

S I L V E R S A N D S

NORTH COAST

the
STREAM
No1

crystalline

Timeless as the tides

ΟΓΔ

the STREAM No1 crystalline

The Crystalline — the quiet gleam of light on crystal-clear waters. Pure and undisturbed, it hints at the tranquility of oceanfront living, as timeless and serene as the Mediterranean's ever-changing tide. This flourishing new chapter of Silversands represents a perfect blend of modern luxury with the eternal calm of coastal life. As Silversands expands, so too does its promise of an exceptional lifestyle.

Live Life...Alive;

S I L V E R S A N D S

NORTH COAST

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 crystal white sands, swaying palm trees, mood ring skies and lush scapes of flora encompass homes, private and twin villas, beachouses and chalets. Silversands will serve as the go-to beach destination for vacationers all year long, whether for the whole summer or just a weekend getaway.





All the way from the Caribbean Coast to the North Coast

Discover your very own taste of serenity, freedom,
and the most picturesque luxury at Silversands
North Coast's latest phase.

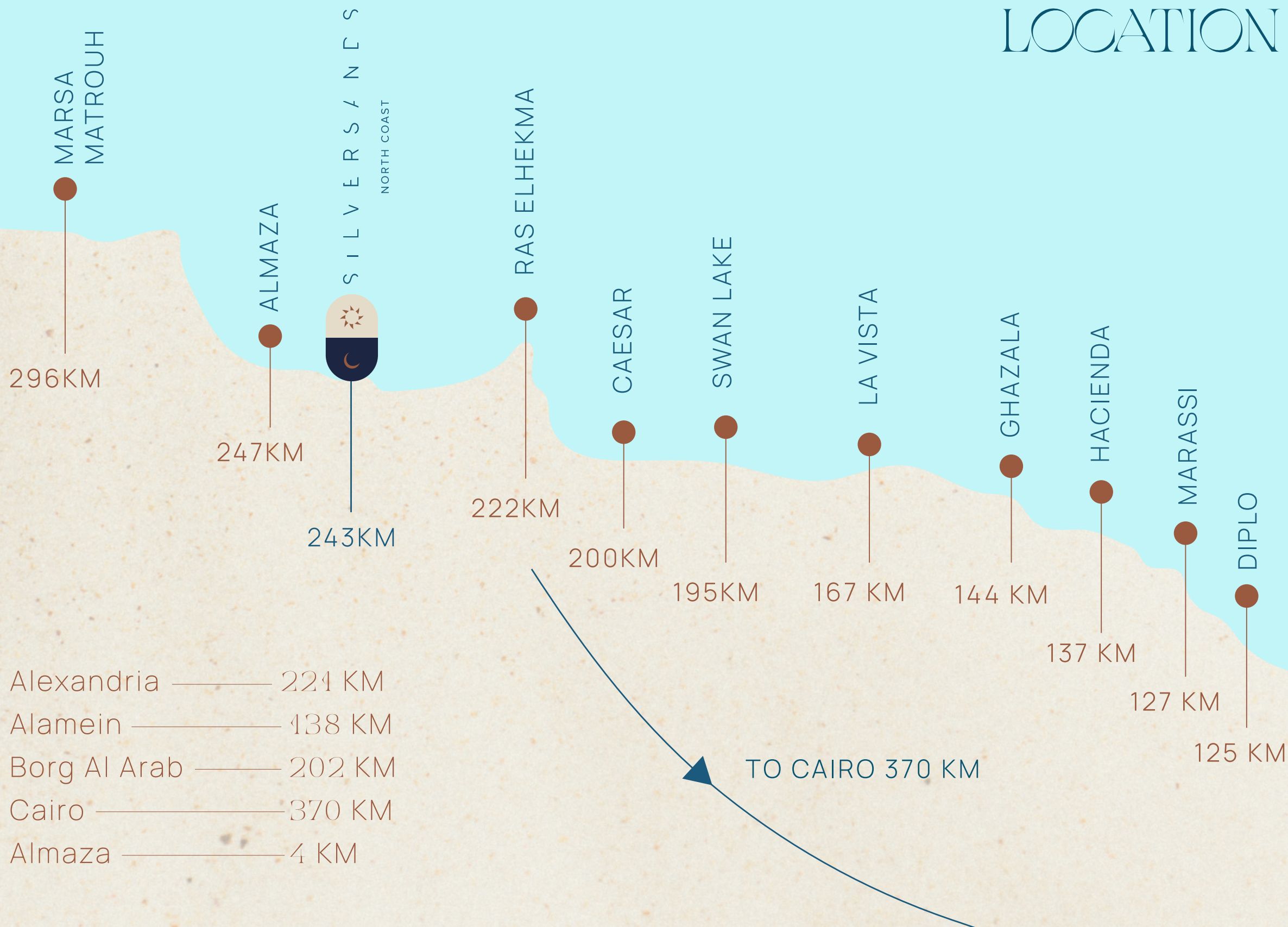


ELEMENTS OF SILVERSANDS

Size of Project	<i>724 Acres</i>
Beachfront	<i>1.4 Km</i>
Lagoon	<i>88,000 Sqm</i>
Clubhouses	<i>5</i>
Hotel	<i>2</i>



LOCATION





SILVERSANDS | NORTH COAST





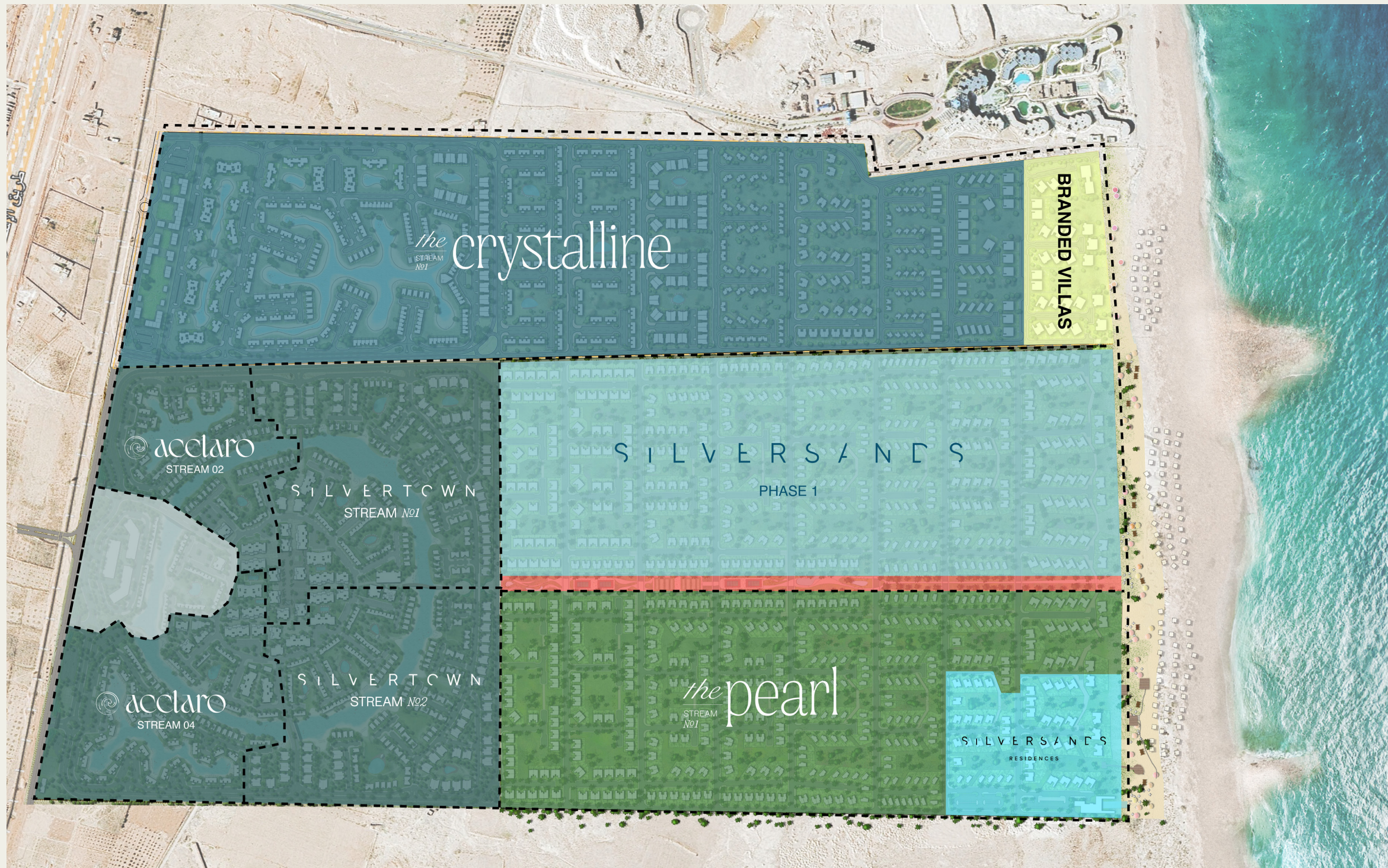
All Year Round Destination

Our Villas, Twin houses and Chalets offer the perfect mix of elegance and comfort, making you feel right at home at this Caribbean inspired paradise on the warm shores of Egypt's North Coast.





Master Plan



Zoned Master Plan



Coded Master Plan

OGA

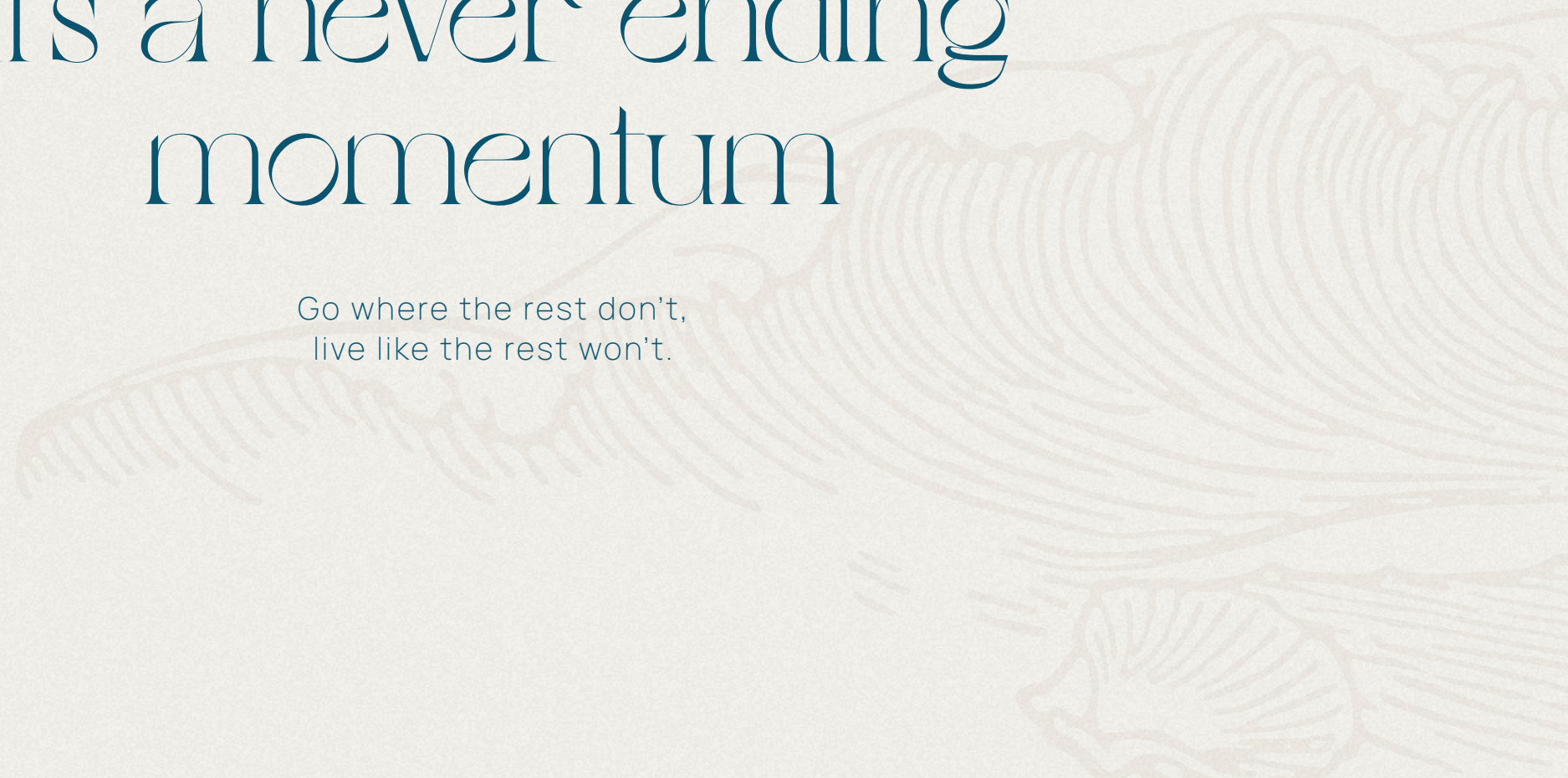
SILVERSANDS | NORTH COAST





At Silversands it's a never ending momentum

Go where the rest don't,
live like the rest won't.



The background is a light teal color with a subtle, hand-drawn illustration of ocean waves and bubbles. The waves are depicted with curved, parallel lines, and the bubbles are represented by small, dark teal dots of varying sizes scattered across the surface.

Typologies

Villa Type 2A







VILLA TYPE 2A

GROUND FLOOR

Total Area	380.00 sqm
Covered Terraces	73.00 sqm
No. Of Bedrooms	5

	Room	Dimensions (m)
01	Entrance Hall	3.50 x 4.55
02	Living	4.50 x 5.50
03	Dining	4.75 x 5.90
04	Kitchen	3.00 x 3.85
05	Powder Room	1.90 x 2.05
06	Master Bedroom	5.20 x 4.50
07	Master Dressing	3.85 x 1.60
08	Master Bathroom	3.85 x 2.20
09	Bedroom 1	3.95 x 4.50
10	En-Suite 1	2.25 x 2.65
11	Bedroom 2	3.85 x 4.00
12	En-Suite 2	2.65 x 1.65
13	Bedroom 3	4.00 x 4.10
14	En-Suite 3	2.65 x 1.65
15	Bedroom 4	4.00 x 4.10
16	En-Suite 4	2.65 x 1.65
17	Maid's Room	3.10 x 2.00
18	Maid's Bathroom	1.50 x 1.70
19	Driver's Room	3.05 x 2.00
20	Driver's Bathroom	1.50 x 1.70
21	Terrace 1	12.75 x 5.00
22	Storage	3.20 x 1.60

VILLA TYPE 2A

GROUND FLOOR

Villa Type

3B







VILLA TYPE 3B

GROUND FLOOR

Total Area	346.00 sqm
Covered Terraces	48.00 sqm
No. Of Bedrooms	5

	Room	Dimensions (m)
01	Entrance Hall	3.40 x 1.70
02	Living	4.15 x 5.40
03	Dining	3.15 x 4.35
04	Kitchen	3.00 x 2.55
05	Bedroom 1	3.75 x 4.00
06	En-suite 1	3.75 x 1.75
07	Powder Room	2.95 x 1.20
08	Maid's Room	2.55 x 2.80
09	Maid's Bathroom	1.40 x 2.00
10	Driver's Room	3.20 x 2.00
11	Driver's Bathroom	1.25 x 2.00
12	Terrace 1	7.45 x 2.95
13	Storage	3.00 x 1.95



VILLA TYPE 3B

FIRST FLOOR

Total Area	346.00 sqm
Covered Terraces	48.00 sqm
No. Of Bedrooms	5

	Room	Dimensions (m)
14	Lobby	2.65 x 2.40
15	Master Bedroom	4.25 x 5.00
16	Master Dressing	2.85 x 2.05
17	Master Bathroom	2.05 x 2.70
18	Bedroom 2	4.20 x 5.10
19	En-suite 2	2.75 x 1.65
20	Bedroom 3	4.20 x 4.50
21	En-suite 3	2.85 x 1.65
22	Bedroom 4	4.30 x 4.75
23	En-suite 4	2.85 x 1.70
24	Terrace 2	3.60 x 1.50
25	Terrace 3	3.85 x 1.20
26	Terrace 4	4.95 x 1.00



Villa 4A



OGA

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VILLA 4A

GROUND FLOOR

Total Area	232 sqm
Terrace Area	32sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
01	Entrance Hall	1.65 x 3.80
02	Living	5.75 x 3.10
03	Dining	5.75 x 2.60
04	Kitchen	4.10 x 2.60
05	Bedroom 1	3.60 x 3.60
06	Bathroom 1	2.35 x 2.10
07	Driver's Room	2.50 x 2.05
08	Driver's Bathroom	0.95 x 2.05
09	Maid's Room	2.60 x 2.05
10	Maid's Bathroom	1.20 x 2.05

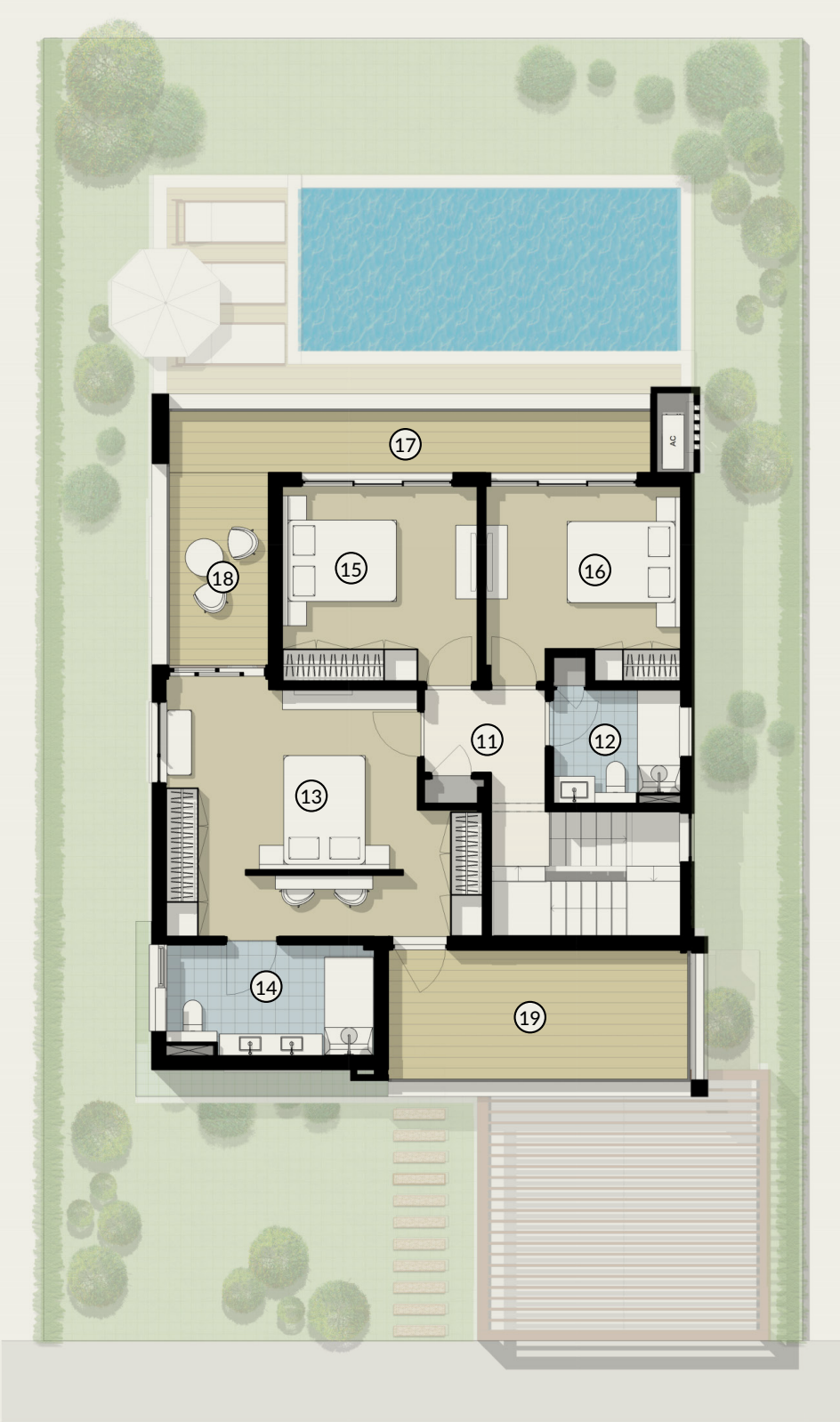


VILLA 4A

FIRST FLOOR

Total Area	232 sqm
Terrace Area	32sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
11	Lobby	2.25 x 2.25
12	Bathroom 2	2.35 x 2.10
13	Master Bedroom	5.80 x 4.55
14	Master Bathroom	3.85 x 2.05
15	Bedroom 2	3.60 x 3.60
16	Bedroom 3	3.60 x 3.60
17	Terrace 1	9.20 x 1.15
18	Terrace 2	2.15 x 3.55
19	Terrace 3	2.40 x 5.50







TWINHOUSES



TWIN HOUSE TYPE 1

GROUND FLOOR

Total Area	307.00 sqm
Covered Terraces	39.00 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
01	Entrance Hall	5.15 x 2.00
02	Living/Dining	6.95 x 4.35
03	Kitchen	2.75 x 3.80
04	Bedroom 1	4.20 x 3.80
05	Bathroom 1	2.90 x 1.90
06	Maid's Room	2.50 x 2.20
07	Maid's Bathroom	2.50 x 1.50
08	Terrace 1	7.15 x 3.75
09	Storage	2.50 x 1.05



TWIN HOUSE TYPE 1

FIRST FLOOR

Total Area	307.00 sqm
Covered Terraces	39.00 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
10	Master Bedroom	4.60 x 5.55
11	Master Dressing	2.75 x 3.25
12	Master Bathroom	2.75 x 2.65
13	Bedroom 2	3.80 x 6.00
14	En-suite 2	2.50 x 2.35
15	Bedroom 3	3.80 x 4.80
16	En-suite 3	3.55 x 1.75
17	Terrace 2	4.70 x 2.20
18	Terrace 3	2.05 x 1.90



Twin B

Twin A





TWIN HOUSE TYPE 2

GROUND FLOOR

Total Area	202 sqm
Terrace Area	22 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
01	Entrance Hall	1.35 x 4.50
02	Living	3.25 x 3.95
03	Dining	2.40 x 3.95
04	Kitchen	4.15 x 3.30
05	Bedroom 1	3.70 x 3.80
06	Bathroom 1	2.40 x 1.80
07	Maid's Room	2.50 x 2.10
08	Maid's Bathroom	1.40 x 2.10

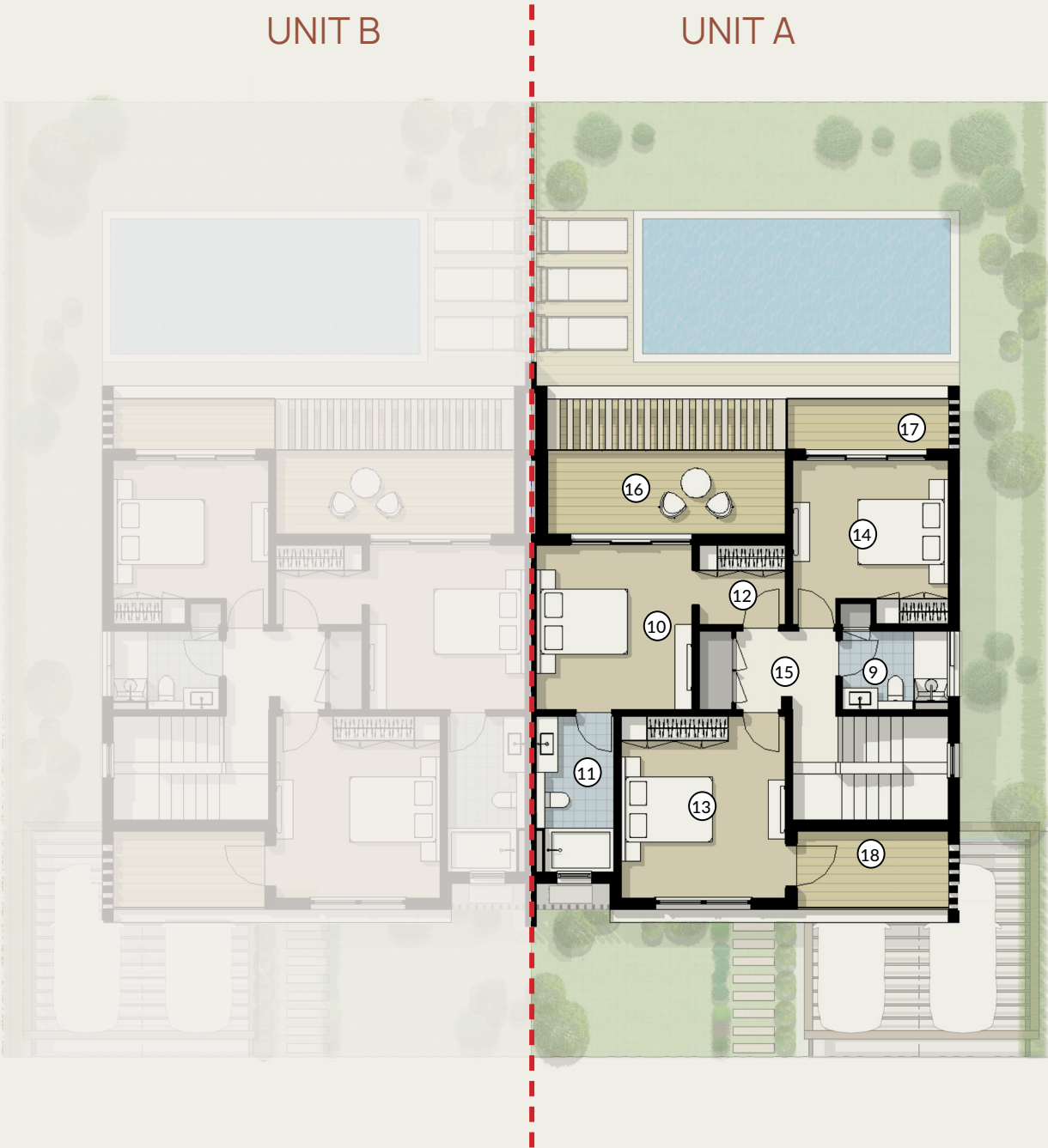


TWIN HOUSE TYPE 2

FIRST FLOOR

Total Area	202 sqm
Terrace Area	22 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
09	Bathroom 2	2.45 x 1.80
10	Master Bedroom	3.60 x 3.80
11	Master Bathroom	1.80 x 3.60
12	Master Dressing	2.00 x 1.85
13	Bedroom 2	3.80 x 4.20
14	Bedroom 3	3.60 x 3.80
15	Lobby	3.15 x 1.80
16	Terrace 1	5.50 x 1.95
17	Terrace 2	3.75 x 1.15
18	Terrace 3	3.50 x 1.80



OTA

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CHALET





OTA

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CHALET GROUND

GROUND FLOOR

Total Area	204.00 sqm
Covered Terraces	23.00 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
01	Entrance Hall	1.40 x 5.25
02	Living	5.00 x 4.70
03	Dining	5.00 x 4.30
04	Kitchen	3.45 x 2.50
05	Master Bedroom	4.95 x 3.60
06	Master Bathroom	3.60 x 1.50
07	Bedroom 2	3.60 x 3.60
08	Bedroom 3	4.05 x 3.30
09	Bathroom 2	3.60 x 1.65
10	Bedroom 4	3.95 x 4.10
11	En-Suite 4	2.50 x 1.50
12	Maid's Room	2.05 x 1.90
13	Maid's Bathroom	2.05 x 1.00
14	Terrace	10.40 x 2.90



CHALET ROOF

FIRST FLOOR

Total Area	237.00 sqm
Covered Terraces	27.00 sqm
Roof terrace	95.00 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
01	Entrance Hall	1.40 x 7.30
02	Living	5.00 x 3.90
03	Dining	5.00 x 2.30
04	Kitchen	3.45 x 2.50
05	Maid's Room	2.05 x 1.90
06	Maid's Bathroom	2.05 x 1.00
07	Master Bedroom	4.05 x 4.35
08	Master Bathroom	2.95 x 1.70
09	Bedroom 2	4.05 x 3.45
10	Bedroom 3	3.95 x 4.20
11	Bathroom	2.50 x 1.55
12	Terrace 1	5.00 x 1.55
13	Terrace 2	3.85 x 3.00
14	Terrace 3	3.75 x 1.30



CHALET ROOF

ROOF

Total Area	237.00 sqm
Covered Terraces	27.00 sqm
Roof terrace	95.00 sqm
No. Of Bedrooms	4

	Room	Dimensions (m)
15	Family Living	6.30 x 5.55
16	Bathroom	1.50 x 2.50
17	Roof Terrace 1	8.20 x 5.15
18	Roof Terrace 2	6.80 x 2.35



Crystal Views
CHALET



ΟΓΑ

SILVER SANDS | NORTH COAST





3 BEDROOM DUPLEX A

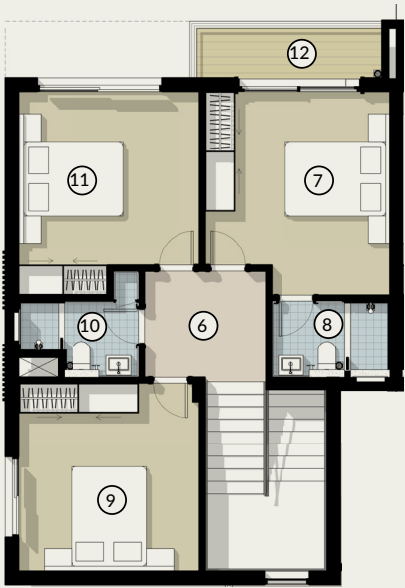
GROUND FLOOR

Total Area	178.00 sqm
Terrace Area	5.00 sqm
No. Of Bedrooms	3

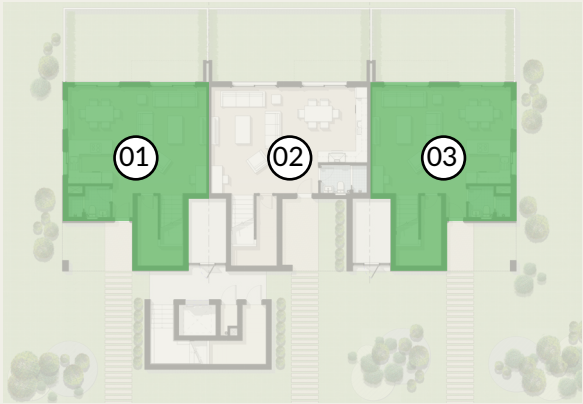
	Room	Dimensions (m)
01	Entrance Hall	1.10 x 1.80
02	Living	4.00 x 5.70
03	Dining	3.50 x 2.90
04	Kitchen	2.40 x 2.35
05	Bathroom 1	2.20 x 1.65
06	Lobby	2.45 x 2.10
07	Master Bedroom	3.70 x 4.10
08	Master Bathroom	2.30 x 1.50
09	Bedroom 1	3.60 x 3.80
10	Bathroom 2	2.35 x 1.50
11	Bedroom 2	3.60 x 4.10
12	Terrace	3.90 x 1.20



Ground



First

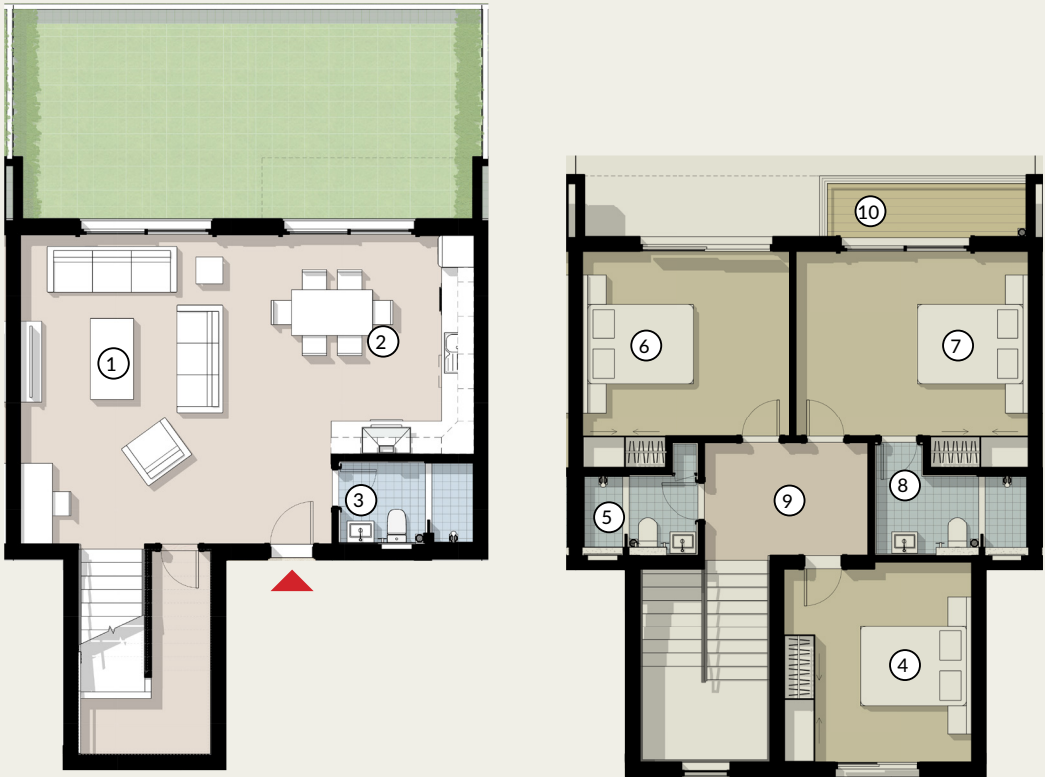


3 BEDROOM DUPLEX B

GROUND FLOOR

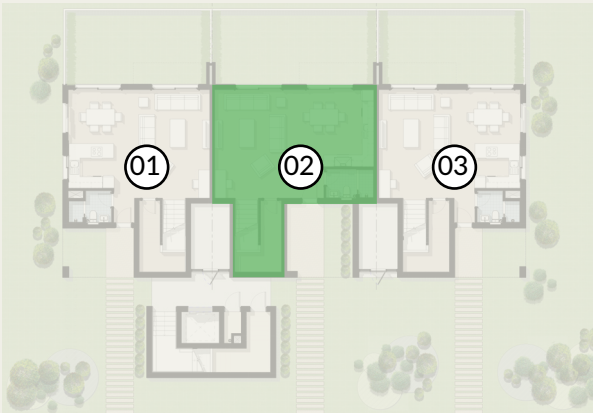
Total Area	186.00 sqm
Terrace Area	5.00 sqm
No. Of Bedrooms	3

Room		Dimensions (m)
01	Living	4.20 x 5.70
02	Kitchen/Dining	4.20 x 4.10
03	Bathroom 1	2.50 x 1.50
04	Bedroom 1	3.60 x 3.80
05	Bathroom 2	2.10 x 1.50
06	Bedroom 2	3.90 x 4.10
07	Master Bedroom	4.40 x 4.10
08	Master Bathroom	2.90 x 1.50
09	Lobby	3.10 x 2.10
10	Terrace	3.90 x 1.20



Ground

First

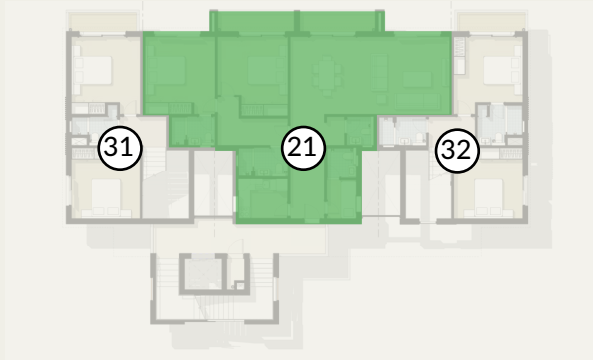
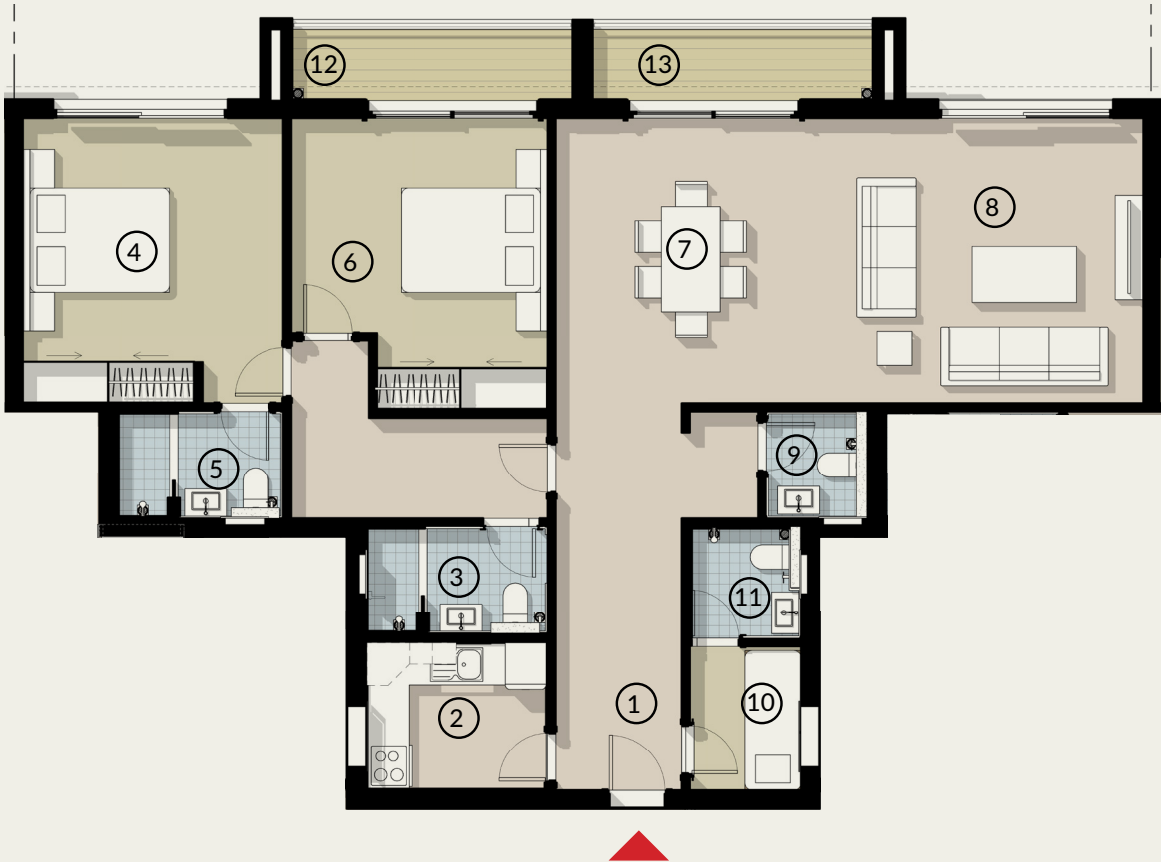


2 BEDROOM FLAT A

SECOND FLOOR

Total Area	158.00 sqm
Terrace Area	10.00 sqm
No. Of Bedrooms	2

	Room	Dimensions (m)
01	Entrance Hall	1.80 x 5.55
02	Kitchen	2.60 x 2.10
03	Bathroom 1	2.60 x 1.50
04	Master Bedroom	3.70 x 4.10
05	Master Bathroom	2.30 x 1.50
06	Bedroom 1	3.70 x 4.10
07	Dining	3.50 x 4.10
08	Living	4.90 x 4.10
09	Powder Room	1.50 x 1.45
10	Maid's Room	1.60 x 2.05
11	Maid's Bathroom	1.60 x 1.60
12	Terrace 1	4.00 x 1.20
13	Terrace 2	4.00 x 1.20

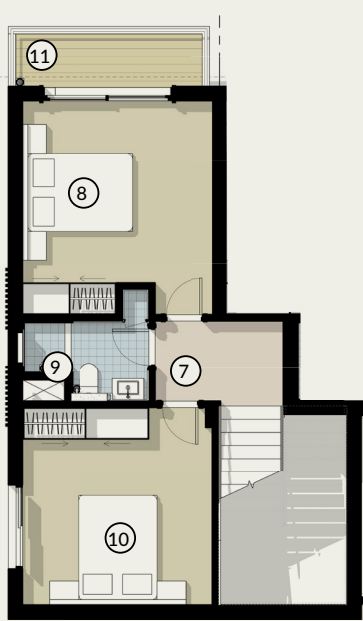


2 BEDROOM DUPLEX A

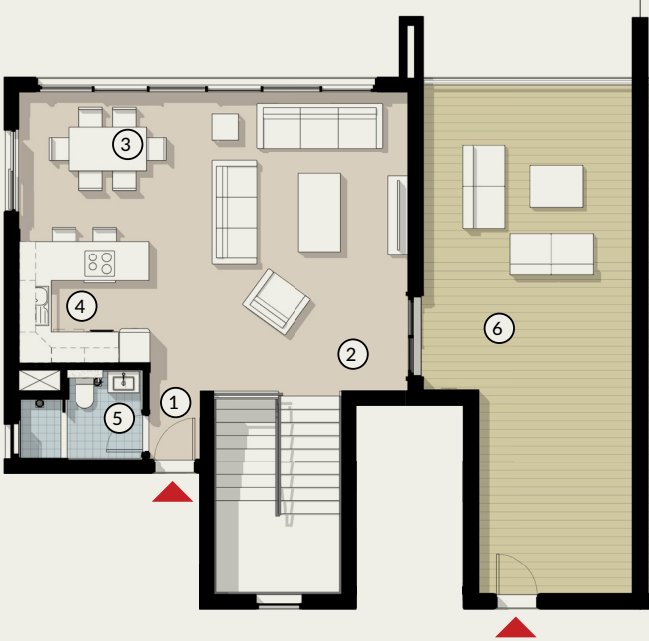
ROOF

Total Area	153.00 sqm
Terrace Area	5.00 sqm
Roof Terrace Area	40.00 sqm
No. Of Bedrooms	2

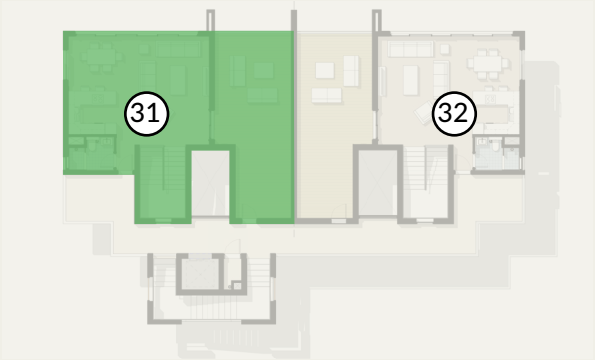
	Room	Dimensions (m)
01	Entrance Hall	1.00 x 1.80
02	Living	4.00 x 5.70
03	Dining	3.50 x 2.85
04	Kitchen	2.50 x 2.30
05	Bathroom 1	2.30 x 1.60
06	Terrace 1	10.00 x 4.00
07	Lobby	2.40 x 1.50
08	Master Bedroom	3.60 x 4.10
09	Bathroom 2	2.40 x 1.50
10	Bedroom 1	3.60 x 3.80
11	Terrace 2	3.90 x 1.20



Second



Roof

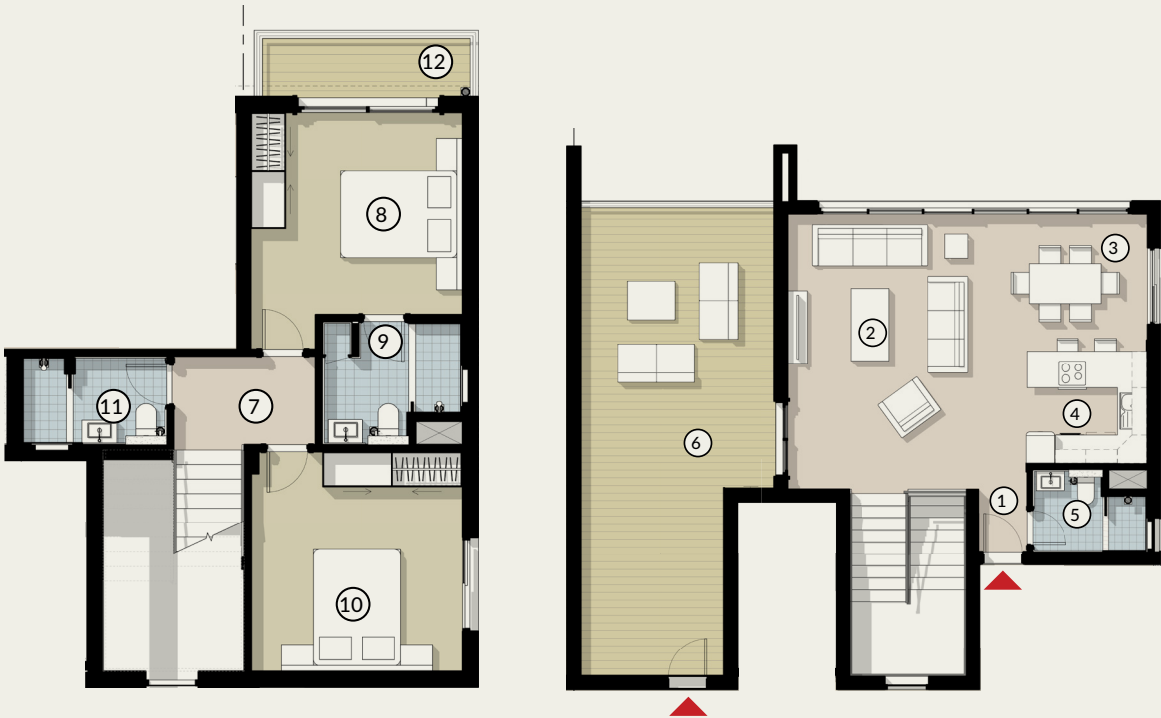


2 BEDROOM DUPLEX B

ROOF

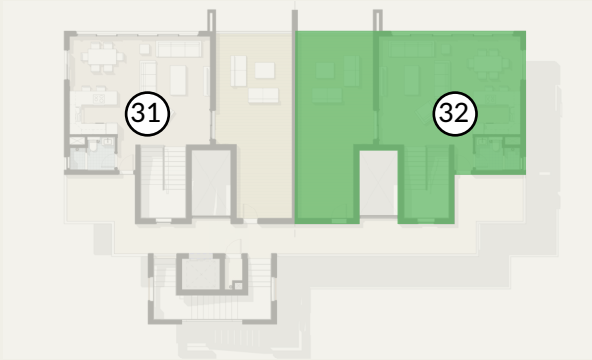
Total Area	159.00 sqm
Terrace Area	5.00 sqm
Roof Terrace Area	40.00 sqm
No. Of Bedrooms	2

Room		Dimensions (m)
01	Entrance Hall	1.00 x 1.80
02	Living	4.00 x 5.70
03	Dining	3.50 x 2.85
04	Kitchen	2.50 x 2.30
05	Bathroom 2	2.30 x 1.60
06	Terrace 1	10.00 x 4.00
07	Lobby	2.40 x 1.50
08	Master Bedroom	3.60 x 3.45
09	Master Bathroom	2.35 x 1.55
10	Bedroom 1	3.60 x 3.75
11	Bathroom 1	2.40 x 1.45
12	Terrace 2	3.85 x 1.15



Second

Roof





*“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





☎ 15003

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