

Cape Bay

SOKHNA

# CAPE BAY

## UNIQUE SELLING POINT

### LOCATION

**60 min.** from Cairo.  
**14 Km** from Ain Sokhnagates

### DESIGN

**80 %** of project is landscape  
**20%** Buildup Area

### Facilities

A Various types of services  
and facilities

### Units

**4** types of units  
50 -60-75-100

### Price

Competitive price  
in the market  
Starting from  
**900,000**

Design

The image features a solid dark blue background. In the lower-left quadrant, there is a series of thin, overlapping, golden-yellow lines that curve and sweep across the bottom of the frame, creating a sense of motion and depth.









# Facilities



SHOPPING  
MALL



MOSQUE



CAFES &  
RESTAURANTS



GYM  
& SPA



KIDS  
AREA



SANDY  
BEACH



SWIMMING  
POOLS



SUPER  
MARKET



WALKING &  
BICYCLE  
TRAILS  
ON BEACH



HOTEL



# Master Plan

## Phase 1

3 years delivery

Delivered

Fully Finished & Furnished



# Phase Layout



# Ground floor

Types and prices

A decorative graphic consisting of several thin, overlapping gold-colored lines that sweep across the bottom left corner of the slide, extending towards the right.

## studio (1)

type : 60m<sup>2</sup>

price start : 1,080,000



## studio (2)

type : 50m<sup>2</sup>

price start : 900,000



**1 Bedroom – 1 Bathroom – 1 Reception**

## Chalet (3)

type : 75m<sup>2</sup>

price : 1,350,000

**2 Bedroom – 1 Bathroom – 1 Reception**



## Chalet (4)

type : 100m<sup>2</sup>

price : 1,800,000

**2 Bedroom – 2 Bathroom – 1 Reception**



# Frist & Second floor

Types and prices

A decorative graphic consisting of several thin, overlapping gold-colored lines that sweep across the bottom left corner of the slide, extending towards the right.

## studio (1)

type : 60m<sup>2</sup>

price first : 960,000

price second : 1,020,000

**1 Bedroom – 1 Bathroom – 1 Reception**



## studio (2)

type : 77m<sup>2</sup>

price first : 1,230,000

price second : 1,300,000

**2 Bedroom – 1 Bathroom – 1 Reception**



## Chalet (3)

type : 75m<sup>2</sup>

price first : 1,200,000

price second : 1,275,000

**2 Bedroom – 1 Bathroom – 1 Reception**



## Chalet (4)

type : 100m<sup>2</sup>

price first : 1,600,000

price second : 1,700,000

**2 Bedroom – 2 Bathroom – 1 Reception**





# Payment plans

For the first time in Sokhna

A decorative graphic consisting of several thin, golden-yellow lines that originate from the left side of the frame and sweep across the bottom half of the image towards the right. The lines vary in length and angle, creating a sense of movement and depth against the dark blue background.

# **15% Down payment** **15 years installments**

<b>Unit Price</b>	<b>1,100,000</b>
<b>15% Down Payment</b>	<b>165,000</b>
<b>7.5% After 1 year</b>	<b>82,500</b>
<b>7.5% After 2 years</b>	<b>82,500</b>
<b>Equal Installments for 15 years</b>	<b>4275</b>

**10% Down payment**  
**10 years installments**  
Discount **10%** on unit price

<b>Unit Price</b>	<b>1,100,000</b>
<b>Price after Discount 10%</b>	<b>990,000</b>
<b>10% Down Payment</b>	<b>99,000</b>
<b>10% After 1 year</b>	<b>99,000</b>
<b>10% After 2 years</b>	<b>99,000</b>
<b>Equal Installments for 10 years</b>	<b>5775</b>

**15% Down payment**  
**6 years installments**  
Discount **25%** on unit price

<b>Unit Price</b>	<b>1,100,000</b>
<b>Price after Discount 25%</b>	<b>825,000</b>
<b>15% Down Payment</b>	<b>123,750</b>
<b>5% After 1 year</b>	<b>41,250</b>
<b>5% After 2 years</b>	<b>41,250</b>
<b>Equal Installments for 6 years</b>	<b>8590</b>

**40%** Down payment  
**3** years installments  
Discount **40%** on unit price

<b>Unit Price</b>	<b>1,100,000</b>
<b>Price after Discount 40%</b>	<b>660,000</b>
<b>40% Down Payment</b>	<b>264,000</b>
<b>Equal Installments for 3 years</b>	<b>11,000</b>

For the first time in Sokhna

**Cash Discount**  
**50%**

**550,000**

A decorative graphic consisting of several thin, golden-yellow lines that sweep across the bottom left and bottom center of the slide, creating a sense of movement and elegance.