

BOHO
S O K H N A



Serene.

Life as it should be,



Bold.



free.

CREATE YOUR OWN
DEFINITION OF
BOHO

Our Bohemian *story*

The concept of BOHO is to live life unconventionally, live life as it should be. To live it to the fullest. To relish in the charm of every moment. To live the life you desire, and create your own definition of BOHO.

Whether your own definition of BOHO is walking up early in the morning to have your yogic quiet time during sunrise on the beach, sit down in a hammock and read your favorite book on the beach while listening to your favorite soothing playlist. Or if BOHO means being adventurous, bold, taking a risk and doing insane activities that your old self will thank you for it later. Then, this is the place for you.



*If you're searching for simplicity
or extravagance, you are home!*

Live by **The Seaside**

Featuring an exceptional whereabouts, BOHO directly overlooks the dazzling Red Sea.

AIN SOKHNA

Red Sea

EL GALALA ROAD

ZAAFRANA ROAD

BOHO
S O K H N A



A stylized map of Sokhna, Egypt, showing three distinct zones: Industrial Zone, El Galala City, and Tourism & Resorts Zone. Each zone is marked with a dark blue location pin icon. The map is set against a light beige background with a subtle grid pattern. The Industrial Zone is located in the upper left, El Galala City is in the middle right, and the Tourism & Resorts Zone is in the lower right. A blue area representing the sea is visible on the right side of the map.

Industrial
Zone

El Galala
City

BOHO is located in the Tourism and Resorts Zone which is planned to be the main region for attractions and tourism in Sokhna. Only 12 mins away from EL Galala, a full-fledged city.

PREMIUM
Location in
SOKHNA

3 KMS
away from
GALALA'S RD

80 MINS
Roadtrip from
CAIRO

Tourism &
Resorts Zone

Facts & Figures

Project Area
20 Acres

Beach Area
20,000 sqm

Landscape
80%

No. of Units
301

Project is built on
3 Levels





Alluring Minimalist *Architecture*

When science and art come together, the result is mind-blowing.

Our buildings' designs are made to embody the Bohemian essence. The exteriors are built in a one-of-a-kind combination of simplicity and opulence. The compound is designed on three levels to ensure a mesmerizing beach view from most of the units.



Soothing Harmonious *Interiors*

Revel in luxurious yet simple Bohemian interiors. With impeccable fancy minimalist hippie interiors, we promise you would have the life you deserve.



for the *Serene.*



PeaceLovers

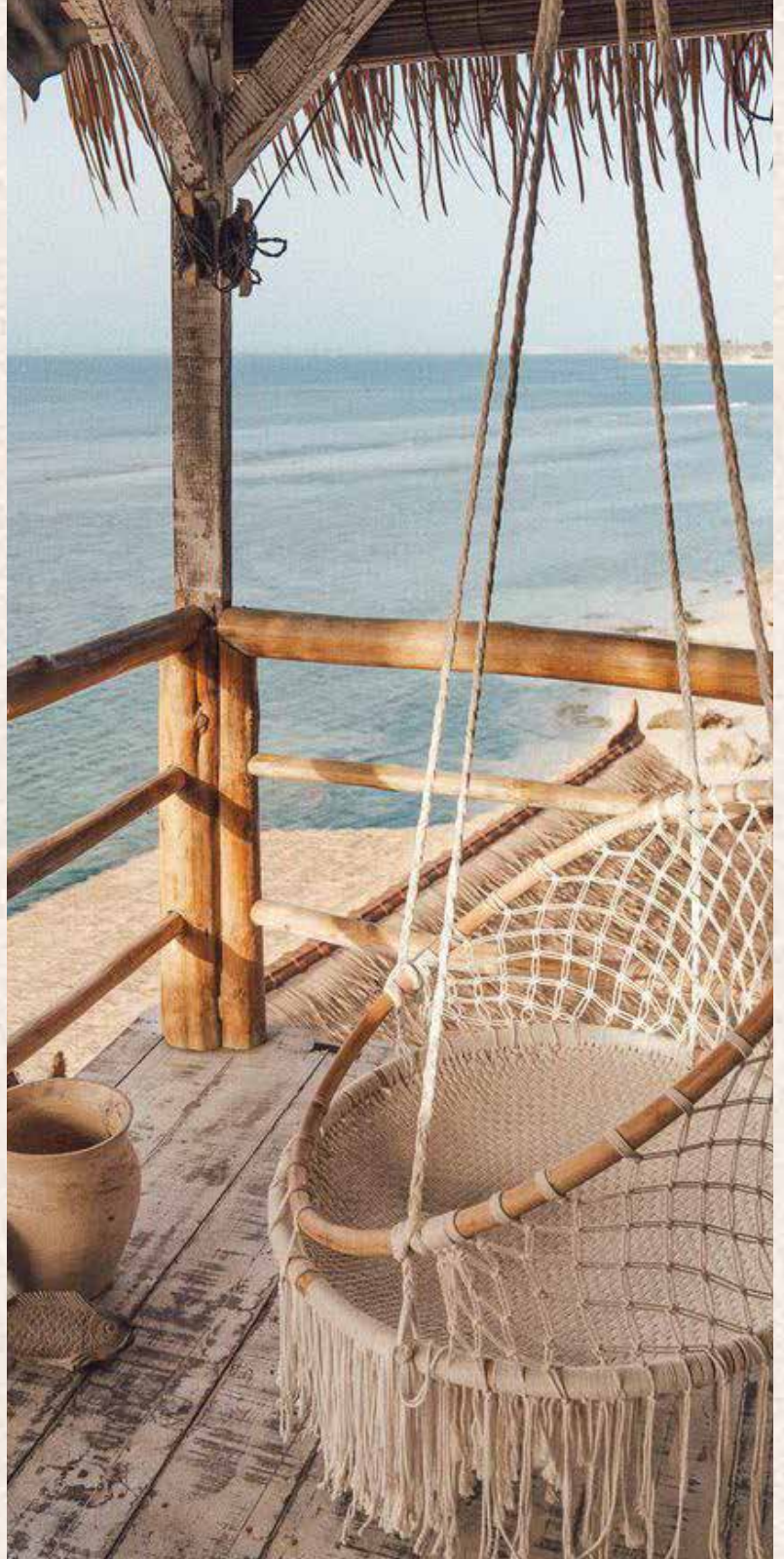
If you are a simple life lover searching for calmness, peace of mind, quietness and a relaxing lifestyle, this is your perfect getaway. Explore our unparalleled serene facilities.

Dreamy Beach **Hammocks**

Soothing Beach **Cabanas**

Entertaining Beach **Bar/Restaurants**

Pacifying **Night Cinema**



for the **Bold.**



Adventure Lovers

If your soul is bold, adventurous, and risky, your stay at BOHO will be your escape. Indulge in our bold facilities now.

Energetic **Sports Area**

Refreshing **Water Activities**

Vibrant **Snorkeling**

Colorful **Kids Area**



for the free.



Life Lovers

Because enjoying life as it should be is our focus, we designed every detail in BOHO with a reason to maximize our residents' delight.

Captivating **Plantation Slopes**

Underground **Parking**

Innovative **Business Hub**

In all Buildings, **Elevators and Wheelchairs**



A Dazzling Boutique Hotel

An oasis to savor your daylight activities and ardent nightlife.

In the middle of our Bohemian haven lies our hedonic and holistic boutique hotel with its minimalistic hippie interiors.

The hotel features a private beach, moreover it is the only hotel with a diving center in Sokhna.

a tailored destination where you can escape to an eccentric retreat.



MASTERPLAN



- S.Villas
- Townhouses
- Duplexes
- Chalets

LOWER GROUND FLOOR



Duplexes

Chalets

GROUND FLOOR



■ S.Villas

■ Townhouses

■ Duplexes

■ Chalets



FIRST FLOOR



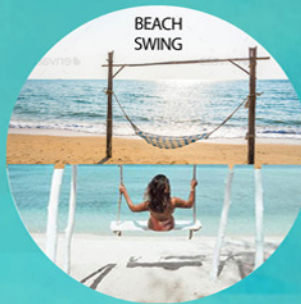
■ S.Villas ■ Townhouses ■ Duplexes ■ Chalets

SECOND FLOOR



-  S.Villas
-  Townhouses
-  Chalets

BOHO BEACH FACILITIES



Types

Standalone Villas
Town Houses
Duplexes
Chalets



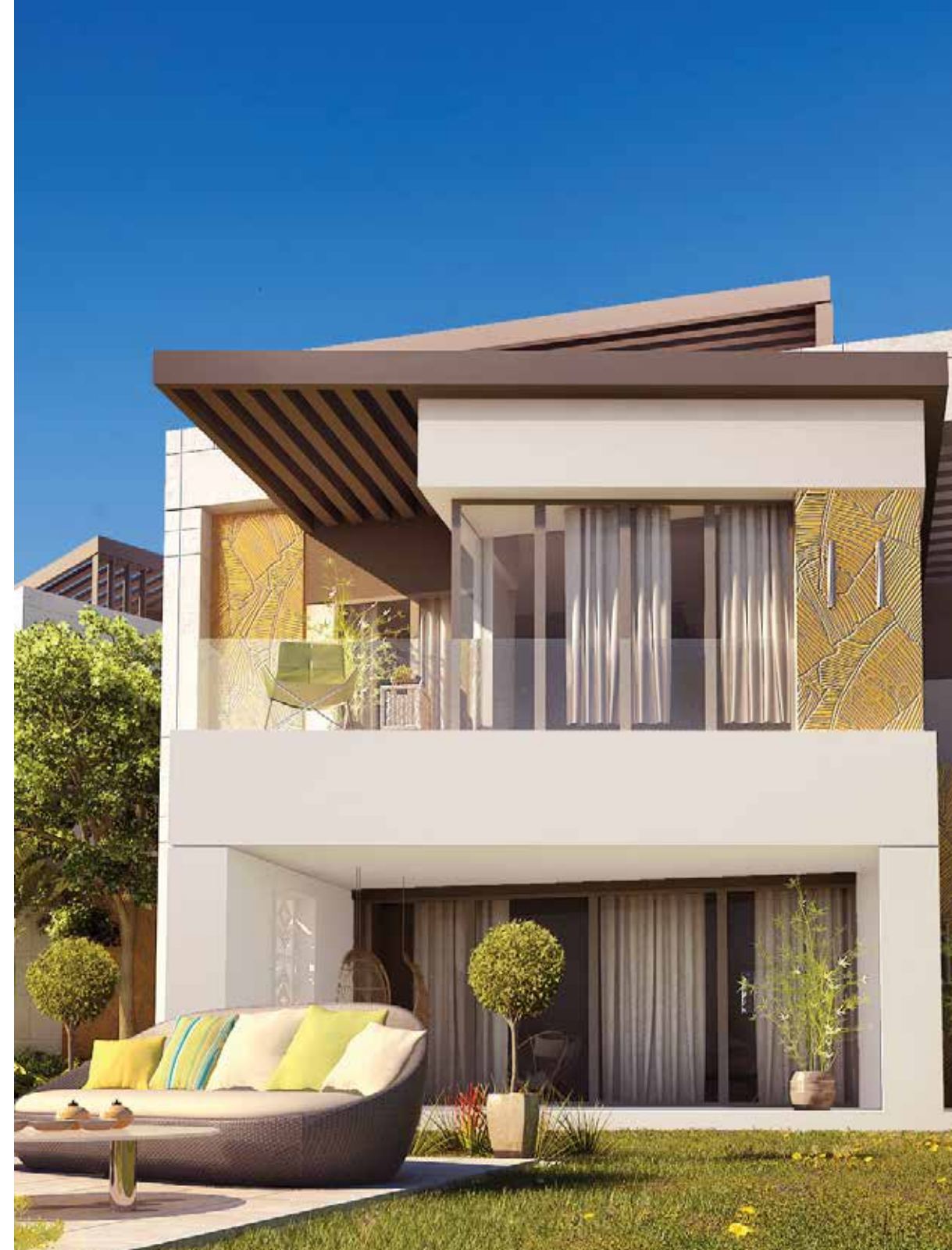
STANDALONE VILLAS

Land Area

331 SQM - 333 SQM -347 SQM

Built Up Area

322 SQM



TOWN HOUSES

Land Area

156 SQM - 170 SQM - 175 SQM - 185 SQM

Built Up Area

230 SQM & 250 SQM



DUPLEXES

Starting Area
146 SQM

Private Garden Area
15 SQM TO 26 SQM



CHALETS

1 BEDROOM CHALET

Starting Area
47 SQM

2 BEDROOM CHALET

Starting Area
109 SQM

3 BEDROOM CHALET

Starting Area
116 SQM



The Hero Behind *the story*

ATRIC Developments, one of the prominent real estate developers in Egypt with 25 Years Of Experience.

ELEVATED LIVING

Expanding Elevated Communities

From the heart of Heliopolis all the way to the blue waves of the Red Sea in Sokhna, we are taking the lifestyles of our customers to a whole new elevated living.

HELIOPOLIS - NEW ADMINISTRATIVE CAPITAL - EL SHOROUK - SOKHNA - NORTH COAST

ATRIC
DEVELOPMENTS

Our Partners

YBA
ARCHITECTS

CCG
Civil Cad Group

Serene or **Bold**?

Now you are *free* to
explore life as it should be.

ATRIC

DEVELOPMENTS

 Head Office
121 El-Thawra St, Nasr City

 Sales Office
In front of Concord Plaza, 334 S
Teseen, New Cairo

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