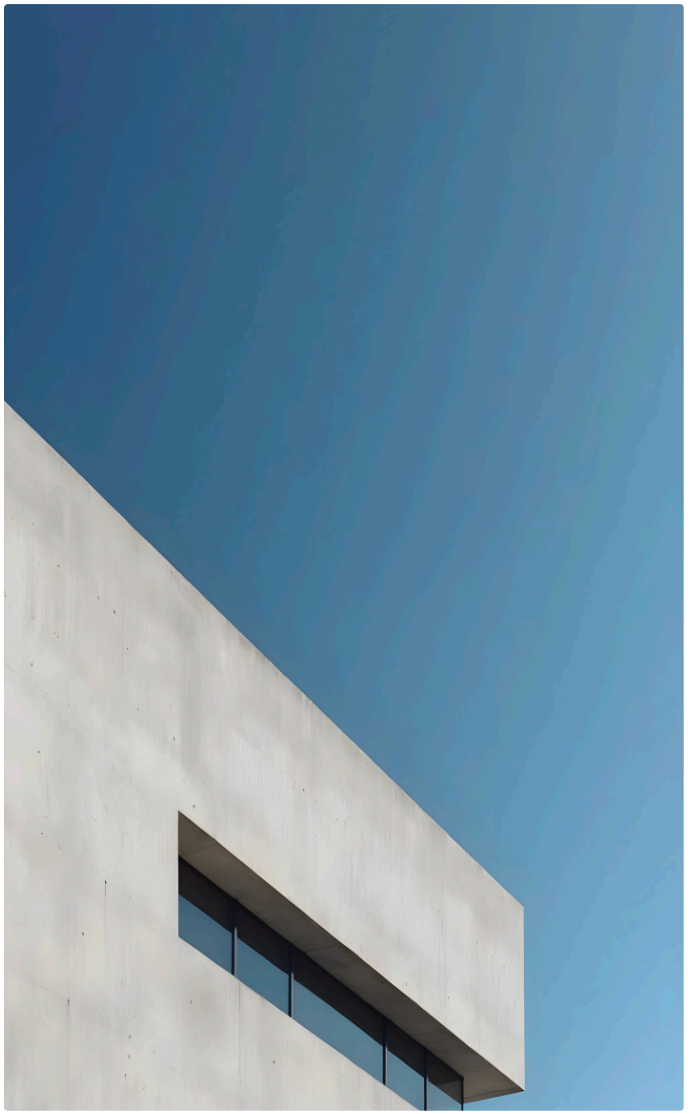
Residence Eight Sky Abu Dhabi

SKY AD DEVELOPMENTS

01

ABOUT **DEVELOPER**



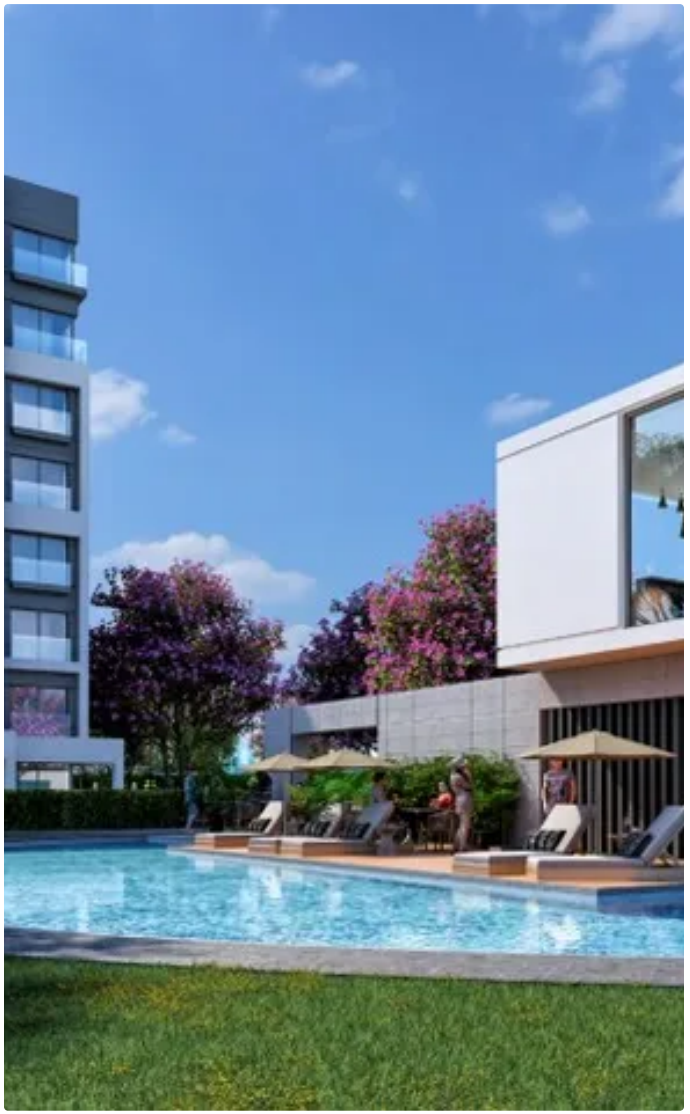
ABOUT
SKY AD DEVELOPMENTS

Sky Abu Dhabi Developments is a subsidiary of the Diamond Group, a prominent Emirati regional group specializing in real estate development and construction. With a diverse portfolio that includes over 17 projects across the UAE, the Group has made significant investments totaling USD 1 billion. Recently, the company has expanded its operations into Egypt, bringing its expertise to the local market.

Sky Abu Dhabi operates with a vertically integrated business model, featuring various mixed-use developments that include different types of residential units and leisure facilities. This approach ensures the creation of fully integrated communities, complemented by commercial components such as schools, business parks, hotels, and utilities in Abu Dhabi and Al Ain.

Vision and Mission of Sky Ad Development

The mission of Sky Abu Dhabi Developments is to exceed customers' expectations and set a new standard for integrated living in Egypt. The company aims to provide end-users with added value that goes beyond just their homes.



ABOUT
THE PROJECT

Sky AD developed Residence 8 Compound to be a luxurious living destination with a futuristic approach. The project extends over 23 acres of lush land in New Administrative Capital, ideally situated in R8's Diplomatic District.

Residence Eight Compound boasts an elite set of residential units for sale with a long payment plan and different price rates. Sky AD accompanied these lavish homes with unparalleled services and facilities.

At Residence 8 New Capital, there are pocket parks, a clubhouse, and a wide range of restaurants, cafes, and retail venues.

Residence Eight New Capital Location

Sky AD smartly picked the Residence 8 New Capital Compound location, specifically in **R8's Diplomatic District**. The project is 20 minutes away from New Cairo, and it stretches along New Capital's Green River from the south.

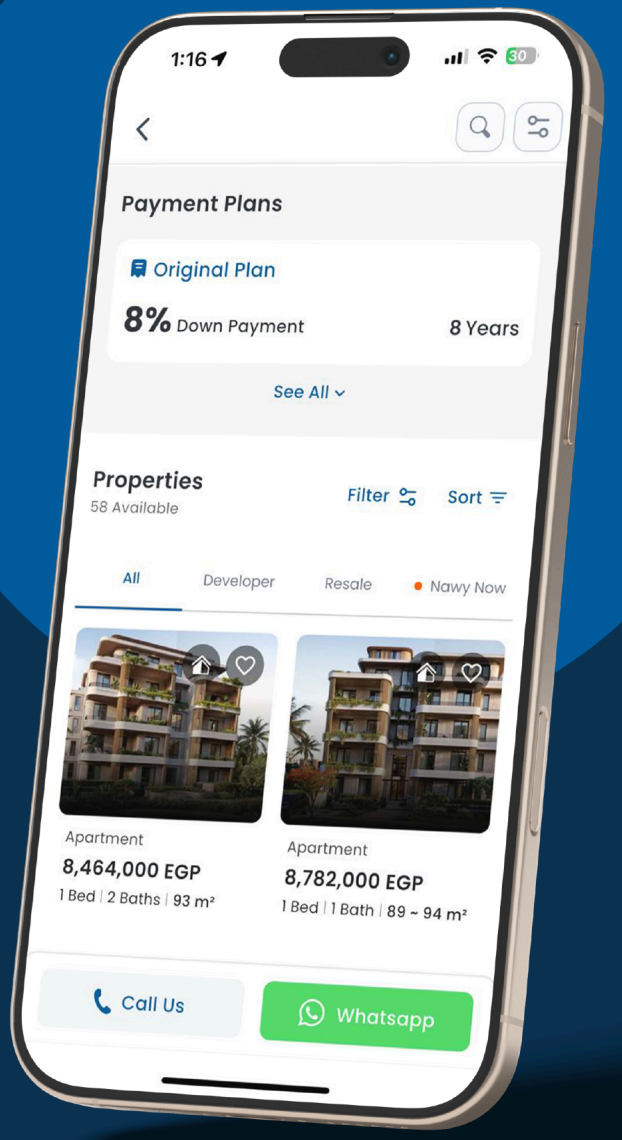
Residence Eight is easily accessible through Mohamed Bin Zayed Axis. Moreover, the prime location of Residence 8 makes the compound:

EXPLORE ***PRICES & PAYMENT PLANS***
THROUGH

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02

THE **GALLERY**

THE **GALLERY**











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03

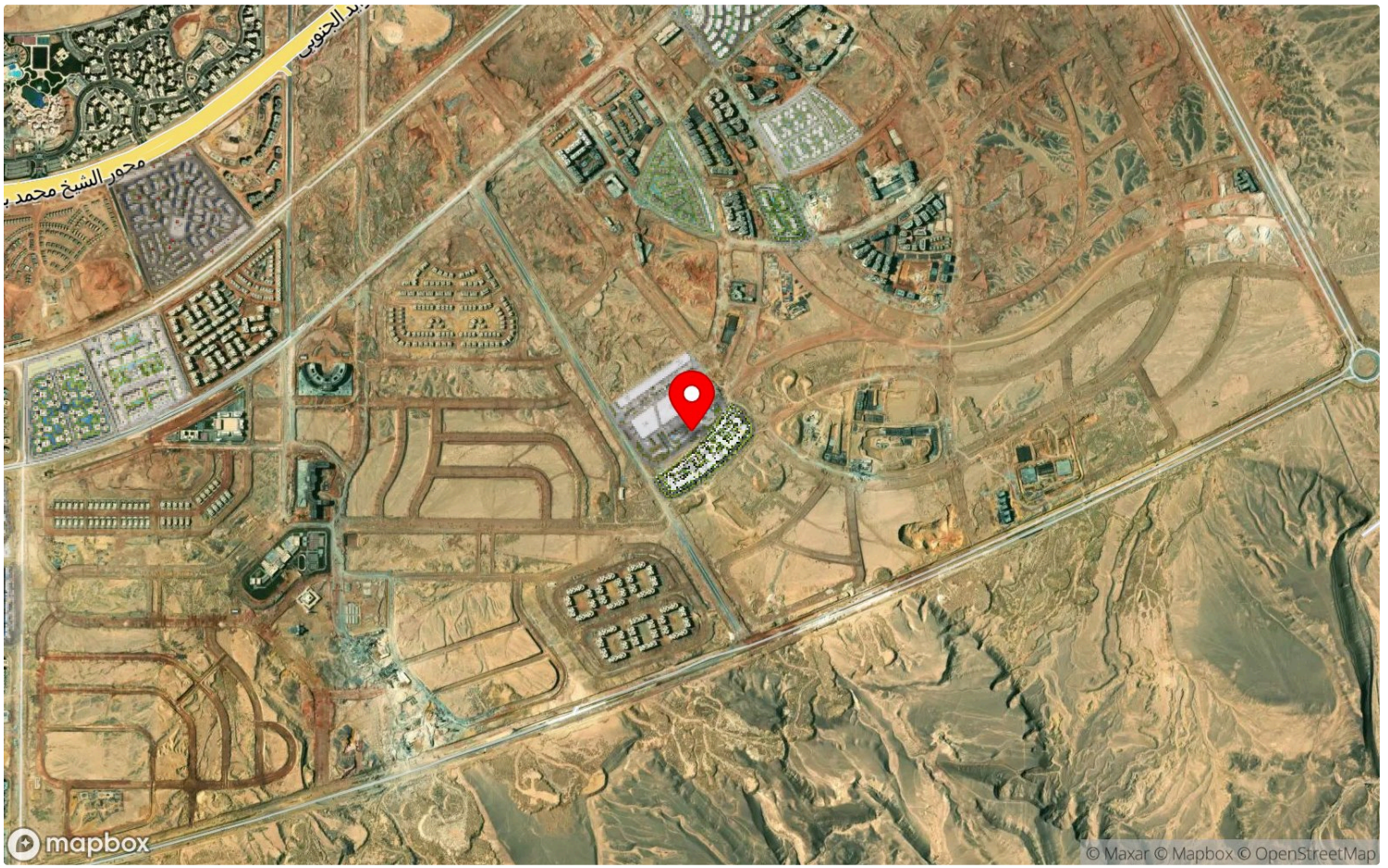
THE **MASTER PLAN**


مساحة خضراء ٧٠ فدان
Commercial area
الحي الدبلوماسي
ENTRANCE
Type S
ENTRANCE
حديقة مركزية
Type K
Clubhouse
الممشي السياحي

04

LOCATION & **MAP**

LOCATION **MAP**



05

PROPERTY TYPES & **FLOOR PLANS**

APARTMENT 01

AREA ***115 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



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APARTMENT 01

Building Type	residential
Unit Name	Apartment
Total Area From	115
Total Area To	115



APARTMENT 02

AREA ***115 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



Nawy

CONTACT US

APARTMENT 02

K - TYPICAL APARTMENT

A- 11/12/13/14/21/22/23/24/41/42/43 /44/61/62/63/64

B- 11/12/13/14/21/22/23/24/41/42/43 /44/61/62/63/64

Available on First, Second, Fourth and Sixth Floor.

Total Area **155 m²**	Terrace 01 **2.44 × 0.30 m²**	
Terrace 02 **2.44 × 0.30 m²**	Terrace 03 **3.83 × 1.50 m²**	

Entrance 1.68 × 3.52 m²	Kitchen 4.02 x 2.40 m²	Bedroom 02 3.91 × 3.91 m²
Reception 4.29 x 6.56 m²	Lobby 02 2.74 x 1.28 m²	M. Bedroom 3.91 × 4.06 m²
Guest Toilet 2.19 × 1.57 m²	Bathroom 1.85 × 2.46 m²	M. Bathroom 1.98 × 2.68 m²
Lobby 01 2.54 × 1.28 m²	Bedroom 01 3.72 × 3.91 m²	Dressing 1.99 × 2.68 m²

Disclaimer:
1.All dimensions will be measured from axis to axis. 2.All materials,dimensions and drawings are approximate information is subject to change without notice. 3.Actual area may very from the stated area. 4.Drawing areas not to scale. 5.The developer reserves the right to make revisions. 6.Actual unit areas, front windows, porches, terraces,loggia and exterior trim detail may vary by elevation styles.



APARTMENT 03

AREA ***115 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



Nawy

CONTACT US

APARTMENT 03

Building Type	residential
Unit Name	Apartment
Total Area From	160
Total Area To	160



CONTACT US

APARTMENT 04

AREA ***115 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



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CONTACT US

APARTMENT 04

Building Type	residential
Unit Name	Apartment
Total Area From	180
Total Area To	180



APARTMENT 05

AREA ***115 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



Nawy

CONTACT US

APARTMENT 05

Building Type	residential
Unit Name	Apartment
Total Area From	190
Total Area To	190

S - PREMIUM APARTMENT

Total Area 190 m²	Terrace 01 2.15 × 6.60 m²	Terrace 02 0.30 × 2.44 m²
Terrace 03 0.30 × 2.44 m²	Terrace 04 1.05 × 2.10 m²	

Entrance 1.52 × 2.26 m²	Bedroom 01 3.91 × 3.91 m²
Reception 8.66 × 4.07 m²	Bedroom 02 3.91 × 3.72 m²
Living 3.78 × 3.73 m²	Guest Toilet 1.58 × 1.97 m²
Kitchen 3.19 × 3.34 m²	Bathroom 1.92 × 2.50 m²
Master Bedroom 3.91 × 4.09 m²	M. Bathroom 2.00 × 2.75 m²
Dressing 2.11 × 2.75 m²	Lobby 01 1.28 × 1.36 m²



APARTMENT 06

AREA ***115 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



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APARTMENT 06

K - HORIZON APARTMENT

A-72 B-72

Available on Seventh Floor.

Total Area **245m²**	Terrace 01 **2.44 × 0.30 m²**	
Terrace 02 **2.44 × 0.30 m²**	Terrace 03 **4.07 × 1.23 m²**	
Terrace 04 **4.55 × 1.50 m²**	Outdoor Terrace **10.45 × 7.37 m²**	

Entrance 1.81 × 3.22 m²	Kitchen 4.00 × 3.97 m²	Bedroom 02 3.91 × 3.91 m²
Reception 5.06 × 4.69 m²	Lobby 01 5.28 × 1.28 m²	Master Bedroom 3.91 × 4.06 m²
Dining 4.27 × 3.56 m²	Laundry 1.88 × 2.46 m²	M. Bathroom 1.98 × 2.68 m²
Guest Toilet 2.19 × 1.57 m²	Bathroom 1.85 × 2.46 m²	Dressing 1.99 × 2.68 m²
Living 4.29 × 6.56 m²	Bedroom 01 3.72 × 3.91 m²	

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06

THE **AMENITIES**



CLUBHOUSE



MEDICAL CENTER



COMMERCIAL STRIP



OUTDOOR POOLS



JOGGING TRAIL

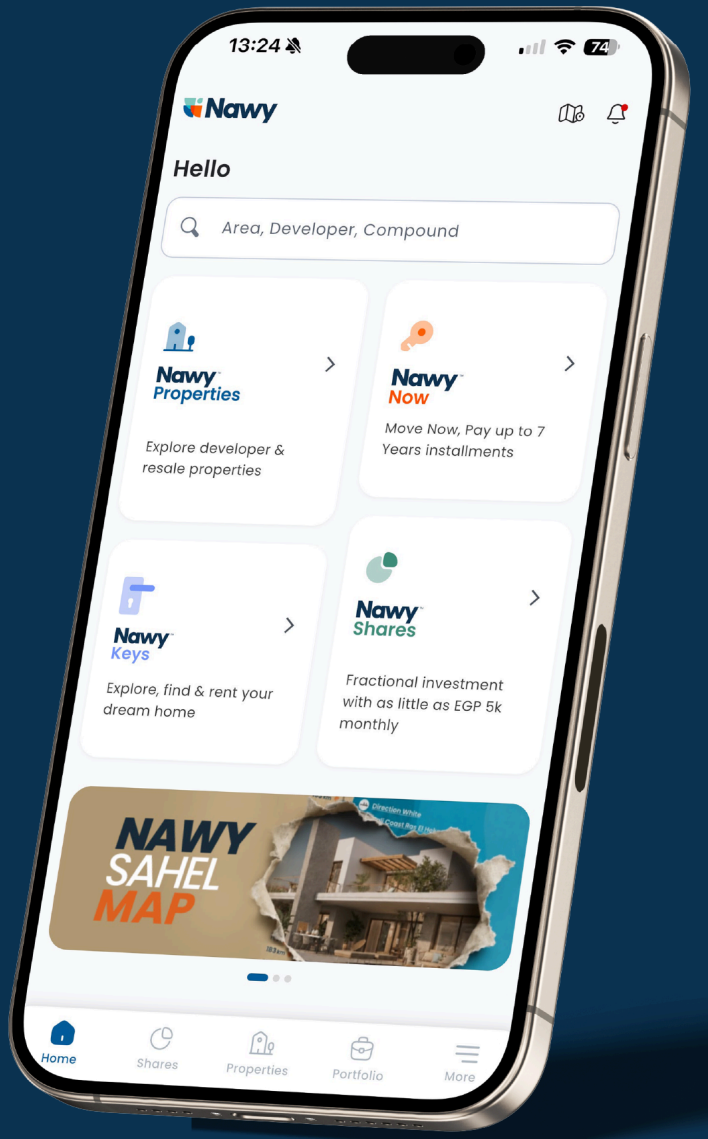
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