

LÁREVÁ

Signature Residence

PLACE WHERE SMILES REACH BEYOND THE GATES
EVERYTHING YOU NEED WITHIN ITS WALLS

PROJECT



BY MAG



With over a decade of excellence rooted in the UAE, MAG has cultivated a distinguished portfolio in real estate development, investment, and property management. From its pioneering early projects to its expansive footprint across the UAE and beyond, the group has consistently delivered with strategic foresight, operational resilience, and an unwavering dedication to quality.

Today, this legacy of success paves the way for MAG's next bold chapter – its expansion into Egypt. A natural evolution in its growth journey, this move reflects not only confidence in the Egyptian market, but also a deep commitment to regional synergy, innovation, and long-term value creation.

About MAG

Born from the visionary legacy of the UAE-based Methaq Arab Group, MAG emerges as a dynamic Egyptian-Saudi-Emirati alliance, committed to redefining the real estate landscape across the MENA region.





MAG *History*

MAG was established over 10 years ago in the UAE, building a strong foundation in real estate development, investment, and property management.

From its early projects to a diversified portfolio spanning the UAE and the broader MENA region, the group has consistently demonstrated strategic vision, operational strength, and a commitment to quality.

This rich history of success now guides MAG's expansion into Egypt, writing the next chapter of its growth story.



+10

Years of Experience

25

Projects Delivered



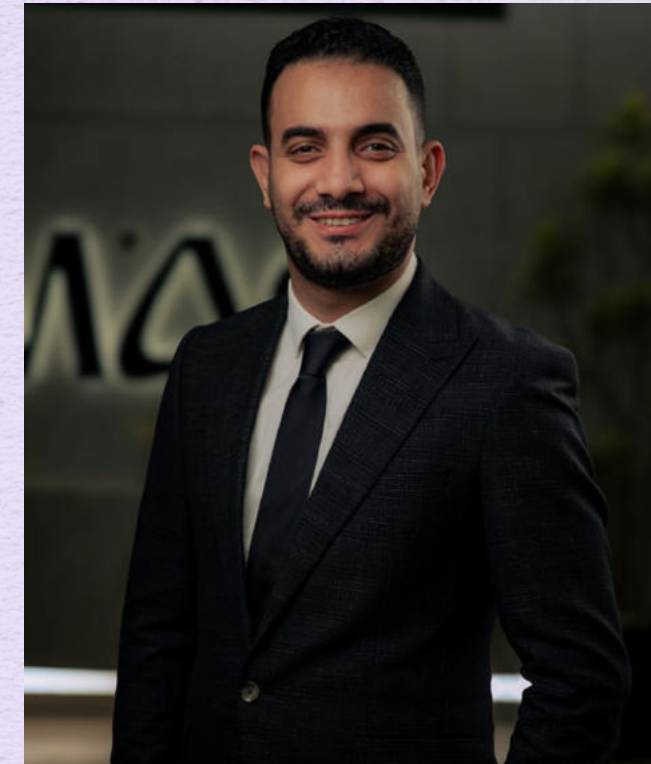
MAG *Board Members*



Sheikh Abdullah Al-Amoodi
Chairman



Dr. Nour El-Serougy
Board Member/Regional Executive Officer



Mr. Mohamed Magdy
Chief Executive Officer



Mr. Abd El-Aziz Farahat
General Manager



A LIVEABLE *Dream.*

THIS IS A DREAM .. A FAIR
DREAM YOU DESERVE TO LIVE
THIS IS A LIVEABLE DREAM.





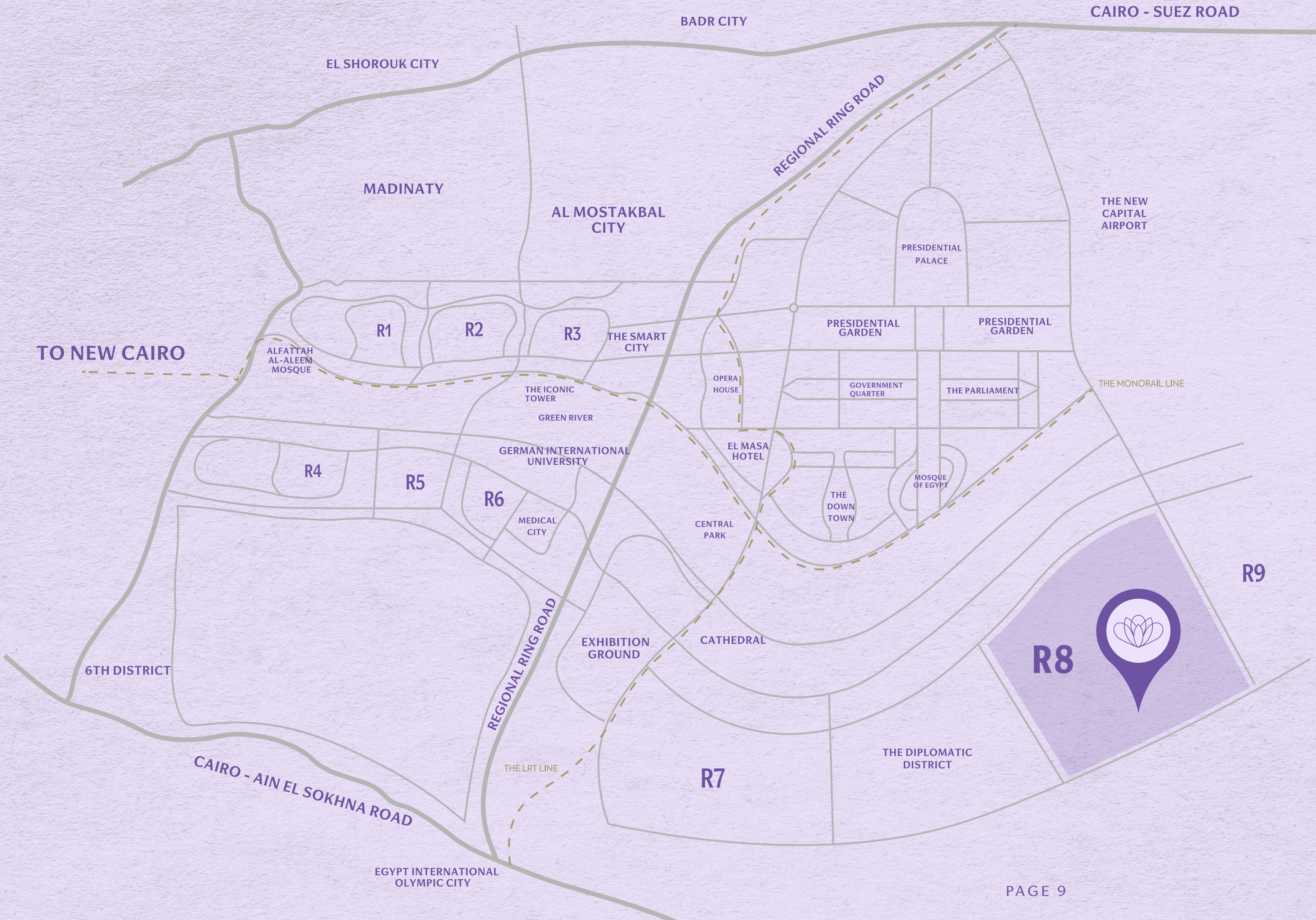
About LA REVA

Ideally positioned within the prestigious R8 district of the New Administrative Capital, LÁ REVÁ is a world-class, mixed-use compound spanning approximately 38 acres. Developed as an integrated lifestyle destination, the project seamlessly blends residential living, hotel apartments, and commercial offerings into one sophisticated, self-contained community.

At the core of LÁ REVÁ lies a vibrant residential enclave comprising 33 contemporary buildings, thoughtfully arranged amidst lush landscaped gardens, serene water features, and swimming pools. Every element has been meticulously designed to deliver an elevated sense of privacy, comfort, and modern urban living, setting a new benchmark for residential excellence in the New Capital.







THE *R8* District

One of the most prestigious residential districts in the New Capital, on an area of 2500 acres. This district has a very distinguished location directly overlooking the Green River, also very close to:

- The New Administrative Capital Airport.
- The Diplomatic District.
- Monorail station.
- The Down Town.
- The Egyptian Opera.
- The Regional Ring Road.
- Ain Sokhna Road.
- The Embassies District.
- The Governmental District.

The R8 district is noted by a variety of services, such as educational facilities, medical centers, and places of worship, as well as green spaces, & sport clubs.

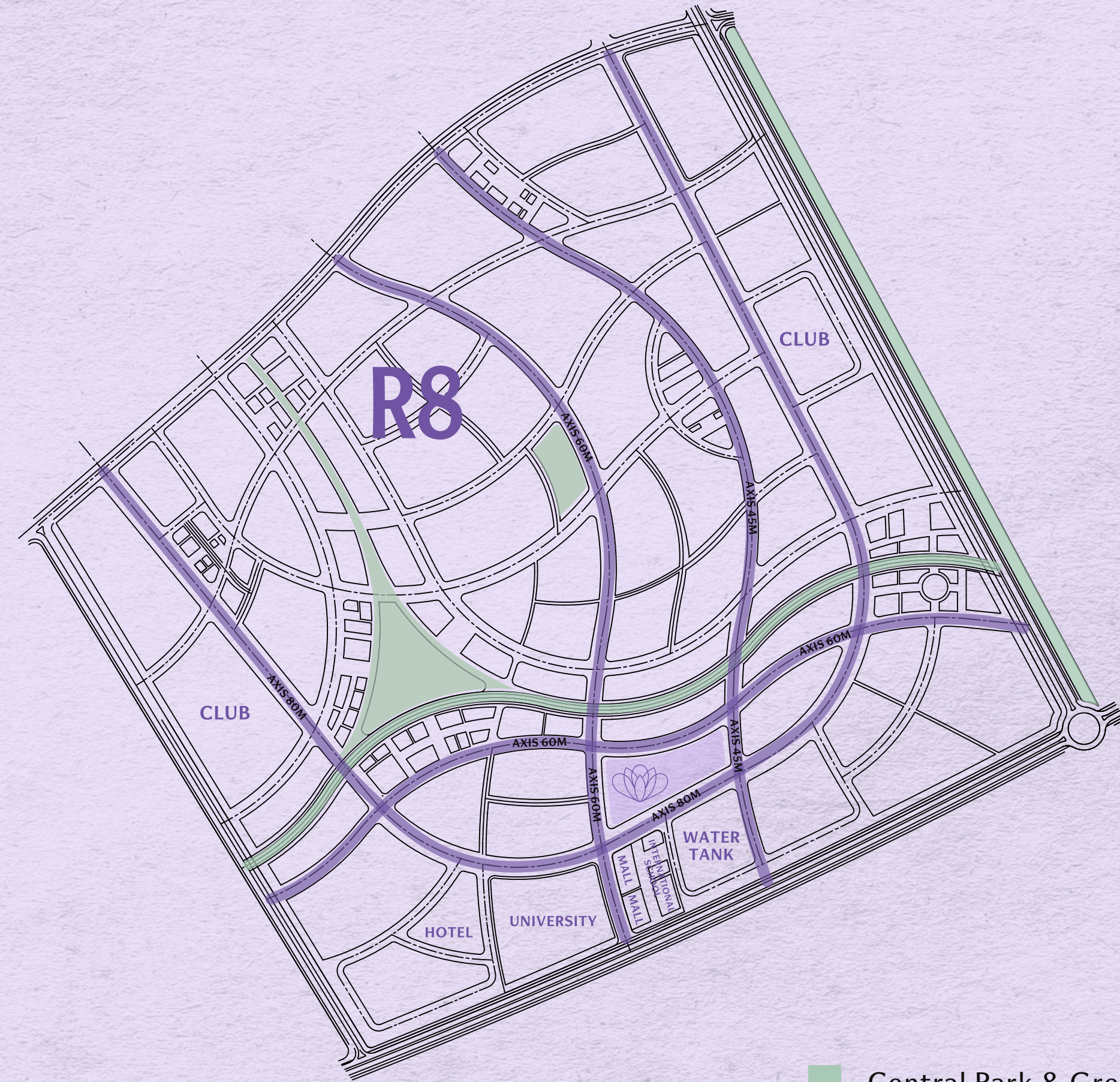


A Location THAT CONNECTS YOU TO Everything.

Nestled in the heart of the New Capital's R8 district, LÁ REVÁ enjoys a prime position surrounded by life's essentials and luxuries.

Moments away from leading universities, prestigious hotels, vibrant social clubs, and key service hub, this address places you effortlessly at the center of it all.

Whether you're seeking convenience, connectivity, or a refined lifestyle, LÁ REVÁ offers a location where everything you need is just a few steps from home, and everything you aspire to is within reach.



Central Park & Green Areas





ALL

LA REVA BRINGS ALL YOUR DREAMS TOGETHER
IN ONE WORLD, OFFERING WELLNESS SPACES AND
THE CHOICE OF YOUR PERFECT HOME

Here. ALL
Yours!





Project **KEY FACTS**

Total Land Area



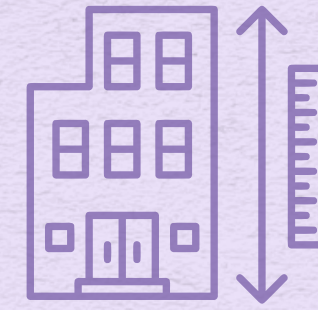
~38 Acres

Number of Buildings



36 Building

Building Height



G+8

Landscape



Over 60%
of the total land area

Type of **UNITS**



Residential



Hotel Apartments



Commercial



The Signature Mix OF LA REVA

Thoughtfully designed to create a self-sustaining community that caters to every aspect of modern living.

Residential UNITS

Studios, apartments, lofts, & duplexes, all surrounded by lush greenery & complemented by world-class amenities for a sophisticated living experience.





Hotel APARTMENTS

Managed by an international hospitality brand, offering residents and guests a seamless blend of residential comfort and luxury hotel standards.





Commercial Mall

A dynamic strip mall and retail hub, blending premium brands, restaurants, cafés, and essential services into one accessible destination.



WHERE EVERY DETAIL A WORLD WITHIN.
ENHANCES *The Everyday.*





AMENITIES & *Facilities*



LIFESTYLE & Leisure:



• Dancing Fountain.



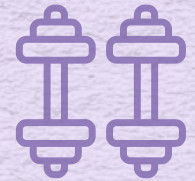
• Festivals Area.
weddings, birthdays



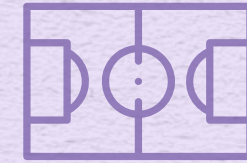
• Lounge.



• Coffee Shops.



• Gym.



• Sports Courts.



• Restaurant.



• Mosque.



• Swimming Pools.



• Outdoor Kids Area.



• Jogging & Biking Tracks.



• Modern Façade Design.

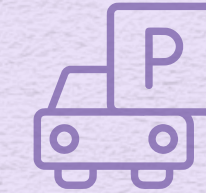


• Emergency Medical Unit.



• Club House.

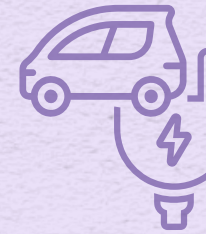
MOBILITY & Convenience:



• Underground Parking.



• Car Wash Services.



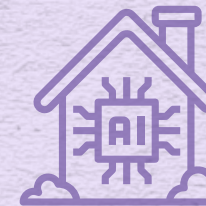
• Electric Vehicle Charging Stations.



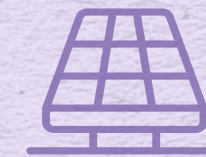
• Local Transport Service.



• Modern Vehicle Entry Gates.



• AI-Powered Residences.



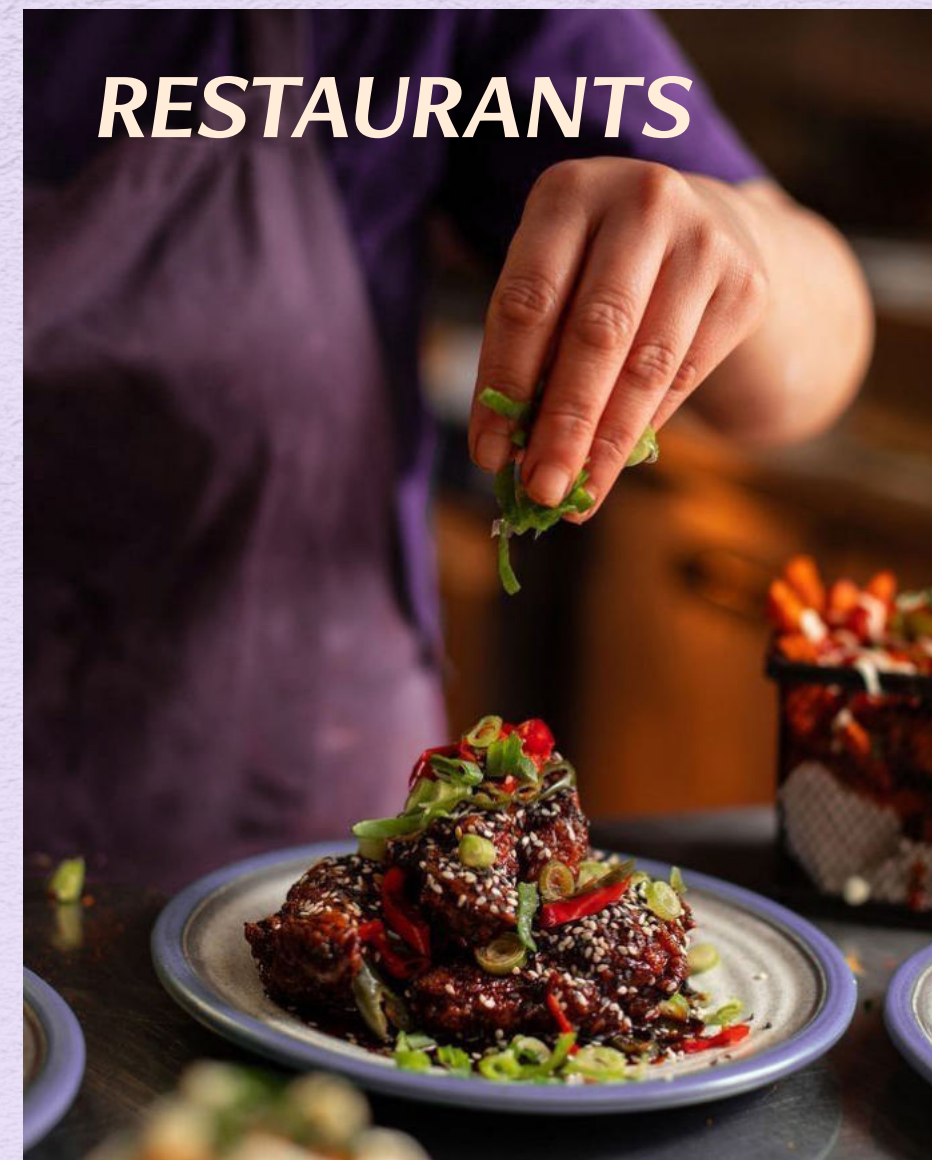
• Solar Panel Units.



GYM



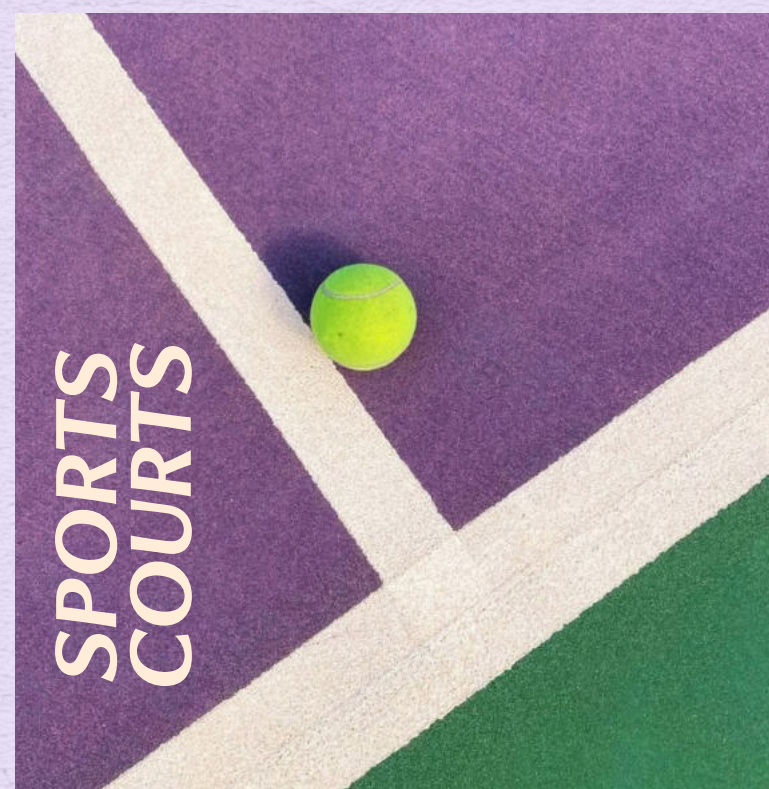
COFFEE SHOPS



RESTAURANTS



SWIMMING POOLS



SPORTS COURTS



LOUNGE

SOCIAL Club

DREAMS FIND *Home!*

A HEALTHY LIFE IN A COMMUNITY WHERE YOU TRULY BELONG.





UNIT *Types:*

- **Studios { 50-65 sqm }**

Compact, modern spaces for individuals or couples.

- **One Bedroom { 80-90 sqm }**

Smart layouts with ample comfort.

- **Lofts { 100-150 sqm }**

Duplex-style with open, airy designs.

- **Two Bedroom { 110-130 sqm }**

Ideal for small families.

- **Three Bedroom { 140-190 sqm }**

Spacious homes ensuring privacy and comfort.

- **Four Bedroom { 140-190 sqm }**

Perfect for larger families with refined layouts.

- **Ground Duplex Villa { 270-275 sqm + 80 sqm garden & pool }**

Three bedrooms, maid's room, lounge, dining, blending space with exclusivity.

- **Duplex Penthouse { 300-320 sqm }**

Top-floor luxury with terrace, gardens & lake views.



ESTD 1999

MOHAMED TALAAT
ARCHITECTS



LAYOUT *Design*
EFFICIENCY 95%

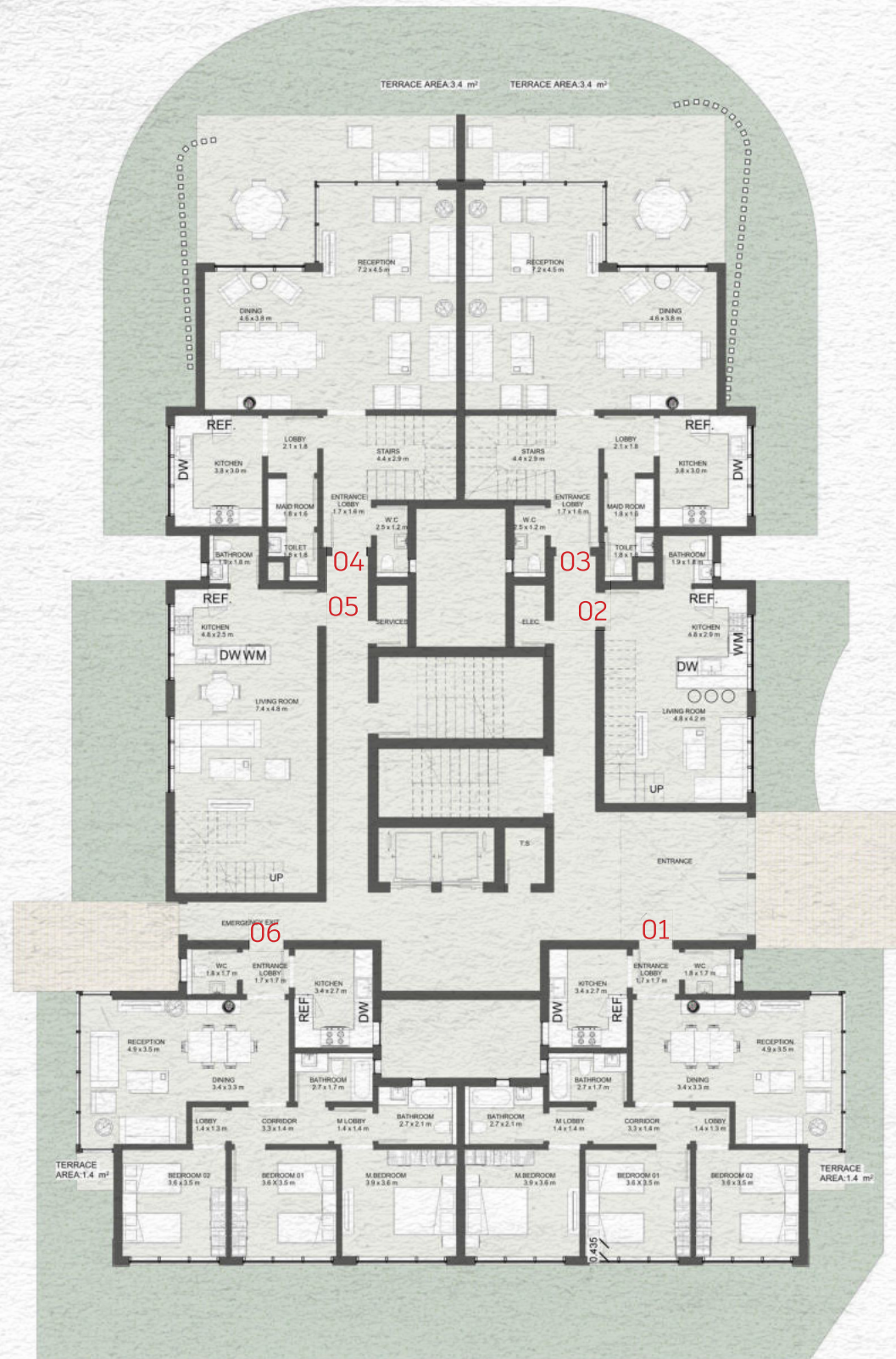


FLOOR *Plans*



FLOOR PLAN
Type A01

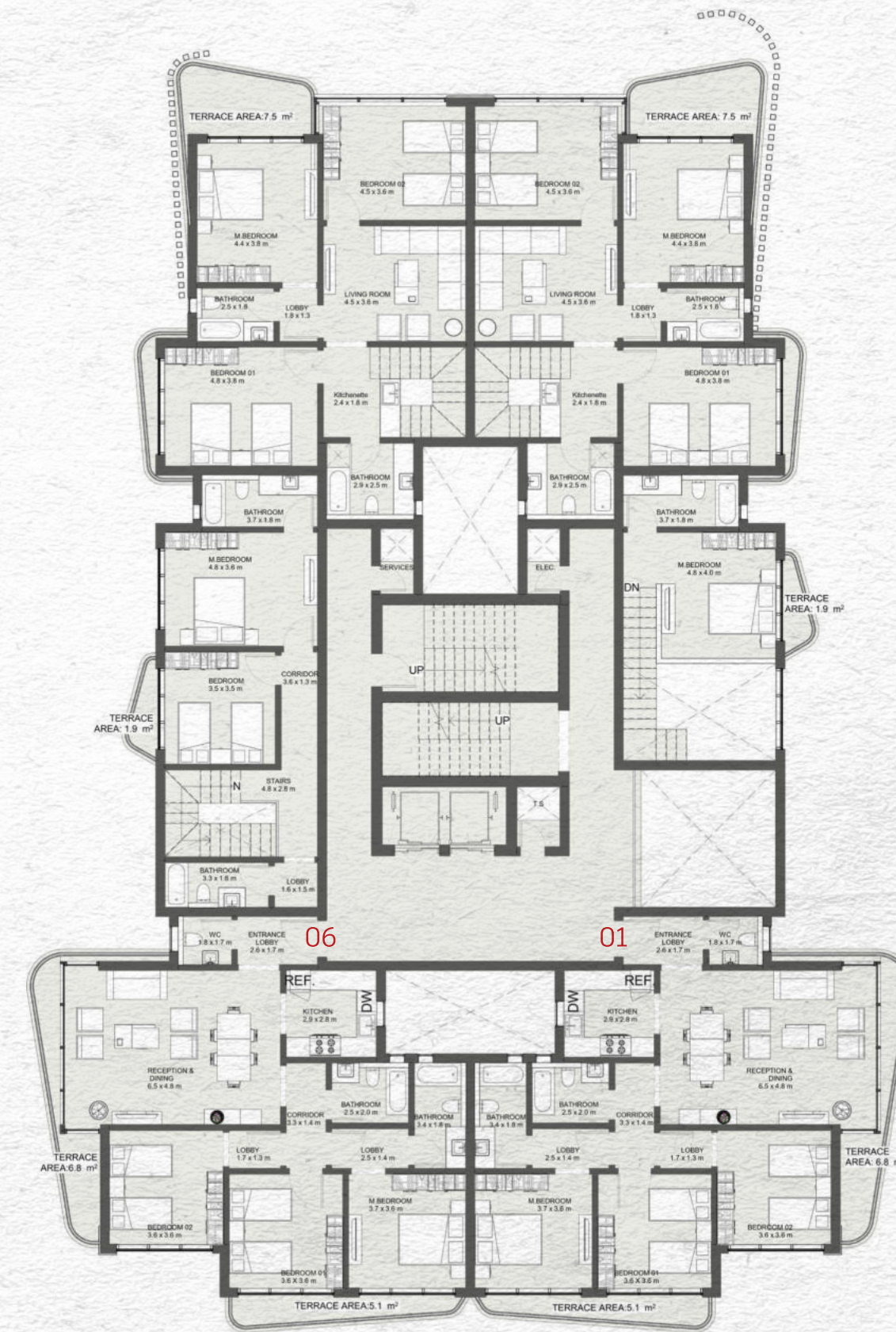
GROUND FLOOR



GROUND FLOOR

- A01-00-A001: 143 m²
- A01-00-L002: 102 m²
- A01-00-D003: 269 m²
- A01-00-D004: 269 m²
- A01-00-L005: 161 m²
- A01-00-A006: 143 m²

FIRST FLOOR

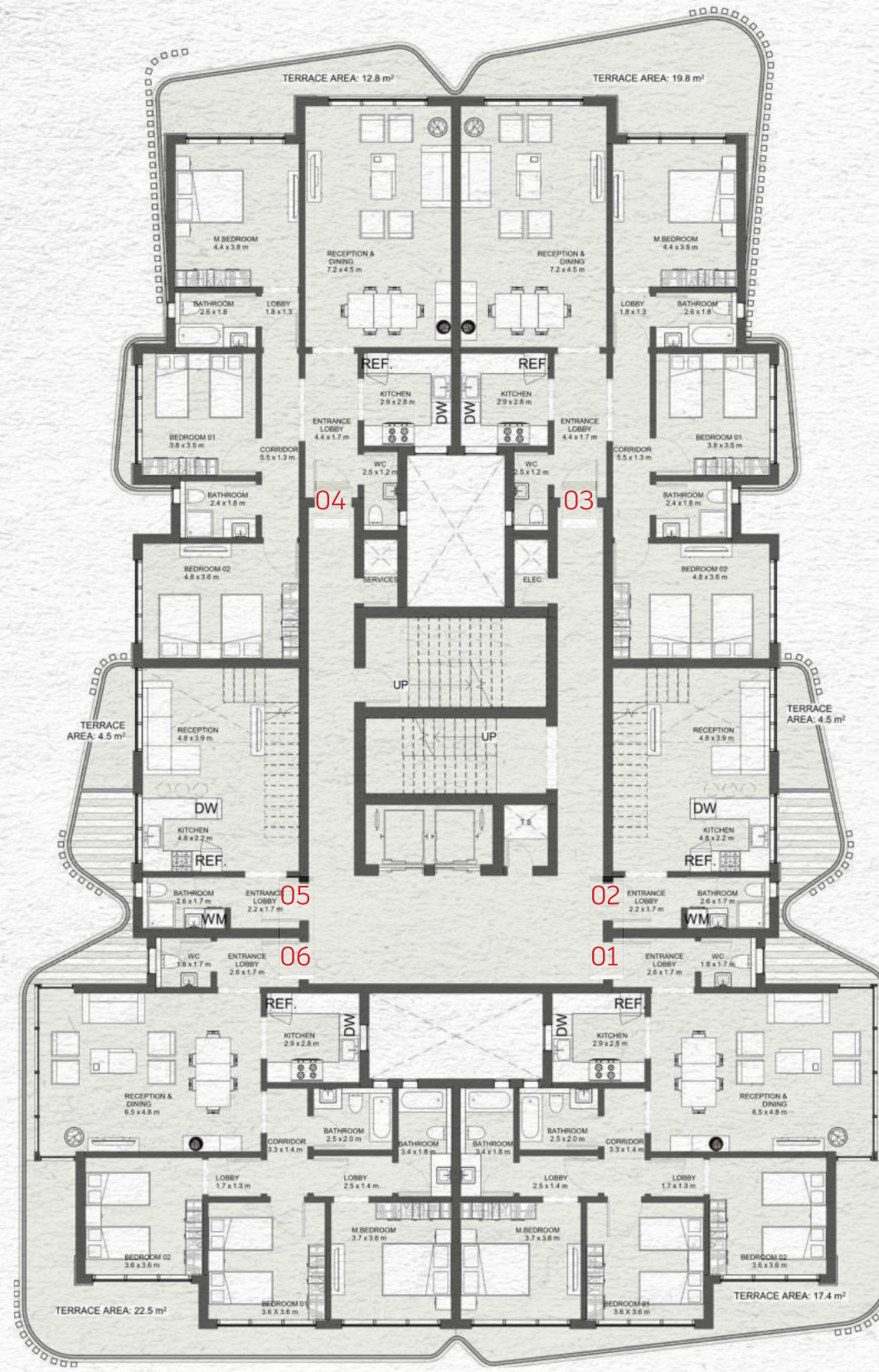


FIRST FLOOR

- A01-00-A101: 166 m²
- A01-00-A106: 165 m²



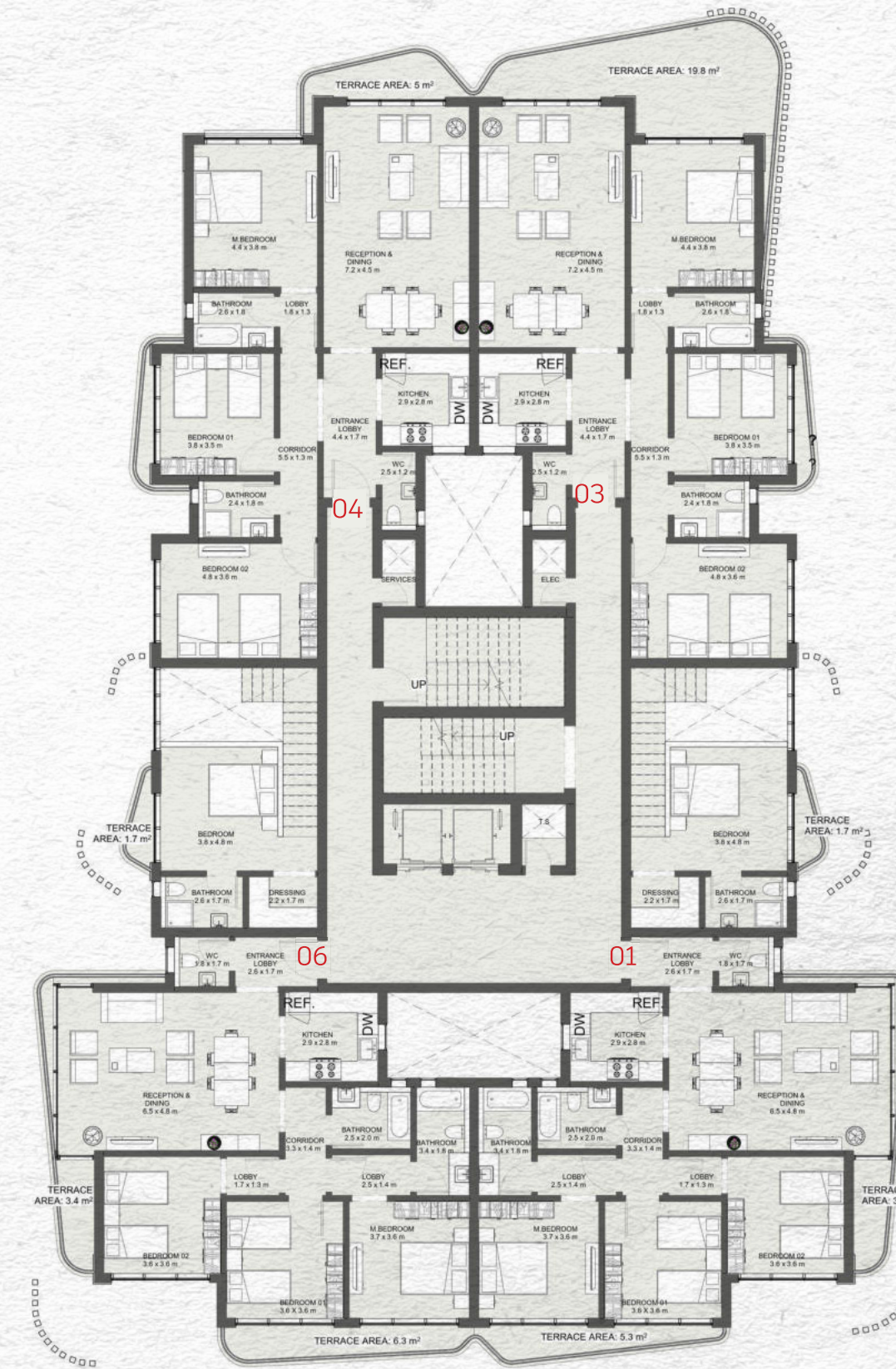
SECOND FLOOR



SECOND FLOOR

- A01-00-A201: 173 m²
- A01-00-L202: 106 m²
- A01-00-A203: 189 m²
- A01-00-A204: 180 m²
- A01-00-L205: 106 m²
- A01-00-A206: 180 m²

THIRD FLOOR



THIRD FLOOR

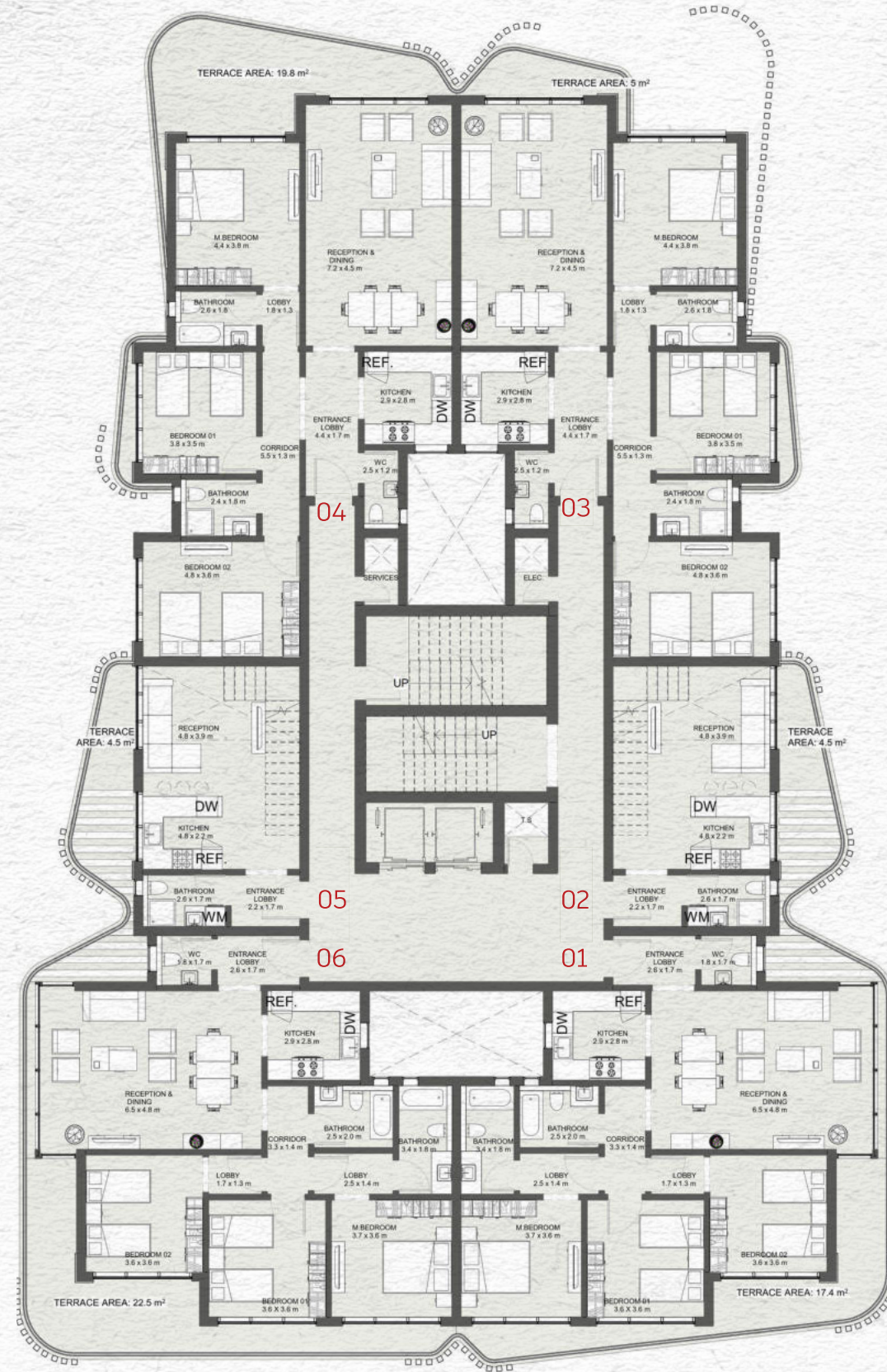
- A01-00-A301: 161 m²
- A01-00-A303: 189 m²
- A01-00-A304: 169 m²
- A01-00-A306: 163 m²

FLOOR PLAN
Type A01



FLOOR PLAN
Type A01

FOURTH FLOOR



FOURTH FLOOR

- A01-00-A401: 173 m²
- A01-00-L402: 106 m²
- A01-00-A403: 169 m²
- A01-00-A404: 189 m²
- A01-00-L405: 106 m²
- A01-00-A406: 180 m²

FIFTH FLOOR



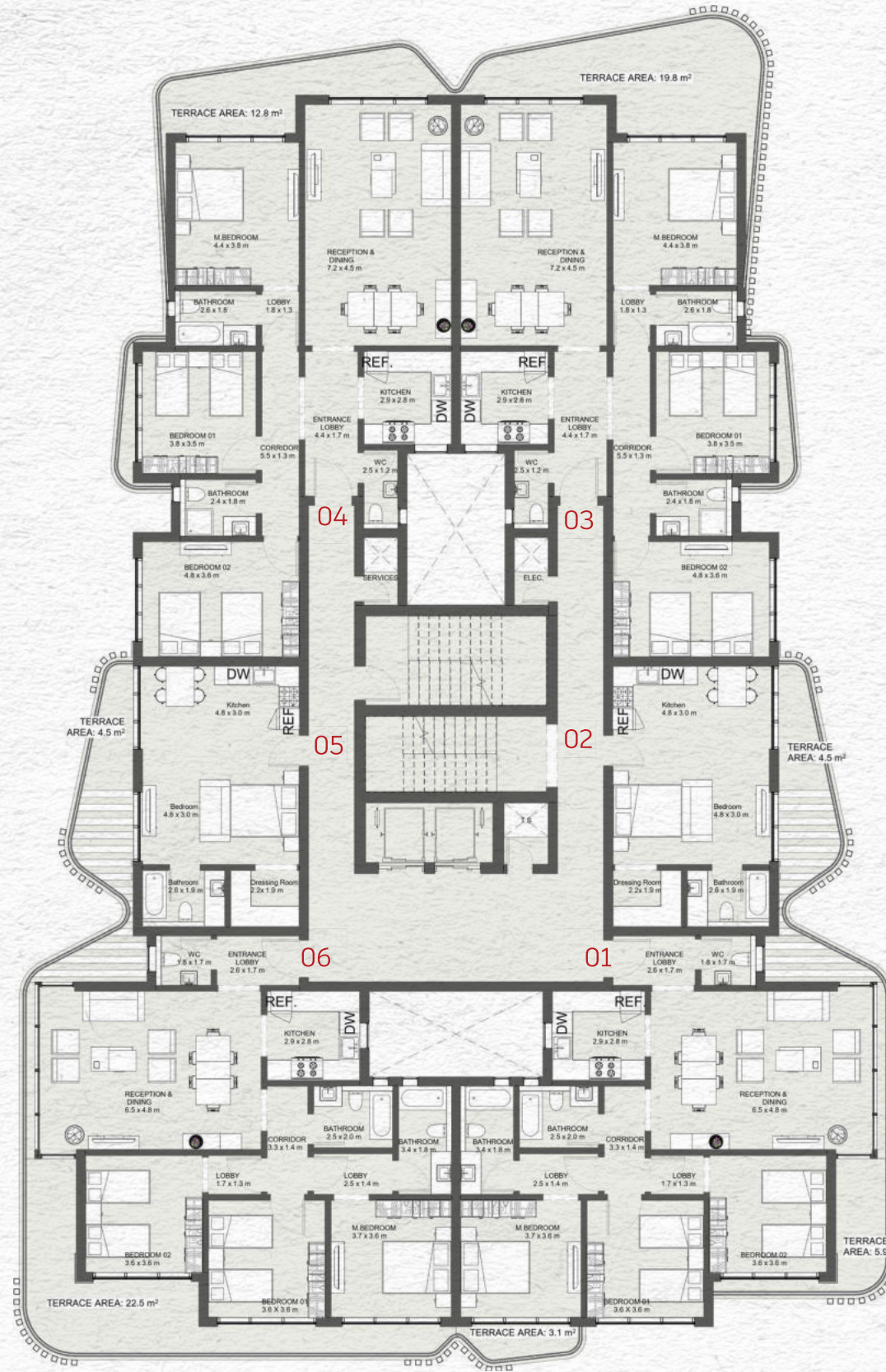
FIFTH FLOOR

- A01-00-A501: 161 m²
- A01-00-A503: 169 m²
- A01-00-A504: 189 m²
- A01-00-A506: 163 m²



FLOOR PLAN
Type A01

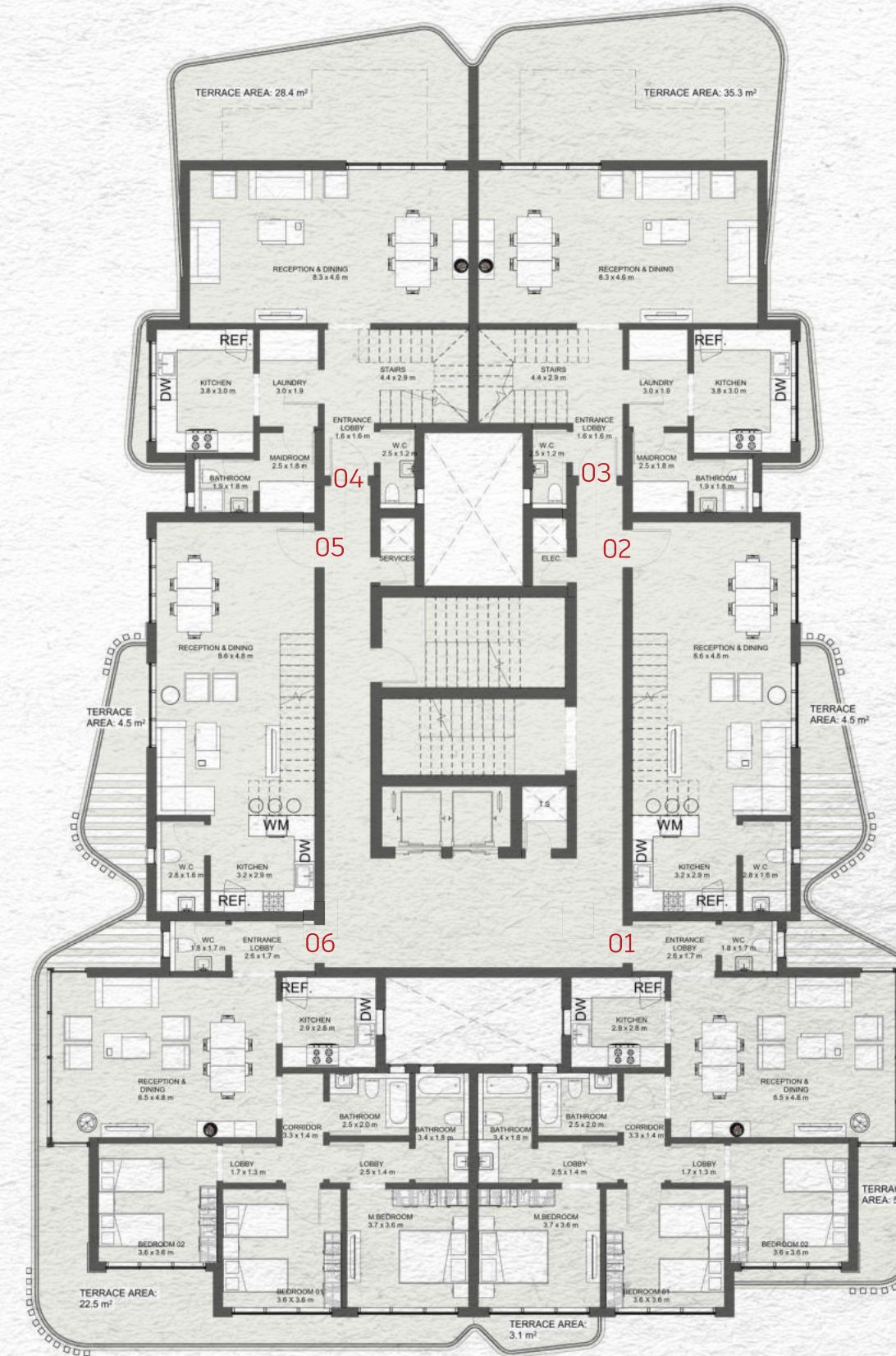
SIXTH FLOOR



SIXTH FLOOR

- A01-00-A601: 162 m²
- A01-00-S602: 59 m²
- A01-00-A603: 189 m²
- A01-00-A604: 180 m²
- A01-00-S605: 59 m²
- A01-00-A606: 180 m²

SEVENTH FLOOR



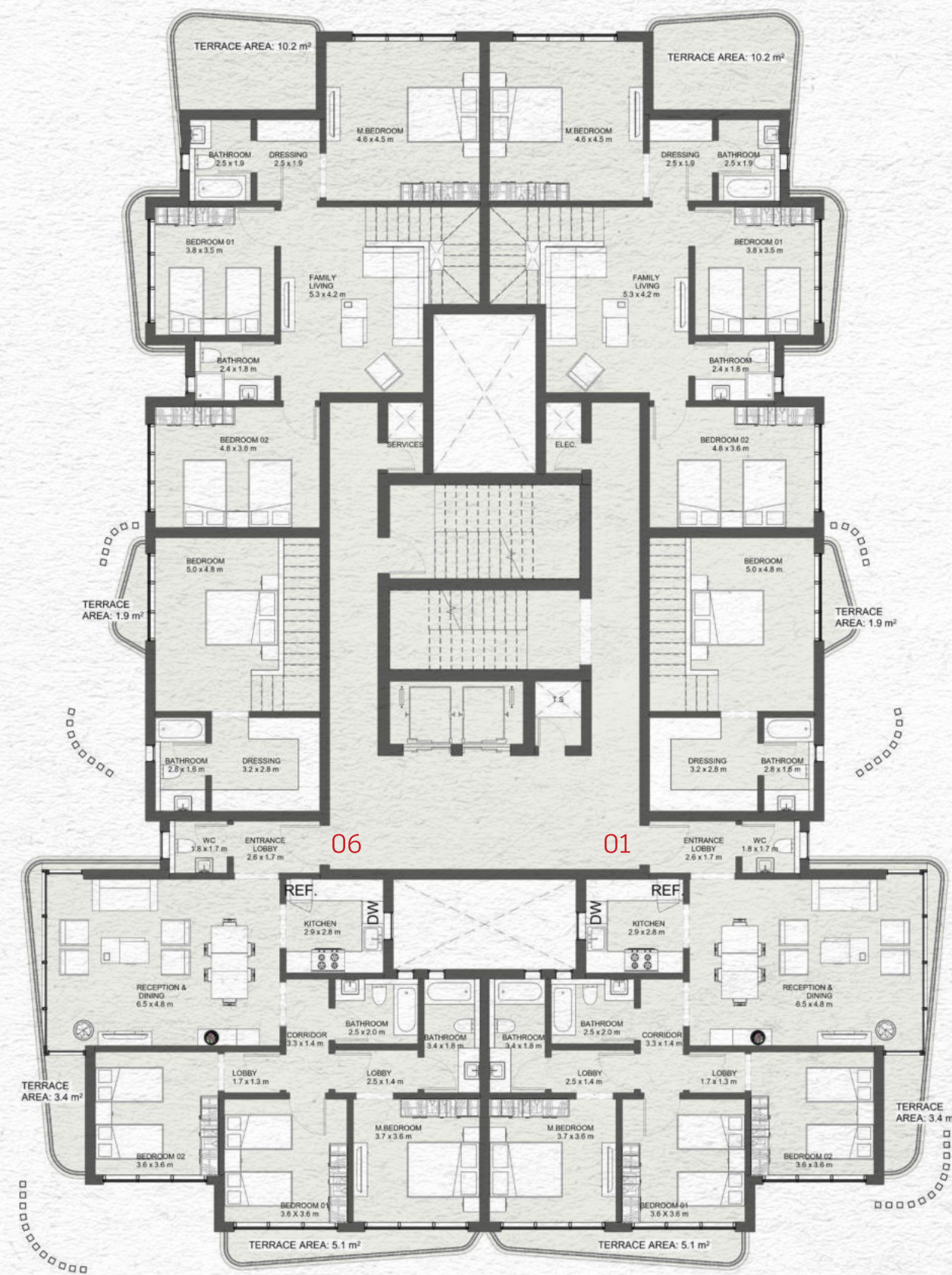
SEVENTH FLOOR

- A01-00-A701: 162 m²
- A01-00-L702: 140 m²
- A01-00-D703: 304 m²
- A01-00-D704: 294 m²
- A01-00-L705: 140 m²
- A01-00-A706: 180 m²



FLOOR PLAN
Type A01

EIGHTH FLOOR



EIGHTH FLOOR

A01-00-A801: 161 m²

A01-00-A806: 161 m²



3D *Model*



A00-01-S602

BEYOND *Dreams!*

AT LA REVA, EVERYDAY FEELS LIKE A DREAM!
WITH A CLUBHOUSE, FESTIVAL AREA, AND FAMILYSPPACES BY YOUR SIDE,
EVERYTHING YOU AND YOUR LOVED ONES NEED IS HERE.





LA REVA'S *Dream* MAKERS

OUR PARTNERS:





LÁ REVÁ
Signature Residence

BY

MAG[®] METHAQ
ARAB GROUP