

A VARIETY OF VALUES
IN ONE VENUE



V90

 **URBAN
DEVELOPMENT**

W90

ABOUT URBAN DEVELOPMENT

We take pride in upholding the highest standards of modern commercial development, delivering the highest value of both luxury and functionality for our customers. Urban Development as an entity identifies customer needs to come up with the highest quality commercial projects that embody customers' wants and needs, becoming the premium commercial developer nationwide.



OTHER URBAN DEVELOPMENT PROJECTS

CLOUD NINE NEW CAIRO



VGK NEW CAIRO



HALE TOWN 6TH OF OCTOBER CITY

6TH OF OCTOBER CITY



THE LANE 6TH OF OCTOBER CITY

6TH OF OCTOBER CITY



AN INSIDE LOOK ON V90

We offer our customers the best options when they decide to invest in V90, designed to fit needs of every business through offering 3 types of commercial investments:

- Office spaces
- Retail spaces
- F&B



ABOUT
V90

VENUE
VALUE
VARIETY

V90



CAIRO
FESTIVAL
CITY



VENUE

V90 mall is at the heart of New Cairo, our premium location lies on North 90 St., as part of the commercial area of Katameya hills compound.

Strategically placed in close proximity to commercial hubs and Petrosport stadium.



VALUE

We study the market well, shaping our units to best fit the market and get you the highest return on investment and added value in the shortest time period. Giving our customers the safety, innovation, agility, quality and partnerships they deserve.



VARIETY

V90 Retail SPACE

Our uniquely designed retail spaces give our tenants the perfect units for their guests. With Glass facade street-level retail units that are perfect for anything from pharmacies and bakeries.



V90 Office SPACE

Our office spaces are designed to create the perfect working environment for every business using our Flexi-finish solution; a newly introduced and innovative finishing scheme, that offers an almost-finished unit. Allowing businesses to get their operations up and running in no time.



F&B

We offer the most practically equipped spaces for food and beverages vendors, serving to cater for all F&B business, be it a franchise or a local vendor. Floor-levels come with a spectacular outdoor area so guests can enjoy the view, and get a relaxing atmosphere.



V90 FACILITIES



- Security
- 2 Elevators
- 2 Escalators
- Public Toilets
- Prayer Room
- Service Elevator
- Staff Lockers
- F&B Service Corridor
- Storage Area
- Common Meeting Rooms

CAIRO
FESTIVAL
CITY



KATAMEYA
HILLS

PETROSPORT
STADIUM

DUSIT THANI
LAKEVIEW
CAIRO

N.TESEEN

N.TESEEN

AL NARGES 1

CONCORD
PLAZA MALL

DOWNTOWN
KATAMEYA

AIR FORCE
SPECIALIZED
HOSPITAL

LAKE VIEW
COMPOUND

AL NARGES 2

V90
MAP

AN INSIDE LOOK ON V90



The full area of 6,890 m² is a mix-use building divided into:

- Two basements level for parking slots
- Street level for Retail
- F&B with outdoor areas
- Two typical floors for offices and admin use

B1 FLOOR PLAN

PARKING LEVEL



■ CAR PARKING ■ SERVICE ■ STORAGES ■ ENTRANCE ■ TOILETS

B 2 FLOOR PLAN

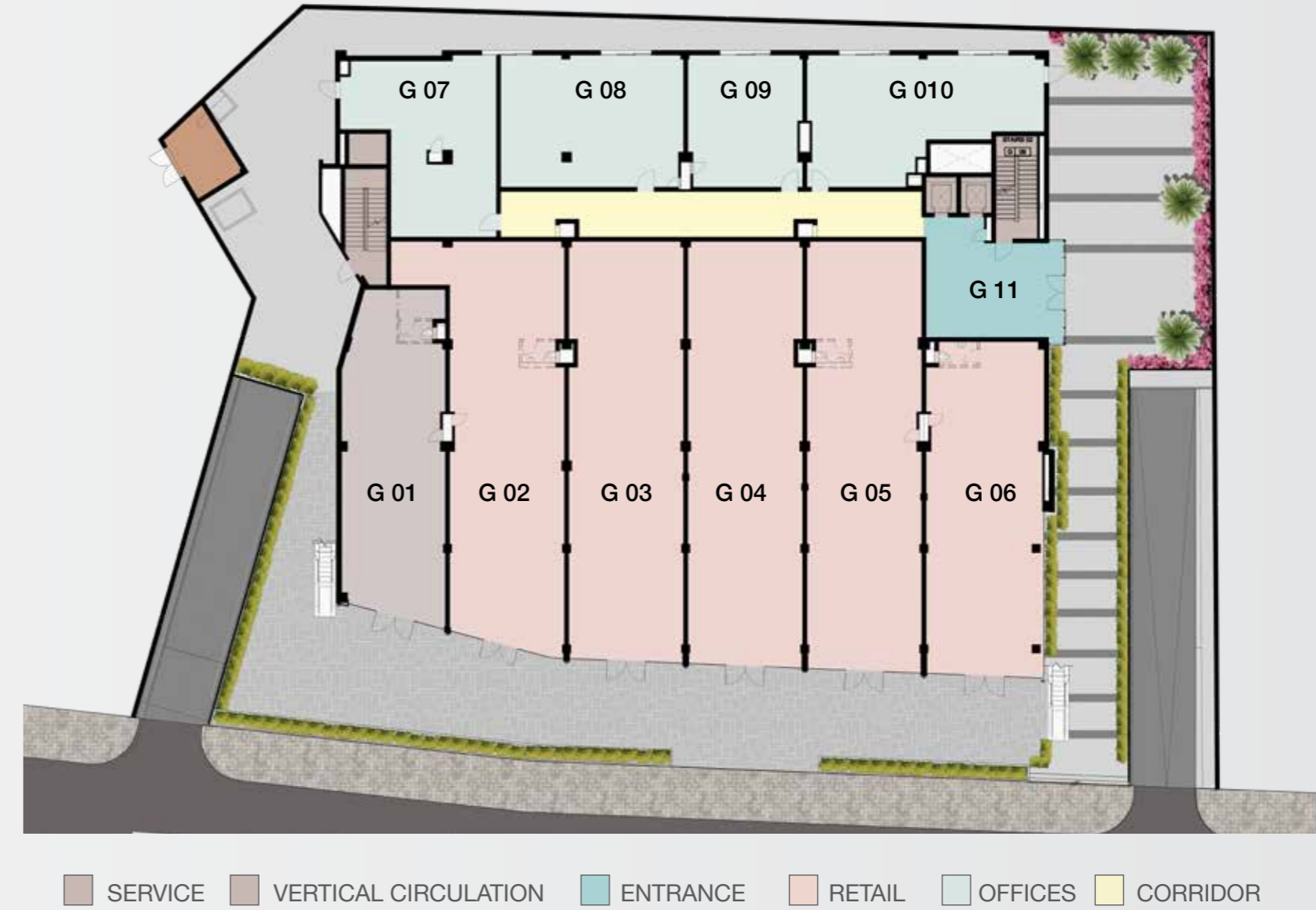
PARKING LEVEL



- CAR PARKING
- SERVICE
- STORAGES
- ENTRANCE
- TOILETS
- FACILITY MANAGEMENT

GROUND FLOOR PLAN

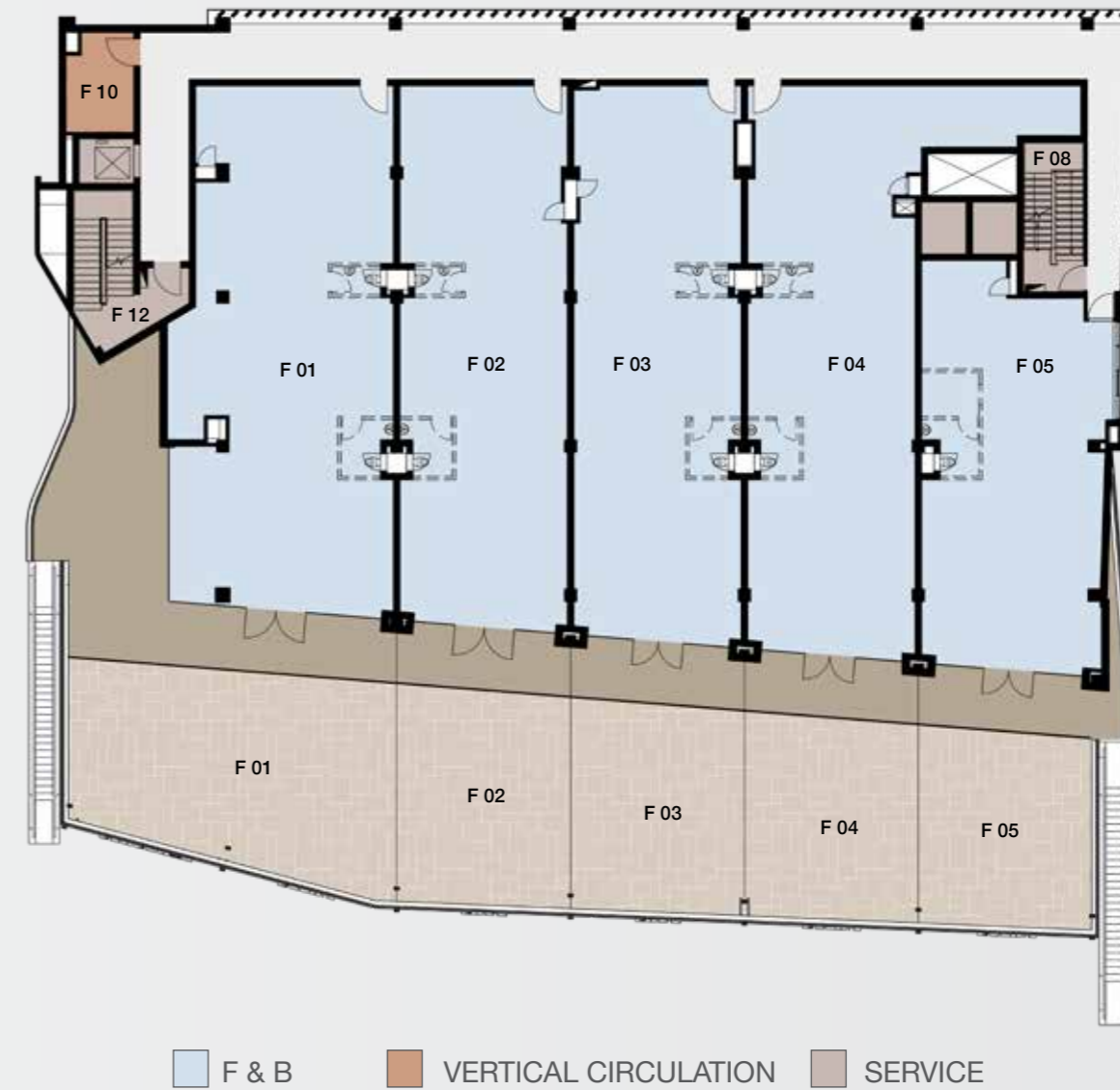
PHARMACY	AREA. (M ²)
G 01	165
RETAIL	AREA. (M ²)
G 02	228
G 03	223
G 04	226
G 05	229
G 06	185
OFFICE	AREA. (M ²)
G 07	119
G 08	126
G 09	80
G 10	134
ENTRANCE LOBBY	
G 11	



FIRST FLOOR PLAN

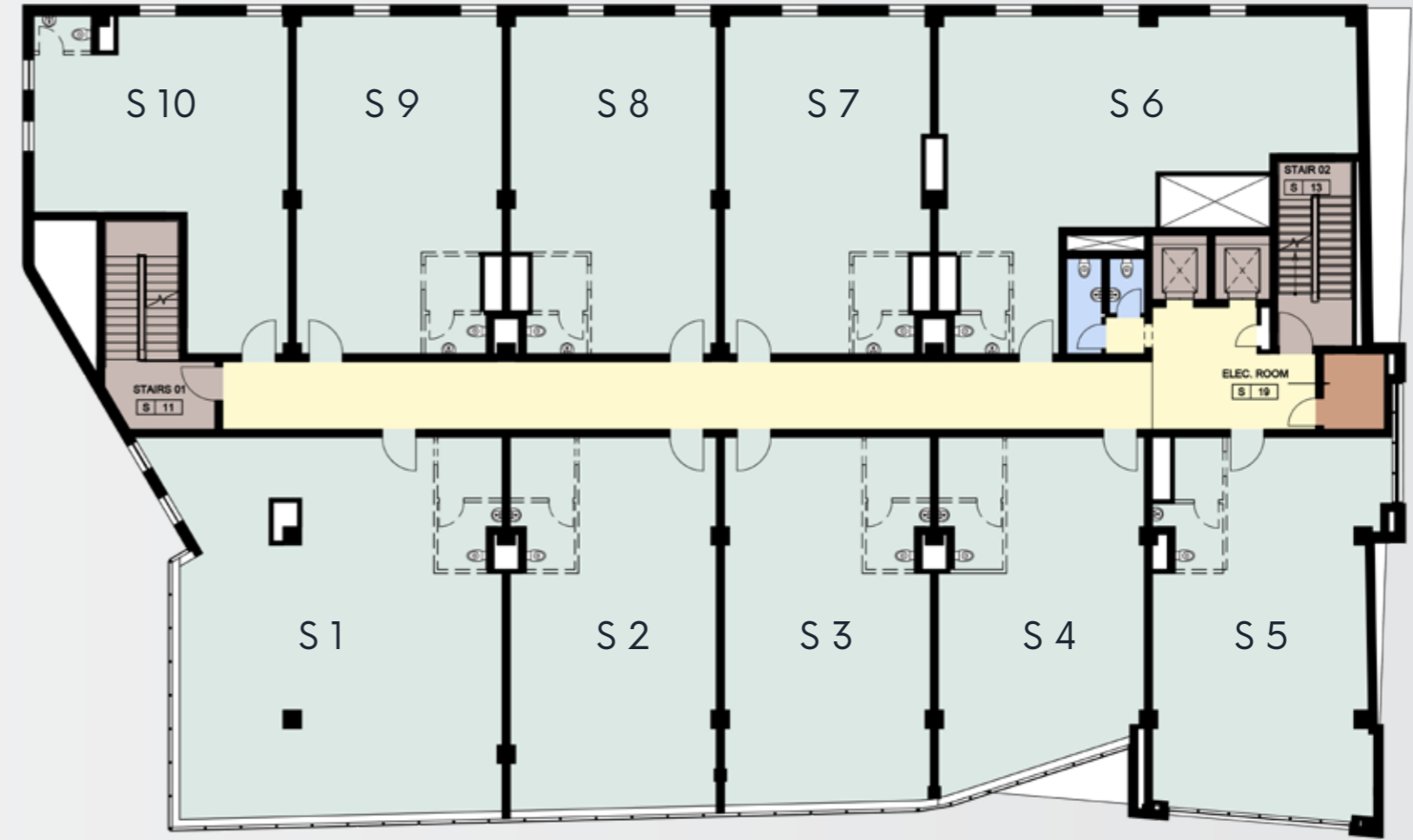
F & B	AREA. (M ²)
F 01	242
F 02	198
F 03	204
F 04	232
F 05	169

OUTDOOR	AREA. (M ²)
F 01	106
F 02	64
F 03	61
F 04	60
F 05	58



SECOND FLOOR PLAN

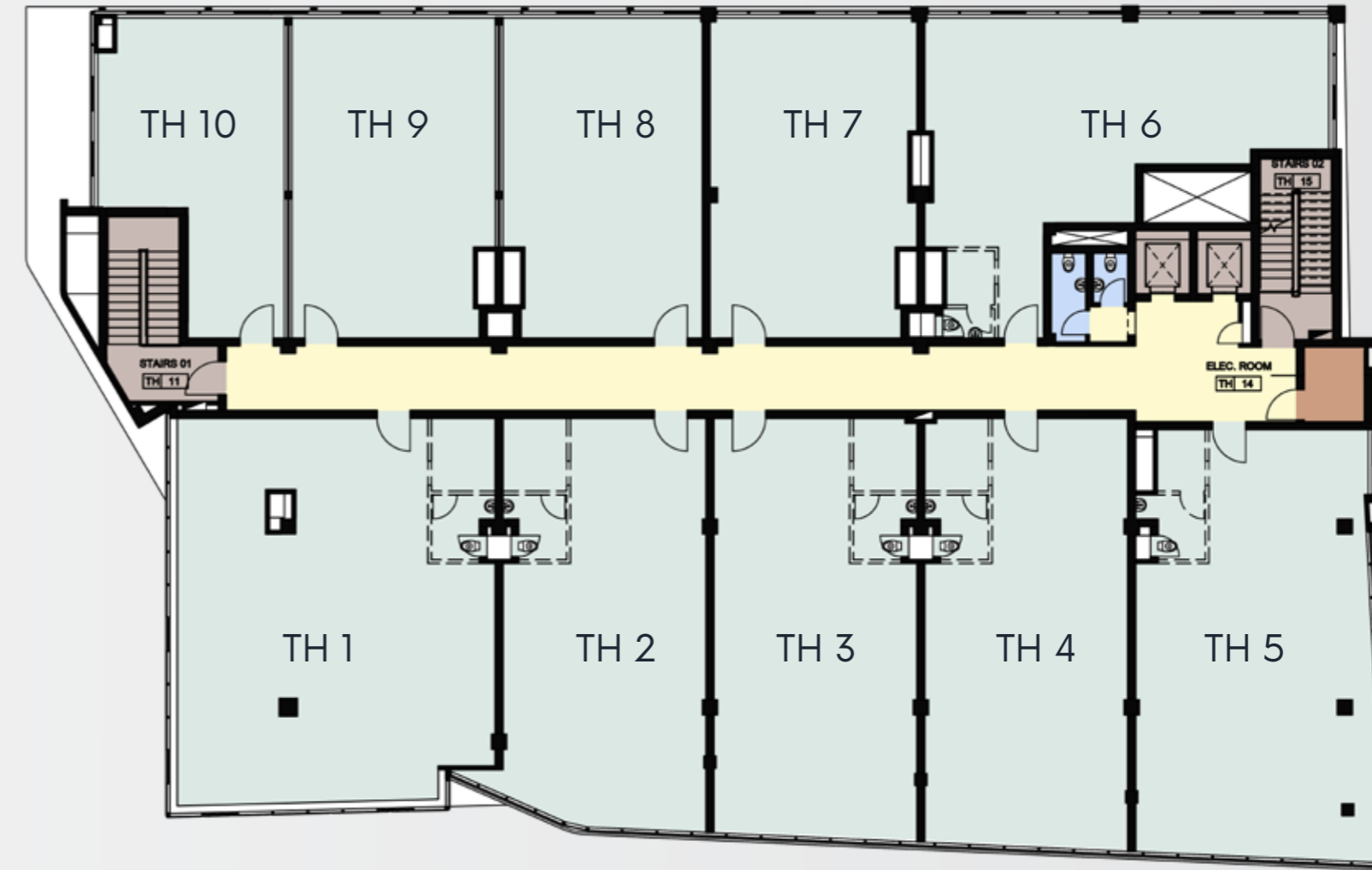
OFFICE	AREA. (M ²)
S 01	200
S 02	124
S 03	119
S 04	108
S 05	135
S 06	145
S 07	108
S 08	110
S 09	110
S 010	106



OFFICES
 CORRIDOR
 TOILETS
 SERVICE
 VERTICAL CIRCULATION

THIRD FLOOR PLAN

OFFICE	AREA. (M ²)
TH 01	201
TH 02	136
TH 03	140
TH 04	143
TH 05	169
TH 06	142
TH 07	108
TH 08	102
TH 09	105
TH 10	80



OFFICES
 CORRIDOR
 TOILETS
 SERVICE
 VERTICAL CIRCULATION



CLOUDNINE - VGK - HALE TOWN - THE LANE

V90



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