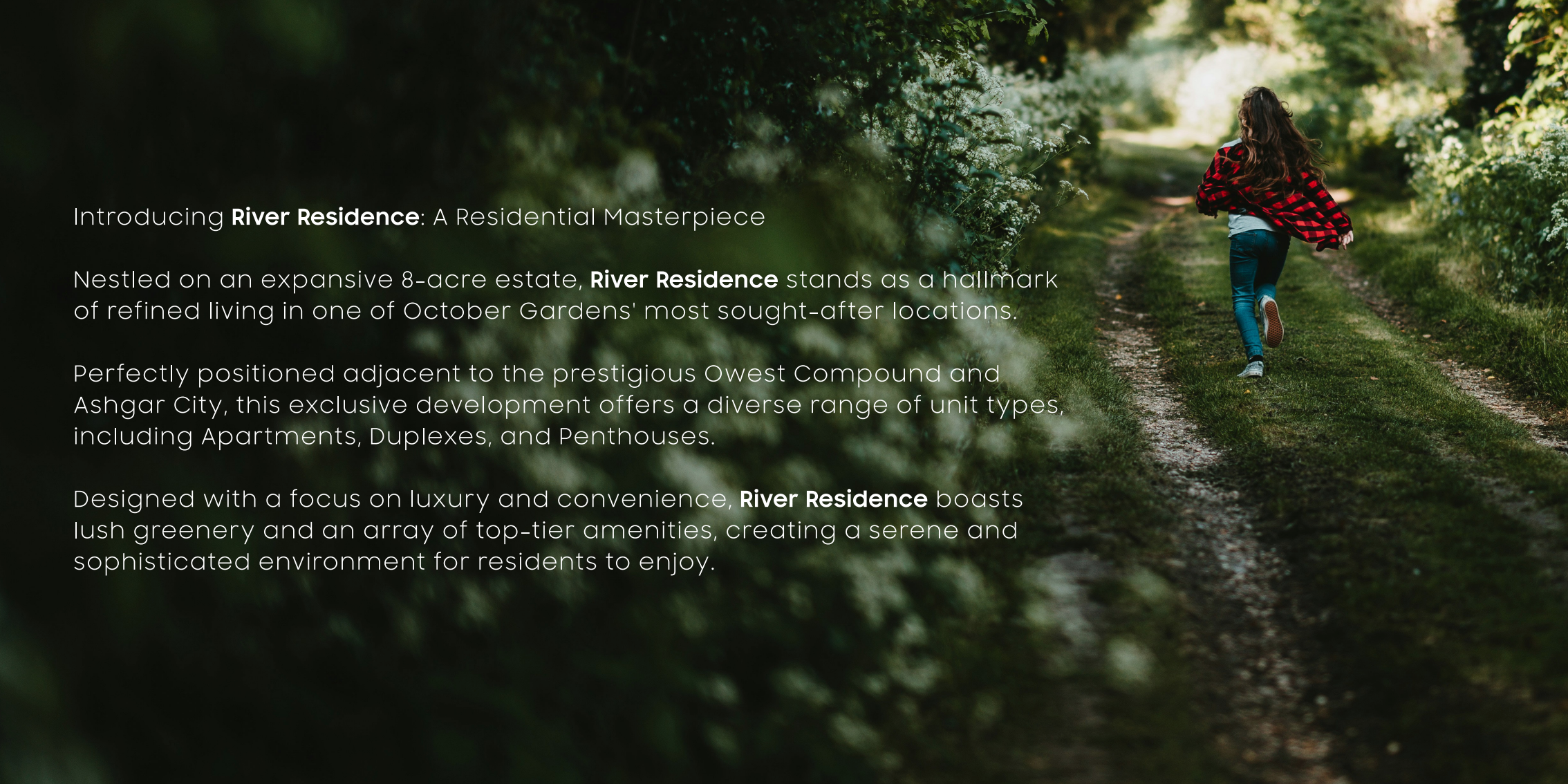

WEST WAY
DEVELOPMENTS
River Residence



Introducing **River Residence**: A Residential Masterpiece

Nestled on an expansive 8-acre estate, **River Residence** stands as a hallmark of refined living in one of October Gardens' most sought-after locations.

Perfectly positioned adjacent to the prestigious Owest Compound and Ashgar City, this exclusive development offers a diverse range of unit types, including Apartments, Duplexes, and Penthouses.

Designed with a focus on luxury and convenience, **River Residence** boasts lush greenery and an array of top-tier amenities, creating a serene and sophisticated environment for residents to enjoy.

LOCATION



- Neighboring **Owest Compound & Ashgar City**
- Just 2 km away from **Mall of Egypt**
- Only 3 km from **Italian District Road**
- A short 6 km drive to **Wahat Road**
- 7 km to **The Ring Road**



MASTER PLAN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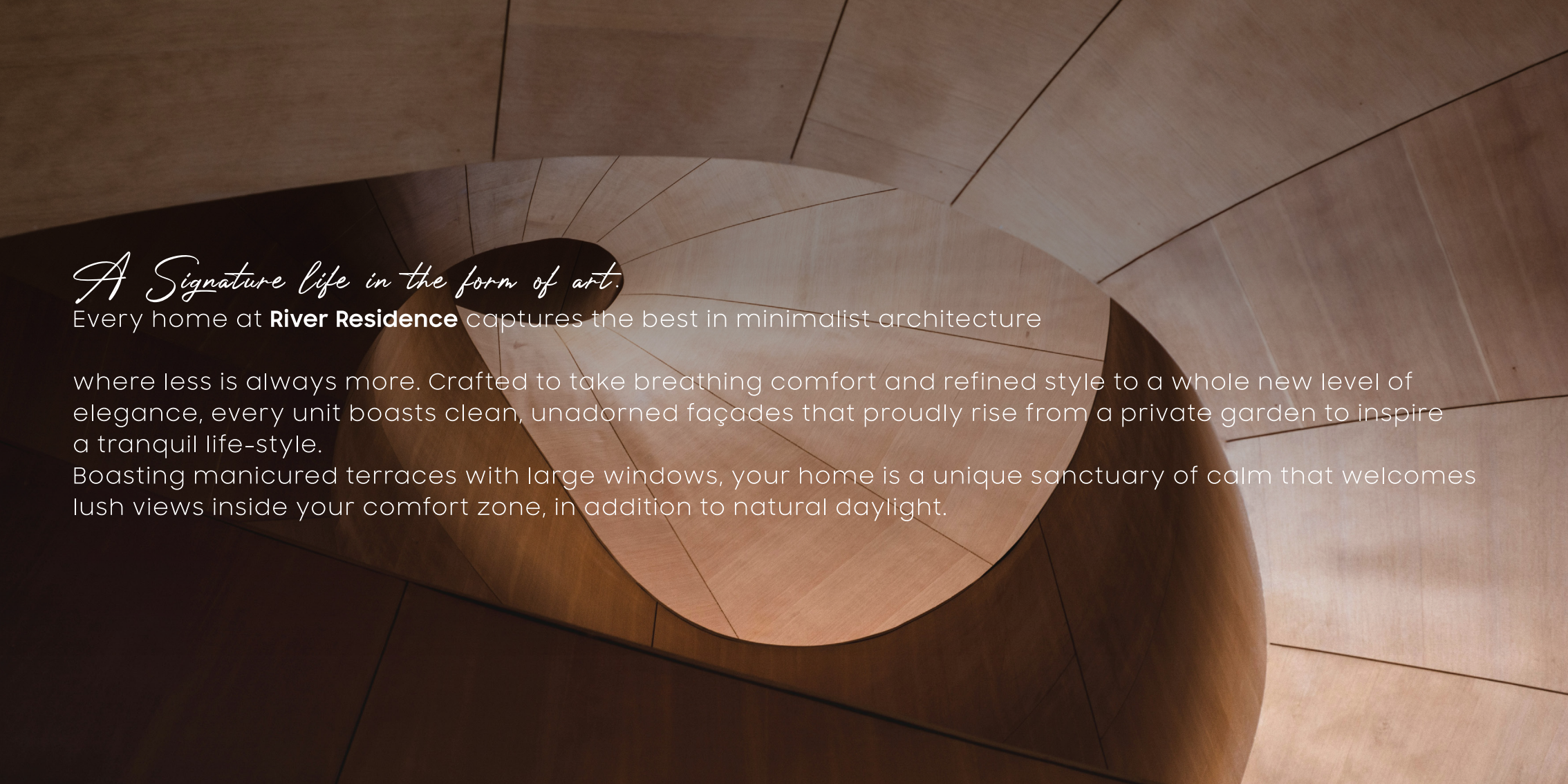

A Signature life in the form of art.

Every home at **River Residence** captures the best in minimalist architecture

where less is always more. Crafted to take breathing comfort and refined style to a whole new level of elegance, every unit boasts clean, unadorned façades that proudly rise from a private garden to inspire a tranquil life-style.
Boasting manicured terraces with large windows, your home is a unique sanctuary of calm that welcomes lush views inside your comfort zone, in addition to natural daylight.


Welcome to
G1
River Residence
WEST WAY DEVELOPMENTS
River Residence


THE CLUBHOUSE
WEST WAY DEVELOPMENTS
River Residence


WEST WAY
DEVELOPMENTS
River Residence

EXTERIOR SHOTS




WEST WAY
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FLOOR PLAN

TYPE A

GROUND FLOOR - APARTMENT 1 - 147M^2



Plan	Area
RECEPTION &DINING	8.99 X 3.39
LIVING	2.96 X 3.00
KITCHEN	3.24 X 3.09
GUEST BATHROOM	3.11 X 1.10
MASTER BATHROOM	3.44 X 1.70
MASTER BEDROOM	6.93 X 4.65
BED ROOM 01	4.36 X 3.25
BED ROOM 02	4.29 X 3.17
TERRACE 01	4.94 X 1.60
TERRACE 02	2.42 X 1.00
GARDEN	80 m2

GROUND FLOOR - APARTMENT 2 - 130M^2

Plan	Area
RECEPTION &DINING	5.40 X 6.55
KITCHEN	3.20 X 2.99
GUEST BATHROOM	2.99 X 1.04
MASTER BATHROOM	2.81 X 1.77
MASTER BEDROOM	6.44 X 3.85
BED ROOM 01	4.31 X 3.05
BED ROOM 02	4.25 X 3.15
TERRACE 01	2.72 X 1.00
TERRACE 02	3.54 X 1.61
GARDEN	100m2



TYPE A

GROUND FLOOR - APARTMENT 3 - 130M²



Plan	Area
RECEPTION &DINING	5.40 X 6.55
KITCHEN	3.20 X 2.99
GUEST BATHROOM	2.99 X 1.04
MASTER BATHROOM	2.81 X 1.77
MASTER BEDROOM	6.44 X 3.85
BED ROOM 01	4.31 X 3.05
BED ROOM 02	4.25 X 3.15
TERRACE 01	2.72 X 1.00
TERRACE 02	3.54 X 1.61
GARDEN	100m2

GROUND FLOOR - APARTMENT 4 - 130M²

Plan	Area
RECEPTION &DINING	8.43 X 4.78
KITCHEN	3.09 X 2.65
GUEST BATHROOM	3.10 X 1.09
MASTER BATHROOM	3.40 X 1.95
MASTER BEDROOM	6.90 X 4.55
BED ROOM 01	4.30 X 3.16
TERRACE 01	2.72 X 1.00
TERRACE 02	4.94 X 1.59
GARDEN	50 m2



TYPE A

TYPICAL FLOOR - APARTMENT 1 - 167M²



Plan	Area
RECEPTION &DINING	9.85 X 6.52
KITCHEN	3.10 X 2.71
GUEST BATHROOM	3.10 X 1.81
MASTER BATHROOM	3.44 X 1.84
MASTER BEDROOM	4.65 X 4.29
BED ROOM 01	4.35 X 3.34
BED ROOM 02	4.31 X 3.30
TERRACE 01	2.54 X 1.83
TERRACE 02	2.50 X 1.30

TYPICAL FLOOR - APARTMENT 2 - 138M²

Plan	Area
RECEPTION &DINING	7.42 X 6.37
KITCHEN	2.99 X 2.55
GUEST BATHROOM	3.09 X 1.79
MASTER BATHROOM	2.68 X 1.94
MASTER BEDROOM	4.55 X 3.70
BED ROOM 01	4.20 X 3.30
BED ROOM 02	4.29 X 3.31
TERRACE 01	2.60 X 1.84
TERRACE 02	2.65 X 1.25



TYPE A

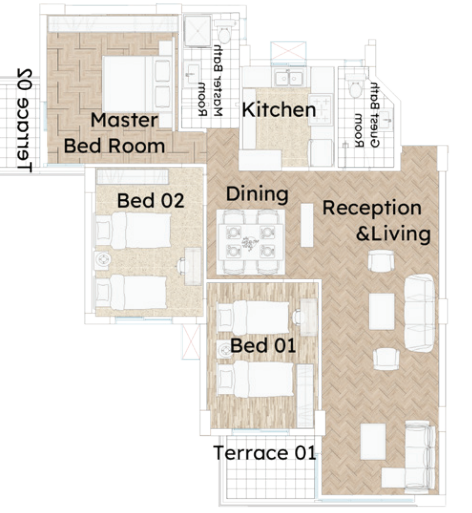
TYPICAL FLOOR - APARTMENT 3 - 138M²



Plan	Area
RECEPTION &DINING	7.42 X 6.37
KITCHEN	2.99 X 2.55
GUEST BATHROOM	3.09 X 1.79
MASTER BATHROOM	2.68 X 1.94
MASTER BEDROOM	4.55 X 3.70
BED ROOM 01	4.20 X 3.30
BED ROOM 02	4.29 X 3.31
TERRACE 01	2.60 X 1.84
TERRACE 02	2.65 X 1.25

TYPICAL FLOOR - APARTMENT 4 - 167M²

Plan	Area
RECEPTION &DINING	9.85 X 6.52
KITCHEN	3.10 X 2.71
GUEST BATHROOM	3.10 X 1.81
MASTER BATHROOM	3.44 X 1.84
MASTER BEDROOM	4.65 X 4.29
BED ROOM 01	4.35 X 3.34
BED ROOM 02	4.31 X 3.30
TERRACE 01	2.54 X 1.83
TERRACE 02	2.50 X 1.30



TYPE A

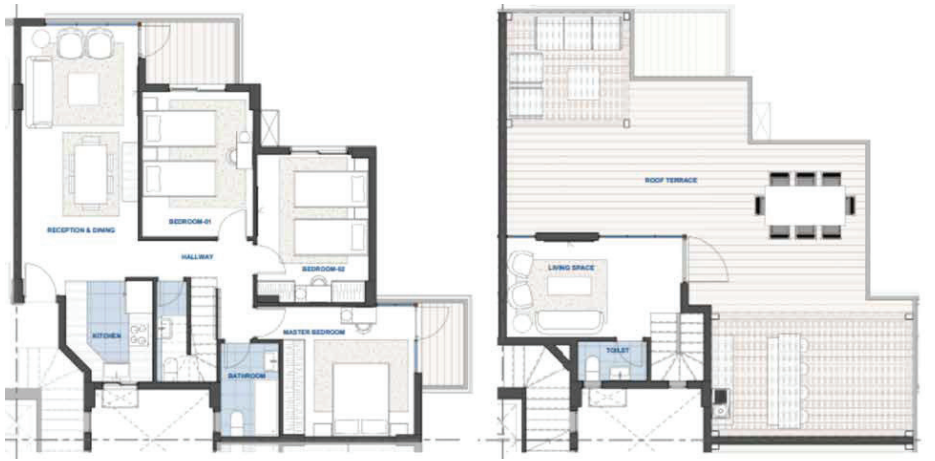
PENTHOUSE - APARTMENT 1&4 - 210M^2



Plan	Area
RECEPTION &DINING	10.66 X 5.00
KITCHEN	3.32 X 2.84
GUEST BATHROOM	3.34 X 1.07
MASTER BATHROOM	4.54 X 1.82
MASTER BEDROOM	5.00 X 3.97
BED ROOM 01	3.44 X 4.61
BED ROOM 02	3.66 X 4.72
TERRACE 01	2.68 X 1.34
TERRACE 02	2.68 X 1.34
LIVING (ROOF)	6.07 X 4.88
BATH (ROOF)	2.14 X 1.47
Roof Garden	112 m2

TYPE A

PENTHOUSE - APARTMENT 2&3 - 175M^2



Plan	Area
RECEPTION &DINING	4.78 X 7.63
KITCHEN	3.32 X 2.90
GUEST BATHROOM	3.33 X 1.08
MASTER BATHROOM	3.06 X 2.09
MASTER BEDROOM	5.02 X 4.03
BED ROOM 01	4.72 X 3.65
BED ROOM 02	3.66 X 4.62
TERRACE 01	2.68 X 1.34
TERRACE 02	2.79 X 1.98
LIVING (ROOF)	5.90 X 4.46
BATH (ROOF)	2.20 X 1.55
Roof Garden	106 m2

TYPE A

TYPE B

GROUND FLOOR - APARTMENT 1 - 165M^2



Plan	Area
RECEPTION &DINING	5.98 X 8.41
KITCHEN	3.09 X 2.59
GUEST BATHROOM	1.10 X 3.15
MASTER BATHROOM	1.75 X 3.26
MASTER BEDROOM	6.19 X 4.54
Dressing	4.57 X 1.74
BED ROOM 01	3.20 X 4.39
BED ROOM 02	4.26 X 3.37
TERRACE 01	1.07 X 2.90
TERRACE 02	5.71 X 1.92
GARDEN	170 m2

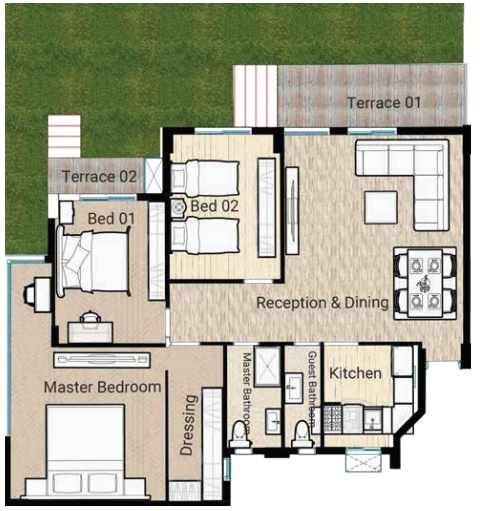
GROUND FLOOR - APARTMENT 2 - 165M^2

Plan	Area
RECEPTION &DINING	5.98 X 8.41
KITCHEN	3.09 X 2.59
GUEST BATHROOM	1.10 X 3.15
MASTER BATHROOM	1.75 X 3.26
MASTER BEDROOM	6.19 X 4.54
Dressing	4.57 X 1.74
BED ROOM 01	3.20 X 4.39
BED ROOM 02	4.26 X 3.37
TERRACE 01	1.07 X 2.90
TERRACE 02	5.71 X 1.92
GARDEN	170 m2



TYPE B

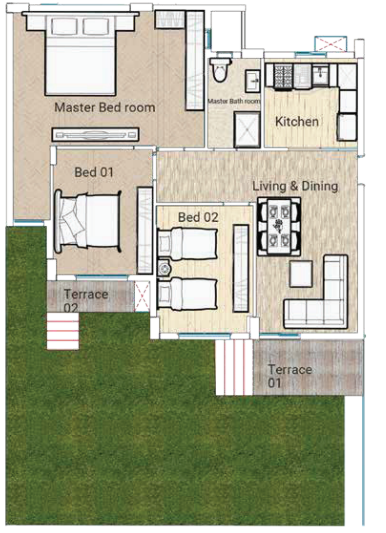
GROUND FLOOR - APARTMENT 3 - 165M^2



Plan	Area
RECEPTION &DINING	5.98 X 8.41
KITCHEN	3.09 X 2.59
GUEST BATHROOM	1.10 X 3.15
MASTER BATHROOM	1.75 X 3.26
MASTER BEDROOM	6.19 X 4.54
Dressing	4.57 X 1.47
BED ROOM 01	3.20 X 4.39
BED ROOM 02	4.26 X 3.37
TERRACE 01	1.07 X 2.90
TERRACE 02	5.71 X 1.92
GARDEN	80 m2

GROUND FLOOR - APARTMENT 4 - 155M^2

Plan	Area
RECEPTION &DINING	6.5 X6.08
KITCHEN	3.18 X 3.14
MASTER BATHROOM	3.16 X 1.74
MASTER BEDROOM	7.01 X 4.64
Dressing	4.54 X 1.66
BED ROOM 01	4.29 X 3.38
BED ROOM 02	4.42 X 3.24
TERRACE 01	4.08 X 1.93
TERRACE 02	2.90 X 1.09
GARDEN	100 m2



TYPE B

TYPICAL FLOOR - APARTMENT 1 - 188M^2



Plan	Area
RECEPTION &DINING	8.55 X 8.40
KITCHEN	3.85 X 3.21
GUEST BATHROOM	3.17 X 1.10
MASTER BATHROOM	3.25 X 1.65
Bath 01	2.36 x 1.93
MASTER BEDROOM	4.60 X 4.32
Dressing	2.00 X 1.82
BED ROOM 01	3.41 x 4.35
BED ROOM 02	4.55 X 3.19
TERRACE 01	2.90 X 1.91
TERRACE 02	2.63 X 1.34

TYPICAL FLOOR - APARTMENT 2 - 188M^2

Plan	Area
RECEPTION &DINING	8.55 X 8.40
KITCHEN	3.85 X 3.21
GUEST BATHROOM	3.17 X 1.10
MASTER BATHROOM	3.25 X 1.65
Bath 01	2.36 x 1.93
MASTER BEDROOM	4.60 X 4.32
Dressing	2.00 X 1.82
BED ROOM 01	3.41 x 4.35
BED ROOM 02	4.55 X 3.19
TERRACE 01	2.90 X 1.91
TERRACE 02	2.63 X 1.34



TYPE B

TYPICAL FLOOR - APARTMENT 3 - 188M²



Plan	Area
RECEPTION &DINING	8.55 X 8.40
KITCHEN	3.85 X 3.21
GUEST BATHROOM	3.17 X 1.10
MASTER BATHROOM	3.25 X 1.65
Bath 01	2.36 x 1.93
MASTER BEDROOM	4.60 X 4.32
Dressing	2.00 X 1.82
BED ROOM 01	3.41 x 4.35
BED ROOM 02	4.55 X 3.19
TERRACE 01	2.90 X 1.91
TERRACE 02	2.63 X 1.34

TYPICAL FLOOR - APARTMENT 4 - 188M²

Plan	Area
RECEPTION &DINING	8.55 X 8.40
KITCHEN	3.85 X 3.21
GUEST BATHROOM	3.17 X 1.10
MASTER BATHROOM	3.25 X 1.65
Bath 01	2.36 x 1.93
MASTER BEDROOM	4.60 X 4.32
Dressing	2.00 X 1.82
BED ROOM 01	3.41 x 4.35
BED ROOM 02	4.55 X 3.19
TERRACE 01	2.90 X 1.91
TERRACE 02	2.63 X 1.34



TYPE B

PENTHOUSE - ALL APARTMENT - 230M^2



Plan	Area
RECEPTION &DINING	8.38 X 8.69
KITCHEN	2.83 X 3.27
GUEST BATHROOM	3.22 X 1.28
MASTER BATHROOM	3.38 X 1.83
Bath 01	1.93 X 2.25
MASTER BEDROOM	4.59 X 4.87
Dressing	2.41 X 1.78
BED ROOM 01	4.61 X 3.39
BED ROOM 02	4.51 X 3.36
Terrace 01	2.90 X 1.94
Terrace 02	2.74 X 1.34
LIVING (ROOF)	5.03 X 4.61
BATH (ROOF)	3.33 X 2.20
Roof Garden	125 m2

TYPE B


WEST
WAY
DEVELOPMENTS