





E£ 15,000,000

3 Bedrooms **3 Bathrooms** **170 m²**

LUXURY 3-BEDROOM APARTMENT IN FIFTH SQUARE BY AL MARASEM, LOCATED DIRECTLY ON NORTH 90TH STREET NEAR AUC.

Apartment Fully Finished with ACs | Installments | Fifth Square

Price: E£ 15,000,000

Type: Apartment (Resale)

BUA: 170 m²

Bedrooms: 3

Bathrooms: 3

Finishing: Fully Finished with A/Cs

Delivery: 2025

Payment Plan: E£ 8,000,000 Down Payment | E£ 7,000,000 Remaining Installments (Quarterly E£ 239,108)

Location:
Strategically situated in the heart of the 5th Settlement, Fifth Square boasts a prime location directly on North 90th Street. It is minutes away from the American University in Cairo (AUC) and provides effortless access to the New Administrative Capital and Cairo International Airport.

About the Project:
Developed by Al Marasem Development, Fifth Square is one of the most prestigious gated communities in New Cairo. The project is renowned for its high-end finishing standards and its "Partners not just Clients" philosophy, ensuring premium facility management and luxury living.

Concept:
The "Urban Luxury" concept focuses on vast green spaces, water features, and a pedestrian-friendly environment. Residents enjoy two clubhouses, a commercial mall, and underground parking, all designed to offer a seamless blend of comfort and sophistication.

Classification	Delivery date
Installment	**2025**

Property details

Property Type	**Apartment**
Category	**Residential**
Finishing	**Fully Finished With A/C'S**
Developer	**AlMarasem**
Project	**Fifth Square**
Build Up Area	**170 m²**
Bedrooms	**3**
Bathrooms	**3**

Location

5th Settlement, New Cairo
Fifth Square






















