



HYATT CENTRIC™
CAIRO WEST
RESIDENCES

Check-In For Life

SPHINX INTERNATIONAL AIRPORT



WASLET DAHSHUR RD

ZED PARK

CAIRO ALEX DESSERT ROAD

NEW GIZA



GRAND EGYPTION MUSEUM

PYRAMIDS

DREAM PARK

ELWAHAT RD

26TH OF JULY CORRIDOR

RING ROAD

GEZIRA SPORTING CLUB

MOHANESSIN

6TH OF OCTOBER BRIDGE

ZAMALEK

DOWN TOWN

MOE

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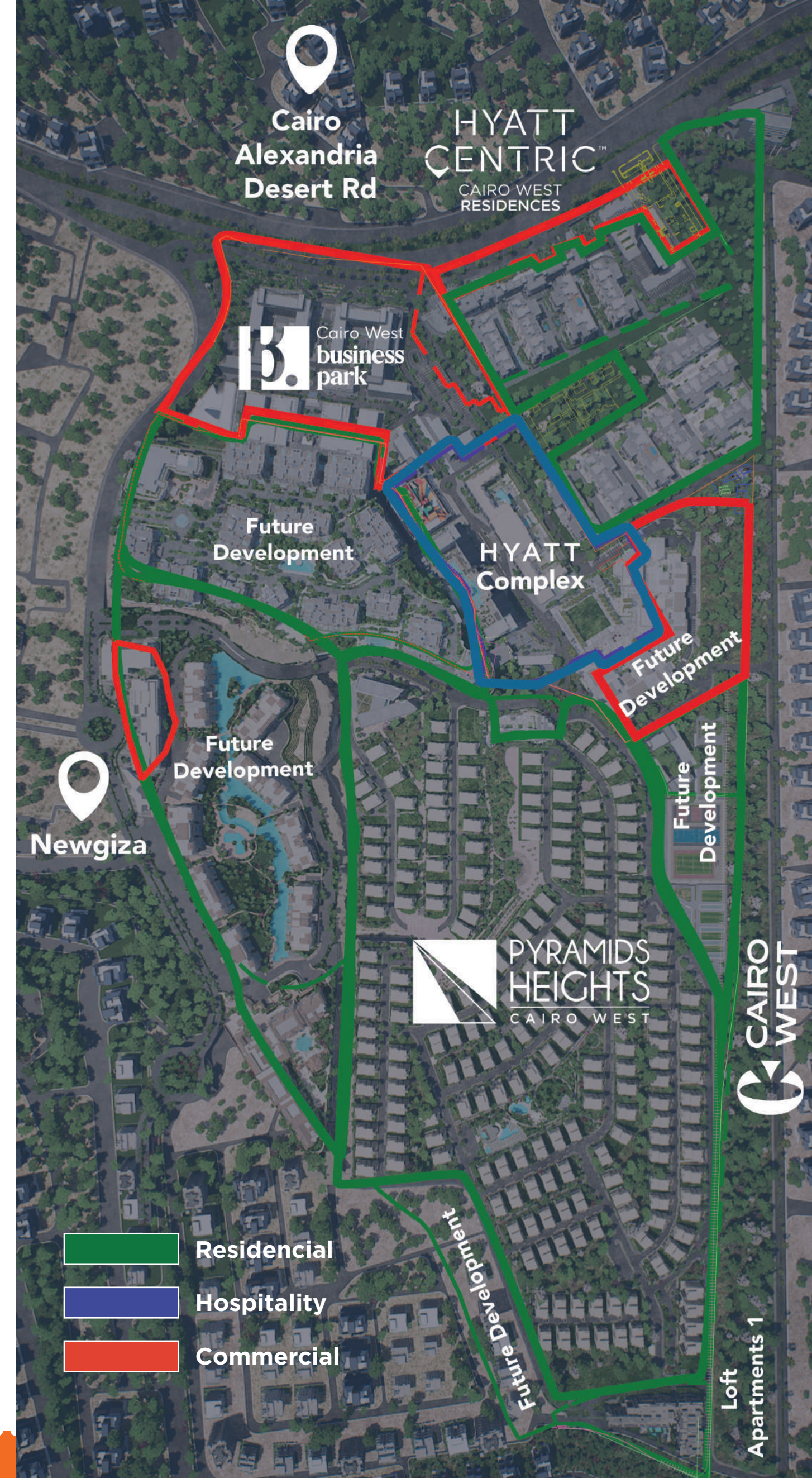
SEAMLESSLY CONNECTED. PERFECTLY POSITIONED.

Hyatt Centric Cairo West Residences boast a prime location on the Cairo-Alex Desert Road, 10 minutes from Arkan Plaza, 15 minutes from the Grand Egyptian Museum and 20 minutes from Sphinx International Airport.

Nestled within Cairo West, a master planned destination designed around the 15-minute neighborhood concept, the residences offer breathtaking views of the Great Pyramids of Giza and effortless access to key commercial and lifestyle hubs.

These include The Business Park and a curated selection of dining destinations such as Smokery, San Carlo, Takumi Teppanyaki Bar, and Barranco.

Surrounded by both established and emerging residential communities, Cairo West is also home to two world-renowned hospitality brands, Hyatt Regency and Hyatt Centric. This positions it as a vibrant center of luxury, connectivity, and modern living.





HYATT CENTRIC™

CAIRO WEST
RESIDENCES

Check-In For Life...

Hyatt Centric Cairo West Residences blend eclectic architectural design with thoughtful amenities, creating a home that reflects both character and comfort. The architecture embraces a playful yet sophisticated aesthetic where bold design elements, artistic touches, and curated interiors echo the energy and creativity of Cairo's vibrant west side.

From striking facades to stylishly furnished interiors, every detail is crafted to immerse residents in the spirit of the destination, offering a deep sense of place even before stepping outside. It's a

MASTER PLAN



322 Residences

AMENITIES:

Leisure

Spaces for relaxation, entertainment and social interaction.

- Lounges
- Cinema Room
- Games Room
- Kids Area
- Party Room
- Bar
- Roof Top BBQ & Pizza Station



Wellness

Facilities that promote health, fitness and well-being.

- Swimming Pool
- Fitness Center
- Squash Court



Work

Areas and services that support productivity and daily living needs.

- Concierge Service
- Meeting Rooms
- Co-working Space



THE HOTEL



SERVICES FOR THE RESIDENTS

Lifestyle & Concierge Services

These services are thoughtfully curated to enrich residents' lifestyles and provide unparalleled daily convenience

- Nanny / Child Care Arrangements
- Personal Shopping
- Travel & Vacation Planning
- Party, Function & Event Planning
- Pet Walking Services

Hospitality & Wellness Services

These offerings prioritize comfort, dining, beauty, and wellness within the residence.

- 24/7 In-Residence Dining
- Private In-home Catering
- Personal Chef Services
- In-Residence Spa Treatments
- Personal Fitness Trainers & Classes
- Housekeeping

Business & Support Services

Tailored services that facilitate work, seamless communication, and efficient home management

- Business Center Services
- Secretarial Services
- Car / Limousine Rental Reservation
- Private Garden Care & Maintenance
- 24/7 In-Residence Maintenance Services



CAIRO WEST RESTAURANTS

ADD Properties is expanding into the F&B scene with a hospitality-driven restaurant complex, seamlessly blending the sophisticated modernity of Hyatt Regency Cairo West with the bold, artistic spirit of Hyatt Centric Cairo West. Hyatt Centric Cairo West Residence Owners will be able to walk to some of the best dining and nightlife in the city.

- **BARRANCO**

Barranco brings the bold flavors of Nikkei cuisine to Cairo West, blending Japanese precision with the vibrant spirit of Peruvian cooking. Inspired by the bohemian district of Lima, the restaurant delivers a multisensory dining experience filled with color, creativity, and craftsmanship.

- **THE SMOKERY**

A celebrated name in Egypt's dining scene, The Smokery brings its signature elegance and rooftop charm to Cairo West. The menu, curated by Executive Chef Erwan Laurenceau, offers refined French-inspired cuisine made with the freshest local ingredients, paired with expertly crafted cocktails by renowned mixologist Hrag Hagopian.

- **TAKUMI TEPPANYAKI B**

At Takumi, Japanese teppanyaki is reimagined through the lens of artistry and authenticity. Rooted in the philosophy of Wabi-Sabi, the experience embraces elegance in simplicity. Guests are invited to sit front row as master chefs prepare dishes with precision and flair.

- **SAN CARLO**

UK's award-winning San Carlo Restaurant Group brings its timeless Italian charm and culinary excellence to Cairo West. Guests can enjoy homemade pastas, wood-fired pizza, seafood specialties, and rich, classic desserts, all made with the highest quality ingredients and a true passion for flavor.



RESIDENCES

1 Bedroom

2 Bedrooms

3 Bedrooms

4 Bedrooms

7 Bedrooms









The designs, materials and amenities depicted herein are artists' conceptual renderings based upon current development plans that are subject to change at any time and without notice.







MEMBER OF SAMI SAAD HOLDING

ADD Properties, established in 2007 as a member of Sami Saad Holding, is a prestigious developer and thriving multi-industry conglomerate specializing in the delivery of exceptional residential and commercial properties in Egypt and the United Kingdom. With a diverse range of business divisions, it brings unparalleled expertise to every endeavor.

ADD Properties Hospitality Management, one of our prominent divisions, oversees two key subsidiaries: Hotels and Food & Beverage. This ensures world-class hospitality and remarkable culinary experiences for our guests.

ADD Properties Real Estate, another integral division, has set itself apart by seamlessly integrating hospitality excellence into the realm of real estate. Through meticulous attention to detail, we create extraordinary residential complexes and manage top-tier retail destinations, raising the standard of luxury living. ADD Properties Construction has successfully completed numerous landmark projects, including hotels and real estate developments, solidifying our reputation for excellence.

At **ADD Properties**, we recognize the value of art and its ability to enrich lives. To support talented artists and integrate their creations across our assets, facilities, and network, we launched ADD Art - an initiative provides a platform for creative expression, and fosters an environment where art seamlessly intertwines with our projects.



DISCLAIMER

THIS IS NOT AN OFFERING OR SOLICITATION IN ANY JURISDICTION WHERE PROHIBITED BY LAW OR WHERE PRIOR REGISTRATION OR APPROVAL IS REQUIRED BUT HAS NOT BEEN OBTAINED. Notwithstanding the foregoing, to the extent it is deemed an offering or solicitation in a jurisdiction where prior registration or approval is required but has not been obtained, such offering or solicitation shall automatically and immediately be null and void and of no effect. ADD Properties and its affiliates (“Developer”) is solely responsible for the development, marketing and sale of the residences. An affiliate of Hyatt Corporation has granted Developer the right to offer and sell the residences using the “Hyatt Centric” name and trademarks pursuant to a revocable license agreement. Hyatt has no ownership interest in the project or the residences. Neither Hyatt Corporation nor any of its affiliates is responsible for, or makes any representation or warranty concerning the development, construction, marketing, sale or operation of the residences.

The structures, materials, recreational features and amenities, services and designs described and depicted herein are based upon current development plans. Some images featured in this material are an artist’s conceptual rendering of the project. The Developer reserves the right to modify, update, alter, delete or change any designs, specifications, dimensions, amenities, brands, fixtures, finishes, equipment, services, and features of this project, without notice and without incurring obligation. Specifications, dimensions, measurements, and other information in this material and other Developer materials are approximate and based upon preliminary designs and drawings and are not intended to form any part of the contract for the sale of an individual residence. Each residence, including square footage, may differ due to variations in construction. All prices for the residences and the prices for the furnishing packages are subject to change at any time and without notice.

ADD

PROPERTIES

Member of Sami Saad Holding



Cairo West Destination
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