

# Carnelia El Sokhna

## **About The Owners**

**Eng. Osama Shalaby** – Chairman – One of the partners of **Catalyst Developments**.

**Projects:** Commercial & Administrative Complexes.

- Ozone Health Clinics
- Business plus
- North plus
- Triple C
- Alegantry
- All projects Located in 5<sup>th</sup> Settlement, New Cairo

**Eng. Beshir Moustafa** – CEO - Owner of **First Group Developments**.

**Projects:**

- Kazan Plaza – 6<sup>th</sup> Of October
- Kenz Compund – 6<sup>th</sup> Of October
- Kaya Plaza – 6<sup>th</sup> Of October
- Military Construction Projects

**Eng. Ashraf Mansour** – Deputy Chairman.

- Owner of **Arkan Developments**.
- Business Buildings
- Business Complexes

**Owners have 4 construction companies that are owned by them.**

**Mr. Sherif Saleh - CCO**

- He started and was responsible for AZHA Project in Sokhna.

## **About The Project Consultants**

### **Infrastructure:**

- **Misr Consult:** (Infrastructure Consultant)

#### **Highways:**

New Alamein International Highway

Alexandria – Matrouh Highway

#### **Compounds:**

Palm Hills, 6 October

Marassi Resort and Marina, North Coast

Uptown Cairo

Various Water Treatment Plants

- **Mito Consultant By Tamer Mito**

Downtown Kattameya, New Cairo

Stone Towers, New Cairo

City Plaza, Cairo

Landmark

Katameya Residence

Katameya Hills

Swan Lake October

### **Landscape & Masterplan Consultant:**

- **Sites International by Maher Stino**

Galala City

JW Marriott

AUC

CFC

AL-Azhar Park

Mena House

Uptown Cairo

Madinaty

## **Architecture Design Consultant:**

- **CREATO** - Mexican Company  
Al Jazira Bank – KSA  
Diamond Hotel – France  
Evian Towers – France  
Skyline Towers – Dubai  
Wellness Center – Dubai  
Distrito – Cancun, Mexico
  
- **Mimar Group Engineering Consultant**  
Al Mafrq Mall, Abu Dhabi, UAE  
Dubai Medical College  
Burj Khalifa Downtown  
Abu Dhabi Institute of Technology

## **GC – GEO CONSULTANTS:**

Geotechnical Consultant

- Previous Projects:  
Al-Azhar Park  
Four Seasons, Sharm Sheikh  
Uptown Cairo  
IL Monte Galala/Palm Hills/Emaar/Mountain View

## **Facility and Hospitality Management:**

- **COULIER** – Dubai Company  
Projects in 68 Countries  
More than 17,000 Employees

## **Location**

### **Direct on the International Yacht Marina**

- Attached to Galala International Yacht Marina & Galala Resort.
- Directly on Sea Shore
- 30 km from Sokhna Gates – Zaafarana Highway & Galala Highway
- 15 km from Kameen El Sokhna – Zaafarana Highway

### **The International Yacht Marina**

- Passport Gates
- Commercial Hub, 135+ Outlets
- Cinemas & Entertainment Areas
- Galala Water Park
- 300+ Yacht Docks

### **Galala Resort**

- Telifrik – The Longest Telifrik in the middle east 8 km
- 2 Hotels – One of them is RIXOS

### **Galala City – 700 meters Above Sea Level**

- Galala University
  - King Abdullah University
  - Schools
  - Hospitals
  - Medical Hubs
  - Commercial & Touristic areas
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## **About Carnelia**

- Area of 100 Acres
  - A total of 1000 Units
  - 11% Water Features
  - 17% Footprint
  - 650m Beach Front
  - 1 Km project Depth
  - 60% Directly on sea shore
  - **14 Fedan of Sandy Shore**
  - **All units 100% Sea View**
  - Elevations From **0 to 160 meters above sea level**
  - **12,000 sqm** Swimmable Lagoon directly on sea shore
  - **9,000 sqm** Pools Distributed all over the project
  - Infinity Pool on 110 meters Above Sea Level
  - Main Beach Club House + 3 Club houses serving Each Zone **(4 Clubhouses)**
  - Commercial Areas
  - **Handicapped Elevators**
  - **All Units Fully Finished with ACs & Kitchens**
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