

# ELEVATING LIFE STYLE

Sheikh Zayed City



Zayed Lagoons  
Aqua & Arbor Bliss

Exclusive by  
Amaken

Harmony in Nature

# THE STORY

In the heart of a growing city, where modern life meets the calm of nature, you'll find Zayed Lagoons. Imagine a place where the peaceful sound of water mixes with stylish, modern design—where every day begins with amazing views and ends in peace. This is more than a home; it's a carefully designed lifestyle that offers both luxury and relaxation. With its beautiful lagoons, green spaces, and top-notch facilities, Zayed Lagoons is a place to live, relax, and enjoy life at its best. Welcome to Zayed Lagoons, where every moment feels special.

*Harmony in Nature*

# THE VISION

To create a harmonious community where modern living meets the beauty of nature, offering residents a unique blend of luxury, serenity, and inspiration. Zayed Lagoons envisions a lifestyle that transforms everyday living into an extraordinary experience, setting a new standard for elegant, nature-connected living in a thriving, sustainable environment.

*Harmony in Nature*

## About the Developer



PROF.DR. AHMED RUSHDY

Roshdy Group is a leading real estate investment and engineering consultancy company established in 2002. With over 22 years of experience, the company has delivered a wide range of integrated services in real estate development, project management, and engineering consultancy.

The company is led by Professor Dr. Ahmed Roshdy Tawfik, a distinguished professor at the Faculty of Engineering, with extensive expertise in engineering consultancy and project management. Supported by a strong and skilled team, Roshdy Group is dedicated to delivering high-quality developments and innovative solutions.

# Facilities



# Plans



TYPICAL FLOOR PLAN



1 - Reception & Dining	7.55m x 4.00m
2 - Guest bathroom	1.90m x 1.30m
3 - Kitchen	4.00m x 2.80m
4 - Bathroom	2.30m x 1.90m
5 - Bedroom	3.70m x 3.05m
6 - Master Bedroom	4.35m x 3.70m
7 - Master Bedroom dressing	2.10m x 1.75m
8 - Master Bedroom Bathroom	2.20m x 1.85m
9 - Terrace	3.20m x 1.40m
10 - Master Bedroom Terrace	3.70m x 1.40m
11 - Corridor	3.80m x 1.10m

Total Area: 135.00m<sup>2</sup>



1 - Garden	50.00 m
2 - Entrance	3.00m x 1.50m
3 - Reception & Dining	5.20m x 3.90m
4 - Guest bathroom	3.10m x 1.45m
5 - Kitchen	3.00m x 2.90m
6 - Bathroom	2.90m x 2.00m
7 - Bedroom	3.60m x 3.60m
8 - Bedroom 2	3.70m x 3.60m
9 - Master Bedroom	6.45m x 3.30m
9 - Master Bedroom dressing	3.35m x 1.45m
10 - Master Bedroom Bathroom	3.00m x 1.45m
11 - Terrace	3.75m x 3.60m
12 - Corridor 1	2.80m x 1.50m
13 - Corridor 2	1.10m x 0.80m

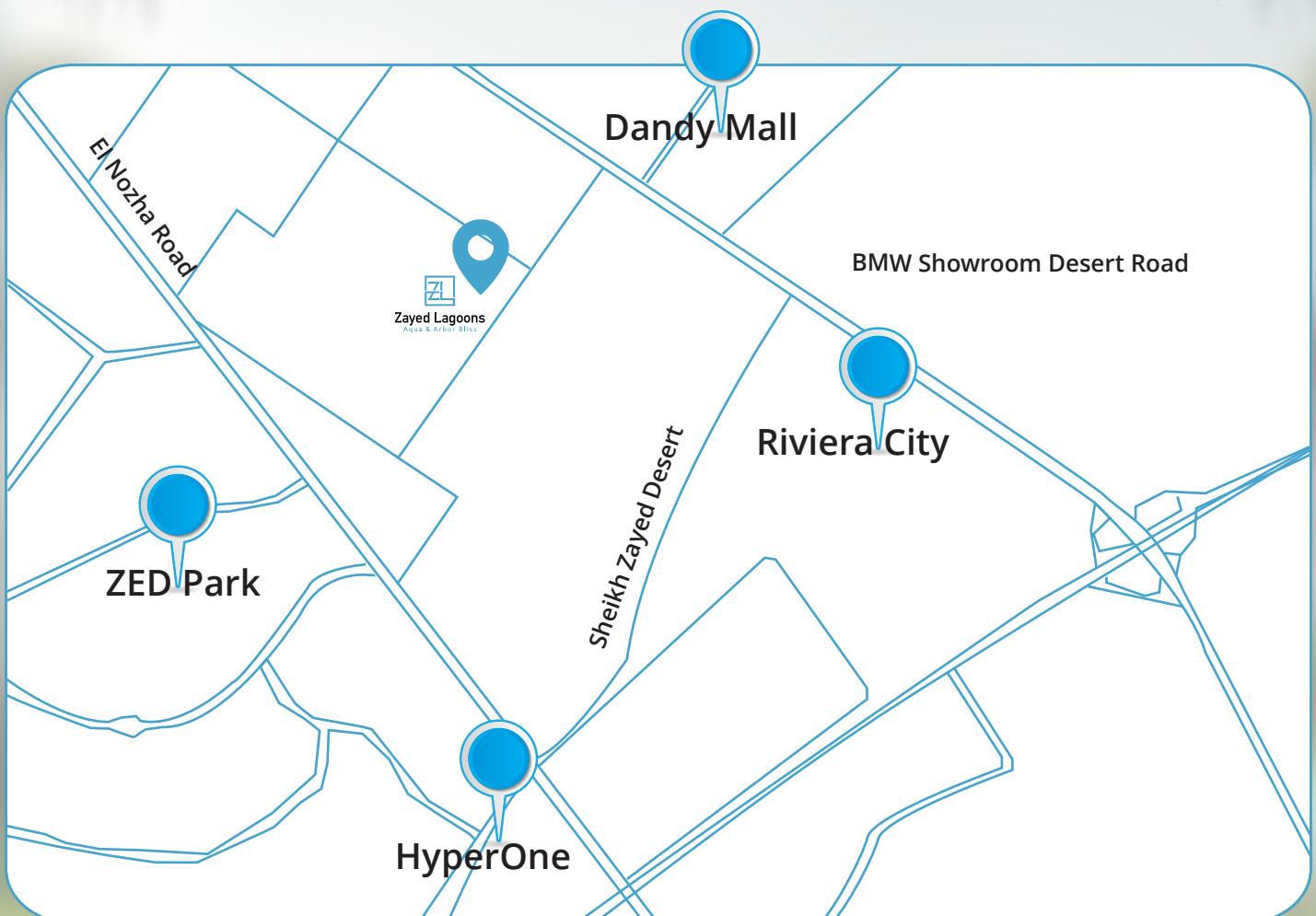
Total Area: 210.00m<sup>2</sup>

## Land Use Distribution

81% for landscape and facilities

19% for buildings

# Location



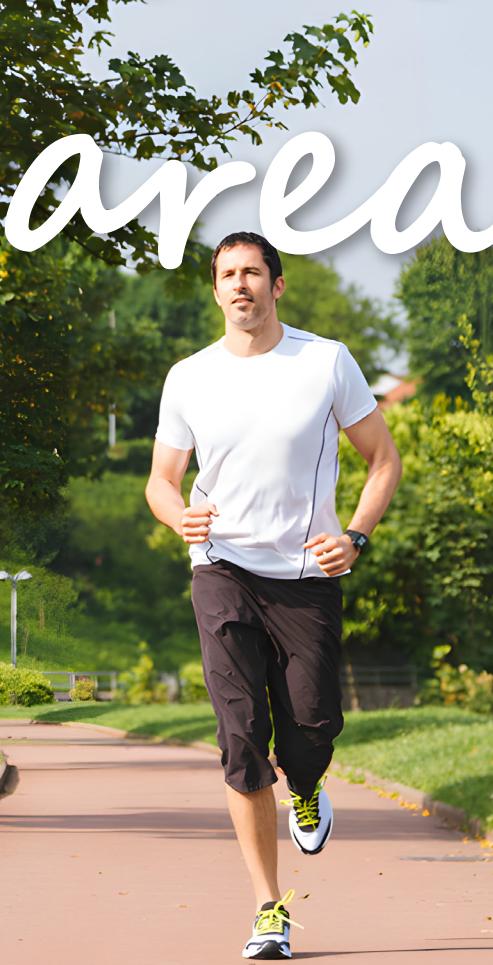
## Green Revolution Sheikh Zayed



- 1 Minutes From El Nozha Road
- 5 Minutes From Dandy Mall
- 5 Minutes From HyperOne



outdoor  
training  
area





# Open-Air Restaurant

kids play  
area



# lagoons



At Zayed Lagoons, we ensure your comfort with round-the-clock maintenance services. Our team is always ready to address any issues promptly, keeping your home in top condition.



security  
services

Your safety is our priority! Zayed Lagoons offers 7/24 security services, including smart gates and surveillance cameras, to provide you with peace of mind.

Live in a pristine environment with our professional cleaning services at Zayed Lagoons. We ensure shared spaces and facilities are always spotless, enhancing your living experience.



# Engineering Consultants for Zayed Lagoons



PROF.DR. MOHAMED FATHY



PROF.DR. MOHAMED AWAD

The Zayed Lagoons project is led by a highly skilled team of engineering consultants with outstanding academic and professional experience who ensure the project meets top standards in design construction safety and sustainability. **Prof Dr Mohamed Fathy** Mohamed Fahmy a professor at Assiut University is an expert in project development engineering design and construction management and plays a key role in supervising engineering solutions to ensure technical excellence and structural integrity. **Prof Dr Mohamed Awad Bahr** a professor of structural engineering at Al-Azhar University brings extensive expertise in structural analysis innovative design and sustainable construction contributing advanced solutions to ensure infrastructure safety and durability. Together these experts combine their knowledge and experience to guide Zayed Lagoons to success by integrating innovative technologies and sustainable practices making it a world-class and iconic development that sets new standards in urban engineering and design.