



ABOUT MADAAR

In 2015, *Madaar* was established, bringing resort living & hospitality to your dream home. Our success story started with the huge success of the flagship project, *Azha Ain Sokhna*. Another successful launch followed with *Azha Ras El Hekma* at the *North Coast*.

Being a sister company to *Sunrise Resorts & Cruises*, one of Egypt's leading hospitality companies, was a major factor in providing a fully facilitated hospitality service that sets us apart from most real estate developers.

Our core belief has always been offering consumer-centric destinations that revolve around the client's comfort, fostering connections and communities.

With 30 years of heritage in hospitality, our real estate brand is built on a legacy of service and care. Guided by our core belief in generosity at heart, we craft living spaces where warmth, trust, and thoughtful experiences come first.



A person wearing a long, white, ruffled dress is walking through a lush green field. The dress is flowing around their legs, and they are wearing simple, light-colored sandals. The field is filled with tall grass and small white flowers. The overall mood is peaceful and serene.

treasuring
WEST

this isn't just a *place*, it's a retreat
grown from the *earth up*.

01

UNLOCK *the*
TREASURE

THE ART *of* LIVING WELL



This isn't just a place, it's a retreat grown from the earth up. It's where elegance is rooted in every detail, from the grand park to the architecture and thoughtfully crafted master plan. At *Kinz*, every corner invites connection, comfort, and community.

This is where you live; it's where you reconnect, recharge, and rediscover the beauty of living well. While a touch of retreat weaves quietly through the landscape, offering tranquil views and moments of rustic charm, the vibrant daily life truly defines this place.

A magnetic combination of heritage and nature, refined yet preserved to display the allure of Earth's magic, is reborn through our unparalleled retreat vision.

BENEATH *golden* VINES

Welcome to Kinz, a community built around the beauty and heritage of vineyard living. From day one, our vision is to protect this land, letting the existing retreat remain the heart of the experience. Every home and path is designed to preserve the natural character of the vines that have grown here for generations.

The name Kinz speaks to what we found, not what we made. By preserving this land, we've held onto something rare, a lifestyle rooted in nature and health. This retreat is our treasure, and now, it's yours too.



MAP *to* TREASURE

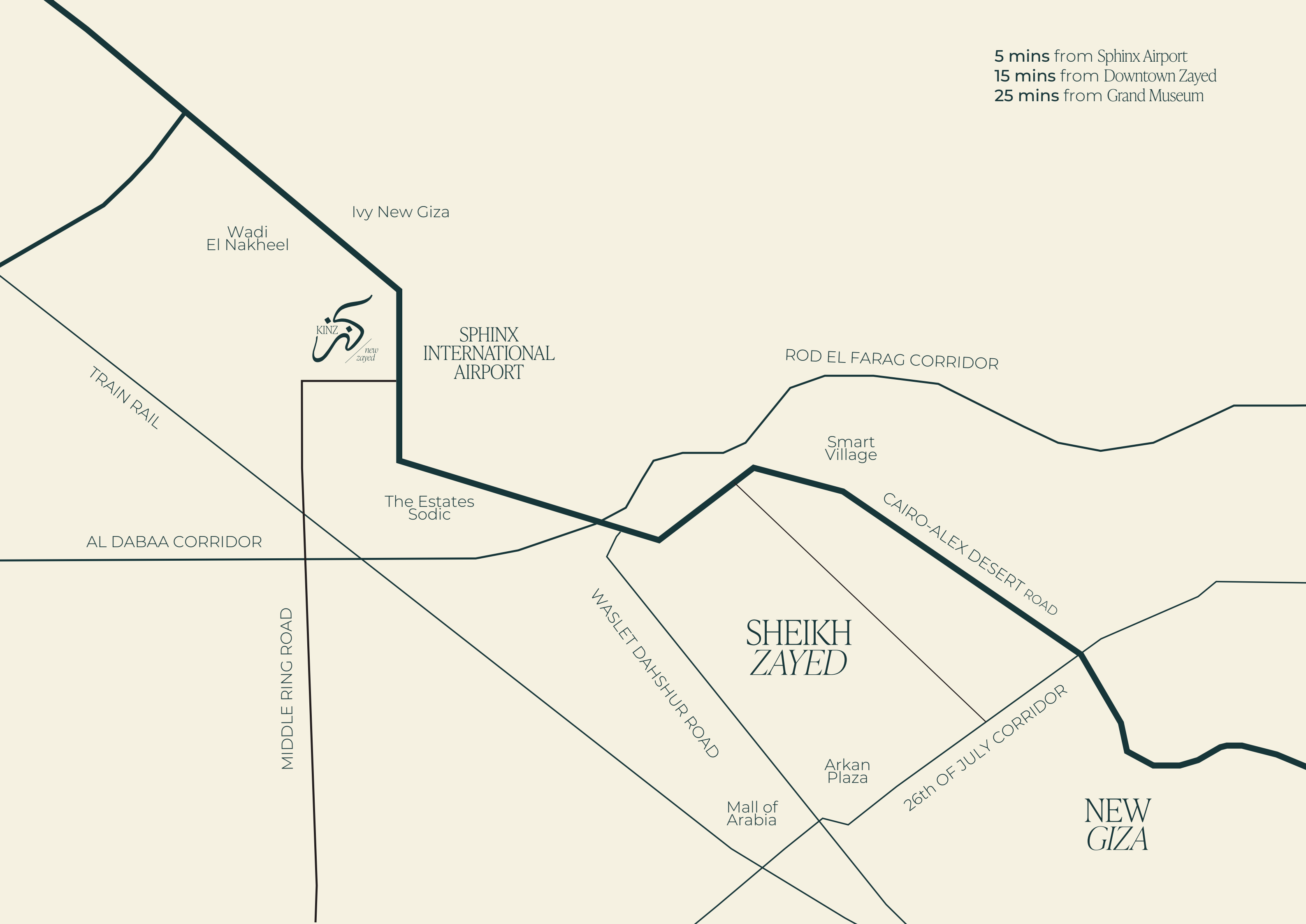
COORDINATES *to* *treasured* LIVING

Plotted with precision in the iconic west of *Cairo*, the coordinates of your *Kinz* home are at the crossroads of convenience and culture.

Just 15 minutes from the vibrant heart of Downtown Zayed, 5 minutes from the international gateway of Sphinx Airport, and only 25 minutes from the beloved Grand Egyptian Museum, *Kinz* offers unmatched access to the city's most prized landmarks.

Whether you're heading out for business, travel, or inspiration, you're always just minutes away from where you need to be, without ever compromising the lingering peace radiating from your proud *Kinz* home.

5 mins from Sphinx Airport
15 mins from Downtown Zayed
25 mins from Grand Museum



SPHINX
INTERNATIONAL
AIRPORT

SHEIKH
ZAYED

NEW
GIZA

02

CHEST *of*
WONDERS

DREAM *it*, *find* IT

A world of elevated living unfolds in this master plan, carefully envisioned by an international design firm. Gated, connected, and crafted for every moment, it's a complete destination, rooted in luxury, designed for life. Kinz boasts top-tier design built for balance, with a developed master plan of just 12%, leaving our vineyard homes to thrive. We're breathing life into a precious Earth created to love us back.

Your day begins with a peaceful stretch at the clubhouse, followed by coffee and connection at the social café. Later, you explore the commercial area for fresh finds and simple pleasures. As evening falls, a walk through the vineyard paths offers a quiet moment to reflect and reconnect with what matters most.





1. 5 STAR HOTEL

5. SPORTS COURTS

9. MOSQUE

2. CAR FREE CONTINUOUS PARK

6. LAKE CLUBHOUSE

3. COMMERCIAL AREA

7. GATES

4. SOCIAL CAFE

8. VINEYARD

03

VILLAGES
of GOLD

FLORAL *villages*, *sensational* LIVING

We're bringing the treasured vineyard concept to life through villages that are named after a flower, carefully selected for its distinct color and the unique atmosphere it inspires; nature's true wonder.

Our villages, inspired by flowers symbolizing color and mood, offer a serene journey through nature. Experience the tranquility of Wisteria, the uplifting beauty of Daisy, or the peaceful charm of Lilac. Rosewood offers bold elegance, while Heather and Bluebell bring fresh, calming atmospheres.

Marigold and Valerie add unique warmth, inviting you to explore a landscape where color and nature create a harmonious escape.





04

THE *jewel*
COLLECTION

EMBRACING *the* NATURAL WORLD

Live where a wellness-conscious community thrives, nature soothes, and world-class amenities turn everyday moments into something miraculous, exclusively at *Kinz*:

- Expansive Parks of Joy
- Tranquil Water Features
- Wellness Cycling & Running Tracks
- Creative Play Zones & Dog Parks
- Healing Vineyard
- Exclusive Social Clubhouse
- Energizing Commercial Hub
- Recharging 5-Star Hotel
- Rejuvenating Sport Club
- Unmatched Outdoor Yoga
- Nourishing Social Cafe
- Expressive Client Customization
- Exclusive Entryway Elegance



EMERALD PARKS

Step into *Kinz*, a world where nature, luxury, and lifestyle come together seamlessly. Home to the grandest pedestrian park in Egypt, *Kinz* redefines open-air living through vast space and a revolutionary footprint. One expansive park, all interconnected without interruptions, offers a continuous green space where no cars pass, ensuring tranquility and a pure connection with nature.



Every *Kinz* unit overlooks lush landscapes, tranquil lakes, or both. At its core lies a **65 Feddan park, the largest in Egypt**, a weeping green expanse with cycling tracks, play zones, dog parks, and spaces for all ages.

This unmatched parkland, dedicated solely to open, connected greenery, doesn't even include the inner cluster parks, making its scale exceptional. Altogether, *Kinz* is immersed in **273,000 m² of park serenity**, a bold statement of design where Egypt now welcomes a nature-driven community that thrives like never before.



THE 5-star RETREAT

Our gated community is home to a renowned 5-star hotel, celebrated for its grandeur and exceptional hospitality, soon to be operated by one of the world's leading luxury hotel brands. It stands as a natural extension of our *30-year heritage in the hospitality industry*.

This isn't just a vacation spot, but a beloved destination where luxury and comfort meet, shaped by decades of expertise in delivering outstanding service. Designed for more than just getaways, the hotel offers fine dining, a relaxing spa, and year-round amenities, providing residents and guests with an ongoing retreat that elevates the lifestyle of the entire community.



TRANQUIL
water
FEATURES



WELLNESS
cycling & running
TRACKS



CREATIVE
PLAYZONES
and DOG
PARKS





healing
VINEYARD

EXCLUSIVE
social CLUBHOUSE



ENERGIZING
commercial
HUB



UNMATCHED
outdoor YOGA





NOURISHING
social CAFE

entryway
ELEGANCE



05

TREASURING
space

SPACES THAT *breathe* WITH INTENTION

With scale and vision intertwined, your Kinz home is carefully designed to push boundaries and challenge expectations. Every line, every structure, and every open space reflects a daring approach to design that speaks with purpose.

More than architecture, Kinz living is an immersive experience that honors our deep-rooted hospitality heritage, transforming it into a grand visual form. Kinz is where timeless values meet cutting-edge creativity. Your Kinz home is a meaningful masterwork that sets a new benchmark for how impactful hybrid design can be; a structural genius that bridges the tale of time.





06

CHEST *of*
CHOICES



MADE *for* YOU

A *Kinz* collection as diverse as it is refined, each unit designed to meet distinct needs, yet all unified by craftsmanship, comfort, and shining character. From spacious villas to smartly designed apartments, every *Kinz* home is a statement of purpose.

Whether you seek the privacy of a villa or the convenience of a modern apartment, each *Kinz* home offers an exceptional living experience, thoughtfully crafted with high-end finishes and innovative design. Every *Kinz* corner reflects a commitment to quality, ensuring a sanctuary that feels both welcoming and luxurious.

Kinz homes are an emblem of unique modernity, designed to blend seamlessly with nature. A combination of simplicity, elegance, with a contemporary edge is the *Kinz* classic.

Courtyard-inspired villas feature private gardens that extend into the enchanting park, a treasured *Kinz* possession.

The *Kinz* address means personalization in every detail, with our remarkable customization options; a home made with you in mind.





VALERIE

LILAC

06.1

LILAC VILLAGE

Lilac, a distinctive enclave within Madaar's new Kinz Compound, offers a unique living experience at the heart of the development's expansive 48 feddan continuous park. Nestled in the widest zone of the park and surrounded by serene lakes and water features, Lilac boasts some of the project's most exclusive locations. Residents enjoy direct, walkable access through lush green pathways to key lifestyle amenities such as the clubhouse and vineyards. With a diverse selection of unit types and sizes, Lilac is thoughtfully designed to meet a wide range of needs, combining natural beauty with seamless convenience in one of Kinz's most sought-after areas.



- | | | | |
|---|------------------|---|---------------|
|  | STANDALONE 01 |  | STANDALONE 02 |
|  | TOWN HOUSE |  | TWIN VILLA 01 |
|  | ONE STOREY VILLA | | |

The masterplan is an artist impression, actual product may vary.

ONE STOREY VILLA

A rare gem of simplicity and elegance, offering seamless flow and single-level living at its finest.











ONE STOREY VILLA

Ground Floor Plan

5 bedrooms + maid + driver

BUA= 450 m²

SPACE	DIMENSION
ENTRANCE	4.10x3.00
PATIO	4.10x4.05
RECEPTION	10.70x7.25
DINING	7.40x6.40
KITCHEN	6.05x3.00
TOILET LOBBY	1.30x1.00
TOILET	1.90x1.30
MAID'S ROOM	2.20x2.00
MAID'S BATH	1.75x1.40
DRIVER'S ROOM	2.00x1.85
DRIVER'S BATH	1.85x1.20
STORAGE	1.80x1.75
BEDROOM 1	4.00x3.90
BATH 1	3.00x2.00
DRESS 1	3.00x1.80
BEDROOM 2	3.90x3.90
BATH 2	2.70x1.90
DRESS 2	2.80x2.20
BEDROOM 3	4.40x4.20
BATH 3	2.70x1.70
DRESS 3	2.70x2.30
BEDROOM 4	4.00x4.00
BATH 4	2.90x1.80
DRESS 4	2.90x2.00
MASTER BEDROOM	4.00x4.00
MASTER BATH	2.70x1.80
MASTER DRESS	2.80x2.20

- UNIT FEATURES
- All Bedrooms are en-suite
 - Open-to-sky Courtyard
 - Spacious reception
 - 5 spaces overlooking park
 - High ceiling
 - Large Glass Facade



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STAND ALONE VILLA 01

The crown jewels of the collection, these spacious private homes embody prestige, privacy, and architectural grace in two distinctive layouts.









STAND ALONE VILLA 01

Ground Floor Plan

4 bedrooms + maid + driver
BUA= 305 m²

- UNIT FEATURES
- All Bedrooms are en-suite
 - Penthouse customization option
 - Separation between living & bedroom quarters
 - Technical kitchen & presentation kitchen
 - Separated service area

SPACE	DIMENSION
ENTRANCE	2.30x1.95
RECEPTION	5.85x5.30
DINING & KIT	7.65x3.00
KITCHEN	3.55x2.90
TOILET LOBBY	1.75x1.25
TOILET	2.20x1.75
MAID'S ROOM	2.00x1.90
MAID'S BATH	1.90x1.45
DRIVER'S ROOM	2.15x2.00
DRIVER'S BATH	2.00x1.50



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STAND ALONE VILLA 01

First Floor Plan

4 bedrooms + maid + driver
BUA= 305 m²

SPACE	DIMENSION
BEDROOM 1	4.20x3.50
BATH 1	2.85x1.75
DRESS 1	2.85x1.60
BEDROOM 2	4.15x3.50
BATH 2	3.50x1.70
TERRACE	3.60x1.35
BEDROOM 3	4.75x3.50
BATH 3	3.30x1.60
MASTER BEDROOM	4.40x3.50
MASTER DRESS	4.35x1.60
MASTER BATH	4.40x3.60
TERRACE	3.00x1.25

- UNIT FEATURES
- All Bedrooms are en-suite
 - Penthouse customization option
 - Separation between living & bedroom quarters
 - Technical kitchen & presentation kitchen
 - Separated service area



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STAND ALONE VILLA 01
+ PENTHOUSE







STAND ALONE VILLA 01

+ PENTHOUSE

Roof Plan

5 bedrooms + maid + driver

BUA= 345 m²
+ 105 m² Roof Terrace

LIVING / BEDROOM	3.80x3.50
BATH	3.80x1.65
ROOF AREA	16.15x8.90

UNIT FEATURES - Penthouse can be transformed to a living room or bedroom



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STAND ALONE VILLA 02

The crown jewels of the collection, these spacious private homes embody prestige, privacy, and architectural grace in two distinctive layouts.







VILLA
B-01



STAND ALONE VILLA 02

Ground Floor Plan

4 bedrooms + maid + driver

BUA= 265 m²

SPACE	DIMENSION
ENTRANCE	3.95x1.60
RECEPTION & DINING	8.00x4.20
LIVING AREA	4.00x3.20
KITCHEN	3.55x3.00
TOILET LOBBY	1.50x1.20
TOILET	2.05x1.50
MAID'S ROOM	2.05x2.00
MAID'S BATH	2.05x1.25
DRIVER'S ROOM	2.05x2.00
DRIVER'S BATH	2.00x1.20
STORAGE	2.05x1.20

- UNIT FEATURES
- 2 en-suite bedrooms
 - Separation between bedroom & living quarters
 - Separated service area



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STAND ALONE VILLA 02

First Floor Plan

4 bedrooms + maid + driver

BUA= 265 m²

SPACE	DIMENSION
BEDROOM 1	3.80x3.70
BATH 1	2.55x2.50
DRESS 1	2.55x1.80
BEDROOM 2	3.80x3.80
BEDROOM 3	3.60x3.45
BATH	2.55x1.80
TERRACE	3.90x1.10
MASTER BEDROOM	3.55x3.55
MASTER BATH	3.60x1.70
MASTER DRESS	2.60x1.75
TERRACE	7.20x1.85

- UNIT FEATURES
- 2 en-suite bedrooms
 - Separation between bedroom & living quarters
 - Separated service area



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STAND ALONE VILLA 02
+ PENTHOUSE





VILLA
B-01

VLT PEGP

STAND ALONE VILLA 02

+ PENTHOUSE

First Floor Plan

5 bedrooms + maid + driver

BUA= 300 m²
+ 65 m² Roof Terrace

SPACE	DIMENSION
BEDROOM	3.60x3.50
BATH	2.25x1.40
ROOF AREA	13.00x6.60

UNIT FEATURES - Penthouse can be living or bedroom according to client preference.



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TWIN VILLA 01

A harmonious blend of connection and individuality, these side-by-side homes offer generous space and smart layouts.







TWIN VILLA 01

Ground Floor Plan

4 bedrooms + maid

BUA= 240 m²

SPACE	DIMENSION
ENTRANCE	3.60x1.90
RECEPTION	8.15x5.70
KITCHEN	3.65x3.50
TOILET	2.35x1.85
MAID'S ROOM	2.35x2.05
MAID'S BATH	1.50x1.30
LAUNDRY	1.30x0.80

- UNIT FEATURES
- All Bedrooms are en-suite
 - Separation between bedroom & living quarters
 - Separated service area



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TWIN VILLA 01

First Floor Plan

4 bedrooms + maid

- UNIT FEATURES
- All Bedrooms are en-suite
 - Separation between bedroom & living quarters
 - Separated service area

BUA= 240 m²

SPACE	DIMENSION
BEDROOM 1	3.95x3.40
BATH 1	3.40x2.05
DRESS 1	2.60x2.35
BEDROOM 2	3.65x3.25
BEDROOM 3	3.65x3.25
BATH	3.65x1.95
MASTER BEDROOM	3.80x3.75
MASTER DRESS	2.20x2.20
MASTER BATH	2.85x2.20
TERRACE	3.70x1.30



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TOWNHOUSE 01

A compact yet richly detailed treasure, perfect for modern families seeking style and efficiency within a vibrant community.





TOWNHOUSE 01

Ground Floor Plan

3 bedrooms + maid

Corner Units:
BUA= 216 m²

CORNER UNIT	
ENTRANCE	3.60x2.00
RECEPTION	6.90x6.25
KITCHEN	3.75x3.30
TOILET	2.35x1.50
MAID'S ROOM	2.35x1.85
MAID'S BATH	1.35x1.30
LAUNDRY	1.30x0.90

Middle Units:
BUA= 210 m²

MIDDLE UNIT	
ENTRANCE	2.60x1.70
RECEPTION	7.60x6.25
KITCHEN	3.70x2.70
TOILET	2.10x1.55
MAID'S ROOM	2.45x1.60
MAID'S BATH	1.55x1.55

- UNIT FEATURES
- All Bedrooms en-suite in corner unit

- Separated service area



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TOWNHOUSE 01

First Floor Plan

3 bedrooms + maid

- UNIT FEATURES
- All Bedrooms en-suite in corner unit

- Separated service area

Corner Units: BUA= 216 m ²		Middle Units: BUA= 210 m ²	
BEDROOM 1	3.95x3.95	BEDROOM 1	3.75x3.50
BATH 1	2.65x2.15	BEDROOM 2	3.85x3.70
DRESS 1	2.35x1.70	BATH	3.15x1.70
BEDROOM 2	3.75x3.50	TERRACE	2.45x2.15
BATH 2	3.05x2.00	MASTER BEDROOM	3.85x3.80
TERRACE	2.30x1.25	TERRACE	2.50x2.15
MASTER BEDROOM	4.00x3.75	MASTER DRESS	3.65x1.80
MASTER DRESS	2.35x1.90	MASTER DRESS	3.65x1.80
MASTER BATH	2.35x1.90	MASTER BATH	2.65x2.30
TERRACE	3.75x1.15	TERRACE	2.20x1.20



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06.2

VALERIE VILLAGE

Valeria, a tranquil neighborhood within Kinz Compound, is surrounded by lush greenery and is just steps away from the clubhouse, blending convenience with natural beauty. Its low-rise buildings are thoughtfully staggered for privacy, with generous spacing and single-loaded designs that provide park views from various angles. Featuring spacious floor plans, predominantly en-suite bedrooms, and luxurious double-height entrances from both the park and street sides, Valeria combines comfort with elegance. With elevators, garbage chutes, ample parking, and minimal service areas, every detail is crafted to elevate daily living, set against the backdrop of vineyards and open green spaces.





- APT. BUILDING 01
- APT. BUILDING 02

The masterplan is an artist impression, actual product may vary.

APARTMENT BUILDING 01

Stylish vertical living with thoughtful amenities and flexibility, the perfect entry point into this noble world. Offering the echo of intimacy and elegance of a villa for their low-rise design







APARTMENT BUILDING 01

Ground Floor Plan

UNIT G01(3BDR)	200m²
ENTRANCE	2.5 X 1.9
RECEPTION	6.1 X 3.7
LIVING ROOM	3.6 X 3.3
DINNING	3.7 X 3.2
GUEST TOILET	2.2 X 1.2
KITCHEN	3.5 X 2.6
NANNY'S ROOM	2.4 X 2.1
NANNY'S BATHROOM	2.4 X 1.3
MASTER BEDROOM 01	3.8 X 3.6
DRESSING ROOM01	2.4 X 1.8
MASTER BATHROOM 01	2.4 X 1.7
MASTER BEDROOM 02	3.3 X 3.3
DRESSING ROOM02	2.0 X 1.8
MASTER BATHROOM 02	2.9 X 1.6
MASTER BEDROOM 03	3.4 X 3.3
DRESSING ROOM03	1.8 X 1.7
MASTER BATHROOM 03	3.0 X 1.7
TERRACE	7.1 X 1.0

UNIT G02(1BDR)	115m²
ENTRANCE	2.6 X 1.4
RECEPTION & LIVING	4.5 X 4.3
DINNING	4.5 X 2.5
GUEST TOILET	2.4 X 1.1
KITCHEN	3.1 X 2.6
MASTER BEDROOM	4.3 X 3.9
DRESSING ROOM	3.2 X 2.1
MASTER BATHROOM	3.2 X 2.1
TERRACE	9.0 X 1.5

UNIT G03(2BDR)	155m²
ENTRANCE	2.6 X 1.9
RECEPTION & LIVING	7.1 X 5.5
DINNING	3.7 X 3.6
GUEST TOILET	2.2 X 1.2
KITCHEN	3.4 X 2.6
MASTER BEDROOM 01	3.6 X 3.5
DRESSING ROOM01	1.7 X 1.5
MASTER BATHROOM 01	2.8 X 1.7
MASTER BEDROOM 02	3.5 X 3.4
DRESSING ROOM02	2.8 X 1.6
MASTER BATHROOM 02	2.6 X 1.7
TERRACE	7.6 X 1.5



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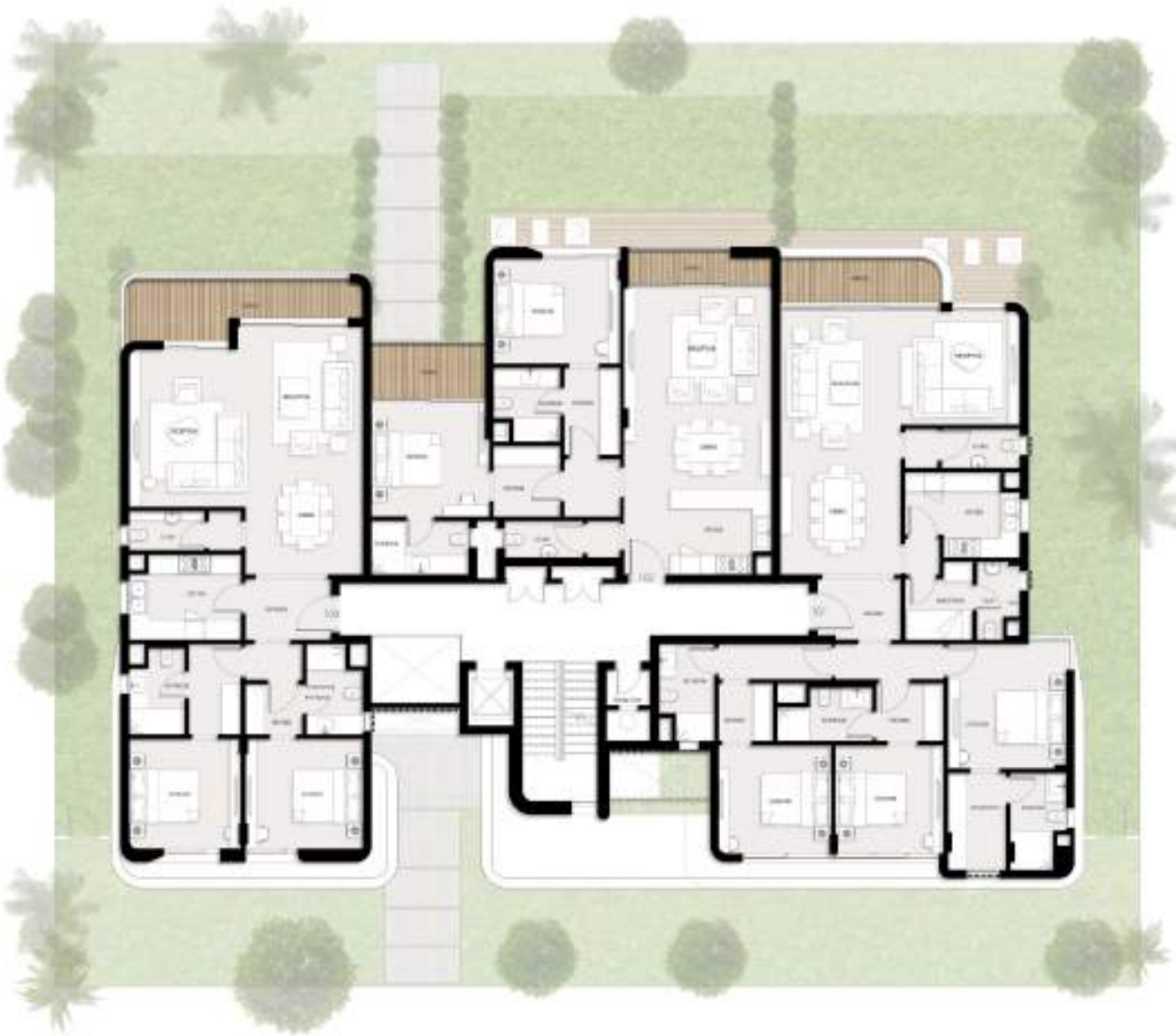
APARTMENT BUILDING 01

First Floor Plan

UNIT 101(3BDR)	190m²
ENTRANCE	2.5 X 1.9
RECEPTION	4.8 X 3.7
LIVING ROOM	3.6 X 3.5
DINNING	3.7 X 3.2
GUEST TOILET	2.2 X 1.2
KITCHEN	3.5 X 2.6
NANNY'S ROOM	2.4 X 2.1
NANNY'S BATHROOM	2.4 X 1.3
MASTER BEDROOM 01	3.8 X 3.6
DRESSING ROOM01	3.0 X 1.8
MASTER BATHROOM 01	3.0 X 1.7
MASTER BEDROOM 02	3.3 X 3.3
DRESSING ROOM02	2.0 X 1.8
MASTER BATHROOM 02	2.9 X 1.6
MASTER BEDROOM 03	3.4 X 3.3
DRESSING ROOM03	1.8 X 1.7
MASTER BATHROOM 03	3.0 X 1.7
TERRACE	5.2 X 1.7

UNIT 102(2BDR)	130m²
ENTRANCE	2.6 X 1.4
RECEPTION & LIVING	4.5 X 3.7
DINNING	4.5 X 2.5
GUEST TOILET	2.3 X 1.1
KITCHEN	3.1 X 2.6
MASTER BEDROOM	3.9 X 3.2
DRESSING ROOM	2.7 X 1.7
MASTER BATHROOM	2.3 X 2.0
MASTER BEDROOM 02	3.6 X 3.5
DRESSING ROOM02	2.2 X 2.0
MASTER BATHROOM 02	3.0 X 1.7
TERRACE 01	4.4 X 1.1
TERRACE 02	3.5 X 1.8

UNIT 103(2BDR)	150m²
ENTRANCE	2.6 X 1.9
RECEPTION & LIVING	7.1 X 5.5
DINNING	3.7 X 3.6
GUEST TOILET	2.2 X 1.2
KITCHEN	3.4 X 2.6
MASTER BEDROOM 01	3.6 X 3.4
DRESSING ROOM01	1.7 X 1.5
MASTER BATHROOM 01	2.8 X 1.7
MASTER BEDROOM 02	3.4 X 3.4
DRESSING ROOM02	2.8 X 1.6
MASTER BATHROOM 02	2.6 X 1.7
TERRACE	7.2 X 2.0



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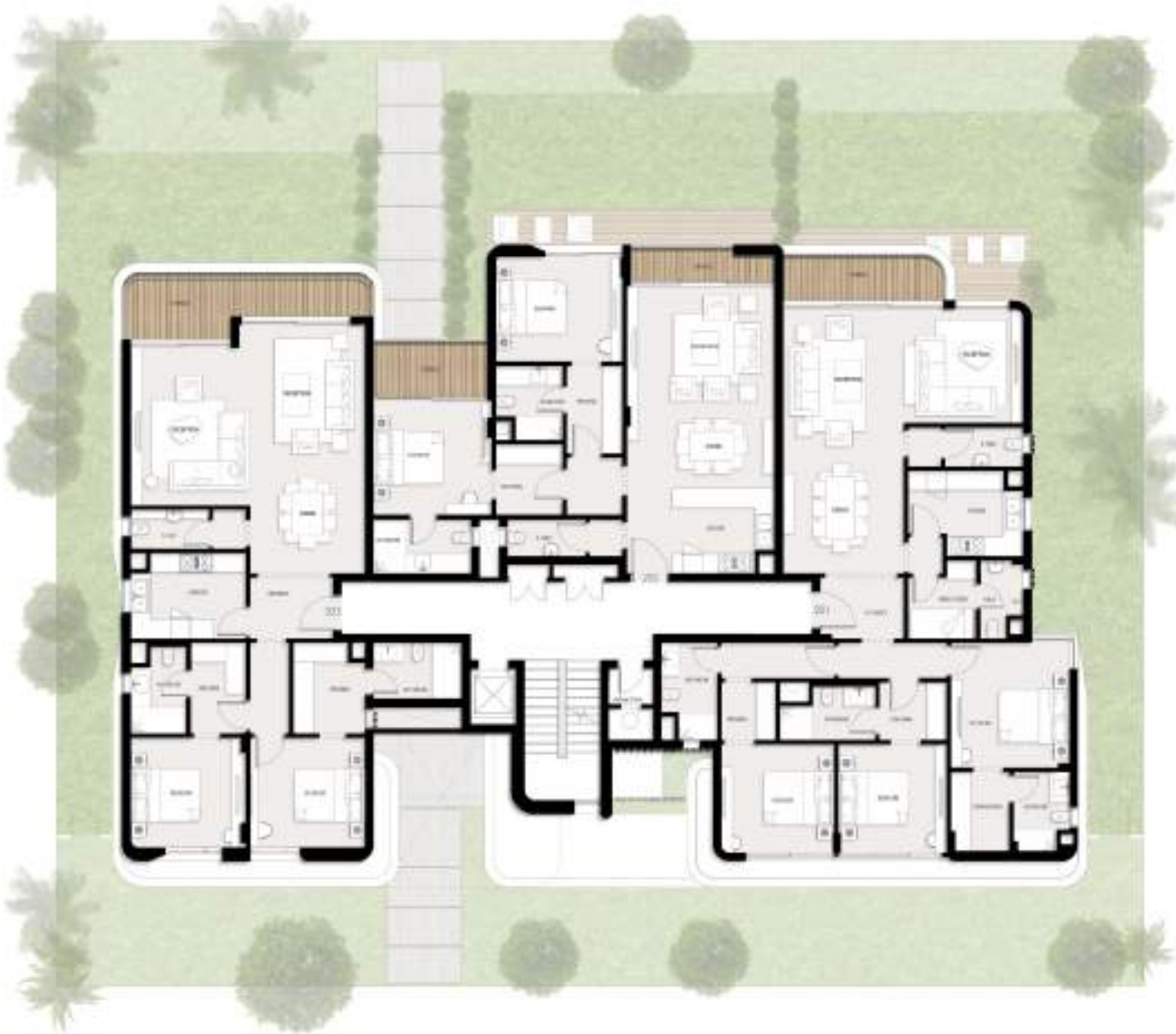
APARTMENT BUILDING 01

Second Floor Plan

UNIT 201(3BDR)	190m²
ENTRANCE	2.5 X 1.9
RECEPTION	4.8 X 3.7
LIVING ROOM	3.6 X 3.5
DINNING	3.7 X 3.2
GUEST TOILET	2.2 X 1.2
KITCHEN	3.5 X 2.6
NANNY'S ROOM	2.4 X 2.1
NANNY'S BATHROOM	2.4 X 1.3
MASTER BEDROOM 01	3.8 X 3.6
DRESSING ROOM01	2.4 X 1.8
MASTER BATHROOM 01	2.4 X 1.7
MASTER BEDROOM 02	3.3 X 3.3
DRESSING ROOM02	2.0 X 1.8
MASTER BATHROOM 02	2.9 X 1.6
MASTER BEDROOM 03	3.4 X 3.3
DRESSING ROOM03	1.8 X 1.7
MASTER BATHROOM 03	3.0 X 1.7
TERRACE	5.2 X 1.7

UNIT 202(2BDR)	130m²
ENTRANCE	2.6 X 1.4
RECEPTION & LIVING	4.5 X 3.7
DINNING	4.5 X 2.5
GUEST TOILET	2.3 X 1.1
KITCHEN	3.1 X 2.6
MASTER BEDROOM01	3.9 X 3.2
DRESSING ROOM01	2.7 X 1.7
MASTER BATHROOM01	2.3 X 2.0
MASTER BEDROOM 02	3.6 X 3.5
DRESSING ROOM02	2.2 X 2.0
MASTER BATHROOM 02	3.0 X 1.7
TERRACE 01	4.4 X 1.1
TERRACE 02	3.5 X 1.8

UNIT 203(2BDR)	160m²
ENTRANCE	2.5 X 1.9
RECEPTION & LIVING	7.1 X 5.5
DINNING	3.7 X 3.6
GUEST TOILET	2.2 X 1.2
KITCHEN	3.4 X 2.6
MASTER BEDROOM 01	3.5 X 3.4
DRESSING ROOM01	2.8 X 2.2
MASTER BATHROOM 01	2.7 X 1.7
MASTER BEDROOM 02	3.5 X 3.4
DRESSING ROOM02	2.8 X 1.7
MASTER BATHROOM 02	2.6 X 1.7
TERRACE	7.2 X 2.0



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APARTMENT BUILDING 02

Stylish vertical living with thoughtful amenities and flexibility, the perfect entry point into this noble world. Offering the echo of intimacy and elegance of a villa for their low-rise design





APARTMENT BUILDING 02

Ground Floor Plan

UNIT G01(3BDR)	180m²
ENTRANCE	2.9 X 1.9
RECEPTION	4.5 X 3.5
LIVING ROOM	5.1 X 3.4
DINNING	3.5 X 3.3
GUEST TOILET	2.0 X 1.2
KITCHEN	3.3 X 2.5
MASTER BEDROOM 01	3.9 X 3.3
MASTER BATHROOM 01	2.1 X 1.6
MASTER BEDROOM 02	3.6 X 3.4
MASTER BATHROOM 02	2.4 X 1.5
MASTER BEDROOM 03	3.8 X 3.6
DRESSING ROOM03	2.5 X 1.8
MASTER BATHROOM 03	2.5 X 1.7
TERRACE	7.4 X 1.5

UNIT G02(1BDR)	110m²
ENTRANCE	2.5 X 1.3
RECEPTION & LIVING	4.3 X 3.3
DINNING	4.3 X 3.1
GUEST TOILET	2.6 X 1.2
KITCHEN	3.0 X 2.5
MASTER BEDROOM 01	4.1 X 3.9
DRESSING ROOM01	2.2 X 1.6
MASTER BATHROOM 01	2.7 X 2.2
TERRACE	8.8 X 1.5

UNIT G03(2BDR)	140m²
ENTRANCE	3.1 X 1.9
RECEPTION	3.6 X 3.5
LIVING ROOM	3.6 X 3.6
DINNING	3.9 X 3.5
GUEST TOILET	2.3 X 1.2
KITCHEN	3.6 X 2.6
MASTER BEDROOM 01	3.6 X 3.5
MASTER BATHROOM 01	2.2 X 1.6
MASTER BEDROOM 02	4.0 X 3.5
DRESSING ROOM02	2.3 X 1.9
MASTER BATHROOM 02	2.3 X 1.6
TERRACE	7.4 X 1.5



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APARTMENT BUILDING 02

First Floor Plan

UNIT 101(3BDR)	160m²
ENTRANCE	2.9 X 1.9
RECEPTION	4.0 X 3.4
LIVING ROOM	3.9 X 3.4
DINNING	3.7 X 3.4
GUEST TOILET	2.0 X 1.2
KITCHEN	3.3 X 2.5
MASTER BEDROOM 01	3.9 X 3.3
MASTER BATHROOM 01	2.1 X 1.6
MASTER BEDROOM 02	3.6 X 3.4
MASTER BATHROOM 02	2.4 X 1.5
MASTER BEDROOM 03	3.8 X 3.6
DRESSING ROOM03	2.5 X 1.8
MASTER BATHROOM 03	2.5 X 1.7
TERRACE	3.3 X 1.7

UNIT 102(2BDR)	125m²
ENTRANCE	2.5 X 1.2
RECEPTION & LIVING	4.2 X 3.3
DINNING	4.2 X 2.7
GUEST TOILET	2.4 X 1.2
KITCHEN	3.0 X 2.5
MASTER BEDROOM 01	4.1 X 3.9
DRESSING ROOM01	2.2 X 1.6
MASTER BATHROOM 01	2.7 X 2.2
MASTER BEDROOM 02	3.6 X 3.5
DRESSING ROOM02	2.0 X 1.9
MASTER BATHROOM 02	2.8 X 1.7
TERRACE 01	3.5 X 1.8

UNIT 103(2BDR)	140m²
ENTRANCE	3.1 X 1.9
RECEPTION	3.9 X 3.2
LIVING ROOM	4.0 X 3.6
DINNING	3.5 X 3.3
GUEST TOILET	2.3 X 1.2
KITCHEN	3.6 X 2.6
MASTER BEDROOM 01	3.6 X 3.5
MASTER BATHROOM 01	2.2 X 1.6
MASTER BEDROOM 02	4.0 X 3.5
DRESSING ROOM02	2.3 X 1.9
MASTER BATHROOM 02	2.3 X 1.6
TERRACE	7.4 X 1.6



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APARTMENT BUILDING 02

Second Floor Plan

UNIT 201(3BDR)	170m²
ENTRANCE	2.9 X 1.9
RECEPTION	3.8 X 3.6
LIVING ROOM	3.9 X 3.1
DINNING	3.7 X 3.4
GUEST TOILET	2.0 X 1.2
KITCHEN	3.3 X 2.5
MASTER BEDROOM 01	3.9 X 3.3
MASTER BATHROOM 01	2.1 X 1.6
MASTER BEDROOM 02	3.6 X 3.4
MASTER BATHROOM 02	2.4 X 1.5
MASTER BEDROOM 03	4.5 X 3.6
DRESSING ROOM03	2.9X 1.8
MASTER BATHROOM 03	3.1 X 1.7
TERRACE	3.3 X 1.7

UNIT 202(2BDR)	130m²
ENTRANCE	2.5 X 1.3
RECEPTION & LIVING	4.2 X 3.4
DINNING	4.2 X 2.7
GUEST TOILET	2.4 X 1.2
KITCHEN	3.0 X 2.5
MASTER BEDROOM 01	3.8 X 3.3
DRESSING ROOM01	2.8 X 1.7
MASTER BATHROOM 01	2.4 X 2.0
MASTER BEDROOM 02	3.6 X 3.5
DRESSING ROOM02	2.0 X 1.9
MASTER BATHROOM 02	2.8 X 1.7
TERRACE 01	3.5 X 1.8
TERRACE 02	4.2 X 1.2

UNIT 203(2BDR)	140m²
ENTRANCE	3.1 X 1.9
RECEPTION	3.9 X 3.2
LIVING ROOM	4.0 X 3.6
DINNING	3.5 X 3.3
GUEST TOILET	2.3 X 1.2
KITCHEN	3.6 X 2.6
MASTER BEDROOM 01	3.6 X 3.5
MASTER BATHROOM 01	2.2 X 1.6
MASTER BEDROOM 02	4.0 X 3.5
DRESSING ROOM02	2.3 X 1.9
MASTER BATHROOM 02	2.3 X 1.6
TERRACE	7.4 X 1.6



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08

PROJECTS



WHERE YOU GET TO *experience* LIFE

Embracing the serene surroundings of Ras El Hekma's scenic landscape, a harmonious balance between secluded serenity and easy accessibility, and unique opportunity to create lasting memories and a cherished lifestyle in a thoughtfully designed community that truly captures the essence of modern coastal living.

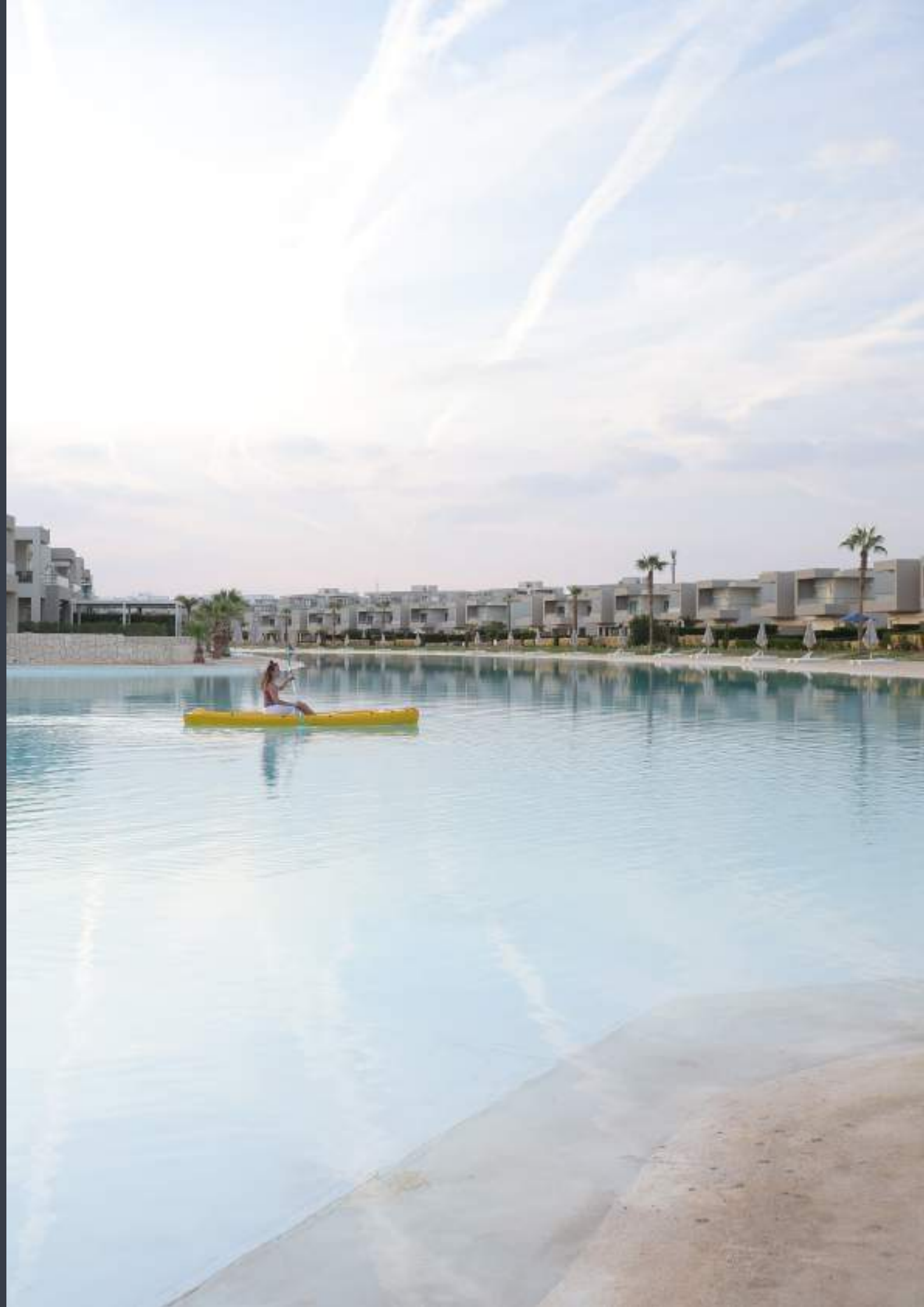




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ain sokhna

Azha is the ideal all-year-round destination,
embellished by beautiful surroundings and
luxurious facilities in a fun and serene ambiance.



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