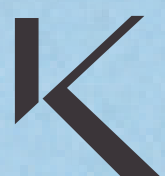


NORTH COAST

PAUSE

A COASTAL TOWN BY  DEVELOPMENTS



**A QUIETER WAY
TO LIVE THE COAST**



Not every
moment is
meant to be
filled.

Some are
meant to be
felt.

In a world that moves faster every day, Pause was created as a reminder to slow down and reconnect with what truly matters. To make room for family, for meaningful connections, and for the simple moments that often become the most memorable.

More than a destination, Pause is a different way to experience the coast. One that embraces balance, celebrates togetherness, and allows every day to unfold at its own natural rhythm.

PROJECT CONCEPT

FOUR RHYTHMS. ONE JOURNEY.



**At the heart of Pause lies a simple
human truth.
Every day unfolds in its own rhythm.**

It begins with a moment of calm, a chance to slow down, breathe, and take it all in. As the day unfolds, energy awakens, inviting us to explore, discover, and embrace every experience around us. Along the way, we connect with the people who shape our happiest memories and give meaning to every moment.

As the day gently draws to a close, the pace settles once again, restoring a sense of balance that feels natural, complete, and deeply fulfilling.



THE P JOURNEY

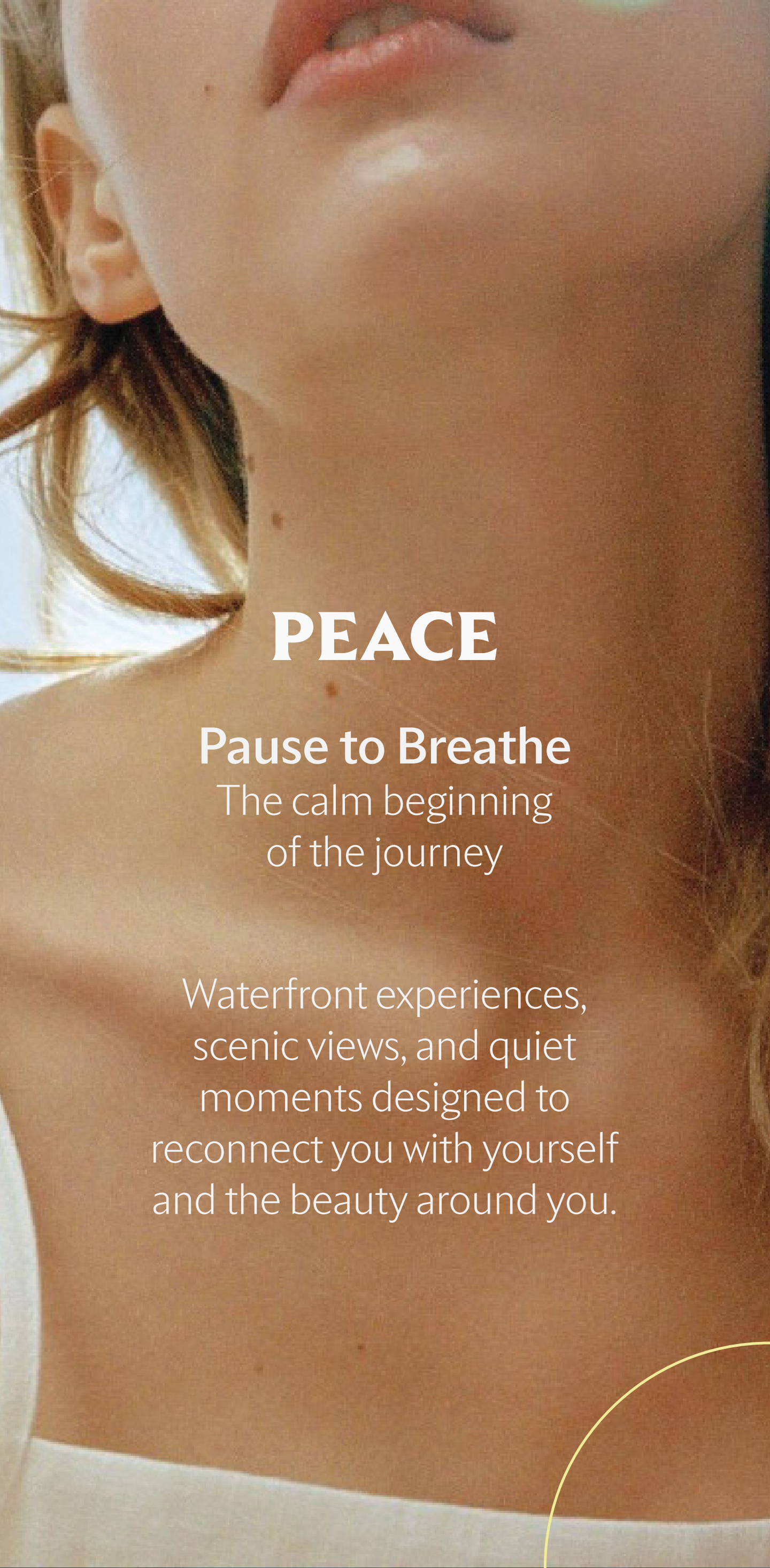
A SEQUENCE OF
CURATED PAUSES

PACE

PEOPLE

PLAY

PEACE



PEACE

Pause to Breathe

The calm beginning
of the journey

Waterfront experiences,
scenic views, and quiet
moments designed to
reconnect you with yourself
and the beauty around you.

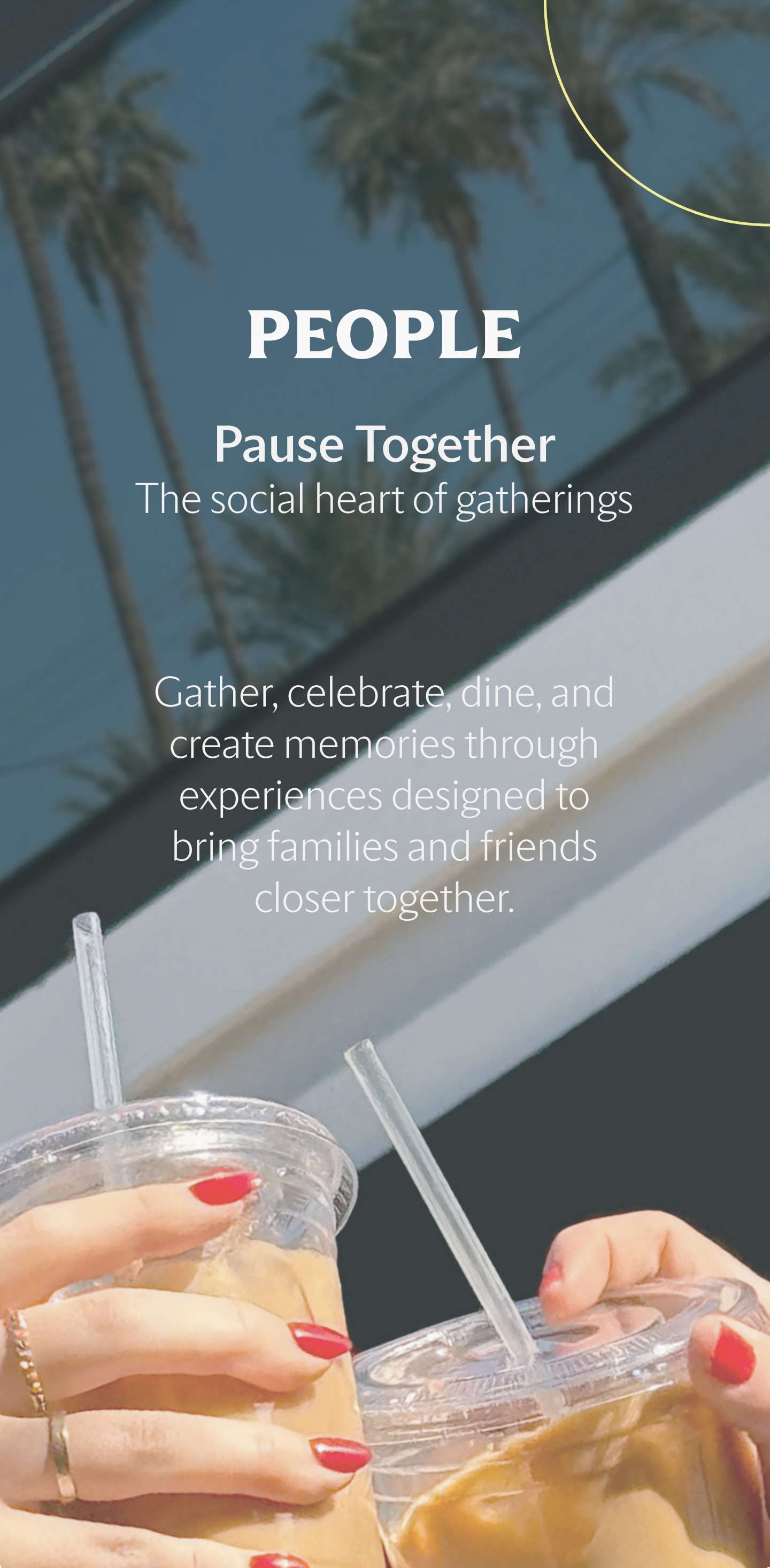


PLAY

Pause to Explore

Where energy takes over

As the day unfolds, curiosity
leads the way. A collection of
experiences designed to
inspire movement, discovery,
and moments that bring
every day to life.

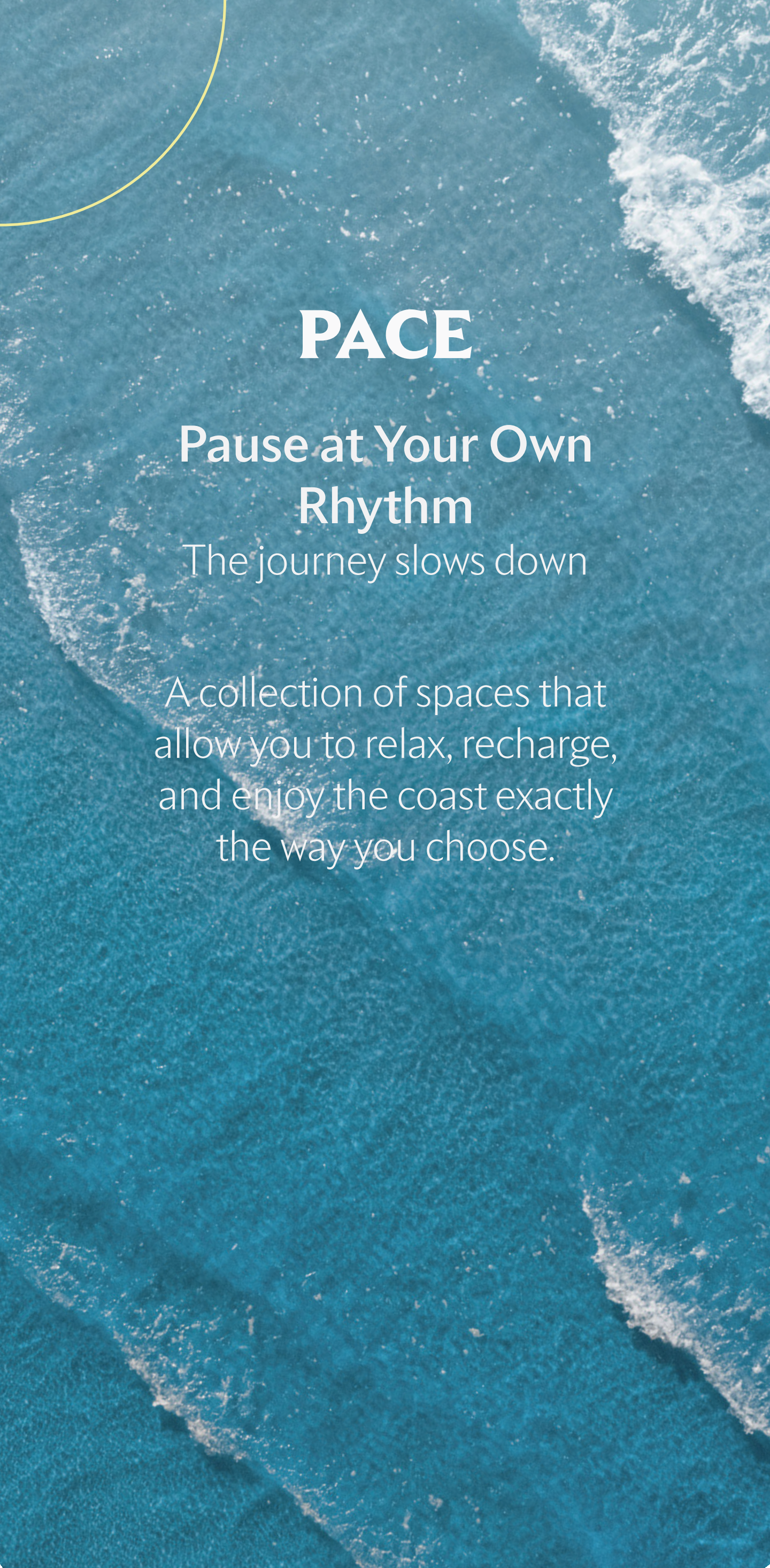


PEOPLE

Pause Together

The social heart of gatherings

Gather, celebrate, dine, and
create memories through
experiences designed to
bring families and friends
closer together.



PACE

Pause at Your Own Rhythm

The journey slows down

A collection of spaces that
allow you to relax, recharge,
and enjoy the coast exactly
the way you choose.



WHERE SUMMER COMES NATURALLY

Spanning from KM 86 to KM 88 of the North Coast, Pause unfolds across an exceptional 2 kilometer stretch of sandy beachfront.

 ALEXANDRIA
96 KM

 BORC ELARAB INTL.
AIRPORT - 66 KM

 CAIRO CITY
270 KM

 ELDABAA
78 KM

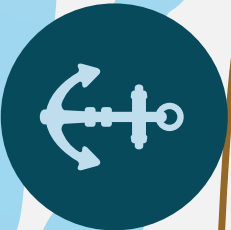
 ALALAMEIN
INTERNATIONAL
UNIVERSITY

 ALALAMEIN
INTL. AIRPORT
83 KM

TOLIP
HOTEL & RESORT

WADI EL NATROUN - EL ALAMEIN ROAD



MARINA
AL ALAMEIN

PAISSE
NORTH COAST

MASTER PLAN

250 ACRES OF INTEGRATED COASTAL LIVING

Spread across 250 acres, with 60 acres dedicated to facilities, attractions, and experiences, Pause is thoughtfully designed around the natural rhythm of coastal living. Bringing together homes, water features, entertainment, and everyday conveniences, it creates a seamless destination where every experience feels connected, every moment feels balanced, and every day unfolds naturally.





ARCHITECTURE

CONTEMPORARY IN CHARACTER AND EFFORTLESS IN FEEL

The architecture of Pause is designed to complement the natural beauty of the coast. Defined by elegant proportions, open layouts, and light-filled spaces, every home creates a seamless connection between architecture, landscape, and the experiences that unfold around them. The result is a timeless coastal setting designed for comfort, connection, and everyday enjoyment.





ENDLESS EXPERIENCES

No two days are ever the same.
Neither are the people who experience them.

Spread across 60 acres, the experiences of Pause are designed around different rhythms, personalities, and ways of enjoying the coast.



From moments of movement and discovery to gathering, relaxation, and family time, every experience finds its place within a destination created for every side of summer.

LIFESTYLE

A QUIETER WAY TO LIVE THE COAST



Water, everywhere you look

Crystal-clear **lagoons** bring swimming, relaxation, and beautiful waterfront views closer to everyday life.



Made for every age

A collection of **pools** designed for relaxation, family fun, and refreshing summer days.



Good food, great company

An **open-air food trucks plaza** where flavors, conversations, and summer evenings come together.



Memories under the stars

A **festival zone** for performances, events, and shared moments with family and friends.



Splash into the fun

An exciting **aqua park** designed for endless family entertainment.



Explore the water differently

Slow down, paddle away, and enjoy a refreshing perspective of waterfront living through a unique **kayak lake**.



Lights. Showtime. Together.

A vibrant **theater plaza** where entertainment, performances, and unforgettable nights take center stage.



Fitness with a view

An inspiring **outdoor gym** where staying active feels refreshing, energizing, and connected to nature.



Moments of calm

Scenic lakes create peaceful views and a stronger connection to nature throughout the community.



Everything you need, just steps away

Cafés, restaurants, retail, and everyday essentials brought together in one **commercial destination**.



Where energy meets fun

Vibrant **sports courts** where residents can stay active, connect with others, and enjoy a healthy, energetic lifestyle.



Made for big imagination

A safe and engaging **kids' area** where children can play, explore, and create lasting memories.



Slow down and enjoy the journey

A relaxing **lazy river** designed for effortless moments of leisure.



A place to unwind

A welcoming **clubhouse** designed for relaxation, connection, and effortless days by the coast.



Find your balance

A serene **yoga area** crafted for mindful moments, movement, and wellbeing in the open air.



Fire up the flavor

A dedicated **BBQ area** made for shared meals, laughter, and laid-back gatherings with family and friends.

UNIT PLANS

SPACES DESIGNED
FOR YOU



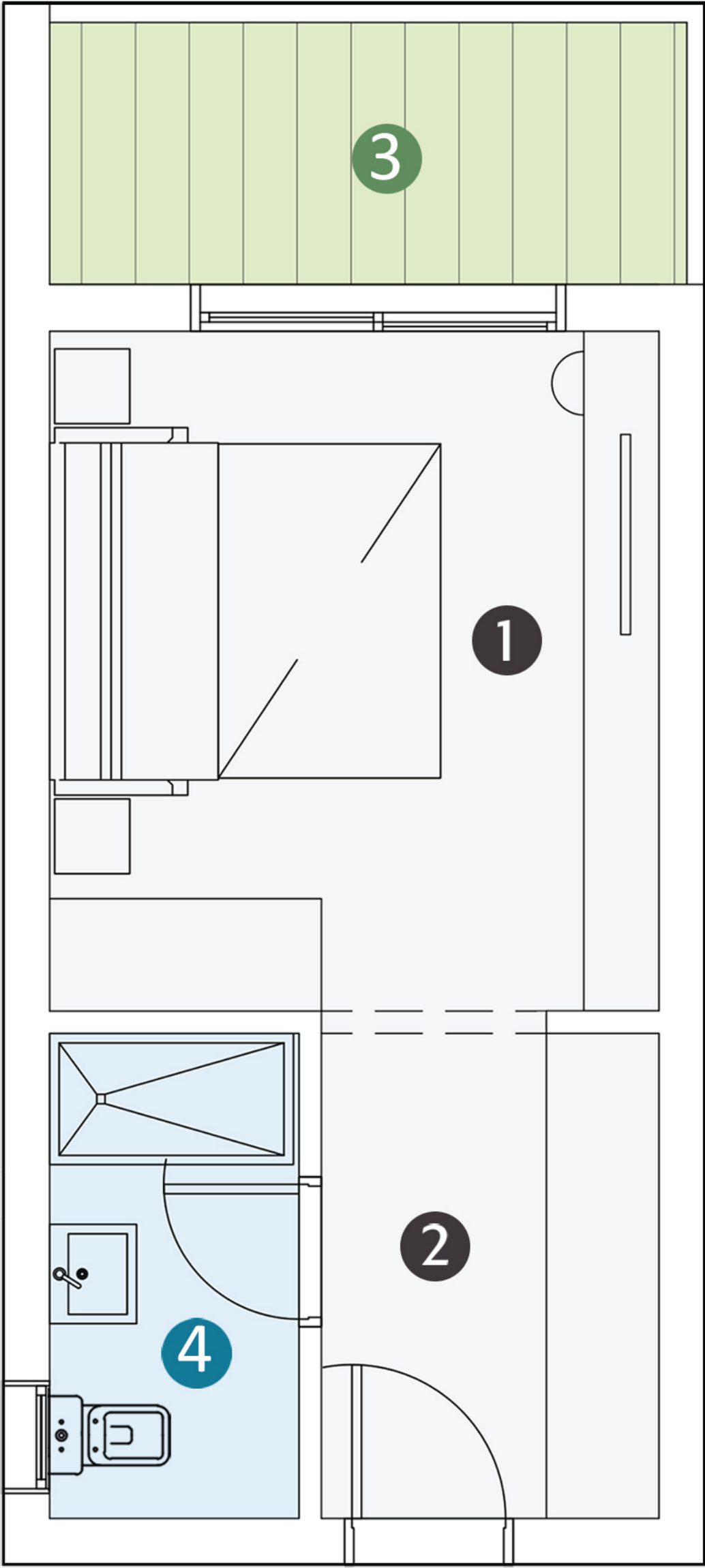


Disclaimer: 1. All dimensions will be measured as Carpet Area 2. Actual area may vary from the stated area. 3. Drawing areas not to scale. 4. The developer reserves the right to make revisions. 5. All materials, dimensions, and drawings are approximate. Information is subject to change without notice. 6. Actual unit areas, front windows, porches, terrace, loggia and exterior trim detail may vary by elevation styles. 7. Parking and ramps are under development and may vary from the master plan.



THE SHELL STUDIO

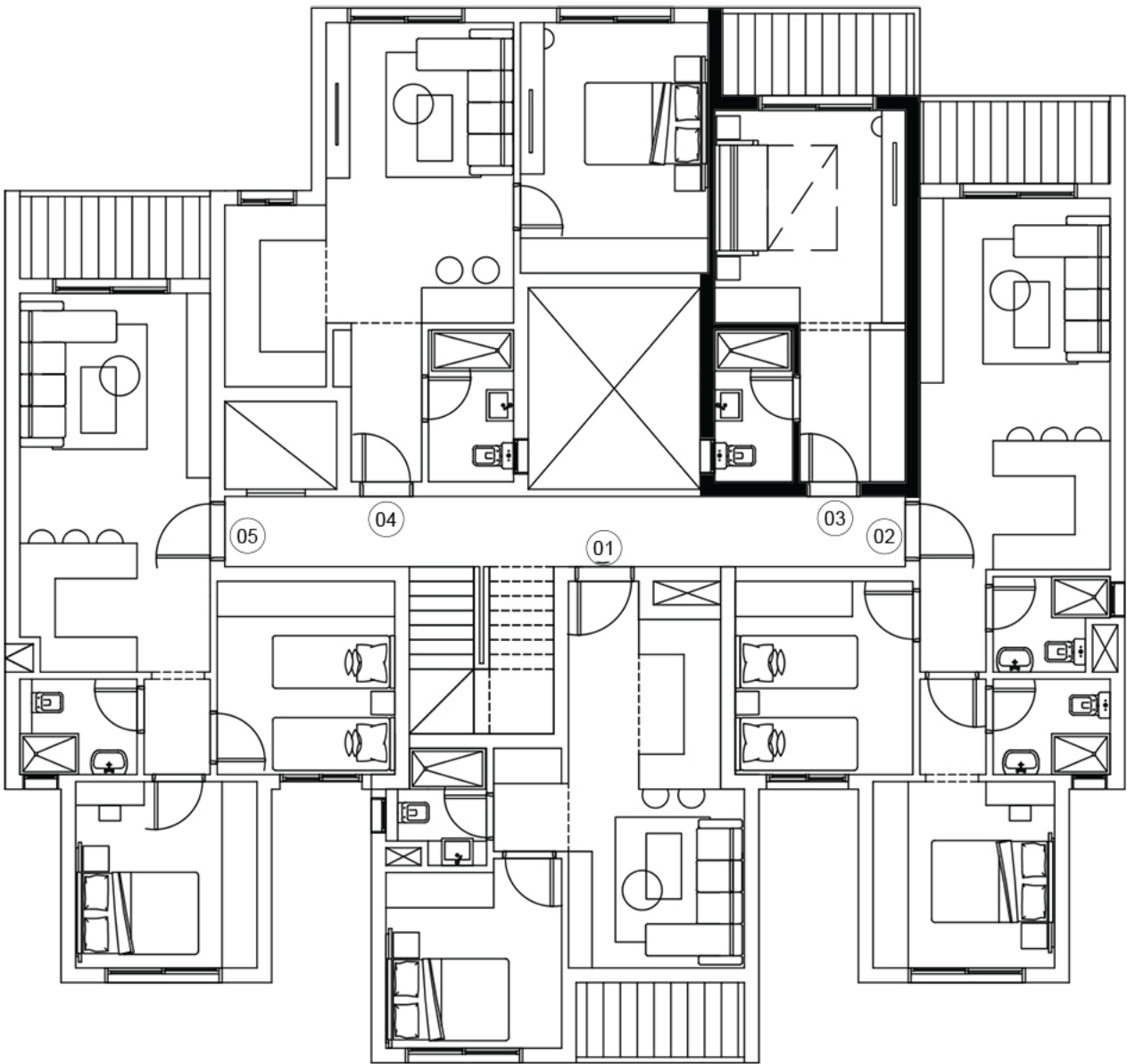
ST - 13



TOTAL GROSS AREA

43 m²

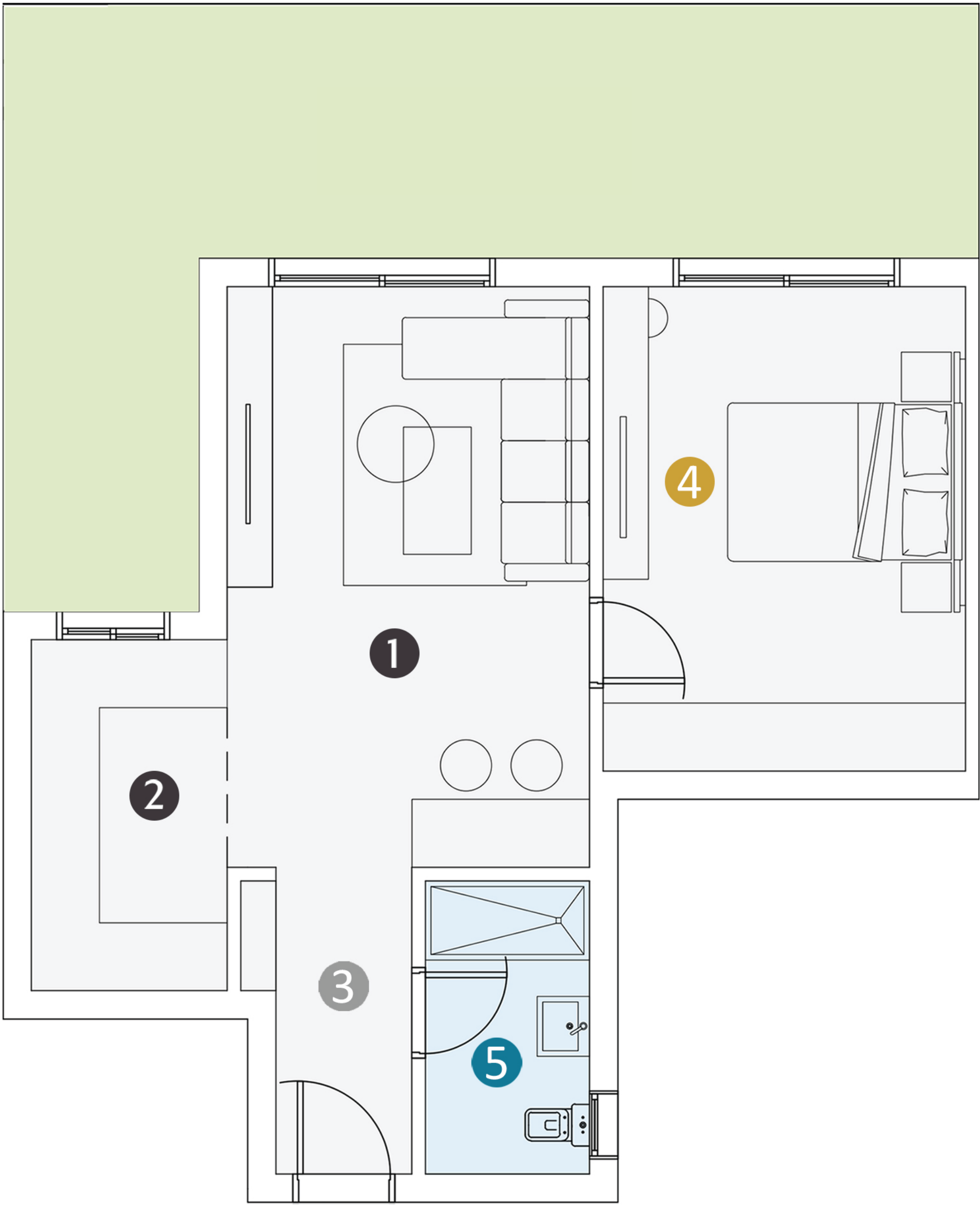
TOTAL COMPONENTS



NO	LOCATION	DIMENSIONS
1	Bedroom	3.25 x 3.65
2	Kitchenette	1.80 x 2.60
3	Terrace	3.25 x 1.40
4	Bathroom	1.35 x 2.60

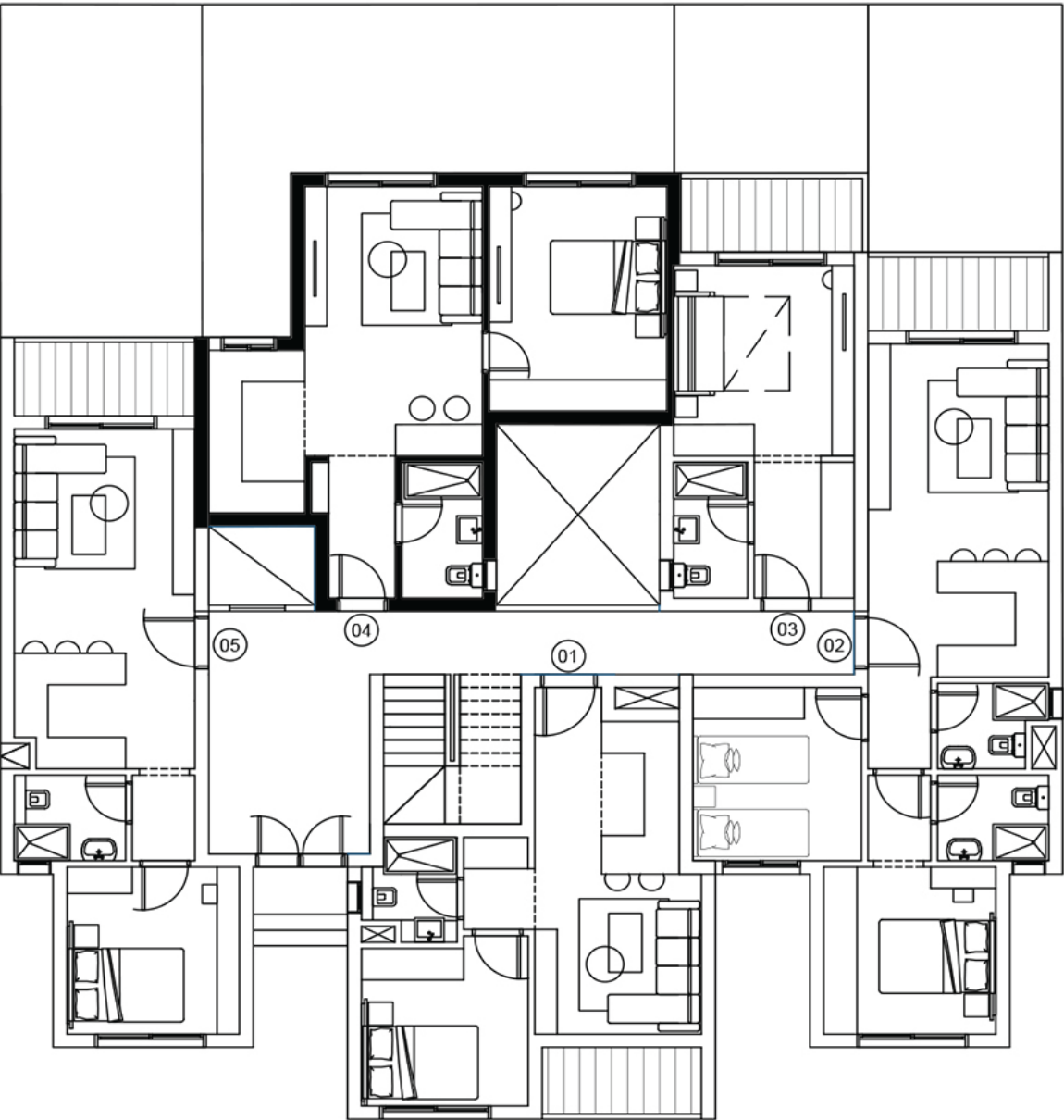
Disclaimer: 1. All dimensions will be measured as Carpet Area 2. Actual area may vary from the stated area. 3. Drawing areas not to scale. 4. The developer reserves the right to make revisions. 5. All materials, dimensions and drawings are approximate information is subject to change without notice. 6. Actual unit areas, front windows, porches, terrace, loggia and exterior trim detail may vary by elevation styles. 7. Parking and ramps are under development and may vary master plan.

THE REEF CHALET - 1B



TOTAL GROSS AREA 75 m²

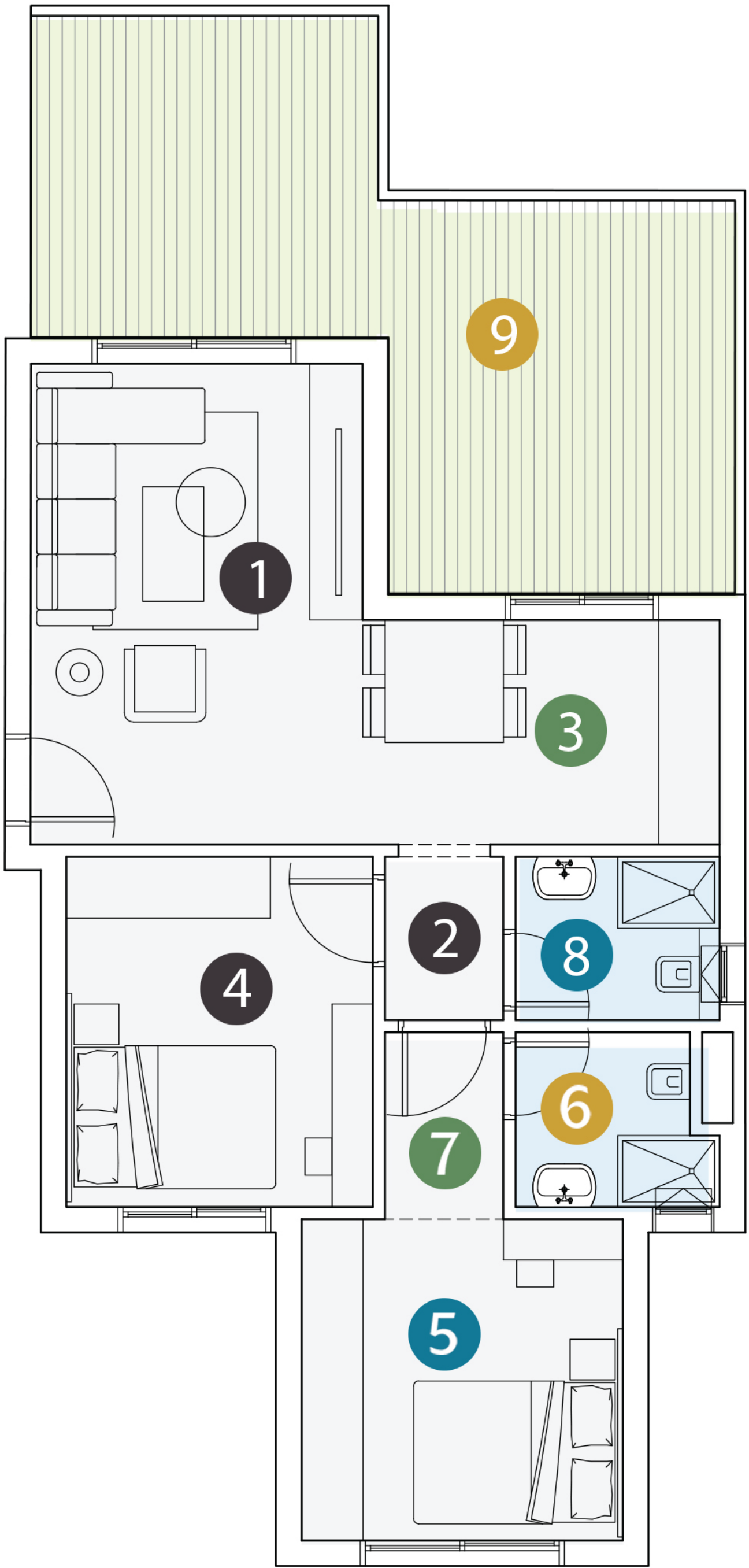
TOTAL COMPONENTS



NO	LOCATION	DIMENSIONS
1	Reception	3.20 x 5.15
2	Kitchen	1.75 x 3.10
3	Lobby	1.20 x 2.70
4	Bedroom	3.20 x 4.30
5	Bathroom	1.45 x 2.60

Disclaimer: 1. All dimensions will be measured as Carpet Area 2. Actual area may vary from the stated area. 3. Drawing areas not to scale. 4. The developer reserves the right to make revisions. 5. All materials, dimensions and drawings are approximate information is subject to change without notice. 6. Actual unit areas, front windows, porches, terrace, loggia and exterior trim detail may vary by elevation styles. 7. Parking and ramps are under development and may vary master plan.

THE WAVE CHALET - 2B



TOTAL GROSS AREA 95 M2

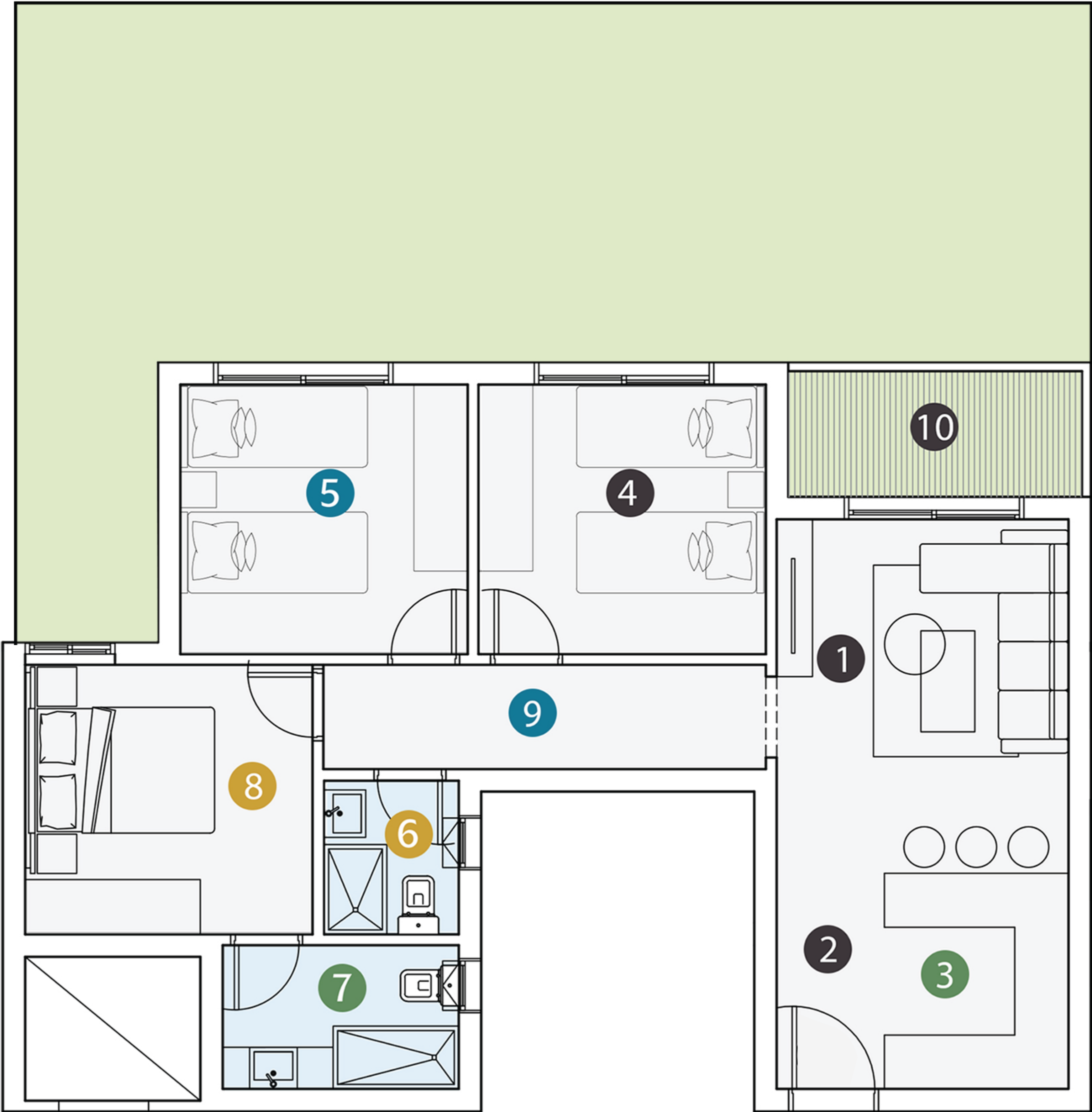


TOTAL COMPONENTS

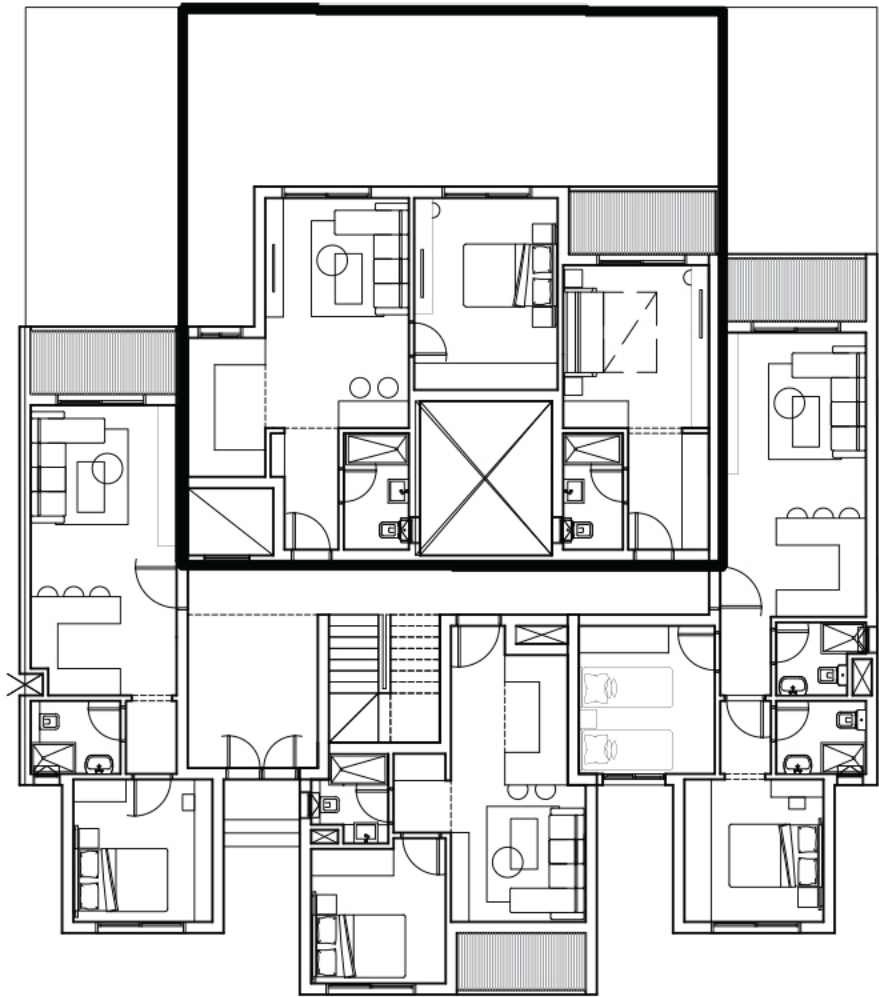
NO	LOCATION	Dimensions
1	Reception	3.25 x 4.70
2	Lobby	1.15 x 1.60
3	Kitchen	2.20 x 3.50
4	Bedroom	3.00 x 3.45
5	Bedroom	3.15 x 3.15
6	Bathroom	1.70 x 2.00
7	Lobby	1.15 x 1.85
8	Bathroom	1.60 x 2.00
9	Terrace	5.65 x 6.90

Disclaimer: 1. All dimensions will be measured as Carpet Area 2. Actual area may vary from the stated area. 3. Drawing areas not to scale. 4. The developer reserves the right to make revisions. 5. All materials, dimensions and drawings are approximate information is subject to change without notice. 6. Actual unit areas, front windows, porches, terrace, loggia and exterior trim detail may vary by elevation styles. 7. Parking and ramps are under development and may vary master plan.

THE CREST CHALET - 3B



TOTAL GROSS AREA 118 M2

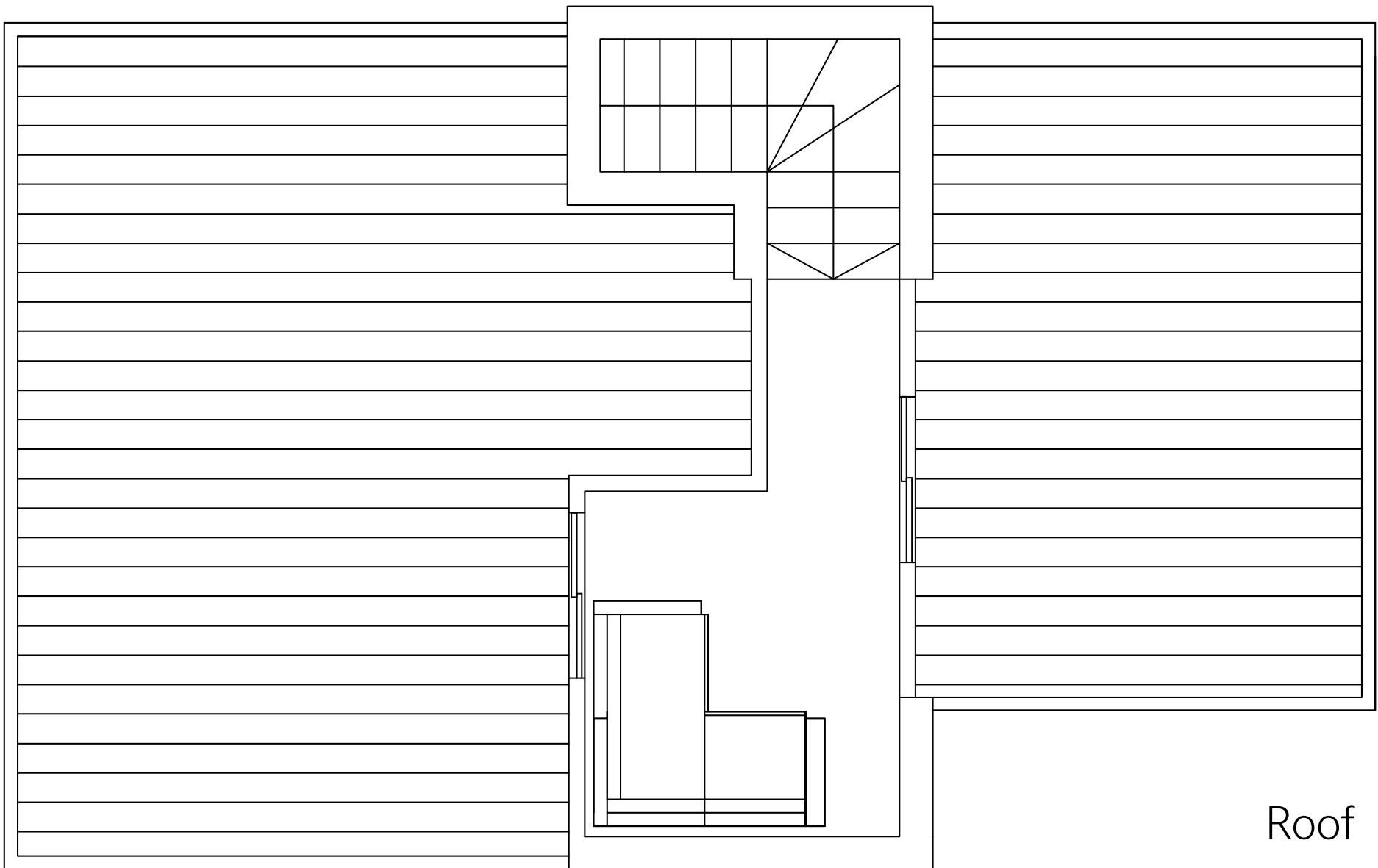


TOTAL COMPONENTS

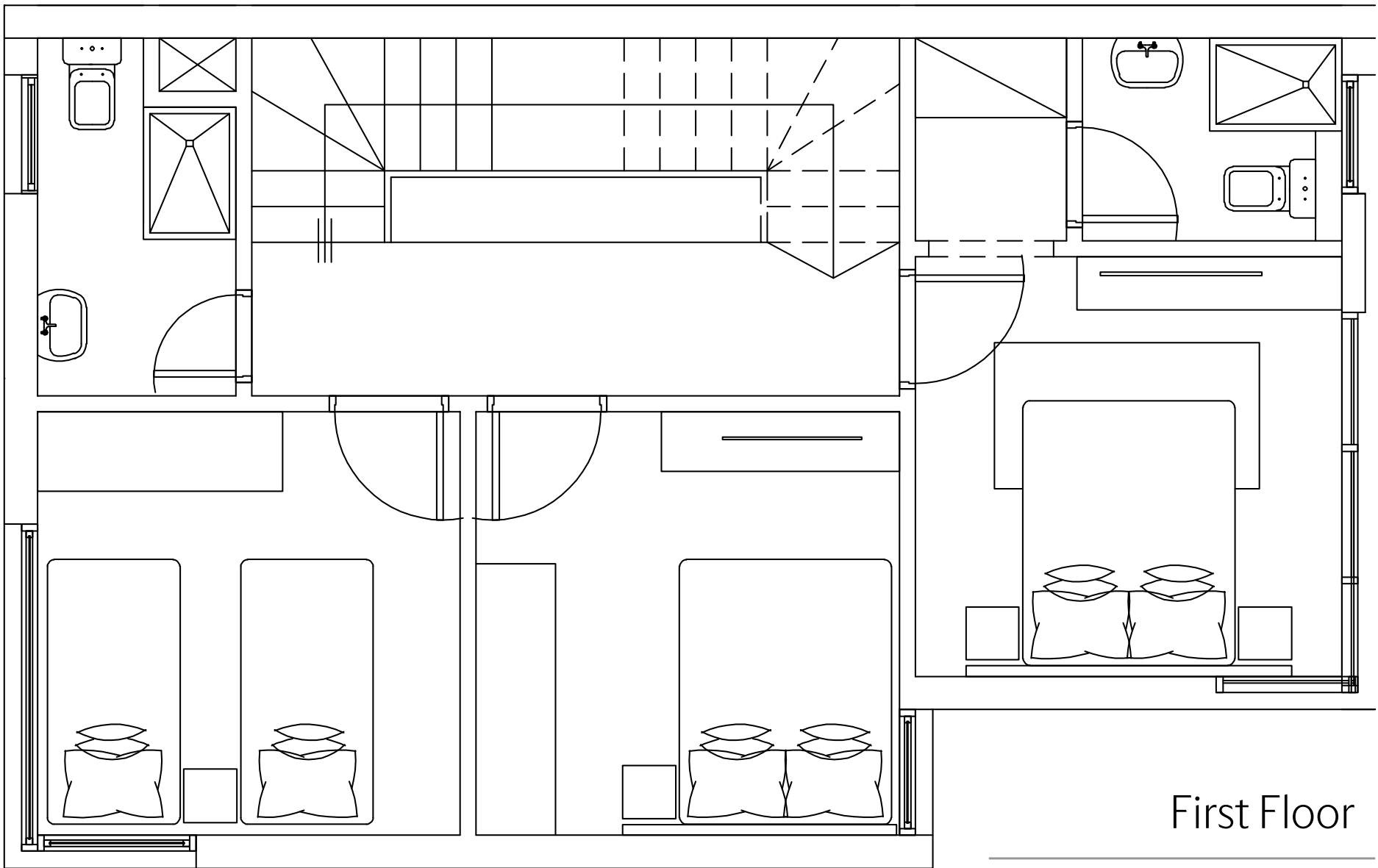
NO	LOCATION	MA
1	Reception	3.25 x 3.95
2	Lobby	1.20 x 2.40
3	Kitchen	2.05 x 2.40
4	Bedroom	3.00 x 3.20
5	Bedroom	3.00 x 3.20
6	Bathroom	1.60 x 1.80
7	Bathroom	1.50 x 2.80
8	Bedroom	3.10 x 3.20
9	Lobby	1.15 x 4.90
10	Terrace	1.40 x 3.25

Disclaimer: 1. All dimensions will be measured as Carpet Area 2. Actual area may vary from the stated area. 3. Drawing areas not to scale. 4. The developer reserves the right to make revisions. 5. All materials, dimensions and drawings are approximate information is subject to change without notice. 6. Actual unit areas, front windows, porches, terrace, loggia and exterior trim detail may vary by elevation styles. 7. Parking and ramps are under development and may vary master plan.

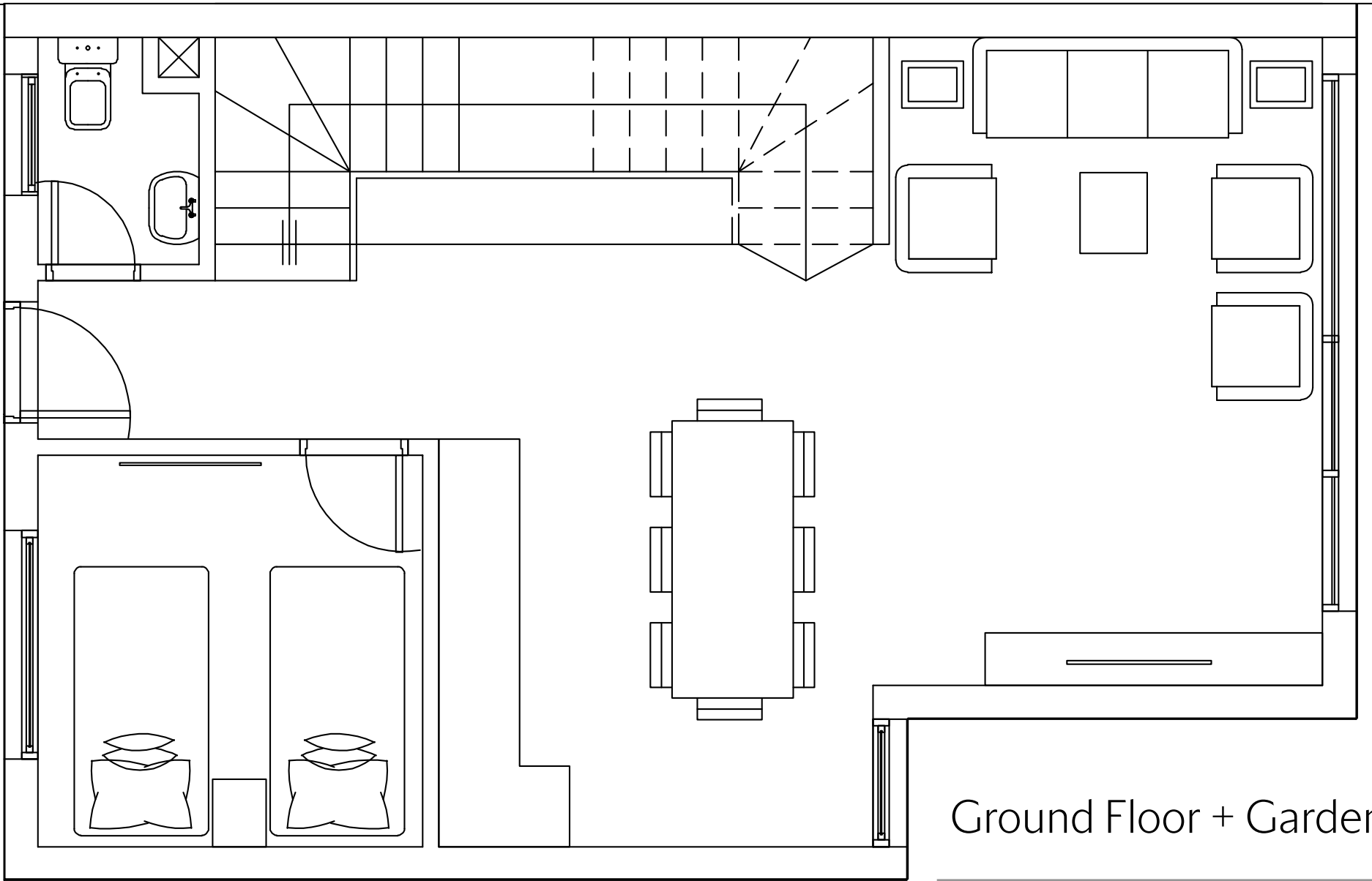
THE CLIFF TOWNHOUSE - 5B



Roof



First Floor



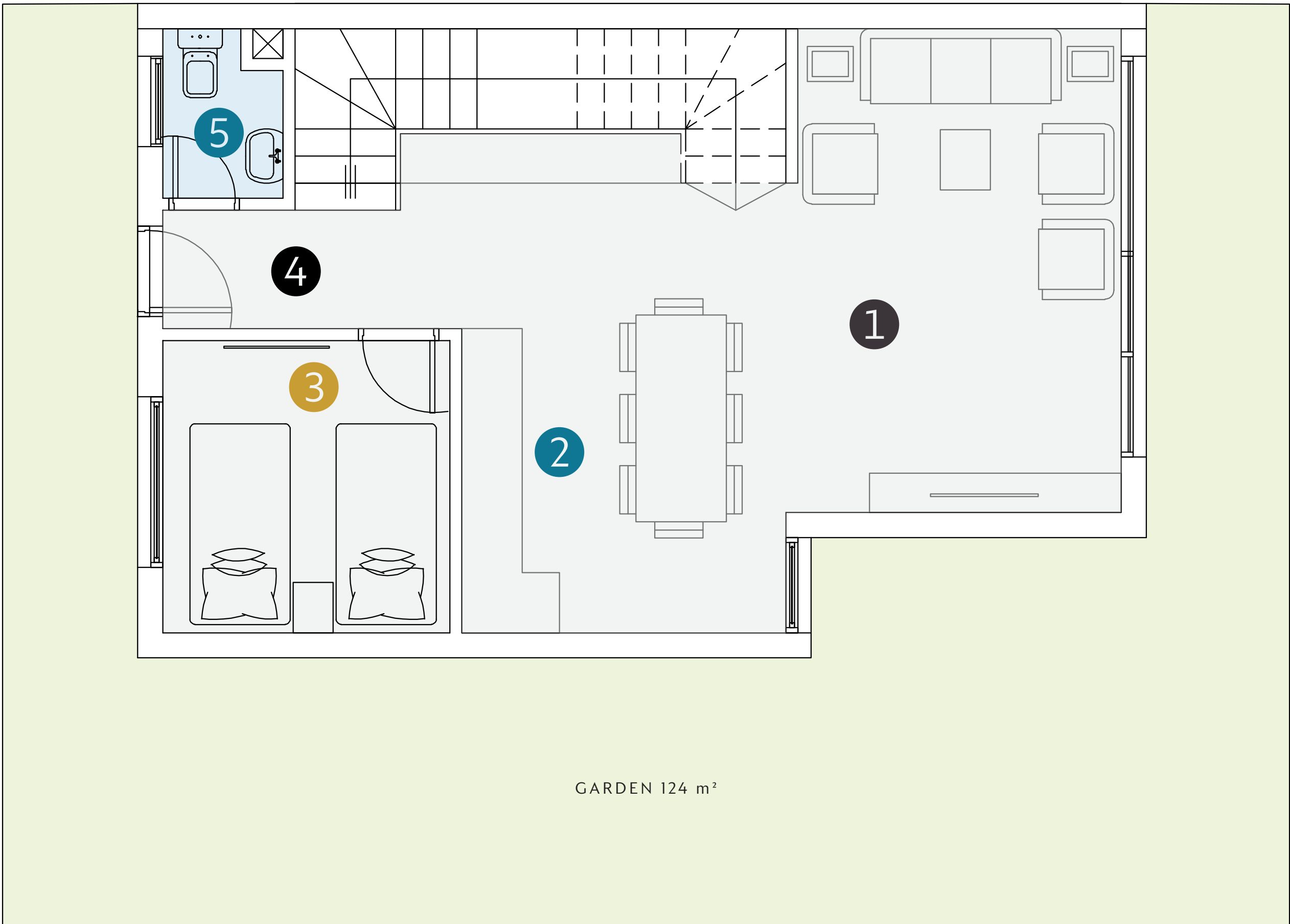
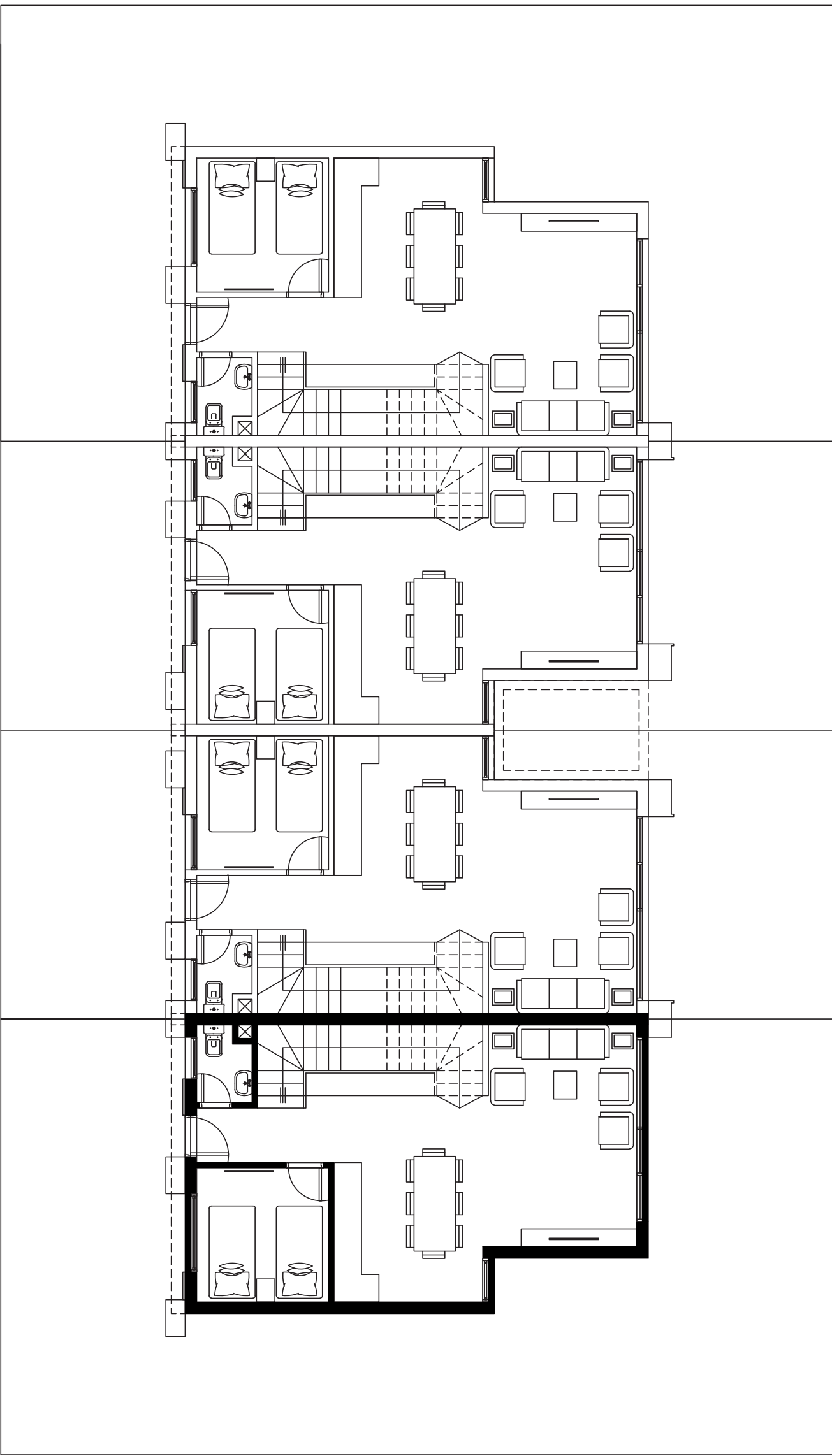
Ground Floor + Garden

LAND AREA

192 m²

GROSS AREA OF TOWNHOUSE

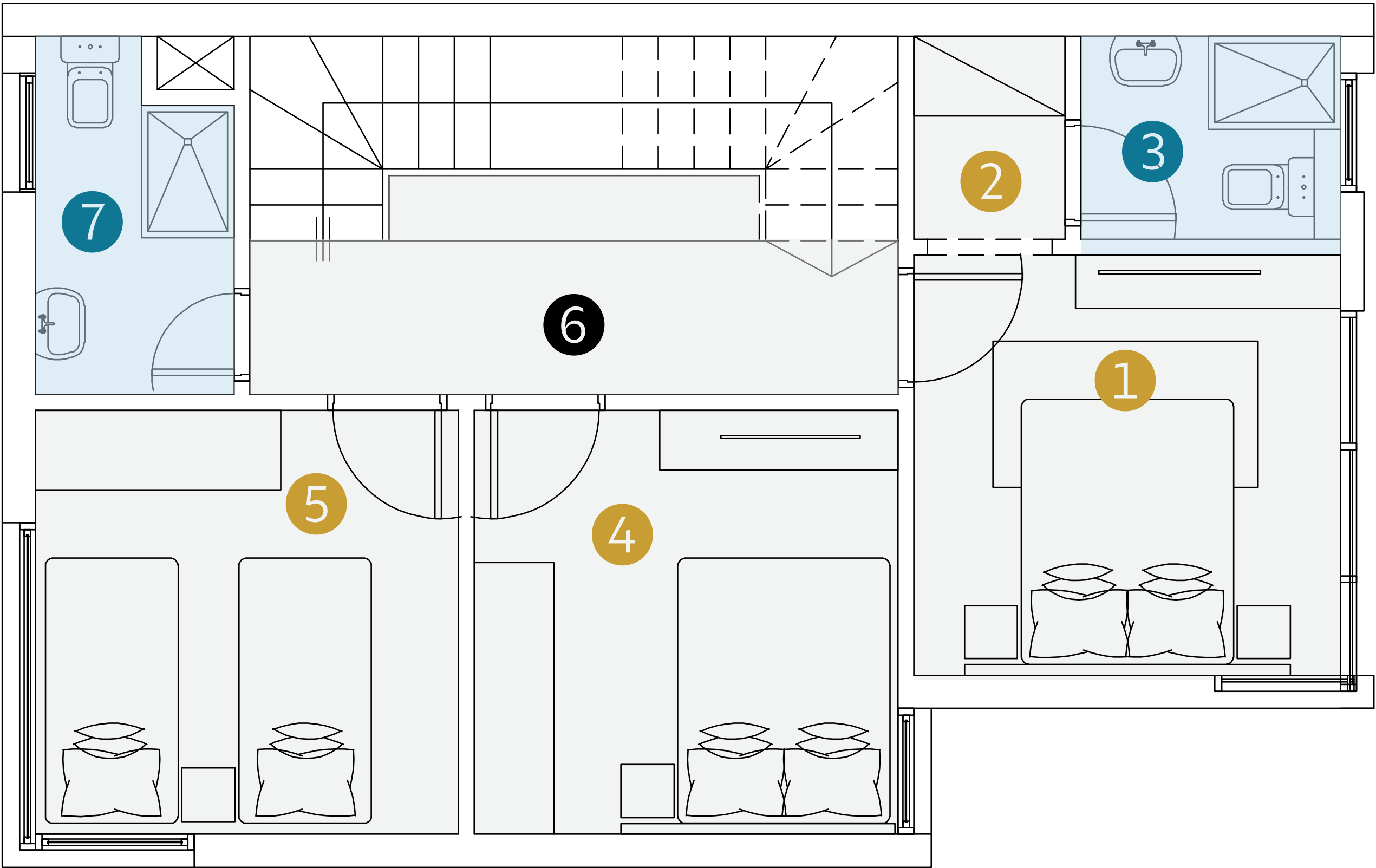
202 m²



GROUND FLOOR

TOTAL COMPONENTS

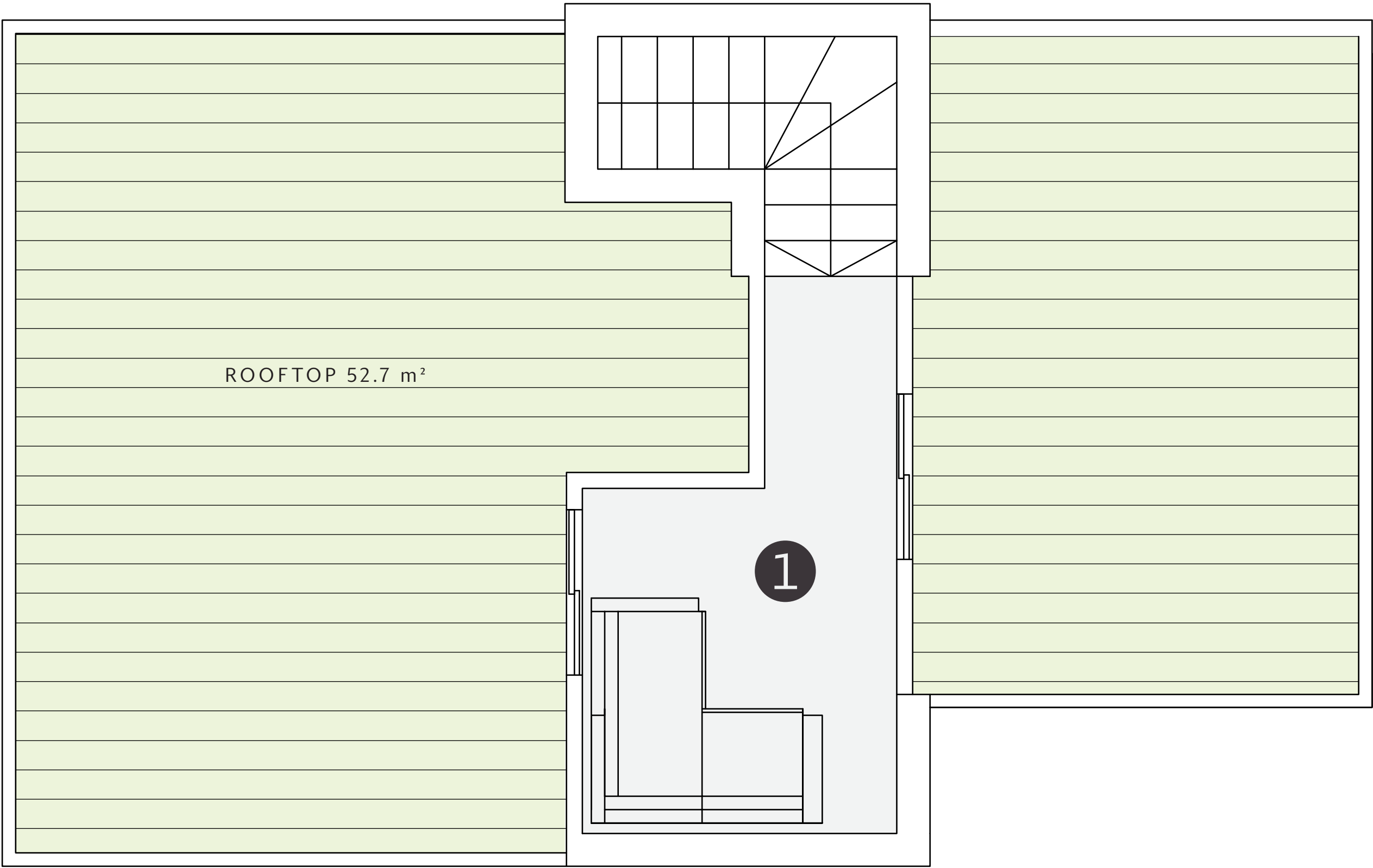
Nº	Location	Dimensions
1	Living/ Dining	5.60 x 4.80
2	Kitchen	3.05 x 0.95
3	Bedroom	2.90 x 2.85
4	Entrance	1.20 x 1.30
5	Guest Toilet	1.70 x 1.20



FIRST FLOOR

TOTAL COMPONENTS

Nº	Location	Dimensions
1	Master Bedroom	3.15 x 3.20
2	M. Bath	1.55 x 1.95
3	Dressing	1.55 x 1.15
4	Bedroom 01	3.20 x 3.20
5	Bedroom 02	3.20 x 3.20
6	Lobby	1.15 x 4.90
7	Bathroom	2.70 x 1.50



ROOF

TOTAL COMPONENTS

Nº	Location	Dimensions
1	Living/ Dining	4.20 x 2.40

THE DEVELOPER



Shaping Destinations. Elevating Lives.

At K Developments, we aim to create projects that truly elevate the way people live, experience, and connect. Our approach is built on identifying real market gaps and transforming them into signature destinations that combine modern design, functionality, and long-term value.

Every development is carefully crafted to answer evolving lifestyle needs through fully integrated experiences that blend convenience, community, and contemporary living. By understanding what each destination is missing, we create projects that redefine expectations and leave a lasting mark through innovation, quality, and purposeful development.