



SKYLINE

WORD FROM THE FOUNDER



MR. MOHAMED MORSHEDY
FOUNDER & OWNER

Since the establishment of Memaar Al Morshedy in 1983, we have been in the right place at the right time. From the start, our small group of highly talented architects, planners and engineers have bonded to the mission of contributing to the country's economic growth.

We achieved our goal by buying vacant land, developing, designing and building exceptional architecture. I am proud to say that we have reasons to celebrate. We channeled our determination and brought new architectural designs to Egypt.

Today, Egypt boasts a stable economic environment that strongly supports real estate investment.

Memaar Al Morshedy has earned its reputation in real estate development for innovative, intelligent and environmentally conscious designs, as well as high quality development and on time completion. As the single source for planning and engineering architectural design and construction for all of our developments, we are able to create structures of visual beauty and lasting quality. This resulted in unparalleled returns on investment and our niche real estate market leadership.

LETTER FROM THE CEO'S

we would like to personally welcome you to our newest residential community, Skyline. After recognizing the essential needs of residential buyers in Egypt, Memaar Al Morshedy has crafted a mixed-use project that provides its clients with spectacular international designs, and a prime location recognized as the new heart of Cairo.

While the surrounding gates across the project separate the residential buildings from the parallel commercial area, homeowners will enjoy a secure community embracing essential and luxurious amenities in order to fulfill numerous daily elements.

Our Work. Play. Live. Concept focuses on our owners' needs by allowing them to endure exclusive access to restaurants, pool lounge, spa and fitness center, as well as concierge services of the highest standards. Being located approximately 10 minutes away from Heliopolis, Maadi & Down Town, owners will enjoy central access to all roads, while utilizing their world-class residential services.

Memaar Al Morshedy aims to originate and initiate luxurious residential communities that will serve our homeowners' living aspirations, while providing them with a lavishing lifestyle at a convenient value.

"We are passionate about design, we are committed to quality and we are confident in our future."

Hassan Morshedy & Nour Morshedy
Chief Executive
Officers



THE ARCHITECTS **MOHAMED HADID**

For over 30 years, Hadid Development and Mohamed Hadid have offered unsurpassed vision and development acumen to the world. From his beginnings in Washington, D.C. developing and building unique office developments, residential developments and Ritz Carlton Hotels in Washington, New York, Aspen and Houston, Hadid expanded his work to redefine exquisite estates in Aspen, Mexico, and now Beverly Hills. Focusing on projects considered by many to be insurmountable, Hadid's insight coupled with his fusion of business desire, elegance, perfection, and the belief in stretching the realm of possibility, has led to his creations.

THE ARCHITECTS
VAN DER PAS

VDP Design is an Spanish Design Studio that specializes in creating ex-ceptional spaces for the Commercial market. Principals, Graham Van Der Pas and Doug Van Der Pas, are the vision, talent and names behind VDP.

Together, they have worked on a multitude of residential, hotel and com-mercial projects with developers throughout Asia, Europe, Africa, Rus-sia, North America and the Middle East. VDP has been a concept creator of projects for Marcel Wanders and Philippe Starck's YOO in Hong Kong, Spain, Egypt, USA and Germany.

Through close and intuitive consultation with the client, VDP delivers expertise in spatial design and marketing material to meet the unique demands of every project.

"We aim to help our developer clients compete successfully in the prop-erty marketplace, by providing excellence in spatial design."

**VAN
DER
PAS**



THE ARCHITECTS RAEF FAHMI

Enhancing architectural awareness within Egypt and the Middle East by encompassing the endless richness and diversity of the region and reinterpreting that history in a modern workable architecture.

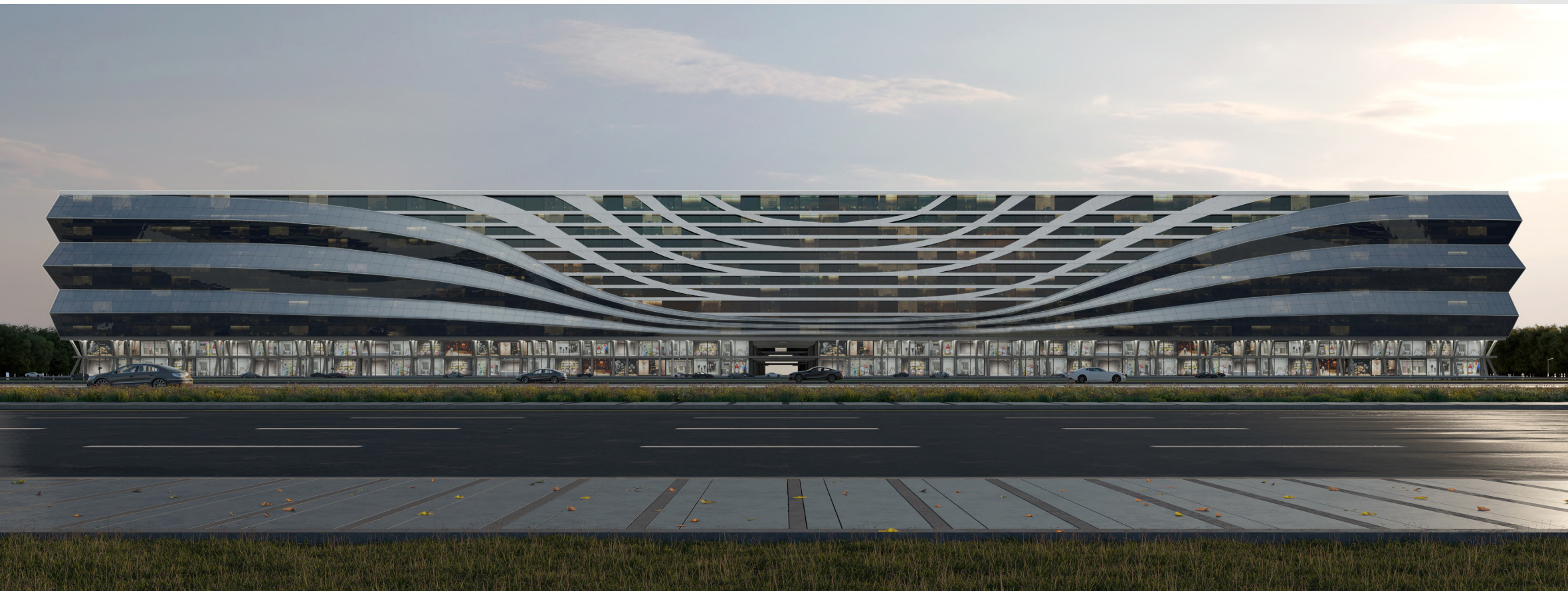
We are a community sensitive architectural firm that takes the initiative from the urban planning perspective to create a homogeneous society.

As a firm we are sensitive to our clients diverse needs. We believe that architecture can be achieved for a wide range of budgets through which we create culture and reflect our clients way of life.

THE WORLD'S LARGEST BUILDING

Epic Possibilities infused with Style.

Skyline is an Adventure.



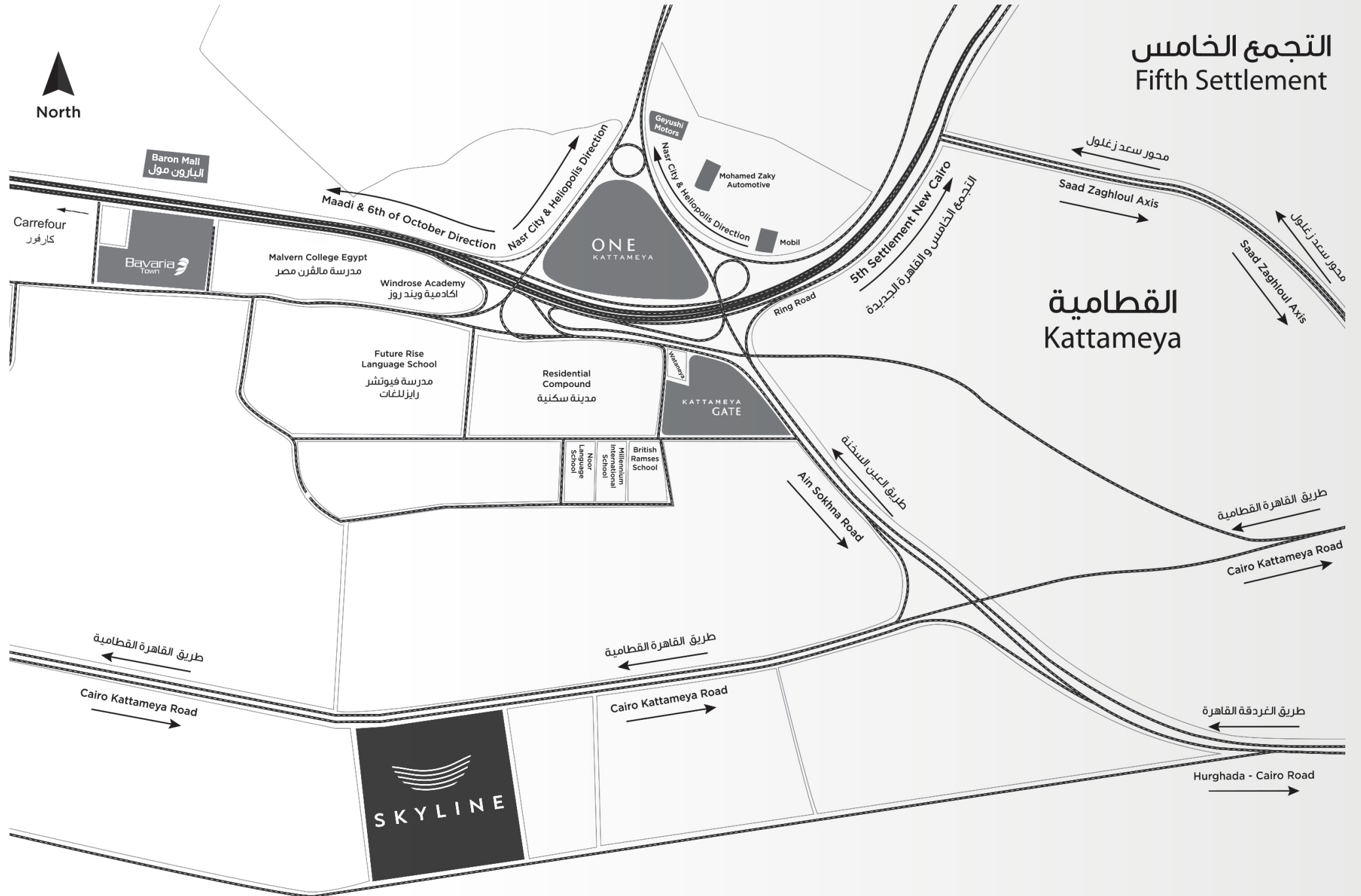
ARCHITECTURAL CONCEPT

Inspired from the organic shapes of the sand dunes.

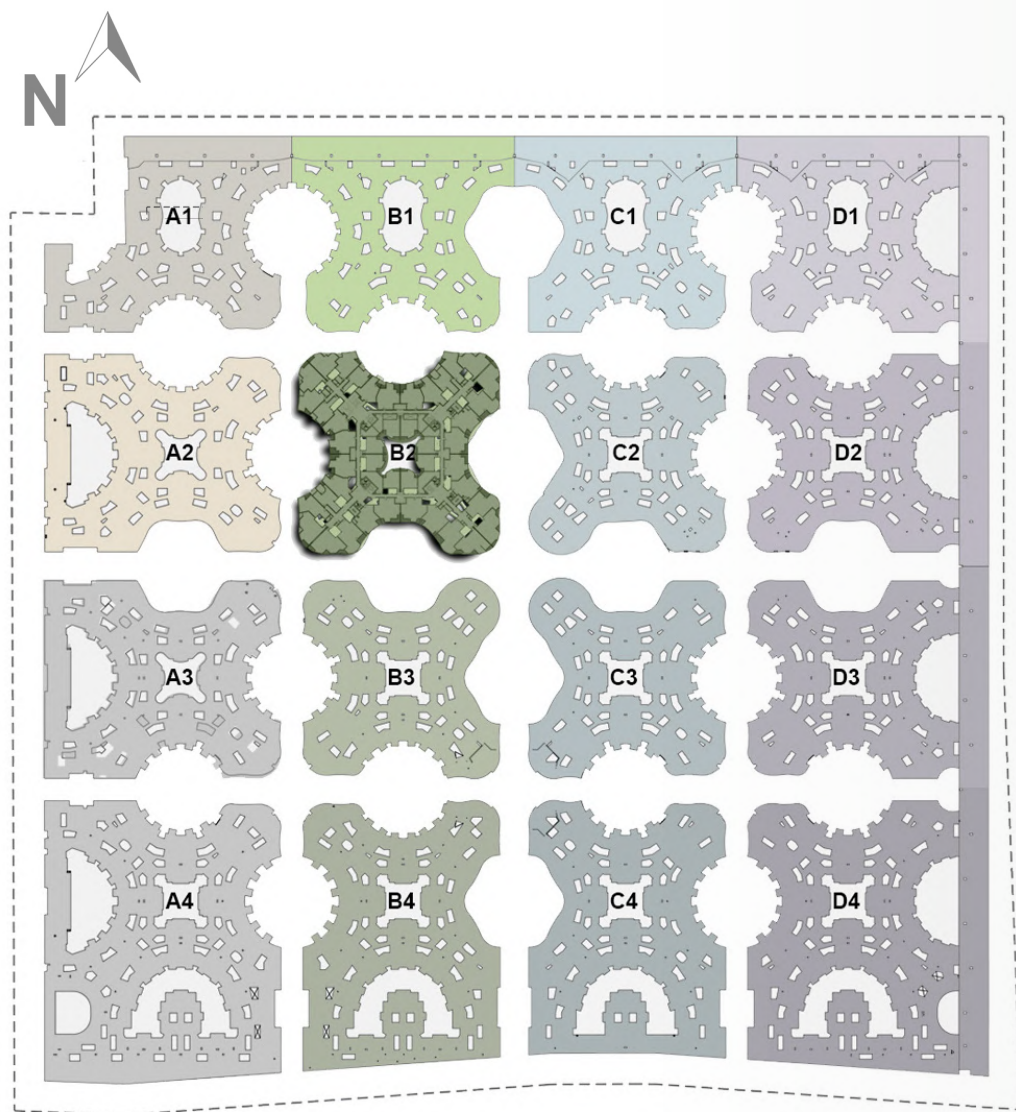


L O C A T I O N & M A S T E R P L A N

LOCATION



MASTER PLAN

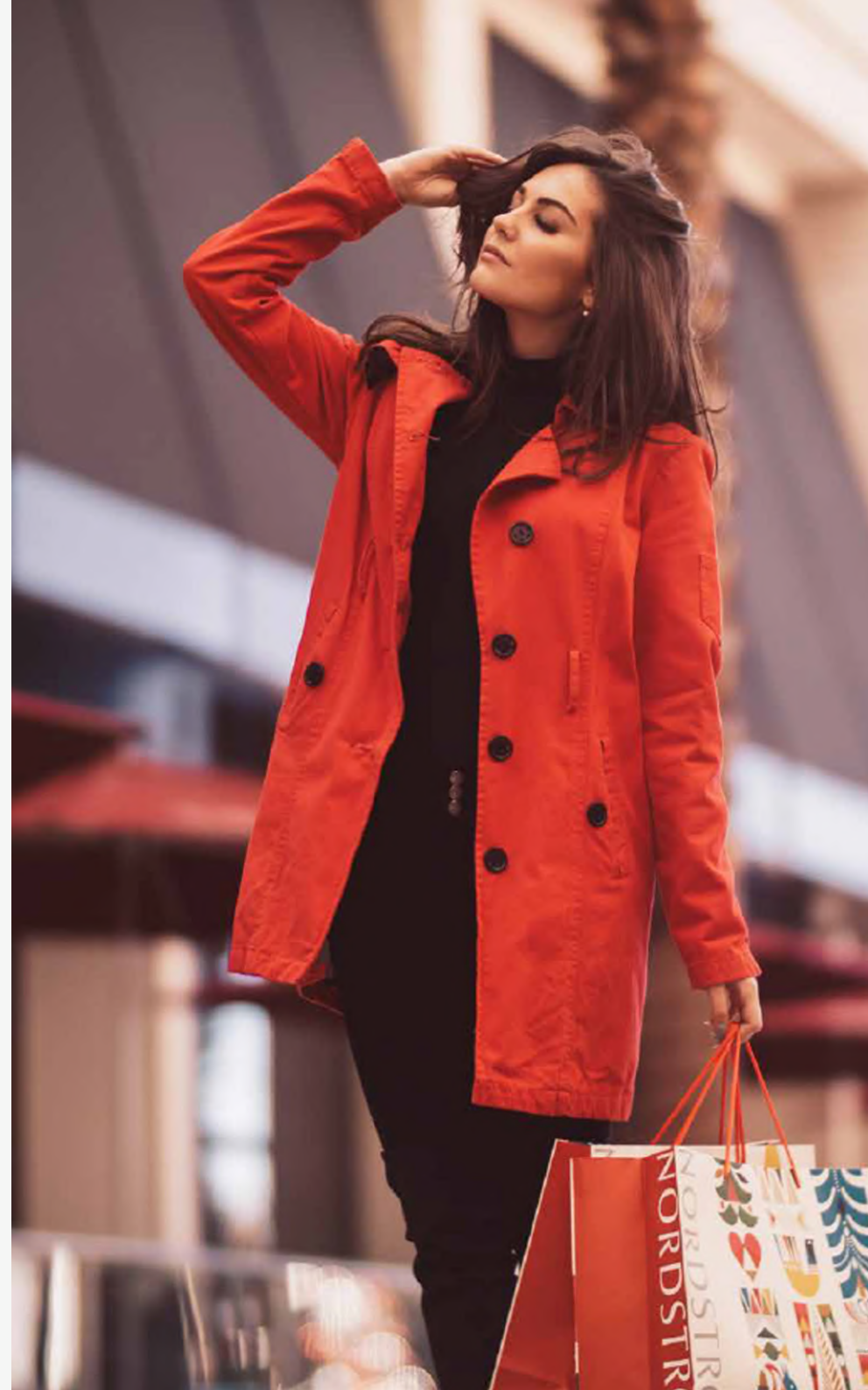


AN ENTIRE CITY IN A SINGLE BUILDING

L I F E S T Y L E

METROPOLIS SKYLINE

Your lifestyle demands Sophistication and Style with Ease, so immerse yourself in Skyline's vast and record breaking 200,000 square meter landscape of shops, entertainment and luxury living. Nothing is beyond your reach in this one of a kind complex that puts everything at your fingertips and literally outside your front door.





ENTERTAIN AND CELEBRATE!

At the heart of Skyline lies a cityscape all its own that caters to the most sophisticated palates and discerning tastes. Grab brunch with your friends on a sunny terrace before heading out to do some shopping.

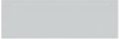



Unwind at one of the countless bars, cafes and restaurants that populate this thriving atrium of fine food, drink and entertainment.

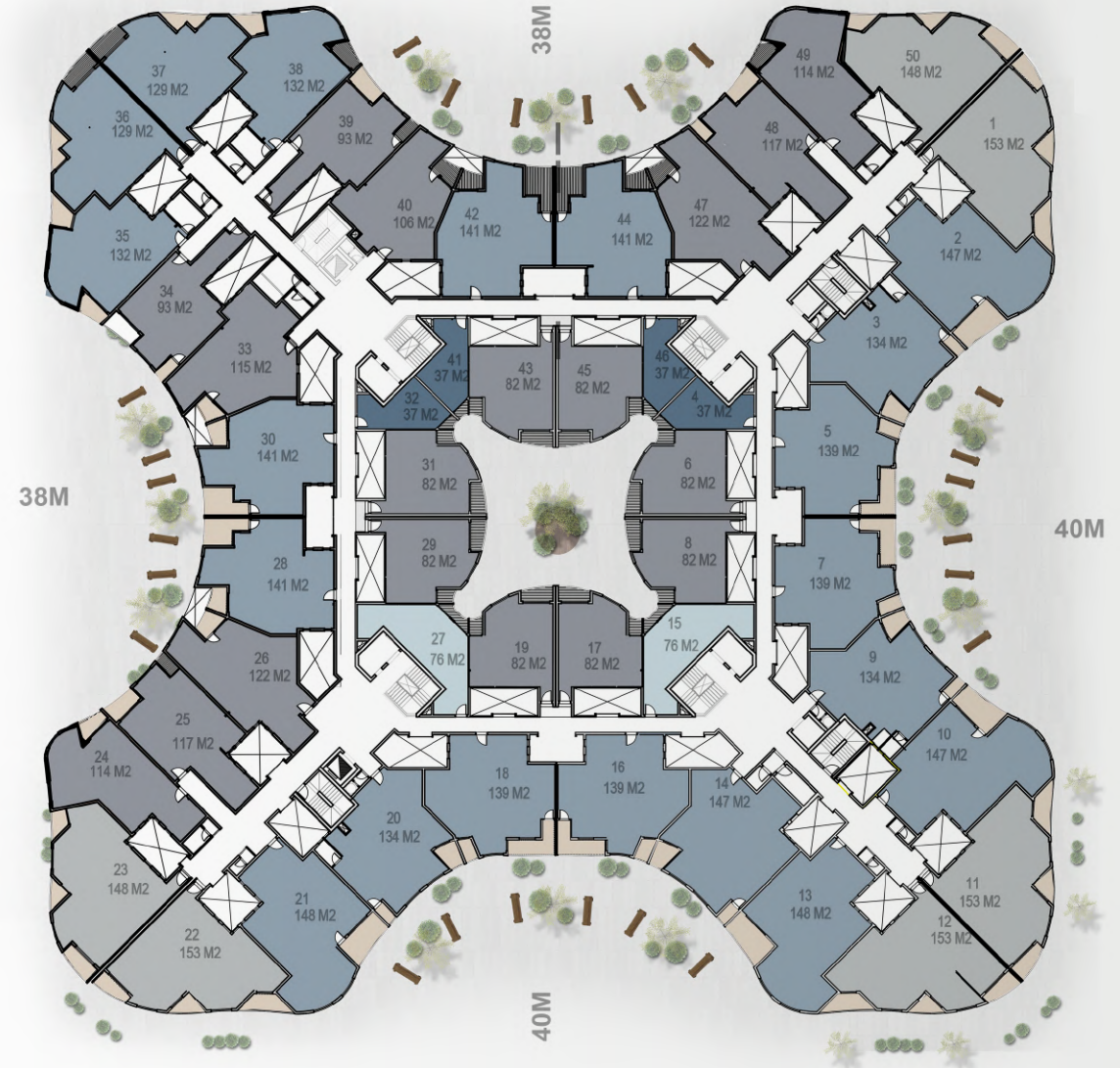
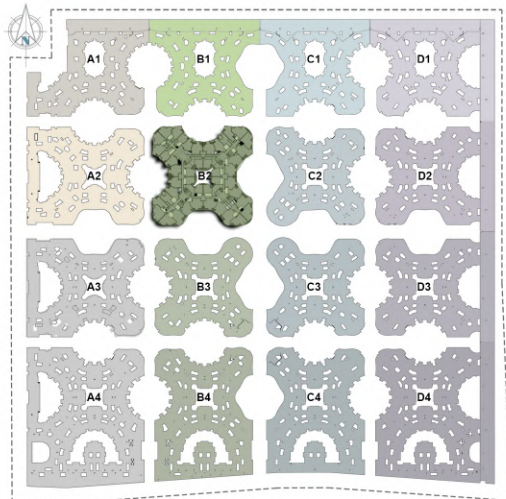
From dinner with the family, entertaining colleagues and friends or catching a film at the IMAX cinema, this district is truly one of the many gems of Skyline that continues to deliver the promise of every luxury and convenience being yours to take.



BUILDING B2
M A S T E R P L A N

BUILDING B2

-  **TYPE A** : 4 BEDROOMS
-  **TYPE B** : 3 BEDROOMS
-  **TYPE C** : 2 BEDROOMS
-  **TYPE D** : 1 BEDROOM
-  **TYPE E** : STUDIO

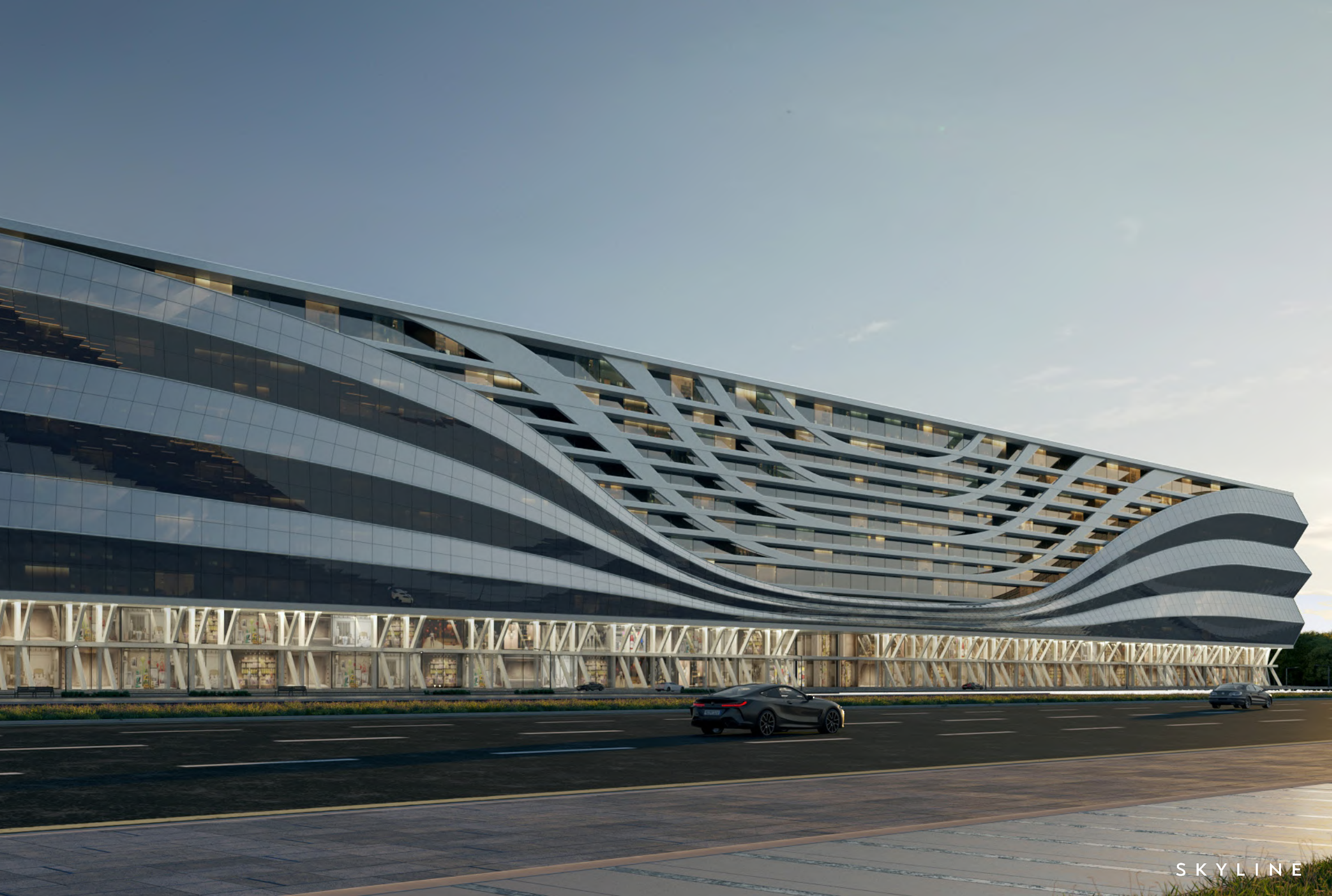




YOUR
HOME
LIFESTYLE

BUILDING B2
FLOOR PLAN

TYPE A : 4 BEDROOMS



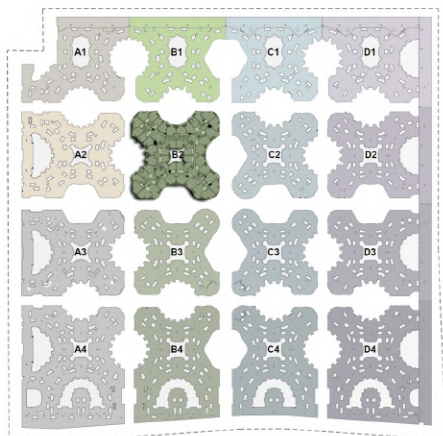


SKYLINE

BUILDING B2

TYPE A 4 BEDROOMS

AREA 153 m²

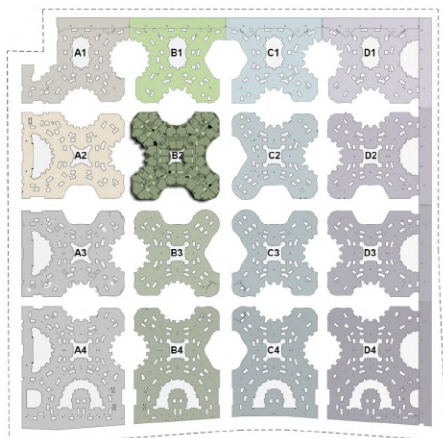




SKYLINE

BUILDING B2

TYPE A	4 BEDROOMS
AREA	148 m ²



B2





BUILDING B2
FLOOR PLAN

TYPE B : 3 BEDROOMS



STANT

CROISSANT

QUIVRE

QUISITO

MELANDE

LA ROSE

LA ROSE

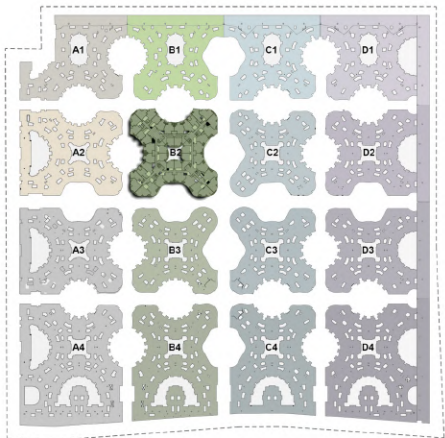
SKYLINE



SKYLINE

BUILDING B2

TYPE B	3 BEDROOMS
AREA	139 m ²



B2





SKYLINE

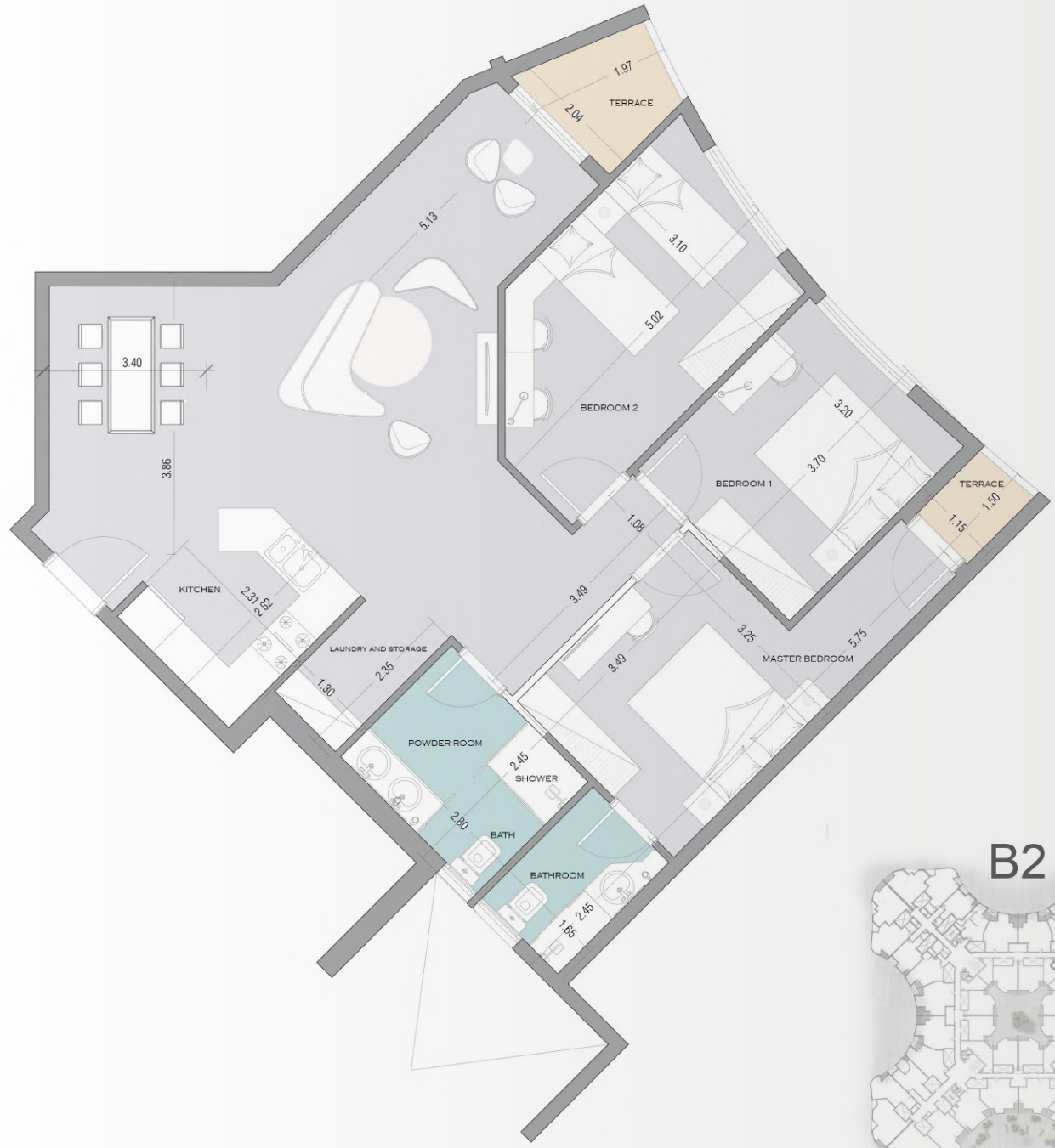
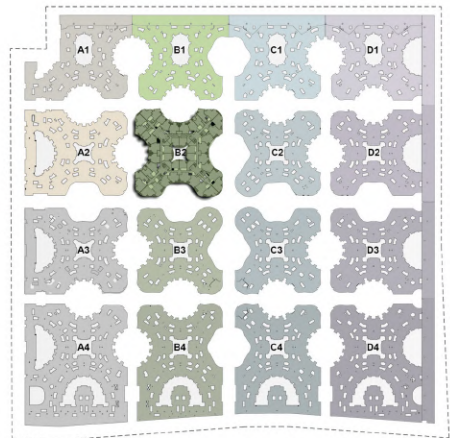
BUILDING B2

TYPE B

3 BEDROOMS

AREA

134 m²

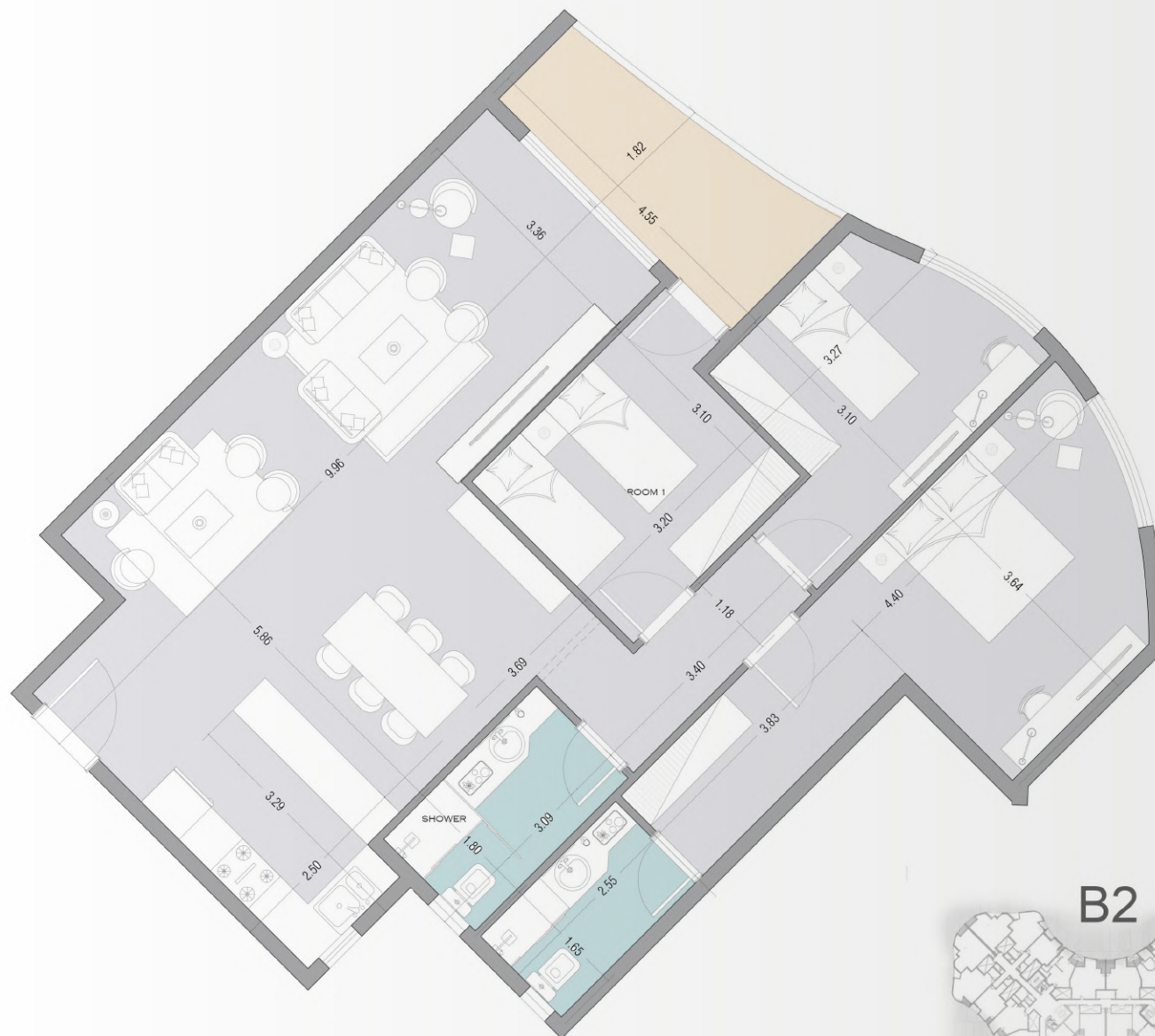
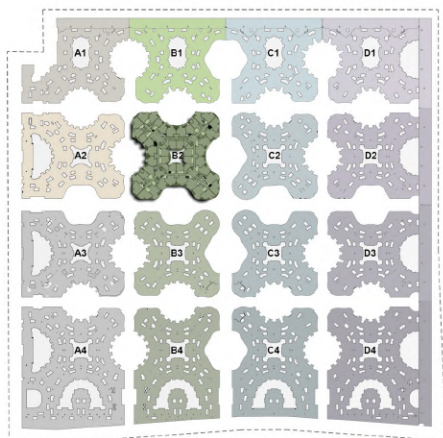




SKYLINE

BUILDING B2

TYPE B	3 BEDROOMS
AREA	147 m ²



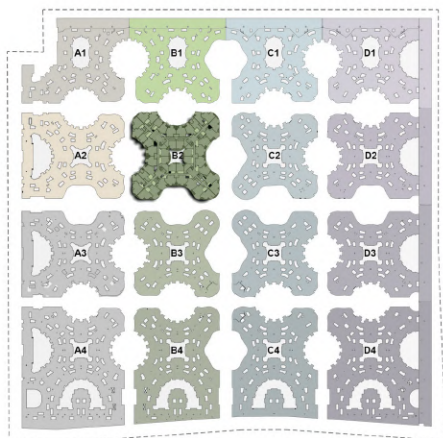


SKYLINE

BUILDING B2

TYPE B 3 BEDROOMS

AREA 147 m²

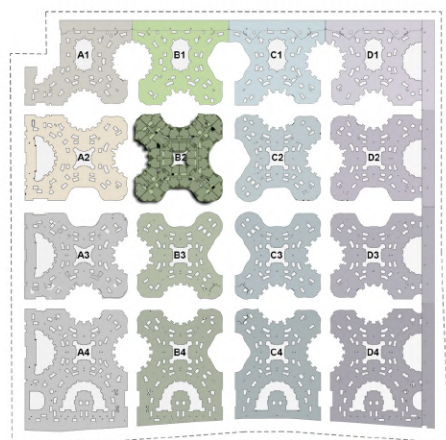




SKYLINE

BUILDING B2

TYPE B	3 BEDROOMS
AREA	129 m ²



B2

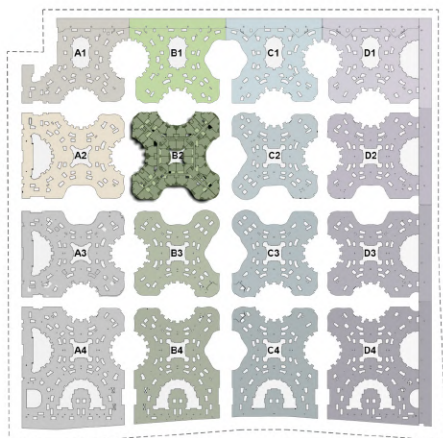




SKYLINE

BUILDING B2

TYPE B	3 BEDROOMS
AREA	132 m ²



B2



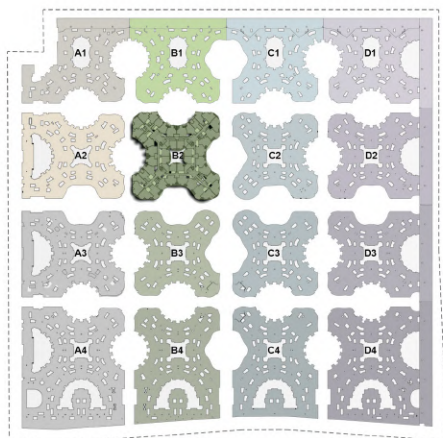


SKYLINE

BUILDING B2

TYPE B 3 BEDROOMS

AREA 141 m²



B2





SKYLINE

BUILDING B2
FLOOR PLAN

TYPE C : 2 BEDROOMS

| Spa



SKYLINE



SKYLINE

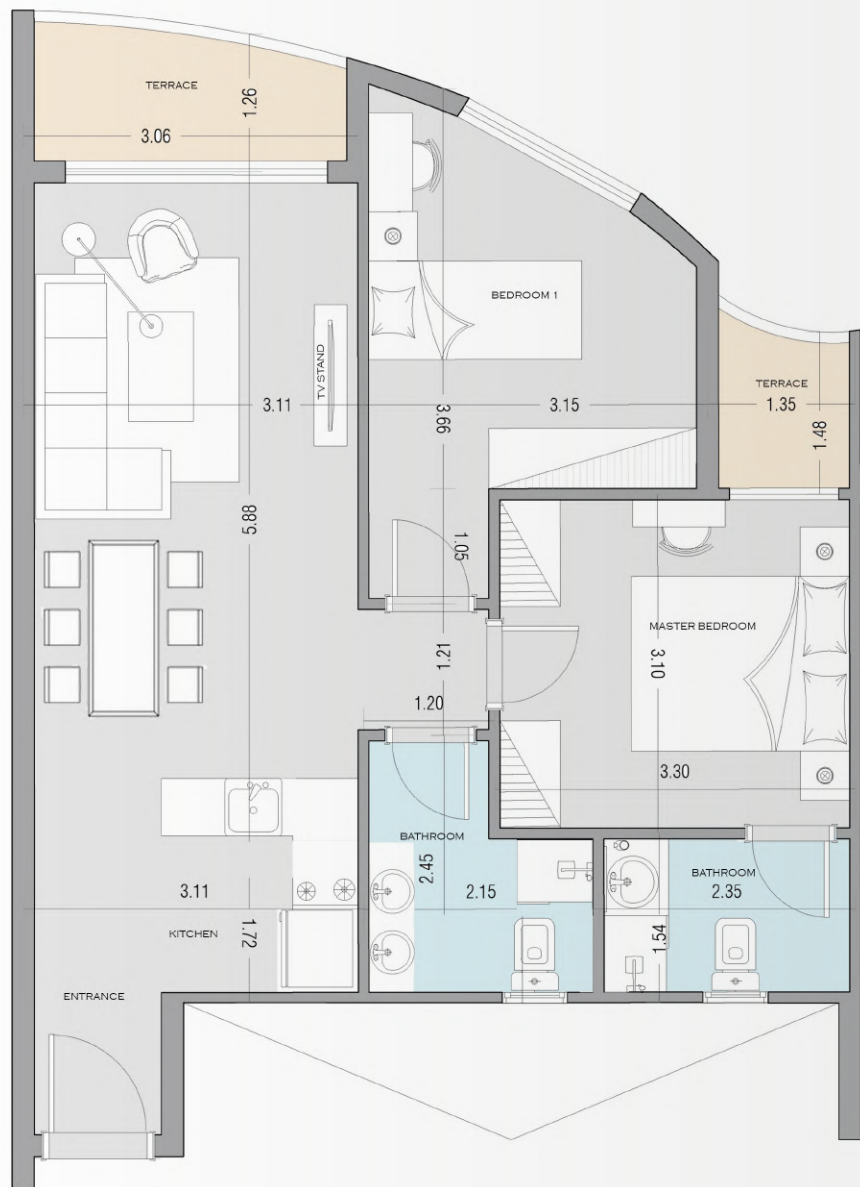
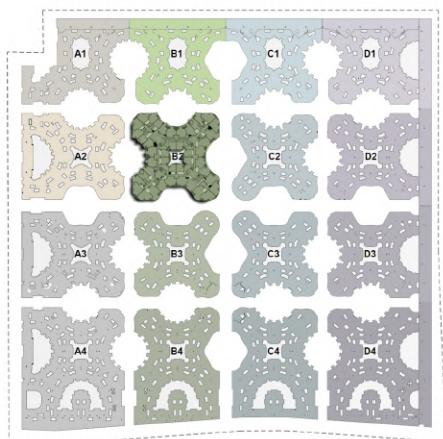
BUILDING B2

TYPE C

2 BEDROOMS

AREA

82 m²



B2



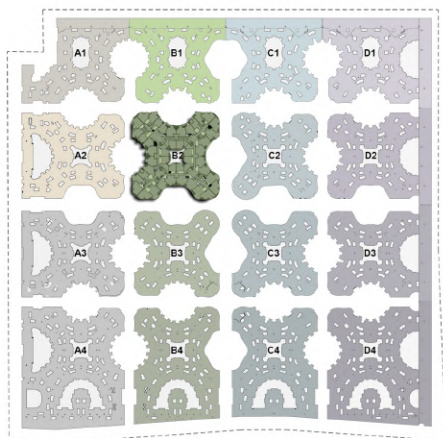


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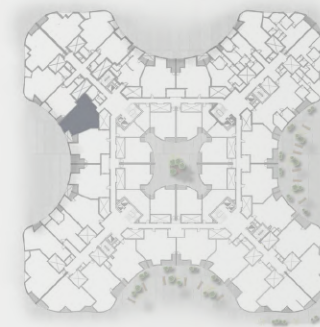
BUILDING B2

TYPE C 2 BEDROOMS

AREA 115 m²



B2



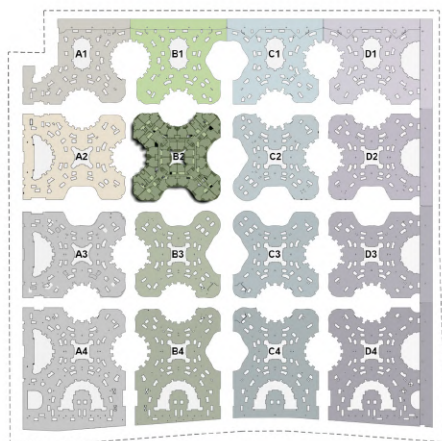


SKYLINE

BUILDING B2

TYPE C 2 BEDROOMS

AREA 93 m²



B2





SKYLINE

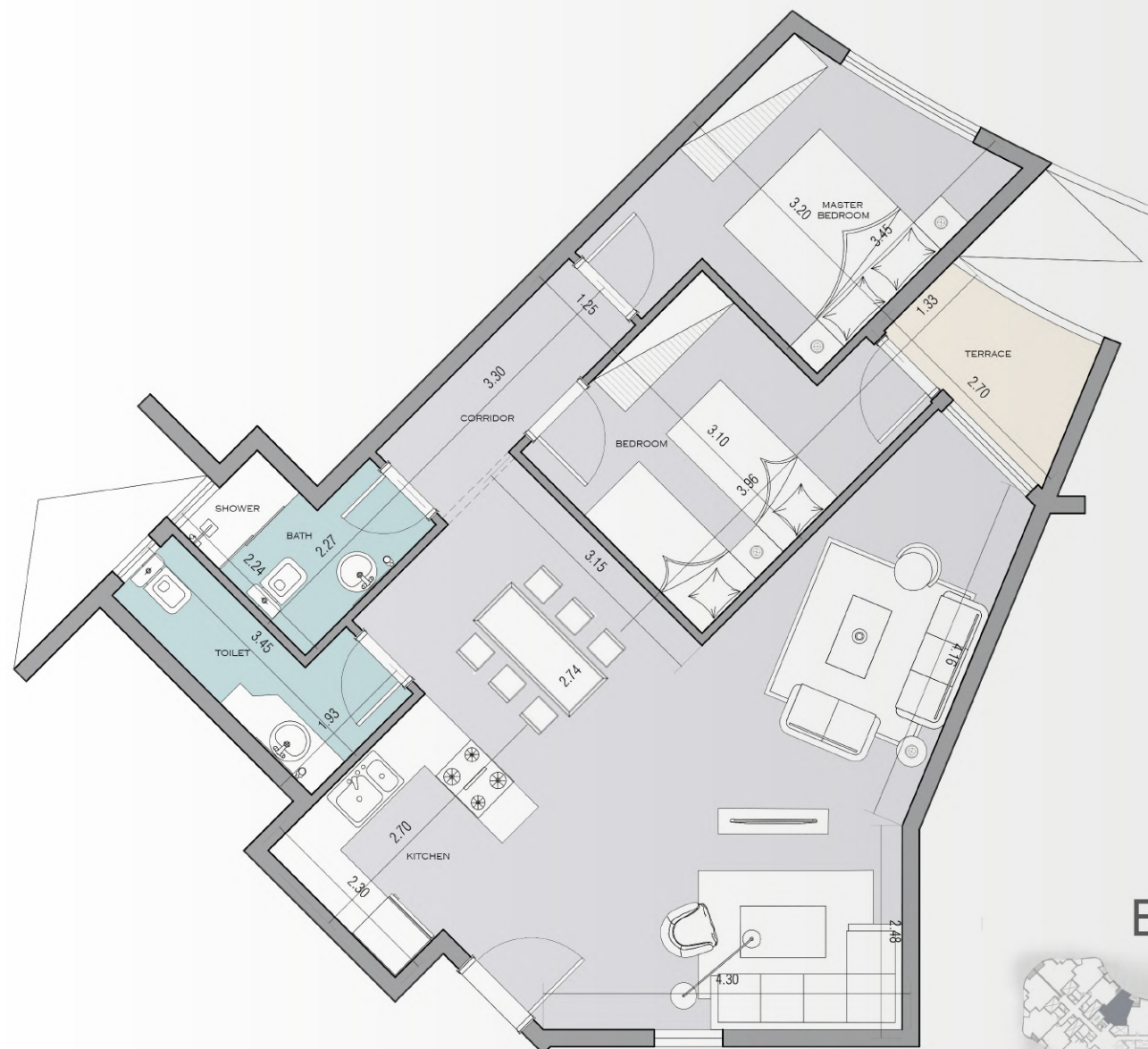
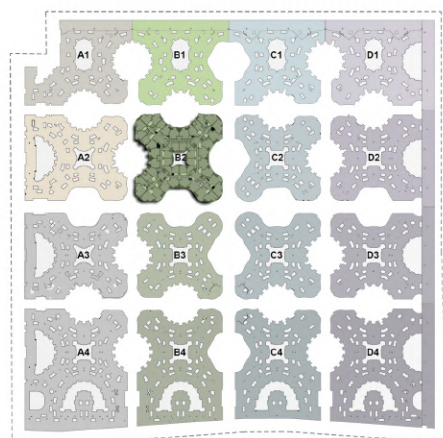
BUILDING B2

TYPE C

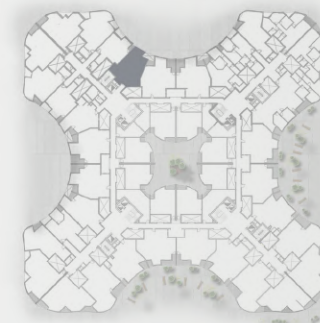
2 BEDROOMS

AREA

106 m²



B2



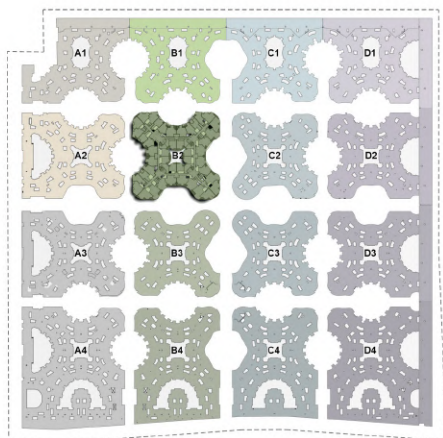


SKYLINE

BUILDING B2

TYPE C 2 BEDROOMS

AREA 122 m²



B2

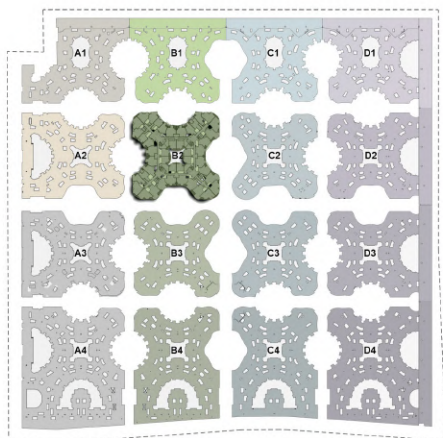




SKYLINE

BUILDING B2

TYPE C	2 BEDROOMS
AREA	117 m ²



B2



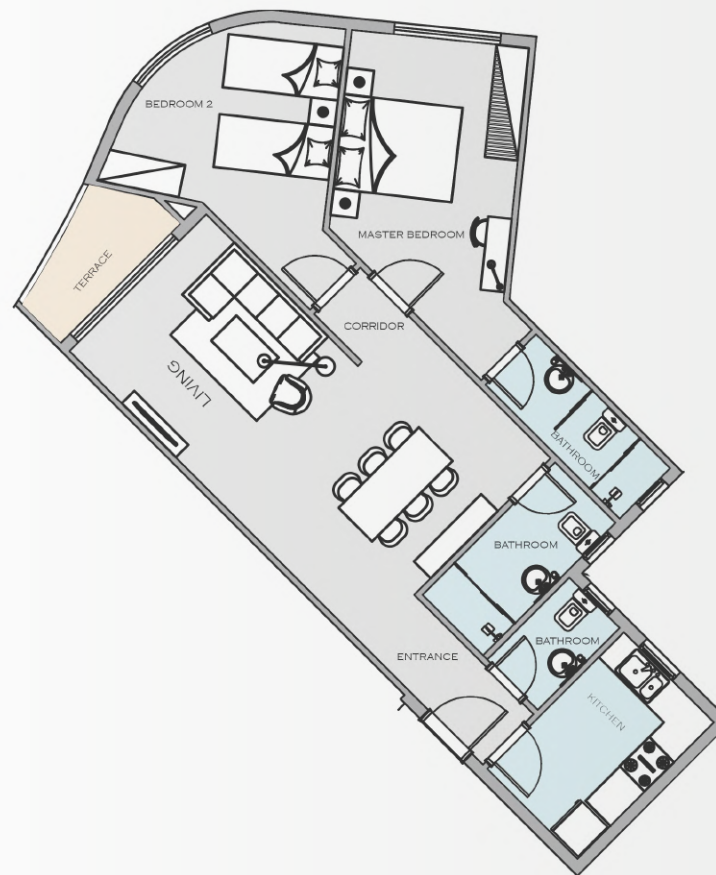
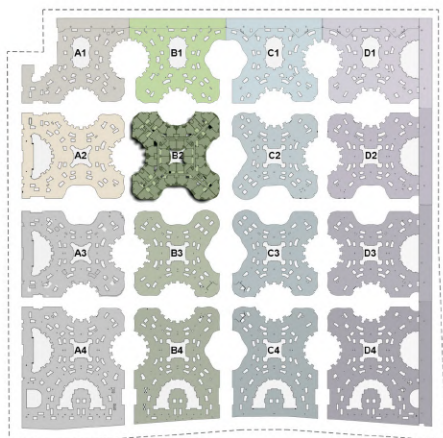


SKYLINE

BUILDING B2

TYPE C 2 BEDROOMS

AREA 114 m²



B2





BUILDING B2
FLOOR PLAN

TYPE D : 1 BEDROOM

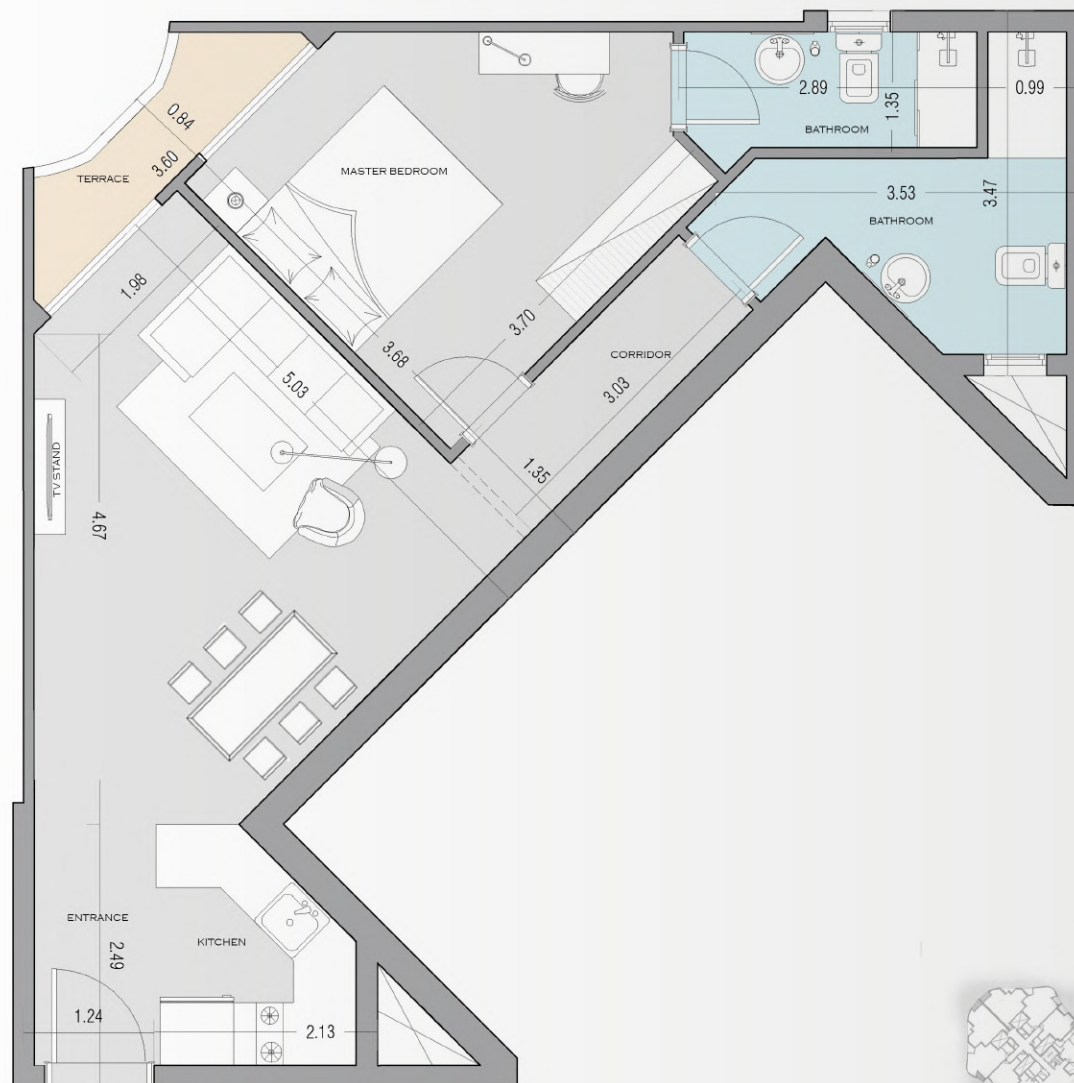
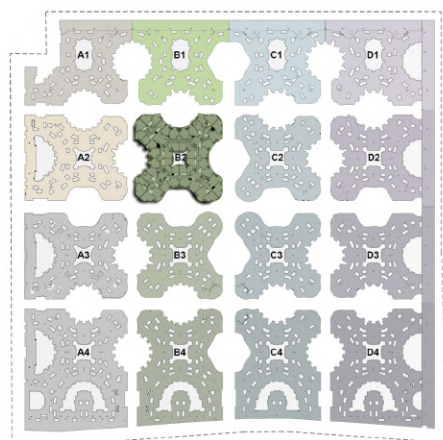




SKYLINE

BUILDING B2

TYPE D	1 BEDROOM
AREA	76 m ²



B2



Gym



SKYLINE

BUILDING B2
FLOOR PLAN

TYPE E : STUDIO



SKYLINE

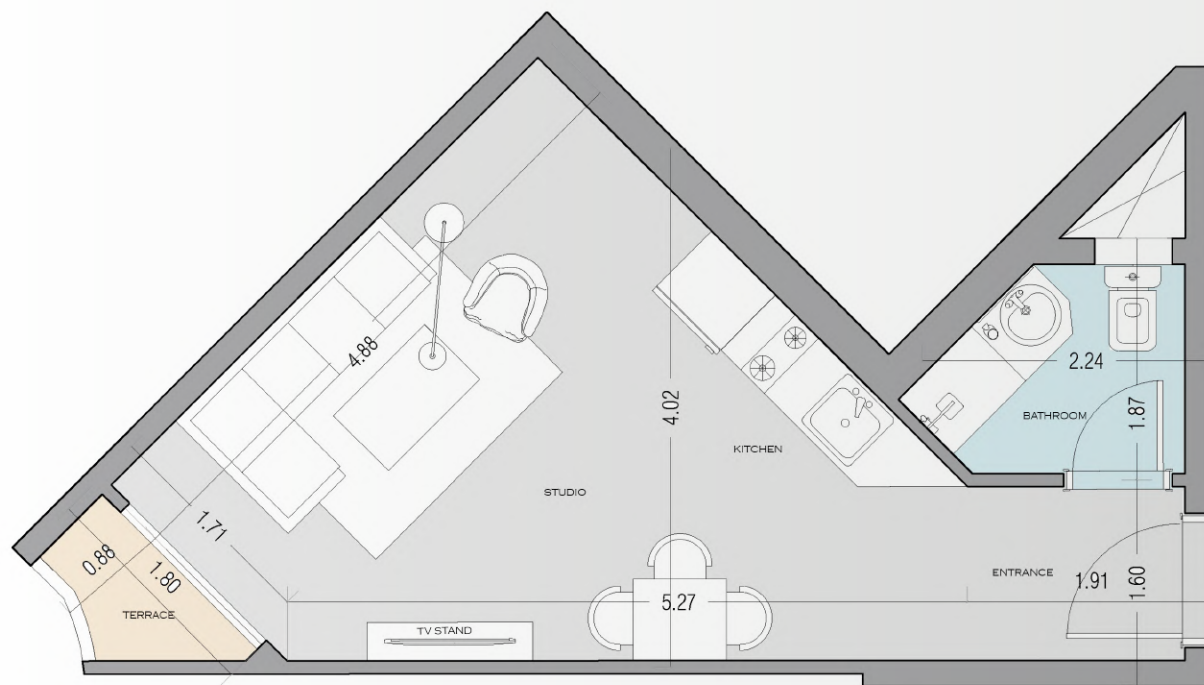
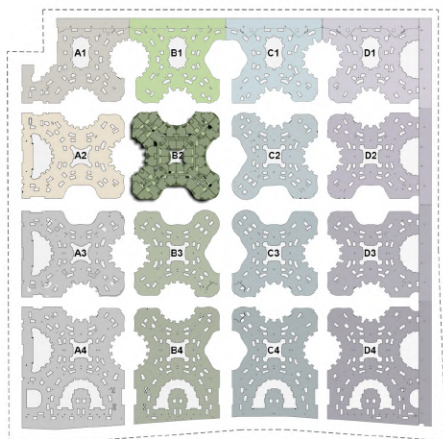
BUILDING B2

TYPE E

STUDIO

AREA

37 m²



B2



SKY LOUNGE



SKYLINE

