

LARIMAR IV

Signature Residences

PORT GHALIB



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LOCATION & BEACH ACCESS



Signature Residences

**SHARED GATE ACCESS –
ELITE VILLAS +
SIGNATURE RESIDENCE**

 270 m
TO THE
LAGOON BEACH

— BUILDINGS 7, 8 & 9 – LAUNCH PHASE —

ELITE VILLAS ACCESS

GATE B



 **350 m**
TO THE RED SEA
BEACH

LAUNCH BUILDINGS

7

8

9

CONTEXT BUILDINGS

GATE ACCESS

GATE A SHARED GATE ACCESS –
ELITE VILLAS +
SIGNATURE RESIDENCE

GATE B ELITE VILLAS ACCESS

GATE C SIGNATURE RESIDENCE ACCESS

BOARDWALK

BOULEVARD

GATE C

SIGNATURE RESIDENCE ACCESS

10

9

8

7

6

5

CHAMPS-ÉLYSÉES

**LARIMAR
SQUARE**



GREEN AREAS



CLUBHOUSE



24/7 SECURITY



PARKING

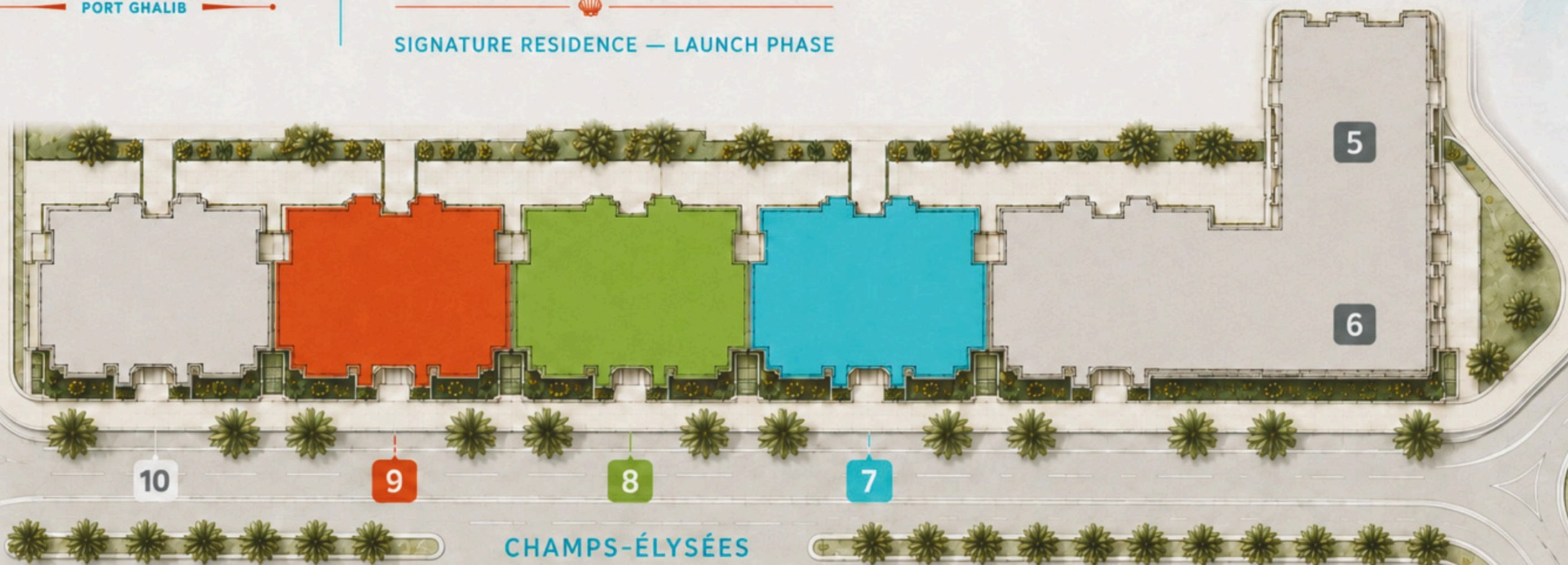


GATED COMMUNITY

LAUNCH BUILDINGS

BUILDINGS 7, 8 & 9

SIGNATURE RESIDENCE — LAUNCH PHASE



7 — LAUNCH 8 — LAUNCH 9 — LAUNCH CONTEXT



KEY PLAN

RESIDENT FACILITIES

LANDSCAPED RESIDENTIAL ARRIVAL



FACILITIES WITHIN THE MASTERPLAN



GREEN AREAS

Landscaped gardens and pedestrian-friendly outdoor spaces.



CLUBHOUSE

A dedicated social and leisure space for residents.



24/7 SECURITY

Controlled access and continuous community monitoring.



PARKING

Designated resident parking areas.



GATED COMMUNITY

Private controlled access for residents and guests.

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— PORT GHALIB —

BUILDING 9

GROUND FLOOR

STUDIOS • APARTMENTS • PRIVATE GARDENS

RETAIL FRONTAGE



GROUND FLOOR

82 m² Apartment + 45 m² Garden



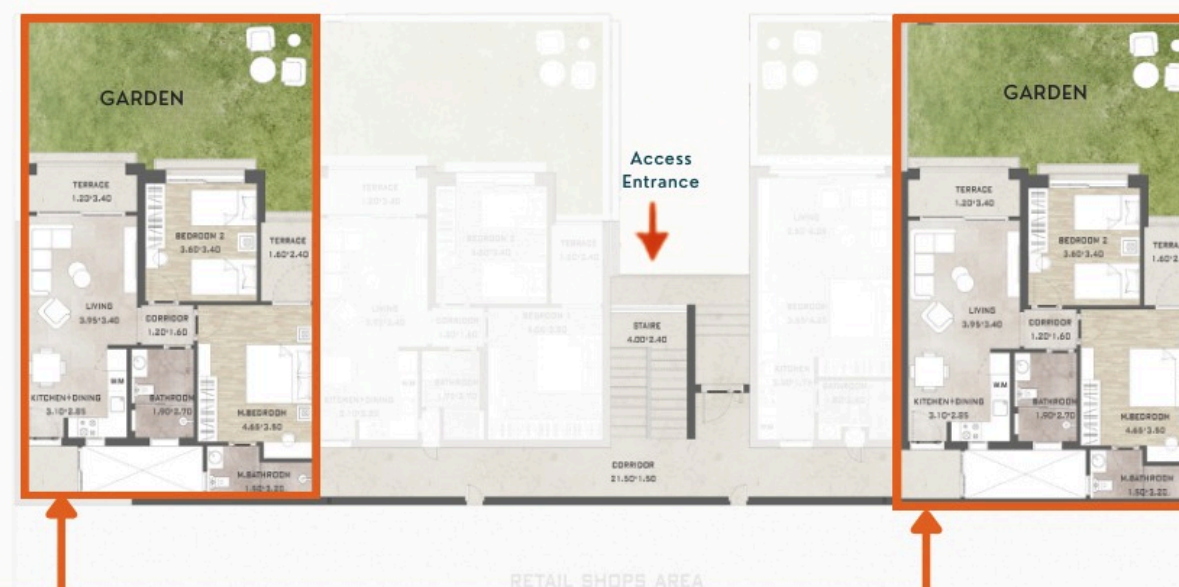
APARTMENT (2B-2B)

Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€115000	€18000	€120,000	€125000	€130,000

9-001 floor plan overview

9-004



VIEW

PROJECT VIEW — NORTH

AP-001 - 002 • 82 m² • Garden 45 m²

GROUND FLOOR

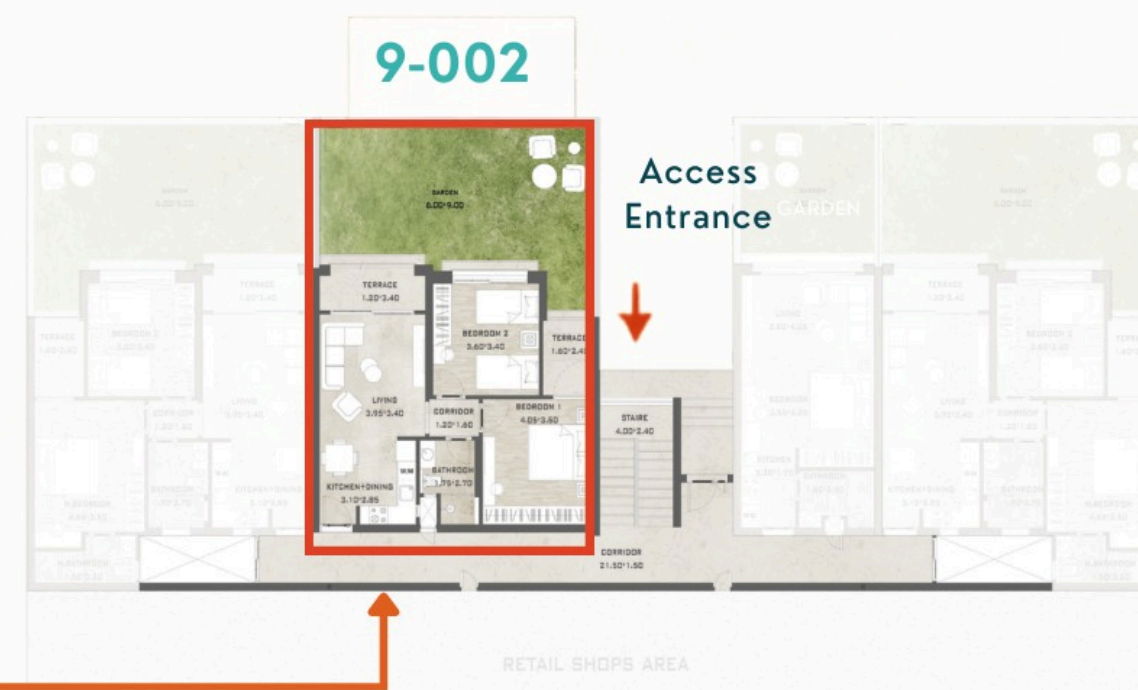
76 m² Apartment + 45 m² Garden



Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€111,000	€18000	€116000	€121,000	€125,000

floor plan overview



VIEW

PROJECT VIEW — NORTH

AP-002 • 76 m² • Garden 45 m²

GROUND FLOOR

41 m² STUDIO + 20 m² Garden

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Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€80,000	€18000	€84,000	€88,000	€92,000
0	0	0	0	0

floor plan overview



VIEW

PROJECT VIEW — NORTH

ST-003 • 41 m² • Garden 20 m²

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1ST FLOOR
APARTMENTS & STUDIOS

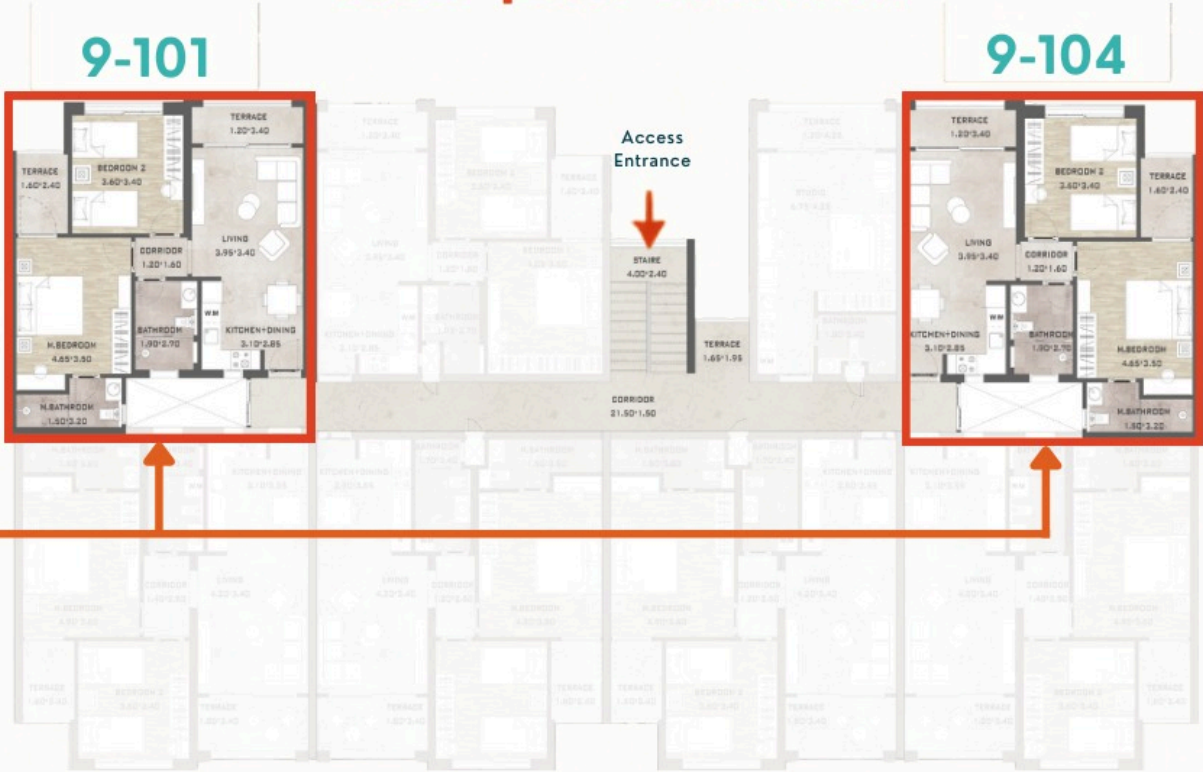
FIRST FLOOR
82 m² Apartment



Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€104,000	€18000	€108,000	€112,000	€116,000

floor plan overview



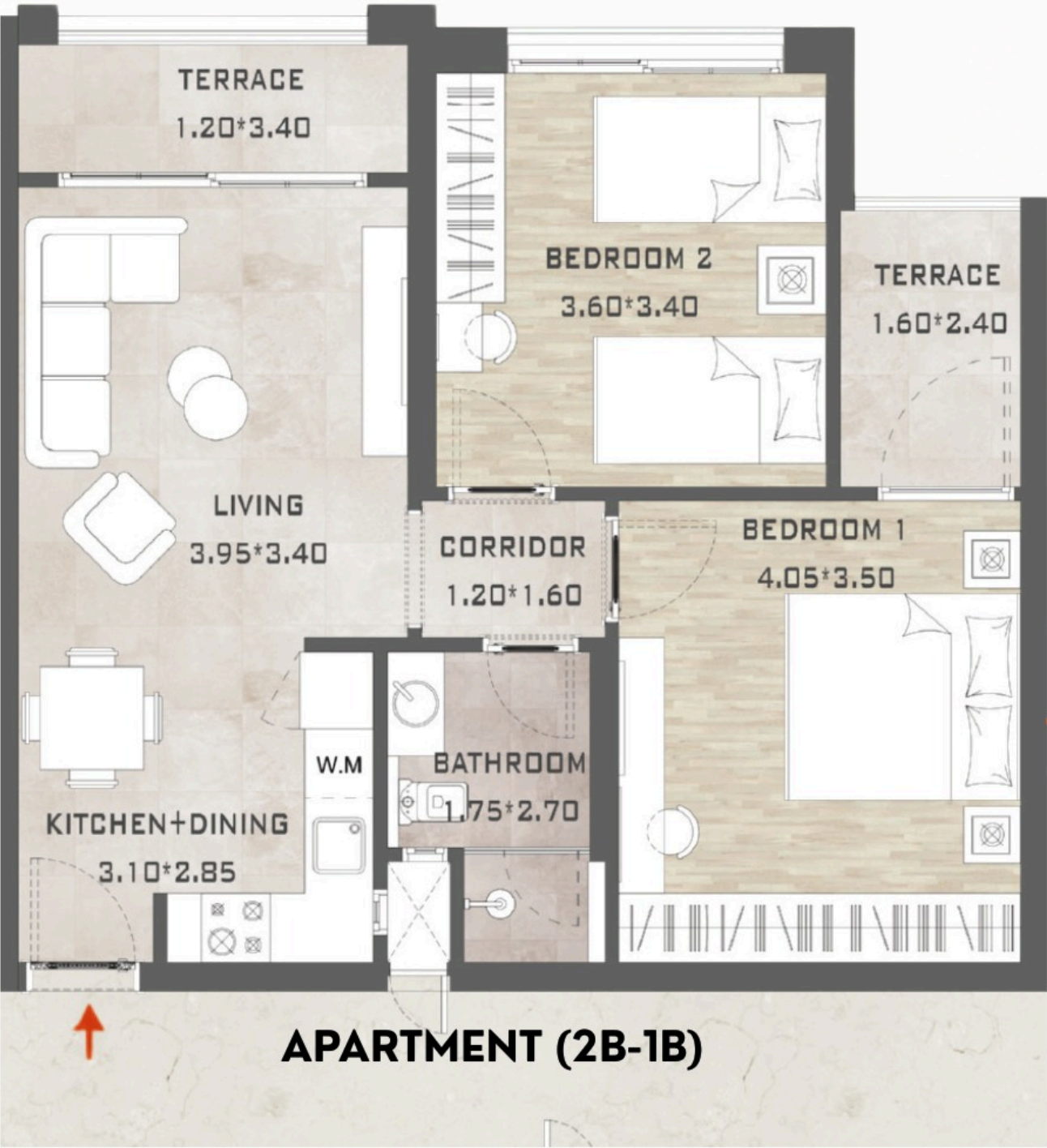
VIEW

PROJECT VIEW — NORTH

AP-101-104

• 82 m²

FIRST FLOOR
76 m² Apartment



Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€99,000	€18000	€103,000	€107,000	€111,000

floor plan overview
9-102



VIEW

PROJECT VIEW — NORTH

AP-102

• 76 m²

FIRST FLOOR
42 m² Studio



Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€69,000	€18000	€73,000	€77,000	€81,000

floor plan overview



VIEW

PROJECT VIEW — NORTH

ST-103

• 42 m²

FIRST FLOOR
92 m² Apartment

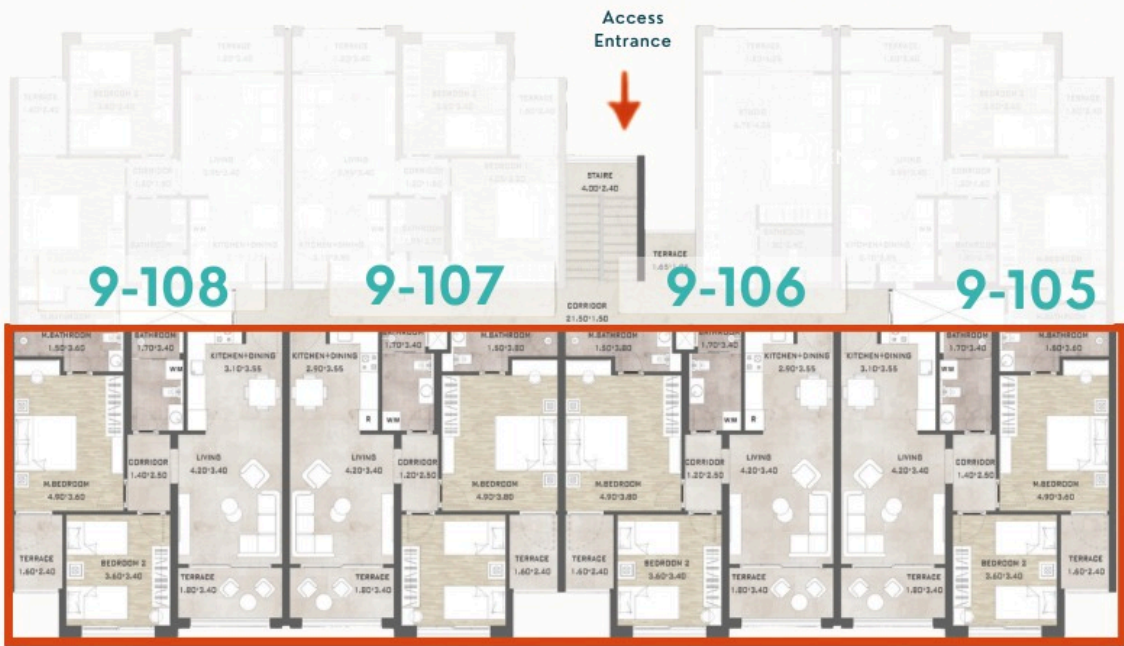


APARTMENT (2B-2B)

Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€104,000	€18000	€108,000	€112,000	€116,000

floor plan overview



VIEW

CHAMPLYSEE VIEW — SOUTH

AP-108-107-106-105

• 92 m²

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SECOND FLOOR + PRIVATE ROOF

APARTMENTS, STUDIOS & PRIVATE ROOFTOPS

SECOND FLOOR

82 m² Apartment + 70m² Roof terrace

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VIEW

PROJECT VIEW — NORTH

Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€120,000	€18000	€125,000	€130,000	€135,000

9-201

floor plan overview

9-204



R9-201-204

Roof-70 m²

AP-201-204 • 82 m²

SECOND FLOOR

76 m² Apartment + 65 m² Roof Terrace



VIEW

PROJECT VIEW — NORTH

Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€116,000	€18000	€121,000	€126,000	€131,000

floor plan overview

9-202

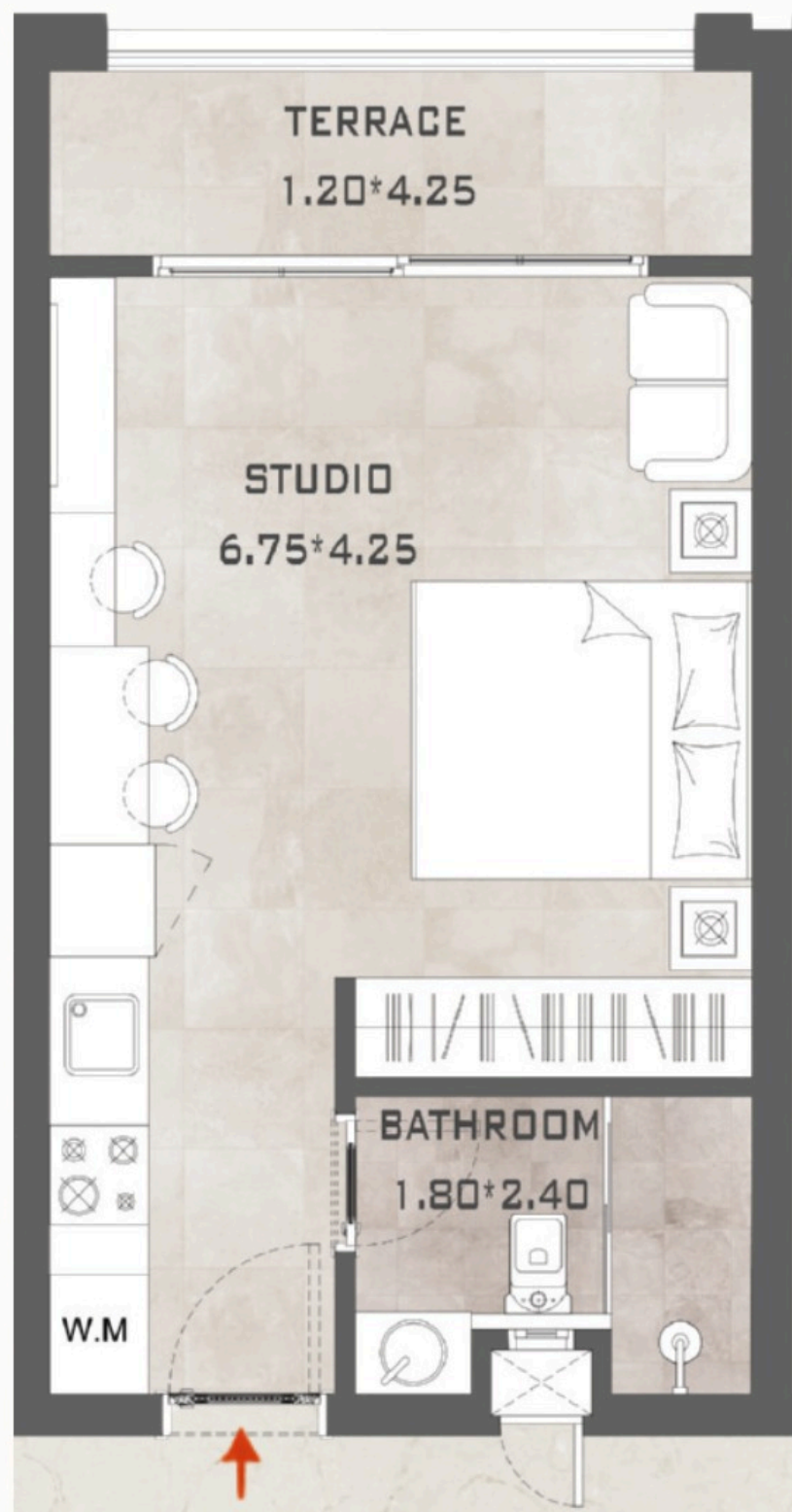


R9-202
Roof 65 m²

AP-202 • 76 m²

SECOND FLOOR

42 m² Studio + 35 m² Roof Terrace



Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€80,000	€18000	€84,000	€88,000	€92,000

floor plan overview



Roof 35 m²



R9-203

VIEW

PROJECT VIEW — NORTH

ST-203

• 42 m²

SECOND FLOOR

92 m² Apartment + 80 m² Roof Terrace



APARTMENT (2B-2B)

VIEW

CHAMPLYSEE VIEW — SOUTH

Payment Plan

CASH PRICE	RESERVATION FEES	1 YEAR	2 YEARS	3 YEARS
€125,000	€18000	€130,000	€135,000	€140,000

floor plan overview



R9-208-207-206-205
80 m² Roof

AP-208-207-206-205

• 92 m²

BUILDING 9

BUILDING OVERVIEW & RESIDENCES



BUILDING 9 AT A GLANCE

- 20 residences
- 4 ground-floor residences
- 8 first-floor residences
- 8 second-floor residences
- Private roof terraces linked to corresponding second-floor residences
- Retail frontage shown for architectural context only

GARDEN-RESIDENCE LIFESTYLE



APARTMENT INTERIOR



RESERVATION FEE

€18,000

NOTES

- Garden residences are available on selected ground-floor units.
- Private roofs are linked to their corresponding second-floor residences.

UNIT MIX & PAYMENT OPTIONS

UNIT TYPE	SIZE	CASH PRICE STARTING FROM	PRICE / m ²	1 YEAR	2 YEARS	3 YEARS
STUDIO	41 m ²	€69,000	€1,683 / m ²	€73,000	€77,000	€81,000
2BR / 1BA	76 m ²	€99,000	€1,303 / m ²	€103,000	€107,000	€111,000
2BR / 2BA	82 m ²	€104,000	€1,268 / m ²	€108,000	€112,000	€116,000
2BR / 2BA	92 m ²	€104,000	€1,130 / m ²	€108,000	€112,000	€116,000

Price / m² is calculated from the starting cash price.

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DISCLAIMER

All plans, dimensions, areas, distances, prices, payment terms, images and illustrations in this brochure are indicative and for presentation purposes only. Final specifications, layouts, landscaping, amenities and finishes may vary subject to authority approvals, detailed design and construction. Furniture and decorative elements are illustrative and are not included unless stated in the sale agreement. Prices and availability may change without prior notice. The signed sale agreement and its annexes shall prevail. Terms and conditions apply.



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