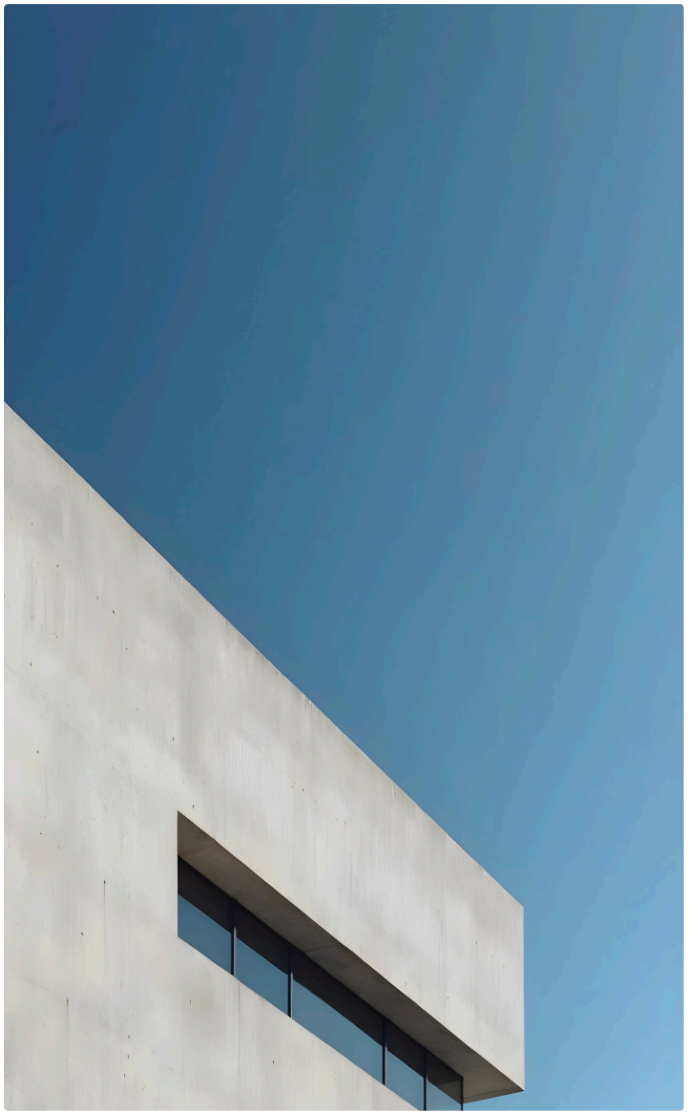
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Grova East Hills

GROVA BY HASSAN ALLAM HOLDING

01

ABOUT **DEVELOPER**



ABOUT
GROVA BY HASSAN ALLAM HOLDING



ABOUT
THE PROJECT

East Hills Compound is one of the high-end residential communities in East Cairo, developed by Grova Developments, a company backed by Hassan Allam Holding's 90-year legacy of construction and real estate excellence.

Spanning 300 feddans (1,280,000 SQM) of naturally elevated terrain, Grova East Hills New Cairo sits within a landscape shaped over millennia by the Eastern Desert's geology, with ridge lines, valleys, and sheltered corridors that give the site a genuinely distinctive character.

The project offers a luxurious set of villas, all designed around a masterplan that follows the land's natural contours rather than overriding them. It boasts many upscale amenities, including The Village commercial hub, Grova Sports Complex, Grova Wellbeing Club, and distributed outdoor nodes throughout the community.

Grova East Hills Location - New Cairo

Grova East Hills has a prime location in New Cairo, placing residents within comfortable reach of Cairo's most important destinations. The project is situated approximately 30 minutes from Cairo International Airport.

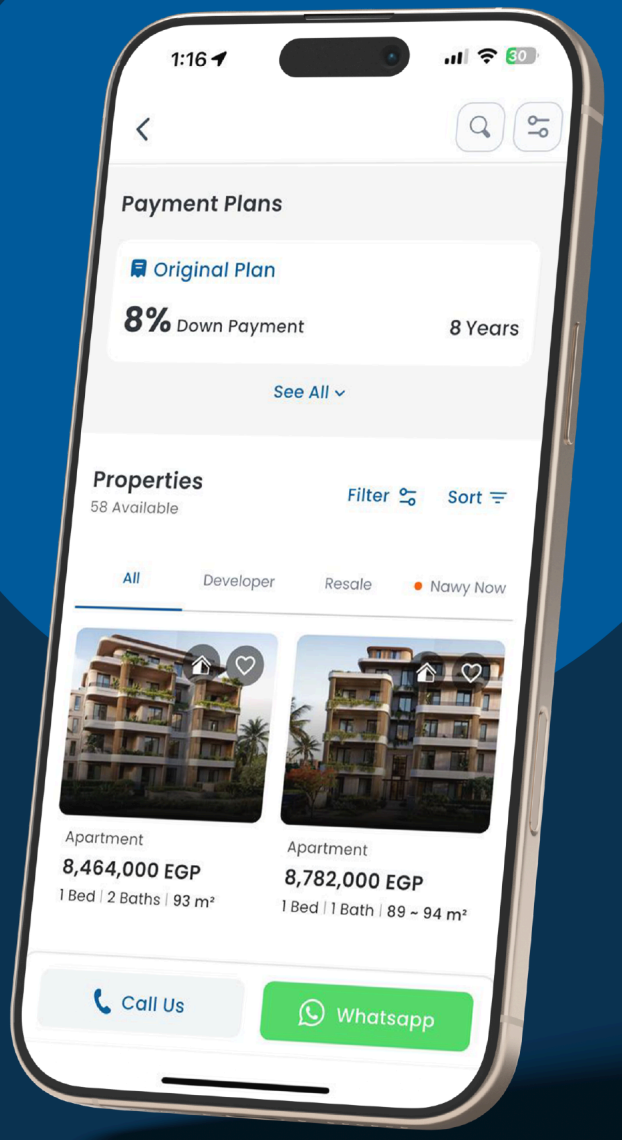
Its positioning within the broader New Cairo corridor connects residents seamlessly to the city's established business, education, and lifestyle hubs.

EXPLORE ***PRICES & PAYMENT PLANS***
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02

THE **GALLERY**

THE **GALLERY**








03

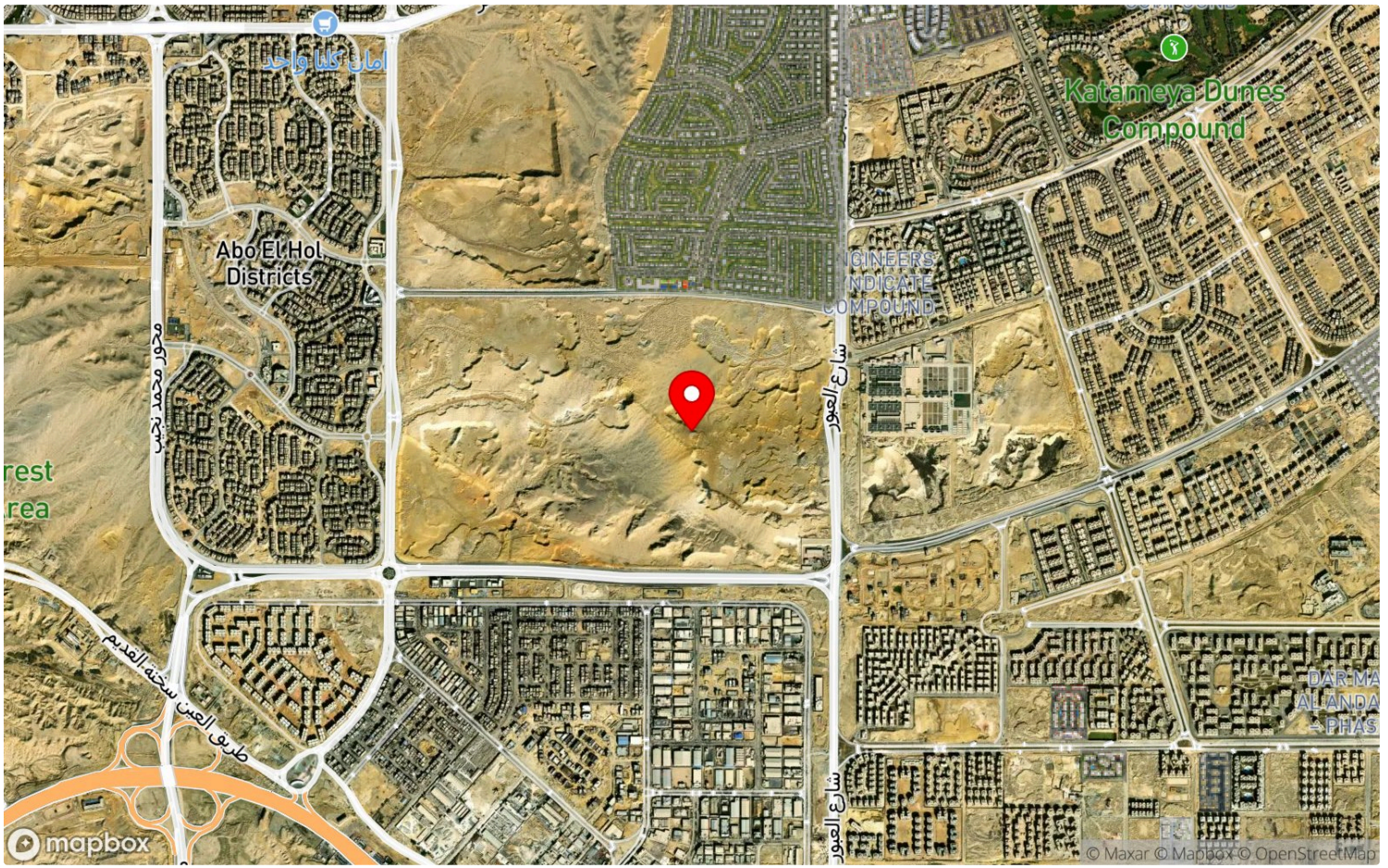
THE **MASTER PLAN**


N
AUC Avenue
grova
eastHills
BY HASSAN ALLAM HOLDING
Town House
Twin House A
Twin House B
Villa 01
Villa 02A
Villa 02B
Villa 03

04

LOCATION & **MAP**

LOCATION **MAP**



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CONTACT US

05

PROPERTY TYPES & **FLOOR PLANS**

TWINHOUSE 01

AREA ***287 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



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CONTACT US

TWINHOUSE 01

Building Type	residential
Unit Name	287



TWINHOUSE 02

AREA ***287 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS

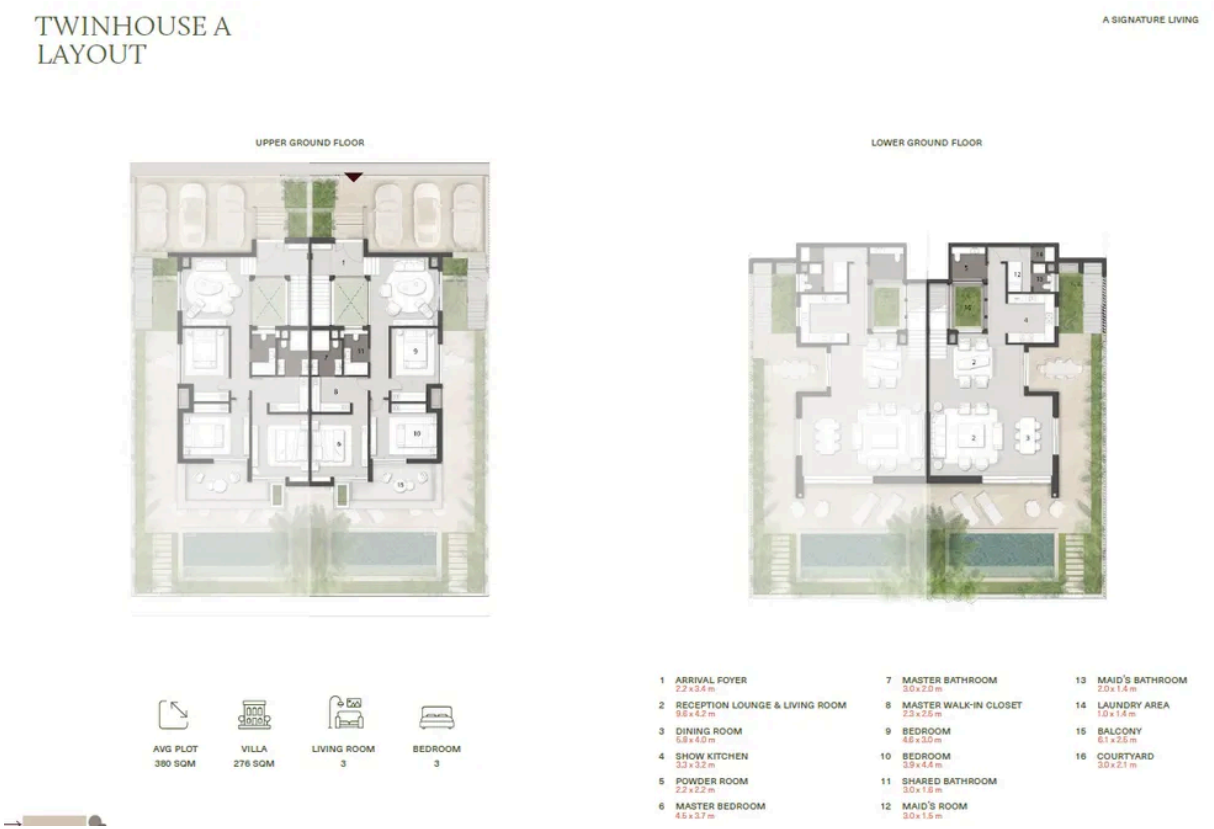


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TWINHOUSE 02

Building Type	Residential
Unit Name	276



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VILLA 01

AREA ***397 SQM*** ***4*** BEDROOMS ***3*** BATHROOMS



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VILLA 01

Building Type	residential
Unit Name	Villa
Total Area From	397





VILLA 02

AREA ***397 SQM*** ***4*** BEDROOMS ***3*** BATHROOMS



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VILLA 02

Building Type	Residential
Unit Name	322





1 ARRIVAL FOYER 2.4 x 2.0 m
2 RECEPTION LOUNGE & LIVING ROOM 10.0 x 4.8 m
3 DINING ROOM 3.2 x 4.4 m
4 SHOW KITCHEN 3.0 x 3.0 m
5 POWDER ROOM 2.3 x 1.3 m
6 FAMILY ROOM 4.8 x 5.4 m
7 MASTER BEDROOM 4.0 x 4.2 m
8 MASTER BATHROOM 2.9 x 1.5 m
9 MASTER WALK-IN CLOSET 2.9 x 2.9 m
10 BEDROOM 4.0 x 4.3 m
11 BEDROOM 3.5 x 4.6 m
12 SHARED BATHROOM 2.5 x 1.8 m
13 MAID'S ROOM 1.9 x 2.4 m
14 MAID'S BATHROOM 1.0 x 2.4 m
15 DRIVER'S ROOM 3.0 x 2.3 m
16 DRIVER'S BATHROOM 1.5 x 1.6 m
17 LAUNDRY AREA 1.0 x 1.5 m
18 BALCONY 2.0 x 4.5 m

VILLA 03

AREA ***397 SQM*** ***4*** BEDROOMS ***3*** BATHROOMS



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CONTACT US

VILLA 03

Building Type	Residential
Unit Name	396

VILLA 02A
LAYOUT

A SIGNATURE LIVING

UPPER GROUND FLOOR



AVG PLOT 550 SQM | VILLA 396 SQM | LIVING ROOM 3 | BEDROOM 4

LOWER GROUND FLOOR



1 ARRIVAL FOYER 2.2 x 5.0 m	9 MASTER WALK-IN CLOSET 2.4 x 2.6 m	17 DRIVER'S ROOM 2.0 x 3.3 m
2 RECEPTION LOUNGE & LIVING ROOM 5.4 x 10.1 m	10 EN-SUITE BEDROOM 3.8 x 4.5 m	18 DRIVER'S BATHROOM 1.4 x 3.3 m
3 DINING ROOM 3.4 x 3.7 m	11 EN-SUITE BATHROOM 1.9 x 2.5 m	19 LAUNDRY AREA 1.3 x 1.8 m
4 SHOW KITCHEN 4.0 x 3.8 m	12 BEDROOM 4.1 x 3.9 m	20 PANTRY 1.3 x 2.0 m
5 POWDER ROOM 1.5 x 2.9 m	13 BEDROOM 4.1 x 4.4 m	21 BALCONY 2.0 x 7.4 m
6 FAMILY ROOM 4.6 x 4.6 m	14 SHARED BATHROOM 2.0 x 2.5 m	22 COURTYARD 3.8 x 2.0 m
7 MASTER BEDROOM 3.9 x 4.4 m	15 MAID'S ROOM 1.3 x 3.4 m	
8 MASTER BATHROOM 3.3 x 2.1 m	16 MAID'S BATHROOM 1.2 x 1.8 m	

VILLA 04

AREA ***397 SQM*** ***4*** BEDROOMS ***3*** BATHROOMS



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CONTACT US

VILLA 04

Building Type	residential
Unit Name	465



TOWNHOUSE 01

AREA ***263 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



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CONTACT US

TOWNHOUSE 01

Building Type	residential
Unit Name	town



TOWNHOUSE 02

AREA ***263 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



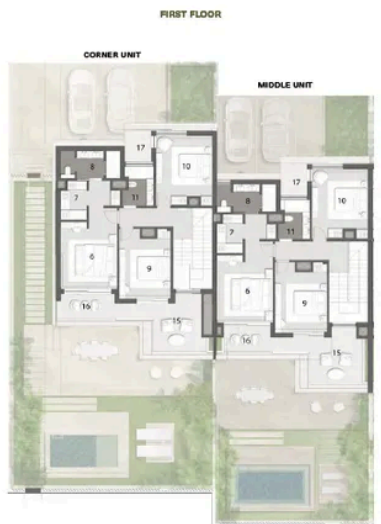
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CONTACT US

TOWNHOUSE 02

Building Type	residential
Unit Name	Townhouse





1 ARRIVAL FOYER 2.0 x 4.8 m
2 RECEPTION LOUNGE & LIVING ROOM 6.1 x 6.0 m
3 DINING ROOM 3.2 x 4.4 m
4 SHOW KITCHEN 4.5 x 3.1 m
5 POWDER ROOM 2.0 x 1.2 m
6 MASTER BEDROOM 4.4 x 3.8 m
7 MASTER BATHROOM 1.8 x 3.8 m
8 MASTER WALK-IN CLOSET 2.4 x 3.7 m
9 BEDROOM 4.5 x 3.3 m
10 BEDROOM 4.4 x 3.8 m
11 SHARED BATHROOM 2.5 x 1.9 m
12 MAID'S ROOM 2.7 x 2.6 m
13 MAID'S BATHROOM 2.0 x 1.4 m
14 LAUNDRY AREA 1.7 x 1.2 m
15 BALCONY 3.0 x 3.4 m
16 BALCONY 0.9 x 6.0 m
17 BALCONY 2.3 x 2.0 m

06

THE **AMENITIES**



BICYCLES LANES



JOGGING TRAIL



SPORTS CLUBS



BUSINESS HUB



COMMERCIAL STRIP



CLUBHOUSE

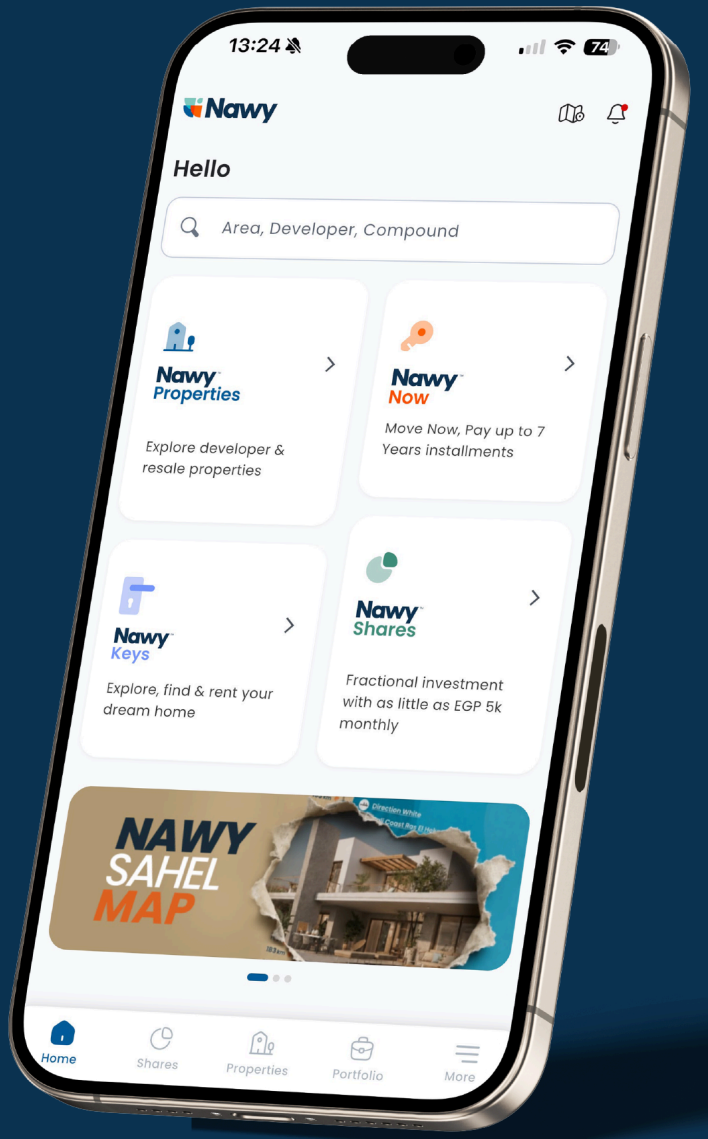
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