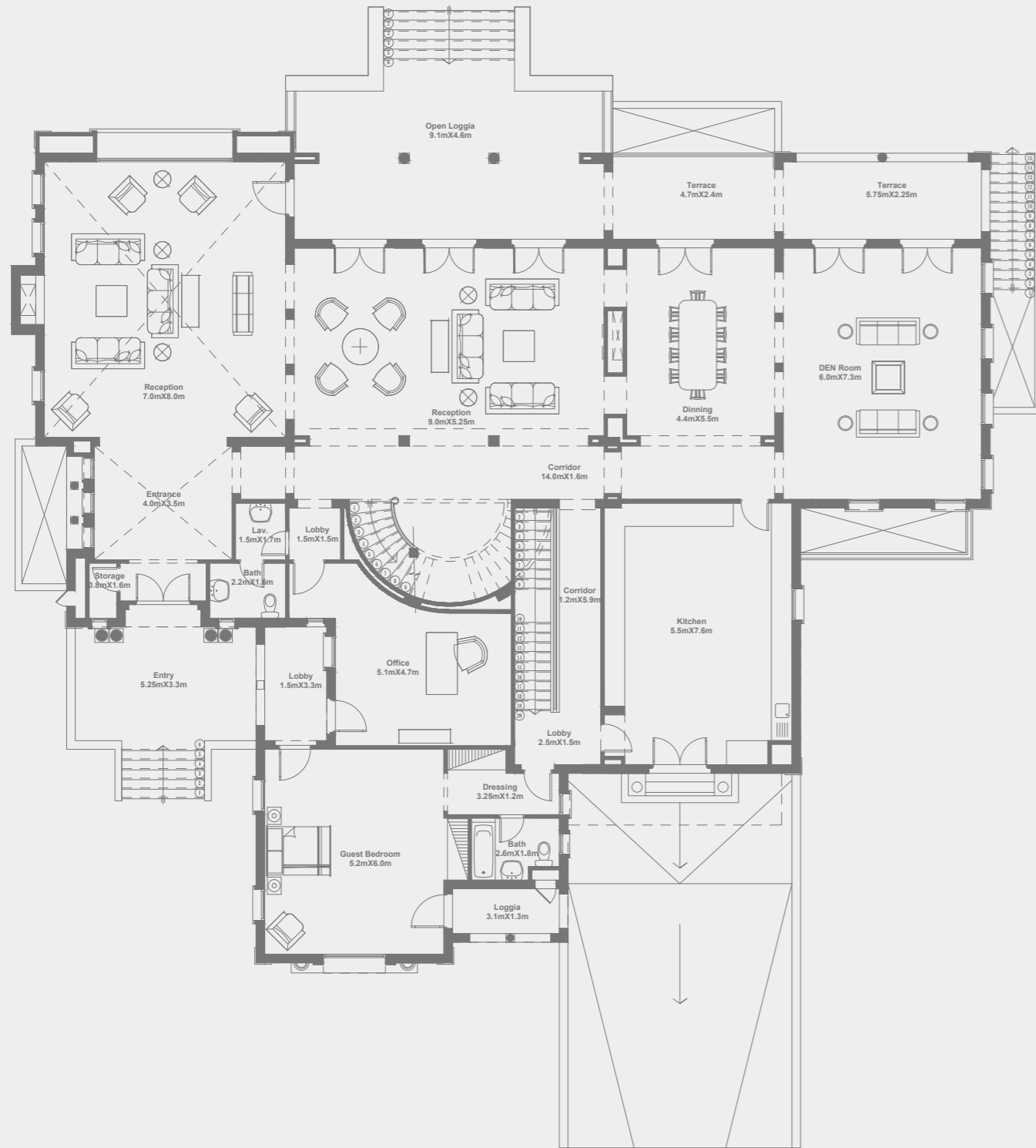




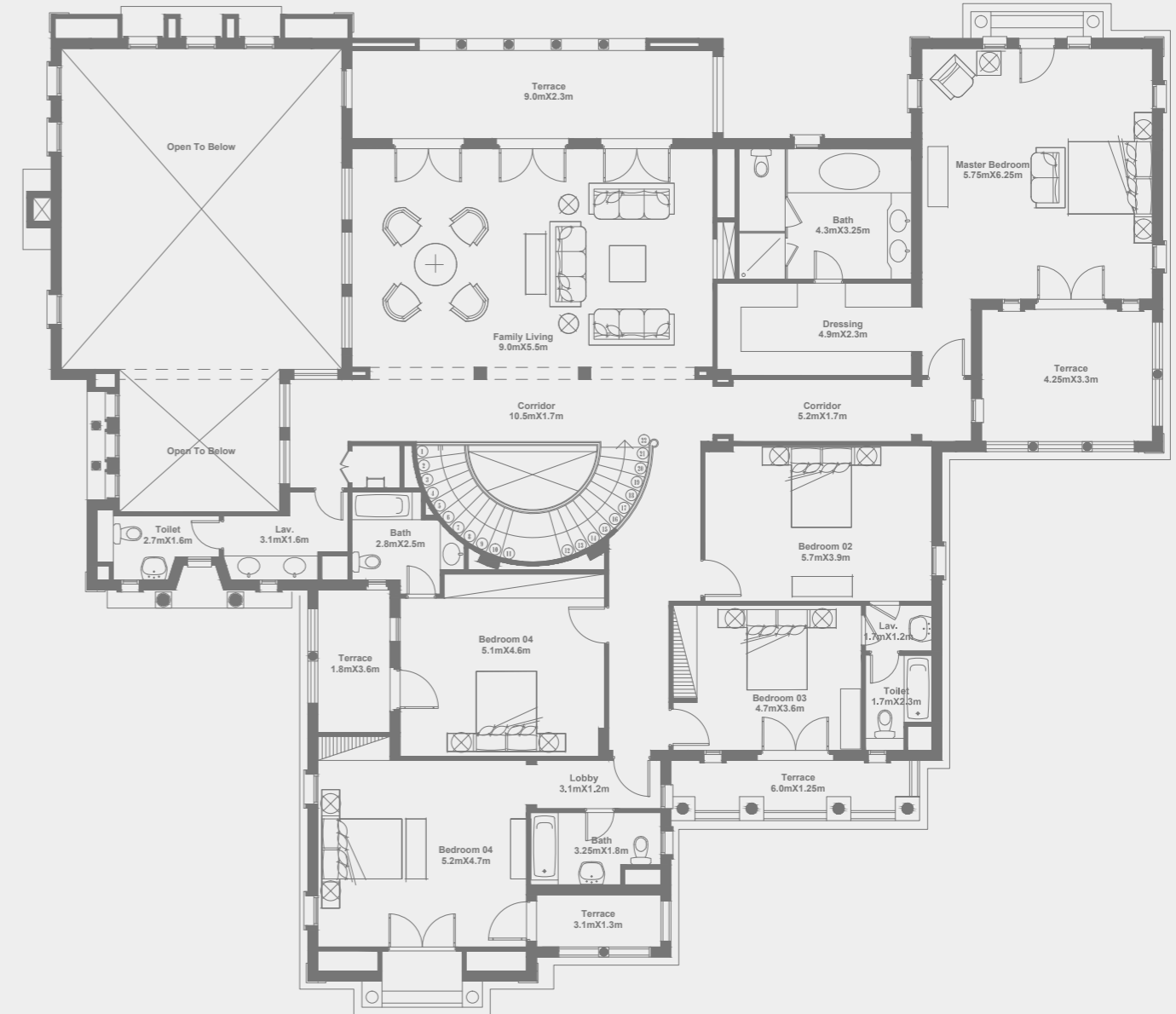




**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1267.5 M<sup>2</sup>**  
**GROUND FLOOR AREA: 471.6 M<sup>2</sup>**

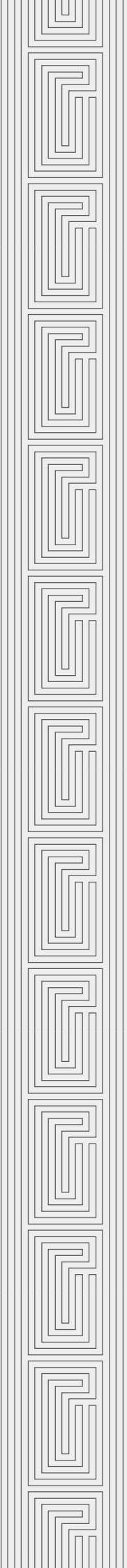


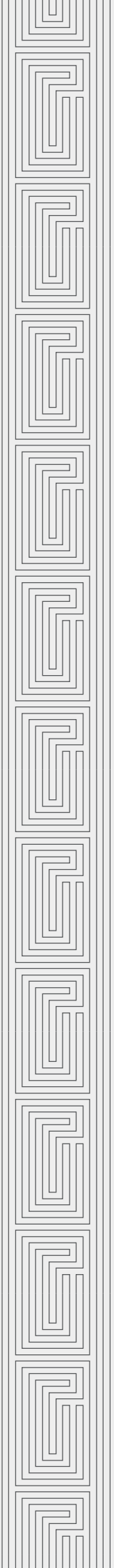
**STAND ALONE VILLA | TOTAL BUILT UP AREA: 1267.5 M<sup>2</sup>**  
**FIRST FLOOR AREA: 475.9 M<sup>2</sup>**



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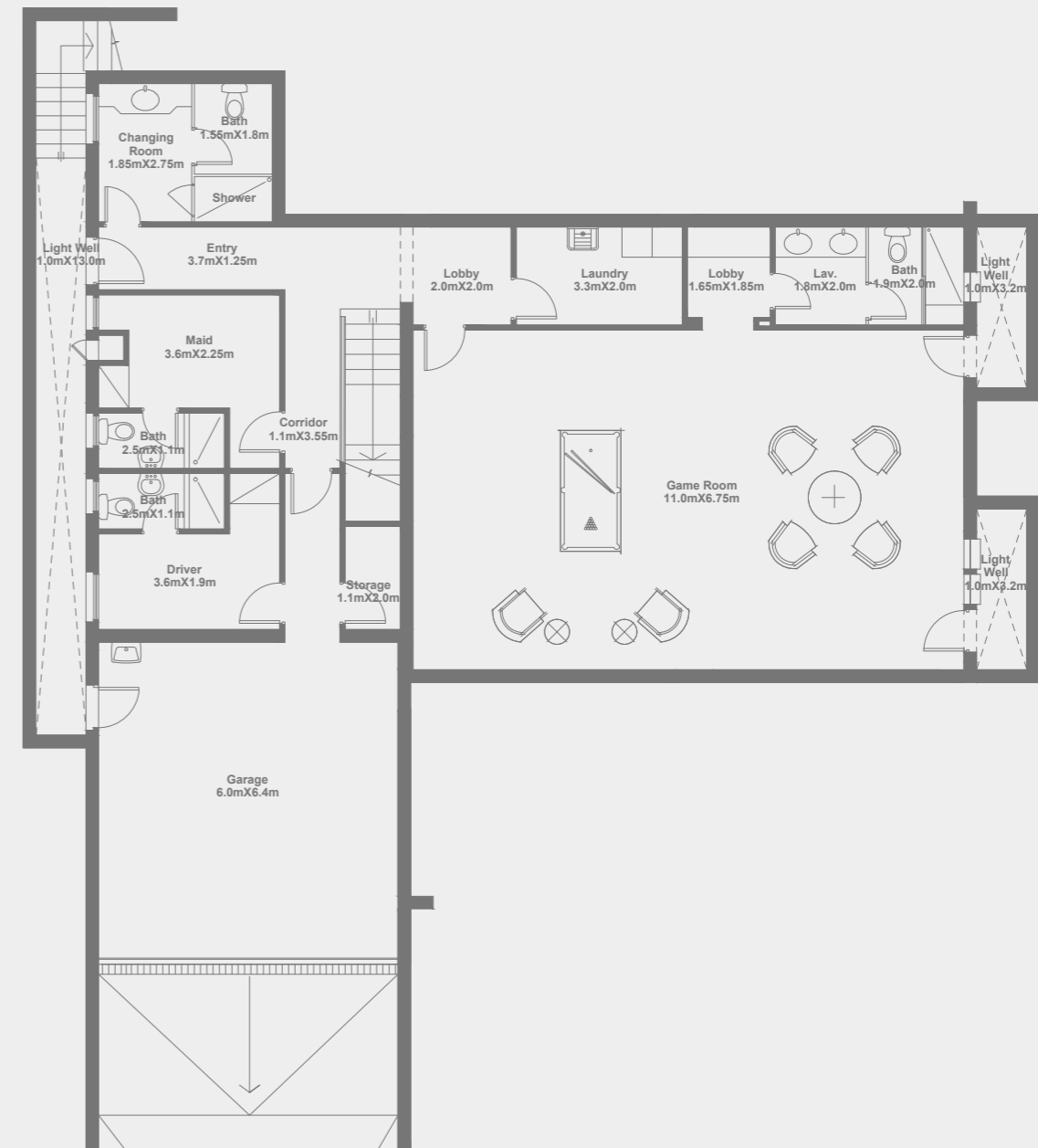
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 857 M<sup>2</sup>  
BASEMENT FLOOR AREA: 213 M<sup>2</sup>

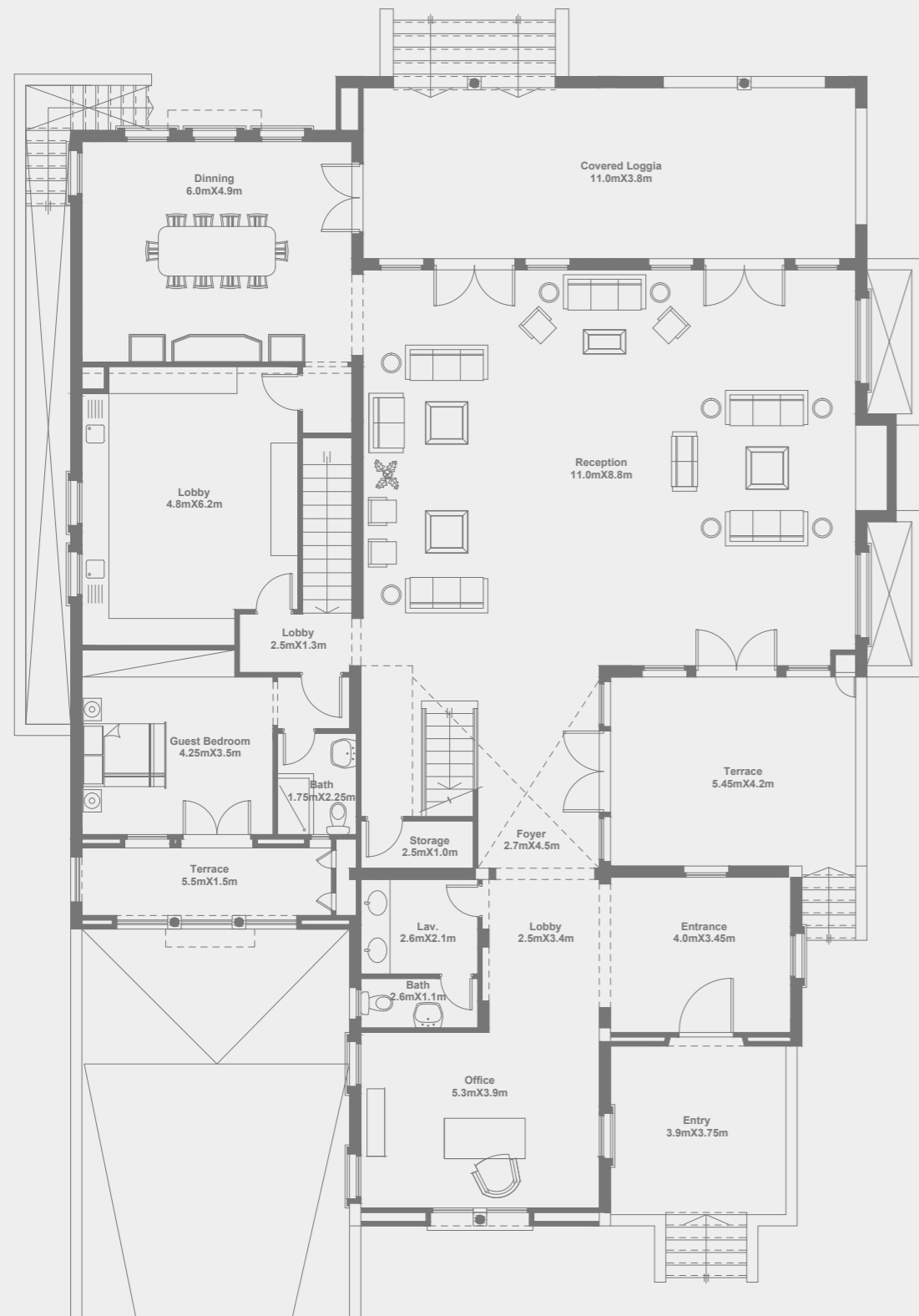
# VILLA B1



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STAND ALONE VILLA | TOTAL BUILT UP AREA: 857 M<sup>2</sup>  
GROUND FLOOR AREA: 353 M<sup>2</sup>

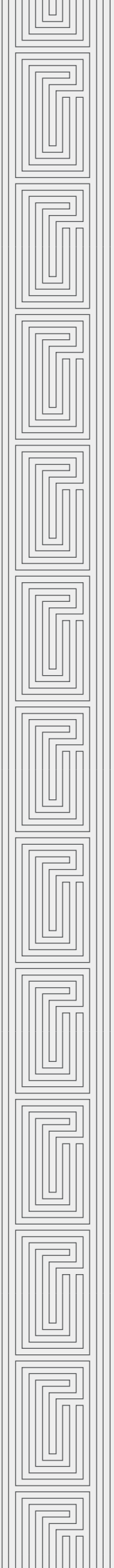


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STAND ALONE VILLA | TOTAL BUILT UP AREA: 857 M<sup>2</sup>  
FIRST FLOOR AREA: 291 M<sup>2</sup>



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STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>  
BASEMENT FLOOR AREA: 262.5 M<sup>2</sup>

# VILLA B2



**DISCLAIMER:**

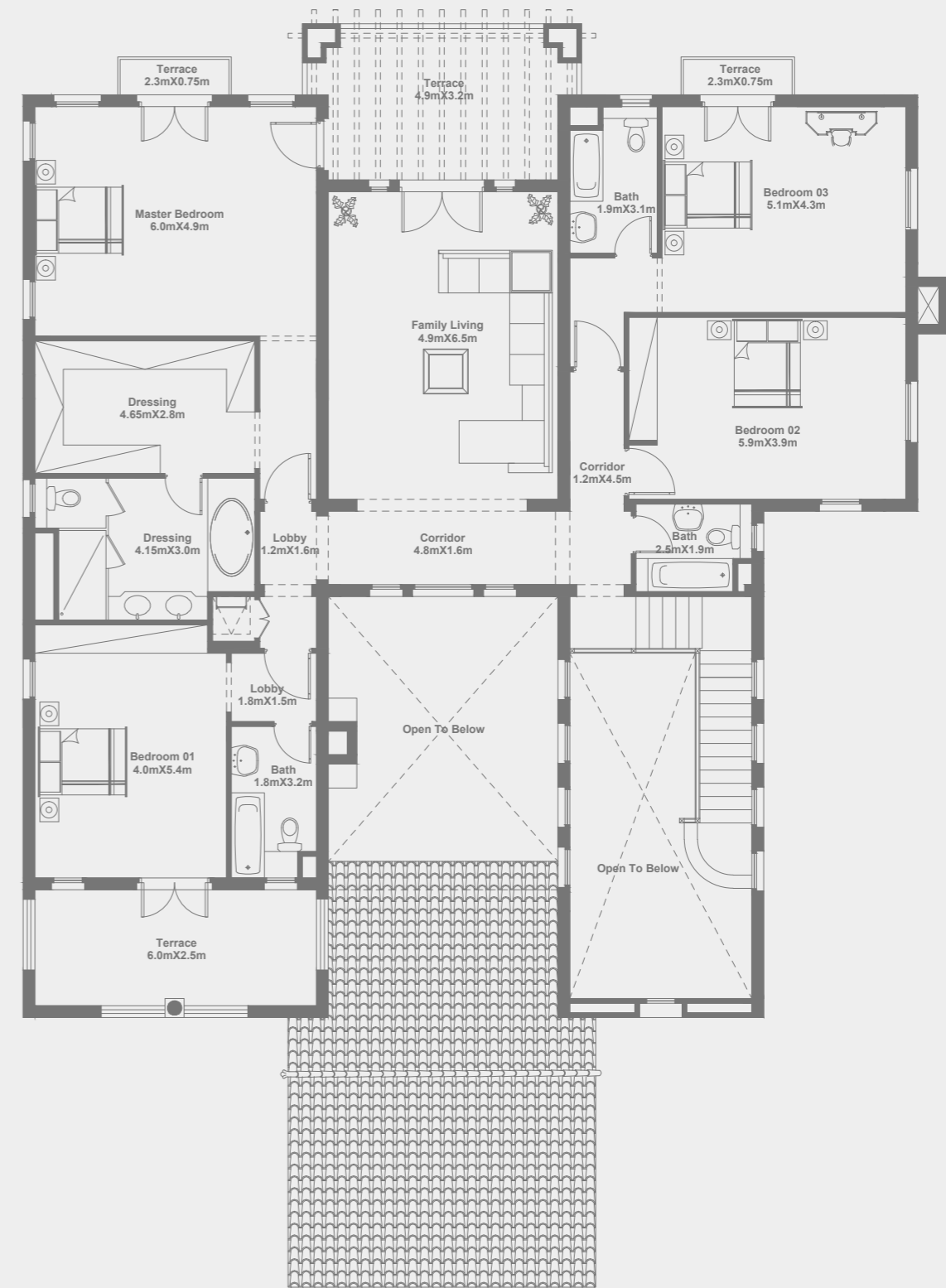
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>  
GROUND FLOOR AREA: 387.5 M<sup>2</sup>



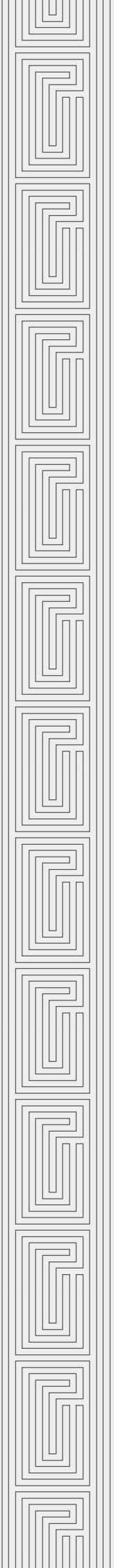
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>  
FIRST FLOOR AREA: 282 M<sup>2</sup>



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# VILLA B3

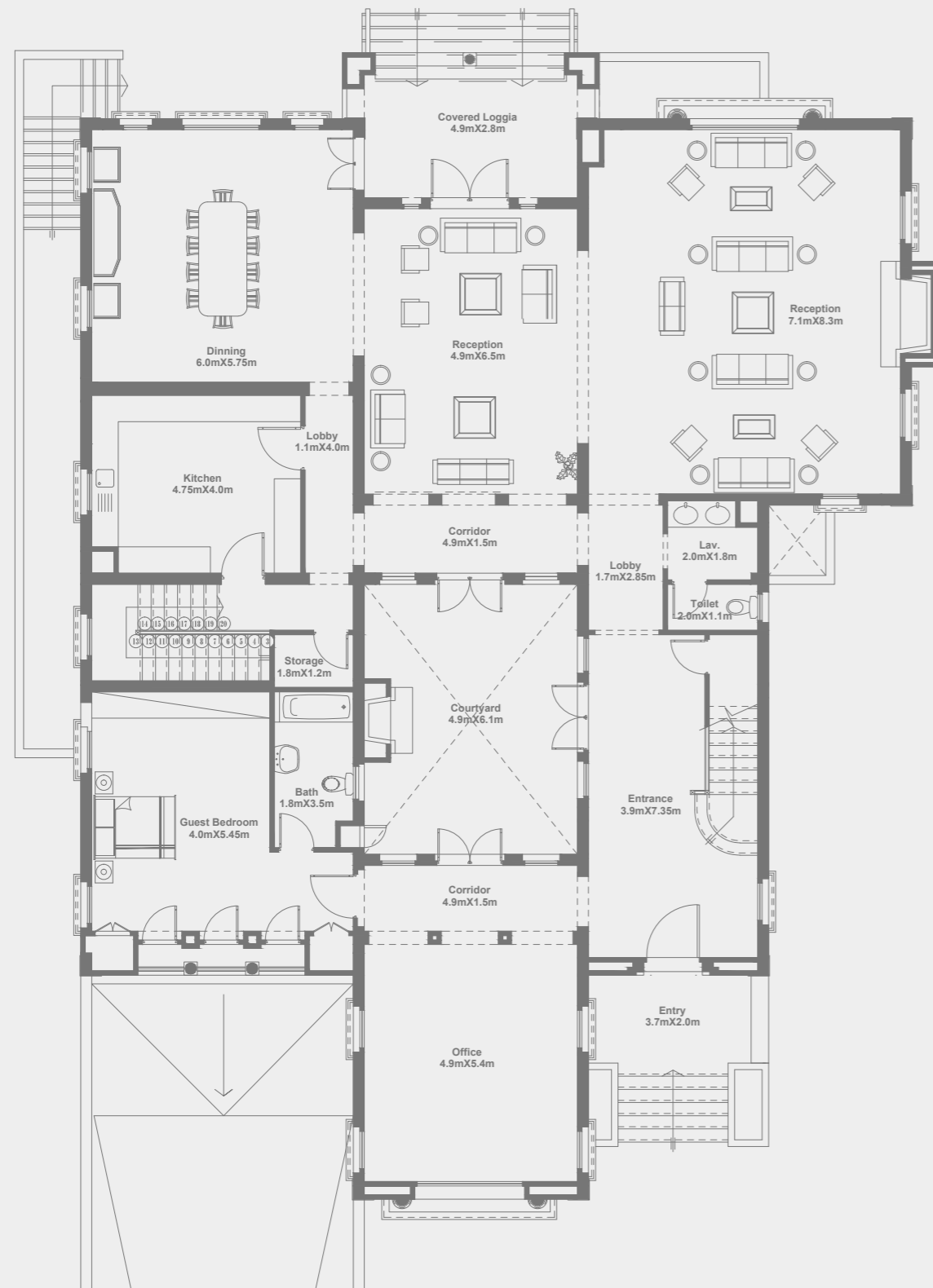
STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>  
BASEMENT FLOOR AREA: 262.5 M<sup>2</sup>



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**STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>**  
 GROUND FLOOR AREA: 387.5 M<sup>2</sup>

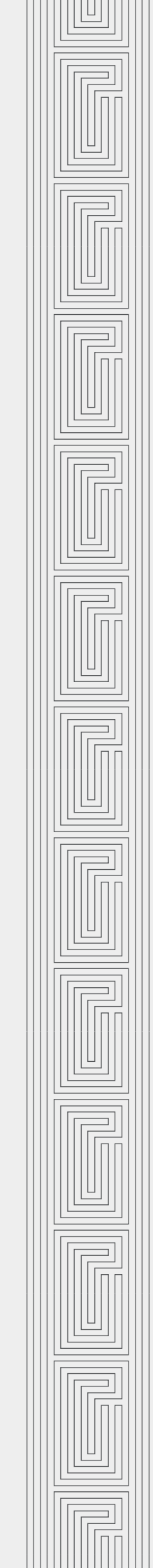


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**STAND ALONE VILLA | TOTAL BUILT UP AREA: 932 M<sup>2</sup>**  
 FIRST FLOOR AREA: 282 M<sup>2</sup>



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STAND ALONE VILLA | TOTAL BUILT UP AREA: 690.8 M<sup>2</sup>  
GROUND FLOOR AREA: 317 M<sup>2</sup>

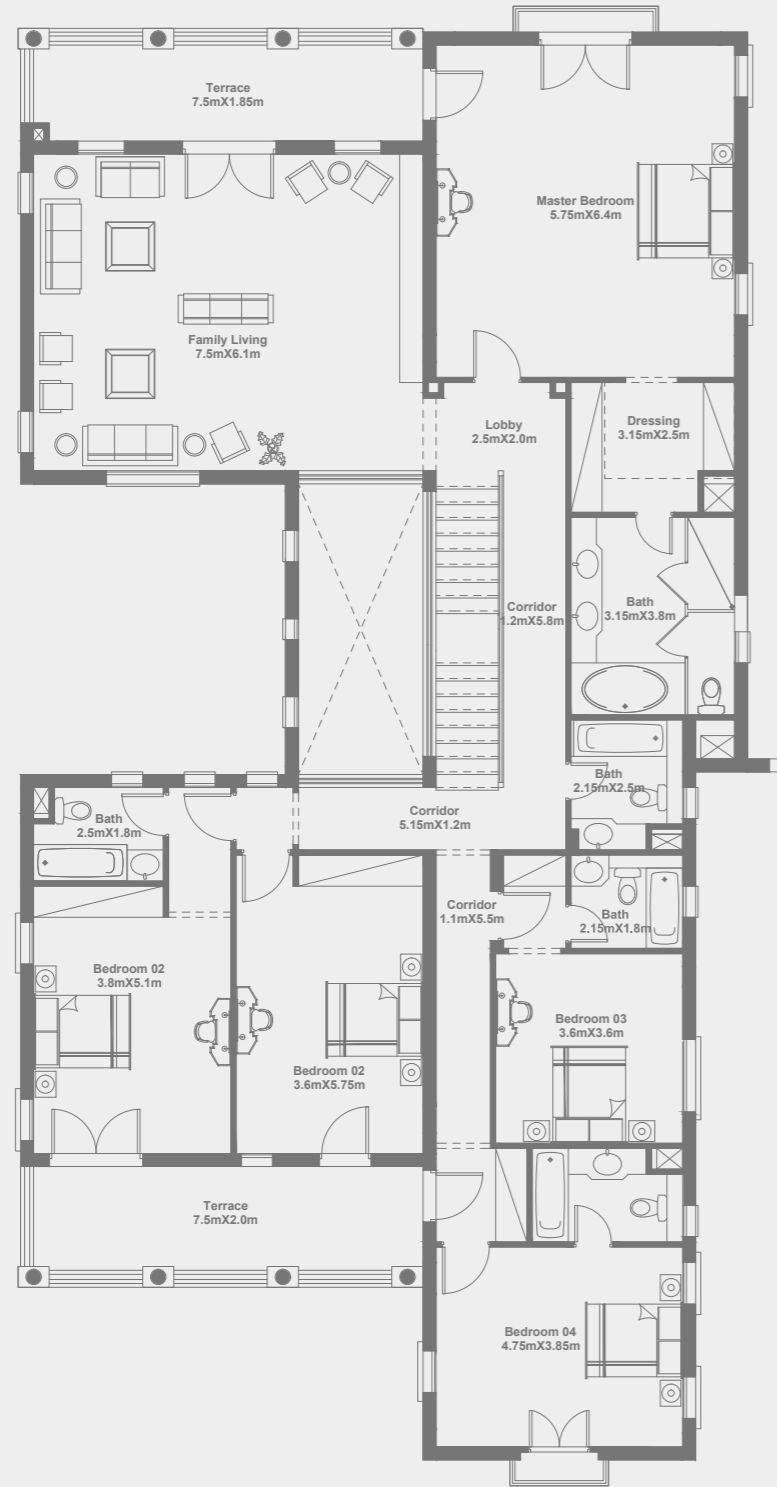
# VILLA C1



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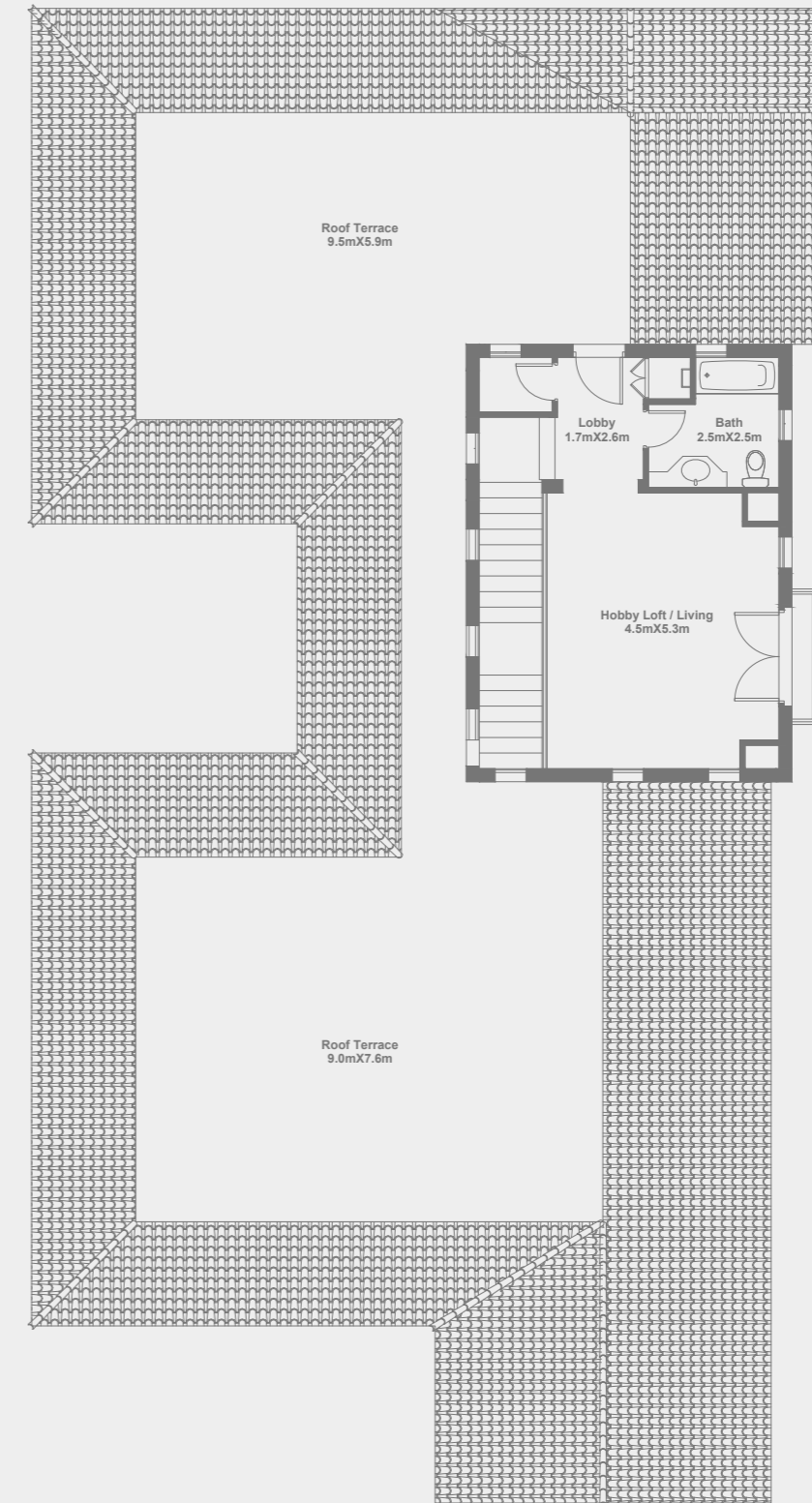
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 690.8 M<sup>2</sup>  
FIRST FLOOR AREA: 320.4 M<sup>2</sup>

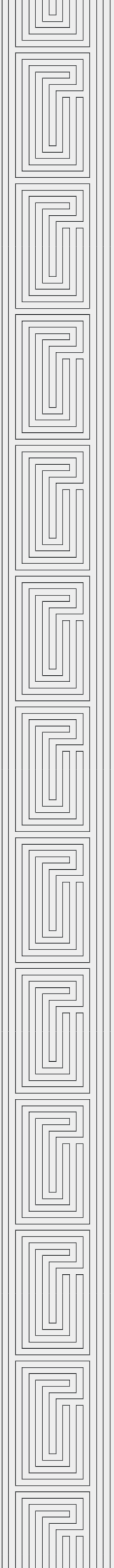


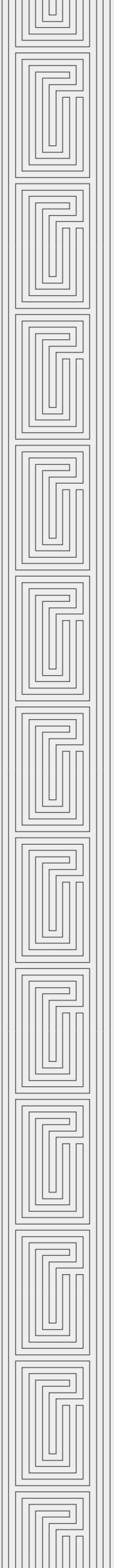
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 690.8 M<sup>2</sup>  
ROOF FLOOR AREA: 53.4 M<sup>2</sup>



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# VILLA C2

STAND ALONE VILLA | TOTAL BUILT UP AREA: 682.5 M<sup>2</sup>  
GROUND FLOOR AREA: 313.5 M<sup>2</sup>

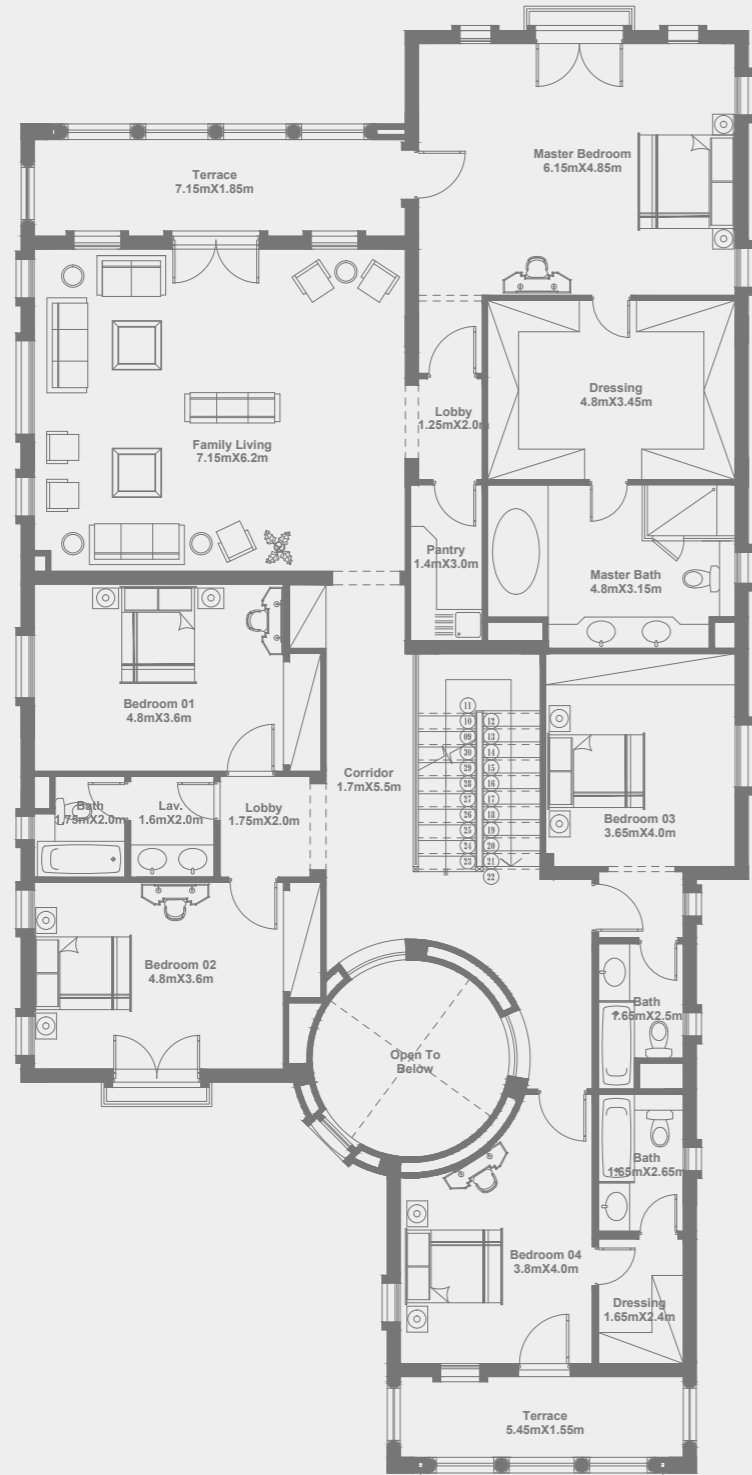


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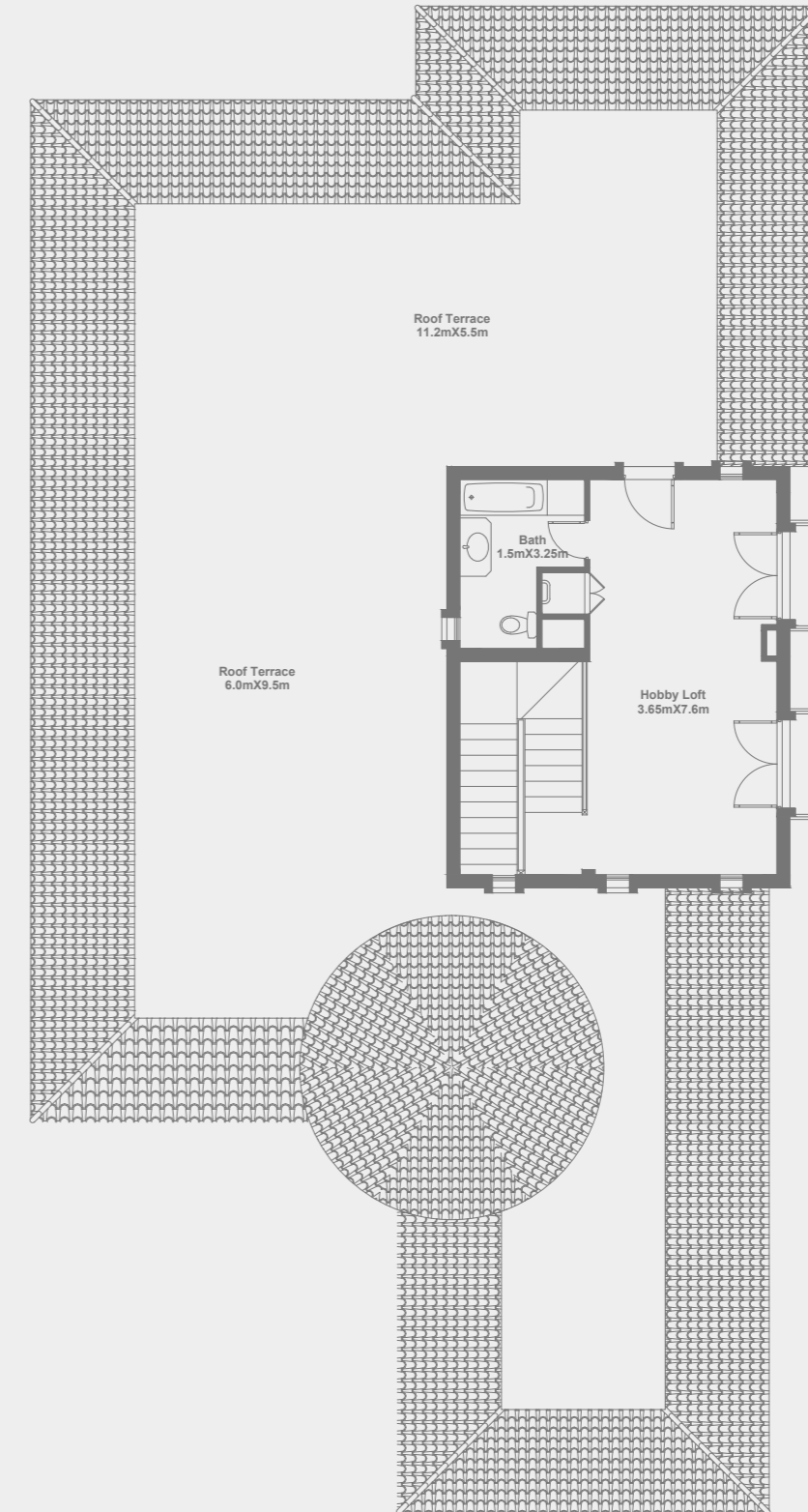


STAND ALONE VILLA | TOTAL BUILT UP AREA: 682.5 M<sup>2</sup>  
FIRST FLOOR AREA: 313.5 M<sup>2</sup>

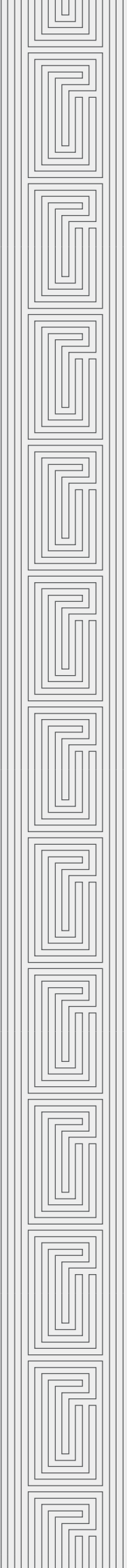


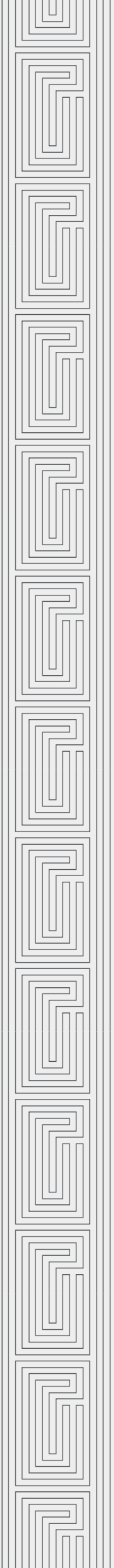
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 682.5 M<sup>2</sup>  
ROOF FLOOR AREA: 55.5 M<sup>2</sup>



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# VILLA C3

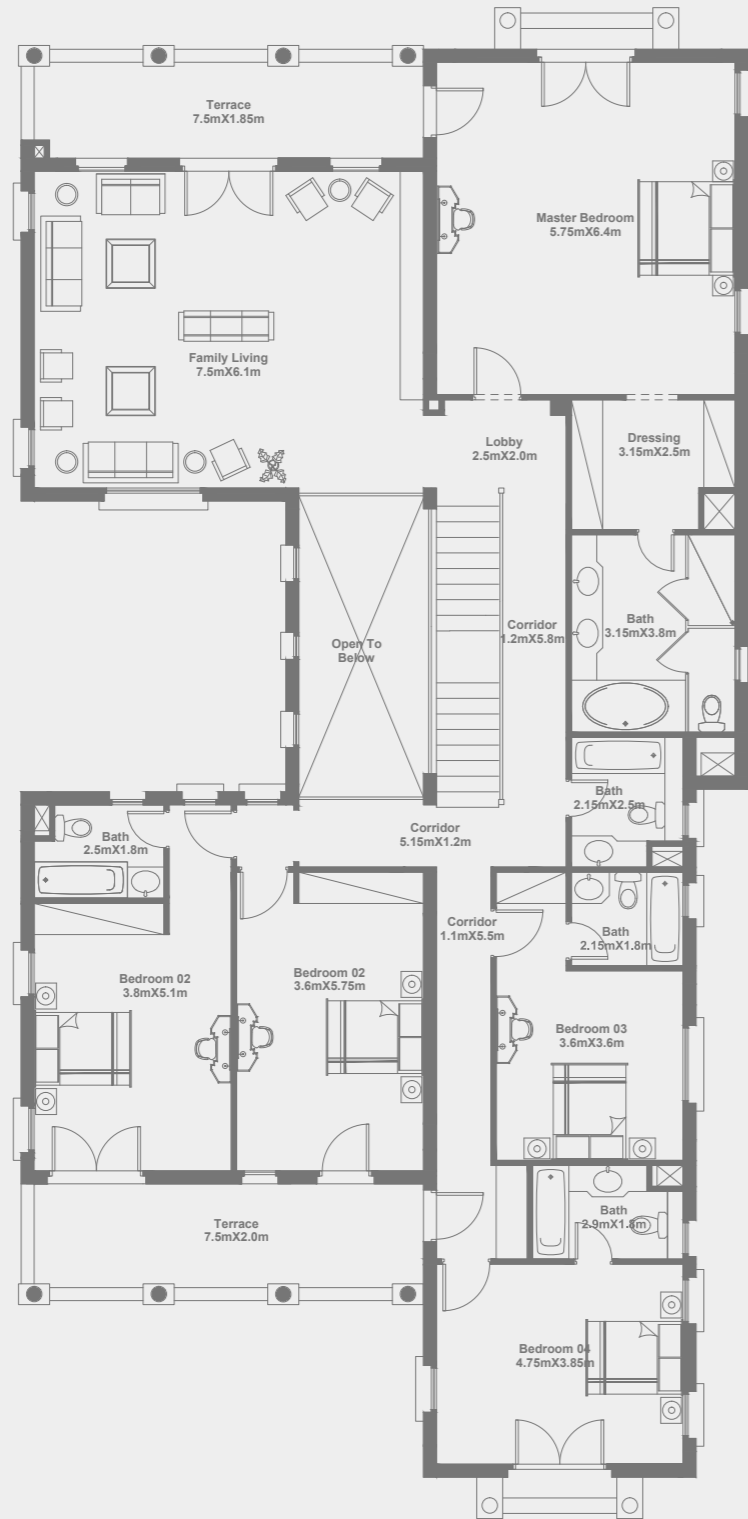
STAND ALONE VILLA | TOTAL BUILT UP AREA: 688 M<sup>2</sup>  
GROUND FLOOR AREA: 316.7 M<sup>2</sup>



**DISCLAIMER:**

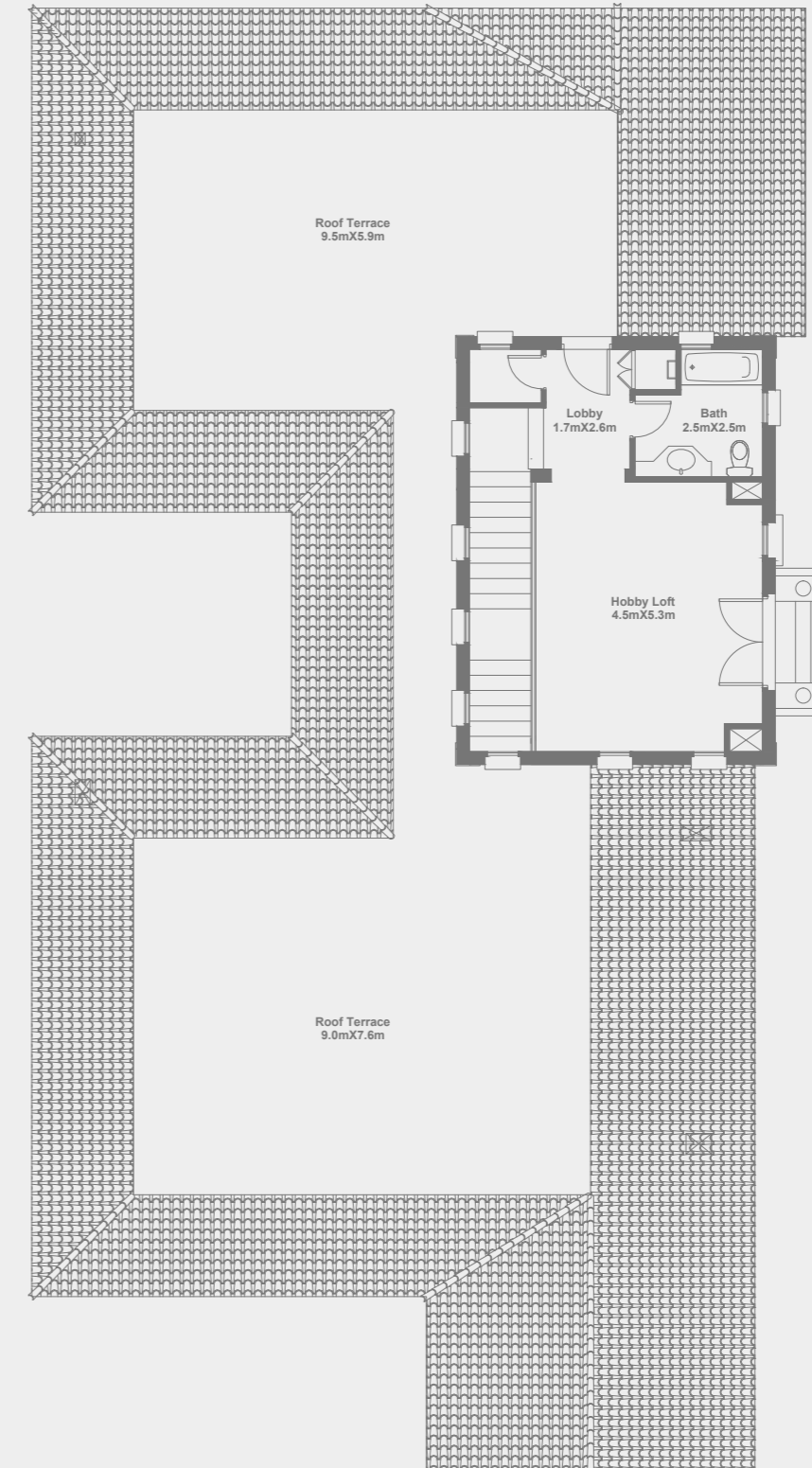
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 688 M<sup>2</sup>  
FIRST FLOOR AREA: 316.7 M<sup>2</sup>

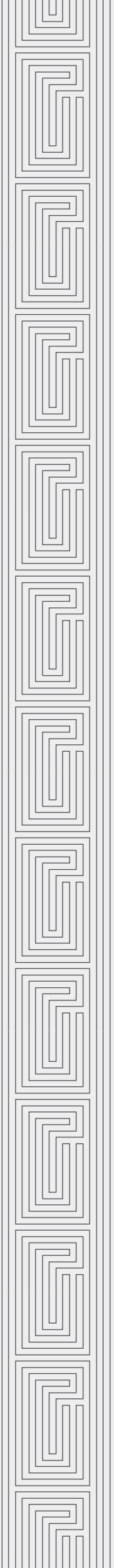


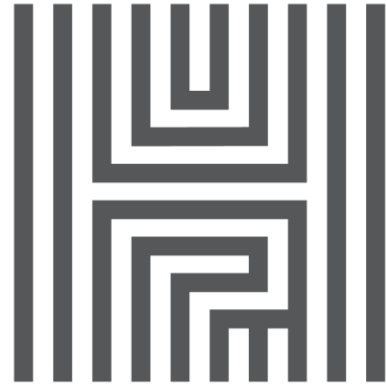
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STAND ALONE VILLA | TOTAL BUILT UP AREA: 688 M<sup>2</sup>  
ROOF FLOOR AREA: 54.6 M<sup>2</sup>



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HYDE PARK

NEW CAIRO

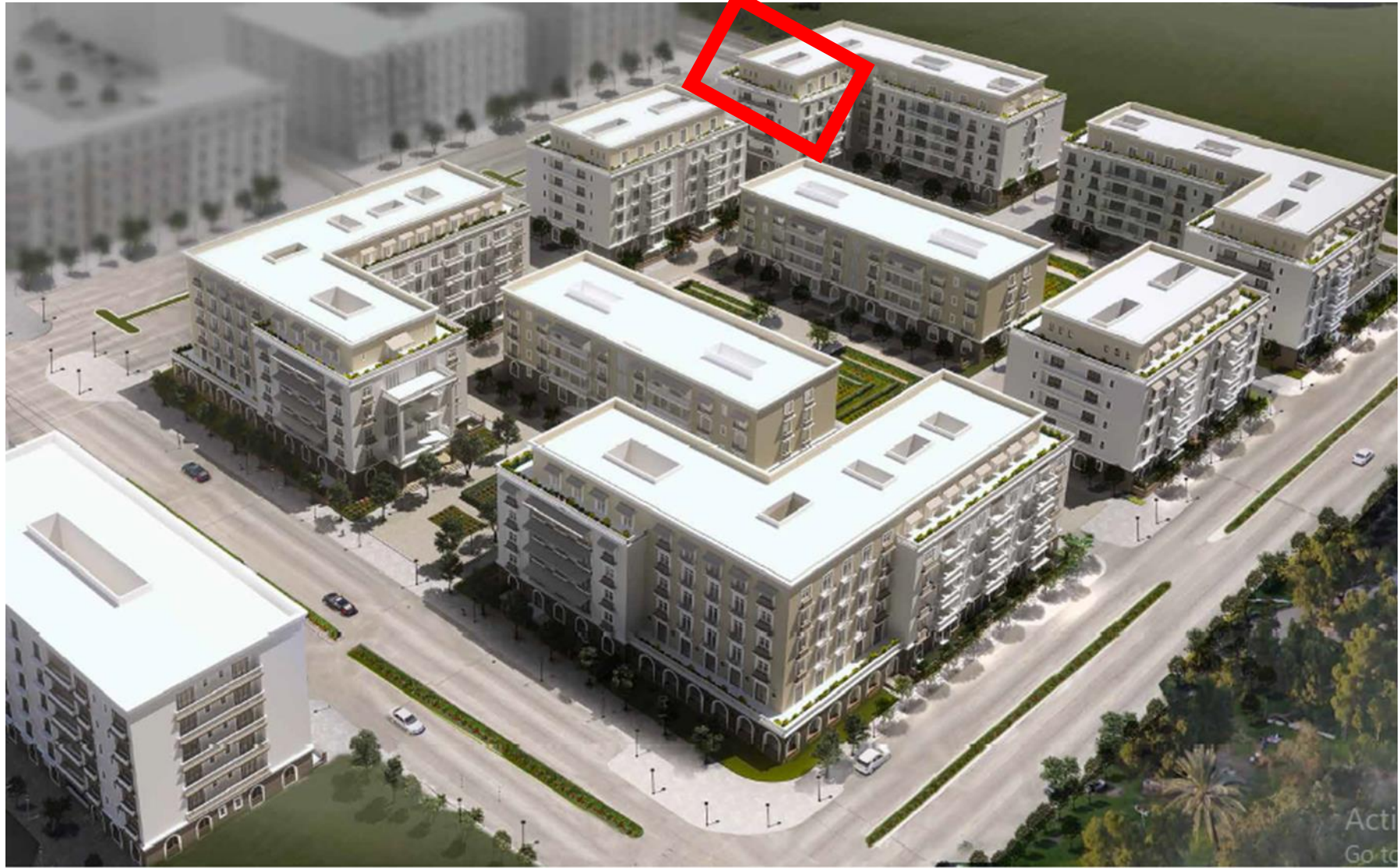




# HYDE PARK

NEW CAIRO





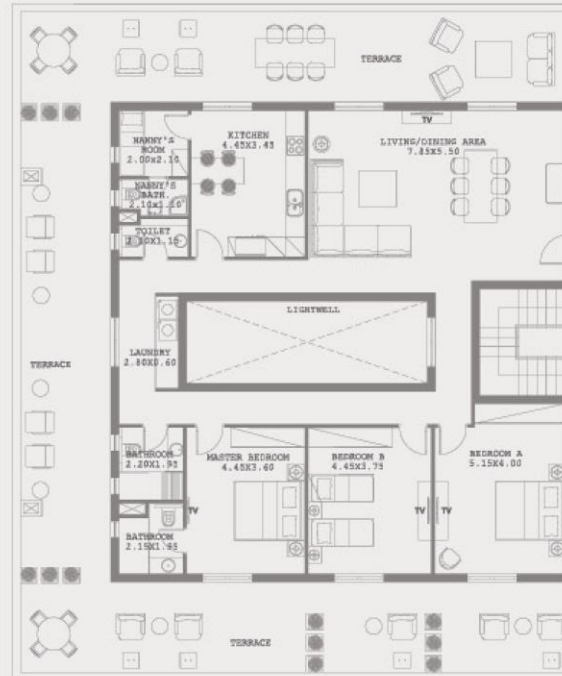


**BUILDINGS G1 | H1**  
**ROOF TOP FLOOR**  
PENTHOUSE 1: 3 BEDROOMS  
TOTAL AREA: 206 M<sup>2</sup>  
ROOF TERRACE AREA: 146 M<sup>2</sup>



G

H





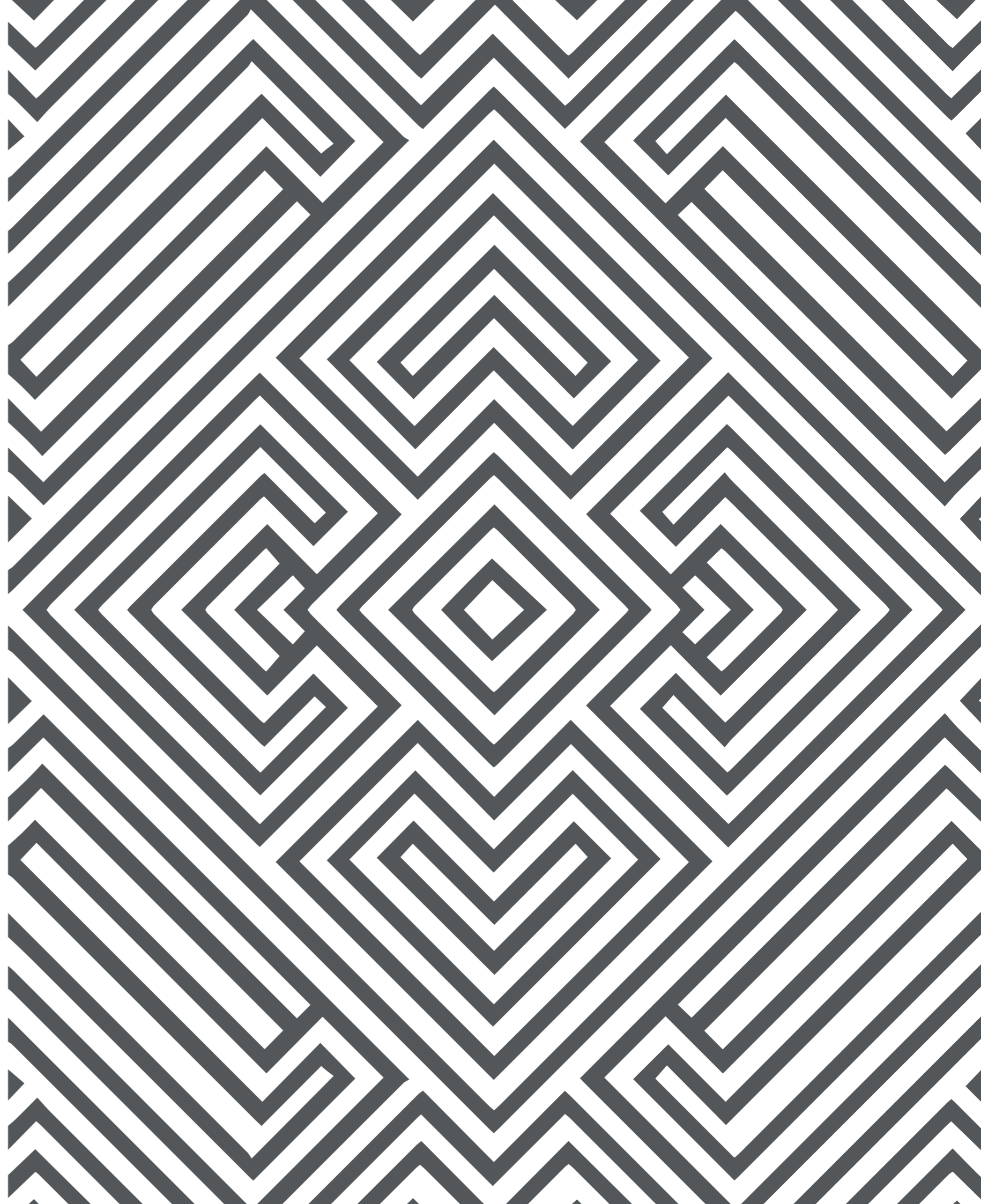
HYDE PARK  
NEW CAIRO

SERENITY VILLAS

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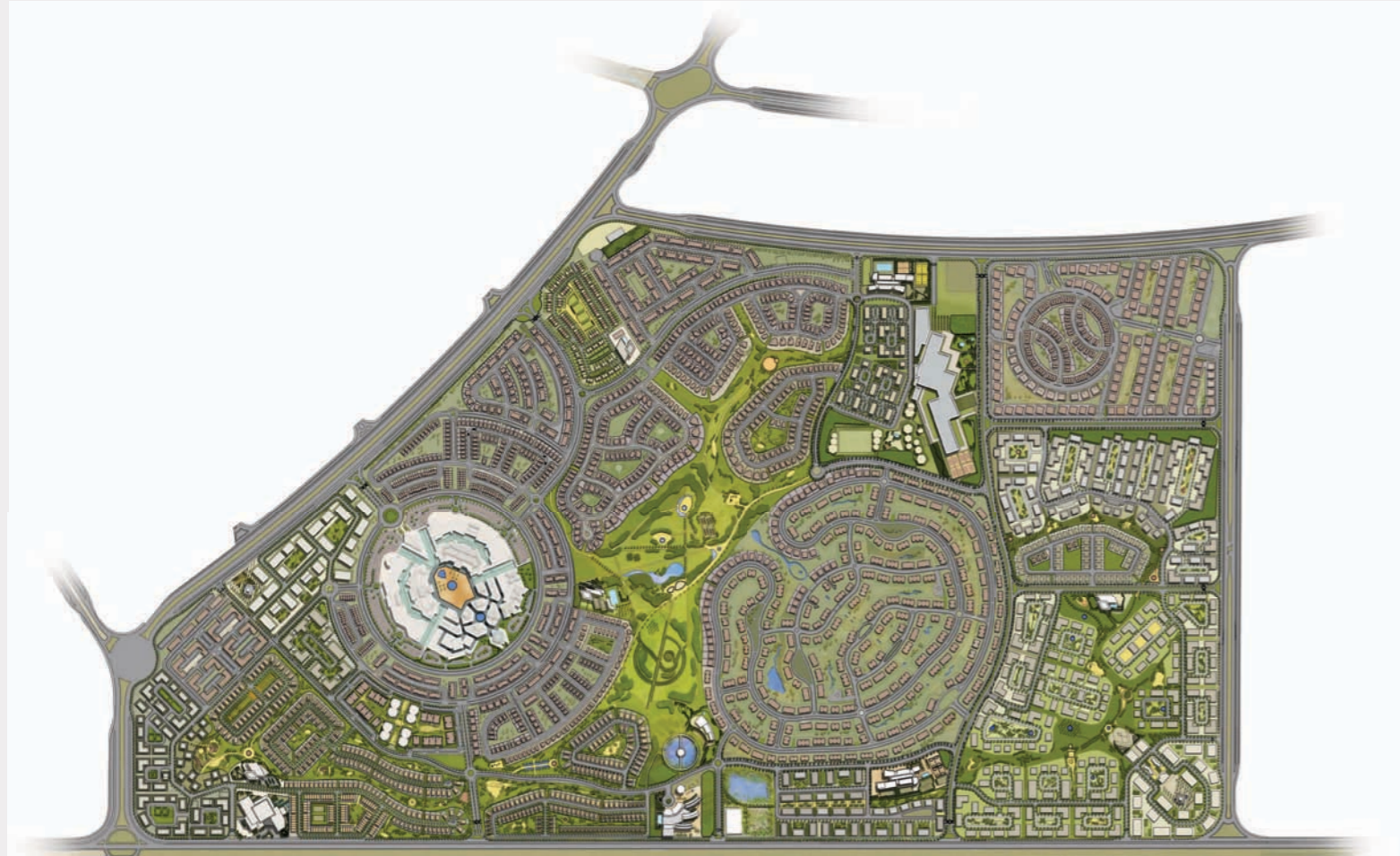


## MASTERPLAN

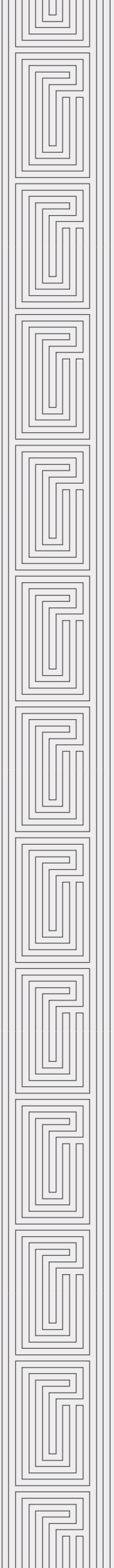
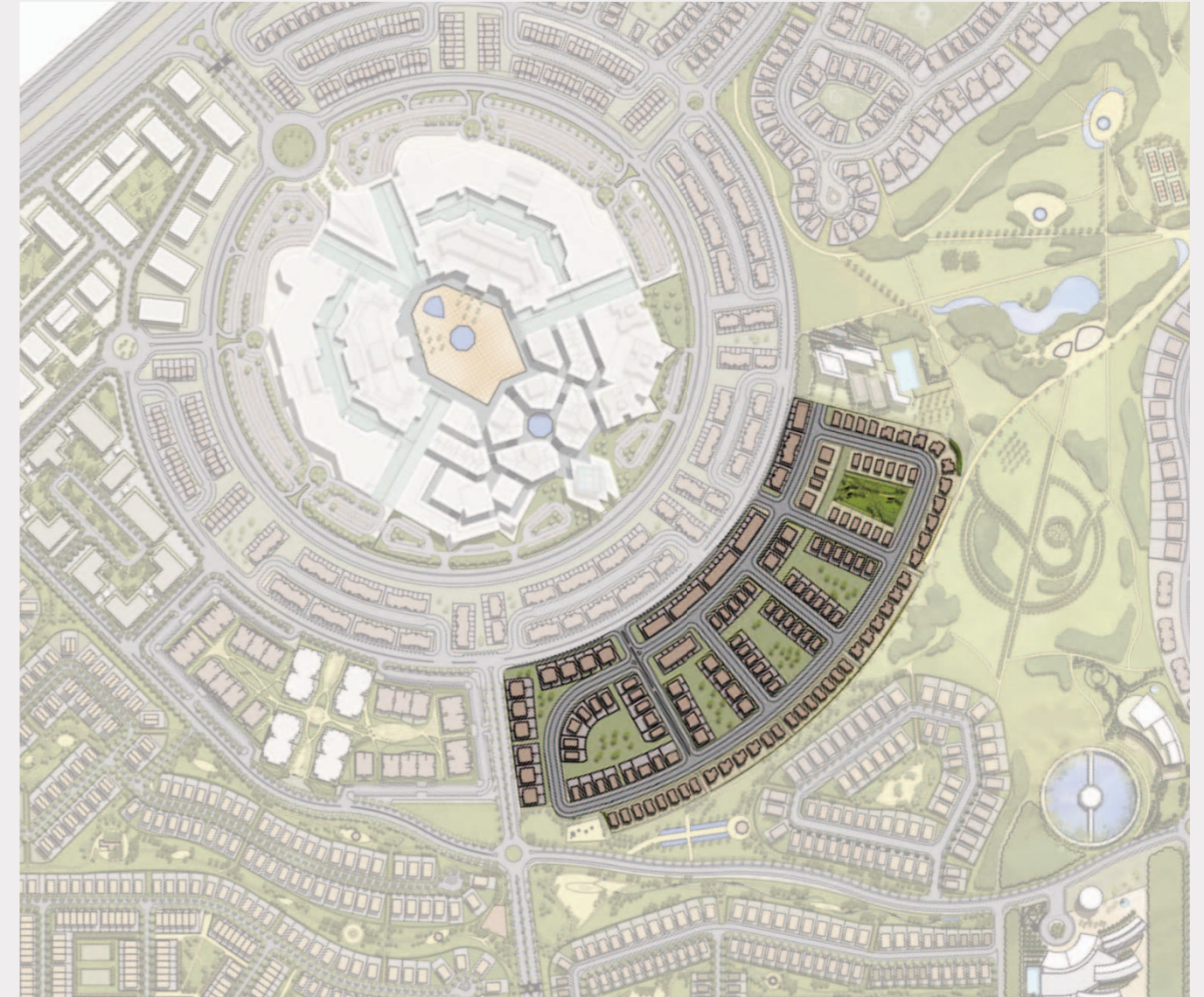
Inherent in our exciting blueprint to life is a vision to create one of the largest, integrated communities in New Cairo. Using leading architects, landscapers and top-tier design houses, Hyde Park will be a smart, mixed-use development spanning across 6 million square meters and meticulously arranged with exclusive residential, commercial and leisure facilities surrounding the park – over 6 hundred thousand square meters – the largest of its kind in Cairo.

Welcome to new living in its fullest sense; international schools, Mosques, luxury hotels, business offices, a medical facility and three club houses located in different districts in the masterplan, offering facilities including a spa, fitness center, kids area and multi-use sports courts.

Park Avenue offers an unprecedented mix of shopping, dining and recreation, and is one of the largest commercial spaces in Egypt with a total commercial, leisure and entertainment area of 130 thousand square meters. Park Avenue hosts over one thousand mixed-size commercial units to cater for the widest range of activities.

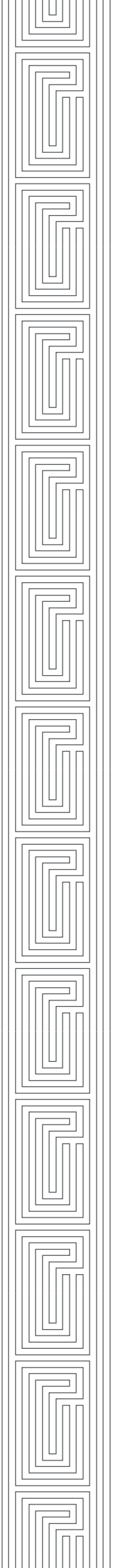


## SERENITY LOCATION



## SERENITY VILLAS

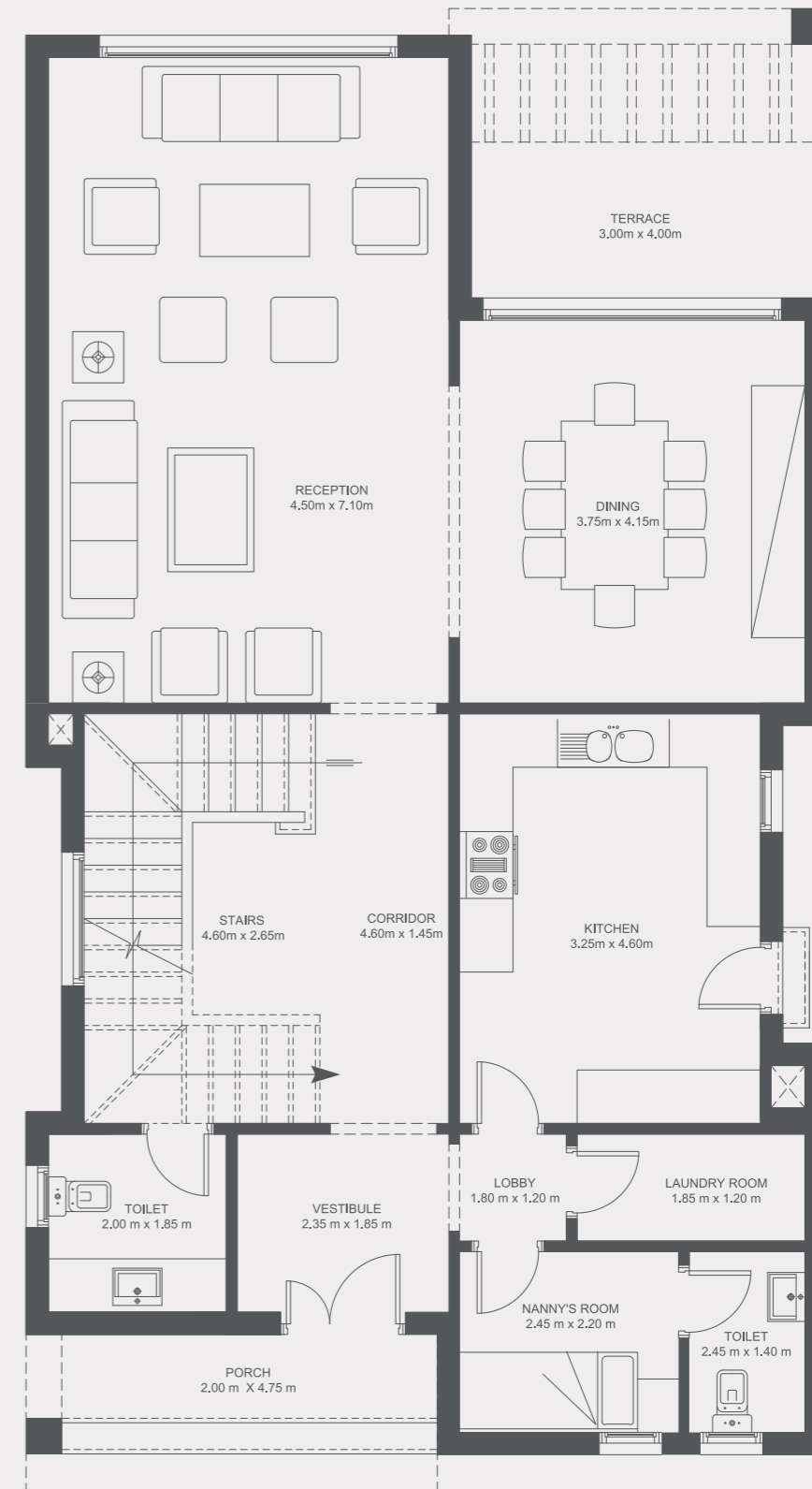
We take simple, sleek and sophisticated designs and fuse them with inspiration born from nature and green living. The second phase of the design to Serenity Villas will feature superior space utilization, giving residents a more generous living environment with amenities including a nanny room for more private living and larger gardens overlooking the landscaped park, the essence of a perfect family retreat.



# VILLA H1

## GROUND FLOOR | TYPE H1

TOTAL BUILT UP AREA	326 M <sup>2</sup>
GROUND FLOOR AREA	146 M <sup>2</sup>



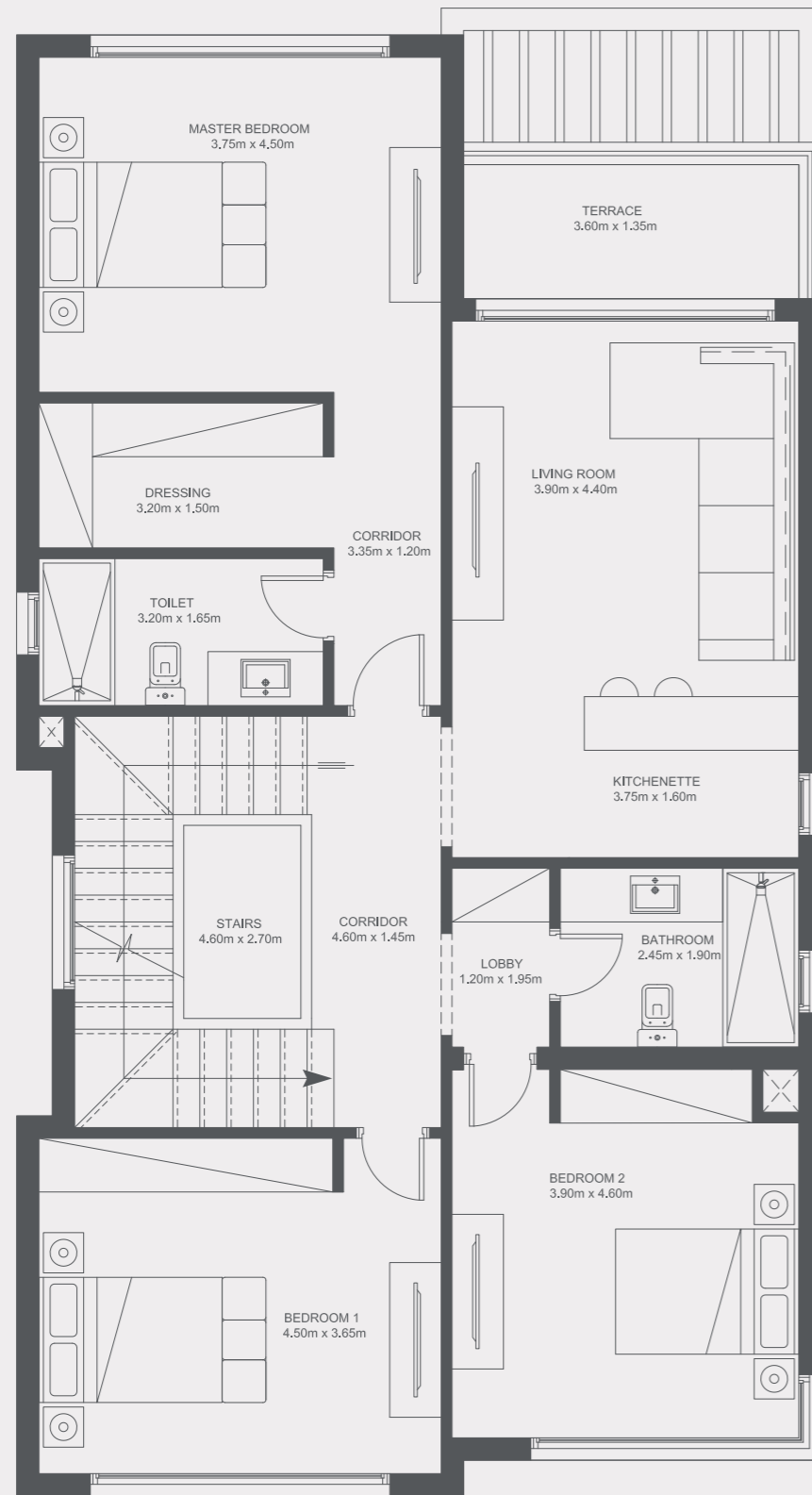
### DISCLAIMER:

All renders and visual materials are for illustrative purpose only. Actual areas may vary from the stated figures. All dimensions are measured to structural elements. HPD reserves the right to make minor modifications without prior notice.

FIRST FLOOR | TYPE H1

FIRST FLOOR AREA

142 M<sup>2</sup>



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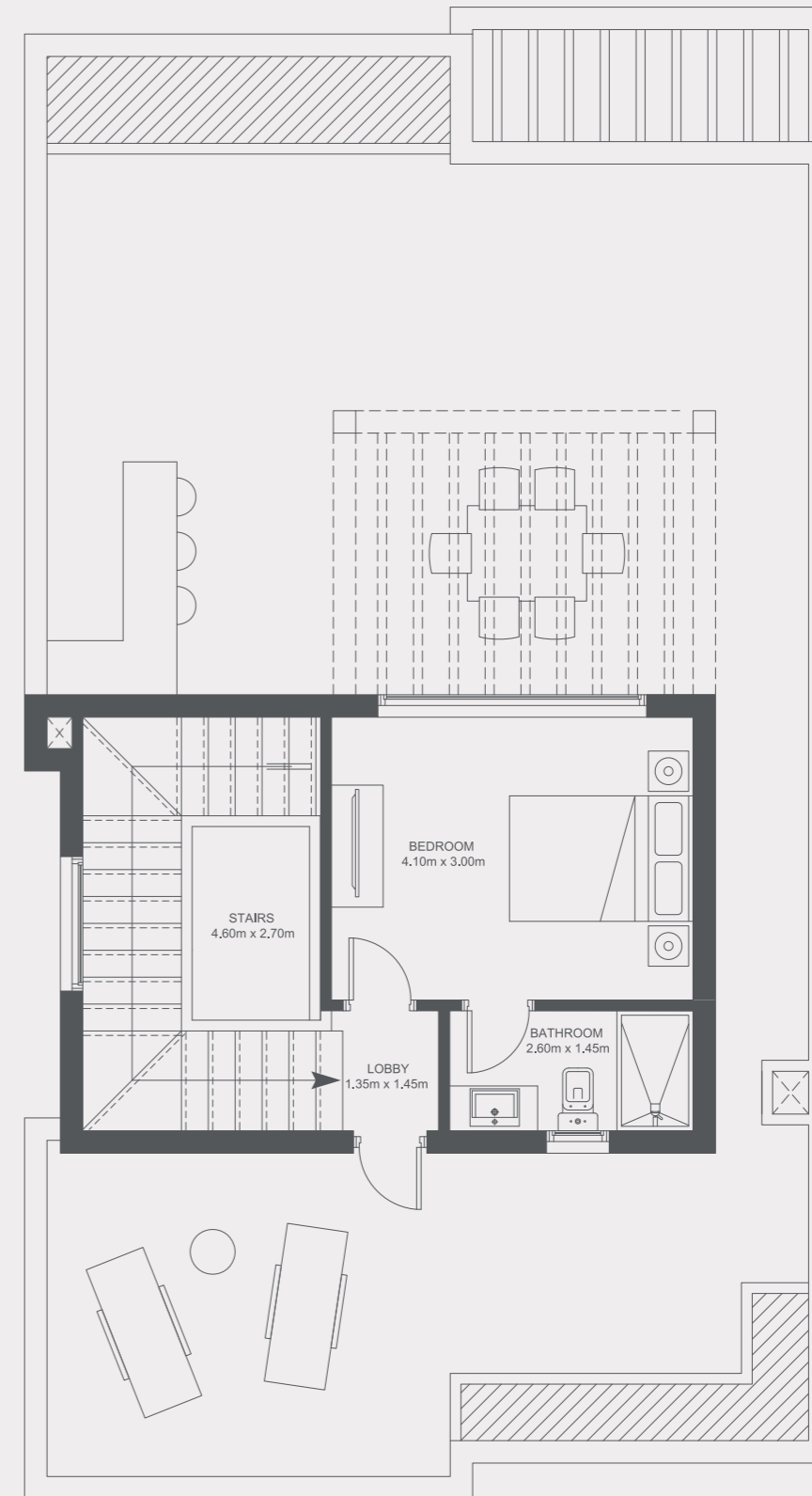
ROOF FLOOR | TYPE H1

ROOF SUITE

38 M<sup>2</sup>

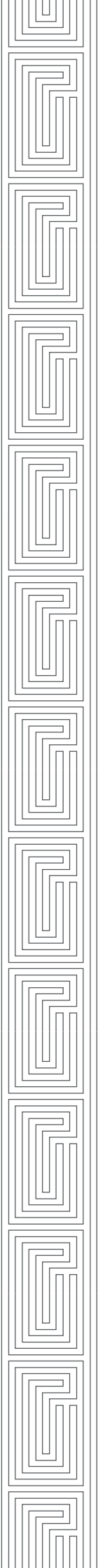
ROOF TERRACE

107 M<sup>2</sup>



DISCLAIMER:

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# VILLA K

## GROUND FLOOR | TYPE K

TOTAL BUILT UP AREA	379 M <sup>2</sup>
GROUND FLOOR AREA	175 M <sup>2</sup>



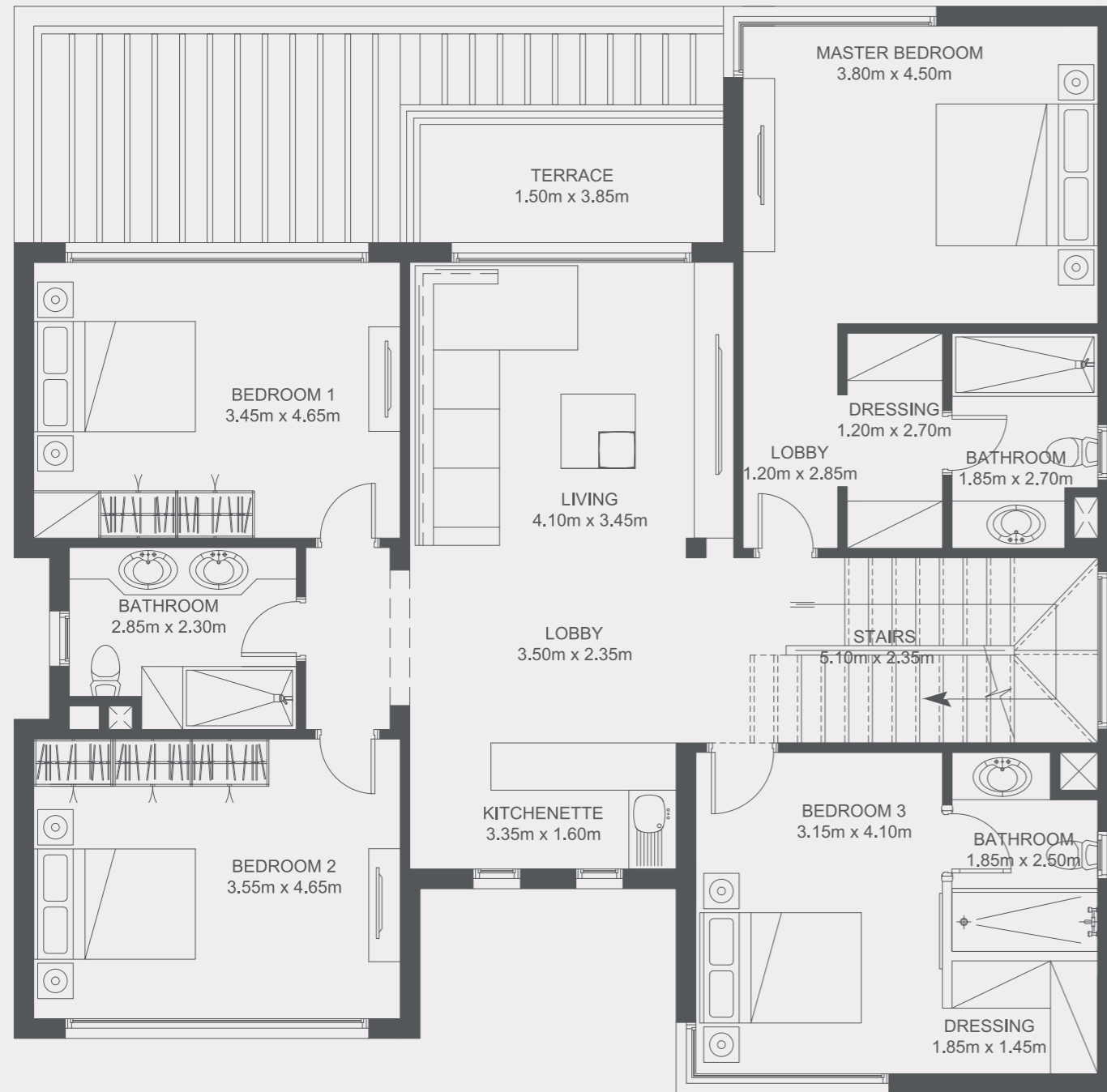
**DISCLAIMER:**

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FIRST FLOOR | TYPE K

FIRST FLOOR AREA

162 M<sup>2</sup>



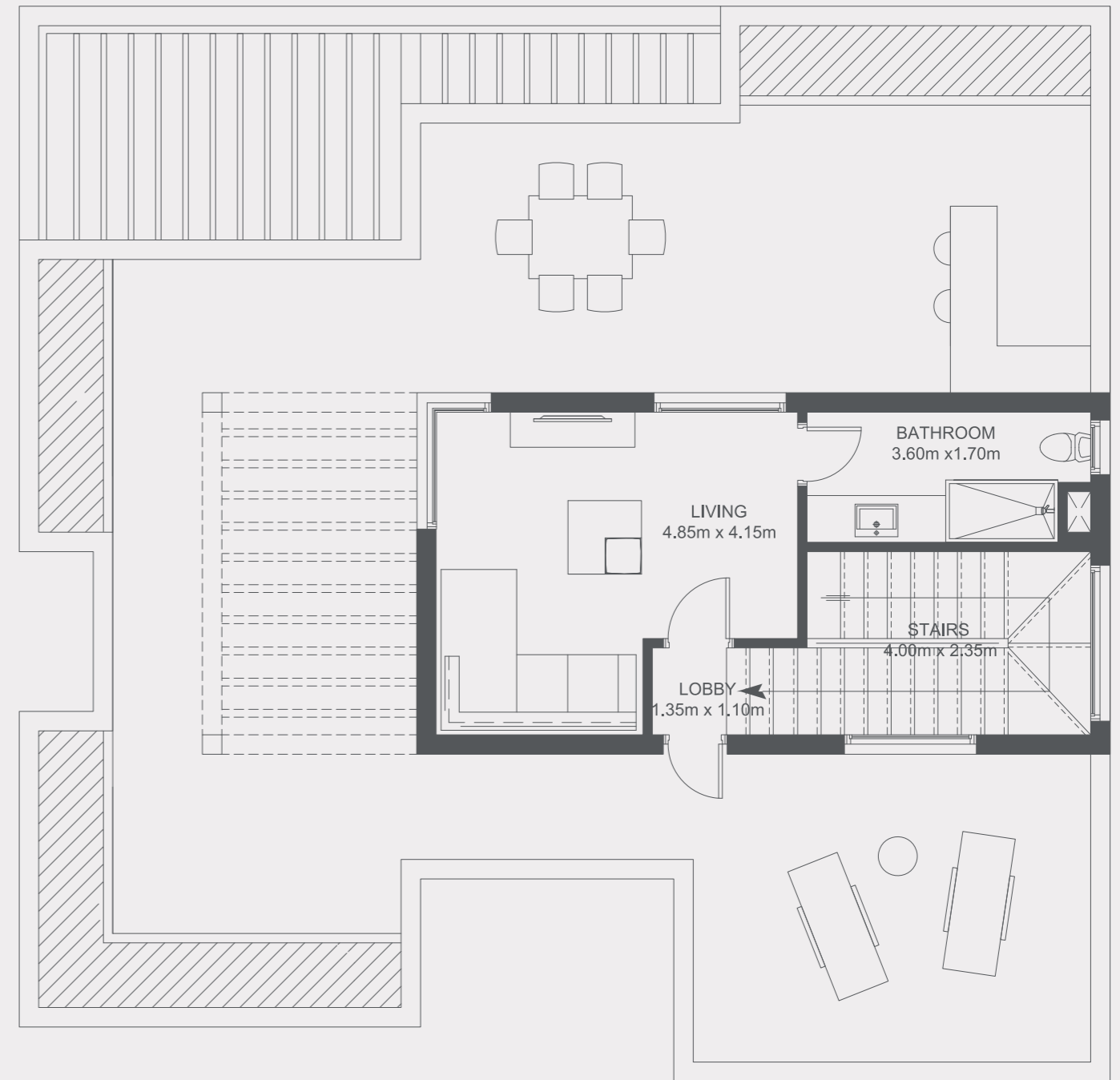
ROOF FLOOR | TYPE K

ROOF SUITE

42 M<sup>2</sup>

ROOF TERRACE

130 M<sup>2</sup>

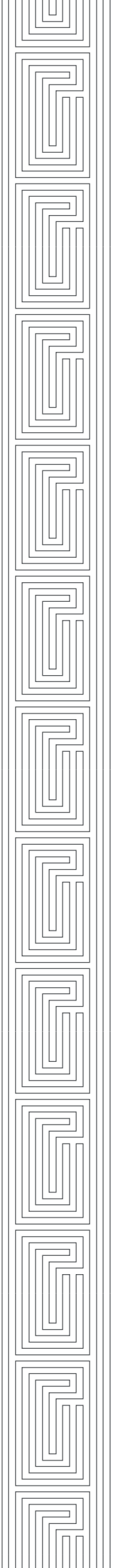


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DISCLAIMER:

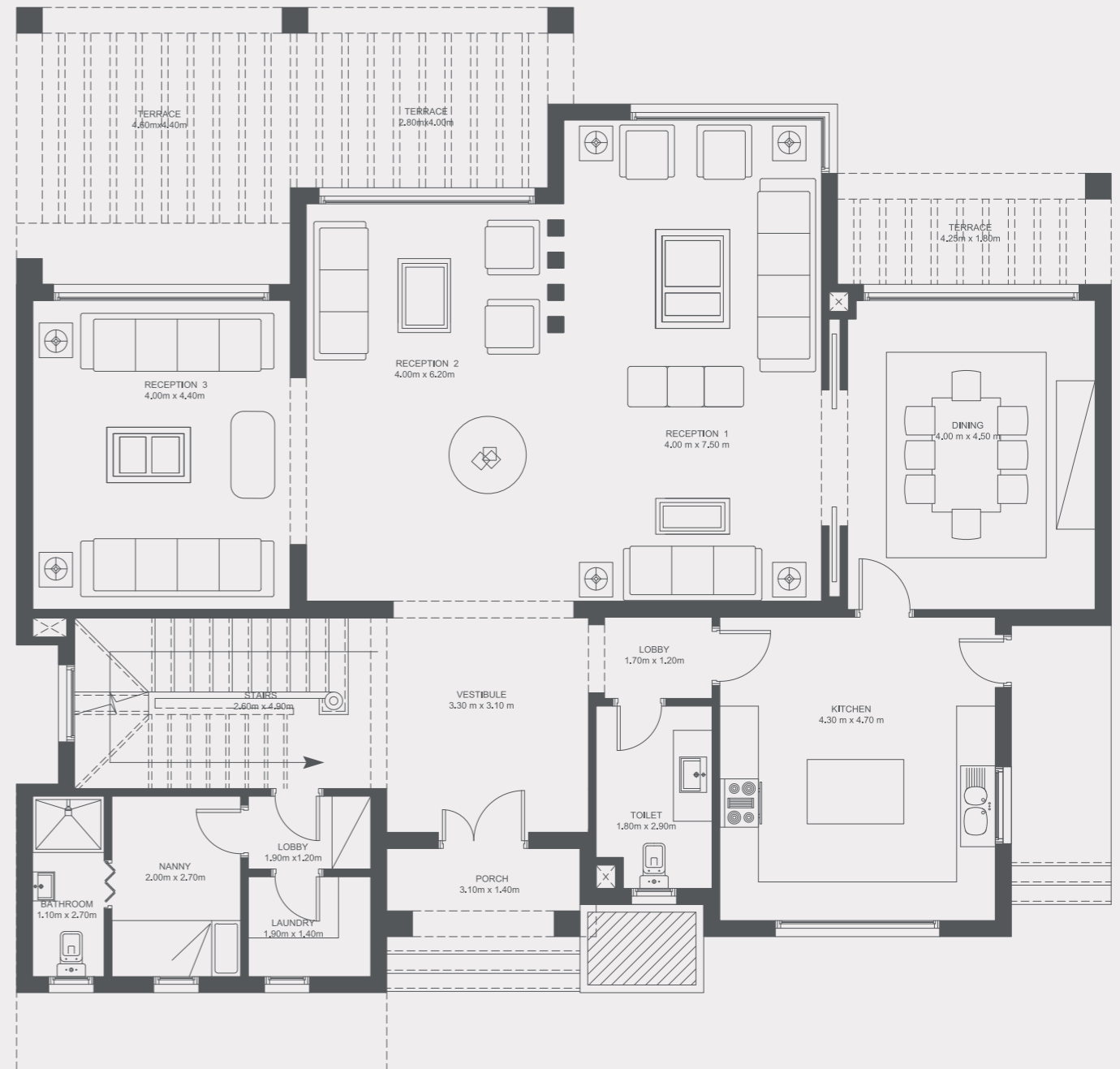
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GROUND FLOOR | TYPE L

TOTAL BUILT UP AREA	474 M <sup>2</sup>
GROUND FLOOR AREA	227 M <sup>2</sup>



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FIRST FLOOR | TYPE L

FIRST FLOOR AREA 200 M<sup>2</sup>



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ROOF FLOOR | TYPE L

ROOF SUITE 47 M<sup>2</sup>  
ROOF TERRACE 145 M<sup>2</sup>



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