

An aerial photograph of a large, modern residential complex. The development features numerous multi-story apartment buildings arranged in a grid-like pattern. Several large, rectangular swimming pools are interspersed throughout the complex, each surrounded by landscaped areas with greenery. In the foreground, a wide, sandy beach meets the turquoise waters of the sea. The overall scene is bright and sunny, suggesting a warm climate.

Solaré

R A S E L - H E K M A

Solare Location



3 Hours from Cairo
2 Hours from Alexandria
40 Minutes from Sidi Abdel Rahman

Our Promise..

Solare will be your go to destination for experiencing The Sweet Art of Italian Living embodied in the Beauty, Serenity, Art and meticulousness conveyed in our piece of art.

Solar é Master plan



Sports Area

Commercial Area

Luxury Apartments

East Cluster

Central Lagoons

Ciano

Seafront Luxury Villas

Beach Front Cabanas

Project Extends over 386 Acres

- 1. Actual spaces areas may vary from the stated area in the masterplan
- 2. Drawings are not to scale
- 3. The developer reserves the right to make technical revisions, without notices
- 4. Each garden or plot shape may vary based on the location of the unit in the masterplan.



Solar é Inspiration

Italian Coastal Living at its Finest

ISLANDS FLOATING OVER INFINITE WATER BODIES



Italian Coastal Living at its Finest

ARTFULLY DESIGNED ON VARIED ELEVATIONS



Italian Coastal Living at its Finest

THE RELAXING ART OF SAVORING EVERY MOMENT



Italian Coastal Living at its Finest

METICULOUSLY BUILT WITH EVERY DETAIL



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Italian Coastal Living at its Finest

FASHIONABLY AND LUXURIOUSLY INSPIRING



Italian Coastal Living at its Finest

AN EXQUISITE CULINARY EXPERIENCE





Bringing the Italian Essence to Life

The Picturesque Beach

An expansive 1km beach, offering a variety of diverse experiences ranging from tanning and lounging to partying at the beach club, kids will also enjoy themselves at the dedicated kids area. With a variety of fine-dining restaurants, your stay is definitely worthwhile.

1 KM SHORELINE
200M BEACH DEPTH
BEACH CLUB HOUSE
FINE DINNING RESTAURANTS
DEDICATED KIDS AREA



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The Cozy Cabanas

Directly lying on the beach, our cabanas offer unmatched water views with direct access to the beach, making this phase organically blending with the beach.

DIRECT BEACH ACCESS

SEAVIEW TO ALL CABANAS

40 M² SWIMMABLE LAGOONS



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The Seaf ront Villas

Nestled on breakthrough elevations creating an immersive relaxing and inspiring living experience, rising more than 31 meters above sea level to open onto 8 impressive levels of panoramic sea-views. along with organic design fulfilled by the diverse typologies.

30 METERS ABOVE SEA-LEVEL

8 LEVELS OF PANORAMIC SEA-VIEW

200 METERS AWAY FROM THE BEACH

OPEN SEA-VIEW TO ALL UNITS



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Ciano

LAGOON VILLAS

Derived from its name, this zone is popular for its significant turquoise shades of the private lagoons, which allows for a very relaxing vacation where everyone can enjoy the relaxing art of savoring every moment.

500 METERS AWAY FROM THE BEACH

DIRECT ACCESS TO SWIMMABLE LAGOONS

30,000 M² SWIMMABLE LAGOONS

KAYAKING AND NON-MOTOR BOATS



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Cielo

TOWNHOUSES

The coziness of this zone, makes it the perfect hub where our residents can gather in our specially designated areas while they sip on their coffee or grab an appetizing gelato, magnifying the Italian concept of togetherness and close relationships.

MULTIPLE POOL EXPERIENCES

ORGANIC WATER FEATURES

COZY AND INTERESTING LANDSCAPE

WATER VIEWS TO THE MAJORITY OF UNITS



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Lumera

WATER CHALET S

The coziness of this zone, makes it the perfect hub where our residents can gather in our specially designated areas while they sip on their coffee or grab an appetizing gelato, magnifying the Italian concept of togetherness and close relationships.

MULTIPLE POOL EXPERIENCES

ORGANIC WATER FEATURES

COZY AND INTERESTING LANDSCAPE

WATER VIEWS TO THE MAJORITY OF UNITS



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Pampering Facilities

Pampering Facilities



Sports Area

Commercial Area

Beach

Boutique Hotel

Clubhouse

Boutique Hotel

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Solar é Clubhouse

DIRECT ACCESS FROM MAIN BOULEVARD
IN THE HEART OF THE PROJECT, FOR EASIER
ACCESS

DIRECTLY ON A 60,000 M² SWIMMABLE LAGOON



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Solar é Central Beach

3,000 M² BEACH IN THE HEART OF THE PROJECT



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Italian Inspired Commercial Area

Encompassing a variety of:

- HIGH-END RETAIL SHOPS
- POSH DINING OUTLETS
- NARROW ORGANIC ALLEYS
- OPEN WATER VIEWS



Solar é Boutique Hotels

LOCATED IN :

Ciano
LAGOON VILLAS

& COMMERCIAL AREA



Solar é Sports Area

ENCOMPASSING:

FOOTBALL COURTS
TENNIS COURTS
MULTI-PURPOSE
COURTS
F&B VENDORS



Solar é Entrance



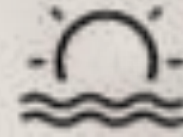
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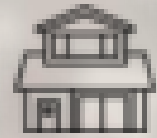
Km 199

386 Acres

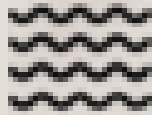
Spanning an area of



1 KM Sandy Beach



Diverse Unit Types



Direct Water Access
to 60% of the units



Water Views
to 80% of the units



Over 100,000 Sqm
Swimmable Lagoons

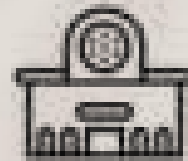


Private Lagoons

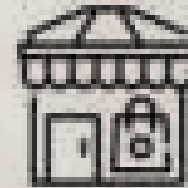
Solaré
RAS EL-HEKMA



2 International
Boutique Hotels



Clubhouse with
Artificial Beach



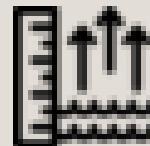
Italian Inspired
Commercial Area



World-Class Sports Area



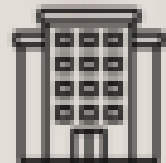
8 Levels with direct
sea-view



Elevating 30m above
Sea Level



200 Meters Beach Depth



International
Serviced Residences



Solar é Master plan

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Solar é Master plan



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SEA-FRONT VILLAS

The Luxurious Signature Cabanas, One & Two floor Villas leveled to give Sea-view of our 1 Km Beach.

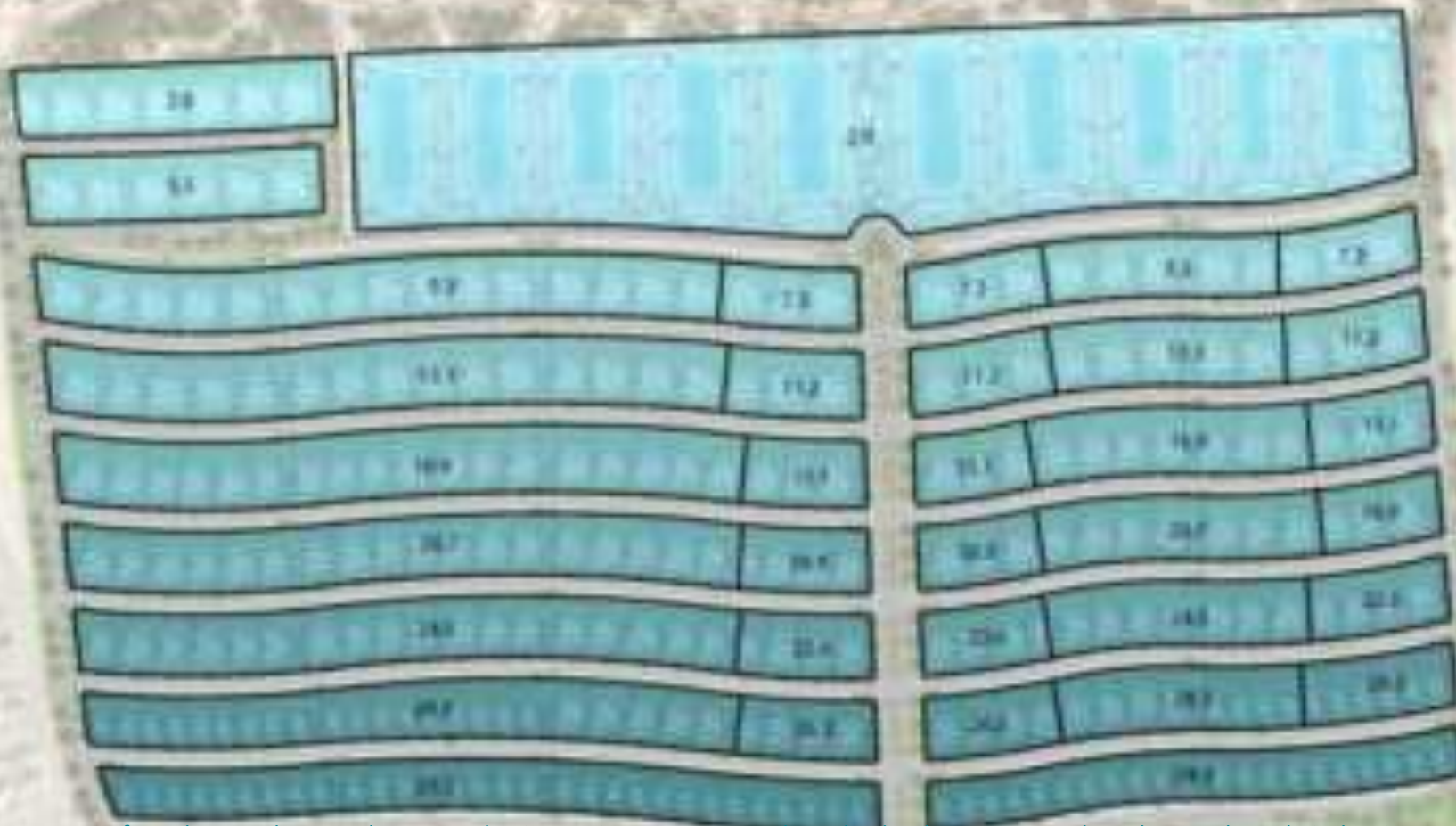
Types included:

- 6BD, 5BD, 4BD One-Floor Villas
- 4BD Two-Floor Villas
- 4BD Two-Floor Villas + Penthouse
- 1BD & 2BD Cabanas



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SEA-FRONT VILLAS



SEA-FRONT VILLAS



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SEA-FRONT VILLAS



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4. Each garden or plot shape may vary based on the location of the unit in the masterplan.

Ciano offers cascading levels of Villas with an exclusive feature of Private Swimmable Lagoons directly accessible from all backyards.

Types included:

- 4BD, & 3BD Villas
- 4BD & 3BD Special Villas
- Twin-Houses
- Twin-Houses Special
- Townhouses



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Cielo & Lumera is our phase of cozy experiences. With all Townhouses & Chalets overlooking lush landscape, organic-shaped swimming pools and Pathways

Types included:

- Townhouses
- 2BD Chalets
- 3BD Chalets
- Senior Chalets



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Unit Types

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SEA-FRONT VILLAS



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5-BEDROOM VILLA

Internal Area: 294 m²
Terraces Area: 24.8 m²
Gross Area: 318.8 m²
Maid's Room & Driver's Room



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5-BEDROOM VILLA

Internal Area: 294 m²
Terraces Area: 24.8 m²
Gross Area: 318.8 m²
Maid's Room & Driver's Room



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5-BEDROOM VILLA

FLOORPLAN



Internal Area: 294.0 m²
Terraces Area: 24.8 m²
Gross Area: 318.8 m²
Maid's Room & Driver's Room

1. All rooms dimensions are measured to structural elements and exclude wall finished and construction tolerances.
2. All materials, dimensions and drawings are approximate, information subject to change without notice.
3. Actual areas may vary from the-stated area, Drawings not to scale. The developer reserves the right to make revisions.
4. Actual front windows, porches, terraces, loggia and exterior trim detail may vary by elevation styles and floor level.
5. Pools & Car parking canopies are not included.
6. Unit exact orientation and mirror, if any are according to the technical Contract Appendix and detailed master plan. The above is only for Illustrative Purposes

VILLAS LOCATION



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4-BEDROOM VILLA

Internal Area: 216.2 m²
Terraces Area: 51.8 m²
Gross Area: 268.0 m²
Maid's Room & Driver's Room



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4-BEDROOM VILLA

Internal Area: 216.2 m²
Terraces Area: 51.8 m²
Gross Area: 268.0 m²
Maid's Room & Driver's Room



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4-BEDROOM VILLA

GROUND FLOOR PLAN



FIRST FLOOR PLAN



Internal Area: 216.2 m²
Terraces Area: 51.8 m²
Gross Area: 268 m²
Maid's Room & Driver's Room

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4-BEDROOM VILLA +PENTHOUSE

Internal Area: 232.6 m²
Terraces Area: 51.8 m²
Gross Area: 284.4 m²
Roof Terrace Area: 41.2 m²
Maid's Room & Driver's Room



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4-BEDROOM VILLA +PENTHOUSE

Internal Area: 232.6 m²
Terraces Area: 51.8 m²
Gross Area: 284.4 m²
Roof Terrace Area: 41.2 m²
Maid's Room & Driver's Room



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4-BEDROOM VILLA +PENTHOUSE

GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF FLOOR PLAN



Internal Area: 232.6 m²
Terraces Area: 51.8 m²
Gross Area: 284.4 m²
Roof Terrace Area: 41.2 m²
Maid's Room & Driver's Room

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3-BEDROOM VILLA

Internal Area: 192.8 m²
Terraces Area: 28.7 m²
Gross Area: 221.5 m²
Maid's Room & Driver's Room



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3-BEDROOM VILLA

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Maid's Room & Driver's Room



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3-BEDROOM VILLA

GROUND FLOOR PLAN



FIRST FLOOR PLAN



Internal Area: 192.8 m²
Terraces Area: 28.7 m²
Gross Area: 221.5 m²
Maid's Room & Driver's Room

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4-BEDROOM SPECIAL VILLA

Internal Area: 212.7 m²
Terraces Area: 38.6 m²
Gross Area: 251.3 m²
Maid's Room & Driver's Room



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4-BEDROOM SPECIAL VILLA

Internal Area: 212.7 m²
Terraces Area: 38.6 m²
Gross Area: 251.3 m²
Maid's Room & Driver's Room



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4-BEDROOM SPECIAL VILLA

STREET LEVEL FLOOR PLAN



LAGOON LEVEL FLOOR PLAN



Internal Area: 212.7 m²
Terraces Area: 38.6 m²
Gross Area: 251.3 m²
Maid's Room & Driver's Room

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3-BEDROOM SPECIAL VILLA

Internal Area: 182.5 m²
Terraces Area: 24.2 m²
Gross Area: 206.7 m²
Maid's Room & Driver's Room



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3-BEDROOM SPECIAL VILLA

STREET LEVEL FLOORPLAN



LAGOON LEVEL FLOORPLAN



Internal Area: 182.5 m²
Terraces Area: 24.2 m²
Gross Area: 206.7 m²
Maid's Room & Driver's Room

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4-BEDROOM TW IN-HOUSE

Internal Area: 177.3 m²
Terraces Area: 25.4 m²
Gross Area: 202.7 m²
Maid's Room



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4-BEDROOM TW IN-HOUSE

Internal Area: 177.3 m²
Terraces Area: 25.4 m²
Gross Area: 202.7 m²
Maid's Room



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4-BEDROOM TW IN-HOUSE

GROUND FLOOR PLAN



FIRST FLOOR PLAN



Internal Area: 177.3 m²
Terraces Area: 25.4 m²
Gross Area: 202.7 m²
Maid's Room

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SPECIAL TW IN-HOUSE

Internal Area: 170.3 m²
Terraces Area: 16.4 m²
Gross Area: 186.7 m²
Maid's Room



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SPECIAL TW IN-HOUSE

STREET LEVEL FLOORPLAN



LAGOON LEVEL FLOORPLAN



Internal Area: 170.3 m²
Terraces Area: 16.4 m²
Gross Area: 186.7 m²
Maid's Room

1. All rooms dimensions are measured to structural elements and exclude wall finished and construction tolerances 2. All materials, dimensions and drawings are approximate, information subject to change without notice 3. Actual areas may vary from the-stated area, Drawings not to scale. The developer reserves the right to make revisions 4. Actual front windows, porches, terraces, loggia and exterior trim detail may vary by elevation styles and floor level 5. Pools & Car parking canopies are not included 6. Unit exact orientation and mirror, if any are according to the technical Contract Appendix and detailed master plan. The above is only for Illustrative Purposes

4-PLEX TOWNHOUSE

Internal Area: 159.6 m²
Terraces Area: 13.4 m²
Gross Area: 173.0 m²
Maid's Room



1. This façade is subjected to minor amendments without prior notice 2. Specification, materials and/or colors might be changed based on the final design and material availability, actual unit finishings for front windows, porches, terraces, loggia and exterior trim may vary by elevation styles and floor level 3. This façade is for illustrative purposes 4. Pools & Car parking canopies are not included.

4-PLEX TOWNHOUSE

Internal Area: 159.6 m²
Terraces Area: 13.4 m²
Gross Area: 173 m²
Maid's Room



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6-PLEX TOWNHOUSE

Internal Area: 159.6 m²
Terraces Area: 13.4 m²
Gross Area: 173.0 m²
Maid's Room



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6-PLEX TOWNHOUSE

Internal Area: 159.6 m²
Terraces Area: 13.4 m²
Gross Area: 173.0 m²
Maid's Room



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TOWHOUSE

Internal Area: 159.6 m²
Terraces Area: 13.4 m²
Gross Area: 173 m²
Maid's Room

GROUND FLOOR PLAN

FIRST FLOOR PLAN



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CHA LETS LOCATION



- 1. Actual spaces areas may vary from the stated area in the masterplan
- 2. Drawings are not to scale
- 3. The developer reserves the right to make technical revisions, without notices
- 4. Each garden or plot shape may vary based on the location of the unit in the masterplan.

CHALETS

2BD CHALET:

Internal Area: 100.1 m²

Terraces Area: 7.3 m²

Gross Area: 107.4 m²

3BD CHALET:

Internal Area: 118.4 m²

Terraces Area: 5.9 m²

Gross Area: 124.3 m²

SENIOR CHALET:

Internal Area: 131.9 m²

Terraces Area: 10.5 m²

Gross Area: 142.4 m²

Maid's Room



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Finishing Specs

Villas:

Core and Shell

Finishing packages will be 1 year prior to delivery

Twin, Townhouses and Chalets:

Fully finished



1. All materials, specification, colors and furniture are tentative, and subjected to changes and alteration without notice depending on availability of specified materials, specification and/or colors 2. Finishing and furniture are according to the specs in Contract Appendix. The above is only for Illustrative Purposes



Starting Prices & Payment Plans

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Starting Prices

Unit Type	Starting Area	Starting Price
2-Bedroom Chalet	107 M ²	3.9 Million
3 Bedroom Chalet & Senior Chalet	124 M ²	4.7 Million
Townhouse	173 M ²	8.3 Million
Twin-house	186 M ²	10.6 Million
3 & 4 Bedrooms Standalone Villas	206 M ²	11.9 Million

Payment Plans:

5% down payment over 7 years

5% down payment, 5% after 3 months, over 8 years

10% down payment, over 6 years with **Special Discount**



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Thank You