



Bloomfields

THE HEART OF IT ALL



ABOUT TATWEER MISR DEVELOPMENTS COMMITTED TO BUILDING VALUE

Founded in 2014, Tatweer Misr is a leading real estate development company renowned for boasting a track-record of award-winning developments that offer a fresh, and innovative outlook on integrated luxury living. The company's remarkable growth journey can be attributed to a focus on sustainable development along with a solid foundation of conceptualizing exemplary projects that inspire tomorrow's lifestyles. Building on the business, and technical expertise of its major shareholders such as, Arafa, Daoud and Ahram Groups, Tatweer Misr has strongly emerged as one of Egypt's trusted developers in fulfilling the rising demand on mixed-use residential projects that not only put signature contemporary architecture, iconic landscaping, and commercial integration at their forefront, but also commit to the highest standards of international quality.

Driven by a unique vision to deliver life's most treasured experiences at every doorstep, Tatweer Misr eagerly responds to customer-centric insights to master all facets of development; from construction, design and architecture, to landscaping, lifestyle facilities and amenities, delivering incomparable value for homeowners and shareholders alike.



EMBRACING THE FUTURE MOSTAKBAL CITY

Masterplanned over an impressive 11,000 acre field, as a fully-integrated city comprising of 5 phases; Mostakbal City dedicates 50% of its total land area to green open spaces, and is built to accommodate more than one million inhabitants. The project offers an innovative and futuristic vision for integrated community living, attracting Egypt's top developers, and investors who not only wish to benefit from its lush landscapes, safe road networks, and solid infrastructure, but most importantly its strategic location that sets it as a future economic hub, as well as a major business and residential centre. Nestled between New Cairo's Golden Square, and Cairo's New Capital, while enjoying a close proximity to Al Ein Al Sokhna, Mostakbal City provides an exclusive invitation for Egypt's renowned developers to offer signature addresses in what is about to become New Cairo's soulful extension.

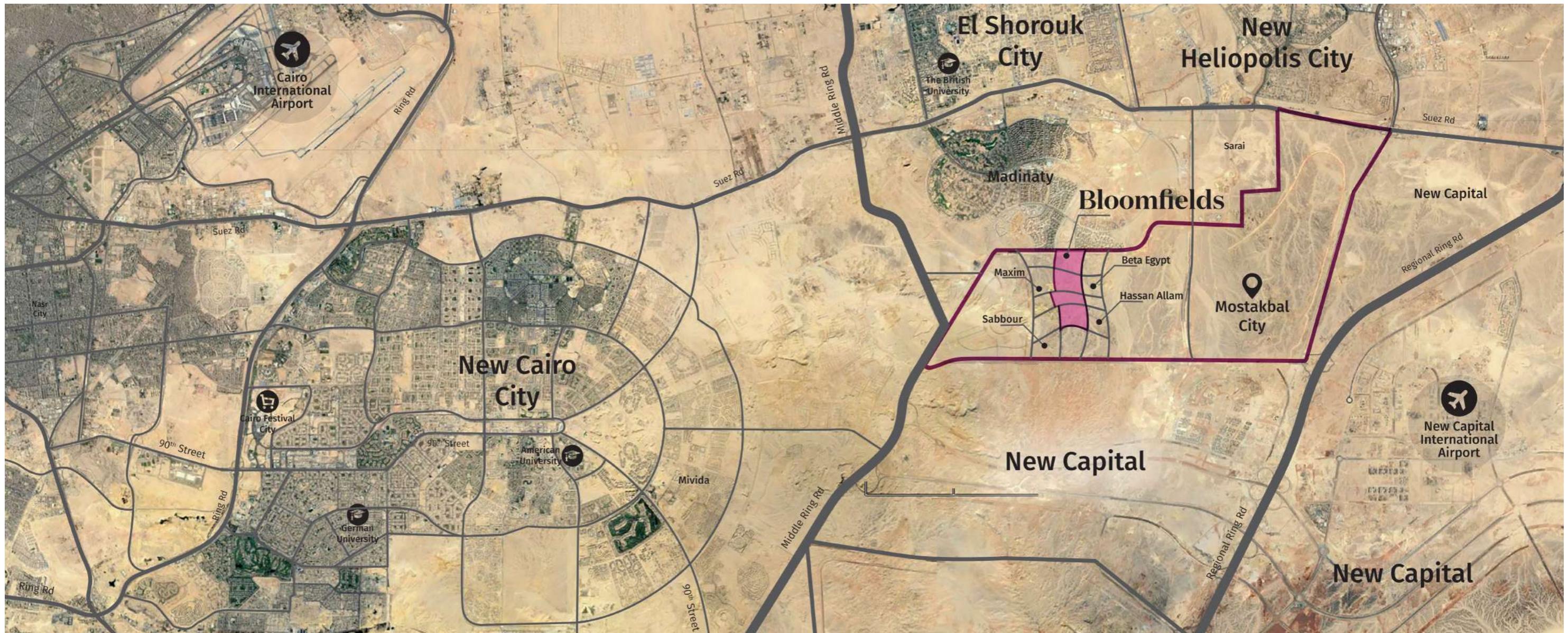


LIFE IN ALL ITS COLORS

BLOOMFIELDS

Welcome to BLOOMFIELDS; the most charming and interconnected green town in Mostakbal City; always on the rise, and in search for fresh bold ideas to surround you with sweeping views over lush sun-kissed parks, open-air galleries, top-notch education, a burgeoning cultural scene, as well as world-class facilities, and a sustainable lifestyle inspired by the best integrated ecosystems in the world.

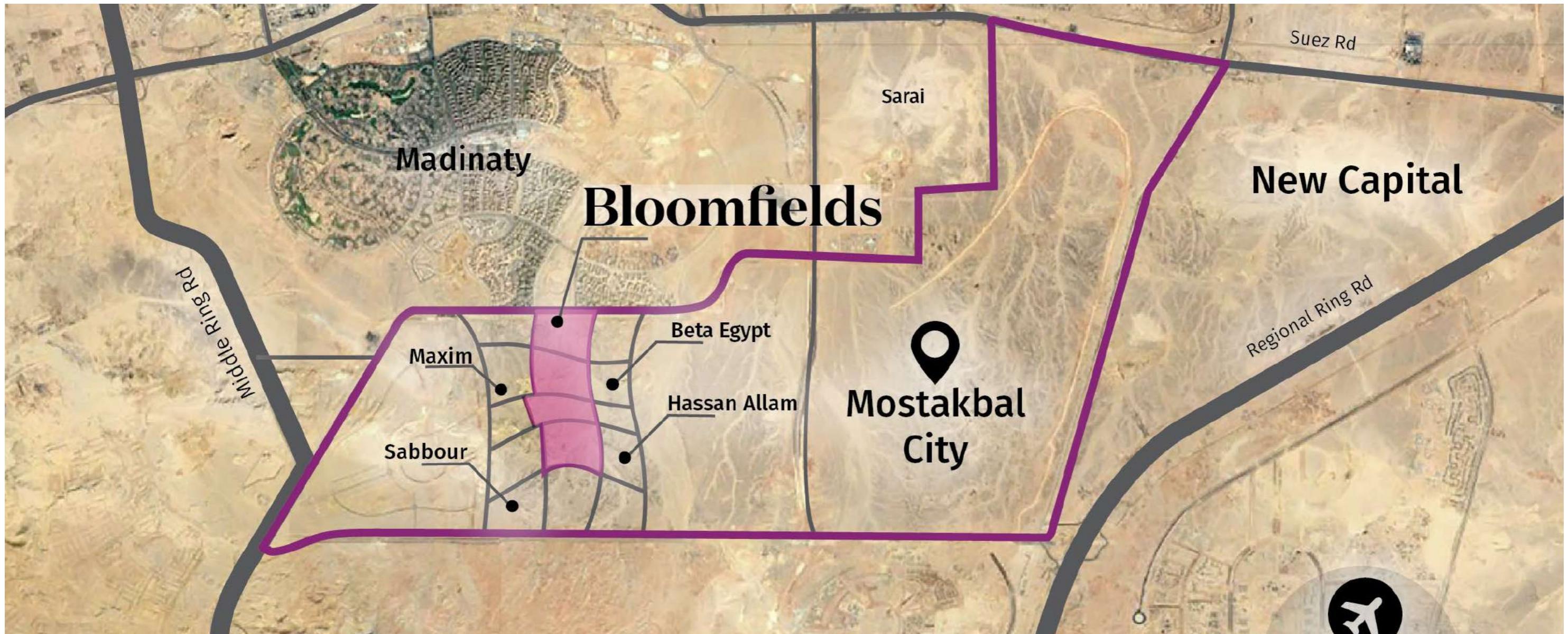
Designed to offer something for just everyone, BLOOMFIELDS is Tatweer Misr's prime innovative project in Cairo that's set to become Egypt's hotbed for startups, entrepreneurs, as well as makers and doers who wish to execute flawlessly at home, in the office or at the gym. Boasting one-of-a-kind functions, and top-notch amenities at every doorstep, BLOOMFIELDS is carefully planned for opportunities to find you making life easier, and more enjoyable without having to commute.



IN THE HEART OF IT ALL

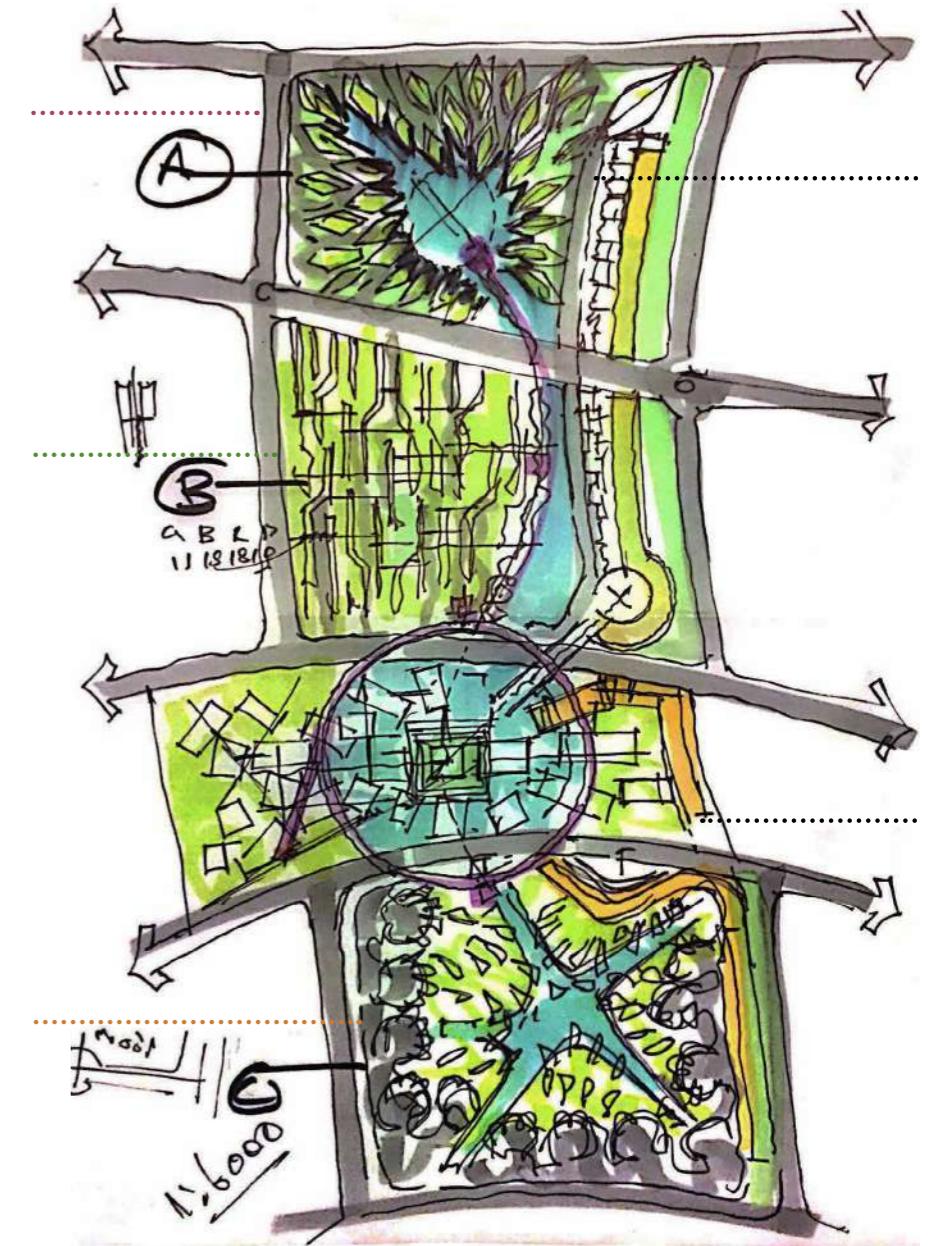
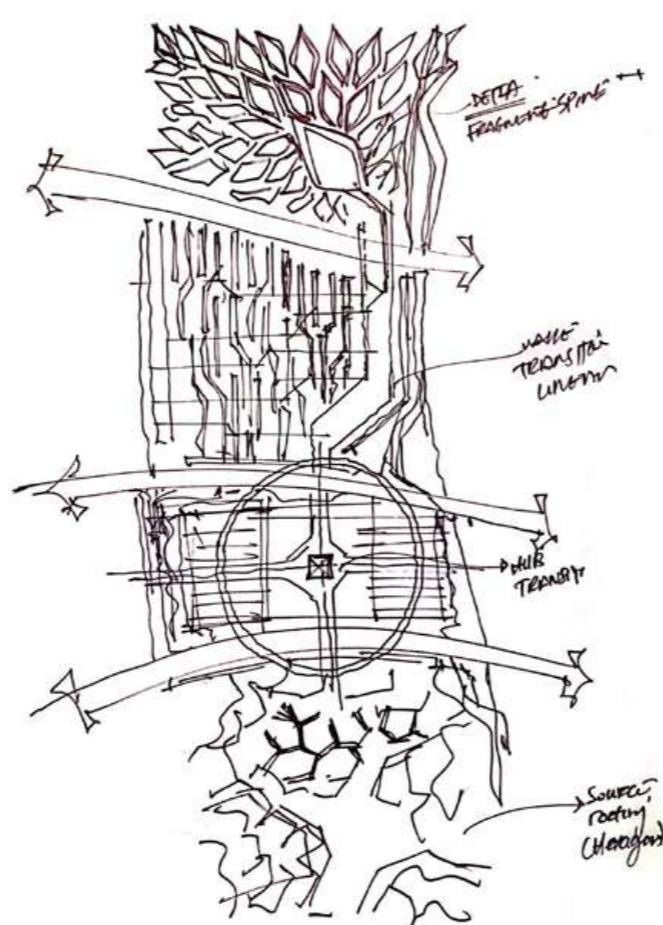
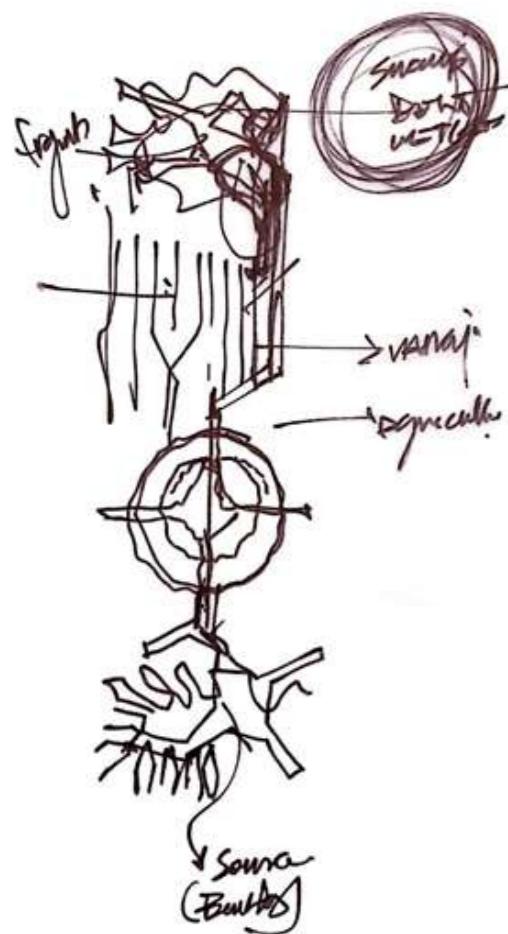
BLOOMFIELDS

Between New Cairo's Golden Square, and Cairo's New Capital, not only offering easy access to Egypt's top-educational institutions such as, the American University In Cairo and Road 90's lively happenings, but also providing direct access to New Cairo Capital's fast train station and International Airport. The project also enjoys a strategic location just 45 minutes away from Al Ein El Sokhna, and can be easily accessed via the Middle Ring Road, and the Regional Ring Road.



IN THE HEART OF IT ALL

BLOOMFIELDS



THE MASTERPLAN

BLOOMFIELDS

MASTERPLAN CONCEPT

Masterplanned by world-renowned Italian architect Gianluca Peluffo and Partners in collaboration with internationally acclaimed Egyptian architect Raef Fahmy, BLOOMFIELDS is inspired by the tree of life, and the natural balance it represents. Artistically conceived to branch out, unfolding a fully integrated town, BLOOMFIELDS' lively centre is grounded by an impressive college town spreading out to boast a variety of gated residential neighbourhoods. The project's masterplan is peacefully nestled into lush open fields to afford total privacy and equal views for all residents alike, while providing unmatched interconnectivity through action-packed linked bridges that take integrated living to new heights.



BLOOMFIELDS COLLEGE TOWN

BLOOMFIELDS is the town to share ideas, create, but most importantly grab a piece of the magic that balances the best of community living, studying and work — all artfully combined under one roof.

Boasting Egypt's first entrepreneurial university, a lively college town, internationally acclaimed schools, and a cutting-edge Business Park, BLOOMFIELDS is set to become Egypt's hotbed for startups and entrepreneurs.



PHASE I
A BREAKTHROUGH PERSPECTIVE ON
INTEGRATED LIVING

BLOOMFIELDS unveils an innovative contemporary concept, streamlined to offer a variety of incredible amenities reflected in its triple mixed-use buildings. The project is aesthetically designed to embrace cascading green terraces, floating pools, and interactive roofs, as well as breakthrough flying residences for homeowners to connect, walk, and relax as they fully enjoy their everyday life. Imaginatively planned to become an iconic landmark in Mostakbal City, BLOOMFIELDS combines the quality of living in a breathing green environment with the excitement of enjoying a central urban lifestyle; all seamlessly interconnected by linked activity bridges for homeowners to appreciate luxury living at varied heights.



DOWNTOWN A GUIDE TO URBAN LIVING

Live closely intertwined to the heart of it all, Positioned amongst landscaped gardens and Bloomfield's commercial hub, the Downtown Zone boasts a direct connection to the lifestyle area. Designed to accommodate a variety of housing options that foster community living at its best, All homes enjoy a spaciously comfortable layout; and a design aesthetic that combines the functionality of urban city living with true elegance. From quaint coffeeshops to contemporary fine dining experiences, the Downtown Zone offers everything you desire a few steps from your door.



PHASE II
PLANNED TO PERFECTION

Uniquely designed to maximize the impact of a 'less is more' contemporary concept, BLOOMFIELDS offers an array of luxurious Villas, Twinhouses, Townhouses and Duplexes boasting sweeping panoramic glass facades that open onto impressive lush views at any level, bringing in light and nature into every home. All Homes are carefully planned with specific protrusions to ensure utmost privacy while contributing to overall climate control, culminating in spacious roof terraces that transform the concrete into lively and breathing happening spots.



PHASE I

MASTERPLAN



DOWNTOWN

MASTERPLAN



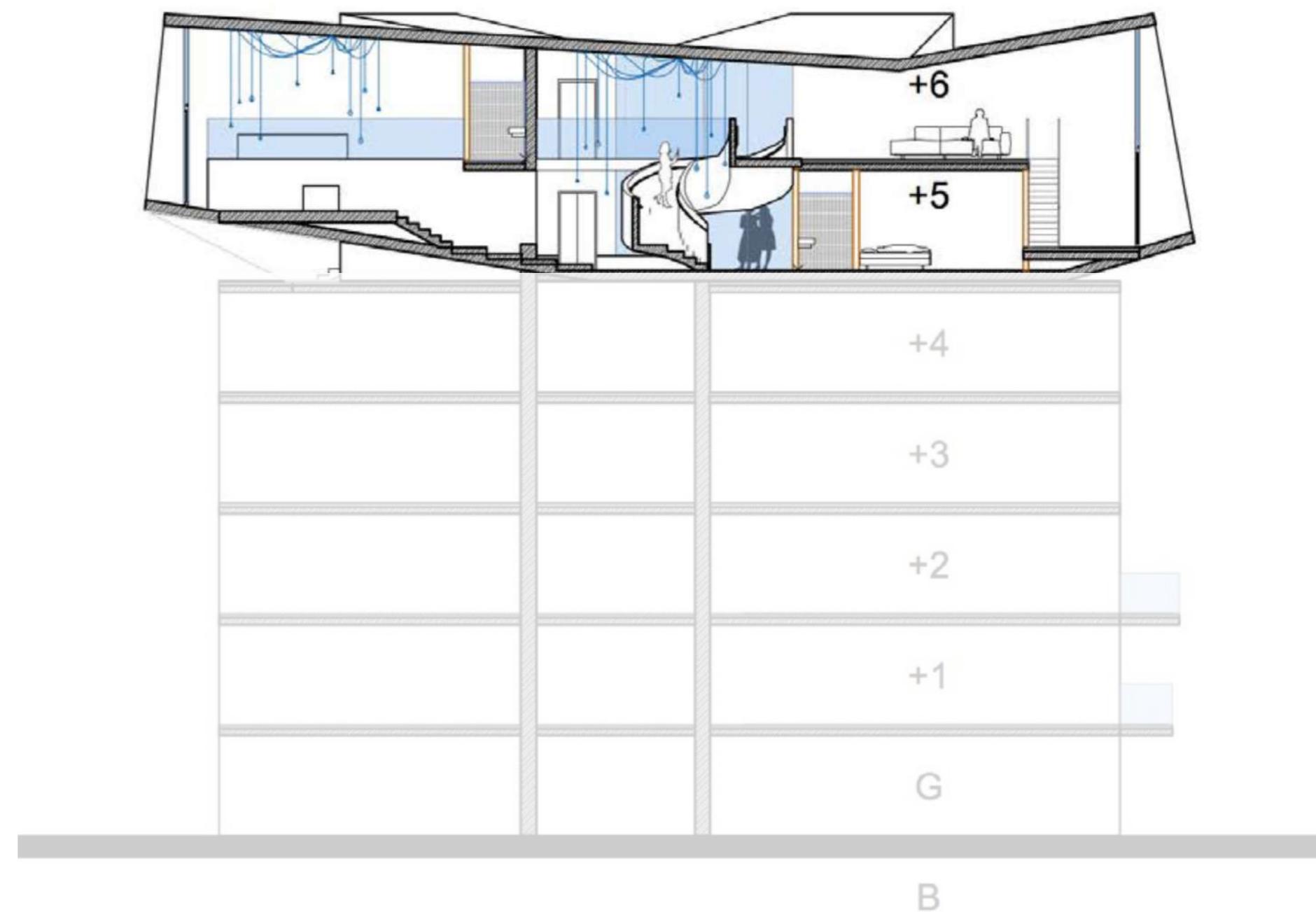
YOUR FUTURE HOME
STARTS WITH A PLAN

DOWNTOWN LOFTS



LOFT KEY PLAN





PHASE I

DOWNTOWN BUILDING SECTION





TYPE 12**219 M²**

Fifth Floor

Reception	9.00m x 5.20m	Laundry & Service	1.70m x 1.10m
Dining Room	4.80m x 3.20m	Maid's Room	2.20m x 1.70m
Terrace	4.80m x 1.80m	Maid's Bathroom	1.70m x 1.70m
Kitchen	4.20m x 2.90m		
Guest Bathroom	1.80m x 1.70m		

TYPE 12**219 M²**

Sixth Floor

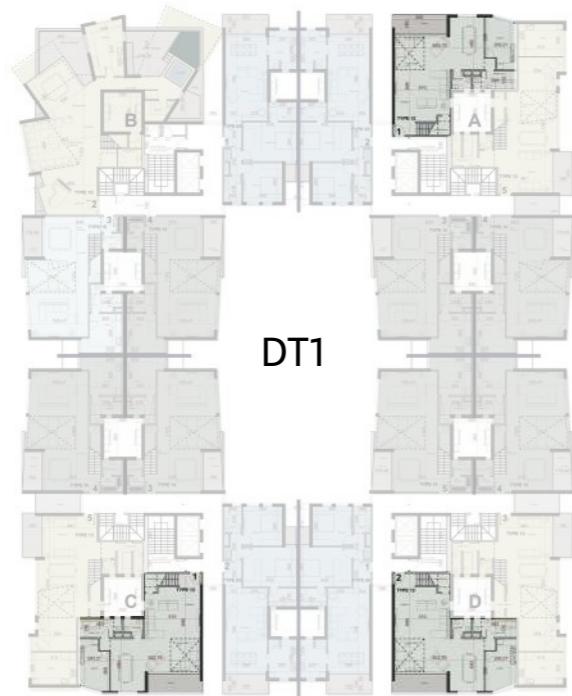
Master Bedroom	4.80m x 3.35m	Roof Terrace	5.60m x 3.75m
Master Bathroom	2.00m x 2.00m		
Bedroom 1	3.60m x 3.60m		
Bedroom 2	3.60m x 3.60m		
Bathroom	3.00m x 1.60m		



TYPE 12**219 M²**

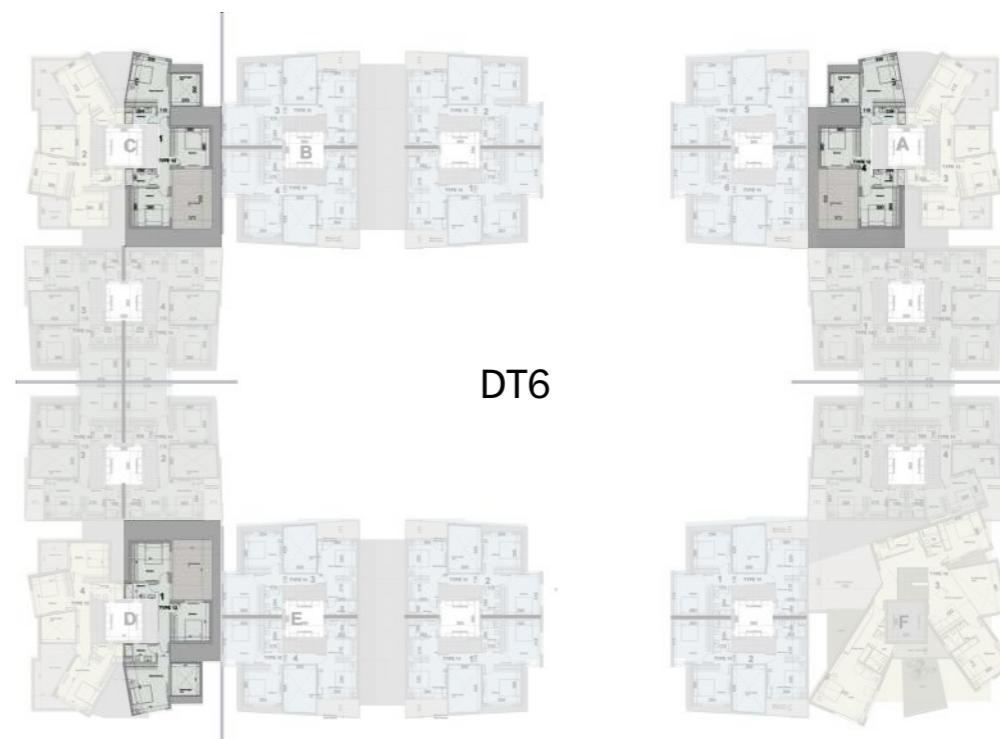
Fifth Floor Keyplan

Reception	9.00m x 5.20m	Laundry & Service	1.70m x 1.10m
Dining Room	4.80m x 3.20m	Maid's Room	2.20m x 1.70m
Terrace	4.80m x 1.80m	Maid's Bathroom	1.70m x 1.70m
Kitchen	4.20m x 2.90m		
Guest Bathroom	1.80m x 1.70m		

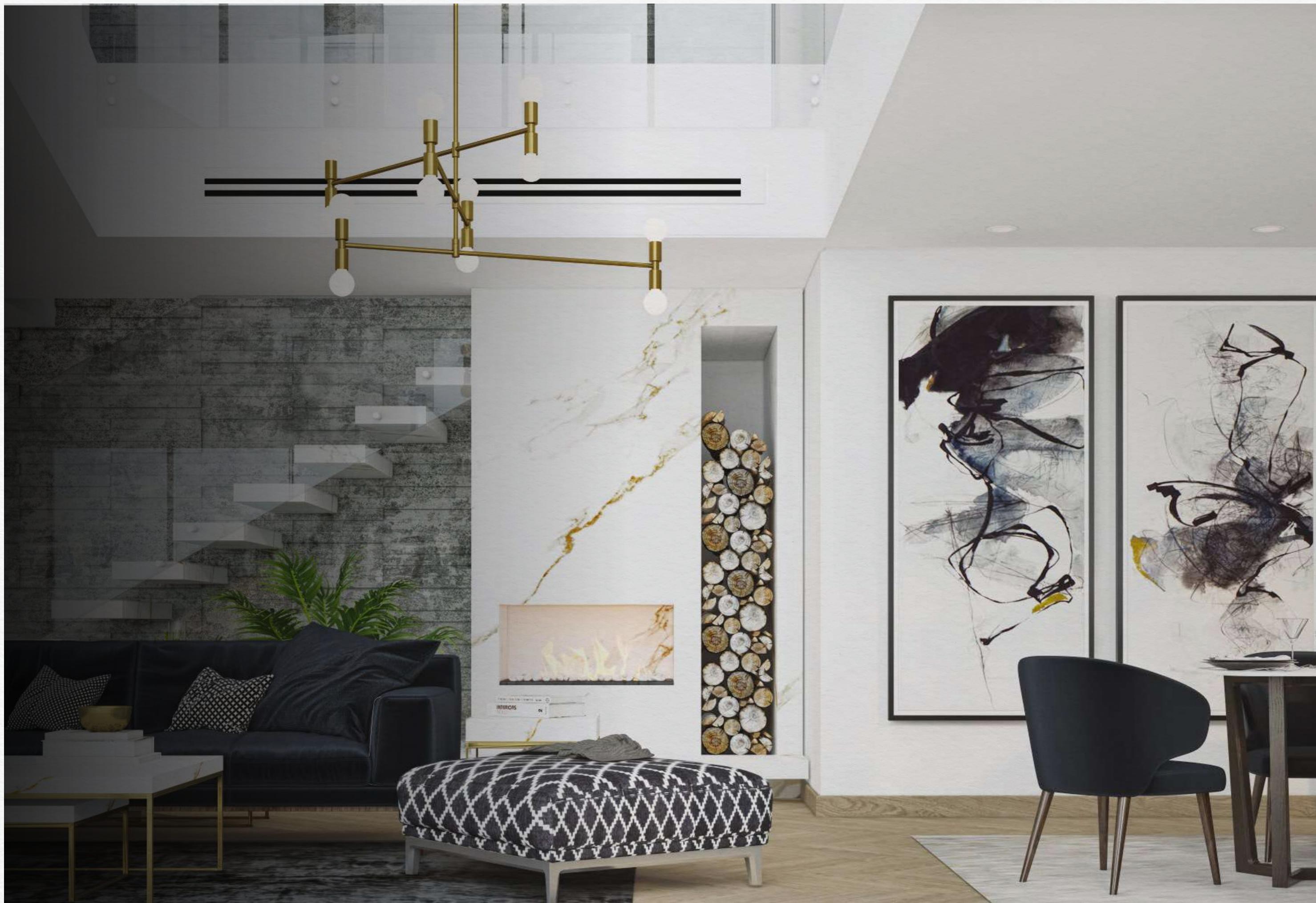
**TYPE 12****219 M²**

Sixth Floor Keyplan

Master Bedroom	4.80m x 3.35m	Roof Terrace	5.60m x 3.75m
Master Bathroom	2.00m x 2.00m		
Bedroom 1	3.60m x 3.60m		
Bedroom 2	3.60m x 3.60m		
Bathroom	3.00m x 1.60m		



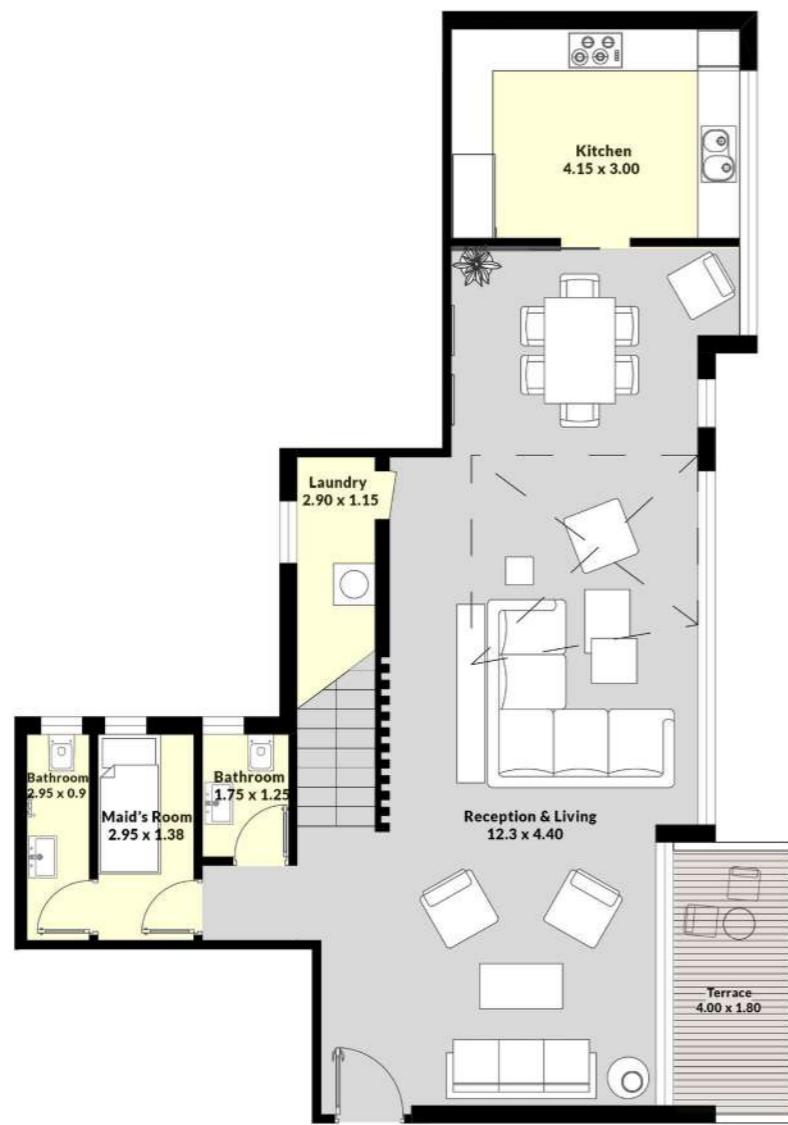




TYPE 13**220 M²**

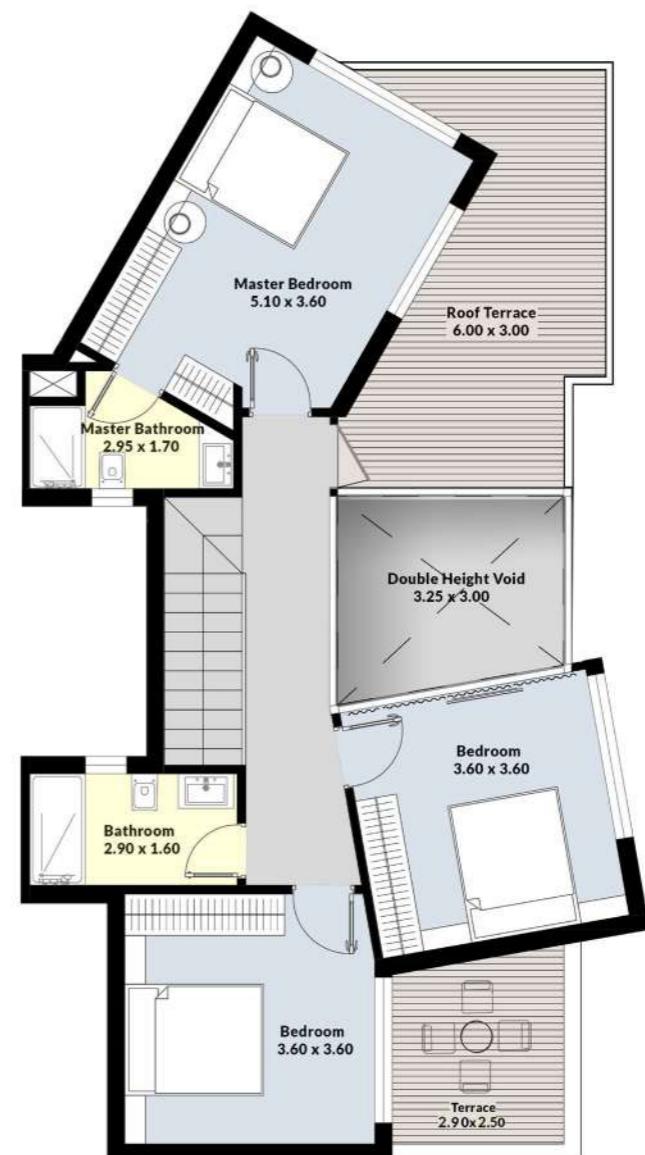
Reception & Living	12.30m x 4.40m	Maid's Room	2.95m x 1.35m
Terrace	4.00m x 1.80m	Maid's Bathroom	2.95m x 0.90m
Kitchen	4.15m x 3.00m		
Guest Bathroom	1.75m x 1.25m		
Laundry & Service	2.90m x 1.15m		

Fifth Floor

**TYPE 13****220 M²**

Sixth Floor

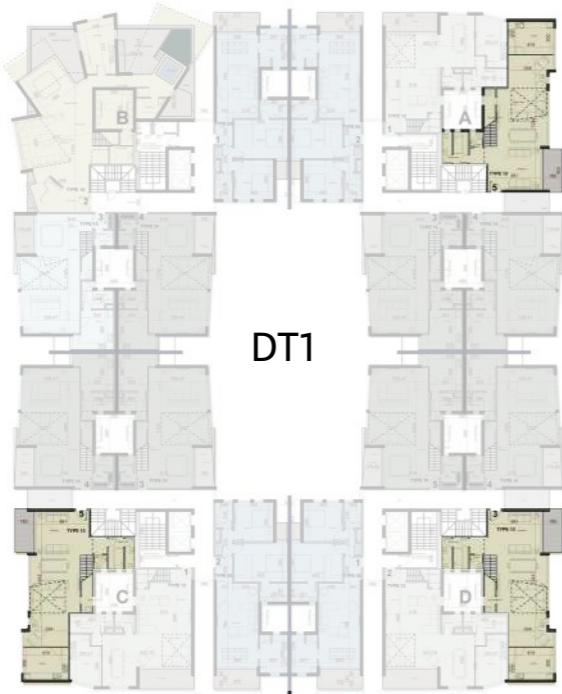
Master Bedroom	5.10m x 3.60m	Roof Terrace	6.00m x 3.00m
Master Bathroom	2.95m x 1.70m	Terrace	2.50m x 2.90m
Bedroom 1	3.60m x 3.60m		
Bedroom 2	3.60m x 3.60m		
Bathroom	2.90m x 1.60m		



TYPE 13**220 M²**

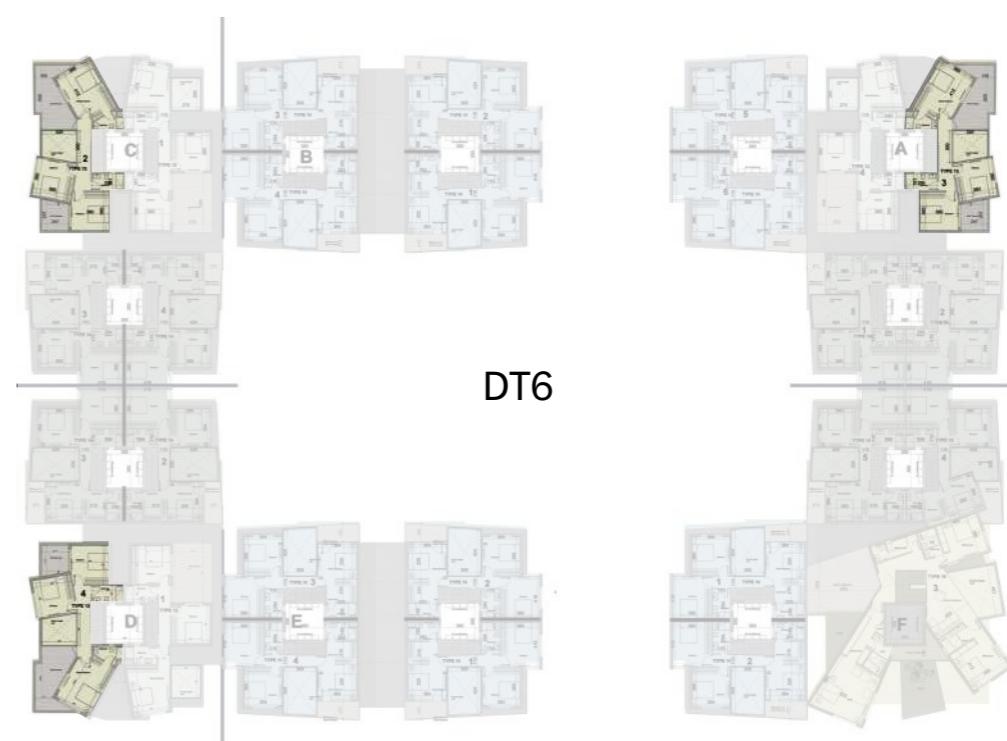
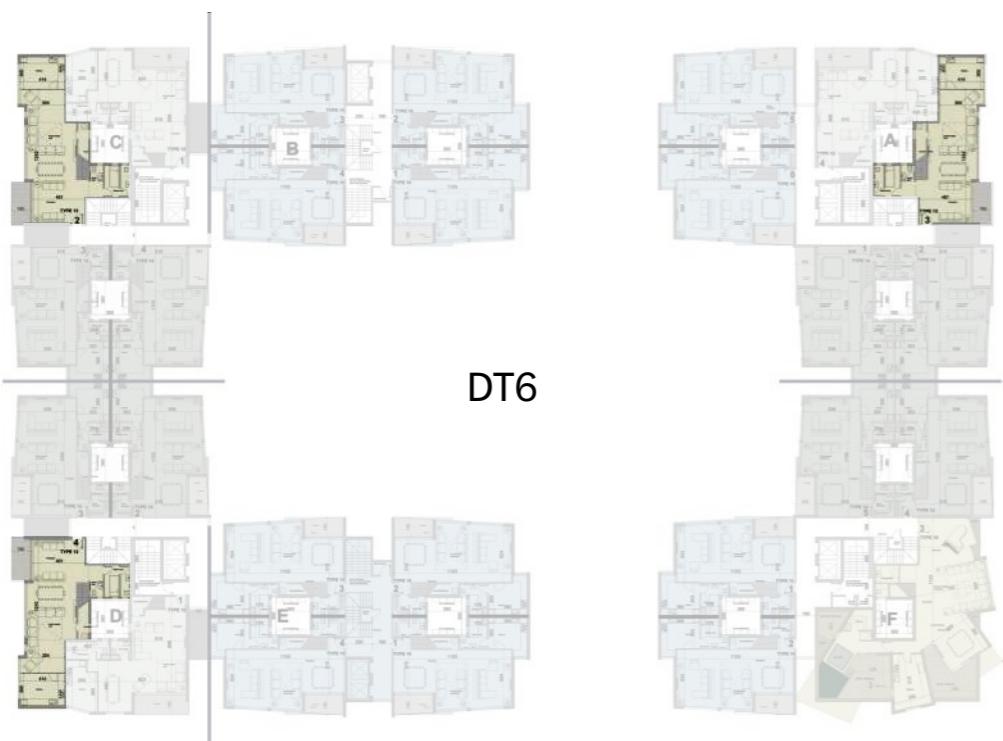
Reception & Living	12.30m x 4.40m	Maid's Room	2.95m x 1.35m
Terrace	4.00m x 1.80m	Maid's Bathroom	2.95m x 0.90m
Kitchen	4.15m x 3.00m		
Guest Bathroom	1.75m x 1.25m		
Laundry & Service	2.90m x 1.15m		

Fifth Floor Keyplan

**TYPE 13****220 M²**

Master Bedroom	5.10m x 3.60m	Roof Terrace	6.00m x 3.00m
Master Bathroom	2.95m x 1.70m	Terrace	2.50m x 2.90m
Bedroom 1	3.60m x 3.60m		
Bedroom 2	3.60m x 3.60m		
Bathroom	2.90m x 1.60m		

Sixth Floor Keyplan





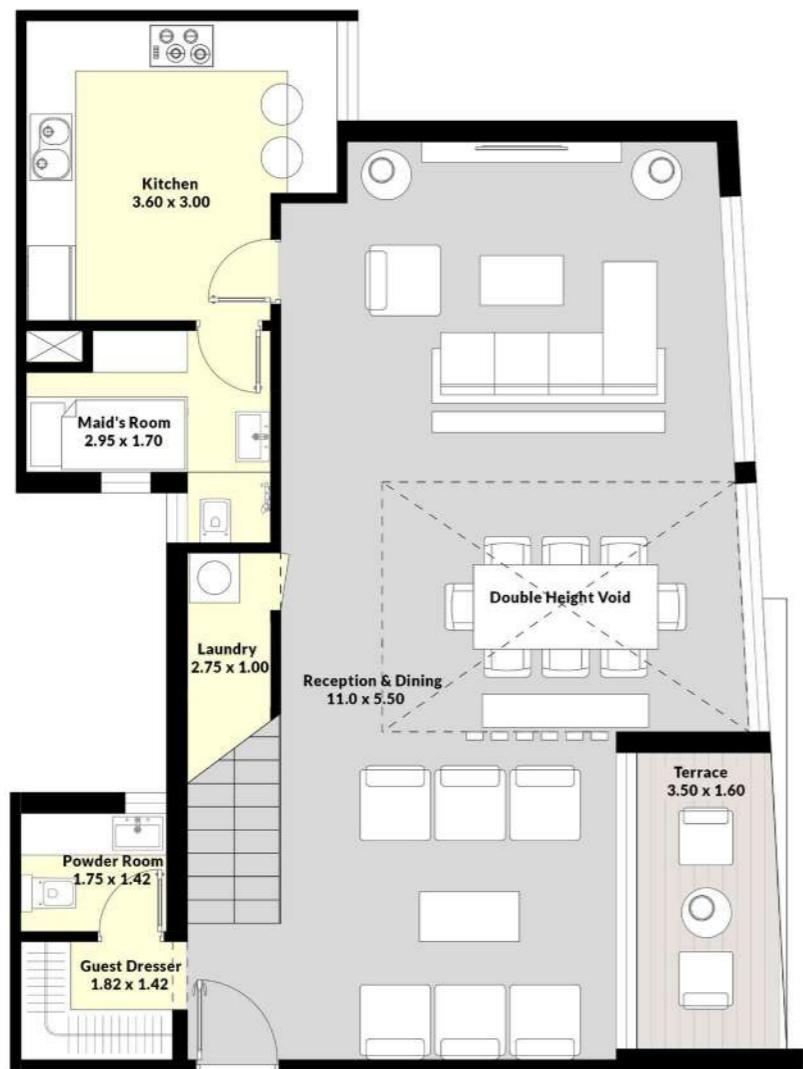


TYPE 14**220 M²**

Fifth Floor

Reception & Dining	11.00M x 5.50M
Terrace	3.50M x 1.60M
Kitchen	3.60M x 3.00M
Guest Dresser	1.80M x 1.40M
Powder Room	1.75M x 1.40M

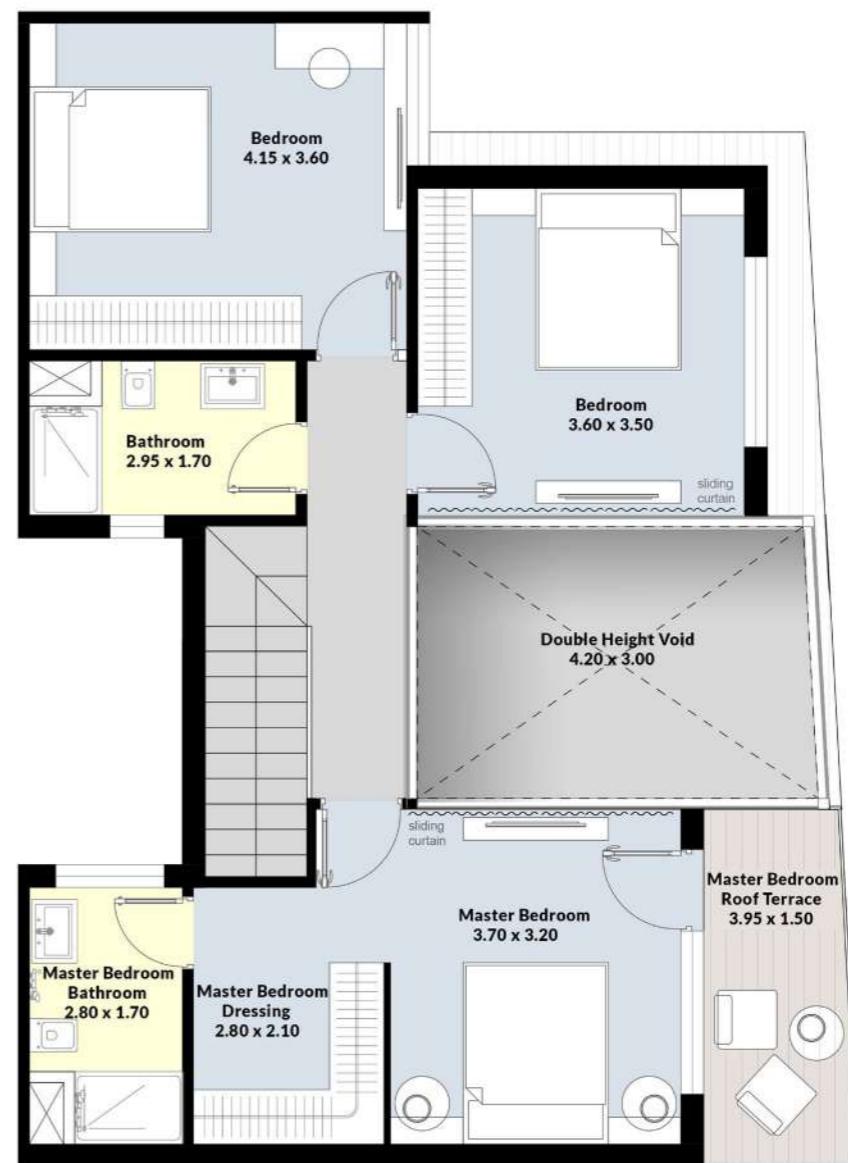
Laundry & Service	2.75M x 1.00M
Maid's Room	2.95M x 1.70M

**TYPE 14****220 M²**

Sixth Floor

Master Bedroom	3.70M x 3.20M
Dressing Room	2.80M x 2.10M
Master Bathroom	2.80M x 1.70M
Roof Terrace	3.95M x 1.50M
Bedroom 1	3.60M x 3.50M

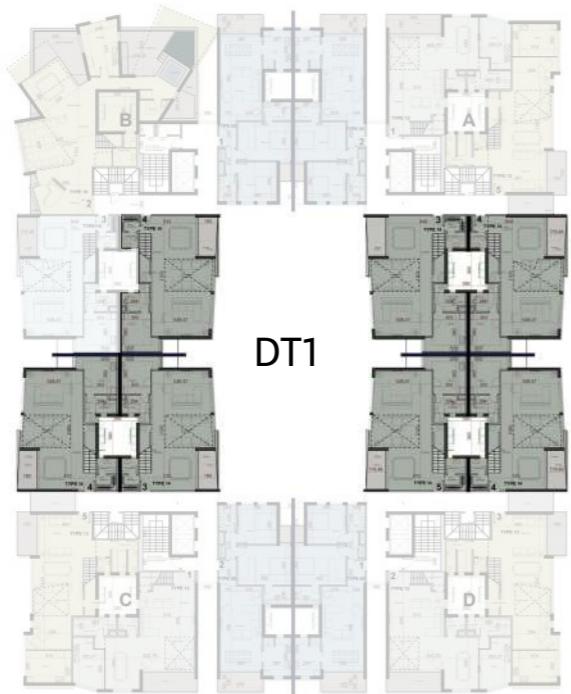
Bedroom 2	4.15M x 3.60M
Bathroom	2.95M x 1.70M



TYPE 14**220 M²**

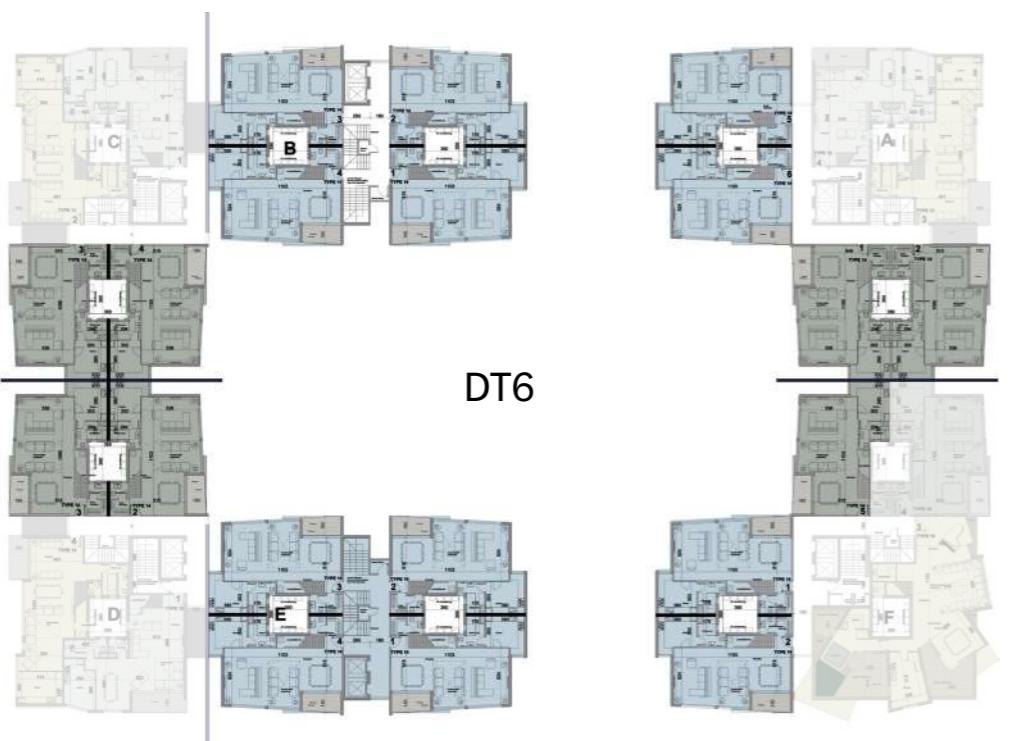
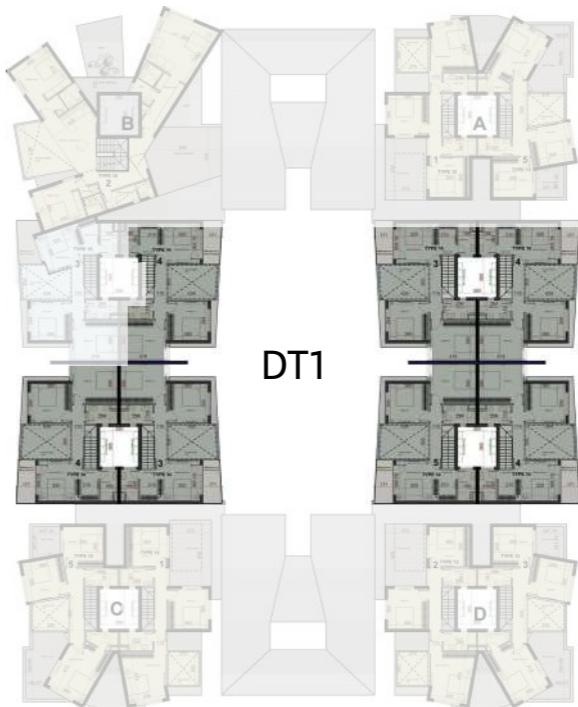
Fifth Floor Keyplan

Reception & Dining	11.00M x 5.50M	Laundry & Service	2.75M x 1.00M
Terrace	3.50M x 1.60M	Maid's Room	2.95M x 1.70M
Kitchen	3.60M x 3.00M		
Guest Dresser	1.80M x 1.40M		
Powder Room	1.75M x 1.40M		

**TYPE 14****220 M²**

Sixth Floor Keyplan

Master Bedroom	3.70M x 3.20M	Bedroom 2	4.15M x 3.60M
Dressing Room	2.80M x 2.10M	Bathroom	2.95M x 1.70M
Master Bathroom	2.80M x 1.70M		
Roof Terrace	3.95M x 1.50M		
Bedroom 1	3.60M x 3.50M		







TYPE 15**220 M²**

Fifth Floor

Reception & Dining	11.00M x 5.50M
Terrace	3.50M x 1.60M
Kitchen	3.60M x 3.00M
Entrance Lobby	1.80M x 1.40M
Powder Room	1.75M x 1.40M

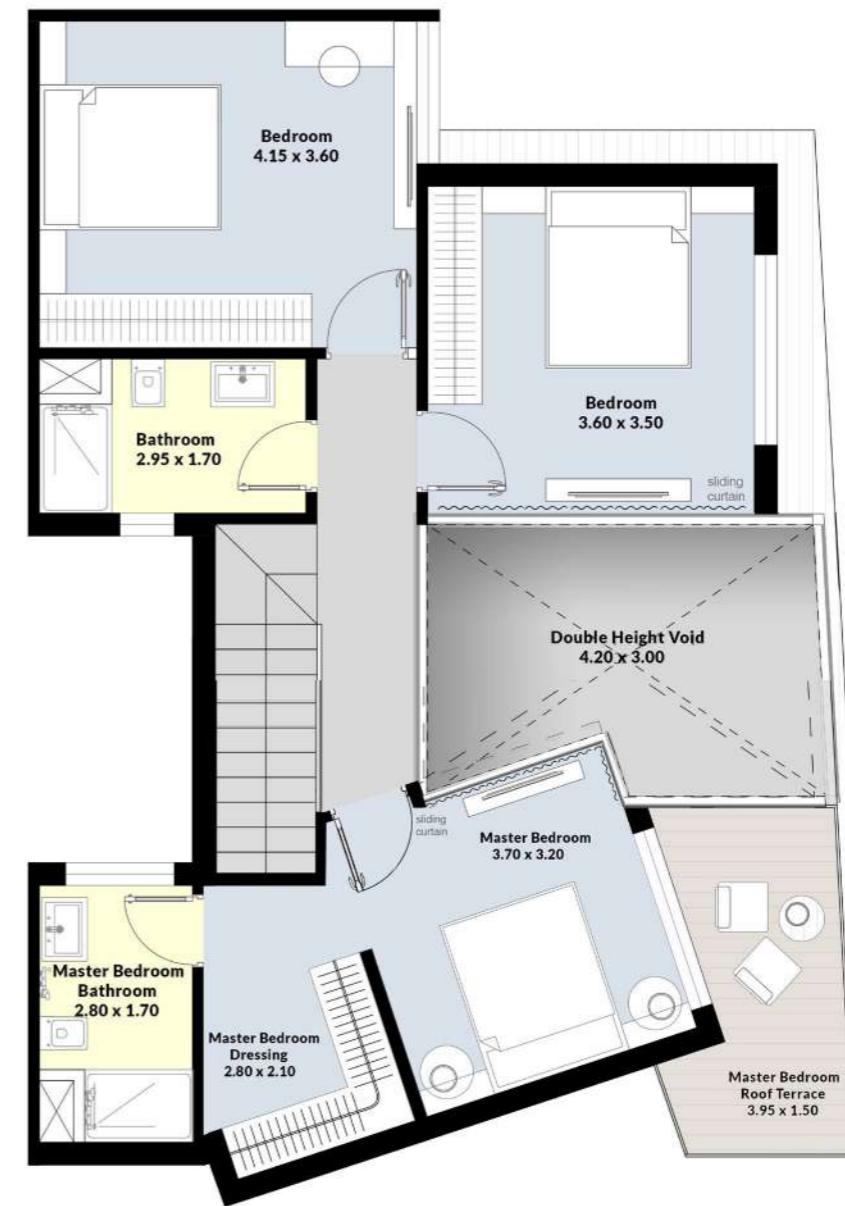
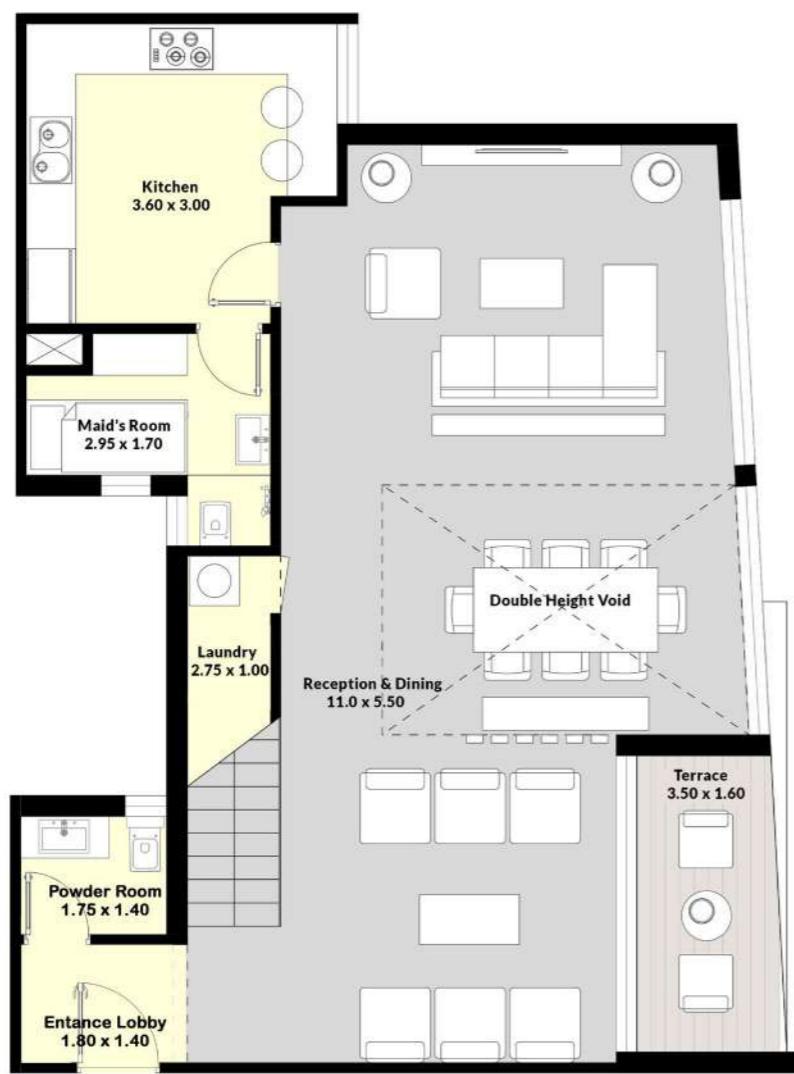
Laundry & Service	2.75M x 1.00M
Maid's Room	2.95M x 1.70M

TYPE 15**220 M²**

Sixth Floor

Master Bedroom	3.70M x 3.20M
Dressing Room	2.80M x 2.10M
Master Bathroom	2.80M x 1.70M
Roof Terrace	3.95M x 1.50M
Bedroom 1	3.60M x 3.50M

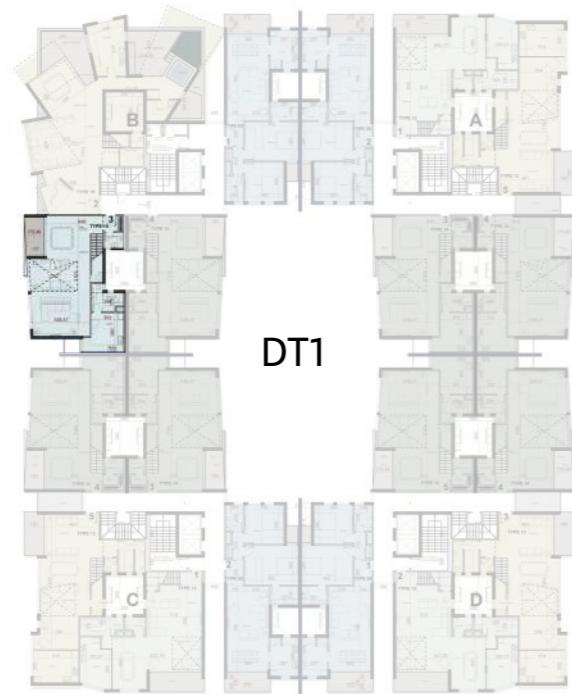
Bedroom 2	4.15M x 3.60M
Bathroom	2.95M x 1.70M



TYPE 15**220 M²**

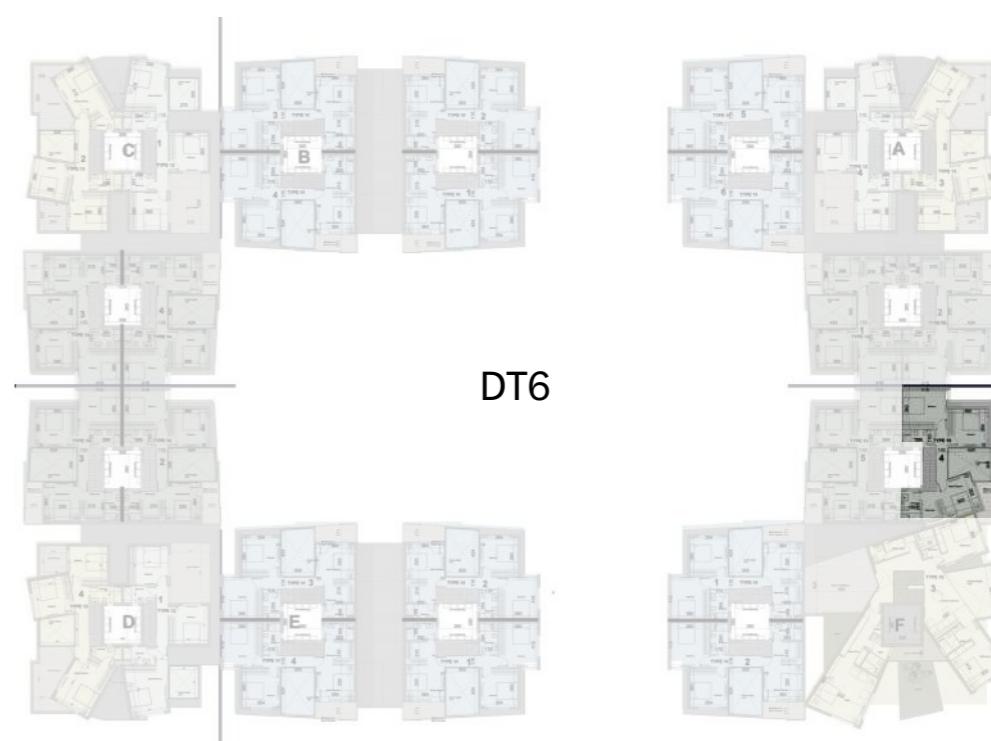
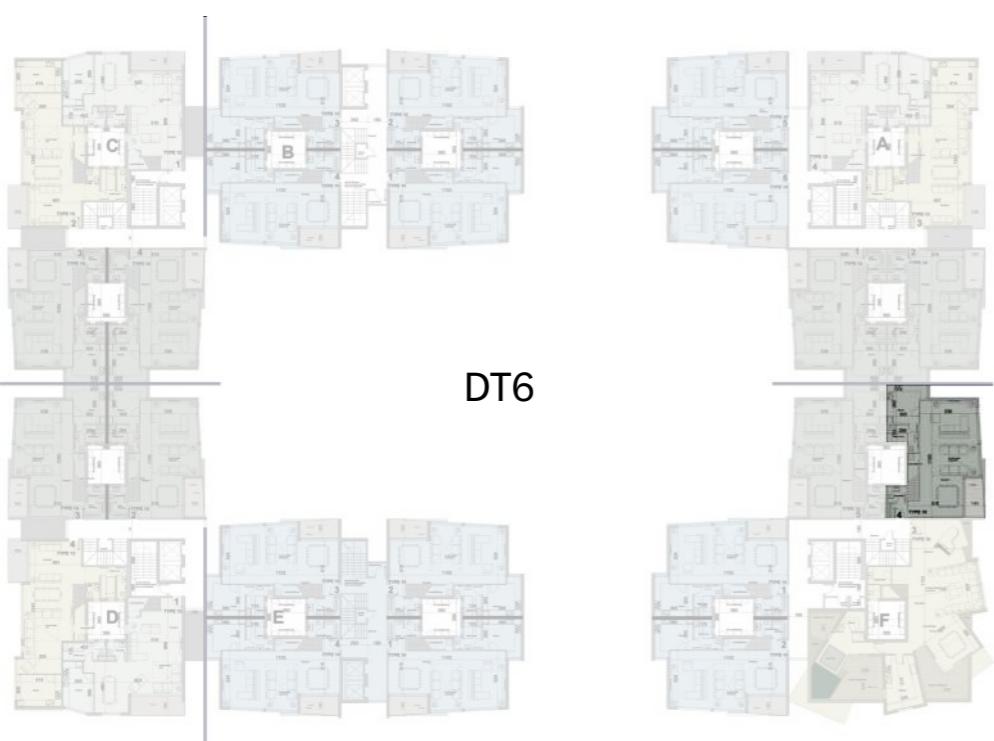
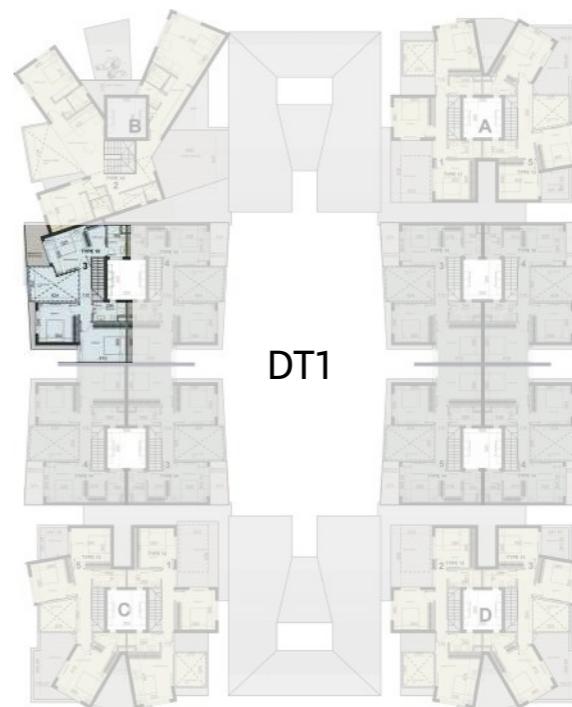
Fifth Floor Keyplan

Reception & Dining	11.00M x 5.50M	Laundry & Service	2.75M x 1.00M
Terrace	3.50M x 1.60M	Maid's Room	2.95M x 1.70M
Kitchen	3.60M x 3.00M		
Entrance Lobby	1.80M x 1.40M		
Powder Room	1.75M x 1.40M		

**TYPE 15****220 M²**

Sixth Floor Keyplan

Master Bedroom	3.70M x 3.20M	Bedroom 2	4.15M x 3.60M
Dressing Room	2.80M x 2.10M	Bathroom	2.95M x 1.70M
Master Bathroom	2.80M x 1.70M		
Roof Terrace	3.95M x 1.50M		
Bedroom 1	3.60M x 3.50M		







TYPE 16**405 M²**

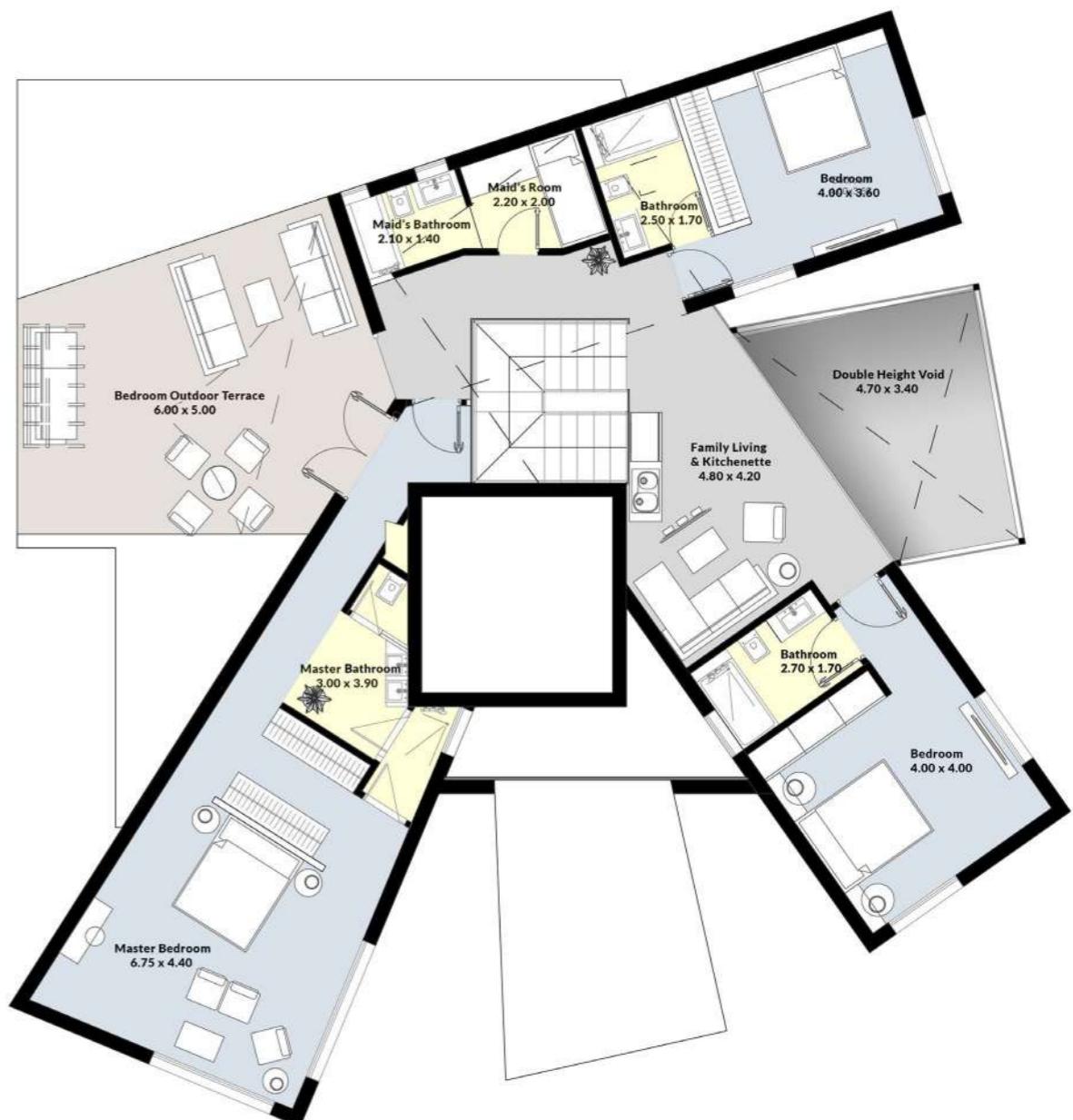
Fifth Floor

Reception & Dining	13.00m x 7.00m	Jacuzzi & Sauna	5.50m x 3.00m
Kitchen	5.20m x 3.40m	Services	2.95m x 2.10m
Guest Bathroom	2.95m x 2.20m	Pool	3.00m x 2.60m
Dining Terrace	4.00m x 3.00m		
Terrace	2.95m x 2.20m		

**TYPE 16****405 M²**

Sixth Floor

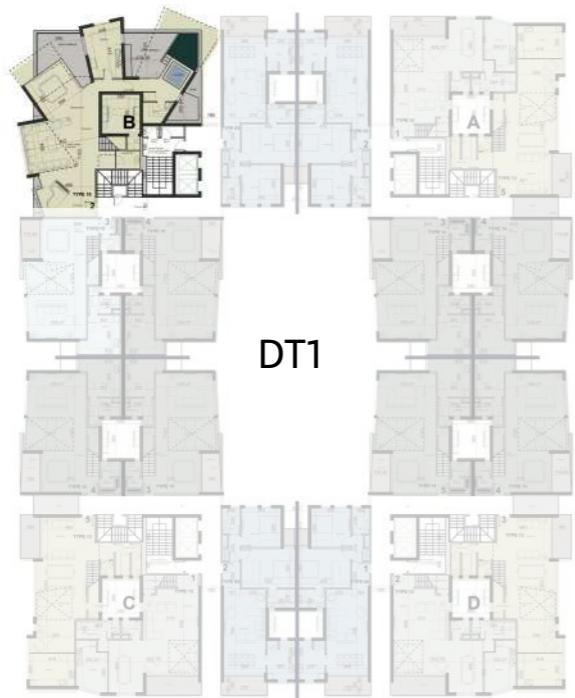
Master Bedroom	6.75m x 4.40m	Bathroom	2.50m x 1.70m
Master Bathroom	3.00m x 3.90m	Living Room	4.80m x 4.20m
Bedroom 1	4.00m x 4.00m	Terrace	6.00m x 5.00m
Bathroom	2.70m x 1.70m	Maid's Room	2.20m x 2.00m
Bedroom 2	4.00m x 3.60m	Maid's Bathroom	2.10m x 1.40m



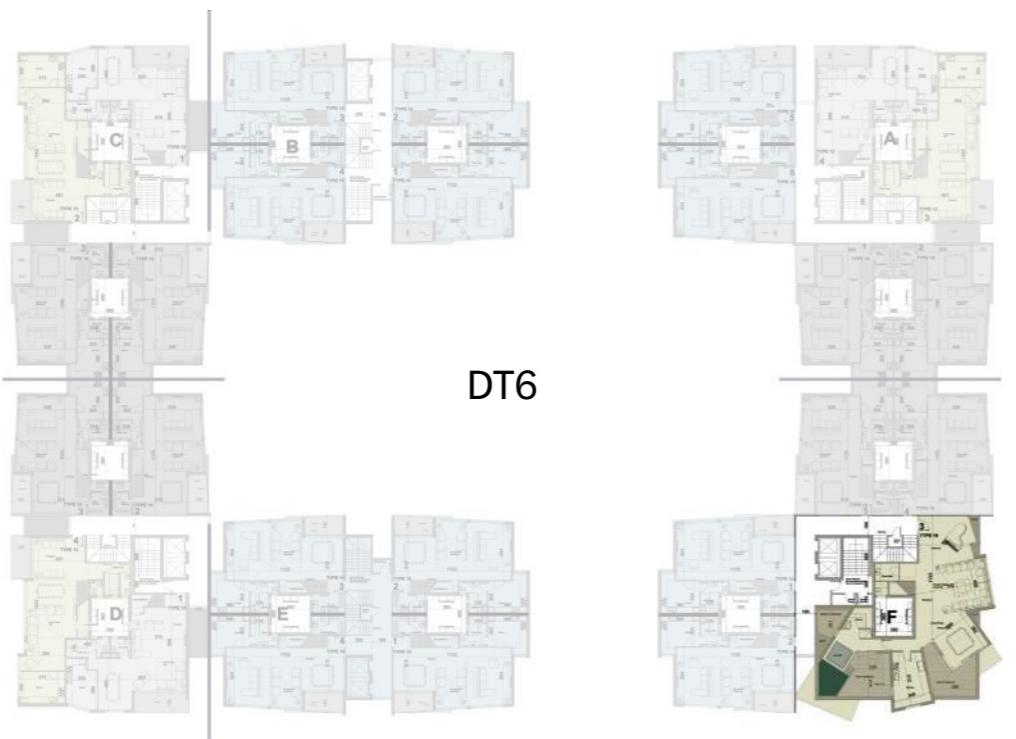
TYPE 16**405 M²**

Fifth Floor Keyplan

Reception & Dining	13.00m x 7.00m	Jacuzzi & Sauna	5.50m x 3.00m
Kitchen	5.20m x 3.40m	Services	2.95m x 2.10m
Guest Bathroom	2.95m x 2.20m	Pool	3.00m x 2.60m
Dining Terrace	4.00m x 3.00m		
Terrace	2.95m x 2.20m		



DT1



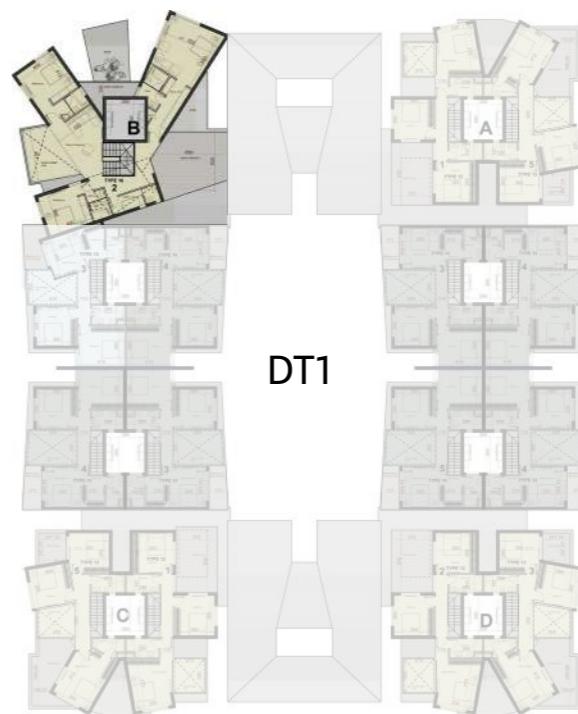
DT6

TYPE 16**405 M²**

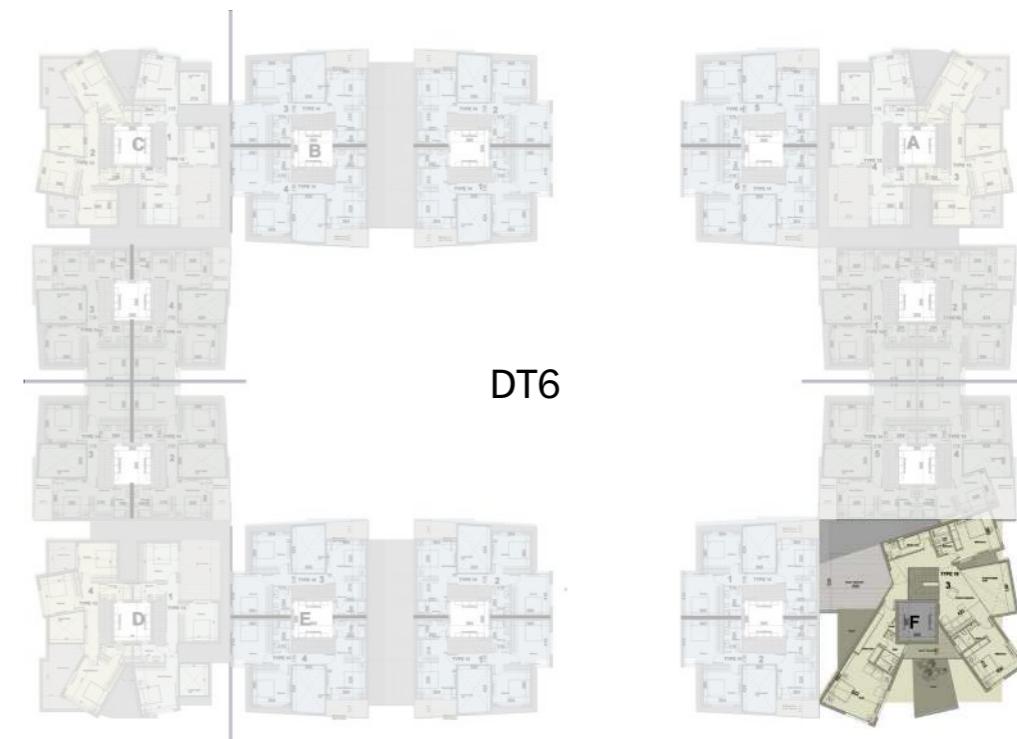
Sixth Floor Keyplan

Master Bedroom	6.75m x 4.40m
Master Bathroom	3.00m x 3.90m
Bedroom 1	4.00m x 4.00m
Bathroom	2.70m x 1.70m
Bedroom 2	4.00m x 3.60m

Bathroom	2.50m x 1.70m
Living Room	4.80m x 4.20m
Terrace	6.00m x 5.00m
Maid's Room	2.20m x 2.00m
Maid's Bathroom	2.10m x 1.40m



DT1



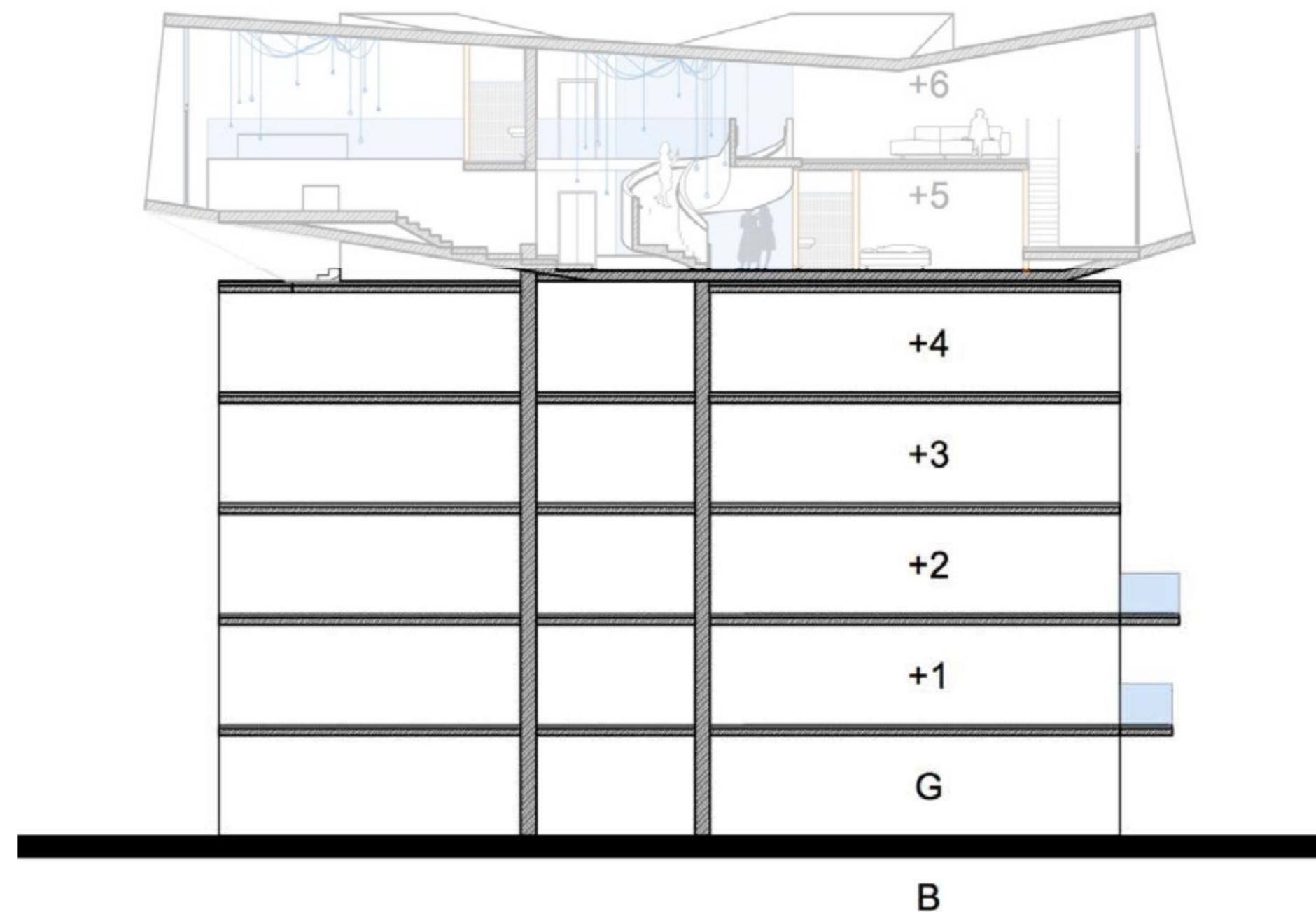
DT6



BLOOMFIELDS
TYPICAL FLOORS

BLOOMFIELDS
TYPICAL FLOORS KEY PLAN



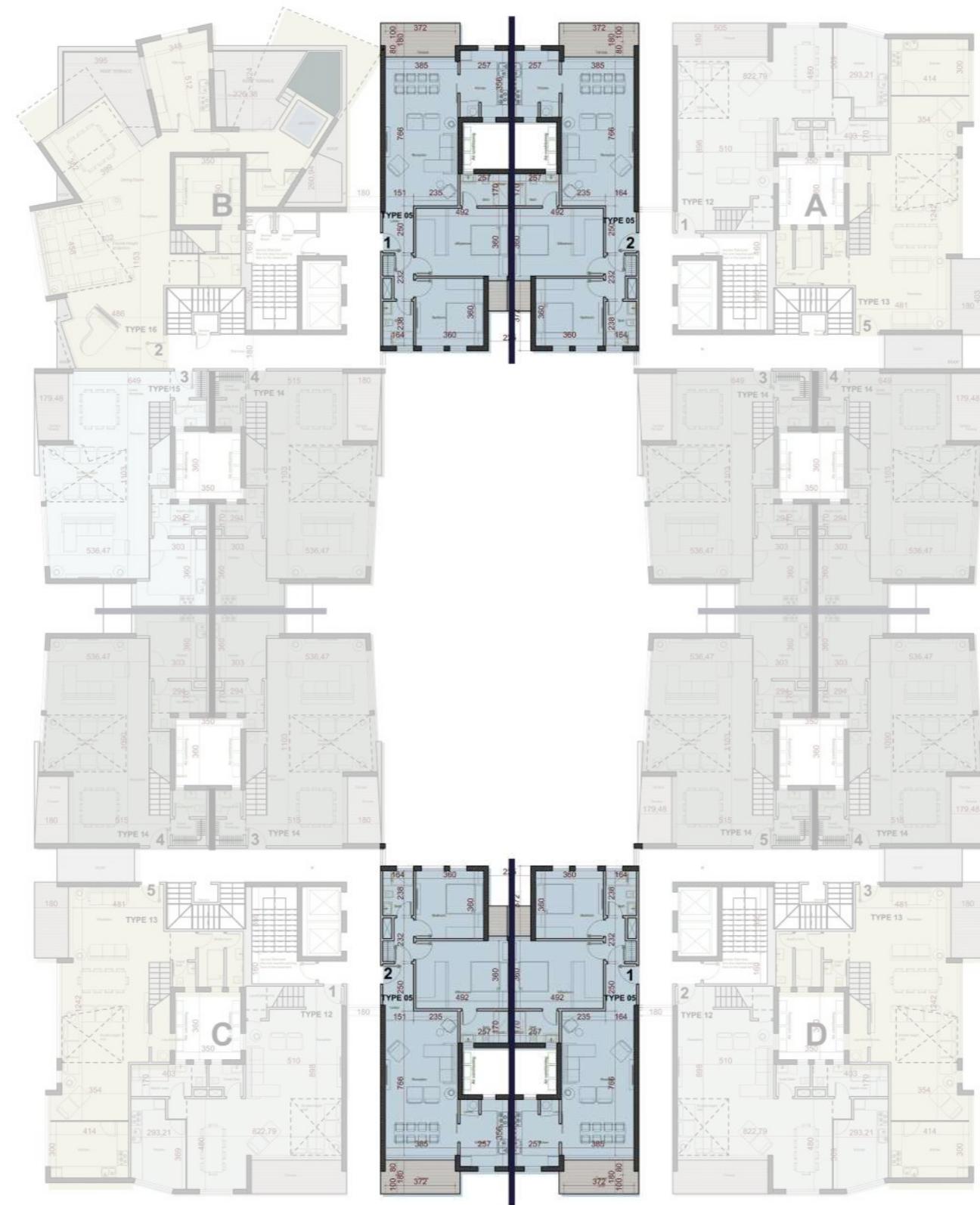


PHASE I

DOWNTOWN BUILDING SECTION

DT1 FIFTH FLOOR

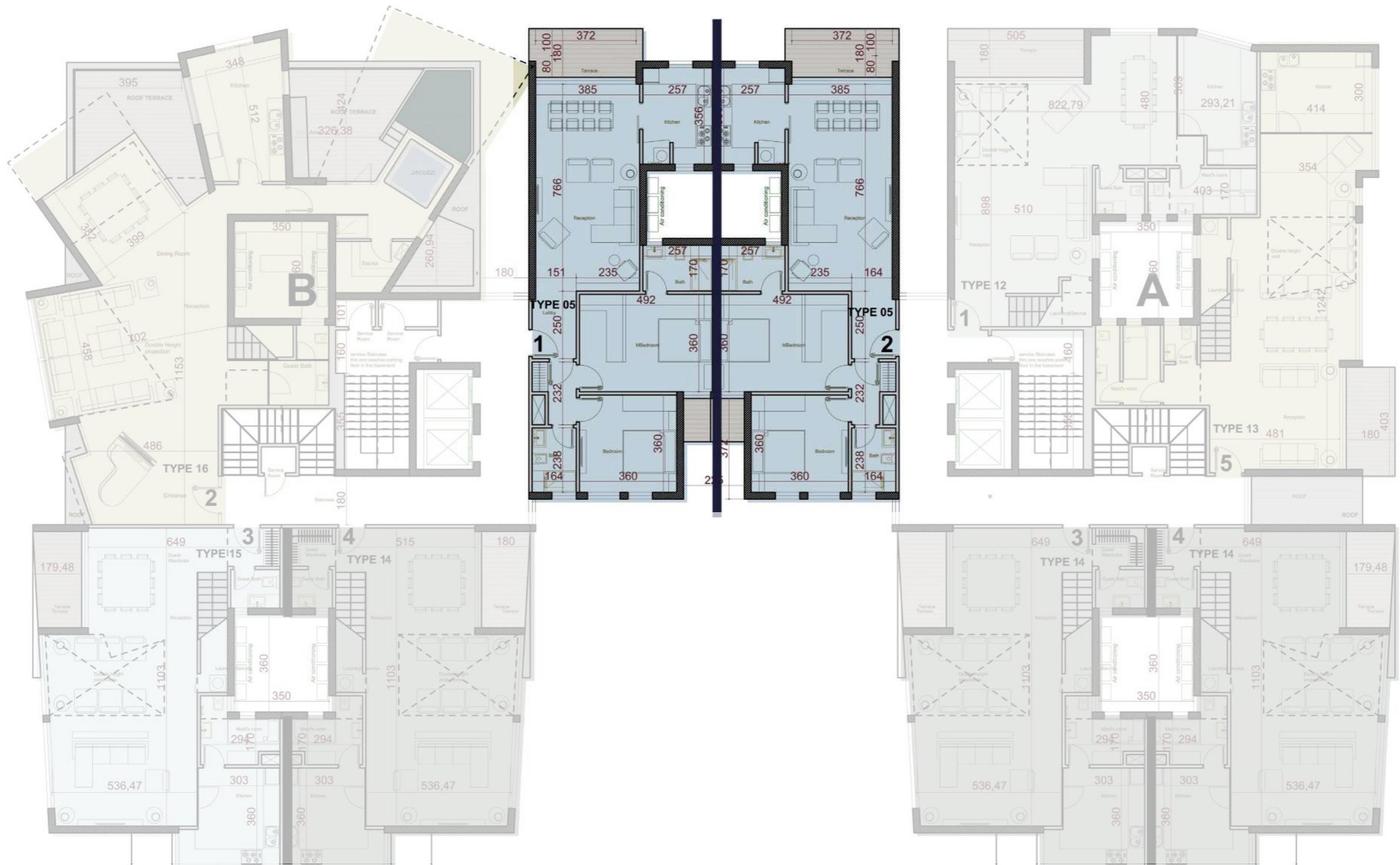
Type No.	Beds	BUA
Type 5	2	122



DT1 FIFTH FLOOR

BUILDINGS A, B

Type No.	Beds	BUA
Type 5	2	122



DT1 FIFTH FLOOR

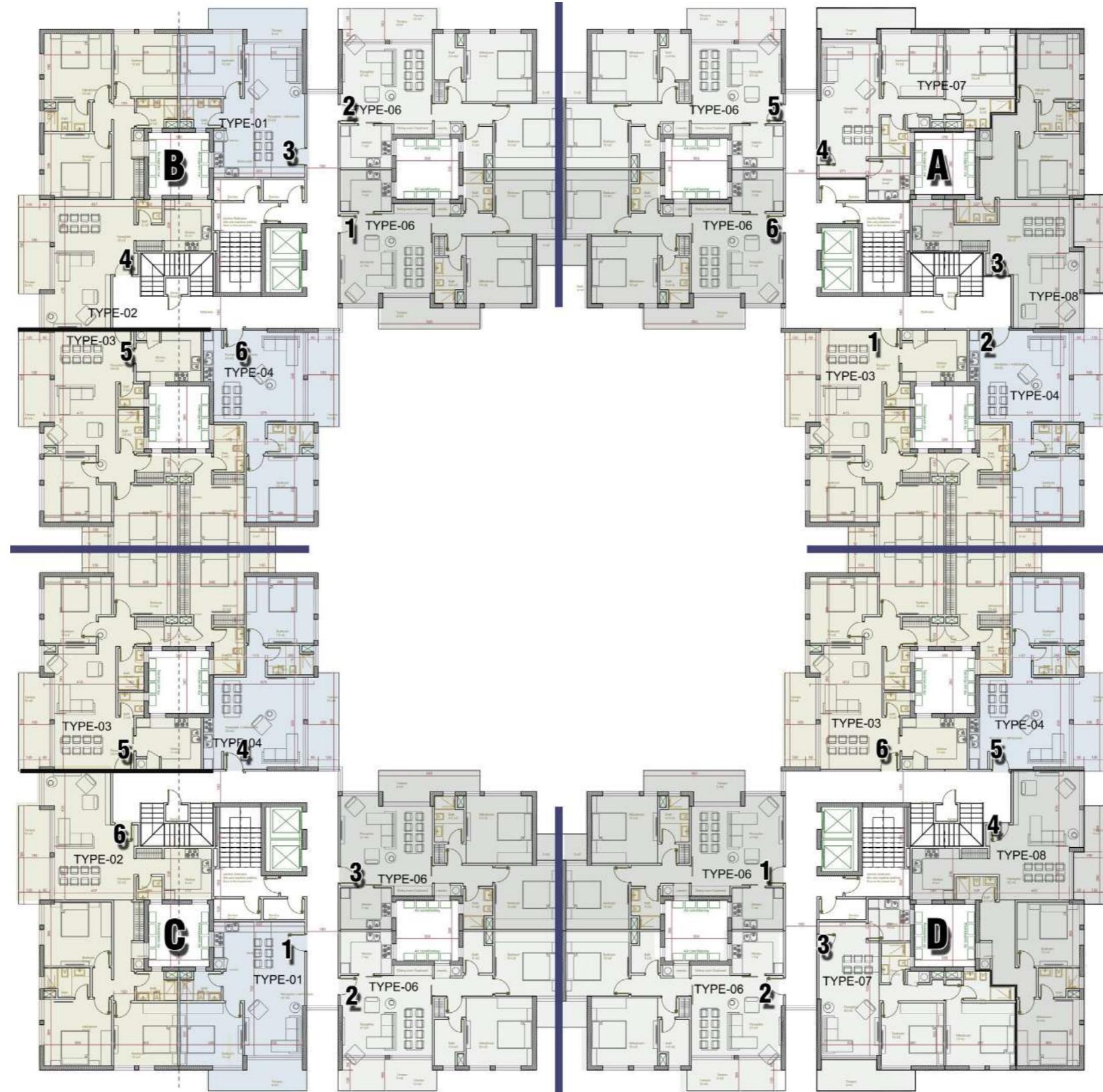
BUILDINGS C, D

Type No.	Beds	BUA
Type 5	2	122



DT2 FIFTH & SIXTH FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT2 FIFTH & SIXTH FLOOR

BUILDINGS A, B

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT2 FIFTH & SIXTH FLOOR

BUILDINGS C, D

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT3 FIFTH & SIXTH FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 7	2	104
Type 2	3	150	Type 8	2	124
Type 3	3	149	Type 9	2	108
Type 4	1	76	Type 10	2	127
Type 6	2	112			



DT3 FIFTH & SIXTH FLOOR

BUILDINGS A, B, C

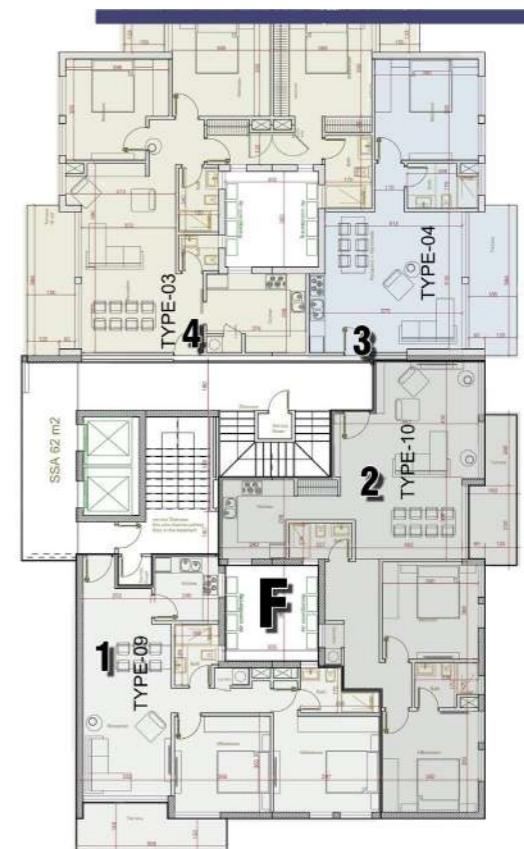
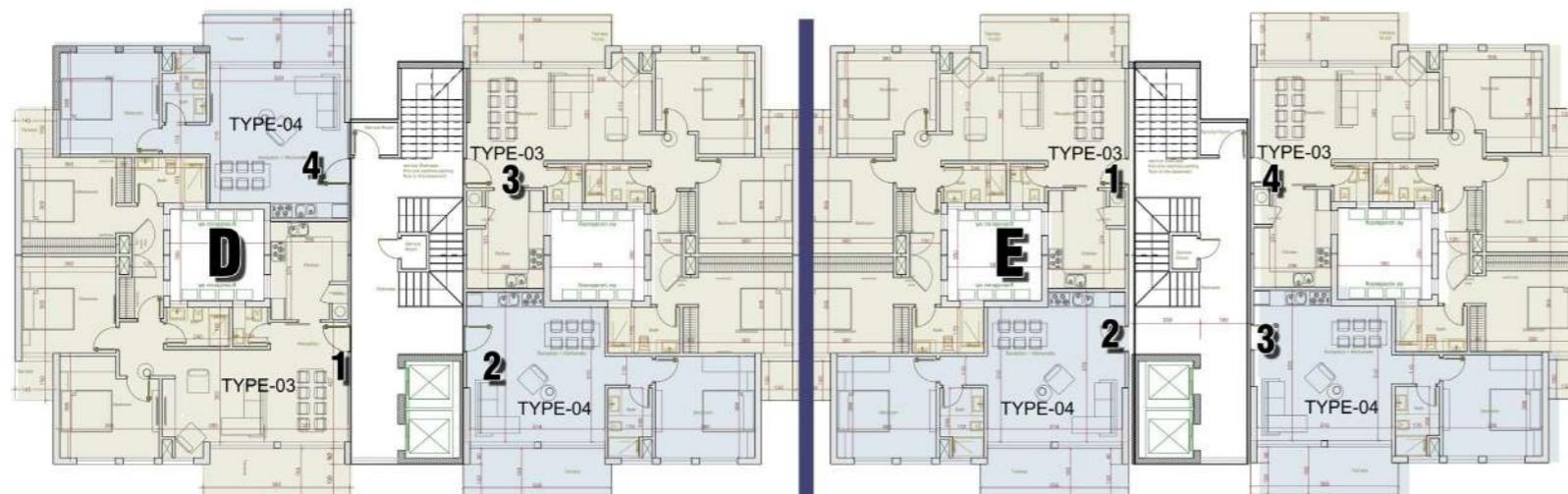
Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 7	2	104
Type 2	3	150	Type 8	2	124
Type 3	3	149	Type 9	2	108
Type 4	1	76	Type 10	2	127
Type 6	2	112			



DT3 FIFTH & SIXTH FLOOR

BUILDINGS D, E, F

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 7	2	104
Type 2	3	150	Type 8	2	124
Type 3	3	149	Type 9	2	108
Type 4	1	76	Type 10	2	127
Type 6	2	112			



DT4 FIFTH & SIXTH FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT4 FIFTH & SIXTH FLOOR

BUILDINGS A, B, C

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT4 FIFTH & SIXTH FLOOR

BUILDINGS D, E, F

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT5 GROUND FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT5 GROUND FLOOR

BUILDINGS A, B, C, D

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT5 GROUND FLOOR

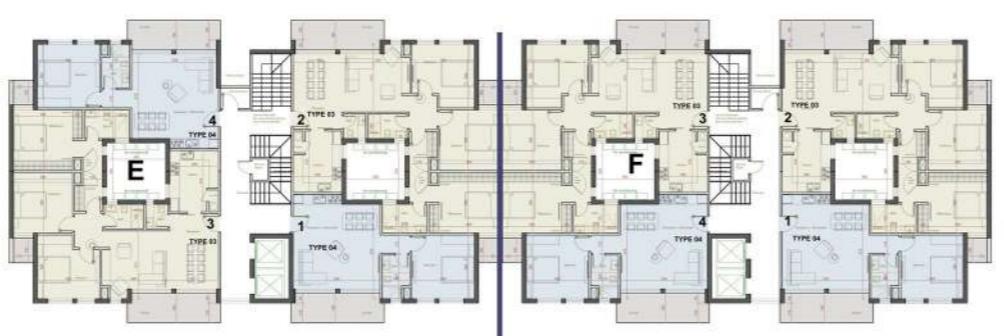
BUILDINGS E, F, H

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT5 TYPICAL FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT5 TYPICAL FLOOR

BUILDINGS A, B, C, D

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT5 TYPICAL FLOOR

BUILDINGS E, F, H

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150			
Type 3	3	149			
Type 4	1	76			



DT6 GROUND FLOOR

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT6 GROUND FLOOR

BUILDINGS A, B, C

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT6 GROUND FLOOR

BUILDINGS D, E, F

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT6 TYPICAL FLOOR

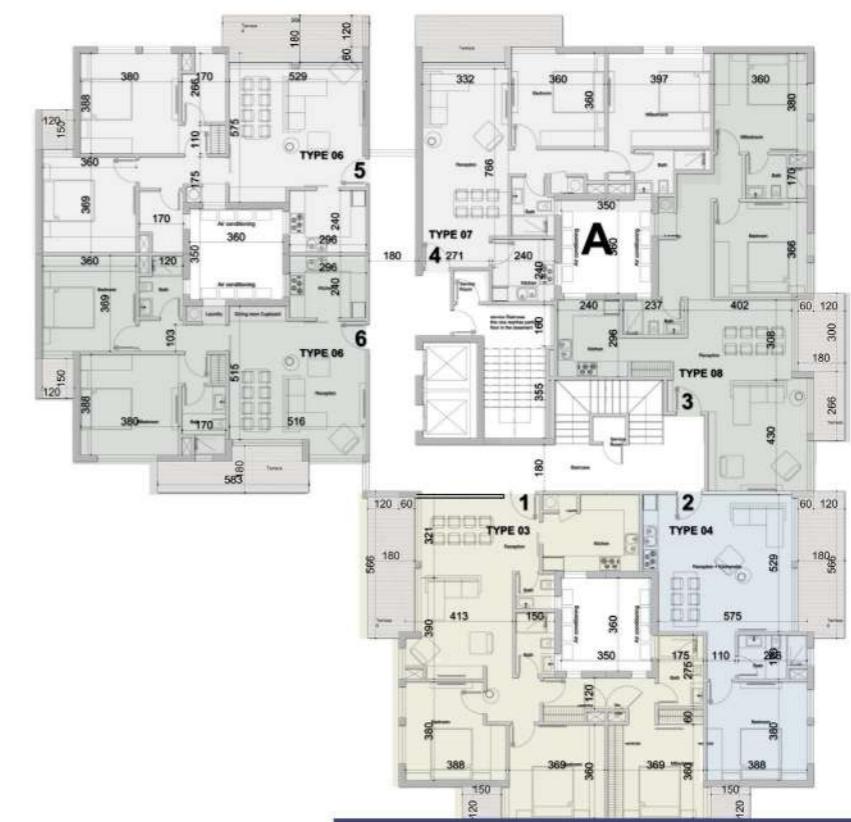
Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



DT6 TYPICAL FLOOR

BUILDINGS A, B, C

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			

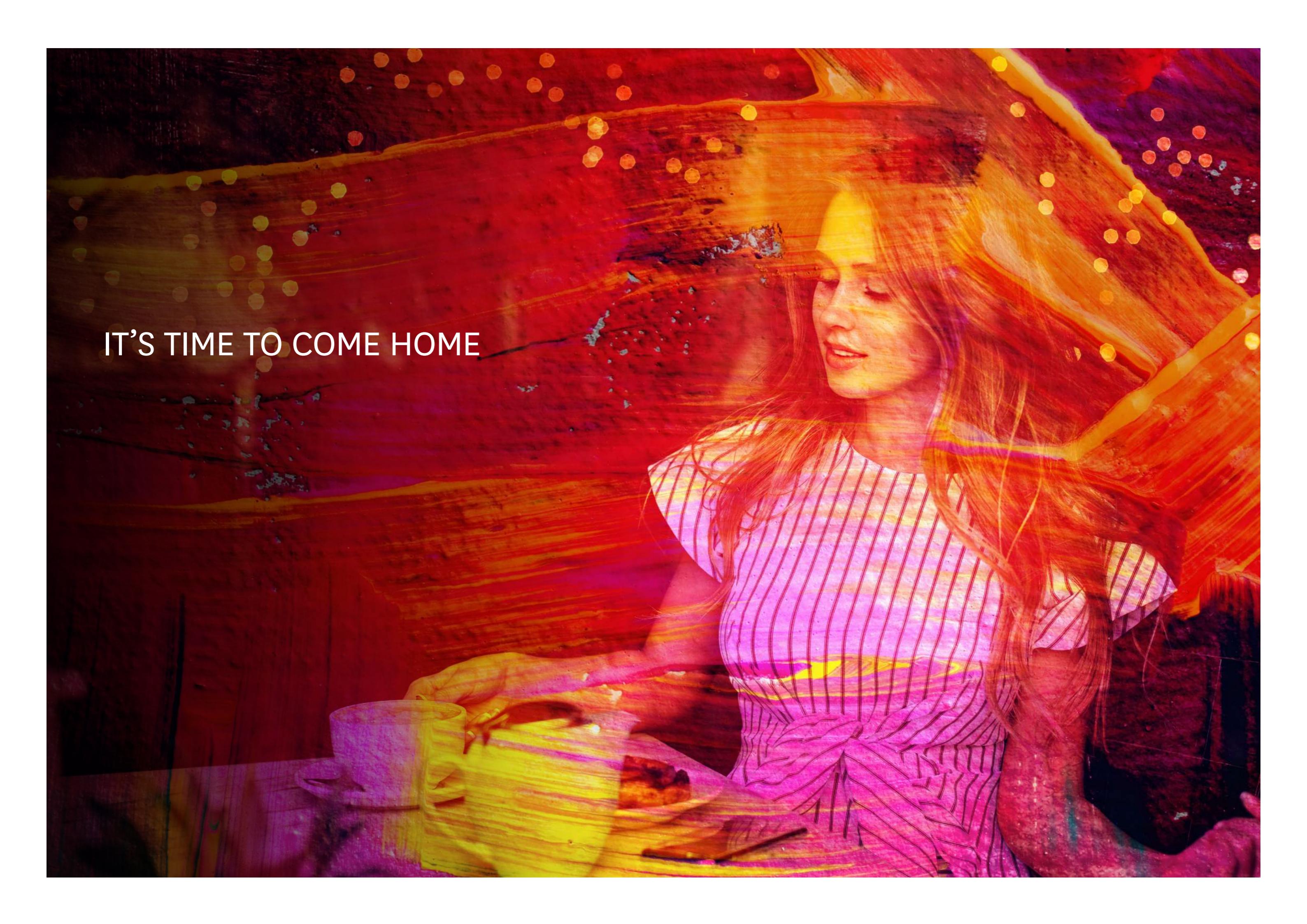


DT6 TYPICAL FLOOR

BUILDINGS D, E, F

Type No.	Beds	BUA	Type No.	Beds	BUA
Type 1	1	74	Type 6	2	112
Type 2	3	150	Type 7	2	104
Type 3	3	149	Type 8	2	124
Type 4	1	76			



A woman with long, flowing hair in a pink striped dress is sitting at a table, looking thoughtfully off to the side. The background is a vibrant, abstract landscape with warm colors like red, orange, and yellow, suggesting a sunset or fire. The overall mood is contemplative and cozy.

IT'S TIME TO COME HOME

