

ZAYARD

Memora



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Memora

A Place Where Memories Beign..

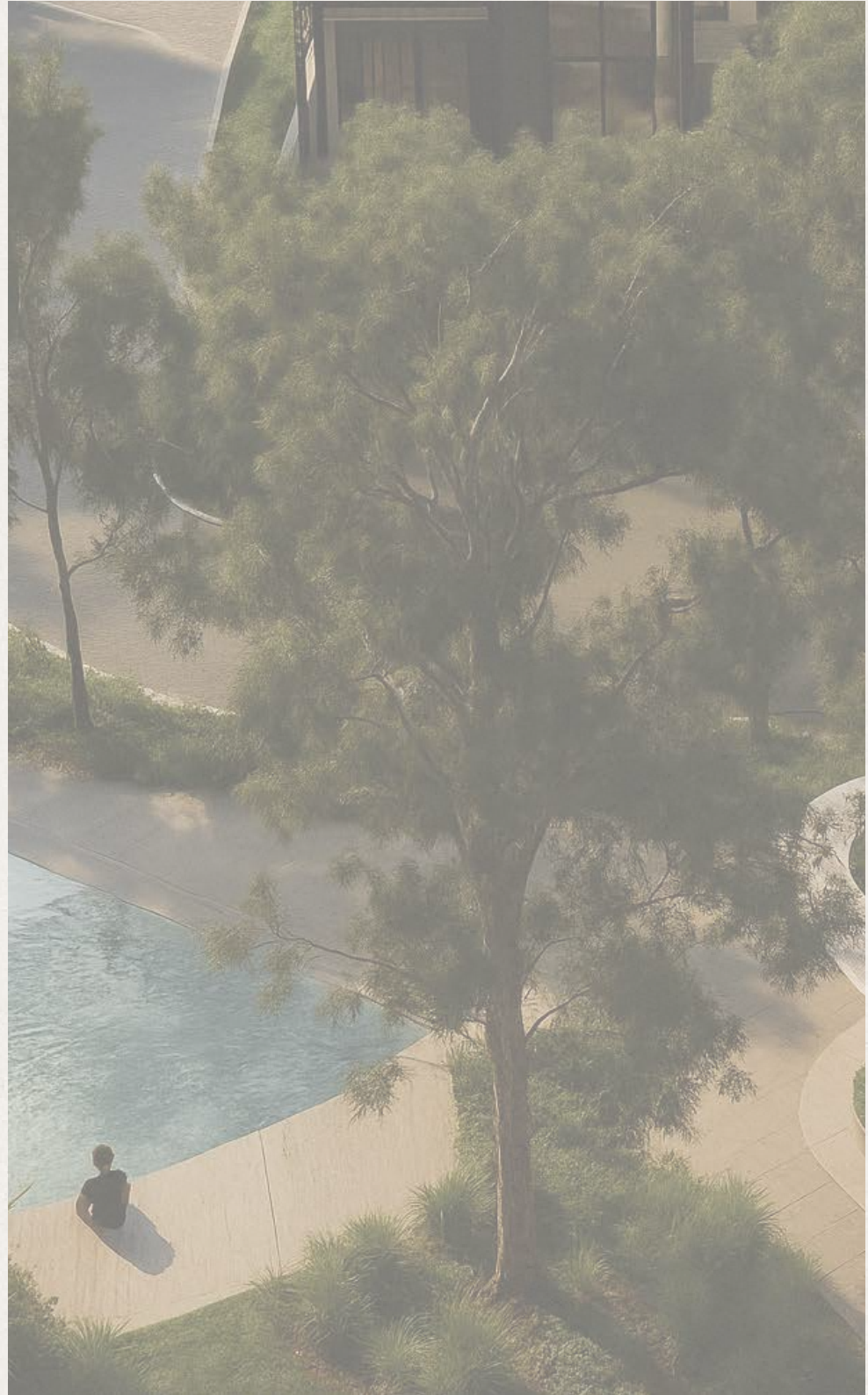
Spread across 7.5 acres, Zayard Memora is a refined expression of minimal luxury and thoughtful comfort crafted for those who aspire to elevate their living experience without stepping outside their comfort zone. Located in a prime, high-potential area, Memora isn't just a place to live; it's a smart investment in lifestyle and value. With a focus on understated elegance, convenience, and timeless design,



ZAYARD
DEVELOPMENTS

Zayard Developments is an emerging force in the real estate sector, backed by deep-rooted experience and a vision for the future. While the name may be new to the developers' field, the foundation is built on years of industry insight and trusted relationships powered by Palmier developments' previous 6 Zayard Projects. Zayard is not reinventing itself, it's evolving. With its first official project now underway, the company marks a bold step forward, driven by the same values, expertise, and ambition that have shaped its journey so far.

Value Proposition





Prime Location,
Effortless Connectivity



Smart design through
natural forces



A Sanctuary of Subtle
Luxury and Natural Beauty



Modern design,
rooted in culture



Minimal Luxury,
Effortless Upscale

A Promising Community in the Heart of New Zayed

Zayard memora is located near Al Mehwar al Markazi Road. The community offers seamless access to all major axes, making your commute effortless and your lifestyle more connected.

Waslet Dahshour	9 min
EL Sheikh Zayed	9 min
Sphinx Airport	18 min
Mall Of Arabia	11 min
International Cairo University	9 min
EL Mehwar EL Markzi	1 min
EL Dabaa Axis	6 min
Alex Desert Road	7 min
EL Wahat Road	4,5 min

Al Dabaa Axis

The Regional
Ring Road



Sphinx International
Airport

Alex-Cairo
Road

Alex Desert Road

Al Dabaa Axis

New Ext Of Nile



Jirian

Al Mehwar al Markazi

Dahshor Road



El Sheikh
Zayed



New Zayed

26 of July Corridor

Cairo University

Boulevard Road

Mall Of Arabia



6th of October City

Al Wahat Road

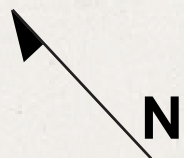
ZAYARD
Memora



Master Plan

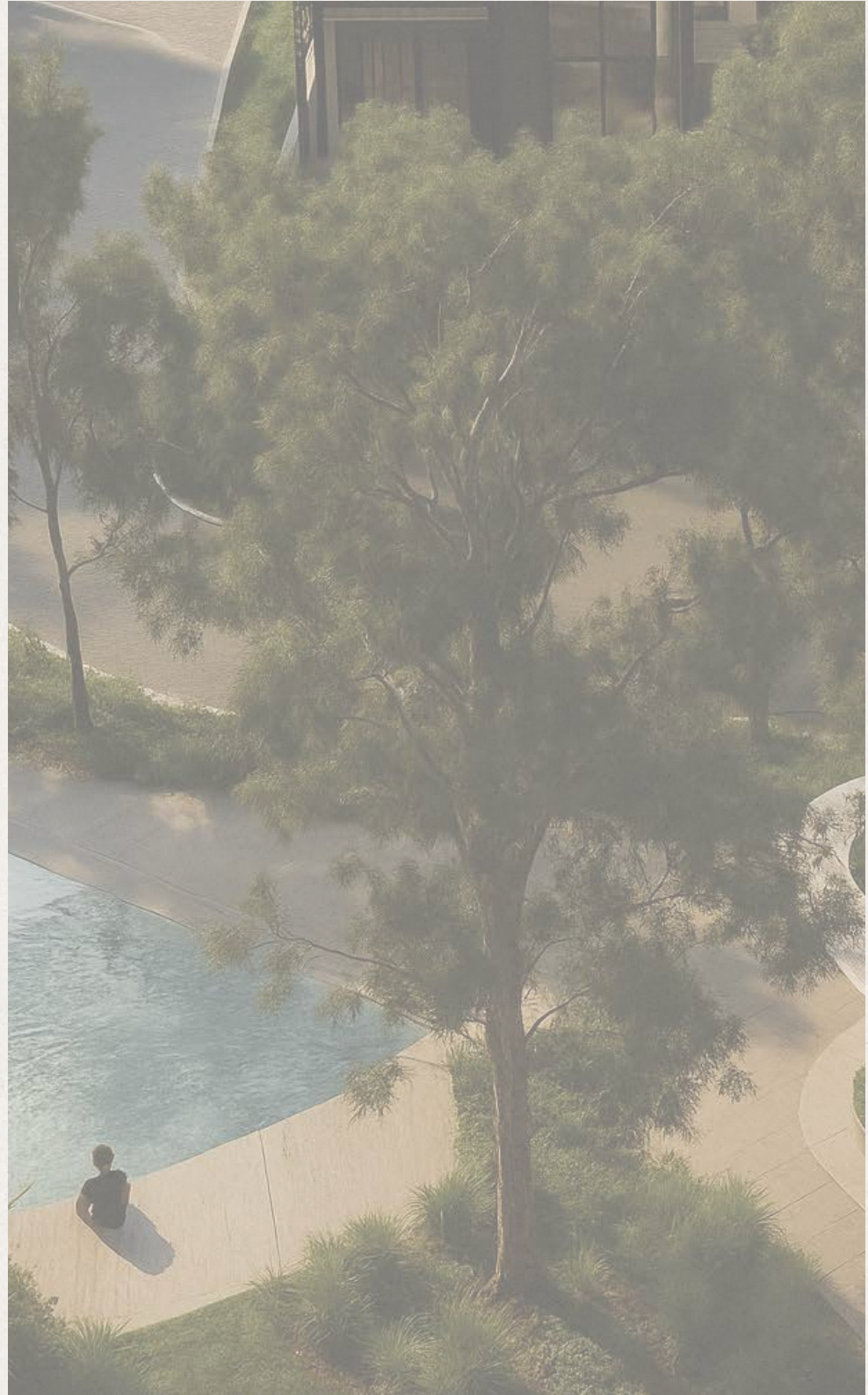


- ① Water Feature
- ② Swimming Pool
- ③ Kids Area
- ④ Padel Court
- ⑤ Gathering Area
- ⑥ Running Track





EXPERIENCES
BEYOND YOUR
FRONT DOOR





Water Feature

Soothing water elements that enhance relaxation and create a visually calming atmosphere



Padel court

A lively space for fitness, fun, and friendly competition



Swimming pool area

A serene pool designed for relaxation, enjoyment, and making lasting memories together



Running Track

An energizing space to inspire movement, boost vitality, and support a healthy, active lifestyle



Kids Area

A safe and playful space that nurtures well-being, sparks imagination, and creates childhood memories



Gathering Area

A welcoming spot for barbecues, celebrations, and meaningful family or community events



Clubhouse

A welcoming space to relax, socialize, and enjoy both quiet moments and lively gatherings



Private Parking

Convenient dedicated parking for easy, stress-free access and peace of mind



Pathway for the Visually Impaired

Thoughtfully designed pathways for safe, smooth, and independent movement



Smart Gates

Quick, secure, and convenient access with smart gate technology



Security Office

On-site 24/7 security providing constant safety and peace of mind



Service Management

Dedicated management ensuring cleanliness, maintenance, and smooth daily operations





INTRODUCING
Royal Villa



Royal Villa

BUA=245 m2

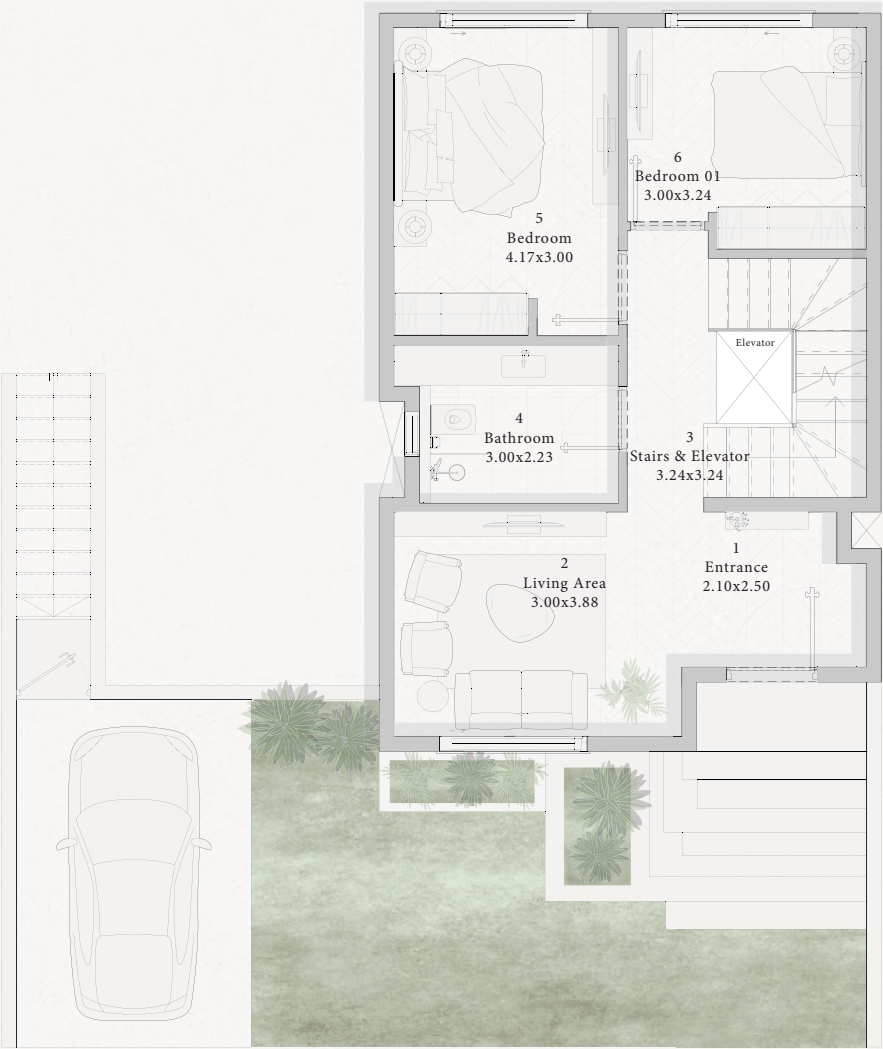
Guest Floor



Royal Villa

BUA=245 m2

Family Floor



Royal Villa

BUA=245 m2

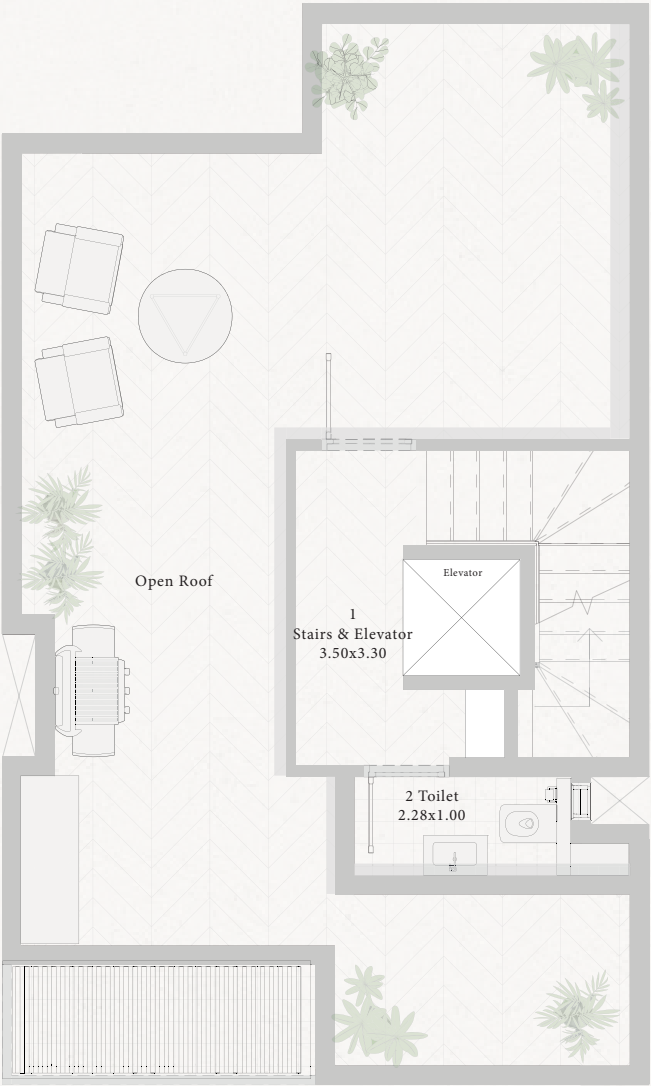
Royal Floor



Royal Villa

BUA=245 m2

Roof Floor













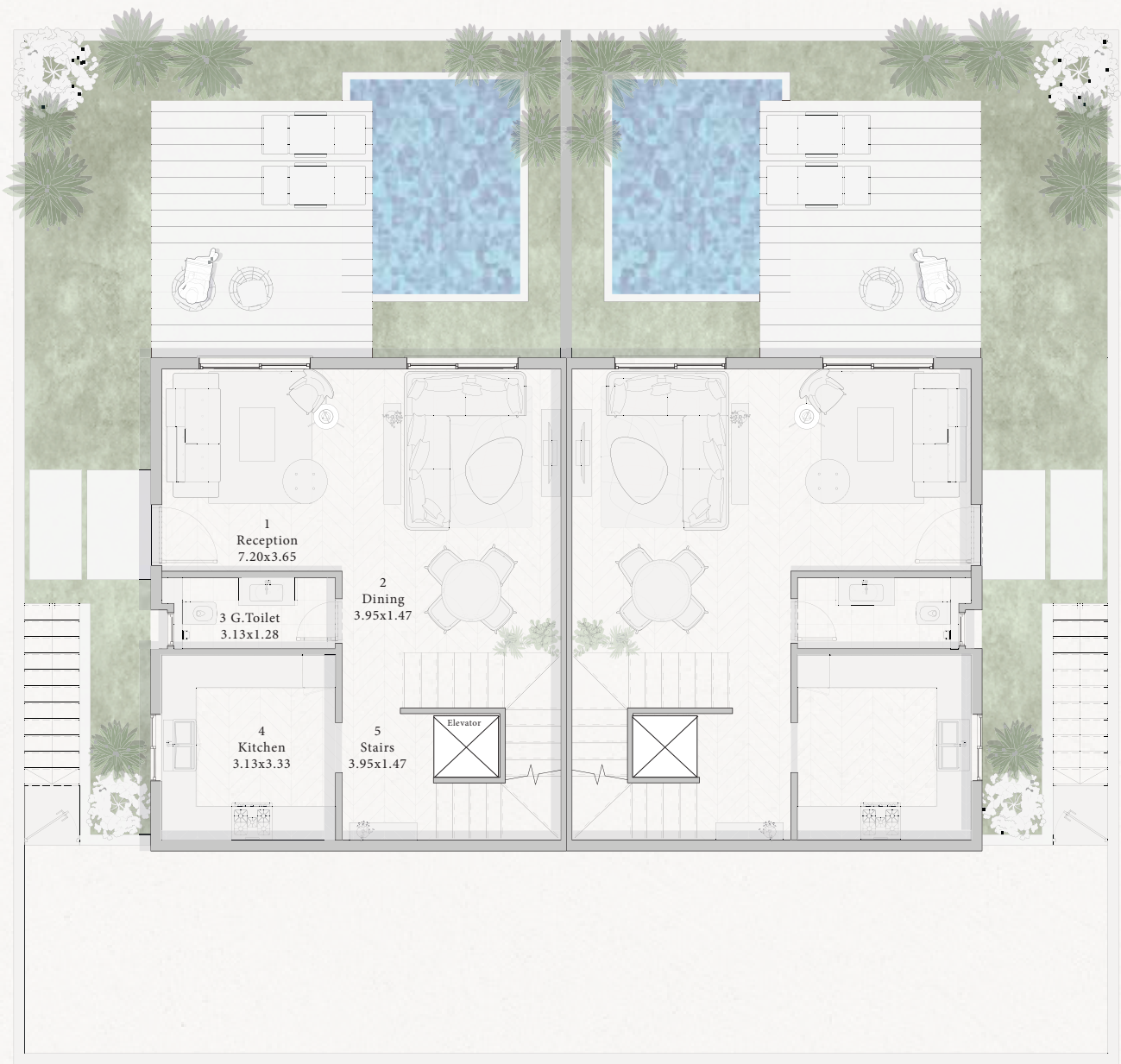
INTRODUCING
Royal Twin



Royal Twin

BUA=240 m2

Guest Floor



Royal Twin

BUA=240 m2

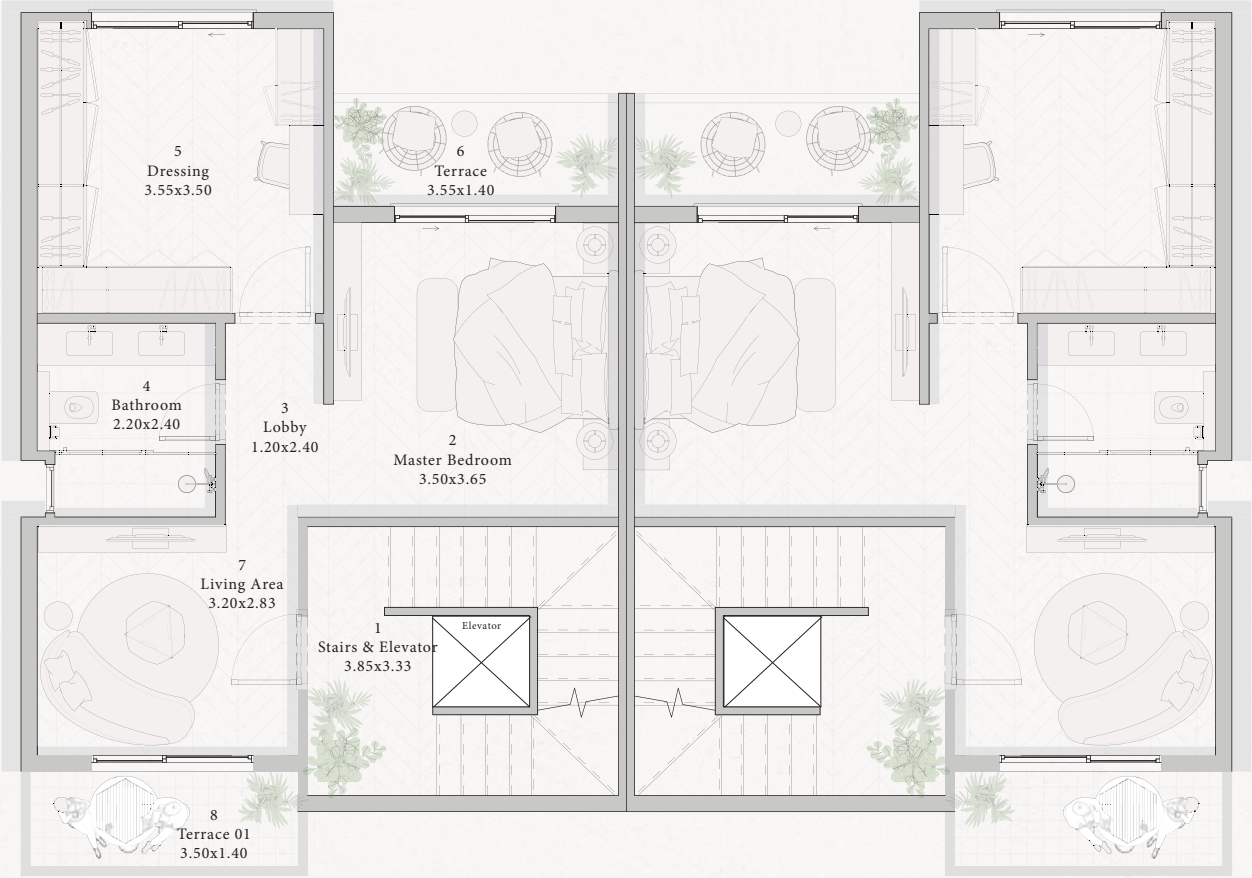
Family Floor



Royal Twin

BUA=240 m2

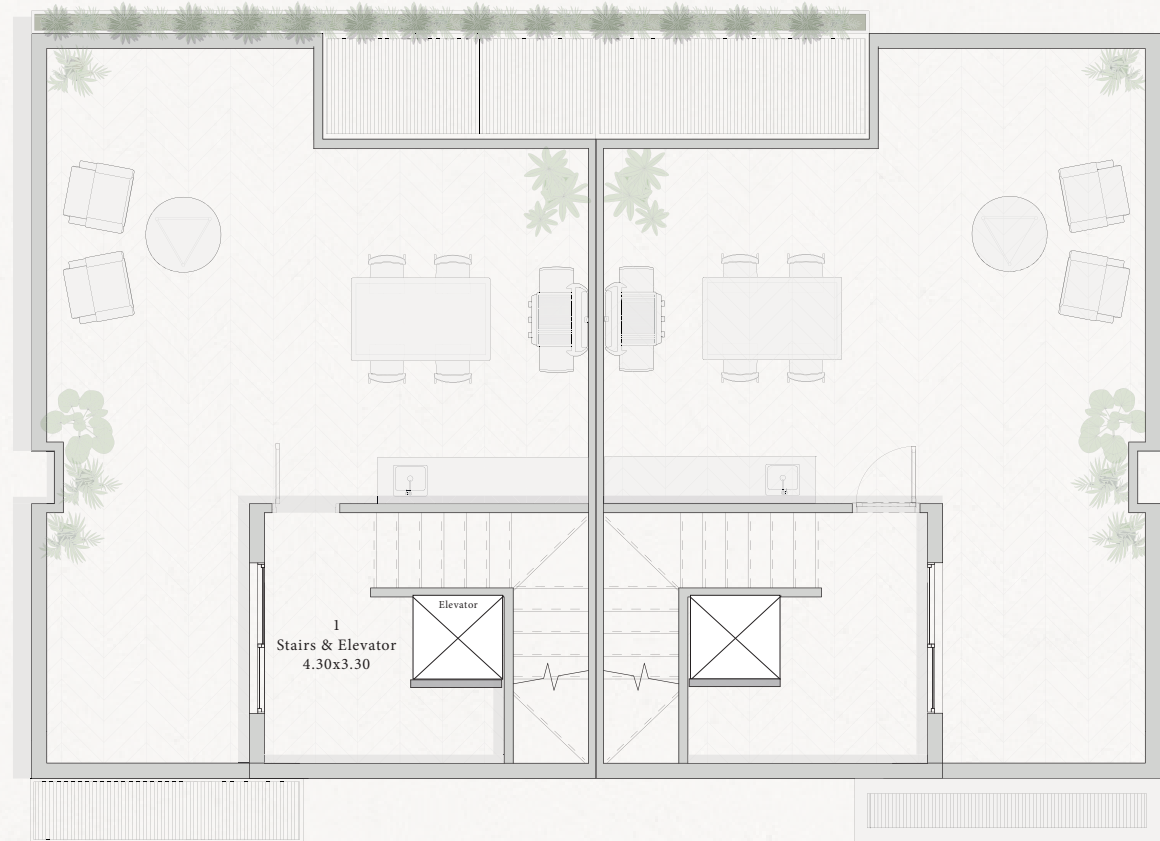
Royal Floor



Royal Twin

BUA=240 m2

Roof Floor





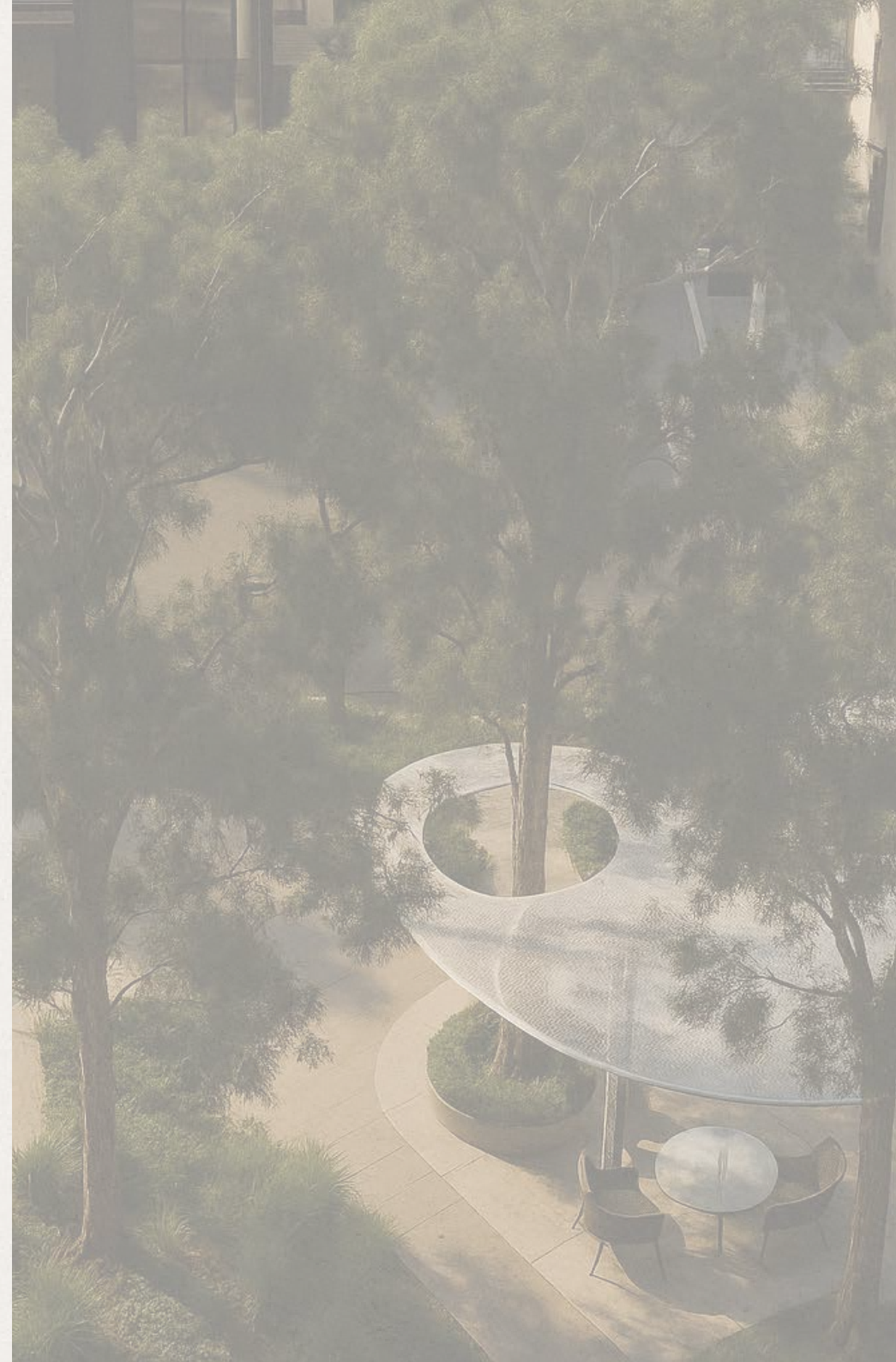






ASQ Architecture, an acclaimed design firm with roots in Cyprus and the UK, partners with **BOLD** in Egypt to bring a distinctive, multicultural approach to design, one deeply.

Interested in the connection between architecture + humanity: an architecture of experience + place-making. As designers, our role is to ensure cohesion+ connectivity by bringing together nature + human activity with architecture + urban elements. This creates a design narrative that connects communities with their context by encouraging them to engage.



“More than a home, a memory.”





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