



PALM HILLS

mazeej

H E N E I S H

HACIENDA
HENEISH

EL GHONEIMI

GnK
GROUP

mazeej

Mazeej – {NOUN} /MA.zIJ/

Meaning: blend - medley - mix -
mixture

Mazeej, a luxury experience for wanderers interlaced with its surrounding nature. A medley of chicness and originality, this concept exudes tranquility and minimalism. Whether it's the desert or the sea, Mazeej merges with its surroundings. Honouring ancient customs and appreciating relationships with nature, Mazeej creates a distinctive atmosphere at each site.





mazzei

HENEISH

Nestled within the serene embrace of Sidi Heneish, Hacienda Heneish is an architectural marvel by Palm Hills Developments that seamlessly marries modernity with luxury.

This groundbreaking development graces Egypt's Mediterranean coast, where sugar-soft white sands meet the crystal-clear turquoise waters in a tranquil bay.



mazeej
H E N E I S H

Hacienda Heneish is not just a place to visit—it's a destination that celebrates the beauty and magic of its setting in a sustainable and sophisticated manner, offering an unparalleled vacation experience.

Mazeej Heneish Residences redefines luxury living by blending elegance with the natural beauty of our meticulously chosen location. Each residence is a sanctuary, thoughtfully designed to offer unparalleled comfort and style. Here, you don't just live—you thrive, surrounded by pristine landscapes and located next to Mazeej Heneish's authentic boutique hotel, inviting tranquility and



HACIENDA

HENEISH

magazine

HACIENDA HENEISH MASTERPLAN

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

MAZEEJ VILLAGE & HOTEL



COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

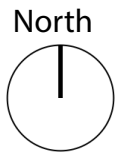


The Villas

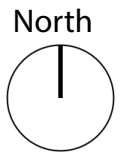
The Residential Village

Mazeej Hotel & Residence
100 Keys

The Commercial area



Phase 01





© 2025 EL GHONEIMI ARCHITECTS ALL RIGHTS RESERVED

© 2025 EL GHONEIMI ARCHITECTS ALL RIGHTS RESERVED

COPYRIGHT © 2025 ELCHO NEWM ARCHITECTS. ALL RIGHTS RESERVED

COPYRIGHT © 2025 ELCHO NEWM ARCHITECTS. ALL RIGHTS RESERVED



COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED



COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED

COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED

COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED



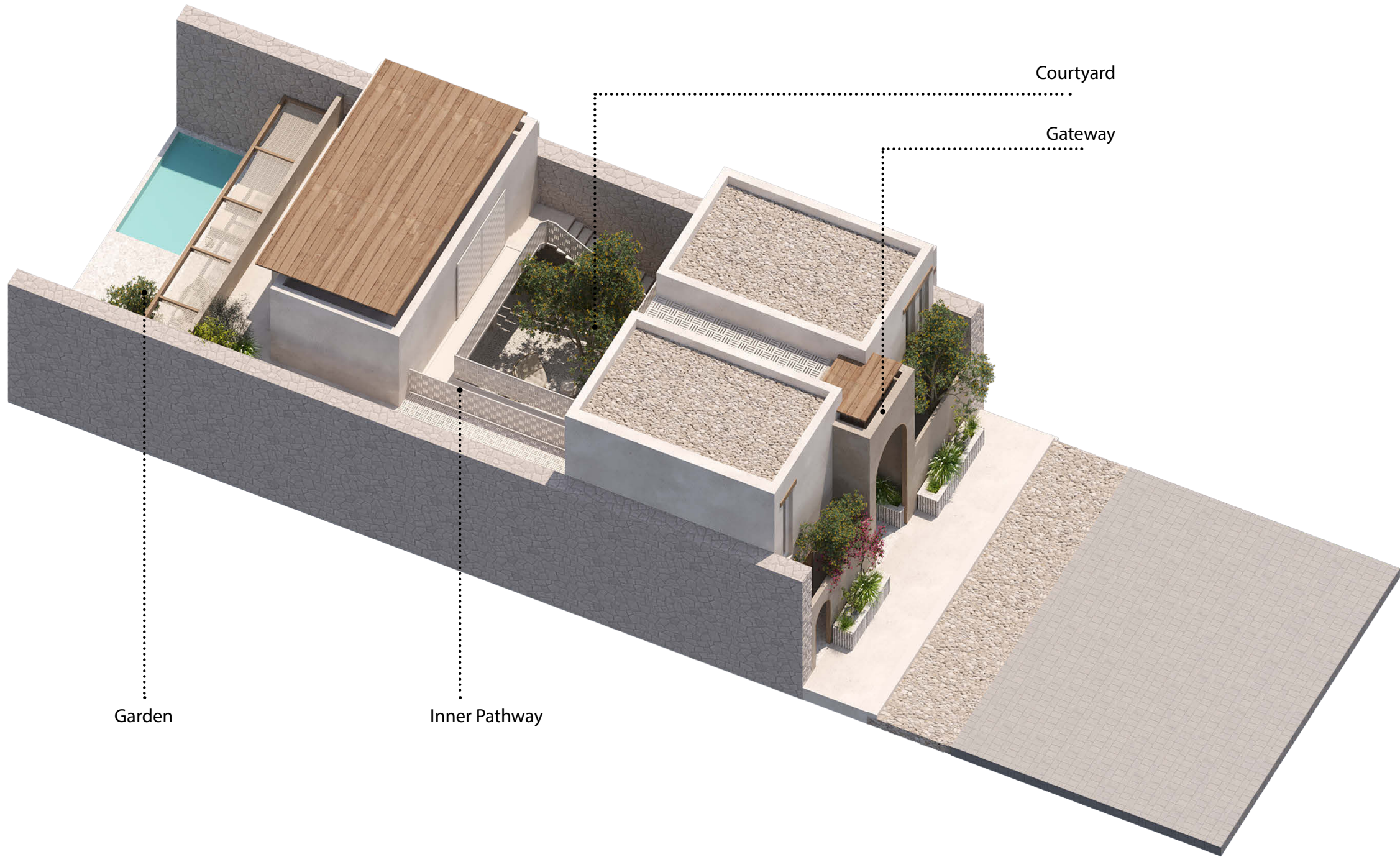


COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

4 BEDROOM VILLA

BIRD'S EYE VIEW



COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED



© 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

MAZEEJ VILLAGE

4 BEDROOM VILLA

Land Area	297.5 m^2m
Built Up Area	325 m^2m
Pergola Area	13.5 m^2m

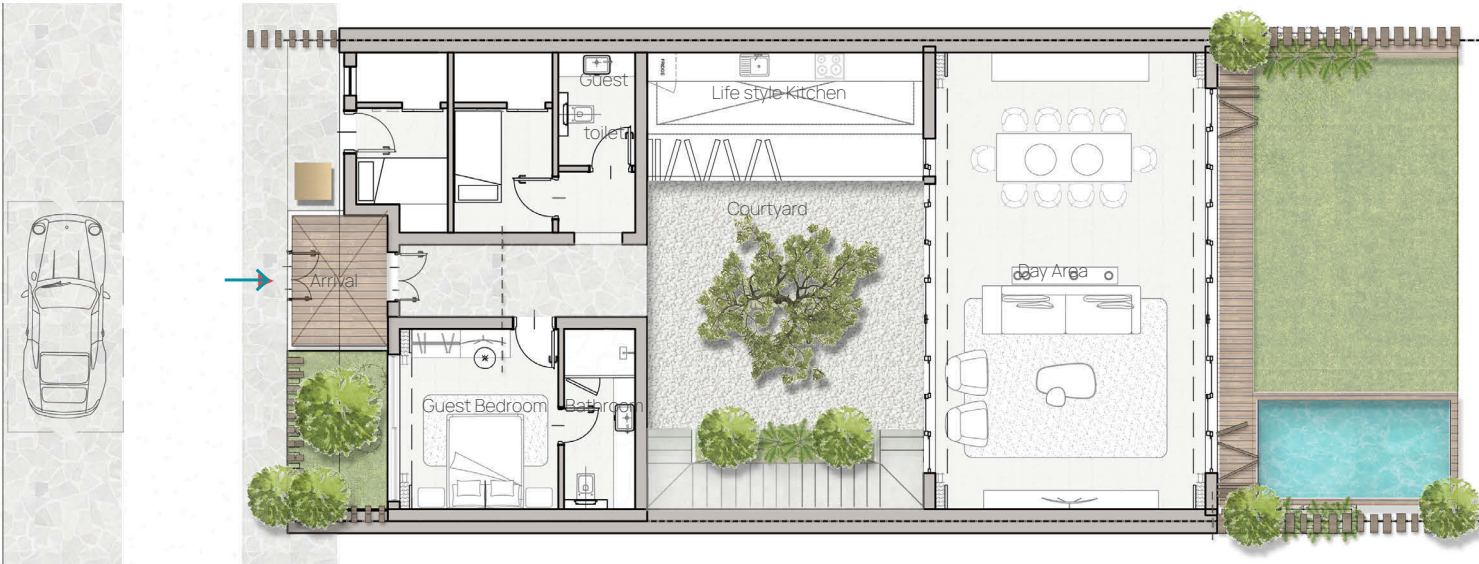
Ground Floor

Vestibule	2.70*2.00m
Courtyard	5.75*6.75m
Day Area	9.50*5.60m
Guest Toilet	2.35*1.60m
Life Style	5.75*2.70m
Guest Bedroom	3.75*3.30m
Guest Bathroom	3.75*1.50m
Maid Room	3.75*1.90m
Drive Room	3.75*1.90m

First Floor

Master Suite	5.30*4.00m
Master Bathroom	3.10*2.55m
Bedroom 01	3.70*4.30m
Bathroom 01	3.70*1.50m
Bedroom 02	3.75*4.30m
Bathroom 02	3.75*1.50m
Courtyard	6.00*5.70m
Terrace	2.30*9.50m
Optional Plunge pool	2.00*4.00m

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.



Ground Floor



FIRST Floor

4 BEDROOM VILLA

COPYRIGHT© 2025 EL GHONEIMI ARCHITECTS, ALL RIGHTS RESERVED



Street View



Garden View

COPYRIGHT© 2025 EL GHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

4 BEDROOM VILLA

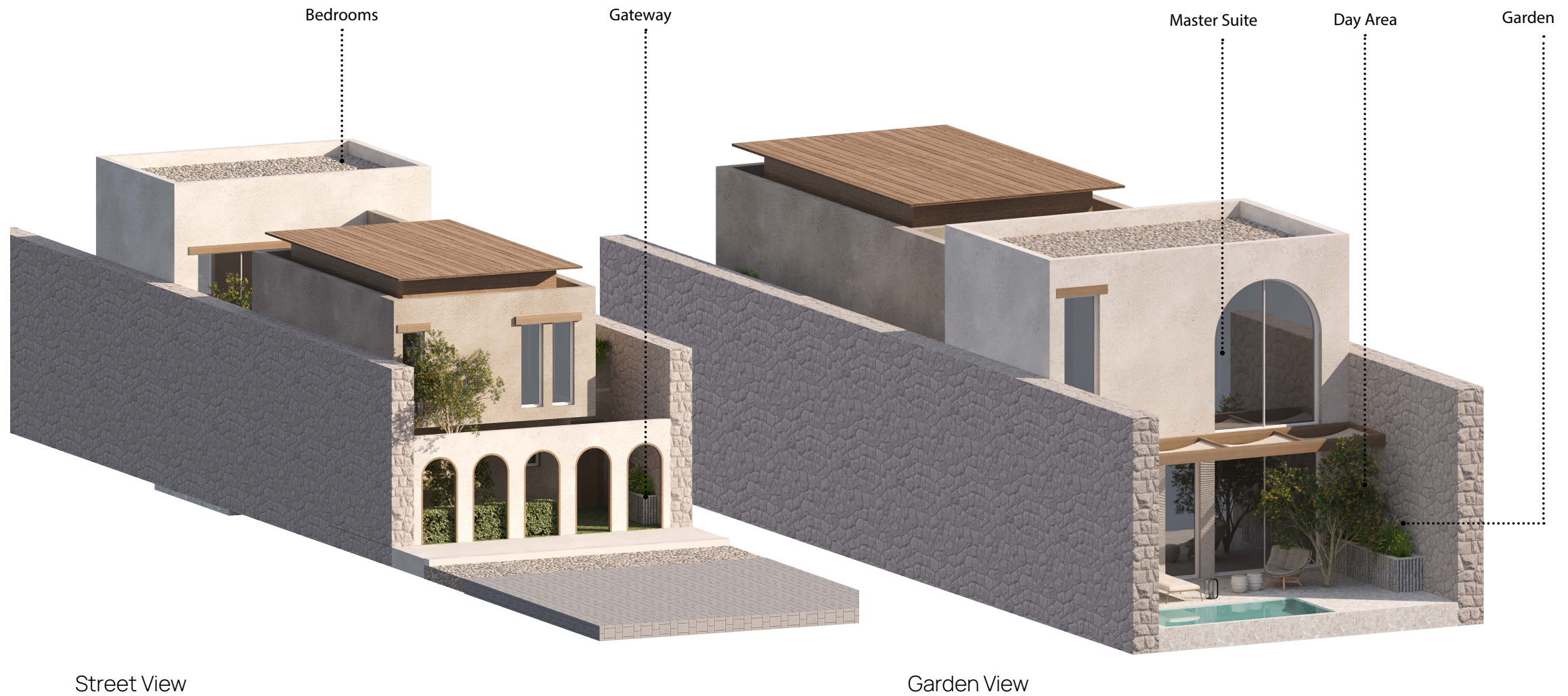
COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED



COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

3 BEDROOM VILLA

BIRD'S EYE VIEW

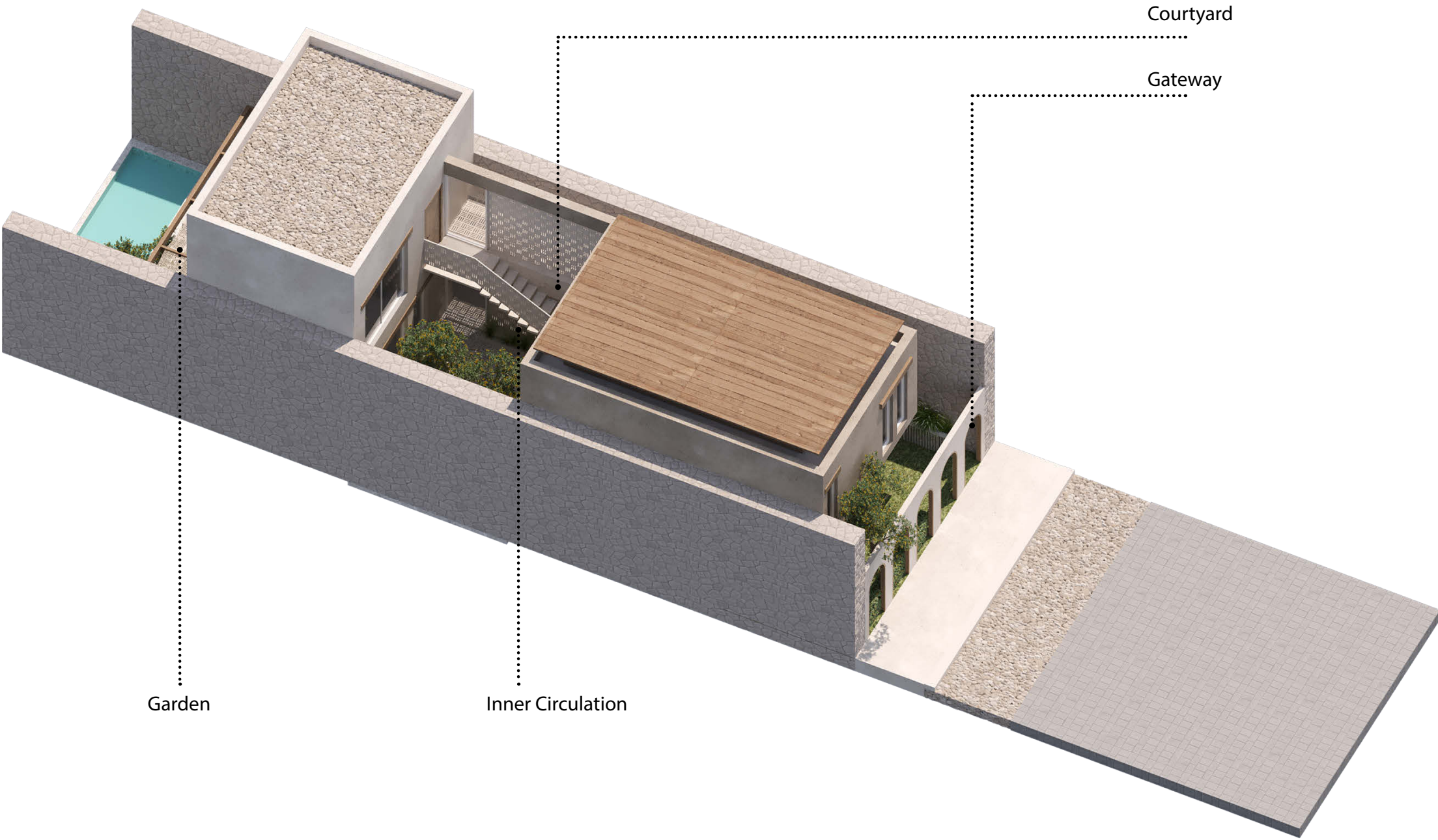


COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

3 BEDROOM
VILLA

BIRD'S EYE VIEW



COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

MAZEEJ VILLAGE

3 BEDROOM VILLA

Land Area 223 m^2m
Built Up Area 239.5 m^2m

Pergola Area 11 m^2m

Ground Floor

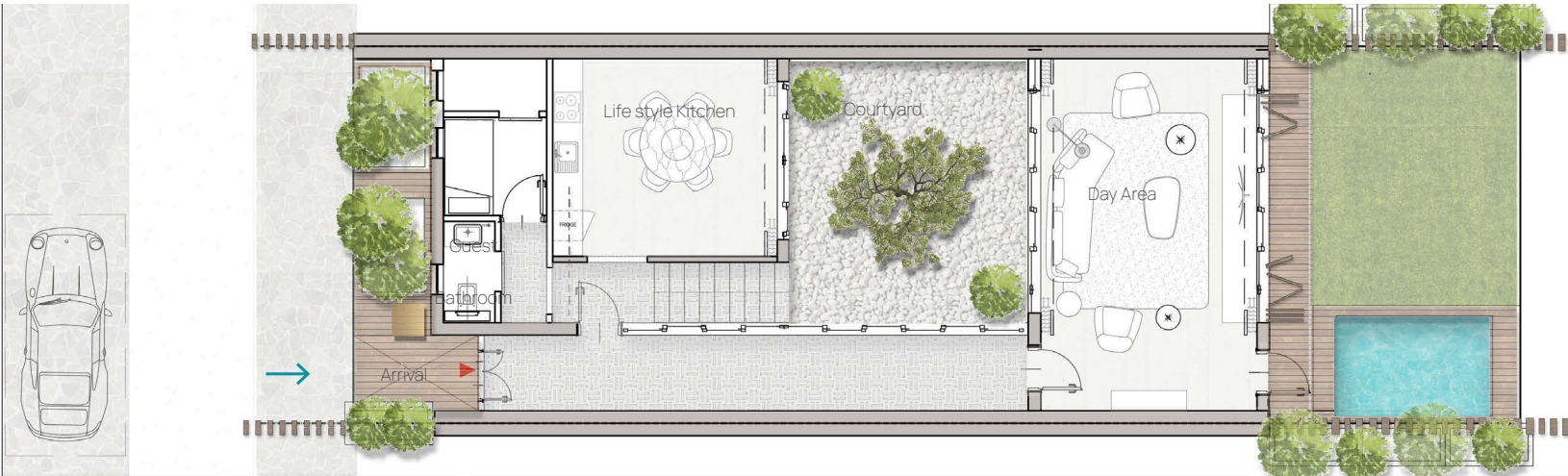
Courtyard	5.25*4.75m
Day Area	7.00*4.30m
Guest Toilet	2.00*1.00m
Life Style kitchen	4.45*3.95m
Maid Room	3.15*2.00m

First Floor

Master Suite	4.30*3.35m
Master Bathroom	4.30*1.60m
Master Dressing	2.95*1.80m
Bedroom 01	4.00*3.65m
Bathroom 01	4.00*1.50m
Bedroom 02	4.00*3.65m
Bathroom 02	4.00*1.50m

Optional Plunge pool	2.00*4.00m
----------------------	------------

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.



Ground Floor



FIRST Floor

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

3 BEDROOM VILLA

BIRD'S EYE VIEW



COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED



COPYRIGHT © 2025 EL CHRONIMI ARCHITECTS ALL RIGHTS RESERVED

COPYRIGHT © 2025 EL CHRONIMI ARCHITECTS ALL RIGHTS RESERVED



© 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

COPYRIGHT © 2025 EL GHONEIMI ARCHITECTS. ALL RIGHTS RESERVED.

MAZEEJ VILLAGE

3 BEDROOM COURTYARD VILLA TYPE 1

Garden Area 38.5 m^2m
Built Up Area 212 m^2m

Pergola Area 10 m^2m

Lower Ground Floor

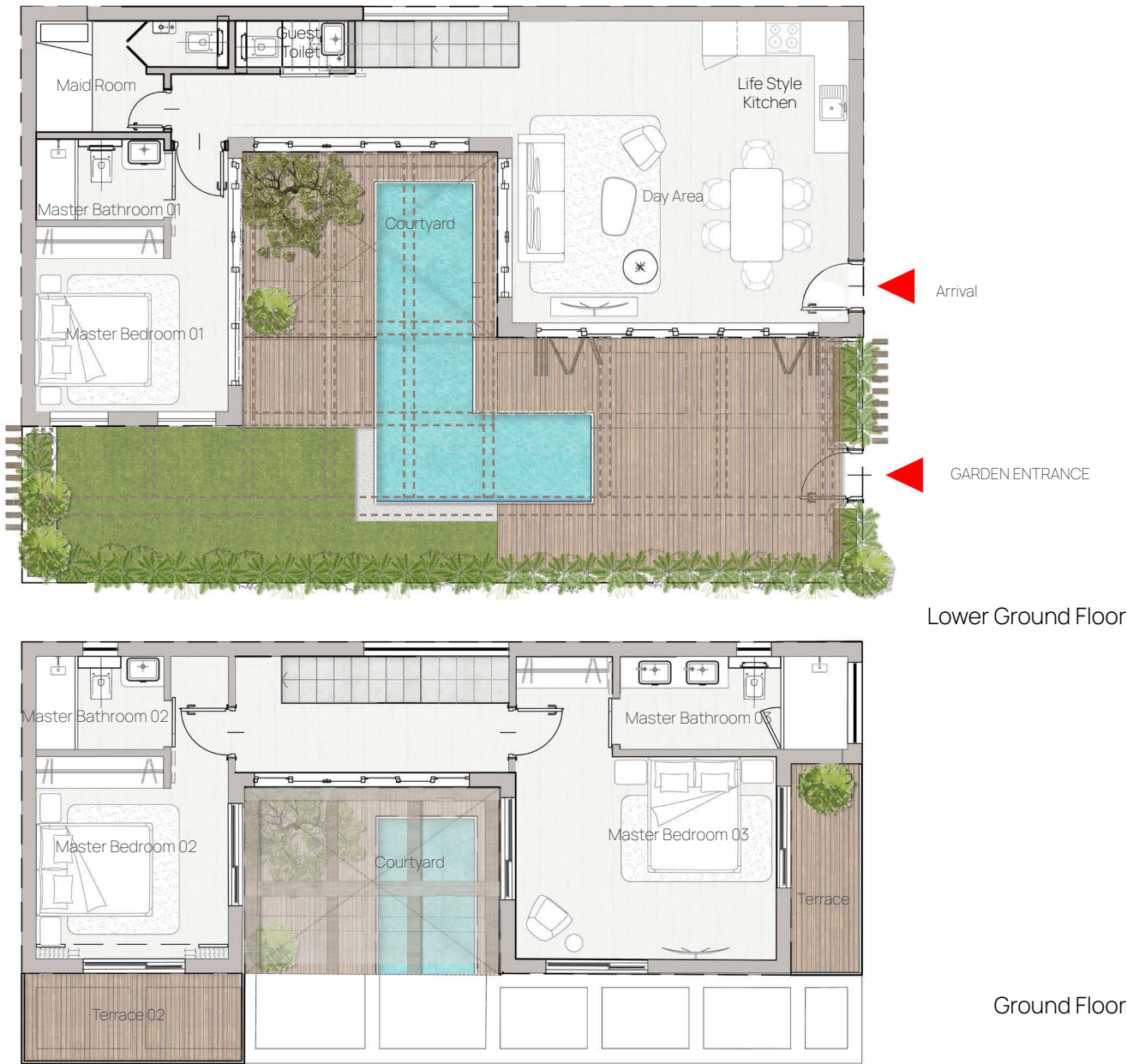
Day Area	5.20*5.80m
Courtyard	4.40*3.20m
Master Bedroom 01	3.20*3.30m
Master Bathroom 01	1.40*2.20m
Maid Room	1.90*3.30m
Guest Toilet	0.80*1.95m

Ground Floor

Master Bedroom 02	3.50*3.30m
Master Bathroom 02	1.60*2.20m
Master Bedroom 03	5.20*4.50m
Master Bathroom 03	3.95*1.60m
Terrace 01	1.25*3.65m
Terrace 02	1.55*3.85m
Optional Plunge pool	12.00m²

*Please note that the garden area varies depending on the unit's location on the master plan.

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.



MAZEEJ VILLAGE

3 BEDROOM COURTYARD VILLA TYPE 2

Garden Area 39 m^2m
Built Up Area 212 m^2m

Pergola Area 20.5 m^2m

Lower Ground Floor

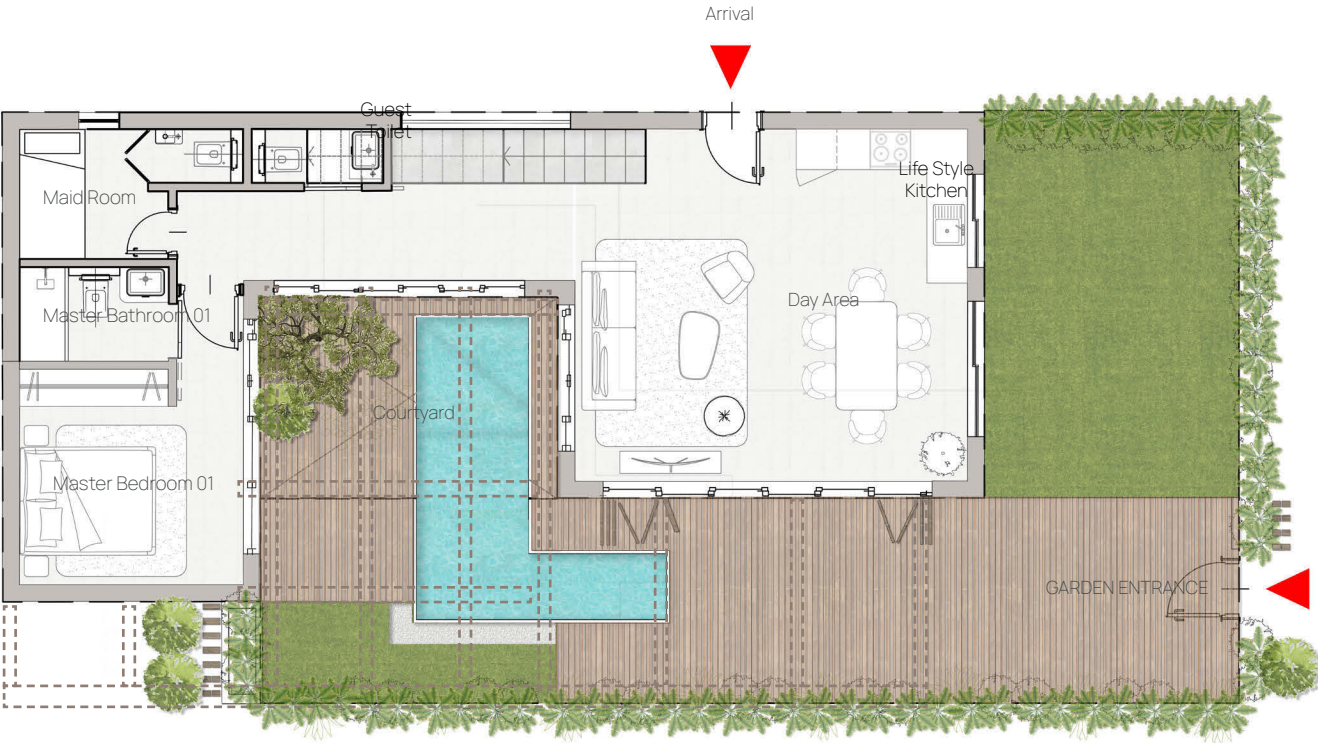
Day Area	5.20*5.80m
Courtyard	4.40*3.20m
Master Bedroom 01	3.20*3.30m
Master Bathroom 01	1.40*2.20m
Maid Room	1.90*3.30m
Guest Toilet	0.80*1.95m

Ground Floor

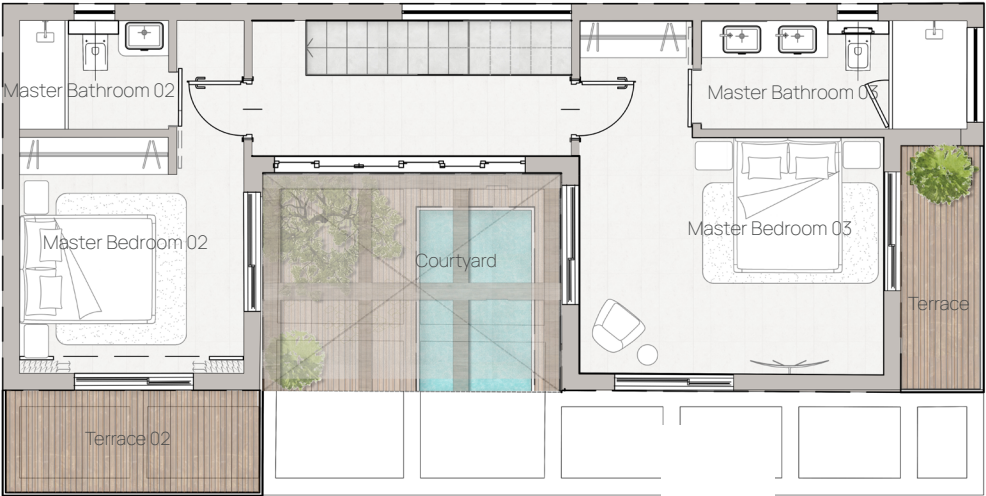
Master Bedroom 02	3.50*3.30m
Master Bathroom 02	1.60*2.20m
Master Bedroom 03	5.20*4.50m
Master Bathroom 03	3.95*1.60m
Terrace 01	1.25*3.65m
Terrace 02	1.55*3.85m
Optional Plunge pool	12.00m²

*Please note that the garden area varies depending on the unit's location on the master plan.

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.



Lower Ground Floor



Ground Floor

MAZEEJ VILLAGE

3 BEDROOM COURTYARD VILLA - TYPE 3

Garden Area 49 m^2m
Built Up Area 212 m^2m

Pergola Area 20.5 m^2m

Lower Ground Floor

Day Area	5.20*5.80m
Courtyard	4.40*3.40m
Master Bedroom 01	3.20*3.30m
Master Bathroom 01	1.40*2.20m
Guest Toilet	0.80*1.95m
Maid Room	1.90*3.30m

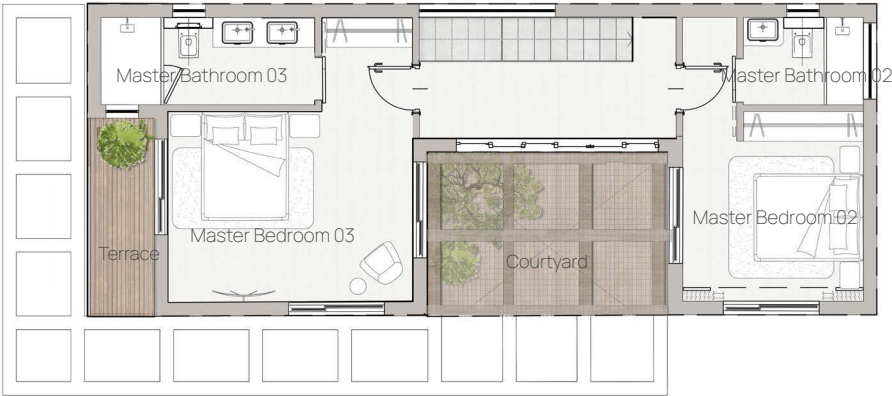
Ground Floor

Master Bedroom 02	3.50*3.30m
Master Bathroom 02	1.60*2.20m
Master Bedroom 03	3.50*4.50m
Master Bathroom 03	3.95*1.60m
Terrace	1.25*3.65m

Optional Plunge pool	8.5m²
----------------------	-------



Lower Ground Floor



Ground Floor

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.



COPYRIGHT © 2025 PEXIDIO REAL ESTATE. ALL RIGHTS RESERVED

© 2025 PEXIDIO REAL ESTATE. ALL RIGHTS RESERVED

MAZEEJ VILLAGE

3 BEDROOM UPPER VILLA

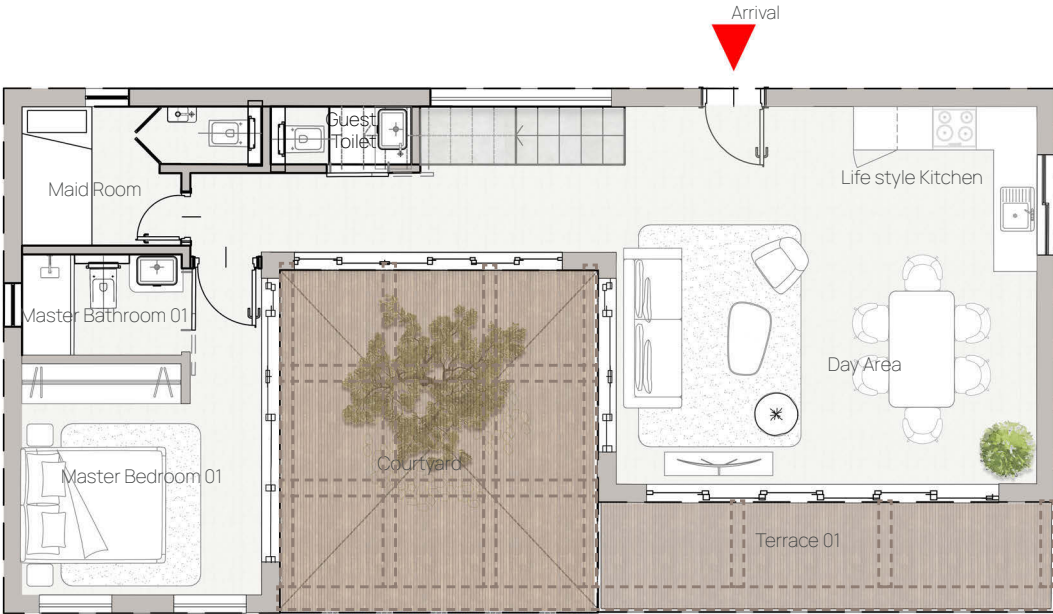
Built Up Area 224.5 m^2m

First Floor

Day Area	5.20*5.80m
Terrace 01	1.50*6.30m
Courtyard	4.70*4.40m
Master Bedroom 01	3.20*3.30m
Master Bathroom 01	1.40*2.20m
Maid Room	1.90*3.30m
Guest Toilet	0.80*1.95m

Second Floor

Master Bedroom02	3.50*3.30m
Master Bathroom 02	1.60*2.20m
Terrace 02	1.55*3.85m
Master Bedroom 03	3.50*4.50m
Master Bathroom 03	1.60*4.00m
Terrace 03	3.60*1.25m



First Floor



Second Floor

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
 PHD reserves the right to make non-fundamental changes to the design provided herein.

COPYRIGHT © 2023 ELCHONEIMI ARCHITECTS. ALL RIGHTS RESERVED

COPYRIGHT © 2023 ELCHONEIMI ARCHITECTS. ALL RIGHTS RESERVED



PALM HILLS
DEVELOPMENTS

HACIENDA
HENEISH

ELCHONEIMI

MAZEEJ VILLAGE

2 BEDROOM LOFT

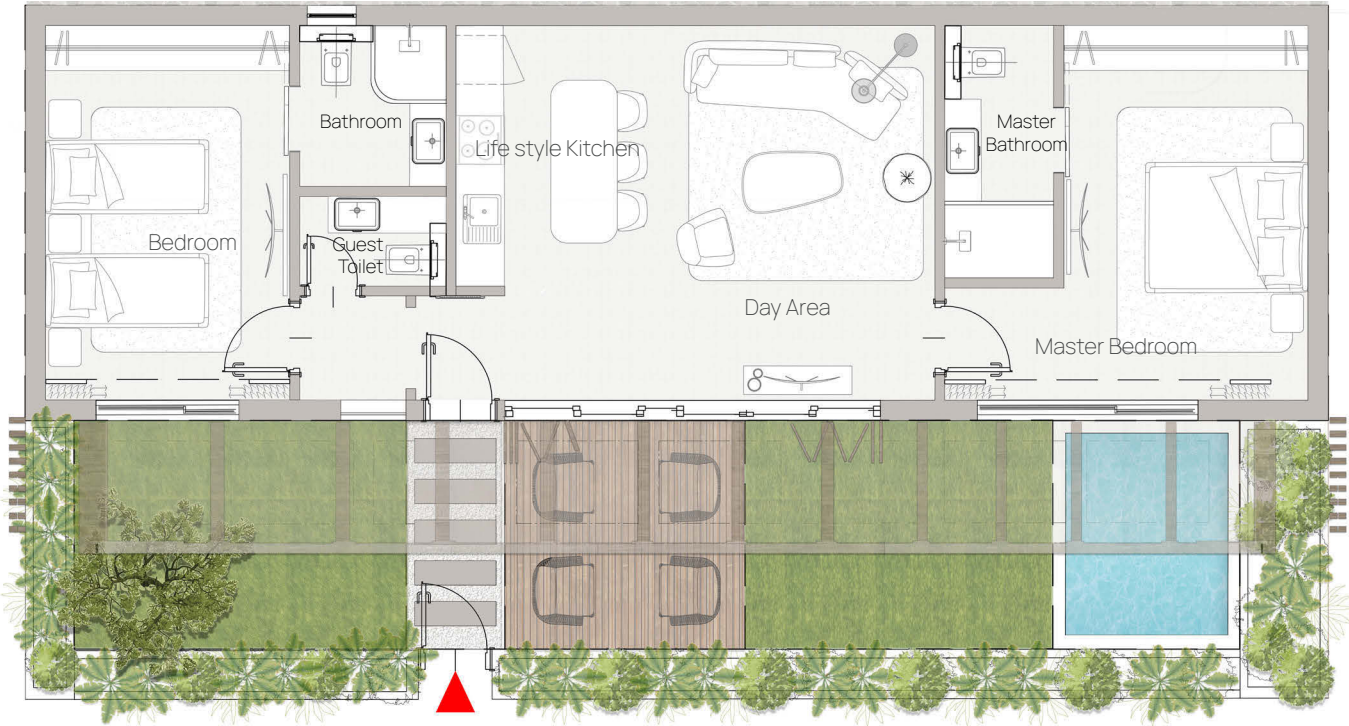
Garden Area 33 m^2m
Built Up Area 102 m^2m

Pergola Area 22 m^2m

Ground Floor

Day Area	5.90*4.60m
Guest Toilet	1.80*1.10m
Master Bedroom	3.00*4.60m
Master Bathroom	3.10*1.35m
Bedroom	4.60*3.00m
Bathroom	1.80*2.00m

Optional Plunge pool	2.00*2.50m
----------------------	------------

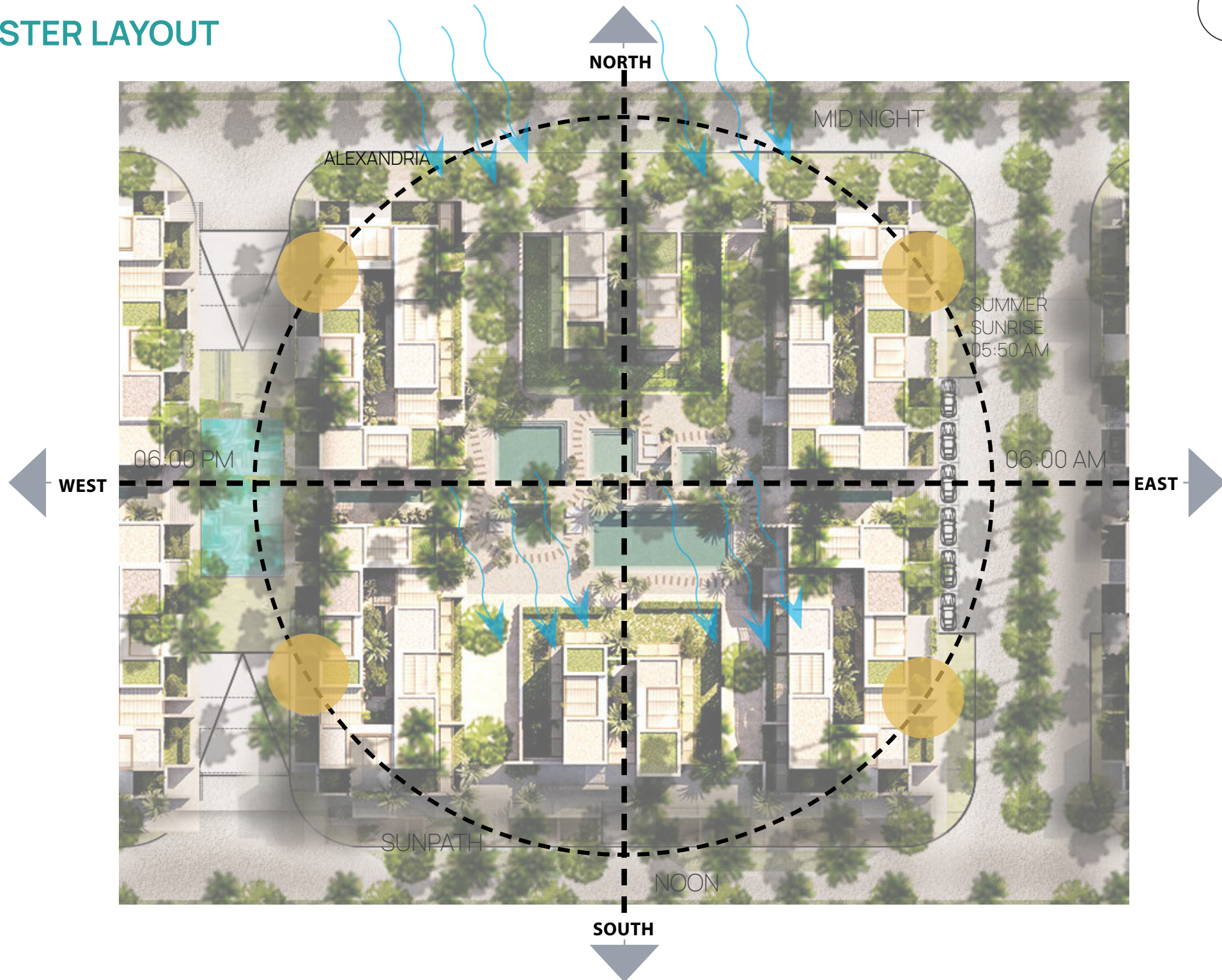
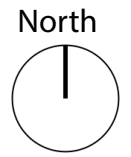


Arrival

Ground Floor

Diagrams are not to scale and are for illustrative purposes only. All renderings and landscaping visuals, materials, facades are for indicative purposes only subject to change.
PHD reserves the right to make non-fundamental changes to the design provided herein.

CLUSTER LAYOUT



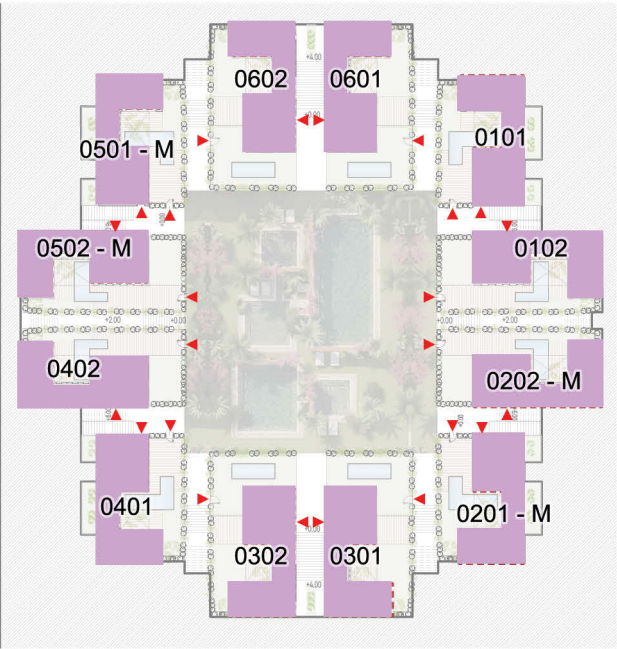
CLUSTER- SECTION



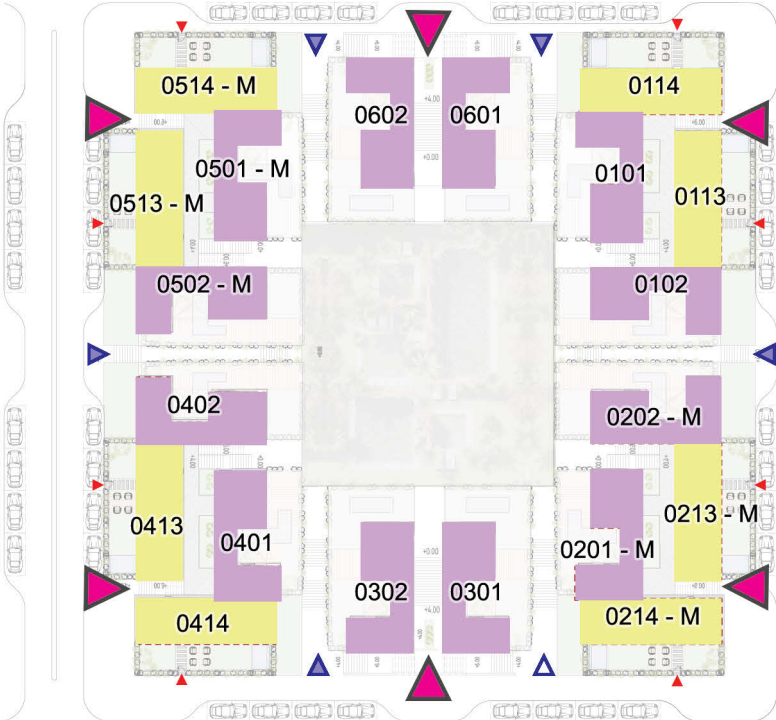
COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

COPYRIGHT© 2025 ELGHONEIMI ARCHITECTS, ALL RIGHTS RESERVED

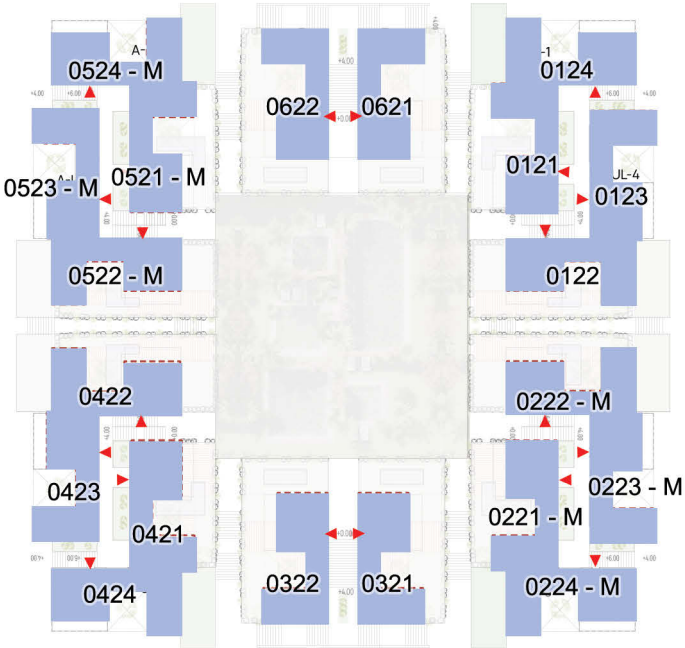
CLUSTER



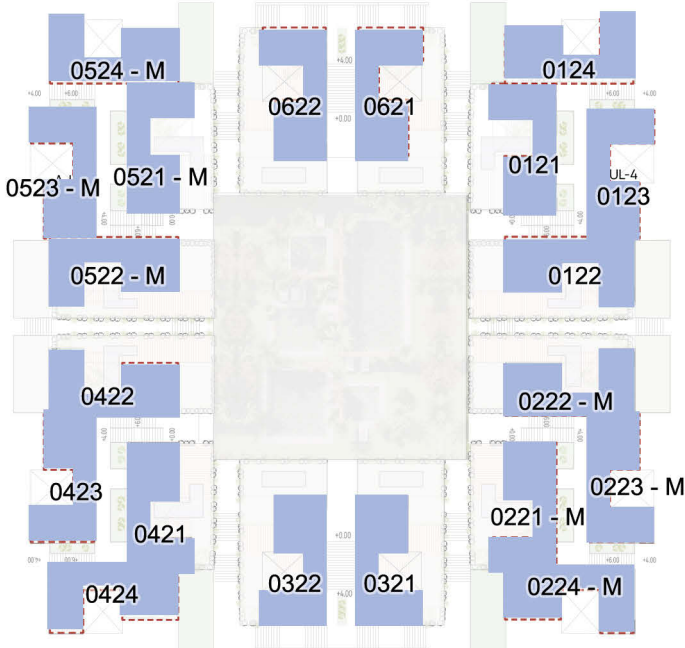
COURTYARD LEVEL +0.00 m



UPPER GROUND LEVEL +4.00 m



FIRST LEVEL +7.00 m



SECOND LEVEL +10.00 m

Types Key:

- 2 Bedroom Loft
- 3 Bedroom Courtyard Villa
- 3 Bedroom Upper Villa

Entrances Key:

- Building Entrance
- Courtyard Entrance
- Loft /Villa Entrance

OVERVIEW

DESIGN NARRATIVE



A REFLECTION



AN EMOTION



A DISCOVERY



a space that doesn't preach
a space that isn't just functional
a space that isn't only a science of accommodation

It reflects
It's an emotional response
It's an art of discovery

TheMazeej VILLAGE

MASTERPLAN



TYPES



3 BEDROOM COURTYARD VILLA



4 BEDROOM VILLA



HACIENDA
HENEISH

mazeej

The Mazeej **Village**

EL GHONEIMI