

RIVERS

LIVE LIKE A RIVER FLOWS,
CARRIED BY THE SURPRISE
OF ITS OWN UN FOLDING.

RIVERS
NEW ZAYED

EXPERIENCE A REFINED LIFESTYLE OF FLOWING SERENITY

Peacefully poised on 100 acres of lush land, Rivers is a boutique living experience, paying tribute to natural serenity, and unrivaled privacy in the heart of New Zayed. Masterplanned as a floating urban paradise, the smart development gently rises from turquoise waters, thanks to flowing rivers, promising uninterrupted views for all homeowners alike while cutting through two central parks, deep into a signature community of expansive villas, twin homes and town houses. Premium, posh and more than a little personal, Rivers invites you where nature truly comes alive. Rivers is memorable moments flowing with every mood and lifestyle.





RIVERS
DON'T JUST
CARRY WATER
THEY CARRY
LIFE.

PROXIMITY
& LOCATION

EXCLUSIVITY FLOWS WEST

Rivers re-defines accessibility from a convenient outlook, thanks to its prime location in the heart of New Zayed. The iconic project is carefully masterplanned to place residents' life at the intersection of tranquility and action, offering direct access to Dabaa- Road Al Farag Axis while lying only few minutes away from Cairo-Alex Desert Road, Dahshur Road and the Mehwar. Rivers is surrounded by thriving residential developments in every direction, in addition to leading commercial malls, retail outlets and 6th of October's lively hangouts.



M A S T E R P L A N

A SIGNATURE VISION OF RIVER-FRONT EXCLUSIVITY

Rivers masterplan introduces an innovative indoor-outdoor philosophy to grant residents double-views on flowing river streams and lush landscapes transforming everyday ordinary into an exceptional reality where natural beauty abounds. Imaginatively conceived as a serene urban escape, all homes are evenly spread out to ensure utmost privacy while maximizing magical views, captured from every angle across the masterplan.



INSPIRED
ARCHITECTURE

A CONTEMPORARY ADDRESS WHERE NATURE SPEAKS VOLUMES

Every home at Rivers is a true testament of contemporary elegance, thanks to streamlined facades and sweeping glass windows that invite panoramic views of the outdoors inside. The project adopts a harmonious indoor-outdoor philosophy that smartly envelopes homes in endless hours of sunshine while maximizing 360-degree views on flowing rivers and verdant landscapes, captured from your very own manicured garden. Serene, simple and highly sophisticated, Rivers signature collection of expansive villas, modern twin houses and elegantly-appointed townhouses act as a natural extension of magical surroundings, to re-imagine exclusive luxury from an ultimately refined perspective.





THE LAUNCHED ZONES IN RIVERS

Experience the wonders of Rivers' breathtaking zones. Each one features a grand selection of modern homes overlooking flowing rivers all around. With breathtaking outdoor experiences, life at Rivers is nothing short of a peaceful adventure along lush landscapes and pristine waters.



RIVERVUE

At Rivervue, experience lavish living and allow life to flow seamlessly. As you arrive to Rivervue, you're enveloped by the natural beauty of its twinkling waters and luxuriously appointed homes.

Rivervue





RIVEREDGE

INSPIRING MOMENTS

Experience an exceptional life at Riveredge, where luxury and nature merge as one. As you step into Riveredge, immerse yourself in the splendor of shimmering waters and beautifully appointed homes.

RIVEREDGE



An aerial, high-angle photograph of a beach. The sand is light-colored and shows a series of parallel, wavy ripples that run diagonally across the frame from the bottom left towards the top right. The ripples are created by wind or water, giving the sand a textured, undulating appearance. The lighting is soft and even, highlighting the subtle variations in the sand's surface.

A M E N I T I E S

Designed with timeless modern villas, townhouses and twin houses overlooking panoramic views of rivers.



Here, a culture of wellbeing, mindfulness and relaxation awaits to sweep away the worries of everyday life.



From enjoying a leisurely morning jog through the gardens to indulging in a picnic with friends, allow Rivers' Central Parks to take your breath away.

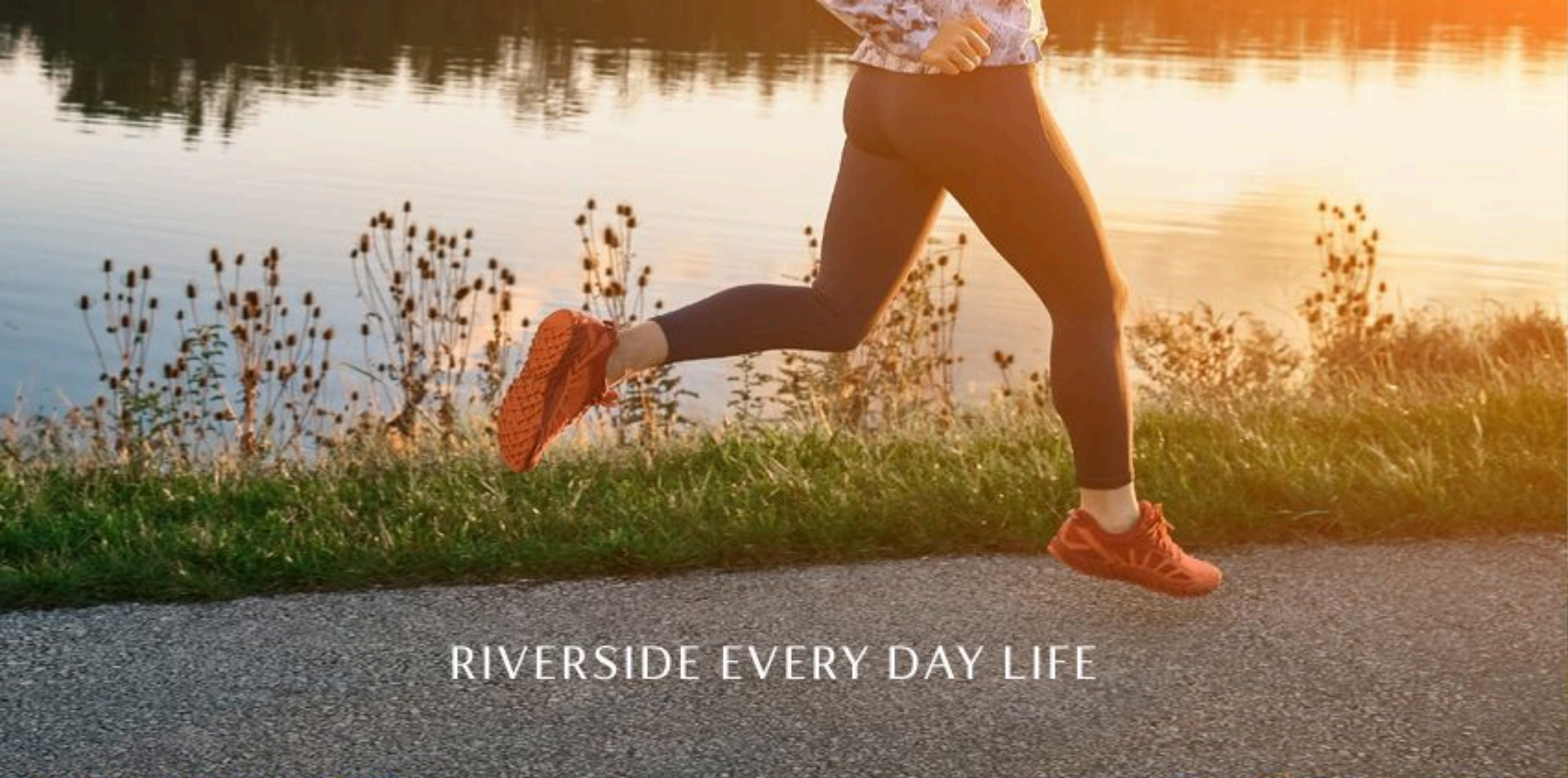


Letting nature bring the outdoors inside, while inviting endless hours of sunshine into your grand villas, modern town houses and spacious twin houses.



Revel in the connection between you and nature with pathways beckoning you to move with ease, adding new energy into your life every day.





RIVERSIDE EVERY DAY LIFE



A LIKE-MINDED COMMUNITY



GLASS FACADE HOMES



INNOVATIVE ARCHITECTURE & FLOORPLANS



OUTDOOR GYM



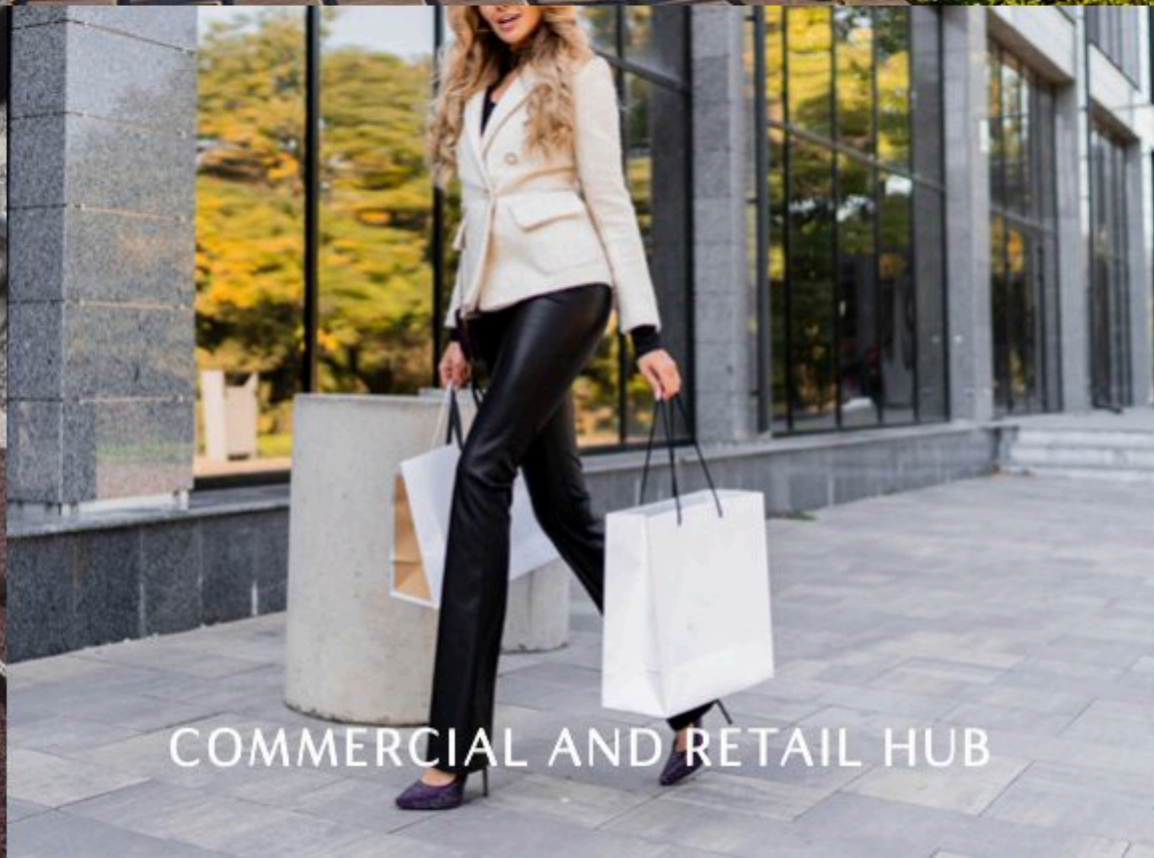
CENTRAL PARKS



FLOWING RIVERS



WALKING & BIKING LANES



COMMERCIAL AND RETAIL HUB



CLUBHOUSE

The background is a full-page abstract image featuring fluid, organic shapes in various shades of blue, ranging from light sky blue to deep navy. The lines flow diagonally from the top left towards the bottom right, creating a sense of movement and depth.

R E N D E R S &
F L O O R P L A N S

TOWNHOUSE



FLOOR PLANS

TOWNHOUSE
180 M²

Ground Floor

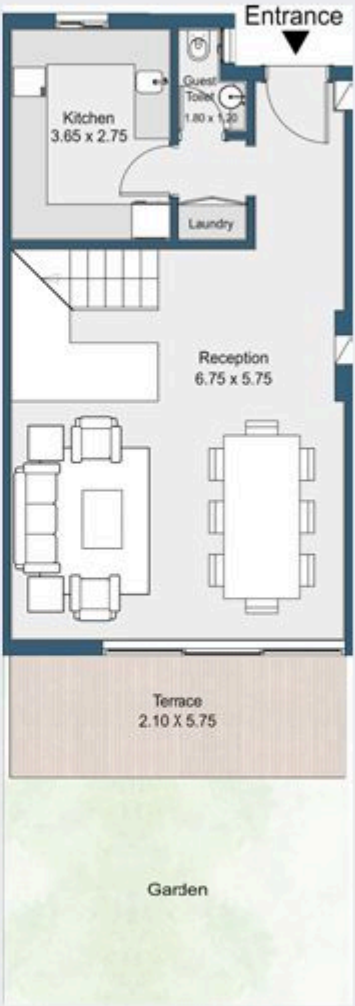
Reception	6.75x5.75
Kitchen	3.65x2.75
Guest toilet	1.8x1.2

First Floor

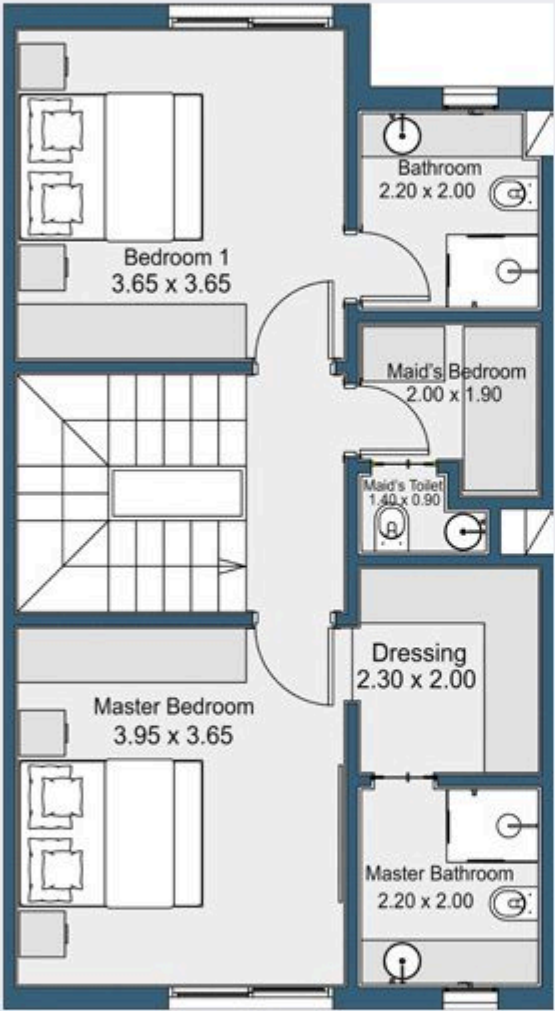
Master Bedroom	3.95x3.65
Master Bathroom	2.2x2.0
Dressing	2.3x2.0
Maid's room	2x1.9
Maid's toilet	1.4x0.9
Bedroom 1	3.65x3.65
Bathroom 1	2.2x2.0

Roof Floor

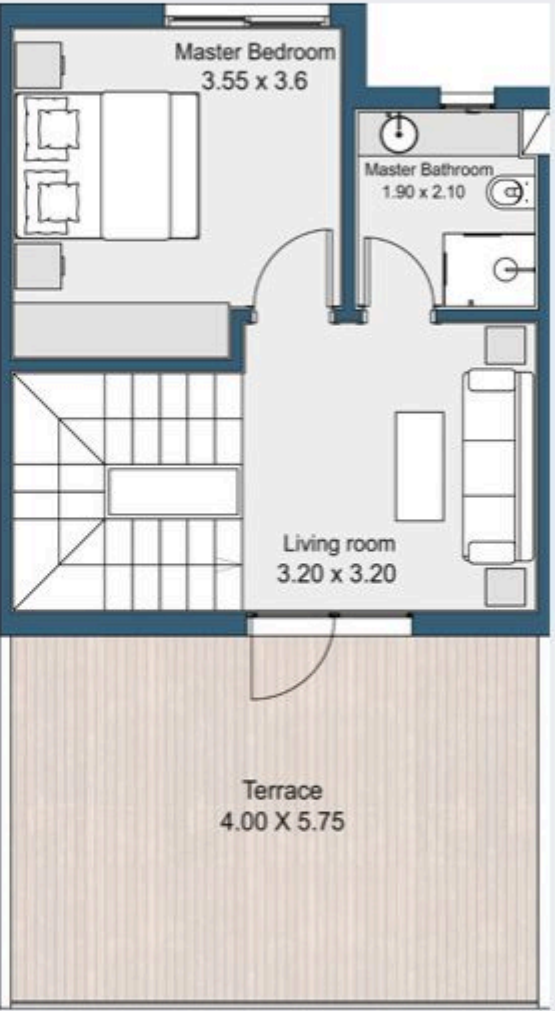
Bedroom 2	3.65x3.65
Bathroom 2	1.9x2.1
Living room	3.2x3.2



GROUND FLOOR



FIRST FLOOR



ROOF FLOOR

TOWNHOUSE



FLOOR PLANS

TOWNHOUSE

205 M²

Ground Floor

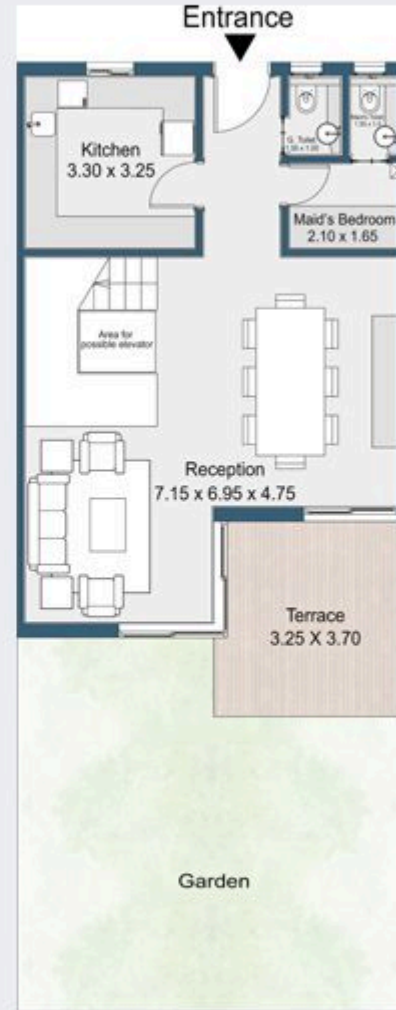
Reception	7.15x6.95x4.75
Kitchen	3.3x3.25
Guest toilet	1.55x1.0
Maid's room	2.10x1.65
Maid's toilet	1.55x1.0

First Floor

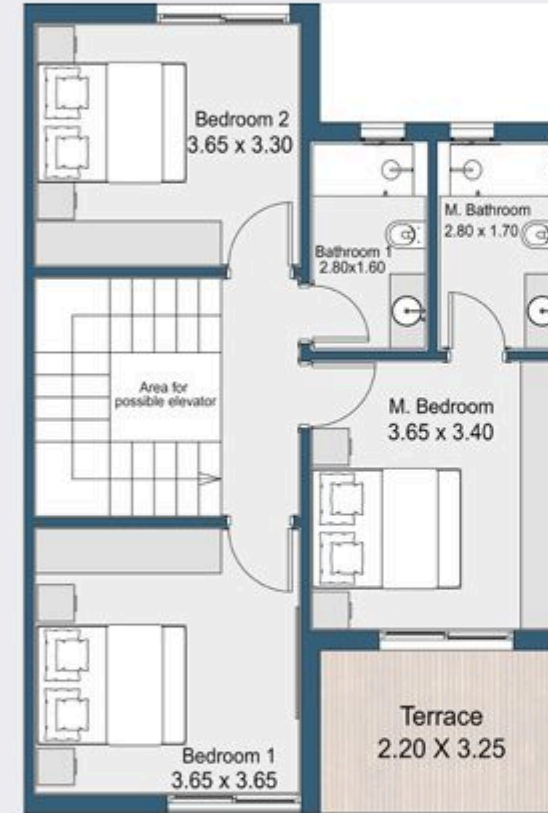
Master Bedroom	3.65x3.4
Master Bathroom	2.8x1.7
Bedroom 1	3.65x3.65
Bathroom 1	2.2x2.0
Bedroom 2	3.65x3.30

Roof Floor

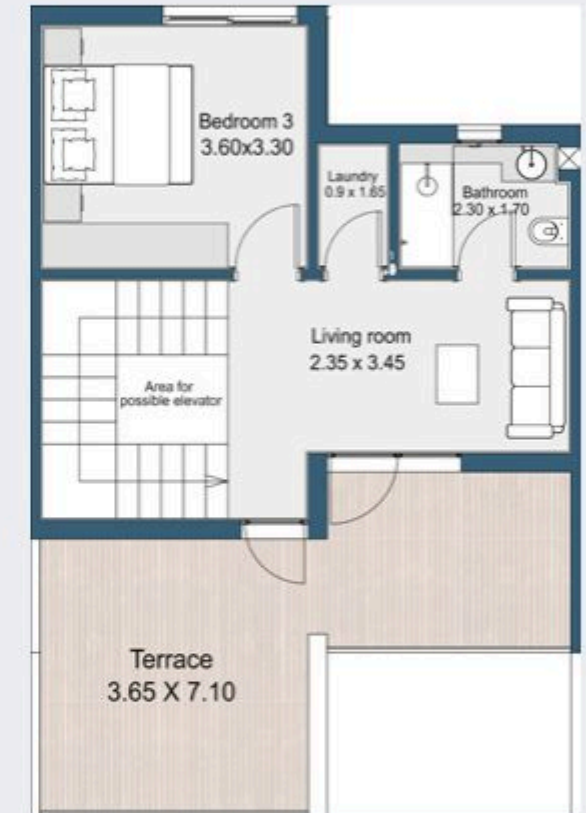
Bedroom 3	3.60x3.60
Bathroom	2.30x1.70
Living room	3.45x2.35
Laundry	1.65x0.9



GROUND FLOOR



FIRST FLOOR



ROOF FLOOR

TWINHOUSE



FLOOR PLANS

TWINHOUSE
205 M²

Ground Floor

Reception	7.15x6.95x4.75
Kitchen	3.3x3.25
Guest toilet	1.55x1.0
Maid's room	2.10x1.65
Maid's toilet	1.55x1.0

First Floor

Master Bedroom	3.65x3.4
Master Bathroom	2.8x1.7
Bedroom 1	3.65x3.65
Bathroom 1	2.2x2.0
Bedroom 2	3.65x3.30

Roof Floor

Bedroom 3	3.60x3.60
Bathroom	2.30x1.70
Living room	3.45x2.35
Laundry	1.65x0.9

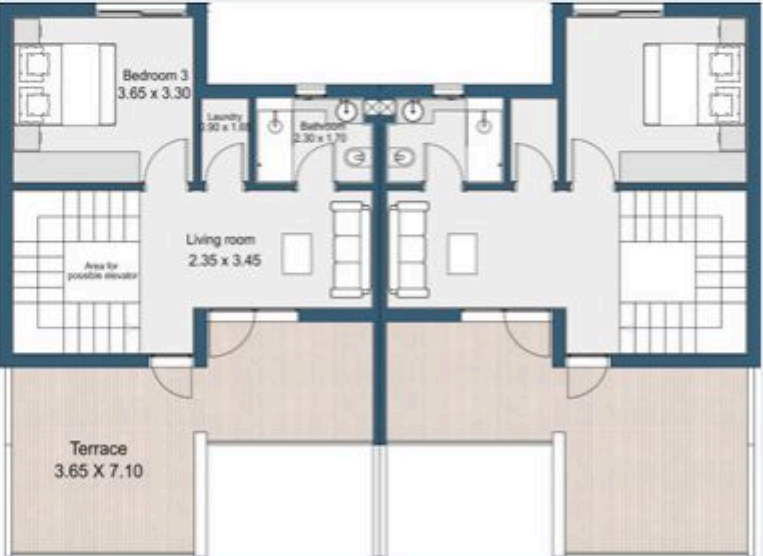
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



TWINHOUSE



FLOOR PLANS

TWINHOUSE
227 M²

Ground Floor

Reception	7.1x8.1x4.4
Kitchen	3.3x3.25
Guest toilet	1.53x1.1
Maid's room	2.2x1.65
Maid's toilet	1.53x1.0

First Floor

Master Bedroom	3.85x3.7
Master Bathroom	2.57x1.45
Dressing	2.3x1.45
Bedroom 1	3.6x3.30
Bathroom 1	2.2x2.0
Bedroom 2	3.6x3.4
Bathroom 2	2.5x1.6

Second Floor

Bedroom 3	3.6x3.3
Bedroom 4	3.6x3.4
Bathroom 3	2.5x1.6

GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



VILLA



FLOOR PLANS

VILLA
227 M²

Ground Floor

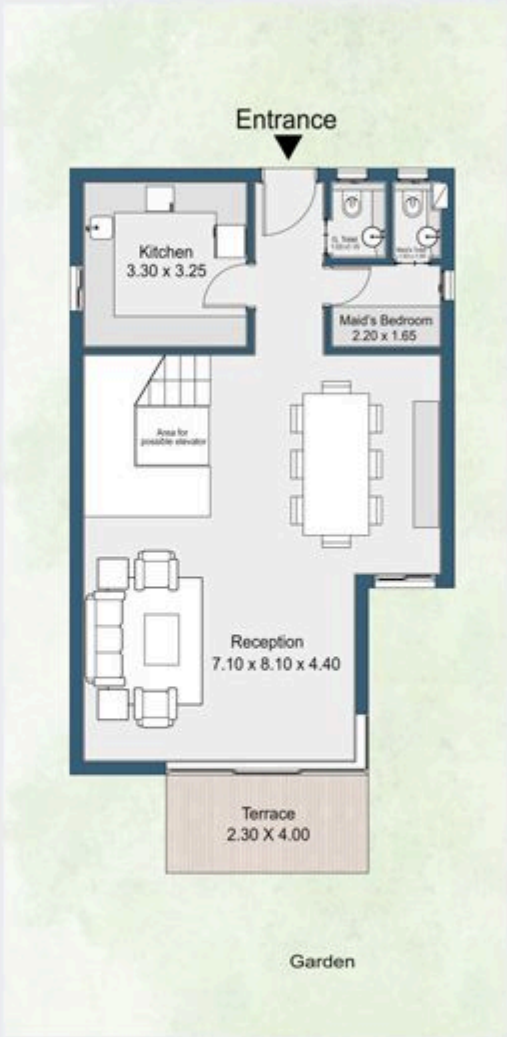
Reception	7.1x8.1x4.4
Kitchen	3.3x3.25
Guest toilet	1.53x1.1
Maid's room	2.2x1.65
Maid's toilet	1.53x1.0

First Floor

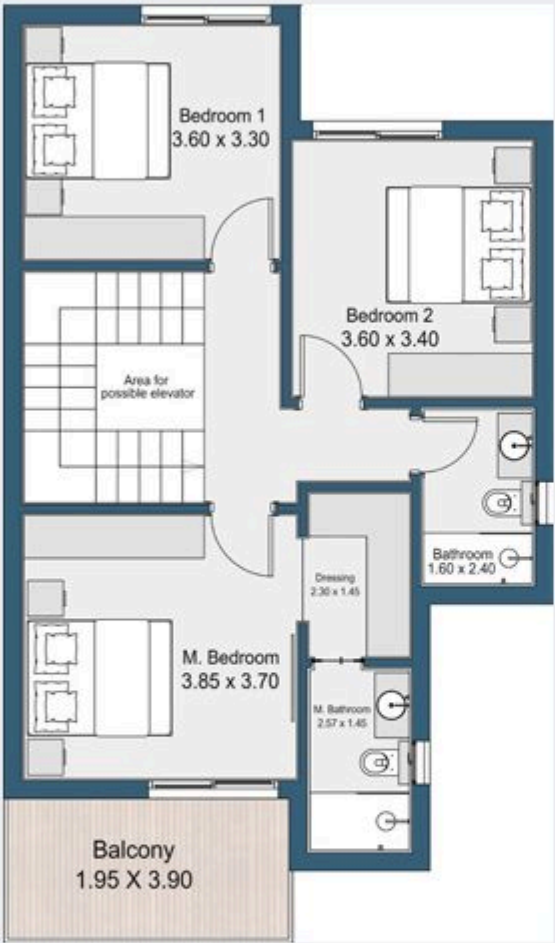
Master Bedroom	3.85x3.7
Master Bathroom	2.57x1.45
Dressing	2.3x1.45
Bedroom 1	3.6x3.3
Bathroom 1	2.2x2.0
Bedroom 2	3.6x3.4
Bathroom 2	2.5x1.6

Second Floor

Bedroom 3	3.6x3.3
Bedroom 4	3.6x3.4
Bathroom 3	2.5x2.1



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOORPLANS

VILLA
250 M²

Ground Floor

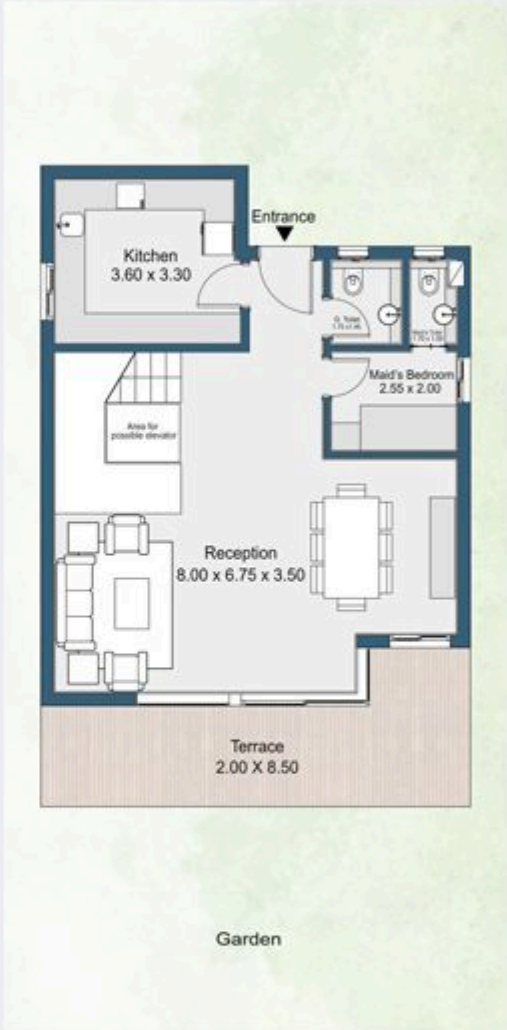
Reception	8.0x6.75x3.5
Kitchen	3.6x3.3
Guest toilet	1.7x1.45
Maid's room	1.7x1.0
Maid's toilet	2.55x2
Master Bathroom	2.5x1.8

First Floor

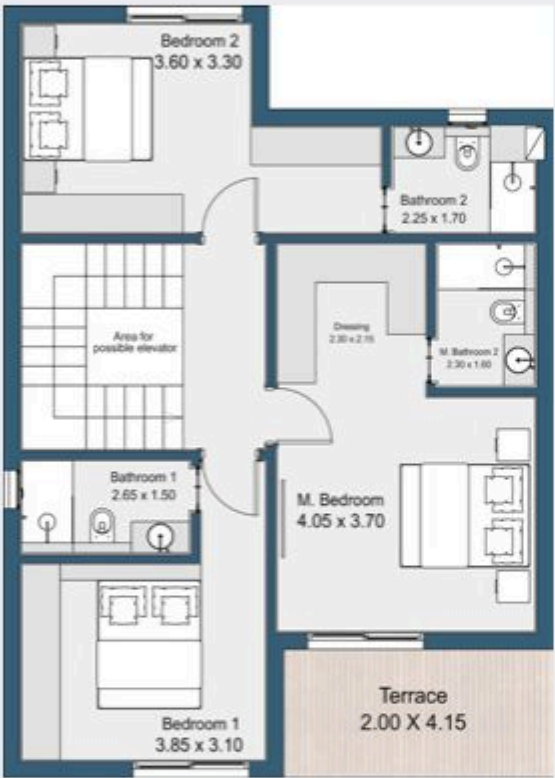
Master Bedroom	4.05x3.7
Master Bathroom	2.3x1.6
Dressing	2.3x2.15
Bedroom 1	3.85x3.1
Bathroom 1	2.65x1.5
Bedroom 2	3.6x3.3
Bathroom 2	2.25x1.7

Second Floor

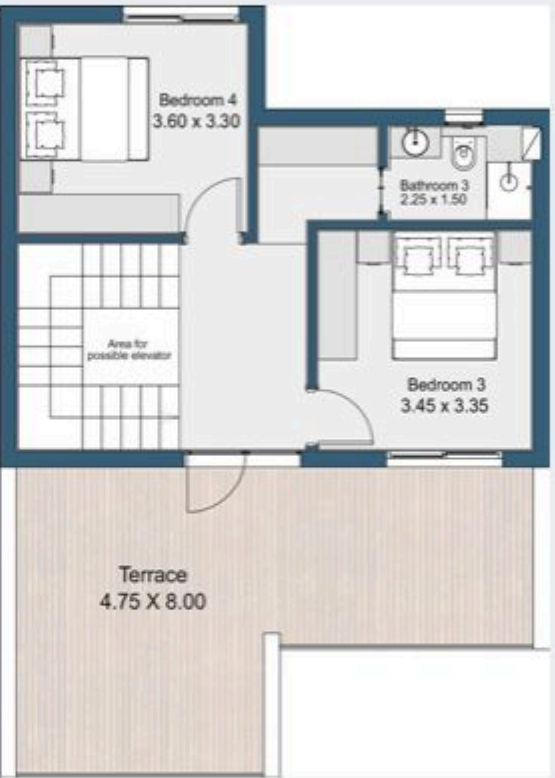
Bedroom 3	3.6x3.3
Bedroom 4	3.45x3.35
Bathroom 3	2.25x1.5



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

VILLA



FLOORPLANS

VILLA 350 M²

Ground Floor

Reception	10.55x4x6
Kitchen	3.65x3.3
Guest toilet	2.27x1.45
Maid's room	2.05x2.05
Maid's toilet	1.45x1.45
Laundry	1.65x0.85
Master Bedroom	3.65x3.6
Master Bathroom	2.5x1.8

First Floor

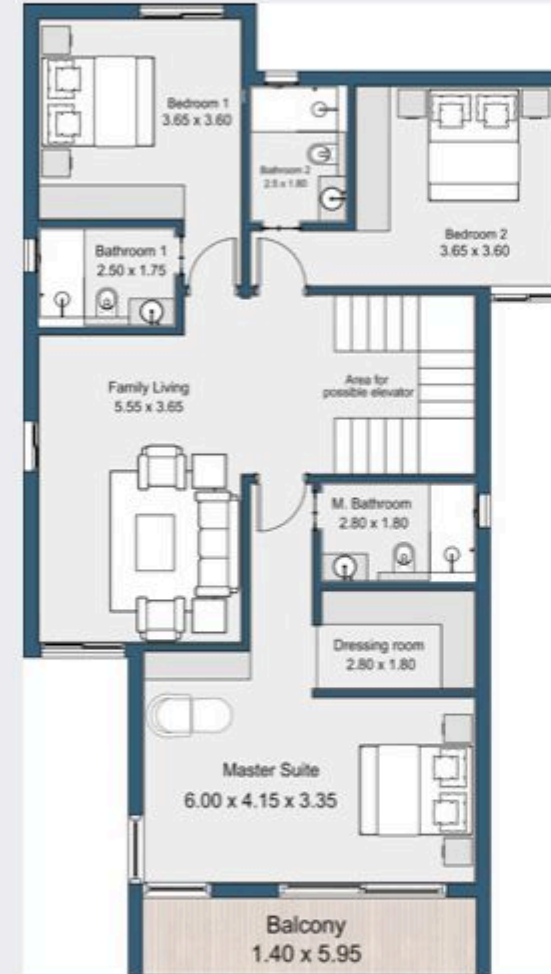
Master Bedroom	6x4.15x3.35
Master Bathroom	2.8x1.8
Dressing	2.8x1.8
Bedroom 1	3.65x3.6
Bathroom 1	2.5x1.75
Bedroom 2	3.65x3.6
Bathroom 2	2.5x1.8
Living room	5.55x3.65

Second Floor

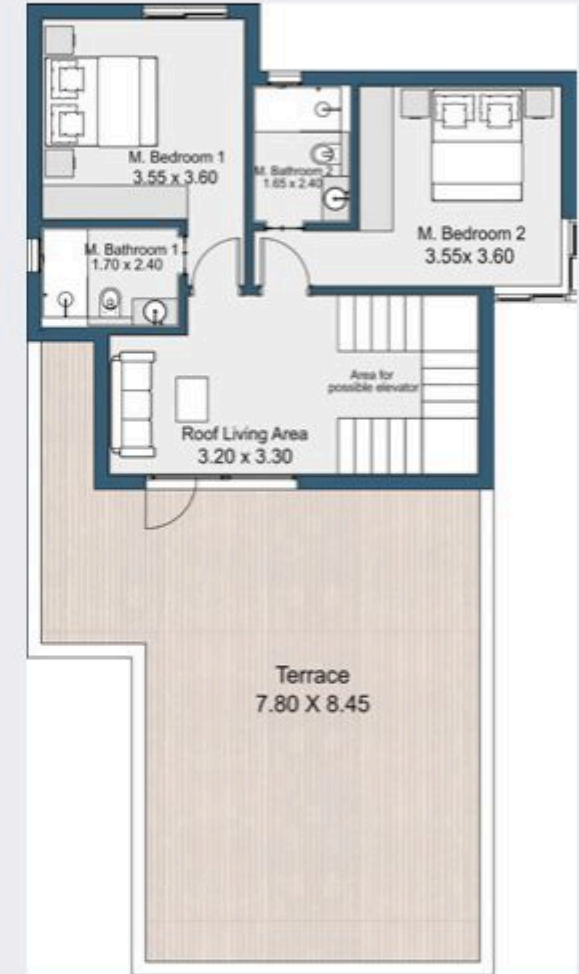
Bedroom 3	3.65x3.6
Bathroom 3	2.5x1.75
Bedroom 4	3.65x3.65
Bathroom 4	2.5x1.8
Roof Living area	3.20x3.30



GROUND FLOOR



FIRST FLOOR



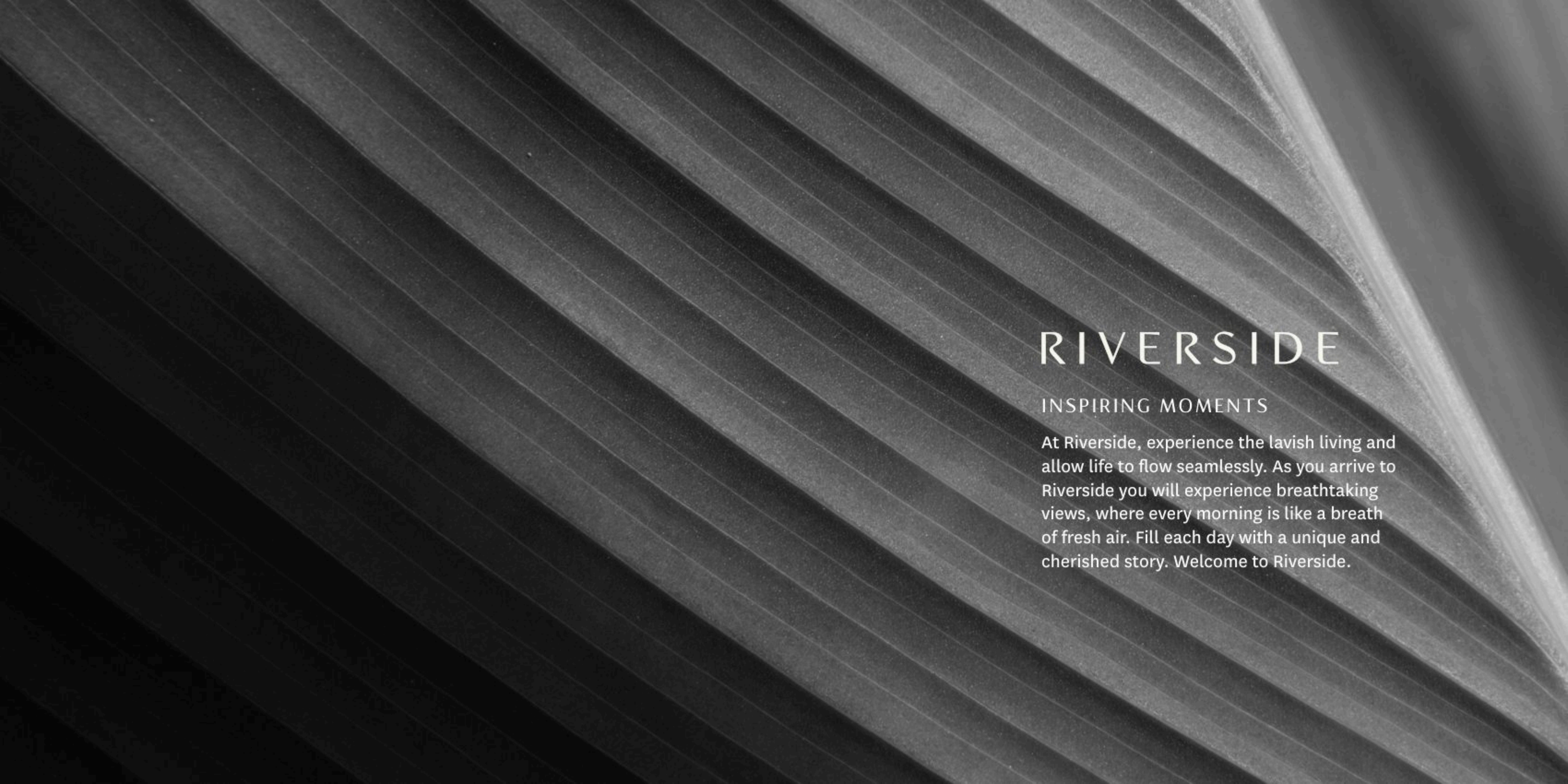
SECOND FLOOR

A person is captured mid-dive, falling upside down into a river. The water is a deep, textured blue-green. In the background, the slender, drooping branches of willow trees are reflected in the water's surface, creating a symmetrical effect. The overall mood is serene and contemplative.

RIVERSIDE

Tatweer.^{MISR}

BY RIVERS



RIVERSIDE

INSPIRING MOMENTS

At Riverside, experience the lavish living and allow life to flow seamlessly. As you arrive to Riverside you will experience breathtaking views, where every morning is like a breath of fresh air. Fill each day with a unique and cherished story. Welcome to Riverside.

RIVERSIDE



A photograph of purple grasses in the foreground, with a river and lush green foliage in the background. The text "THE RIVERSIDE LIFE" is centered over the image.

THE RIVERSIDE LIFE

A close-up photograph of a woman with long dark hair, wearing a white t-shirt, smiling and holding a young child. The child is laughing with their mouth wide open and eyes closed. They are outdoors, with green foliage visible in the background.

INSPIRING HOMES

Your Riverside Sanctuary – Single Family Homes

Designed with timeless modern duplexes and apartments overlooking panoramic views of rivers, gardens and lush landscapes, at Riverside living exceptionally is reimagined.

A photograph of a modern kitchen interior. It features a wooden countertop, a stainless steel sink with a modern faucet, and a black pendant light hanging above a wooden dining table. The background shows a window with sheer white curtains.

MODERN ARCHITECTURE

Experience Sheer Serenity

Letting nature bring the outdoors inside, while expansive manicured gardens invite endless hours of sunshine into your home.

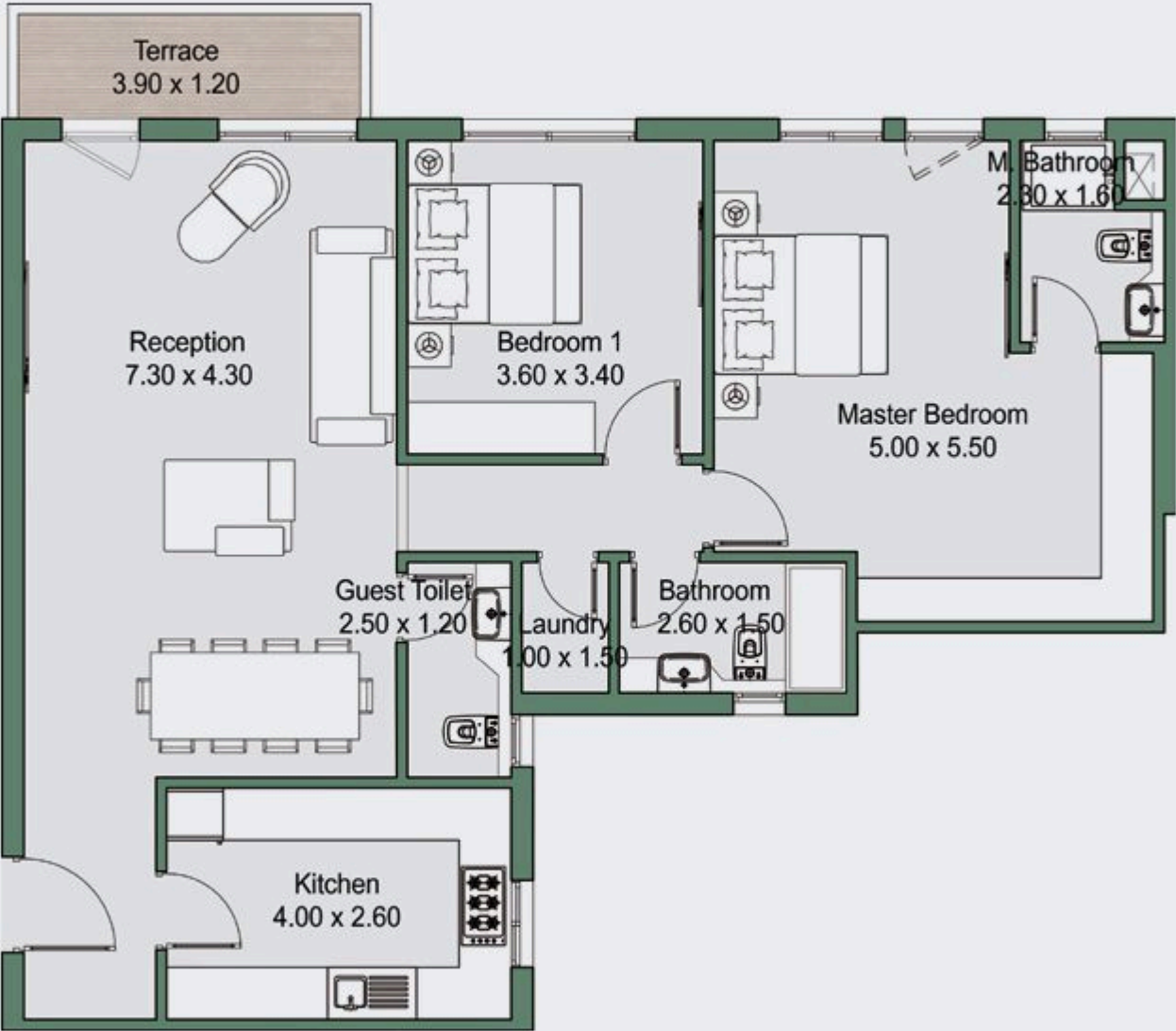
RIVERSIDE
— BY RIVERS

FLOOR PLANS

FLOOR PLANS

2BR-1

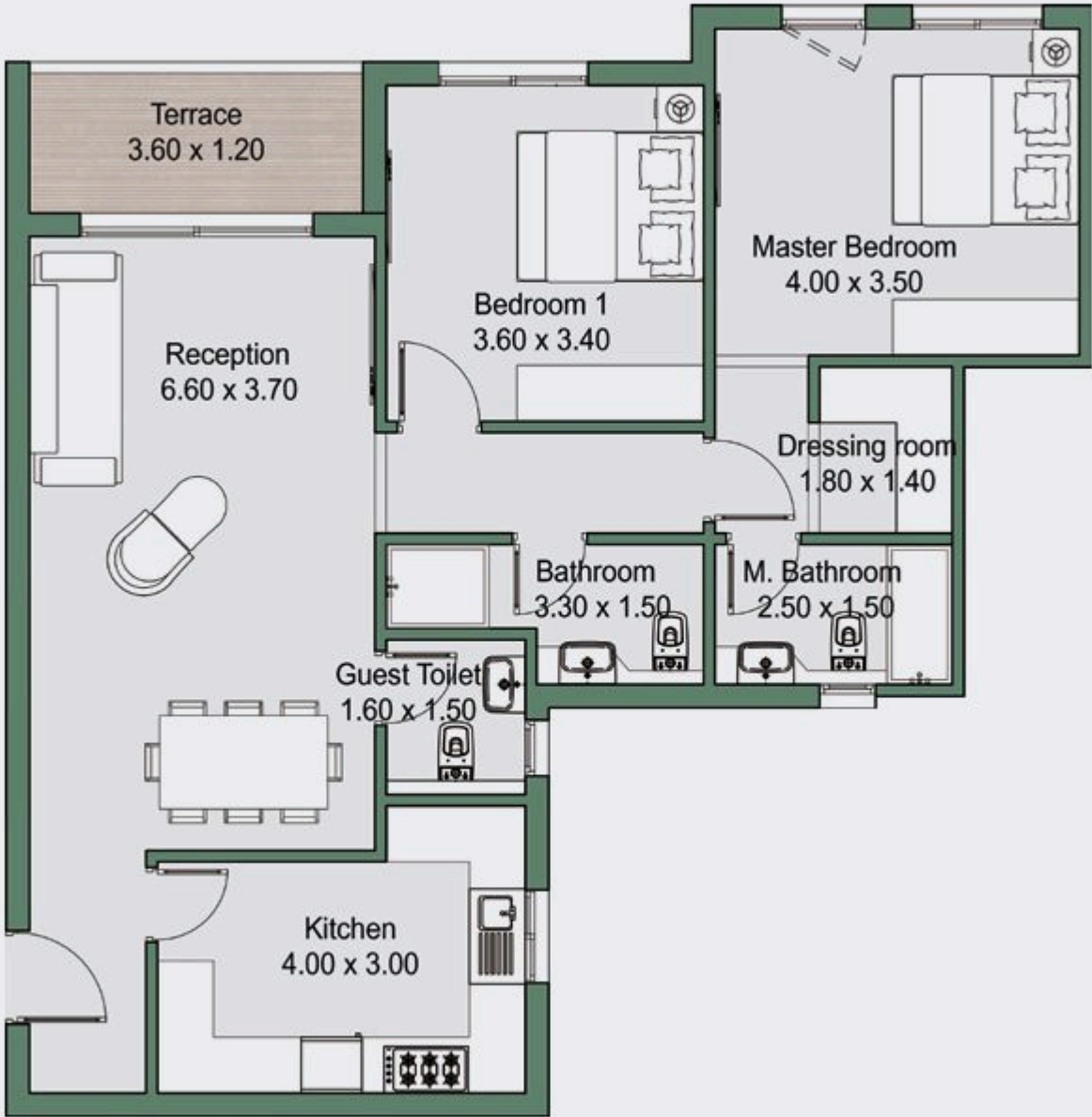
Total Area	140 m ²
Reception	7.30 x 4.30
Bedroom 1	3.60 x 3.40
Master Bedroom	5.00 x 5.50
Master Bathroom	2.30 x 1.60
Bathroom	2.60 x 1.50
Kitchen	4.00 x 2.60
Guest Toilet	2.50 x 1.20
Laundry	1.00 x 1.50
Terrace	3.90 x 1.20



FLOOR PLANS

2BR-2

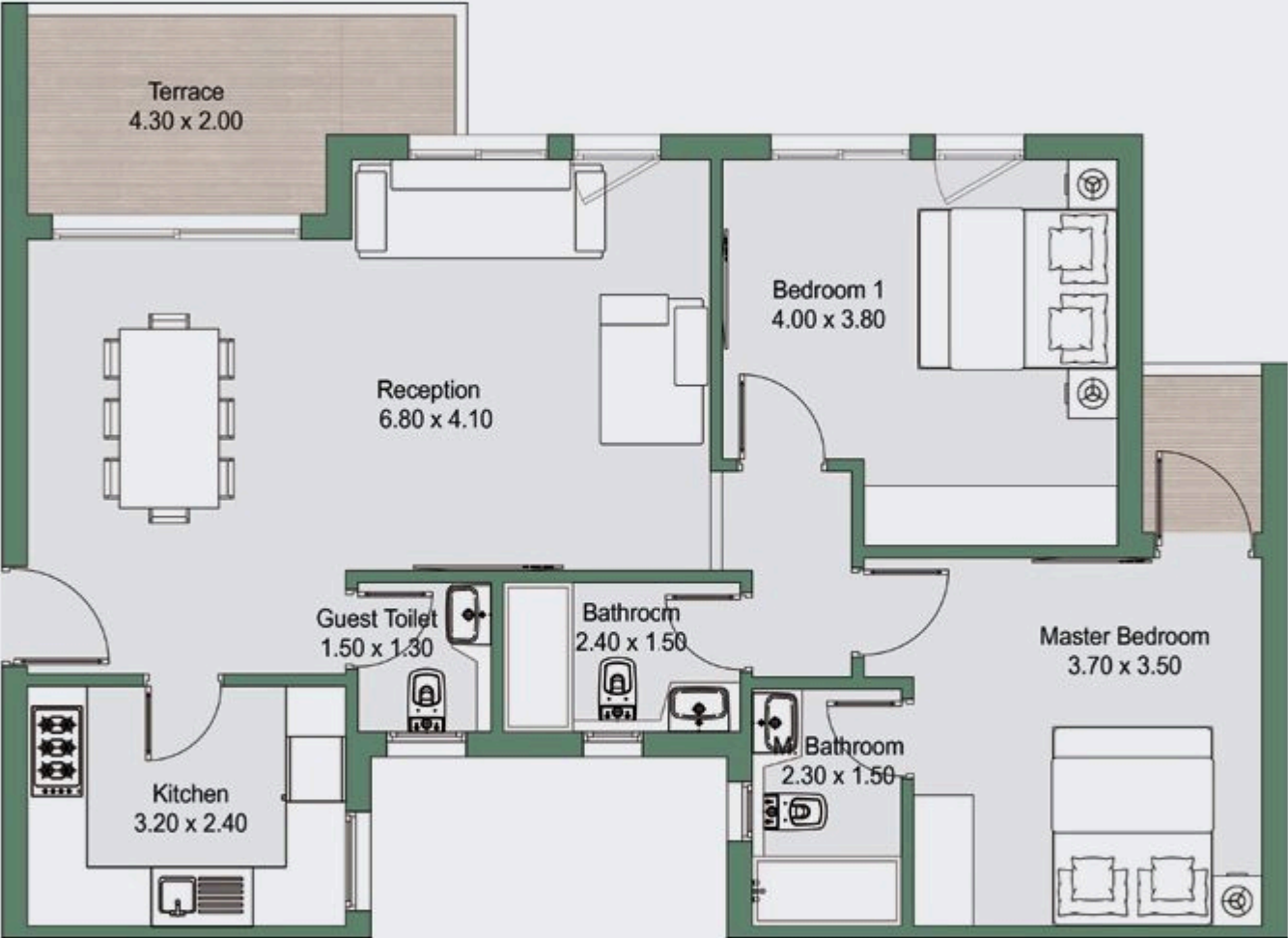
Total Area	120 m ²
Reception	6.60 x 3.70
Bedroom 1	3.60 x 3.40
Master Bedroom	4.00 x 3.50
Master Bathroom	2.50 x 1.50
Dressing Room	1.80 x 1.40
Bathroom	3.30 x 1.50
Kitchen	4.00 x 3.00
Guest Toilet	1.60 x 1.50
Terrace	3.60 x 1.20



FLOOR PLANS

2BR-3

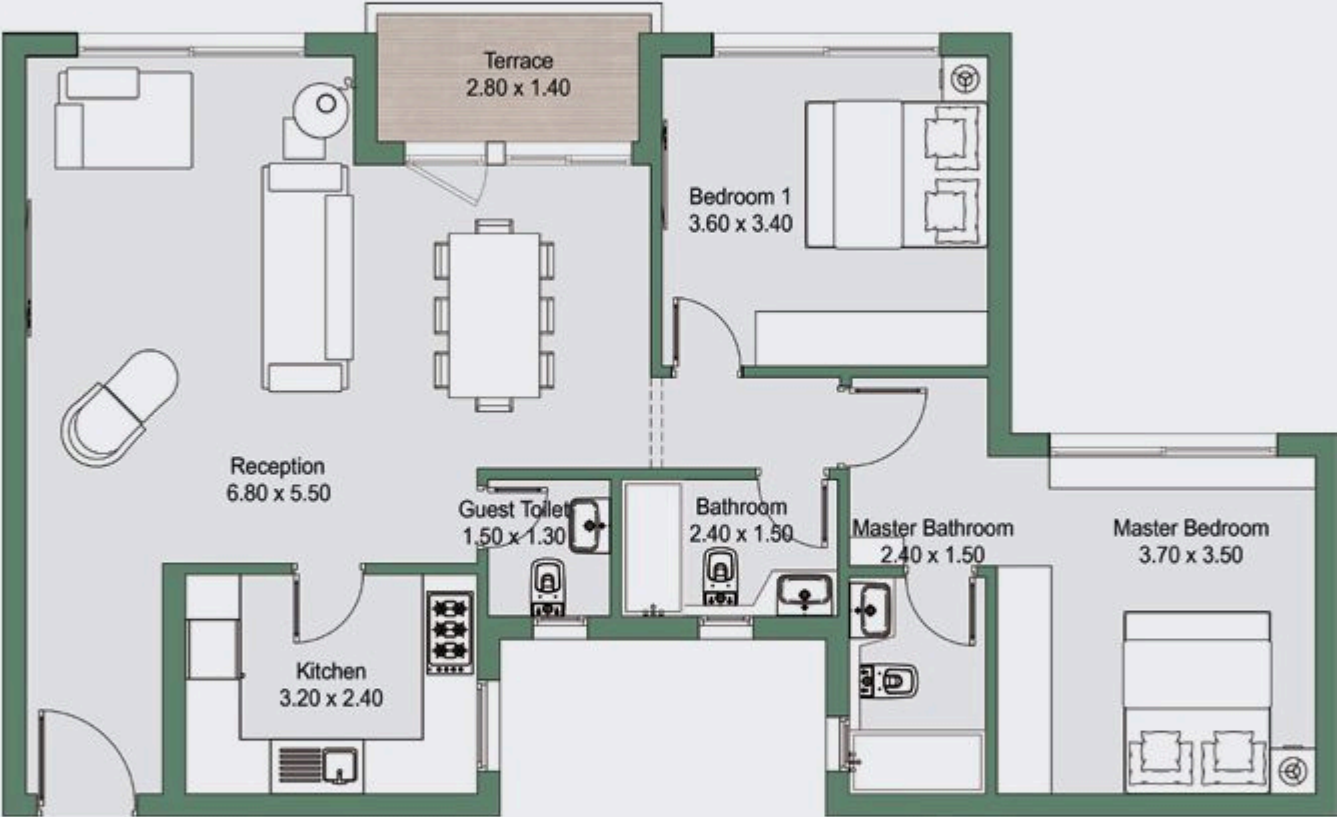
Total Area	120 m2
Reception	6.80 x 4.10
Bedroom 1	4.00 x 3.80
Master Bedroom	3.70 x 3.50
Master Bathroom	2.30 x 1.50
Bathroom	2.40 x 1.50
Kitchen	3.20 x 2.40
Guest Toilet	1.50 x 1.30
Terrace	4.30 x 2.00



FLOOR PLANS

2BR-4

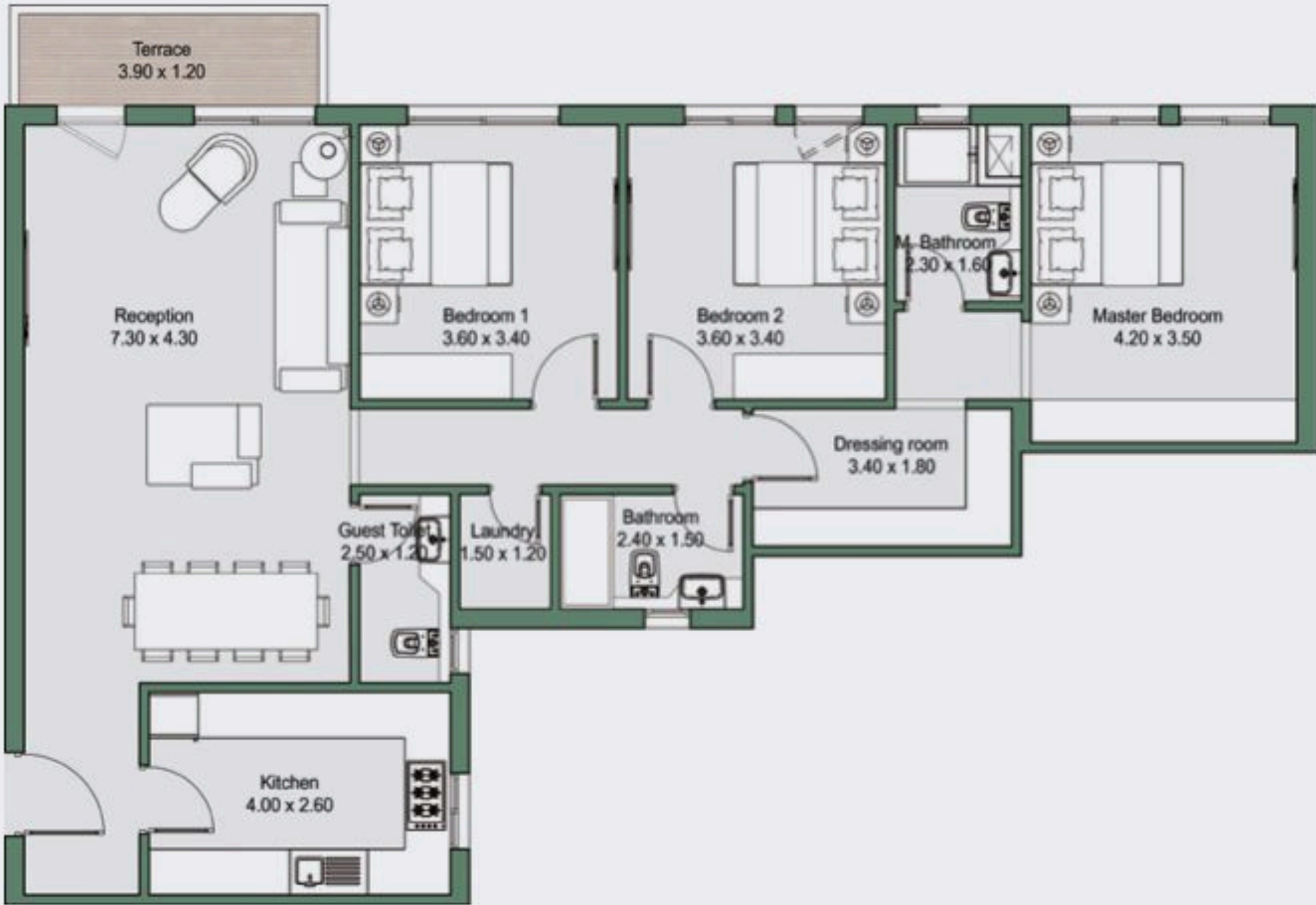
Total Area	120 m ²
Reception	6.80 x 5.50
Bedroom 1	3.60 x 3.40
Master Bedroom	3.70 x 3.50
Master Bathroom	2.40 x 1.50
Bathroom	2.40 x 1.50
Kitchen	3.20 x 2.40
Guest Toilet	1.50 x 1.30
Terrace	2.80 x 1.40



FLOOR PLANS

3BR-1

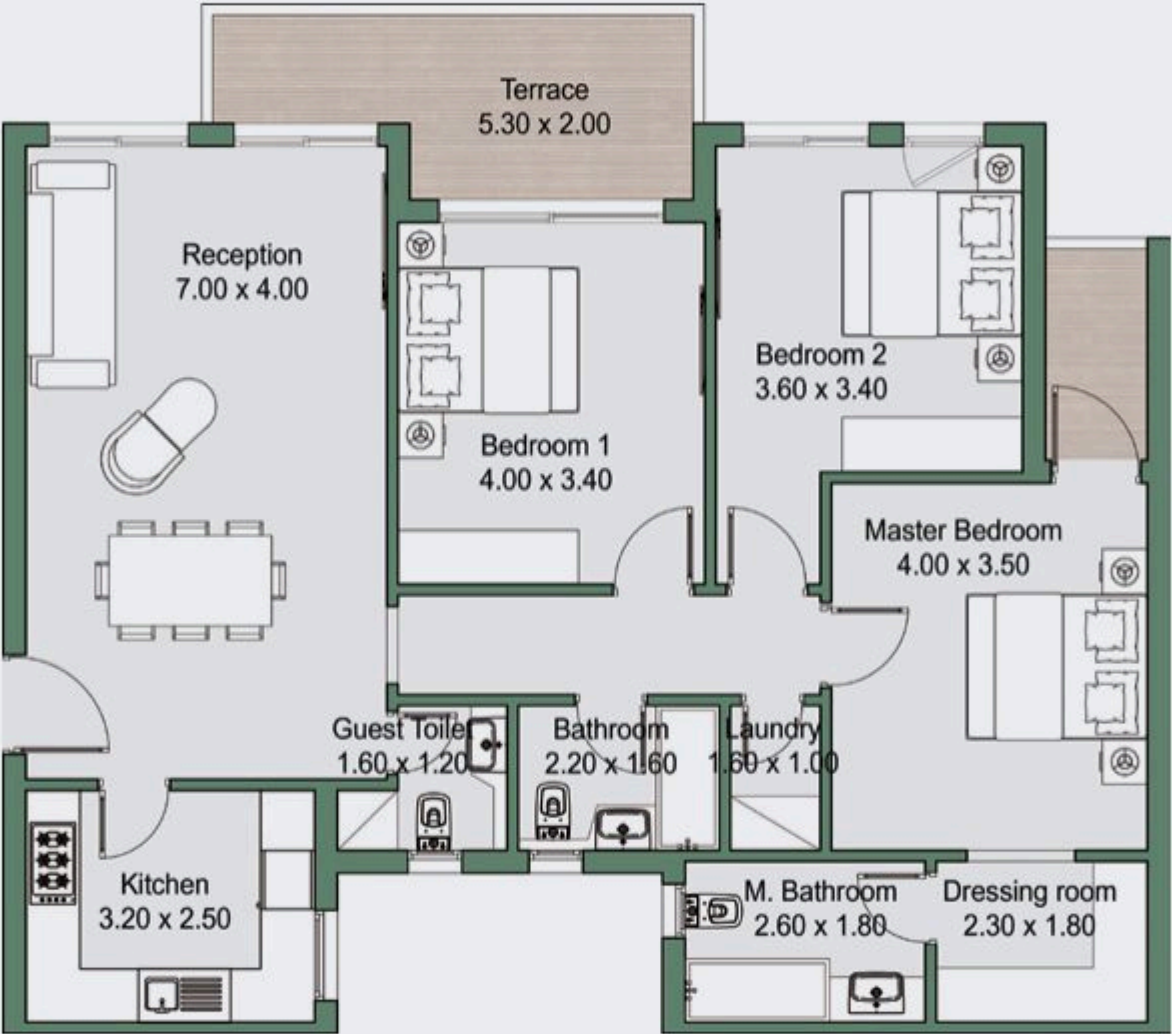
Total Area	160 m ²
Reception	7.30 x 4.30
Bedroom 1	3.60 x 3.40
Bedroom 2	3.60 x 3.40
Master Bedroom	4.20 x 3.50
Master Bathroom	2.30 x 1.60
Dressing Room	3.40 x 1.80
Bathroom	2.40 x 1.50
Kitchen	4.00 x 2.60
Guest Toilet	2.50 x 1.20
Laundry	1.50 x 1.20
Terrace	3.90 x 1.20



FLOOR PLANS

3BR-2

Total Area	155 m ²
Reception	7.00 x 4.00
Bedroom 1	4.00 x 3.40
Bedroom 2	3.60 x 3.40
Master Bedroom	4.00 x 3.50
Master Bathroom	2.60 x 1.80
Dressing Room	2.30 x 1.80
Bathroom	2.20 x 1.60
Kitchen	3.20 x 2.50
Guest Toilet	1.60 x 1.20
Laundry	1.60 x 1.00
Terrace	5.30 x 2.00

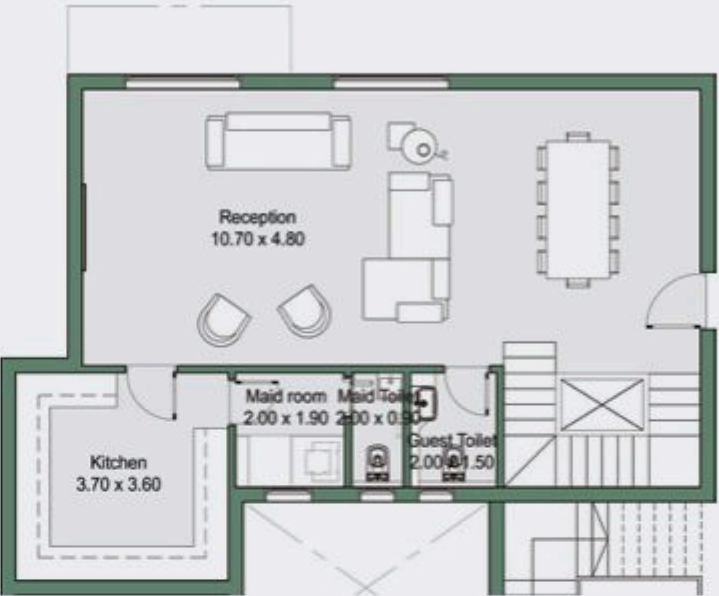


FLOOR PLANS

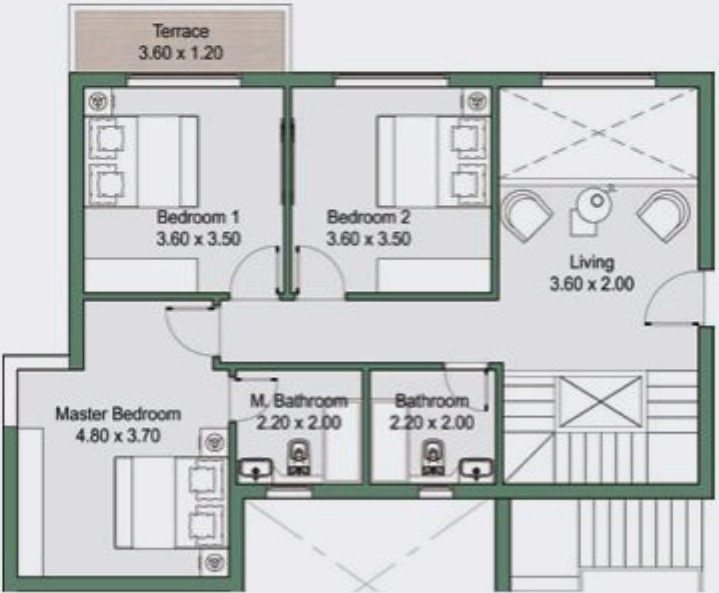
DU 1

Total Area	220 m²
Reception	10.70 x 4.80
Kitchen	3.70 x 3.60
Guest Toilet	2.00 x 1.50
Maid Room	2.00 x 1.90
Maid Toilet	2.00 x 0.90
Living Room	3.60 x 2.00
Bedroom 1	3.60 x 3.50
Bedroom 2	3.60 x 3.50
Master Bedroom	4.80 x 3.70
Master Bathroom	2.20 x 2.00
Bathroom	2.20 x 2.00
Terrace	3.60 x 1.20

GROUND FLOOR



FIRST FLOOR



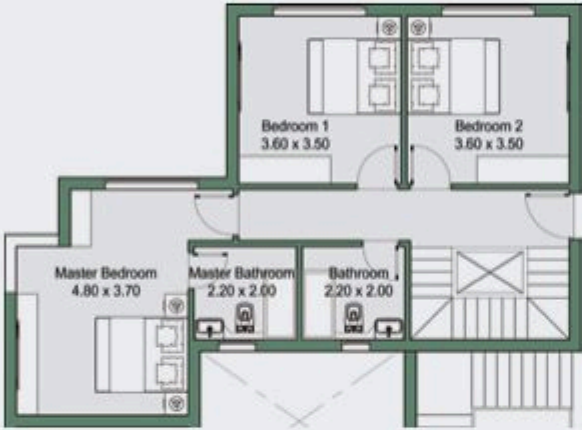
FLOOR PLANS

DU 2

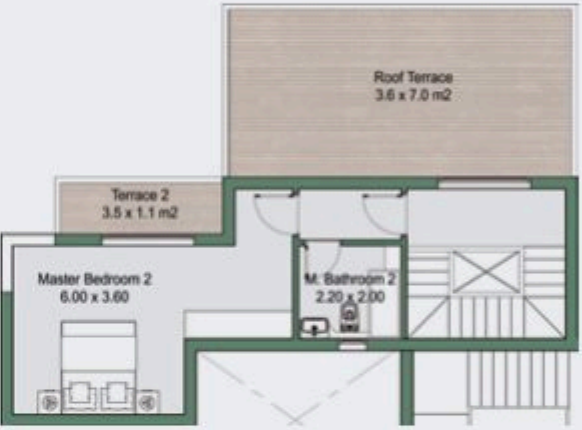
Total Area	235 m ²
Reception	7.00 x 4.80
Kitchen	4.80 x 3.70
Guest Toilet	2.00 x 1.50
Maid Room	2.00 x 1.90
Maid Toilet	2.00 x 0.90
Terrace	3.50 x 4.80
Bedroom 1	3.60 x 3.50
Bedroom 2	3.60 x 3.50
Master Bedroom	4.80 x 3.70
Master Bathroom	2.20 x 2.00
Master Bedroom 2	6.00 x 3.60
Master Bathroom 2	2.20 x 2.00
Bathroom	2.20 x 2.00
Terrace	3.50 x 1.1
Roof Terrace	3.50 x 7.00



SECOND FLOOR



THIRD FLOOR



FOURTH FLOOR

IT'S TIME TO COME HOME

Step into a world of serene magnetism & flow into an intimate lifestyle where natural beauty & limitless freedom intertwine, West of Cairo. Here, a casual morning stroll transforms into a crisp outdoor adventure across an eyeful of verdant landscapes, but most importantly, soul-stirring rivers that cut deep into central parks & airy villas of exclusive privacy. Rivers is in short; flowing serenity in 360 & top-class amenities that are exhilarating means of getting closer to a boutique community, as well as mother earth's virgin beauty.