

KEEVA

*The Modern Countryside*

6TH OF OCTOBER

VILLA - TWIN - TOWN

KEEVA means precious and beautiful, This is exactly what Al Ahly Sabbour is delivering.

Nestled in the heart of 6th of October, close to everything you care about, this lush 144 Feddan plot offers the exclusivity of the tranquil and beautiful countryside with the architecture and services of the modern city.

This combination truly offers the "Modern Country Side".

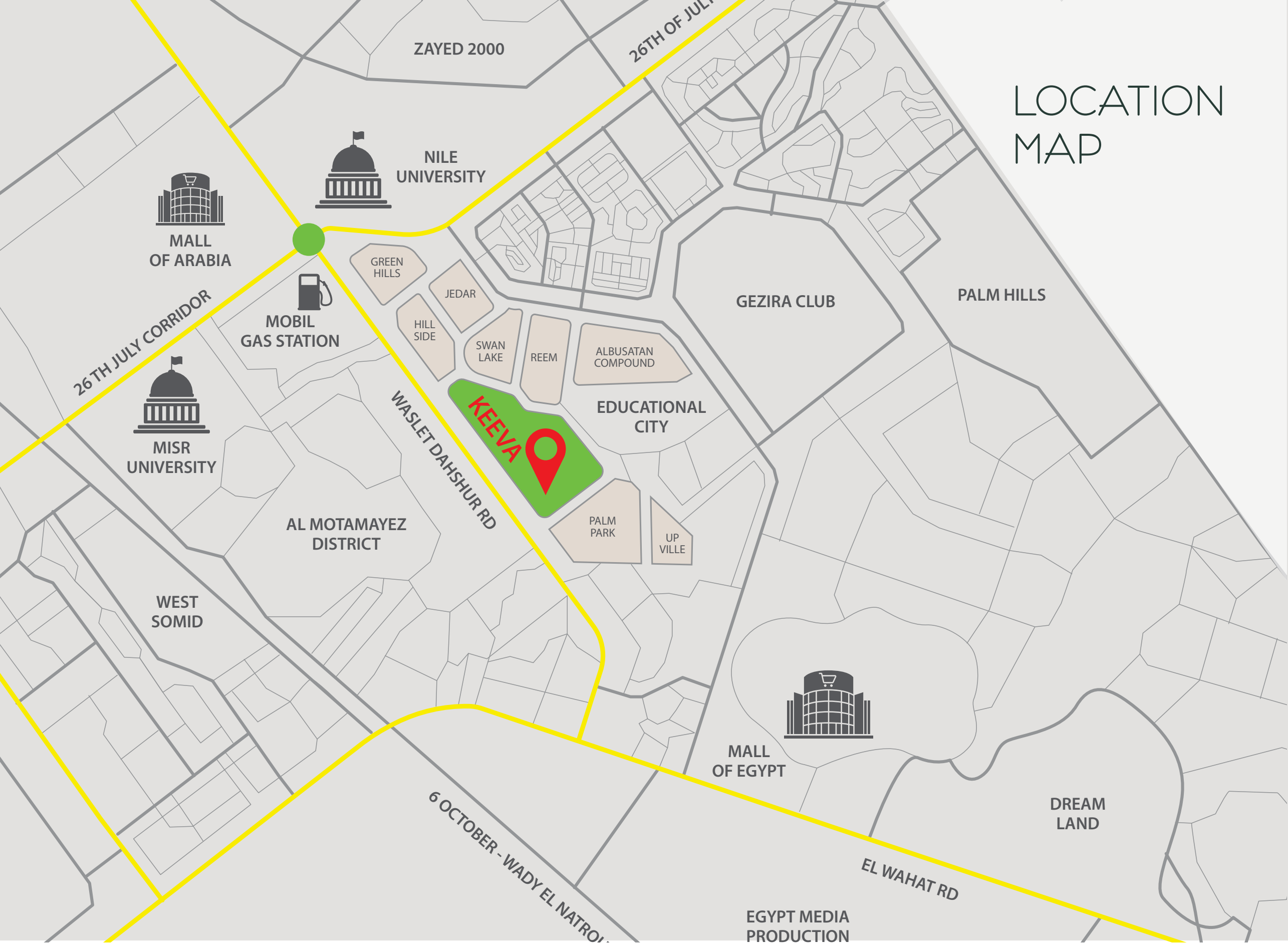
KEEVA provides open spaces and artistic minimalism where peace of mind is a way of life.



AL AHLY SABBOUR®  
— DEVELOPMENTS —



# LOCATION MAP





WEST CAIRO DEVELOPMENTS & ACCESSIBILITY

By INVESTMENT SECTOR

**5** <sup>MINS</sup>

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SHOPPING  
MALLS

**7** <sup>MINS</sup>

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MEDIA CITY

**15** <sup>MINS</sup>

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SMART  
VILLAGE

**30** <sup>MINS</sup>

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DOWNTOWN



# MASTER PLAN



PHASE  
ONE



VILLA COURT 360 m<sup>2</sup>  
FRONT



VILLA COURT 360 m<sup>2</sup>  
BACK





## VILLA COURT 360 m<sup>2</sup>



Ground Floor= 148 m <sup>2</sup>	
Entrance	2.80*1.70
Kitchen	4.15*3.70
Guest toilet	1.85*2.00
Reception & Dining	7.20*8.50
Terrace	1.00*3.00
Maid Room	2.10*2.00
Maid Toilet	2.10*1.40
Driver room	2.20*2.70
Drive Toilet	1.00*2.80



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## VILLA COURT 360 m<sup>2</sup>



First Floor



Second Floor

First Floor= 142 m <sup>2</sup>	
Master Bedroom	3.60'4.85
Dressing Room	1.95'3.00
Bathroom (Master Bedroom)	1.70'2.80
Living	3.00'3.85
Bedroom 1	3.80'3.70
Bedroom 1 Bathroom	2.30'2.10
Bedroom 2	4.50'3.88
Bathroom	2.25'2.70
Second Floor= 70 m <sup>2</sup>	
Bedroom	4.20'3.80
Bathroom	2.60'2.90
Living	3.80'3.80
Front Roof Area	8.75 m <sup>2</sup>
Back Roof Area	36.25 m <sup>2</sup>

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VILLA LOFT 340 m<sup>2</sup>  
FRONT



VILLA LOFT 340 m<sup>2</sup>

BACK



# VILLA LOFT 340 m<sup>2</sup>

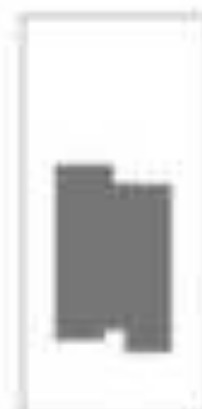


GROUND FLOOR



## Ground Floor = 130 m<sup>2</sup>

Name	Dimensions
Entrance	1.70*2.60
Kitchen	3.70*4.18
Guest toilet	1.60*2.00
Reception&Living	7.20*8.00
Terrace	1.00*3.00
Driver Bedroom	2.24*2.70
Driver Bathroom	1.60*2.03
Maid Bedroom	2.00*2.10
Maid Bathroom	1.40*2.10



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## VILLA LOFT 340 m<sup>2</sup>



First Floor



Second Floor

First Floor = 148 m <sup>2</sup>	
Master Bedroom	3.80*4.85
Terrace	1.31*3.60
Master Bathroom	1.70*2.80
Master Dressing	1.95*3.00
Loft Living	5.20*3.35
Loft Kit	2.40*4.25
Terrace	0.91*4.25
Bedroom 1	3.70*3.80
Bedroom 2	3.60*4.25
Bathroom	1.80*2.97
Second Floor = 62 m <sup>2</sup>	
Bedroom	3.80*4.25
Bathroom	1.63*2.80
Kitchen	2.48*3.55
Front Roof Area	8.75 m <sup>2</sup>
Back Roof Area	28.25 m <sup>2</sup>

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VILLA STANDARD 330 m<sup>2</sup>  
FRONT



VILLA STANDARD 330 m<sup>2</sup>  
BACK





## VILLA STANDARD 330 m<sup>2</sup>



### Ground Floor = 154 m<sup>2</sup>

Name	Dimension
Entrance	4.20*2.00
Kitchen	3.65*4.12
Guest toilet	1.80*2.10
Reception&dining	7.60*8.50
Terrace	1.60*4.20
Maid Bedroom	2.90*2.10
Maid Bathroom	1.30*2.54
Driver Bedroom	2.00*1.90
Driver Bathroom	1.10*1.90



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## VILLA STANDARD 330 m<sup>2</sup>



First Floor



Second Floor

First Floor = 140 m <sup>2</sup>	
Master Bedroom	1.80*4.10
Master Bathroom	2.20*2.70
Master Dressing	1.00*2.70
Living	4.00*4.25
Terrace	1.00*4.25
Bedroom 1	1.00*4.10
Bedroom 2	1.00*4.10
Bathroom	1.00*3.00
Second Floor = 56 m <sup>2</sup>	
Bedroom	1.60*4.10
Bathroom	2.40*3.00
Dressing	1.80*2.70
Kitchenette	1.30*1.80
Front Roof Area	10.36 m <sup>2</sup>
Back Roof Area	60.27 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

VILLA STANDARD 295 m<sup>2</sup>  
FRONT



VILLA STANDARD 295 m<sup>2</sup>  
BACK



## VILLA STANDARD 295 m<sup>2</sup>



### Ground Floor = 115 m<sup>2</sup>

Name	Dimensions
Entrance	2.18*2.30
Kitchen	3.70*3.76
Guest toilet	1.65*1.80
Reception&dining	7.24*8.00
Terrace	1.45*3.75
Mad bedroom	1.80*2.38
Mad bathroom	1.80*1.28



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## VILLA STANDARD 295 m<sup>2</sup>



First Floor



Second Floor

First Floor = 120 m <sup>2</sup>	
Master Bedroom	3.80*4.00
Master Bathroom	1.60*2.78
Master Dressing	1.70*4.00
Terrace	1.45*3.88
Living	4.00*3.88
Bedroom 1	3.80*4.00
Bedroom 2	3.60*3.80
Bathroom	1.88*3.30
Second Floor = 80 m <sup>2</sup>	
Bedroom	3.60*4.00
Bathroom	1.75*3.30
Living	3.80*3.88
Front Roof Area	25.09 m <sup>2</sup>
Back Roof Area	21.07 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

VILLA STANDARD 260 m<sup>2</sup>  
FRONT



VILLA STANDARD 260 m<sup>2</sup>  
BACK



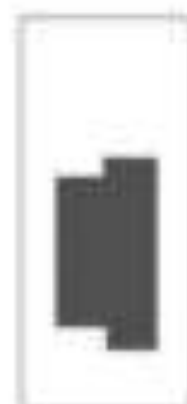


## VILLA STANDARD 260 m<sup>2</sup>



### Ground Floor = 107 m<sup>2</sup>

Name	Dimensions
Entrance	2.50*2.73
Kitchen	3.40*3.80
Guest toilet	1.60*2.45
Reception/Driving	8.55*7.75
Maid Bedroom	1.90*2.45
Maid Bathroom	1.90*1.25
Driver Bedroom	2.20*2.35
Driver Bathroom	1.80*2.35



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## VILLA STANDARD 260 m<sup>2</sup>



First Floor



Second Floor

First Floor = 115 m <sup>2</sup>	
Master Bedroom	3.80*3.00
Master Bathroom	2.82*1.70
Master Dressing	2.82*1.85
Living	4.27*3.80
Terrace	1.60*2.08
Bedroom 1	3.00*3.80
Bedroom 2	3.80*3.80
Bathroom	1.80*2.55
Second Floor = 38 m <sup>2</sup>	
Bedroom	3.60*3.55
Bathroom	1.80*2.55
Front Roof Area	13.5 m <sup>2</sup>
Back Roof Area	46.26 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

TWIN HOUSE 265 m<sup>2</sup>  
FRONT



TWIN HOUSE 265 m<sup>2</sup>  
BACK

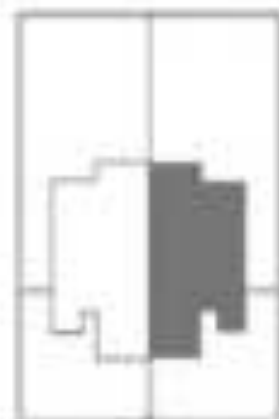


## TWIN HOUSE 265 m<sup>2</sup>



### Ground Floor = 109 m<sup>2</sup>

Name	Dimension
Entrance	3.45*1.75
Kitchen	3.95*3.80
Guest toilet	1.75*1.95
Reception&Living	7.95*7.75
Main Bedroom	3.90*2.55
Main Bathroom	1.65*2.55
Wash	1.55*1.95



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TWIN HOUSE 265 m<sup>2</sup>



First Floor



Second Floor

First Floor = 118 m <sup>2</sup>	
Master Bedroom	4.00*3.95
Master Bathroom	1.43*2.65
Master Dressing	3.30*2.65
Living	3.80*3.70
Bedroom 1	3.60*3.80
Bedroom 2	3.85*3.80
Bathroom	1.65*2.55
Laundry	1.20*1.30
Terrace	2.25*2.30
Terrace	1.45*2.50
Second Floor = 38 m <sup>2</sup>	
Bedroom	3.90*3.70
Bathroom	1.55*1.80
Front Roof Area	28 m <sup>2</sup>
Back Roof Area	36.06 m <sup>2</sup>

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TOWN HOUSE 265 m<sup>2</sup>  
FRONT



TOWN HOUSE 265 m<sup>2</sup>  
BACK

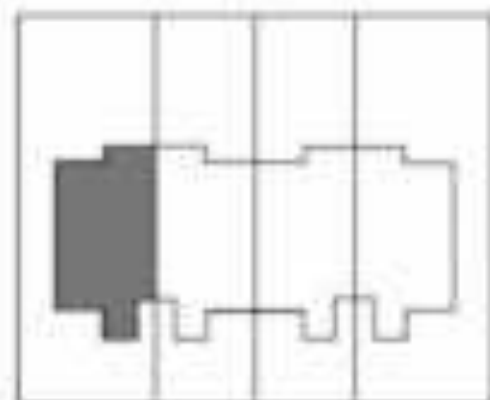




## TOWNHOUSE (Corner 265 m<sup>2</sup>)



Ground Floor = 115 m <sup>2</sup>	
Name	Dimension
Entrance	2.50*1.87
Kitchen	3.48*3.60
Guest toilet	1.92*1.48
Reception & Dining	7.38*7.30
Terrace	3.00*7.32
Master Bedroom	2.00*2.10
Master Bathroom	1.10*2.10



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Corner 265 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 110 m <sup>2</sup>	
Terrace	1.00*2.55
Master Bedroom	3.85*3.60
Master Bathroom	2.30*2.40
Master Dressing	1.70*2.55
Terrace	1.00*2.50
Living	3.85*3.50
Bedroom 1	3.90*3.60
Bedroom 2	4.15*3.60
Bathroom	1.80*2.30
Second Floor = 40 m <sup>2</sup>	
Bedroom	3.60*3.60
Bathroom	1.65*2.10
Front Roof Area	20.15 m <sup>2</sup>
Back Roof Area	35.06 m <sup>2</sup>

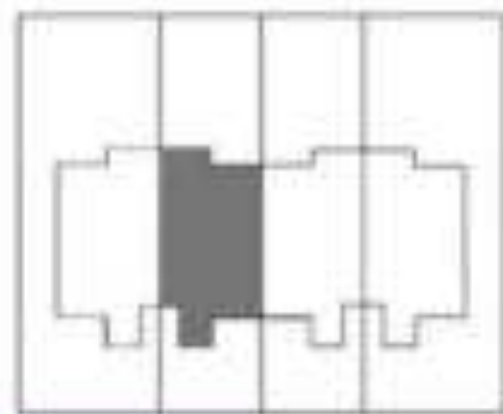
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## TOWNHOUSE (Middle 265 m<sup>2</sup>)



### Ground Floor = 115 m<sup>2</sup>

Name	Dimension
Entrance	2.50*1.87
Kitchen	3.48*3.60
Guest toilet	1.92*1.48
Reception&dining	7.38*7.90
Terrace	3.00*7.32
Master bedroom	3.00*2.30
Master Bathroom	1.10*2.10



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 265 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 110 m <sup>2</sup>	
Terrace	1.00*2.55
Master Bedroom	1.85*3.60
Master Bathroom	2.30*2.40
Master Dressing	1.70*2.55
Terrace	1.00*2.50
Living	3.85*3.50
Bedroom 1	3.90*3.60
Bedroom 2	4.15*3.80
Bathroom	1.80*2.30
Second Floor = 40 m <sup>2</sup>	
Bedroom	3.60*3.60
Bathroom	1.65*2.30
Front Roof Area	20.15 m <sup>2</sup>
Back Roof Area	15.06 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

TOWN HOUSE 230 m<sup>2</sup>  
FRONT



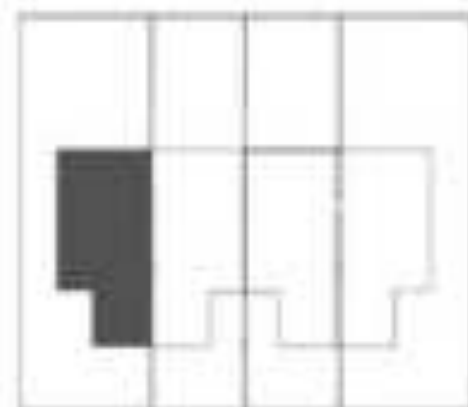
TOWN HOUSE 230 m<sup>2</sup>  
BACK



## TOWNHOUSE (Corner 230 m<sup>2</sup>)



Ground Floor = 100 m <sup>2</sup>	
Name	Dimensions
Entrance	3.60*3.98
Kitchen	3.85*3.95
Guest toilet	1.45*1.55
Reception/Entrance	1.00*6.65



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## TOWNHOUSE (Corner 230 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 105 m <sup>2</sup>	
Bedroom 1	3.95*3.95
Master Bedroom	3.90*4.55
Terrace	1.90*1.95
Master Bathroom	2.30*2.00
Master Dressing	2.30*2.00
Bathroom	1.95*2.65
Terrace	1.95*1.20
Bedroom 2	3.80*4.00
Second Floor = 25 m <sup>2</sup>	
Bedroom	3.80*3.00
Bathroom	3.80*1.50
Front Roof Area	57.5 m <sup>2</sup>
Rack Roof Area	30.71 m <sup>2</sup>

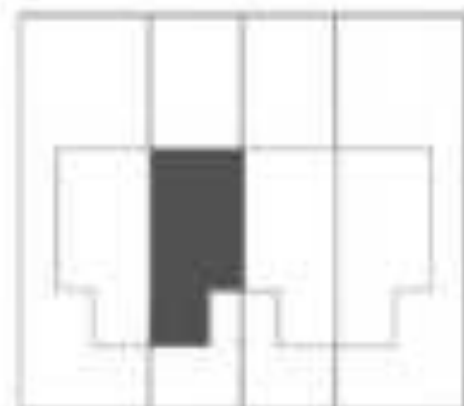
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## TOWNHOUSE (Middle 230 m2)



Ground Floor = 100 m2	
Name	Dimension
Entrance	3.60*3.98
Kitchen	3.85*3.95
Guest toilet	1.45*1.55
Reception&dining	7.00*6.65



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 230 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 105 m <sup>2</sup>	
Bedroom 1	3.95*3.95
Master Bedroom	3.90*4.55
Terrace	1.90*1.95
Master Bathroom	2.30*2.00
Master Dressing	2.30*2.00
Bathroom	1.95*2.65
Terrace	1.95*1.20
Bedroom 2	3.60*4.00
Second Floor = 25 m <sup>2</sup>	
Bedroom	3.60*3.90
Bathroom	3.60*1.50
Front Roof Area	27.5 m <sup>2</sup>
Back Roof Area	31.71 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

TOWN HOUSE 225 m<sup>2</sup>  
FRONT



TOWN HOUSE 225 m<sup>2</sup>  
BACK

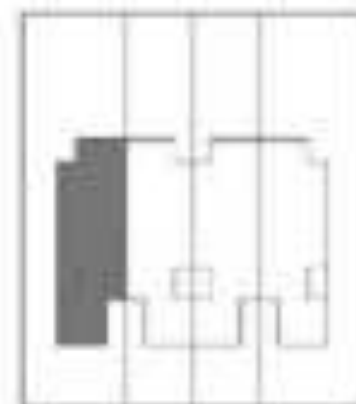


## TOWNHOUSE (225 m<sup>2</sup>)



### Ground Floor = 97 m<sup>2</sup>

Room	Dimension
Entrance	2.5x1.45
Kitchen	3.60x3.60
Guest toilet	1.20x2.15
Reception&living	7.50x5.20
Terrace	2.10x3.75
Wash	1.20x2.15



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## TOWNHOUSE (225 m<sup>2</sup>)



First Floor



Second Floor

### First Floor = 94 m<sup>2</sup>

Bedroom 1	3.90x3.75
Master Bedroom	3.60x3.63
Terrace	0.80x3.00
Master Bathroom	2.50x1.60
Master Dressing	4.35x1.45
Bathroom	1.85x2.40
Terrace	1.97x1.24

### Second Floor = 34 m<sup>2</sup>

Bedroom	3.40x3.70
Bathroom	1.85x2.40
Front Roof Area	7.5 m <sup>2</sup>
Back Roof Area	41 m <sup>2</sup>

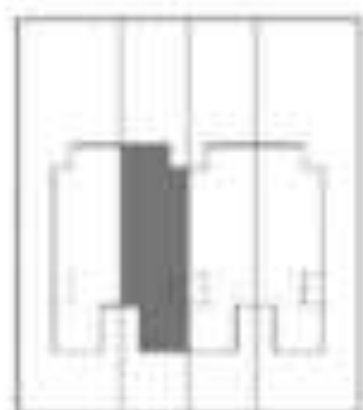
All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (225 m<sup>2</sup>)



### Ground Floor = 97 m<sup>2</sup>

Name	Dimension
Entrance	2.5*1.45
Kitchen	3.60*3.60
Guest toilet	1.20*2.15
Reception&dining	7.50*5.20
Terrace	2.10*3.75
Wash	1.20*2.15



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (225 m<sup>2</sup>)



First Floor



Second Floor

### First Floor = 94 m<sup>2</sup>

Bedroom 2	1.80*3.75
Master Bedroom	3.60*3.83
Terrace	0.80*3.00
Master Bathroom	2.50*1.80
Master Dressing	4.35*1.45
Bathroom	1.85*2.40
Terrace	1.97*1.24

### Second Floor = 34 m<sup>2</sup>

Bedroom	1.80*3.70
Bathroom	1.85*2.40
Front Roof Area	7.5 m <sup>2</sup>
Back Roof Area	45 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.



TOWN HOUSE MIX  
[230 m<sup>2</sup> -265m<sup>2</sup>] FRONT



TOWN HOUSE MIX  
[230 m<sup>2</sup> -265m<sup>2</sup>] BACK

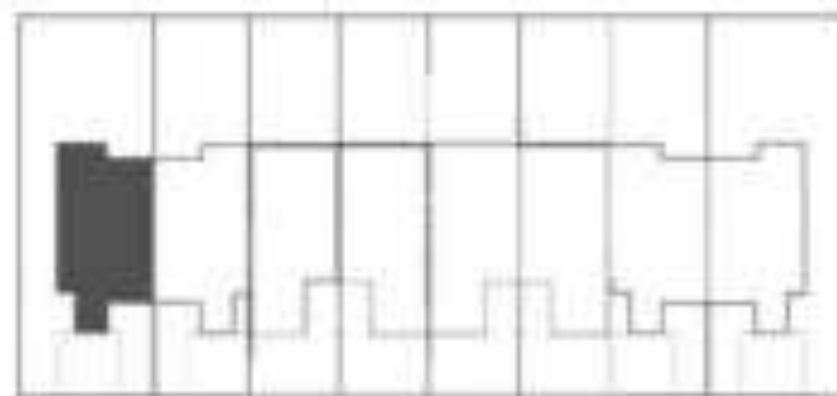


## TOWNHOUSE (Corner 265 m<sup>2</sup>)



### Ground Floor = 115 m<sup>2</sup>

Name	Dimension
Entrance	2.50*2.00
Kitchen	3.48*3.60
Guest toilet	1.02*1.48
Reception Halling	7.38*7.30
Terrace	3.00*7.32
Maid Bedroom	2.00*2.10
Maid Bathroom	1.10*2.40



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## TOWNHOUSE (Corner 265 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 110 m <sup>2</sup>	
Terrace	1.20*2.75
Master Bedroom	3.85*3.50
Master Bathroom	2.30*2.40
Master Dressing	1.70*2.55
Terrace	1.00*2.50
Living	3.85*3.50
Bedroom 1	3.90*3.60
Bedroom 2	4.00*3.6
Bathroom	1.80*2.30
Second Floor = 40 m <sup>2</sup>	
Bedroom	3.60*3.50
Bathroom	1.65*2.10
Front Roof Area	20.15 m <sup>2</sup>
Back Roof Area	35.00 m <sup>2</sup>

All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 265 m<sup>2</sup>)

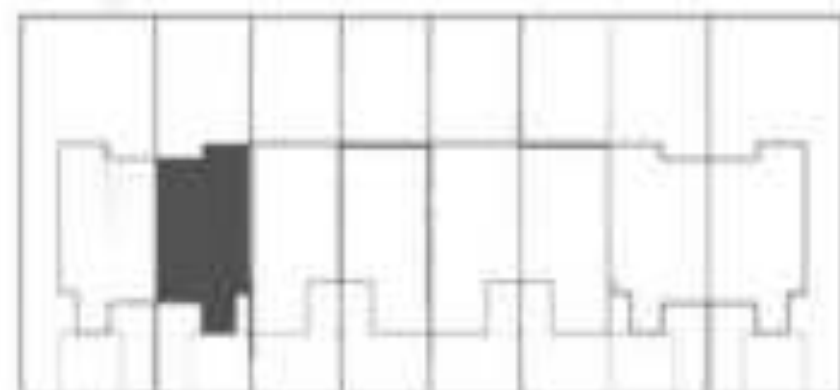


GROUND FLOOR



### Ground Floor = 115 m<sup>2</sup>

Name	Dimension
Entrance	2.50*2.00
Kitchen	3.68*3.60
Guest toilet	1.92*1.48
Reception/dining	7.38*7.30
Terrace	3.00*7.32
Maid bedroom	2.00*2.10
Maid Bathroom	1.10*2.40



All drawings, areas, dimensions and building materials above are the nearest to reality. The company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 265 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 110 m <sup>2</sup>	
Terrace	1.20*2.75
Master Bedroom	1.85*3.50
Master Bathroom	2.30*2.40
Master Dressing	1.70*2.55
Terrace	1.00*2.50
Living	1.85*3.50
Bedroom 1	1.90*3.60
Bedroom 2	4.00*3.0
Bathroom	1.80*2.30
Second Floor = 40 m <sup>2</sup>	
Bedroom	3.60*3.60
Bathroom	1.65*2.30
Front Roof Area	20.15 m <sup>2</sup>
Back Roof Area	35.06 m <sup>2</sup>

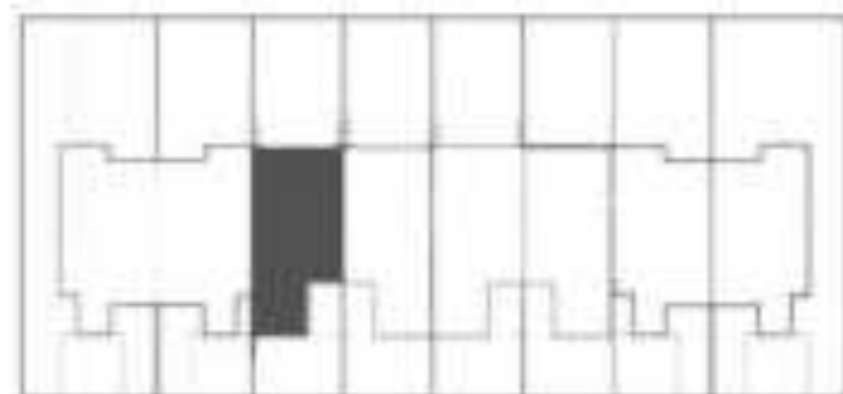
All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their regards and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 230 m<sup>2</sup>)



Ground Floor = 100 m<sup>2</sup>

Name	Dimension
Entrance	3.60*1.98
Kitchen	3.95*3.95
Guest toilet	1.45*1.55
Reception&dining	7.00*6.65



All drawings, areas, dimensions and building materials above are the nearest to reality, the company has the right to amend them according to the specifications issued in their reports and according to the marketing plans of the company for the project.

## TOWNHOUSE (Middle 230 m<sup>2</sup>)



First Floor



Second Floor

First Floor = 105 m <sup>2</sup>	
Bedroom 1	3.95*3.95
Master Bedroom	3.90*4.55
Terrace	1.90*1.95
Master Bathroom	2.30*2.00
Master Dressing	2.30*2.00
Bathroom	1.95*2.85
Terrace	1.85*1.30
Bedroom 2	3.60*4.00
Second Floor = 25 m <sup>2</sup>	
Bedroom	3.60*3.90
Bathroom	3.60*1.90
Front Roof Area	17.5 m <sup>2</sup>
Back Roof Area	30.71 m <sup>2</sup>

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