

seven

Residence

ABOUT *THE DEVELOPER*

Harby Group is a diversified real estate and construction conglomerate with an accumulative experience of over 15 years across Dubai and Cairo, contributing to some of Egypt's most prominent mega projects.

With a strong footprint in multiple sectors – including hospitality, mixed-use developments, residential, Hospitality ,and governmental projects – the Group has built a reputation for delivering excellence and innovation across all stages of development.

Comprising more than four specialized companies, each dedicated to a specific sector, Harby Group ensures integrated project execution from concept to completion, with a commitment to quality, sustainability, and long-term value creation.

Backed by a vast and strategically located land bank, the Group is now taking the next step in real estate development, expanding its portfolio to introduce distinctive projects that shape the future of urban living.

[20]

[25]

HISTORY [~~WILL BE~~
~~ALREADY~~] **MADE**

HISTORY ALREADY
MADE

Harby_{group.}

Harby_{group.}

**The
Grove**
Commercial Building
Management

MGH
Logistics & Roads
Contracting

**Value
Gate**
Leasing &
Supply Services

[H]

MORE THAN **50** PROJECTS
ALREADY DELIVERED



LEGACY SPANNING OVER

150 KM **1,000,000 M²**

Roads

Developments

15,000,000,000 EGP

Investments Pushed to Egyptian Market

MASSAR

**MASAAR STRIP IS A VIBRANT COMMERCIAL
DESTINATION STRATEGICALLY LOCATED IN
OCTOBER GARDENS.**

Spanning over 25,000 m² with a built-up area of 3,000 m², designed to serve as a dynamic hub for the surrounding community, MASSAR Strip offers a diverse mix of facilities, retail outlets, and dining experiences that cater to both residents and visitors.

Positioned near Zewail University and the October Gardens Authority, the strip benefits from a high-traffic location surrounded by thriving residential neighborhoods—making it an ideal spot for leisure, business, and daily conveniences.

HISTORY ALREADY
MADE

**AUGUST
2023**
0%
CONSTRUCTION



**JANUARY
2024**
70 %
CONSTRUCTION

**JANUARY
2025**
READY
FOR LEASING



WE'RE WORKING
AT THE SPEED
OF LIGHT

الحياة البسيط من كده

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About SEVEN RESIDENCE

SEVEN is residential on Ahmed Zewail axis, one of the main axis in October connecting the area of October Gardens with the Wahat Road.

— SEVEN Residence, it's a transformative lifestyle experience.

Key Features OF SEVEN

- **Low-rise buildings**
- Residential, Commercial, and Administrative offerings. Launching now the Residential
- Compound is divided into **7 different zones**

HISTORY ALREADY
MADE —
a project by **Harby** group

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسيطة من كل مكان

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HISTORY ALREADY
MADE –
a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسط من كده

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HISTORY ALREADY
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SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسيط من كده

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10

HISTORY ALREADY
MADE -
a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسط من كدة

LOCATION

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TOTAL
AREA

41,780 ACRES



AVERAGE
POPULATION
DENSITY

350,000



CONSTRUCTION
COMPLETION
RATE

70 %

HISTORY ALREADY
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SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسط من كده

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PROJECT LOCATION

Direct Zewail Road

- 2 MINS Al-Wahat Road
- 4 MINS LRT Path – Nile Sat Road
- 5 MINS Ring Road
- 7 MINS Al-Fayoum Road
- 12 MINS Waslet Dahshur
- 16 MINS Middle Ring Road

Google Earth
Google EG, Air

MAGDY YAOUB
FOUNDATION

ZAMALEK
SPORTING CLUB

RING ROAD

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ZEWAIL
UNIVERSITY

WAHAT ROAD

ZEWAIL ROAD

16 M

52 M

24 M

24 M

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WHY
seven
Residence

HISTORY ALREADY
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SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسيط من كده

THE MAGIC OF SEVEN

A NUMBER THAT HAS ALWAYS CARRIED MEANING BEYOND MEASURE. IT REPRESENTS BALANCE, PERFECTION, AND CONNECTION. AT SEVEN RESIDENCE, THIS PHILOSOPHY IS REFLECTED IN EVERY DETAIL — FROM THE DESIGN AND LANDSCAPE TO THE LIVING EXPERIENCE ITSELF. EACH ZONE IS CRAFTED TO OFFER A UNIQUE SENSE OF ENERGY, COMFORT, AND FULFILLMENT, CREATING A PLACE WHERE LIFE FLOWS EFFORTLESSLY AND BEAUTIFULLY.

V Wonders of the World



V Days of the Week



V Notes in Music



V Colors of the Rainbow



RESIDENTIAL

Seven / a gated community divided into 7 unique zones

SEVEN | A GATED COMMUNITY
DIVIDED INTO

7 unique ZONES

Our project is designed to deliver a transformative lifestyle where architecture and landscape bring balance, energy, and community together.

To ensure this, the project plan was divided into seven distinct zones each zone designed as a representation of its unique facility that support the balance of residents daily lives.



SEVEN Residence lies on the philosophy of awakening and harmonizing one of these energies, transforming SEVEN into a living experience that nurtures body, mind, and soul.

A journey toward balance, where architecture, landscape, and emotion align to create a life in flow.

MASTER PLAN



TOTAL
PROJECT AREA

52 Acres

FACADE
LENGTH

310 m

BUILDING
HEIGHT

G+5

BUILT-UP
AREA

25%

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HISTORY ALREADY
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a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسط من كده

BUILT-UP AREA
53,736 m²

LANDSCAPE AREA
80,000 m²

COMMERCIAL AREA
26,143 m²

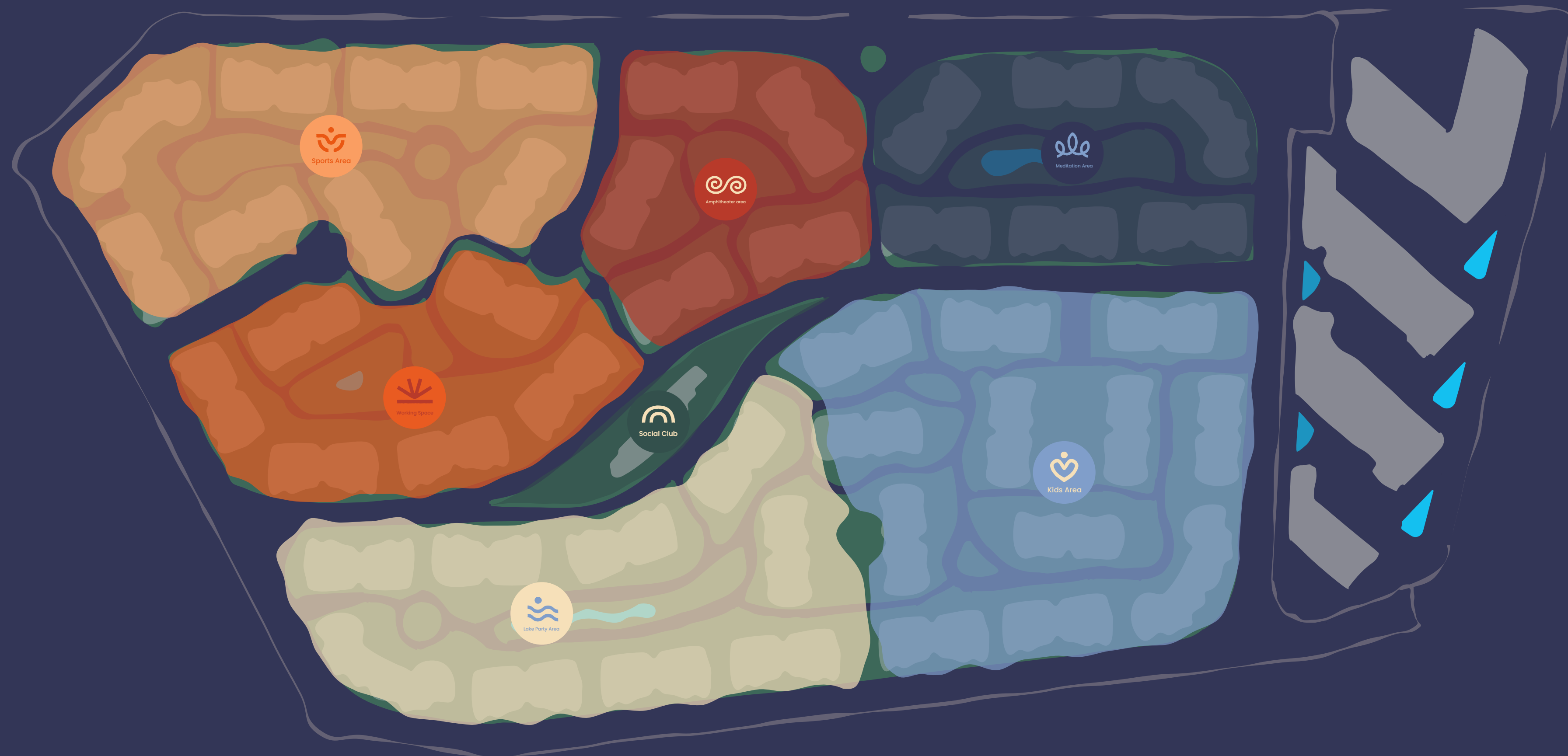


FACILITIES

THE SEVEN ZONES OF BALANCE



-  Meditation Area
-  Kids Area
-  Social Club
-  Amphitheater area
-  Sports Area
-  Working Space
-  Lake Party Area



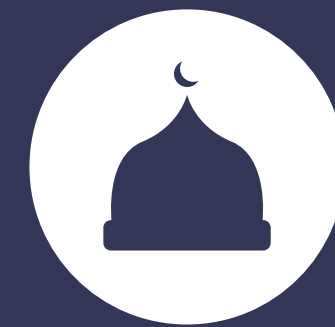
ADDITIONAL FACILITIES



WALKING
LANES



CYCLING
LANES



MOSQUE



COMMERCIAL
MALL



GATHERING
AREAS



GARBAGE
SHOOT



DOUBLE HEIGHT
ENTRANCE

GALLERY

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HISTORY ALREADY MADE - a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
الحياة البسط من كدة

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MADE -
a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسط من كده

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HISTORY ALREADY
MADE –
a project by **Harby** group.

SEVEN ZONES TO EVERYDAY
BALANCE الحياة البستنة من كده

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HISTORY ALREADY
MADE –
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SEVEN ZONES TO EVERYDAY
BALANCE الحياة البسيط من كده

PRODUCT MIX

2

BEDROOM



STARTING FROM
109 m²

3

BEDROOM



STARTING FROM
141 m²

4

BEDROOM



STARTING FROM
178 m²

FINANCIAL OFFER

UNIT PRICES

STARTING FROM

31,000

EGP/m²

FINISHING SPECS

CORE & SHELL

UNIT PRICES

2
BEDROOM
STARTING FROM
3,500,000
EGP

3
BEDROOM
STARTING FROM
4,230,000
EGP

4
BEDROOM
STARTING FROM
6,250,000
EGP

FINANCIAL OFFERS

CASH DISCOUNT

☻ **35%** ☻

AMENITIES

CLUBHOUSE
FREE



PARKING
200,000 YRS
OPTIONAL
