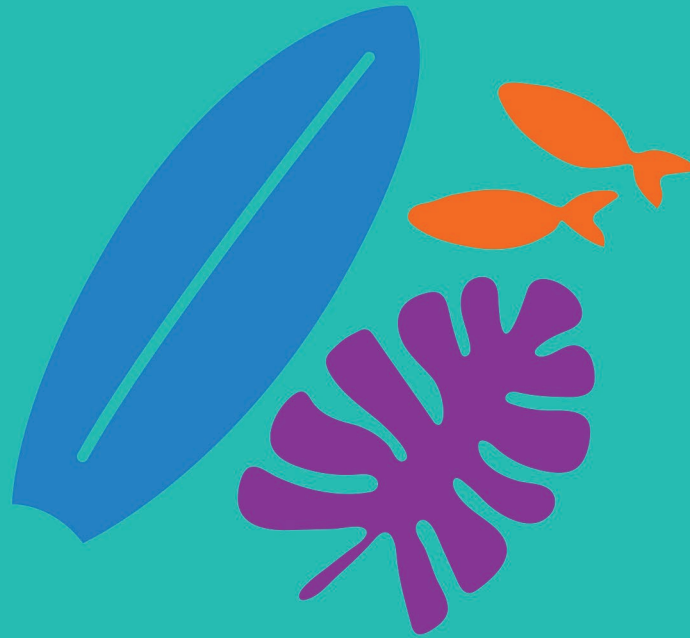


*Cali* COAST  
RAS EL HEKMA



BOARDWALK  
CONDOS

# The things that matter



MAVEN Developments seeks to take the Egyptian real estate market in a bold new direction. We give our residents the opportunity to fulfill their aspirations and to live a life where every moment is a pleasure. We do so by offering a thoughtful, customized residential experience that is perfectly sized and specified to suit every family member's needs. Adding an American touch thanks to our affiliation with the award winning Riverwards Group, we offer unparalleled expertise through our planners, architects and designers who ensure ultimate sophistication, quality, practicality and a customercentric mindset. Because at the end of the day, we care about The Things That Matter.



# Easy Summer Living

Palm trees. Long summer days. Waves crashing on the beach. Family fun for everyone. This is what Cali Coast is all about. Bringing the best of both worlds, Cali Coast merges old school North Coast charm with that laid back California lifestyle to bring to life the ultimate summer destination. Thanks to its California-inspired architecture, its pristine turquoise waters and superior location in Ras el Hekma, Cali Coast offers a fullfledged summer experience like no other, with endless leisure activities for every single member of the family. From a 600m beachfront to multiple water features, sports facilities, commercial areas and so much more, Cali Coast will have you living the dream summer life. Take your pick between our standalone, twin villas, townhouses and chalets, or enjoy a carefree stay at our hotel and serviced apartments... because at Cali Coast, you will enjoy those summer sun rays for days.



CALIFORNIA DREAMING



# *Living the California Lifestyle*

A constant laid back atmosphere, enjoying every single moment, soaking up the rays and just taking deep breaths of fresh air , that is what the California lifestyle is all about and that's why they call it the Golden State. At Cali Coast, we bring the best of two worlds together by offering the beauty of the Mediterranean with the laid-back lifestyle of California. Just sit back, relax and enjoy endless summer days full of sandy towels and big smiles.

## THE CALI COAST COMMUNITY

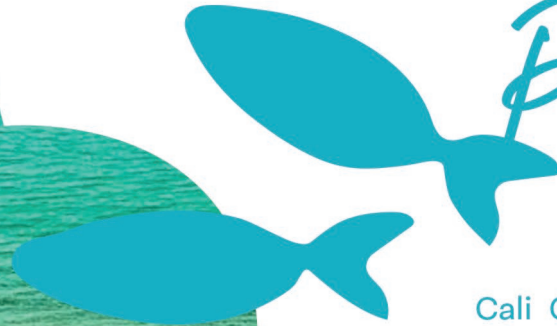
# Where Family is Everything

Family. This is the defining trait of Cali Coast. The glue that holds everything together. The foundation to every joyful summer memory. Enjoy easy summer living as we infuse happiness into every single moment, thanks to a multitude of services and facilities for all the family to enjoy. We are also within close proximity to Ras El Hekma's various services, ensuring community life that provides space for the things that matter.



## THE LOCATION

# The Perfect Point of Blue



Cali Coast is situated at the heart of the North Coast's pristine Ras el Hekma area at kilometer 193 from Alexandria, with one of the sandiest and bluest beaches the North Coast has to offer.

The project is built on several levels with an extensive number of water features, ensuring beautiful tiffany views throughout. Within reasonable proximity from all major closeby several major cities, Cali Coast is 87km away from Marsa Matrouh, 193km away from Alexandria and 30 km away from Cairo, situated a mere 15 minutes away from Dabaa right in the heart of Ras el Hekma.





The Mediterranean Sea

**Cali** COAST  
RAS EL HEKMA

Ras Al-Hekma

Fouka Exit

Dabaa Exit

Sidi Abdelrahman

New Alamein

Wadi Natroun

Marina

to Marsa Matrouh

193 km

53 km

Al Alamein Airport

Al Dabaa - Al Saloum Road

Petrol Road

to Alexandria

KEY DESTINATIONS DISTANCE  
TO CALI COAST

Marsa Matrouh **87 km**

Alamein **85 km**

Alexandria **193 km**

Cairo **340 km**

# Our Masterplan

*Everything you would ever need*



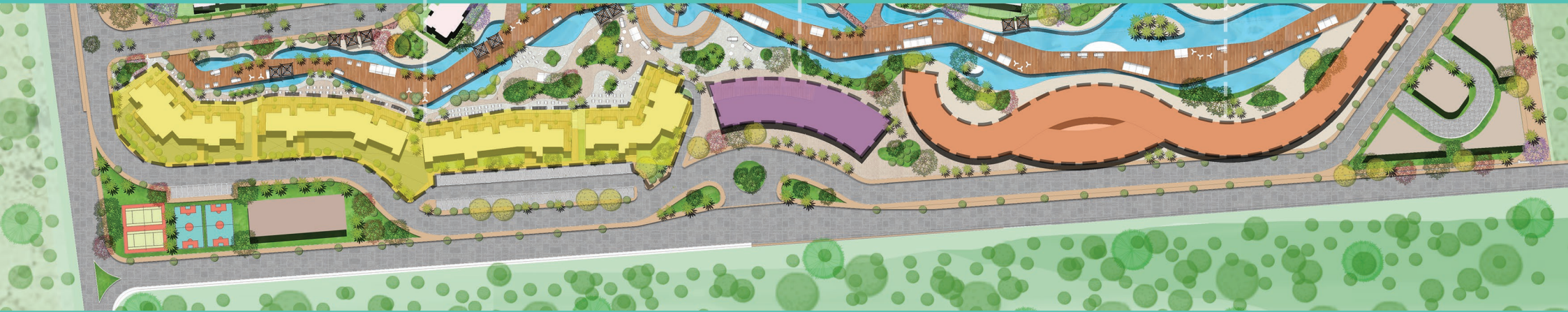
# THE Boardwalk



Boardwalk Condos

Commercial Centre

Boardwalk Extension



# THE Boardwalk



Stretched across 400m of the project,  
The Boardwalk is a California inspired boardwalk  
buzzing with activities for the whole family to enjoy.



# THE Boardwalk





# 1. Prime Location

- Direct access to the vibrant boardwalk with it's lagoons.
- Californian inspired lifestyle



## 2. Residential Features

- Premium designs
- Staggered chalets with large sun decks
- Underground Parking
- Access to beach and all project amenities
- Club Cars



## 3. Community Amenities

- Family & friend zones, playgrounds and kid activity areas
- Shared co-working spaces
- Amphitheatre for community entertainment, musicians and band performances



## 4. Connectivity

- Vibrant social atmosphere
- Casual hangouts & socializing encouraging interactions





# THE *Boardwalk* Facilities

## Convenience

- Supermarket
- Pharmacy
- Medical Clinic
- Atms

## Retail

- Fashion
- Home Accessories
- Beauty Boutiques
- Kids Store



# THE Boardwalk Facilities

## F&B

- Grab and go: Desserts, Fast Food, Coffee Bars
- Casual Dining: Broad range of cuisines and offerings full table service provided.

## Sports & Activities

- Kids Area
- Roller Skating
- Skate Boarding
- Bike Rental
- Water Activities



# THE Boardwalk Condos





# THE *Boardwalk Condos*

Residential apartments directly on the boardwalk, the lively center of the project. Ranging between our 65 sqm one bedroom to our 87 sqm two bedroom and our 114 sqm three bedroom chalet, each of our chalet units are intelligently designed to create a comfortable and spacious environment. With beautiful large windows to ensure the bluest of views, and sleek finishes to add a touch of modernity and brightness to the space, our chalets are everything you could ever need.

# THE Boardwalk Condos

## Boardwalk Amenities

1. Concept Stores
2. Food Strip
3. Food Trucks
4. Events Plaza
5. Skate Boarding

6. Bike Station
7. Arcade
8. Water Activities
9. Art & Culture Spaces









UPPER GROUND FLOOR



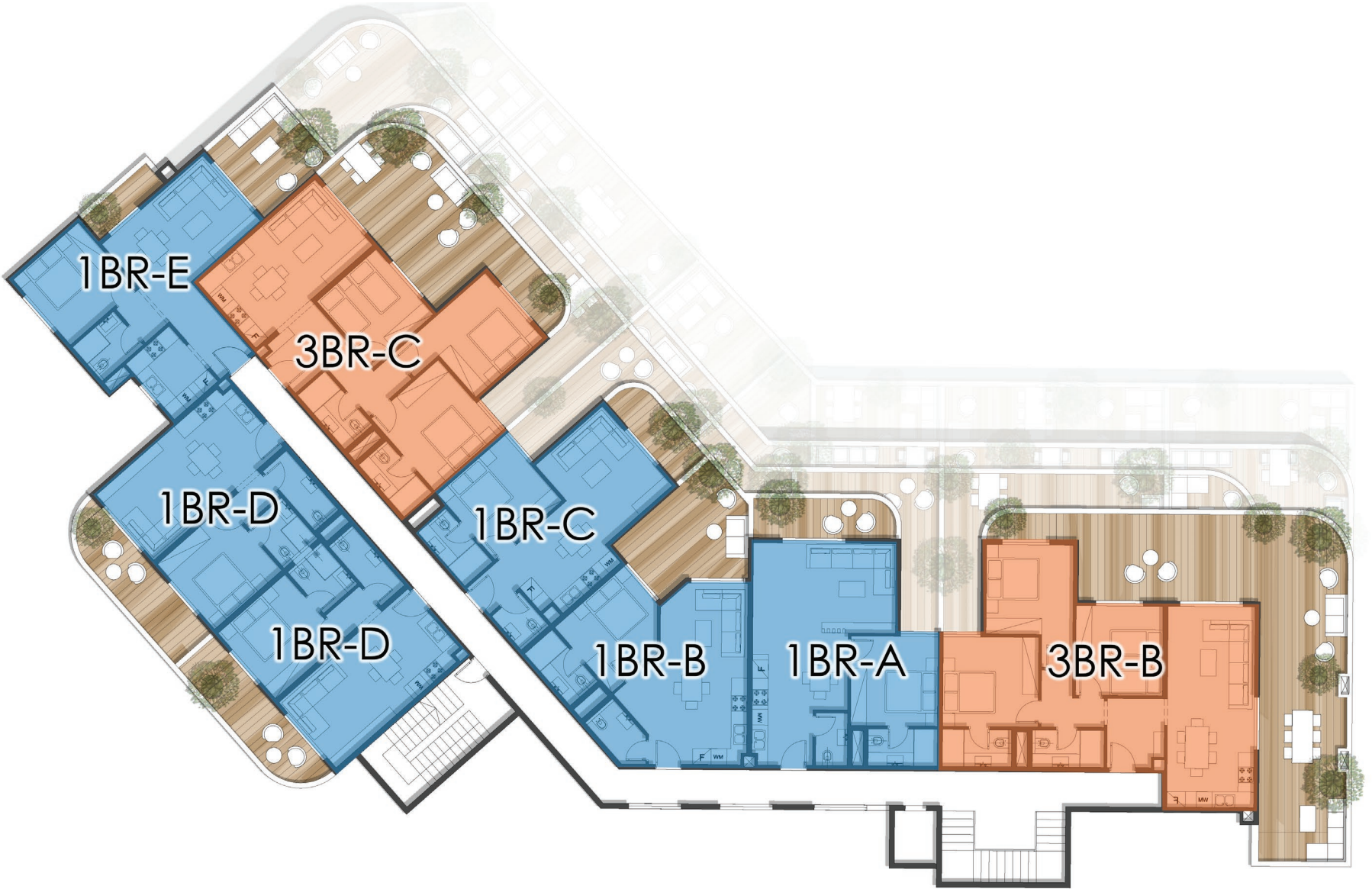
FIRST FLOOR



SECOND FLOOR



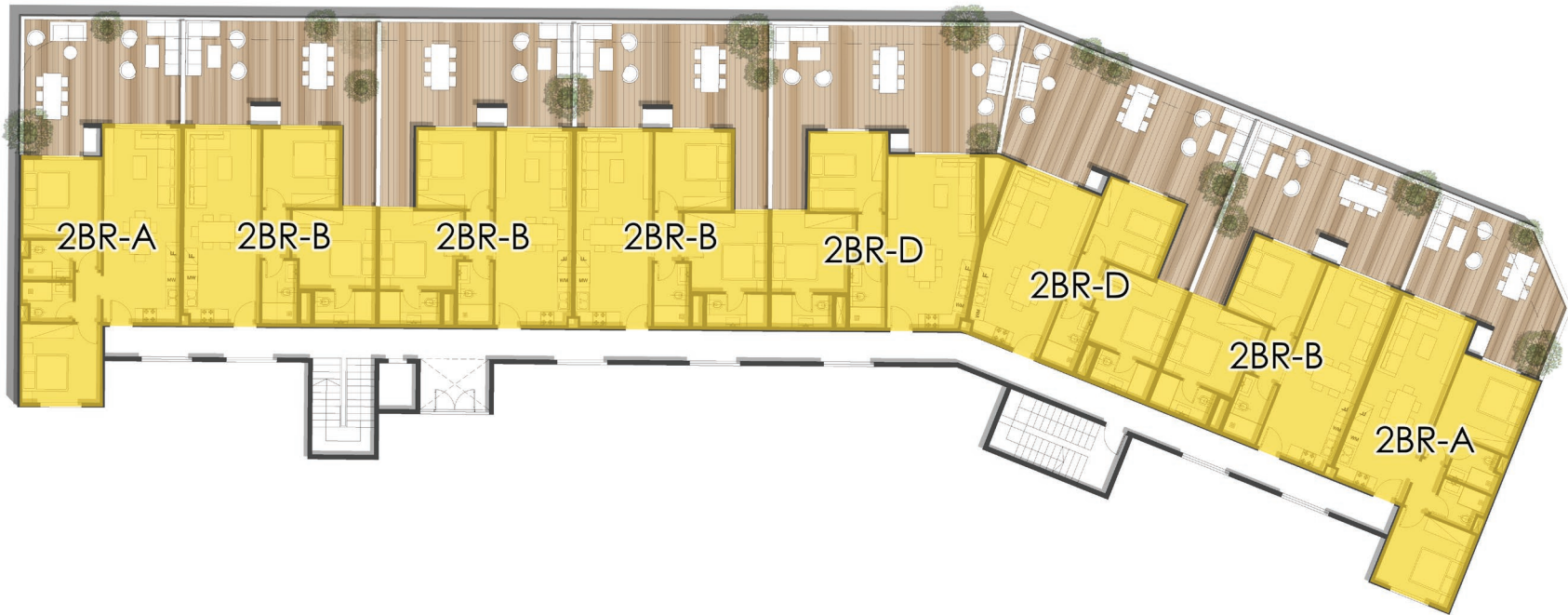
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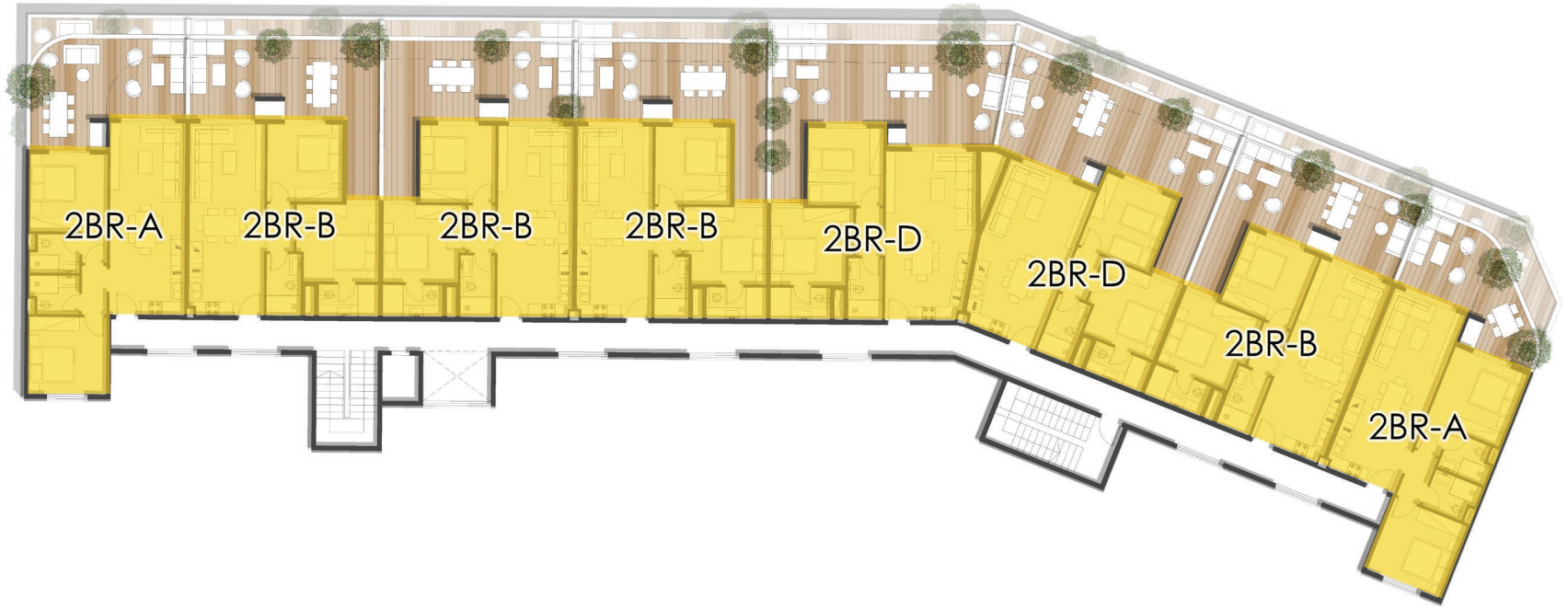




UPPER GROUND FLOOR



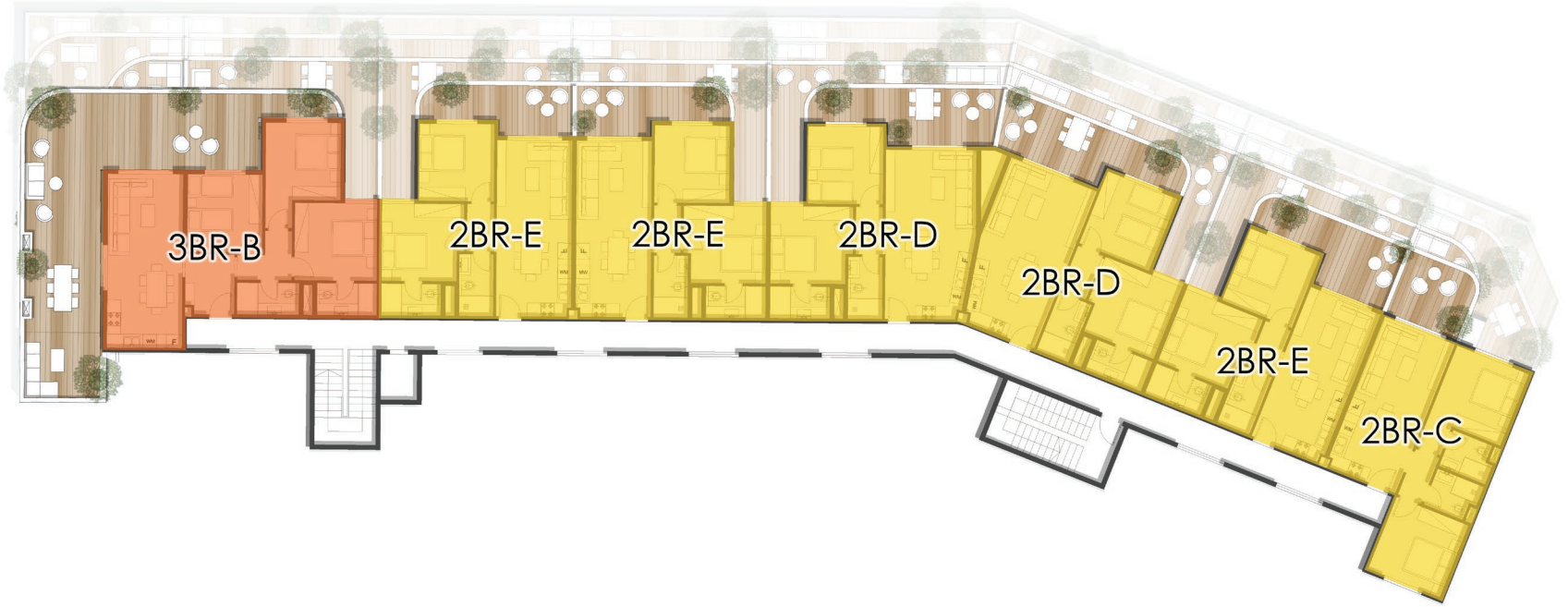
FIRST FLOOR



SECOND FLOOR



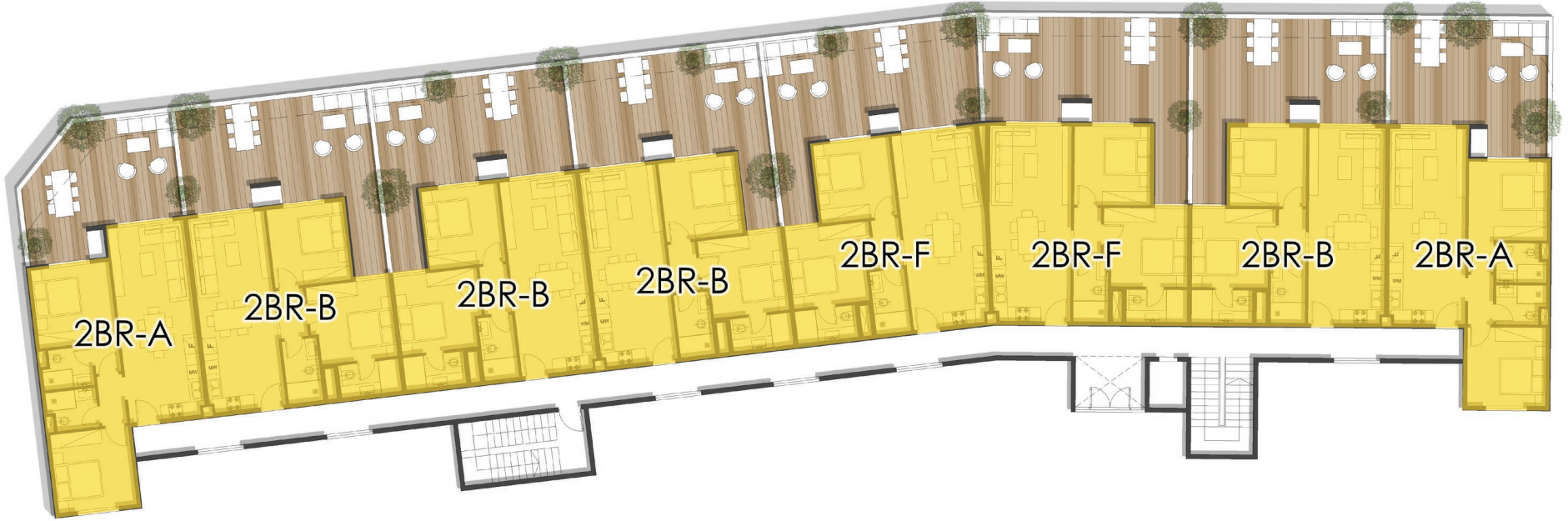
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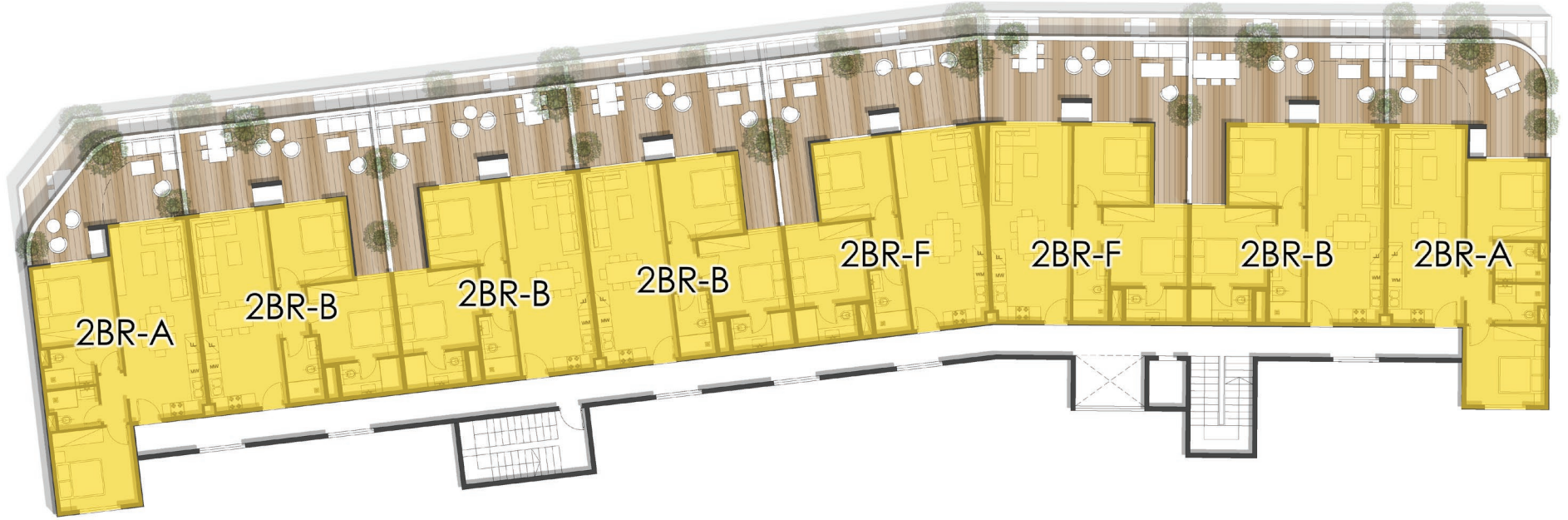




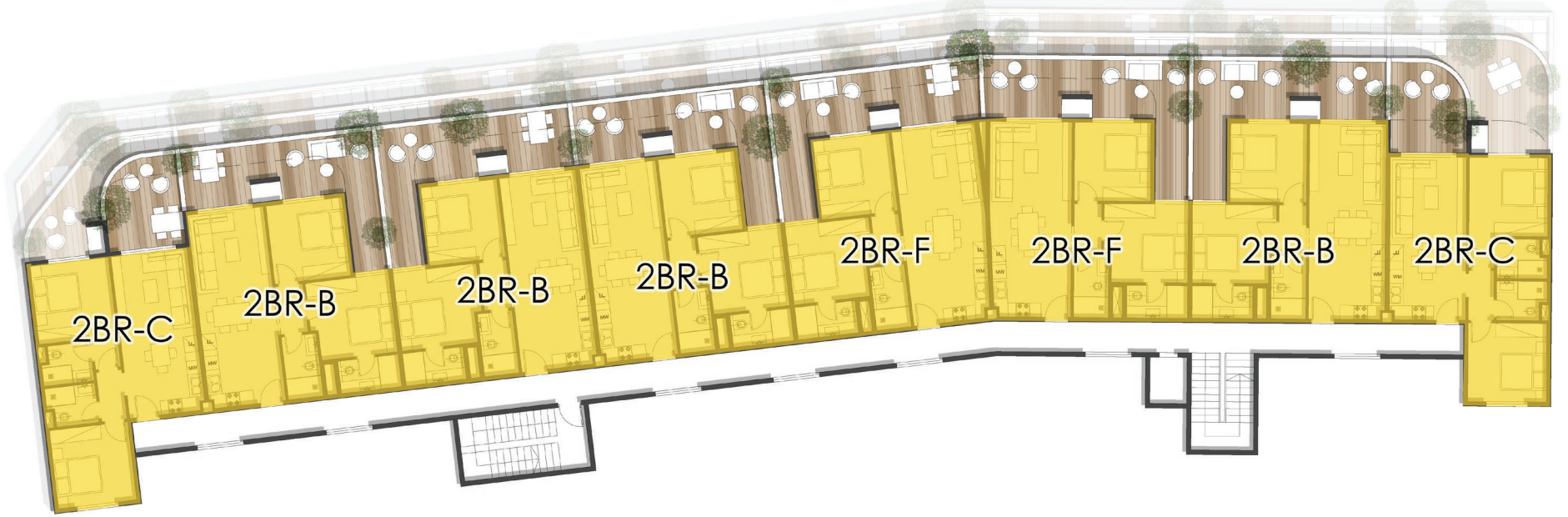
UPPER GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR







UPPER GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR





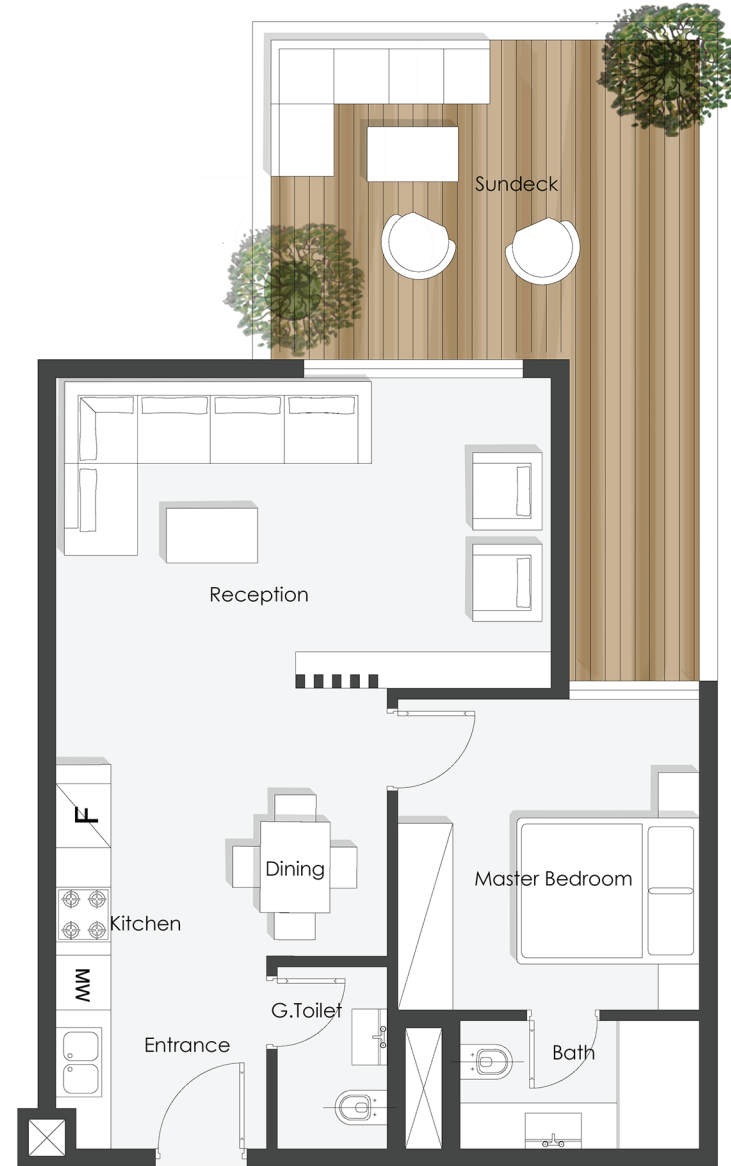


# Type A

## 1 BEDROOM

**AVG. Area = 75.00 m<sup>2</sup>**  
**Sundeck Area = 9.00-35.00 m<sup>2</sup>**

Entrance	1.70m X 2.10m
Reception	5.40m X 3.40m
Dining	3.05m X 2.95m
Kitchen	0.60m X 4.20m
M.Bedroom + Bath	3.30m X 3.40m + 2.60m X 1.40m
G.Toilet	1.20m X 2.00m





# Type B

## 1 BEDROOM

**AVG. Area = 67.00 m<sup>2</sup>**  
**Sundeck Area = 17.00-38.00 m<sup>2</sup>**

Entrance	1.70m X 1.10m
Reception	3.60m X 3.30m
Kitchen&Dining	3.40m X 3.30m
M.Bedroom + Bath	3.70m X 3.30m + 2.60m X 1.40m
G.Toilet	2.10m X 1.40m





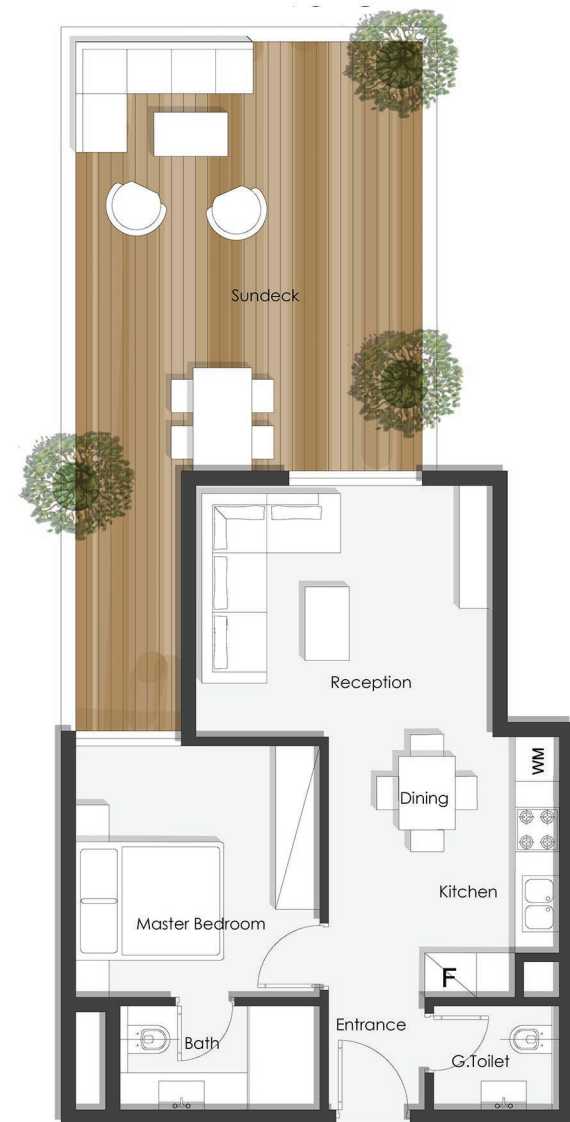
# Type C

## 1 BEDROOM

**AVG. Area = 67.00 m<sup>2</sup>**

**Sundeck Area = 7.00-35.00 m<sup>2</sup>**

Entrance	1.30m X 1.50m
Reception	4.00m X 3.40m
Kitchen&Dining	3.10m X 3.50m
M.Bedroom + Bath	3.30m X 3.40m + 2.70m X 1.40m
G.Toilet	1.70m X 1.40m





# Type D

## 1 BEDROOM

**AVG. Area = 65.00 m<sup>2</sup>**  
**Sundeck Area = 13.00 m<sup>2</sup>**

Entrance	1.20m X 1.30m
Reception	3.30m X 3.25m
Kitchen&Dining	2.05m X 3.30m
M.Bedroom + Bath	3.30m X 3.40m + 2.10m X 1.70m
G.Toilet	3.00m X 1.20m





# Type E

## 1 BEDROOM

**AVG. Area = 70.00 m<sup>2</sup>**  
**Sundeck Area = 17.00 m<sup>2</sup>**

Entrance	2.90m X 1.60m
Reception&Dining	3.30m X 5.10m
Kitchen	2.80m X 2.20m
Bedroom	3.30m X 3.30m
Bath	1.70m X 2.10m

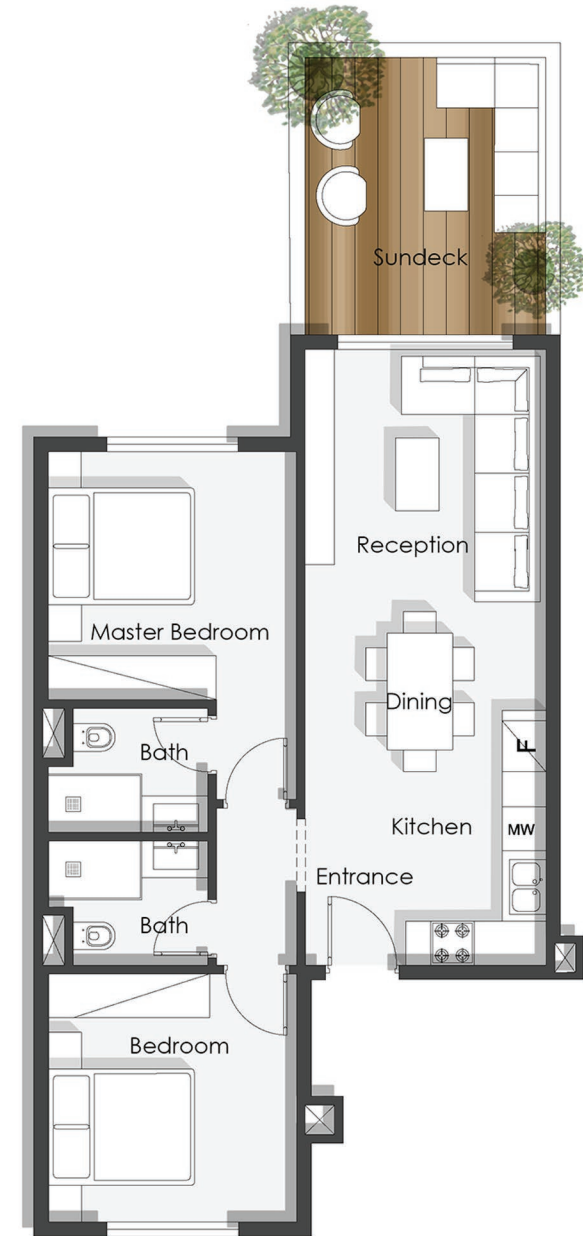




## Type A

**AVG. Area = 95.00 m<sup>2</sup>****Sundeck Area = 24.00-48.00 m<sup>2</sup>**

Entrance	1.30m X 2.00m
Reception&Dining	3.30m X 4.95m
Kitchen	2.00m X 3.50m
M.Bedroom + Bath	3.40m X 3.40m + 2.20m X 1.70m
Bedroom	3.40m X 3.40m
Bath	2.20m X 1.70m



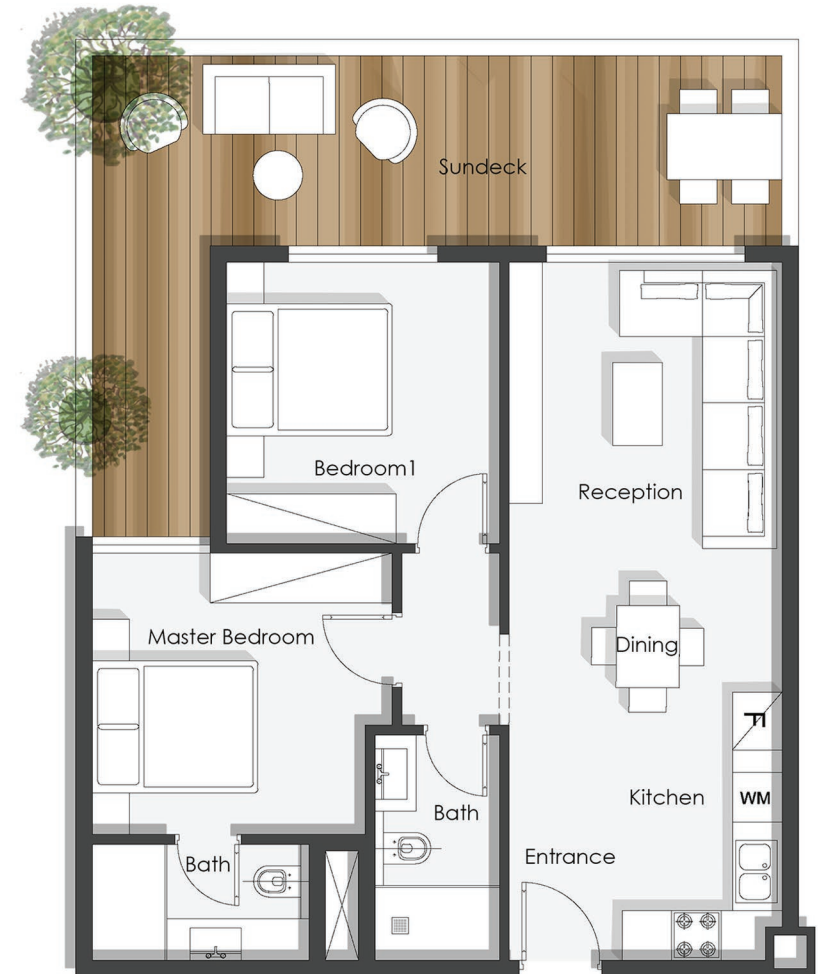


## Type B

**AVG. Area = 93.00 m<sup>2</sup>**

**Sundeck Area = 12.00-57.00 m<sup>2</sup>**

Entrance	1.30m X 1.70m
Reception&Dining	3.30m X 5.20m
Kitchen	2.00m X 3.25m
M.Bedroom + Bath	3.40m X 3.60m + 2.60m X 1.40m
Bedroom	3.30m X 3.40m
Bath	1.50m X 2.70m



## Type C

**AVG. Area = 87.00 m<sup>2</sup>****Sundeck Area = 10.00-14.00 m<sup>2</sup>**

Entrance 1.30m X 2.00m

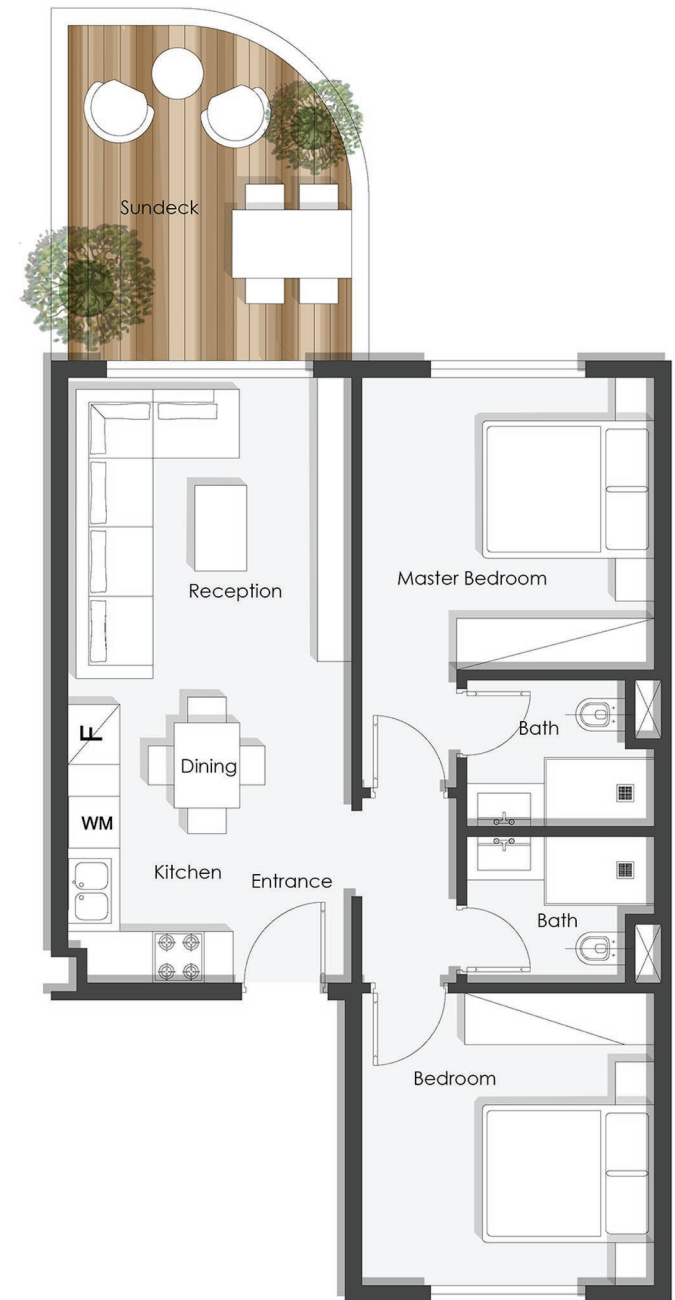
Reception 3.30m X 3.80m

Kitchen&amp;Dining 2.00m X 3.25m

M.Bedroom + Bath 3.40m X 3.40m + 2.20m X 1.70m

Bedroom 3.40m X 3.40m

Bath 2.20m X 1.70m





# Type D

## 2 BEDROOMS

**AVG. Area = 95.00 m<sup>2</sup>**

**Sundeck Area = 18.00-60.00 m<sup>2</sup>**

Entrance	1.30m X 1.70m
Reception&Dining	4.15m X 4.40m
Kitchen	2.15m X 3.00m
M.Bedroom + Bath	3.40m X 3.60m + 2.60m X 1.40m
Bedroom	3.30m X 3.40m
Bath	1.50m X 2.70m



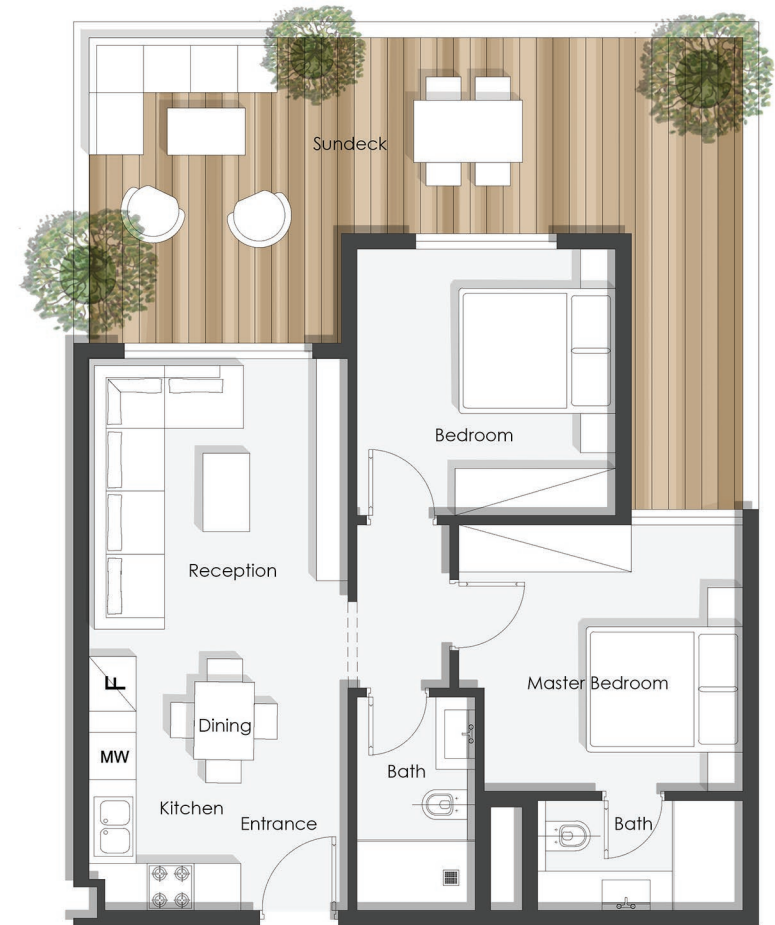


# Type E

## 2 BEDROOMS

**AVG. Area = 87.00 m<sup>2</sup>**  
**Sundeck Area = 16.00 m<sup>2</sup>**

Entrance	1.30m X 1.70m
Reception	3.30m X 3.80m
Kitchen&Dining	2.00m X 3.25m
M.Bedroom + Bath	3.40m X 3.60m + 2.60m X 1.40m
Bedroom	3.30m X 3.40m
Bath	1.50m X 2.70m





# Type F

## 2 BEDROOMS

**AVG. Area = 93.00 m<sup>2</sup>**

**Sundeck Area = 30.00 - 49.00 m<sup>2</sup>**

Entrance 1.30m X 1.70m

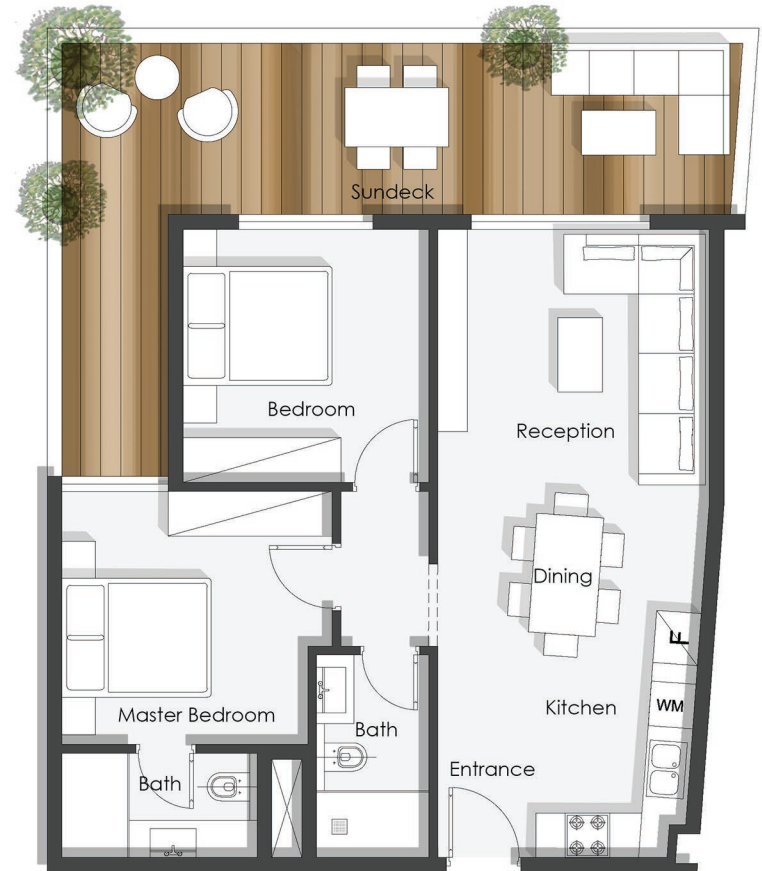
Reception&Dining 3.65m X 5.15m

Kitchen 2.10m X 3.30m

M.Bedroom + Bath 3.40m X 3.60m + 2.60m X 1.40m

Bedroom 3.30m X 3.40m

Bath 1.50m X 2.70m





# Type G

## 2 BEDROOMS

**AVG. Area = 87.00 m<sup>2</sup>**  
**Sundeck Area = 18.00 m<sup>2</sup>**

Entrance	1.30m X 1.70m
Reception	3.65m X 3.75m
Kitchen&Dining	2.10m X 3.30m
M.Bedroom + Bath	3.40m X 3.60m + 2.60m X 1.40m
Bedroom	3.30m X 3.40m
Bath	1.50m X 2.70m





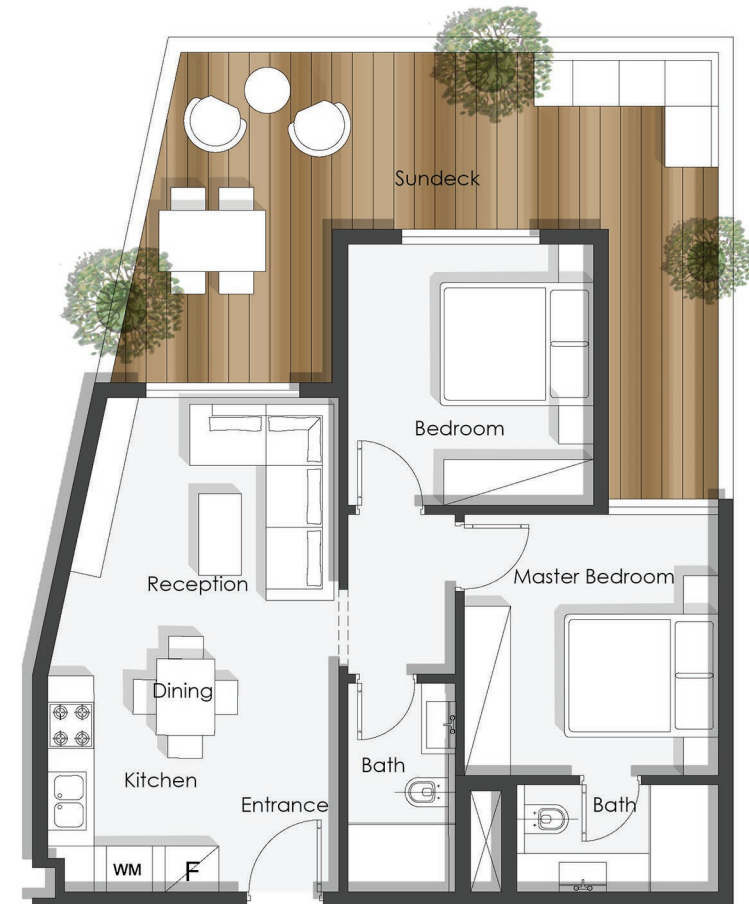
# Type H

## 2 BEDROOMS

**AVG. Area = 87.00 m<sup>2</sup>**

**Sundeck Area = 16.00-49.00 m<sup>2</sup>**

Entrance	1.30m X 1.70m
Reception	3.55m X 3.60m
Kitchen&Dining	2.50m X 2.80m
M.Bedroom + Bath	3.30m X 3.40m + 2.60m X 1.40m
Bedroom	3.30m X 3.40m
Bath	1.40m X 2.70m



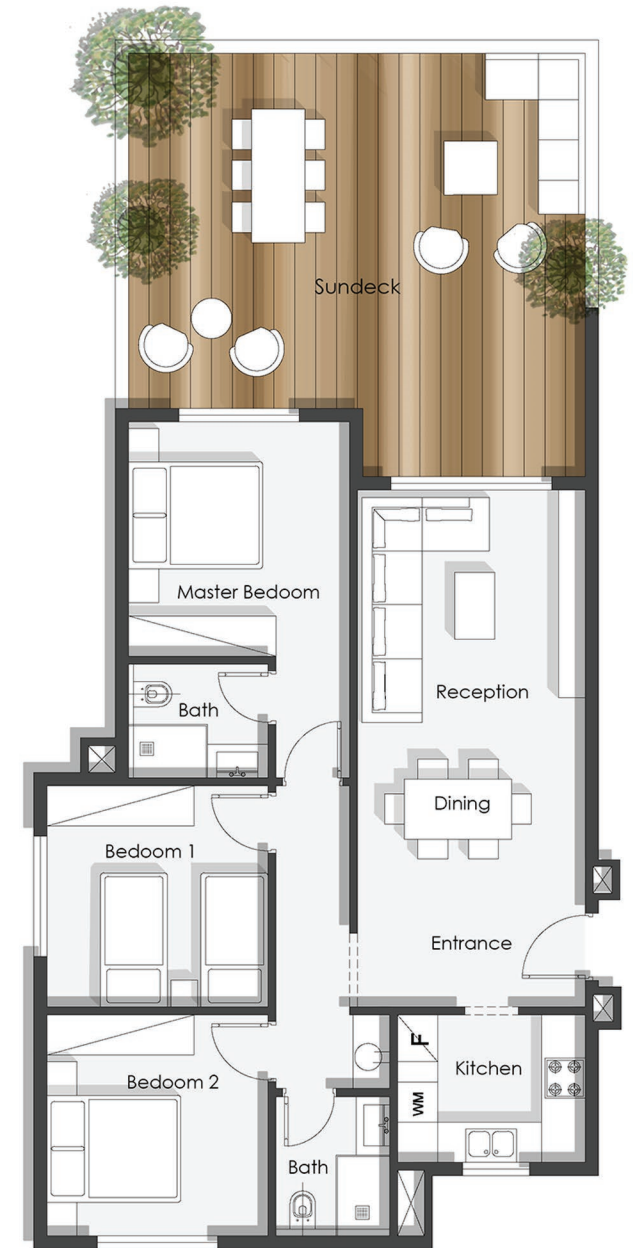


## Type A

**AVG. Area = 122.00 m<sup>2</sup>**

**Sundeck Area = 18.00-52.00 m<sup>2</sup>**

Entrance	3.40m X 1.60m
Reception&Dining	3.40m X 6.10m
Kitchen	2.80m X 2.20m
M.Bedroom + Bath	3.30m X 3.50m + 2.10m X 1.70m
Bedroom1	3.30m X 3.30m
Bedroom2	3.30m X 3.30m
Bath	1.70m X 2.10m



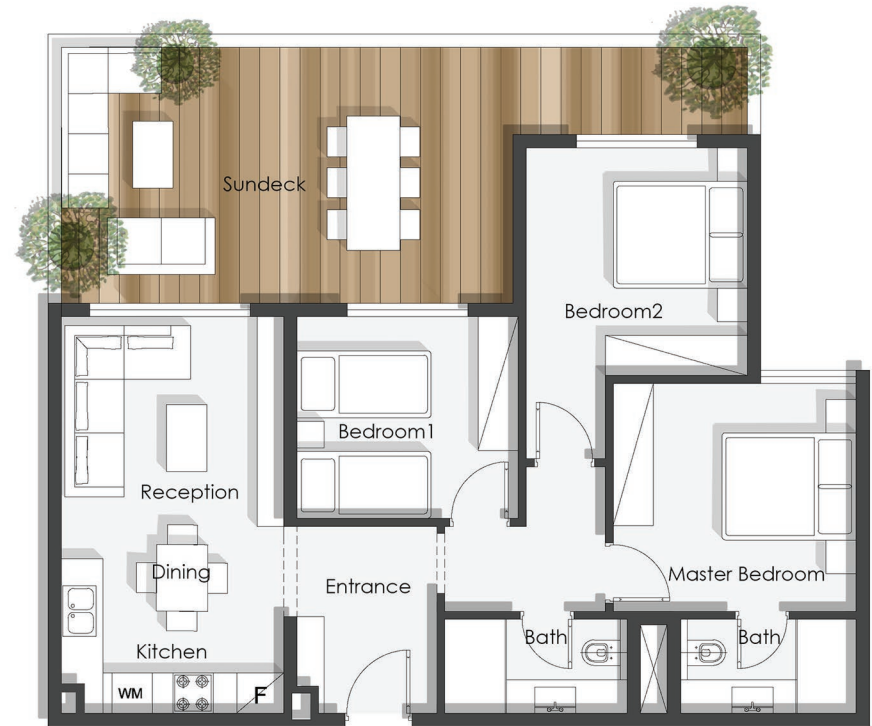
## Type B



**AVG. Area = 122.00 m<sup>2</sup>**  
**Sundeck Area = 76 m<sup>2</sup>**

Entrance	2.30m X 2.60m
Reception&Dining	3.30m X 5.45m
Kitchen	3.30m X 2.10m
M.Bedroom + Bath	3.60m X 3.40m + 2.60m X 1.40m
Bedroom1	3.30m X 3.40m
Bedroom2	3.30m X 3.40m
Bath	2.70m X 1.40m

## Type C



**AVG. Area = 114.00 m<sup>2</sup>**  
**Sundeck Area = 34.00 m<sup>2</sup>**

Entrance	2.10m X 2.80m
Reception	3.30m X 3.60m
Kitchen&Dining	3.30m X 2.30m
M.Bedroom + Bath	3.65m X 3.40m + 2.60m X 1.40m
Bedroom1	3.30m X 3.30m
Bedroom2	3.30m X 3.40m
Bath	2.70m X 1.40m

## Type D



**AVG. Area = 132.00 m<sup>2</sup>**  
**Sundeck Area = 21.00-54.00 m<sup>2</sup>**

Entrance	1.85m X 1.50m
Reception	5.10m X 4.20m
Kitchen&Dining	5.90m X 2.65m
G.Toilet	2.10m X 1.40m
M.Bedroom + Bath	3.60m X 3.40m + 2.60m X 1.40m
Bedroom1	3.30m X 3.40m
Bedroom2	3.30m X 3.40m
Bath	2.70m X 1.40m

## DISCLAIMER

All materials, dimensions and drawings are approximate. Information is subject to change without notice. Drawings are not to scale and actual usable floor space may slightly vary from the state floor plans. The developer reserves the right to make non-fundamental modifications to the design.

**Headquarter & Sales Office**

Galleria40, East Tower - 2nd Floor,  
Sheikh Zayed

**Sales Office**

NCFC Building - 2nd Floor,  
Plot 140 Banking District, New Cairo

15488  
[mavendevelopments.us](http://mavendevelopments.us)

