



E£ 10,864,000

3 Bedrooms **3 Bathrooms** **260 m²**

OWN YOUR LUXURY S VILLA IN SARAI BY MADINET MASR, MINUTES AWAY FROM THE AUC.

S Villa Semi Finished Installments Sarai New Cairo

Type: S Villa

Status: Ready to Move (2026)

BUA: 260 m²

Garden: 70 m²

Bedrooms: 3

Bathrooms: 3

Finishing: Semi Finished

Location :
Located in the heart of New Cairo, Sarai enjoys a prime position in the 5th Settlement. The project is strategically situated near the Cairo-Suez Road and provides seamless access to the AUC and the New Administrative Capital.

About the Project :
Developed by Madinet Masr, Sarai is a premier residential community designed to offer a sophisticated lifestyle. The development focuses on vast green spaces, modern architecture, and integrated amenities that cater to the needs of modern families.

Concept:
The S Villa concept combines the privacy of a standalone villa with the convenience of a residential community. This unit offers an expansive layout with a private garden, providing the perfect balance between indoor comfort and outdoor living in a gated environment.

Classification	Delivery date
Installment	**2026**

Property details

Property Type	**S Villa**
Category	**Residential**
Finishing	**Semi Finished**
Developer	**Madinet Masr**
Project	**Sarai**
Build Up Area	**260 m²**
Bedrooms	**3**
Bathrooms	**3**
Garden	**70 m²**

Location

Mostakbal City, Mostakbal City
Sarai










