

RAS EL HEKMA

NAMMOS

RESIDENCES
RAS EL HEKMA, EGYPT





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An aerial photograph of Ras El Hekma, showing a dense urban area with numerous high-rise buildings and a large residential complex with many smaller houses. The city is situated along a coastline with a sandy beach and turquoise waters. A sailboat is visible in the water, and a large ship is docked at a pier. The sun is setting in the background, creating a warm, golden glow over the city and the sea.

رأس الحكمة

RAS EL HEKMA

Timeless Mediterranean Living

Long known for its pristine Mediterranean beaches and fertile lands producing 17% of Egypt's olives and 26% of its figs. Ras El Hekma carries a legacy of natural wealth.

Today, it has emerged as a thriving year-round Mediterranean city and the site of Egypt's largest international investment, acting as a powerful catalyst for economic transformation.

Inspired by its past and driven by a bold vision, Ras El Hekma stands as a promise of new beginnings and a future built to prosper.

CONNECTED *TO THE WORLD*

Set along one of the most beautiful coastlines in the world, on Egypt’s North Coast, Ras El Hekma is positioned between Europe and the Gulf and will be served by a new international airport, placing nearly half of the world within a four-hour flight.

Designed for seamless access by land, sea, and air, the city is connected through fast road networks, high-speed rail, domestic and international marinas, and an international airport. By road, Ras El Hekma is just two hours from Alexandria and three hours from Cairo.



BY PLANE

ABU DHABI	Approx. 4hrs
DUBAI	Approx. 4hrs
KUWAIT	Approx. 3hrs
RIYADH	Approx. 3hrs
ROME	Approx. 4hrs
MADRID	Approx. 5hrs
MOSCOW	Approx. 5hrs
PARIS	Approx. 5hrs
DOHA	Approx. 3hrs 30mins
LONDON	Approx. 5hrs 30min
NEW YORK	Approx. 11hrs 30mins



EGYPT *UNVEILED*

Where the golden shores of Ras El Hekma meet the crystal waters of the Mediterranean, a new expression of living takes shape. More than a destination, it is a meeting of cultures, where the spirit of the Aegean blends with the warmth and soul of Egypt.



YOUR *COMMUNITY*

A contemporary coastal community defined by design, lifestyle, and shared experiences. Seamlessly blending residences, hospitality, and curated amenities, Nammos Ras El Hekma brings together the vibrant social energy of the Nammos lifestyle with the effortless ease of Mediterranean living.

Rooted in connection and movement, the community unfolds through a dynamic mix of Dining, wellness, retail, and beachfront experiences, all set within a fluid, interconnected environment.

From lively social spaces to moments of calm by the sea, every element is designed to create a balanced, immersive lifestyle where relaxation and energy coexist in perfect harmony.

Complementing its vibrant mix of experiences, residents can enjoy world-class golf, equestrian offerings and sports facilities that add depth and variety to everyday life. Set within the wider Ras El Hekma destination, these experiences celebrate movement, leisure, and the enduring connection between nature, wellbeing, and lifestyle.



Site *Overview*

- 1 The Resort
- 2 The Residences
- 3 The Nammos Village
- 4 The Nammos Restaurant
- 5 Amphitheater (10,000 Capacity)

ARCHITECTURE & *DESIGN*

SCULPTED BY LIGHT

The Cycladic spirit in Egypt

Nammos Ras El Hekma is designed as an integrated hospitality and residential destination characterized by a Mediterranean coastal arch aesthetic.

The Cycladic spirit in Egypt Architecture that breathes with the sea, inspired by the minimalist elegance of Greece and the timeless textures of the coast.

The design philosophy centers on Cycladic purity. Every structure is a dialogue between light and materiality, creating a seamless environment that honors the coastal identity of Wadi Yemm.





The Resort



Outdoor Pool Bar



Celebration Suite

NAMMOS VILLAGE

Nammos Village is where Egypt's North Coast comes to life—a vibrant open-air destination shaped by fashion, culture, dining, and discovery. Inspired by the iconic spirit of Nammos Village in Mykonos, it brings together world-renowned brands, stylish cafés, curated experiences, and a dynamic social atmosphere at the heart of Ras El Hekma.

D'OR

AVENUE D'OR

SERENITY & CO.

VILLA BELLA







THE TASTE *OF NAMMOS*

Nammos Resort Ras El Hekma offers a collection of vibrant dining and social experiences that celebrate the brand's passion for exceptional food, hospitality, and connection. Spanning a variety of venues and atmospheres, from relaxed daytime settings to lively evening destinations, each offers its own unique character while sharing a commitment to outstanding cuisine, memorable moments, and the effortless spirit of Mediterranean living.



NAMMOS RESTAURANT

Originating in Mykonos in 2003, Nammós Restaurant is an iconic luxury beachside destination that has become synonymous with modern Mediterranean lifestyle. Inspired by the elegance of Greek island living, it combines premium Mediterranean seafood, Japanese-inspired cuisine, beachfront dining, private cabanas and vibrant social experiences. Evolving seamlessly from relaxed daytime leisure to energetic evenings of music and entertainment, Nammós blends Mykonian heritage with contemporary luxury, creating a globally recognized destination where dining, design and celebration come together.





Nammos Cabanas



Nalu All Day Dining



BOUNDLESS *WELLBEING*

Nammos Spa is built on the promise of Boundless Wellbeing. A social meets solo wellness playground where wellbeing is woven into every moment of the Nammos Lifestyle. Ready to shine? Treatments are not just performative and restorative but preparatory precision massage, face & body sculpting, bronzing and glow rituals designed to make you look and feel your best. All paired with the sound and musical vibe that is distinctly Nammos Spa. Cosmopolitan & carefree, Nammos Spa is all about how you feel. A place where wellbeing is celebrated, shared and lived fully in the moment.



Spa



Fitness & Wellness



Blu Kids' Club

THE *RESIDENCES*

An everyday sanctuary

Our Branded Residences offer private luxury with access to exclusive amenities, including private dining and swimming pools, all delivered through Nammos' signature hospitality. Set directly along the shoreline, each residence is designed to embrace panoramic sea views and an effortless indoor-outdoor lifestyle inspired by the Mediterranean.

The Residences: 72 Apartments

- One-Bedroom Residence
- Two-Bedroom Residence
- Three-Bedroom Residence
- Four-Bedroom Residence
- Penthouse





Nammos Residences



Nammos Residences Terrace

RENTAL *PROGRAM*

Residence Owners have the option of including their residence within an exclusive resort rental program, while being maintained with the same precision, attention, and refinement that define Nammos Hotels & Resorts.

Your residence becomes part of the wider resort offering, where service, design, atmosphere, and quality are carefully aligned. It is a seamless way to unlock the potential of your property while ensuring it remains true to the resort’s spirit and aesthetic.

When you are away, every detail is handled with care. Your residence is prepared and preserved to the highest standards, ensuring it remains guest-ready and always cared for. From upkeep to presentation, the service is designed to offer complete peace of mind, allowing you to enjoy the pleasures of ownership without the demands of day-to-day management.

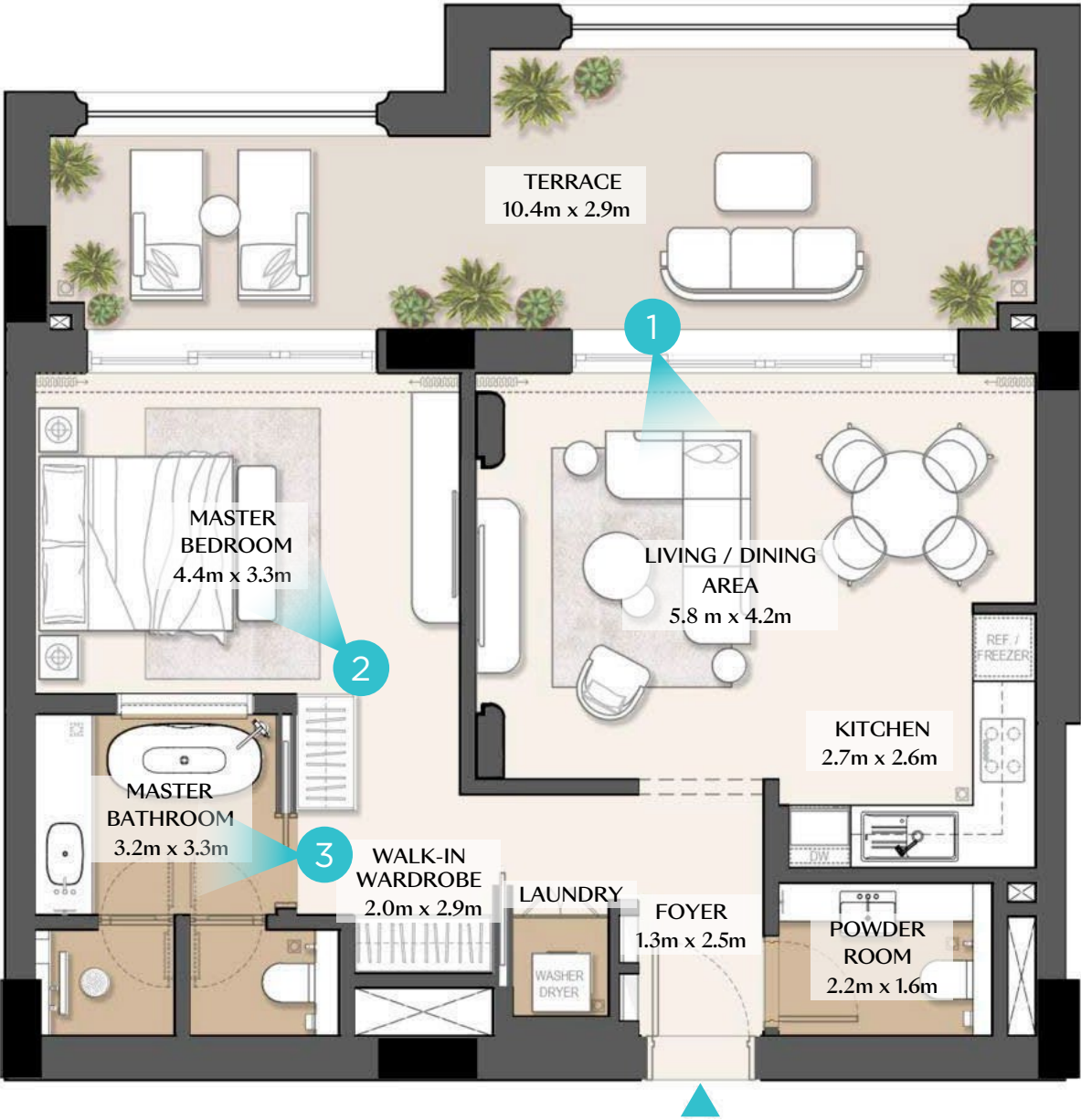
For owners who wish to personalize their residence interiors, selected changes may be considered, subject to approval by the appointed architects, interior designers, and project manager. To preserve the integrity of the destination, exterior architecture, landscaping, and all visible elements remain consistent with the approved resort design. Where a residence is included in the rental program, any required alignment with Nammos Hotels & Resorts standards will be clearly guided, ensuring every home presented to guests reflects the full look, feel and promise of the Nammos way of living.

Furniture is offered as a separate package and is not mandatory.



1 BEDROOM
RESIDENCE

Click on the numbers
to view the renders.



Area	Size (sqm)	Size (sqft)
Internal Net Area	82	879
Terraces Net Area	34	366
Total Net Area	116	1,246

*Terrace areas may vary depending on the unit's location within the building



1. Living/ Dining Area

[Back to plan](#)



2. Master Bedroom

[Back to plan](#)



3. Master Bathroom

2 BEDROOM
RESIDENCE

Click on the numbers
to view the renders.



Area	Size (sqm)	Size (sqft)
Internal Net Area	134	1,438
Terraces Net Area	55	595
Total Net Area	189	2,033

*Terrace areas may vary depending on the unit's location within the building

[Back to plan](#)



1. Living/ Dining Area

[Back to plan](#)

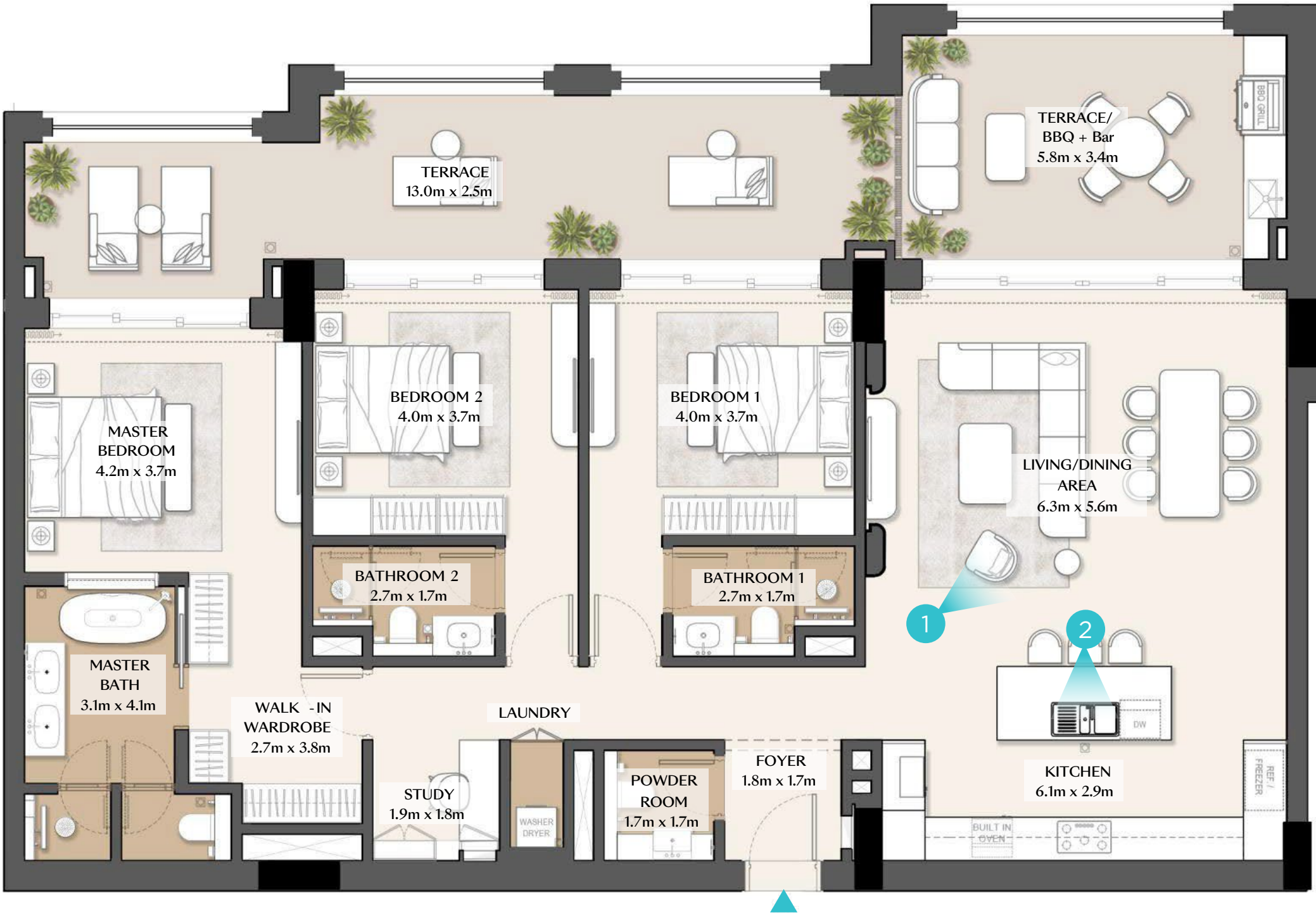


2. Kitchen

3 BEDROOM

RESIDENCE - STANDARD

Click on the numbers to view the renders.



Area	Size (sqm)	Size (sqft)
Internal Net Area	177	1,906
Terraces Net Area	66	707
Total Net Area	243	2,613

*Terrace areas may vary depending on the unit's location within the building

3 BEDROOM
RESIDENCE - CORNER



Area	Size (sqm)	Size (sqft)
Internal Net Area	177	1,906
Terraces Net Area	149	1,601
Total Net Area	326	3,507

*Terrace areas may vary depending on the unit's location within the building

[Back to plan](#)



1. Living/ Dining Area



4 BEDROOM
RESIDENCE

Click on the numbers
to view the renders.



Area	Size (sqm)	Size (sqft)
Internal Net Area	216	2,322
Terraces Net Area	166	1,787
Total Net Area	382	4,109

*Terrace areas may vary depending on the unit's location within the building

[Back to plan](#)



1. Living/ Dining Area

[Back to plan](#)



2. Kitchen

[Back to plan](#)



3. Master Bedroom

[Back to plan](#)



4. Master Bathroom

PENTHOUSE

Click on the numbers to view the renders.



Area	Size (sqm)	Size (sqft)
Internal Net Area	269	2,894
Terraces Net Area	305	3,283
Total Net Area	574	6,178

[Back to plan](#)



1. Living/ Dining Area

[Back to plan](#)



2. Kitchen

[Back to plan](#)



3. BBQ and Bar



4. Master Bedroom

[Back to plan](#)



5. Master Bathroom



NAMMOS *WORLD*

Born on the shores of Mykonos, Nammos finds a natural home on Egypt's North Coast, where the turquoise waters of Ras El Hekma meet one of the Mediterranean's most extraordinary stretches of shoreline. Inspired by the timeless relationship between Egypt and the sea, Nammos Residences Ras El Hekma blends the effortless glamour of coastal living with a destination rich in history, culture, and hospitality.

Life here follows the rhythm of long summer days and warm evenings spent together. Families gather across expansive terraces, friends linger over leisurely lunches by the water, and every sunset becomes an occasion to celebrate. The sea is ever-present—framing daily life, shaping every view, and creating a sense of freedom that defines the experience of living on Egypt's most coveted coast.

At Nammos Residences Ras El Hekma, home extends far beyond the walls of a residence. It is found in vibrant beachside moments, in the energy of shared experiences, and in the effortless connection between people, place, and nature. More than a destination, it is a contemporary expression of Mediterranean living—where the spirit of Nammos meets the soul of Egypt, and where every season creates memories to be cherished for generations.



STAKEHOLDERS



Operator

Nammos Hotels & Resorts is the ultra-luxury hospitality arm of the iconic Nammos brand, bringing its signature lifestyle into a fully integrated hospitality experience. The portfolio began with Nammos Hotel Mykonos, the brand’s flagship beachfront property on Psarou Beach, and is expanding into AMAALA (Saudi Arabia), the Maldives, and Abu Dhabi, with additional destinations across Europe, the Middle East, and Asia. Each property embodies the Nammos DNA – a vibrant Mediterranean spirit, world-class cuisine, bespoke service, and contemporary design.



City

Ras El Hekma is a transformative Mediterranean destination strategically positioned on Egypt’s North Coast, redefining integrated coastal living through scale, connectivity, and long-term investment vision. Masterplanned as a fully operational year-round city, it anchors economic growth through diversified sectors including real estate, hospitality, tourism, and infrastructure. Backed by landmark international investment, Ras El Hekma is designed to unlock value, attract global audiences, and establish a new benchmark for sustainable Mediterranean development and future-ready urban ecosystems that deliver enduring prosperity and opportunity.



Developer

Modon is an international holding company, headquartered in Abu Dhabi, United Arab Emirates, and listed on the Abu Dhabi Securities Exchange (ADX). Modon is at the forefront of urban innovation, creating iconic designs and experiences that continually surpass expectations. Modon’s primary business sectors include real estate, hospitality, asset management, investments, events, and tourism. Modon’s goal is to deliver long-term, sustainable value, laying the foundations for intelligent, connected living.

LIVE THE NAMMOS WAY



MODON.COM

FOR INQUIRIES FROM EGYPT CALL 7734
FOR INQUIRIES FROM THE UAE CALL 800 66366

MODON

This is not intended to be an offer, or a solicitation of offers to buy real estate or any other tangible asset in Ras El Hekma by residents of any jurisdiction where prohibited by law or where the project is not registered for sale as required by applicable law. Planned development, including but not limited to pricing, specifications and amenities are subject to change or modifications without further notice. All renderings are intended to be graphic representations for illustrative purposes only, and the final finishing and design plans are subject to change. The names of Ras El Hekma and Modon, as well as their logos are registered trademarks, and may not be used by third parties without prior written notice and consent of their owners.

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