

O'LIV

BY  AIKA
DEVELOPMENTS

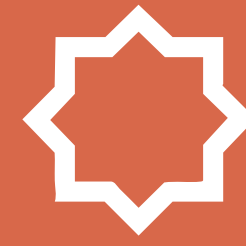
صُمِّمَ لِمَن يَنْتَمِي

CRAFTED FOR THOSE WHO BELONG



حيث يصبح التراث منزلاً

WHERE HERITAGE BECOMES HOME





10 MIN
FROM SHEIKH
ZAYED CENTER



5 MIN
FROM
CAIRO UNIVERSITY



DIRECT
ON THE MIDDLE ROAD



10 MIN
FROM
WASELT DASHOUR



10 MIN
FROM
MALL OF ARABIA



10 MIN
FROM 26 OF
JULY CORRIDOR



O'LIV



DISCOVER YOUR **SANCTUARY**

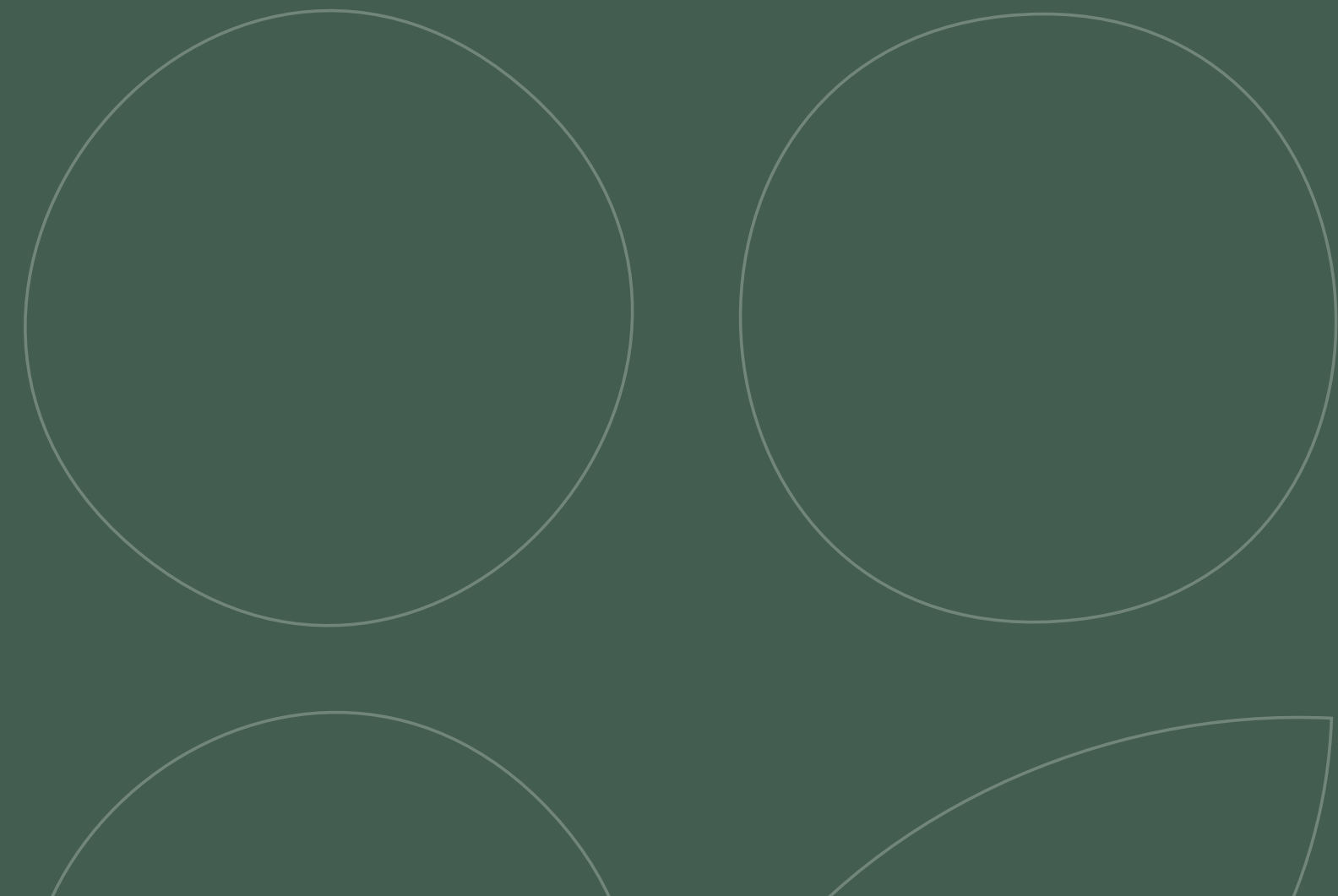


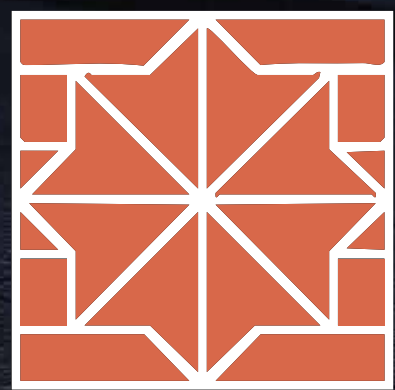


Everything Within Reach

WELCOME TO O'LIV WHERE CONVENIENCE MEETS COMFORT

With proximity to top schools, workplaces, and curated conveniences, O'Liv ensures you are always moments away from what truly matters.

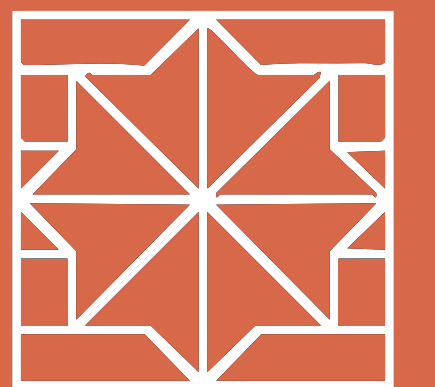




A Harmonious Community

O'LIV RESIDES WITHIN AN ESTEEMED COMMUNITY

Meticulously curated for discerning residents with a strong sense of community. We're committed to preserving the value and appeal of our surroundings, ensuring your investment grows over time

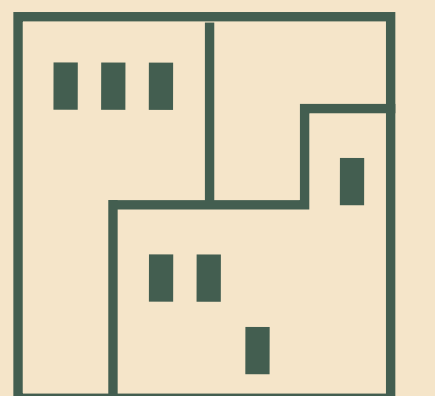




Spacious Living in a Secure Haven

OUR THOUGHTFULLY DESIGNED HOMES PROVIDE AMPLE LIVING SPACE

O'liv prioritizes your family's safety with advanced security systems, well-lit surroundings, and a community-focused environment. Here, you can rest easy knowing your peace of mind is protected.





Intelligent Design. Effortless Living

LIFE IS EASIER WHEN YOUR HOME WORKS FOR YOU

with functional and efficient layouts that maximize space and usability.

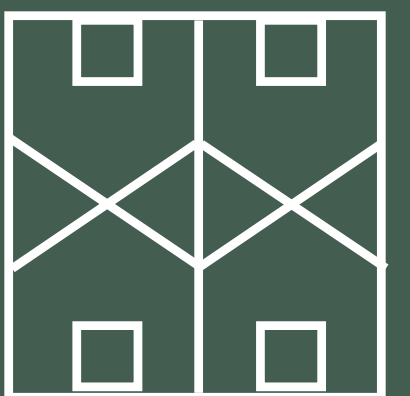
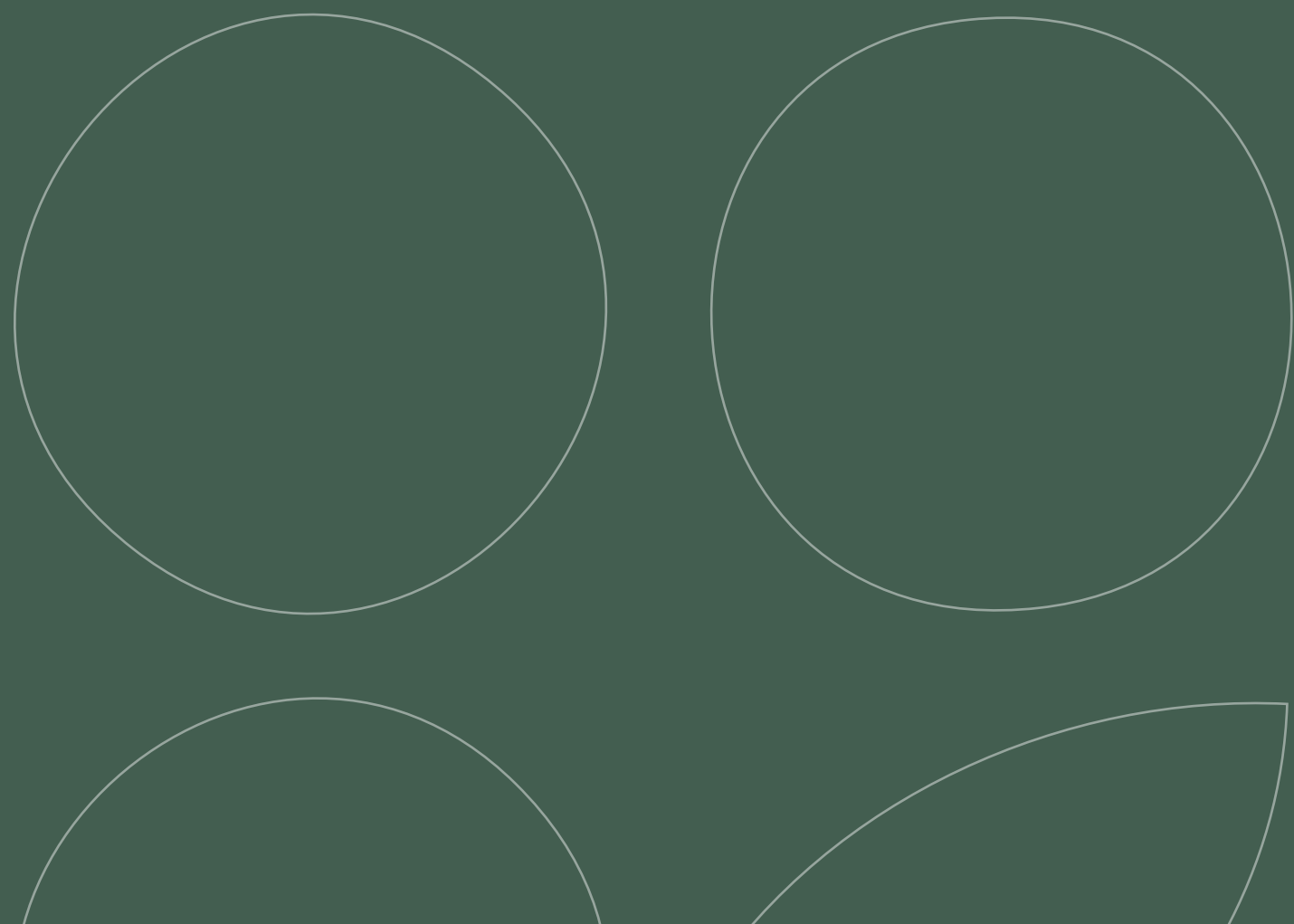




Bright and Airy Living Spaces

OUR HOMES ARE BATHED IN NATURAL LIGHT

featuring expansive windows and optimal ventilation.
This creates an atmosphere of captivating brightness
and refreshing airiness



INCLUSIVE AND ACCESSIBLE LIVING



At O'Liv, we anticipate and provide for your every aspiration, simplifying life with discerning attention to detail. Our project is designed with inclusive luxury in mind, offering features that ensure seamless accessibility throughout.



**ELITE AMENITIES,
ENRICHING
YOUR LIFESTYLE**



Our community amenities are designed to bring people together. Whether you're hosting a gathering or enjoying a quiet afternoon, there's something for everyone at O'Liv



Running track



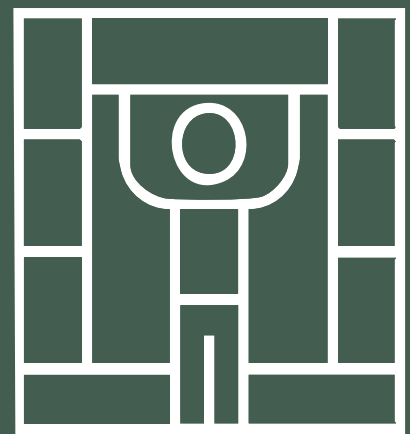
every stride leads to renewed vitality

Kids area



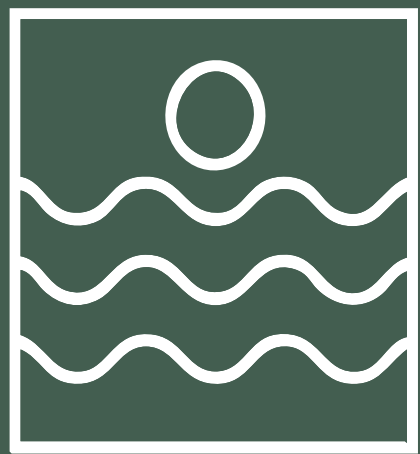
A secure and inspiring haven where curiosity and creativity truly flourish

Outdoor gym



Elevate your regimen within nature's inspiring embrace.

Water feature



tranquil reflections and calm.

Your Perfect Home Awaits

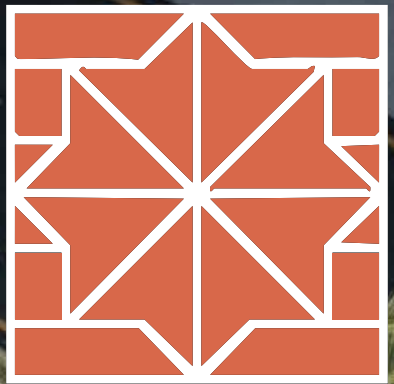
O'Liv represents a rare opportunity to secure your family's future in an unparalleled setting.



we've built homes that reflect your lifestyle, values, and aspirations

With only **19** meticulously crafted villas

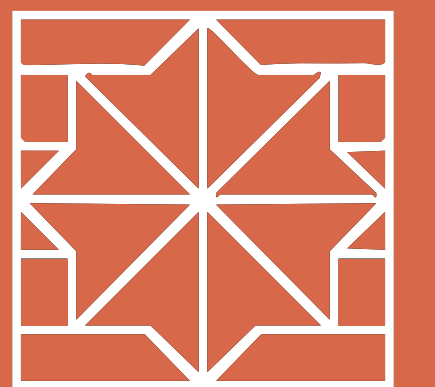


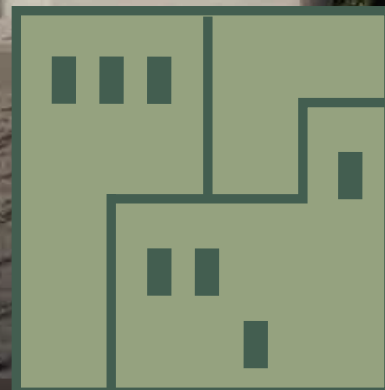


A Sanctuary of Wellness and Sustainability

ENVIRONMENTAL HAZARDS ARE A GROWING CONCERN

but not in our community. O'Liv is built with eco-friendly materials and practices, ensuring a clean, healthy environment for you and your family

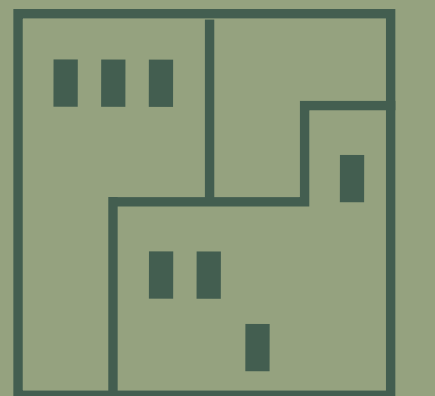
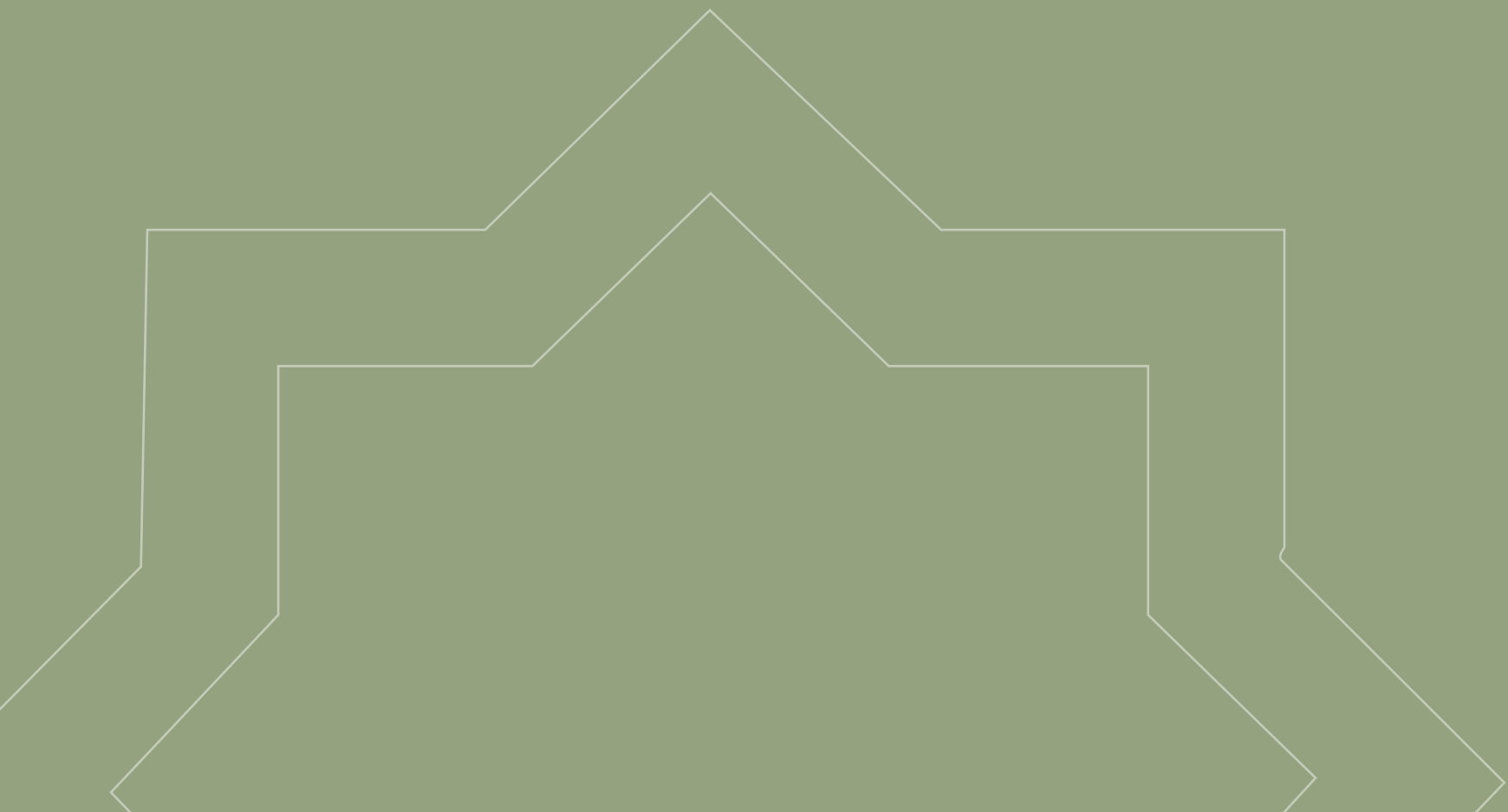




Make It Your Own

YOUR HOME SHOULD BE AS UNIQUE AS YOU ARE

With customizable interior design options, you can personalize your space to reflect your taste and personality. From color schemes to finishes, the choice is yours.



**UNWAVERING SECURITY
ABSOLUTE SERENITY**



Your safety is our priority, Our community is fortified with state-of-the-art security systems, including surveillance, gated access, and 24/7 monitoring, to prevent home security breaches. Rest easy knowing your family and belongings are protected

AMPLE PARKING AND STORAGE



O'LIV

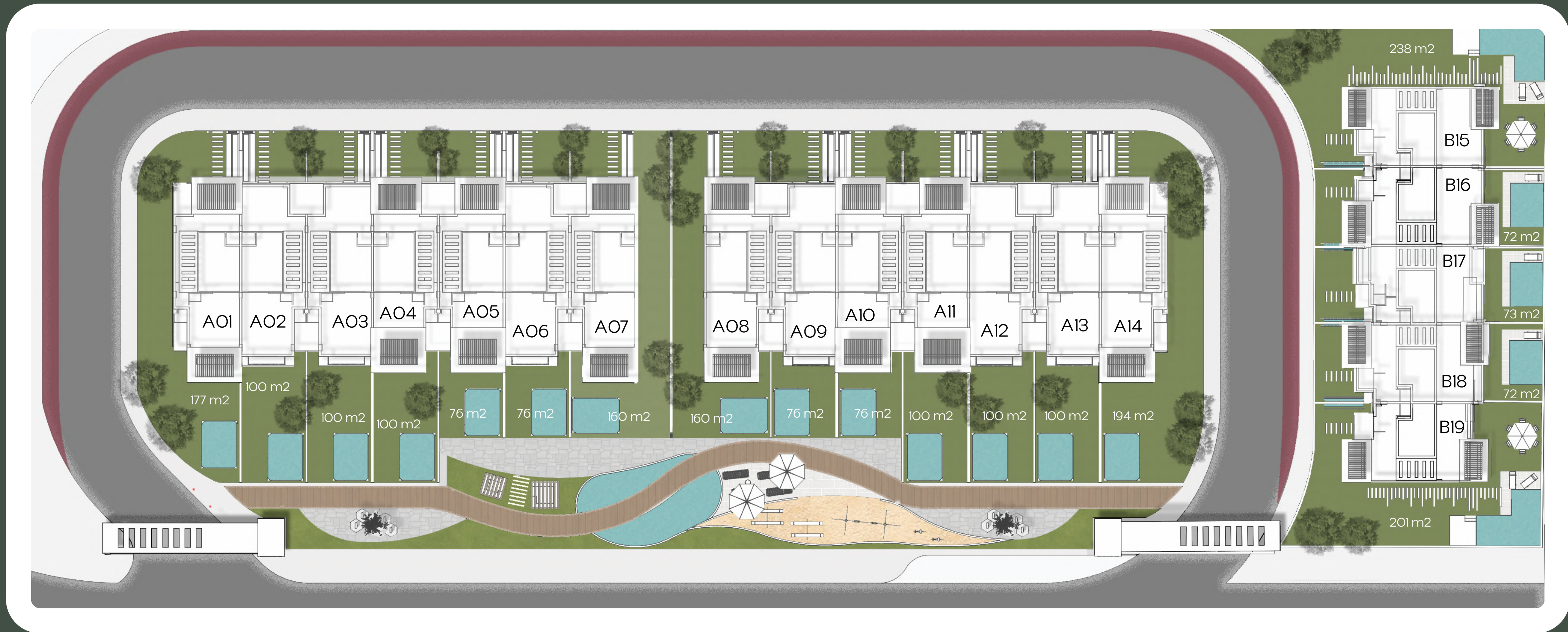
Solutions No more compromises. With dedicated, secure parking and intelligently designed storage, O'Liv ensures your home is as impeccably practical as it is undeniably beautiful. Dive into organized living.





MASTER PLAN





حيث يصبح التراث منزلاً

WHERE HERITAGE BECOMES HOME



O'LIV



TOWN-HOUSE

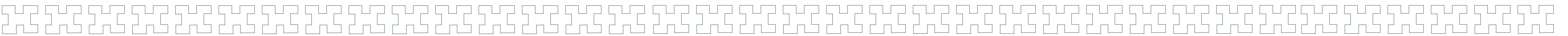
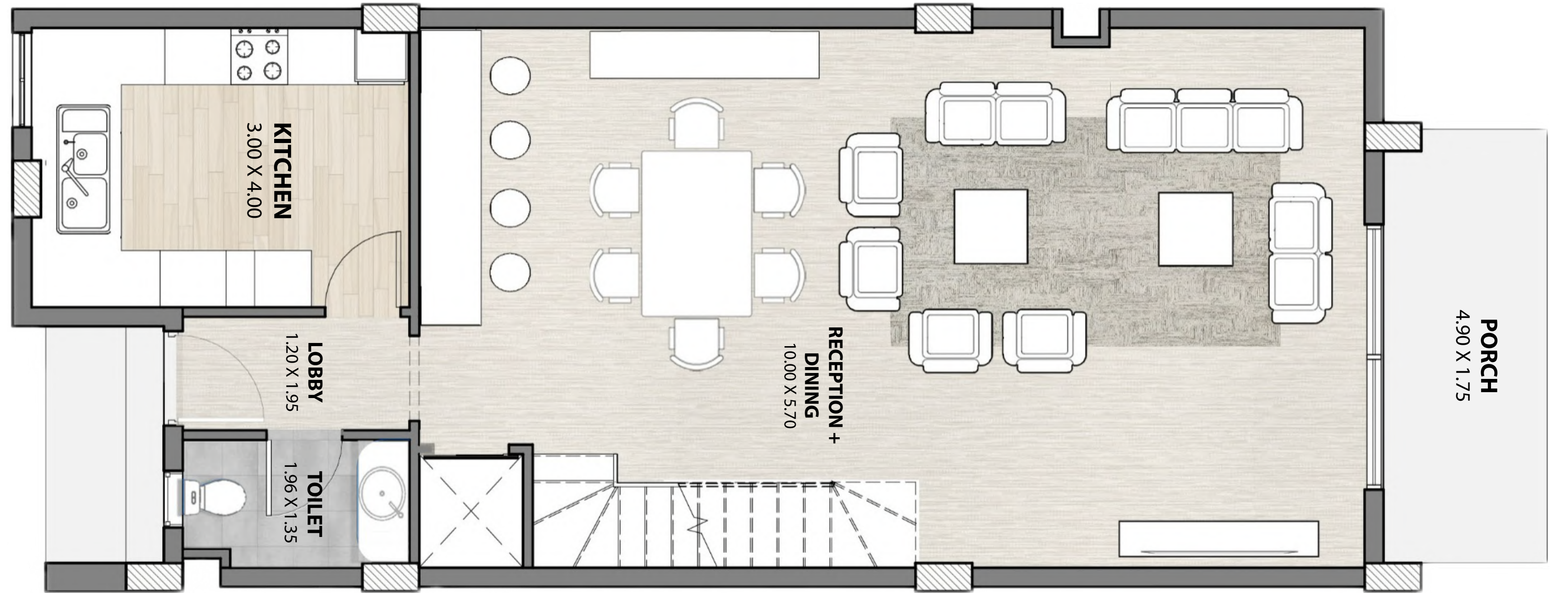


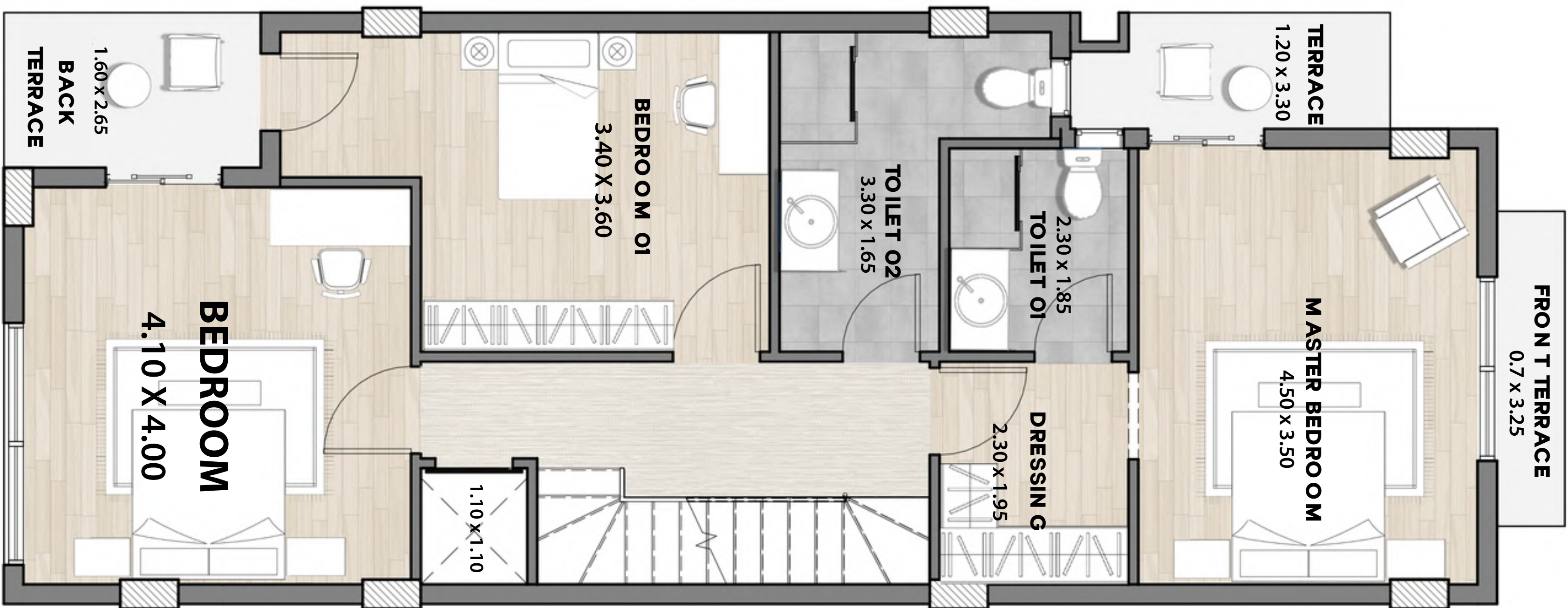
Type A

AREA: 260 m²

Ground Floor

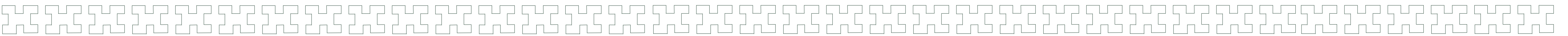
Type A

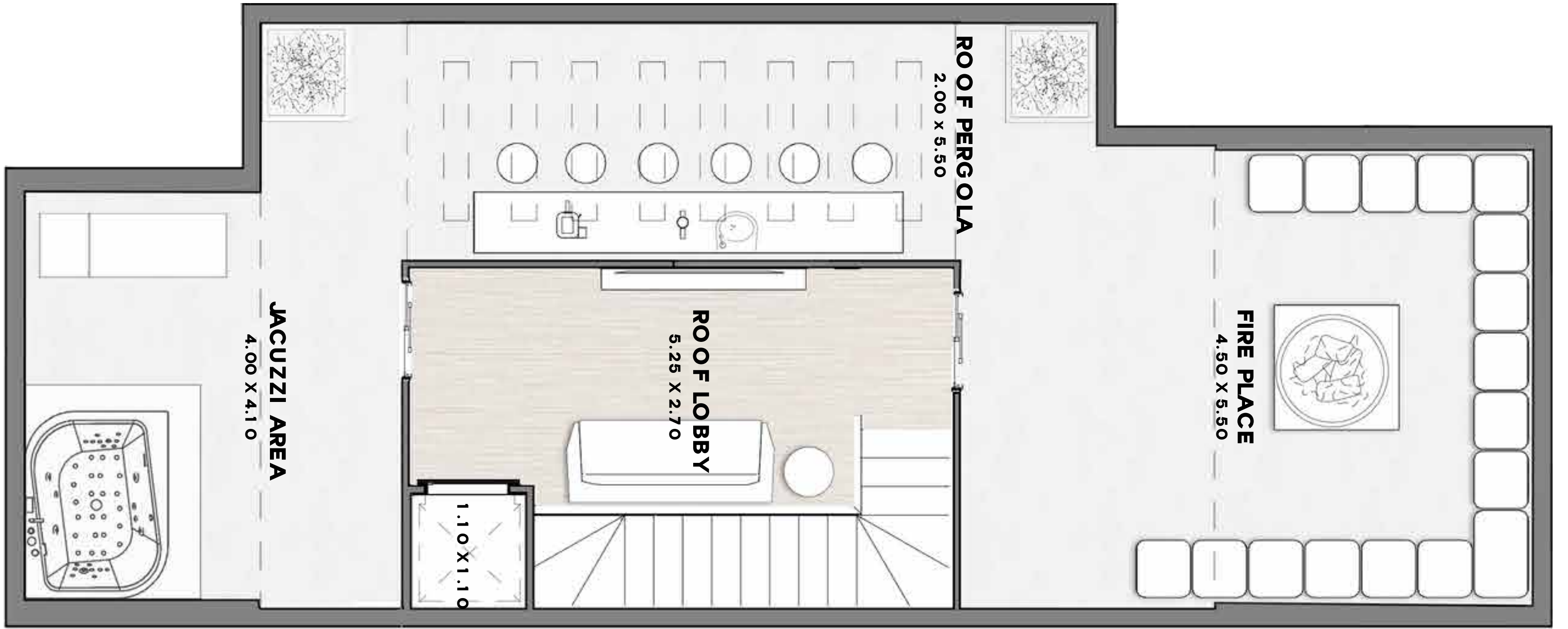




First Floor

Type A





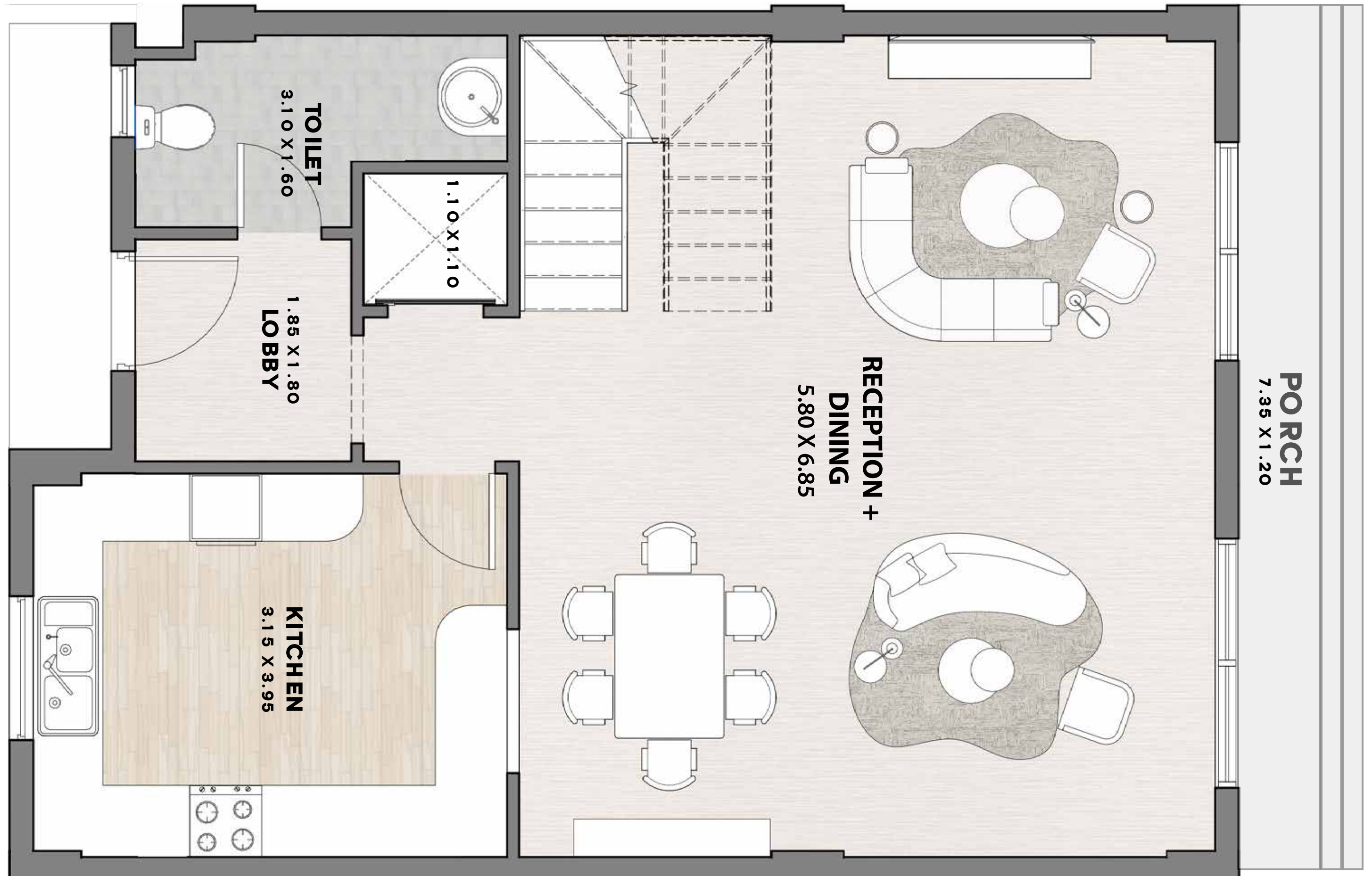
Roof Floor

Type A



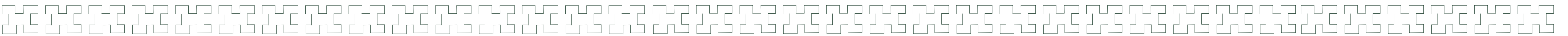
Type B

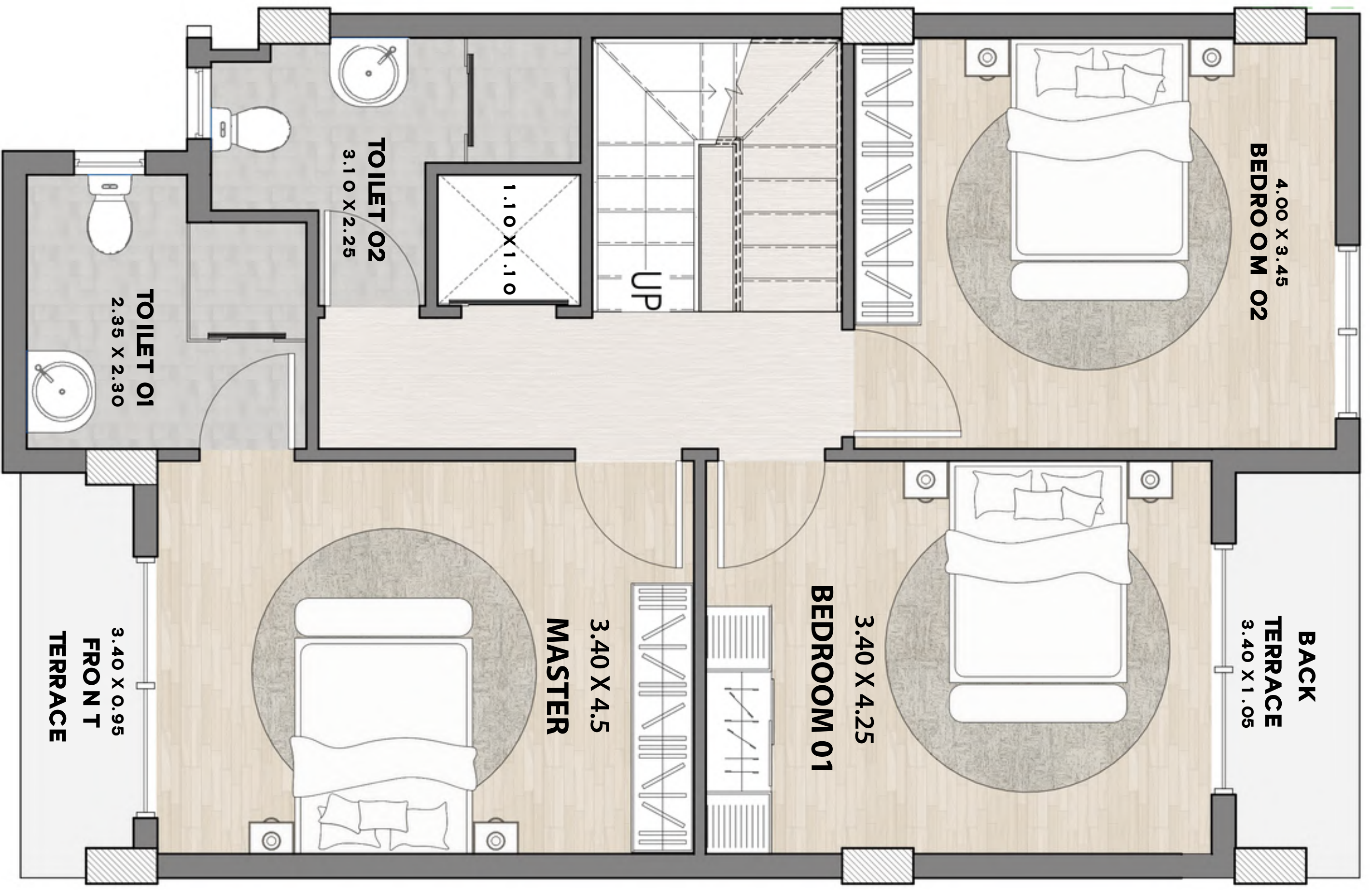
AREA: 228 m²



Ground Floor

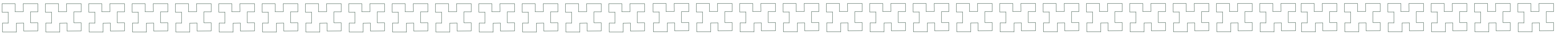
Type B

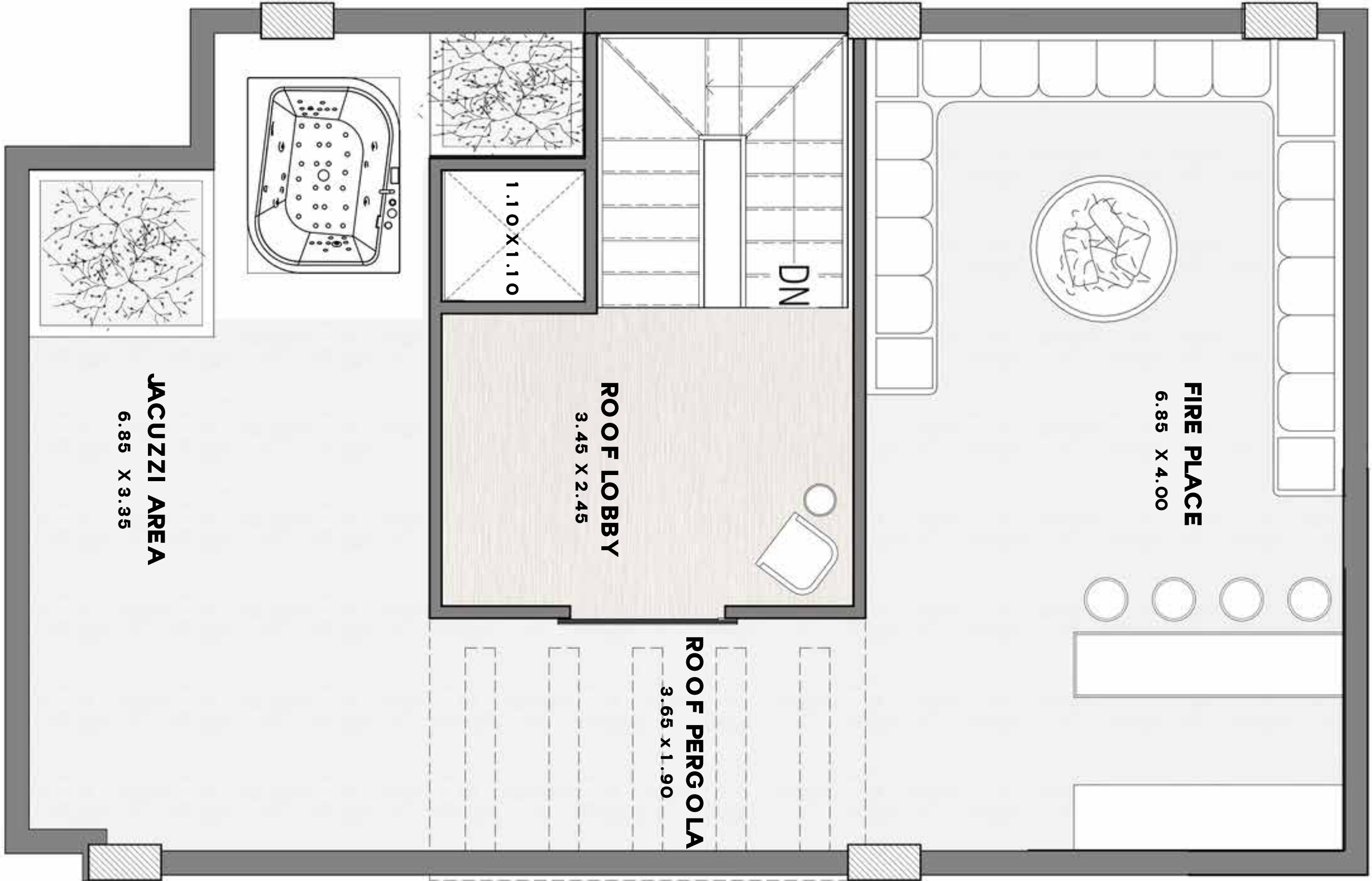




First Floor

Type B





Roof Floor

Type B

JACUZZI AREA
6.85 X 3.35

ROOF LOBBY
3.45 X 2.45

ROOF PERGOLA
3.65 X 1.90

FIRE PLACE
6.85 X 4.00