

Sharm Bay

SHARM ELSHEIKH - EGYPT

MAREA Building - C



TMG DEVELOPMENTS
DESIGN BY STUDIO MARCO PIVA



Marea Building-C

“The Marea (Tide) Buildings are positioned in the central part of the project. These multi-family buildings are named to reflect their prime locations and the surrounding natural beauty.

The Marea buildings draw inspiration from the dynamic sea environment, reflecting the ebb and flow of the tide. This emphasizes their central, marine-oriented positioning.

Each name is carefully chosen to reflect the unique characteristics and stunning views of their respective locations, celebrating the project’s rich marine environment and breathtaking landscape.”

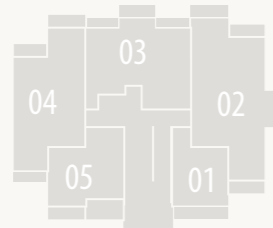


Garden view

Marea Building-C

Ground Floor

- ▶ Total Area - Unit 01 60 m²
- ▶ Total Area - Unit 02 163 m²
- ▶ Total Area - Unit 03 126 m²
- ▶ Total Area - Unit 04 132 m²
- ▶ Total Area - Unit 05 85 m²



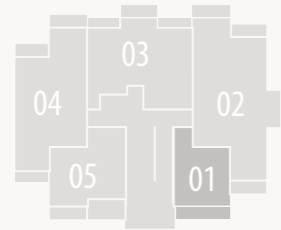
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Unit 01 Ground Floor

Total Unit Area 60 m²

Entrance	2.05 X 2.15 m
Reception	3.90 X 2.55 m
Bedroom	6.05 X 3.76 m
Bathroom	2.15 X 2.17 m
Terrace	8.85 m ²



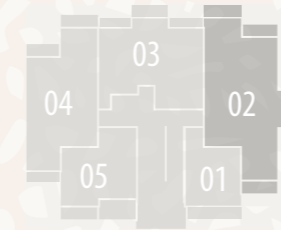
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Unit 02 Ground Floor

Total Unit Area 163 m²

Lobby	5.20 X 1.80 m
Guest Toilet	1.57 X 2.20 m
Reception	3.95 X 9.86 m
Bedroom 01	3.96 X 3.96 m
Bathroom 01	2.66 X 1.80 m
Bedroom 02	4.16 X 3.80 m
Bathroom 02	2.26 X 1.90 m
Bedroom 03	4.01 X 3.81 m
Bathroom 03	1.90 X 2.20 m
Terrace 01	6.27 m ²
Terrace 02	5.60 m ²
Terrace 03	5.95 m ²



Marea

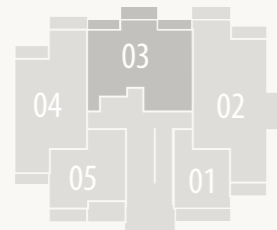
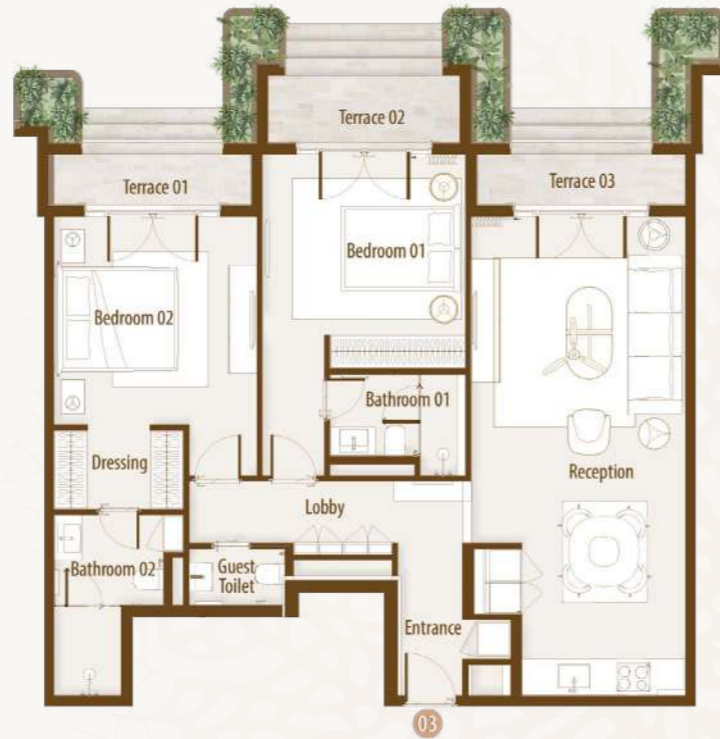
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Unit 03

Ground Floor

Total Unit Area 126 m²

Entrance	1.37	X	2.75	m
Reception	3.95	X	8.71	m
Bedroom 01	3.70	X	3.96	m
Bathroom 01	2.50	X	1.90	m
Bedroom 02	3.75	X	3.86	m
Dressing	2.45	X	1.50	m
Bathroom 02	1.40	X	3.35	m
Guest Toilet	1.83	X	1.15	m
Lobby	5.00	X	1.20	m
Terrace 01	3.83 m ²			
Terrace 02	5.97 m ²			
Terrace 03	4.04 m ²			



Marea

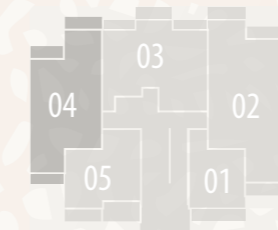
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Unit 04

Ground Floor

Total Unit Area 132 m²

Lobby	5.25	X	1.50	m
Reception	3.95	X	8.70	m
Bedroom 01	3.76	X	3.96	m
Dressing	2.46	X	1.55	m
Bathroom 01	2.46	X	1.90	m
Bedroom 02	3.66	X	4.70	m
Bathroom 02	2.20	X	2.55	m
Guest Toilet	1.47	X	2.55	m
Terrace 01	5.47 m ²			
Terrace 02	6.24 m ²			
Terrace 03	4.71 m ²			

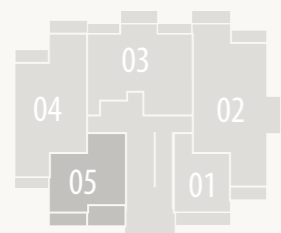


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Unit 05 Ground Floor

Total Unit Area 85 m²

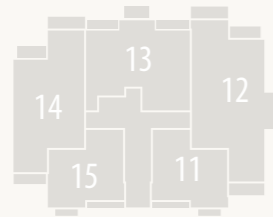
Reception	4.25	X	7.66	m
Bedroom	3.96	X	4.35	m
Bathroom	2.75	X	1.57	m
Terrace 01	9.37	m ²		
Terrace 02	6.12	m ²		



Marea Building-C

First Floor

- ▶ Total Area - Unit 11 74 m²
- ▶ Total Area - Unit 12 162 m²
- ▶ Total Area - Unit 13 123 m²
- ▶ Total Area - Unit 14 131 m²
- ▶ Total Area - Unit 15 74 m²



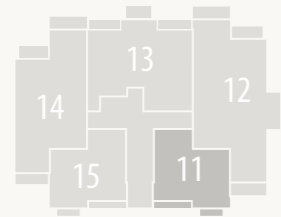
Marea

Building-C

Unit 11 First Floor

Total Unit Area 74 m²

Reception	4.25 X 7.66 m
Bedroom	3.96 X 4.35 m
Bathroom	2.75 X 1.57 m
Terrace 01	2.37 m ²
Terrace 02	3.35 m ²



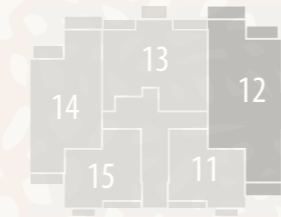
Marea

Building-C

Unit 12 First Floor

Total Unit Area 162 m²

Lobby	5.20 X 1.80 m
Guest Toilet	1.57 X 2.20 m
Reception	3.95 X 9.86 m
Bedroom 01	3.96 X 3.96 m
Bathroom 01	2.66 X 1.80 m
Bedroom 02	4.16 X 3.80 m
Bathroom 02	2.26 X 1.90 m
Bedroom 03	4.01 X 3.81 m
Bathroom 03	1.90 X 2.20 m
Terrace 01	5.02 m ²
Terrace 02	5.96 m ²
Terrace 03	6.22 m ²

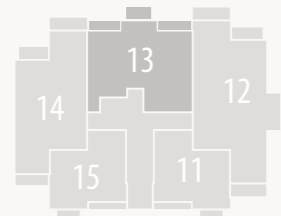


Marea Building-C

Unit 13 First Floor

Total Unit Area 123 m²

Entrance	1.37	X	2.75	m
Reception	3.95	X	8.71	m
Bedroom 01	3.70	X	3.96	m
Bathroom 01	2.50	X	1.90	m
Bedroom 02	3.75	X	3.86	m
Dressing	2.45	X	1.50	m
Bathroom 02	1.40	X	3.35	m
Guest Toilet	1.83	X	1.15	m
Lobby	5.00	X	1.20	m
Terrace 01	3.83 m ²			
Terrace 02	4.19 m ²			
Terrace 03	4.04 m ²			

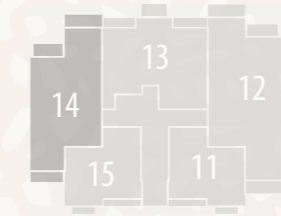


Marea Building-C

Unit 14 First Floor

Total Unit Area 131 m²

Lobby	5.25	X	1.50	m
Reception	3.95	X	8.70	m
Bedroom 01	3.76	X	3.96	m
Dressing	2.46	X	1.55	m
Bathroom 01	2.46	X	1.90	m
Bedroom 02	3.66	X	4.70	m
Bathroom 02	2.20	X	2.55	m
Guest Toilet	1.47	X	2.55	m
Terrace 01	4.90 m ²			
Terrace 02	6.26 m ²			
Terrace 03	4.71 m ²			

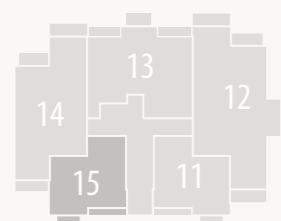


Marea Building-C

Unit 15 First Floor

Total Unit Area 74 m²

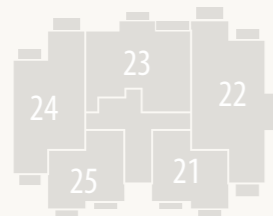
Reception	4.25	X	7.66	m
Bedroom	3.96	X	4.35	m
Bathroom	2.75	X	1.57	m
Terrace 01	3.35	m ²		
Terrace 02	2.37	m ²		



Marea Building-C

Second Floor

- ▶ Total Area - Unit 21 73 m²
- ▶ Total Area - Unit 22 157 m²
- ▶ Total Area - Unit 23 118 m²
- ▶ Total Area - Unit 24 126 m²
- ▶ Total Area - Unit 25 73 m²



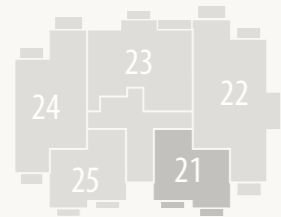
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Building-C

Unit 21 Second Floor

Total Unit Area 73 m²

Reception	4.25	X	7.66	m
Bedroom	3.96	X	4.35	m
Bathroom	2.75	X	1.57	m
Terrace 01	2.37	m ²		
Terrace 02	2.10	m ²		



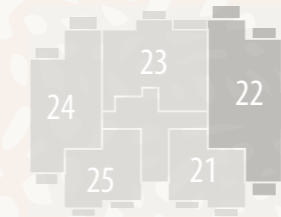
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Unit 22 Second Floor

Total Unit Area 157 m²

Lobby	5.20	X	1.80	m
Guest Toilet	1.57	X	2.20	m
Reception	3.95	X	9.86	m
Bedroom 01	3.96	X	3.96	m
Bathroom 01	2.66	X	1.80	m
Bedroom 02	4.16	X	3.80	m
Bathroom 02	2.26	X	1.90	m
Bedroom 03	4.01	X	3.81	m
Bathroom 03	1.90	X	2.20	m
Terrace 01	3.16	m ²		
Terrace 02	4.01	m ²		
Terrace 03	4.49	m ²		



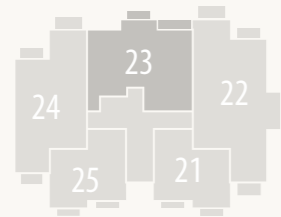
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Building-C

Unit 23 Second Floor

Total Unit Area 118 m²

Entrance	1.37	X	2.75	m
Reception	3.95	X	8.71	m
Bedroom 01	3.70	X	3.96	m
Bathroom 01	2.50	X	1.90	m
Bedroom 02	3.75	X	3.86	m
Dressing	2.45	X	1.50	m
Bathroom 02	1.40	X	3.35	m
Guest Toilet	1.83	X	1.15	m
Lobby	5.00	X	1.20	m
Terrace 01	2.62	m ²		
Terrace 02	4.04	m ²		



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Unit 24 Second Floor

Total Unit Area 126 m²

Lobby	5.25	X	1.50	m
Reception	3.95	X	8.70	m
Bedroom 01	3.76	X	3.96	m
Dressing	2.46	X	1.55	m
Bathroom 01	2.46	X	1.90	m
Bedroom 02	3.66	X	4.70	m
Bathroom 02	2.20	X	2.55	m
Guest Toilet	1.47	X	2.55	m
Terrace 01	3.16	m ²		
Terrace 02	4.47	m ²		
Terrace 02	3.19	m ²		

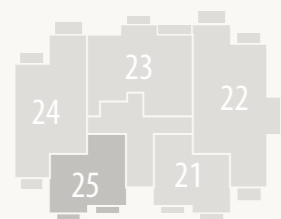


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Unit 25 Second Floor

Total Unit Area 73 m²

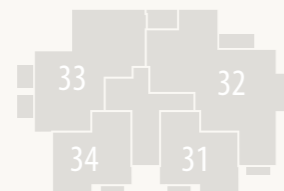
Reception	4.25 X 7.66 m
Bedroom	3.96 X 4.35 m
Bathroom	2.75 X 1.57 m
Terrace 01	2.1 m ²
Terrace 02	2.37 m ²



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Third Floor

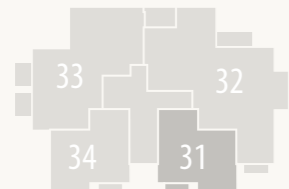
- ▶ Total Area - Unit 31 71 m²
- ▶ Total Area - Unit 32 183 m²
- ▶ Total Area - Unit 33 133 m²
- ▶ Total Area - Unit 34 71 m²



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Unit 31 Third Floor

Total Unit Area 71 m²	
Reception	4.25 X 7.66 m
Bedroom	3.96 X 4.35 m
Bathroom	2.75 X 1.57 m
Terrace 01	2.10 m ²



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Unit 32 Third Floor

Total Unit Area 183 m²	
Reception	4.90 X 8.70 m
Guest Toilet	2.17 X 2.75 m
Bedroom 01	3.90 X 4.86 m
Bathroom 01	2.25 X 2.56 m
Bedroom 02	3.76 X 3.80 m
Bathroom 02	2.26 X 1.90 m
Bedroom 03	3.91 X 3.80 m
Bathroom 03	2.25 X 2.15 m
Lobby	6.25 X 1.50 m
Terrace	2.63 m ²
Roof Garden 01	7.10 m ²
Roof Garden 02	6.19 m ²

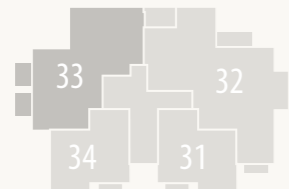


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Unit 33 Third Floor

Total Unit Area 133 m²

Lobby	3.35	X	1.30	m
Reception	3.96	X	8.41	m
Guest Toilet	1.57	X	2.55	m
Bedroom 01	3.75	X	3.81	m
Dressing	1.90	X	1.90	m
Bathroom 01	1.90	X	2.65	m
Bedroom 02	3.95	X	3.81	m
Bathroom 02	2.45	X	2.75	m
Roof Garden 01	4.56	m ²		
Roof Garden 02	4.56	m ²		
Roof Garden 03	4.29	m ²		

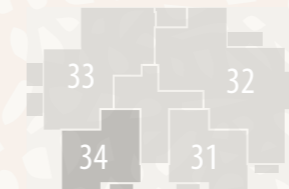


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Unit 34 Third Floor

Total Unit Area 71 m²

Reception	4.25	X	7.66	m
Bedroom	3.96	X	4.35	m
Bathroom	2.75	X	1.57	m
Terrace 01	2.1	m ²		



Marea Building-C

Disclaimer

Disclaimer:

1. Rooms' measurements are from the centerline of walls and the unit total area includes external walls thickness.
2. Diagrams are for illustrative purposes only and not to scale.
3. All finishes, furniture, sanitary fixtures setup, fences and windows openings shown in the accompanying renderings are for illustrative purposes only.
4. All landscaping visuals are for illustrative purposes only and are not included in the property.
5. All renderings and other visual materials, designs, façades are for demonstrative purposes only and are subject to change.

تنويه:

١. الأبعاد الموضحة للفراغات هي الأبعاد بين محاور الحوائط، والمسطح الأجمالي يشمل سمك الحوائط الخارجية.
٢. الرسومات الموضحة بالكتالوج بدون مقياس رسم وهي للتوضيح فقط.
٣. التشطيبات، والفرش، وتوزيع الأجهزة الصحية، والأسوار وفتحات النوافذ بالكتالوج، هي للتوضيح فقط وقابلة للتغيير.
٤. عناصر تنسيق الحدائق (العامة والخاصة) بالكتالوج للتوضيح والأخراج الفني فقط، وهي غير مدرجة في الوحدة المباعة.
٥. عناصر الإخراج الفني للتصميمات والواجهات، هي وسائل أظهار مرئي فقط وخاضعة للتغيير.



Marea Building-C

Finishing Specification

Reception, § & Dining

- ▷ Flooring: High quality porcelain
- ▷ Walls: Washable Water-based paints
- ▷ Ceiling: Washable paint on Gypsum board ceiling or plaster

Bathrooms & Kitchens

- ▷ Flooring: High quality porcelain
- ▷ Walls: High quality porcelain and waterproof paint
- ▷ Ceiling: Washable paint on Gypsum board ceiling

Sanitary Fixtures: Local production

Bedrooms:

- ▷ Flooring: High quality porcelain
- ▷ Walls: Washable Water-based paints
- ▷ Ceiling: Washable paint on Gypsum board ceiling

Facades:

- ▷ Weather resistant paints and stone cladding
(Colors may slightly change during construction)

Building Entrance:

- ▷ Flooring: High quality porcelain or stone
- ▷ Walls: High quality porcelain or Local marble slabs
- ▷ Ceiling: Washable Water-based paints

Stairs:

- ▷ High quality Porcelain or local marble
- ▷ Stairs Ceiling & Walls: Washable Water-based paints

Terraces:

- ▷ Flooring: High Quality Local ceramic tiles
- ▷ Walls & Ceiling: Weather resistant paints

Doors:

- ▷ 5 cm thickness HPL doors & high-quality hardware

External Windows:

- ▷ Aluminum profiles and double glazing

Electrical Wiring: All wiring and accessories are high quality local materials

Air Conditioning:

- ▷ VRV system and Ex. Fans are included.





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