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4 Bedrooms **2 Bathrooms** **236 m²**

PRIME 236M² BUA SEMI-FINISHED LUXURY RESIDENTIAL MIDDLE TOWNHOUSE (4 BEDROOMS, 2 BATHROOMS) ON A 199M² PRIVATE PLOT FOR SALE ON FLEXIBLE INSTALLMENT PLANS (DELIVERY 2026) IN AZZAR 1 BY REEDY GROUP, GOLDEN SQUARE, 5TH SETTLEMENT, NEW CAIRO.

Semi Finished Townhouse Middle for Sale Installments Azzar Reedy Group New Cairo 236m² BUA

Type: Residential Townhouse Middle for Sale

BUA: 236 m²

Land Area: 199 m²

Bedrooms: 4 (Including Master Suite)

Bathrooms: 2

Finishing: Semi Finished

Delivery Date: 2026

Status: Available for Sale on Installments / Resale

Location

Strategically situated within Azzar 1 by Reedy Group, occupying an ultra-prime address in the heart of the Golden Square, 5th Settlement, New Cairo, nestled directly off Clubs Axis and Bin Zayed Axis, moments from the American University in Cairo (AUC), Point 90, Palm Hills New Cairo, Mountain View 2, and Villette by Sodic, with seamless connectivity via Middle Ring Road, Cairo–Suez Road, and Southern 90th Street.

About the Project

Azzar 1 is an exclusive boutique California-style standalone and townhouse community developed by Reedy Group in partnership with Dorra Group. Crafted around vibrant outdoor living and water features, the development features an open-air outdoor cinema, private beach-style lagoon pools, sports and fitness facilities, lush landscaped pocket parks, children's play zones, and 24/7 smart security and facility management.

Concept

Spanning an expansive 236 m² build-up area set on a 199 m² private land plot delivered semi-finished for delivery in 2026, featuring 4 spacious bedrooms, generous multi-level living and reception layouts, and 2 bathrooms opening to a private garden perimeter, this townhouse provides families upscale privacy, California-inspired suburban luxury, and complete architectural freedom to execute custom interior fit-outs, paired with strong long-term capital appreciation and flexible installment plans in the Golden Square.

Classification	Delivery date
Installment	**2026**

Property details

Property Type	**Town Middle**
Category	**Residential**
Finishing	**Semi Finished**
Developer	**Reedy group**
Project	**Azzar**
Build Up Area	**236 m²**
Bedrooms	**4**
Bathrooms	**2**

Location

5th Settlement, New Cairo

Azzar



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AZZAR




