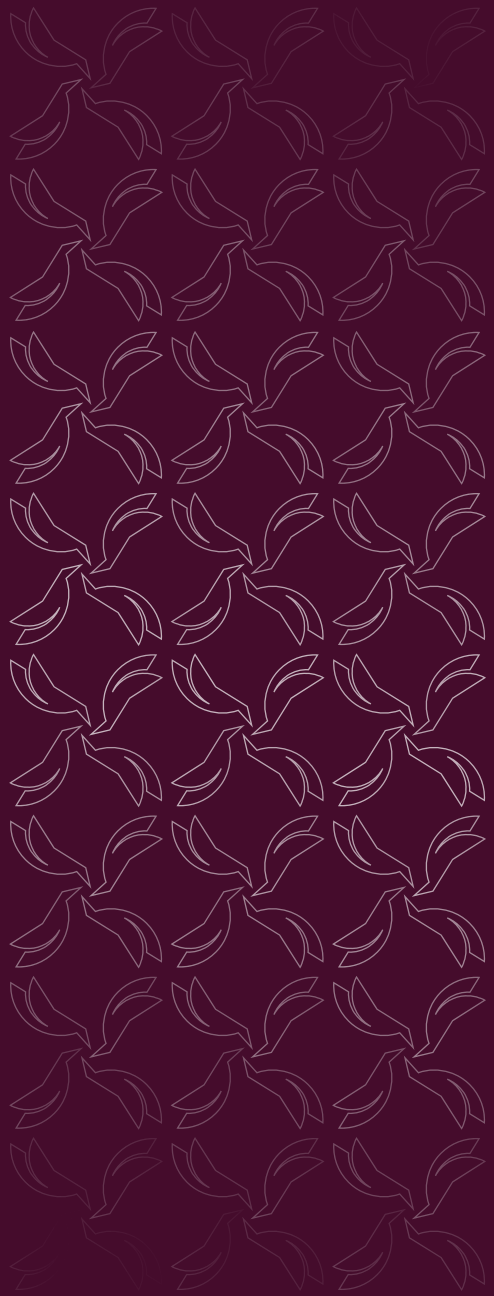
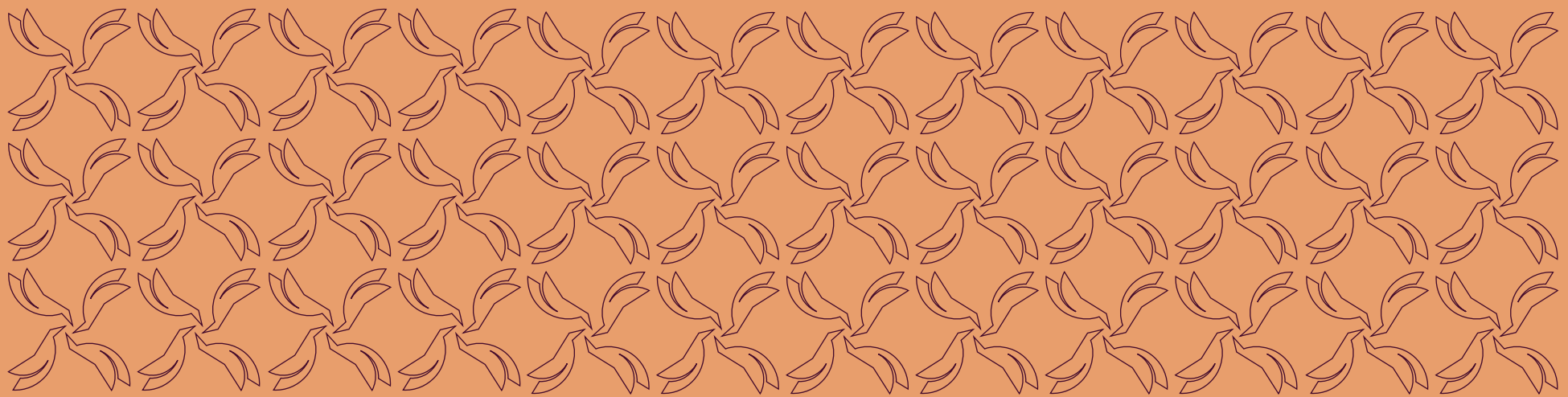


sueño

NEW CAPITAL

SAK DEVELOPMENTS
SINCE 1980




SAK™
DEVELOPMENTS
SINCE 1980

The history of SAK goes back more than 35 years of collective experience in the real estate development market; being a family business, generations have passed on years of hard work, market knowledge and a smashing record of success locally and regionally.

We have excelled in designing and creating residential and commercial projects in the delta region of Egypt. Our experts have given consultancy and worked as main contractors on mega projects for the Egyptian government and the Arab Contractors to name a few.

Throughout the years, our experts have mastered the art of identifying the market needs and catering to it in the most functional, efficient and quality oriented approaches. The amount of loyal and happy clients that we had the honor of serving was truly humbling and gratifying.

SAK was established in January 2018 with the purpose of bringing together the genius calibers that have collaborated in affiliation for long. We have finally created a professional umbrella that combines the many years of experience that the first generation has amassed alongside the creativity and out-of-the-box techniques of the second generation.

In continuation of our journey, we have decided to take our business to the next level by venturing into the Capital, a prospect that holds great potential and opportunity which we are certain will be a success even bigger than all of our past projects. We put our faith in our expertise, capable staff members that have always supported and contributed to our success, our clients' trust and loyalty to our brand and a commitment to quality that defines SAK Development.



HEADING

TOWARDS TOMORROW.

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THE ADMINISTRATIVE CAPITAL

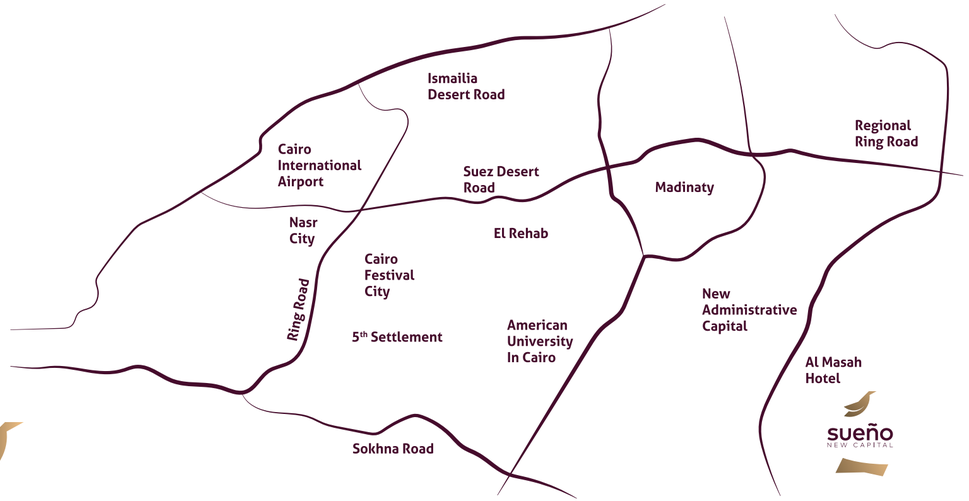
The administrative Capital is a large-scale project announced by the Egyptian government at the Egypt Economic Development Conference on 13 March 2015. The major reason for creating the new city is to relieve congestion in Cairo, which is already one of the world's most crowded cities, and growing rapidly. It will help to strengthen and diversify the country's economic potential by creating new places to live, work and visit. In order to draw people to this new city, a series of key catalyst developments has been established at its core. This will include a new government administrative district, a cultural district and a wide variety of urban neighborhoods.

The city is planned to consist of residential districts, educational institutions, hospitals, 40,000 hotel rooms, a major theme park, 91 square kilometers of solar energy farms, an electric railway link with Cairo, and a new international airport. It will be built as a smart city. It is planned also to transfer the parliament, presidential palaces, 18 ministries and foreign embassies.



THE CONCEPT.

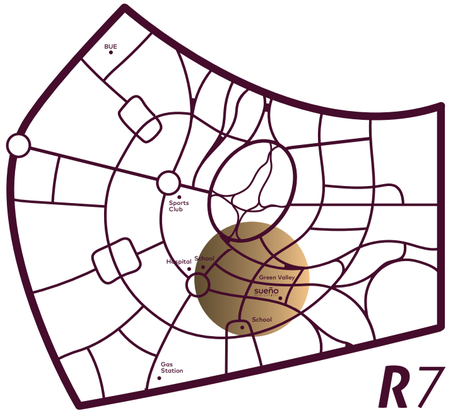
Sueño is a boutique compound that offers exclusive apartment and duplex options varying in area between 115 to 327 m2 destined to set new standards in luxury and service.
The 12 building compound offers a range of retail and leisure amenities, along with beautiful building exteriors inspired by the Spanish arts, culture and heritage. More than just another impressive development, residents and visitors can enjoy a unique luxurious real estate offering, where the concept of ''live, work and play'' is reinvented every day.



THE LOCATION.

The administrative capital is situated along the corridor between Cairo and the Red Sea, providing linkages to significant shipping routes. The city is bound to become the focal point of Eastern Cairo.
The new city is located 45 kilometers east of Cairo and just outside the Second Greater Cairo Ring Road.
According to the plans, the city would become the new administrative and financial capital of Egypt, housing the main government departments and ministries, as well as foreign embassies. On 700 square kilometers total area, it would have a population of almost seven million people.







Diplomatic
Area

THE SITE.

Sueño is located in zone R7, five minutes away from the embassies district and Expo city, ten minutes away from Al Masa hotel, the opera house, banks complex and the government administrative district, the new airport is only twenty minutes away.

The compound is situated in one of the most coveted areas of the administrative capital, surrounded by many facilities, services and leisure venues among which are schools, The BUE, a sports club, a hospital and a gas station. On one side the compound overlooks The Valley, a huge park with wonderful landscaping for the use of families and pedestrians where no cars are allowed.

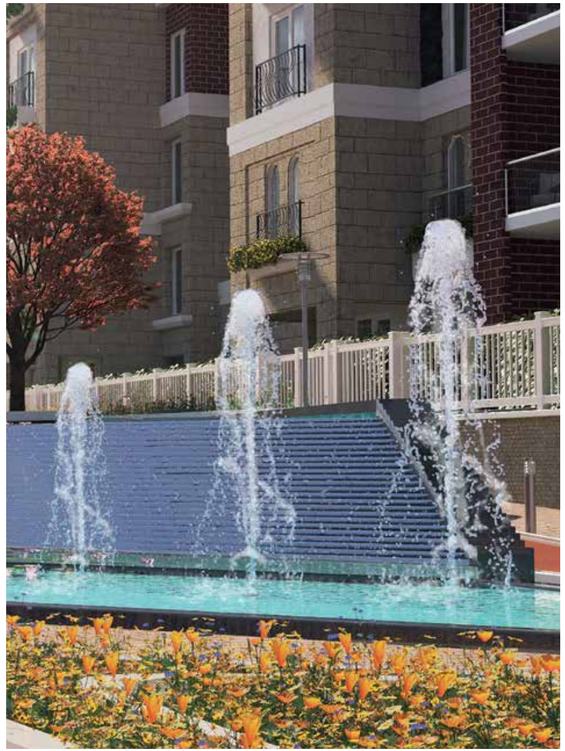
THE COMMUNITY.



Our integrated communities offer the full spectrum of lifestyle needs and create value-added environments at the forefront of city living. Our commitment to innovation caters to a new generation in search of engaging experiences and an emphasis on smart, technological lifestyle. Our target is to create a fulfilling, relevant and exclusive community experience.

SERVICES
& AMENITIES.





MAIN
FOUNTAIN

We have created a fountain at a very central part of the compound for aesthetic purposes. The meditative sound of running water along with the surrounding greenery create an ambiance that is relaxing, soothing and inspiring all at once.

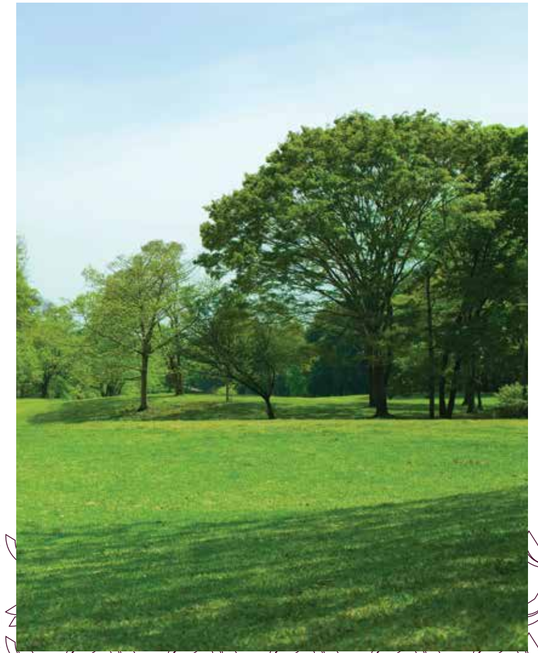


KIDS
AREA

Our little friends have also been given the priority within the scope of services that we offer our residents. We created a kids area for them to be able to play and have fun in a safe, contained environment that is only minutes away from home.

FAMILY
PARK

We have dedicated a substantial part of the project for a family park. Parks contribute to creating a peaceful and tranquil ambiance in the place; according to many studies, the presence of greenery in the surroundings of one's living quarters helps restore mental clarity, healing the body, and boosts the creativity of said individuals. With this in mind, it was one of our main priorities to incorporate it in the project design.





RUNNING
& BIKE TRACKS

The compound features tracks for running and others for bicycles for you to enjoy your favorite sport or pastime in a safe area that is uninterrupted by the vehicular access, giving our residents the opportunity to enjoy the open air freely and safely.



INFINITY
POOL

Enjoy an invigorating swim before work or a relaxed weekend afternoon by the pool. At Sueño, we created an infinity pool within the perimeters of the compound for your convenience and your enjoyment. Our attention to details compelled us to provide our residents with as many amenities as we could without having to exit the compound gates to enjoy them.





SOLAR
ENERGY

The project will be partially powered by solar energy generated by solar plants as per the Administrative Capital energy mandate. Solar energy contributes to reducing air pollution since solar panels produce no greenhouse gases. It is more sustainable and resilient, while also being versatile and low maintenance, which makes it an ideal source of clean energy and a valuable addition to what Sueño has to offer you.



HEALTH
CLUB

The health club at Sueño includes a state of the art gym, a world class spa, a steam room and a sauna; all the elements that you need to relax and unwind after a long day at work only steps away from home free of charge to all our residents.

BUSINESS
CENTER & LIBRARY

We created a business center and a library inside the compound for your convenience to help you with all your business needs and professional emergencies without you having to get out of your way to attend to them. Both facilities are within few meters from your house and we offer them to our residents free of charge.





SMART GATED COMMUNITY

For your safety, the compound has at the gates. We have also created a smart application that allows you to issue temporary or permanent passes hassle free for your family and friends. The smart application allows you also to communicate with the compound management for any requests or complaints. You can request the services of a plumper, an electrician or whatever handy service you may require through the mobile application in a very simply and user friendly process.



SOLAR HEATERS

To optimize the solar energy experience, we installed water heaters on the roofs that are powered by solar energy for all the units at the compound. You will receive your unit with heaters already installed and operating. This will help reduce your electricity consumption budget, sparing you the heaters installation hassle and freeing up the extra space for you to use otherwise.

RETAIL
AREA



The compound features a commercial area that will offer an array of products and services to our residents. While being surrounded with many commercial outlets, we chose to have our own retail area inside the compound so that our residents can enjoy shopping and social activities effortlessly. The area will include cafes, restaurants, a pharmacy, a supermarket and much more.

DAYCARE
CENTER



The project offers a daycare center for your little beloved ones, where highly trained staff looks over their every need and comfort. The compound's smart application allows you to connect to the surveillance cameras at the center and check on them anytime you want and anywhere you are to insure their safety and your peace of mind.

ARCHITECTURE
& ENGINEERING CONSULTANT



EMDAD

EMDAD's (design studio/design team) conceives innovative and sustainable solutions that meet beauty and functionality at it's optimum covering all disciplines, while providing the means and caliber to implement it's concepts through it's construction supervision and project management team of experts. By following a well-structured working methodology, and maintaining a well-coordinated performance, EMDAD's team is motivated to positively manage projects achieving key performance factors in terms of quality, time and cost effectiveness.

EMDAD was first established in 2005 Riyadh as part of AL FOUZAN Trading and General Construction Company (FTCO), EMDAD became a sole company later in 2015 and relocated its Headquarters to Cairo, Egypt.

The firm covers a wide range of projects residential, healthcare, retail, educational, infrastructure, urban and landscape. While abiding by a well-structured methodology.

MASTER PLAN

We have dedicated a substantial part of the project for a family park. Parks contribute to creating a peaceful and tranquil ambiance in the place; according to many studies, the presence of greenery in the surroundings of one's living quarters helps restore mental clarity, healing the body, and boosts the creativity of said individuals. With this in mind, it was one of our main priorities to incorporate it in the project design.

AND THE UNITS

All the units at Sueño were carefully designed to provide maximum space optimization. Units will be delivered semi finished to maintain the individuality of personal taste and preference. For your convenience, we also have the option of delivering your unit fully finished. The compound consists of 462 units in total that are apartments and duplexes varying in areas to suit the needs of each client.


C
D2
D1
A5
A4
B4
B3
B2
B1
A3
A2
AS1

TYPE A





Typical

TYPE A2 -A3



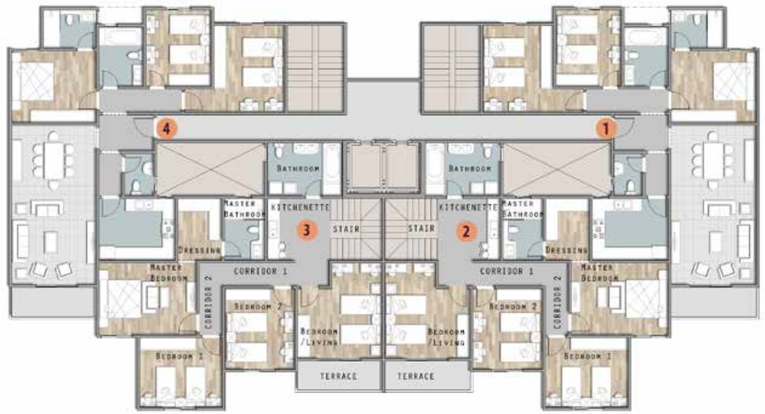
First Floor

TYPE A2 -A3



Ground Floor

TYPE A2 -A3



First Floor



Ground Floor

TYPE A4 -A5

TYPE A4 -A5



Typical

TYPE A4 -A5

TYPE A-STREET VIEW



TYPE AS 1

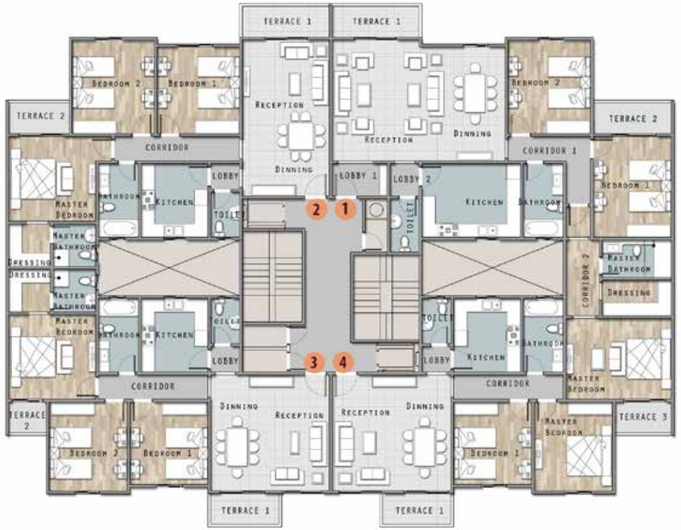


Typical

TYPE AS1

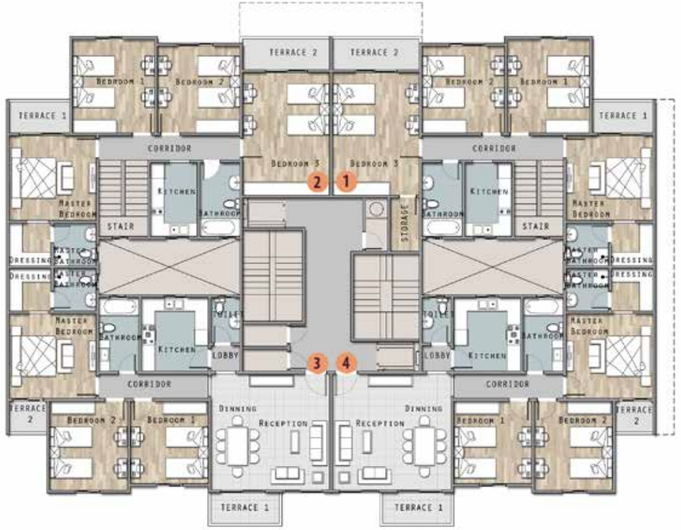
TYPE B





Typical

TYPE B1 -B3



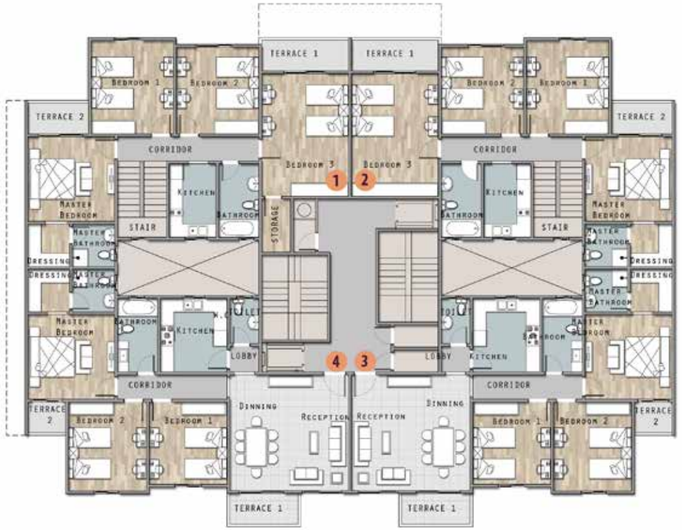
First Floor



Ground Floor

TYPE B1 -B3

TYPE B1 -B3



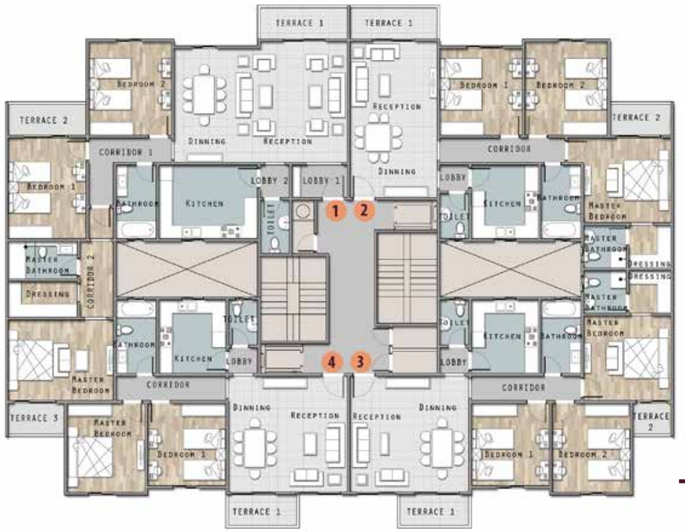
First Floor

TYPE B2 -B4



Ground Floor

TYPE B2 -B4



Typical

TYPE B2 -B4

TYPE B-STREET VIEW



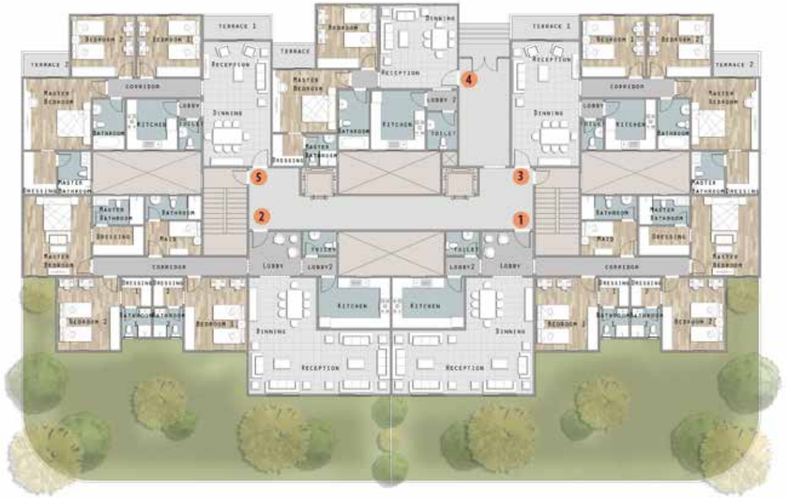
TYPE C





Typical

TYPE C



Ground Floor

TYPE C

TYPE D



Typical

TYPE D



Ground Floor

TYPE D

CAREFULLY DESIGNED FOR YOUR OWN TASTE