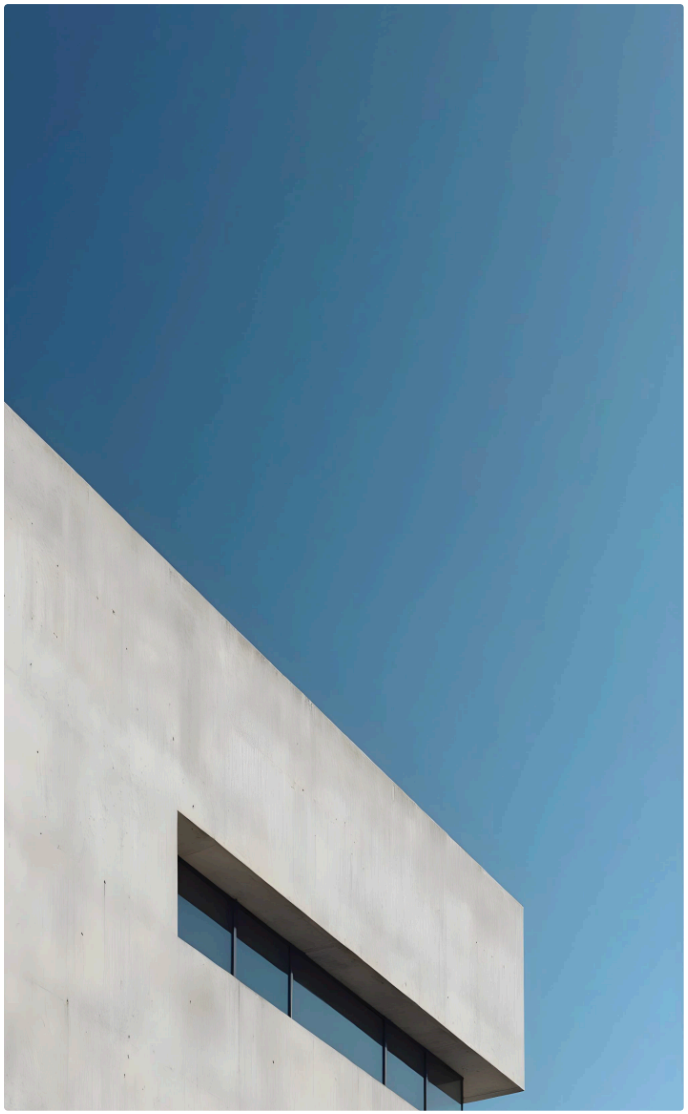
Nawy

The Butterfly

MADINET MASR

01

ABOUT **DEVELOPER**



ABOUT
MADINET MASR

Madinet Masr for Housing & Development (MMHD) is one of the well-known real estate developers in Egypt. For more than 65 years, the company has been a leader in the Egyptian market.

It has established itself as an authority in the planning and design of growth-focused communities. MNHD Development constructs sophisticated, multipurpose projects that reinterpret what community means. It has built various compounds in New Cairo and other prominent cities in Egypt.

Madinet Masr Company Facts

Founded in **1959**, MNHD has been a prominent name in the Egyptian real estate industry. The company has played a significant role in building Nasr City.

The Madinet Masr projects reflect the company's commitment to creating multipurpose developments. These compounds foster community and well-being, transforming metropolitan areas.

From carefully designed neighborhoods to the incorporation of state-of-the-art inventions, Madinet Masr has solid numbers and figures.

As an example of these numbers of MNHD Development:



ABOUT
THE PROJECT

The Butterfly Compound is one of the brilliantly designed projects by Madinet Masr for Housing & Development (MNHD). It is located in New Cairo's sought-after extension, Mostakbal City, ideally situated close to another high-end development by MNHD, Sarai New Cairo.

Madinet Masr developed the compound over 238 acres of lush land, comprising unmatched facilities and luxurious units.

The Butterfly Compound Location

Butterfly Madinet Masr Compound has a strategic location in El Mostakbal City Boulevard. It is easily accessible via Al Amal Axis, and it overlooks Cairo - Suez Road.

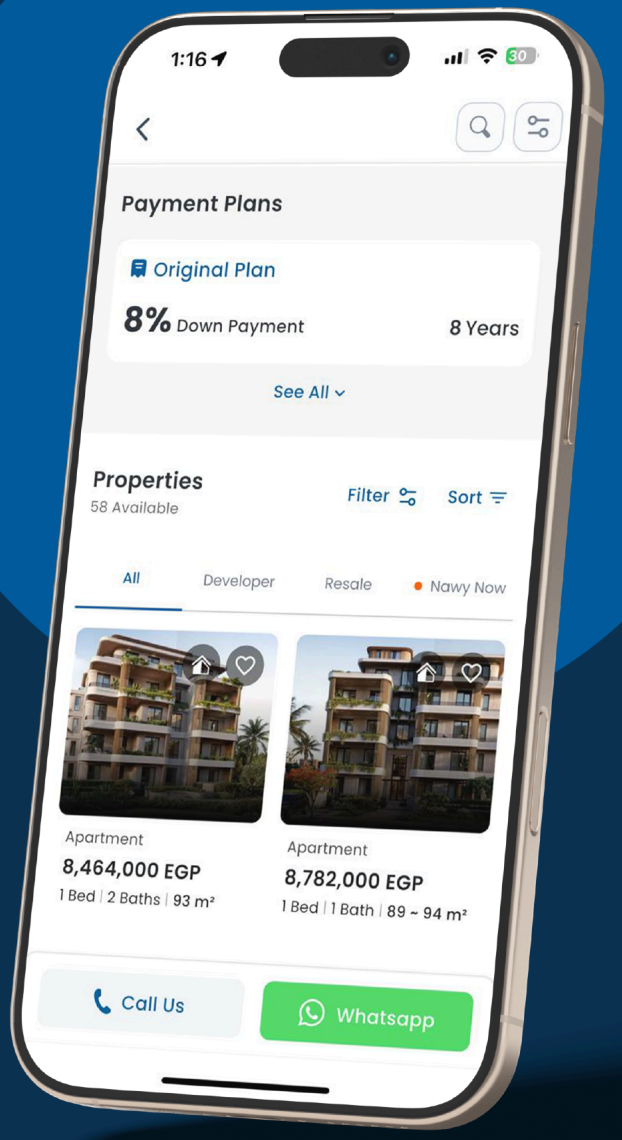
The Butterfly location puts it:

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

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DOWNLOAD ON THE
App Store



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02

THE **GALLERY**

THE **GALLERY**








03

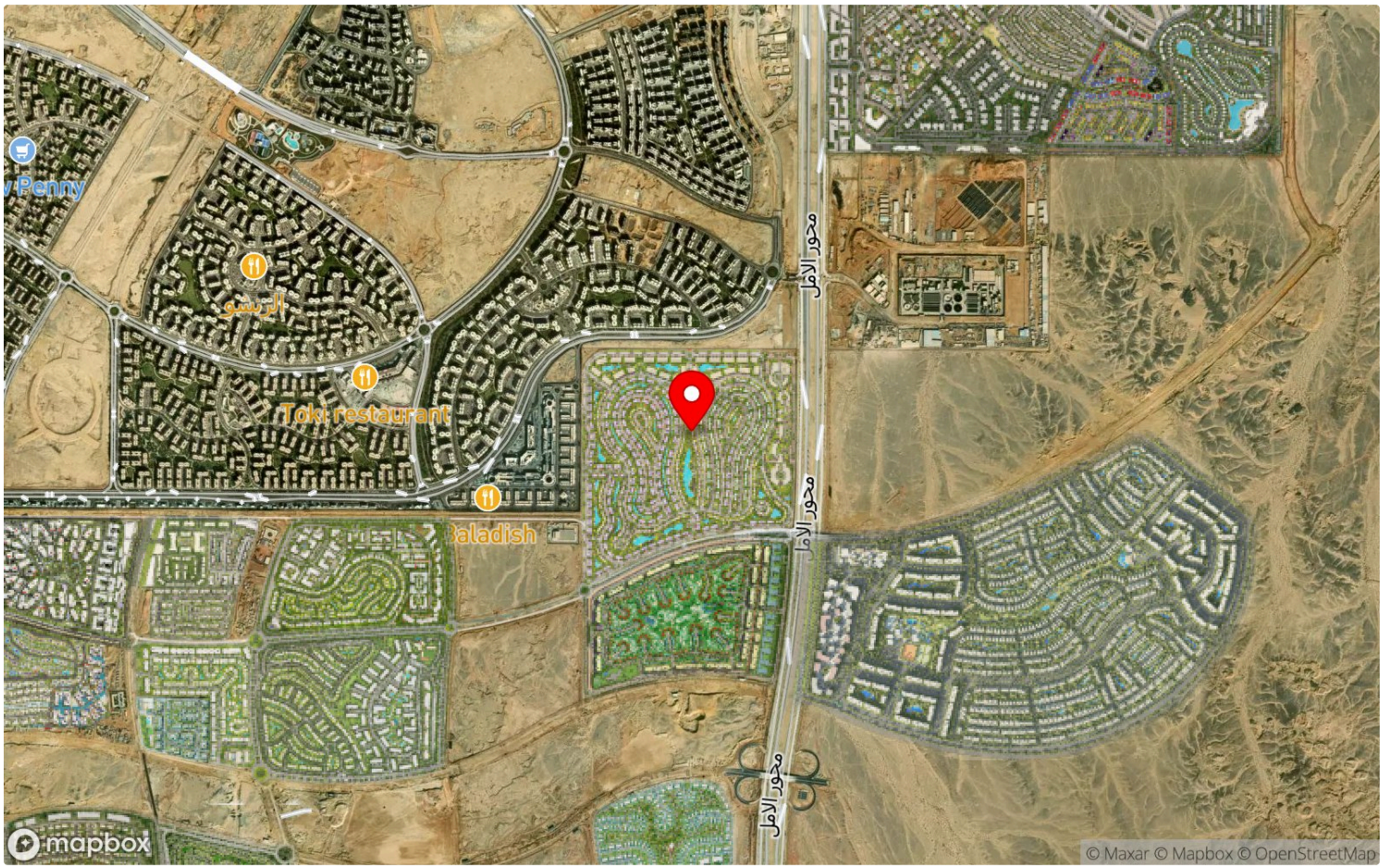
THE **MASTER PLAN**


S.V - S-Villa
Stand Alone Villa B
Stand Alone Villa A
Town Houses

04

LOCATION & **MAP**

LOCATION **MAP**



05

PROPERTY TYPES & **FLOOR PLANS**

APARTMENT 01

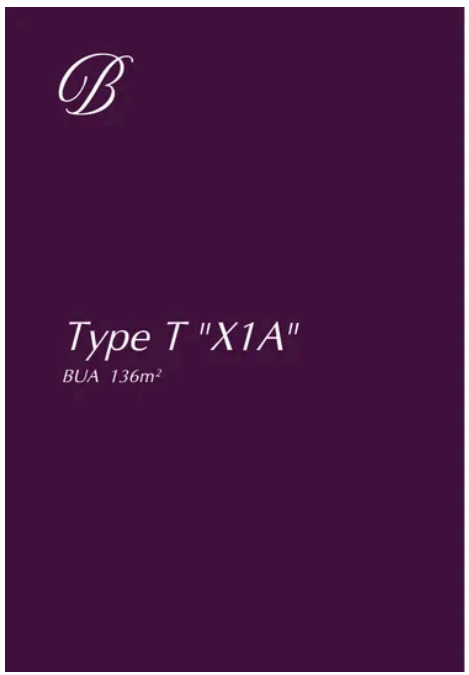
AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS



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CONTACT US

APARTMENT 01







Reception	6.15X4.60
Bedroom 01	3.70X3.60
Bedroom 02	3.70X3.65
Bedroom 03	4.50X3.85
Kitchen	2.65X2.10
Bathroom	3.20X1.85
G. Toilet	2.10X1.20
Terrace	3.70X1.40

APARTMENT 02

AREA *136 SQM* *3* BEDROOMS *2* BATHROOMS

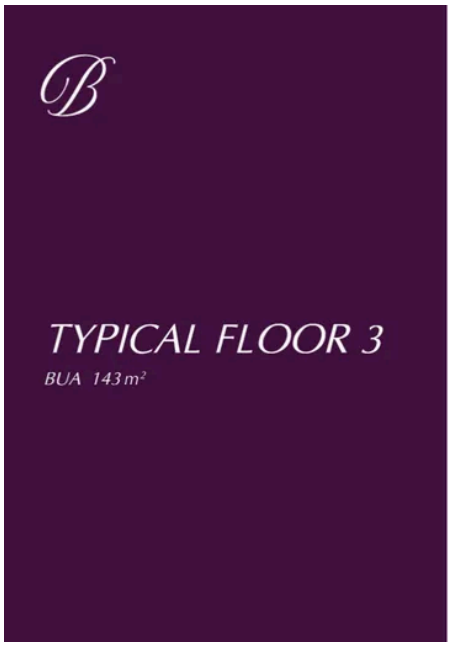


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CONTACT US

APARTMENT 02

Building Type	residential
Unit Name	143





APARTMENT 03

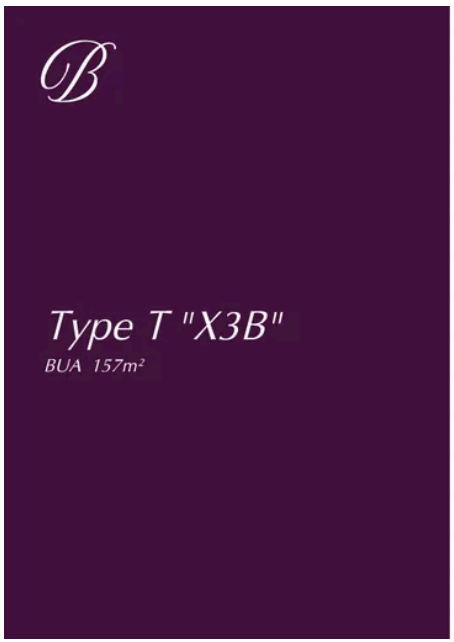
AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS

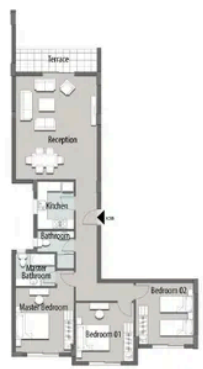


Nawy

CONTACT US

APARTMENT 03







Reception	6.40X5.00
Master bedroom	4.00X3.60
Master Bathroom	2.45X2.00
Bedroom 01	3.65X3.60
Bedroom 02	3.80X3.60
Kitchen	2.95X2.25
Bathroom	2.25X2.30
Terrace	5.00X1.50

APARTMENT 04

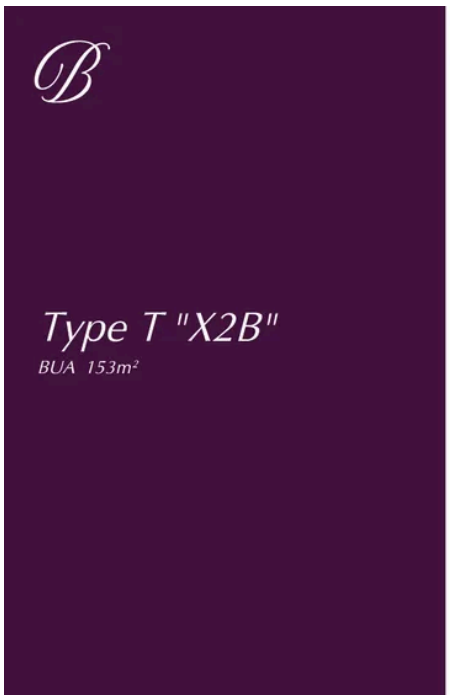
AREA *136 SQM* *3* BEDROOMS *2* BATHROOMS



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CONTACT US

APARTMENT 04







Reception	7.85X4.20
Master bedroom	4.35X3.60
Master Bathroom	2.25X1.90
Bedroom 01	3.70X3.60
Bedroom 02	3.70X3.60
Kitchen	3.55X2.35
Bathroom	2.35X1.70
Terrace 01	3.75X1.50
Terrace 02	4.10X1.00
Terrace 03	1.85X1.50

APARTMENT 05

AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS

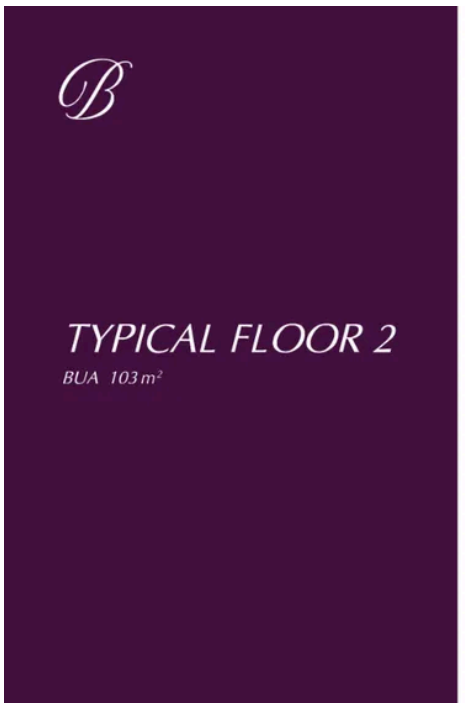


Nawy

CONTACT US

APARTMENT 05

Building Type	residential
Unit Name	103





Disclaimer: All room dimensions are measured to structural elements and exclude wall finishes and construction tolerance. 2. All dimensions have been provided by our consultant architect. 3. All material, dimensions and drawings are approximate, and information is subject to change without notice. 4. Reserving the right to make minor alterations to the drawings of 5% added or deducted from areas & values. 5. Drawing areas are not to scale. 6. The developer reserves the right to make revisions. 7. Actual unit areas, windows, porches, terraces, and exterior trim detail may vary by elevation style. 8. The unit orientation will be shown in the master plan and not the floor plan. 9. Floor plans layout and furniture plans are for indicative purposes.

APARTMENT 06

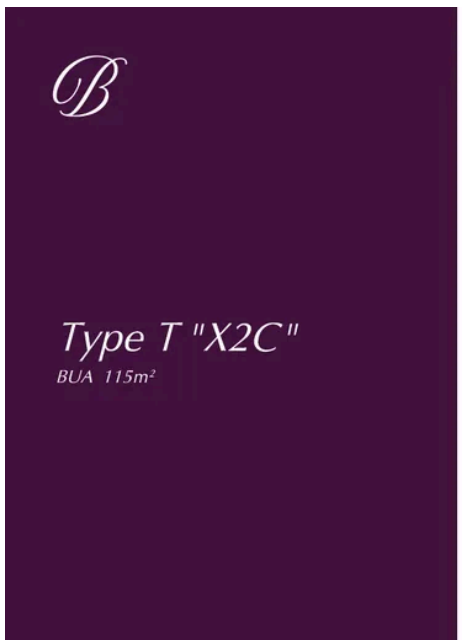
AREA *136 SQM* *2* BEDROOMS *2* BATHROOMS



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CONTACT US

APARTMENT 06





Reception	6.40X4.10
Bedroom 01	3.70X3.65
Bedroom 02	4.40X3.60
Kitchen	3.65X2.70
Bathroom	3.05X1.95
G. Toilet	1.80X1.40
Terrace	3.15X1.60

APARTMENT 07

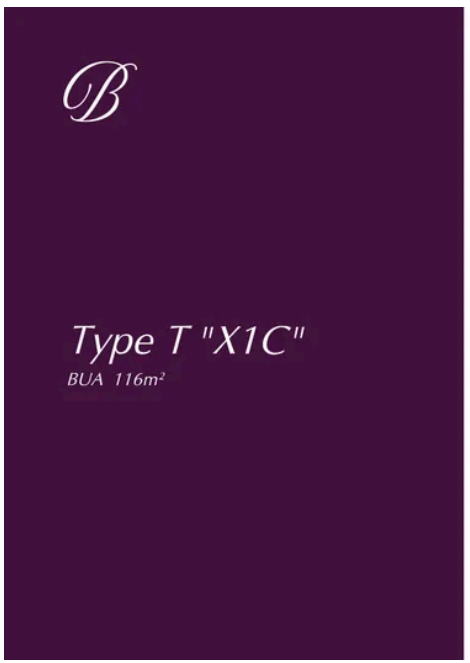
AREA ***136 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



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CONTACT US

APARTMENT 07







Reception	6.20X3.85
Bedroom 01	3.60X3.60
Bedroom 02	4.10X3.70
Kitchen	3.15X2.15
Bathroom	2.40X1.60
G. Toilet	2.30X1.60
Terrace	2.25X1.45

APARTMENT 08

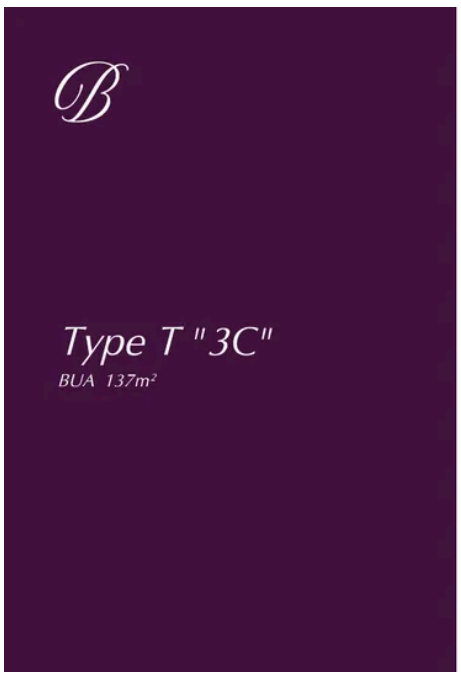
AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS



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CONTACT US

APARTMENT 08







Reception	6.05X4.60
Bedroom 01	3.70X3.60
Bedroom 02	3.70X3.65
Bedroom 03	4.50X3.85
Kitchen	2.65X2.10
Bathroom	3.20X1.85
G. Toilet	2.10X1.20
Terrace	3.60X1.80

APARTMENT 09

AREA *136 SQM* *3* BEDROOMS *2* BATHROOMS

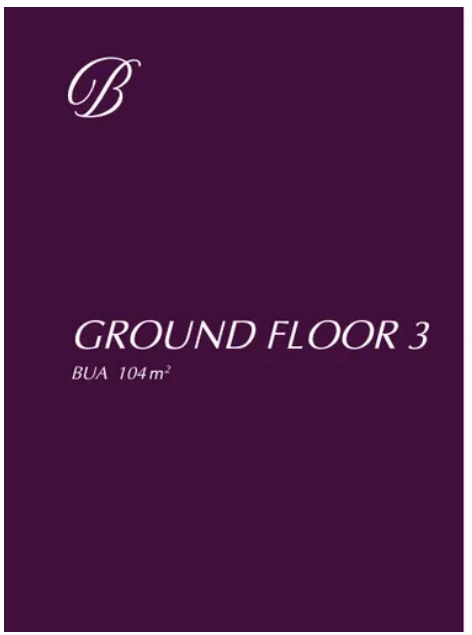


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CONTACT US

APARTMENT 09

Building Type	residential
Unit Name	104







APARTMENT 10

AREA ***136 SQM*** ***2*** BEDROOMS ***1*** BATHROOM

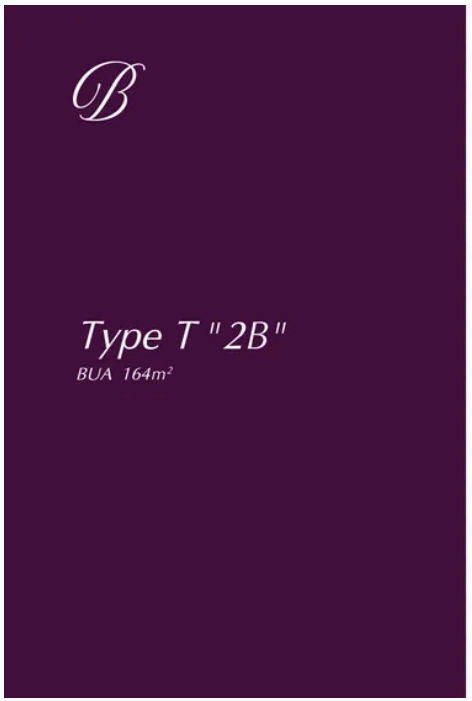


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CONTACT US

APARTMENT 10

Building Type	Solo Homes 2
Unit Name	GROUND FLOOR 5
Bedrooms	2
Bathrooms	2
Floors	0
Total Area From	104
Total Area To	104







Reception	7.85X4.20
Master bedroom	4.35X3.60
Dressing	2.25X2.00
Master bathroom	2.65X2.25
Terrace 03	1.85X1.50
Bedroom 01	3.70X3.60
Bedroom 02	3.70X3.60
Kitchen	3.55X2.35
Bathroom	2.35X1.70
Terrace 01	3.75X1.60
Terrace 02	4.10X1.10

APARTMENT 11

AREA ***136 SQM*** ***2*** BEDROOMS ***1*** BATHROOM

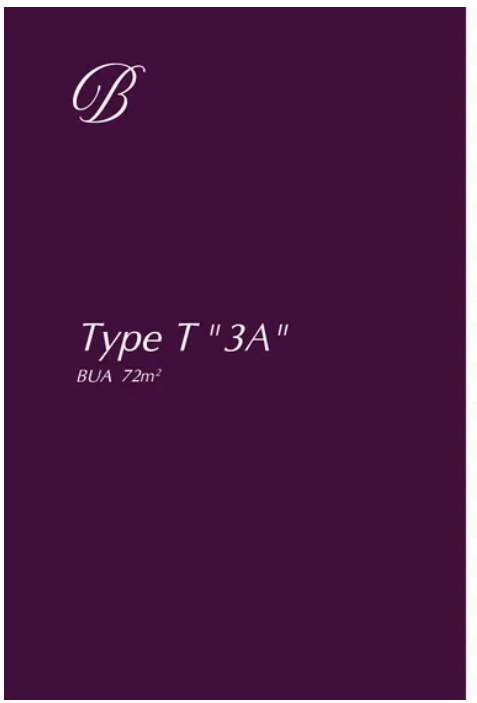


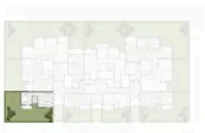
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CONTACT US

APARTMENT 11

Bedrooms	2
Bathrooms	2
Floors	0
Total Area From	104
Total Area To	104







Reception	5.00X4.90
Bedroom	3.70X4.10
Bathroom	2.40X1.60
Terrace	2.80X1.20

APARTMENT 12

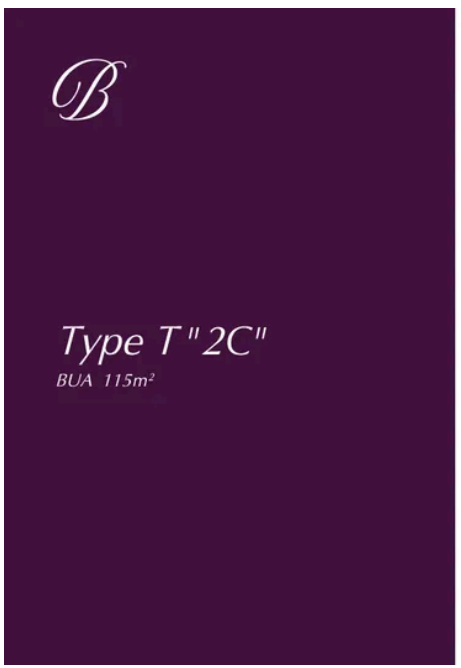
AREA ***136 SQM*** ***2*** BEDROOMS ***2*** BATHROOMS



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CONTACT US

APARTMENT 12







Reception	6.40X4.10
Bedroom 01	3.70X3.60
Bedroom 02	4.40X3.60
Kitchen	3.65X2.65
Bathroom	3.05X1.95
G. Toilet	1.80X1.40
Terrace	3.15X1.60

APARTMENT 13

AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS

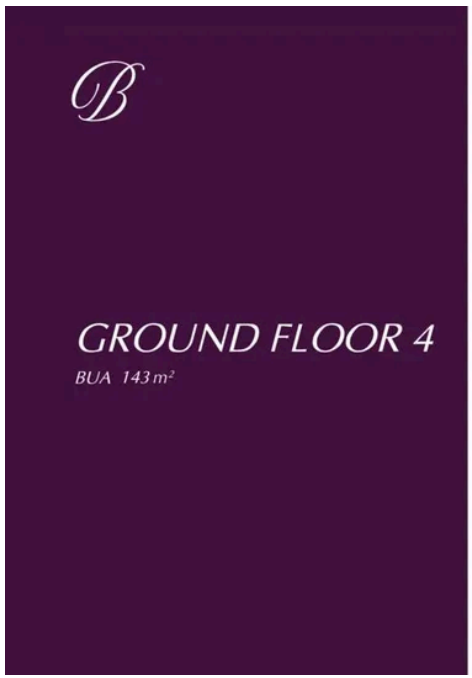


Nawy

CONTACT US

APARTMENT 13

Building Type	residential
Unit Name	143 G





APARTMENT 14

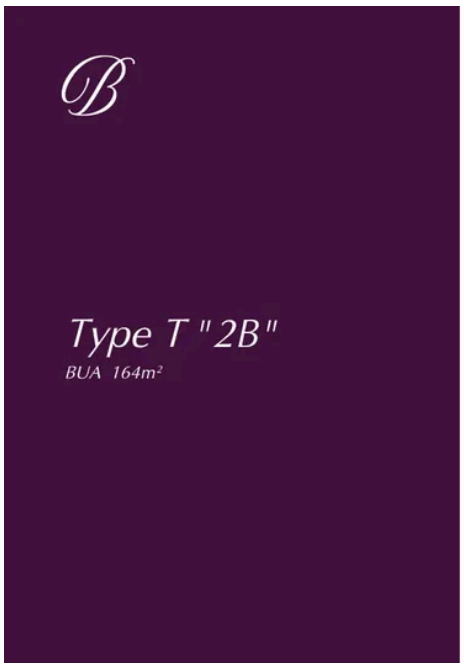
AREA ***136 SQM*** ***3*** BEDROOMS ***2*** BATHROOMS



Nawy

CONTACT US

APARTMENT 14







Reception	7.85X4.20
Master bedroom	4.35X3.60
Dressing	2.25X2.00
Master bathroom	2.65X2.25
Terrace 03	1.85X1.50
Bedroom 01	3.70X3.60
Bedroom 02	3.70X3.60
Kitchen	3.55X2.35
Bathroom	2.35X1.70
Terrace 01	3.75X1.60
Terrace 02	4.10X1.10

APARTMENT 15

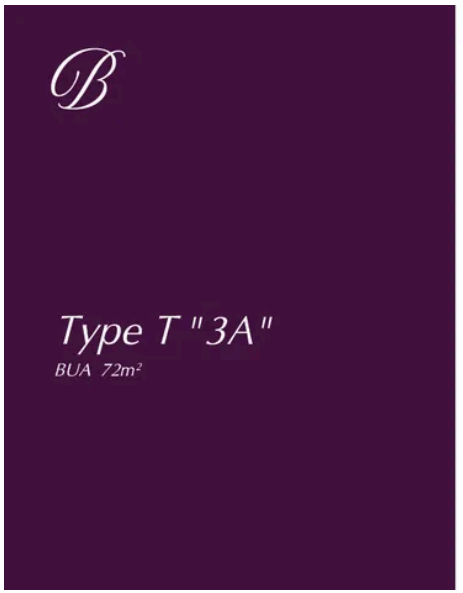
AREA ***136 SQM*** ***1*** BEDROOM ***1*** BATHROOM



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CONTACT US

APARTMENT 15







Reception	5.00X4.90
Bedroom	3.70X4.10
Bathroom	2.40X1.60
Terrace	2.80X1.20

APARTMENT 16

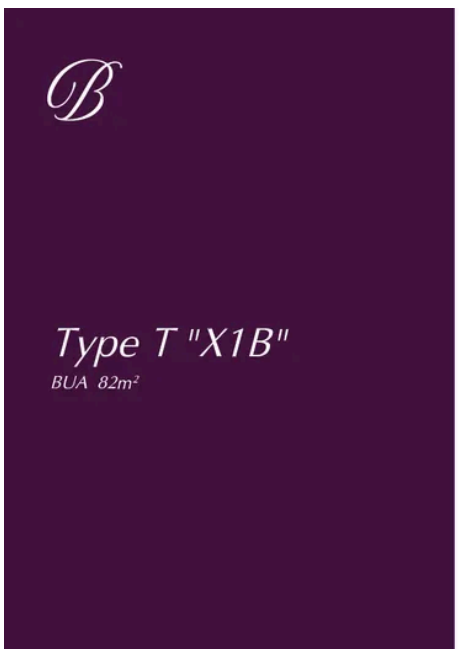
AREA *136 SQM* *1* BEDROOM *1* BATHROOM

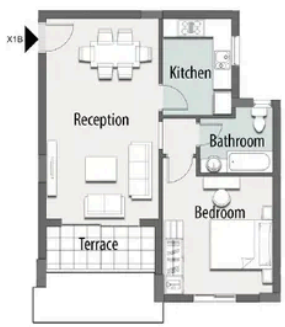


Nawy

CONTACT US

APARTMENT 16







Reception	6.55X3.70
Bedroom 01	3.85X3.60
Bathroom	2.40X2.15
Kitchen	3.15X2.25
Terrace	3.55X1.50

APARTMENT 17

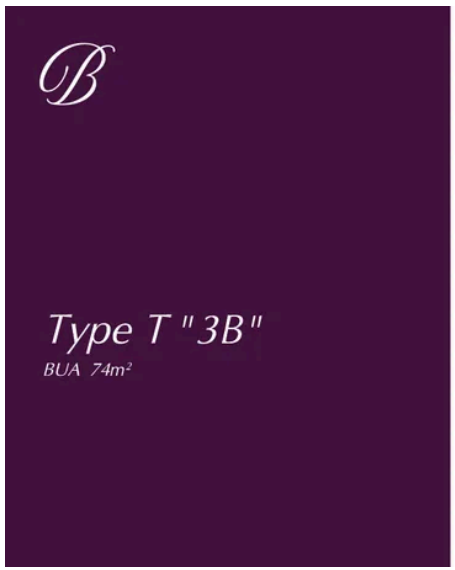
AREA *136 SQM* *1* BEDROOM *1* BATHROOM



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CONTACT US

APARTMENT 17





Reception	5.50X5.00
Bedroom	5.05X3.10
Bathroom	2.15X2.00
Terrace	5.05X1.60



DUPLEX 01

AREA ***167 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS

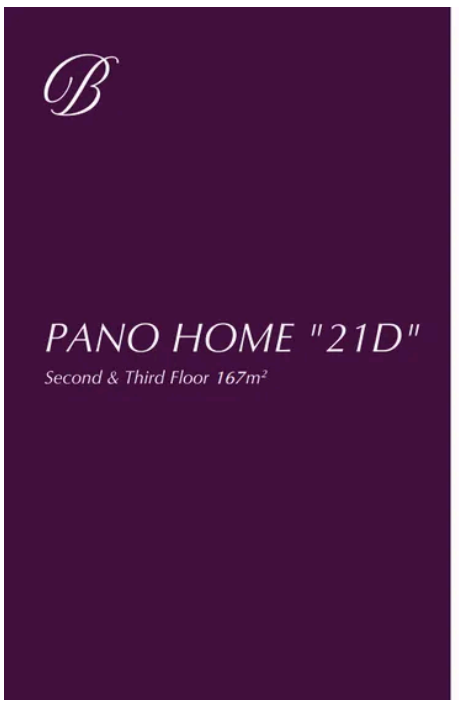


Nawy

CONTACT US

DUPLEX 01

Building Type	residential
Unit Name	167







DUPLEX 02

AREA ***167 SQM*** ***4*** BEDROOMS ***4*** BATHROOMS



Nawy

CONTACT US

DUPLEX 02

S Villas

Villa A
Corner Unit

BUA	212m²

Ground Floor

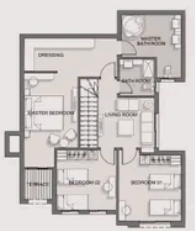
Kitchen	4.80 x 3.70
Reception	9.45 x 4.40
Toilet	1.05 x 2.25
Maidroom	1.35 x 3.25
Bathroom	1.60 x 2.25
Guest Bedroom	3.85 x 3.75

First Floor

Master Bedroom	5.50 x 3.15
Master Bathroom	2.45 x 3.70
Dressing	5.45 x 1.90
Bedroom 2	3.50 x 3.50
Bedroom 1	3.65 x 3.85
Bathroom	2.15 x 2.05
Living Room	2.95 x 3.30



Ground Floor



First Floor



Disclaimer:
1. Masterplan is for indicative purposes only and subject to change.
2. Landscape shown is for illustrative purposes, changes may apply to landscape final design.
3. Cladding type and color will be subject to availability at the time of construction.
4. Planting shown is for illustrative purposes only.
5. Drawings and dimensions are for illustrative purpose and are subject to modifications at the discretion of the developer.

DUPLEX 03

AREA ***167 SQM*** ***5*** BEDROOMS ***5*** BATHROOMS



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CONTACT US

DUPLEX 03

S Villas

Villa B
Corner Unit

BUA	239m²

Ground Floor

Kitchen	4.80 x 3.85
Reception	9.25 x 4.40
Toilet	1.05 x 2.20
Maidroom	1.35 x 3.25
Bathroom	1.60 x 2.20
Guest Bedroom	4.45 x 3.40

First Floor

Master Bedroom	5.20 x 3.30
Master Bathroom	3.60 x 3.25
Dressing	4.20 x 2.05
Bedroom 2	3.30 x 3.95
Bedroom 1	3.40 x 4.45
Bathroom	2.10 x 2.10
Living Room	3.10 x 3.25

Roof

Living Area	3.25 x 3.20
Master Bathroom	2.00 x 2.00



DUPLEX 04

AREA ***167 SQM*** ***4*** BEDROOMS ***5*** BATHROOMS



Nawy

CONTACT US

DUPLEX 04

S Villas

Villa B
Corner Unit

BUA	239m²

Ground Floor

Kitchen	4.80 x 3.85
Reception	9.25 x 4.40
Toilet	1.05 x 2.20
Maidroom	1.35 x 3.25
Bathroom	1.60 x 2.20
Guest Bedroom	4.45 x 3.40

First Floor

Master Bedroom	5.20 x 3.30
Master Bathroom	3.60 x 3.25
Dressing	4.20 x 2.05
Bedroom 2	3.30 x 3.95
Bedroom 1	3.40 x 4.45
Bathroom	2.10 x 2.10
Living Room	3.10 x 3.25

Roof

Living Area	3.25 x 3.20
Master Bathroom	2.00 x 2.00



Nawy

CONTACT US

VILLA 01

AREA ***175 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



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CONTACT US

VILLA 01





Room	Length	Width
Master Bedroom	5.30	3.20
Bedroom 01	3.20	3.00
Bedroom 02	3.20	3.00
Bathroom 01	1.80	1.60
Bathroom 02	1.80	1.80

BUA	175
Open Roof	39.50

VILLA 02

AREA ***175 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS

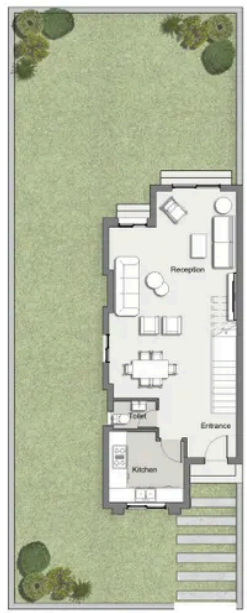


Nawy

CONTACT US

VILLA 02





Room	Length	Width
Reception	8.80	5.40
Kitchen	3.20	3.00
Toilet	1.80	1.20
Entrance Lobby	2.10	1.90

BUA	175
Open Roof	39.50

VILLA 03

AREA ***175 SQM*** ***3*** BEDROOMS ***3*** BATHROOMS



Nawy

CONTACT US

VILLA 03





Room	Length	Width
Living room	3.50	2.70

BUA	175
Open Roof	39.50

VILLA 04

AREA ***175 SQM*** ***5*** BEDROOMS ***4*** BATHROOMS



VILLA 04





VILLA 05

AREA ***175 SQM*** ***5*** BEDROOMS ***4*** BATHROOMS



Nawy

CONTACT US

VILLA 05





VILLA 06

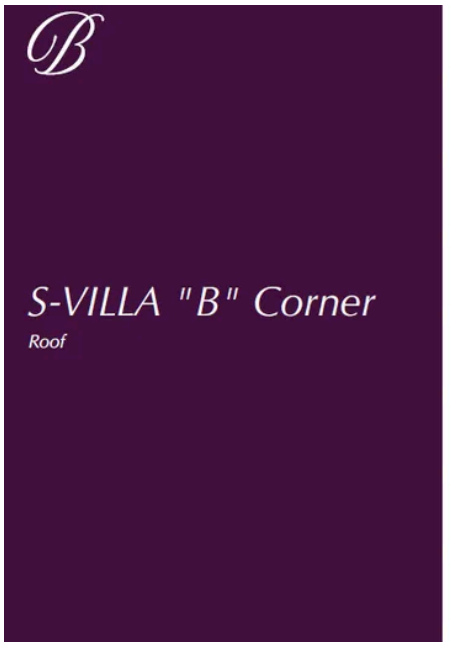
AREA ***175 SQM*** ***4*** BEDROOMS ***5*** BATHROOMS



Nawy

CONTACT US

VILLA 06





ROOM	LENGTH	WIDTH
LIVING AREA	3.25	3.20
MASTER BATHROOM	2.00	2.00

VILLA 07

AREA ***175 SQM*** ***3*** BEDROOMS ***4*** BATHROOMS



Nawy

CONTACT US

VILLA 07

Standalone Villas
Type B

BUA	240m²
Open Roof	39.50m²

Ground Floor

Reception 1	3.85 x 3.60
Reception 2	7.80 x 6.55
Toilet	1.70 x 1.45
Kitchen	3.15 x 3.10
Entrance	2.45 x 1.50

First Floor

Master Bedroom	3.60 x 3.60
Dressing	2.00 x 1.80
Bathroom 1	2.00 x 1.75
Living Room	3.70 x 3.70
Terrace	1.60 x 1.45
Bedroom 1	3.60 x 3.60
Bedroom 2	3.60 x 3.45
Bathroom 2	3.15 x 1.60

Roof

Living Room	4.80 x 4.75
Toilet	2.00 x 1.10



VILLA 08

AREA ***175 SQM*** ***5*** BEDROOMS ***4*** BATHROOMS



Nawy

CONTACT US

VILLA 08





VILLA 09

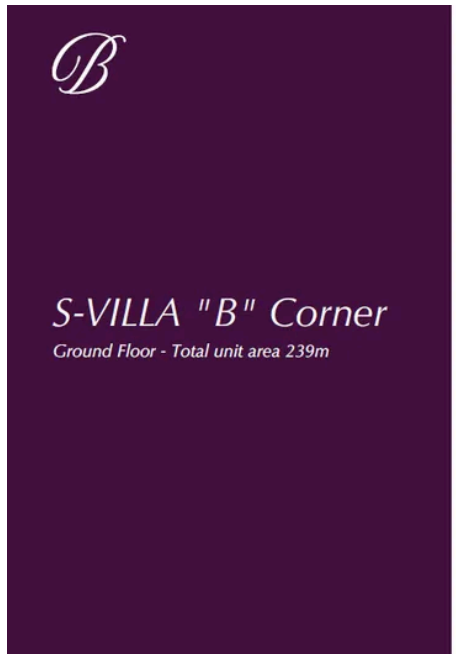
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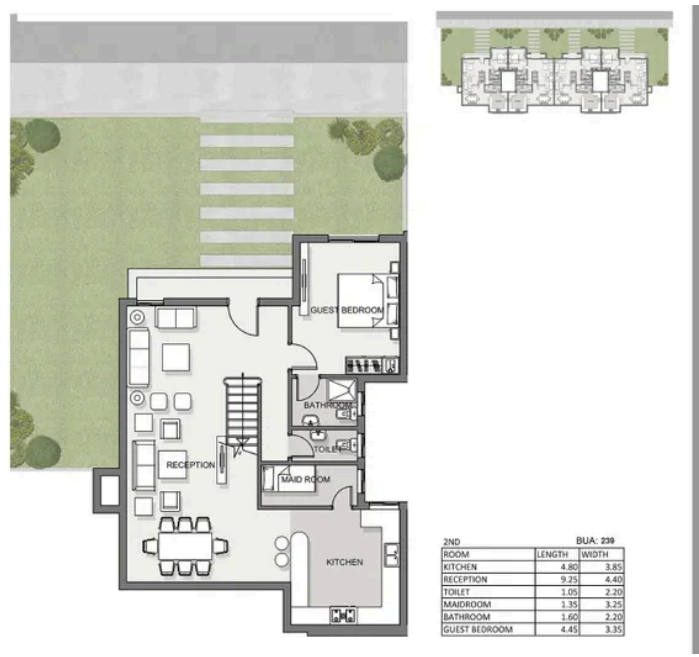


Nawy

CONTACT US

VILLA 09





2ND		BUA: 239
ROOM	LENGTH	WIDTH
KITCHEN	4.80	3.85
RECEPTION	9.25	4.40
TOILET	1.05	2.20
MAIDROOM	1.35	3.25
BATHROOM	1.60	2.20
GUEST BEDROOM	4.45	3.35

VILLA 10

AREA ***175 SQM*** ***4*** BEDROOMS ***5*** BATHROOMS

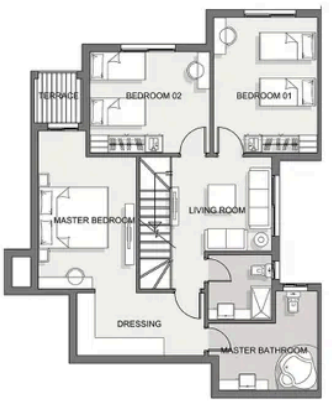


Nawy

CONTACT US

VILLA 10







ROOM	LENGTH	WIDTH
MASTER BEDROOM	5.20	3.30
MASTER BATHROOM	3.60	3.25
DRESSING	4.20	2.05
BEDROOM 02	3.30	3.95
BEDROOM 01	3.40	3.85
LIVING ROOM	3.10	3.30

TOWNHOUSE 01

AREA ***248 SQM*** ***4*** BEDROOMS ***2*** BATHROOMS



Nawy

CONTACT US

TOWNHOUSE 01

Unit Name 204





RECEPTION	11,00 X 5,95
ENTRANCE	1,30 X 2,10
GUEST TOILET	1,20 X 2,20
KITCHEN	2,50X3,60

TOWNHOUSE 02

AREA ***248 SQM*** ***4*** BEDROOMS ***2*** BATHROOMS

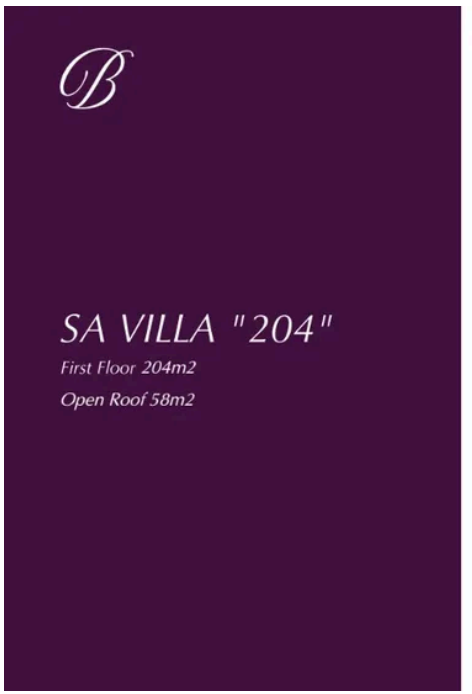


Nawy

CONTACT US

TOWNHOUSE 02

Unit Name 204





M. BEDROOM	3,80 X 3,60
DRESSING	2,25 X 2,10
M.BATH	1,60 X 2,40
BEDROOM 1	3,55 X 3,60
BEDROOM 2	3,60 X 3,85
BATH	1,60 X 2,40

TOWNHOUSE 03

AREA ***248 SQM*** ***4*** BEDROOMS ***2*** BATHROOMS

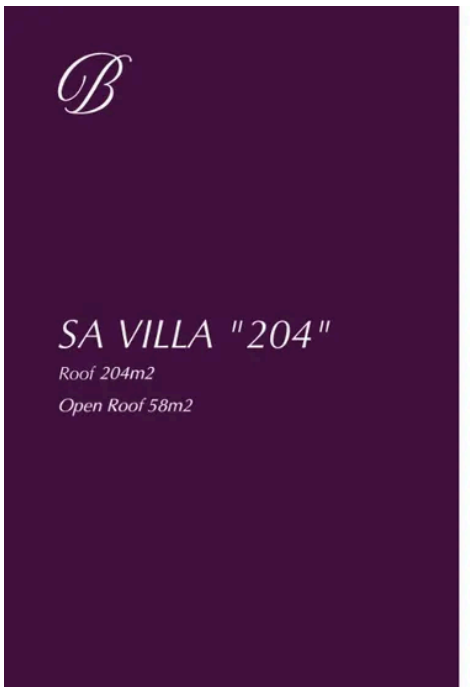


Nawy

CONTACT US

TOWNHOUSE 03

Unit Name 204





LIVING ROOM	3,30 X 3,40
TOILET	1,20 X 2,10

TOWNHOUSE 04

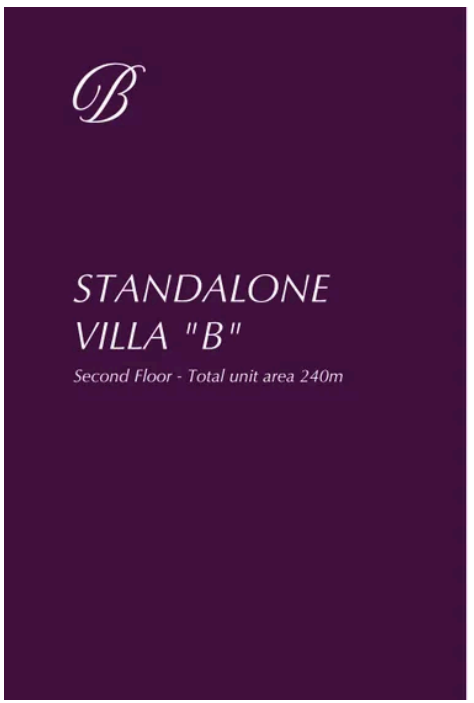
AREA ***248 SQM*** ***5*** BEDROOMS ***5*** BATHROOMS



Nawy

CONTACT US

TOWNHOUSE 04





TOWNHOUSE 05

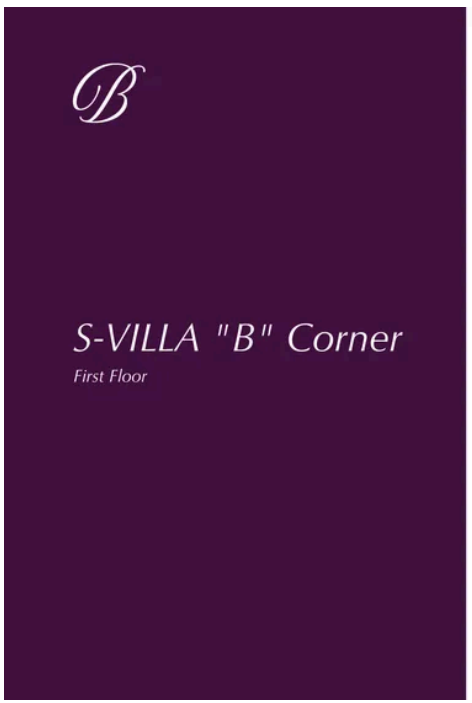
AREA ***248 SQM*** ***5*** BEDROOMS ***5*** BATHROOMS



Nawy

CONTACT US

TOWNHOUSE 05





ROOM	LENGTH	WIDTH
MASTER BEDROOM	5.20	3.30
MASTER BATHROOM	3.60	3.25
DRESSING	4.20	2.05
BEDROOM 02	3.30	3.95
BEDROOM 01	3.40	3.85
LIVING ROOM	3.10	3.30

TOWNHOUSE 06

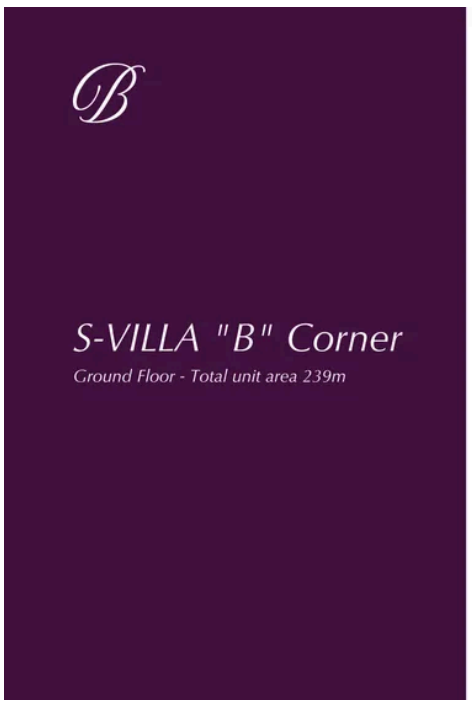
AREA ***248 SQM*** ***5*** BEDROOMS ***5*** BATHROOMS



Nawy

CONTACT US

TOWNHOUSE 06





2ND — BUA: 239

ROOM	LENGTH	WIDTH
KITCHEN	4.80	3.85
RECEPTION	9.25	4.40
TOILET	1.05	2.20
MAIDROOM	1.35	3.25
BATHROOM	1.60	2.20
GUEST BEDROOM	4.45	3.35

TOWNHOUSE 07

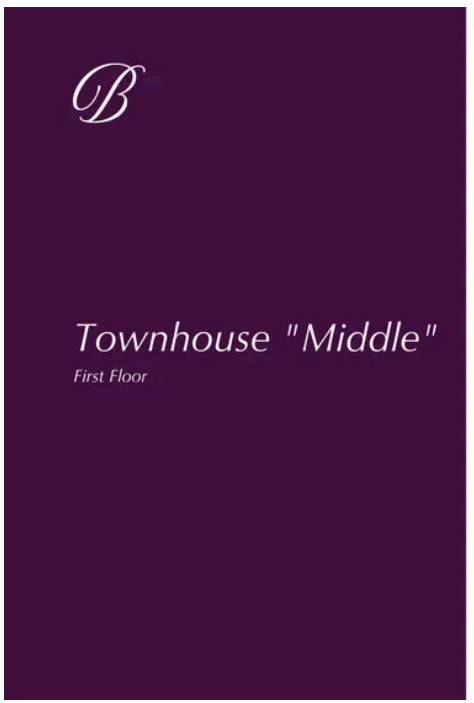
AREA ***248 SQM*** ***5*** BEDROOMS ***6*** BATHROOMS



Nawy

CONTACT US

TOWNHOUSE 07







TOWNHOUSE 08

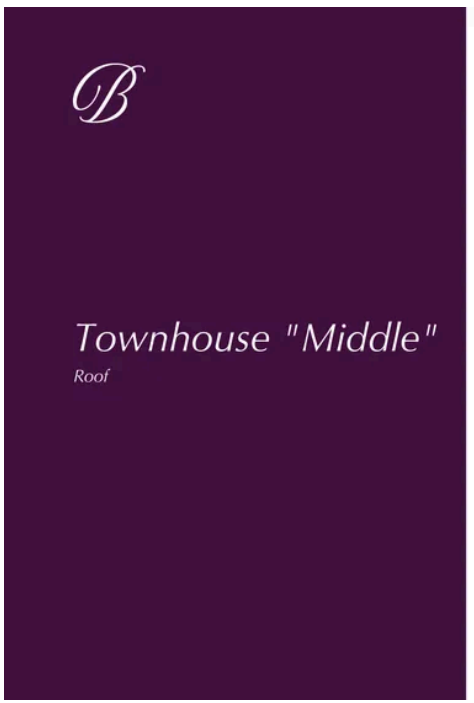
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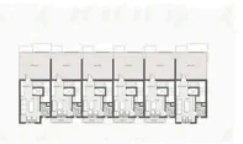
Nawy

CONTACT US

TOWNHOUSE 08







TOWNHOUSE 09

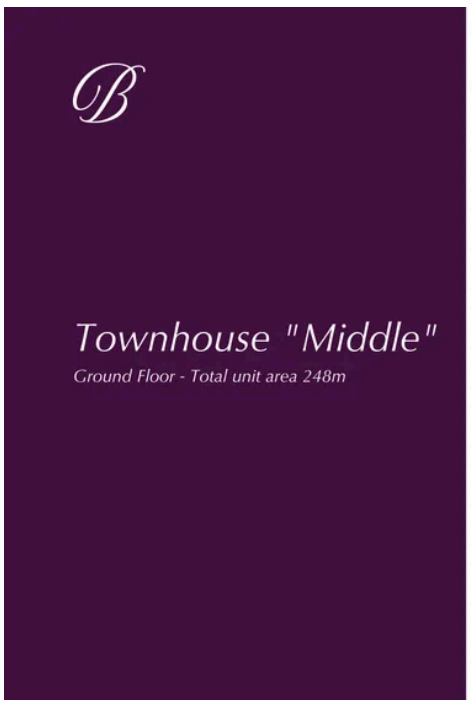
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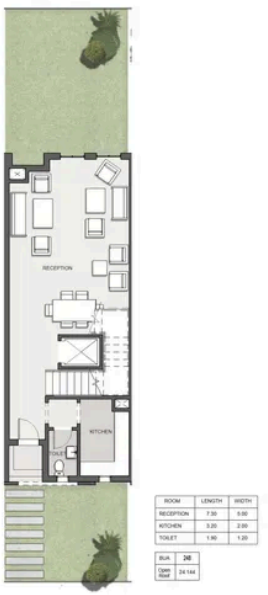


Nawy

CONTACT US

TOWNHOUSE 09







TOWNHOUSE 10

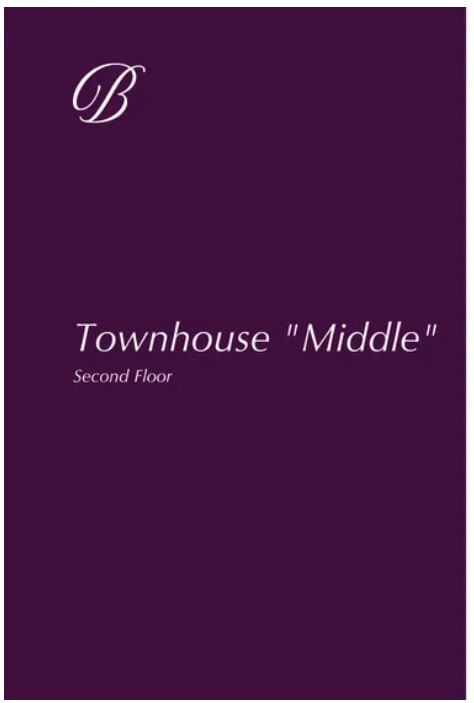
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Nawy

CONTACT US

TOWNHOUSE 10







TOWNHOUSE 11

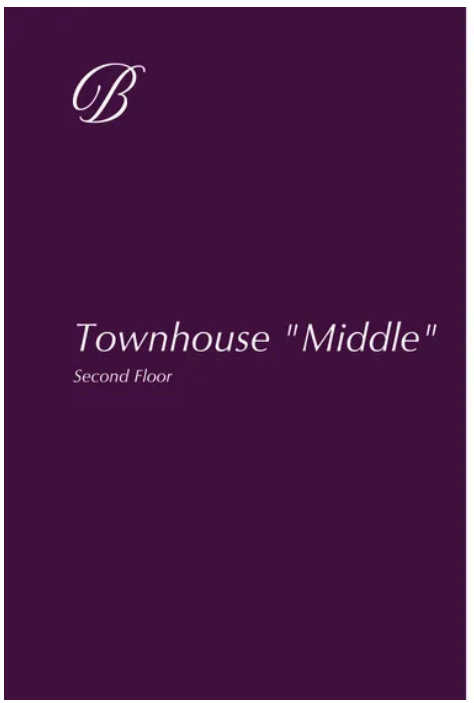
AREA ***248 SQM*** ***4*** BEDROOMS ***6*** BATHROOMS



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CONTACT US

TOWNHOUSE 11







TOWNHOUSE 12

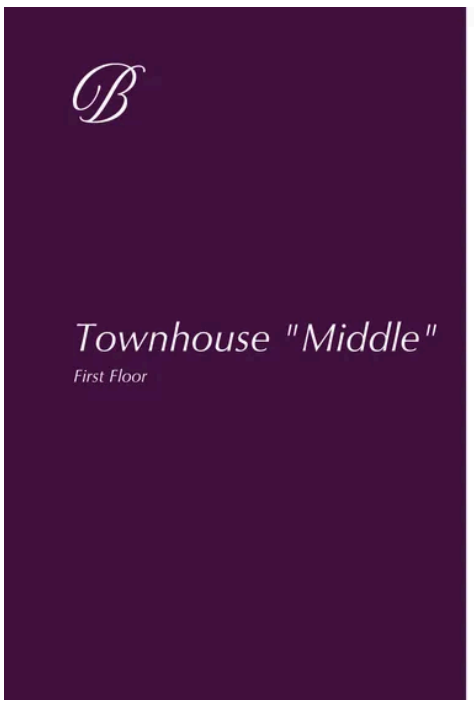
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CONTACT US

TOWNHOUSE 12







TOWNHOUSE 13

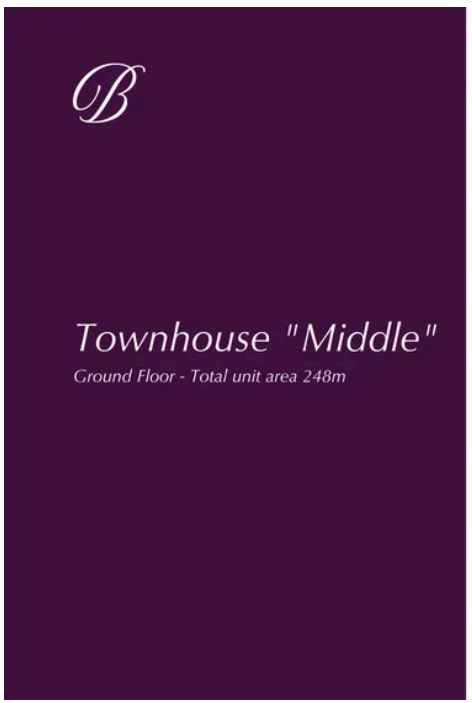
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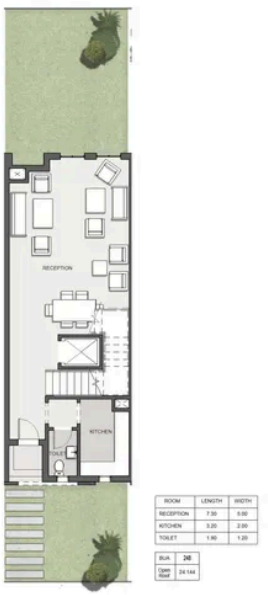


Nawy

CONTACT US

TOWNHOUSE 13







TOWNHOUSE 14

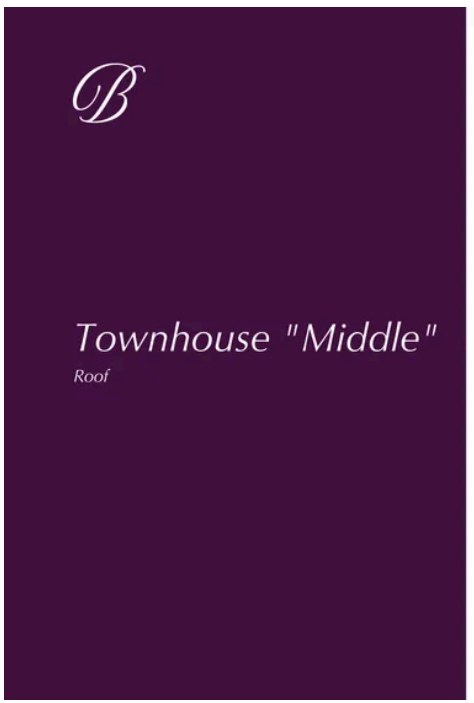
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CONTACT US

TOWNHOUSE 14







TOWNHOUSE 15

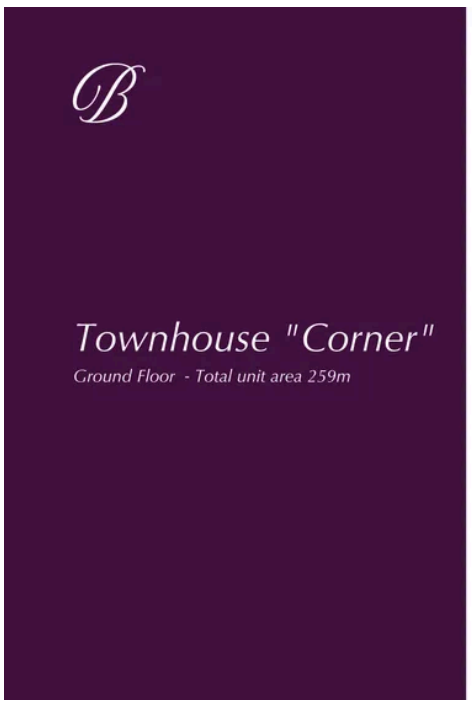
AREA ***248 SQM*** ***5*** BEDROOMS ***6*** BATHROOMS



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CONTACT US

TOWNHOUSE 15





TOWNHOUSE 16

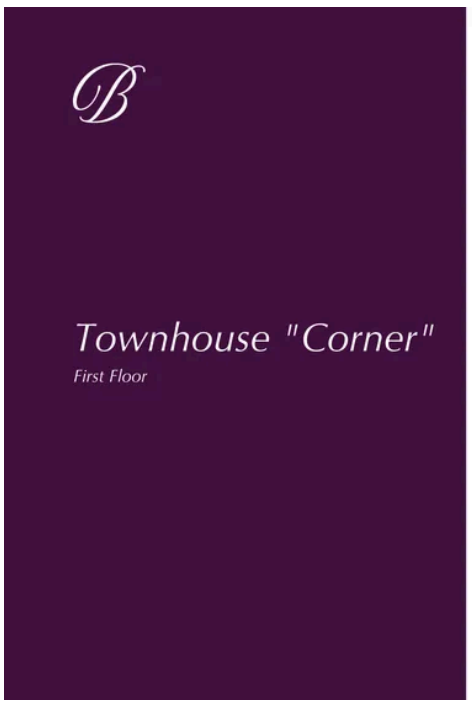
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CONTACT US

TOWNHOUSE 16





TOWNHOUSE 17

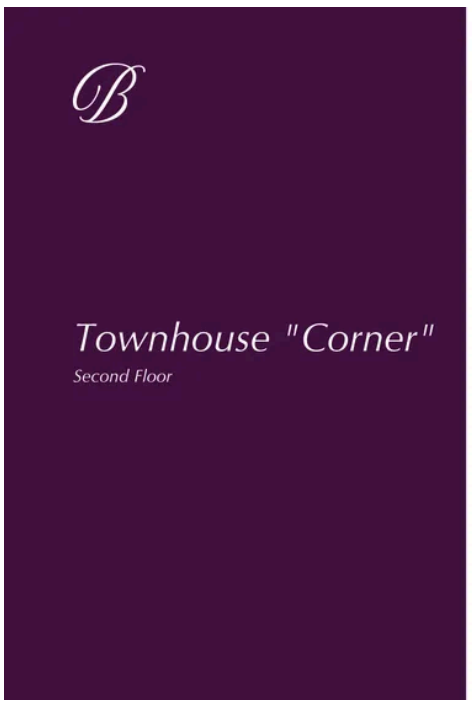
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CONTACT US

TOWNHOUSE 17





TOWNHOUSE 18

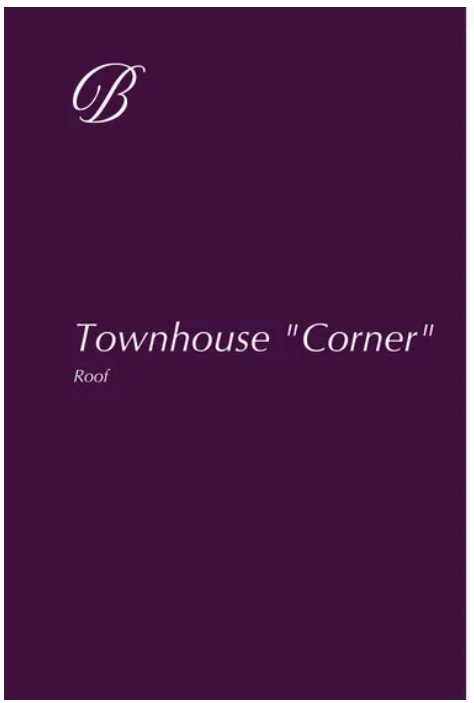
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CONTACT US

TOWNHOUSE 18





TOWNHOUSE 19

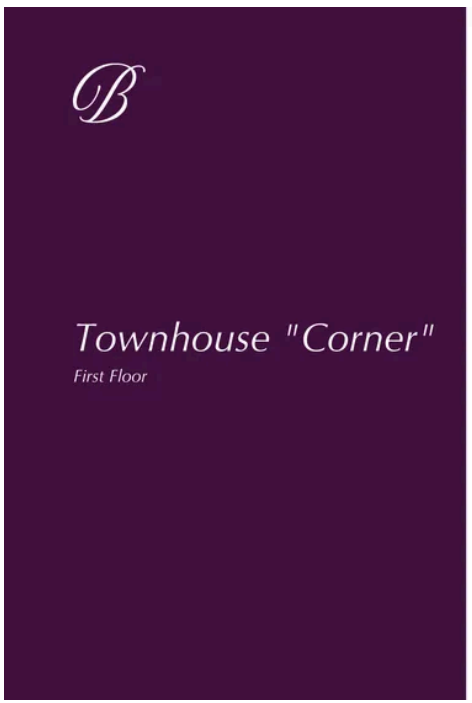
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CONTACT US

TOWNHOUSE 19





TOWNHOUSE 20

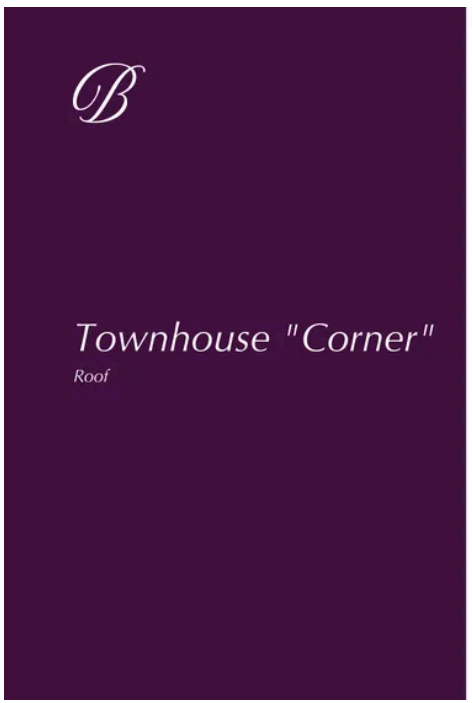
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CONTACT US

TOWNHOUSE 20





TOWNHOUSE 21

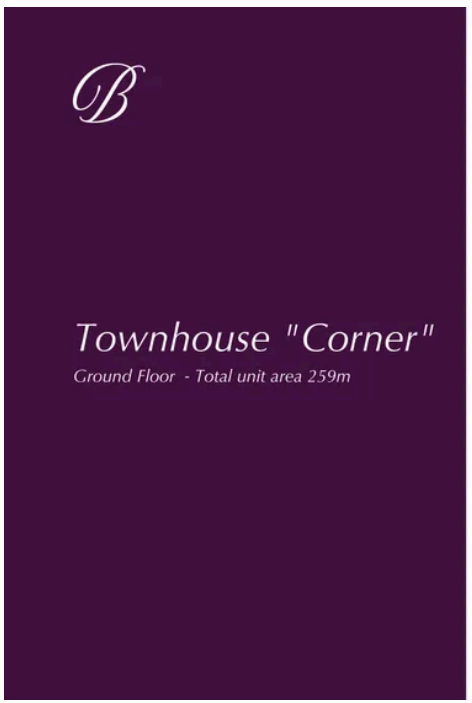
AREA ***248 SQM*** ***4*** BEDROOMS ***6*** BATHROOMS



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CONTACT US

TOWNHOUSE 21





TOWNHOUSE 22

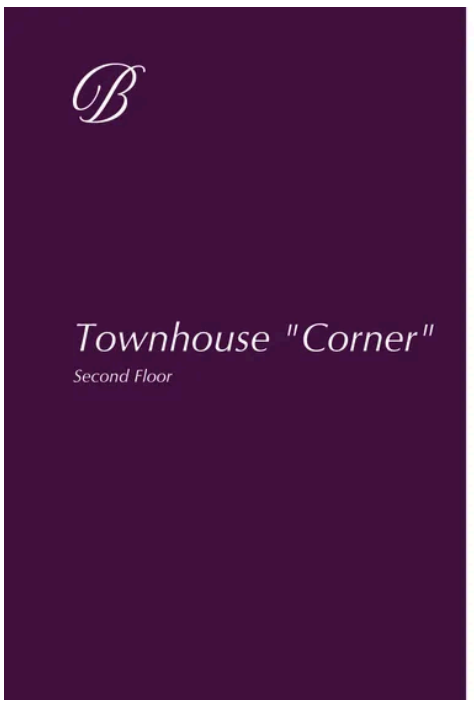
AREA ***248 SQM*** ***4*** BEDROOMS ***6*** BATHROOMS



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CONTACT US

TOWNHOUSE 22





TOWNHOUSE 23

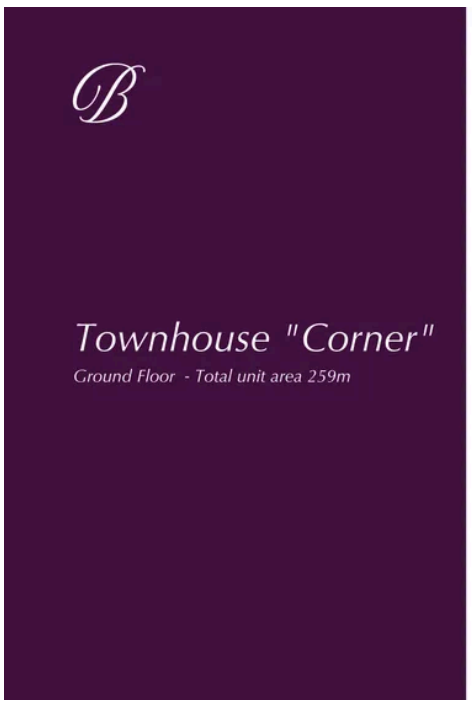
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CONTACT US

TOWNHOUSE 23







TOWNHOUSE 24

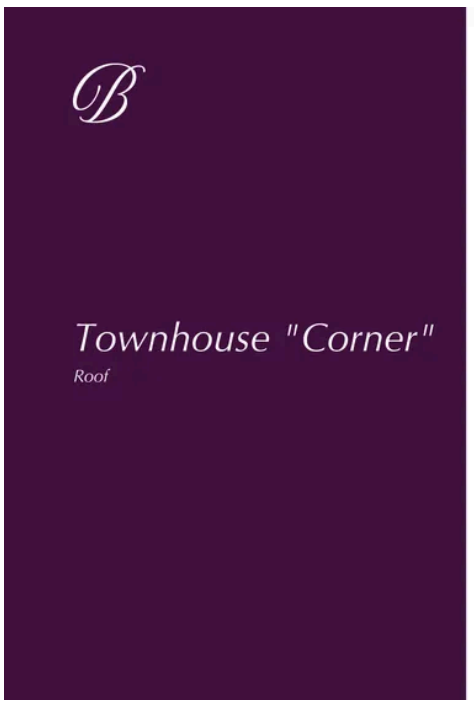
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CONTACT US

TOWNHOUSE 24





TOWNHOUSE 25

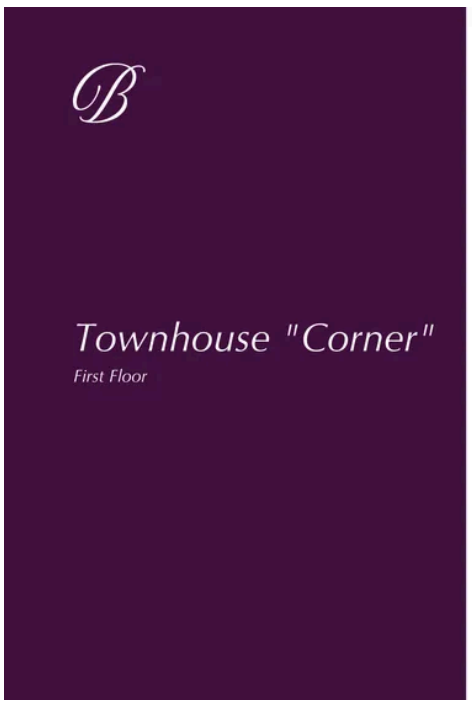
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CONTACT US

TOWNHOUSE 25





TOWNHOUSE 26

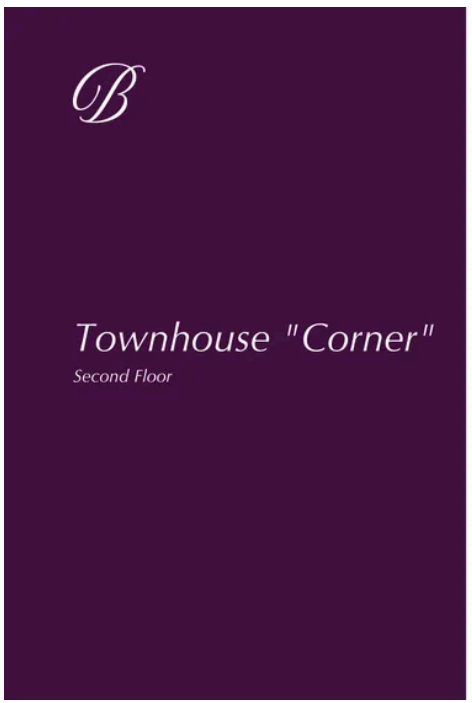
AREA ***248 SQM*** ***4*** BEDROOMS ***6*** BATHROOMS



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CONTACT US

TOWNHOUSE 26





STUDIO 01

AREA ***74 SQM*** ***2*** BATHROOMS



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CONTACT US

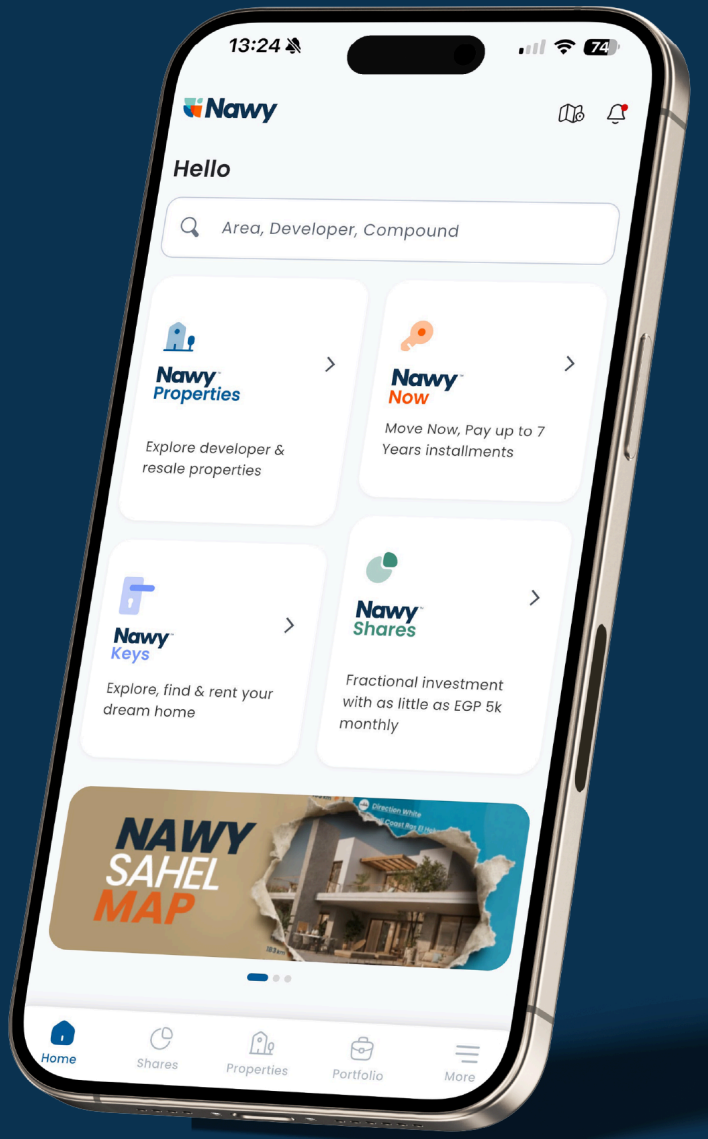
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