





E£ 34,300,000

4 Bedrooms **4 Bathrooms** **270 m²**

LUXURY 270M² BUA SEMI-FINISHED RESIDENTIAL TWIN HOUSE (4 BEDROOMS, 4 BATHROOMS) ON A GENEROUS 385M² PRIVATE PLOT FOR SALE ON FLEXIBLE INSTALLMENT PLANS (DELIVERY 2028) IN CITY GATE BY QATARI DIAR, STRATEGICALLY LOCATED ON THE MIDDLE RING ROAD, 5TH SETTLEM

Semi Finished Twin House for Sale Installments City Gate Qatari Diar New Cairo 270m² BUA

Type: Residential Twin House for Sale

BUA: 270 m²

Land Area: 385 m²

Bedrooms: 4 (Including Master Suites)

Bathrooms: 4

Finishing: Semi Finished

Delivery Date: 2028

Status: Available for Sale on Installments / Resale

Location

Strategically situated within City Gate by Qatari Diar, fronting directly along the Middle Ring Road and Cairo–Ain Sokhna Road in New Cairo, serving as the premier geographical gateway connecting the 5th Settlement to the New Administrative Capital, positioned just 10 minutes from the American University in Cairo (AUC) and 15 minutes from Cairo International Airport.

About the Project

City Gate is an iconic, self-sustaining master-planned mega-community spanning over 8.5 million square meters (approx. 2,020 acres) developed by Qatari Diar. Built around lush green expanses and world-class infrastructure, the project features an 18-hole championship golf course, luxury sports and social clubhouses, top international schools, specialized medical complexes, landscaped linear parks, high-end retail boulevards, and 24/7 smart security and community management.

Concept

Spanning an expansive 270 m² build-up area set on a 385 m² private plot delivered semi-finished, featuring 4 spacious bedrooms, multiple reception and living zones, and 4 bathrooms, this twin villa offers generous private garden grounds, elevated privacy, and full architectural freedom for custom interior fit-outs, paired with solid long-term capital appreciation and convenient installment flexibility in one of East Cairo's flagship gated communities.

Classification	Delivery date
Installment	**2028**

Property details

Property Type	**Twin house**
Category	**Residential**
Finishing	**Semi Finished**
Developer	**Qatari Diar**
Project	**City Gate**
Build Up Area	**270 m²**
Bedrooms	**4**
Bathrooms	**4**

Additional Details

View

Prime Location

Location

5th Settlement, New Cairo

City Gate






