



E£ 8,124,000

3 Bedrooms **3 Bathrooms** **175 m²**

PRIME READY-TO-MOVE 175M² BUA LUXURY RESIDENTIAL APARTMENT DELIVERED SEMI-FINISHED (3 BEDROOMS AND 3 BATHROOMS) FOR DIRECT CASH PURCHASE IN STONE RESIDENCE BY PRE DEVELOPMENTS, RING ROAD / 5TH SETTLEMENT, NEW CAIRO.

Semi Finished Apartment for Cash Sale Stone Residence PRE Developments New Cairo 175m² BUA

Category: Residential Luxury Apartment for Sale

BUA: 175 m²

Garden: 0 m²

Roof Terrace: 0 m²

Layout:

Bedrooms: 3 Well-Appointed Master-Scale Bedrooms (Including Grand Master Suite with Walk-In Dressing Area & Private En-Suite Bathroom)

Bathrooms: 3 Contemporary Fully Plumbed Bathrooms (Master En-Suite, Second Family Bathroom, and Dedicated Guest Powder Room)

Living Areas: Sun-Drenched Open-Plan Multi-Piece Reception & Formal Dining Salon with Panoramic Double-Glazed Windows + Modern Enclosed Kitchen Space with Complete Utility Conduits + Private Balcony overlooking Serene Crystal Water Features & Manicured Greenery

Finishing: Semi Finished (Core masonry, plastering, premium double-glazed exterior facades, and primary electrical and plumbing conduits installed, ready for custom interior architecture and decor fit-out)

Ready to Move: Yes

Status: Available for Immediate Delivery & Ownership Transfer

Location

Strategically situated within Stone Residence developed by PRE Developments (Pioneer Real Estate), commanding an iconic gateway address directly on the Ring Road at the primary entrance of the 5th Settlement, New Cairo. Positioned with effortless connectivity between East and West Cairo, the community lies just 5 minutes from South 90th Street and Katameya Heights, 10 minutes from Maadi and the American University in Cairo (AUC), 15 minutes from Cairo International Airport, and 20 minutes from Heliopolis and Nasr City.

About the Project

Stone Residence is an established master-planned gated sanctuary spanning 143 acres, engineered around low-density European architecture and extensive open recreational spaces, where built-up areas occupy only around 20% of the total master plan. The community is distinguished by 14 glistening crystal lakes, cascading waterfalls, a sprawling resident clubhouse, multiple swimming pools, tennis and squash courts, dedicated jogging and cycling tracks, secured underground parking garages, and 24/7 smart gated security with access control.

Concept

Spanning a well-balanced 175 m² build-up area delivered semi-finished with immediate move-in readiness, this residence provides a functional 3-bedroom, 3-bathroom layout designed for elevated family comfort and seamless entertaining. Providing complete architectural freedom to select tailored interior finishes, bespoke flooring, and smart-home infrastructure without construction delays, combined with the pricing advantage of an unencumbered direct cash acquisition, it represents a distinguished private residence and a resilient store of value at New Cairo's most accessible gateway.

Classification	Delivery date
Cash	**--**

Property details

Property Type	**Apartment**
Category	**Residential**
Finishing	**Semi Finished**
Developer	**PRE**
Project	**Stone Residence**
Build Up Area	**175 m²**
Bedrooms	**3**
Bathrooms	**3**

Additional Details

Floor
2

Location

5th Settlement, New Cairo
Stone Residence









