





E£ 255,000

102 m²

PRIME READY-TO-MOVE 102M² BUA COMMERCIAL RETAIL SHOP DELIVERED CORE AND SHELL FOR LEASE IN 3SIXTY BUSINESS & LEISURE PARK BY LMD DEVELOPMENTS, GOLDEN SQUARE, SOUTH 90TH STREET, 5TH SETTLEMENT, NEW CAIRO.

Core & Shell Retail Store for Rent 3Sixty Business Park LMD Golden Square New Cairo 102m² BUA

Category: Commercial Retail Shop for Rent

BUA: 102 m²

Layout: Open-Span High-Exposure Retail Floorplate + Double-Height Display Facade Potential + Utilities & Restroom Connection Provisions + Dedicated Storage & Back-of-House Allocation

Finishing: Core & Shell (Raw Structural Finish Ready for Complete Architectural and Brand Fit-Out)

Ready to Move: Yes

Status: Available for Immediate Commercial Lease

Location

Strategically situated within 3Sixty Business & Leisure Park by LMD (Landmark Sabbour), commanding a prominent location in the heart of the Golden Square along South 90th Street, 5th Settlement, New Cairo. Positioned directly adjacent to prestigious residential developments such as Palm Hills Katameya, PK2, and Mountain View 2, the project is just 5 minutes from the American University in Cairo (AUC), 15 minutes from the New Administrative Capital, and 20 minutes from Cairo International Airport via the Middle Ring Road and Suez Road.

About the Project

3Sixty is a premium mixed-use lifestyle, retail, medical, and administrative landmark developed by LMD across 55,000 square meters. Master-planned to deliver an integrated open-air pedestrian experience, the destination features contemporary architectural pavilions with glass and steel elevations, extensive underground parking levels, panoramic escalators, high-speed elevators, central plaza water attractions, fine-dining restaurants, boutique cafes, international brand storefronts, backup power generators, and 24/7 security and facility management.

Concept

Spanning an efficiently laid out 102 m² build-up area with prominent storefront visibility and high footfall frontage, this core and shell retail space grants commercial operators total freedom to design bespoke branding, specialized displays, and interior workflows. Whether envisioned as a fashion boutique, cosmetics showroom, specialty cafe, premium electronics outlet, or service agency, the property delivers an immediate opening within New Cairo's most affluent residential and business catchment area.

Classification	Delivery date
Rent	**--**

Property details

Property Type	**Retail**
Category	**Commercial**
Finishing	**Core & Shell**
Developer	**LMD**
Project	**3 SIXTY**
Build Up Area	**102 m²**

Additional Details

Floor
1

Location

5th Settlement, New Cairo
3 SIXTY



