





E£ 13,600,000

3 Bedrooms **3 Bathrooms** **172 m²**

LIVE IN LUXURY AT FIFTH SQUARE ALMARASEM, LOCATED DIRECTLY ON NORTH INVESTORS AREA, JUST 5 MINUTES FROM AUC.

Apartment with Garden for Sale in Fifth Square | Fully Finished + ACs

Total Price: EGP 13,600,000

Down Payment: EGP 9,700,000

Remaining: EGP 3,900,000 (Installments until 2029)

Type: Apartment with Garden

BUA: 172 m²

Finishing: Fully Finished with ACs

Bedrooms: 3

Bathrooms: 3

Delivery: 2025

Location:
Fifth Square is prime-located in the Golden Square of the 5th Settlement, New Cairo. It sits directly on North 90th Street, providing instant access to AUC and Cairo-Suez Road.

About the Project:
Developed by AlMarasem Development, this project stands out as a premium gated community. It features vast landscapes, a luxury clubhouse, and a high-end commercial mall (The Mall) within walking distance.

Concept:
The project focuses on the "User-Friendly" lifestyle, blending modern architecture with functional greenery. This specific unit offers a seamless indoor-outdoor experience with its private garden and premium internal finishing.

Classification	Delivery date
Installment	**2025**

Property details

Property Type	**Apartment With Garden**
Category	**Residential**
Finishing	**Fully Finished With A/C'S**
Developer	**AlMarasem**
Project	**Fifth Square**
Build Up Area	**172 m²**
Bedrooms	**3**
Bathrooms	**3**

Location

5th Settlement, New Cairo
Fifth Square



































