

AZIZ PROPERTIES

Built for *P*restige

LYX BUSINESS COMPLEX

FACTS THAT DEFINE LYX

Strategically designed spaces, dynamic flow, and world-class planning, Lyx turns scale into performance and design into measurable success.

Total
land area:

2362 m²

Number
of Entrances:

2 (per each Building)

Furniture
Elevator:

1

BUA:

12620 m²

Number
of Elevators

3

Number
of Escalators

2



LYX BUSINESS
COMPLEX

LYX





LYX BUSINESS
COMPLEX



LYX BUSINESS
COMPLEX

DIRECTLY ON SOUTH 90 STREET

A Landmark Seeing Every Direction.

3 MIN from Waterway 2

5 MIN from Maxim mall

2 MIN from the AUC

10 MIN from Cairo Festival City

LYX BUSINESS COMPLEX

MOHAMED NAGIB AXIS

WATER
WAY 2

MAXIM
MALL

NORTH TESEEN



FUE

CONCORD
PLAZA MALL

SOUTH TESEEN

SOUTH
INVESTORS
AREA

AUC

MOHAMED NAGIB AXIS



Views inve

Aziz properties
Recently viewed

Petroleum Gas
ny (Petrogas)
التسعين الجنوبي (بتروغاس)

التسعين الجنوبي

التسعين الجنوبي

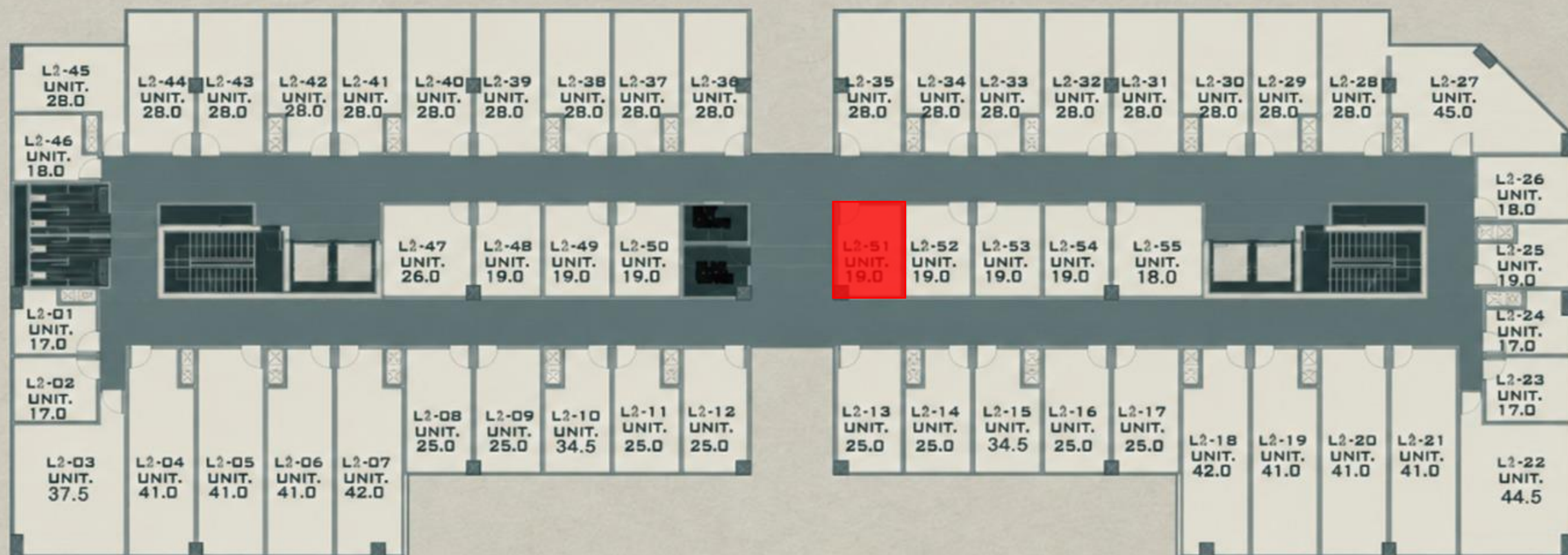
S Teseen

Concord Plaza
كونكورد بلازا

Groovy Aes

SECOND FLOOR

Administrative Units



Unite type	clinic
Floor	Second Floor
Unite space	19 m

Total price	3,211,000
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10% Over 5 Years	DP	321,100
	Quarter *20	144,495
	Semi annual *10	288,990
	Annualy *5	577,980

15% Over 6 Years	DP	481,650
	Quarter *24	113,723
	Semi annual *12	227,446
	Annualy * 6	454,892

FACILITIES & SAFETY SYSTEMS



Multiple Elevators
(passenger + service)



Smart Access & 24/7
Surveillance



Parking Areas



Fire Detection & Control
Systems



Emergency Power Backup

TECHNICAL FACILITIES & SMART SYSTEMS



Full Building Wi-Fi



IT Infrastructure & Fiber Connectivity



7/24 Maintenance & Security Team



Smart Building Automation

Our Partners





Southgate 4th Flour , Office 411 & 412 ,
south 90 St, New Cairo

azizproperties.com