

تاكلا®  
T A K L I L A

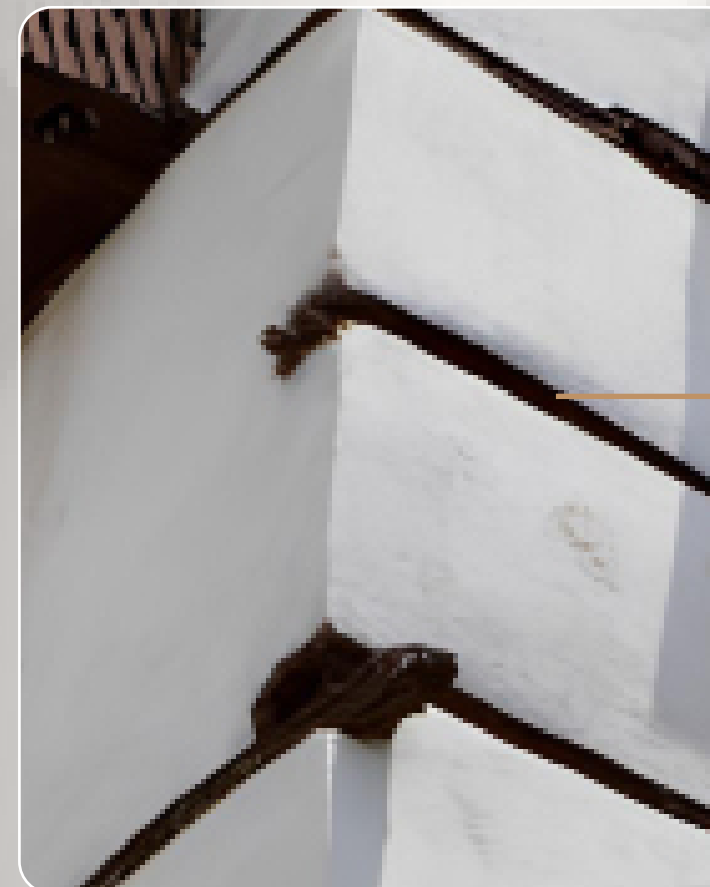


# WHAT IS THE TAKLILA?

In the **alleys of historic Jeddah**, and within the walls of old Hijazi houses, the “Taklila” was a unique architectural secret. It is a wooden beam placed between layers of stone, used to stabilize the building, protect it from tilting, and facilitate its restoration without the need for demolition.

With limited resources and clever techniques, builders used it to maintain the house’s balance and connect its parts, a method that reflects both thoughtful planning and **deep craftsmanship**.

Today, “**Taklila**” draws inspiration from this heritage for its name and mission... skill, precision, strength.



Taklila





## WHO IS TAKLILA?

Taklila is a Saudi brand born from a deep awareness of the aesthetics of living, **creating a unique residential experience** that carries the spirit of the place and human taste, redefining the relationship between the resident and their home.

We don't treat real estate as a mere product, but as a **journey** from selecting the land, to coordinating the spaces, and down to the finest details in design, execution, and delivery.

The journey began in 2015, eventually leading to the establishment of a comprehensive real estate group encompassing property development, real estate marketing, brokerage, and construction contracting.

**because living is an experience, and the experience begins with trust.**



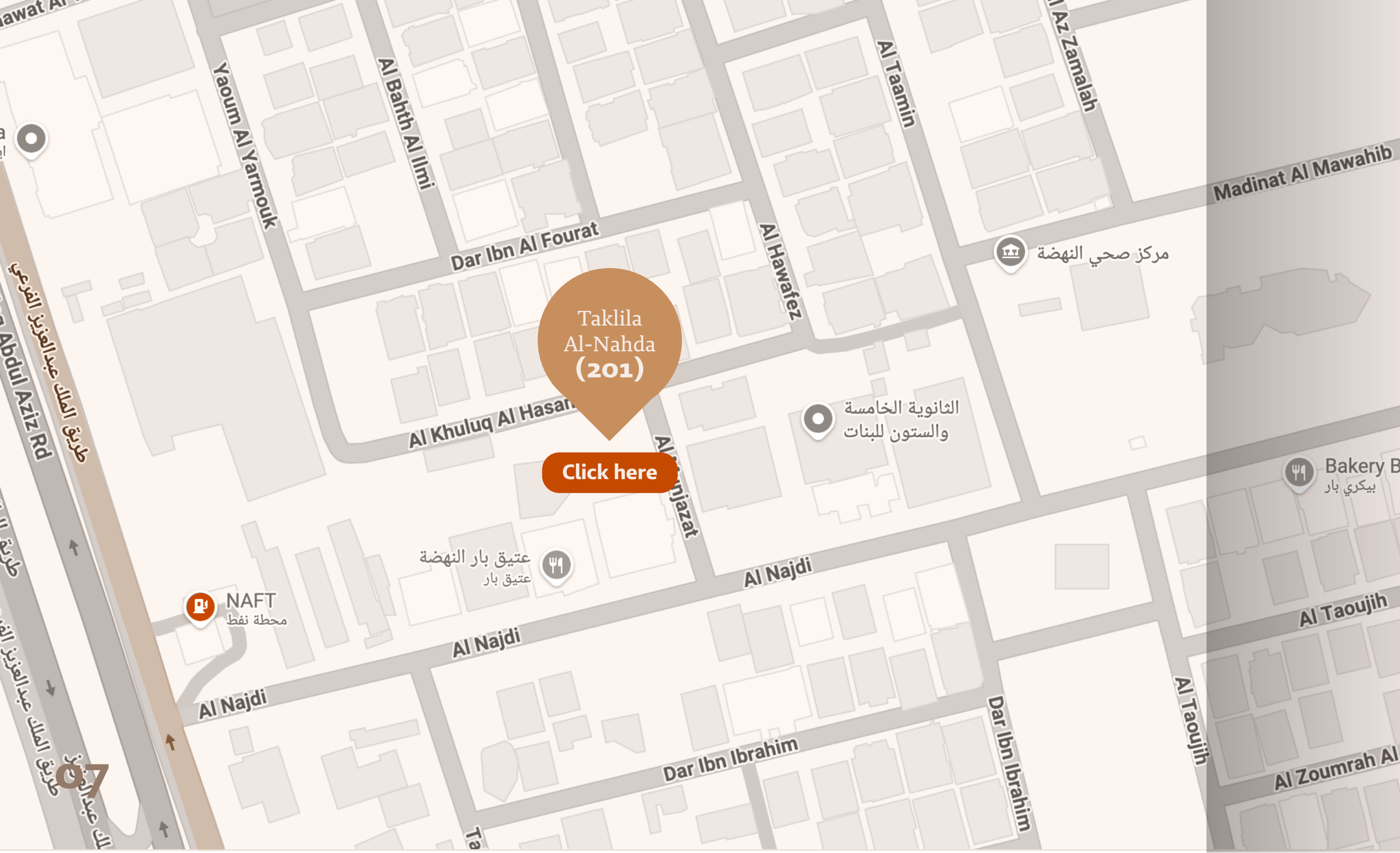


## TAKLILA AL NAHDA PROJECT (201)

In Jeddah, specifically in Al-Nahda district behind King Abdulaziz Road, one of the city's most central and vibrant areas. Taklila is developing a hotel-style residential project that redefines modern living. Inspired by the strength of traditional Hejazi architecture, the design blends heritage with contemporary elegance.

A project that reflects Taklila's vision of refined living and architectural grace.





## WHERE IS THE PROJECT LOCATED?

In Jeddah, specifically in Al Nahda district behind **King Abdulaziz Road**, one of the city's most central and vibrant areas. Taklila is developing a residential project with a hotel-inspired concept that redefines modern living.

- |                   |              |                   |                              |
|-------------------|--------------|-------------------|------------------------------|
| <b>5</b> Minutes  | Formula      | <b>12</b> Minutes | Jeddah corniche              |
| <b>5</b> Minutes  | Atelier Lavi | <b>15</b> Minutes | Mall of arabia               |
| <b>10</b> Minutes | Red sea mall | <b>18</b> Minutes | King Abdulaziz International |





# PLANS

The project includes a collection of carefully designed units, spread across four residential floors, along with dedicated building services.





**Apartment 1**  
West-facing  
Total area: 102.45 m<sup>2</sup>

Back-facing unit



**Apartment 2**  
Southwest-facing  
Total area: 88.35 m<sup>2</sup>

Back-facing unit



**Apartment 3**  
South-facing  
Total area: 90.5 m<sup>2</sup>

Back-facing unit



**Apartment 4**  
Southeast-facing  
Total area: 98.08 m<sup>2</sup>

Front-facing unit





**Apartment 5**  
Northeast-facing  
Total area: 88.27 m<sup>2</sup>

Front-facing unit



**Apartment 6**  
Northeast-facing  
Total area: 98.46 m<sup>2</sup>

Front-facing unit



**Apartment 7**  
Northeast-facing  
Total area: 88.23 m<sup>2</sup>

A unit facing  
two streets



**Apartment 8**  
North-facing  
Total area: 90.5 m<sup>2</sup>

Front-facing unit





**Apartment 9**  
Northwest-facing  
Total area: 88.35 m<sup>2</sup>

Front-facing unit



**Apartment 10**  
West-facing  
Total area: 102.45 m<sup>2</sup>

Back-facing unit





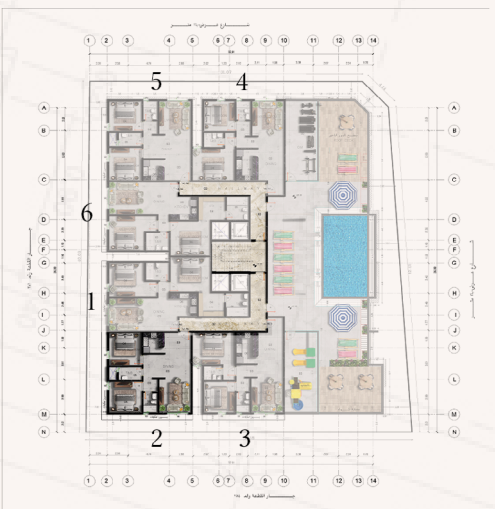
## UPPER FLOOR LAYOUTS & SERVICES





**Apartment 1**  
west-facing  
Total area: 102.45 m<sup>2</sup>

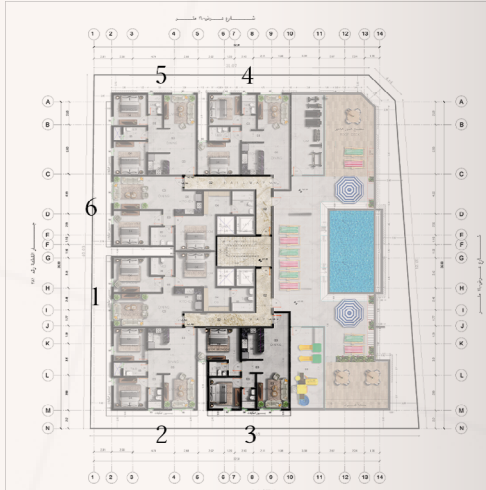
Back-facing unit



**Apartment 2**  
Southwest-facing  
Total area: 86.46 m<sup>2</sup>

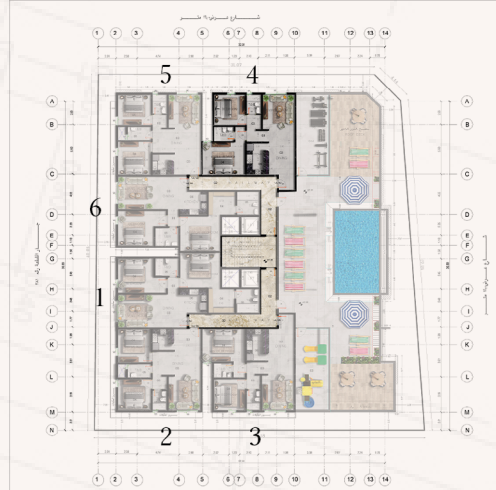
Back-facing unit





**Apartment 3**  
South-facing  
Total area: 93.72 m<sup>2</sup>

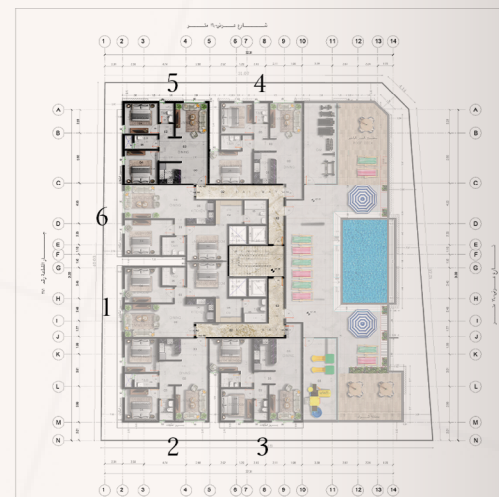
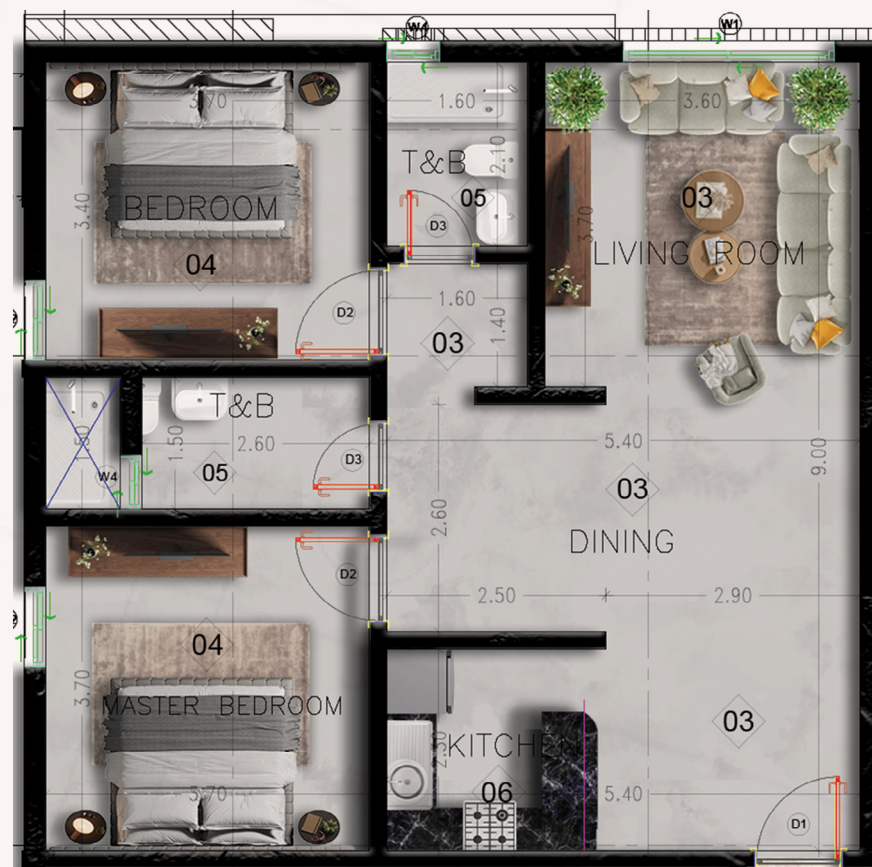
Front-facing unit



**Apartment 4**  
North-facing  
Total area: 93.72 m<sup>2</sup>

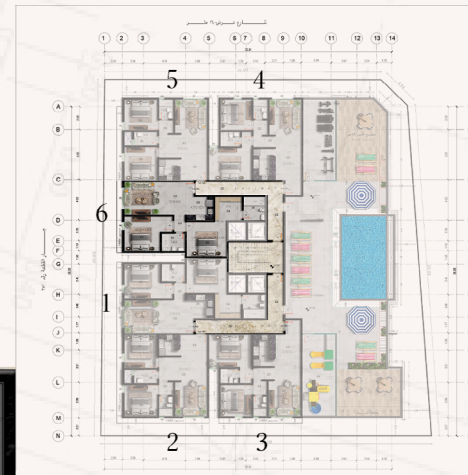
Front-facing unit





**Apartment 5**  
Northwest-facing  
Total area: 86.46 m<sup>2</sup>

Front-facing unit



**Apartment 6**  
West-facing  
Total area: 102.46 m<sup>2</sup>

Back-facing unit

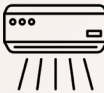


# PROJECT FEATURES

LOCATED IN  
THE HEART OF  
AL-NAHDA



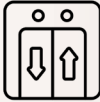
CENTRAL AIR  
CONDITIONING



LARGE  
WINDOWS



TWO ELEVATORS  
IN THE BUILDING



LOCATED ON  
2 STREETS



SUNLIT  
AREA



ADULTS POOL  
KIDS POOL



OPEN-PLAN  
INTERIORLAYOUT



FURNISHED  
LOUNGE



PRIVATE  
PARKING



SURVEILLANCE  
CAMERAS



SPORTS  
CLUB



AIR-CONDITIONED  
HOTEL-STYLE







TAKLILA, A VALUE TO  
**LIVE EVERY DAY**



## SERVICES PROVIDED WITH CONTINUOUS CARE

Because we believe that the living experience is incomplete without continuous care, Taklila offers:

- Property management & annual leasing with profitable returns.
- Daily and monthly operations with profitable returns.
- Investment service through resale opportunities.
- Building management and maintenance services.
- Full furnishing service for residential units.
- Free maintenance for 3 months for the residential unit.
- Owners association (free for the year 2026).





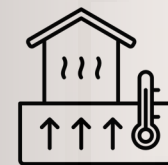


# BASIC WARRANTIES

We provide essential warranties that give you peace of mind and comprehensive protection for your property. These warranties cover structural integrity, plumbing systems to ensure proper water flow, and electrical systems for safe and efficient operation, as well as waterproofing and thermal insulation to protect your home from moisture and maintain its temperature. All of these warranties are designed to safeguard your investment and preserve the quality of your property for years to come.

**10**  
Years

Waterproofing and  
thermal insulation



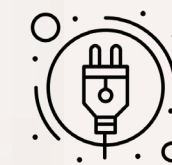
**10**  
Years

Structural Framework  
(Cooperative Company)



**5**  
Years

Electrical systems



**5**  
Years

Plumbing systems





# SUCCESS PARTNERS

## CONTRACTOR



**Aknan**  
construction and contracting



**KDK**  
SINCE 1909  
JAPAN



**الفنار**  
alfanar



**GROHE**



**Roca**



**JOTUN**



**العالم المثالي**  
للخرسانة الجاهزة  
Perfect World Readymix



**سابك**  
sabk



**Carrier**



**اسمنت ينبع**  
Yanbu Cement



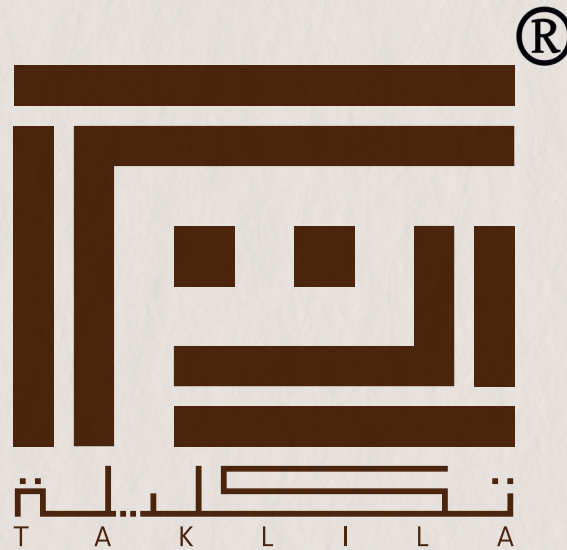
**شركة مصعد المتحدة**  
UNITED ELEVATOR CO



**حديد الیهامة**  
yamamah steel



**شركة مصعد المتحدة**  
UNITED ELEVATOR CO



[www.Taklila.com](http://www.Taklila.com)

CALL US  
**920066112**