



SOMABAY

More than meets
the eye.

BLANCA

Gardens II

Mother nature was unbelievably generous with a sun-kissed peninsula floating on the Red Sea's gleaming coastline.

Here is where exquisite ribbons of sand are backed by lush green golf views and lapped by turquoise waters sleeping at the foot of red mountain peaks. Captivating beneath the water as above, Somabay is one of the few places on earth that does beach-front luxury so effortlessly.



Nestled on 10 million square meters of lush land, life at Somabay is where fantasy-scapes follow you wherever you go and sundrenched activities take infinite elevating forms. Expertly conceived to evoke a laid-back European feel, every aspect of the heavenly development is sympathetic to nature, painting colorful experiences around its lively marina and soul-soothing jetty, so you can take recharge or decelerate.

Home to 5 luxury resort hotels and a signature portfolio of residential properties, Somabay's one-of-a-kind settings with its full complement of premium amenities are the stage for incomparable experiences alongside friends and family.

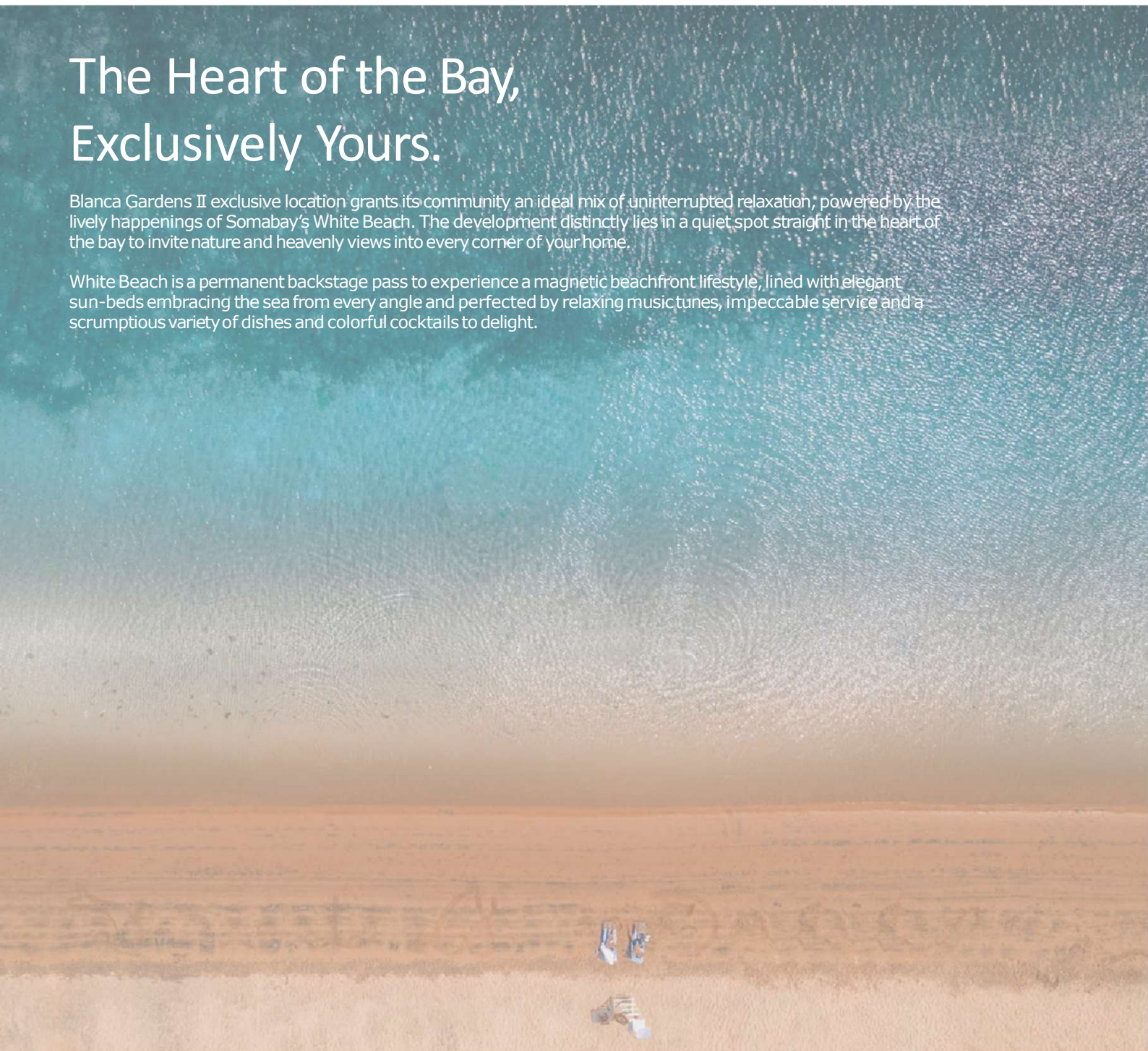


BLANCA
Gardens II

The Heart of the Bay, Exclusively Yours.

Blanca Gardens II exclusive location grants its community an ideal mix of uninterrupted relaxation, powered by the lively happenings of Somabay's White Beach. The development distinctly lies in a quiet spot straight in the heart of the bay to invite nature and heavenly views into every corner of your home.

White Beach is a permanent backstage pass to experience a magnetic beachfront lifestyle, lined with elegant sun-beds embracing the sea from every angle and perfected by relaxing music tunes, impeccable service and a scrumptious variety of dishes and colorful cocktails to delight.



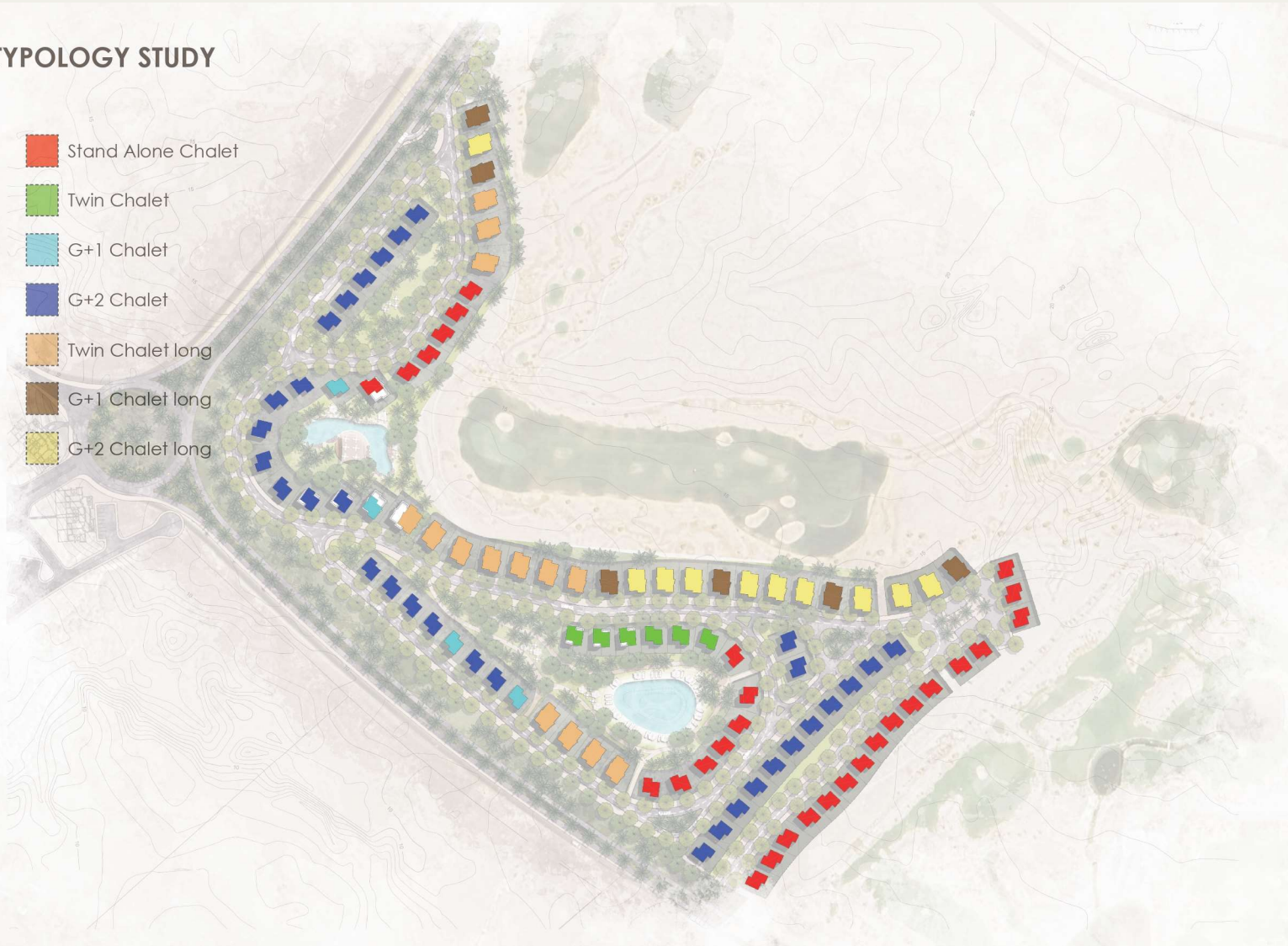
MASTER PLAN

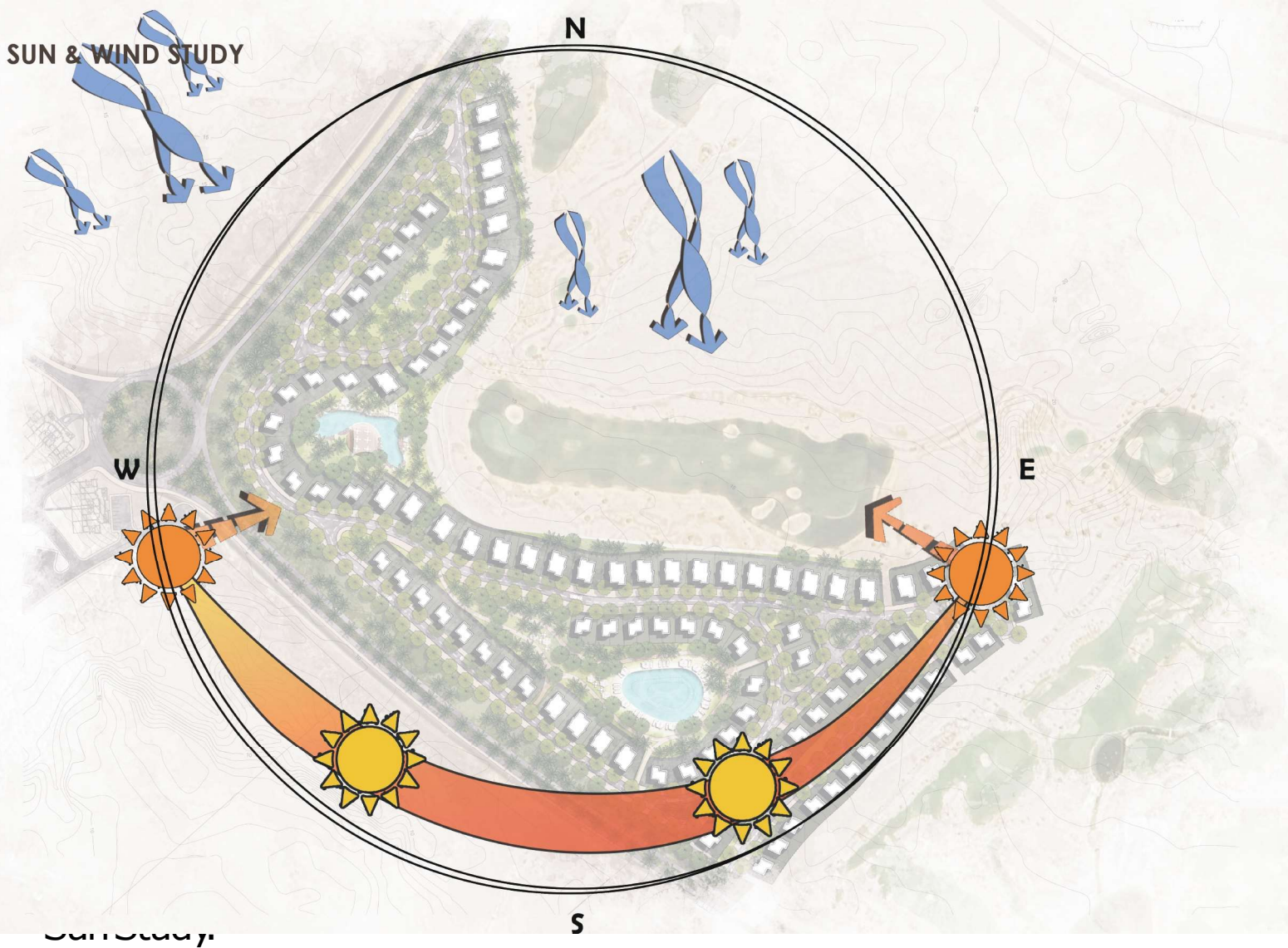


Blanca Gardens II Masterplan

TYOLOGY STUDY

-  Stand Alone Chalet
-  Twin Chalet
-  G+1 Chalet
-  G+2 Chalet
-  Twin Chalet long
-  G+1 Chalet long
-  G+2 Chalet long





Sun Study

LEVELS



ACCESSIBILITY STUDY



Blanca Gardens II

Chalet L G+2





Chalet L G+2



Chalet L G+2

Blanca Gardens II

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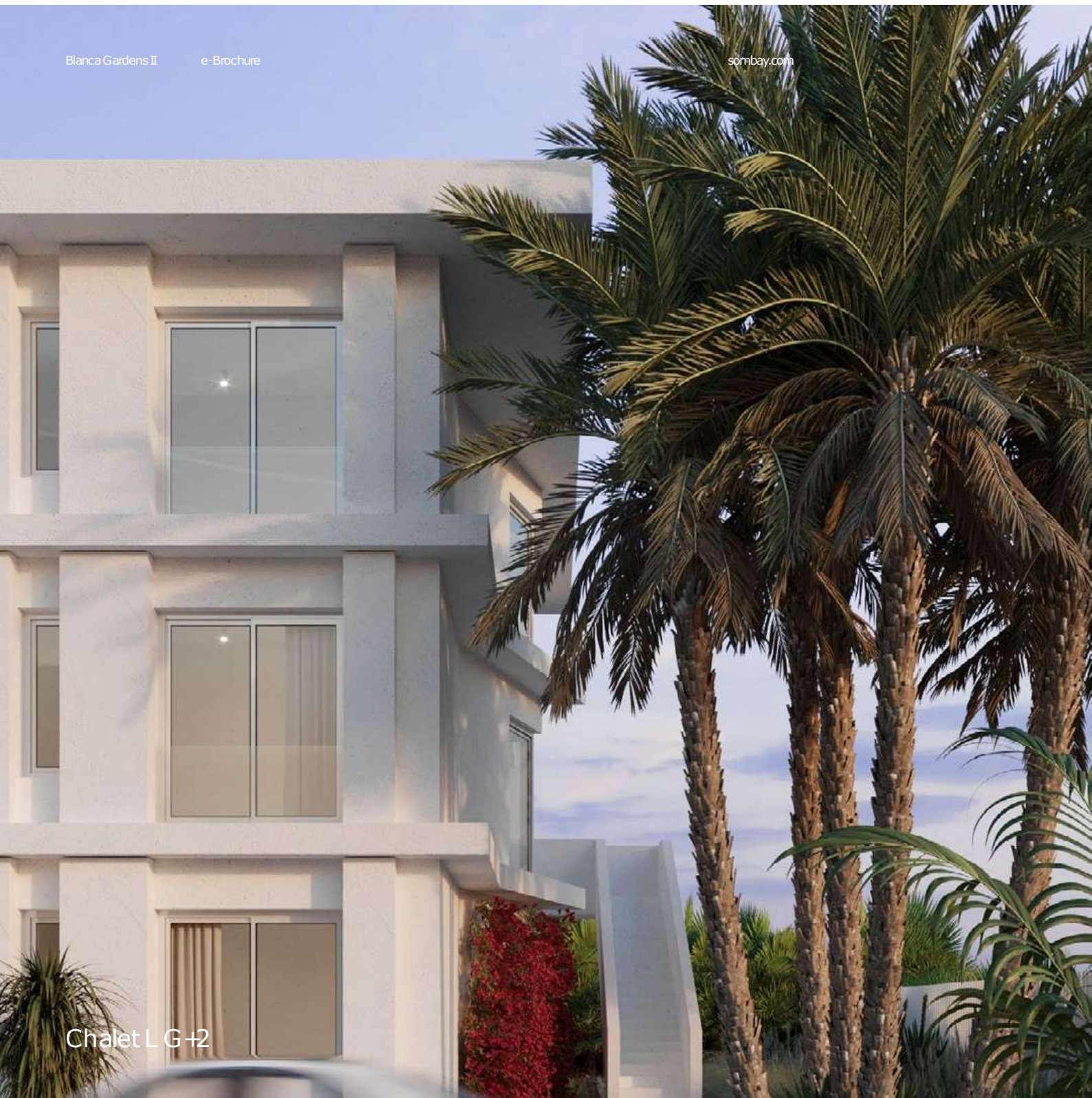
Chalet L G+2



Chalet L G+2



Chalet L G +2



Chalet L G+2



Chalet L G+2



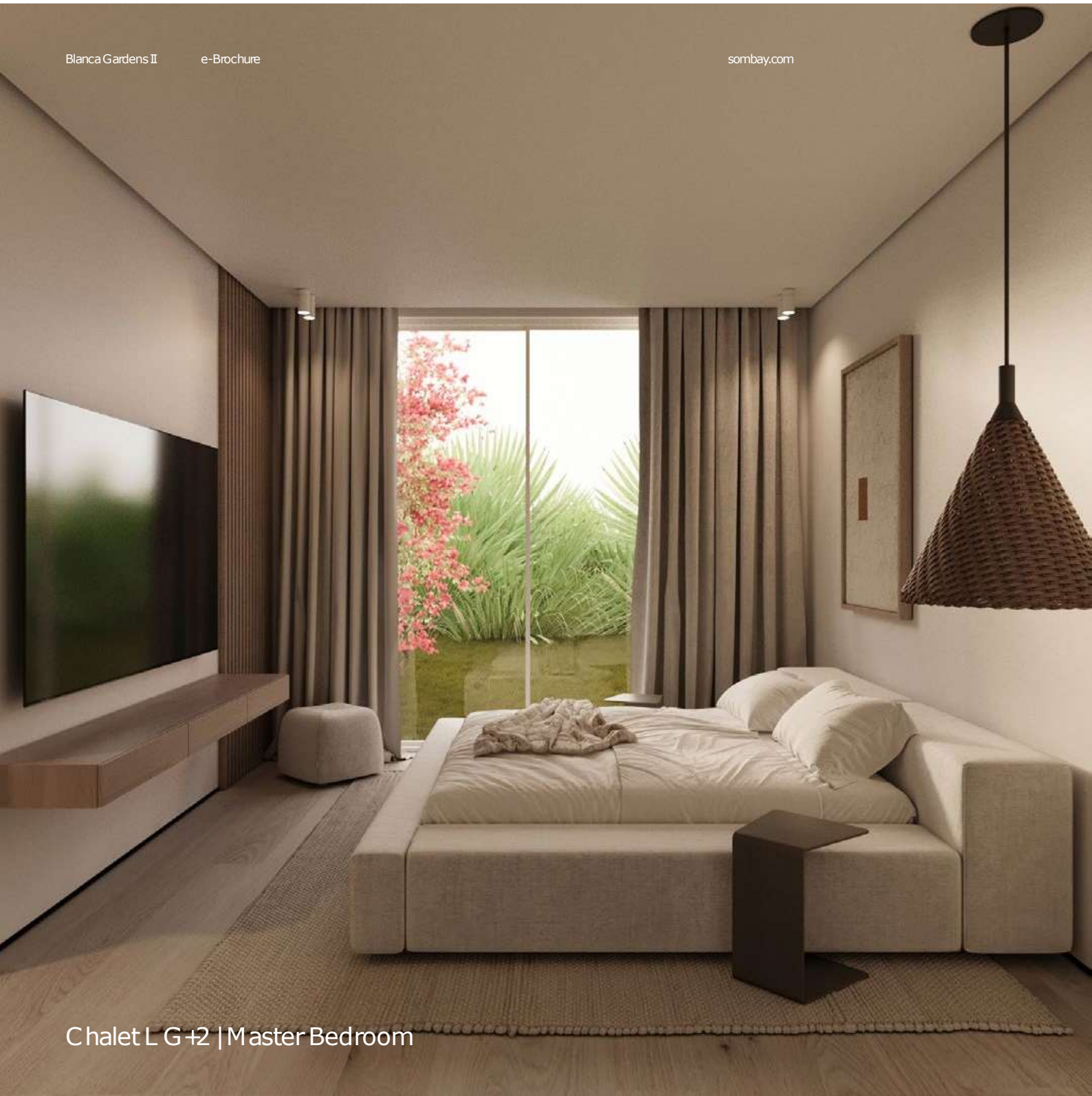
Chalet L G+2 | Reception



Chalet L G +2 | Reception



Chalet L G+2 | Reception



Chalet L G +2 | Master Bedroom



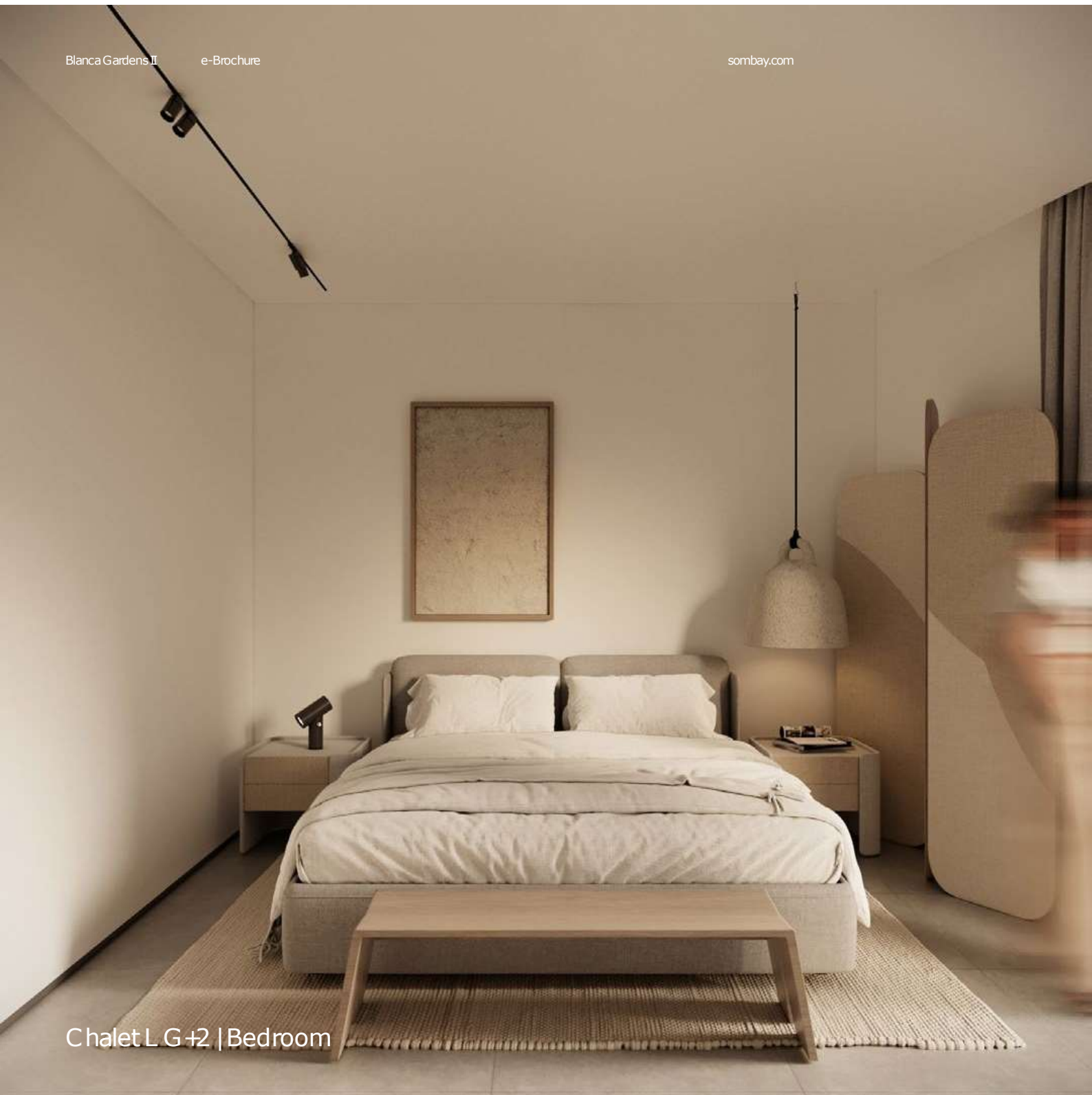
Chalet L G +2 | Master Bedroom



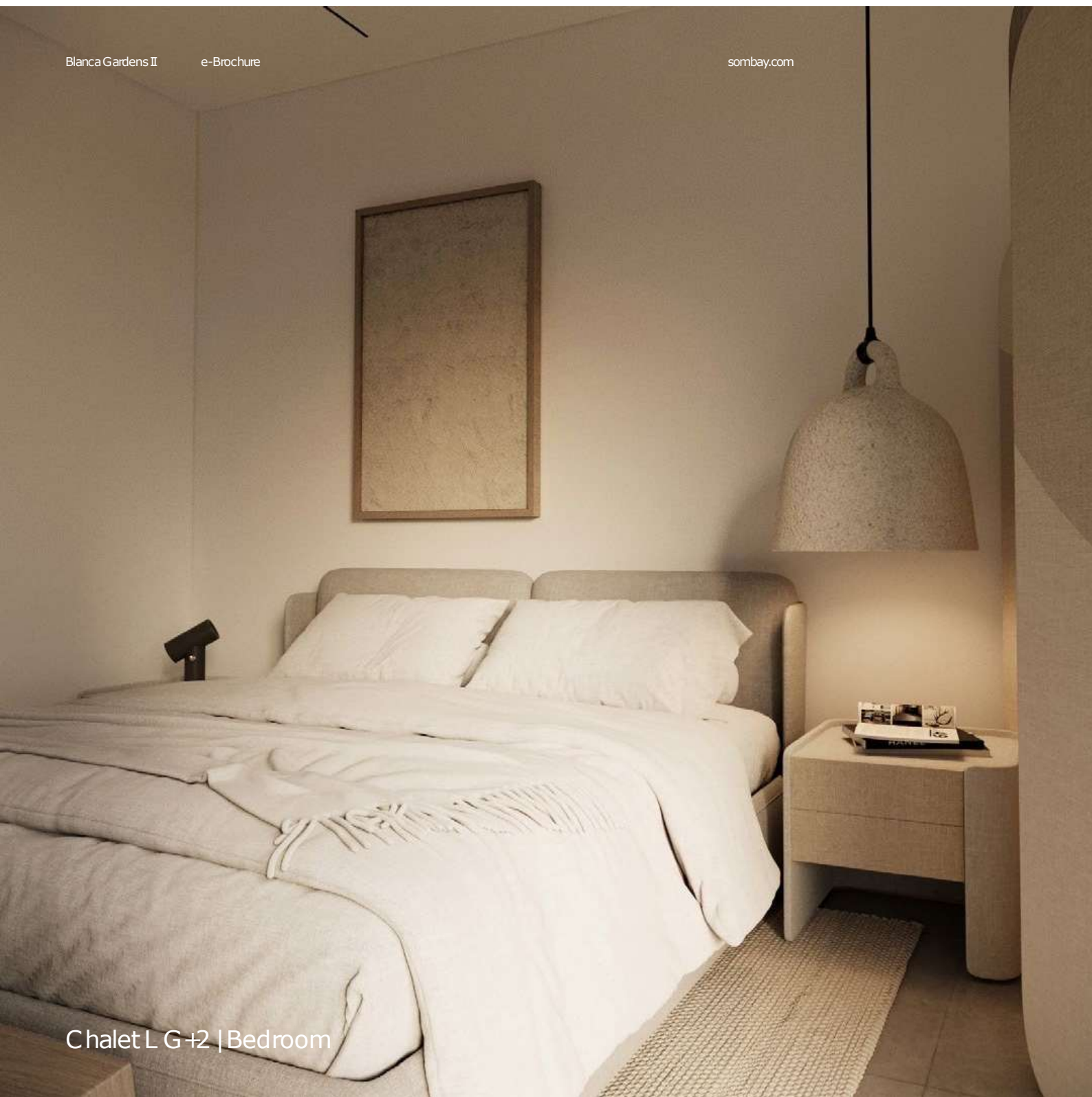
Chalet L G +2 | Master Bedroom



Chalet L G +2 | Bedroom



Chalet L G+2 | Bedroom



Chalet L G +2 | Bedroom



Chalet L G +2 | Bedroom



Chalet L G+2

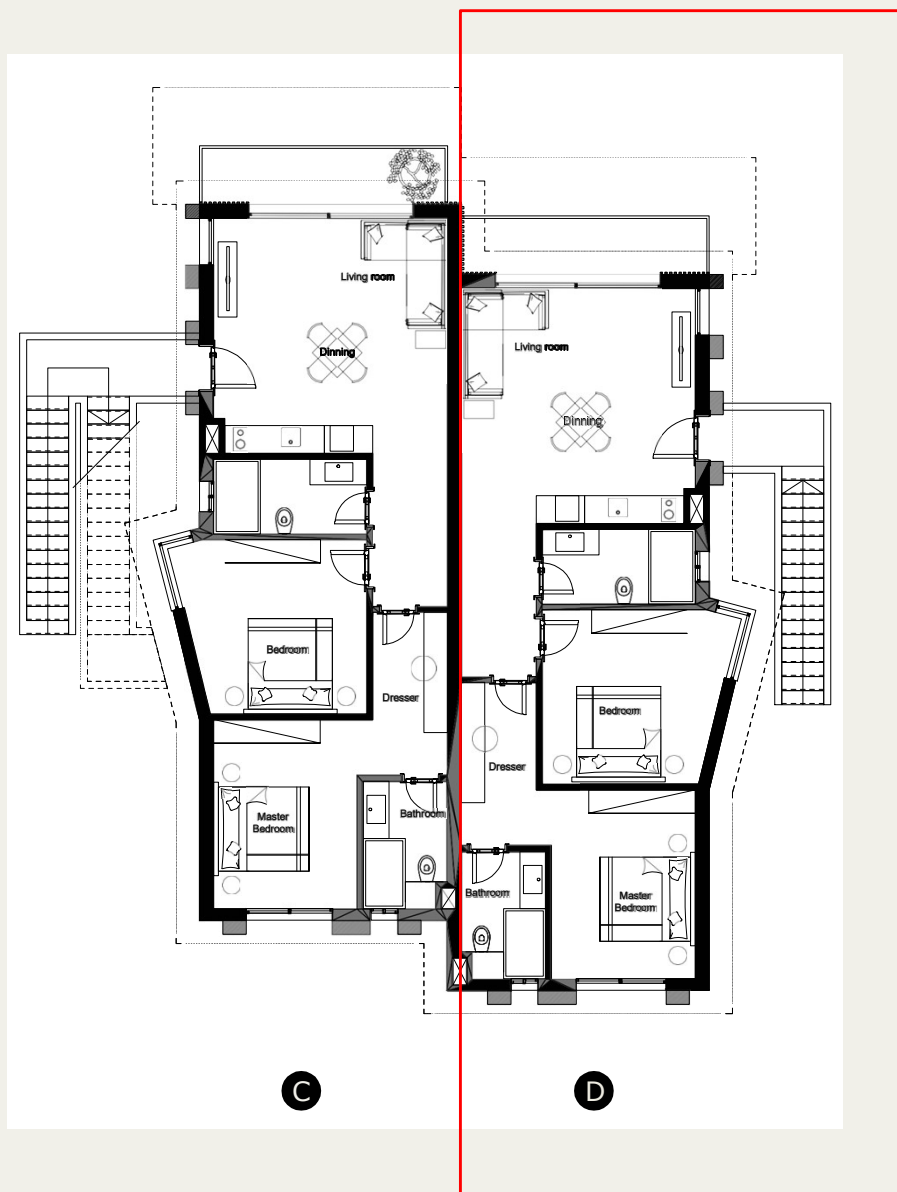
Chalet L

G+2

First Floor

Unit Area 101.5 m²

Master bedroom	4.00 × 3.00
Dressing	3.50 × 1.60
Master Bathroom	2.70 × 1.80
Bedroom 1	3.35 × 3.70
Bathroom 1	1.60 × 3.20
Living Room	5.00 × 5.00
Terrace	5.20 × 1.30



Disclaimer 1. Drawings are not to scale. 2. The architectural details, dimensions and area in this plan are based on Schematic Design information only, and final As-Built conditions may vary. 3. All units in this brochure are sold as unfurnished apartments, without furniture and furnishings, without white goods provisions, etc. 4. All images used in this brochure are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 5. Somabay reserves the right to make revisions/alterations, at its absolute discretion, and without liability.



Chalet L 136D :

- 2 bedrooms / 2 bathrooms (first floor)
- Built-up area: 101 sqm
- Fully finished
- Delivery: 3 years

8 years payment plan:

Total price:	EGP 12,500,000
10% down payment:	EGP 1,250,000
10% after 1 year:	EGP 1,250,000
31 equal quarterly installments:	EGP 322,581

*** 1st installment due 3 months after reservation**

Fees:

- Maintenance fee: 10 USD per sqm BUA per year
- Water & Electricity meter (one time payment): 1400 USD
- Clubhouse membership (one time payment): 300,000 EGP (installment options available) + yearly management fees