



Call Center  
Website  
Facebook page  
Office address

**16201**  
[www.mountainviewegypt.com](http://www.mountainviewegypt.com)  
Mountain-View  
Heliopolis: Omar Ibn El-Khattab St., City Stars Capital R2, 3rd floor, Cairo, Egypt  
Zamalek: Abou El Feda Tower, 3 Abou El Feda St., 16th floor, Cairo, Egypt





# Ever dreamt of living within absolute green, surrounded by a park?

A home nestled amidst natural landscapes, surrounded by lakes, trees and fountains? A lush green park, which is a picturesque and idyllic scene for a quiet and relaxing lifestyle?

That's exactly what Mountain View Hyde Park offers you, the dream of living within absolute green, with all facilities conveniently within reach. Set atop a beautiful vista, the compound is located inside a huge network of interconnected parks and overlooking Hyde Park, one of the most prestigious private parks in Egypt.

Mountain View Hyde Park is designed with one vital aim in mind – to give residents the opportunity to live in an ultimately peaceful environment, surrounded by endless green with an extreme connection to nature.



Life as Nature Intended

## The Hyde Park Life

Acquire the lifestyle you want, and attain a life to look up to with Mountain View Hyde Park. With its American style villas, iVillas, apartments and penthouses. Each unit has a park view and is intelligently designed and conveniently located to provide peace of mind and privacy.

Set atop a beautiful vista, your home will be amidst a vast landscapes and surrounded by beautiful water features, lakes and fountains. The lush green of the park makes this a picturesque and idyllic landscape for a quiet and relaxing lifestyle.

A woman with long brown hair and sunglasses on her head is blowing bubbles. She is wearing a dark, patterned sleeveless top. In the background, a large group of people are sitting on the grass in a park, surrounded by trees. The scene is bright and sunny.

## Live Inside a Park

## Community

Be among your like-minded peers a community of high fliers who share the same values and goals and aspirations-and have the same genuine passion for success.

To be part of an effective, successful society is now a reality. The aim of not settling for less and continuously seeking to upgrade in life is fulfilled at Mountain View Hyde Park, with all the elements to realize your aspirations and support you in the continuing pursuit for what is better. You can enjoy the mental, physical and social well being that is associated with living within wide-open, nature-rich spaces.

Raising your children within a balanced, coherent community sharing the same values, is at the top of our priorities to prepare them for their futures. Witness them develop and grow assured by the fact that they are being brought up within the society of your choices and among healthy surroundings of rich greenery and landscaping present in the various outdoor facilities such as the Central Green Park and the Green Corner.

Pleasure in Life,  
Delightful Moments



## Location

Ideally located on Road 90, Mountain View Hyde Park is overlooking to the most exclusive and the largest private landscaped park in Cairo, and is five minutes away from the American University in Cairo's new campus. Mountain View Hyde Park is situated within walking distance from the largest medical, commercial, educational, and sports centres in New Cairo area.



- Entrance
- The Palace/Club House
- The Promenade
- Majestic Lake
- Sunken Gardens
- Queen Victoria Memorial
- Bridge
- Swimming Pool
- Jogging Paths
- Reflecting Lakes
- Parking Lots
- Bus Station
- Sport Court



## Distinctive Features

When you own a unit at Mountain View Hyde Park, Your home will be in the middle of lush landscapes. As you would expect from a gated community of this quality, the compound is equipped with the highest levels of security.

For further convenience and the added safety of its residents, Mountain View Hyde Park is designed with separate pedestrian walkways throughout the compound, set on a different level from the roads used by vehicles.



Adopt the Pace of Nature

A wide, paved path in a park, lined with large, mature trees. Several people are walking along the path, including a group of four women in the foreground. The path leads into the distance, flanked by green grass and more trees. The scene is bright and sunny, with dappled light on the path.

# Every Step is A Natural Inspiration

## 1 Kilometre Promenade

A 1 kilometre long spine of interconnected pathways winds through Mountain View Hyde Park, starting from the clubhouse and ending by Hyde Park itself. Experience the magic of promenading with loved ones and family past sunken gardens, cafes, memorials, fruitful garden, landscapes, artworks, lakes and fountains to the soundtrack of nature. You can also simply relax on one of the park benches found along the way to take in the inspiring scenery.

## Majestic Lake

One of Mountain View Hyde Park's most stunning features is its majestic lake, a true landscaping masterpiece. At the heart of this community, the lake not only offers beauty and tranquility but also a unique and fun experience in the form of paddleboats, rowing boats and canoes, making it a truly magical place for the whole family.



As Evening Descends,  
Recount Your Blessings



Safety and Peace of Mind

## Crossover Bridges

Worrying about your kids' safety playing outdoor, specially when it comes to crossing streets will become a thing of the past. Now with Mountain View Hyde Park's ingenious overhead bridges crossing over walkways, we ensure that vehicles never interrupt your pedestrian experience. This will provide a healthy and safe environment for you and your young ones.

## 7 Kilometres Pedestrian trails

Seven kilometres of pedestrian walkways are not only safer, but also offer a range of services and entertainment options, enjoy strolling, jogging or biking along tree-lined pathways.



Let Nature be your Guide

## Unique Architectural Style

A dream home requires dreamy architecture: wide open front yards, blue tiled roofs and quaint little details such as a traditional American mail box, are a few of the features of Hyde Park's architectural style.

Choose your dream home from a fine selection of designs, tailored to your individual needs. Attain a life to look up to with American style villas, iVillas, apartments and penthouses - each unit has a park view and is intelligently designed and conveniently located to provide peace of mind and privacy.

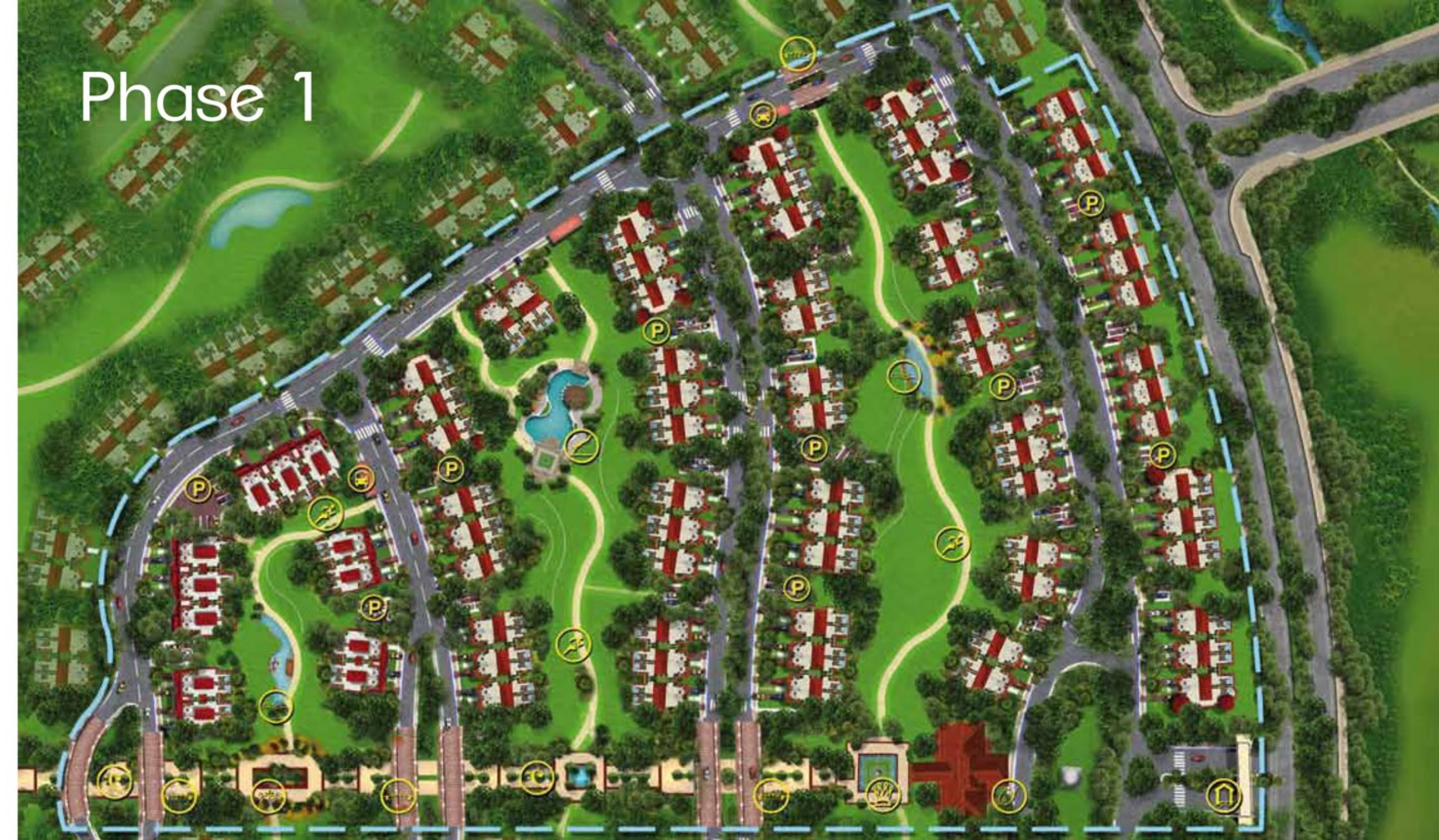


Stop dreaming, start living



-  Bridge
-  Swimming Pool
-  Jogging Paths
-  Reflecting lakes
-  Parking Lots
-  Bus Station
-  Entrance
-  The Palace/ Club House
-  The Promenade
-  Sunken Gardens
-  Queen Victoria Memorial

Phase 1







- Landscape Valley
- Exercise matt.
- Sports Courts
- Outdoor GYM
- Bus Stations
- Bridge
- Parking Lots
- Swimming pool
- Landscape Area
- Bicycle track corridor
- Kids Play area.

# Phase 6



- Majestic Lake
- Flower valley
- Jogging track
- Bus Stations
- Bridge
- Parking Lots
- Swimming pool

# Phase 7



- Jogging track
- Bus Stations
- Parking Lots
- Swimming pool
- Majestic Lake

# Phase 9

-  Adventure area
-  Events \ gathering area
-  Camping area
-  Tree house
-  Kids playground
-  Swimming lake
-  Jogging track
-  Parking Lots
-  Kids swimming pool



Stay tuned for the next Phase



# Townhouse Regular

Total area 273.68 Sq.m

Designed to accommodate a 3 piece reception with dining room overlooking the Terrace, a, a Guest Toilet, a spacious Kitchen and a Maid's Quarter. On the Top Floor: a living area with a terrace, 2 Bedrooms with a Bathroom nearby, one with a terrace and the other one with a Dressing. A Master Bedroom with its own private Dressing and Bathroom. This design includes a spacious Roof for entertaining and a Living.



Ground floor plan

| No.        | Item               | Area   | Dimension  |
|------------|--------------------|--------|------------|
| 1          | Reception & Dining | 73.8   | 6.60x11.79 |
| 2          | Terrace            | 8.22   | 2.06x4.88  |
| 3          | Kitchen            | 15.88  | 3.61x5.01  |
| 4          | Entrance           | 7.08   | 2.19x3.19  |
| 5          | Maid's Room        | 5.57   | 1.75x3.18  |
| 6          | Maid's Toilet      | 2.95   | 1.24x2.39  |
| 7          | Guest Toilet       | 2.54   | 1.38x1.86  |
| 8          | Lobby              | 1.89   | 1.32x1.38  |
| Gross Area |                    | 117.93 |            |



Layout



Section

Please refer back to the brochure for conditions and disclaimer



First floor plan

| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 10         | Master Bedroom     | 23.68  | 4.56x4.88 |
| 11         | Dressing Room      | 5.27   | 2.07x2.55 |
| 12         | Master Bathroom    | 5.46   | 2.03x2.55 |
| 13         | Living Room        | 20.4   | 3.57x5.38 |
| 14         | Bedroom 1          | 15.96  | 3.77x3.80 |
| 15         | Bathroom           | 5.66   | 2.38x2.38 |
| 16         | Bedroom 2          | 22.69  | 4.27x5.28 |
| 17         | Bedroom 2 Dressing | 5.06   | 1.62x3.13 |
| 18         | Staircase          | 8.11   | 1.23x6.62 |
| 19         | Terrace 1          | 2.31   | 1.28x1.80 |
| 20         | Terrace 2          | 3.25   | 1.38x2.30 |
| 21         | Corridor           | 7.33   | 1.61x5.03 |
| Gross Area |                    | 125.18 |           |



Roof floor plan

| No.          | Item        | Area  | Dimension |
|--------------|-------------|-------|-----------|
| 22           | living room | 20.24 | 3.95x5.12 |
| 23           | staircase   | 10.33 | 1.48x7.00 |
| Gross Area   |             | 30.57 |           |
| Roof Terrace |             | 68.30 |           |



 MOUNTAIN VIEW  
HYDE PARK

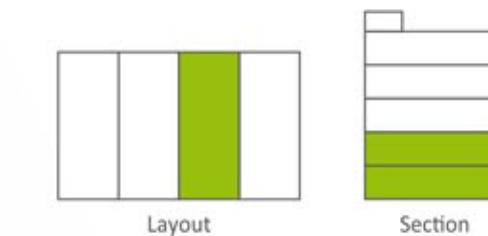
iVilla A Garden  
Regular  
Total area 278.64 Sq.m

A Villa within A Villa: Designed to accommodate a 2-piece Reception overlooking the Terrace and Garden, a Guest Toilet, a large Dining Room, a spacious Kitchen and a Maid's Quarter. On the Top Floor: 2 Bedrooms with a Bathroom nearby, a Living with a separate Terrace and a Master Bedroom with its own private Dressing and Bathroom.



Ground floor plan

| No.        | Item               | Area   | Dimension  |
|------------|--------------------|--------|------------|
| 1          | Entrance           | 6.75   | 1.75x3.86  |
| 2          | Reception & Dining | 68.85  | 6.60x11.41 |
| 3          | Lobby              | 6.00   | 1.85x3.27  |
| 4          | Kitchen            | 14.60  | 3.66x3.99  |
| 5          | Maid's Quarters    | 9.00   | 1.42x5.80  |
| 6          | Guest Toilet       | 5.00   | 2.04x2.54  |
| 7          | Terrace            | 8.84   | 1.6x4.88   |
| 8          | Utilities          | 23.94  |            |
| Gross Area |                    | 142.98 |            |



Please refer back to the brochure for conditions and disclaimer



First floor plan

| No.        | Item            | Area   | Dimension |
|------------|-----------------|--------|-----------|
| 9          | Master Bedroom  | 20.82  | 4.06x4.88 |
| 10         | Dressing Room   | 4.90   | 2.23x2.57 |
| 11         | Master Bathroom | 5.75   | 2.23x2.19 |
| 12         | Living Room     | 20.08  | 3.75x5.38 |
| 13         | Bathroom        | 4.50   | 2.17x2.08 |
| 14         | Bedroom 1       | 15.90  | 3.97x4.20 |
| 15         | Bedroom 2       | 20.10  | 4.05x5.74 |
| 16         | Store           | 1.75   | 1.33x1.42 |
| 17         | Terrace         | 4.50   | 1.85x2.79 |
| 18         | Staircase       | 6.75   | 1.23x5.38 |
| 19         | Corridor        | 7.10   | 1.84x4.62 |
| 20         | Utilities       | 23.51  |           |
| Gross Area |                 | 135.66 |           |



Garden plan

|             |          |
|-------------|----------|
| Garden Area | 55 - 200 |
|-------------|----------|



**MOUNTAIN VIEW**  
HYDE PARK

**iVilla (A) Roof**  
**Regular**  
Total area 300.40 Sq.m

A Villa within A Villa: Designed to accommodate a 3-piece Reception overlooking the Terrace, a large Dining Room, a Guest Toilet, a spacious Kitchen with a Maid's Quarter.

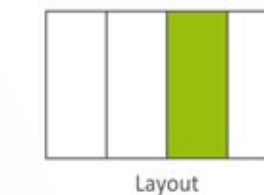
On the Top Floor: 2 Bedrooms with a Bathroom nearby, a Living with a terrace and a Master Bedroom with its own private Dressing and Bathroom. This design includes a spacious Roof for entertaining and a Living.

Please refer back to the brochure for conditions and disclaimer



Third floor plan

| No.        | Item               | Area   | Dimension  |
|------------|--------------------|--------|------------|
| 1          | Entrance           | 7.70   | 2.34x3.61  |
| 2          | Reception & Dining | 73.00  | 6.60x13.00 |
| 3          | Terrace            | 1.07   | 0.55x2.83  |
| 4          | Kitchen            | 15.38  | 4.05x3.99  |
| 5          | Maid's Room        | 7.97   | 3.47x3.26  |
| 6          | Guest Toilet       | 4.50   | 1.91x2.40  |
| 7          | Maid's Toilet      | 2.05   | 1.07x1.91  |
| 8          | Utilities          | 22.29  |            |
| Gross Area |                    | 133.96 |            |



Layout



Section



Fourth floor plan

| No.        | Item            | Area  | Dimension |
|------------|-----------------|-------|-----------|
| 9          | Master Bedroom  | 20.00 | 4.06x4.88 |
| 10         | Dressing Room   | 5.72  | 2.23x2.57 |
| 11         | Master Bathroom | 4.87  | 2.23x2.19 |
| 12         | Living Room     | 19.71 | 3.81x5.23 |
| 13         | Bedroom 1       | 16.76 | 3.85x3.97 |
| 14         | Bathroom        | 4.50  | 2.08x2.17 |
| 15         | Bedroom 2       | 16.95 | 3.93x4.05 |
| 16         | Terrace         | 4.25  | 1.85x2.29 |
| 17         | Staircase       | 9.12  | 1.38x6.71 |
| 18         | Corridor        | 8.65  | 1.26x5.82 |
| 19         | Utilities       | 22.07 |           |
| Gross Area |                 | 132.6 |           |



Roof floor plan

| No.          | Item        | Area  | Dimension |
|--------------|-------------|-------|-----------|
| 20           | living room | 23.15 | 4.00x6.60 |
| 21           | staircase   | 4.74  | 1.23x5.22 |
| 22           |             | 5.95  |           |
| Gross Area   |             | 33.84 |           |
| Roof Terrace |             | 79.47 |           |



 MOUNTAIN VIEW  
HYDE PARK

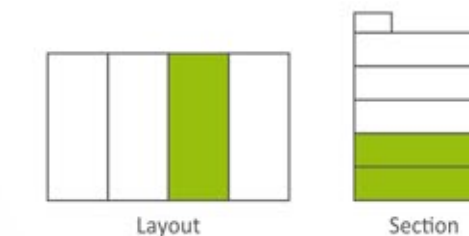
iVilla B Garden  
Regular  
Total area 223.57 Sq.m

A Villa within A Villa: Designed to accommodate a 2-piece Reception overlooking the Terrace and Garden, a large Dining Room, a Guest Toilet, a spacious Kitchen and a Maid's Quarter. On the Top Floor: 2 Bedrooms with a Bathroom nearby and a Master Bedroom with its own private Dressing and Bathroom.



Ground floor plan

| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 47.13  | 6.50x7.45 |
| 2          | Terrace            | 10.11  | 2.53x4.58 |
| 3          | Kitchen            | 14.52  | 3.56x4.09 |
| 4          | Entrance           | 9.82   | 3.76x3.22 |
| 5          | Maid's Quarters    | 9.55   | 1.72x5.73 |
| 6          | Guest Toilet       | 5.47   | 1.65x2.64 |
| 7          | Store              | 1.73   | 1.09x1.59 |
| 8          | Utilities          | 18.39  |           |
| Gross Area |                    | 116.72 |           |



Please refer back to the brochure for conditions and disclaimer



First floor plan

| No.        | Item            | Area   | Dimension |
|------------|-----------------|--------|-----------|
| 9          | Master Bedroom  | 20.32  | 4.58x4.86 |
| 10         | Dressing Room   | 5.2    | 2.12x2.46 |
| 11         | Master Bathroom | 7.02   | 2.10x3.77 |
| 12         | Bedroom 1       | 14.1   | 3.77x3.94 |
| 13         | Bathroom        | 4.92   | 2.17x2.27 |
| 14         | Bedroom 2       | 20.04  | 3.95x4.89 |
| 15         | Storage         | 1.84   | 1.09x1.71 |
| 16         | Staircase       | 6.66   | 1.33x5.05 |
| 17         | Corridor        | 8.94   | 1.41x6.58 |
| 18         | Utilities       | 17.81  |           |
| Gross Area |                 | 106.85 |           |



Garden plan

|             |          |
|-------------|----------|
| Garden Area | 55 - 200 |
|-------------|----------|



 **MOUNTAIN VIEW**  
HYDE PARK

**iVilla B**  
Roof Regular  
Total area 234.04 Sq.m

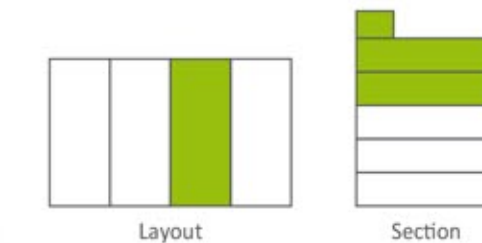
A Villa within A Villa: Designed to accommodate a 2-piece Reception, a large Dining Room, a Guest Toilet, a spacious Kitchen and a Maid's Quarter. On the Top Floor: 2 Bedrooms with a Bathroom nearby and a Master Bedroom with its own private Dressing and Bathroom. This design includes a spacious Roof for entertaining and a Living.

Please refer back to the brochure for conditions and disclaimer



Third floor plan

| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 51.69  | 6.50x9.30 |
| 2          | Store              | 1.86   | 1.09x1.71 |
| 3          | Kitchen            | 16.16  | 3.95x4.09 |
| 4          | Entrance           | 6.21   | 1.84x3.22 |
| 5          | Maid's Room        | 5.17   | 1.57x3.15 |
| 6          | Guest Toilet       | 5.28   | 1.71x3.15 |
| 7          | Utilities          | 17.29  |           |
| Gross Area |                    | 103.66 |           |





Fourth floor plan

| No.        | Item            | Area  | Dimension |
|------------|-----------------|-------|-----------|
| 8          | Master Bedroom  | 19.25 | 4.31x4.58 |
| 9          | Dressing Room   | 5.2   | 2.12x2.46 |
| 10         | Master Bathroom | 7.02  | 2.10x3.77 |
| 11         | Bedroom 1       | 14.1  | 3.77x3.94 |
| 12         | Bathroom        | 4.92  | 2.17x2.27 |
| 13         | Bedroom 2       | 17.6  | 3.95x4.09 |
| 14         | Store           | 1.87  | 1.09x1.71 |
| 15         | Staircase       | 7.37  | 1.33x4.95 |
| 16         | Corridor        | 9.31  | 1.41x7.31 |
| 17         | Utilities       | 17.26 |           |
| Gross Area |                 | 103.9 |           |



Roof plan

| No.          | Item        | Area  | Dimension |
|--------------|-------------|-------|-----------|
| 18           | living room | 15.92 | 3.92x3.68 |
| 19           | staircase   | 6.14  | 1.33x4.02 |
| 20           | Utilities   | 4.42  |           |
| Gross Area   |             | 26.48 |           |
| Roof Terrace |             | 60.88 |           |



 **MOUNTAIN VIEW**  
**HYDE PARK**

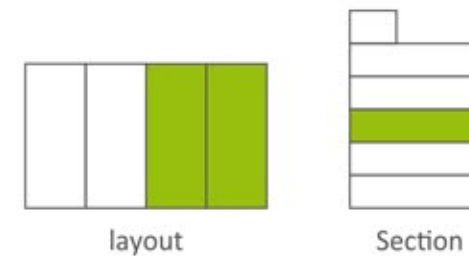
**Grand Deluxe Apt.**  
**(A) Corner**  
**Total area 274.81 Sq.m**

Designed as a spacious luxurious family home; the Apartment includes a 3-piece Reception, a Dining Room, a Terrace, a Kitchen with Maid's Quarter attached, a Guest Toilet, Living with its own Terrace, 2 Bedrooms with a Bathroom nearby, and a Master Bedroom with its own private Dressing and Bathroom.

Please refer back to the brochure for conditions and disclaimer



| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 69.96  | 8.09x9.37 |
| 2          | Kitchen            | 15.33  | 4.05x3.99 |
| 3          | Entrance           | 7.70   | 2.34x3.60 |
| 4          | Maid's Room        | 6.65   | 2.22x3.54 |
| 5          | Maid's Toilet      | 3.28   | 2.09x2.42 |
| 6          | Terrace            | 18.70  | 4.18x4.88 |
| 7          | Guest Toilet       | 3.00   | 1.38x2.17 |
| 8          | Guest Wash         | 1.89   | 1.38x1.37 |
| 9          | Master Bedroom     | 20.84  | 4.61x4.88 |
| 10         | Master Bathroom    | 4.87   | 2.23x2.19 |
| 11         | Master Dressing    | 5.81   | 2.23x2.63 |
| 12         | Bedroom1           | 16.78  | 3.97x4.20 |
| 13         | Bedroom2           | 16.15  | 4.05x3.99 |
| 14         | Bathroom           | 4.58   | 2.11x2.17 |
| 15         | Living             | 19.78  | 3.88x5.25 |
| 16         | Terrace            | 4.40   | 1.85x2.73 |
| 17         | Corridor           | 9.27   | 1.84x6.37 |
| 18         | Utilities          | 45.82  |           |
| Gross Area |                    | 274.81 |           |





# MOUNTAIN VIEW HYDE PARK

## Deluxe Apt (A) Reg Total area 202.94 Sq.m

Designed as a family home; the Apartment includes a Reception, a Dining Room, a Kitchen, a Guest Toilet, a Living, 2 Bedrooms with a Bathroom nearby, Maid's Room and a Master Bedroom with its own private Dressing and Bathroom.



| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 32.60  | 4.05x7.40 |
| 2          | Kitchen            | 11.10  | 3.40x3.30 |
| 3          | Master Badroom     | 18.25  | 3.99x4.72 |
| 4          | Master Bathroom    | 4.10   | 2.11x1.95 |
| 5          | Master Dressing    | 6.90   | 3.37x2.05 |
| 6          | Bedroom 1          | 27.80  | 7.99x4.88 |
| 7          | Bathroom           | 8.36   | 2.84x3.43 |
| 8          | Corridor           | 7.70   | 1.29x5.01 |
| 9          | Bedroom 2          | 16.16  | 3.99x4.05 |
| 10         | Maid's Room        | 4.80   | 1.41x3.40 |
| 11         | Guest Toilet       | 3.32   | 1.52x2.19 |
| 12         | Living             | 20.35  | 3.85x5.80 |
| 13         | Lobby              | 7.70   | 1.61x4.72 |
| 14         | Utilities          | 33.80  |           |
| Gross Area |                    | 202.94 |           |



layout



Section

Please refer back to the brochure for conditions and disclaimer



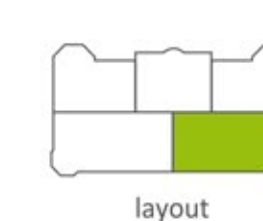
 **MOUNTAIN VIEW**  
**HYDE PARK**

**Deluxe Apt.  
(Backyard)**  
Total area 172.45 Sq.m

Designed as a family home; the Apartment includes a 2-piece Reception overlooking a Terrace, a Dining Room, a Guest Toilet, a Kitchen, 2 Bedrooms with a Bathroom nearby and a Master Bedroom with its private Bathroom and Dressing.



| No.              | Item               | Area    | Dimension |
|------------------|--------------------|---------|-----------|
| 1                | Reception & Dining | 50.13   | 7.62x7.94 |
| 2                | Kitchen            | 9.93    | 3.00x3.31 |
| 3                | Terrace            | 4.68    | 1.38x3.40 |
| 4                | Guest Toilet       | 3.77    | 1.83x2.06 |
| 5                | Master Bedroom     | 18.36   | 4.31x4.66 |
| 6                | Master Bathroom    | 5.24    | 2.11x2.49 |
| 7                | Master Dressing    | 5.66    | 2.49x2.67 |
| 8                | Bedroom1           | 14.78   | 3.66x4.06 |
| 9                | Bedroom2           | 16.36   | 4.02x4.06 |
| 10               | Bathroom           | 5.07    | 1.79x2.81 |
| 11               | Corridor           | 9.74    | 1.37x6.91 |
| 12               | Utilities          | 28.73   |           |
| Gross Area       |                    | 172.45  |           |
| Garden Area From |                    | 110-200 |           |



layout



Section

Please refer back to the brochure for conditions and disclaimer



 **MOUNTAIN VIEW**  
**HYDE PARK**

Cozy Apt. (A)  
Regular  
Total area 133.88 Sq.m

Designed as a family home; the Apartment includes a Reception, a Dining Room, a Kitchen, a Bathroom, 1 Bedroom and a Master Bedroom with its private Bathroom.



| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 40.85  | 5.80x7.46 |
| 2          | Kitchen            | 8.06   | 3.37x2.38 |
| 3          | Master Badroom     | 21.80  | 4.22x5.32 |
| 4          | Master Bathroom    | 4.45   | 1.95x2.29 |
| 5          | Bedroom            | 23.57  | 4.88x5.81 |
| 6          | Bathroom           | 5.90   | 2.15x3.43 |
| 7          | Corridor           | 6.95   | 1.29x5.42 |
| 8          | Utilities          | 22.30  |           |
| Gross Area |                    | 133.88 |           |



layout



Section

Please refer back to the brochure for conditions and disclaimer



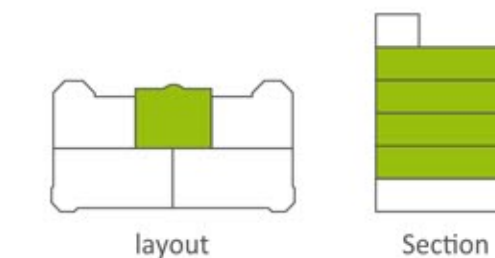
 **MOUNTAIN VIEW**  
**HYDE PARK**

**Cozy Apt. (Middle)**  
Total area 115.93 Sq.m

Designed as a cozy family home; the Apartment includes a Reception, a Dining Room, a Kitchen, a Bedroom with a Bathroom nearby and a Master Bedroom with its private Bathroom and Dressing.



| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 32.91  | 4.04x8.07 |
| 2          | Kitchen            | 6.52   | 2.62x2.49 |
| 3          | Master Bedroom     | 17.14  | 4.04x4.21 |
| 4          | Master Bathroom    | 7.31   | 2.14x3.45 |
| 5          | Master Dressing    | 5.72   | 1.72x3.33 |
| 6          | Bedroom            | 16.78  | 3.63x4.91 |
| 7          | Bathroom           | 4.28   | 1.72x2.49 |
| 8          | Corridor           | 5.95   | 1.37x4.34 |
| 9          | Utilities          | 19.32  |           |
| Gross Area |                    | 115.93 |           |



Please refer back to the brochure for conditions and disclaimer



 MOUNTAIN VIEW  
HYDE PARK

Penthouse (A)  
Regular  
Total area 166.45 Sq.m

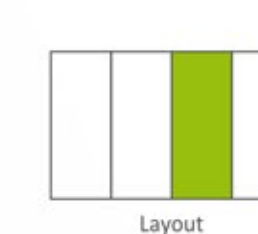
Designed to include: a Reception, a Dining Room, a Kitchen, a Bathroom, a Bedroom with a private Bathroom, a Bedroom with its own Dressing, and a Maid's Room.

This design includes a spacious Roof for entertaining and a Living.



Fourth floor plan

| No.        | Item               | Area   | Dimension |
|------------|--------------------|--------|-----------|
| 1          | Reception & Dining | 37.62  | 5.80x7.59 |
| 2          | Kitchen            | 4.85   | 2.02x2.38 |
| 3          | Maid's Room        | 3.9    | 1.42x2.75 |
| 4          | Master Bedroom     | 16.25  | 3.97x4.41 |
| 5          | Master Bathroom    | 4.05   | 1.95x2.29 |
| 6          | Bedroom            | 20.7   | 4.19x4.88 |
| 7          | Dressing           | 4.9    | 1.85x2.64 |
| 8          | Bathroom           | 4.2    | 2.02x2.08 |
| 9          | Staircase          | 5.28   | 1.28x4.21 |
| 10         | Corridor           | 8.85   | 1.36x6.77 |
| 11         | Utilities          | 22.01  |           |
| Gross Area |                    | 132.61 |           |



Layout



Section

Please refer back to the brochure for conditions and disclaimer



Roof plan

| No.          | Item        | Area  | Dimension |
|--------------|-------------|-------|-----------|
| 12           | living room | 23.15 | 4.00x6.60 |
| 13           | staircase   | 4.74  | 1.23x3.87 |
| 14           | Utilities   | 5.95  |           |
| Gross Area   |             | 33.84 |           |
| Roof Terrace |             | 79.47 |           |





Garden



Roof Garden

## Facility Management

In order to assist you with those everyday details, Mountain View Hyde Park provides a wide range of Facility Management services, including security, landscaping, maintenance and housekeeping.

For a successful environment, we bring to you KEY, a leading international Facilities Management company that provides top notch services 24/7.



Clear your mind  
and let go



 MOUNTAIN VIEW  
a life to look up to

## About Mountain View

Mountain View is part of Dar Al Mimar Group (DMG), one of the most successful privately owned, vertically integrated real estate enterprises in Egypt. Since its establishment in May 2005, the management team has been further strengthened with the addition of multinational expertise. The rich and unique mix of both local proficiency and multinational experience is what makes the company different. All projects are designed with client satisfaction as the ultimate goal, providing them not only with homes, but also with a lifestyle to match. The company is structured, up-to-date, innovative and cost-efficient while remaining deeply ingrained in real life. It is with this integration, that Mountain View is able to provide true value for money and has launched eight other successful projects, three in New Cairo area, one in 6th October City, two along the dazzling North Coast and two in the hills of Ain Sokhna – and now its latest development: Mountain View Hyde Park.

## Mountain View I

A distinctive community located in New Cairo, and rising 900 feet above sea level, Mountain View Cairo I offers an exclusive lifestyle in a breathtaking setting.

Designed to offer a private, luxurious living environment for its residents in American style. This tranquil gated community was developed on an area of 153,000 square meters using a master plan that makes the most of open green spaces, which is why the community's built-up area amounts to just 15% of the entire project - leaving thousands of square meters of lush greenery and inspiring landscape for residents to enjoy.



# Mountain View Projects

## Mountain View II

A residential community in the heart of New Cairo strategically located just a stone's-throw away from the American University in Cairo campus. Covering an area of more than 202,000 square meters, and having the same American theme of Mountain View I, this vast community encompasses the timeless traditions of home, family, and friendly neighbors. Filled with parks, lush landscape, and a multitude of recreational activities, there is always something exciting to discover.

## Executive Residence Giza Plateau

Ideally situated on the Giza Plateau, and a mere 18km away from downtown Cairo, Mountain View Executive Residence is an exclusive community built on 16 acres of land. With its ample space, residents of this luxury community can enjoy copious amounts of greenery, open front yards, and a central green park, as well as a wide range of amenities and facilities, in addition to elegant and comfortable homes in one of the safest, most luxurious integrated communities on the west side of Cairo.

## Executive Residence Katameya

A new gated residential community east of Cairo; Executive Residence is located strategically in the Katameya area only minutes away from the Ring Road, and just ten minutes away from the AUC new campus. This community is perfectly situated just outside the city's perimeters to allow for peace and quiet, whilst convenient proximity ensures that the capital's attractions are still within reach.

## North Coast-Ras El Hekma

The Mountain View North Coast is situated in a prime location, known as Ras El Hikma, on the Mediterranean Sea, in an area known for calm waters and mood altering landscapes. Mountain View North Coast covers an area of 120 acres and is designed using a Greek theme, with lavish white buildings and turquoise trimmings. Mountain View North Coast is a mixed-use development offering stand-alone villas, semi-attached villas, attached villas, town houses and chalets with a selection of interiors to suit the different tastes of our clients.

## Diplomats-Ras El Hekma

The Diplomats project is situated in a prime location, also in Ras El Hikma, and covers an area of 36 acres. This affluent resort comes with a complete range of housing options and amenities such as a hotel, a roman theater, a marina and plenty more. It has been designed using a Tuscan theme; with lavish white buildings trimmed with summery red. Diplomats Ras El Hikma is a mixed-use development offering stand alones, town houses and chalets.

## Sokhna I & II

Mountain View Sokhna is situated in an outstanding area approximately 60 minutes from the Cairo-Sokhna gates; making it the perfect weekend getaway or a permanent home address. Mountain View I covers an area of 50 acres of untouched land, while the second project, Mountain View Sokhna II, covers an area of 25 acres. Situated at a high altitude allowing it to have a constant breeze year-round, with greatly reduced levels of humidity also making it possible to enjoy this magnificent spot during the warmest months of the year. This project was built using a tropical Hawaiian theme with a warm vibrant feel, flourishing greenery and outstanding facilities. Mountain View Sokhna I & II offer stand-alone villas, semi-attached villas, attached villas and chalets.



## DMG overview

Dar Al Mimar Group (DMG) was established more than two decades ago as a contractor. Today DMG has member companies in the engineering, real estate and hospitality sectors. The DMG family of companies are vertically integrated with an innovative and unique approach to delivering projects. The group's companies strive individually in their core specialities and succeed in adding considerable value to their sister companies. In collaboration between the DMG member companies, a project is materialized from concept to design, contracting to sales and finally facilities management. The business model and leverage of DMG has enabled the group to grow rapidly within the Middle East. The DMG family is made up of 877 professionals and administrators creating an integrated network of dedicated talent that make DMG distinct in what it offers.

Engineering



Real Estate



Hospitality



