NEWKAIRO

Argon Views

Masterplan
Landscape
Amenities
Types

NEWKAIRO / Argon Views

MASTERPLAN

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Masterplan and Components

1. International School
2. Newkairo Sports Club
3. Golf Hotel
4. Downtown District
5. Main Gate
6. Commercial & Retail
7. Neighborhood Retail Hub
8. Golf Clubhouse
9. Commercial & Retail
10. Neighborhood Retail Hub



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Argon Views

Masterplan



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Argon Views /

Masterplan



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Accessibility MASTERPLAN.

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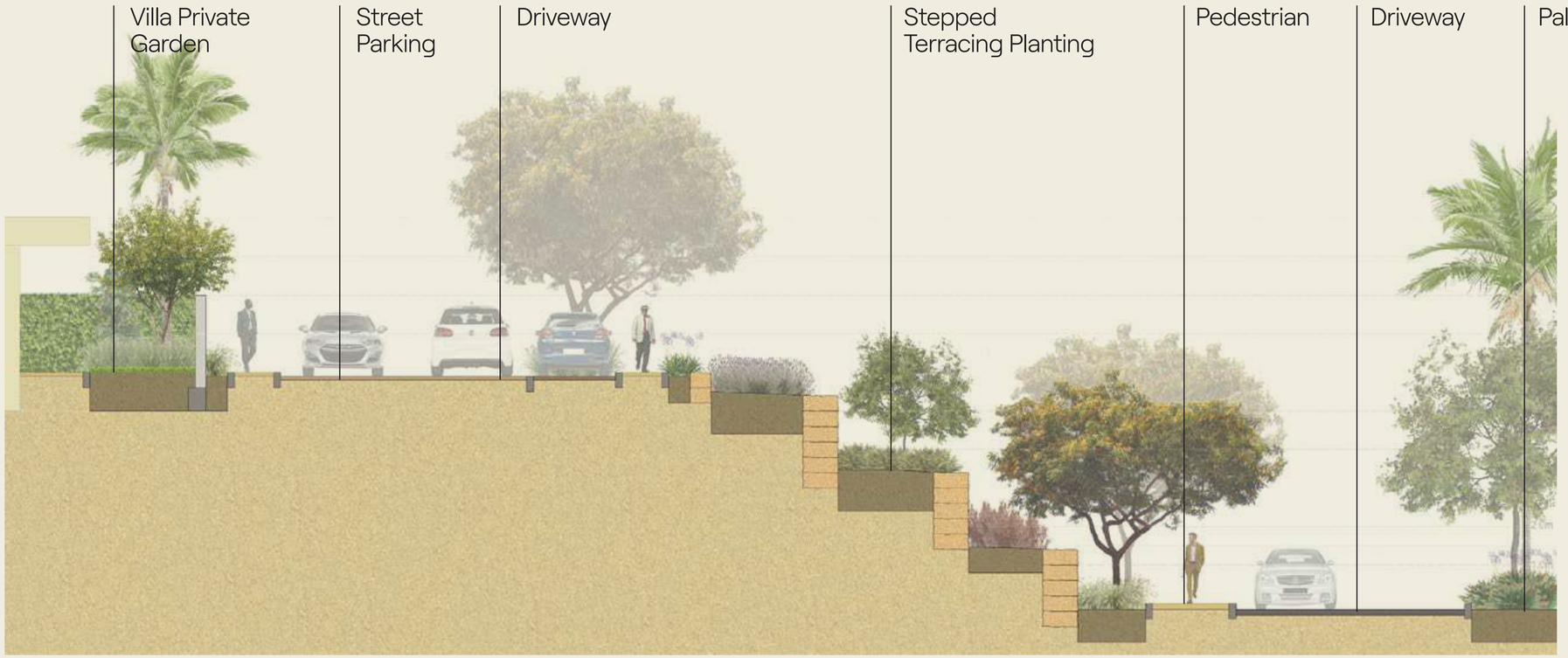
General SECTION.



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General SECTION.



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Argon Views/

General SECTION.



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LANDSCAPE

NEWKAIRO / Argon Views

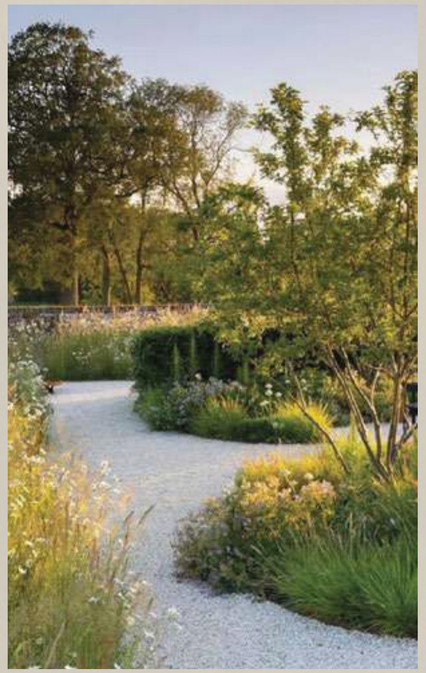
A TAPESTRY OF BEAUTY AND TRANQUILITY

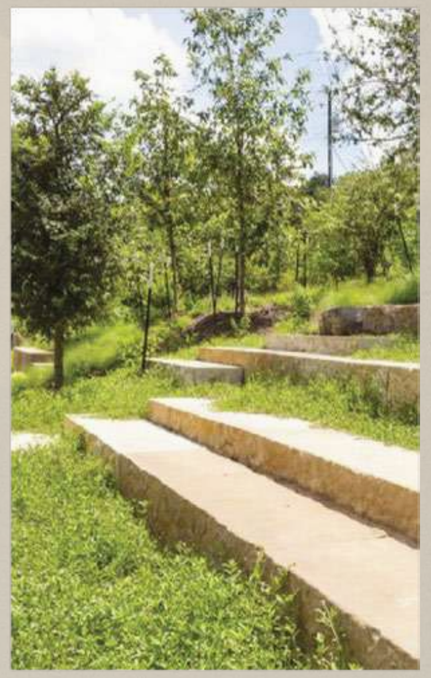
In the heart of NewKairo's Argon Views lies a mesmerizing landscape that seamlessly blends sophistication and nature. Wooden decks with swimming pools offer a tranquil escape for residents, where the soothing sounds of rippling water and the warmth of the sun invite moments of relaxation and joy. Staircases wind gracefully amid lush greenery, leading to hidden corners and secluded spots that reveal enchanting views of the surrounding scenery.

Biking trails meander through the verdant grounds, inviting exploration and adventure, while walking pathways lined with majestic trees create a serene and rejuvenating atmosphere. Each element harmoniously intertwines to form a tapestry of beauty and tranquility, making the residential compound a true haven for those seeking harmony between modern living and the serenity of nature.

Argon Views/

Landscape FEATURES.




Argon Views/
Landscape MASTERPLAN



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1 Playground

A lively area equipped with engaging features, fostering play and imagination for children.

2 Bench

Comfortable seating thoughtfully placed for rest and enjoying the surroundings.

3 Naturalistic Planting

A mix of diverse, flowing greenery that complements the natural setting.

4 Stepped Terracing

Layered levels that add depth and dimension, integrating seamlessly into the landscape.

5 Lawn

A lush, open green space perfect for relaxation, picnics, or outdoor activities.

6 Main Path

A central, well-designed walkway ensuring easy access and connecting all key elements.





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TRAFFIC ROADS

1 **Traffic Road**

A well-structured roadway designed for smooth and efficient vehicle movement.

2 **Pedestrian Footpath**

A safe, wide walkway ensuring comfort and accessibility for pedestrians.

3 **Hedges**

Trimmed green barriers adding privacy and a polished touch to the surroundings.

4 **Street Tree**

Strategically planted trees providing shade, beauty, and environmental benefits to the streetscape.

5 **Building Block**

A modern structure that harmoniously blends functionality with the landscape.





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1 **Driveway**

A sleek, welcoming entranceway that gracefully guides vehicles into the heart of the space.

2 **Timber Kiosk**

A charming wooden kiosk, blending rustic charm with modern functionality.

3 **Stepping Stone Path**

A playful pathway of stones, inviting exploration and adding character to the landscape.

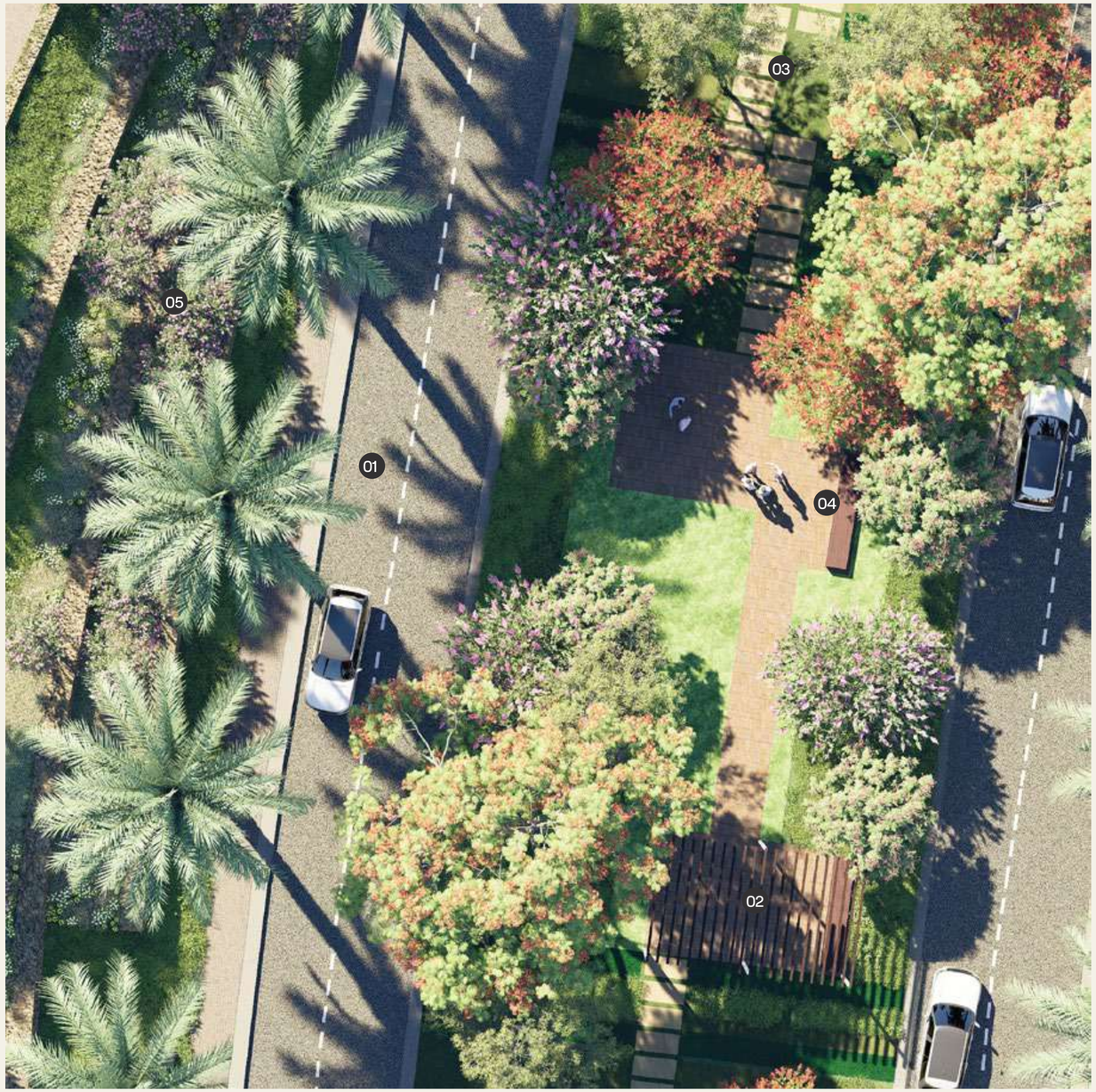
4 **Timber Bench**

A beautifully crafted wooden bench offering a cozy spot to pause and admire the view.

5 **Street Palm Tree**

Majestic palms lining the street, bringing a touch of tropical elegance to the surroundings.





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1 **Villas Block**
A cluster of elegant residences offering luxurious living spaces in a serene environment.

2 **Swimming Pool**
A sparkling oasis for relaxation, recreation, and leisure under the sun.

3 **Playground**
A dynamic and fun-filled area designed to ignite the joy of children and families.

4 **Steps Planting Terrace**
A layered garden design that combines functionality with lush greenery.

5 **Traffic Road**
A well-planned route ensuring smooth and efficient vehicle movement throughout the area.

6 **Golf Court**
A beautifully landscaped space for enthusiasts to enjoy a perfect game of golf.

7 **Palm/Flower Trees Group**
A vibrant collection of trees adding natural beauty and elegance to the surroundings.

8 **Building Block**
A contemporary structure blending seamlessly with the community's aesthetic and purpose.

9 **Community Garden with Bench**
A shared green haven where neighbors can connect, relax, and enjoy nature.

10 **Welcoming Water Feature**
A captivating focal point that exudes tranquility and sets a serene tone upon arrival.

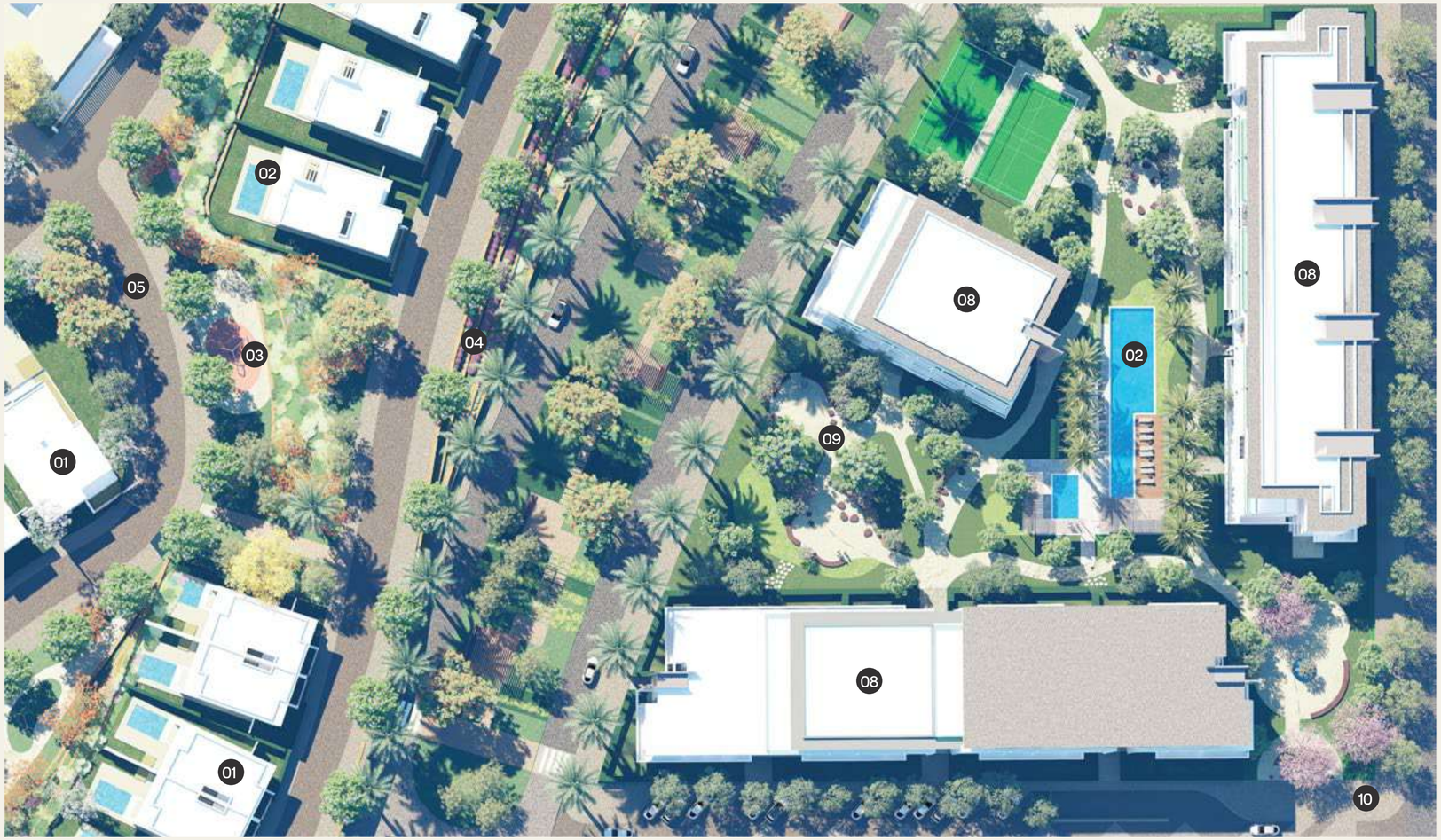


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3D MASTERPLAN

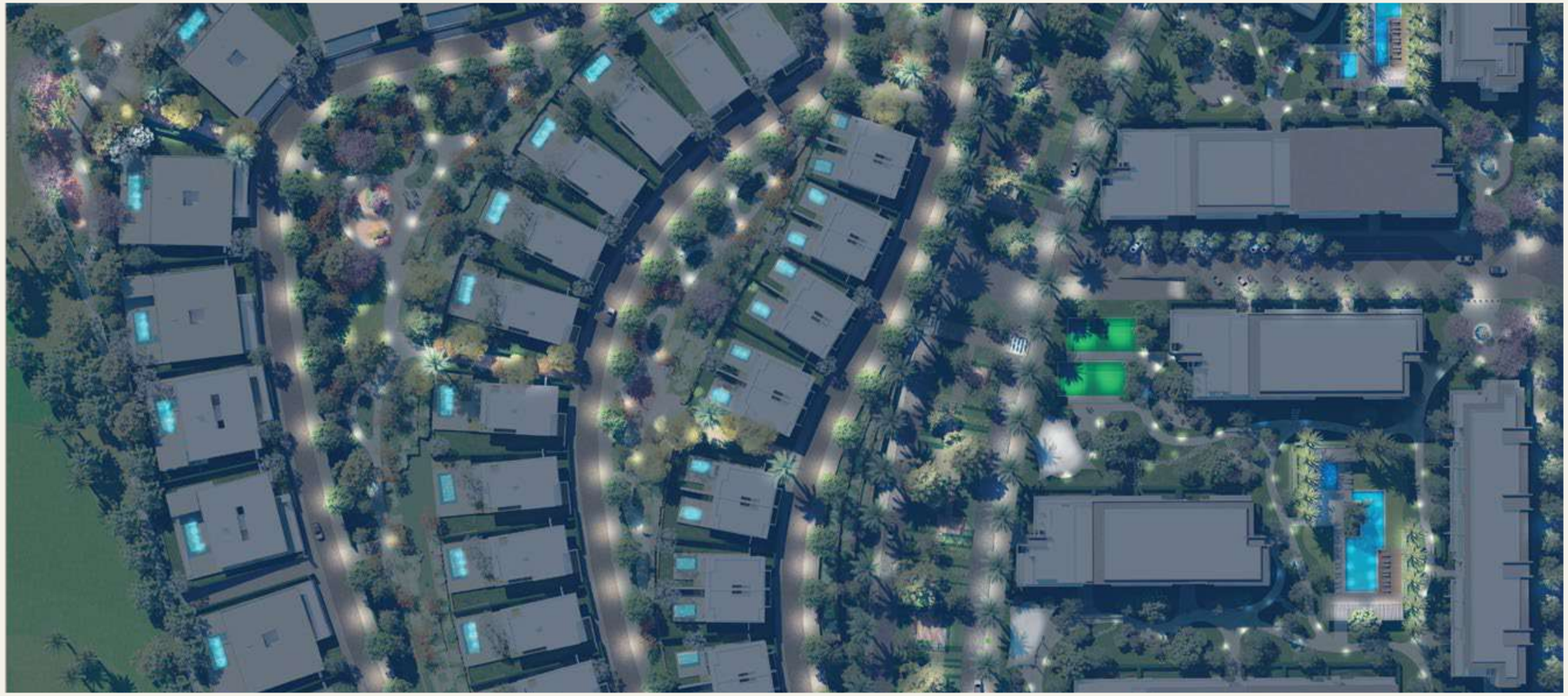
Villas

1 Villas Block
2 Swimming Pool
3 Playground
4 Steps Planting Terrace
5 Traffic Road
6 Golf Court
7 Palm/Flower Trees Group
8 Building Block
9 Community Garden with Bench
10 Welcoming Water Feature



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Argon Views /
Lighting DESIGN



Ground Stake /
Lighting to the planting



Lamp Post /
Lighting to the floor



Tall Bollard Light /
Lighting to the floor



Pool Floodlight LED /
Recessed submersion light



Fountain Spotlight /
Underwater projector LED



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AMENITIES

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WELCOME TO NEWKAIRO, WHERE MODERN AMENITIES MEET LUXURY LIVING.

Experience a space designed for your lifestyle, offering a variety of premium facilities to enhance your daily living.



Main Gate

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Newkairo Boulevard

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Golf Hotel

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Clubhouse

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Clubhouse

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TYPES

NEWKAIRO / Argon Views

One Storey GOLF ESTATES

NEWKAIRO / Argon Views



One Storey Golf Estates

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One Storey Golf Estates

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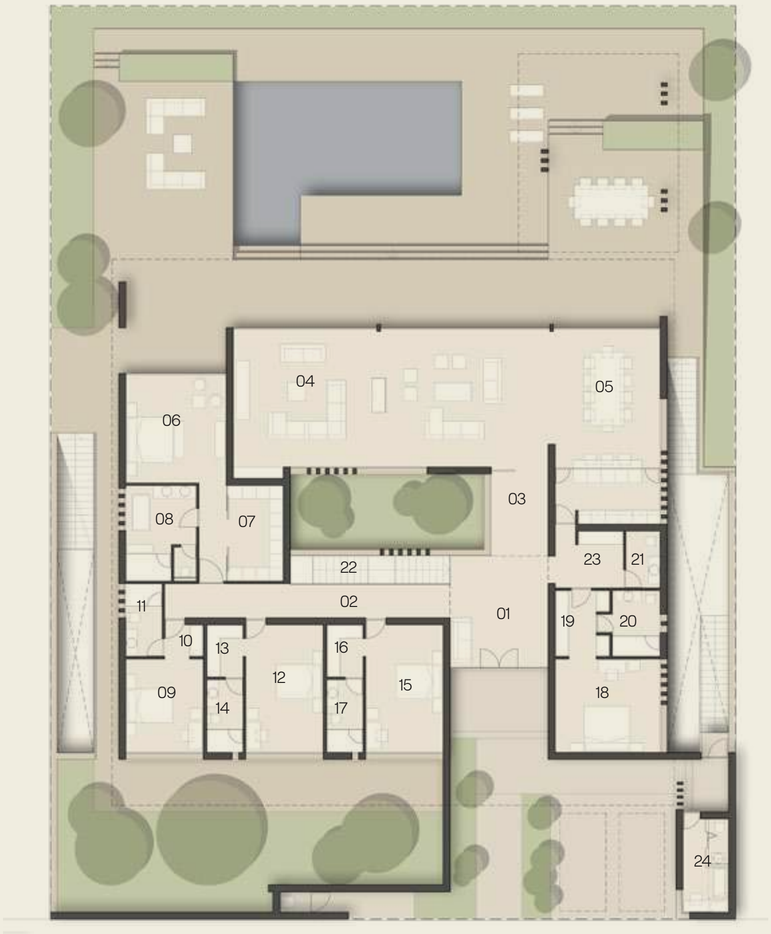
One Storey Golf Estates

GROUND FLOOR

Total Built Area	744 m²
Ground Floor	468 m²

1	Hallway	4.30 × 4.85	13	Dressing 03	1.60 × 2.30
2	Circulation 01	12.50 × 1.50	14	Bathroom 03	1.60 × 3.20
3	Circulation 02	2.50 × 3.90	15	Bedroom 04	3.40 × 5.60
4	Living Room	13.9 × 6.10	16	Dressing 04	1.60 × 2.30
5	Kitchen + Dining Room	4.70 × 8.55	17	Bathroom 04	1.60 × 3.20
6	Bedroom 01	4.40 × 4.75	18	Bedroom 05	4.60 × 4.10
7	Dressing 01	2.40 × 4.20	19	Dressing 05	2.40 × 2.90
8	Bathroom 01	3.10 × 4.20	20	Bathroom 05	2.10 × 2.90
9	Bedroom 02	3.40 × 4.10	21	Guest Bathroom	1.50 × 2.50
10	Dressing 02	1.70 × 1.50	22	Stairs	7.00 × 1.20
11	Bathroom 02	1.60 × 3.20	23	Closet	3.00 × 2.50
12	Bedroom 03	3.40 × 5.60	24	Guard Room	4.10 × 2.00





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BASEMENT

Total Built Area	744 m²
Basement	276 m²

1	Circulation	9.00 × 1.50	7	Nanny's Room	5.30 × 2.75
2	Living Room	6.95 × 5.60	8	Driver's Room	5.30 × 3.25
3	Dining Room	6.10 × 3.80	9	Guest Bathroom	2.50 × 1.60
4	Bedroom 06	6.00 × 2.70	10	Hard Kitchen	4.60 × 4.70
5	Dressing 06	2.60 × 1.60	11	Laundry Room	1.95 × 6.10
6	Bathroom 06	3.30 × 1.60	12	Storage	2.50 × 3.00





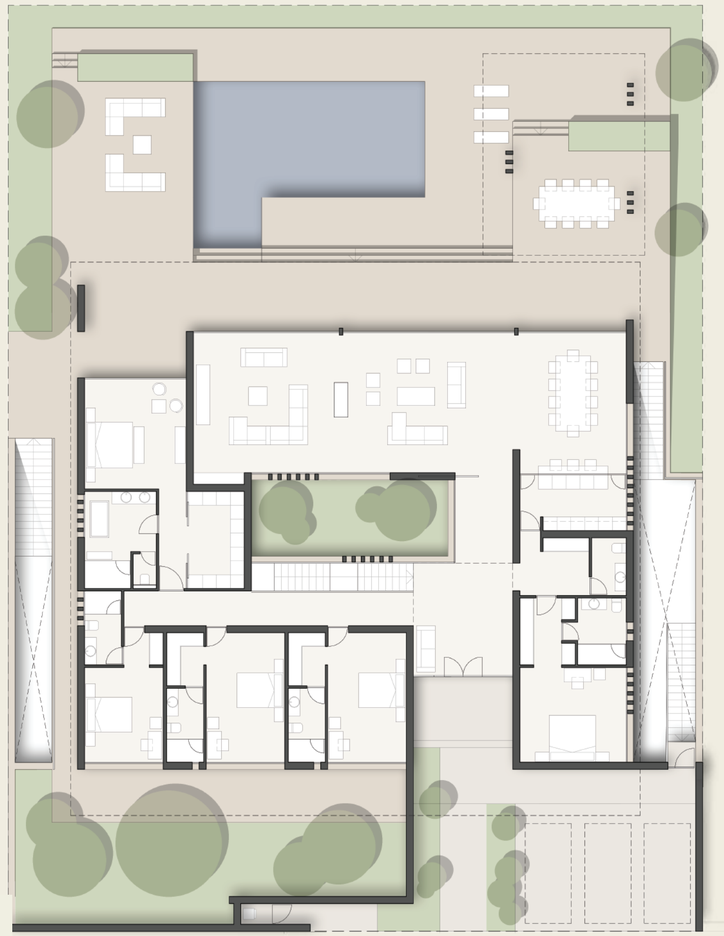
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One Storey Golf Estates
option B

GROUND FLOOR

Total Built Area	732 m ^{2}
Ground Floor	456 m ^{2}

1	Hallway	4.30 × 4.85	13	Dressing 03	1.60 × 2.30
2	Circulation 01	12.50 × 1.50	14	Bathroom 03	1.60 × 3.20
3	Circulation 02	2.50 × 3.90	15	Bedroom 04	3.40 × 5.60
4	Living Room	13.9 × 6.10	16	Dressing 04	1.60 × 2.30
5	Kitchen + Dining Room	4.70 × 8.55	17	Bathroom 04	1.60 × 3.20
6	Bedroom 01	4.40 × 4.75	18	Bedroom 05	4.60 × 4.10
7	Dressing 01	2.40 × 4.20	19	Dressing 05	2.40 × 2.90
8	Bathroom 01	3.10 × 4.20	20	Bathroom 05	2.10 × 2.90
9	Bedroom 02	3.40 × 4.10	21	Guest Bathroom	1.50 × 2.50
10	Dressing 02	1.70 × 1.50	22	Stairs	7.00 × 1.20
11	Bathroom 02	1.60 × 3.20	23	Closet	3.00 × 2.50
12	Bedroom 03	3.40 × 5.60			





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One Storey Golf Estates

BASEMENT

Total Built Area	732 m ^{2}
Basement	276 m ^{2}

1	Circulation	9.00 × 1.50	7	Nanny's Room	5.30 × 2.75
2	Living Room	6.95 × 5.60	8	Driver's Room	5.30 × 3.25
3	Dining Room	6.10 × 3.80	9	Guest Bathroom	2.50 × 1.60
4	Bedroom 06	6.00 × 2.70	10	Hard Kitchen	4.60 × 4.70
5	Dressing 06	2.60 × 1.60	11	Laundry Room	1.95 × 6.10
6	Bathroom 06	3.30 × 1.60	12	Storage	2.50 × 3.00





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Two Storey GOLF ESTATES

NEWKAIRO / Argon Views



Two Storey Golf Estates

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Two Storey Golf Estates

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Two Storey Golf Estates

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Two Storey Golf Estates

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GROUND FLOOR

Total Built Area	654 m²
Ground Floor	386 m²

1	Hallway	3.75 × 2.80	11	Bathroom 02	3.55 × 1.65
2	Circulation 01	11.50 × 1.50	12	Bedroom 03	4.45 × 3.50
3	Circulation 02	2.50 × 3.90	13	Bathroom 03	1.60 × 2.40
4	Living Room	7.15 × 6.40	14	Bedroom 04	4.25 × 3.50
5	Kitchen + Dining Room	9.15 × 5.35	15	Dressing 04	1.50 × 1.60
6	Bedroom 01	5.50 × 3.50	16	Bathroom 04	1.60 × 2.50
7	Dressing 01	3.90 × 1.70	17	Guest Bathroom	1.50 × 2.50
8	Bathroom 01	4.80 × 1.65	18	Stairs	7.00 × 1.20
9	Bedroom 02	4.85 × 3.50	19	Guard Room	3.50 × 2.20
10	Dressing 02	2.25 × 1.55			





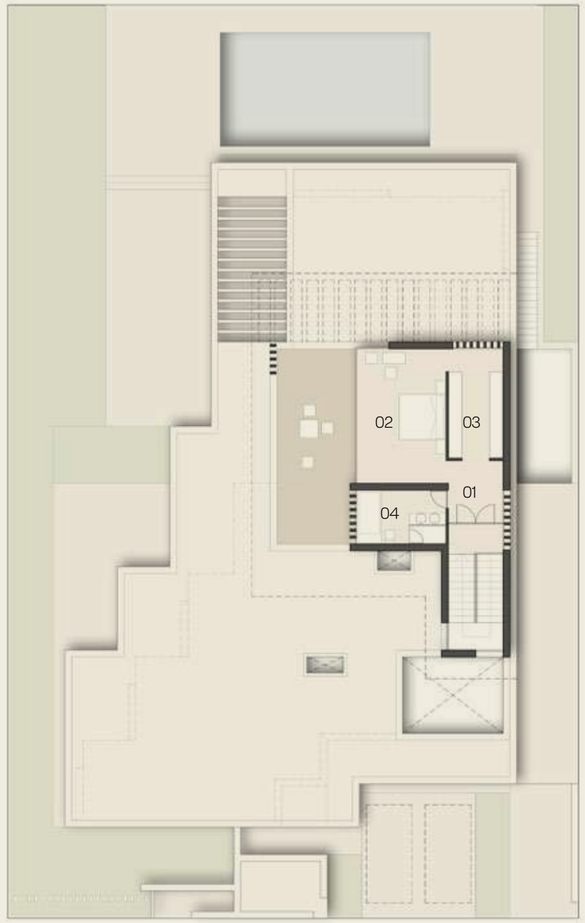
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FIRST FLOOR

Total Built Area	654 m²
First Floor	101 m²

1	Circulation	2.40 × 4.10
2	Bedroom 01	3.90 × 5.90
3	Dressing 01	2.40 × 4.80
4	Bathroom 01	3.90 × 2.35





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BASEMENT

Total Built Area	654 m^2
Basement	167 m^2

1	Circulation	2.40 × 3.75
2	Living Room	4.45 × 5.90
3	Dining Room	4.15 × 5.90
4	Nanny's Room	3.90 × 1.95
5	Driver's Room	3.90 × 2.40
6	Hard Kitchen	6.10 × 2.50
7	Laundry Room	3.15 × 1.40
8	Storage	2.95 × 1.90





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Fairscapes VILLAS

NEWKAIRO / Argon Views



Fairscapes Villas

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Fairscapes Villas

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Fairscapes Villas

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GROUND FLOOR

Total Built Area	460 m²
Ground Floor	257 m²

1	Hallway	4.20 × 3.85	7	Hard Kitchen	3.60 × 2.40
2	Circulation 01	1.00 × 1.65	8	Nanny's Room	3.60 × 1.80
3	Circulation 02	1.00 × 5.80	9	Driver's Room	3.40 × 1.80
4	Living Room	5.25 × 10.55	10	Guest Bathroom	2.00 × 1.65
5	Kitchen + Dining Room	6.05 × 6.80	11	Stairs	4.20 × 2.50
6	Living Room 02	6.00 × 3.80	12	Closet	2.00 × 1.65





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FIRST FLOOR

Total Built Area	460 m²
First Floor	203 m²

1	Circulation	9.00 × 2.00	7	Bathroom 02	2.80 × 1.50
2	Bedroom 01	5.20 × 4.60	8	Bedroom 03	4.70 × 3.50
3	Dressing 01	3.75 × 2.30	9	Dressing 03	1.80 × 1.50
4	Bathroom 01	3.75 × 1.80	10	Bathroom 03	2.80 × 1.50
5	Bedroom 02	6.00 × 3.50	11	Bedroom 04	6.10 × 3.80
6	Dressing 02	1.80 × 1.50	12	Bathroom 04	3.60 × 1.65





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Tee View VILLAS

NEWKAIRO / Argon Views



Tee View Villas

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Tee View Villas
Option A

GROUND FLOOR

Total Built Area	346 m²
Ground Floor	186 m²

1	Hallway	3.30 × 2.40	7	Nanny's Room	2.00 × 4.50
2	Living Room	6.60 × 5.00	8	Driver's Room	2.00 × 3.90
3	Kitchen + Dining Room	6.50 × 6.15	9	Guest Bathroom	2.55 × 1.40
4	Bedroom 01	3.55 × 4.05	10	Stairs	3.40 × 2.40
5	Bathroom 01	2.55 × 1.50	11	Closet	1.00 × 1.90
6	Hard Kitchen	3.60 × 2.40			





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Tee View Villas
Option A

FIRST FLOOR

Total Built Area	346 m²
First Floor	160 m²

1	Circulation	2.00 × 8.00	6	Dressing 02	2.50 × 2.30
2	Bedroom 01	4.00 × 3.90	7	Bathroom 02	1.60 × 2.30
3	Dressing 01	3.80 × 2.20	8	Bedroom 03	3.55 × 4.20
4	Bathroom 01	2.40 × 4.50	9	Bathroom 03	2.55 × 1.50
5	Bedroom 02	3.40 × 3.90	10	Living Room 02	4.50 × 4.90





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Tee View Villas
Option B

GROUND FLOOR

Total Built Area	346 m²
Ground Floor	186 m²

1	Hallway	3.10 × 2.40	6	Nanny's Room	2.00 × 3.90
2	Living Room	6.60 × 5.00	7	Driver's Room	2.00 × 3.90
3	Kitchen + Dining Room	6.50 × 6.15	8	Guest Bathroom	1.90 × 1.60
4	Family Room	3.55 × 4.05	9	Stairs	3.40 × 2.40
5	Hard Kitchen	3.00 × 2.40	10	Closet	1.00 × 1.60





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Tee View Villas
Option B

FIRST FLOOR

Total Built Area	346 m²
First Floor	160 m²

1	Circulation	2.00 × 8.00	7	Bathroom 02	1.60 × 2.30
2	Bedroom 01	4.00 × 3.90	8	Bedroom 03	3.55 × 4.20
3	Dressing 01	3.80 × 2.20	9	Bathroom 03	2.55 × 1.50
4	Bathroom 01	2.40 × 4.50	10	Bedroom 04	4.40 × 3.30
5	Bedroom 02	3.40 × 3.90	11	Bathroom 04	2.60 × 1.50
6	Dressing 02	2.50 × 2.30			





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Twin VILLAS

NEWKAIRO / Argon Views



Twin Villa

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Twin Villa

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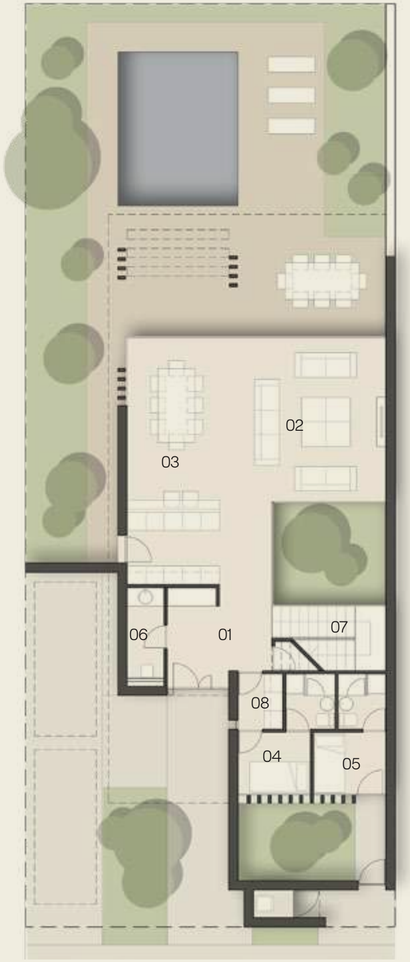
Twin Villa Option A

GROUND FLOOR

Total Built Area	254 m²
Ground Floor	129 m²

1	Hallway	2.00 × 2.65
2	Living Room	4.25 × 5.30
3	Kitchen + Dining Room	4.15 × 8.00
4	Nanny's Room	2.35 × 3.90
5	Driver's Room	2.35 × 3.90
6	Guest Bathroom	1.20 × 2.95
7	Stairs	3.70 × 2.10
8	Guard Room	1.45 × 1.80





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Twin Villa Option A

FIRST FLOOR

Total Built Area	254m²
First Floor	126 m²

1	Circulation	1.10 × 6.70	8	Bedroom 03	3.30 × 3.95
2	Bedroom 01	3.30 × 4.40	9	Dressing 03	1.60 × 2.20
3	Dressing 01	3.70 × 1.80	10	Bathroom 03	1.60 × 2.20
4	Bathroom 01	1.40 × 4.40	11	Bedroom 04	3.30 × 3.90
5	Bedroom 02	3.30 × 4.20	12	Dressing 04	1.40 × 1.60
6	Dressing 02	1.60 × 2.20	13	Bathroom 04	1.40 × 2.20
7	Bathroom 02	1.60 × 2.20			





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Twin Villa Option B

GROUND FLOOR

Total Built Area	281 m²
Ground Floor	142 m²

1	Hallway	2.00 × 3.25
2	Living Room	8.40 × 5.20
3	Dining Room	5.30 × 3.50
4	Closed Kitchen	3.00 × 2.40
5	Nanny's Room	2.35 × 3.90
6	Driver's Room	2.35 × 3.90
7	Guest Bathroom	1.20 × 2.95
8	Laundry	1.45 × 1.80
9	Stairs	3.70 × 2.10
10	Closet	2.50 × 1.95





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Twin Villa Option B

FIRST FLOOR

Total Built Area	281 m²
First Floor	140 m²

1	Circulation	1.10 × 6.70	8	Bedroom 03	3.30 × 3.95
2	Bedroom 01	3.30 × 4.40	9	Dressing 03	1.60 × 2.20
3	Dressing 01	3.70 × 1.80	10	Bathroom 03	1.60 × 2.20
4	Bathroom 01	1.40 × 4.40	11	Bedroom 04	3.30 × 3.90
5	Bedroom 02	3.30 × 4.20	12	Dressing 04	1.40 × 1.60
6	Dressing 02	1.60 × 2.20	13	Bathroom 04	1.40 × 2.20
7	Bathroom 02	1.60 × 2.20	14	Family Room	3.80 × 3.35





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G Developments

شركة الشرق الأوسط للتنمية والاستثمار العقاري والسياحي

مصر الجديدة للإسكان و التعمير

NEWKAIRO