


A town to love.

EL GOUNA, RED SEA



EL GOUNA

RED SEA

 Egypt

RESALE



EL GOUNA
ENTRANCE

MANSIONS

NORTH BAY

ANCIENT HILL

CYAN THE RANGE

KAMARAN

SHEDWAN

CHURCH

GHQ

WATERSIDE
CONDOS

SABINA

WEST GOLF

WEST VILLAS

PHASE 5
VILLAS

PHASE 4
VILLAS

PHASE 3
VILLAS

PEARL

SOUTH GOLF

PHASE 1
VILLAS

ABYDOS
MARINA

CLUB PARADISE
HOTEL

PHASE 2
VILLAS

MOVENPICK
RESORT & SPA

HILL VILLAS

THE GHEDI

DOWNTOWN

KAFR

SCHOOL

SPORTS
DISTRICT

G-SPACE

HOSPITAL

WEST WING

NORTH GOLF

TUBAN

MOSQUE

VALLEY

EL GOUNA

CAMPUS

UPPER
NUBIA

NEW
NUBIA

MIRAMAR
RESIDENCE

ITALIAN
COMPOUND

SOUTH
MARINA

GCCC

APT.
ISLAND

CYAN

SWAN LAKE

FAIRWAYS

ANCIENT SANDS

THE NINES

ANCIENT SANDS 04

ANCIENT SANDS 03

FANADIR BAY 02

ANCIENT SANDS THE VILLAS

FANADIR BAY 01

CASPIAN

FANADIR LAGOONS

CASA COOK

LA MAISON BLEUE

FANADIR SEA FRONT

FANADIR MARINA

UM JAMAR

NEW MARINA

ABU TIC MARINA

MANGROOVY

SHERATON MIRAMAR RESORT

STEIGENBERGER GOLF RESORT

GOLF VILLAS

PHASE 1 VILLAS

PHASE 2 VILLAS

PHASE 3 VILLAS

PHASE 4 VILLAS

PHASE 5 VILLAS

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CASA COOK

LA MAISON BLEUE



A TOWN LIKE NO OTHER

THE PARADISE OUT OF DESERT

El Gouna had started as one man's search to find the most beautiful spot on the seaside to build a house and small boat jetty.

Thirty years ago Samih Sawiris, Chairman of Orascom Development Holding, El Gouna's parent company, found that beautiful spot, conveniently located just north of Hurghada on the west coast of the Red Sea. It wasn't long before Sawiris' friends, struck by the splendor of the azure waters and dramatic backdrop of mountains, asked to join him, and the town slowly blossomed into the vibrant community that it is today.

AVAILABLE PROPERTIES





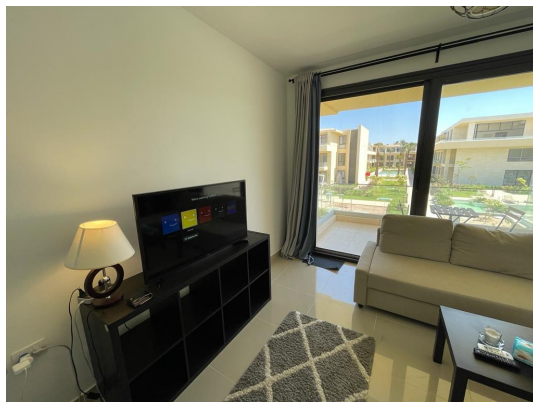
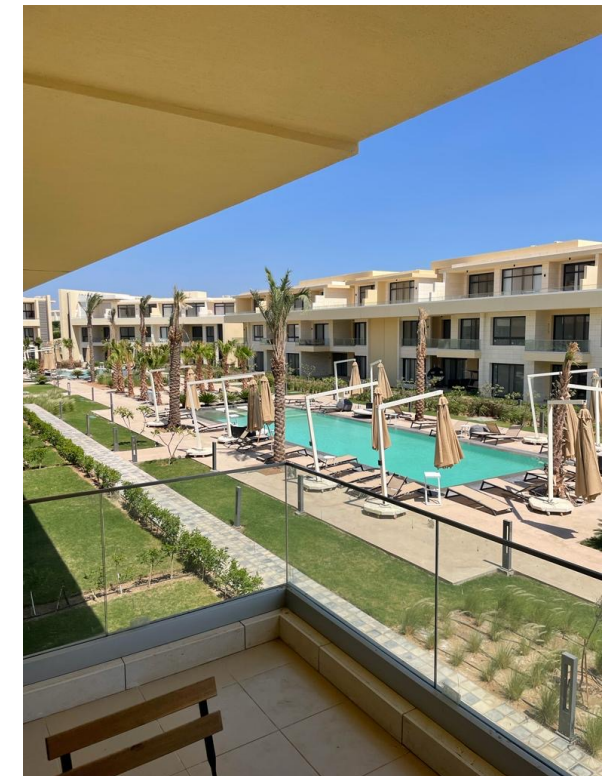
STUDIOS

FURNISHED STUDIO IN G CRIBS EL GOUNA



**FIRST FLOOR
PRIME LOCATION
FURNISHED**

PRICE 5,300,000



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FURNISHED STUDIO IN G CRIBS EL GOUNA



**FIRST FLOOR
PHASE 1
FURNISHED**

PRICE 5,300,000 EGP



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GROUND FLOOR STUDIO IN G CRIBS FULLY FURNISHED



PRIME LOCATION

PRICE 6,200,000

UPFRONT

5,700,000 EGP

REMAINING INSTALLMENTS

500,000EGP

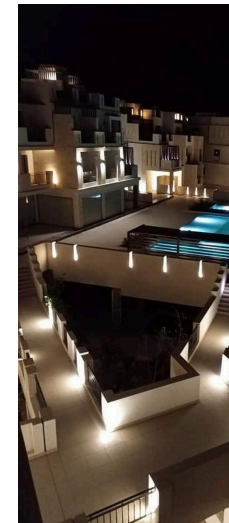
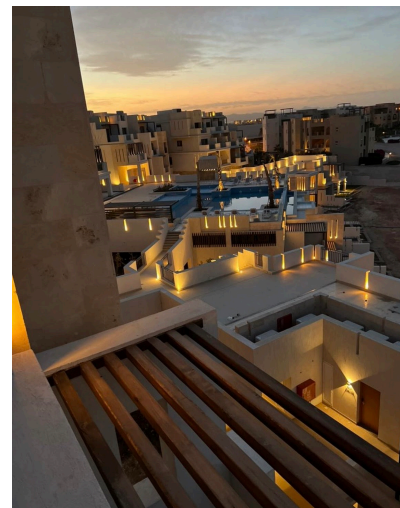


STUDIO CREEK EL GOUNA



Fully furnished
Appliances and Accessories Included
First Floor

5,900,000 EGP



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STUDIO CREEK EL GOUNA



**FULLY FURNISHED
GROUND FLOOR
PRIVATE POOL**

PRICE: 8,500,000 EGP



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1 BEDROOMS

ONE BEDROOM APARTMENT IN G CRIBS GROUND FLOOR



**BUA 69 SQM
GARDEN 52 SQM
OVERLOOKING THE POOL
FULLY FURNISHED AND EQUIPPED**

PRICE 7,750,000

PLUS ORASCOM FEES

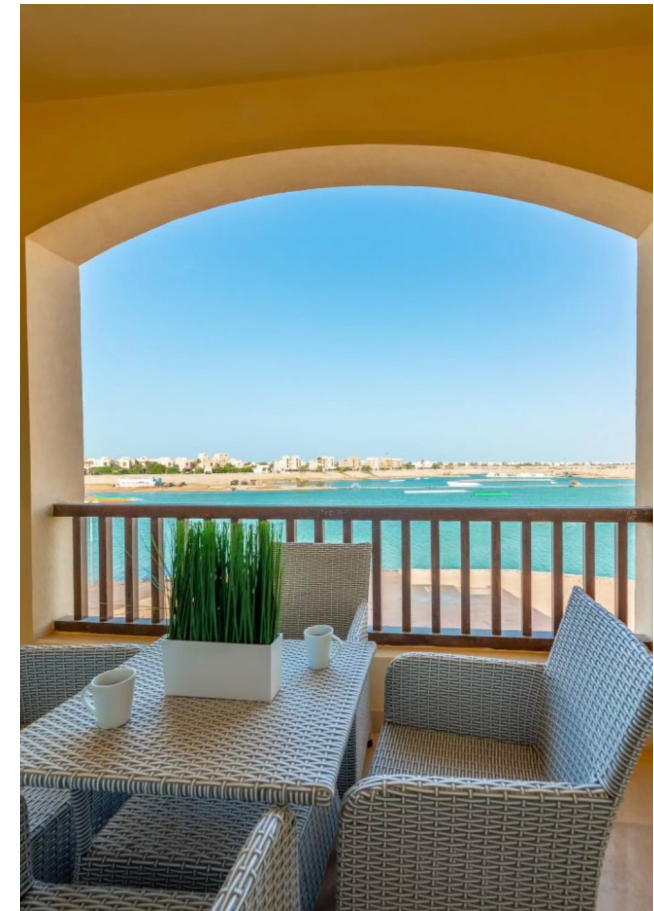


ONE BEDROOM IN WATER SIDE EL GOUNA FULLY FURNISHED



**FIRST FLOOR
PRIME LOCATION
OVERLOOKING THE LAGOON**

PRICE : 11,200,000



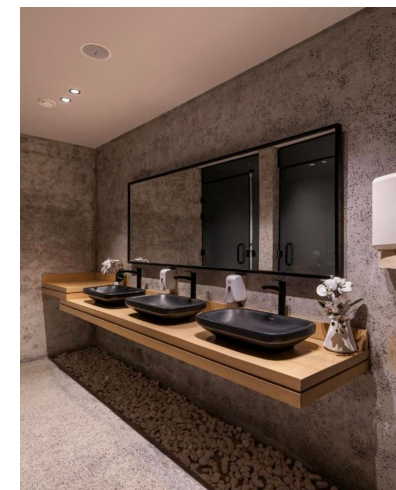
1 BEDROOM IN CREEK EL GOUNA

**FULLY FURNISHED
APPLIANCES INCLUDED
MOUNTAINS VIEW**

PRICE 9,500,000



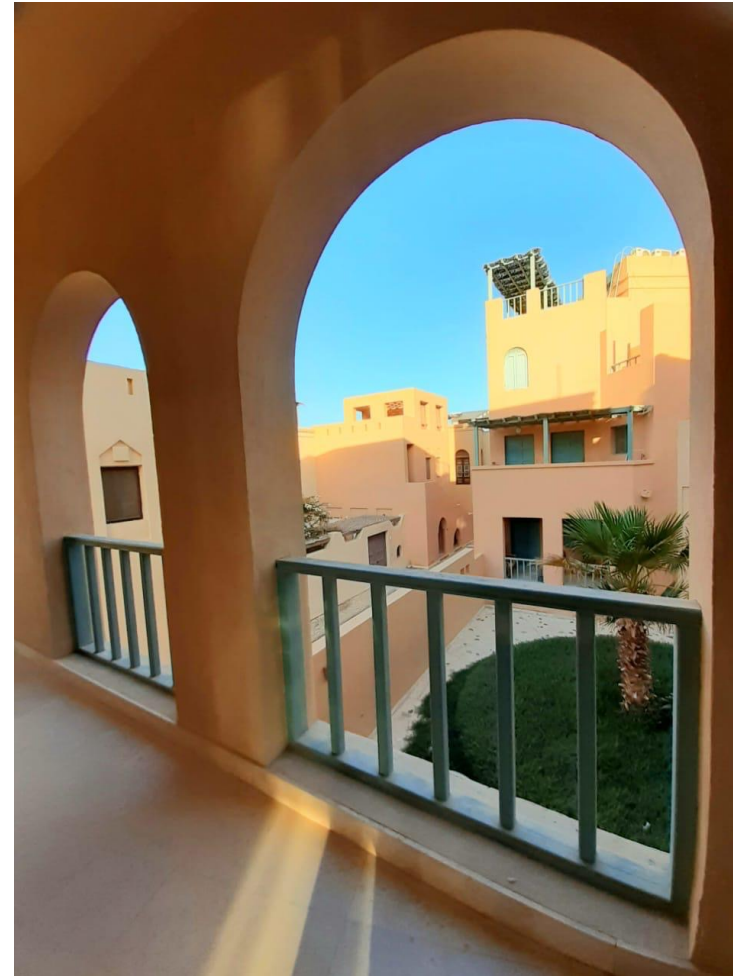
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ONE BEDROOM ABU TIG MARINA

**FIRST FLOOR
FURNISHED
ABU TIG MARINA**

PRICE : 250,000 \$



1 BEDROOM IN WEST GOLF GROUND FLOOR

**GROUND FLOOR
FULLY FURNISHED**

PRICE: 245,000 \$



ONE BEDROOM PHASE 3

**FIRST FLOOR
OVERLOOKING OPEN LAGOON**

PRICE 265,000 \$



ONE BEDROOM IN TAWILA

**FURNISHED
GROUND FLOOR
POOL & LAGOON VIEW**

PRICE : 285,000 \$

Tawila
EL GOUNA, RED SEA



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ONE BEDROOM SWAN LAKE EL GOUNA



**GROUND FLOOR
FULLY FURNISHED**

PRICE \$280.000
OR EQUIVALENT IN EGP



ONE BEDROOM WITH ROOF TERRACE IN TAWILA



**BUA 67 SQM
ROOF TERRACE 52 SQM
FULLY FURNISHED**

PRICE \$300,000
(COULD BE IN EGP)



ONE BEDROOM APARTMENT IN CYAN EL GOUNA

CYAN

**BUA 69 SQM
SECOND FLOOR
FULLY FURNISHED**

**PRICE \$330,000
(COULD BE IN EGP)**



2 BEDROOMS

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2 BEDROOMS IN SHOLAN 1

**GROUND FLOOR
2 BEDROOMS
2 BATHROOMS
PRIME LOCATION
FURNISHED**

PRICE 11,000,000 EGP



SPECIAL DESIGN 2 BEDROOMS IN G-CRIBS EL GOUNA



**PHASE 1
FIRST FLOOR
UPGRADED FINISHING
FULLY FURNISHED
APPLIANCES
ACS**

14,000,000 EGP



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2 BEDROOMS IN MANGROOVY

**POOL AND SEA VIEW
AREA: 125 SQM
VIEW: POOL AND SEA
FIRST FLOOR
FURNISHED**

PRICE: 28,000,000



2 BEDROOMS CYAN GROUND

CYAN

**FURNISHED
OVERLOOKING GOLF**

19,000,000 EGP



TWO BEDROOMS APARTMENT GROUND FLOOR

CYAN

LAGOON AND POOL VIEW
2 BEDROOMS
2 BATHROOMS
+ GUEST BATHROOM
FURNISHED
WITHOUT APPLIANCES

\$500,000



GROUND FLOOR 2 BEDROOMS G-CRIBS

- BEDROOMS GROUND**
- . BUA 110 SQM**
- . GARDEN 46 SQM**
- . FULLY FINISHED WITH ACS
AND KITCHEN CABINETS**

PRICE 12,500,000

Two Bedroom Apartments/D

Total Area	110 m ²
Average Garden	46 m ²
Average Terrace	7 m ²

Foyer	125 x 165 m
Kitchen & Dining Area	280 x 3.75 m
Living Area	3.20 x 3.75 m
Master Bedroom	4.00 x 3.90 m
Master Bathroom	185 x 2.70 m
Bedroom 01	4.00 x 3.75 m
Bathroom 01	185 x 2.70 m



FURNISHED 2 BR G-CRIBS GROUND FLOOR

AREA 115M2
2 AND HALF BEDROOMS
2 BATHROOMS
GROUND FLOOR
PANORAMIC POOL VIEW

PRICE € 285,000



2 BEDROOMS SWANLAKE EL GOUNA FURNISHED



**FULLY FURNISHED
2ND FLOOR
2 BEDROOMS
2 TOILETS
MAID'S ROOM**

**PRICE: €320,000
OR EQUIVALENT IN EGP**



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2 BEDROOMS SWANLAKE EL GOUNA



2 EN-SUITE BEDROOMS
NANNY'S ROOM
GUEST BATHROOM
135 SQM
FIRST FLOOR

18,000,000 EGP



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2 BEDROOMS IN JOUBAL LAGOON

**FURNISHED
2 BEDROOMS APARTMENT
2 BATHROOMS
GROUND FLOOR**

PRICE 22,000,000



2 BEDROOMS IN NEW MARINA



2 BEDS
2 BATHS
126 SQM
BIG TERRACE
NEXT TO SMOKERY BEACH, MARINA VIEW
FULLY FURNISHED
FIRST FLOOR

PRICE : \$480,000





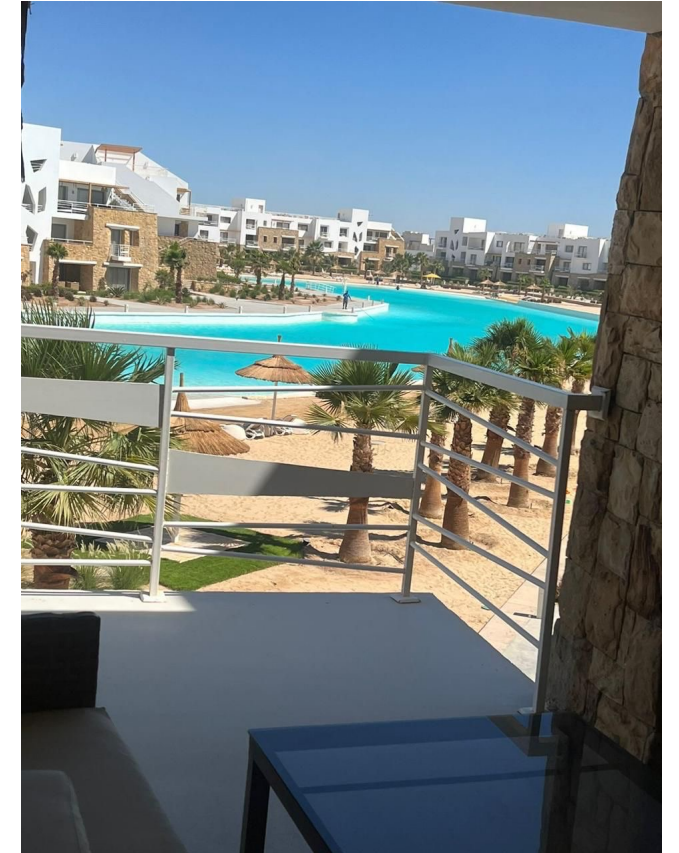
3 BEDROOMS

3 BEDROOMS IN SWANLAKE EL GOUNA



**FURNISHED
PRIME LOCATION
205 SQM
FURNISHED
FIRST FLOOR**

19,000,000 EGP

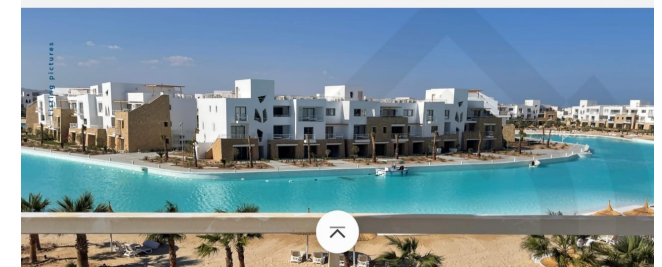


3 BEDROOMS PENTHOUSE IN SWANLAKE GOUNA



**PENTHOUSE VERY PRIME LOCATION
BUA 226 SQM 2ND FLOOR 157 SQM
3 BED ROOM, 2 BATHROOM,
BIG TERRACE AND FURNISHED KITCHEN.
ROOF : 69 SQM
FULLY FINISHED & AC'S**

PRICE
18,500,000



3 BEDROOMS SWANLAKE EL GOUNA



PRIME LOCATION
BUA 140 SQM
3 BED ROOM,
2 BATHROOM
BIG TERRACE

PRICE 17,000.000
50% IN ADVANCE AND REST
OVER ONE YEAR PAYMENT PLAN



SPACIOUS 3BR PENTHOUSE SWANLAKE



- LUXURIOUS 3-BEDROOM PENTHOUSE WITH STUNNING DESIGN
- SPACIOUS 270 SQM LIVING AREA WITH ROOFTOP ACCESS
- 3 MASTER BEDROOMS WITH DOUBLE LAGOON AND SEA VIEWS
- FULLY FURNISHED FOR YOUR CONVENIENCE
- SEPARATE NANNY'S ROOM
- GUEST BATHROOM FOR ADDED CONVENIENCE

PRICE : 22,500,000 EGP



3 BEDROOMS GROUND FLOOR SWANLAKE EL GOUNA

PRIME LOCATION

AREA: 150 SQM

GARDEN : 60 SQM

INCLUDING OUTDOOR AND GARDEN

OVERLOOKING THE CRYSTAL LAGOON

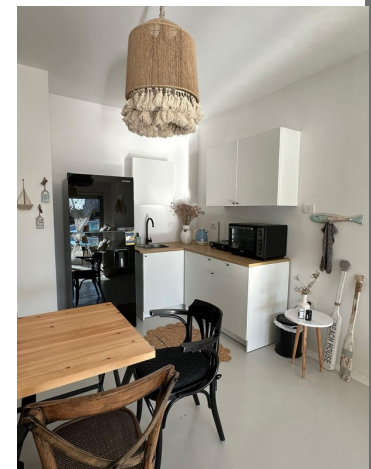
FULLY FINISHED WITH ACS & KITCHEN CABINET

PRICE: 390,000 \$


SWANLAKE
El Gouna



25-OCT-24



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VILLAS

23-Oct-24

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3BR TOWNHOUSE IN SOUTH MARINA POOL VIEW

**3 BEDROOMS
3 BATHROOMS
FULLY FURNISHED**

PRICE: 385,000 \$



FURNISHED TOWNHOUSE IN G CRIBS



**Fully furnished
3 BEDROOMS
3 BATHROOMS
PRIME LOCATION
POOL VIEW
HUGE TERRACES**

PRICE 18,000,000



23-Oct-24

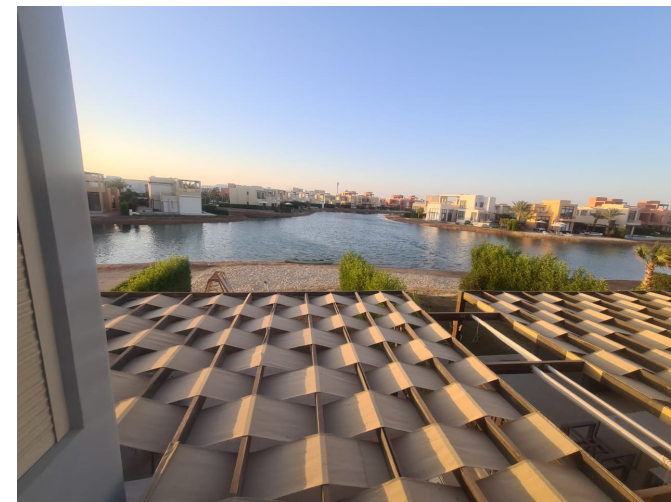
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TOWNHOUSE TAWILA

Tawila
EL GOUNA, RED SEA

**TAWILLA
TOWNHOUSE
3 BEDROOM
3 BATHROOM
143 BUILDING AREA
250 TOTAL AREA**

PRICE 26,500,000 EGP



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FULLY FURNISHED CORNER TOWNHOUSE IN CYAN EL GOUNA

CYAN

**3 BEDROOMS
3 BATHROOMS**

PRICE \$570,000

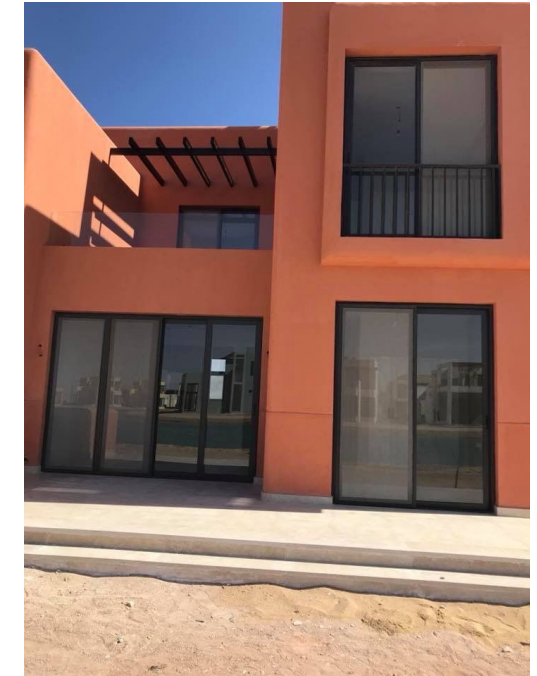


FURNISHED TOWNHOUSE IN TAWILA



**MIDDLE UNIT
3 BEDROOMS
3 BATHROOMS**

PRICE € 380,000



TOWNHOUSE IN UPPER NUBIA

**COMPLETE RENOVATED.
3 BIG BEDROOMS,
2 BATHROOMS.
2 TERRACES,
1 BIG BALCONY
A INSTALLED ROOF WITH SITTING AREA AND JACUZZI.**

**PRICE € 540,000
EGP 28,600,000**



EXCEPTIONAL CORNER TOWNHOUSE SHEDWAN

CORNER TOWNHOUSE FOR SALE

BUA: 153 SQM

LAND: 450 SQM

4 BEDROOMS

DRIVER'S ROOM

INCLUDING SWIMMING POOL 30M

PRICE 750,000 \$

INCLUDING INSTALLMENTS



STAND ALONE IN TAWILA EL GOUNA 4BR WITH HEATED POOL



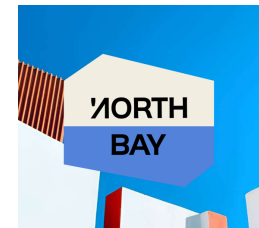
**THIS BRAND NEW ULTRA MODERN VILLA IN TAWILA
OFFERS 4 BEDROOMS, PRIVATE HEATED POOL,
AND BREATHTAKING LAGOON VIEWS.**

**4 BEDROOMS
4 BATHROOMS
NANNY'S ROOM**

PRICE \$750,000



4BR STAND ALONE IN NORTH BAY



BUILT UP AREA: 286 SQM
ROOF: 31 SQM
COVERED TERRACE: 54 SQM
OPEN TERRACE: 31 SQM
LAND: 947 SQM

TOTAL PRICE: 1,835,352 USD



TO BE PAID IN EGP IN BANK RATE: 86,261,574 EGP

DOWN PAYMENT: 39,639,094 EGP
REMAINING: 47,085,612 EGP (TO BE PAID QUARTERLY,
FIRST INSTALLMENT ON 01.11.2024
LAST INSTALLMENT ON 01.11.2028

