





E£ 85,000

3 Bedrooms **2 Bathrooms** **187 m²**

PRIME READY-TO-MOVE 187M² BUA LUXURY RESIDENTIAL APARTMENT DELIVERED TURNKEY FULLY FINISHED WITH AIR CONDITIONING (3 BEDROOMS AND 2 BATHROOMS), AVAILABLE FOR IMMEDIATE RESIDENTIAL LEASE IN PARCEL 10, MIVIDA BY EMAAR MISR, GOLDEN SQUARE / SOUTH 90TH STREET

Fully Finished 3-Bedroom Apartment with ACs for Rent Parcel 10 Mivida Emaar New Cairo 187m² BUA

Category: Residential Luxury Apartment for Rent

BUA: 187 m²

Garden: 0 m²

Roof: 0 m²

Basement: No

Layout: Expansive Family-Scale Emaar Floorplan

Bedrooms: 3 Spacious Master-Scale Bedrooms (Including Grand Master Suite with Walk-In Dressing Area & Private En-Suite Bathroom + 2 Generous Family Bedrooms)

Bathrooms: 2 Contemporary Fully Equipped Bathrooms (Master En-Suite Bathroom and Central Family Bathroom with Modern Designer Sanitary Ware)

Living Areas: Sun-Drenched Open-Plan Multi-Piece Reception & Formal Dining Salon with Panoramic Floor-to-Ceiling Glazed Facades Opening onto a Breezy Scenic Terrace Overlooking Lush Green Parks & Walking Trails + Sizable Enclosed Modern Gourmet Kitchen with Complete Utility Conduits & Storage Provision

Finishing: Fully Finished with A/C's (Turnkey Ultra-Luxury Emaar Specifications featuring Premium Porcelain & Wood-Look Flooring, Modern Gypsum Ceilings with Integrated Ambient LED Lighting, High-Grade Sanitary Fixtures, Double-Glazed Soundproof Windows, and Concealed/Split Air Conditioning Units)

Ready to Move: Yes

Status: Available for Immediate Residential Lease & Fast-Track Occupancy

Location

Strategically situated within Parcel 10 of Mivida developed by Emaar Misr, commanding one of the most prestigious residential addresses directly along South 90th Street in the heart of the Golden Square, 5th Settlement, New Cairo. Positioned at the direct junction of South 90th Street, the Middle Ring Road, and Suez Road, the community ensures rapid connectivity across Greater Cairo and the New Administrative Capital. It lies just 3 minutes from the American University in Cairo (AUC), adjacent to Hyde Park and Eastown, 15 minutes from the New Administrative Capital, and 20 minutes from Cairo International Airport.

About the Project

Mivida by Emaar Misr is an internationally acclaimed 890-acre eco-friendly master-planned community inspired by Santa Barbara, California, featuring Spanish-Mediterranean architecture and lush botanical greenery. Over 80% of the compound footprint is dedicated to the signature 33-acre Central Park, scenic walking trails, and landscaped lakes. Premium resident amenities include multiple world-class social and sporting clubhouses, swimming pools, international schools, a specialized medical complex (Eterna Healthcare City), the bustling Mivida Business Park, The Place and Boulevard commercial and gourmet dining promenades, underground parking, and 24/7 smart gated security with access control and CCTV surveillance.

Concept

Spanning an expansive 187 m² build-up area configured with 3 bedrooms and 2 bathrooms and delivered turnkey with signature Emaar luxury finishes and pre-installed air conditioning units, this apartment in Parcel 10 offers effortless upscale living in New Cairo's premier gated community. Immediate move-in readiness eliminates setup delays and fit-out expenses, allowing families and corporate executives to settle immediately into a vibrant, fully operational environment on South 90th Street.

Classification	Delivery date
Rent	**--**

Property details

Property Type	**Apartment**
Category	**Residential**
Finishing	**Fully Finished With A/C'S**
Developer	**Emaar**
Project	**Mivida**
Phase	**Parcel 10**
Build Up Area	**187 m²**
Bedrooms	**3**
Bathrooms	**2**

Additional Details

Floor
2

Location

5th Settlement, New Cairo
Mivida













MIVIDA



