



**JEDDAH  
AIRPORT  
CITY**



SARH  
BUILDING FUTURE





**“THE VISION IS TO CREATE A WORLD-CLASS, HIGH QUALITY, MIXED-USE CITY DEVELOPMENT THAT WILL BE THE NUMBER ONE ATTRACTIVE DESTINATION IN SAUDI ARABIA & THE GCC.”**

# PROJECT CONNECTION TO VISION 2030

- QUALITY OF LIFE
- TOURIM
- CULTURAL
- LOGISTICS & TRANSPORTATIONS
- SPORTS & LEISURE
- ENTERTAINMENT
- EDUCATION
- HEALTH



# JEDDAH AIRPORT CITY

## SAUDI ARABIA

CENTER OF ARAB/ISLAMIC WORLDS.

## INVESTMENT POWER

DIVERSE/SUSTAINABLE ECONOMY

## STRATEGIC LOCATION

CONNECTS THREE CONTINENTS.

## AIRPORT

40 MILLION PASSENGERS ANNUALLY.

## VISION 2030

114 MILLION VISITORS/TRANSIT.



THE PERFECT LOCATION

FOR AN INTEGRATED

MULTI-USE DESTINATION

KING ABDULAZIZ  
INTERNATIONAL  
AIRPORT



PRINCE MAJED ROAD

JEDDAH  
SEAPOR

**4** BILLION  
USD  
TOTAL PROJECT VALUE

**1,5**  
MILLION M<sup>2</sup>  
LEASABLE AREA

**670,000**  
M<sup>2</sup> LAND SIZE



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**A NEW HUB FOR ...**

TOURISM

TRANSIT

BUSINESS

ENTERTAINMENT

CULTURE

LOGISTICS

DUTY FREE

HOSPITALITY



# **THE OBJECTIVES:**

**CAPITALIZING PROJECT LOCATION  
ISLAMIC CULTURAL CAPITAL.**

**ADHERE TO VISION 2030 MEGA  
PROJECTS & IMPROVED QUALITY OF LIFE.**

**INCREASE LOCAL CONTENT BOOSTING  
ECONOMY & CREATING JOBS.**

**INTRODUCE NEW BUSINESS CATEGORIES  
ENTERTAINMENT & CULTURE.**



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**LIFESTYLE  
CENTRE**



**STRONG VISIBILITY &  
PRESENCE**



**FUTURE  
TRANSPORT HUB**



**CONNECTION  
TO NATURE**



**WALKABLE  
DEVELOPMENT**



**THE SPIRIT  
OF JEDDAH**



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**WALKABLE  
DEVELOPMENT**



**THE SPIRIT  
OF JEDDAH**

**INTEGRATION / CONNECTIVITY / SCALABILITY**



# SUSTAINABLE DESIGN



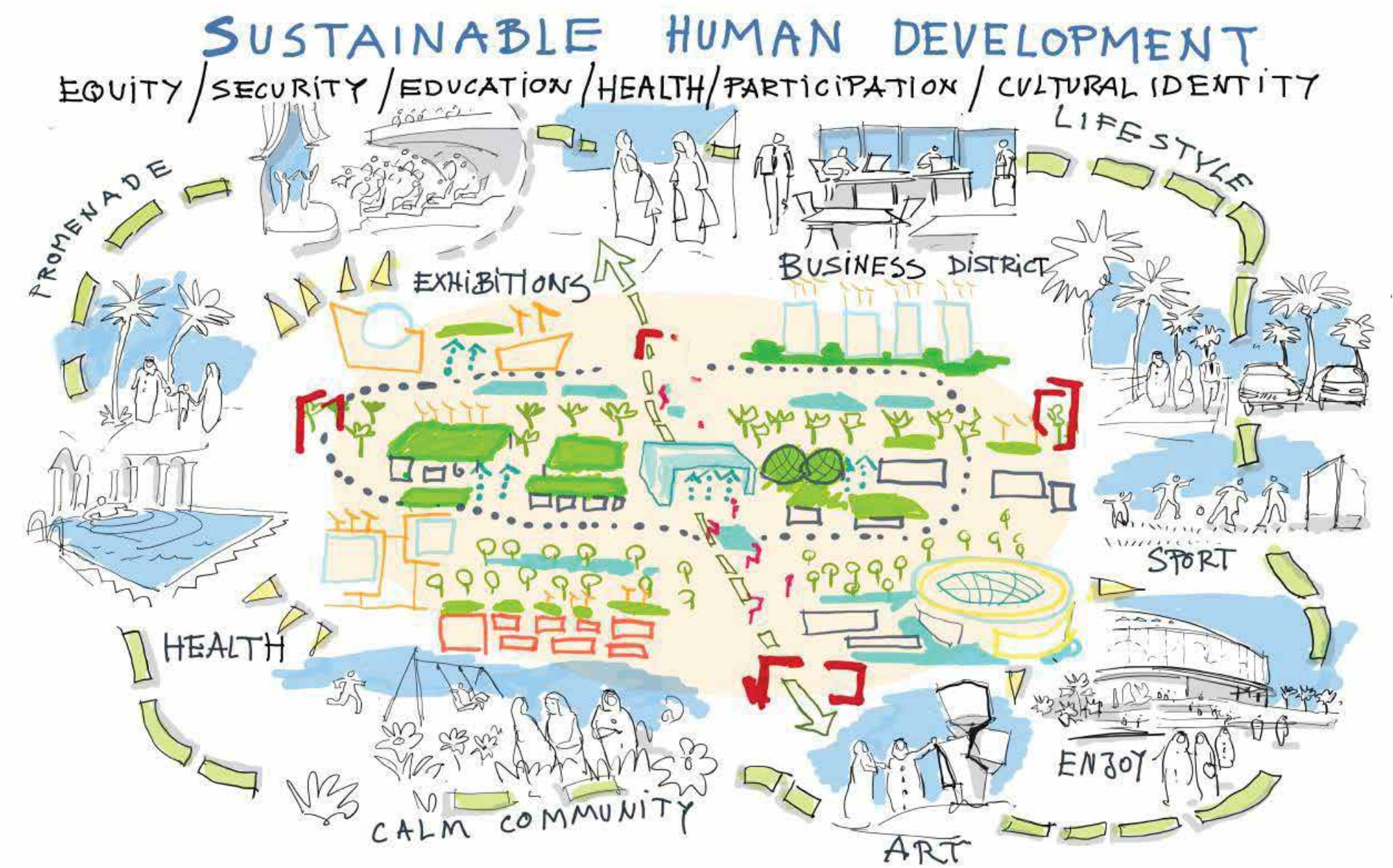


# SUSTAINABLE DESIGN MIXED-USE DEVELOPMENT





**SUSTAINABLE DESIGN**  
**MIXED-USE DEVELOPMENT**  
**QUALITY OF LIFE**







LOW  
EMISSIONS



LOW ENERGY  
CONSUMPTION



HIGH QUALITY  
OF LIVING



50% GREEN  
LANDSCAPE



ECO-  
FRIENDLY

# ZERO CARS





# PROJECT IMPACT ON JEDDAH CITY

**01**

**ATTRACT INTERNATIONAL  
BUSINESSES**

**02**

**ADD MORE  
LOCAL CONTENT**

**03**

**INCREASE  
TOURISM**

**04**

**INCREASE  
TRANSITS**

**05**

**ENHANCE TRAVEL  
EXPERIENCE**

**06**

**INCREASE  
EXPENDITURE**

**07**

**ACHIEVE VISION 2030  
OBJECTIVES**

**08**

**CREATE NEW JOB  
OPPORTUNITIES**

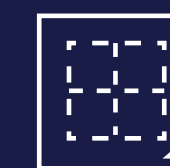


**“A MASTERPLAN FOUNDED ON THE PERFECT SYNERGY BETWEEN  
LANDSCAPE AND ARCHITECTURE”**





# FACTS & FIGURES



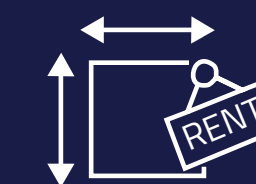
**16**

Project Components



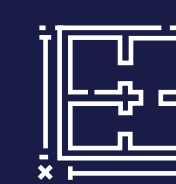
**2,227,089** sqm

Built-up Area



**1,578,885** sqm

Gross Leasable Area



**678,321** sqm

Land Area



TRAVEL  
ENTERTAINMENT  
HOSPITALITY  
HEALTH CARE  
EDUCATION  
CULTURE  
BUSINESS  
LOGISTICS  
RETAIL





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# TERMINAL

**CITY TERMINAL  
FULL AIR PASSENGER CHECK-IN  
AND ARRIVAL SERVICES.**





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HOSPITALITY

HEALTH CARE

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**RAILWAY TERMINAL**  
**HARAMAIN HIGH-SPEED RAILWAY STATION**





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RETAIL

# BUS STATION

2,500 SQM

CONNECTS AIRPORT TO JEDDAH CITY





# ARENA

68,700 SQM

20,000 SEATS

IN PARTNERSHIP WITH ASM GLOBAL

TRAVEL

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RETAIL





TRAVEL

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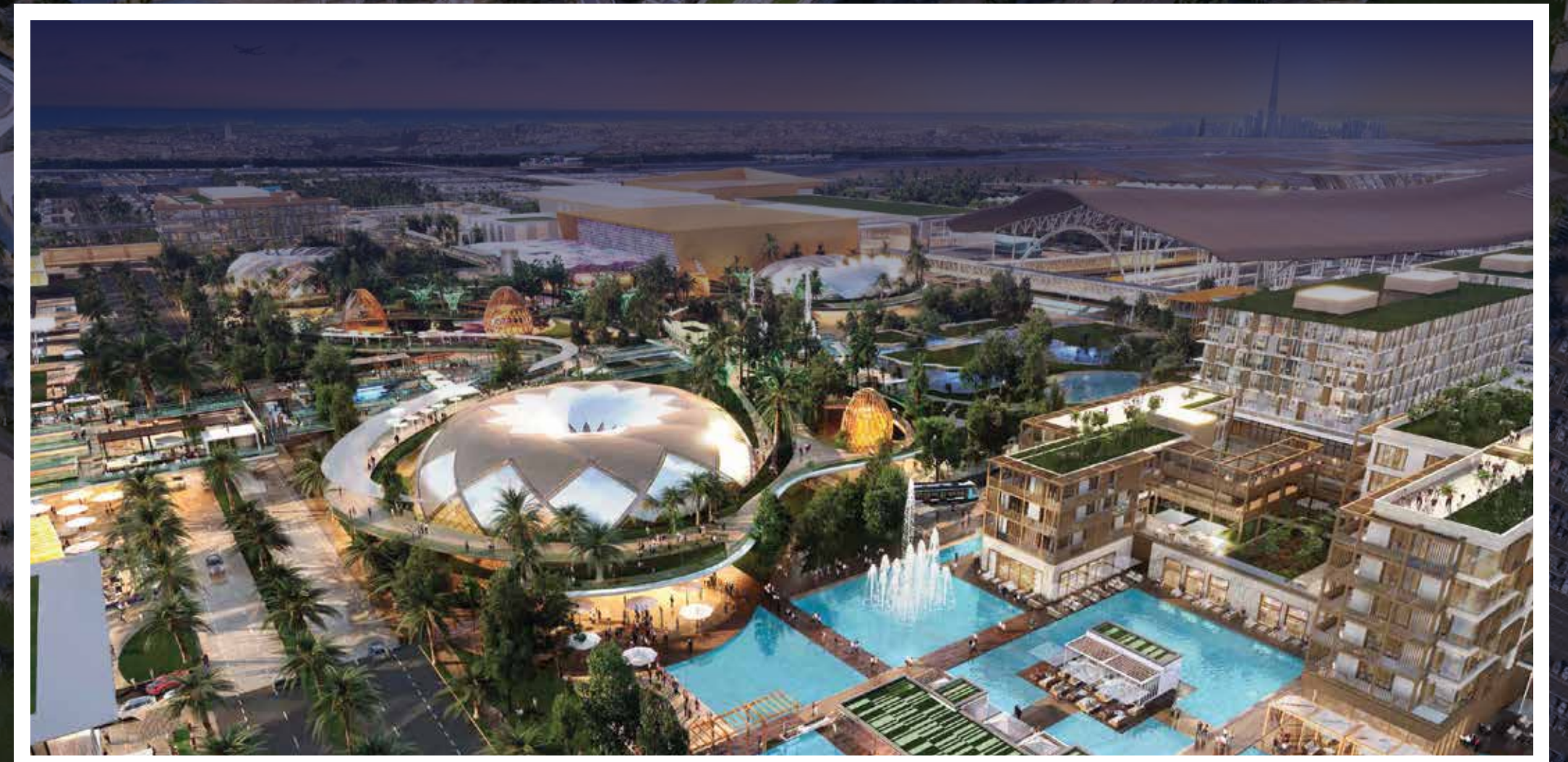
LOGISTICS

RETAIL

# CENTRAL PARK

350,000 SQM

A DESTINATION FOR EVERYONE





TRAVEL

**ENTERTAINMENT**

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TRAVEL

ENTERTAINMENT

**HOSPITALITY**

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LOGISTICS

RETAIL

**HOTELS** 144,480 SQM  
3 STARS HOTELS  
4 STARS HOTELS  
5 STARS HOTEL  
SERVICED APARTMENTS  
2,000 UNITS





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# HOSPITAL

40,785 SQM  
200 BEDS





TRAVEL

ENTERTAINMENT

HOSPITALITY

HEALTH CARE

**EDUCATION**

CULTURE

BUSINESS

LOGISTICS

RETAIL





# UNIVERSITY

35,475 SQM

ART, CULTURE AND HOSPITALITY

TRAVEL

ENTERTAINMENT

HOSPITALITY

HEALTH CARE

**EDUCATION**

CULTURE

BUSINESS

LOGISTICS

RETAIL





TRAVEL

ENTERTAINMENT

HOSPITALITY

HEALTH CARE

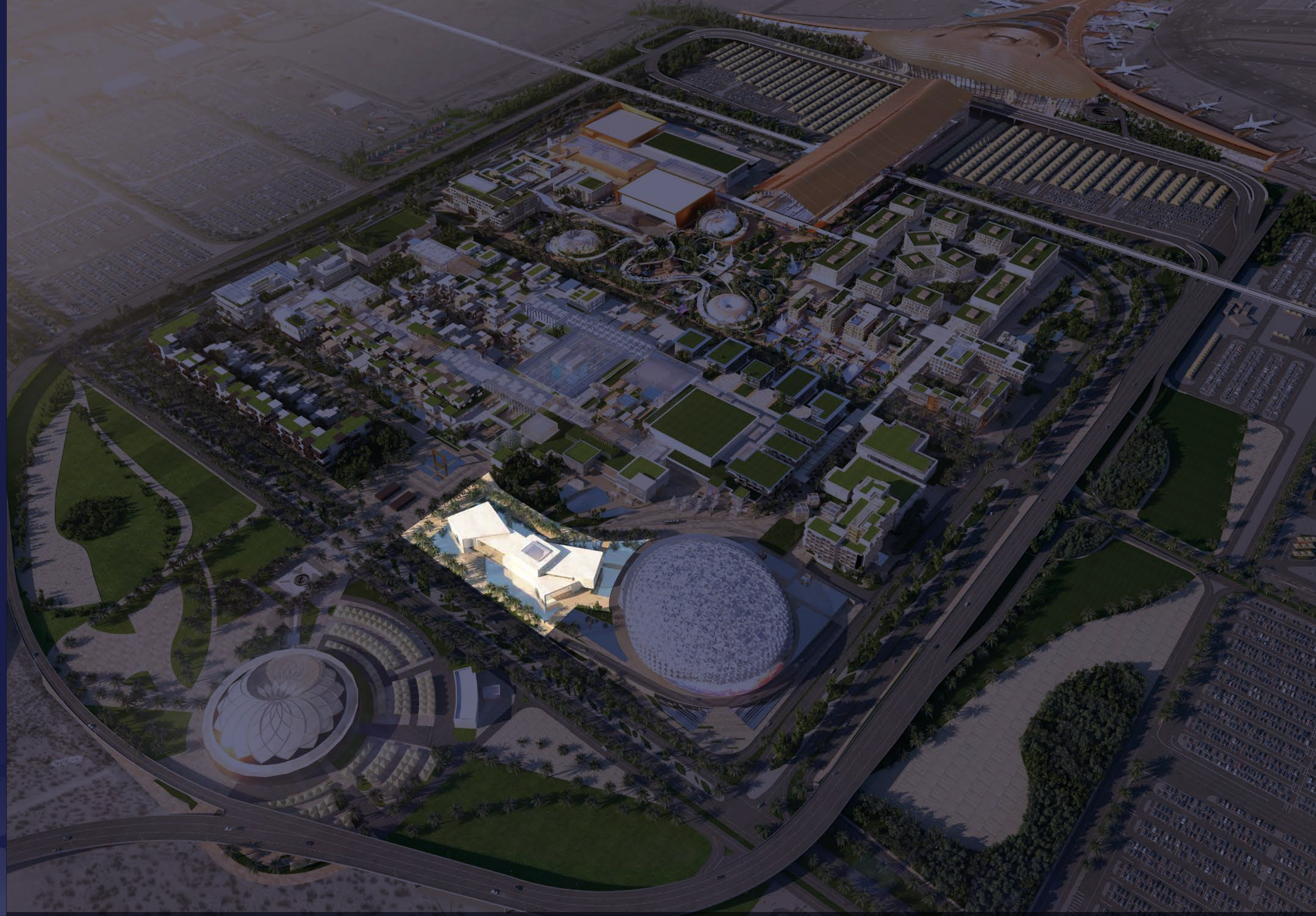
EDUCATION

**CULTURE**

BUSINESS

LOGISTICS

RETAIL





# MUSEUM

7,950 SQM  
INTERNATIONAL & LOCAL ART

TRAVEL

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TRAVEL

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# ART PROMENADE

OUTDOOR EXHIBITIONS & SCULPTURE  
PARK





TRAVEL

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BUSINESS

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RETAIL





TRAVEL

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RETAIL

# FREE-PORT

## ART STORAGE & AUCTION HOUSE





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HOSPITALITY

HEALTH CARE

EDUCATION

CULTURE

**BUSINESS**

LOGISTICS

RETAIL





TRAVEL

ENTERTAINMENT

HOSPITALITY

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LOGISTICS

RETAIL

# OFFICES DISTRICT

170,125 SQM  
LEED & WELL PRACTICES





TRAVEL

ENTERTAINMENT

HOSPITALITY

HEALTH CARE

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**BUSINESS**

LOGISTICS

RETAIL

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LOGISTICS

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RETAIL

# CONVENTION CENTER

70,510 SQM

7,000 PEOPLE CAPACITY





TRAVEL

ENTERTAINMENT

HOSPITALITY

HEALTH CARE

EDUCATION

CULTURE

BUSINESS

**LOGISTICS**

RETAIL

# CAR PARKING

833,250 SQM  
18,000 CAR PARK





TRAVEL

ENTERTAINMENT

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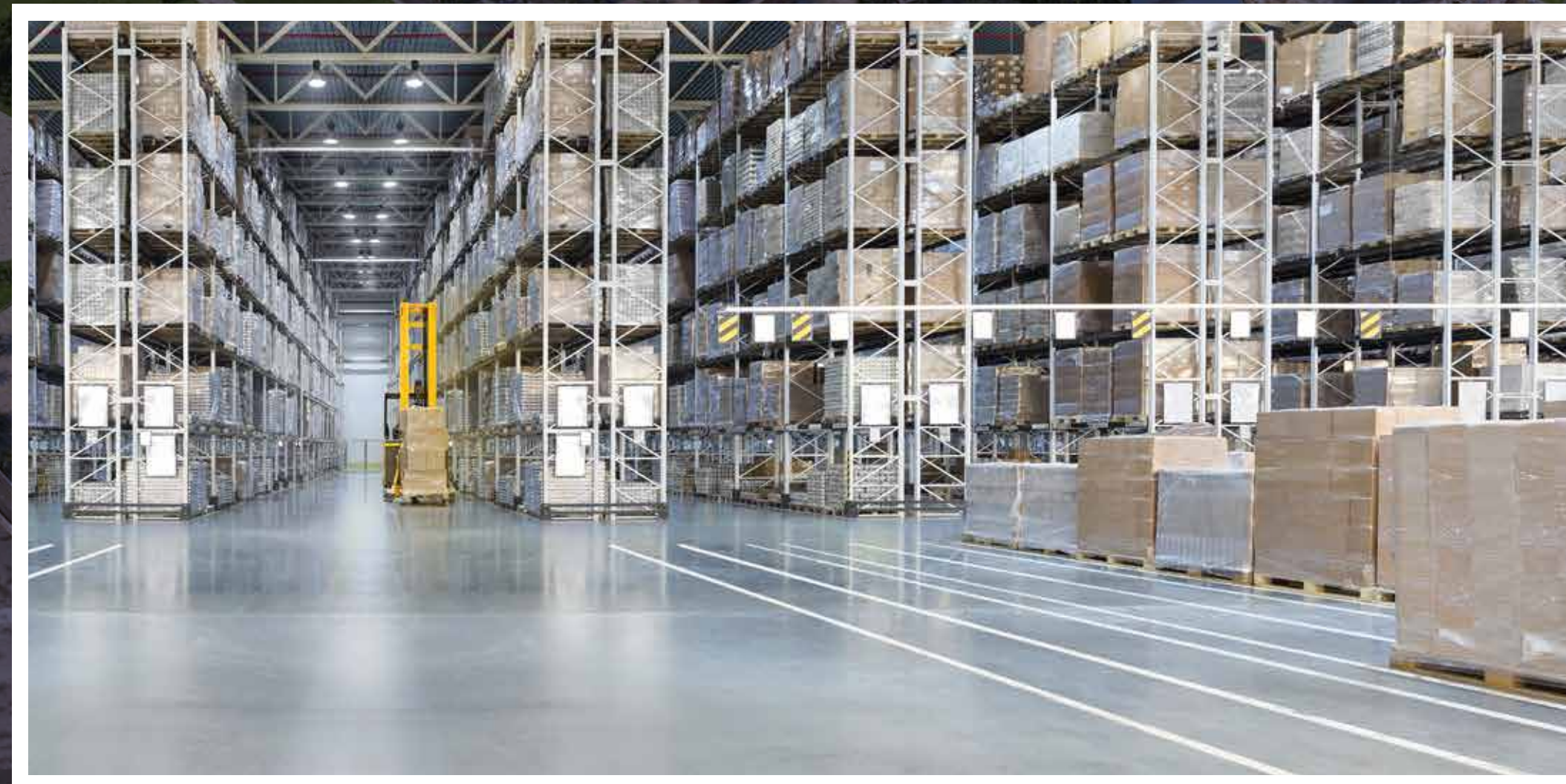
**LOGISTICS**

RETAIL

# ECOMMERCE STORAGE

52,200 SQM

CENTRAL HUB FOR ECOMMERCE LOGISTICS





TRAVEL

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**RETAIL**





TRAVEL  
ENTERTAINMENT  
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**RETAIL**



# LIFESTYLE CENTER

250,000SQM  
TECHNOLOGICALLY ADVANCED RETAIL EXPERIENCE





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# PROJECT AWARDS

INTERNATIONAL RECOGNITION AND AWARDS FOR CONCEPTUAL PROJECT DESIGN OF THE PROJECT SHORT-LISTED IN THE "FUTURE PROJECT, MIXED USE" CATEGORY.



WORLD ARCHITECTURE NEWS AWARDS



# PROJECT SUSTAINABILITY & GREEN INITIATIVE

AS PART OF THE PROJECT DESIGN GUIDELINES OF JEDDAH AIRPORT CITY, WE ARE COMMITTED TO OBTAINING SUSTAINABILITY CERTIFICATION, INCLUDING BOTH **LEED** AND **WELL** CERTIFICATES.







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