



BEIT AL BAHR

ELABD RESORT
SIDIHENEISH

EAST BAY

Chalets



BE here be YOU



Reminiscent of good old summer days, Beit Al Bahr is a refined beachfront escape spread over 450 acres. Surrounded by turquoise waters and golden sands, this tranquil haven is located in El-Abd Resort-Sidi Heneish, with a private 3.5 km beach offering stunning views.

A woman in a white dress with black polka dots stands in shallow, clear blue water. The water is so clear that the sandy bottom is visible, creating a shimmering, iridescent effect. To the left, a vertical strip of golden sand is visible. The overall mood is serene and nostalgic.

YESTERDAY'S SUMMER

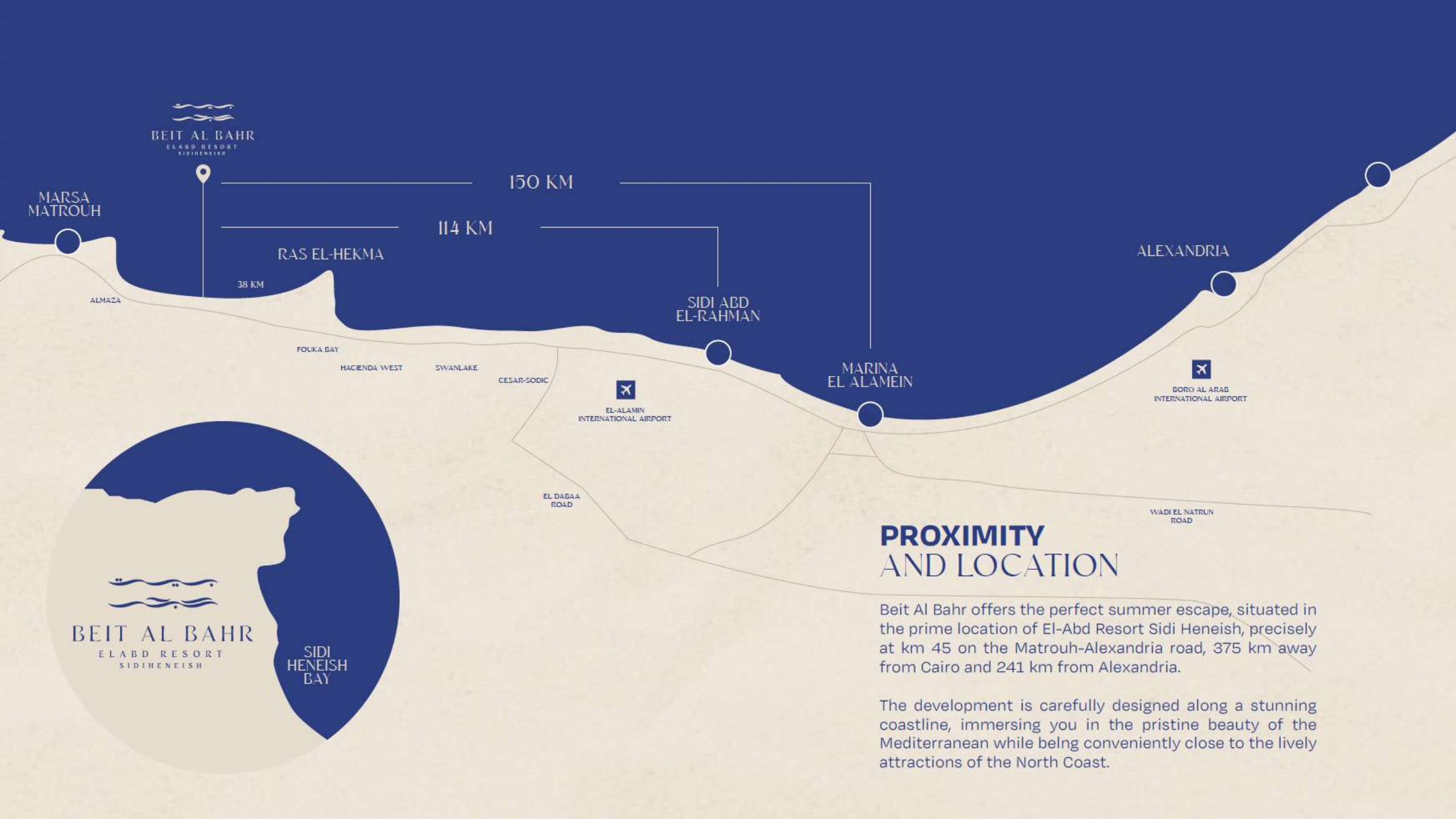


Back in the days, a perfect summer day was as simple as waking up with sand in your toes. Beit Al Bahr brings back summer as it once was and as it always should be. Everything around you calls for a truly authentic summer experience, where homes are filled with daylight and waves catch up to the shore.

NATURE MANIFESTED



In the symphony of life, the elements earth, water, air, and fire play a significant role in shaping our reality. Nature influences our homes, while water's movements impact cultures and civilizations. Human creation, especially in architecture, becomes a canvas where elemental forces convey meaning beyond simple functionality. The elements symbolize aspects of life in culture and art.



BEIT AL BAHR
EL ABD RESORT
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MARSA
MATROUH

150 KM

114 KM

RAS EL-HEKMA

38 KM

SIDI ABD
EL-RAHMAN

ALEXANDRIA

MARINA
EL ALAMEIN

EL-ALAMIN
INTERNATIONAL AIRPORT

BORG AL ARAB
INTERNATIONAL AIRPORT

BEIT AL BAHR
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SIDIHENEISH

SIDI
HENEISH
BAY

PROXIMITY AND LOCATION

Beit Al Bahr offers the perfect summer escape, situated in the prime location of El-Abd Resort Sidi Heneish, precisely at km 45 on the Matrouh-Alexandria road, 375 km away from Cairo and 241 km from Alexandria.

The development is carefully designed along a stunning coastline, immersing you in the pristine beauty of the Mediterranean while being conveniently close to the lively attractions of the North Coast.



BEACH-FRONT BEAUTY MAXIMIZED

MASTERPLAN

Rolling out on 450 acres of land, Beit Al Bahr is smartly designed from the inside to the outside to glorify the beauty of open spaces, thanks to an innovative configuration that invites a 3.5 km beachfront into every corner of your home. The masterplan's unique form is looped around people and privacy, bringing them closer to seafront serenity, shimmering pools and an abundant variety of authentic experiences while lending an original air of flexibility to all unit types. All homes are evenly spread out to guarantee utmost exclusivity, surrounded by a green foliage of native plantations for a daily dose of natural inspiration.

MASTER PLAN KEY

- SHORES
- ROOTS
- HILLS
- EASTBAY
- COMMERCIAL AREAS
- HOTELS

An aerial photograph of a body of water, showing a dense pattern of small, concentric ripples across the entire surface. The water is a deep blue color, with lighter blue highlights where the ripples catch the light. The overall texture is organic and fluid.

EAST BAY



Welcome to

EAST BAY

Where the essence of the water element takes center stage, a picture-perfect, glimmering sea glistens in the background. East Bay brings back a summer worth living for.





EAST BAY

Master plan

AMENITIES EXPERIENCES AWAIT



ORGANICALLY DESIGNED

Our architecture blends in harmony with nature, offering residents aesthetic appeal.

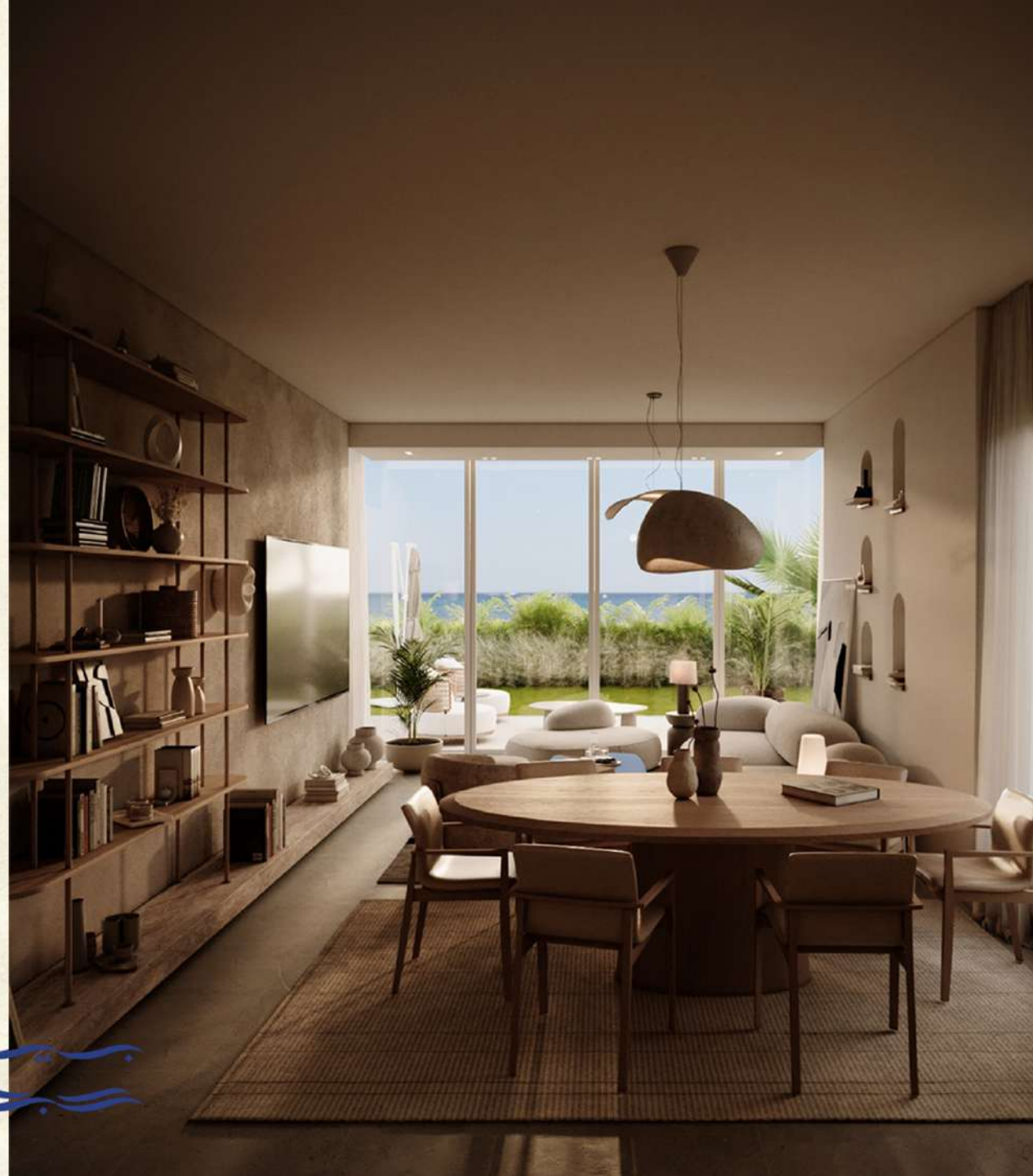
FULLY FINISHED UNITS:

Reflecting meticulous attention to detail, providing a move-in ready space where comfort and style converge effortlessly.



BREATHTAKING SEA VIEWS

Each unit features crystal clear sea views, allowing you to immerse yourself in the beauty and calm of your surroundings.



EAST BAY



Chalet

Ground floor

3 Bedrooms

Name	Width	Length
Reception	4.1	4.1
Dining	3.1	4.1
Kitchen	2.75	2.65
Terrace	5.45	7.8
Nanny's room	3.65	2.4
Nanny's toilet	1.45	1.35
Master bedroom 01	5.35	2.8
Master bathroom 01	2.75	1.55
Master bedroom 02	3.95	4.6
Master bathroom 02	2.5	2
Bedroom 03	3.4	3.15
Bathroom 03	2.5	2.4
Dressing	1.95	1.7



Chalet area 170 sqm



Disclaimer: The sales and purchase agreement constitutes all the rights and obligations agreed between the seller and the buyer, the content of this document is hereby considered as "a non-obligatory guiding draft".

Chalet

First floor

3 Bedrooms

Name	Width	Length
Reception	4.15	4.1
Dining	4.3	4.1
Kitchen	3	2.9
Terrace	5.45	7.8
Nanny's room	2	2.6
Nanny's toilet	2	1.35
Master bedroom 01	5.35	2.8
Master bathroom 01	2.75	1.55
Master bedroom 02	3.95	4.6
Master bathroom 02	2.5	2
Bedroom 03	3.4	3.15
Bathroom 03	2.5	2.4
Dressing	1.95	1.7



Chalet area 150 sqm

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320
C

320
A









ABOUT THE DEVELOPER

Beit Al Bahr is the brainchild of three prominent entities in the Egyptian market, collectively forming BAM, a Joint-Venture consisting of:

EL ABD

The visionary behind identifying Sidi Heneish Bay as the Crown Jewel of the North Coast over 30 years ago

GUIRA

A master contractor & home developer founded by the Badawy family, renowned for their expertise in engineering and construction in Alexandria and the North Coast.

J-BY-IWAN

A boutique high-end development company founded by Ehab & Waleed Mokhtar, the founders of Iwan Developments.



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