

Sharm Bay

SHARM ELSHEIKH - EGYPT

SORGENTE Building - A



TMG DEVELOPMENTS
DESIGN BY STUDIO MARCO PIVA



Sorgente

Building-A

The Sorgente (Source) buildings are positioned in the highest area of the project. These multi-family buildings are named to reflect their prime locations and the surrounding natural beauty.

The Sorgente buildings represent the initial phase of the development, symbolizing the source of water and capturing the essence of elevated, breathtaking views.

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.

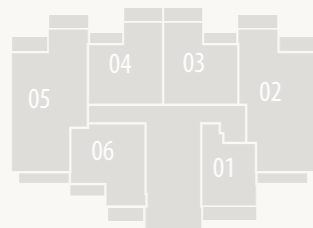


Garden view

Sorgente Building-A

Ground Floor

- ▶ Total Area - Unit 01 58 m²
- ▶ Total Area - Unit 02 138 m²
- ▶ Total Area - Unit 03 79 m²
- ▶ Total Area - Unit 04 79 m²
- ▶ Total Area - Unit 05 139 m²
- ▶ Total Area - Unit 06 79 m²

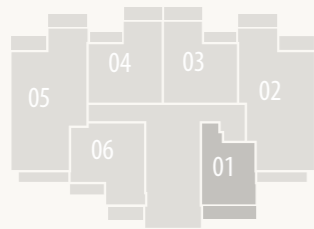


Sorgente Building-A

Unit 01 Ground Floor

Total Unit Area 58 m²

Reception (Dining + Kitchen)	2.00 X 1.90 m
Bedroom + Living	6.40 X 5.70 m
Bathroom	2.65 X 1.85 m
Terrace	8.32 m ²



Sorgente Building-A

Unit 02 Ground Floor

Total Unit Area 138 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	6.24 m ²
Terrace 02	6.25 m ²
Terrace 03	6.44 m ²

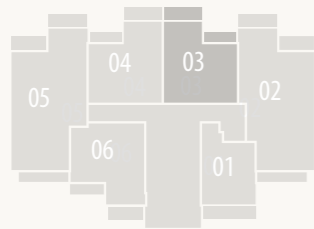


Sorgente Building-A

Unit 03 Ground Floor

Total Unit Area 79 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	4.19 m ²
Terrace 02	6.11 m ²



Sorgente Building-A

Unit 04 Ground Floor

Total Unit Area 79 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	4.19 m ²
Terrace 02	6.11 m ²

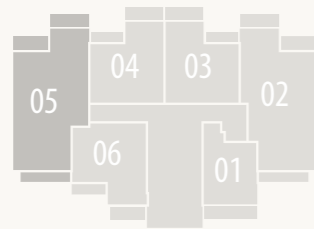


Sorgente Building-A

Unit 05 Ground Floor

Total Unit Area 139 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	6.25 m ²
Terrace 02	6.44 m ²
Terrace 03	6.24 m ²



Sorgente Building-A

Unit 06 Ground Floor

Total Unit Area 79 m²

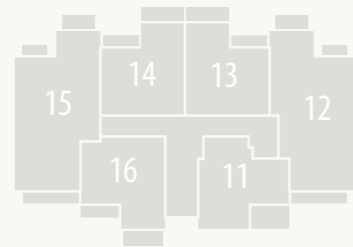
Reception (Living + Dining + Kitchen)	7.91 X 3.95 m
Bedroom	4.05 X 3.75 m
Bathroom	2.55 X 1.60 m
Terrace 01	4.75 m ²
Terrace 02	5.91 m ²



Sorgente Building-A

First Floor

- ▶ Total Area - Unit 11 74 m²
- ▶ Total Area - Unit 12 132 m²
- ▶ Total Area - Unit 13 79 m²
- ▶ Total Area - Unit 14 79 m²
- ▶ Total Area - Unit 15 133 m²
- ▶ Total Area - Unit 16 79 m²

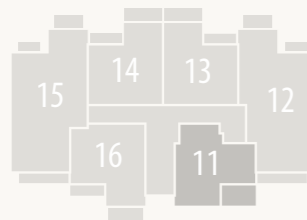


Sorgente Building-A

Unit 11 First Floor

Total Unit Area 74 m²

Reception (Living + Dining + Kitchen)	6.20 X 4.55 m
Bedroom	4.10 X 3.75 m
Bathroom	2.20 X 2.00 m
Terrace	8.51 m ²



Sorgente Building-A

Unit 12 First Floor

Total Unit Area 132 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	4.75 m ²
Terrace 02	2.71 m ²
Terrace 03	6.44 m ²

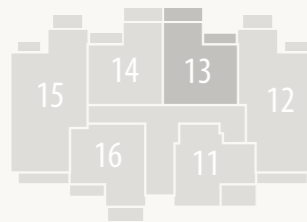


Sorgente Building-A

Unit 13 First Floor

Total Unit Area 79 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	4.19 m ²
Terrace 02	6.11 m ²

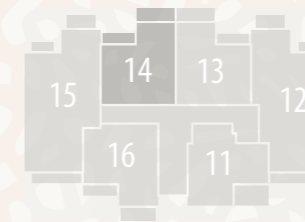


Sorgente Building-A

Unit 14 First Floor

Total Unit Area 79 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	4.19 m ²
Terrace 02	6.11 m ²

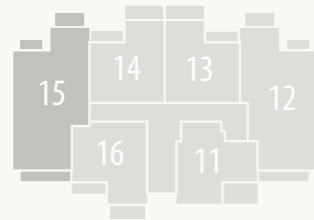


Sorgente Building-A

Unit 15 First Floor

Total Unit Area 133 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	2.71 m ²
Terrace 02	4.75 m ²
Terrace 03	6.44 m ²



Sorgente Building-A

Unit 16 First Floor

Total Unit Area 79 m²

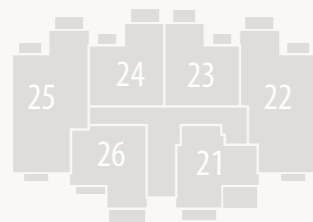
Reception (Living + Dining + Kitchen)	7.91 X 3.95 m
Bedroom	4.05 X 3.75 m
Bathroom	2.55 X 1.60 m
Terrace 01	4.74 m ²
Terrace 02	5.93 m ²



Sorgente Building-A

Second Floor

- ▶ Total Area - Unit 21 80 m²
- ▶ Total Area - Unit 22 125 m²
- ▶ Total Area - Unit 23 74 m²
- ▶ Total Area - Unit 24 76 m²
- ▶ Total Area - Unit 25 126 m²
- ▶ Total Area - Unit 26 77 m²

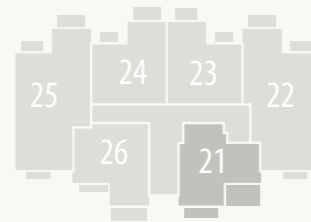


Sorgente Building-A

Unit 21 Second Floor

Total Unit Area 80 m²

Reception (Living + Dining + Kitchen)	6.20 X 4.55 m
Bedroom	4.10 X 3.75 m
Bathroom	2.20 X 2.00 m
Terrace 01	8.51 m ²
Terrace 02	4.36 m ²

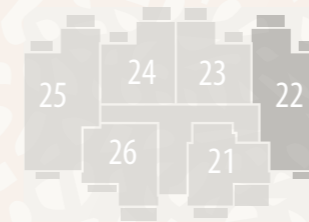


Sorgente Building-A

Unit 22 Second Floor

Total Unit Area 125 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	4.24 m ²
Terrace 02	2.92 m ²
Terrace 03	2.37 m ²

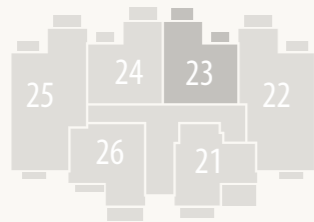


Sorgente Building-A

Unit 23 Second Floor

Total Unit Area 74 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	2.44 m ²
Terrace 02	3.40 m ²

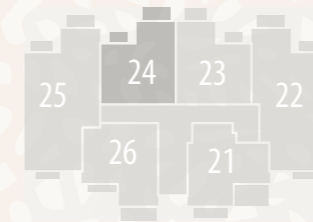


Sorgente Building-A

Unit 24 Second Floor

Total Unit Area 76 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 3.96 m
Bathroom	2.55 X 1.65 m
Terrace 01	2.44 m ²
Terrace 02	4.46 m ²

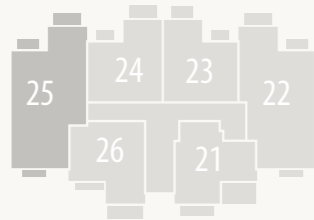


Sorgente Building-A

Unit 25 Second Floor

Total Unit Area 126 m²

Reception (Living + Dining + Kitchen)	7.71 X 3.95 m
Lobby	4.35 X 1.35 m
Guest Bathroom	1.90 X 2.65 m
Master Bedroom	3.75 X 3.95 m
Dressing	2.55 X 1.30 m
Master Bathroom	1.90 X 2.55 m
Bedroom	3.75 X 4.75 m
Bathroom	2.55 X 2.15 m
Terrace 01	2.92 m ²
Terrace 02	4.24 m ²
Terrace 03	2.37 m ²

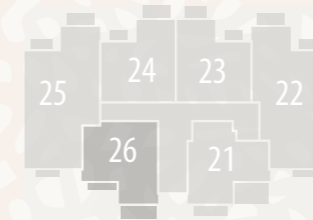


Sorgente Building-A

Unit 26 Second Floor

Total Unit Area 77 m²

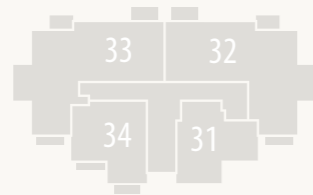
Reception (Living + Dining + Kitchen)	7.91 X 3.95 m
Bedroom	4.05 X 3.75 m
Bathroom	2.55 X 1.60 m
Terrace 01	2.85 m ²
Terrace 02	5.93 m ²



Sorgente Building-A

Third Floor

- ▶ Total Area - Unit 31 67 m²
- ▶ Total Area - Unit 32 153 m²
- ▶ Total Area - Unit 33 152 m²
- ▶ Total Area - Unit 34 77 m²

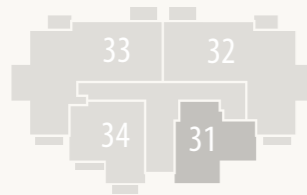


Sorgente Building-A

Unit 31 Third Floor

Total Unit Area 67 m²

Reception (Living + Dining + Kitchen)	6.20 X 4.50 m
Bedroom	3.90 X 4.10 m
Bathroom	2.40 X 1.45 m



Sorgente Building-A

Unit 32 Third Floor

Total Unit Area 153 m²

Reception (Living + Dining + Kitchen)	9.15 X 6.10 m
Guest Bathroom	2.50 X 1.30 m
Lobby	1.30 X 1.65 m
Master Bedroom	4.35 X 3.51 m
Dressing	2.40 X 1.65 m
Master Bathroom	2.55 X 1.64 m
Bedroom 02	3.95 X 5.40 m
Bathroom 02	2.55 X 1.90 m
Terrace 01	3.03 m ²
Terrace RG	4.05 m ²
Terrace RG 02	4.39 m ²

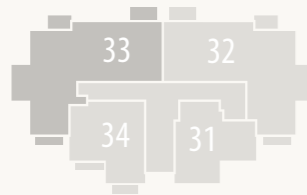


Sorgente Building-A

Unit 33 Third Floor

Total Unit Area 152 m²

Reception (Living + Dining + Kitchen)	9.15 X 6.10 m
Guest Bathroom	2.50 X 1.30 m
Lobby	1.30 X 1.65 m
Master Bedroom	4.35 X 3.51 m
Dressing	2.40 X 1.65 m
Master Bathroom	2.55 X 1.64 m
Bedroom 02	3.95 X 5.40 m
Bathroom 02	2.55 X 1.90 m
Terrace 01	3.03 m ²
Terrace RG 01	4.05 m ²
Terrace RG 02	4.39 m ²

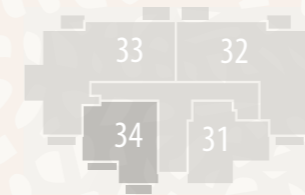


Sorgente Building-A

Unit 34 Third Floor

Total Unit Area 77 m²

Reception (Living + Dining + Kitchen)	7.90 X 3.95 m
Bedroom	3.75 X 4.05 m
Bathroom	2.50 X 1.60 m
Terrace 01	3.07 m ²
Terrace 02	2.85 m ²



Sorgente Building-A

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.



Sorgente Building-A

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.





FUTURE BUILDERS



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