

E£ 13,000,000

3 Bedrooms **3 Bathrooms** **185 m²**

PRIME READY-TO-MOVE 185M² BUA FULLY FINISHED LUXURY TOWNHOUSE CORNER WITH ACS (3 BEDROOMS & 3 BATHROOMS) FOR CASH RESALE IN THE MARQ GARDENS COMPOUND BY THE MARQ COMMUNITIES, GOLDEN SQUARE, 5TH SETTLEMENT, NEW CAIRO.

Fully Finished Townhouse Corner with ACs Cash Resale The Marq Gardens New Cairo 185m² BUA

Type: Residential Townhouse Corner

BUA: 185 m²

Land Area: 120 m²

Bedrooms: 3

Bathrooms: 3

Finishing: Fully Finished with A/Cs

Ready to Move: Yes

Status: Available for Cash Resale

Location

Strategically situated in The Marq Gardens by The Marq Communities, located in the prestigious Golden Square within the 5th Settlement, New Cairo, right next to Mountain View iCity and Palm Hills New Cairo, just 10 minutes from the American University in Cairo (AUC), Middle Ring Road, and Cairo-Suez Road.

About the Project

The Marq Gardens is an ultra-exclusive, boutique villa-only residential community in New Cairo. Developed by The Marq Communities, the development features classic American and European architectural styling, thematic signature gardens (Water Garden, Butterfly Garden, Tranquil Garden, Aroma Garden), luxury clubhouses, walking and cycling promenades, dedicated parking, and 24/7 top-tier gated security and hospitality-level facility management.

Concept

Spanning an optimized 185 m² build-up area featuring 3 bedrooms and 3 bathrooms, delivered fully finished to top-tier luxury standards with installed air conditioning and ready for immediate occupancy, this townhouse corner provides enhanced corner privacy, effortless turn-key comfort, elegant multi-level family living, and exceptional cash investment value in The Marq Gardens.

Classification	Delivery date
Cash	**--**

Property details

Property Type	**Town Corner**
Category	**Residential**
Finishing	**Fully Finished With A/C'S**
Developer	**The Marq Communities**
Project	**The Marq Gardens**
Build Up Area	**185 m²**
Bedrooms	**3**
Bathrooms	**3**

Location

5th Settlement, New Cairo
The Marq Gardens