



*«Live life to the fullest in the heart of
luxury at serene»*



Jeddah's
Impactful
new address

Welcome to Serene Village Compound

An exceptional new residential compound that takes refined metropolitan living to a spectacular “value-based” level. Serene Village Compound is well located in the city with different residential units.

It is a great choice for both corporates and individuals. We welcome you to explore your possibilities with our residential compound.



TOTAL UNITS 148
LAND AREA 22.222 m²
ZONES 10

27 STUDIO
31 BR
28 2BR
9 3BR
APARTMENTS

6 4BR
26 3BR
21 2BR
VILLAS



Contents

6. An Unrivalled Location
Serene Village Compound
places everything you need
within your reach.

8. Connections... (International
& Local) Excellent transport
links connect
Serene Village Compound
with any destination.

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Within **18** minutes, our
community members can
reach more than **20** best
schools in Jeddah.

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Looking for value filled living?
You have a perfect spot here.

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to cater for varied needs &
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Every zone is unique in its own
right, designed to perfection

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We are within
your reach





Serene Village Compound places everything you need well within your reach

The compound is located in the center of the city, in Al-Hamraa District, which makes communication very easy. Classiest of people prefer al-Hamraa, one of the prime locations in Jeddah.

Jeddah, the 'Bride of Red Sea' is considered as the economic and tourism capital of Kingdom of Saudi Arabia. We picked this location to give you the comfort of enjoying the city in its fullness with ease and peace.

Corniche, Down Town (Balad), King's Fountain, Aquarium, Entertainment Parks, Largest shopping malls, Restaurants, Movie Theater, all of them are in comfortable reach.



Schools

For your family, we thought ahead of You
We know your concern for your family members. As
your kids are in the way of building a better tomorrow,
we would like to ensure the easy access to their dream
zones, their schools.

From Serene Village Compound you can reach easily to
more than **20** International Schools.

- British International School: **18** minutes
- American International School: **16** minutes
- Jeddah Prep International School: **12** minutes
- French International School: **14** minutes
- Thamer International School: **10** minutes

- Jeddah Knowledge School: **14** minutes
- Jeddah International School: **11** minutes
- Korean International School: **2** minutes
- Bear Hugs School: **4** minutes
- Darjana International School: **9** minutes



International & Local Destinations

When it comes to travel, Serene Village Compound is well placed. Road, rail and air links are excellent. Both North and South terminal airports are comfortably accessible which makes a hassle free access to almost all worldwide destinations.

Jeddah Central Station for railway as well the SAPTCO Jeddah are also within easy reach.

Major Roads Accessibility

- Madinah Road in 1 minute
- King Road in 5 minutes
- Tahlia Street in 3 minutes
- Sari Street in 6 minutes
- Prince Sultan Street in 10 minutes
- Palestine Street: in 2 minutes




Site Plan

The art of “valuable living”

Serene Village Compound has been carefully designed to provide all the contemporary facilities, services and convenience. In the entire planning, safety & security has been the foundation, to ensure a comfortable and peaceful living in the compound.

The properties themselves have been sensitively positioned to strike a perfect balance of space, comfort and urban living, reflecting the unique atmosphere that makes Serene Village Compound so appealing.



Specification

With the spacious 22,225 square meter land, you can live conveniently. Children will love exploring the environment while the whole family can enjoy different zones and facilities designed for the comfort and relaxation.





Zones

Every zone is unique in its own right, designed to perfection

In order to cater the different needs of our valued community members, we have divided the compound in to different Zone with different ambience and features.

The 5 unique ZONES are:

- Playing Land
- Sandy
- Oasis
- The Grand
- Wisteria

The apartment ZONES are:

- Augusta
- Belmont
- Caledonia
- Dorado

The recreation ZONE is:

- The CV Zone (Cool Vibes)



SANDY

The Sandy zone sustains -2 bedroom villas, 9 in number, as well as -3 bedroom villas, 3 in number that face a beautiful garden. The garden is the perfect place for people of all age to enjoy with comfortable seating arrangements for elders, and play area for the kids with sand base.

-  **Playing Land**

The children's play area inside the complex is a vibrant and colorful space that allows kids to enjoy their time in a safe and secure environment. Equipped with various toys, swings, and slides..

-  **OASIS**

If you are looking for poise, go for the Oasis zone as it is the most silent and calm zone of all. There is a beautiful flowing style garden in the entire zone, and there are 13 three bedroom villas in this zone.

There are few units in this zone, with super spacious private backyard, with approximate size of 35m²

3 Bedroom Villas = 13





-  **WISTERIA**

If you are a front yard lover, go for Wisteria. All the -3 bedroom villas in this zone have a private yard connected to it, with an approximate size of 30m². This zone comes with a beautiful garden and with contemporary outdoor playing area for the kids.

3 Bedroom Villas = 10

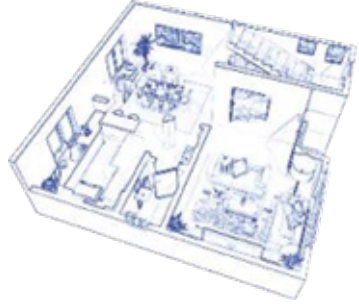
• THE GRAND

The Grand zone sustains -4 bedroom villas, 6 in number. This zone comes with a lovely garden along with beautiful water fountain. All the villas in the zone are really spacious and really grand in feeling.

4 Bedroom Villas = 6

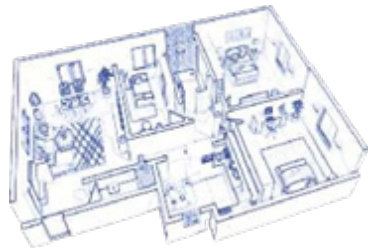


Caledonia is with
2 Bed Room Apartments 16
3 Bed Room Apartments 2
Total 18



Belmont is with
Studio Apartments 10
1 Bed Room Apartments 18
Total 28

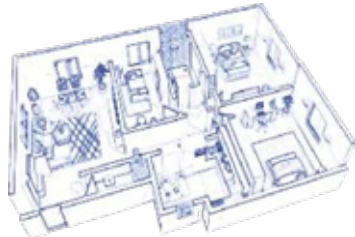
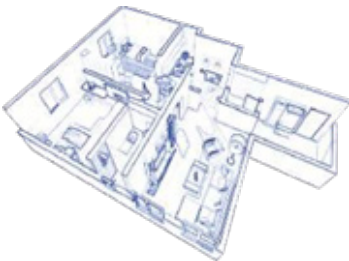
Dorado
Studios 5
1 Bed Room 13
3 Bed Room 5
Total 23



APARTMENT ZONE

There are 4 buildings located in the Apartment Zone. All of them are standalone buildings that consist of 6 floors each (4 floors + Mezzanine floor + Ground floor). These buildings have a highly efficient 7/24 digital security. All of the building has the state-of-the-art elevators from the world's well-known brand "Schindler".

Augusta is with
Studio Apartments 12
2 Bed Room Apartments 12
3 Bed Room Apartments 2
Total 26



Take a closer look





Spacious 3BR Villa - 226 m²

Options: Front Yard / Back
Yard

Without Yard

1 Master Bed Room

2 Bed Rooms with Shared
Bathroom

1 Half Bath

2 Living Rooms

1 Dining Room

Semi - Open Kitchen



GROUND FLOOR

Spacious 2BR Villa - 181 m²

Options: With and without
Master Bedroom 2 Bed
Rooms
2 Bath Rooms
1 Living
1 Dining





4 Villa - 293 m²

Options: With different sizes of private yards
1 Master Bed Room
3 Bed Rooms with 2 shared Bathrooms
1 Maid Room
2 Living Room
1 Dining Room Semi Open Kitchen 1 Guest Toilet



FIRST FLOOR



2 BR Apartment

Options: 126m² /131m² /133m²

2 Bed Rooms

2 Bath Rooms

Semi open kitchen model & closed
kitchen Living and Dining Room



3 BR Apartment

Options: 150m² /156m²

3 Bed Rooms

2 Bathrooms

1 Master Bed Room option

Living and Dining Room Kitchen



28

Studio Apartment

Options: 35 m² /42 m²/45m²/ 48m²/ 60m²
Living / Dining / Kitchen / Bed Space
Full Bathroom



I BR Apartment

Options: 84m² /93m²
With and without balcony
Comfortable Living & Dining Room
Spacious Bed Room
Full Bathroom
Kitchen





 AMENITIES






Swimming Pool






Café





 Health Club





Tennis



Basketball

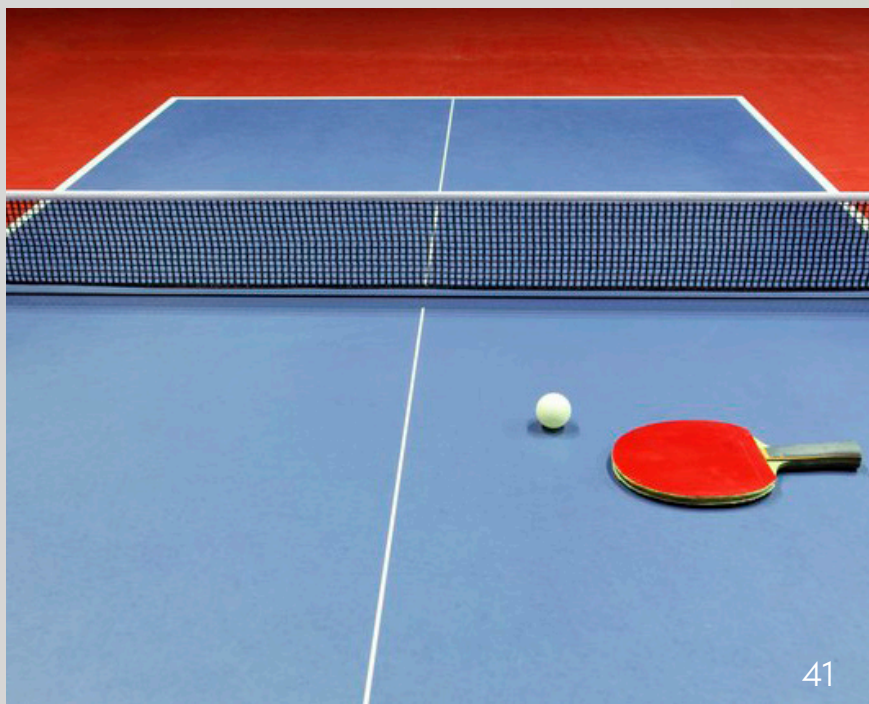




Football



PingPong





The
first to
introduce in Jeddah

When it comes to family, no one compromises. This compound brings you all the joy with your family that you have always wanted. We welcome you to embrace the “valuable” joy.

For you, we have taken the bold step to introduce for the first time in Jeddah...

- Dedicated family pool for your joy
- Oximetric Pools for your health and beauty.
- Stabilized temperature with hot and cool pump.
- Swimming pools with ANSI/ASP’S standard, we care you.
- Dedicated outdoor walking street within the compound, safe and secure with lovely smelly flowers



CONTACT US:

We are always within your reach
For enquiries you may contact

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