E£ 32,000,002

5 Bedrooms **4 Bathrooms** **380 m²**

PRIME READY-TO-MOVE 380M² BUA LUXURY FULLY FINISHED RESIDENTIAL STANDALONE VILLA (5 BEDROOMS, 4 BATHROOMS) SET ON A 493M² PRIVATE PLOT FOR CASH SALE IN TIBA COMPOUND, 5TH SETTLEMENT, NEW CAIRO.

Fully Finished Standalone Villa for Sale Cash Tiba Compound New Cairo 380m² BUA

Type: Residential Standalone Villa for Sale

BUA: 380 m²

Land Area: 493 m²

Bedrooms: 5 (Including Master Suites)

Bathrooms: 4

Finishing: Fully Finished

Ready to Move: Yes

Status: Available for Cash Sale / Resale

Location

Strategically situated within Tiba Compound in the 5th Settlement, New Cairo, occupying a prime, tranquil gated setting nestled close to Northern and Southern 90th Streets, Mohamed Naguib Axis, Sadat Axis, and the Ring Road, positioned just minutes from the American University in Cairo (AUC), premier lifestyle shopping hubs, international schools, and East Cairo's key business zones.

About the Project

Tiba Compound is an established, low-density private gated villa community in New Cairo designed for elite privacy and family comfort. The development features elegant standalone architecture, tree-lined asphalt roadways, verdant landscaped pockets, designated resident parking, and 24/7 dedicated gated security, electronic access gates, and facility maintenance services.

Concept

Spanning an expansive 380 m² build-up area set on a generous 493 m² private land plot, delivered fully finished to modern luxury turnkey standards, featuring 5 spacious bedrooms, flowing multi-level reception salons, and 4 bathrooms embraced by an open private outdoor perimeter, this ready-to-move standalone villa delivers complete family independence, uncompromised privacy, and effortless move-in readiness, paired with exceptional long-term capital preservation for a cash purchase in prime New Cairo.

Classification	Delivery date
Cash	**--**

Property details

Property Type	**Villa**
Category	**Residential**
Finishing	**Fully Finished**
Developer	**New Cairo Compounds**
Project	**Tiba**
Build Up Area	**380 m²**
Bedrooms	**5**
Bathrooms	**4**

Location

5th Settlement, New Cairo

Tiba