



W
CAIRO
THE RESIDENCES

WHAT CAN EVER STOP YOU?



WHEN
THERE IS
W?

**ELECTRIC.
EXCLUSIVE.
WELCOMING**

Introducing W Residences, for the first time in Africa

INTRODUCING THE W EXPERIENCE

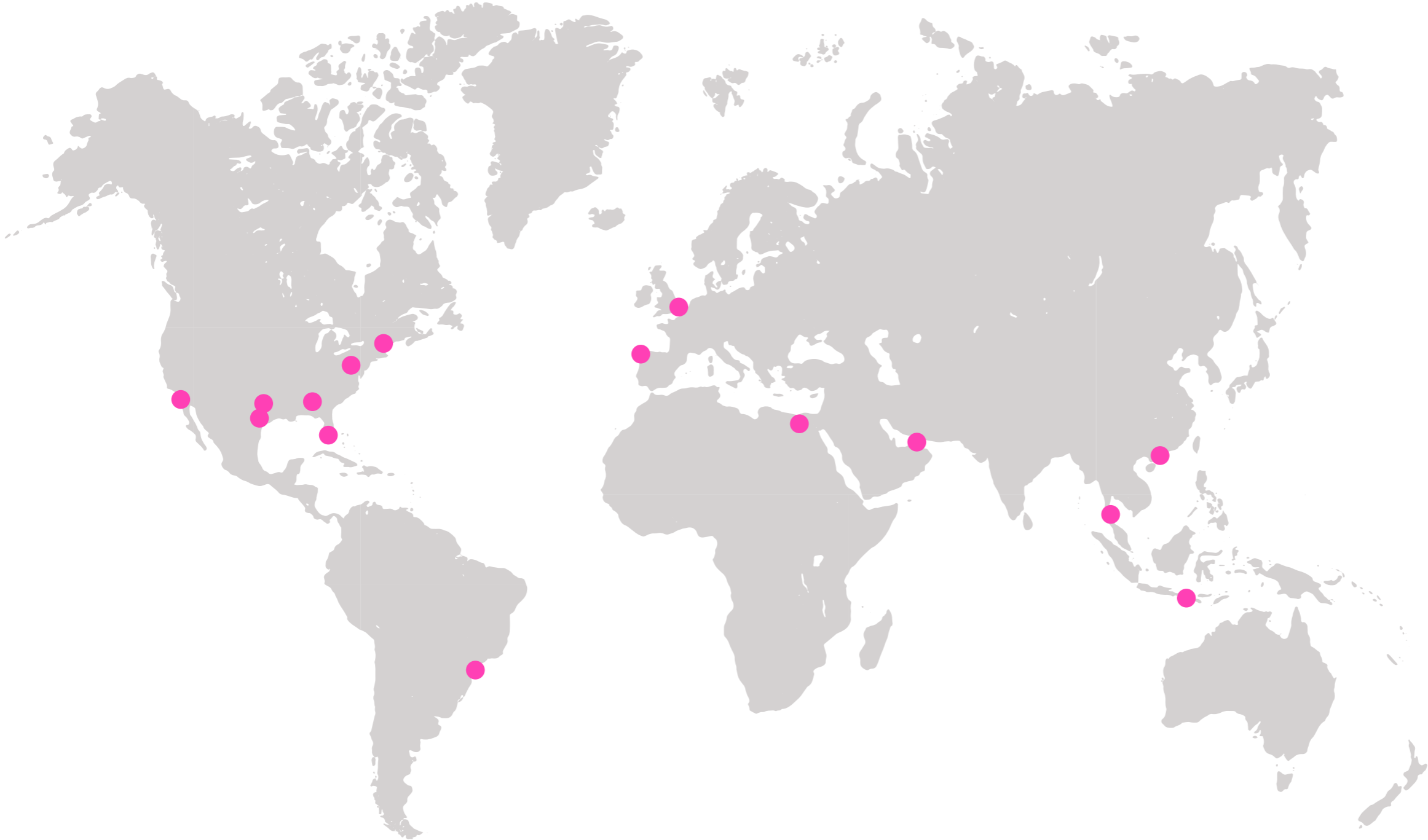
Living at W Residences is like having a permanent backstage pass to everything vibrant and magnetic around you — with your personal oasis, only steps away to relax.

Boldly coloring outside the lines of luxury, W turns the traditional notion of an extravagant Residences living experience on its head. With an irreverent attitude and a taste for excess, W redefines revelry for the modern jet setter. A new level of design-led luxury, kitted out with original fittings and expansive views to unravel your senses. One that is never short of surprises. Own the moment. Steal the scene. The W Experience fuels, in short; **lust for life.**



W RESIDENCES NOW IN CAIRO

18 RESIDENCES WORLDWIDE
60+ HOTEL DESTINATIONS



- ALGARVE
- ASPEN
- ATLANTA
- AUSTIN
- BALI
- BOSTON
- CAIRO**
- DALLAS
- DUBAI
- FORT LAUDERDALE
- GUANGZHOU
- HOBOKEN
- HOLLYWOOD
- KOH SAMUI
- LONDON
- NEW YORK
- SOUTH BEACH
- SAO PAULO



INTRODUCING W RESIDENCES CAIRO

Where hotel-inspired living meets urban access

Arriving at W Residences Cairo is to come home to an unmistakable style and sparking hospitality located few steps away at W Cairo hotel. Here, is where legendary services are just a touch of a single button on your residence phone, thanks to a 24/7 Whatever/Whenever® service; a personal concierge awaits to greet you, effortless access finished with a personal touch – plus a dedicated residential team at your fingertips.

Privately nestled in Cairo's most distinguished mixed-use development, W Residences Cairo allows you to unlock insider ownership perks, unfolding across One Ninety's limitless ambience where seamless accessibility and elevated views have no boundaries. Hotel-inspired living, dictating elegant spaces, steeped in distinctive luxury to turn your every wish into a dream-like reality. Life at W Residences Cairo brings the best in top grade hospitality, dining, fashion and year-round entertainment at your doorstep, shared with a creative community of fellow residents, with social and networking opportunities on tap.

NEVER
BORING.
ALWAYS
REVIVED



CAIRO

THE RESIDENCES

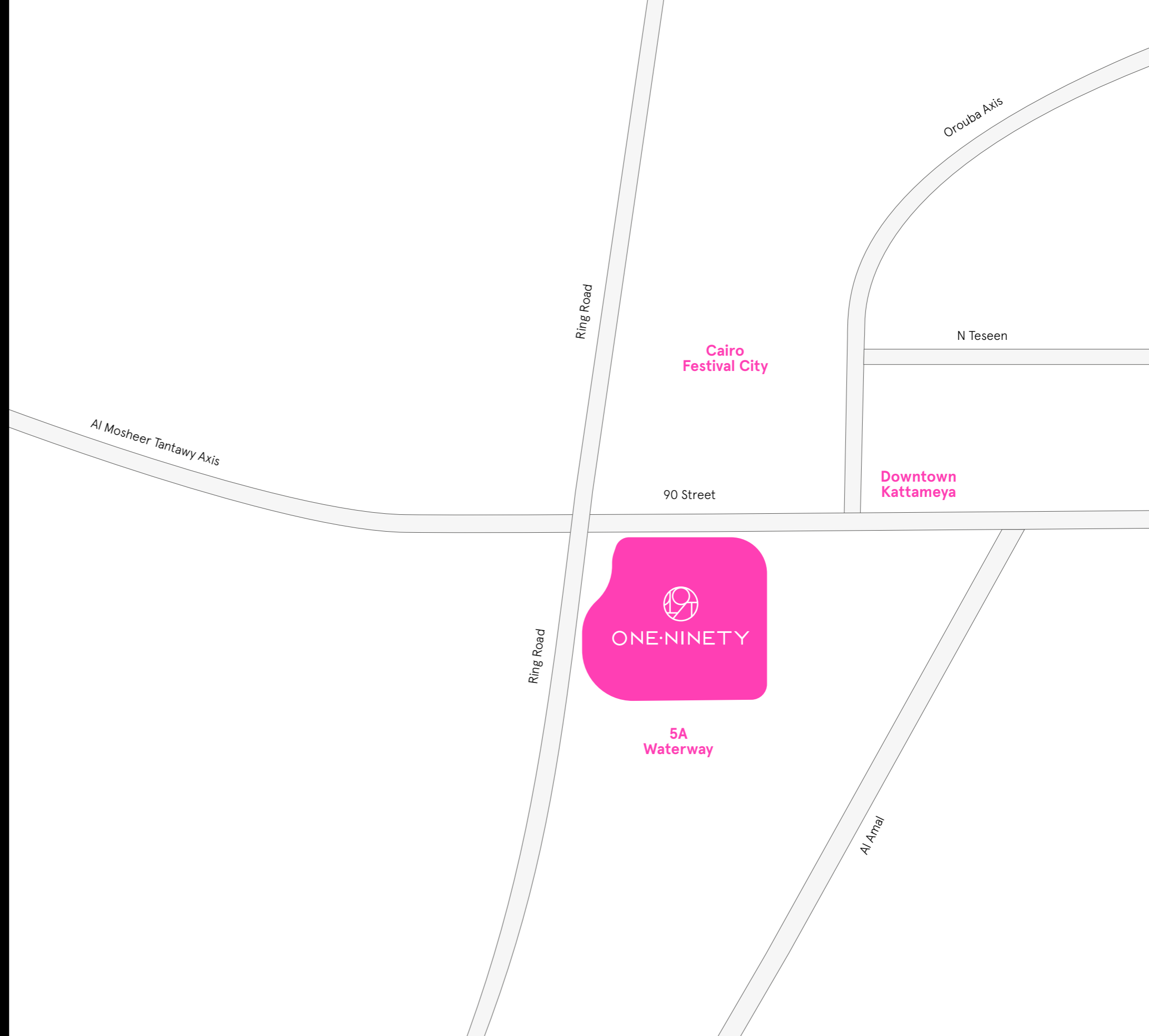
AN EXCLUSIVE LOCATION LIKE NO OTHER

The world at your door

Rise and shine at the center stage of life. New Cairo? Right! W Residences Cairo places your life in the heart of tranquility and action, exclusively captured by One Ninety's unrivaled location and seamless interconnectivity. Seize infinite possibilities at the meeting point between 90 Street and the Ring Road. Live alongside a trendsetting community in what is set to become Cairo's premier lifestyle destination. Indulge in the epicenter of culinary adventures, inspirational fashion and world-class entertainment. Feel the world at your fingertips, whenever you're out on an adventure.

W through life

- 10 mins from AUC New Cairo
- 20 mins from Heliopolis
- 20 mins to Maadi
- 20 mins from Cairo International Airport
- 20 mins from Sokhna Road
- 40 mins to New Capital





ONE·NINETY

WALKABILITY IN ONE NINETY MIXED-USE DEVELOPMENT

Relaxation & high-energy sophistication in every step

One Ninety is home to W Cairo and W Residences Cairo. A well rounded destination, oozing with inescapable charm and endless street discovery. By putting seamless walkability at the forefront of its masterplan, the mixed-use development allows residents to dream with eyes wide open, in every step, thanks to its pedestrian-friendly boulevards, lively neighborhoods and a sprawling 32,980 m² park, offering simultaneous relaxation and high-energy sophistication in the heart of Cairo. Crisp, contemporary and creatively coveted, One Ninety introduces a progressive alchemy, mixing vital ingredients to delight: from living, nature and business to leisure, dining and hospitality – **all you need to do is walk.**



Total land area	344,315 m²
Total built up area	491,020 m²
Footprint	58,076 m²
Open space and landscape	80%
Number of entrances	5

Diagrams are not to scale and are for illustrative purposes only. All rendering and landscaping visuals, materials, facades are for indicative purposes only and subject to change. LMD reserves the right to make non-fundamental changes to the design provided herein

**WHY WISH
WHEN W EXISTS**



STEAL THE SCENE

W AMENITIES

Where homestyle living meets top-grade hospitality

WHATEVER
WHENEVER®

WE
GOT YOU
COVERED



WH
WH

A candle-lit dinner for two? Your pet needing to be groomed?
How about a late night lemon tart? Whatever you want, whenever
you want it, you got it! With W Residences Cairo 24/7
Whatever/Whenever® service.

Living at W Residences Cairo is life made easy. All you need to do
is sit back, relax with a cocktail in hand and let your imagination
run wild. With a single press of a button on your residence
phone, anything you wish for -literally- comes true.





W DINING

24/7 In-Residence dining
Grocery shopping and delivery
Private in-home catering
Personal chef services

W STYLE

In-Residence housekeeping
Full laundry and dry cleaning
services





WHEELS

Limousine Services



W WELLNESS

In-Residence Spa treatments
and products
Personal fitness trainers and
classes

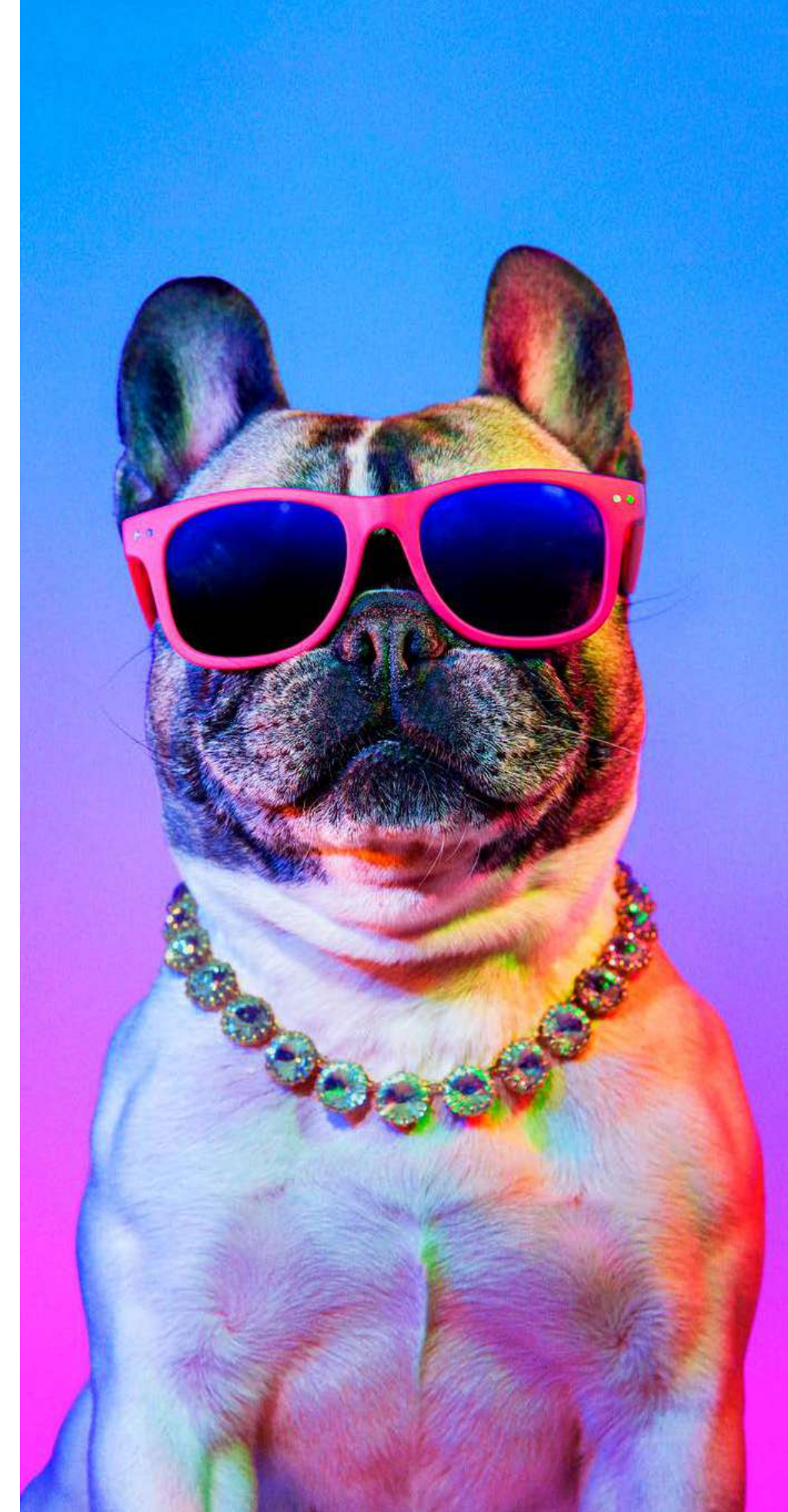
WOOPS

24/7 In-Residence
maintenance services



WOOF/MEOW/WOOF

Pet Services



WHEN
PLENTY
IS NOT
ENOUGH,
DEMAND
MORE

Enjoy access to all W Cairo hotel's
services and amenities

W
CAIRO
THE RESIDENCES

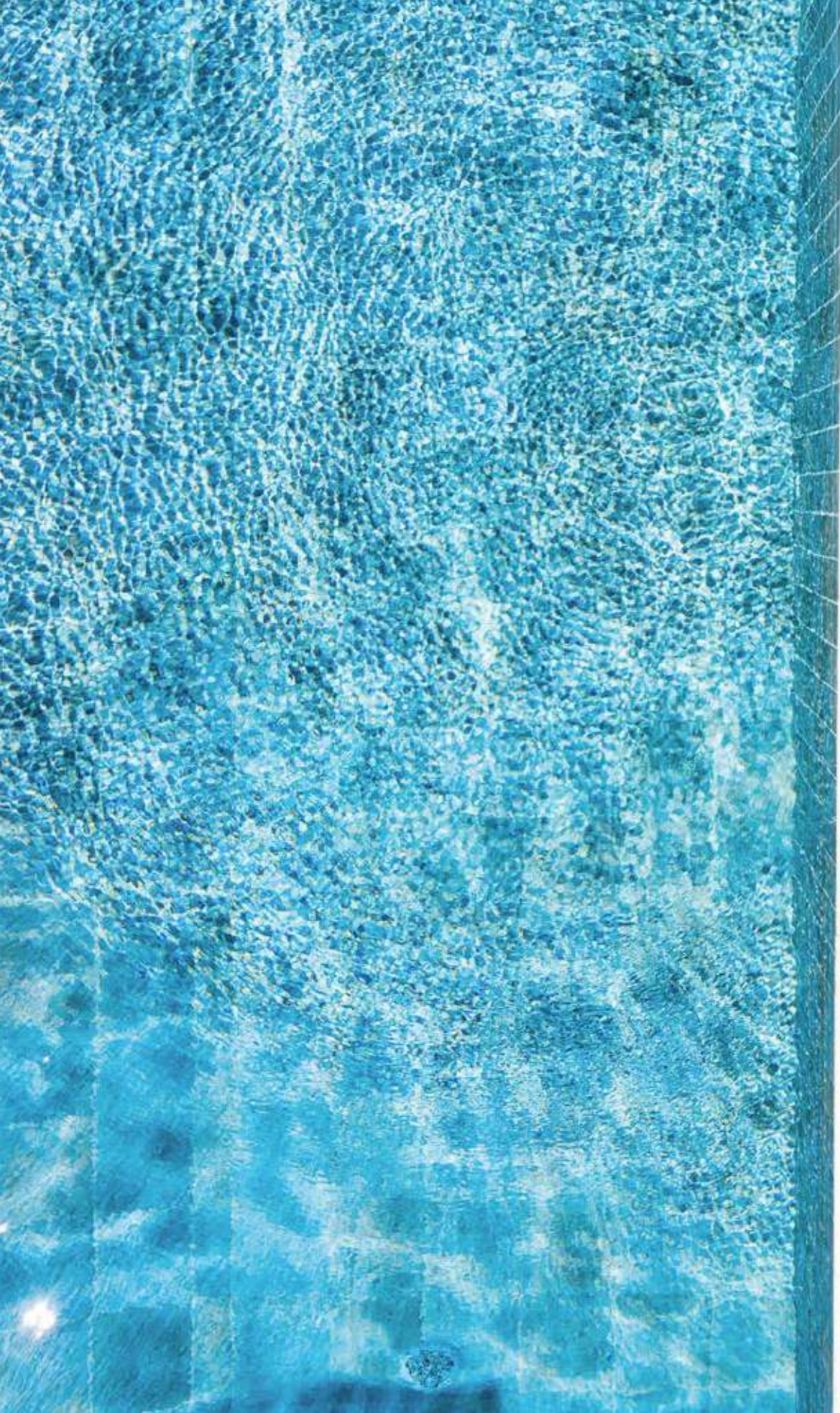
**OWN
THE
MOMENT**

W CAIRO AND W RESIDENCES CAIRO

Achingly glam and impressively extra, W Cairo hotel excels at fab interiors, spacious enough to host a rave. Classified as an energetic escape, the hotel is home to hit services and bold suites with expansive terraces, as well as walls undulate, sparkling like inky disco balls. The WET® DECK is W Cairo hotel's topaz playground, lined with relaxing wet pods for ultimate recreation. At AWAY® Spa, a multi-layered experience of sensory healing awaits. For the more energetic, FIT® Fitness Center boasts an outdoor terrace, inviting One Ninety's lush landscapes inside while hosting a timetable of classes to energize. Business unusual? Alive at WIRED® cutting edge Business Center. Mingling? The Living Room®; an illuminated ambience celebrating music, fashion and daring design. Whether you're searching for in-room dining, full house-keeping services or simply have an appetite for fine restaurants and fresco bars, W Cairo hotel is a hotbed of culinary pedigree and plus hospitality as it should be. As a W Residences owner, you set to enjoy access to full service hotels and amenities.



W
CAIRO



**WET[®]
DECK**





Wet® Pool Deck

Soak up the sun, as you kick back with a cocktail and take in the scene from the highest point. The pool deck entices residents during the day as a welcoming pool space to sunbathe and enjoy refreshing dips set against infinite backdrops. A harmonious blend of fresh mixology, bold modern design and playful attitude, igniting non-stop fun. After dark, the pool deck transforms into a sophisticated center stage, paving the way for memorable evening soirées where music, laughter and dancing never stop.

**SPLASH.
REFRESH.
REVIVE.**



FIT[®]



FIT® Fitness Center

Step into an energy-charged fitness space and work out with muscle-toning weights, as well as a heart-pounding selection of cardiovascular equipment not offered elsewhere. All while soaking up the excess of natural daylight overlooking tranquil settings of One Ninety. Here you'll get the energy to look good, feel good, go longer and stay longer.

DETOX.
RETOX.
REPEAT.



GE.

AWAY[®]
SPA



AWAY® Spa

Calm yet playful, thanks to its friendly, all star-beauty bar, AWAY® Spa is everything you need to decelerate anytime of the day or detox year long. Rejuvenate with bespoke jet-set treatments and soothing massages then wear a radiant glow with signature Away Spa facials, designed to be simultaneously soothing and revitalizing. Hit up the beauty pods, as well as manicure and pedicure stations, perhaps with a cocktail in hand and experience ultimate pampering with a modern, W-style twist.

RECHARGE.
REFUEL.
RELAX.



WIRED[®]



Wired® Business Center

Connect to a technologically obsessive working space where every intricate detail is seamlessly designed around your needs to ignite epic ideas, as well as hassle free business affairs. WIRED® Business Center is a bold opportunity to uncover accelerated performance in a fully equipped ambience of contemporary style, shared with forward thinking minds.

DREAM.
WORK.
TRIUMPH.



**THE
LIVING
ROOM[®]**

L



The Living Room®

Be greeted by an unrivaled welcome in W Cairo's interpretation of the hotel lobby: The Living Room®. A flirty space where music entralls and laughter multiplies. Take a seat and enjoy a fine bite, as you watch action unfold of intimate gatherings or inspired happenings. The Living Room® is a treat for all senses, thanks to its signature scent, colorful cocktails and hit playlists.

DESIGN
MUSIC
FASHION
AND FUEL

DISCOVER MORE HOTEL PERKS

Preferred Hotel Rates

Discounted hotel room rates at Marriott International Hotels and Resorts more than 7,600 properties worldwide.

Preferred Room Rates

Discounted room rates at your hotel-of-residence for your friends and family.

W Hotels The Store

Residence owner discounts at W Hotels The Store.
www.whelsthestore.com

Venue Discounts

Preferential discounts at select venues within hotel-of-residence (e.g. Living Room, spa, restaurants and retail), including signing privileges.



WONDER IN NW DETAILS



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DESIGN CONCEPT

AROUND 300 LIMITED SIGNATURE AND DELUXE RESIDENCES

Elevated views, igniting love for life

W Residences Cairo reflects an elevated vision on contemporary living by utilizing a unique leveling technique, guaranteeing clear views for all residents alike. Your home here is an aesthetic flow of breathing space, characterized by seamless interconnectivity to bring you closer to treasured experiences on foot while keeping your privacy in mind. Boasting spacious terraces with show-stopping views, your residence here is where your senses are free to soar. Forge your exclusive connection of choice with a 32,980 m² green park, a magical skyline lit with stars or expansive courtyard views where less is certainly more. From opulent penthouses, luxury garden villas with generous spaces, and a selection of exquisitely appointed 2 to 4 bedroom residences, W Residences Cairo is simply a cut above.



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MASTERPIECE BY DESIGN

Fully-Finished interiors with well known W standards

W Residences Cairo is where meticulous craftsmanship lays the foundation for your personal style. Make yourself comfortable in a fully-finished residence which boasts floor to ceiling windows and wonderful vast terraces, enveloped in endless hours of sunshine. State-of-the-art appliances complement remarkable interiors to give residents the ultimate in luxury, where every dream is made real. The W approach to life seamlessly blends with a track record of excellence, a future of possibilities and true exclusivity.





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SIGNATURE PENTHOUSES

ENJOY YOUR OWN PRIVATE HAVEN.

Our opulent signature penthouses offer a new vision of luxury with a double height ceiling and 5 meters high windows in the living areas. Each penthouse has a private pool deck, boasts sensational views and comes with a private lobby and elevator to ensure utter privacy.



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GARDEN VILLA

ENDLESS SERENE GARDEN VIEWS

An urban botanical retreat raised on elevated grounds, the gracious garden villas offer a coveted outdoor space with spectacular vistas. Surrounded by up to 10 000 m² of private manicured landscape and swimming pools.



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4.3.2 BEDROOM RESIDENCES

The light filled residences offer boundless space. Spacious private terraces overlook exquisite panoramic views and open living areas with floor to ceiling glass windows to expand your horizon.



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RESIDENTS-ONLY AMENITIES

A grand entrance welcomes you home

A life-enhancing, hotel inspired concept including 24/7 privacy, as well as services from both the neighboring hotel and a dedicated onsite residential team. Here, a personal concierge awaits to greet you at your residence's private entrance while attending to every request. A friendly valet, so you need not worry about parking and a dedicated elevator to eliminate long, impersonal waits. The exclusive array of residents-only amenities, translates to limitless access to space extraordinaire. Opulent living with outstanding service. All from the ultimate vantage of your private realm.

Welcome ambassador

Director of residential services

24-hour privacy

24-hour concierge service for each residence

Valet parking





Your residence is your playground.
Set your rules.
Expand your view.
Live it large.
Choose your space.

LIVE IT UP
AT W
RESIDENCES
CAIRO

W CLUB HOUSE

An all in one refuge

W Residences Cairo opens your eyes on an exclusive Club House, carefully designed around your eclectic needs. Rise and energize with like-minded neighbors in a private jogging track. Take a refreshing dip in the pool, as your pet gets royally pampered and groomed. Unleash your competitive beast in a larger than life game room. Then you're all set to engage in business talk in a cutting edge meeting room, inspiring epic ideas. W Residences Club House is your all in one refuge.



A WELL ROUNDED DESTINATION

More to life at One Ninety



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URBAN PARK

Uncover 32,980 m² of untouched beauty

Designed in absolute harmony with its natural surroundings, One Ninety's Urban Park is a breathing oasis of calm, rolling over 32,980 m² to clear your mind. The park provides a naturally-inspired retreat for those wishing to reflect, meditate or simply sit back and take all scenery in while promoting dynamic movement for the more energetic. By adopting open space planning, the park connects nature, as well as culture to place utilizing healthy environmental approaches for human and natural ecological well-being. Boasting a huge jogging track, circulating its shape, the park is an exclusive invitation to exercise then unwind, thanks to breezy outdoor picnics, perfected by an original collection of native flora. One Ninety's Urban Park will also feature a variety of botanical gardens and outdoor recreation spaces to cater to your every mood.





RETAIL PAVILION

Intriguing discovery in every step

One Ninety is an open invitation to soak up the good life on foot with all it has to offer. The development's Retail Pavilion is a walkable hotbed of world-class cuisine and gourmet bistros, embracing artisanal everything. Lose yourself in enticing boutiques and a versatile shopping experience, home to luxury brands, exhibiting the latest in fashion and artsy trends. Sip on a refreshing cocktail in a lively outdoor gastropub, perfected by exciting street performances or simply wander with friends in soulful cobbled streets, packed with art galleries and eye candy of all sorts. When the day draws to end, delve into festive music performances, transforming One Ninety's commercial district into one grand stage. If you can dream it, it's probably happening. All you need to do is WALK

AVENUE 190

You no longer have to travel thousands of miles to wander freely and lose yourself in a car-free street experience where every corner is a lively ticket to endless entertainment and discovery. Avenue 190 is One Ninety's version of Oxford Street in London and Champs-Élysées in Paris. Set to become a lively happening spot and a thriving social nexus for guaranteed fun, Avenue 190 is in short, aesthetic surroundings, grand encounters and infinite opportunities of sensory indulgence, everywhere you turn.





BUSINESS DISTRICT

Inspired settings for accelerated productivity

The Business District introduces a contemporary vision of spacious elegance to cultivate tranquil work settings that invite One Ninety's breathtaking scenery inside. Boasting a multitude of office spaces to meet the diversified needs of rising entrepreneurs and large corporations alike, each cutting edge parcel combines expansive views, natural light and the best-in-class technology to enhance ultimate performance, hassle free. Dynamic, distinctive and daring in design, One Ninety's Business District is your gateway to stay ahead of the game.

MEET THE MASTERMINDS



LMD°

TRUE TO YOU

About LMD

Since its inception in 2007, LMD has been on a dedicated mission to craft transformative experiences through thriving communities and integrated destinations that put you and innovation at heart. The company boasts a successful selection of projects, spanning first and second homes, as well as iconic mixed-use developments with a strong foothold in Dubai, Spain and Greece.

In Egypt, the journey began with two distinctive projects in New Cairo. With an eye on excellence, a passion for impeccable taste and a commitment to exceed every expectation, LMD is renowned today for its strategic locations, generous spaces and the highest standards of quality. The company strives to transform living spaces by crafting larger than life places where quality seamlessly merges with comfort and integrated excellence, dictating the LMD experience.

LMD PROJECTS AND LOCATIONS



EGYPT

One Ninety - Mixed-use development
New Cairo

W Residences Cairo - Residential
New Cairo

Three Sixty - Commercial (Retail, Offices, Clinics)
Golden Square, New Cairo

Zoya - Second Home
Ghazala Bay, North Coast

Layan Residences - Residential
Golden Square, New Cairo

Aria - Residential
Mustakbal City

DUBAI

Continental Tower - Residential
Marina - Dubai - United Arab Emirates

Rukan, Dubai Land - Residential
Dubai Land - Dubai - United Arab Emirates

BARCELONA, SPAIN

Muntaner 91 - Residential

ATHENS, GREECE

Coming Soon

OUR PARTNERS AND PROPERTY MANAGEMENT

LMD is committed to share its vision of progressive excellence with like-minded global partners that have an eye on sustainable development. Therefore, the company collaborates with leading pioneers in every field to bring a world of cosmopolitan distinction at your door.



Sabbour is one of the most experienced engineering consultancy firms in the Middle East. The company has successfully conducted numerous multidisciplinary projects in Egypt and abroad for a range of clients including governmental organizations, NGOs and the private sector.



Marriott International, Inc. is an American multinational diversified hospitality company that manages and franchises a broad portfolio of hotels and related lodging facilities. Founded by J. Willard Marriott, the company is now led by his son, executive chairman Bill Marriott. Marriott International is the largest hotel chain in the world by number of available rooms. It has 30 brands with 7,484 properties in 131 countries and territories around the world.

Gensler

Founded in 1965, Gensler is a global design and architecture firm with 16 diverse practice areas covering a broad spectrum of industry sectors. As of 2018, Gensler operated offices in 48 cities in 16 countries worldwide, working for clients in over 100 countries. The firm has launched mega projects such as SFO Airport, the Shanghai Tower (China's tallest building), the Coca-Cola Company Headquarters in Atlanta, John F. Kennedy International Airport, JetBlue T5 in New York, and The Gate, Dubai International Finance Centre.

SOM

Skidmore, Owings & Merrill (SOM) is a global architectural, urban planning and engineering firm founded in Chicago in 1936. The firm has offices in New York City, San Francisco, Los Angeles, Washington, D.C., London, Hong Kong, Shanghai, Mumbai and Dubai. With a portfolio spanning thousands of projects across 50 countries, SOM is one of the most significant architectural firms in the world. The firm's notable current work includes the new headquarters for The Walt Disney Company, the global headquarters for Citigroup, the restoration and renovation of the Waldorf Astoria in New York City, and Burj Khalifa.

**BOWLER
JAMES
BRINDLEY**

Bowler James Brindley is an interior design consultancy based in London. The 3 partners work within the UK and internationally on residential and hospitality projects. They have designed projects such as W Barcelona, Majestic Florence, and One Crown Place in London.

EL GHONEIMI

With a diverse portfolio of over 100 hospitality projects, El Ghoneimi proudly specializes in hotel architecture and interior design, from design to construction. Established in 1983, the firm today has a team of over 60 expert architects, engineers, and consultants focusing on four key areas: architecture, interior design, consultancy and site supervision.



Hill International

Hill international provides program, project management & construction management participating in more than 10,000 projects assignments.



SHAKER Consultancy Group was established in 1982 and is a specialized consultancy and engineering firm. Since its establishment, Shaker has successfully undertaken over 2000 projects of different disciplines to the highest international standards at both local and overseas markets.



LMS Construction was established as an Egyptian Shareholding Company in 2019. LMS construction carries out mega construction projects using agile project management methodologies to tackle the challenges in a highly dynamic industry.



RMJM is one of the largest architecture, interior design, engineering, and urban planning networks in the world established in 1956. They have worked on a selection of project such as Dubai Hills - Emaar Dubai, MSIC Technological Park - Czech Republic, and Dubai Design District - Dubai.

LOVE IT?
LIVE IT.

W Residences Showroom

One Ninety, 90 Street, New Cairo, Cairo, Egypt
wresidencescairo.com

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