E£ 6,000,000

3 Bedrooms **3 Bathrooms** **165 m²**

PRIME READY-TO-MOVE 165M² BUA LUXURY FULLY FINISHED RESIDENTIAL APARTMENT (3 BEDROOMS, 3 BATHROOMS) FEATURING A 20M² PRIVATE ROOF TERRACE FOR CASH SALE IN AN UPSCALE STANDALONE BUILDING IN EAST ACADEMY (SHARK EL AKADMEYA), 5TH SETTLEMENT, NEW CAIRO.

Fully Finished Apartment with 20m² Roof for Sale Cash East Academy New Cairo 165m² BUA

Type: Residential Apartment with Private Roof Terrace for Sale

BUA: 165 m²

Roof Area: 20 m²

Bedrooms: 3 (Including Master Suite)

Bathrooms: 3

Finishing: Fully Finished

Ready to Move: Yes

Status: Available for Cash Sale / Resale

Location

Strategically situated within the elite East Academy (Shark El Akadmeya) district in the 5th Settlement, New Cairo, occupying a quiet, prime residential enclave directly adjacent to the Police Academy and Cairo Festival City (CFC), moments from Northern 90th Street, the Ring Road, and Axis 77, positioned just 7 minutes from Downtown Katameya Mall and 10 minutes from Cairo International Airport.

About the Area

East Academy is recognized as one of the most prestigious, low-density villa neighborhoods in New Cairo. Characterized by upscale independent residential architecture, wide tree-lined boulevards, and absolute tranquility, the area provides seamless proximity to top-tier international schools, private sports complexes, upscale healthcare centers, and premier commercial hubs, offering a refined, fully developed community lifestyle.

Concept

Spanning a well-balanced 165 m² build-up area complemented by a private 20 m² outdoor roof terrace, delivered fully finished to modern luxury turnkey standards, featuring 3 spacious bedrooms, flowing multi-aspect reception areas, and 3 bathrooms, this ready-to-move home provides families total privacy, private open-air outdoor living, and immediate occupancy, paired with strong capital preservation and high rental demand for a cash purchase in prime New Cairo.

Classification	Delivery date
Cash	**--**

Property details

Property Type	**Apartment**
Category	**Residential**
Finishing	**Fully Finished**
Developer	**District / Separate**
Project	**East The Academy**
Build Up Area	**165 m²**
Bedrooms	**3**
Bathrooms	**3**
Roof Area	**20 m²**

Location

5th Settlement, New Cairo

East The Academy