



LAMINA CORNICHE

R e s i d e n t i a l T o w e r

Jeddah
Saudi Arabia

laminatower.com

LAMINA TOWER

LAMINA Residential Tower comprises 29 apartments and one penthouse, all offering high-end services and amenities.



WHY LAMINA?

PREMIUM LOCATION

- Strategically located in Corniche
- Formula 1 Track
- Easy accessibility
- Prestigious district AlShateh'

EXCLUSIVE COMMUNITY

- Seaside living
- Luxury facilities
- Owner privilege
- High security

ARCHITECTURAL DESIGN

- Designed by world class designers
- Panoramic seaview
- Apartment high ceiling
- Largest terrace
- Open floor plan
- Multiple floorplans
- Modern and Classic finishes
- Floor to ceiling windows through all rooms
- Latest technologies

HIGHLIGHTS

29
Floors

29
Apartments

1
Penthouse

2
Swimming
Pools

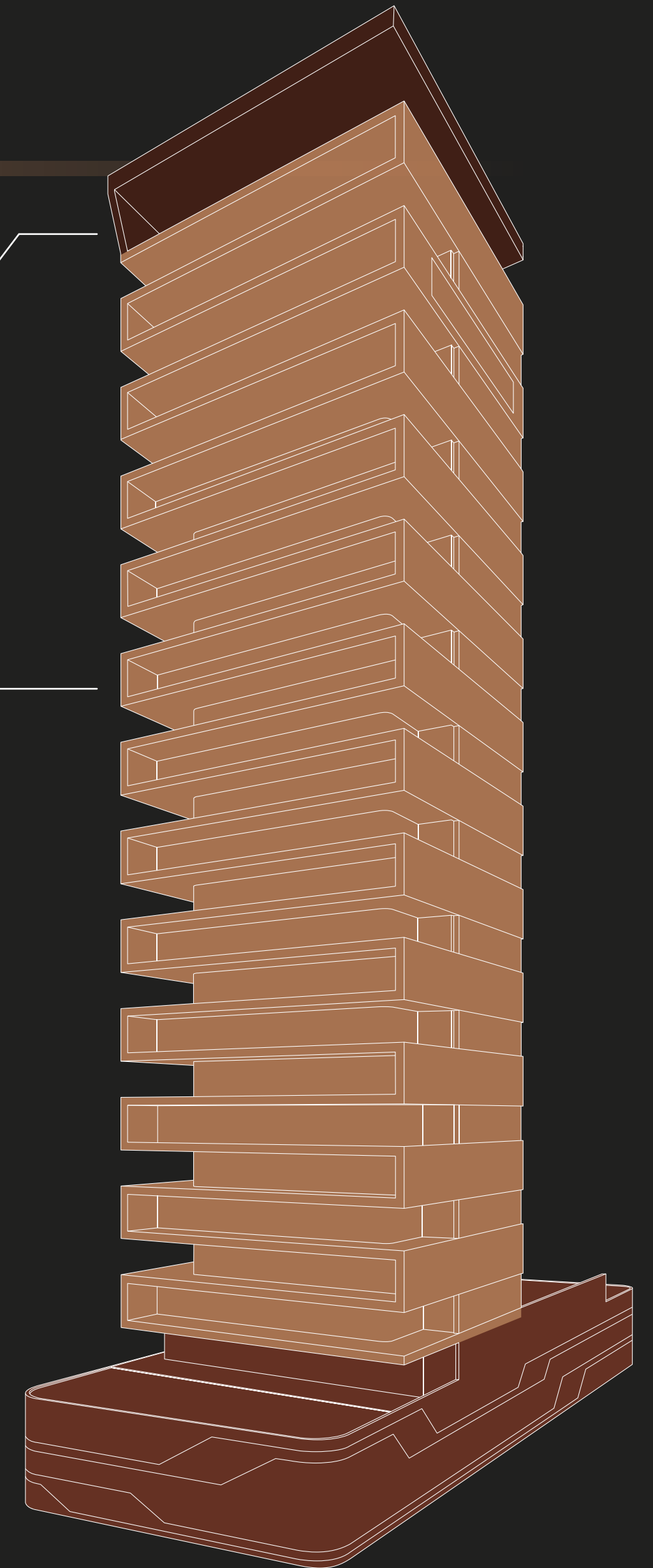
80 PERSONS
Ball Room
Capacity

145
Parking Space

Penthouse
Floors 28 & 29

Apartments
Floors 04 - 27

Facilities
& Services
Floors B - 03

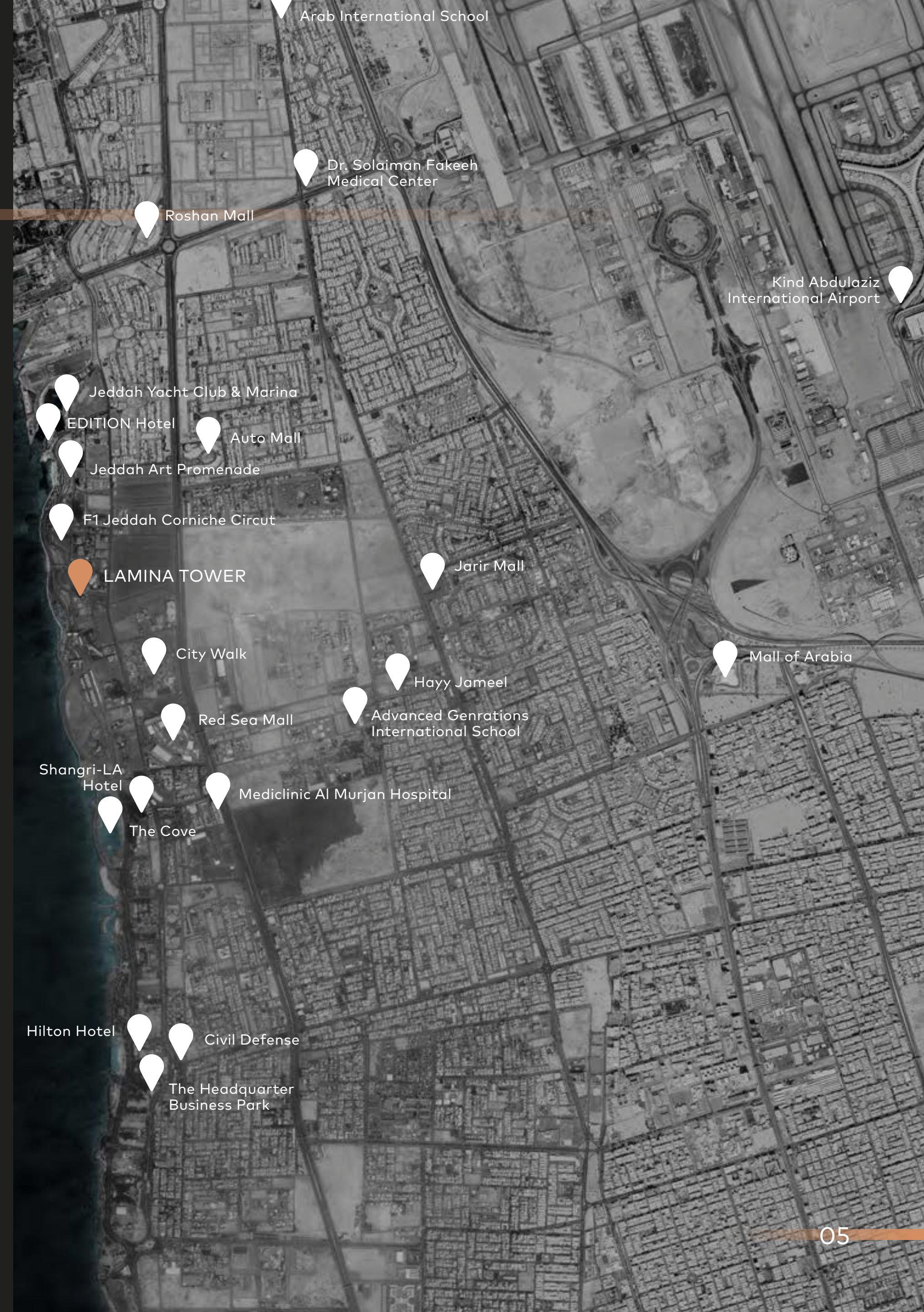


LOCATION

Urban living meets beachfront serenity at Lamina, beautifully situated in the heart of Jeddah. Just a short trip from the city's busy downtown, the Jeddah Corniche offers a tranquil escape from the urban grind along the city's shimmering waterfront.

Several Arabic and international schools, multiple malls, a hospital, and a police department all lay within easy reach, making it an ideal location to raise a family and reconnect to your roots.

With all the resources of a cosmopolitan city centre and all the beauty of a private resort, the Corniche is truly Jeddah at its best.



POINT OF INTEREST

- Next to the City most exciting retail experience RedSea Mall
- The Newly launched Hotel Shangri-La, and other luxury hotels are few minutes away.

- Few blocks away from Jeddah's most attractive destinations such as Formula1, Jeddah Yacht Club, Art Promenade and City Walk.
- Prestigious companies and headquarters are within the zone.



EXTERIOR DESIGN

Designed by the world-renowned architect Ibrahim Radwan, founder of the multinational firm Utopia, Lamina exemplifies meticulous attention to detail both indoors and outdoors.

Extravagant interiors seamlessly blend with captivating exteriors, while thoughtful details honour the landscape, climate, and culture.

From the tower's unforgettable facade to the elegant apartments within, Radwan's artistic vision is evident in every aspect.





PERSPECTIVE



3RD FLOOR LOUNGE



INTERIOR DESIGN

Guided by the philosophy that interiors and exteriors are of equal importance, Lamina brings nature into harmony with the indoors.

Vast expanses of water and sky blend seamlessly into the design of your apartment, with four-metre ceiling heights and floor-to-ceiling windows.

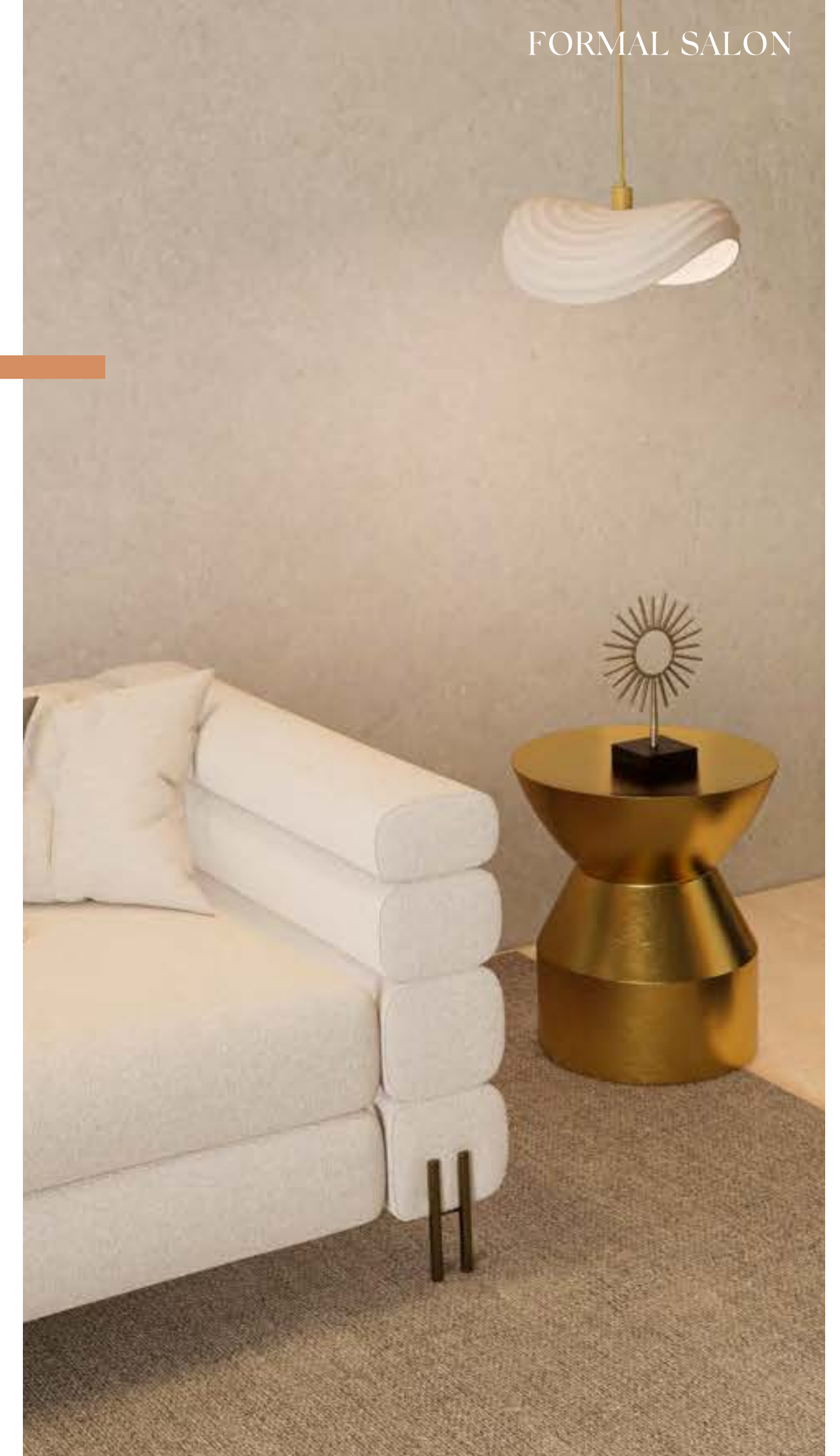
Feel invigorated and inspired with plenty of room to breathe, whether you're out in the fresh air or right at home.



A PERFECT BALANCE

MODERN

Your gallery. Your showroom. Your sanctuary. Lamina's Modern interiors suit the many needs of modern life. With its crisp lines, graphic details, and cool, natural colours, the Modern home is effortlessly chic. Contemporary but not trendy, it will feel fresh and current for ages to come.



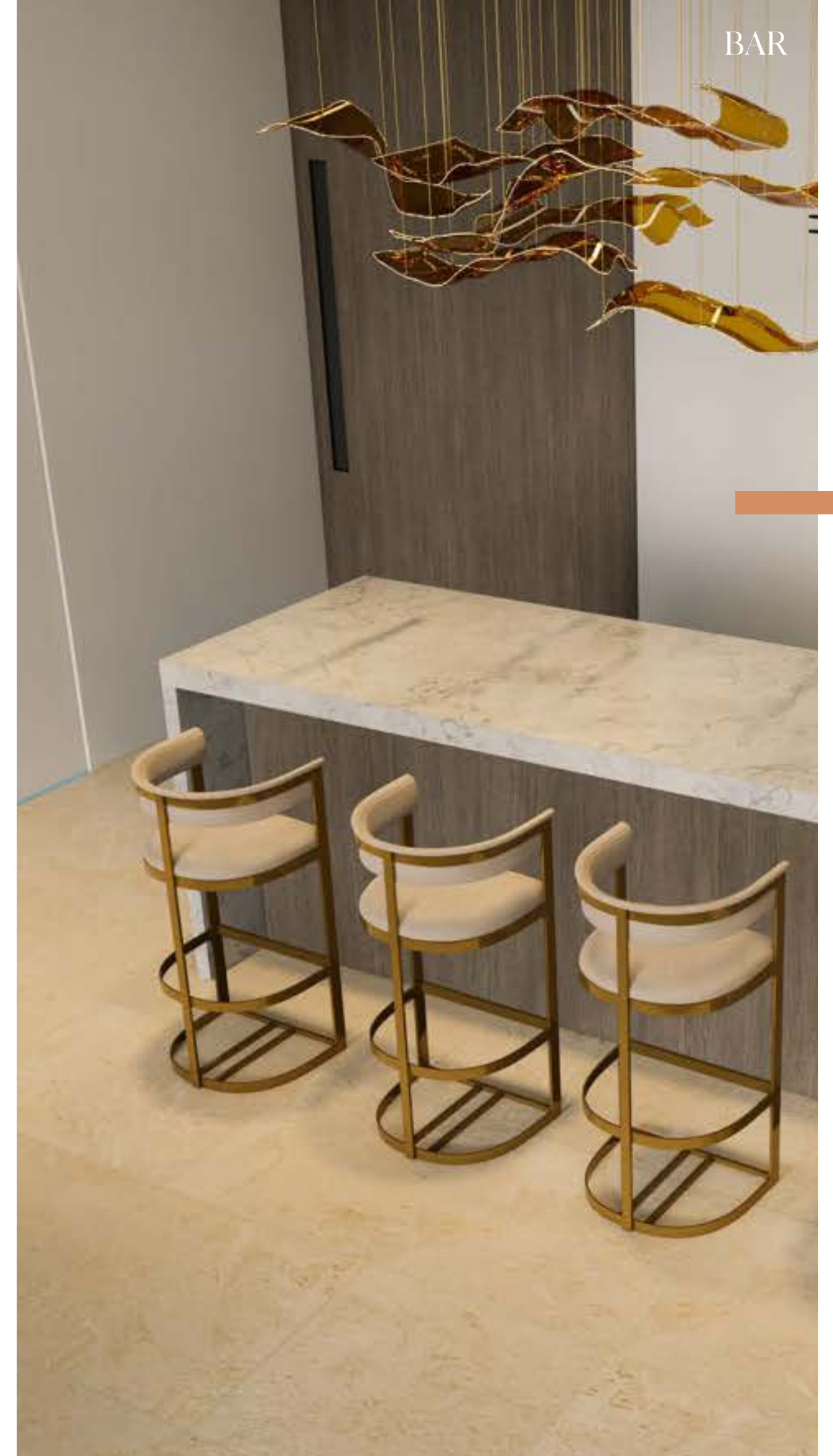














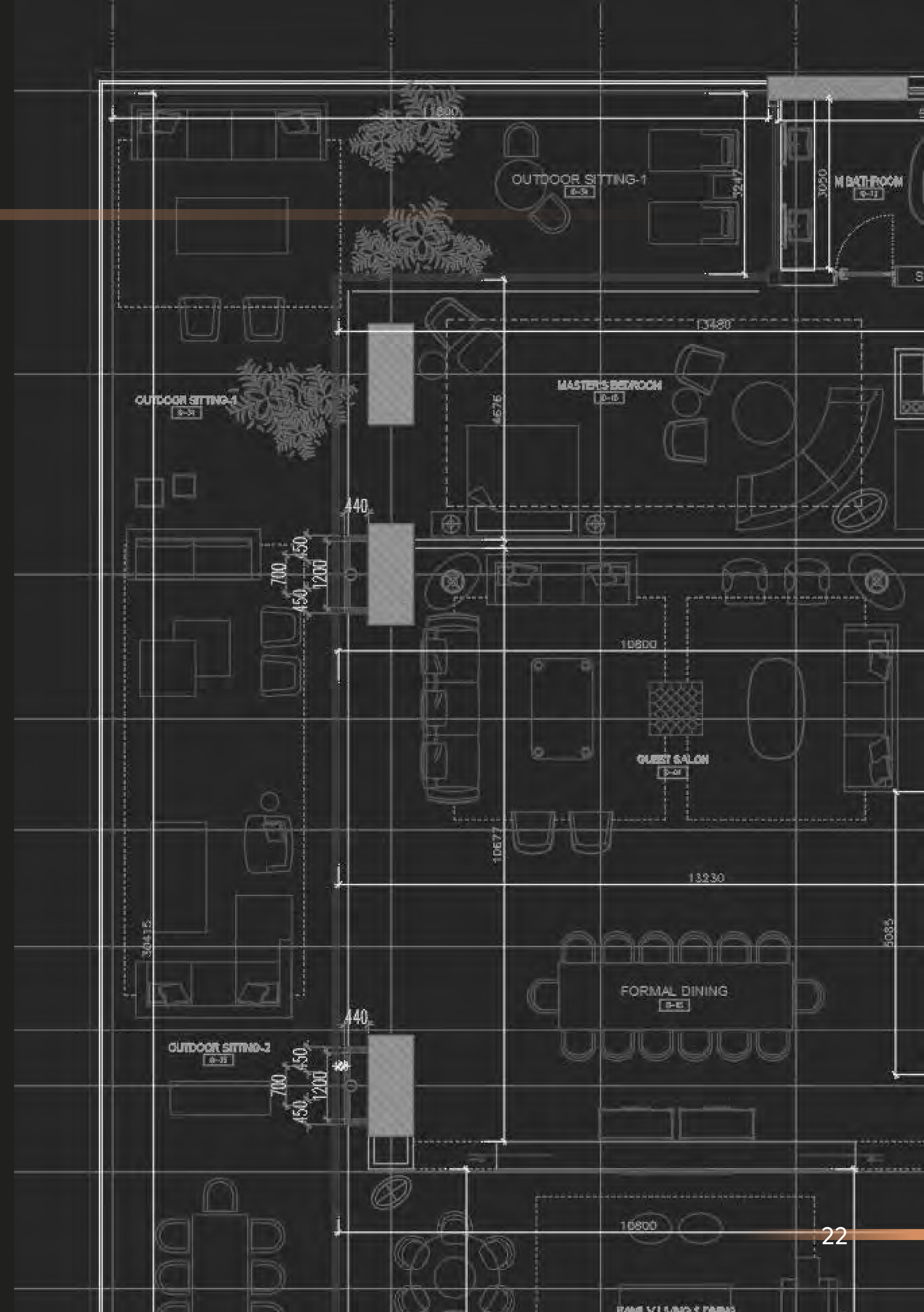


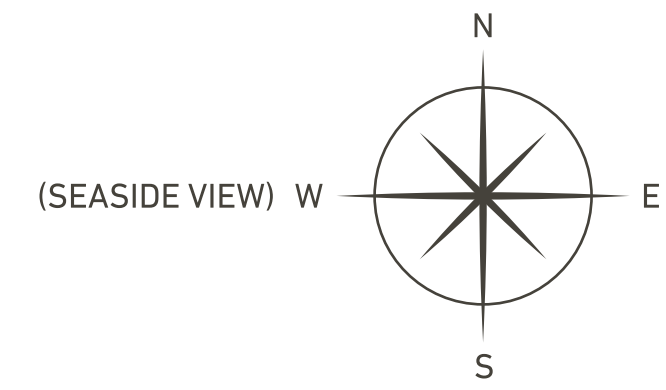


UNITS LAYOUT

Layouts have been curated to meet the residents' daily routines and lifestyles, considering convenient circulation flow, spacious rooms, and abundant natural light in every room.

The tower consists of four floor plan types for the apartment units, as well as a penthouse. Apartment sizes range from 450 m² to 930 m².





TYPE A

APARTMENT

722 M²

OUTDOOR AREAS

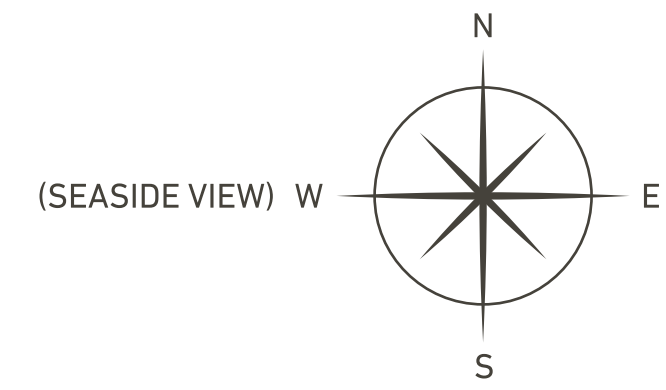
208 M²

TOTAL APARTMENT AREA

930 M²



1	PRIMARY BEDROOM	5.8 X 5.2
2	PRIMARY LIVING	5.8 X 6.3
3	PRIMARY BATHROOM	2.9 X 4.4
4	PRIMARY DRESSING	4.4 X 3.5
5	BEDROOM 1	5.1 X 3.8
6	BATHROOM 1	2.9 X 2.1
7	DRESSING 1	3.7 X 2.7
8	TERRACE	6.6 M ²
9	BEDROOM 2	5.2 X 4.5
10	BATHROOM 2	2.4 X 2.3
11	DRESSING 2	2.4 X 3.4
12	GUEST BEDROOM	5.2 X 3.3
13	GUEST BATHROOM	1.9 X 2.0
14	ENTRANCE LOBBY	2.9 X 7.2
15	POWDER ROOM	1.7 X 2.4
16	GUEST BATHROOM	2.2 X 2.6
17	FORMAL SALON	10.5 X 7.8
18	FORMAL DINING	10.8 X 4.8
19	FAMILY LIVING & DINING	13.0 X 6.6
20	KIDS AREA	5.1 X 5.3
21	FAMILY BATHROOM	2.3 X 2.5
22	BALCONY	195 M ²
23	MAIN KITCHEN	4.8 X 3.7
24	SERVICE KITCHEN	5.4 X 1.8
25	LAUNDRY ROOM	2.3 X 2.2
26	STORAGE	1.9 X 1.6
27	MAIDS ROOM	5.2 X 3.5
28	MAIDS REST ROOM	3.0 X 4.8
29	MAIDS BATHROOM 1	1.5 X 1.6
30	MAIDS BATHROOM 2	1.5 X 1.6



TYPE B

APARTMENT

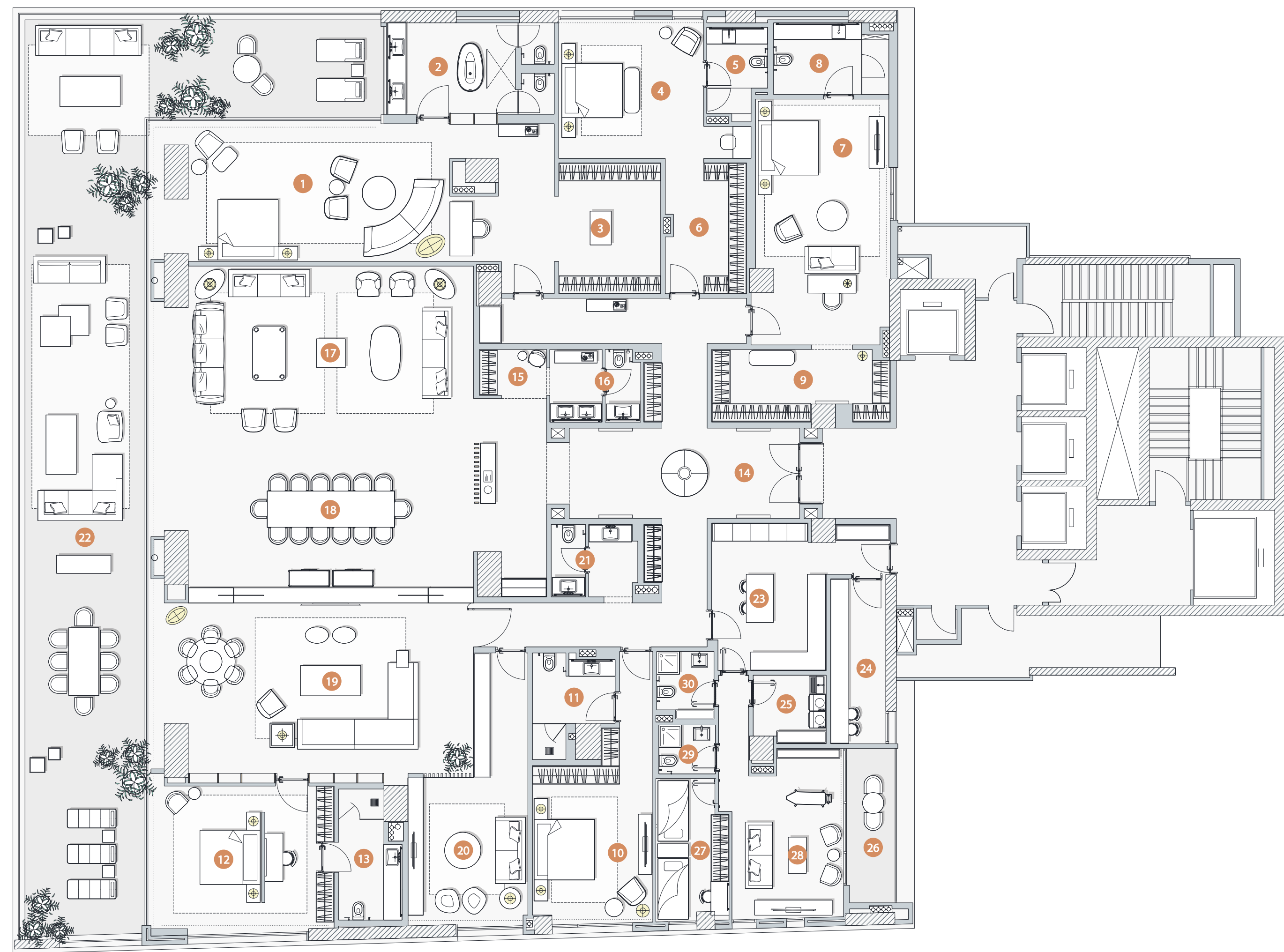
731 M²

OUTDOOR AREAS

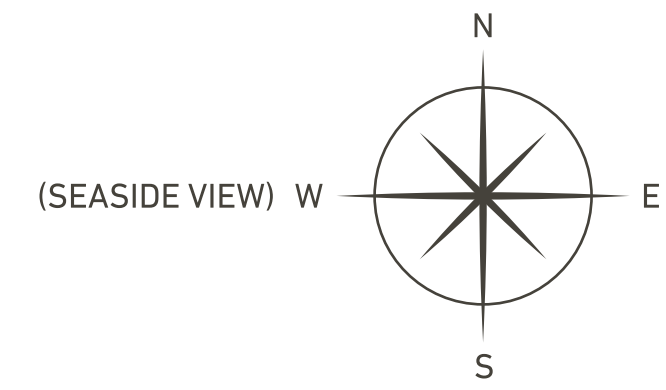
199 M²

TOTAL APARTMENT AREA

930 M²



1	PRIMARY SUITE	4.7 X 13.3
2	PRIMARY BATHROOM	3.0 X 5.6
3	PRIMARY DRESSING	4.3 X 3.4
4	BEDROOM 1	4.5 X 4.8
5	BATHROOM 1	2.9 X 2.0
6	DRESSING 1	4.5 X 2.7
7	BEDROOM 2	8.2 X 4.4
8	BATHROOM 2	2.3 X 2.9
9	DRESSING 2	2.4 X 5.9
10	GUEST BEDROOM 1	5.1 X 4.2
11	GUEST BATHROOM 1	2.3 X 2.7
12	GUEST BEDROOM 2	4.6 X 6.0
13	GUEST BATHROOM 2	4.3 X 2.1
14	ENTRANCE LOBBY	3.0 X 7.6
15	POWDER ROOM	1.5 X 2.2
16	GUEST BATHROOM	2.4 X 2.9
17	FORMAL SALON	6.0 X 10.8
18	FORMAL DINING	13.0 X 6.6
19	FAMILY LIVING & DINING	5.7 X 10.8
20	KIDS AREA	4.7 X 4.0
21	FAMILY BATHROOM	2.4 X 2.7
22	BALCONY	168 M ²
23	MAIN KITCHEN	4.9 X 3.6
24	SERVICE KITCHEN	5.5 X 1.8
25	LAUNDRY ROOM	2.3 X 2.4
26	TERRACE	8 M ²
27	MAIDS ROOM	4.7 X 2.4
28	MAIDS REST ROOM	5.6 X 4.0
29	MAIDS BATHROOM 1	1.6 X 1.9
30	MAIDS BATHROOM 2	2.2 X 1.9



TYPE C

APARTMENT C1

346 M²

OUTDOOR AREAS

105 M²

TOTAL APARTMENT AREA

451 M²

APARTMENT C2

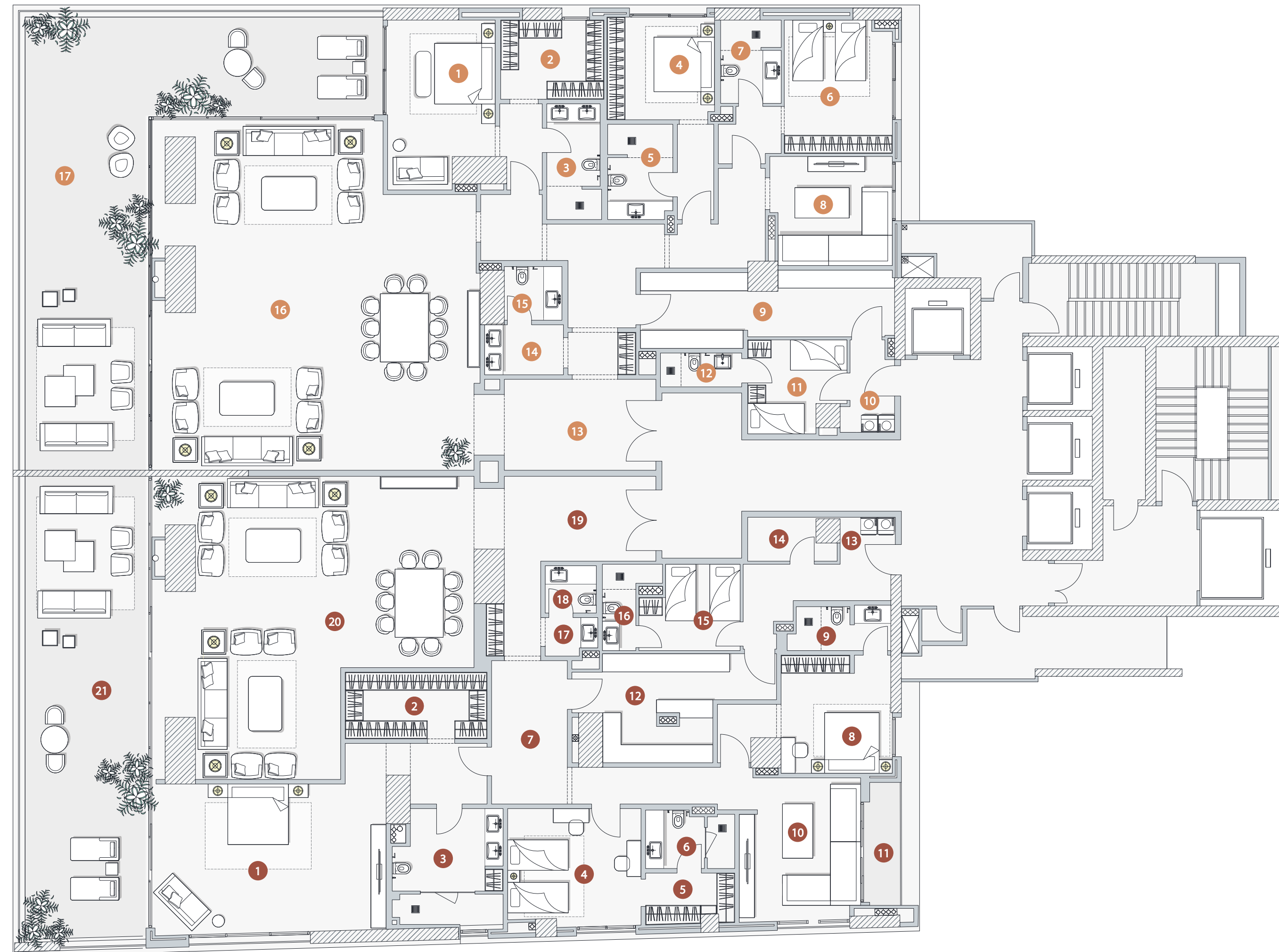
368 M²

OUTDOOR AREAS

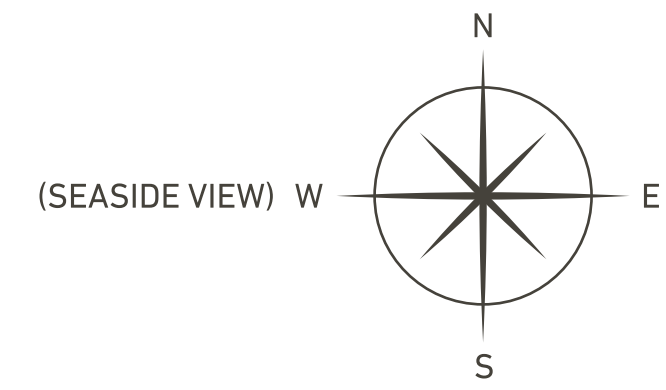
92 M²

TOTAL APARTMENT AREA

460 M²



1	PRIMARY BEDROOM	3.6 X 5.6
2	PRIMARY DRESSING	3.4 X 2.6
3	PRIMARY BATHROOM	1.7 X 3.8
4	BEDROOM 1	3.5 X 3.3
5	BATHROOM 1	2.1 X 3.1
6	BEDROOM 2	3.5 X 4.3
7	BATHROOM 2	2.0 X 2.7
8	LIVING ROOM	4.0 X 3.6
9	MAIN KITCHEN	2.6 X 8.3
10	LAUNDRY	1.7 X 0.8
11	MAIDS ROOM	3.2 X 3.1
12	MAIDS BATHROOM	2.6 X 1.1
13	ENTRANCE LOBBY	5.0 X 3.0
14	POWDER ROOM	2.5 X 1.6
15	GUEST BATHROOM	1.9 X 1.7
16	FORMAL SALON & DINING	10.6 X 11.5
17	BALCONY	97 M ²
1	PRIMARY BEDROOM	7.7 X 4.8
2	PRIMARY DRESSING	4.6 X 2.2
3	PRIMARY BATHROOM	3.6 X 3.8
4	BEDROOM 1	4.4 X 3.9
5	DRESSING 1	2.9 X 1.6
6	BATHROOM 1	2.9 X 1.9
7	LOBBY	2.5 X 4.7
8	BEDROOM 2	3.6 X 3.8
9	BATHROOM 2	3.4 X 1.4
10	LIVING ROOM	4.0 X 4.5
11	TERRACE	4.8 M ²
12	MAIN KITCHEN	4.6 X 3.6
13	LAUNDRY	1.8 X 0.8
14	STORAGE	2.9 X 1.4
15	MAIDS ROOM	3.3 X 2.8
16	MAIDS BATHROOM	1.1 X 2.8
17	POWDER ROOM	1.6 X 1.2
18	GUEST BATHROOM	1.6 X 1.5
19	ENTRANCE LOBBY	5.0 X 2.8
20	FORMAL SALON & DINING	10.4 X 10.0
21	BALCONY	70 M ²



TYPE D

APARTMENT D1

366 M²

OUTDOOR AREAS

84 M²

TOTAL APARTMENT AREA

450 M²

APARTMENT D2

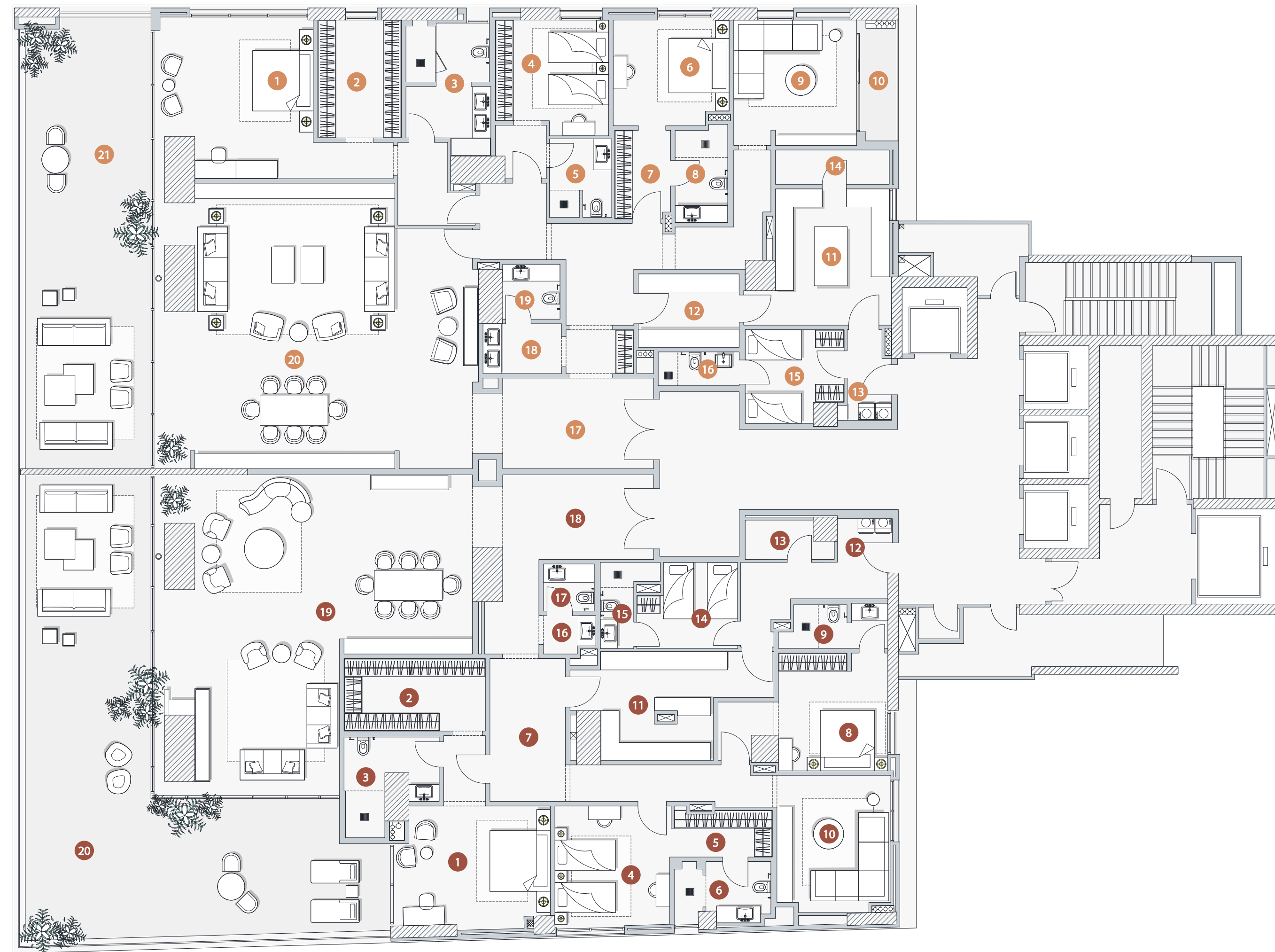
339 M²

OUTDOOR AREAS

123 M²

TOTAL APARTMENT AREA

462 M²



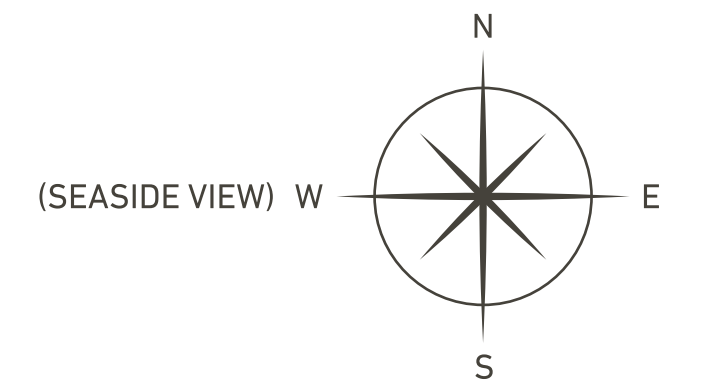
1	PRIMARY BEDROOM	5.2 x 5.3
2	PRIMARY DRESSING	2.7 x 3.9
3	PRIMARY BATHROOM	2.8 x 3.7
4	BEDROOM 1	3.7 x 3.3
5	BATHROOM 1	2.0 x 2.5
6	BEDROOM 2	3.8 x 3.6
7	DRESSING 2	1.8 x 2.9
8	BATHROOM 2	1.7 x 3.0
9	LIVING ROOM	4.0 x 4.1
10	TERRACE	4.3 M ²
11	MAIN KITCHEN	4.7 X 4.5
12	SERVICE KITCHEN	3.3 X 2.4
13	LAUNDRY	1.7 X 0.8
14	STORAGE	3.7 X 1.1
15	MAIDS ROOM	3.2 X 3.1
16	MAIDS BATHROOM	2.6 X 1.1
17	ENTRANCE LOBBY	5.0 X 3.0
18	POWDER ROOM	2.6 X 1.6
19	GUEST BATHROOM	1.9 X 1.8
20	FORMAL SALON & DINING	9.4 X 10.5
21	BALCONY	69.7 M ²
1	PRIMARY BEDROOM	5.1 X 4.0
2	PRIMARY DRESSING	4.6 X 2.3
3	PRIMARY BATHROOM	3.1 X 3.3
4	BEDROOM 1	3.8 X 4.0
5	DRESSING 1	3.2 X 1.5
6	BATHROOM 1	3.1 X 2.0
7	LOBBY	2.5 X 4.7
8	BEDROOM 2	3.6 X 3.8
9	BATHROOM 2	3.6 X 1.5
10	LIVING ROOM	3.7 X 4.5
11	MAIN KITCHEN	4.7 X 3.6
12	LAUNDRY	1.8 X 0.7
13	STORAGE	2.9 X 1.3
14	MAIDS ROOM	3.3 X 2.8
15	MAIDS BATHROOM	1.1 X 2.8
16	POWDER ROOM	1.7 X 1.2
17	GUEST BATHROOM	1.6 X 1.5
18	ENTRANCE LOBBY	5.0 X 2.8
19	FORMAL SALON & DINING	10.6 X 5.9 6.1 X 4.6
20	BALCONY	107 M ²

AMENITIES

A suite of best-in-class services and amenities ensures your desires are met 365 days of the year. Additionally, maintenance services are available 24 hours a day, seven days a week.



AMENITIES FLOOR PLAN



- | | | | | | | | | | |
|------------------------|-------------------|------------------|-------------------|--------------------|--------------------|---------------------|----------------------|------------------|--------------------------|
| 1 POOL | 6 COUNTER | 11 SAUNA | 16 MULTI-USE ROOM | 21 MEETING ROOM | 26 GENTS RESTROOM | 31 SAUNA | 36 OUTDOOR YOGA AREA | 41 CLOAK ROOM | 46 LIFT 2 |
| 2 MULTI-USE ROOM | 7 WELLNESS CENTER | 12 MASSAGE | 17 GATHERING ROOM | 22 STATIONERY | 27 HAIR DRESSING | 32 MASSAGE | 37 HALL 2 | 42 ELEVATOR ROOM | 47 LIFT 3 |
| 3 OUTDOOR SITTING AREA | 8 RECEPTION | 13 STORAGE | 18 OUTDOOR GARDEN | 23 ELECTRICAL ROOM | 28 WELLNESS CENTER | 33 LOCKERS | 38 HALL 1 | 43 RECEPTION | 48 EMERGENCY STAIRCASE 1 |
| 4 SHOWERS | 9 LOCKERS | 14 TOILETS | 19 CIGAR LOUNGE | 24 STORAGE UTILITY | 29 STORAGE | 34 GYM | 39 FOOD PREPARATION | 44 PRIVATE LIFT | 49 EMERGENCY STAIRCASE 2 |
| 5 POOL | 10 GYM | 15 HAIR DRESSING | 20 MULTI-USE ROOM | 25 LADIES RESTROOM | 30 WC | 35 INDOOR YOGA ROOM | 40 STORAGE | 45 LIFT 1 | 50 SERVICE LIFT |

PRIVATE SPA/GYM

Benefit from the in-house sport and spa facilities from the private yoga or Pilates class at the state-of-the-art gymnasium with a Sea-view.

SWIMMING POOLS

2 outdoor swimming pools

BALLROOM HALL

variety of options to set a party and meet your guests outside apartments. Caters for approximately 150 guests.

MULTI PURPOSE AREA

Whether it's a small tea party gathering or a birthday party, the perfect space that overlook the sea.

SECURITY 24/7

Well trained security staff operated by certified third party operator

CONCIERGE FACILITIES

Residence can benefit from services offered by the concierge operator, bookings , event management etc..

BUSINESS LOUNGE

A private meeting room with conferencing facilities makes it useful for business negotiation and successful deals celebration.

OUTDOOR AREA & GARDEN

Outdoor garden space with seating area and a bar overlooking the formula 1 track.

LOCKER ZONE

BILL PAYMENT

POOL SIDE

ROOM SERVICE

BALLROOM HALL

24 HOUR ON CALL

BUSINESS LOUNGE

TAXI SERVICE



LOBBY



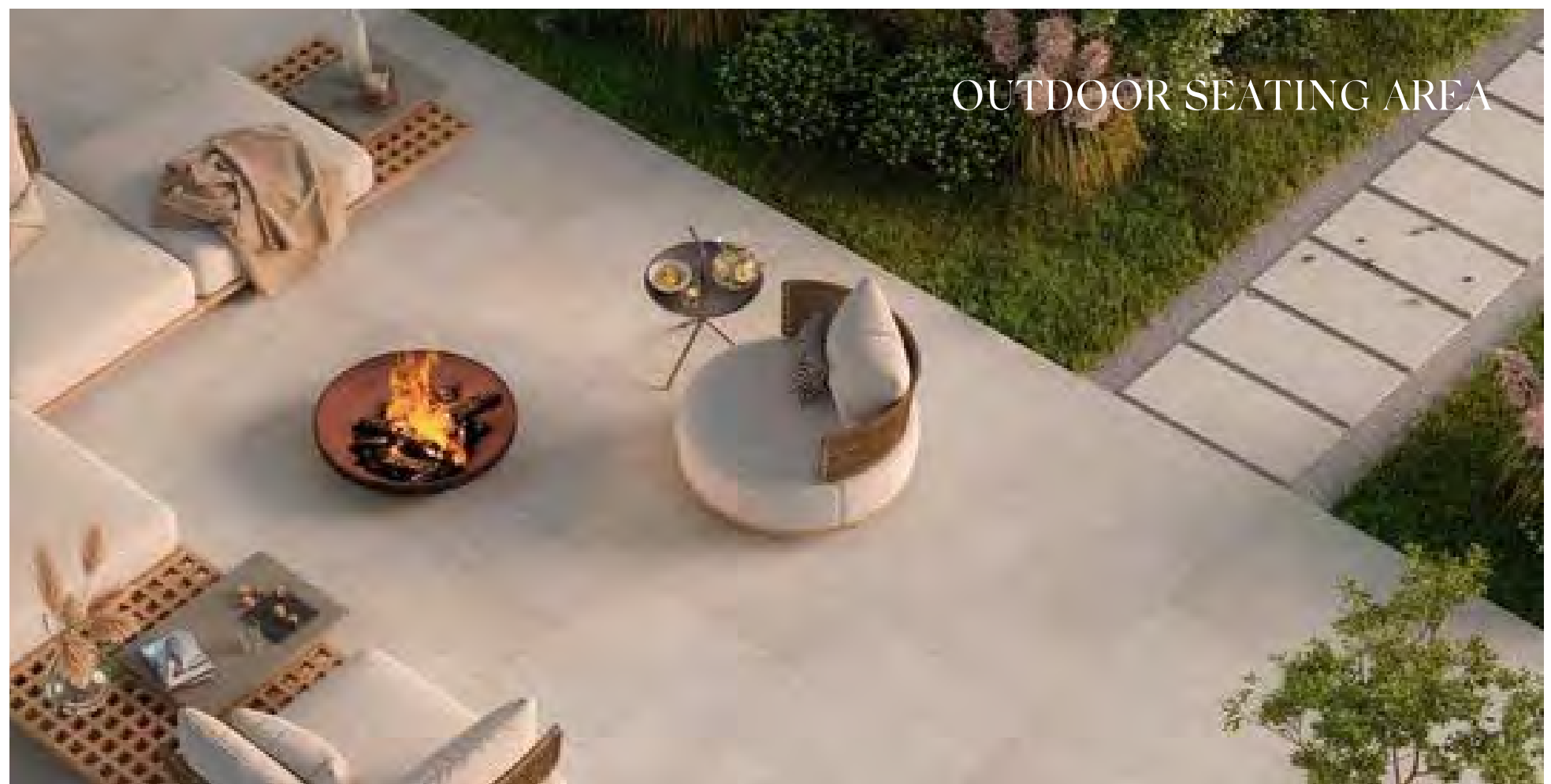
LOBBY



GYM AREA



POOL AREA



OUTDOOR SEATING AREA



YOGA AREA



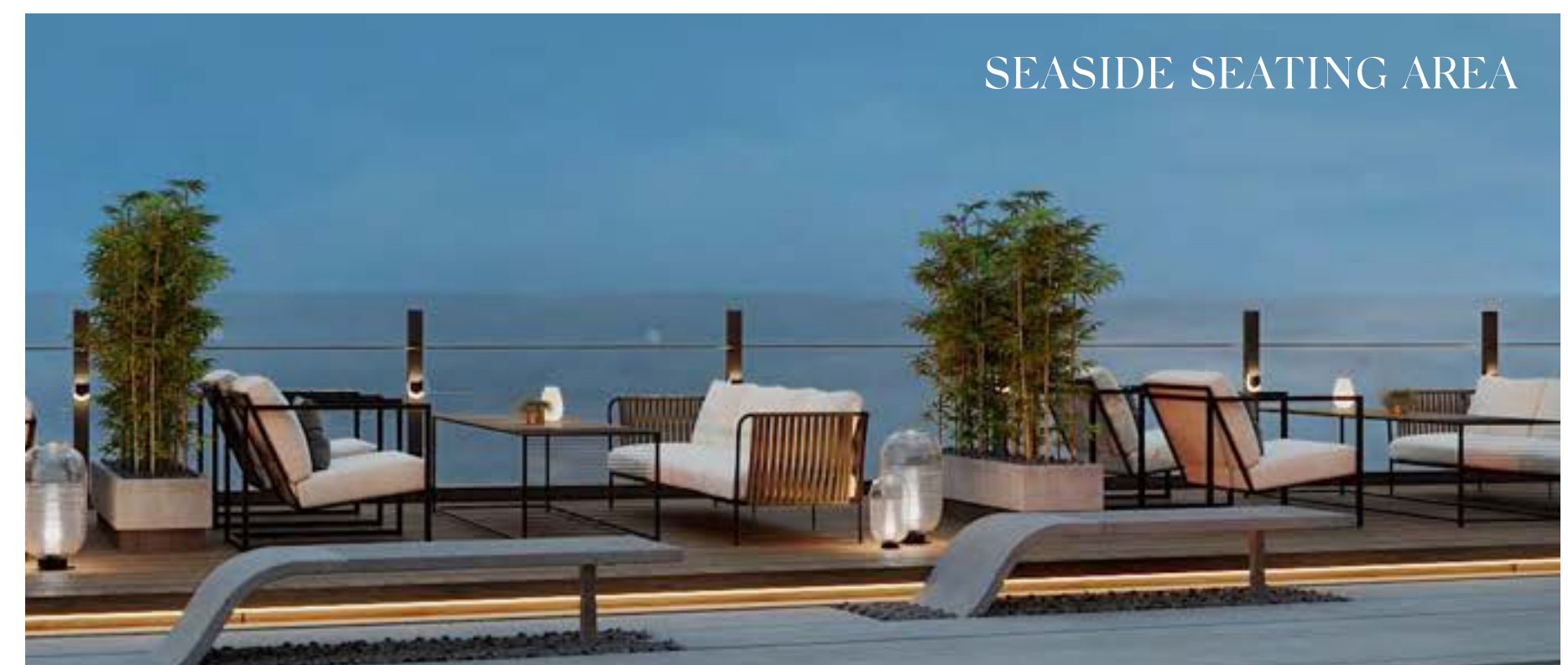
SEASIDE SEATING AREA



SEASIDE SEATING AREA

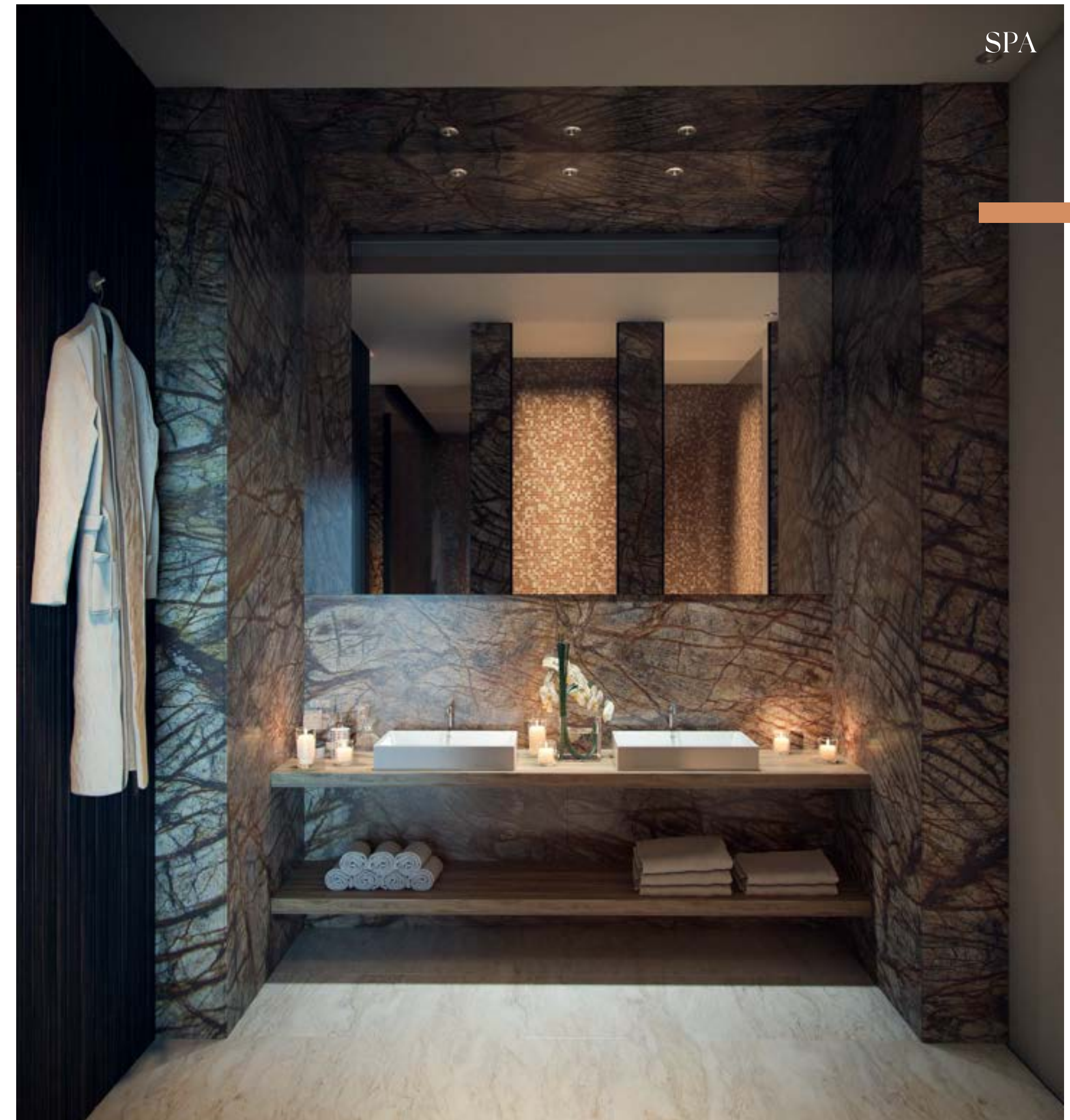


SEASIDE ART FEATURE



SEASIDE SEATING AREA







PARTNERS

OWNER

INMAAT ALBILAD
FOR REAL ESTATE
DEVELOPMENT
L.L.C

DEVELOPER



ARCHITECTURE



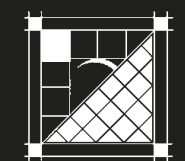
INTERIOR DESIGN



CONTRACTOR



CONSULTANT



ENGINEERING CONSULTANTS
ENG. SOHAIL SAMI HEFZI'S OFFICE
مكتب المهندسين سهيل سامي حفصي للاستشارات الهندسية



PARTNERS IN SUCCESS

GP&J BAKER

imperfetto^{lab}

DEDAR
MILANO


EICHHOLTZ

EDITO

MOHEBBAN
MILANO

HUTA
GROUP

IKK

OTIS

 TRANE®

 LUTRON®

■ GEBERIT

المصنف أعمالك الخشبية
Crafting Your Woodwork Solutions | 

 NESMA
ORBIT

SCHÜCO

 1980
يونى بيتون ردى مكس
UNIBETON
ready mix

 DURAVIT

 WEBERT®
Made in Italy with Passion

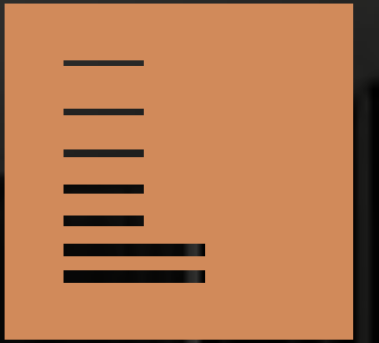
GROHE

 FIORE
rubinetterie
Made in Italy since 1965

الخزف السعودي
Saudi Ceramics



adada
&kabbani



LAMINA
لامينا

LAMINA CORNICHE

R e s i d e n t i a l T o w e r

To book an appointment for our model apartment, contact us at:

+966 555 65 8989

laminatower.com

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