

Greenville

Signature Apartments

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You at the center of our YOUNIVERSE

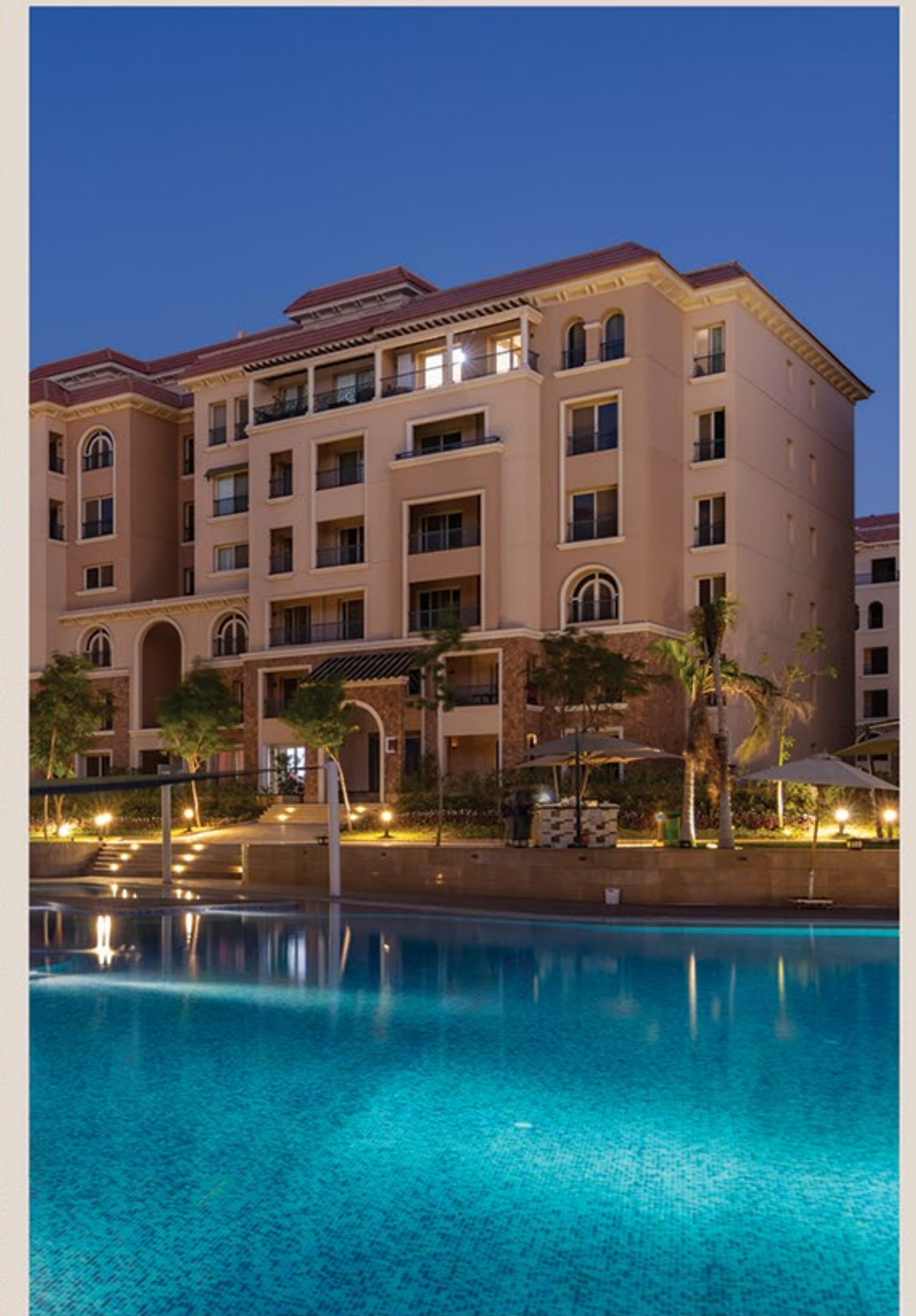
Since its inception in the market, TBK Developments has been committed to craft fully-integrated worlds that revolve around contemporary aspirations of every kind. The company adopts an innovative approach to development that focuses on the introduction of lively communities that seamlessly meld the best in living, leisure, entertainment and nature under one integrated roof. By putting sustainability at the heart of every high-end compound, TBK Developments guarantees self-sufficient realities in prime locations across Egypt where unparalleled quality, intricate details and convenient integration come first. 90 Avenue is TBK's first iconic compound, offering an exclusive opportunity for modern lifestyles to thrive in a holistic world in the heart of New Cairo where exceptional details speak volumes. Our goal is to constantly exceed every expectation by creating a "YOUNIVERSE" for our clients where everything they possibly seek comes to impressive life.

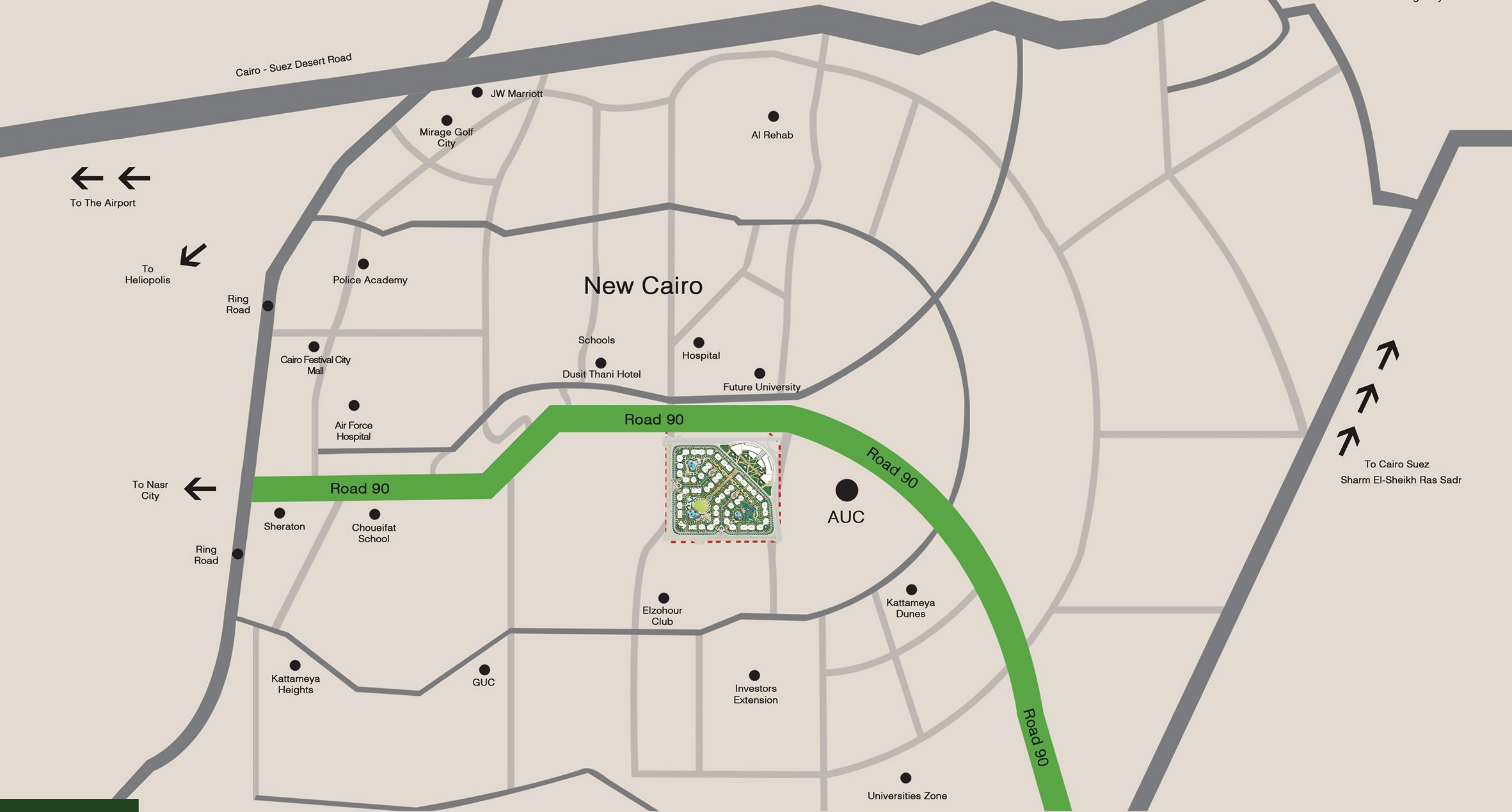
Introducing



A Fully-Integrated World To Call Home

Masterplanned by internationally-acclaimed WATG, 90 Avenue is a fully comprehensive world, designed with a progressive alchemy to combine life's best ingredients under one integrated roof, overlooking Street 90's thriving spine. Inspired by California's top-class compounds, the eco-friendly project is peacefully nestled in 20,000 sqm of green landscapes and cascading water features to evoke timeless peace of mind while surrounding residents with floral pedestrian walks, as well as safe jogging and biking tracks encouraging daily recreation for a healthier lifestyle. The elemental edge of 90 Avenue lies in a distinctive architectural style that seamlessly blends modern-day functionality with refined aesthetics to introduce luxurious apartments with exceptional finishing standards, taking hotel-inspired living to a whole new level of comfort.





Location

A Distinctive Address In the heart of New Cairo

Planned with residents' convenience and connectivity in mind, 90 Avenue boasts a strategic location in the heart of New Cairo, overlooking Street 90, right in front of the American University and Future University. The iconic residential compound places your life at intersection of business and leisure, thanks to its close proximity to leading corporate and financial establishments, as well as sporting clubs and entertainment hubs including Downtown Mall, Cairo Festival City and Point 90. 90 Avenue boasts two main entrances for easily accessibility. - one directly from Street 90 and another on the side- providing seamless connectivity to all main roads and vital highways in Cairo while lying minutes away from 90 Street's Central Monorail station.

An Eco-friendly Blueprint In the heart of New Cairo

At 90 Avenue it's hard to tell where greenery begins and beauty ends. The project adopts the latest in sustainability trends to provide an environmentally friendly community that takes the site's natural surroundings into utmost consideration. Accordingly, every aspect of the development pays tribute to green living at its best, offering water solar heaters, a central vacuum system, in addition to solar-powered street lights and sustainable energy. With an eye on self sufficiency and a commitment to create an innovative community where people lie at its heart, 90 Avenue puts its residents' well-being at the forefront of its planning, thanks to safe traffic circulation powered by one sole road where cars are allowed while boasting safe bicycle lanes, as well as pedestrian trails for the whole family to enjoy a safer, healthier lifestyle in the open air. The project provides charging stations across its masterplan, promoting electric car and bike use, in-line with green cities around the world.



Master Plan



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Overview

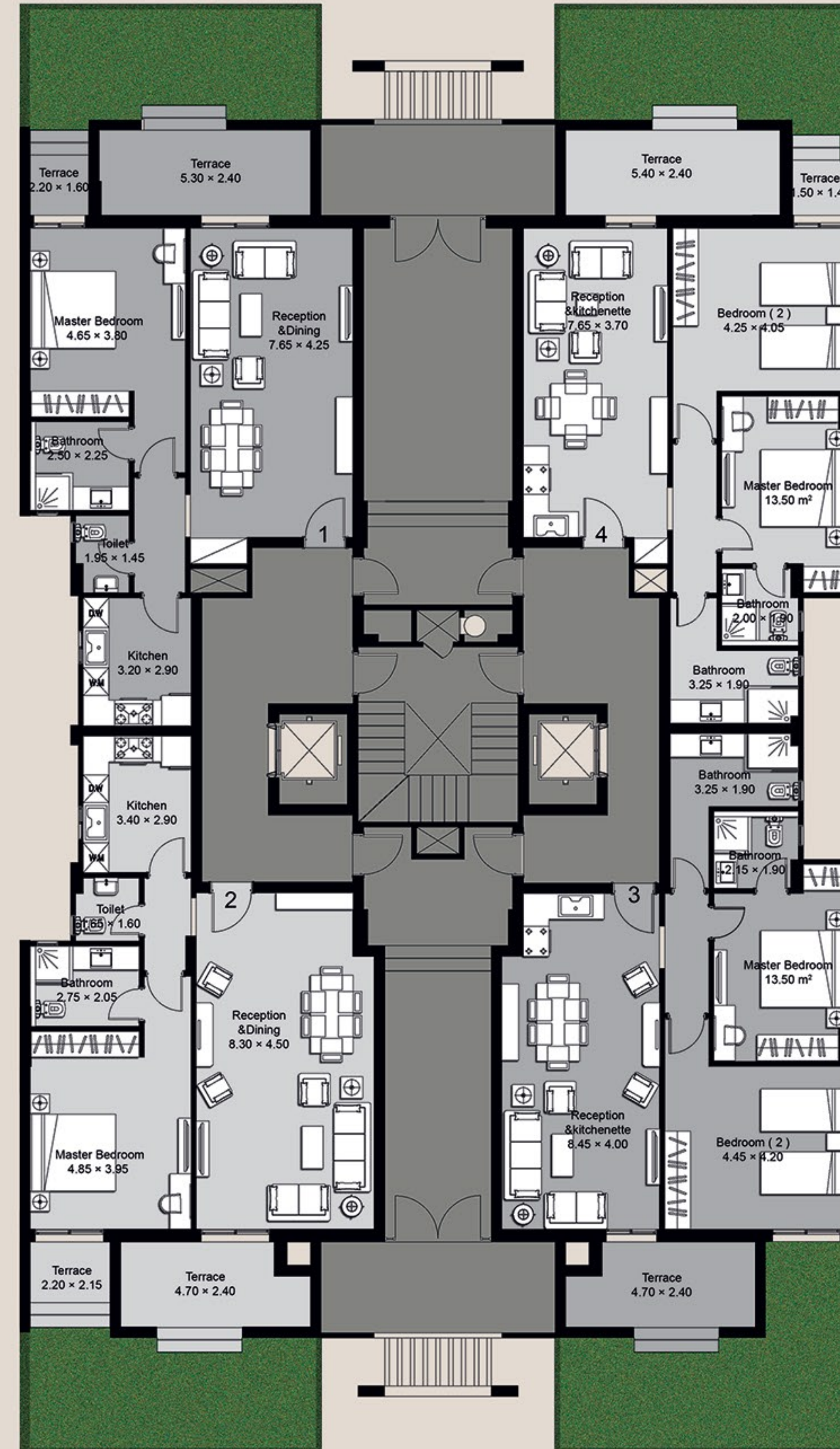
Every reason to rejoice with loved ones

90 Avenue's GreenVille is an open invitation for the whole family to enjoy experiences of a lifetime in one joyful place.

Offering something for just everyone, the zone boasts open playgrounds for little kids' entertainment, splash pads for a memorable game, in addition to an elegantly appointed pool restaurant inviting you to set your taste buds on an exceptional culinary adventure, every single time.



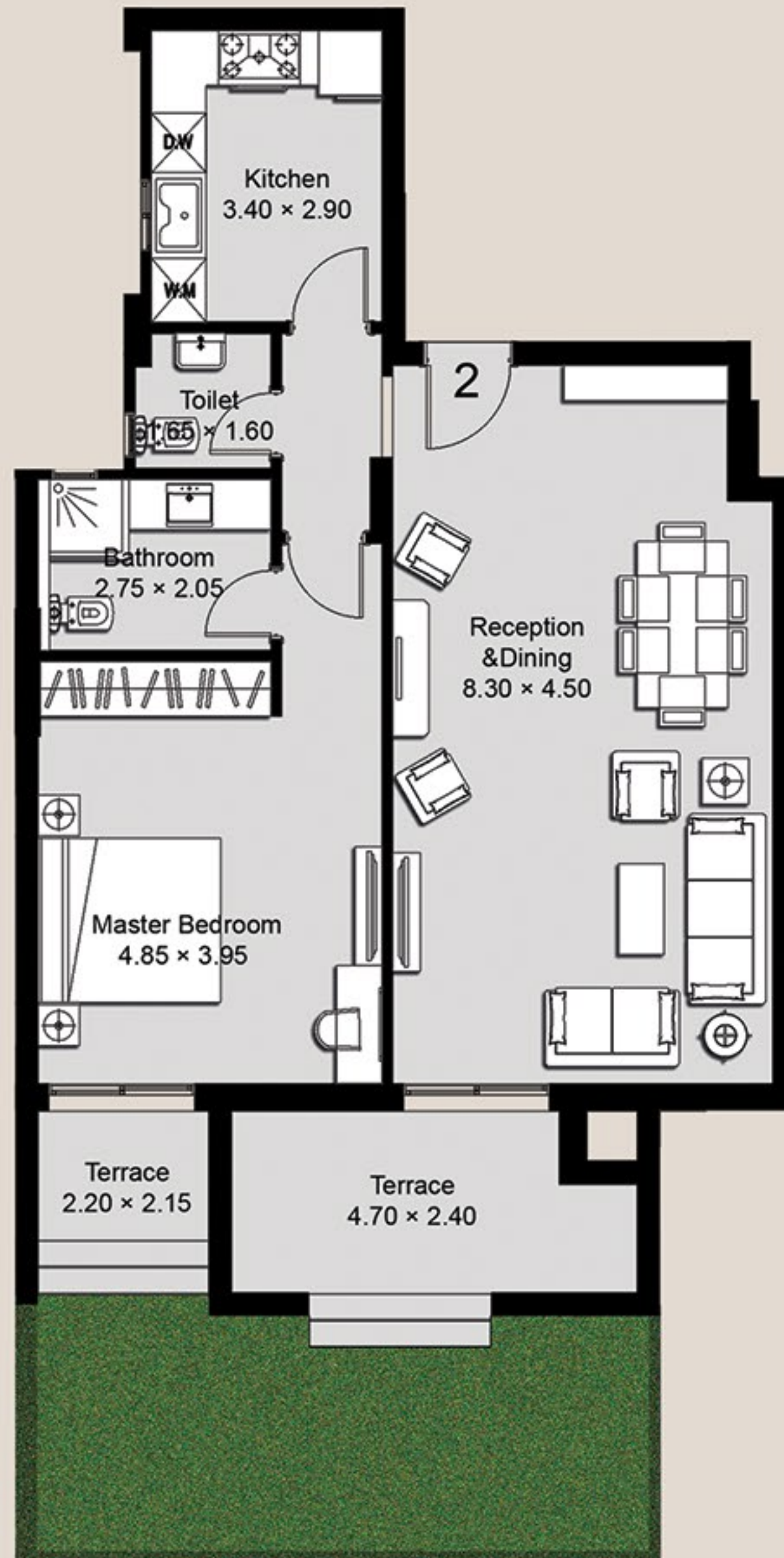
TYPES
GROUND



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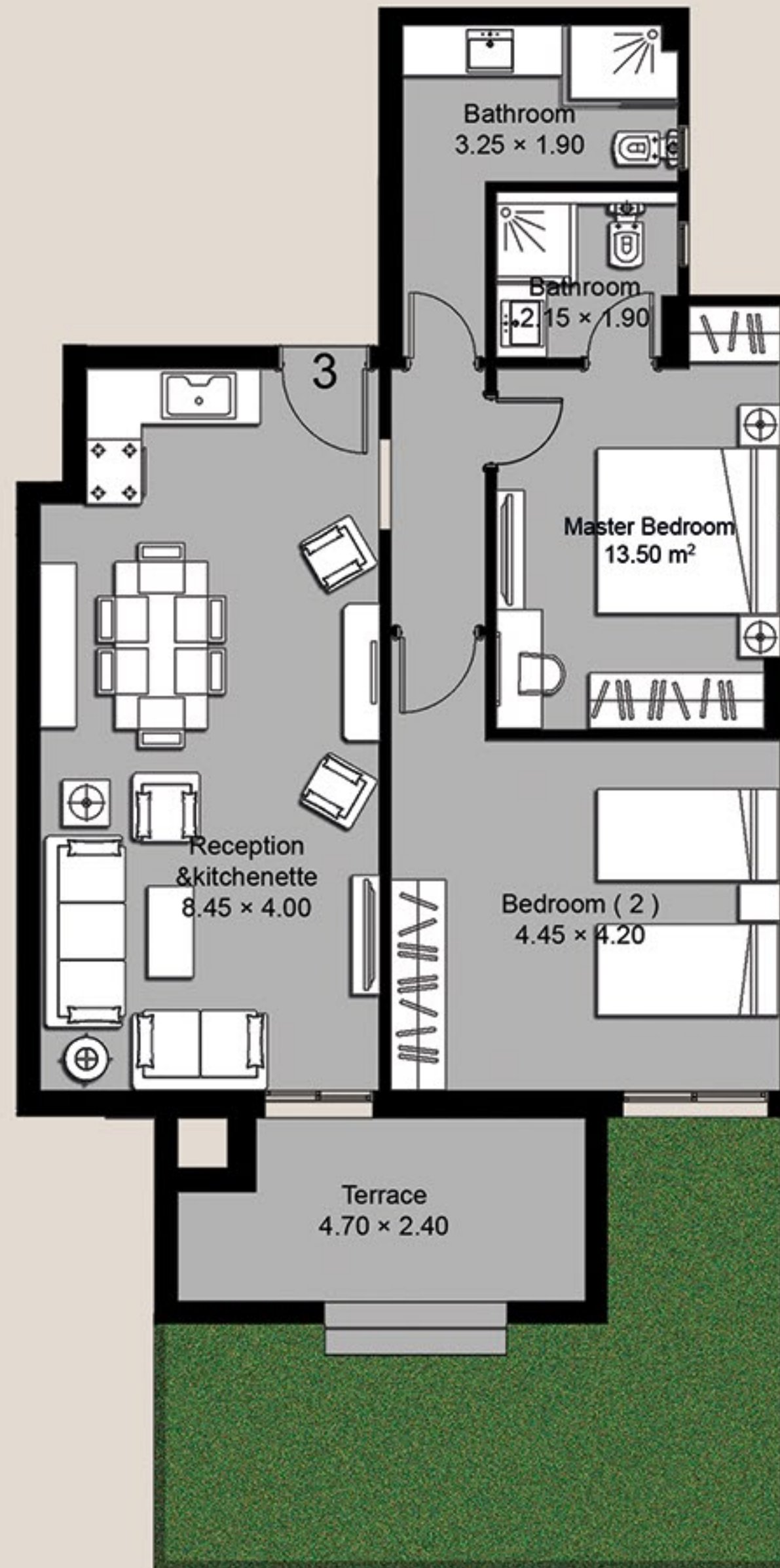
GROUND FLOOR APARTMENT 2

TOTAL AREA	105 m ²
GARDEN AREA	50 m ²
BEDROOMS	1

TYPE F5

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GROUND FLOOR APARTMENT 3

TOTAL AREA	119 m ²
GARDEN AREA	50 m ²
BEDROOMS	2

TYPE F5

Greenville

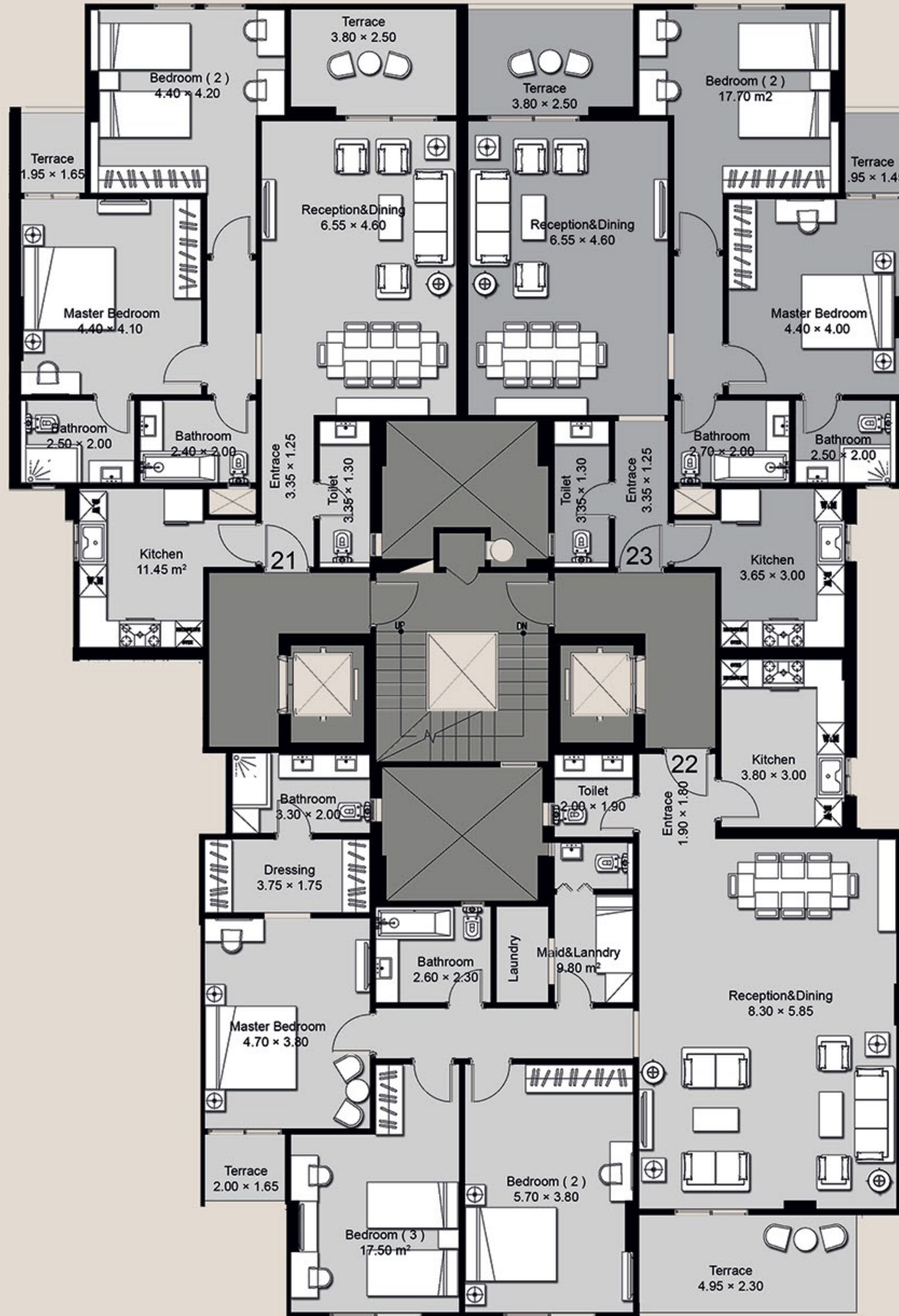
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GROUND FLOOR APARTMENT 4

TOTAL AREA	119 m ²
GARDEN AREA	47 m ²
BEDROOMS	2

TYPE F5

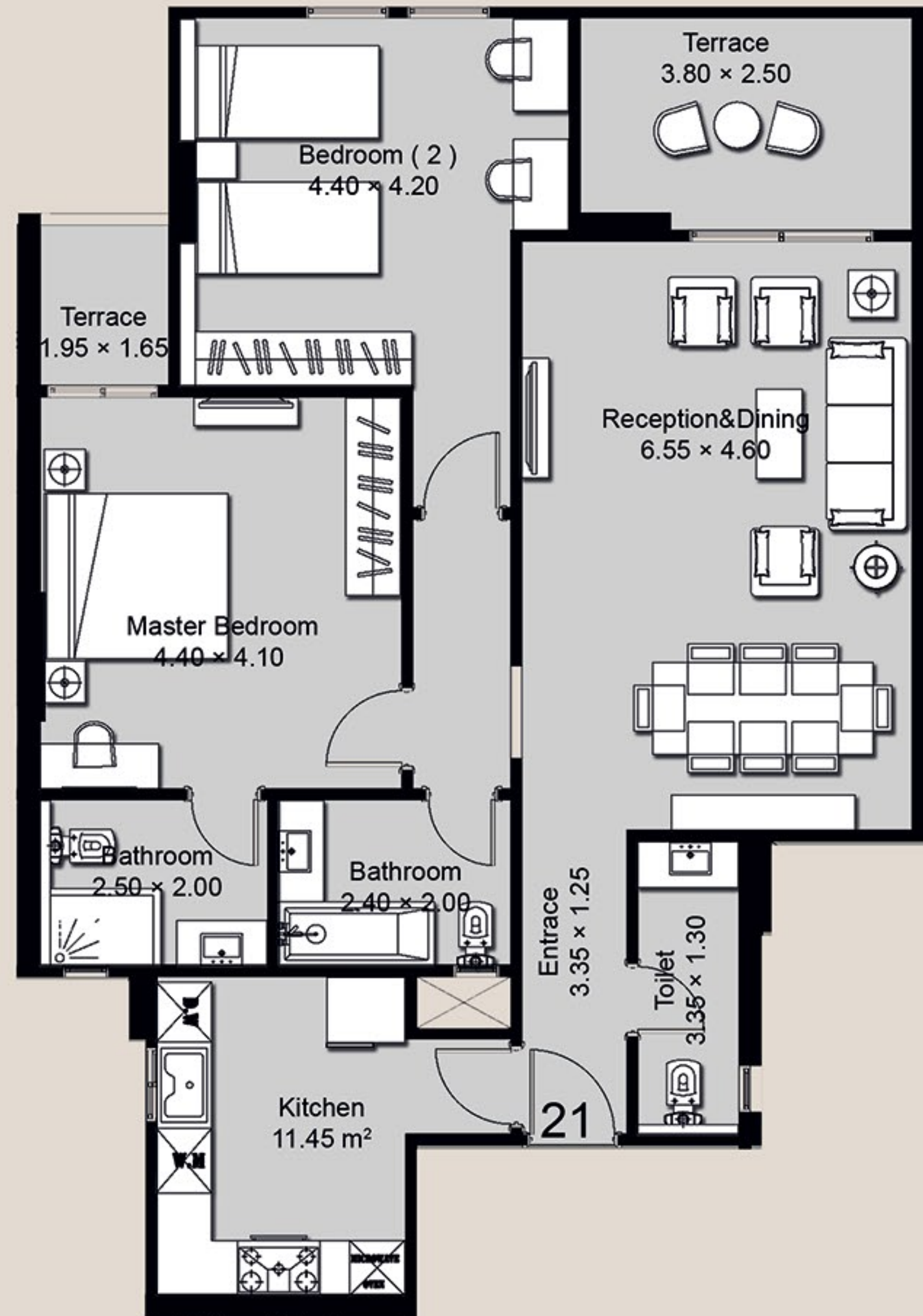


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Greenville

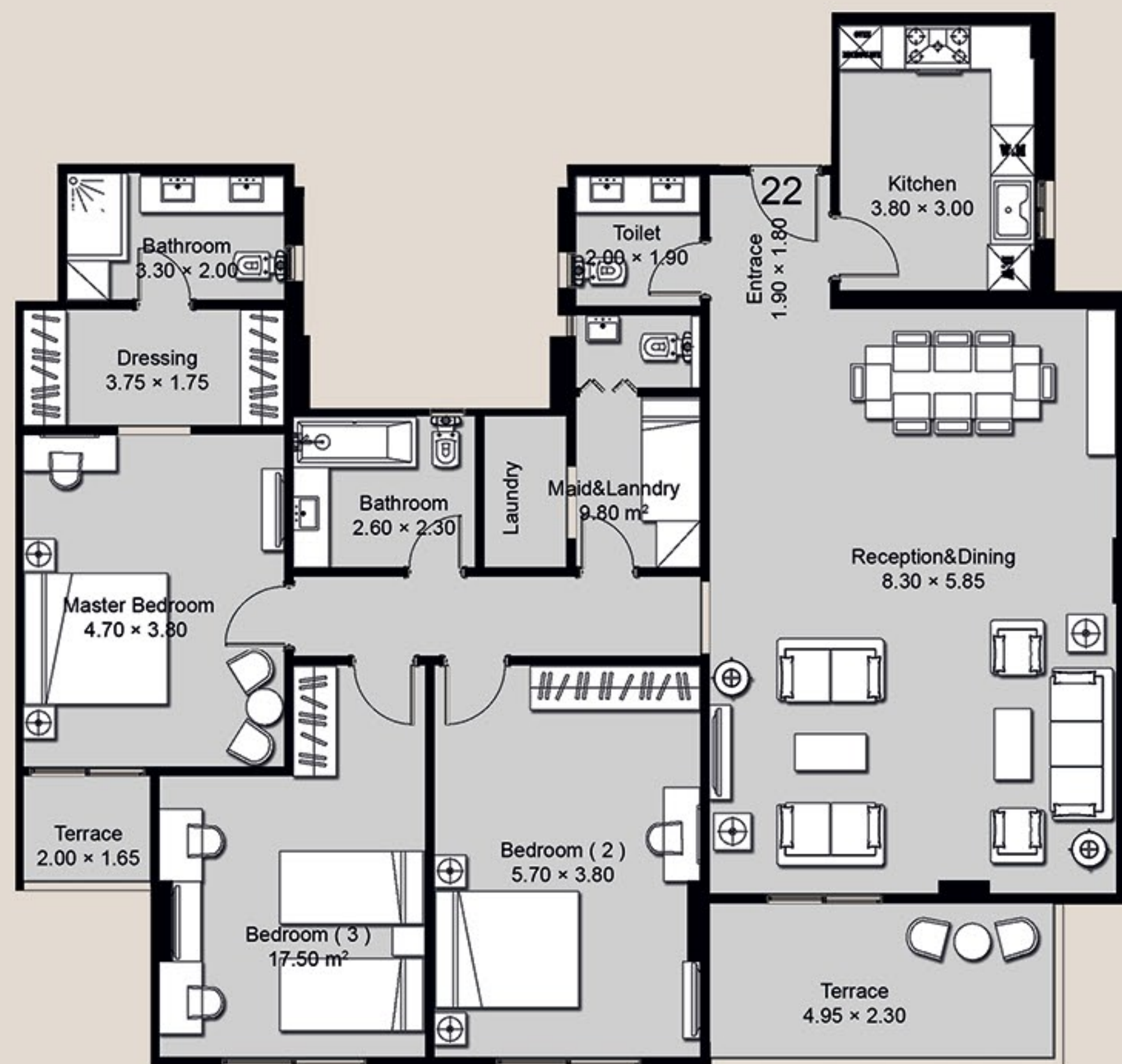
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TYPICAL FLOOR APARTMENT 21

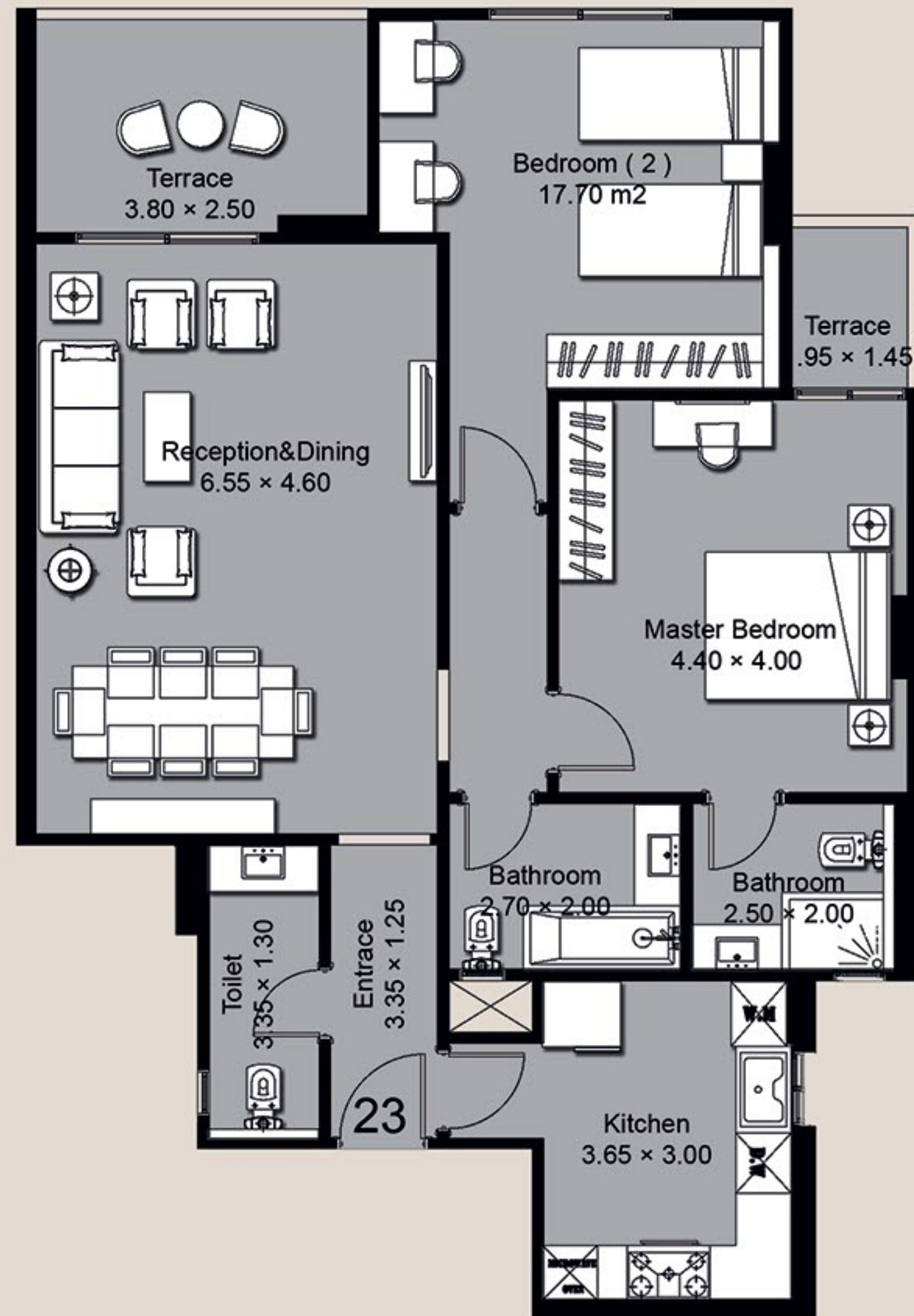
TOTAL AREA 138 m²
BEDROOMS 2

TYPES F5



TYPICAL FLOOR APARTMENT 22

TOTAL AREA 198 m²
BEDROOMS 3



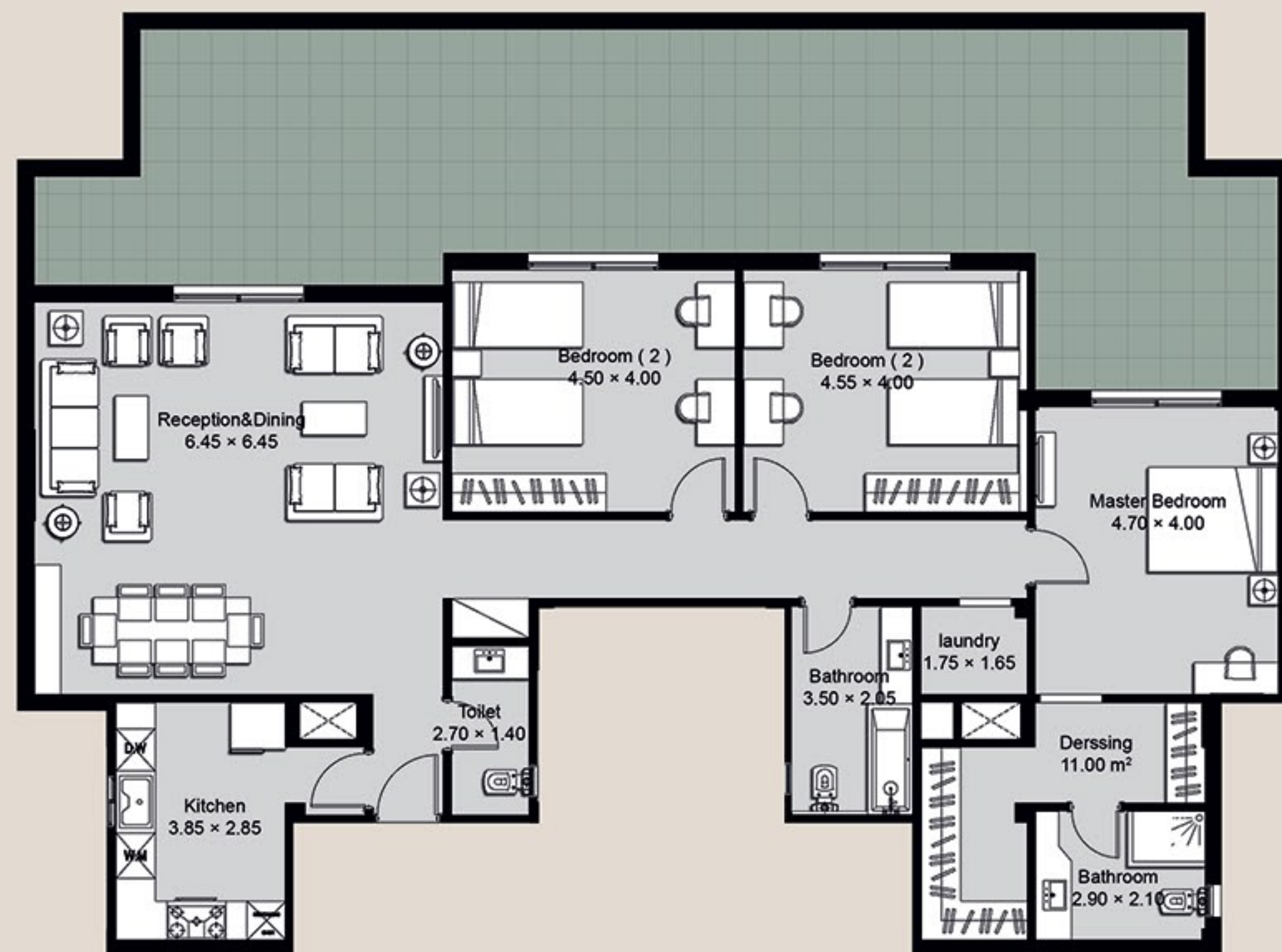
TYPICAL FLOOR APARTMENT 23

TOTAL AREA 138 m²
BEDROOMS 2



TYPE 5
PENTHOUSE



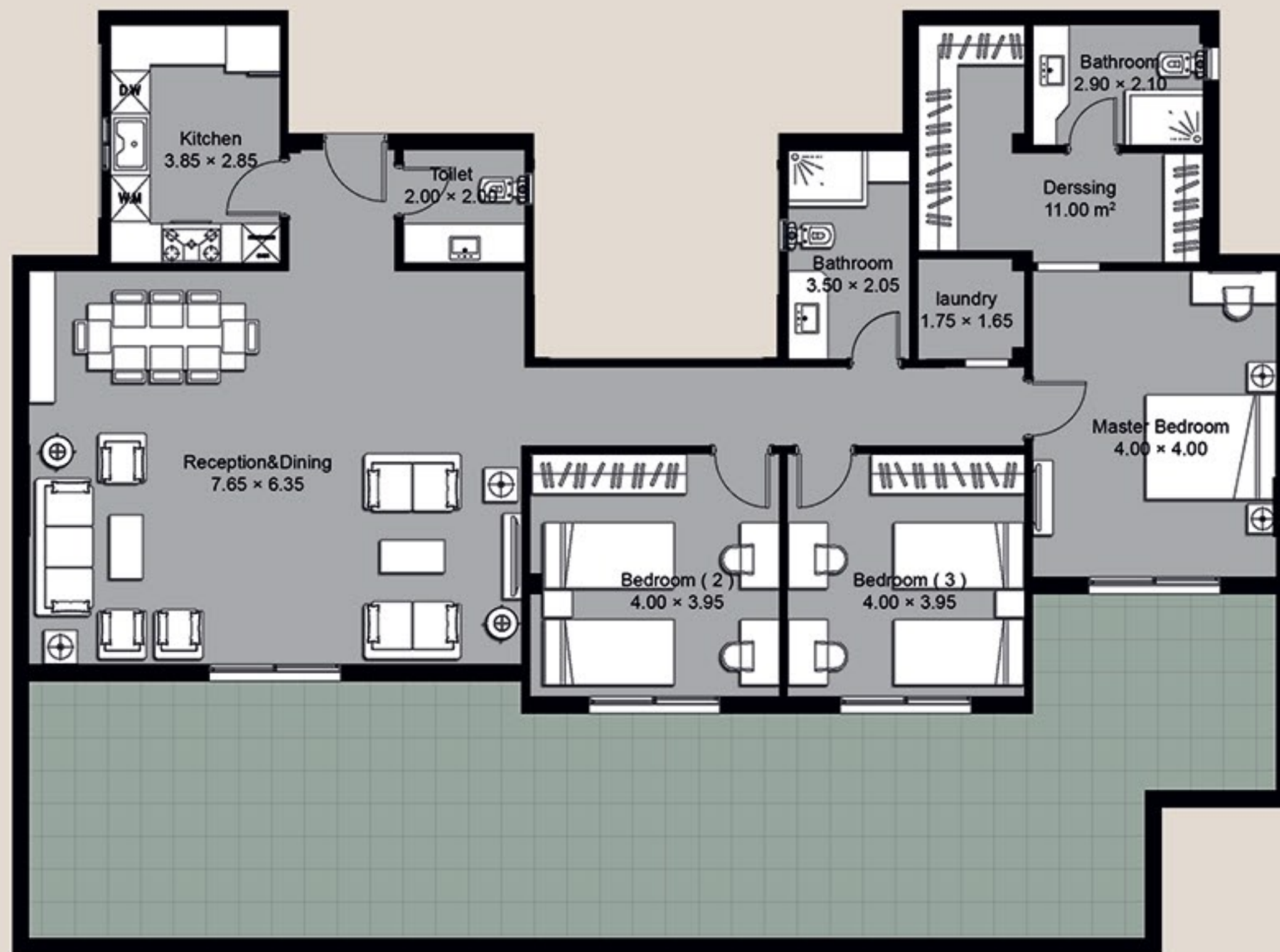


PENTHOUSE APARTMENT 61

TOTAL AREA 187 m²
 OPEN ROOF 78 m²
 BEDROOMS 3

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PENTHOUSE APARTMENT 62

TOTAL AREA 187 m²
 OPEN ROOF 80 m²
 BEDROOMS 3

TYPEF5

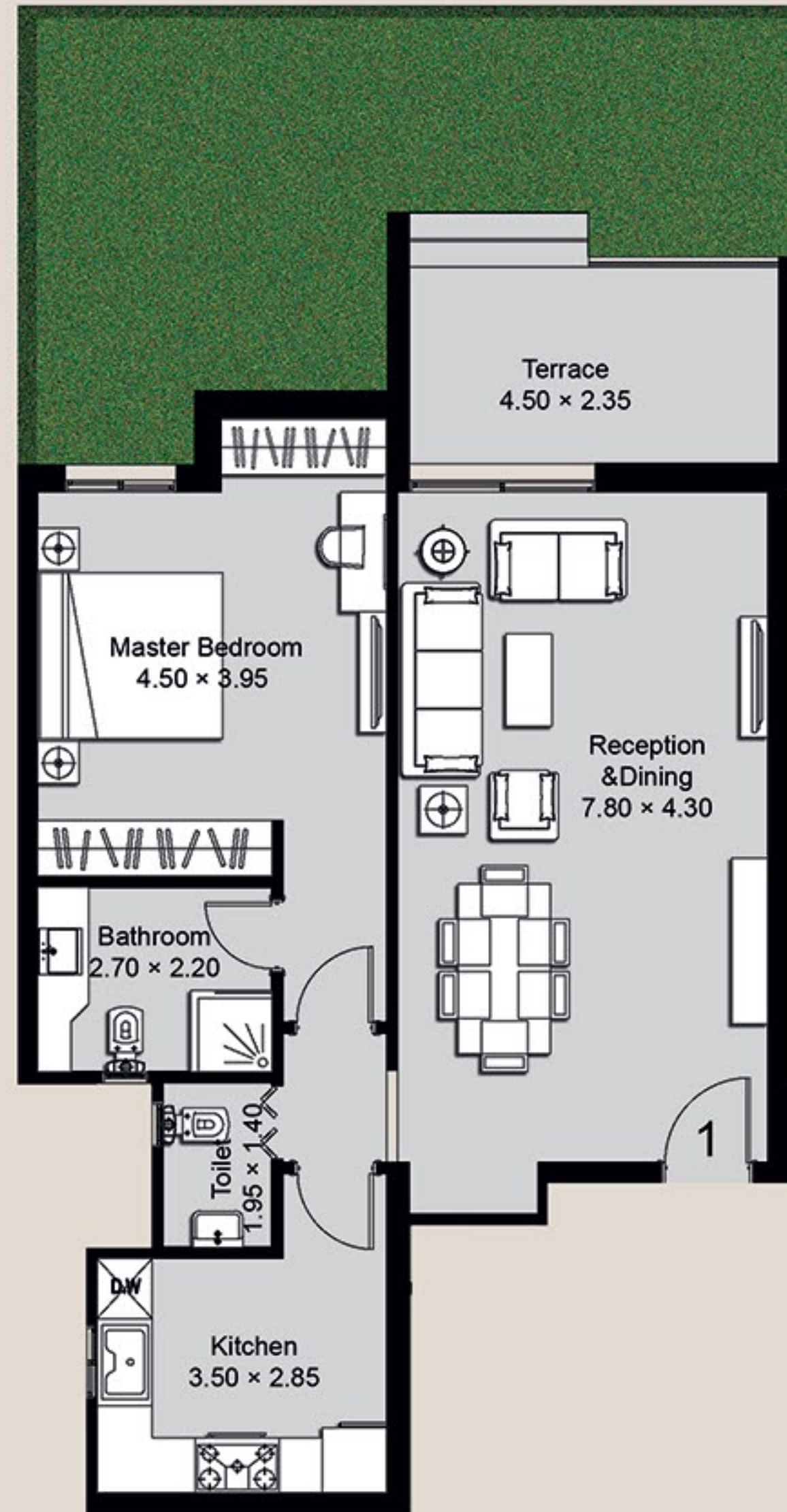
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TYPE 6 GROUND



Visual materials used are for demonstration purposes and may change with final design.



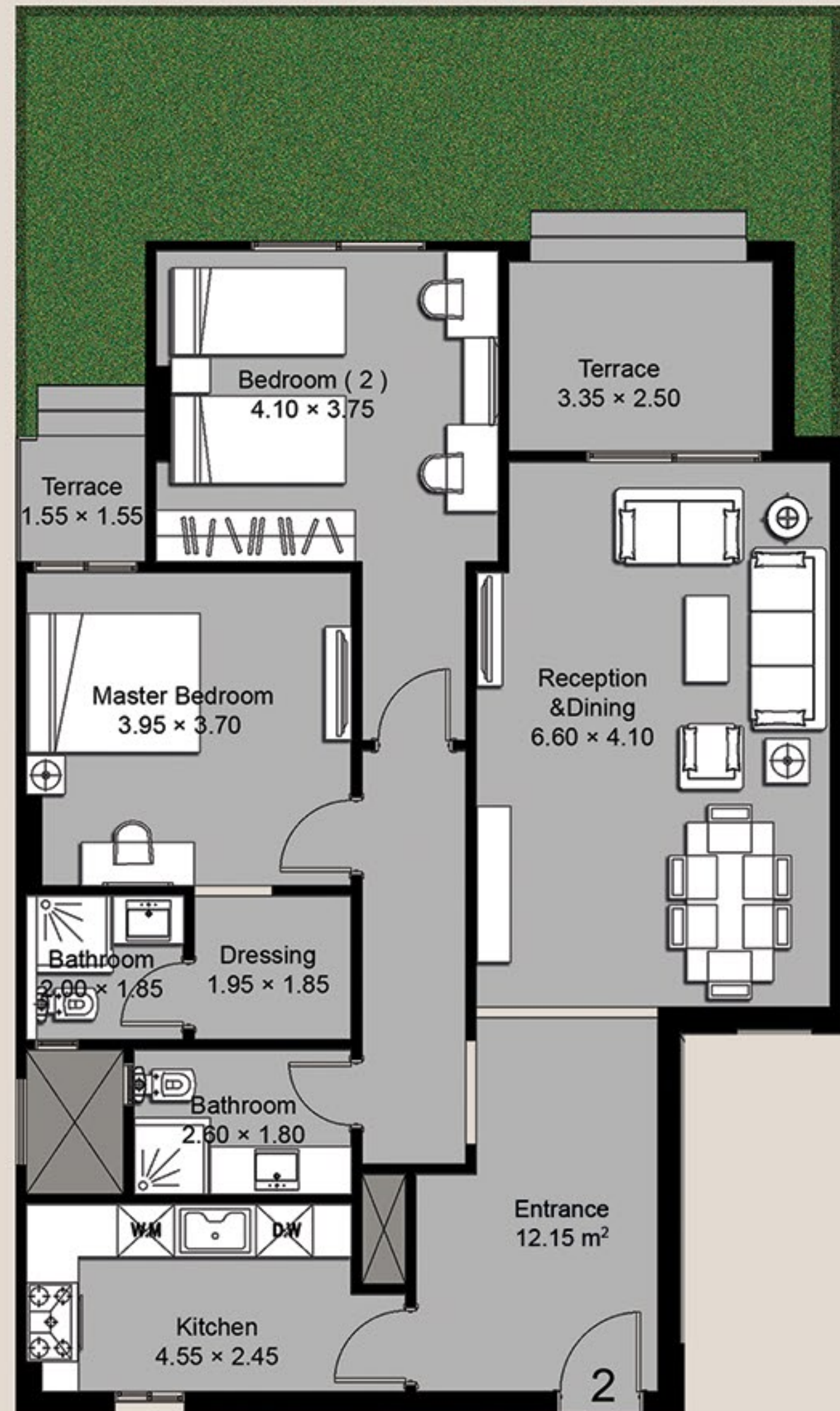
GROUND FLOOR APARTMENT 1

TOTAL AREA	105 m ²
GARDEN AREA	50 m ²
BEDROOMS	1

TYPE F6

Greenville

Signature Apartments



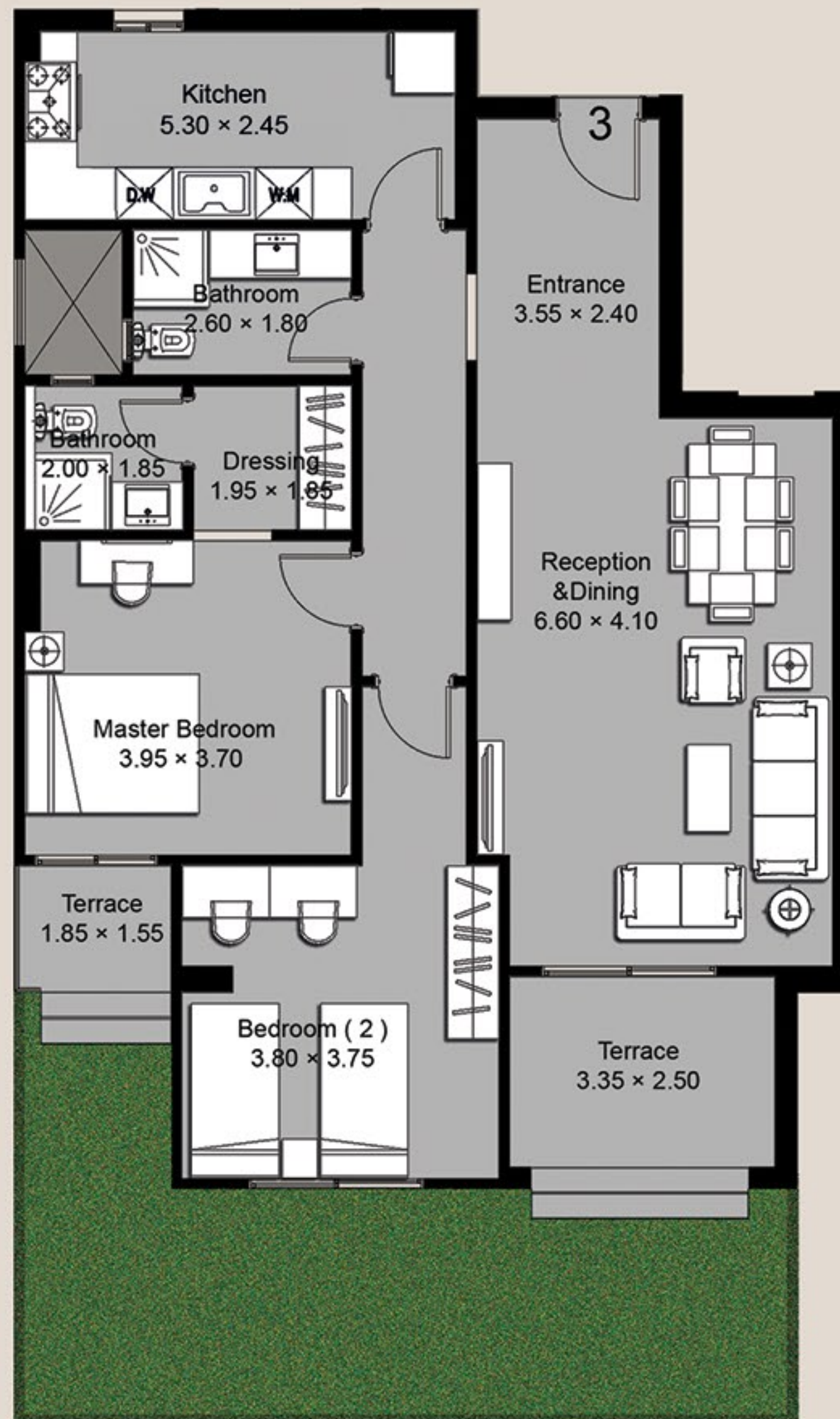
GROUND FLOOR APARTMENT 2

TOTAL AREA	136 m ²
GARDEN AREA	52 m ²
BEDROOMS	2

TYPE F6

Greenville

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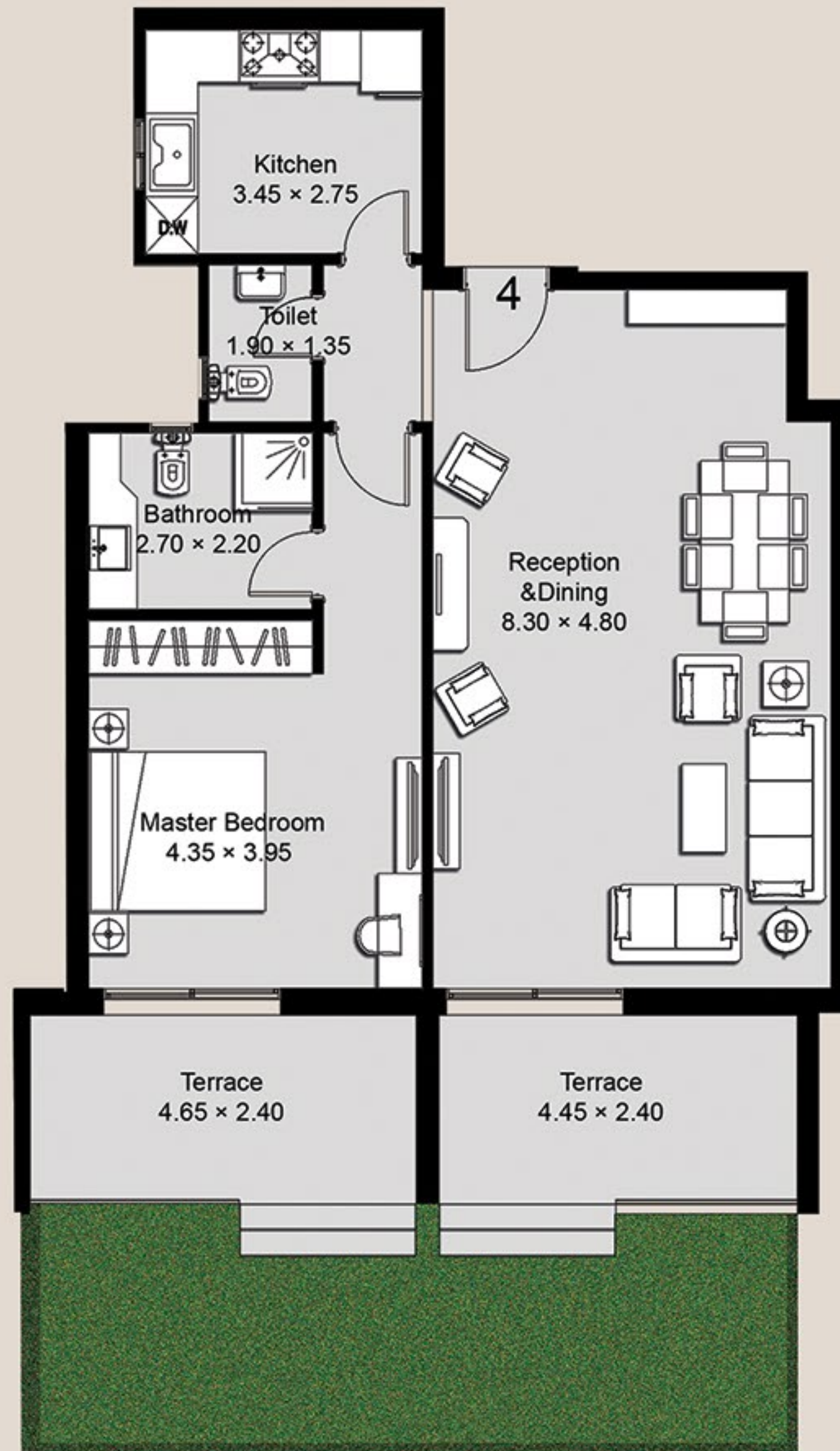
GROUND FLOOR APARTMENT 3

TOTAL AREA 133 m²
 GARDEN AREA 54 m²
 BEDROOMS 2

TYPE F6

Greenville

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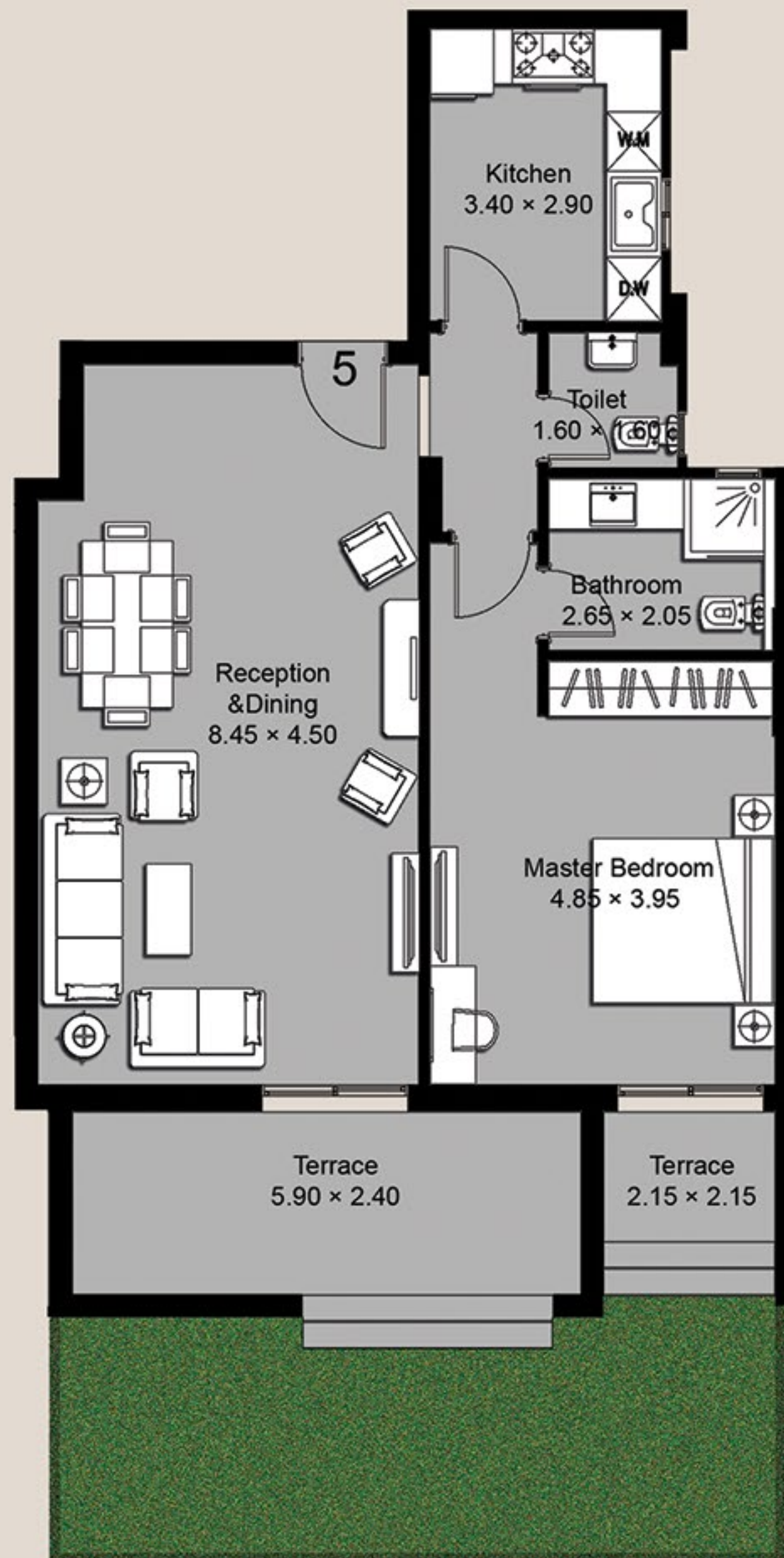
GROUND FLOOR APARTMENT 4

TOTAL AREA	105 m ²
GARDEN AREA	52 m ²
BEDROOMS	1

TYPE F6

Greenville

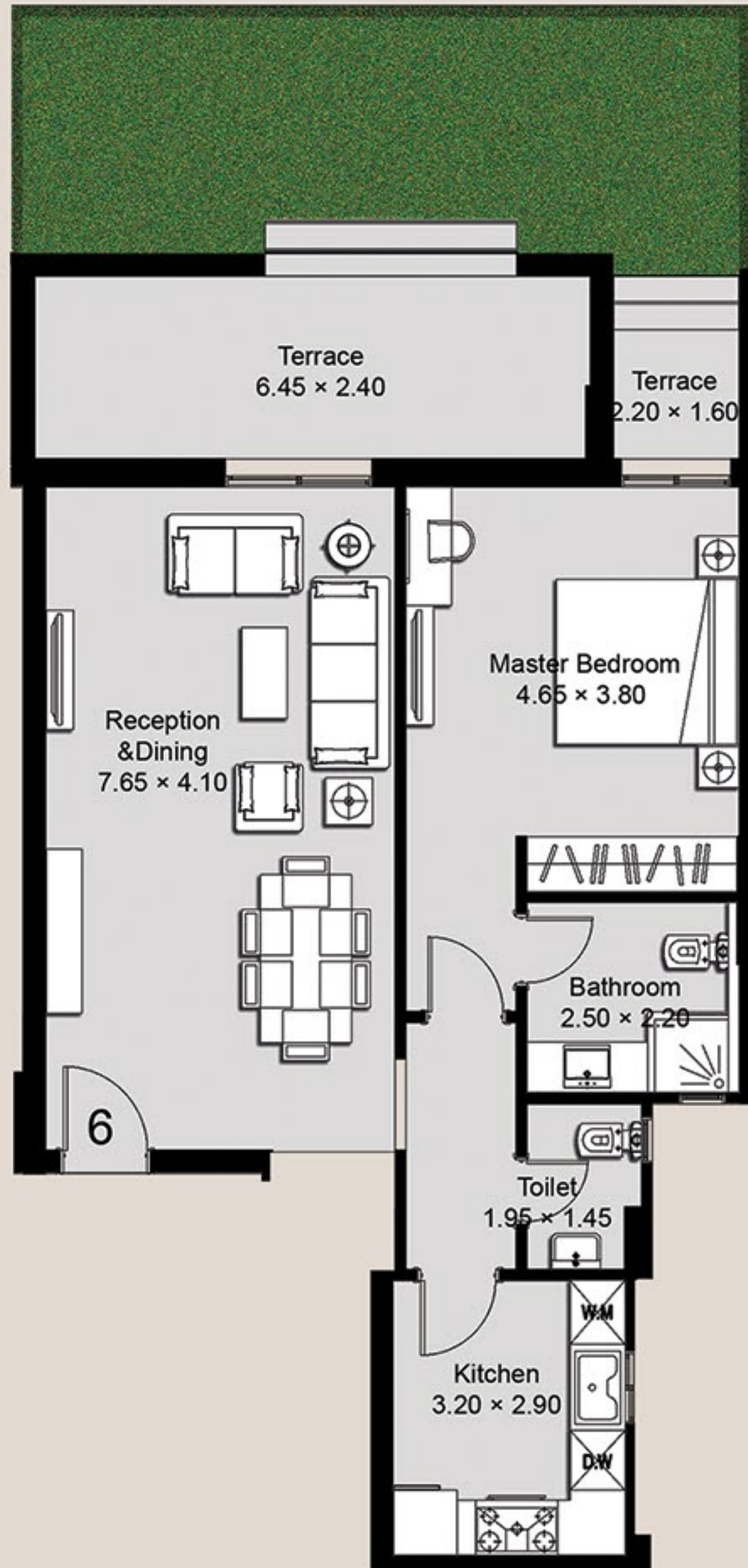
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GROUND FLOOR APARTMENT 5

TOTAL AREA	105 m ²
GARDEN AREA	50 m ²
BEDROOMS	1

TYPE F6



GROUND FLOOR APARTMENT 6

TOTAL AREA	105 m ²
GARDEN AREA	45 m ²
BEDROOMS	1

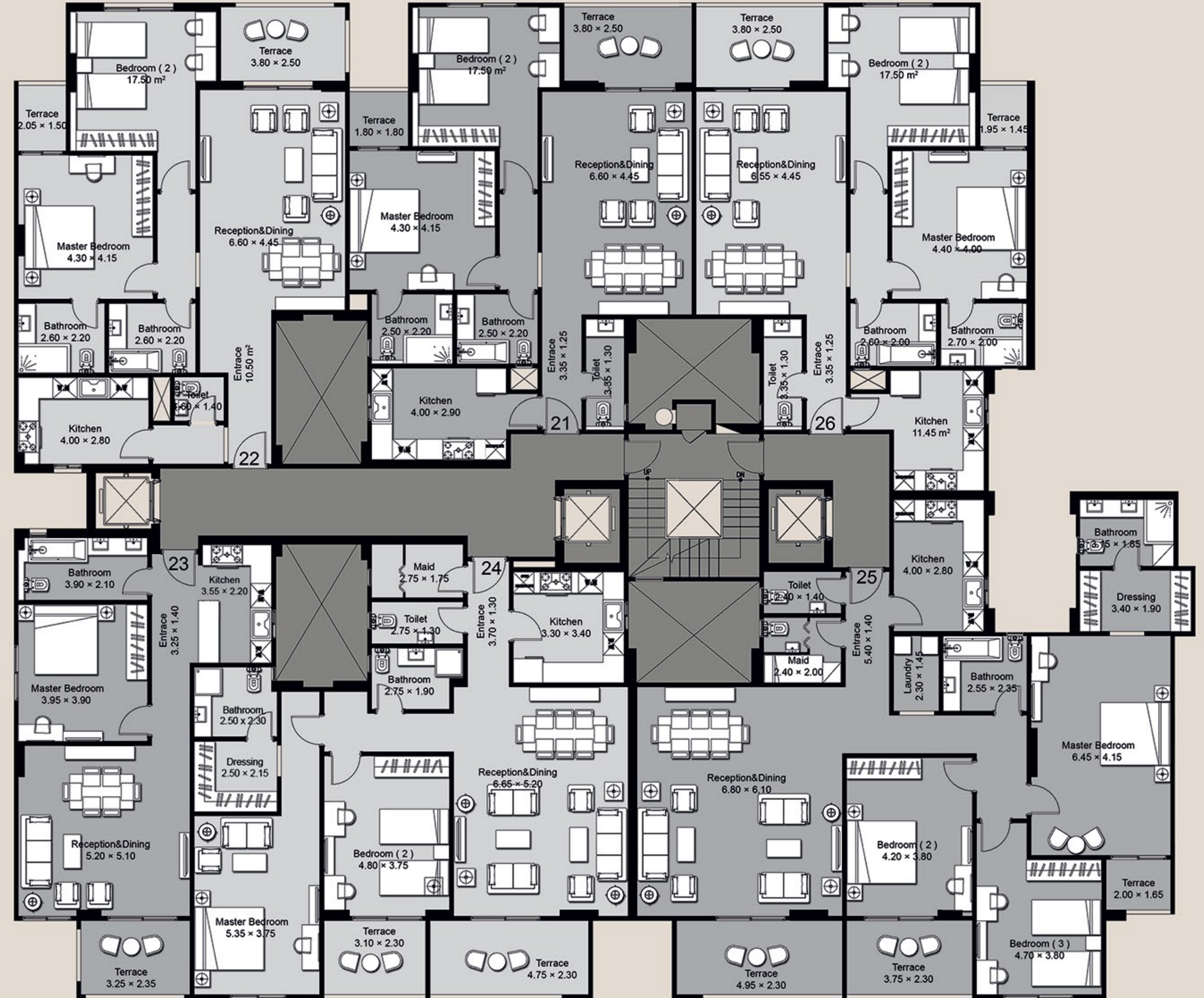


TYPE F6

Greenville

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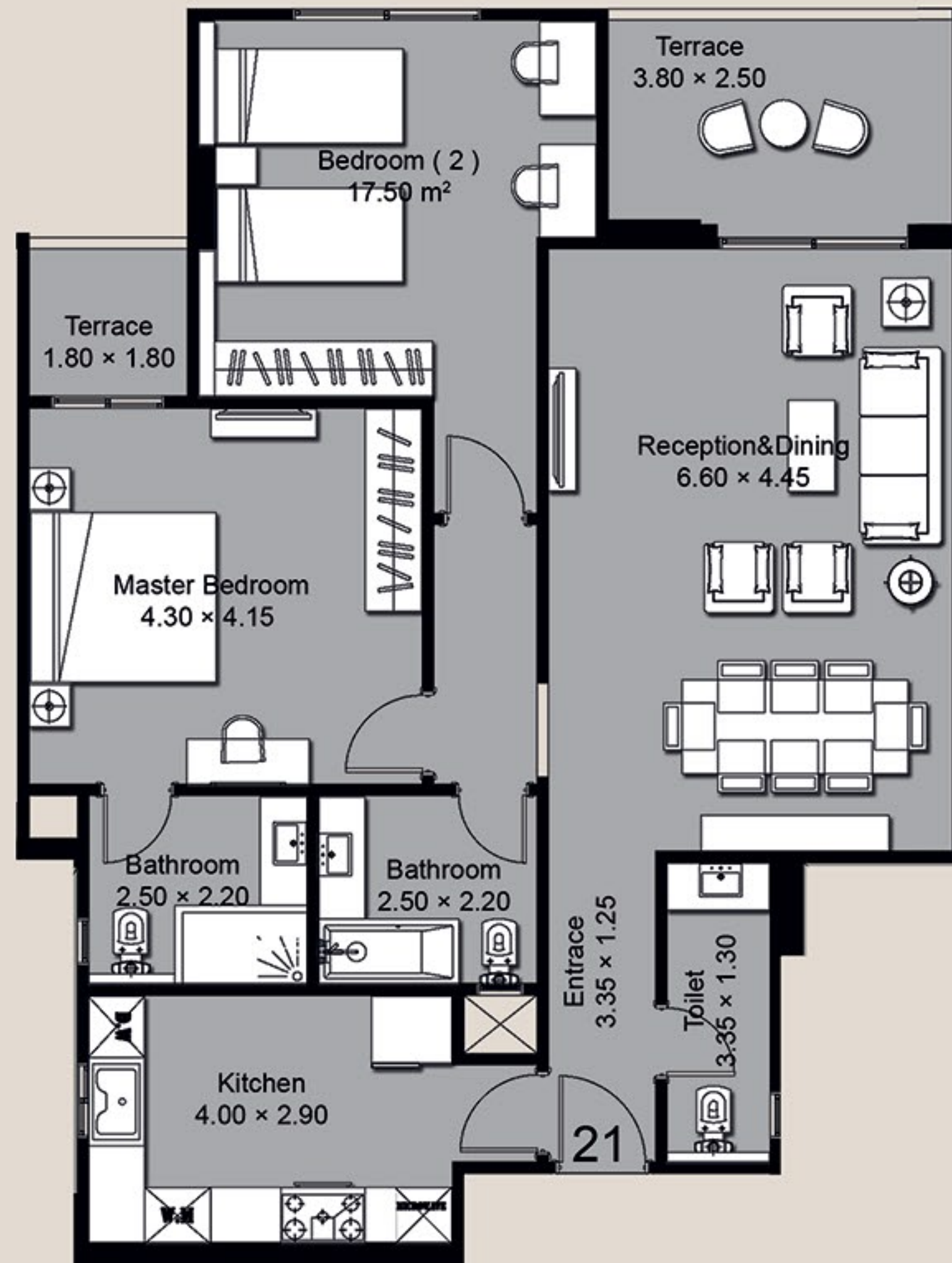
TYPICAL
TYPICAL



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TYPICAL FLOOR APARTMENT 21

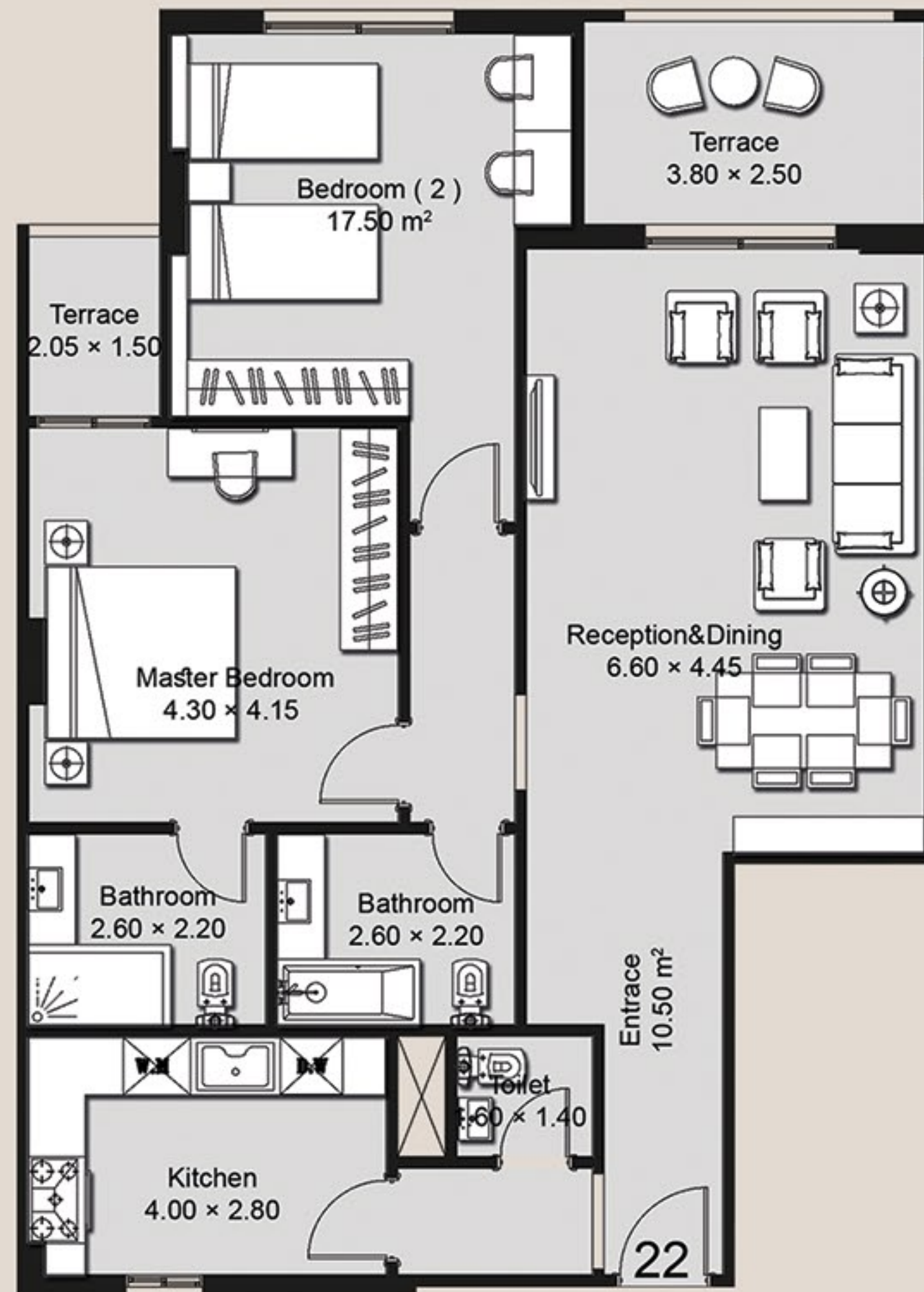
TOTAL AREA 138 m²
 BEDROOMS 2



TYP EF F6

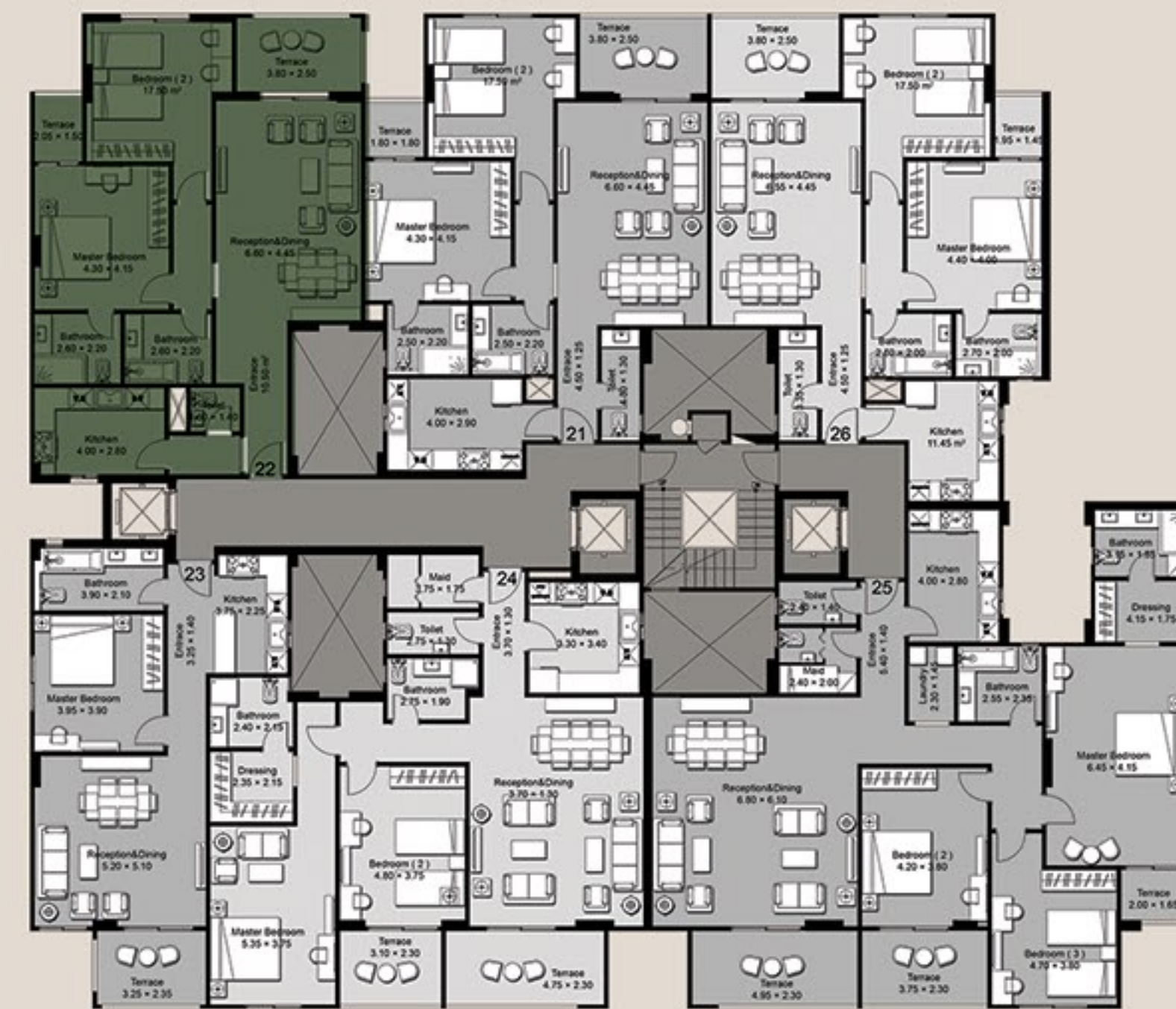
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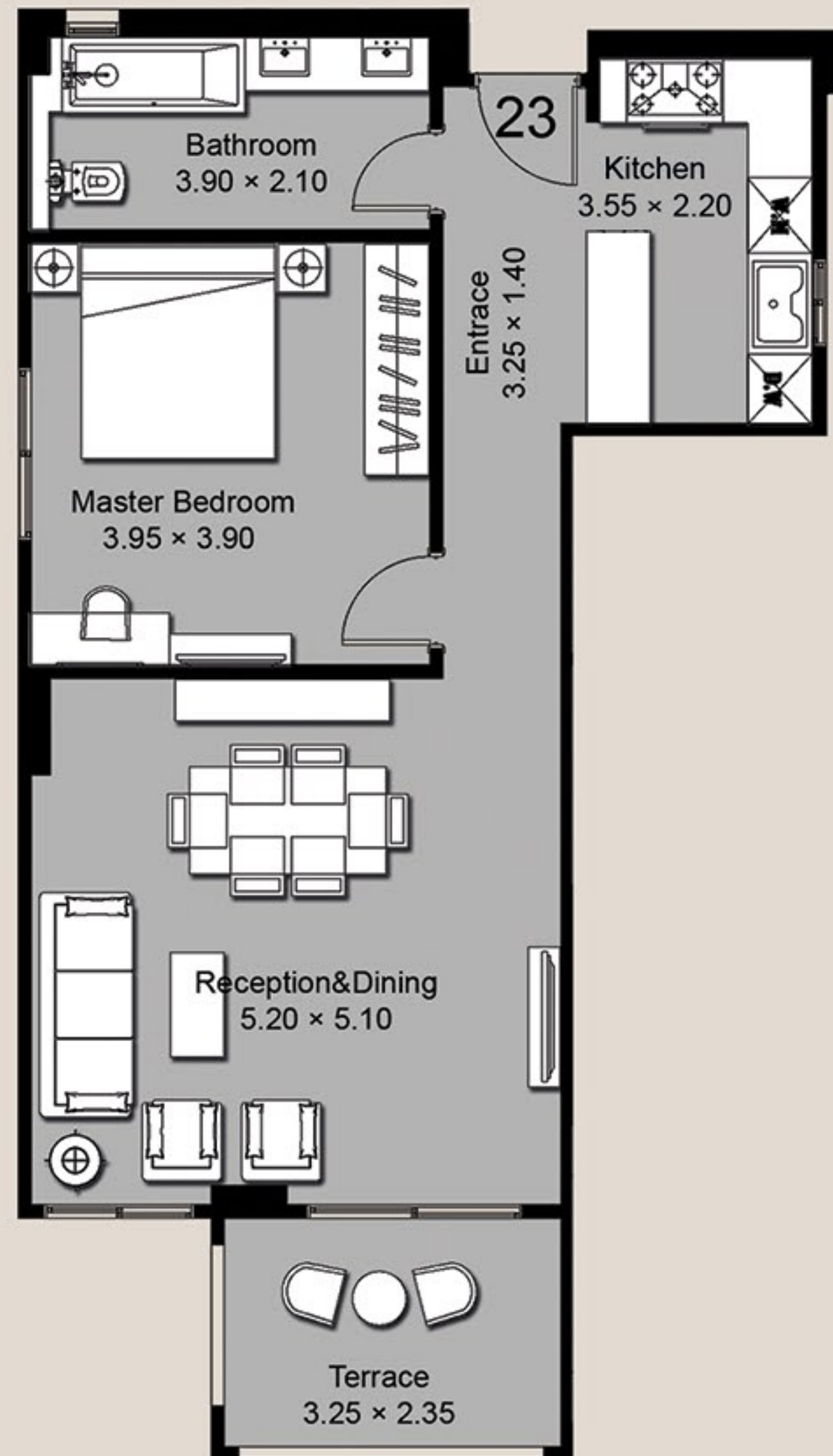


TYPICAL FLOOR APARTMENT 22

TOTAL AREA 138 m²
 BEDROOMS 2

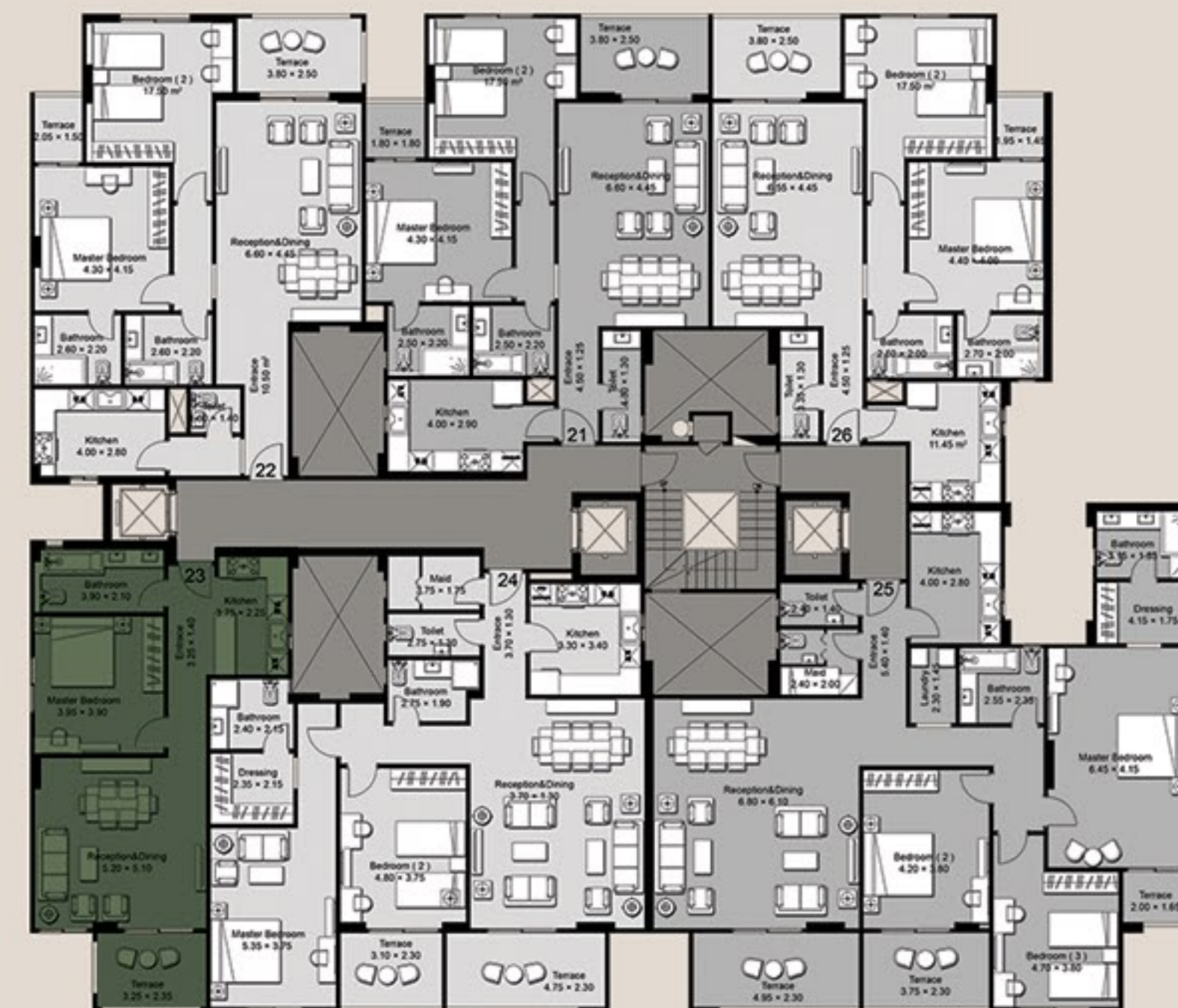


TYP E F 6



TYPICAL FLOOR APARTMENT 23

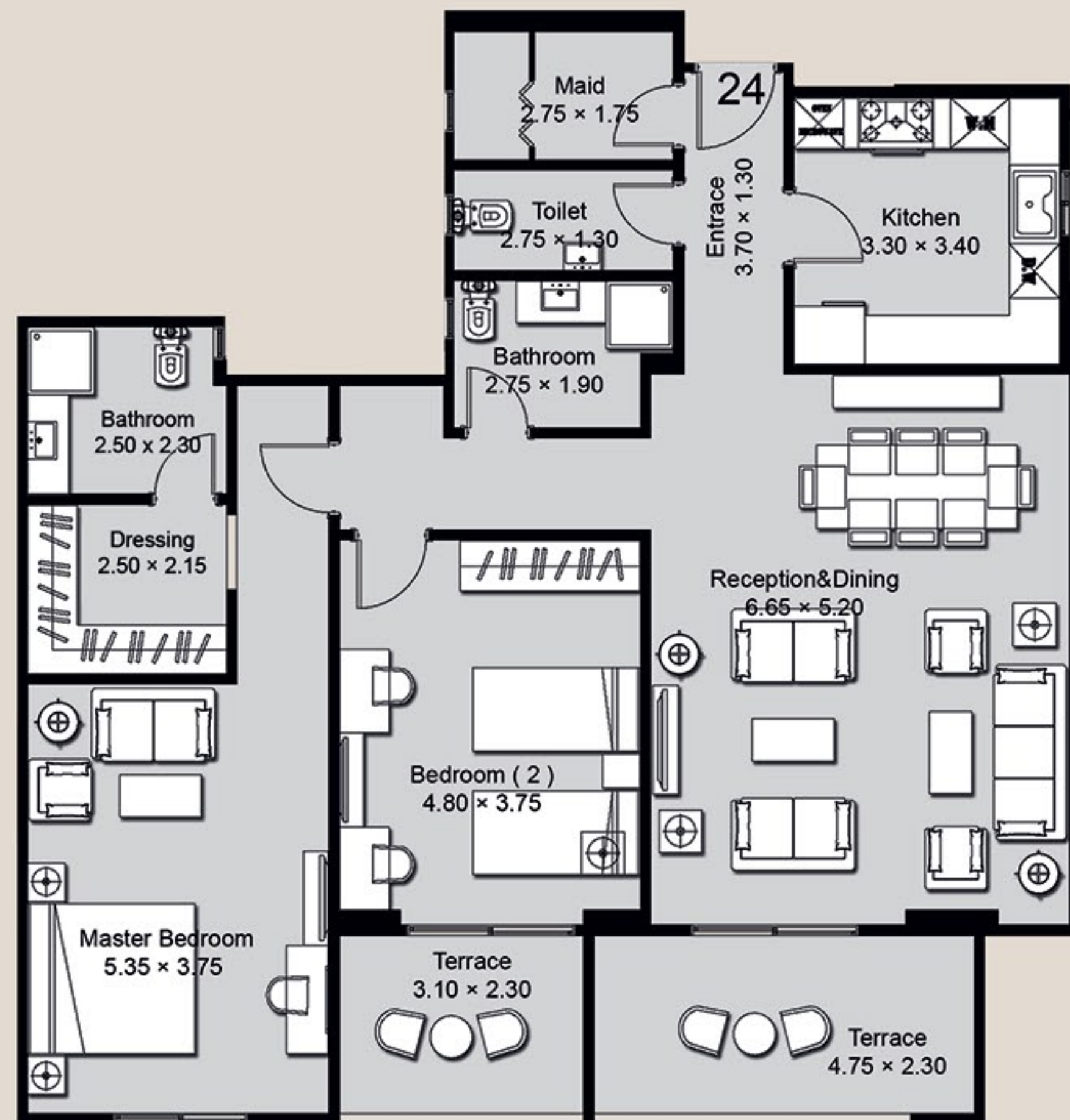
TOTAL AREA 90 m²
BEDROOMS 1



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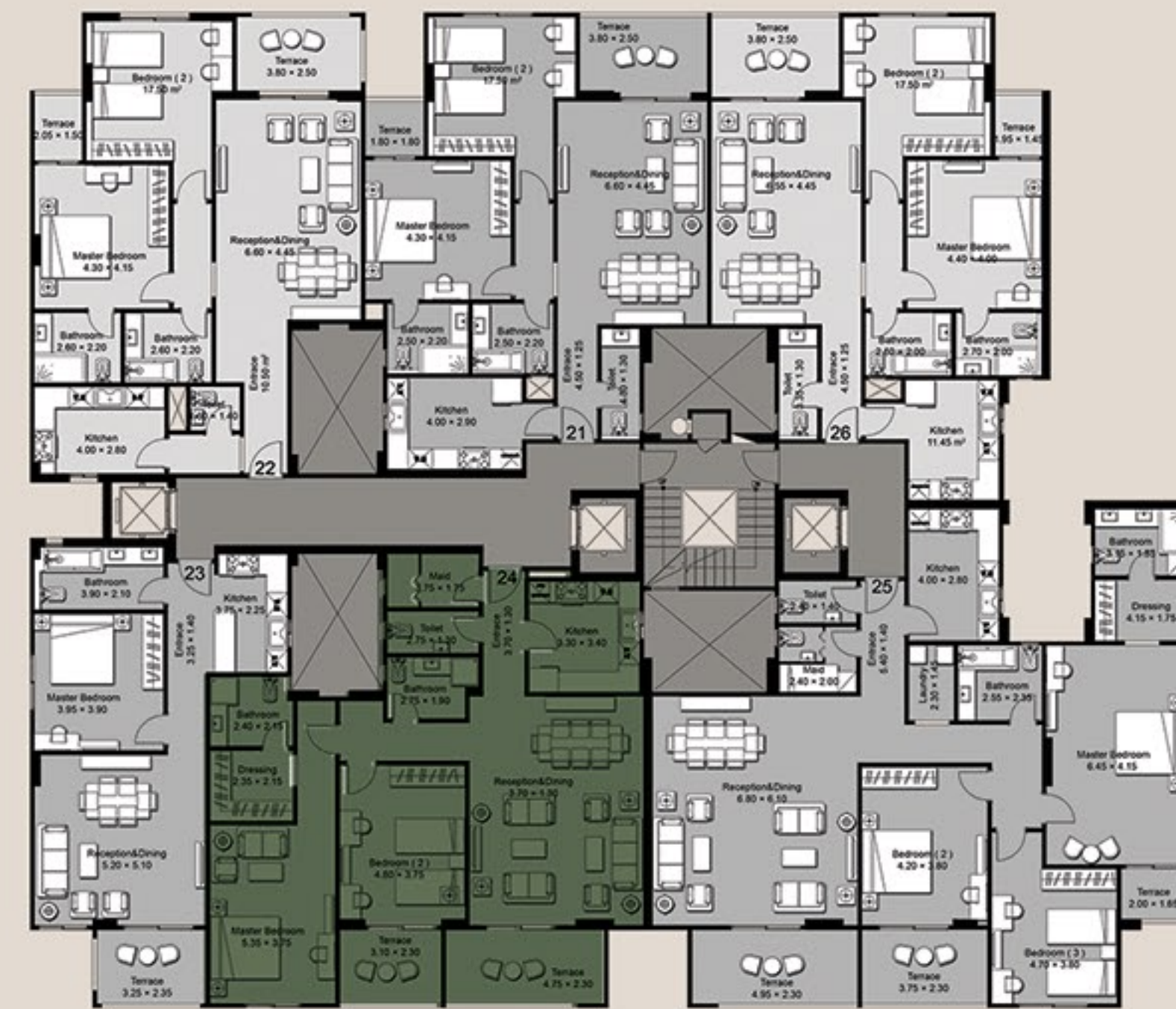
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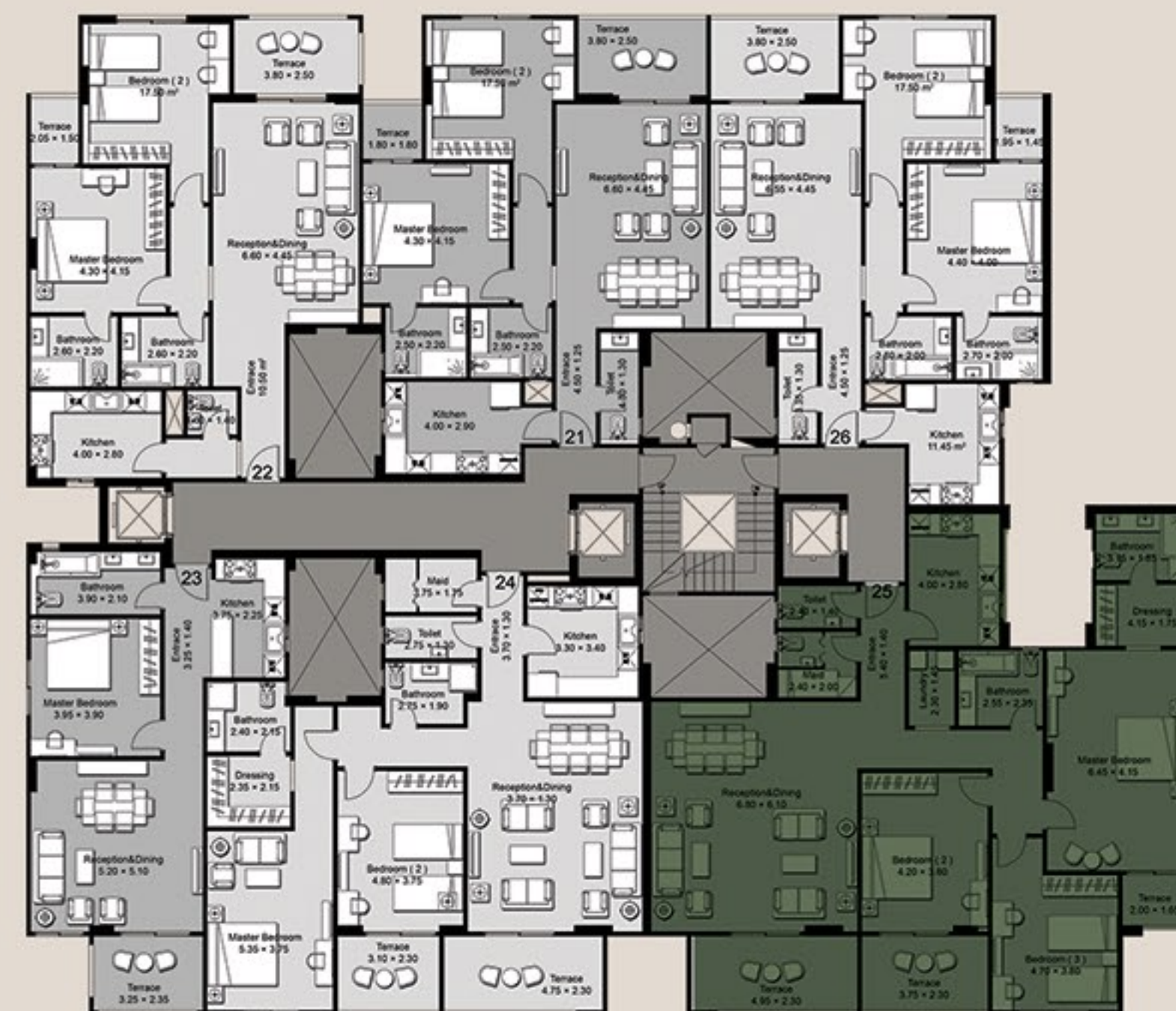
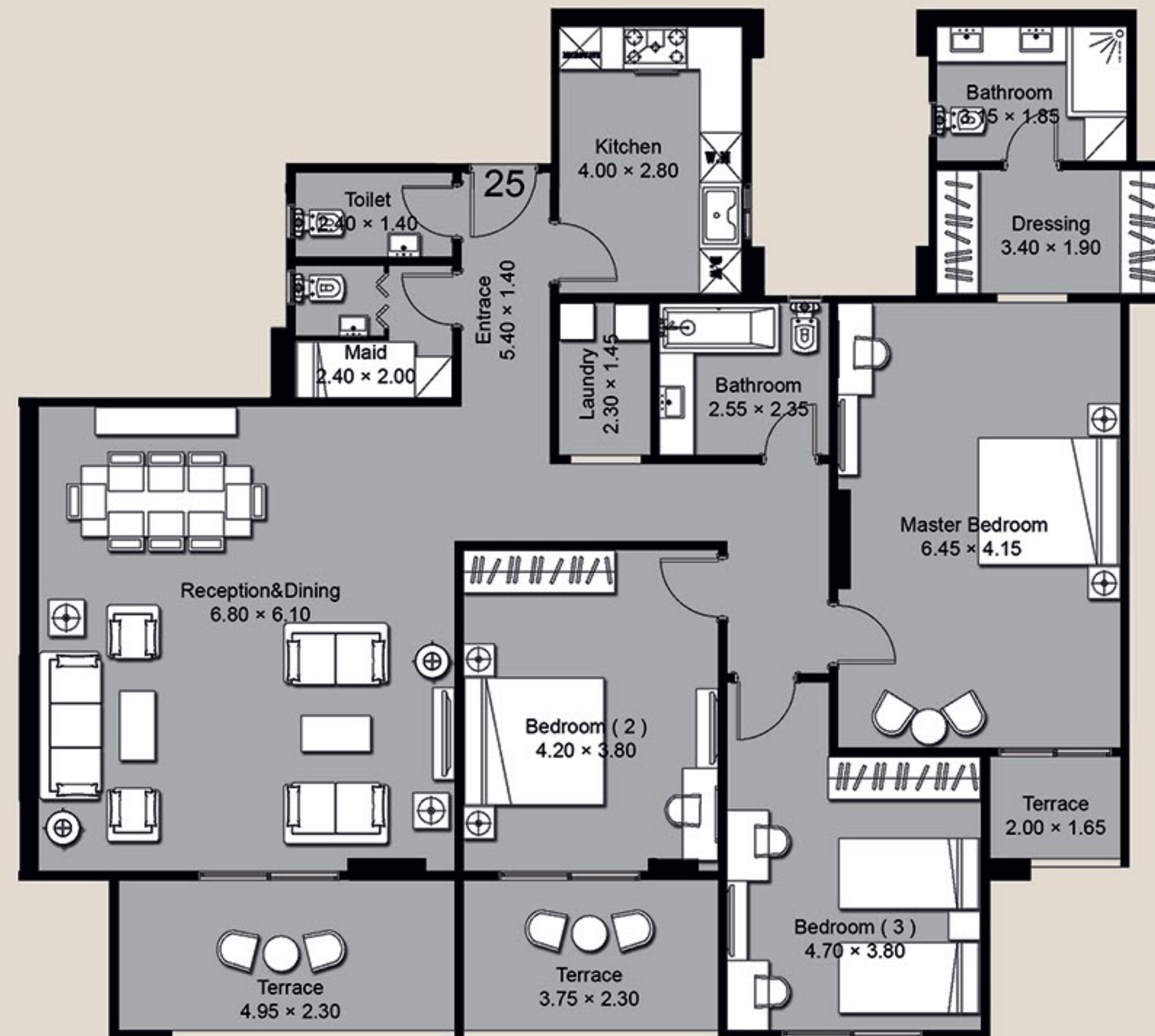


TYPICAL FLOOR APARTMENT 24

TOTAL AREA 160 m²
BEDROOMS 2



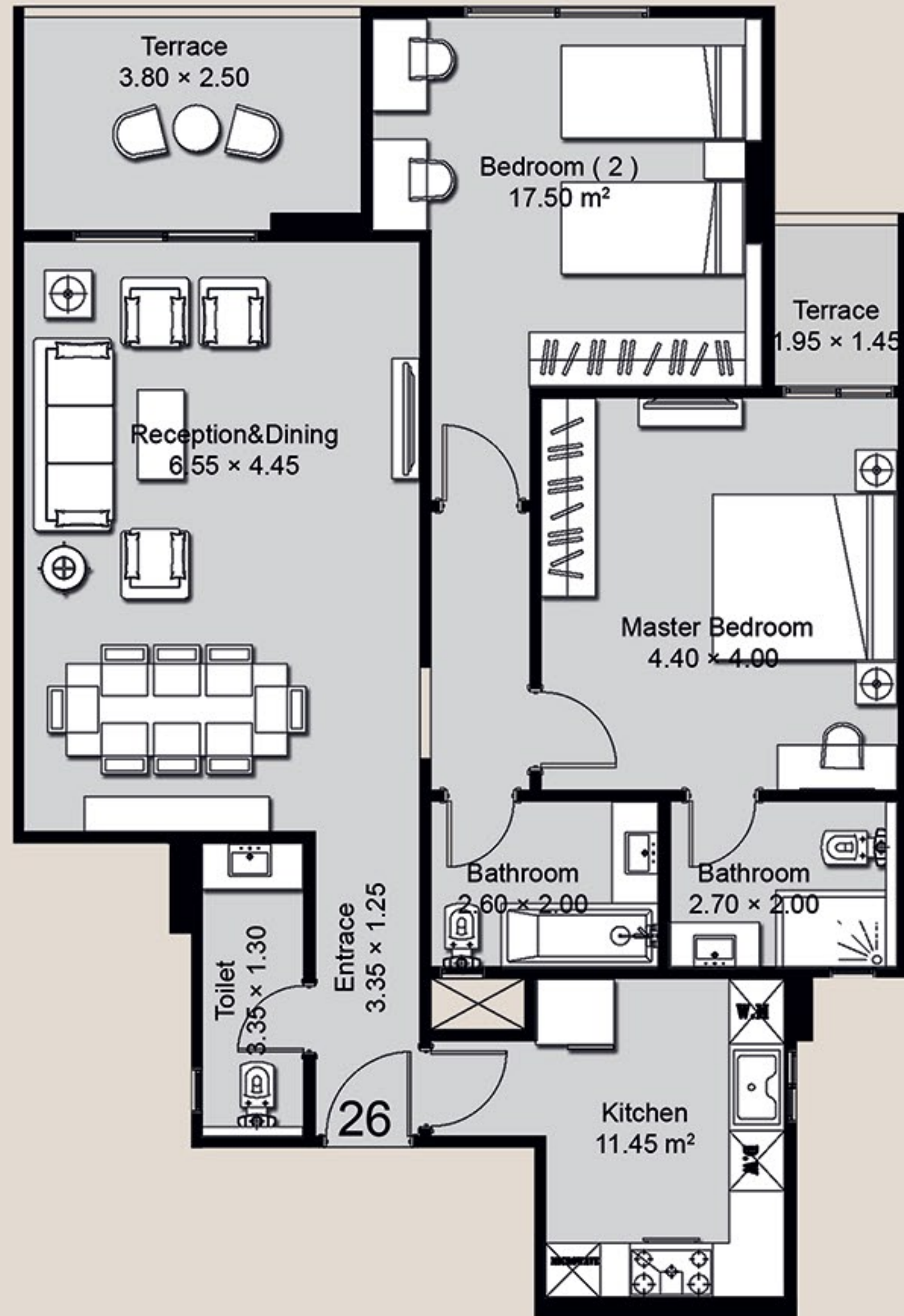
TYPICAL FLOOR



TYPICAL FLOOR APARTMENT 25

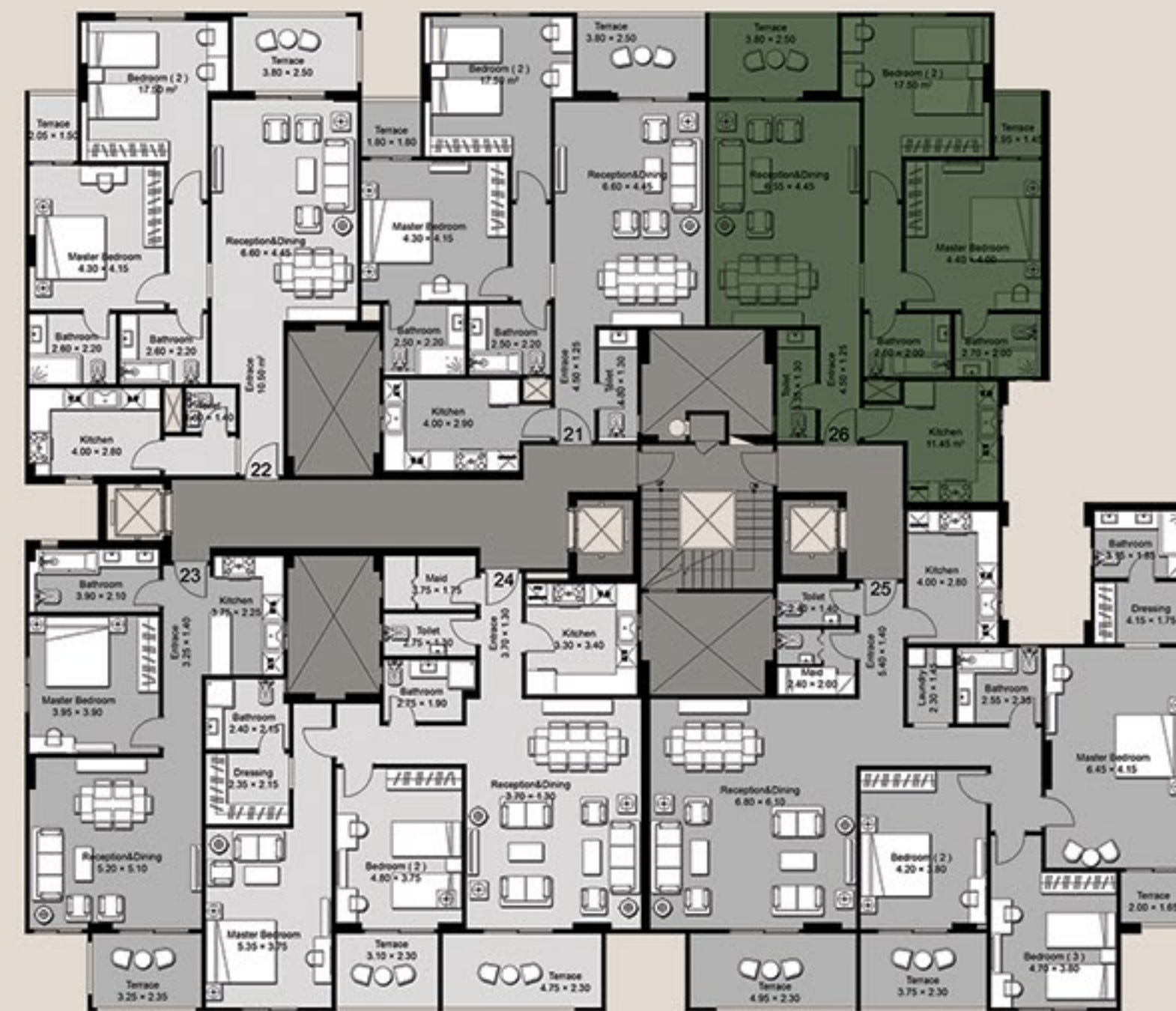
TOTAL AREA 198 m²
BEDROOMS 3

TYPICAL FLOOR



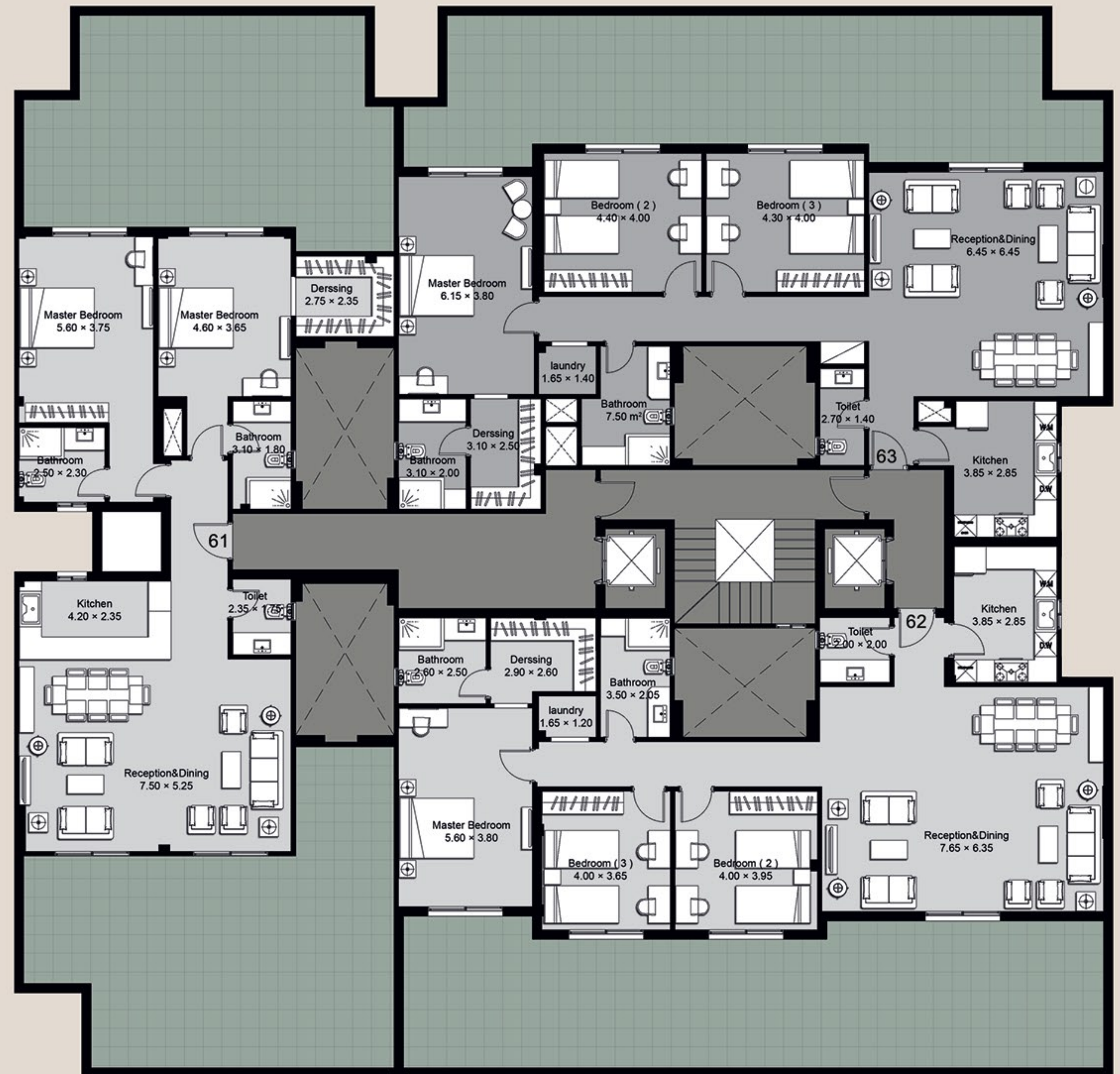
TYPICAL FLOOR APARTMENT 26

TOTAL AREA 138 m²
 BEDROOMS 2



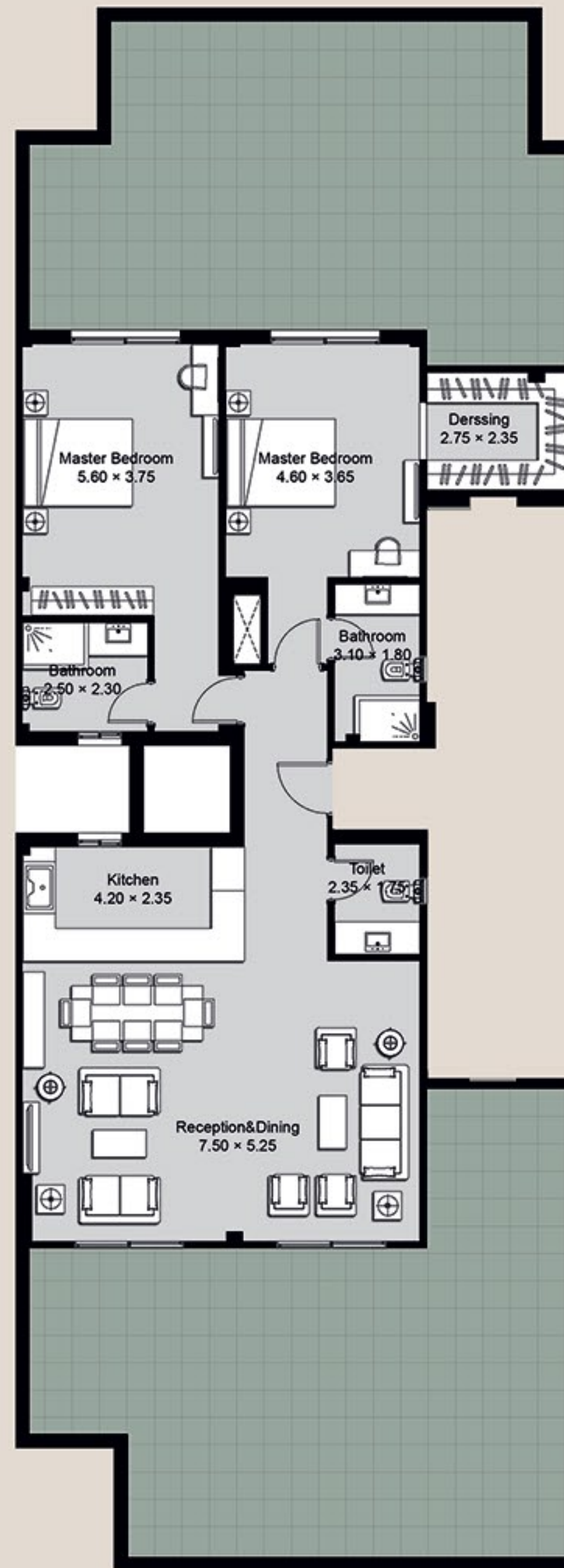
TYPICAL FLOOR

TYPE 6
PENTHOUSE



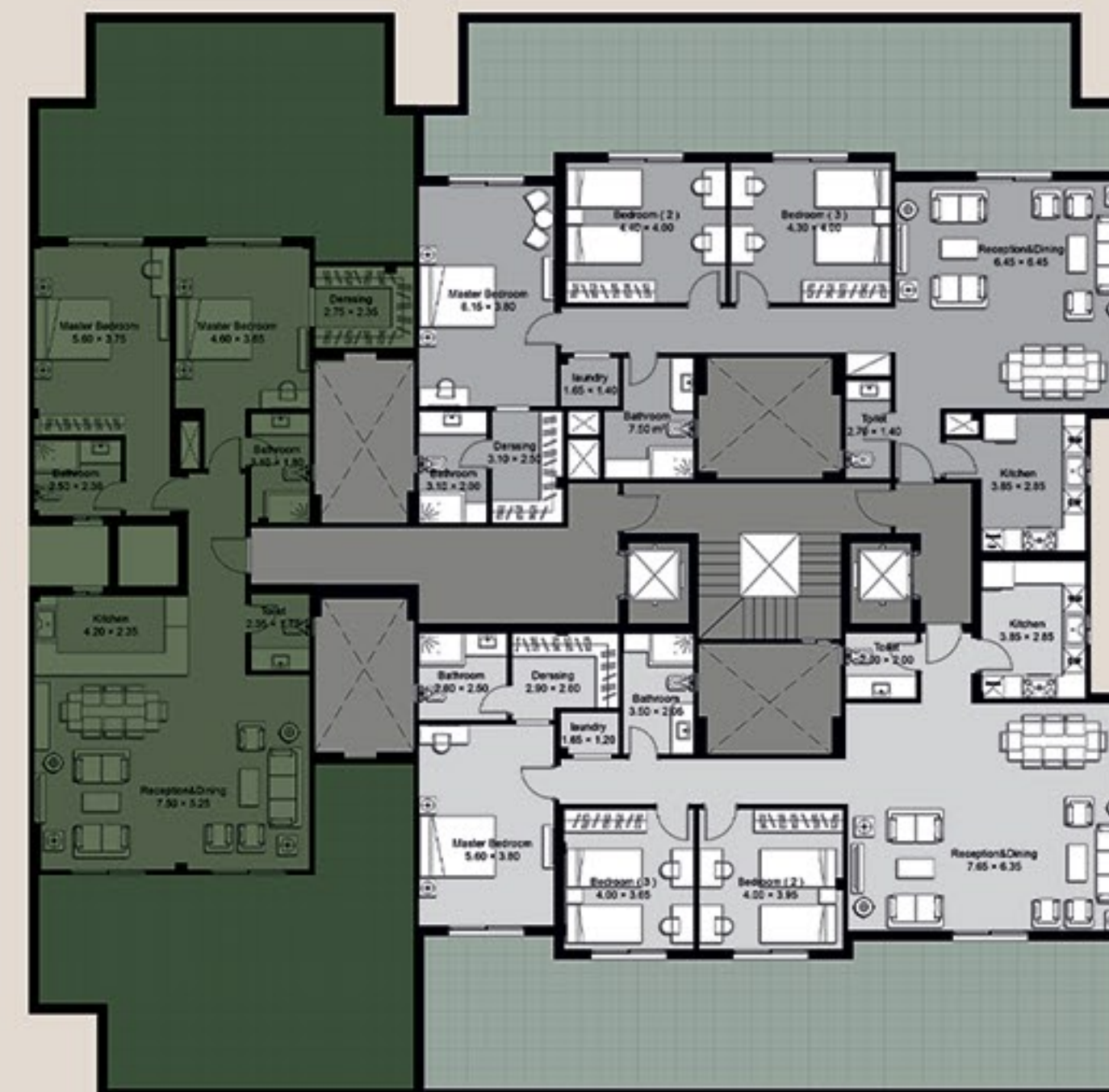
Greenville

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PENTHOUSE APARTMENT 61

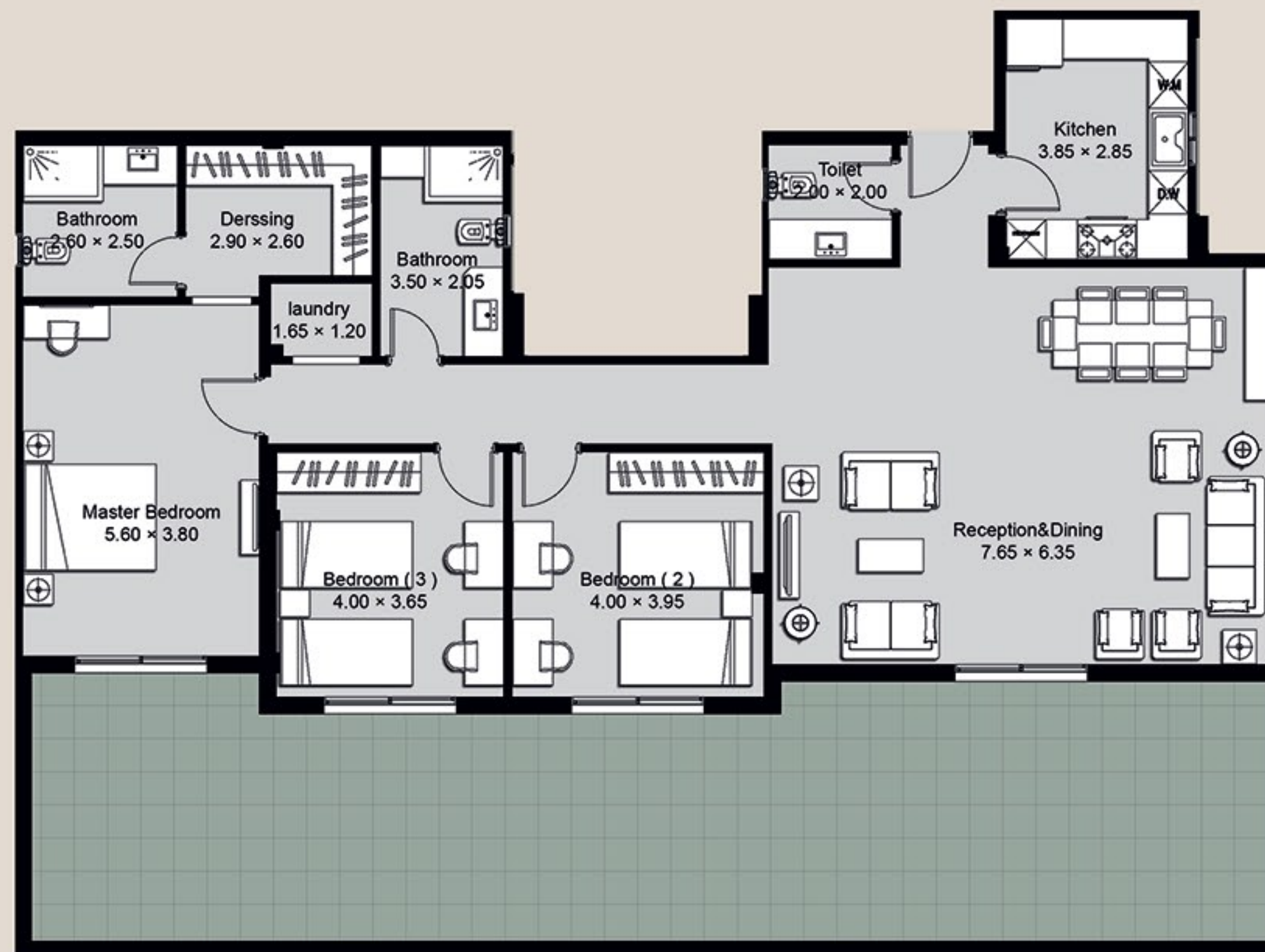
TOTAL AREA 152 m²
 OPEN ROOF 121 m²
 BEDROOMS 2



TYPE F6

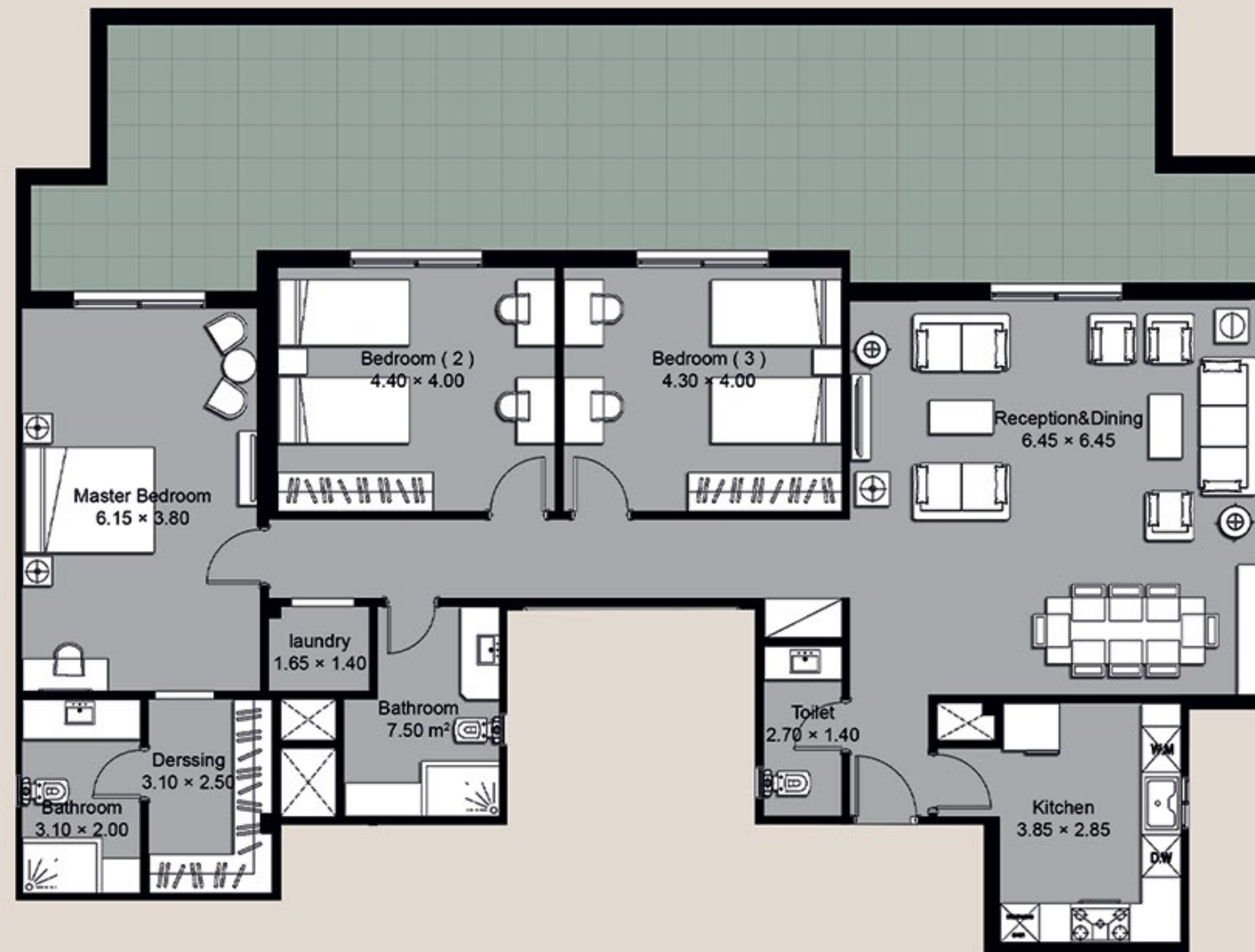
PENTHOUSE APARTMENT 62

TOTAL AREA 184 m²
 OPEN ROOF 78 m²
 BEDROOMS 3



PENTHOUSE APARTMENT 63

TOTAL AREA 187 m²
 OPEN ROOF 70 m²
 BEDROOMS 3





LUXURY FINISHING



Luxury Finishing Specifications

- Internal built-in heating system
- Solar heaters
- Double glazed glass
- Unit reception and corridors are finished with either imported marble or anti-scratch engineered wood
- Bedrooms are finished with high quality anti-scratch HDF
- False ceilings "reception area"
- Master and guest bathrooms are finished with marble and heat proof paints
- High quality bathroom faucets
- Bathrooms are finished with high quality ceramic
- Wall mount toilet
- Tempered glass bathroom cabins
- Smart home equipped apartments
- Triple play equipped

Disclaimer:

- All materials are exploratory.
- Information is subject to change depending on availability.
- Equivalent materials will be installed according to availability.



tbkdevelopments.com

15902

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