PALM HILLS
DEVELOPMENTS

PALM PARKS

IS FUELED BY ITS SELF-MADE ENERGY

AN ADULT PLAYGROUND

WHERE BEING FREE-SPIRITED IS CELEBRATED

THE MOMENTUM IS FELT

BARBEQUE FIRES NEVER DIE

THE VIBE IS RICH

AND HUMAN CONNECTION OVERRULES ALL

AND THE TODDLERS DRESS BETTER THAN THE ADULTS

COMMUNITY MATTERS HERE

EVEN THE DOGS HAVE SMALL CLIQUES

MOM AND DAD DREAM BIG. EQUALLY

THE PEOPLE OF PALM PARKS HAVE THEIR OWN AGENDA

EGYPT'S LEADING REAL ESTATE DEVELOPER

Palm Hills Developments commands a geographically diversified & balanced portfolio of projects.

In 2005, Palm Hills Developments was listed on the Egyptian Stock Exchange and London Stock Exchange.

AND THE STORY OF PHD BEGAN

FOUNDED IN 1997 AS ETIHADEYA

A portfolio of 34 Projects

Spreading Over 34.6 million sqm.

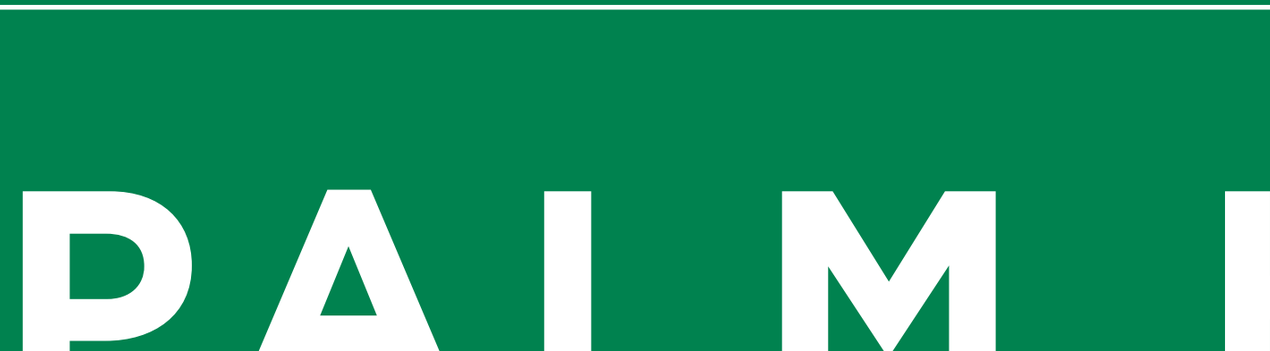
70,000
GROWING FAMILIES





9
GLOBAL AWARDS

PALM HILLS



13 Projects
UNDER CONSTRUCTION

COMMERCIAL





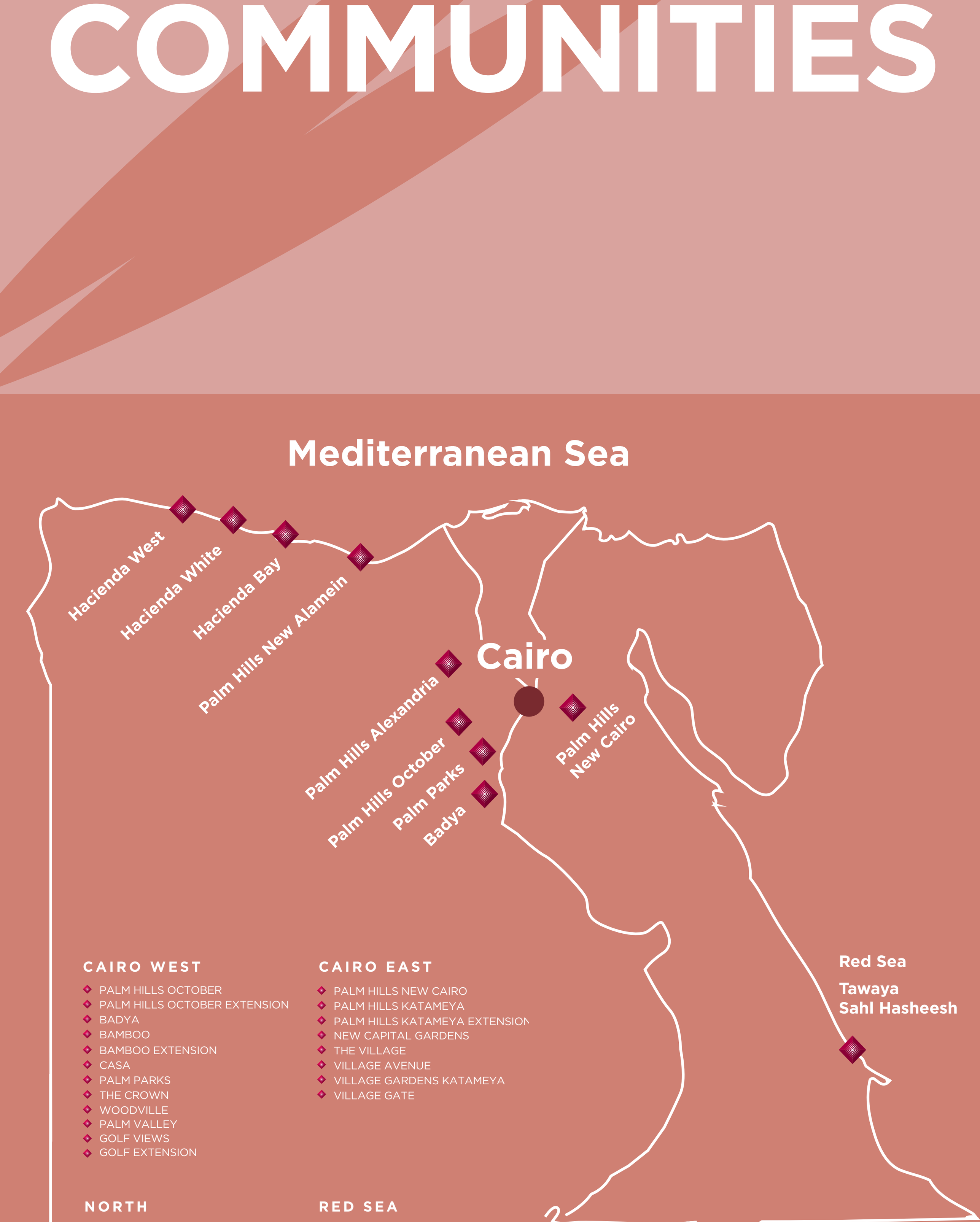
25 YEARS



Brand equity, track record

Backed by strong shareholders

PALM HILLS COMMUNITIES



CAIRO WEST

- PALM HILLS OCTOBER
- PALM HILLS OCTOBER EXTENSION
- BADYA
- BAMBOO
- BAMBOO EXTENSION
- CASA
- PALM PARKS
- THE CROWN
- WOODVILLE
- PALM VALLEY
- GOLF VIEWS
- GOLF EXTENSION

CAIRO EAST

- PALM HILLS NEW CAIRO
- PALM HILLS KATAMEYA
- PALM HILLS KATAMEYA EXTENSION
- NEW CAPITAL GARDENS
- THE VILLAGE
- VILLAGE AVENUE
- VILLAGE GARDENS KATAMEYA
- VILLAGE GATE

NORTH

- PALM HILLS ALEXANDRIA
- PALM HILLS NEW ALAMEIN
- HACIENDA BAY
- HACIENDA WHITE
- HACIENDA WEST

RED SEA

- TAWAYA SAHL HASHEESH

PALM PARKS; A CULTURE MADE BY YOU

A prodigy of Palm Hills, Palm Parks is a boutique neighborhood designed for the progressive community of West Cairo. The development brings a surge of momentum that brings a fresh spirit to the grass-concrete spaces. Created for people-centric individuals, the living philosophy of the project is to celebrate community above all. With communal areas, gorgeous park spaces, and homes that cater to small families and individuals, it truly is a place that puts humans at its core.

A FRESH TAKE ON LIVING

Dogs running after frisbees, saturated greenery, glistening lakes, ice-cool pools, and bustling communal areas where people enjoy each other’s company. The project, placed on 475,000 sqm, is a pulsating catalyst for innovation, creative thought, and reflection.

Designed for aspirational individuals and small families. Artistic and commercial spaces add a metropolitan flavor to the 65% green project, making it one of the most well-rounded projects on the West side.



LOCATION MAP

MALL OF ARABIA: 8 MINUTES
MALL OF EGYPT: 11 MINUTES
HYPER ONE: 16 MINUTES
PALM HILLS OCTOBER: 18 MINUTES

AN ADULT PLAYGROUND



KEEP YOUR SOUL COOL

Blue-green energy swirls through Palm Parks. Wherever they look, homeowners will find either blue pools or lush green plants. Zen is almost a given factor. After all, they are living in the middle of a “park”.



THE PEOPLE OF PALM PARKS

It’s safe to say that living in a beautiful home is a must. But the community and energy people are surrounded by matters just as much. Creatives, and millennial business owners fill the walls of Palm Parks. The culture they’ve created is progressive, fresh, and is community-centric above all else.

They’ve found unique ways to make sure conversations keep going, their dogs are acquainted and a soulful vibe bounces off the walls of the development. Be it an idea or a person, nothing is ever unoriginal at Palm Parks.

HOME OF THE PROGRESSIVE



FROM WITHIN

A home needs to feel like a home. That’s why we curated spacious, well-thought-out floor plans that creates a flowing, connected framework in which you can design your humble abode to host communal and private areas.

The layout leaves an immense amount of creativity when it comes to creating your home. We provide the framework, you make it your own.

AMENITIES

PALM HILLS GYM

ROOFTOP LEISURE SPACE

MASTER PLAN


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FLOOR PLANS



TYPE F

GROUND FLOOR

Average BUA

Apartment 1	**170.10 m²**
Apartment 2	**90.67 m²**
Apartment 3	**90.42 m²**
Apartment 4	**169.67 m²**



Apartment 01

Reception - Dining	5.80m x 480m - 4.10m x 3.20m
Kitchen	3.90m x2.95m
Guest Toilet	3.90m x 1.25m
Master Bedroom - Ensuite Bathroom	4.00m x 4.15m - 2.35m x 1.70m
Bedroom 1	4.10m x 3.65m
Storage	0.60m x 2.40m
Bedroom 2	3.80m x 4.15m
Bathroom	2.35m x 1.70m
Terrace	2.10m x 4.60m

Apartment 02

Reception	5.15m x 5.10m
Kitchen - Dining	2.70m x 4.05m
Foyer	3.85m x 1.85m
Bathroom - Storage	2.00m x 2.65m - 0.80m x 1.00m
Bedroom	3.75m x 4.05m
Terrace	1.75m x 4.35m

Apartment 03

Reception	5.10m x 5.15m
Kitchen - Dining	4.15m x 2.70m
Foyer	1.85m x 3.85m
Bedroom	4.05m x 3.65m
Bathroom - Storage	2.60mx 2.00m - 1.20m x 0.80m
Terrace	4.35m x 1.75m

Apartment 04

Reception - Dining	4.80m x 5.80m - 3.25m x 4.05m
Kitchen	2.85m x 3.90m
Guest Toilet	1.25m x 3.90m
Master Bedroom - Ensuite Bathroom	4.15m x 4.00m - 1.70m x 2.35m
Bedroom 1	3.65m x 4.10m
Bedroom 2	4.15m x 3.80m
Bathroom	1.70m x 2.35m
Terrace	4.70m x 2.10m

DISCLAIMER

1. Visual materials are not to scale and are intended for illustrative purpose.
2. All landscaping and pools are not included in the property and solely for illustrative purpose.
3. Terraces and exterior elements may vary upon elevation.
4. Palm Hills Developments retain the right to make alterations.

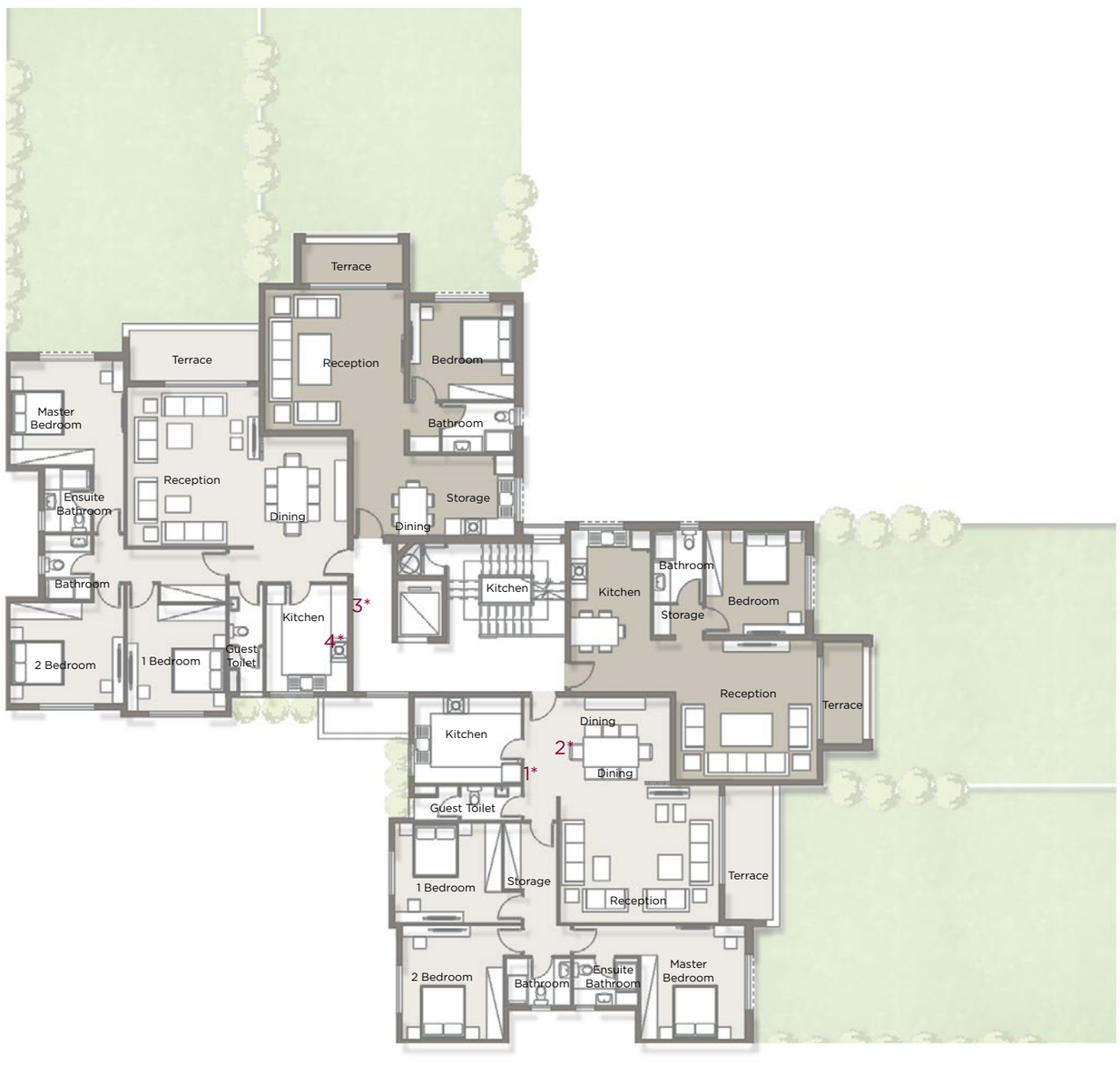


TYPE F

TYPICAL FLOOR

Average BUA

Apartment *1	**169.50 m²**
Apartment *2	**90.90 m²**
Apartment *3	**90.50 m²**
Apartment *4	**168.60 m²**



Apartment *1

Reception - Dining	5.80m x 4.80m - 4.10m x 3.20m
Kitchen	3.90m x 2.95m
Guest Toilet	3.90m x 1.25m
Master Bedroom - Ensuite Bathroom	4.00m x 4.15m - 2.35m x 1.70m
Bedroom 1	4.10m x 3.65m
Storage	0.60m x 2.40m
Bedroom 2	3.80m x 4.15m
Bathroom	2.35m x 1.70m
Terrace	1.90m x 4.60m

Apartment *2

Reception	5.15m x 5.10m
Kitchen - Dining	2.70m x 4.05m
Foyer	3.85m x 1.85m
Bathroom - Storage	2.00m x 2.35m - 0.80m x 1.20m
Bedroom	3.75m x 4.05m
Terrace	1.45m x 4.15m

Apartment *3

Reception	5.10m x 5.15m
Kitchen - Dining	4.15m x 2.70m
Foyer	1.85m x 3.85m
Bedroom	4.05m x 3.65m
Bathroom - Storage	2.35mx 2.00m - 1.20m x 0.80m
Terrace	4.15m x 1.45m

Apartment *4

Reception - Dining	4.80m x 5.80m - 3.25m x 4.05m
Kitchen	2.85m x 3.90m
Guest Toilet	1.25m x 3.90m
Master Bedroom - Ensuite Bathroom	4.15m x 4.00m - 1.70m x 2.35m
Bedroom 1	3.65m x 4.10m
Bedroom 2	4.15m x 3.70m
Bathroom	1.70m x 2.35m
Terrace	4.70m x 1.90m

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TYPE G

GROUND FLOOR

Average BUA

Apartment 1	**170.19 m²**
Apartment 2	**91.11 m²**
Apartment 3	**93.02 m²**
Apartment 4	**132.38 m²**



Apartment 01

Reception - Dining	4.80m x 5.80m - 3.25m x 4.15m
Kitchen	2.95m x 3.90m
Guest Toilet	1.25m x 3.90m
Master Bedroom - Ensuite Bathroom	4.15m x 4.00m - 2.35m x 1.70m
Bedroom 1	4.15m x 3.80m
Storage	2.40m x 0.60m
Bedroom 2	3.65m x 4.10m
Bathroom	1.70m x 2.35m
Terrace	4.55m x 2.10m

Apartment 02

Reception	5.10m x 5.15m
Kitchen - Dining	4.05m x 2.70m
Foyer	1.70m x 3.85m
Bathroom	2.65m x 2.00m
Bedroom	4.05m x 3.75m
Terrace	4.35m x 1.75m

Apartment 03

Reception	5.20m x 5.10m
Kitchen - Dining	2.80m x 4.05m
Foyer	3.90m x 1.90m
Bedroom	3.75m x 3.95m
Bathroom - Storage	2.00m x 2.40m - 0.80m x 1.15m
Terrace	1.80m x 4.40m

Apartment 04

Reception - Dining	4.00m x 7.70m
Kitchen	3.90m x 3.15m
Bathroom	3.90m x 2.40m
Master Bedroom - Ensuite Bathroom	3.90m x 3.70m - 2.65m x 1.95m
Bedroom 1	4.20m x 3.70m
Terrace	1.90m x 4.50m

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TYPE G

TYPICAL FLOOR

Average BUA

Apartment *1	**169.50 m²**
Apartment *2	**90.40 m²**
Apartment *3	**92.70 m²**
Apartment *4	**130.50 m²**



Apartment *1

Reception - Dining	4.80m x 5.80m - 3.25m x 4.15m
Kitchen	2.95m x 3.90m
Guest Toilet	1.25m x 3.90m
Master Bedroom - Ensuite Bathroom	4.15m x 3.90m - 2.35m x 1.70m
Bedroom 1	4.15m x 3.70m
Storage	2.40m x 0.80m
Bedroom 2	3.65m x 4.10m
Bathroom	1.70m x 2.35m
Terrace	4.60m x 1.90m

Apartment *2

Reception	5.10m x 5.15m
Kitchen - Dining	4.05m x 2.70m
Foyer	1.70m x 3.85m
Bathroom	2.65m x 2.00m
Bedroom	3.95m x 3.65m
Terrace	4.15m x 1.40m

Apartment *3

Reception	5.20m x 5.10m
Kitchen- Dining	2.80m x 4.05m
Foyer	3.90m x 1.90m
Bedroom	3.75m x 3.95m
Bathroom - Storage	2.00m x 2.40m - 0.80m x 1.15m
Terrace	1.55m x 4.20m

Apartment *4

Reception - Dining	4.00m x 7.70m
Kitchen	3.90m x 3.15m
Guest Toilet	3.90m x 2.40m
Master Bedroom - Ensuite Bathroom	3.90m x 3.60m - 2.65m x 1.95m
Bedroom 1	4.20m x 3.60m
Terrace	1.65m x 4.50m

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FINISHING SPECS

FLOORS	
Reception	Egyptian Porcelain or equivalent
Bedrooms	HDF wood or equivalent
Bathrooms, kitchens, aisles and terraces	Egyptian ceramic or equivalent

OPENINGS

All openings in buildings' facades are made of glass / UPVC.

All interior and exterior doors are made of MDF filled wood with wood veneer.

SANITARY WARE

Sanitary appliances: Duravit or equivalent.

Mixers: Ideal Standard or equivalent.

All interior and exterior doors are made of MDF filled wood.

ELECTRICITY & ENERGY

Electricity distribution boxes, light switches and wall plates are brought by Bticino or equivalent

ENTRANCES OF BUILDINGS

Egyptian marble or equivalent.

Handrails are made of fabricated steel or its equivalent.

CONSTRUCTION UPDATES

FEBRUARY 2022

PALM HILLS
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