SILVERTOWN

OTA

acclaro

STREAM
№4

(verb)
meaning clear / pure

STREAM
№4

FOR THE GENTLE-HEARTED
WATER LOVERS

A costal crown jewel

You dip your feet into the warmth of the minuscule crystals of the earth, touched by the foam of the Mediterranean's azure shores. You refuse to leave because this is what you deserve. Frankly, there's nowhere else to be.

Silversands is not for everyone, but by the looks of you right now, it seems like it's made for you.

01. PROJECT FACTS

02. ABOUT SILVERTOWN

03. UNITS OVERVIEW

04. FLOORPLANS

05. ABOUT SILVERSANDS

06. ABOUT ORA

“It's time to introduce this glorious model to Egypt's shoreline”.

”Nothing beats the beaches of the North Coast. But I had to bring the international Mediterranean flavor to our shores in an all-year-round living beach community that leaves no question unanswered. It really is the new pearl on the Mediterranean shore. This destination isn’t a matter of trial and error. We have created a Silversands haven before, with the utmost attention to detail, luxury, and immaculate experiences.

Naguib Sawiris| Chairman & CEO

CHAPTER 01

(Project facts)

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(Project facts)

THE ELEMENTS OF SILVERSANDS

SIZE OF PROJECT	503 Acres
BEACHFRONT	1 Km
THE HEART	7,200 sqm
SILVERTOWN	197 Acres
LAGOON	88,000 sqm
SPINE LENGTH	1.2 Km
CLUBHOUSES	4
HOTEL	2

CHAPTER 02

(About Silvertown)

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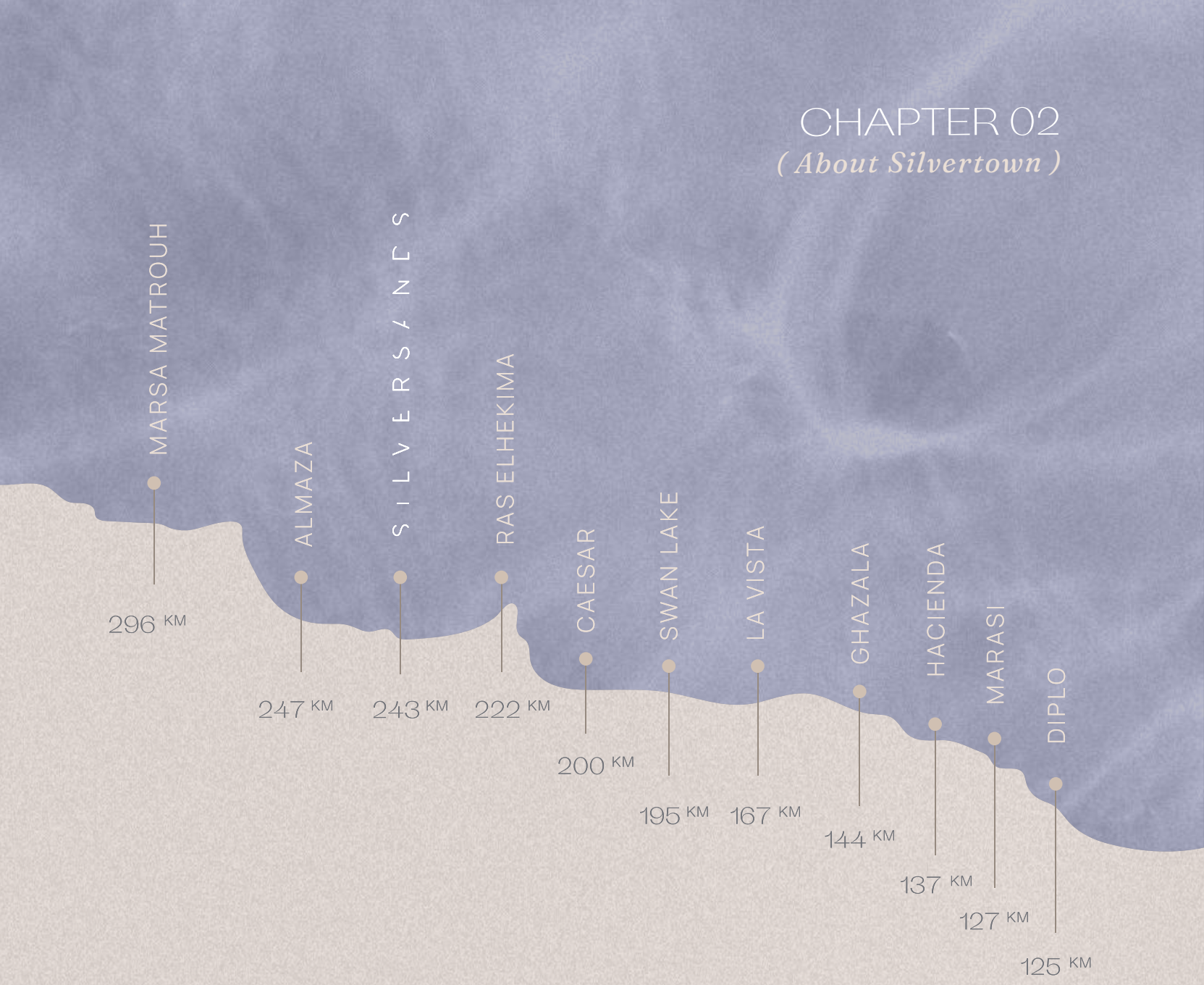
(About Silvertown)



MASTERPLAN

THE TREASURE OF SILVERSANDS

Free living in the middle of the North Coast's most elevated development. Silvertown is a beautiful, private and young space that surges with free-spirited energy right in the middle of Silversands.

It is a commercial island experience in the form of a town that is made for lovers of life who walk barefoot on the sand and never compromise on freedom. It is the most sought treasure that is town-fully equipped on the North Coast, engraved with beautiful European alleys, designer shopping, entertainment hub, opulent medical facilities, a star- studded hotel, enchanting nightlife, a colorful piazza, adrenalin-filled clubhouses, captivating views from all angles, and sun-lit homes that take everyone's breath away.

It is an island town for a forever young and shapeshifting tribe that learn to appreciate the full spectrums of luxury, whether that be a simple gradient sky or a gourmet experience. They gather their energy from the rays of the sun,
the kinetic energy of the land and the inspirations that life brings forth.

Following the main mantra of Silversands, it is a town living on its own terms.

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FOR THE GENTLE-HEARTED WATER LOVERS

Water can always induce relaxation and increase the flow of blood to our hearts. The mere sight and sounds near the ACCLARO villas, townhouses & chalets purify and clear the mental noise you may have. These homes are for gentle-hearted water lovers who can spend hours taking in the blue gradients of the zen lagoon, right from their terraces.

CHAPTER 03

(Units overview)

CHAPTER 03

(Units overview)

FINALLY FIND WHAT YOU'RE LOOKING FOR

The beauty and uniqueness of Silvertown's offering come from the fact that you can find your desired home or summer abode unit in every segment of the town, be it waterfront or right in the middle of it all.

Varying fully-finished air-conditioned units and amenities speak to solo riders or family people differently with shapeshifting amenities that morph into different roles as soon as the sun melts into the water.

No day or night ever feels the same at Silvertown.

CHAPTER 04

(Floorplans)

Sofitel

VILLA TYPE

NO OF FLOORS
03

BUA
197 m²

NO OF BEDROOMS
5 Bedrooms
Driver's Room
Maid's Room
Roof Terrace

INTERNAL AREA
246 m²

TERRACES
81 m²

GROUND FLOOR

Room	Dimensions
01 Entrance Hall	2.3m x 4.3m
02 Dining Area	3.5m x 4.3m
03 Dining Area	3.5m x 4.3m
04 Kitchen	2.3m x 4.3m
05 Guest Toilet	2.3m x 1.7m
06 Laundry	2.3m x 1.7m
07 Kitchen	2.3m x 1.7m
08 Master Bedroom	3.5m x 4.3m
09 Maid's Toilet	2.3m x 1.7m
10 Driver's Bedroom	2.3m x 1.7m
11 Driver's Toilet	2.3m x 1.7m
12 Garage	5.3m x 7.3m

FIRST FLOOR

Room	Dimensions
13 Master Bedroom	3.8m x 4.3m
14 Bedroom 1	3.8m x 4.3m
15 Bedroom 2	3.8m x 4.3m
16 Bedroom 3	3.8m x 4.3m
17 Bedroom 4	3.8m x 4.3m
18 Bedroom 5	3.8m x 4.3m
19 Bedroom 6	3.8m x 4.3m
20 Terrace 1	3.8m x 4.3m
21 Terrace 2	3.8m x 4.3m

PENTHOUSE FLOOR

Room	Dimensions
22 Bedroom 7	3.8m x 4.3m
23 Bedroom 8	3.8m x 4.3m
24 Bedroom 9	3.8m x 4.3m
25 Roof Terrace 1	3.8m x 4.3m
26 Roof Terrace 2	3.8m x 4.3m

Sofitel

VILLA TYPE M2

NO OF FLOORS
02

BUA
226 m²

NO OF BEDROOMS
4 Bedrooms
Driver's Room
Maid's Room

INTERNAL AREA
212 m²

TERRACES
13 m²

GROUND FLOOR

Room	Dimensions
01 Entrance Hall	2.3m x 4.3m
02 Dining Area	3.5m x 4.3m
03 Dining Area	3.5m x 4.3m
04 Kitchen	2.3m x 4.3m
05 Guest Toilet	2.3m x 1.7m
06 Laundry	2.3m x 1.7m
07 Kitchen	2.3m x 1.7m
08 Master Bedroom	3.5m x 4.3m
09 Maid's Toilet	2.3m x 1.7m
10 Driver's Bedroom	2.3m x 1.7m
11 Driver's Toilet	2.3m x 1.7m
12 Garage	5.3m x 7.3m

FIRST FLOOR

Room	Dimensions
13 Master Bedroom	3.8m x 4.3m
14 Bedroom 1	3.8m x 4.3m
15 Bedroom 2	3.8m x 4.3m
16 Bedroom 3	3.8m x 4.3m
17 Bedroom 4	3.8m x 4.3m
18 Bedroom 5	3.8m x 4.3m
19 Terrace 1	3.8m x 4.3m
20 Terrace 2	3.8m x 4.3m

Sofitel

VILLA TYPE M3

NO OF FLOORS
02

BUA
209 m²

NO OF BEDROOMS
3 Bedrooms
Driver's Room
Maid's Room

INTERNAL AREA
190 m²

TERRACES
19 m²

Ground Floor

Room	Dimensions
01 Entrance Hall	2.3m x 4.3m
02 Dining Area	3.5m x 4.3m
03 Dining Area	3.5m x 4.3m
04 Kitchen	2.3m x 4.3m
05 Guest Toilet	2.3m x 1.7m
06 Laundry	2.3m x 1.7m
07 Kitchen	2.3m x 1.7m
08 Master Bedroom	3.5m x 4.3m
09 Maid's Toilet	2.3m x 1.7m
10 Driver's Bedroom	2.3m x 1.7m
11 Driver's Toilet	2.3m x 1.7m
12 Garage	5.3m x 7.3m

First Floor

Room	Dimensions
13 Master Bedroom	3.8m x 4.3m
14 Bedroom 1	3.8m x 4.3m
15 Bedroom 2	3.8m x 4.3m
16 Bedroom 3	3.8m x 4.3m
17 Terrace 1	3.8m x 4.3m
18 Terrace 2	3.8m x 4.3m

b) Townhouses

TOWNHOUSE

b) Townhouses

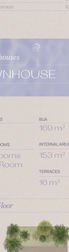
TOWNHOUSE (L)

NO. OF FLOORS 03	BUA 293 m²
NO. OF BEDROOMS 4 Bedrooms Maid's Room Roof Terrace	INTERNAL AREA 191 m² TERRACES 72 m²

Ground Floor

Room	Dimensions
01 Entrance Hall	1.2m X 3.1m
02 Living & Dining Area	6.2m X 5.8m
03 Kitchen	2.4m X 3.8m
04 Guest Toilet	2m X 1.2m
05 Maid's Bedroom	2.2m X 2.0m
06 Maid's Toilet	2.2m X 1.1m

First Floor



Room	Dimensions
07 Master Bedroom	4.5m X 3.6m
08 Master Bathroom	2.2m X 1.5m
09 Bedroom 2	4.1m X 3.6m
10 Bathroom 2	2.2m X 1.4m
11 Bedroom 3	3.5m X 3.6m
12 Bathroom 3	2.2m X 1.4m
13 Terrace 1	4.0m X 1.5m
14 Terrace 2	4.0m X 1.5m
15 Terrace 3	2.8m X 1.2m

Penthouse Floor

Room	Dimensions
16 Bedroom 4	4.5m X 3.6m
17 Bathroom 4	2.2m X 1.5m
18 Hall	2.9m X 1.7m
19 Roof Terrace	6.6m X 10.6m

b) Townhouses

TOWNHOUSE (M)

NO. OF FLOORS 02	BUA 193 m²
NO. OF BEDROOMS 3 Bedrooms Maid's Room	INTERNAL AREA 153 m² TERRACES 16 m²

Ground Floor

Room	Dimensions
01 Entrance Hall	1.2m X 3.1m
02 Living & Dining Area	6.2m X 5.3m
03 Kitchen	2.4m X 3.8m
04 Guest Toilet	2m X 1.2m
05 Maid's Bedroom	2.2m X 2.0m
06 Maid's Toilet	2.2m X 1.1m

First Floor

Room	Dimensions
07 Master Bedroom	4.5m X 3.6m
08 Master Bathroom	2.2m X 1.5m
09 Bedroom 2	4.1m X 3.6m
10 Bathroom 2	2.2m X 1.4m
11 Bedroom 3	3.5m X 3.6m
12 Bathroom 3	2.2m X 1.4m
13 Terrace 1	4.0m X 1.5m
14 Terrace 2	4.0m X 1.5m
15 Terrace 3	2.8m X 1.2m

b) Townhouses

TOWNHOUSE (S)

NO. OF FLOORS 02	BUA 149 m²
NO. OF BEDROOMS 3 Bedrooms	INTERNAL AREA 136 m² TERRACES 13 m²

Ground Floor

Room	Dimensions
01 Entrance Hall	1.5m X 3.4m
02 Living Area	4.5m X 4.8m
03 Dining Area	3.8m X 2.9m
04 Kitchen	2.0m X 2.9m
05 Guest Toilet	2m X 1.2m

First Floor

Room	Dimensions
06 Master Bedroom	4.5m X 3.6m
07 Master Bathroom	2.2m X 1.5m
08 Bedroom 2	3.9m X 3.6m
09 Bathroom	2.4m X 1.5m
10 Bedroom 3	3.0m X 2.0m
11 Terrace 1	4.0m X 1.5m
12 Terrace 2	4.0m X 1.5m

Choice

CRYSTAL WATERS CHALET

TYPE	AREA
3 BED - DUPLEX - TYPE 1	164 m²

INTERNAL AREA
164 m²

TERRACE
51 m²

Lower Floor Plan

Room	Dimensions
01 - Entrance Hall	1.90m x 1.60m
02 - Living Area	5.60m x 5.70m
03 - Kitchen	3.60m x 3.60m
04 - Washing	2.00m x 1.20m
05 - Guest Bathroom	2.20m x 1.60m
06 - Storage	2.00m x 1.20m

Upper Floor Plan

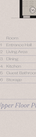
Room	Dimensions
07 - Master Bedroom 1	3.00m x 4.20
08 - Master Bathroom	3.30m x 1.90m
09 - Bedroom 2	3.00m x 4.00m
10 - Bathroom 2	3.30m x 1.90m
11 - Bedroom 3	3.00m x 3.70m
12 - Lobby	2.70m x 1.20m
13 - Terrace	3.85m x 1.95m

TYPE	TOTAL AREA
3 BED - DUPLEX - TYPE 2	173 m²

INTERNAL AREA
93 m²

TERRACE
51 m²

Lower Floor Plan



Room	Dimensions
01 - Entrance Hall	1.80m x 1.60m
02 - Living Area	3.00m x 5.70m
03 - Dining	3.00m x 3.70m
04 - Washing	2.40m x 1.40m
05 - Guest Bathroom	2.30m x 1.60m
06 - Storage	2.00m x 1.20m

Upper Floor Plan

Room	Dimensions
07 - Master Bedroom	4.50m x 4.20m
08 - Master Bathroom	2.85m x 1.90m
09 - Bedroom 2	3.00m x 4.00m
10 - Bathroom 2	2.85m x 1.90m
11 - Bedroom 3	3.75m x 3.70m
12 - Lobby	1.50m x 1.20m
13 - Terrace	2.05m x 1.95m

TYPE	TOTAL AREA
1 BED - TYPE 1	70 m²

INTERNAL AREA
70 m²

TERRACE
51 m²

Floor Plan

Room	Dimensions
01 - Entrance Hall	1.40m x 1.60m
02 - Closet WC	1.40m x 1.00m
03 - Bathroom	1.60m x 2.20m
04 - Living & Dining Area	4.00m x 5.70m
05 - Master Bedroom	3.00m x 4.00m
06 - Master Bathroom	1.90m x 1.40m
07 - Terrace	3.85m x 1.95m

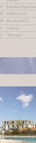
TYPE	TOTAL AREA
2 BED - DUPLEX - TYPE 1	141 m²

INTERNAL AREA
91 m²

TERRACE
51 m²

ROOF TERRACE
40 m²

Upper Floor Plan



Room	Dimensions
01 - Entrance Hall	1.20m x 1.60m
02 - Lobby	3.00m x 1.20m
03 - Dining	3.30m x 3.00m
04 - Kitchen	3.30m x 2.00m
05 - Guest Bathroom	3.30m x 1.60m
06 - Terrace	4.85m x 1.95m

Lower Floor Plan

Room	Dimensions
07 - Master Bedroom	3.00m x 4.20m
08 - Master Bathroom	3.30m x 1.90m
09 - Bedroom 2	3.00m x 3.70m
10 - Lobby	2.20m x 1.20m
11 - Terrace	3.85m x 1.95m

Condos

CONDOS TYPE A & B

3 BED TYPE 1

NO OF BEDROOMS: 3 Bedrooms
Maid's Room
Garden

TOTAL AREA: 137 m²

GROUND FLOOR

Rooms	Dimensions
01 - Reception / Dining	4.3m X 7.1m
02 - Kitchen	3.2m X 3.2m
03 - Master Bedroom	3.6m X 5.2m
04 - Bedroom 2	3.4m X 3.6m
05 - Bedroom 3	3.2m X 3.2m
06 - Bathroom	3.6m X 3.2m
07 - Bathroom	2.4m X 1.8m
08 - Maid's Room	1.4m X 2.0m
09 - Maid's Bathroom	1.2m X 2.0m

2 BED TYPE 1

NO OF BEDROOMS: 2 Bedrooms
Maid's Room
Garden

TOTAL AREA: 112 m²

GROUND FLOOR

Rooms	Dimensions
01 - Entrance Lobby	1.0m X 1.0m
02 - Reception / Dining	4.3m X 5.8m
03 - Kitchen	3.2m X 3.2m
04 - Master Bedroom	3.2m X 3.2m
05 - Master Bathroom	1.8m X 2.0m
06 - Bedroom 2	3.2m X 3.2m
07 - Bathroom	2.4m X 1.8m
08 - Maid's Room	2.0m X 1.8m
09 - Maid's Bathroom	2.0m X 1.0m

3 BED TYPE 2

NO OF BEDROOMS: 3 Bedrooms
Garden

TOTAL AREA: 110 m²

GROUND FLOOR

Rooms	Dimensions
01 - Reception / Dining	4.3m X 7.1m
02 - Kitchen	3.2m X 3.2m
03 - Master Bedroom	3.6m X 5.2m
04 - Master Bathroom	2.4m X 1.8m
05 - Bedroom 2	3.2m X 3.2m
06 - Bedroom 3	3.2m X 3.2m
07 - Bathroom	2.4m X 1.8m

2 BED TYPE 2

NO OF BEDROOMS: 2 Bedrooms

TOTAL AREA: 137 m²
INTERNAL AREA: 87 m²
TERRACE: 50 m²

FIRST SECOND & THIRD FLOORS

Rooms	Dimensions
01 - Entrance Lobby	1.0m X 1.0m
02 - Reception / Dining / Kitchen	4.3m X 7.8m
03 - Master Bedroom	3.2m X 3.6m
04 - Master Bathroom	1.8m X 2.0m
05 - Bedroom 2	3.2m X 3.2m
06 - Bathroom	2.4m X 1.8m
07 - Terrace 1	1.0m X 3.6m
08 - Terrace 2	2.0m X 1.4m

2 BED TYPE 1

NO OF BEDROOMS: 2 Bedrooms
Maid's Room

TOTAL AREA: 143 m²
INTERNAL AREA: 113 m²
TERRACE: 30 m²

FIRST & SECOND FLOORS

Rooms	Dimensions
01 - Entrance Lobby	1.0m X 1.0m
02 - Reception / Dining	4.3m X 7.8m
03 - Kitchen	3.2m X 3.2m
04 - Master Bedroom	3.2m X 3.6m
05 - Master Bathroom	1.8m X 2.3m
06 - Bedroom 2	3.2m X 3.2m
07 - Bathroom	2.4m X 1.8m
08 - Maid's Room	2.0m X 1.8m
09 - Maid's Bathroom	2.0m X 1.0m
10 - Terrace 1	4.8m X 2.0m
11 - Terrace 2	3.2m X 2.0m
12 - Terrace 3	4.8m X 2.0m

3 BED TYPE 2

NO OF BEDROOMS: 3 Bedrooms

TOTAL AREA: 170 m²
INTERNAL AREA: 110 m²
TERRACE: 60 m²

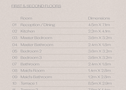
FIRST & SECOND FLOORS

Rooms	Dimensions
01 - Reception / Dining	4.3m X 5.8m
02 - Kitchen	3.2m X 3.2m
03 - Master Bedroom	3.2m X 3.6m
04 - Bedroom 2	3.2m X 3.2m
05 - Bedroom 3	3.4m X 3.6m
06 - Bathroom	2.4m X 1.8m
07 - Terrace 1	3.2m X 2.0m
08 - Terrace 2	3.2m X 2.0m

3 BED TYPE 1

NO OF BEDROOMS: 3 Bedrooms
Maid's Room

TOTAL AREA: 137 m²
INTERNAL AREA: 87 m²
TERRACE: 50 m²



FIRST & SECOND FLOORS

Rooms	Dimensions
01 - Reception / Dining	4.3m X 7.8m
02 - Kitchen	3.2m X 3.2m
03 - Master Bedroom	3.2m X 3.6m
04 - Bedroom 2	3.2m X 3.2m
05 - Bedroom 3	3.4m X 3.6m
06 - Bathroom	2.4m X 1.8m
07 - Maid's Room	2.0m X 1.8m
08 - Maid's Bathroom	2.0m X 1.0m
09 - Terrace 1	2.0m X 1.4m
10 - Terrace 2	3.2m X 2.0m

4 BED TYPE 1

NO OF BEDROOMS: 4 Bedrooms
Maid's Room
Roof Terrace

TOTAL AREA: 214 m²
ROOF TERRACE: 50 m²

THIRD FLOOR

Rooms	Dimensions
01 - Entrance Lobby	1.0m X 1.0m
02 - Reception / Dining	4.3m X 7.8m
03 - Kitchen	3.2m X 3.2m
04 - Maid's Toilet	1.0m X 1.0m
05 - Master Bedroom	3.2m X 4.6m
06 - Dressing room	2.2m X 1.8m
07 - Master Bathroom	2.2m X 2.0m
08 - Bedroom 2	3.2m X 3.2m
09 - Bedroom 3	3.6m X 3.2m
10 - Bedroom 4	3.2m X 3.4m
11 - Bathroom	2.4m X 1.8m
12 - Maid's Bathroom	2.0m X 1.0m
13 - Roof Terrace 01	3.0m X 10.2m
14 - Roof Terrace 02	8.0m X 10.2m

@ Condos

CONDOS TYPE C & D

3 BED TYPE 3

NO OF BEDROOMS	TOTAL AREA
3 Bedrooms Male Room Garden	130 sq.m

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Bedroom 3	3.8m X 3.0m
08 Bathroom 3	2.0m X 2.0m
09 Male Room	3.0m X 3.0m
10 Male Bathroom	2.0m X 2.0m

2 BED TYPE 3

NO OF BEDROOMS	TOTAL AREA
2 Bedrooms Garden	93 sq.m

GROUND FLOOR

Rooms	Dimensions
01 Reception / Dining / Kitchen	7.0m X 5.8m
02 Master Bedroom	4.8m X 3.8m
03 Master Bathroom	2.0m X 2.0m
04 Bedroom 2	3.8m X 3.0m
05 Bathroom 2	2.0m X 2.0m

3 BED TYPE 1A

NO OF BEDROOMS	TOTAL AREA
3 Bedrooms Large Terrace	INTERNAL AREA 93 sq.m
	TERRACE 170 sq.m

FIRST FLOOR

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Bedroom 3	3.8m X 3.0m
08 Bathroom 3	2.0m X 2.0m
09 Terrace 1	5.8m X 3.0m
10 Terrace 2	5.8m X 3.0m

2 BED TYPE 2A

NO OF BEDROOMS	TOTAL AREA
2 Bedrooms Large Terrace	INTERNAL AREA 93 sq.m
	TERRACE 170 sq.m

FIRST FLOOR

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Terrace 1	5.8m X 3.0m
08 Terrace 2	5.8m X 3.0m

3 BED TYPE 2A

NO OF BEDROOMS	TOTAL AREA
3 Bedrooms Large Terrace	INTERNAL AREA 93 sq.m
	TERRACE 174 sq.m

FIRST FLOOR

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Bedroom 3	3.8m X 3.0m
08 Bathroom 3	2.0m X 2.0m
09 Terrace 1	5.8m X 3.0m
10 Terrace 2	5.8m X 3.0m

2 BED TYPE 2

NO OF BEDROOMS	TOTAL AREA
2 Bedrooms	INTERNAL AREA 93 sq.m
	TERRACE 174 sq.m

SECOND FLOOR

Rooms	Dimensions
01 Reception / Dining / Kitchen	7.0m X 5.8m
02 Master Bedroom	4.8m X 3.8m
03 Master Bathroom	2.0m X 2.0m
04 Bedroom 2	3.8m X 3.0m
05 Bathroom 2	2.0m X 2.0m

2 BED TYPE 1

NO OF BEDROOMS	TOTAL AREA
2 Bedrooms Male Room	INTERNAL AREA 93 sq.m
	TERRACE 174 sq.m

FIRST & SECOND FLOOR

Rooms	Dimensions
01 Entrance Lobby	1.5m X 1.8m
02 Reception / Dining	5.8m X 5.8m
03 Kitchen	3.0m X 3.0m
04 Master Bedroom	4.8m X 3.8m
05 Master Bathroom	2.0m X 2.0m
06 Bedroom 2	3.8m X 3.0m
07 Bathroom 2	2.0m X 2.0m
08 Male Room	3.0m X 3.0m
09 Male Bathroom	2.0m X 2.0m
10 Terrace 1	5.8m X 3.0m
11 Terrace 2	5.8m X 3.0m

3 BED TYPE 1

NO OF BEDROOMS	BLK
3 Bedrooms Male Room	TOTAL AREA 93 sq.m
	INTERNAL AREA 93 sq.m
	TERRACE 174 sq.m

SECOND FLOOR

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Bedroom 3	3.8m X 3.0m
08 Bathroom 3	2.0m X 2.0m
09 Male Room	3.0m X 3.0m
10 Male Bathroom	2.0m X 2.0m
11 Terrace 1	5.8m X 3.0m
12 Terrace 2	5.8m X 3.0m

3 BED TYPE 2

NO OF BEDROOMS	TOTAL AREA
3 Bedrooms	INTERNAL AREA 93 sq.m
	TERRACE 174 sq.m

SECOND FLOOR

Rooms	Dimensions
01 Reception / Dining	5.8m X 5.8m
02 Kitchen	3.0m X 3.0m
03 Master Bedroom	4.8m X 3.8m
04 Master Bathroom	2.0m X 2.0m
05 Bedroom 2	3.8m X 3.0m
06 Bathroom 2	2.0m X 2.0m
07 Bedroom 3	3.8m X 3.0m
08 Bathroom 3	2.0m X 2.0m
09 Terrace 1	5.8m X 3.0m
10 Terrace 2	5.8m X 3.0m

4 BED TYPE 1

NO OF BEDROOMS	TOTAL AREA
4 Bedrooms Male Room Roof Terrace	INTERNAL AREA 93 sq.m
	ROOF TERRACE 174 sq.m

GROUND FLOOR

Rooms	Dimensions
01 Entrance Lobby	1.5m X 1.8m
02 Reception / Dining	5.8m X 5.8m
03 Kitchen	3.0m X 3.0m
04 Guest Toilet	1.5m X 2.0m
05 Master Bedroom	4.8m X 3.8m
06 Dressing room	2.0m X 2.0m
07 Master Bathroom	2.0m X 2.0m
08 Bedroom 2	3.8m X 3.0m
09 Bathroom 2	2.0m X 2.0m
10 Bedroom 3	3.8m X 3.0m
11 Bathroom 3	2.0m X 2.0m
12 Bedroom 4	3.8m X 3.0m
13 Bathroom 4	2.0m X 2.0m
14 Roof Terrace 01	5.8m X 3.0m
15 Roof Terrace 02	5.8m X 3.0m

CONDOS TYPE E

3 BED TYPE 5

NO. OF BEDROOMS	GLA
3 Bedrooms Garden	1,131 m²

GROUND FLOOR

Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining	8.6m x 9.8m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bedroom 2	3.4m x 3.4m
07 Bedroom 3	4.3m x 3.4m
08 Bedroom 3	3.4m x 3.4m

3 BED TYPE 4

NO. OF BEDROOMS	TOTAL AREA
3 Bedrooms Machfoom	144 m²

GROUND FLOOR

Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining	8.6m x 9.8m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bedroom 2	3.4m x 3.4m
07 Bedroom 3	4.3m x 3.4m
08 Bedroom 3	3.4m x 3.4m
09 Machfoom	3.4m x 3.4m
10 Machfoom Room	5.6m x 3.4m

2 BED TYPE 4

NO. OF BEDROOMS	TOTAL AREA
2 Bedrooms Garden	119 m²

GROUND FLOOR

Room	Dimensions
01 Reception / Dining	8.6m x 9.8m
02 Kitchen	5.6m x 3.4m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bedroom 2	3.4m x 3.4m
07 Bathroom	3.4m x 3.4m
08 Machfoom	3.4m x 3.4m

2 BED TYPE 5

NO. OF BEDROOMS	TOTAL AREA
2 Bedrooms Garden	127 m²

GROUND FLOOR

Room	Dimensions
01 Reception / Dining / Kitchen	8.6m x 9.8m
02 Master Bedroom	5.6m x 4.3m
03 Master Bathroom	3.4m x 3.4m
04 Bedroom 2	4.3m x 3.4m
05 Bathroom	3.4m x 3.4m

2 BED TYPE 5

NO. OF BEDROOMS	TOTAL AREA
2 Bedrooms	127 m²
	INTERNAL AREA
	115 m²
	TERRACE
	12 m²

FIRST GROUND FLOOR

Room	Dimensions
01 Reception / Dining / Kitchen	8.6m x 9.8m
02 Master Bedroom	5.6m x 4.3m
03 Master Bathroom	3.4m x 3.4m
04 Bedroom 2	4.3m x 3.4m
05 Bathroom	3.4m x 3.4m
06 Machfoom	3.4m x 3.4m
07 Terrace 1	4.6m x 3.4m

3 BED TYPE 5

NO. OF BEDROOMS	TOTAL AREA
3 Bedrooms	150 m²
	INTERNAL AREA
	138 m²
	TERRACE
	12 m²

FIRST GROUND FLOOR

Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining	8.6m x 9.8m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bathroom	3.4m x 3.4m
07 Bedroom 3	4.3m x 3.4m
08 Bathroom	3.4m x 3.4m
09 Machfoom	3.4m x 3.4m
10 Terrace 1	4.6m x 3.4m

3 BED TYPE 4

NO. OF BEDROOMS	TOTAL AREA
3 Bedrooms Machfoom	138 m²
	INTERNAL AREA
	126 m²
	TERRACE
	12 m²

FIRST GROUND FLOOR

Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining	8.6m x 9.8m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bathroom	3.4m x 3.4m
07 Bedroom 3	4.3m x 3.4m
08 Bathroom	3.4m x 3.4m
09 Machfoom	3.4m x 3.4m
10 Terrace 1	4.6m x 3.4m

2 BED TYPE 4

NO. OF BEDROOMS	TOTAL AREA
2 Bedrooms Machfoom Roof	119 m²
	INTERNAL AREA
	107 m²
	TERRACE
	12 m²

FIRST GROUND FLOOR

Room	Dimensions
01 Reception / Dining	8.6m x 9.8m
02 Kitchen	5.6m x 3.4m
03 Master Bedroom	5.6m x 4.3m
04 Bathroom	3.4m x 3.4m
05 Bedroom 2	4.3m x 3.4m
06 Bathroom	3.4m x 3.4m
07 Machfoom	3.4m x 3.4m
08 Terrace 1	4.6m x 3.4m

4 BED TYPE 2

NO. OF BEDROOMS	TOTAL AREA
4 Bedrooms Machfoom Roof Terrace	174 m²
	INTERNAL AREA
	162 m²
	TERRACE
	12 m²

FIRST GROUND FLOOR

Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining	8.6m x 9.8m
03 Kitchen	5.6m x 3.4m
04 Master Bedroom	5.6m x 4.3m
05 Master Bathroom	3.4m x 3.4m
06 Bedroom 2	4.3m x 3.4m
07 Bathroom	3.4m x 3.4m
08 Bedroom 3	4.3m x 3.4m
09 Bathroom	3.4m x 3.4m
10 Bedroom 4	4.3m x 3.4m
11 Machfoom	3.4m x 3.4m
12 Terrace 1	4.6m x 3.4m

3 BED TYPE 6

NO. OF BEDROOMS	TOTAL AREA
3 Bedrooms Machfoom Roof Terrace	174 m²
	ROOF TERRACE
	44 m²
	INTERNAL AREA
	130 m²

GROUND FLOOR

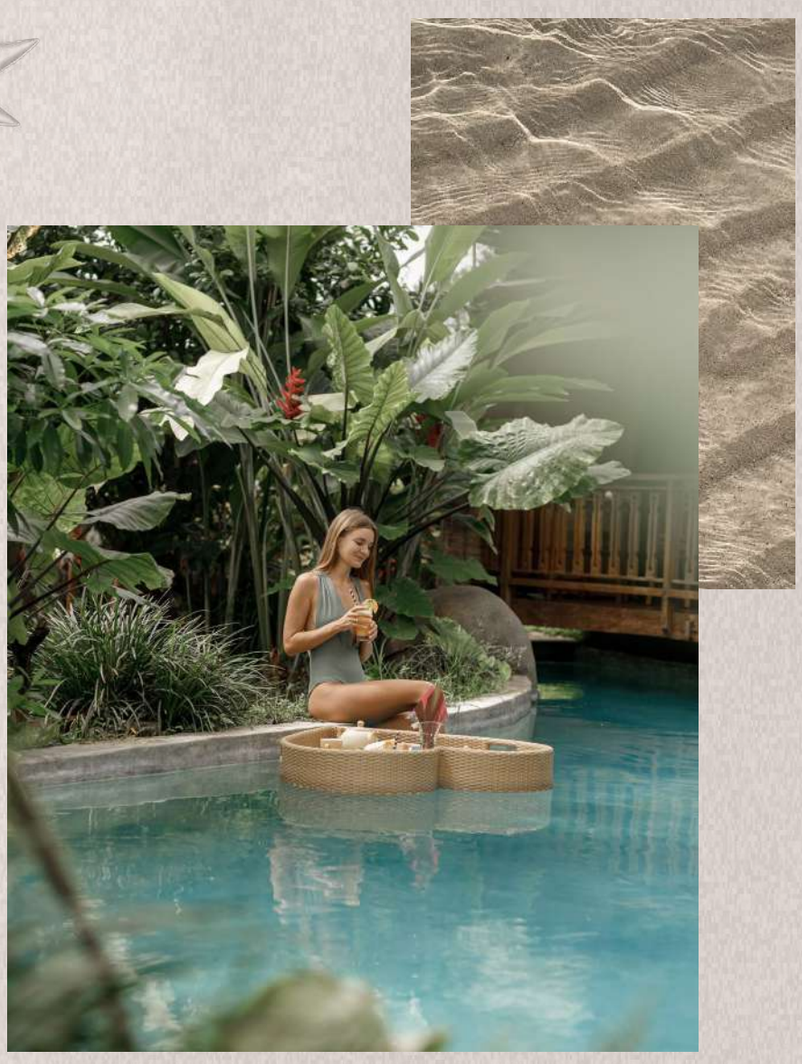
Room	Dimensions
01 Entrance Lobby	1.8m x 3.4m
02 Reception / Dining / Kitchen	8.6m x 9.8m
03 Master Bedroom	5.6m x 4.3m
04 Master Bathroom	3.4m x 3.4m
05 Bathroom	3.4m x 3.4m
06 Bedroom 2	4.3m x 3.4m
07 Bathroom	3.4m x 3.4m
08 Bedroom 3	4.3m x 3.4m
09 Bathroom	3.4m x 3.4m
10 Machfoom	3.4m x 3.4m
11 Terrace 1	4.6m x 3.4m

CHAPTER 05

(About Silversands)

CHAPTER 05
(About Silversands)

ALL YEAR-ROUND DESTINATION



Silversands North Coast is a luxurious hospitality destination that is elegantly premium at its core, yet vivacious in spirit. Considered to be Egypt's take on a hedonistic slice of the Mediterranean, it is a haven for premium indulgence.

Over a kilometer of sparkling beachfront crystal white sands, swaying palm trees, mood ring skies, and lush scapes of flora encompass villas, townhouses, twin houses, chalets, and apartments.

On a vast 506 acres, Silversands will serve as the go-to beach destination for vacationers all year long, whether for the whole summer, a weekend getaway, or a forever home.

The coastal destination captures the energy of untamed nightlife and the getaway zen of white powdered sandy beaches, unspoiled lagoons, and burnt orange sunsets. The boutique hotels, nightlife, island, and impressive amenities will spoil you rotten.

At Silversands, it's a never-ending momentum. And the best part is, you never have to say goodbye.

CHAPTER 06

(About Ora)

CHAPTER 06

(About Ora)

REIMAGINING TIME

At Ora we are building the path for an extraordinary lifestyle

We're committed to bring happiness one step closer to our communities by rethinking the way we live. Our exquisitely curated developments open a gateway of opportunities with the aim to fulfill your highest expectations through sensorial experiences.

We pursue the perfect balance between the environment and human needs, so we can deliver meaningful impact for society. We are transcending the concept of luxury by consciously reimagining how time passes by, so we can create timeless moments.

Ora Egypt, developing integrated communities across Egypt; ZED East, ZED Sheikh Zayed, Pyramid Hills, and SilverSands, each with its own unmatched lifestyle.

All landscaping elements and interior/ exterior furniture are shown for illustrative purposes only and are not legally binding. They are also subject for modification based on construction requirements & authorities regulations

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Architectural plans and perspectives might be modified according to the final design and authorities regulations.

Internal dimensions are linked to the structural elements and include plaster and wall finishes thickness.

Sold units do not include any of the shown interior/ exterior furniture, pools, trees or greenery.

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