

GREENS II

VILLAS





MIVIDA

WHERE LIFE COMES TOGETHER



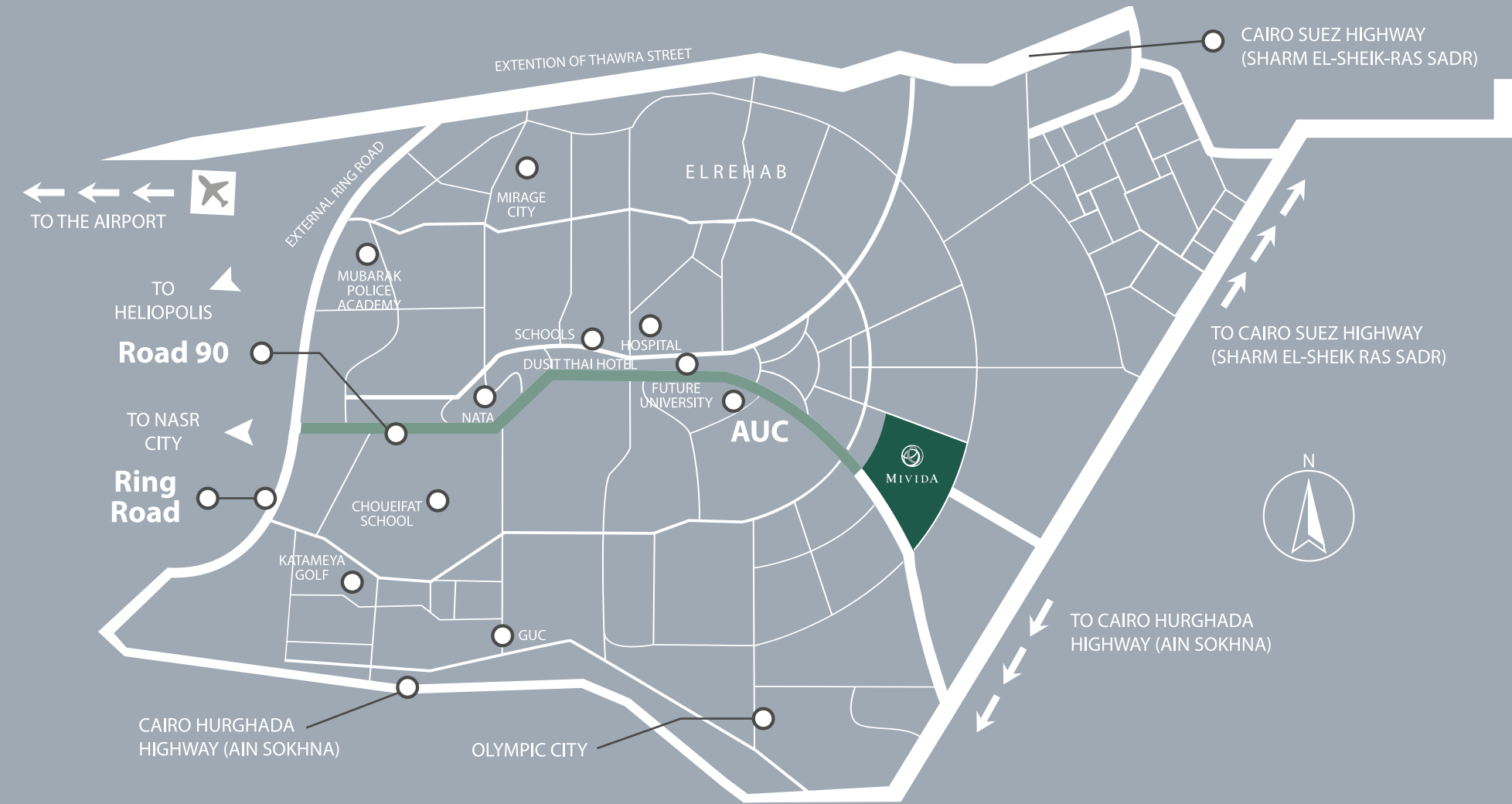
LIVE GREEN

Mivida's natural topography has allowed developers to create a distinctive development new to Egypt. With captivating green wadis, extensive open spaces, and mesmerizing lake districts the master planners have captured the beauty in surrounding residents in an abundance of nature. Whether looking out of your window to the unobstructed views of the development or walking on the winding pathways, you feel the serenity in the atmosphere.

LOCATED IN THE HEART OF NEW CAIRO

Strategically situated in the heart of New Cairo, Mivida's location is sure to become a future hub. Ideally located 20 minutes away from Cairo's International Airport and in close proximity to Road 90, Mivida offers residents an assortment of activities within and surrounding the development.

The comprehensively planned 860-acre community is a fully integrated development that includes a harmonious mix of residential, commercial and leisure facilities.





WELCOME TO GREENS II VILLAS

Elegantly enclosed in an abundance of greenery, Greens II offers an exclusive selection of perfectly designed homes located steps away from the Mivida Clubhouse. With only 49 exclusive villas offered in this unparalleled village, Greens II ensures that your home overlooks lush green spaces or a wide green valley. Greens II Villas provides you with a seamless experience that truly merges your comfort with luxury.

EXCLUSIVE LUXURY LIVING

A premium location surrounded by lush gardens and tranquil scenery ensuring exclusive luxury living. Greens II Villas offers a limited selection of elegantly designed homes that flawlessly introduce an elevated blend of Tuscan and Santa Barbra styles, ranging in areas from 356sqm to 391sqm. Residents are immersed in serenity, tranquility and an unmatched living experience created by the extensive facilities surrounding Greens II Villas.



MIVIDA TODAY





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WHERE LIFE COMES TOGETHER

MASTER PLAN

-
1. SPORTS CLUB
 2. CLUB HOUSE
 3. SHOPPING BOULEVARD
 4. MEDICAL CENTER
 5. MIVIDA MALL
 6. SCHOOLS
 7. BUSINESS PARK
 8. THE LAKE DISTRICT



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AMENITIES OF A PERFECTLY
BALANCED LIFESTYLE

THE CLUBHOUSES

EXCLUSIVELY YOURS

Designed with our residents in mind, the three elegant clubhouses will offer a wealth of opportunities for residents to lead an active, fulfilling and healthy life.

The clubhouses offer an array of services, including rejuvenating spas, state of the art gyms, swimming pools, tennis and squash courts, ballrooms, meeting rooms, nurseries and decadent gourmet restaurants and lounges.



THE BOULEVARD

A PULSING DOWNTOWN

Inspired by the famous La Rambla of Barcelona, the Boulevard is set to be the heart of the Mivida community.

With a meticulous selection of upscale shopping, leisure and entertainment venues, this vibrant area is sure to attract an array of Mivida residents. With lush landscaping, outdoor seating and beautiful canopies, the Boulevard is sure to be an exquisite landmark within Mivida.



BUSINESS PARK

AN INTELLECTUAL COMMUNITY

A modern twist on commercial office spaces, Mivida Business Park offers its tenants individualized access to a full range of world-class services.

These eco-friendly buildings are built with the environment in mind; balancing natural lighting with energy-saving processes while maintaining Mivida's sophisticated identity.

The spacious outdoor office area of 9,050sqm, with a net building area of 7,905sqm ensures the comfort of every Business Park tenant.



MEDICAL CENTER



Nothing is more comforting than knowing that your health needs will be catered to around the corner.

Offering only the most qualified and well-esteemed doctors, nurses and management in the industry, Mivida Medical Center with its state-of-the-art facilities will redefine everything we've come to know about health-care.

INTERNATIONAL SCHOOLS



To make your Mivida living experience exceptional, an array of facilities are dedicated solely to your loved ones.

Europa Schule Neu Kairo is now offering world class German education. A second bilingual international school is expected to open in the near future.

THE LAKE DISTRICT



Characterized by its beautiful lake and stunning landscape, The Lake District provides an array of activities for the entire family ensuring continual stunning views, offering an exceptional outdoor experience. Located in the heart of Mivida, The Lake District has something for everyone. Whether you are looking for a morning work-out, a quick coffee fix, an exquisite meal by the lake, or simply some quality time with your friends and family, The Lake District has it all.

MIVIDA MALL



Mivida Mall is spectacularly designed, offering the finest stores, services and eateries providing an unparalleled shopping and retail experience. The Mall features an international collection of luxury brands and offers the most diverse variety of dining and entertainment outlets. These coveted retail offerings are presented in a vibrant architectural environment complimented by superior amenities and guest services guaranteeing the ultimate mall experience.

COMMITTED TO SUSTAINABILITY

Mivida was built with sustainability in mind, where 80% of the development is dedicated to open green spaces. We strive to conserve both energy and water resources and the development's design helps ensure our continued commitment.

Using state-of-the-art technology and recycling water reservoirs has helped ensure that irrigating and maintaining Mivida's extensive green spaces, parks and natural features are accordingly maintained. Moreover, the Mivida community is proud to be powered by Phillips unprecedented solar lighting guaranteeing an eco-friendly lifestyle.



GREENS II
VILLAS

FLOOR PLANS



VILLA 17

TUSCAN

TOTAL AREA : 355.78 SQM

GROUND FLOOR

FIRST FLOOR

PENTHOUSE

Ground Floor 122.65 SQM
 First Floor 115.28 SQM
 Roof 32.12 SQM

Terraces & Loggias 21.56 SQM
 Roof Terrace 64.18 SQM

DISCLAIMER :

1. All room dimensions are measured to structural elements and exclude wall finishes and construction tolerances.
2. All dimensions have been provided by our consultant architects.
3. All materials, dimensions and drawings are approximate and information is subject to change without notice.
4. Actual area may vary from the stated area.
5. Drawing areas not to scale.

6. The developer reserves the right to make revisions.
7. Actual unit areas, front windows, porches, terraces, loggia and exterior trim detail may vary by elevation styles.
8. The unit orientation will be as shown in the parcel layout and not as shown in the floor plans.
9. Roof terraces and car port pergolas are not included.



VILLA 20

SANTA BARBARA

TOTAL AREA : 390.90 SQM

GROUND FLOOR



Ground Floor 130.83 SQM
 First Floor 129.49 SQM
 Terraces & Loggias 24.89 SQM

FIRST FLOOR



Penthouse 35.98 SQM
 Roof 69.71 SQM

PENTHOUSE



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E M A A R S A L E S C E N T R E S

Main Branch:

Uptown Cairo (Emited Ramsis St. exit from the 6th October bridge)

Heliopolis Branch:

40, Thawra St.

Mohandseen Branch:

16, Ministry of Agriculture St. (Beginning of Batal Ahmed Abd El Aziz St.)

New Cairo Branch:

Mivida Business Park, Building 1 end of road 90 next to AUC new campus.

Dubai Branch:

Emaar Square Building 2, Downtown Dubai.

www.mivida-egypt.com