

# Coral Villas

Jeddah's First 5-Storey Villas

URBAN  
VENTURES  
أوربان فنتشرز

Al Murjan District, Jeddah, Kingdom of Saudi Arabia

# Vision

## A New Way to Live

At Urban Ventures we are building more than just homes, we are creating a lifestyle.

Rooted in the promise of Vision 2030, our developments are designed to enhance quality of life, where luxury meets affordability.

Our homes create spaces that are intuitive and connected to their environment.

Experience luxury that feels like home.



Clean design.  
Natural light.  
Functional details.  
All in the right place.

# Coral Villas

Tucked in the heart of Jeddah's vibrant coastline, Coral Villas stand as a landmark in vertical living, the first of their kind in Saudi Arabia. These villas aren't just homes; they're a pioneering experience across levels. From show-stopping dining halls to underground escapes and sky-high sanctuaries, Coral redefines how you live, entertain, and unwind.

West-facing Luxury Living



# West Open Experience

Soak in sunlight all day and unwind in golden hour glow in our west-facing homes with rooftop spaces that thrive in late-day light.



All Day  
Sunlight



Natural  
Ventilation



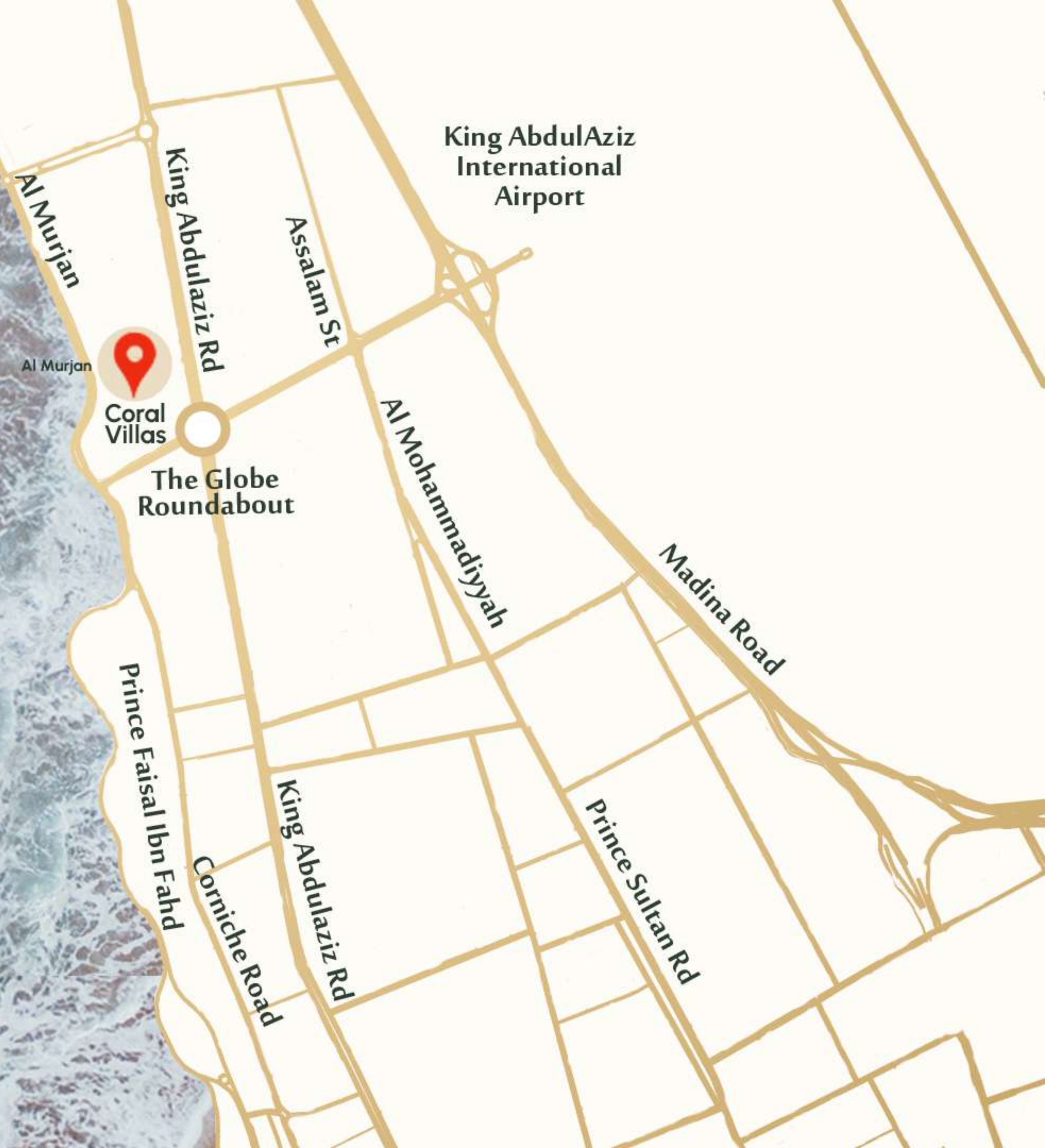
Sunrise and  
Sunset Views



Cool  
Sea-breeze

Your new home in the  
Al Murjan District  
situated in the heart  
of New Jeddah

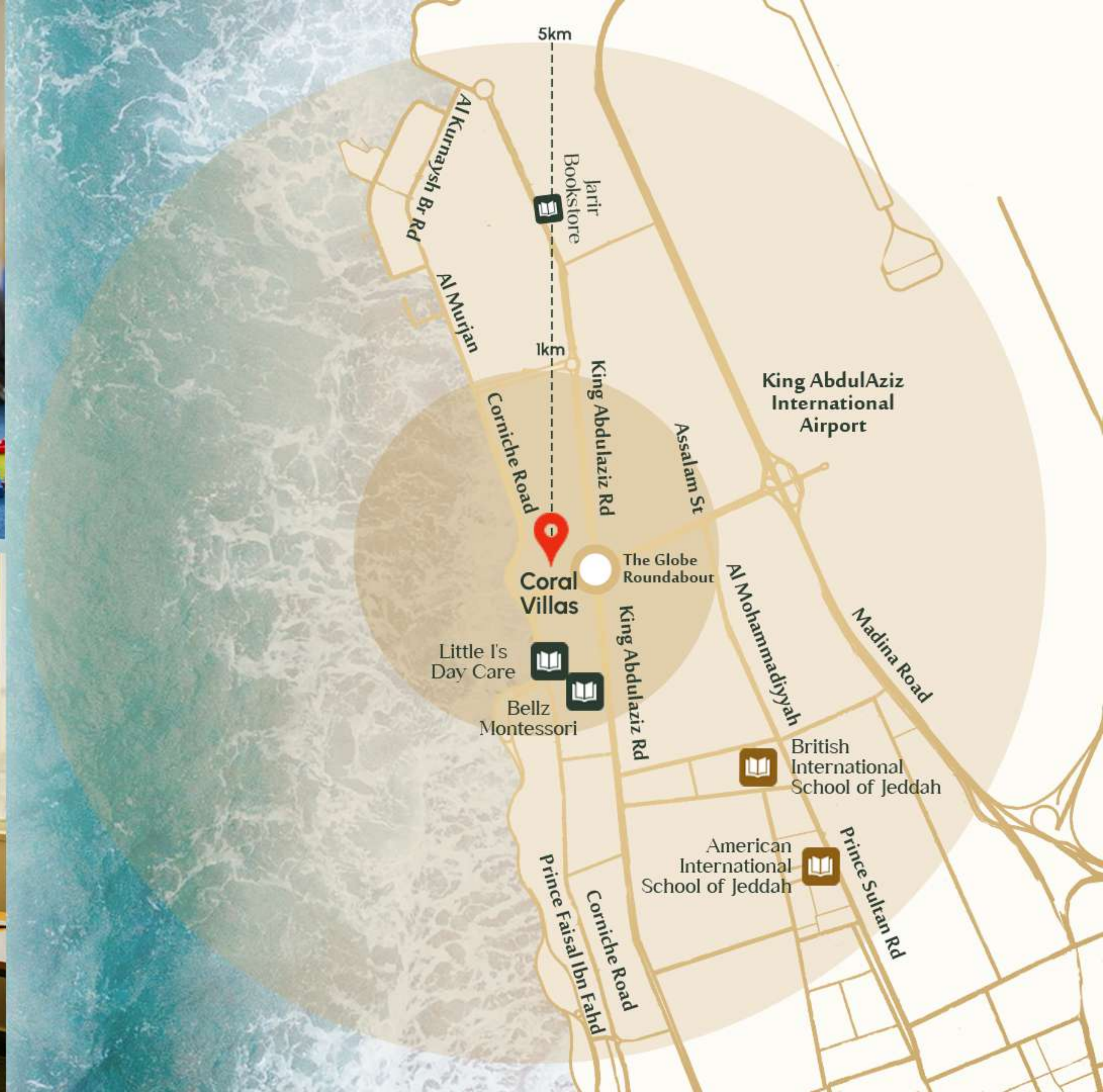
 [Click to see the location](#)



Live close to it all.

# Education

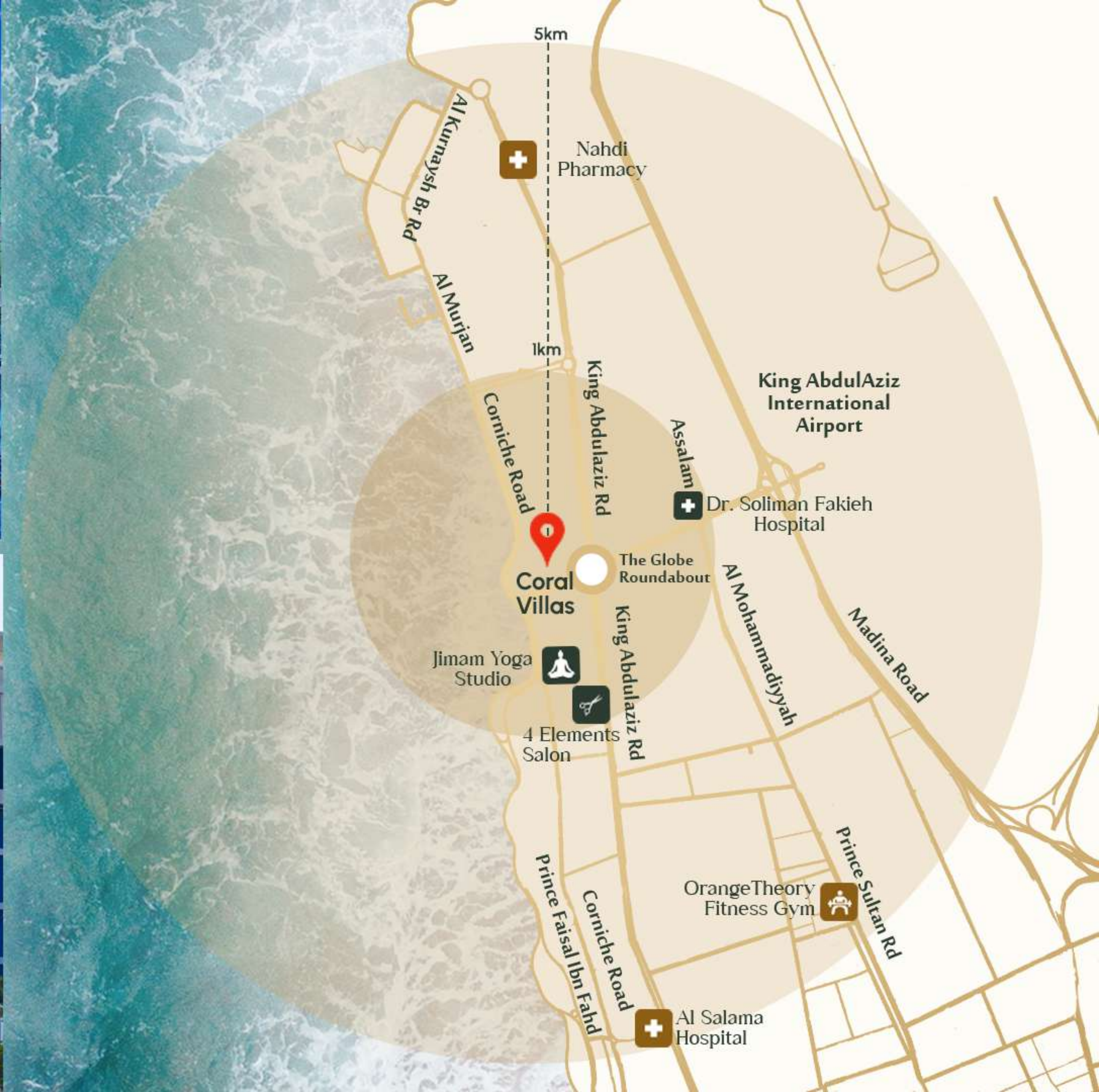
World-class learning,  
just minutes away.



Live close to it all.

# Health & Wellness

Stay healthy and active with fitness centers, and expert medical care nearby.



Live close to it all.

# Leisure & Entertainment

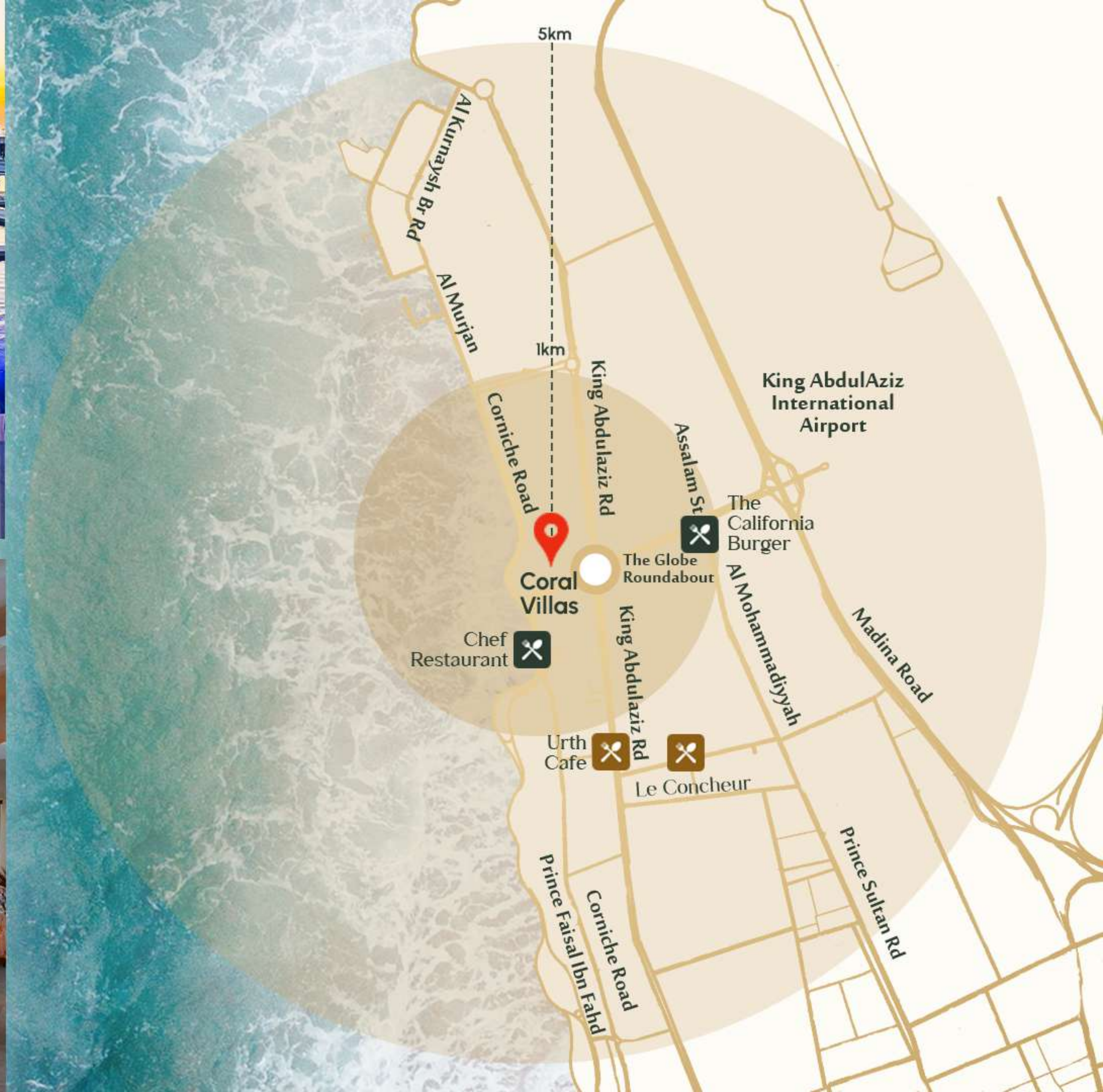
Weekend escapes, right next door.



Live close to it all.

# Culture & Cuisine

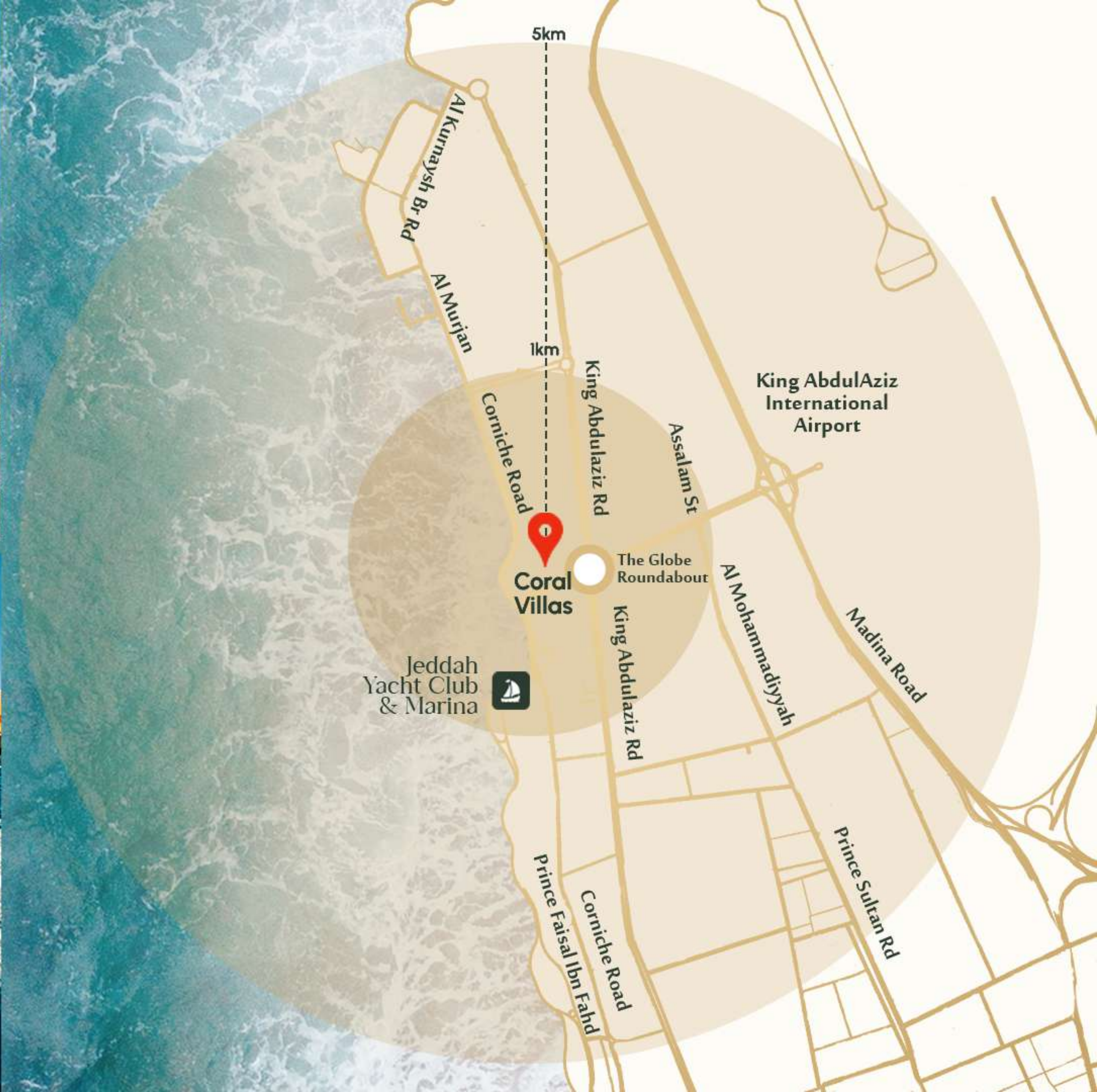
Live near the heart of Jeddah's culture and food scene.



Live close to it all.

# Nature

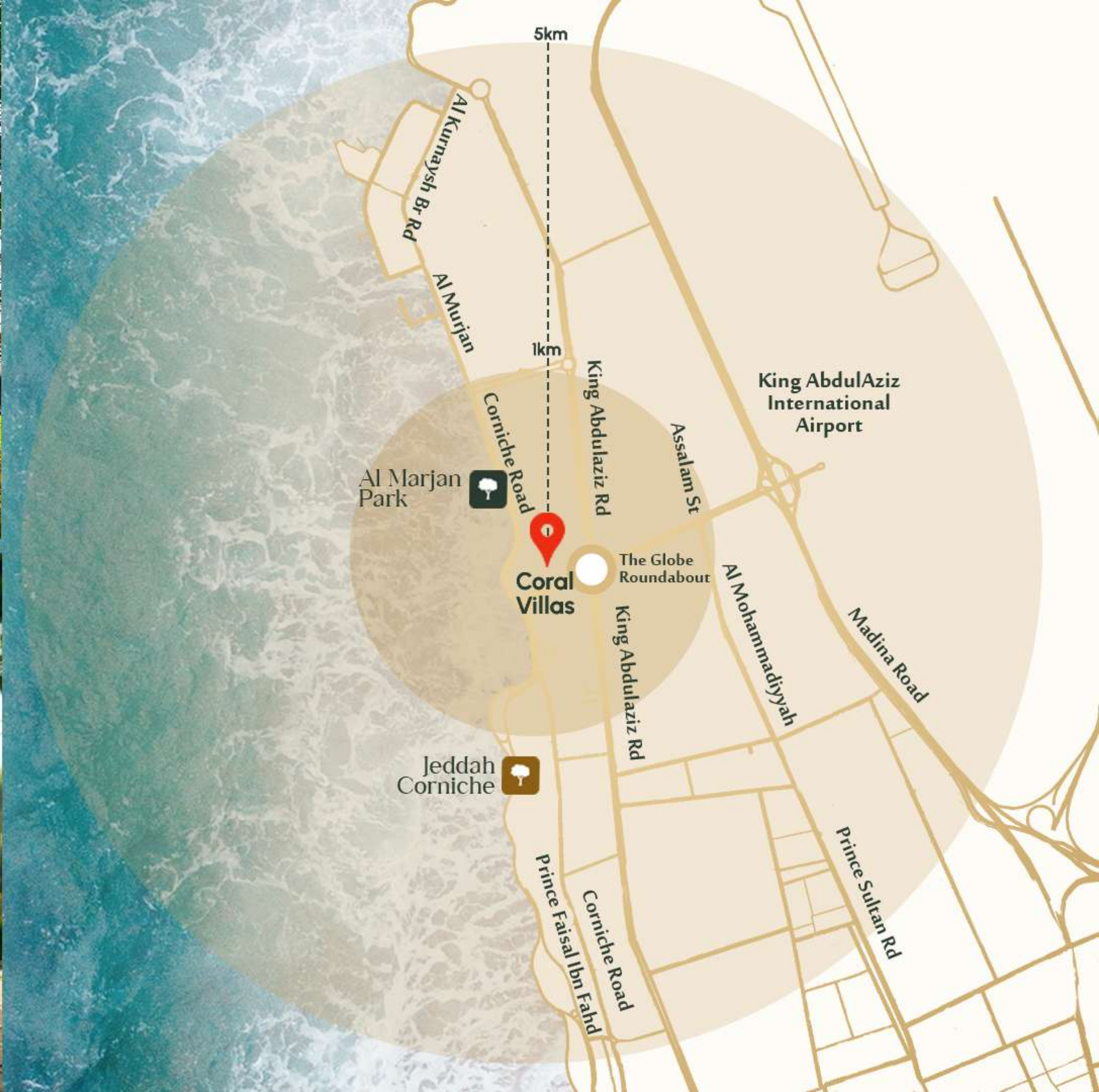
Walk the waterfronts, trail the shorelines, and dive the reef.



Live close to it all.

# Parks and Recreation

Picnics, play, and peaceful moments, right next door.





Welcome to your  
new home

A  
O  
1

A  
O  
2

# Land Area

313.50 m<sup>2</sup>

# Built-up Area

780 m<sup>2</sup>



Saudi Arabia's first multi-level living experience, redefining how space, privacy, and luxury interact across vertical zones.



5 Ensuite Bedrooms



Penthouse Master Suite



Private Swimming Pool



Basement Dining + Show Kitchen



Basement Entertainment Zone

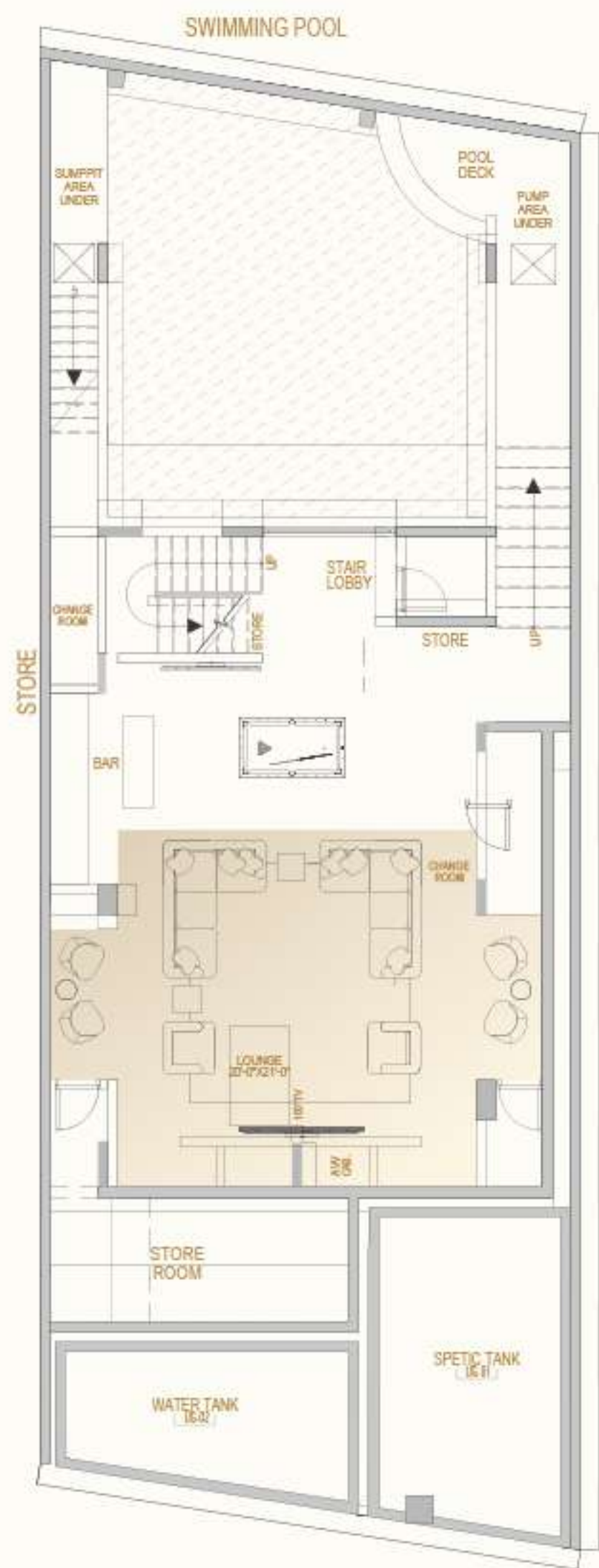


West-Facing Elevation



# Entertainment Floor (Basement 2)

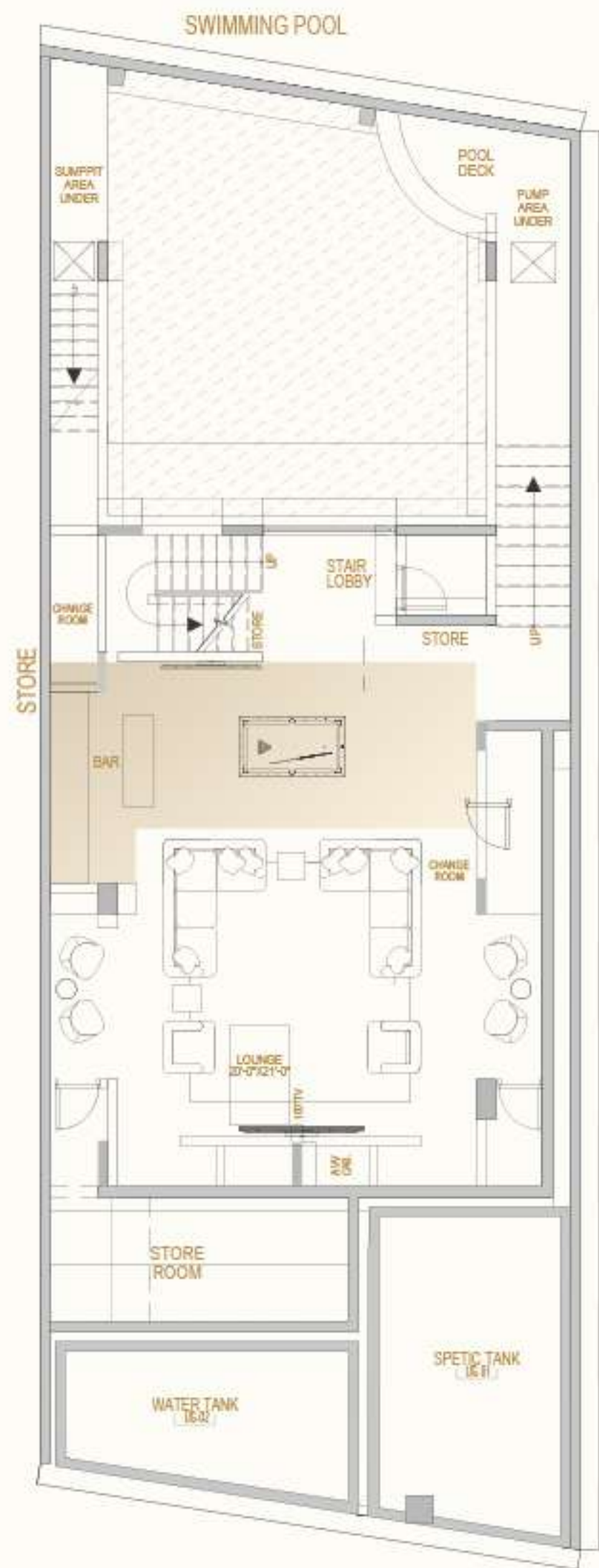
Entertainment lounge and private swimming pool, your secluded retreat below the city.



## Lounge

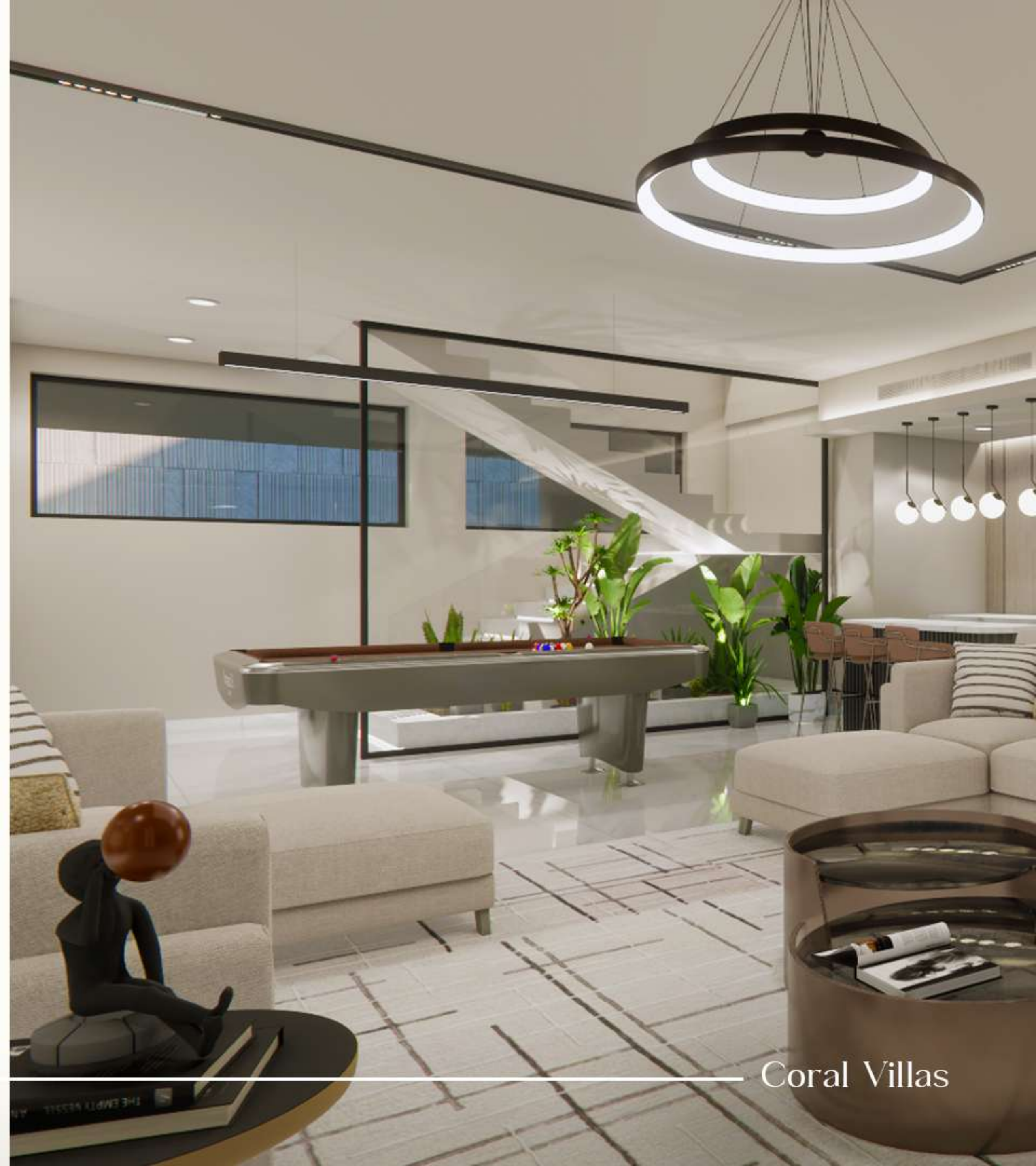
LOUNGE

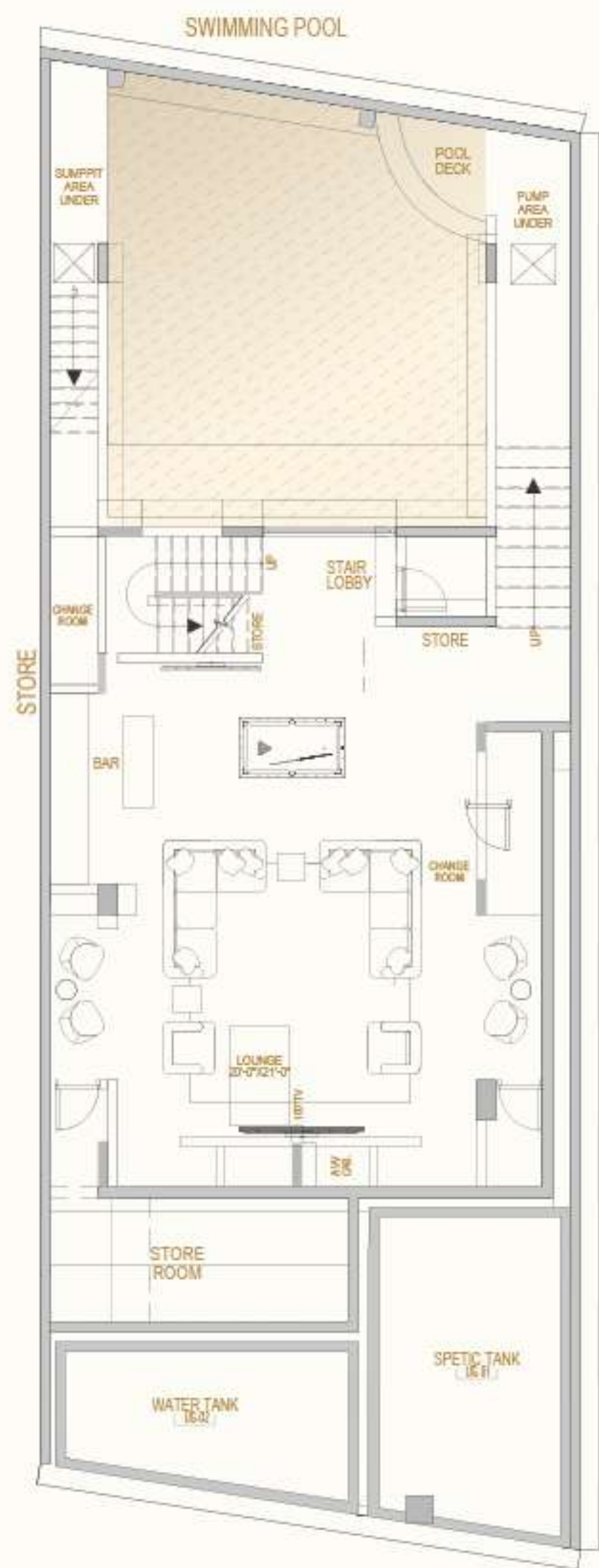




Bar

BAR

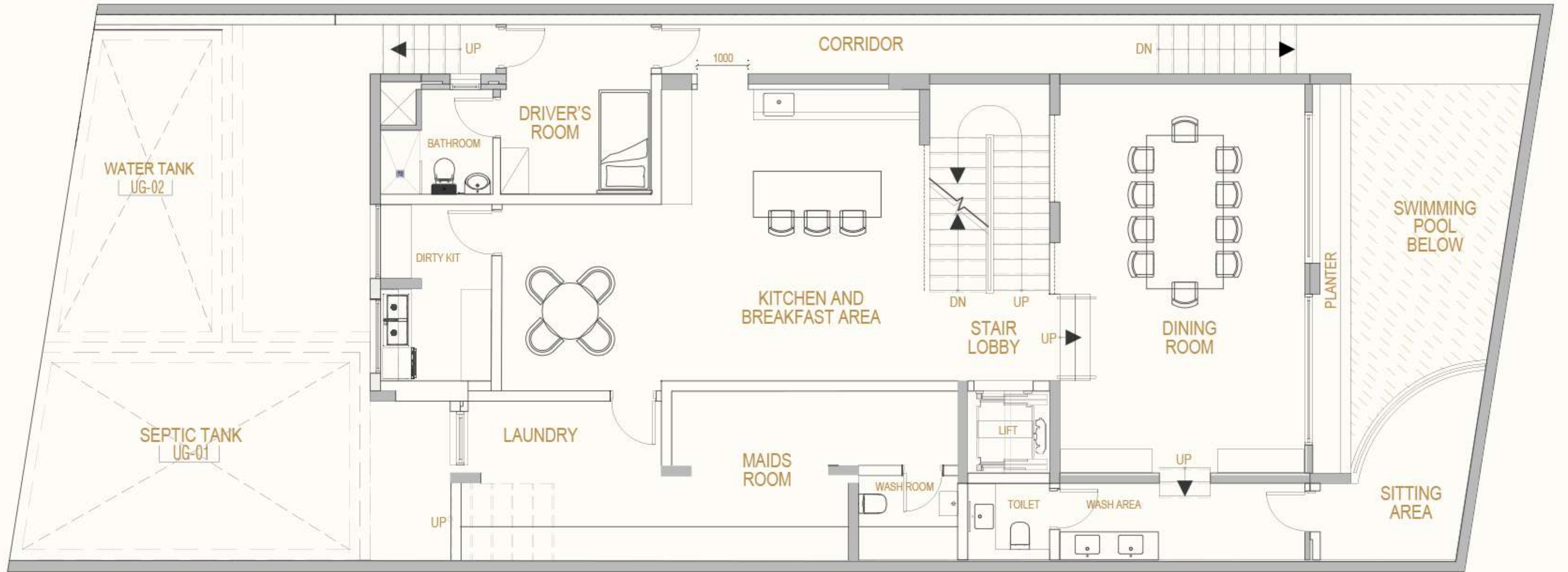




Swimming Pool

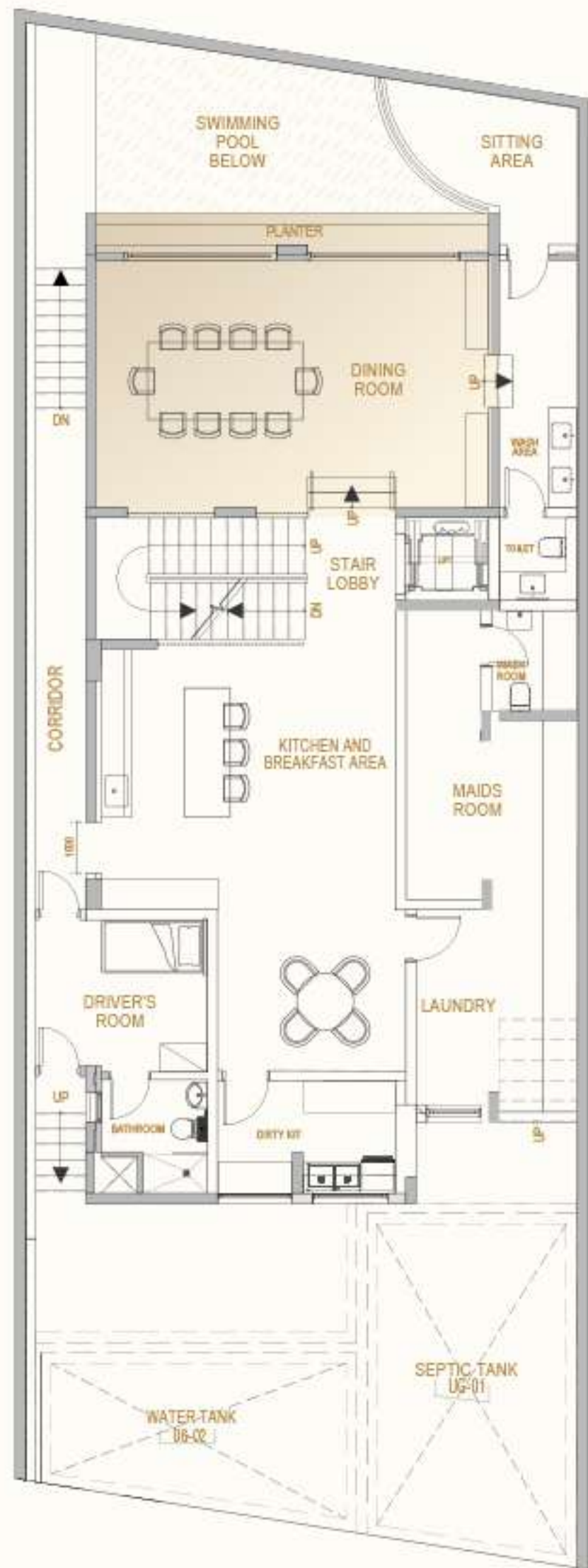
# SWIMMING POOL





# Dining Floor (Basement 1)

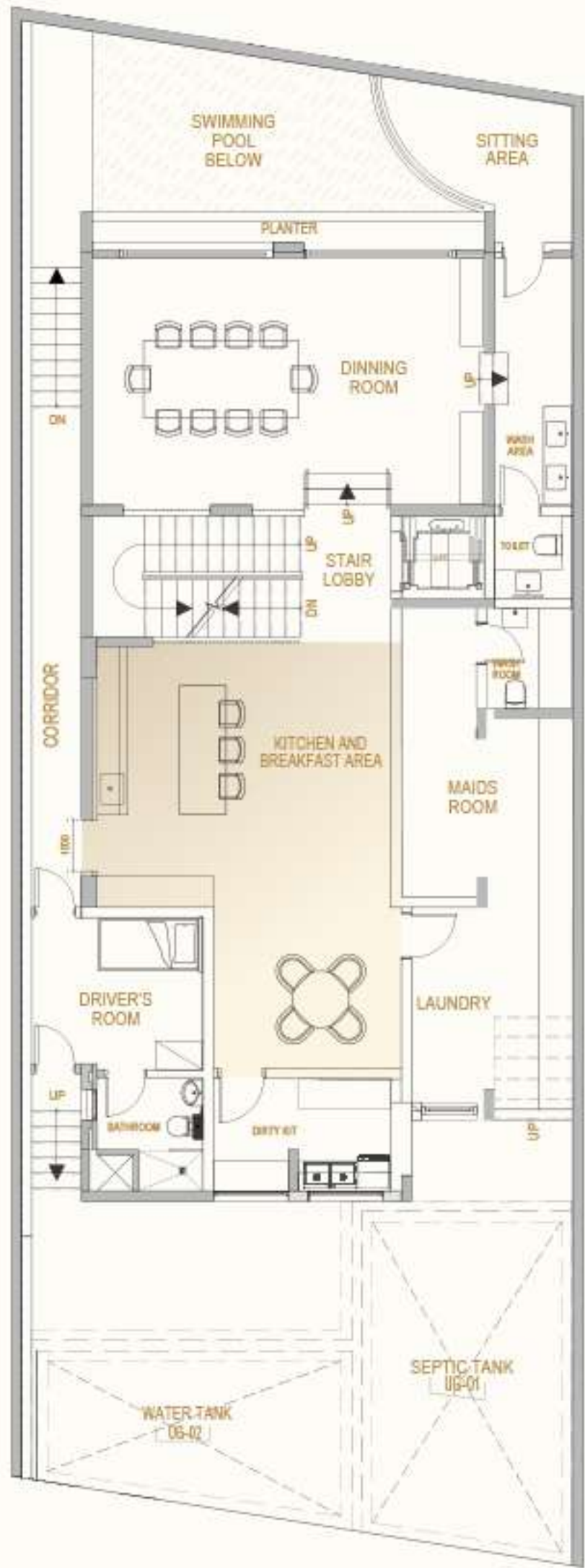
Dedicated dining hall with a show kitchen, made for memorable hosting.



Dining Room

# DINING ROOM

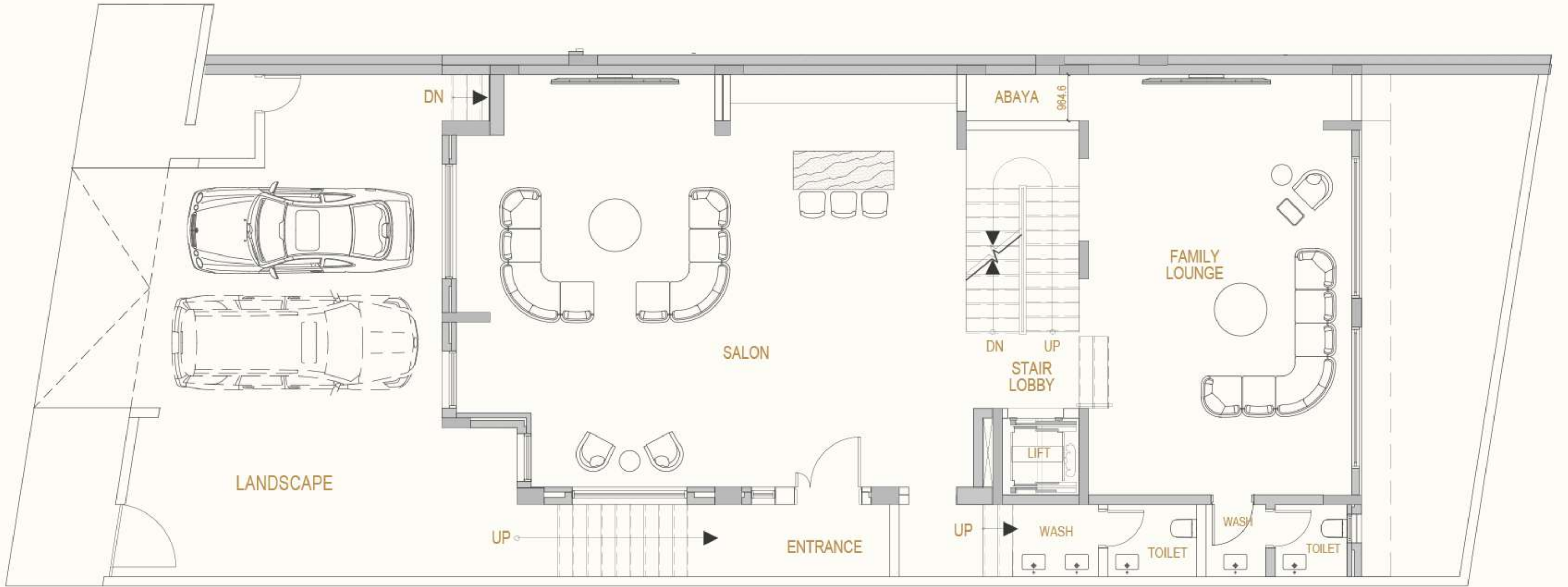




Kitchen & Breakfast Area

# KITCHEN AND BREAKFAST AREA





# Ground Floor

Salon and spacious family lounge that welcome with grandeur and ease.



Family Lounge



FAMILY LOUNGE





Salon

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Coral Villas

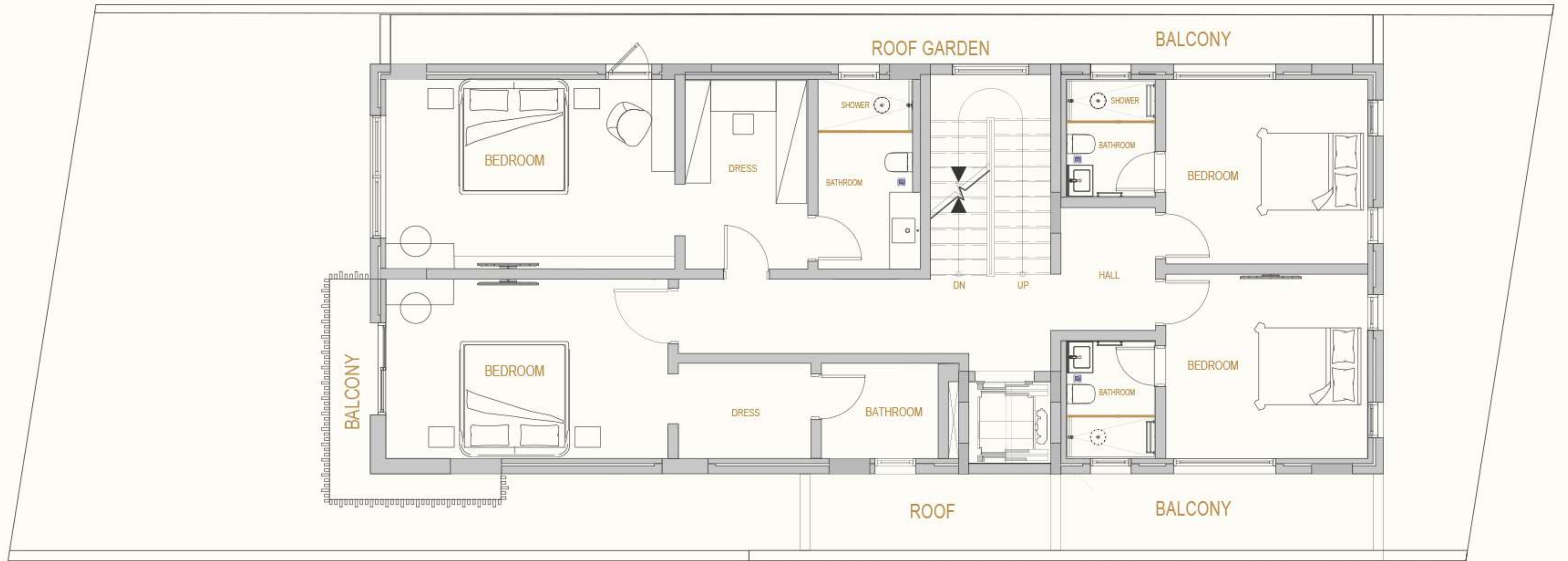
SALON



URBAN  
VENTURES  
أوربان منتشرز

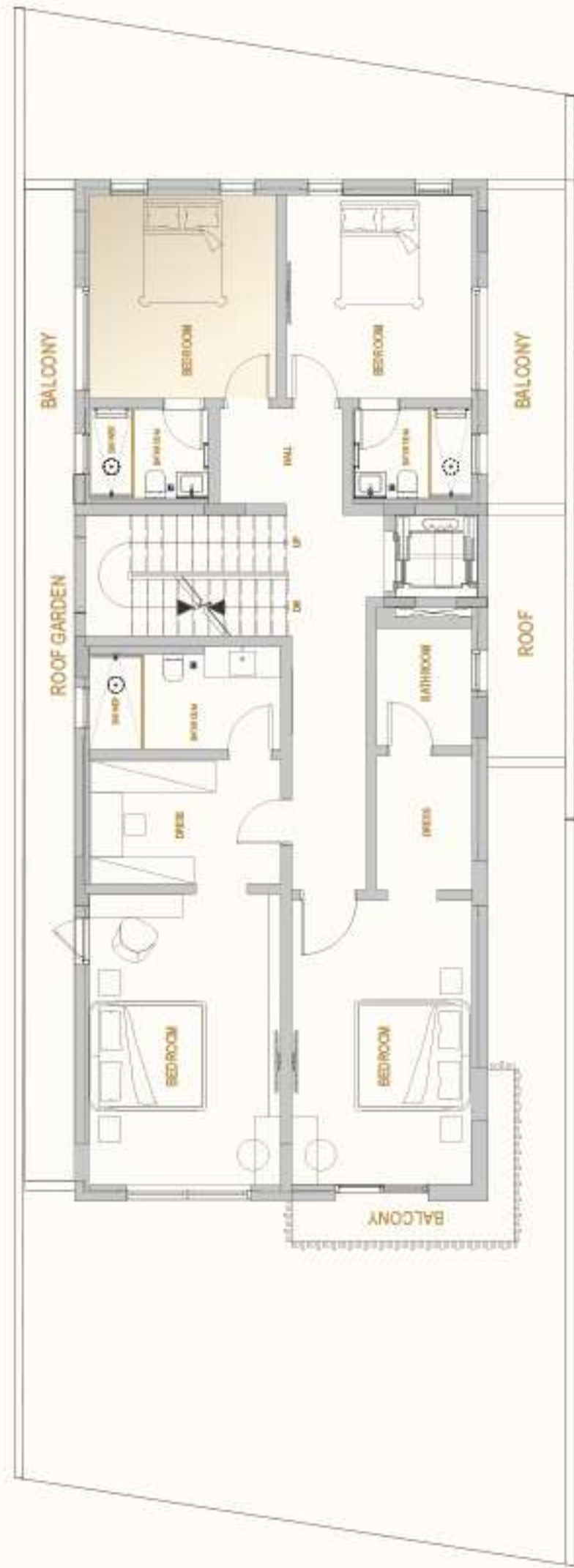


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# 1st Floor

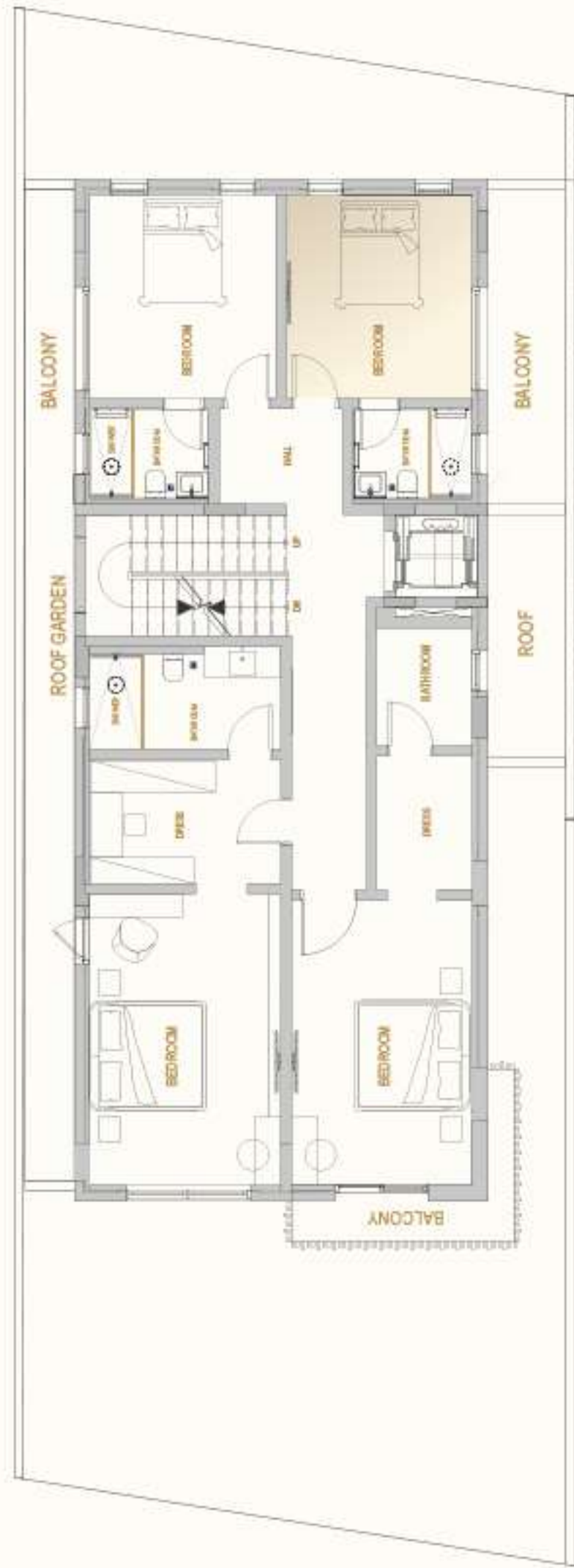
Four ensuite bedrooms thoughtfully placed for comfort and privacy.



Bedroom 1

# BEDROOM 1





Bedroom 2

## BEDROOM 2

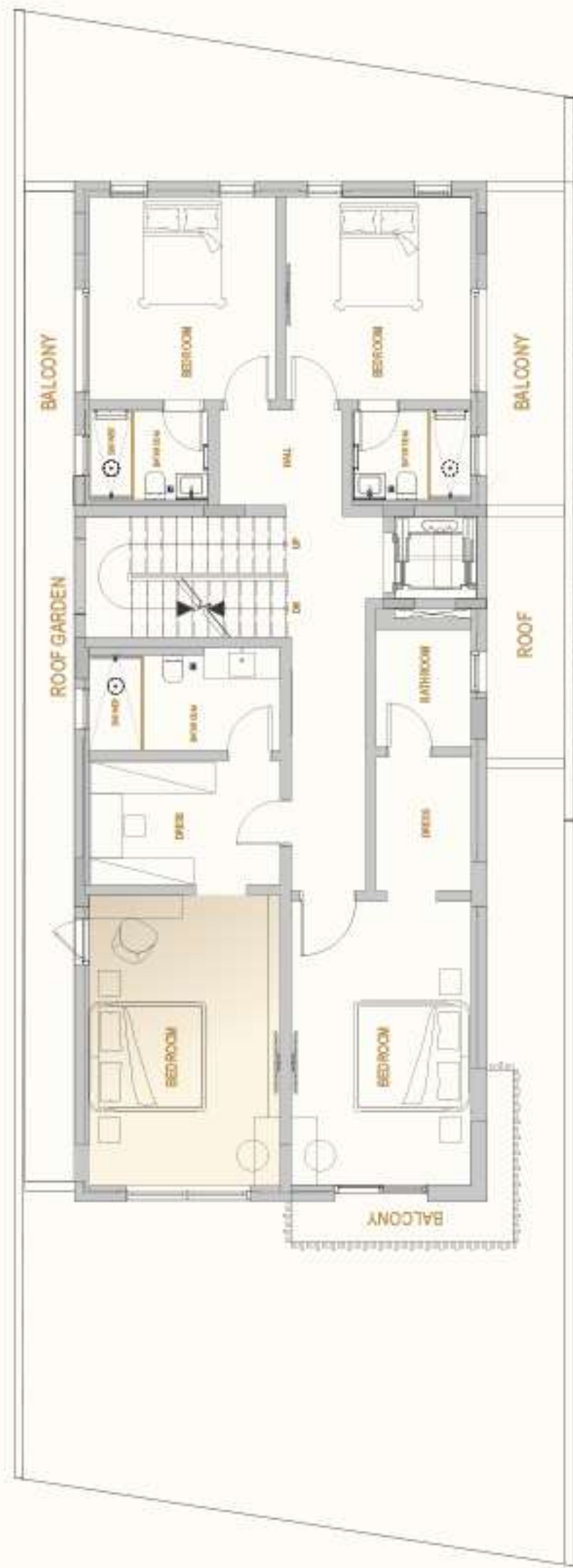




Bedroom 3

# BEDROOM 3

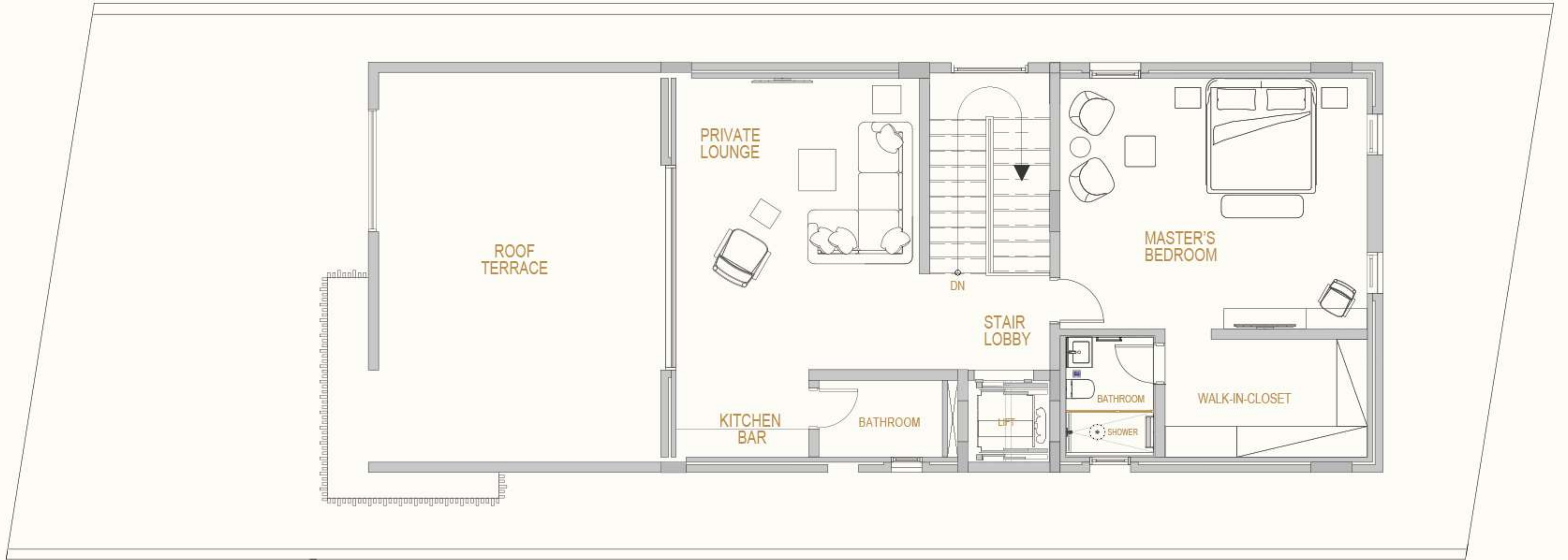




Bedroom 4

BEDROOM 4





## 2<sup>nd</sup> Floor

The master penthouse suite, complete with its own lounge and elevated views.



Private Lounge

# PRIVATE LOUNGE





Master Bedroom

# MASTER BEDROOM



# Specifications

## GENERAL

External Glazing Double Glazed Window

## LOUNGE & ENTERTAINMENT

Floor Marble-look Porcelain Slab Tiles  
Skirting Marble-look Porcelain Slab Tiles  
Walls Plastered walls with emulsion paint  
Accent Walls Wall paneling  
Ceiling Gypsum ceiling with emulsion paint

## KITCHEN

Floor Marble-look Porcelain Slab Tiles  
Skirting Marble-look Porcelain Slab Tiles  
Walls Plastered walls with emulsion paint  
Ceiling Gypsum ceiling with emulsion paint  
Countertop & backsplash Cabinets Engineered Stone  
Cabinets Joinery with laminate finish  
Custom Options Appliances

## DINING

Floor Marble-look Porcelain Slab Tiles  
Skirting Marble-look Porcelain Slab Tiles  
Walls Plastered walls with emulsion paint  
Accent Walls Accent wallcovering  
Ceiling Gypsum ceiling with emulsion paint

## BEDROOMS

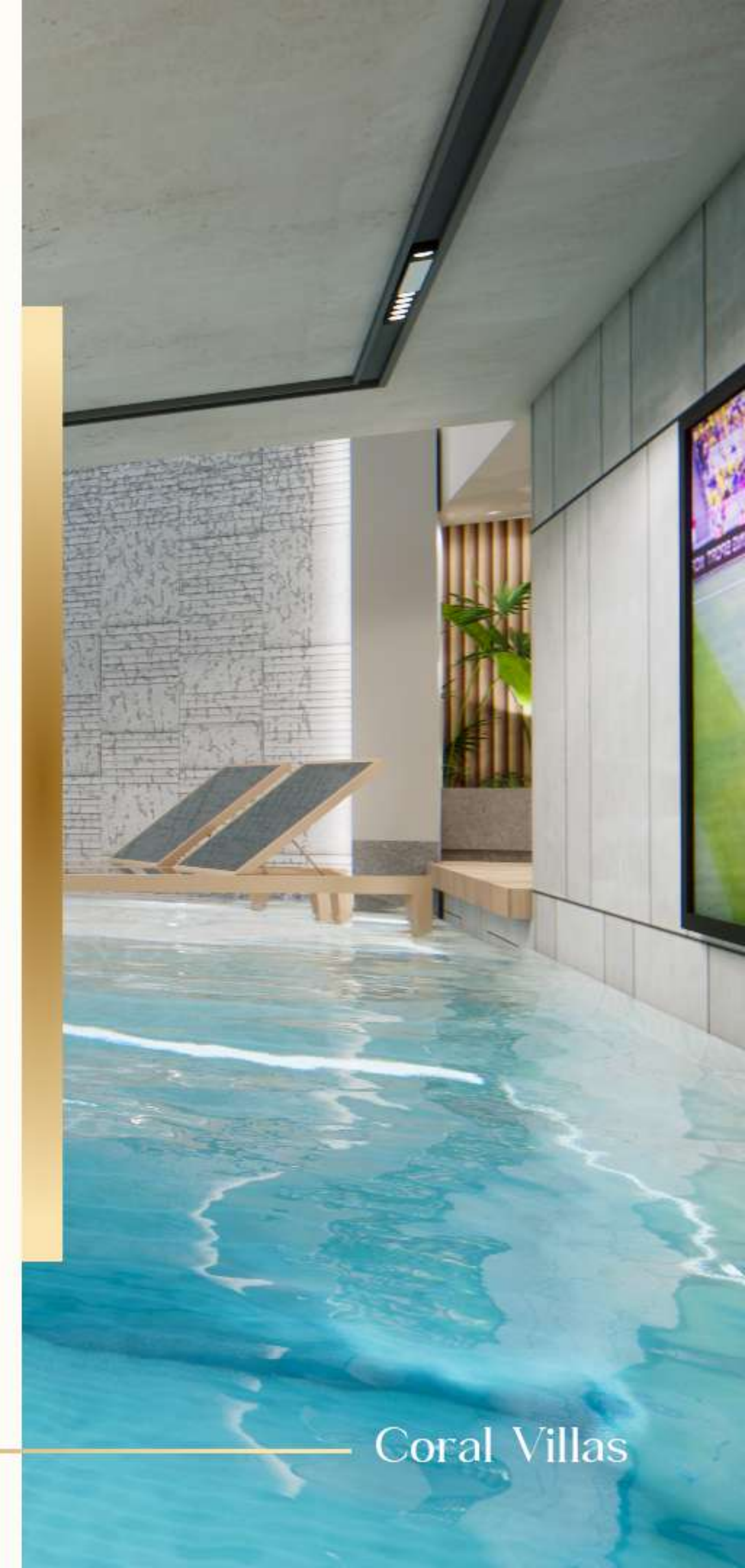
Floor Marble-look Porcelain Slab Tiles  
Skirting Marble-look Porcelain Slab Tiles  
Walls Plastered walls with emulsion paint  
Accent Walls Accent wallcovering  
Ceiling Gypsum ceiling with emulsion paint  
Custom Options Custom wardrobe with built-in joinery in lacquered or laminate finish

## BATHROOMS

Floor Porcelain Tiles  
Walls Porcelain Tiles  
Ceiling Moisture resistant gypsum ceiling finished with paint  
Countertop Engineered Stone  
Joinery Joinery with lacquered or laminate finish  
Sanitarywares European Brand Sanitaryware fittings and accessories  
Mirror Included

## HIGH-TECH SMART HOME

Locks Smart locks with biometric, keypad, or app access  
Doorbells Video doorbells with live monitoring  
Sensors Smart sensors for motion, windows, and doors  
Lights Motion-activated lights  
Thermostats Smart thermostats  
Zoned cooling/heating for individual room control



# Warranty



Structural structure  
20 years



Plumbing extensions  
5 years



Thermal insulation  
10 years



Elevators  
2 years



Electrical extensions  
5 years



Sanitary ware  
2 years



# URBAN VENTURES

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## Coral Villas

Jeddah's First 5-Storey Villas



[www.uv.sa](http://www.uv.sa)



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