



Arc of Soma LAGOON EDITION

Luxurious Residential Suites

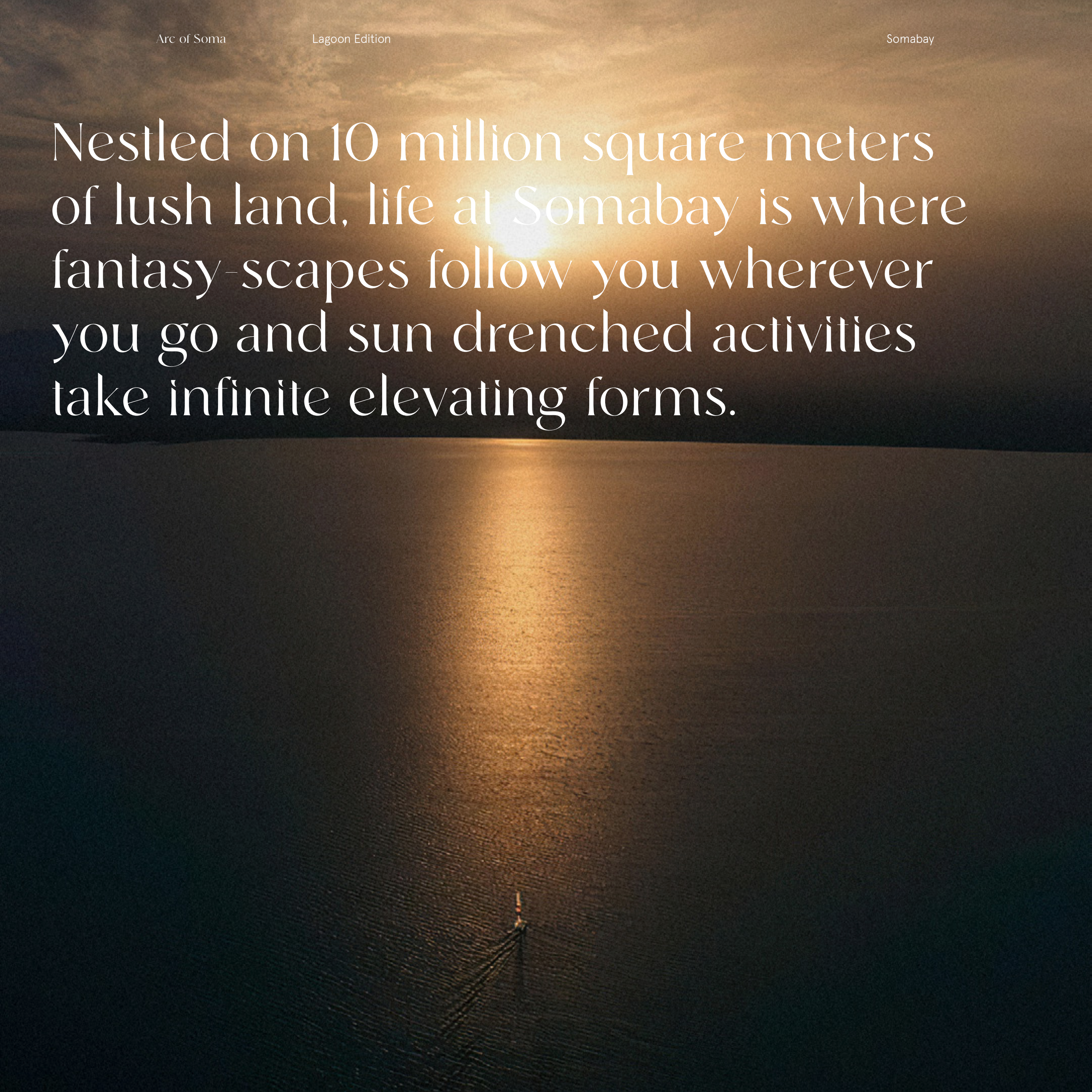
Glistening on an idyllic peninsula under the Red Sea's year-round sun, Somabay is a paradise getaway famed for its clear sapphire waters, white sandy beaches and intricate tapestry of coral reefs, upping its exclusivity factor by mere topography.

01

Expertly conceived to evoke a laid-back feeling, every aspect of the heavenly development is sympathetic to nature, painting colorful experiences around its lively marina and soul-soothing jetty, so you can take recharge or decelerate.

Home to 5 luxury resort hotels and a signature portfolio of residential properties, Somabay's one-of-a-kind settings with its full complement of premium amenities are the stage for incomparable experiences alongside friends and family.

Nestled on 10 million square meters of lush land, life at Somabay is where fantasy-scapes follow you wherever you go and sun drenched activities take infinite elevating forms.



Arc of Soma

Crowning the Tip of Somabay's Peninsula

Arc of Soma Suites is expertly nestled at the tip of Somabay's peninsula, setting it as a unique sanctuary of calm where clear blue skies meet the open sea. The project's unrivaled location allows residents to forge an exclusive connection with virgin nature while enjoying contemporary living, thanks to modular designs that invite the outdoors inside.



Arc of Soma

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*Drone Image



Arc of Soma

Arc of Soma

Lagoon Edition

Somabay



LAGOON EDITION

Extending natural beauty With the 2nd largest Jetty in Somabay

Arc of Soma takes natural recreation to a whole new level with the second largest jetty in the destination, stretching on 285 meters into shimmering azure waters to promise tales of the sea yet to be told. Planned to be completed in 5 impressive months, the new extension acts as a lively anchor for residents of Arc of Soma looking to connect in breathtaking settings where the sun dips below the horizon, casting golden rays across the rippling surface. The extension intelligently complements the Soma Jetty in front of Breakers Hotel, opening airy room for cherished experiences to bloom where the sky meets the open sea.





Somabay's Signature Acqua Lagoon

Arc of Soma Acqua Lagoon redefines water-front living from a signature perspective. Thoughtfully designed to boast large windows, your home invites generous intervals of daylight inside while inviting you to forge a direct connection with lagoon serenity from the comfort of your own living room.

Here, the community transforms into a canvas of azure blues and tranquil moments, where every single day feels like a celebration of nature's beauty.



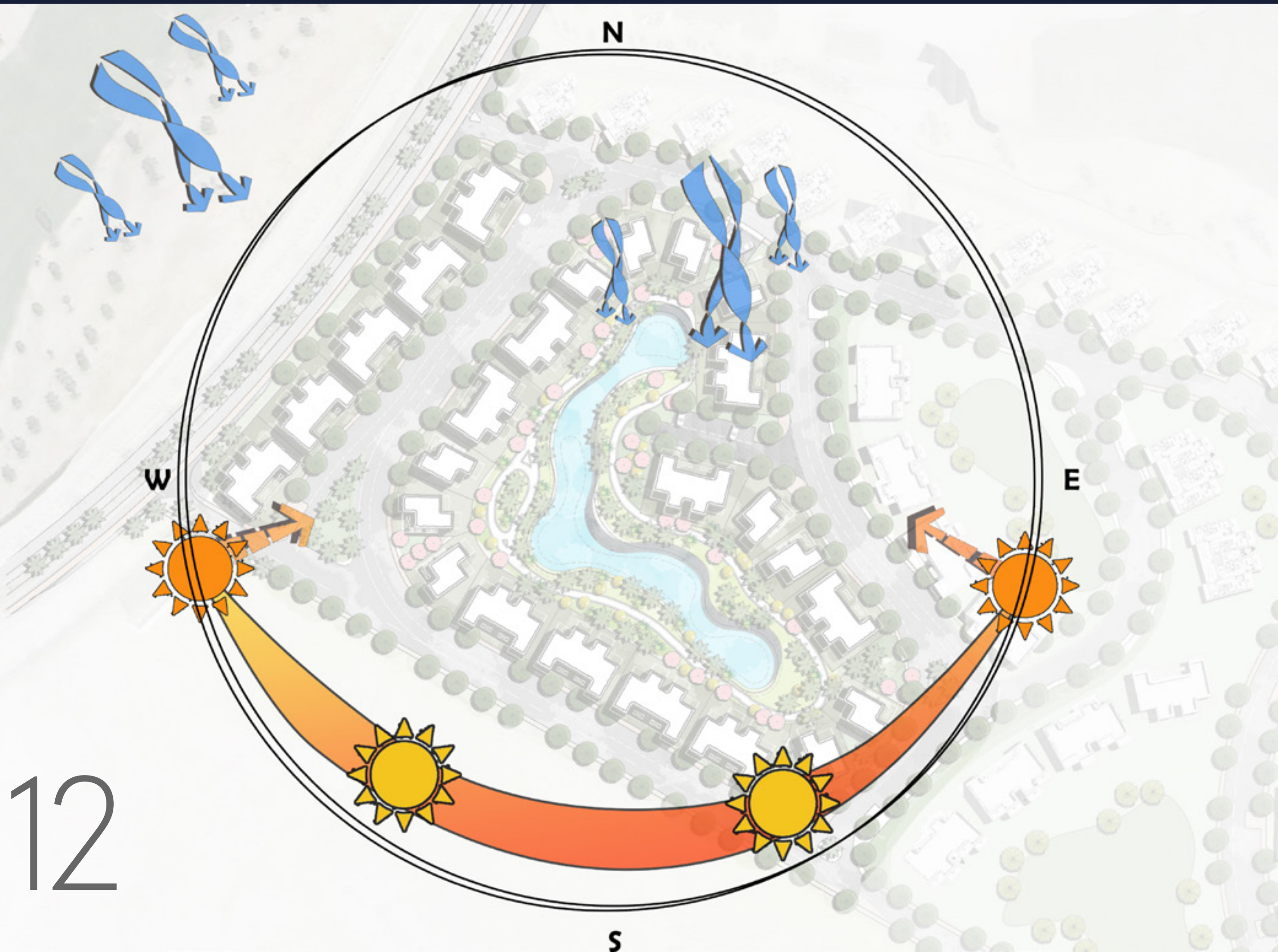
Arc of Soma Lagoon Edition Masterplan.



Arc of Soma Lagoon Edition Masterplan.



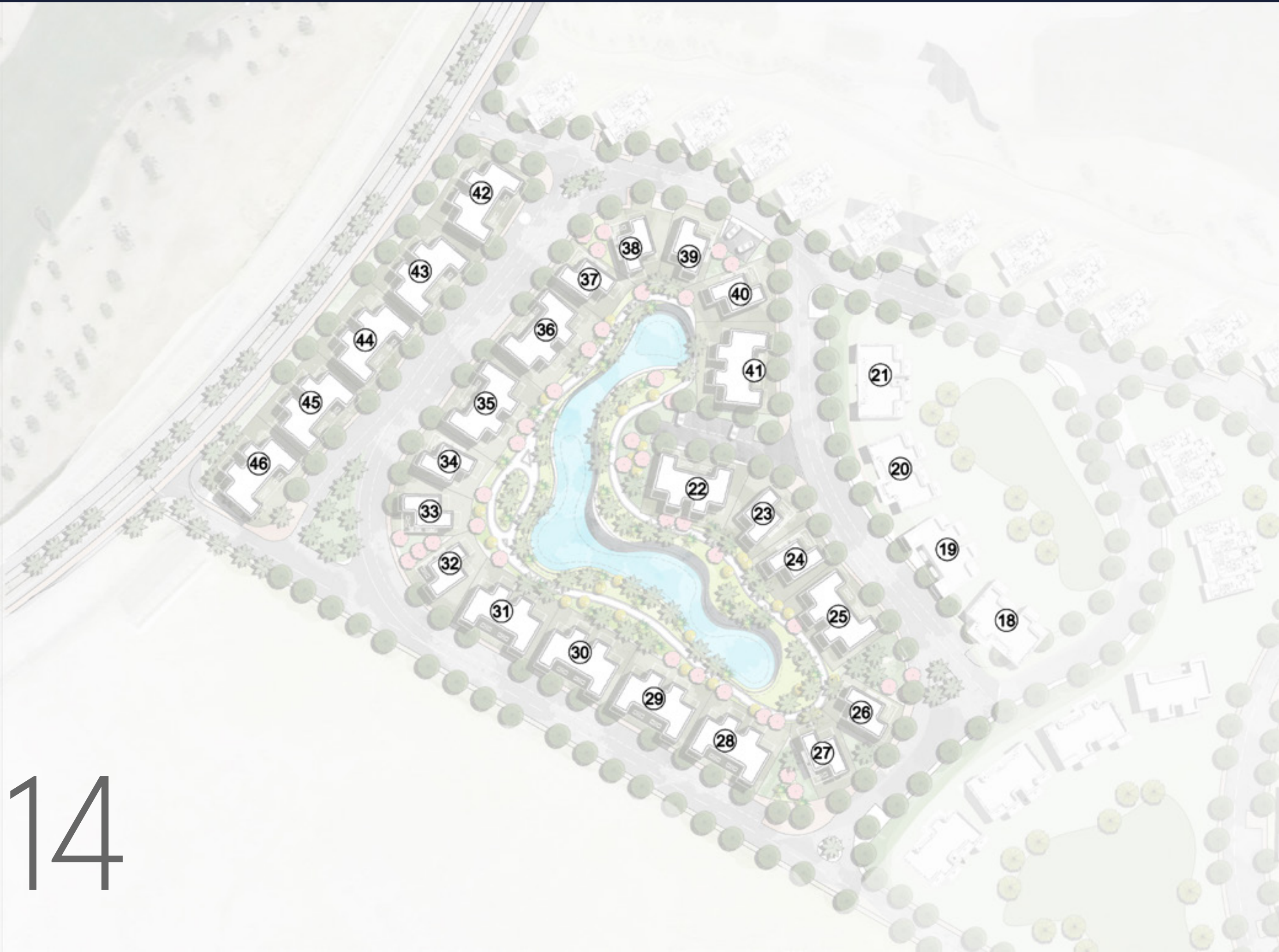
Sun & Wind



Building Types



Plots Numbering



Levels



From afar Arc of Soma Suites look like an iconic landmark.

Up close, the contemporary modular design lends each building its aesthetically pleasing appeal to carve new standards in world-class elegance by the sea. Designed with nature and modern-day functionality in mind, Arc of Soma Suites boast sleek glass facades that open onto infinite sea views while enjoying a staggered alchemy to ensure utmost privacy for all residents alike.







Arc of Soma

Lagoon Edition

Somabay



Arc of Soma

Lagoon Edition

Somabay







Unit Type

—

Single Suite

Available on Ground or First Floor

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Arc of Soma

Lagoon Edition

Somabay



Arc of Soma

Lagoon Edition

Somabay



Arc of Soma

Lagoon Edition

Somabay



Arc of Soma

Lagoon Edition

Somabay



Floorplan.

Single Suite

Ground Floor

Unit Area

76.00 m²

Terrace

10.00 m²

Living Area

4.55 × 5.35

Master Bedroom

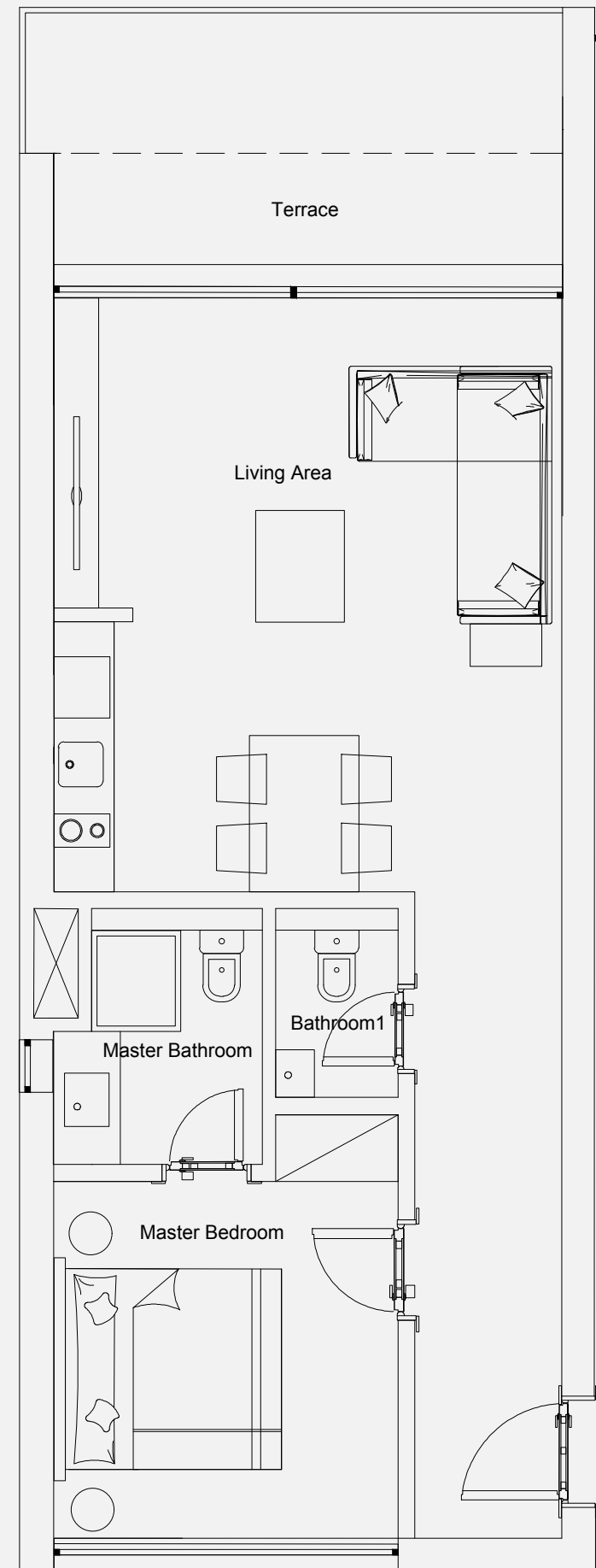
3.10 × 3.20

Master Bathroom

1.85 × 2.30

Bathroom

1.10 × 1.70



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Building Type Two.

Building Type 2

Ground Floor

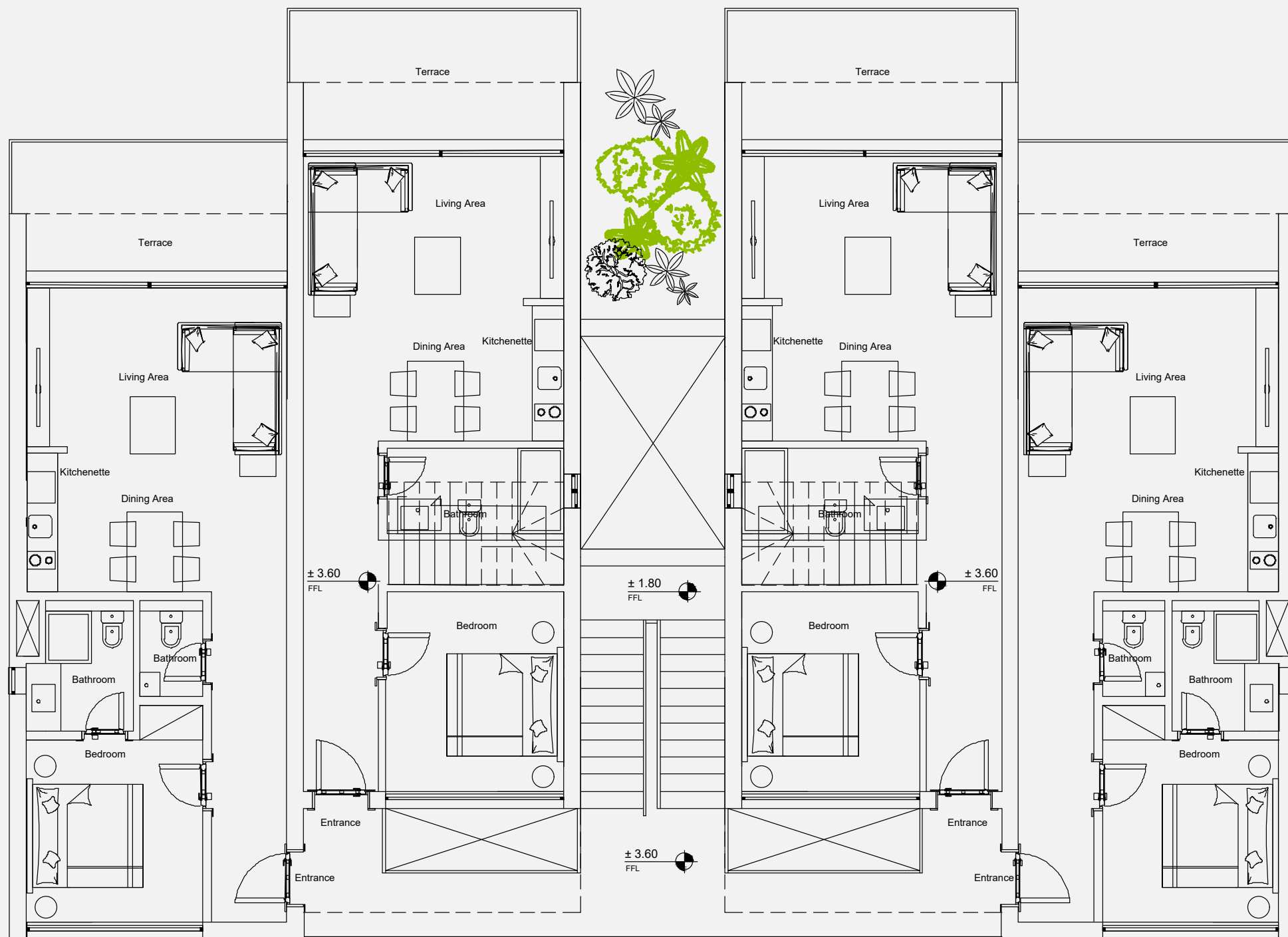


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Building Type 2

First Floor



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Building Type 2

Second Floor + Roof

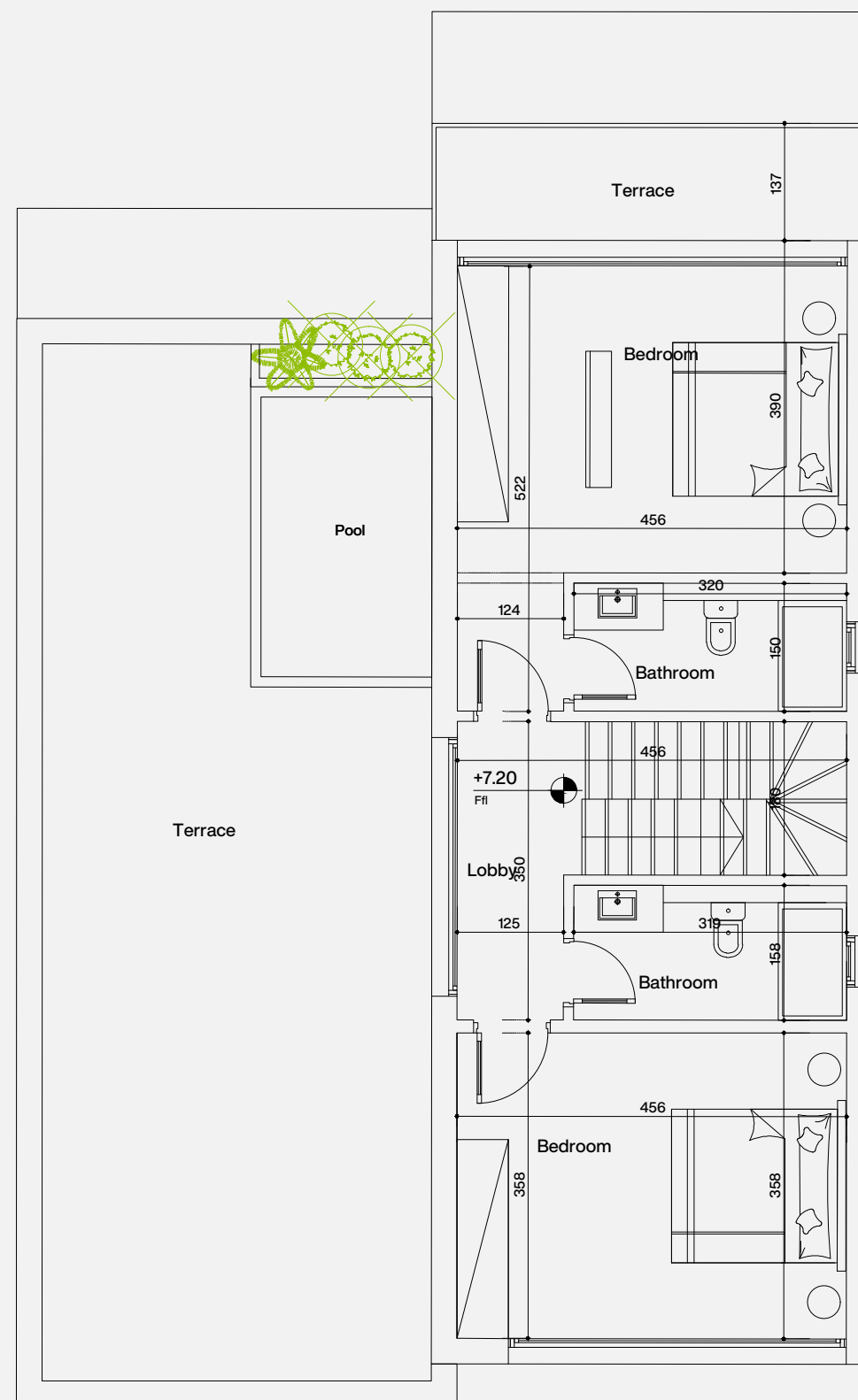


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Building Type 4

Second Floor



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SOMABAY

RESIDENTIAL COMMUNITIES

1. Mesca Residences
2. Baywest
3. Baywest Valley
4. Blanca
5. Mazeej Hotel / Residences
6. Blanca Gardens I
7. Blanca Gardens II
8. Baycentral
9. Nautilus
10. Marina Residences
11. The Arc
12. Somabreeze
13. Reef Town
14. Golf Townhouses
15. Wadi Jebal
16. Wadi Soma
17. Sholan Residences
18. Coves
19. Golf Course Residences

HOTELS & RESORTS

20. Mesca Hotel
21. Kempinski Hotel Somabay
22. Robinson Somabay
23. Sheraton Somabay Resort
24. The Breakers Diving & Surfing Lodge Somabay
25. The Cascades Golf Resort, Spa & Thalasso
26. The Village Hotel
27. SO INN Hotel

SERVICES & AMENITIES

28. Somabay Main Gate
29. Somabay Marina
 - A. Events Ballroom
 - B. Kompass Kindergarten
 - C. Medical Center
 - D. Somabay Sales Office
 - E. Bayfit
 - F. Stayr Lounge
30. Employee Housing
31. Mosque
32. Pets Hotel
33. Events Platform

ATTRACTIONS & ACTIVITIES

34. Umm Gursan Island
35. Reef Island
36. Jasmine Horse Stable
37. Mesca Beach Club
38. 7BFT (Kite Surfing Center)
39. S.Cape Beach Club
40. Orca Diving Center
41. Jetty Hub
42. Tobia Island

PLAY PARK

43. Soma Splash Aqua Park
44. Soma Raceway & Hoppa
45. Kids Playground

SOMABAY GOLF

46. Golf Academy
47. Sports Hub & Proshop
48. Scoring Arena
49. 360 Hub
50. Gary Player Golf Course
51. Tim Lobb Golf Course
52. Par 3 Course

PLOTS NUMBERING

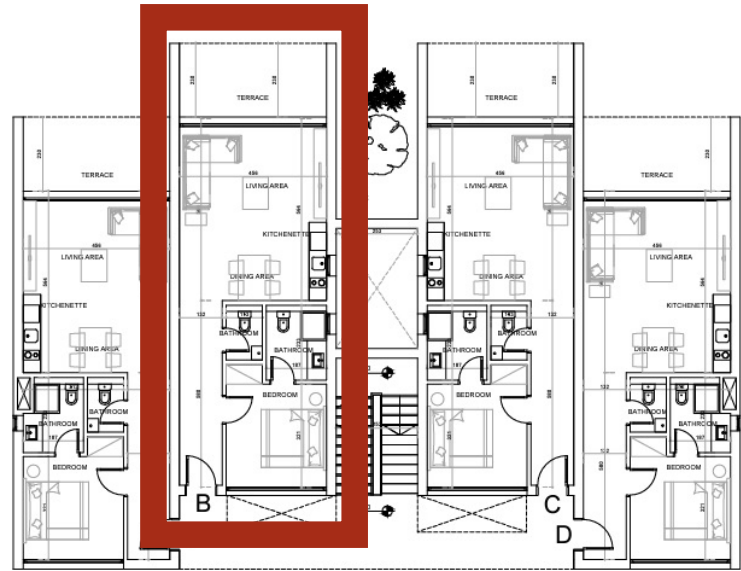
- type 01 & 02
- type 03
- type 04

View
towards
the golf

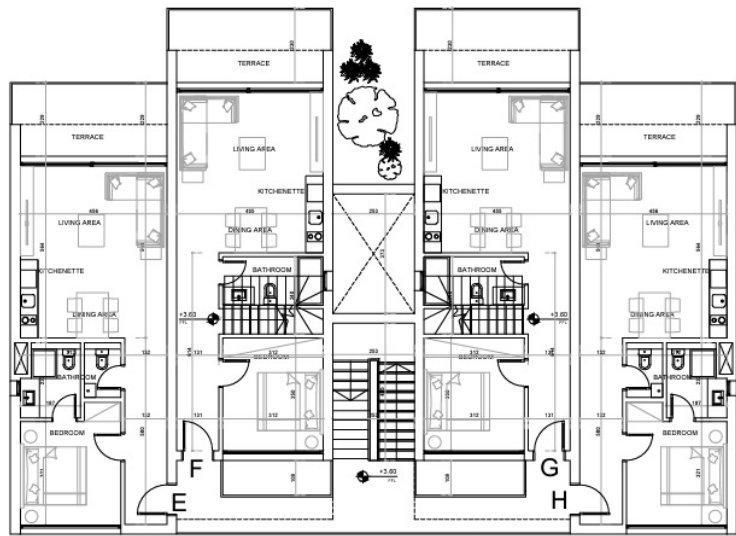


Buildings 28-29-30-35-41-42-43-44-45-46

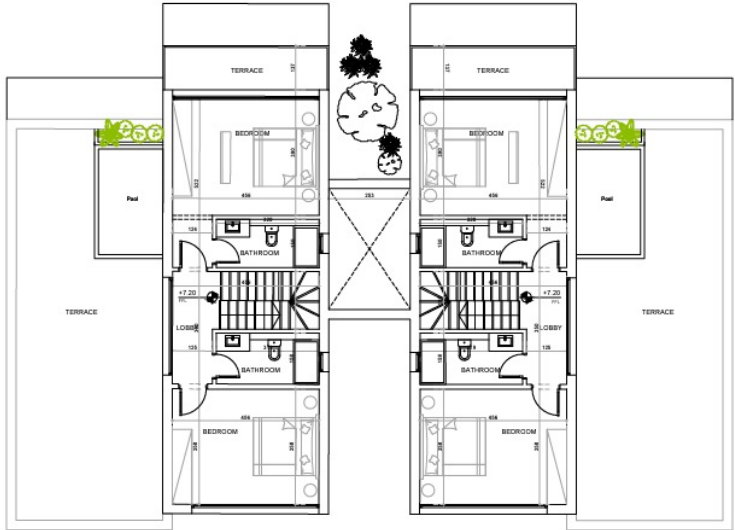
Type 2



Ground Floor



First Floor



Second Floor

Project : Arc Lagoon Edition

7 YEARS PAYMENT PLAN

CLUBHOUSE MEMBERSHIP

Unit Details

NUMBER OF INSTALLMENTS	INSTALLMENT AMOUNT	SCENARIO 1 1 YEAR INSTALLMENTS 300,000	SCENARIO 2 2 YEARS INSTALLMENTS 400,000
10% Downpayment	899,000 EGP		
INSTILLMENT 1	288,964 EGP	75,000	50,000
INSTILLMENT 2	288,964 EGP	75,000	50,000
INSTILLMENT 3	288,964 EGP	75,000	50,000
INSTILLMENT 4	288,964 EGP	75,000	50,000
INSTILLMENT 5	288,964 EGP		50,000
INSTILLMENT 6	288,964 EGP		50,000
INSTILLMENT 7	288,964 EGP		50,000
INSTILLMENT 8	288,964 EGP		50,000
INSTILLMENT 9	288,964 EGP		
INSTILLMENT 10	288,964 EGP		
INSTILLMENT 11	288,964 EGP		
INSTILLMENT 12	288,964 EGP		
INSTILLMENT 13	288,964 EGP		
INSTILLMENT 14	288,964 EGP		
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INSTILLMENT 25	288,964 EGP		
INSTILLMENT 26	288,964 EGP		
INSTILLMENT 27	288,964 EGP		
INSTILLMENT 28	288,964 EGP		

Unit Price	8,990,000 EGP
Unit Type	Lagoon Duplex
BUA	76 sqm
Garden	N/A
Bedrooms	1
Bathrooms	2
Floor	Ground
Finishing	Fully Finished
Delivery	3 YEARS
Unit no.	43 B

- Maintenance Fees:
(Annually Payment) : 10\$ USD x 76 sqm = 760 \$ USD to be paid upon delivery.

- Utilities Fees:
(Water & electric meters) : 1400 \$ USD Dated upon delivery (One time payment).

Somabay Experience

An Exciting Itinerary for the Whole Family.

Start your day by teeing off at Somabay Championship Golf Course then unwind at the award winning Cascades Spa and Thalasso and allow the healing powers of the Red Sea to restore balance to your body and soul.

For the more adventurous, ORCA Dive Centre invites you to uncover the untapped wonders of Egypt's marine life at the site's colorful House Reef. Kite surfing lovers can spend a serene afternoon gliding across flat waters at 7Bft —one of the top 3 kite surfing spots in the world- followed by a world-class dining experience at any of the destination's signature restaurants.

Blessed with dry desert winds, low humidity and a front-row seat on immaculate sea views, Somabay dictates an exciting itinerary for the whole family, transforming your everyday reality into a waking dream.



The Somabay Championship Golf Course.

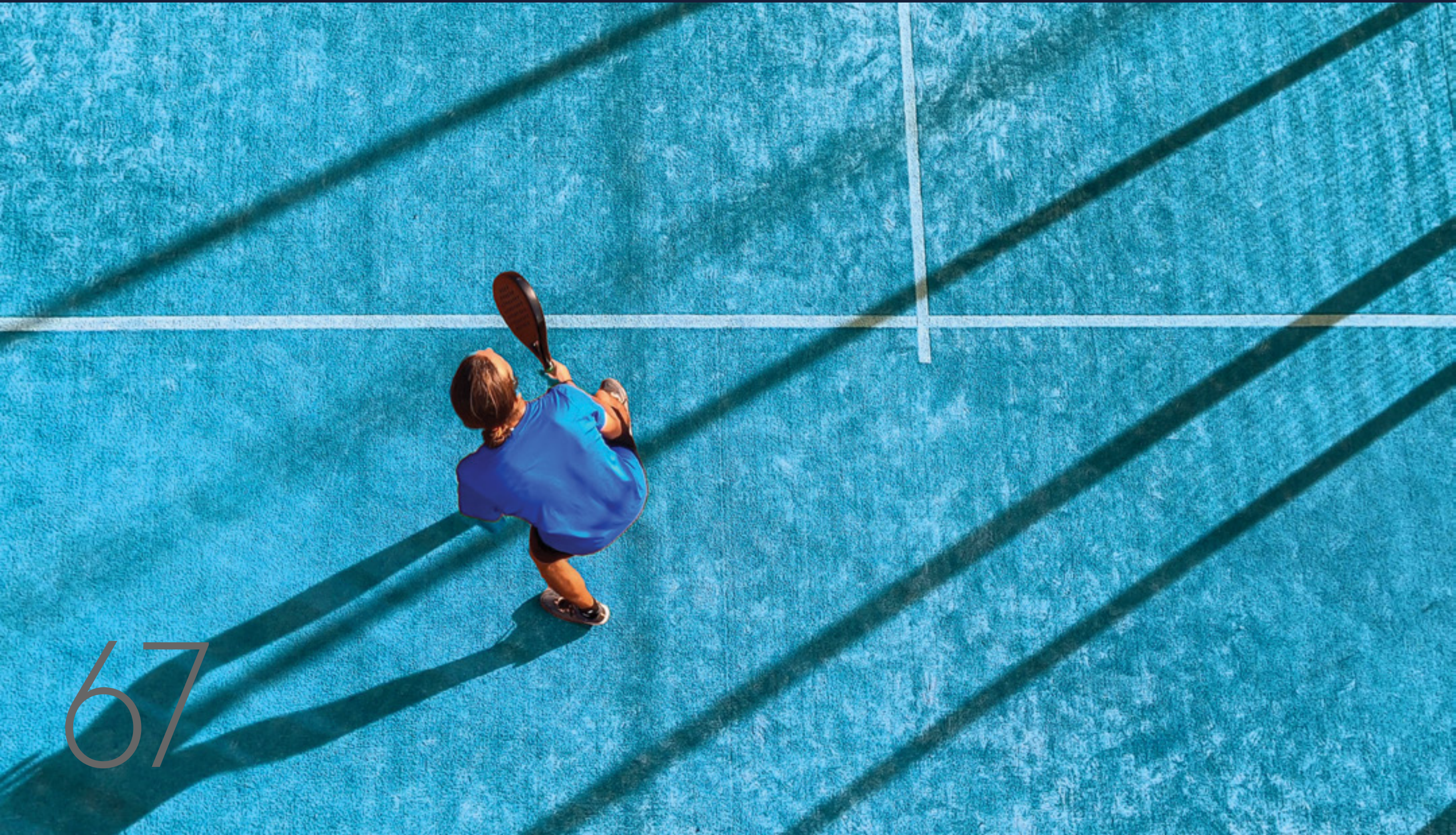
Opening onto spectacular 360 degree views of lush golf greens, azure Red Sea hues and earthy desert tones, The Somabay 18 hole, par 72 Championship Golf Course is designed by legendary golfer Gary Player to ignite guests' love for the sport. Ranked as one of the leading golf courses in Africa, The Somabay Championship Golf Course boasts a state-of-the-art academy, guaranteeing non-stop excitement for amateurs and professionals alike.



Soma Sports Arena

The state-of-the-art Soma Sports Arena is a one-stop destination for sports enthusiasts and families, offering a wide range of world-class facilities designed to cater to all age groups and interests. The arena is a sprawling complex that harmoniously blends recreation, fitness, and entertainment; providing an exceptional experience to its members and visitors.

GYM Energize your body and spirit at our state-of-the-art gym in Somabay. Equipped with cutting-edge fitness equipment and expert trainers, you'll find everything you need to stay active and motivated during your stay. Whether you are a fitness enthusiast or just looking to maintain your routine, our gym provides the perfect space for your workout goals.



Somabay Hotels

Somabay opens your eyes on a variety of hospitality options to suit every need. From design-led hotels to budget accommodation with impeccable service, the destination guarantees a memorable stay, as well as signature treatment all year.

Kempinski Somabay

Sheraton Somabay

The Cascades Golf Resort,
Spa & Thalasso

Robinson Club

The Breakers



7 Bft The Kite House.

Spend your day gliding across flat idyllic waters at one of the top 3 Kite Surfing spots in the world, offering 365 days of incomparable wind and natural beauty to inspire.

Opening onto a tranquil bay, Somabay embraces pristine beaches and perfect off-shore and side shore winds ranging from 4 to 8 Bft. 7Bft's professional team of instructors are committed to making your kite experience safe, fun and complete by offering exclusive teaching and testing weeks with the latest equipment.

The Kite house is an ideal sea-side escape, offering everything you need from fresh food and refreshing cocktails, as you take in heavenly bay views from the restaurant or bar's open terrace.



ORCA Dive Center.

Escape for hours at sea with ORCA Dive Center and allow Somabay's captivating dive sites and renowned colorful House Reef to leave you in awe. Ideal for beginners and advanced divers alike, our purpose-built diving center is one of the largest and most well-equipped in the Red Sea, led by an international team of instructors who ensure you explore a treasure trove of wonders with safety and ease.

Easily accessible via a 420 meter long jetty that stretches over a kilometer, the House Reef is serviced by electric cards, available to transport equipment and divers for an ultimate fun and hassle-free experience like no other. Boasting a large turquoise-blue lagoon with sheltered waters ideal for training, ORCA dive center is fully equipped with top-of-the-line gear, in addition to snorkeling equipment, in-house photo and video facilities to meet all the needs of the avid underwater photographer and explorer.



The Cascades Spa & Thalasso.

Luxury award winner 'The Cascades Spa & Thalasso' invites you to uncover the most exquisite spa experience in the Middle East. Rolling out on 7,500 m², the spa is an oasis of calm, crowning a front-row seat on the Red Sea's pristine coastline while boasting 65 treatment rooms spanning traditional massages, beauty treatments, hydrotherapy and aesthetic procedures. Take a plunge in our 830 m² Thalasso-Tonic hydrotherapy pool and allow the wonders of the Red Sea to restore balance to your mind, body and soul.



Somabay Marina

Somabay's comprehensive Marina is a peaceful haven for immaculate sea views and a unique location for nautical fans wishing to dock their boats at a competitive price. Boasting world-class services and conditions for mooring, the Marina offers a wide array of quality services and facilities directly available at quayside, so you can enjoy sailing smoothly through life.

