



الخيول العربية
ALKHOYOOL ALARABIA



الخيول 58
alkhoyool.com





Alkhoyool 58

Independent villas with
rich variety

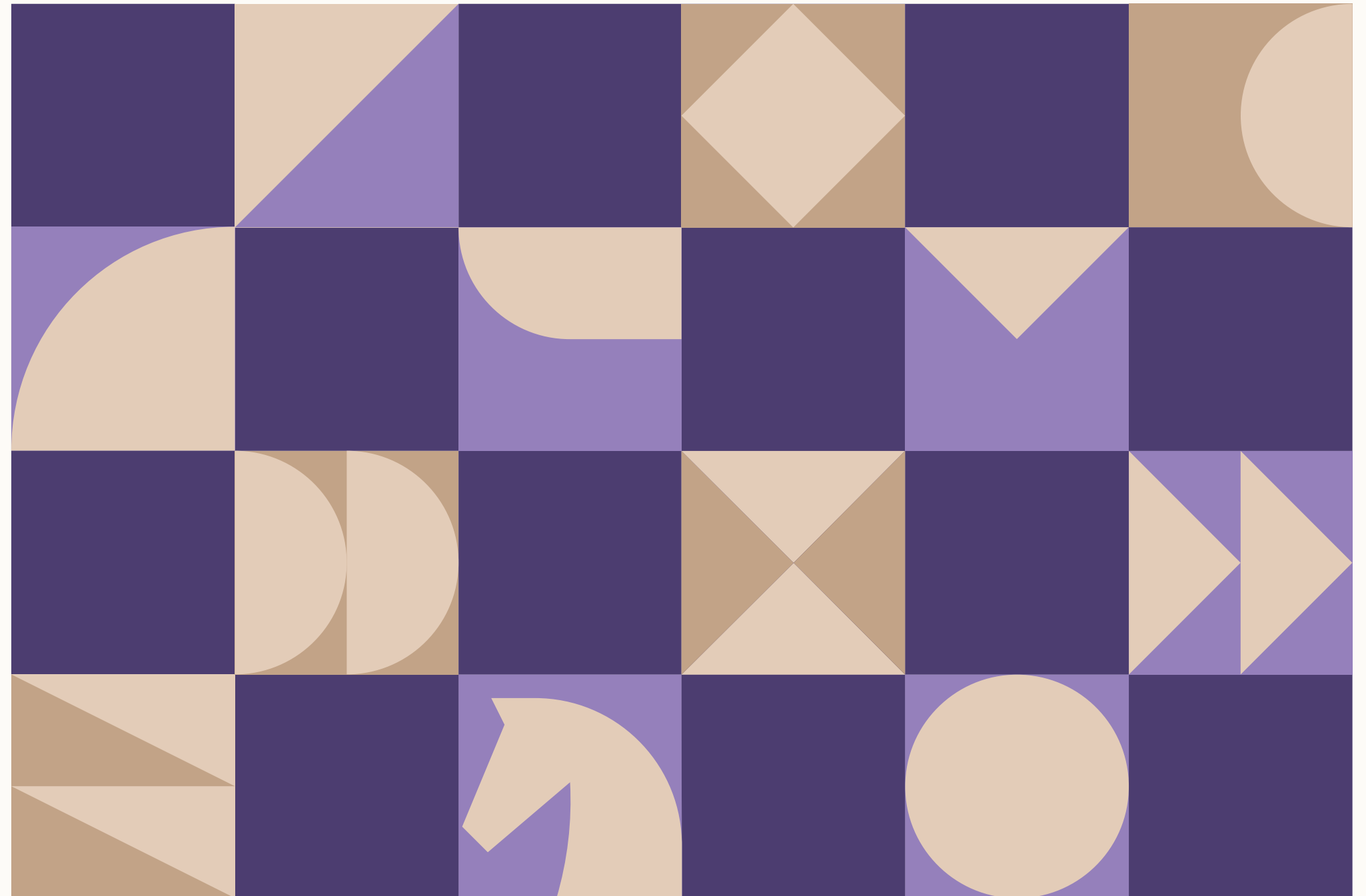
A private space in a promising community and a distinguished location, Alkhoyool Alarabia has chosen to build its 58 units in the vicinity of Wadi Tilalah, located in the Al-Narjis district in the northern part of Riyadh. This provides the units with a unique and exceptional view, as they are situated within this outstanding area. To achieve the highest levels of design efficiency, we paid special attention to the positioning and views of the units, allowing residents to connect and interact with the valley in their daily lives, offering them complete comfort and privacy.



Building spaces

and creating memories

Since its establishment, Alkhoyool Alarabia has chosen to be an inspiring real estate developer in the sector, with a deep and rich experience over the years. During this time, it has gained true insight into the desires of clients in both the residential and commercial sectors, enabling it to create inspiring spaces for living, working, and leisure. Alkhoyool Alarabia works every day to lead in innovation, believing in its principle of developing its products, services, and projects in line with people's lifestyles, thus contributing to creating beautiful memories for them and their loved ones.





An exceptional location

That shortens distances

In the north of Riyadh, where the appeal of residential living lies, we offer you a complete living experience with easy access to essential and recreational services.

Nearby Landmarks



Roshn Front



King Abdullah
financial
District



Princess
Noura
university



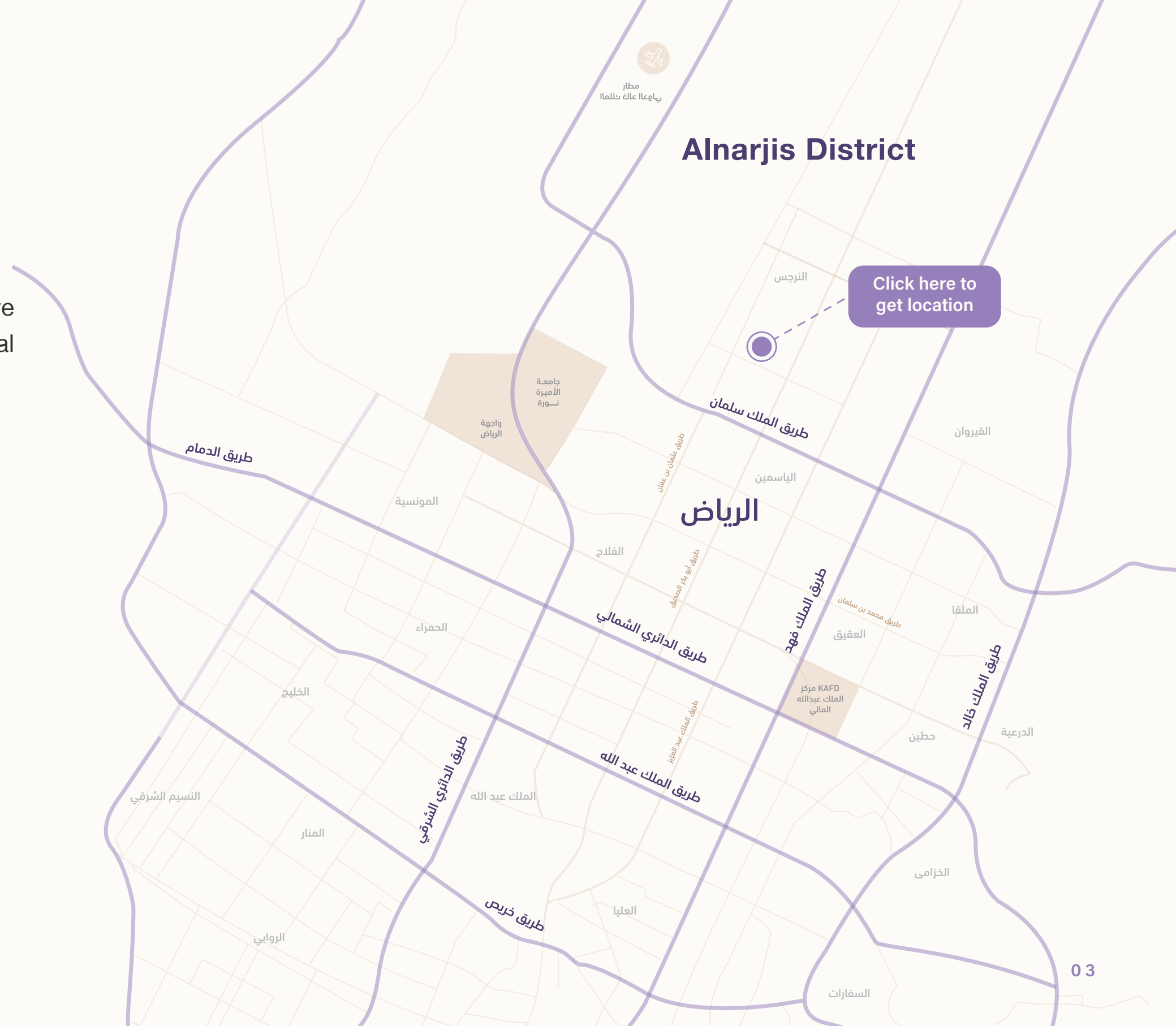
King Khalid
International
Airport



Overlooking
Tilala Valley



Near Masharef
Hills garden and
society





That suit your lifestyle

The model “A” offers a corner option where the outdoor spaces play an important role, aligning with the lifestyle of those seeking both outdoor and indoor areas that accommodate their aspirations and desires. Model “B” represents the ideal choice for those who wish for a perfect lifestyle and reflects their desire for the optimal space utilization. Throughout all this, there is a view of Wadi Talalah, which serves as a focal point for those seeking distinction and exceptional options.



Enjoy a fully

Integrated community

In a unique environment, where nature harmonizes with your daily life in perfect harmony. A complete community that offers you a luxurious life, meeting your needs and fulfilling your aspirations.

Features of AlKhoyool 58



Front and
back gardens



Villas
overlooking
Tilalah Valley



Availability of
setbacks



Availability of
Balconies



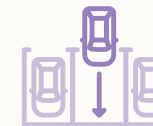
Offers upper
family seating
areas, both
enclosed and
open



Glass façades with
a modern design
and flexible
distribution of
interior units



Free
maintenance
from Alkhoyool
Alarabia for
one year



Provides parking
for one to two
cars, depending
on the unit



Alkhoyool 58 consists of 58 villas with diverse options and spaces through two models



Model (A)



Average land
area 388 m²



Average Built up
area 415 m²



It consists of two
and a half floors





Components of the ground floor:

Majlis – Family sitting – Dining area- Kitchen – two toilets

Components of the first floor (4 bedrooms):

Master suite composed of Bedroom, Closet room, Balcony, and private toilet – Master bedroom with private toilet – Two bedrooms with shared toilet – Kitchenette

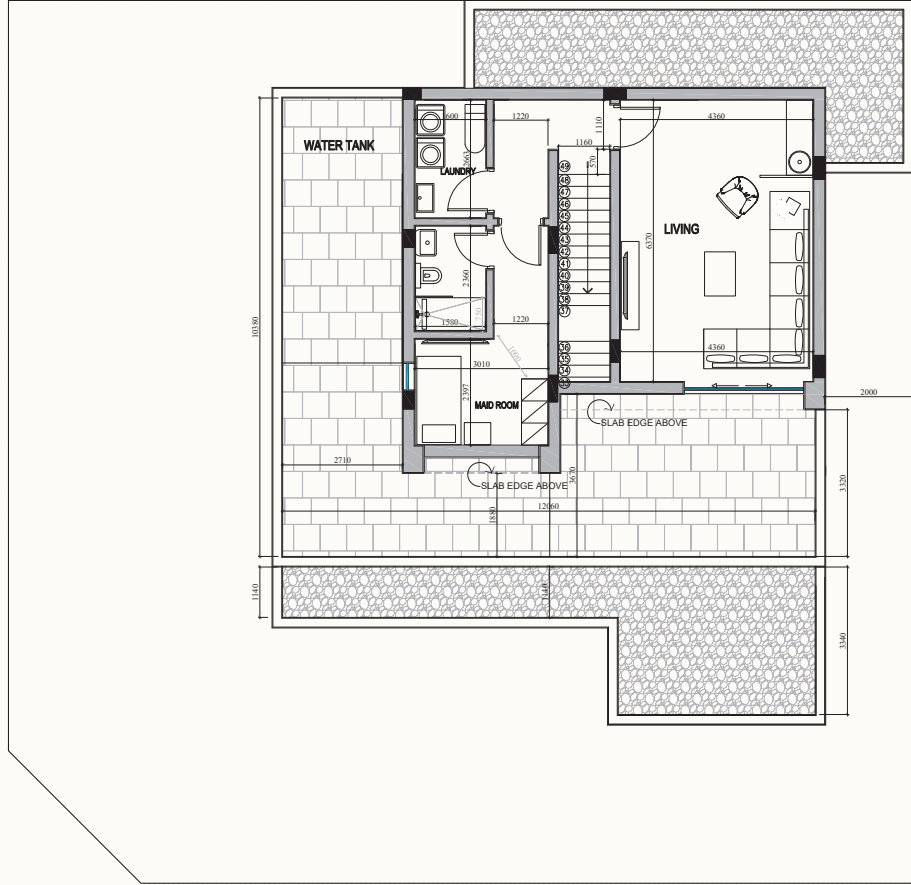
Components of the Roof floor:

Enclosed family sitting – Outer winter sitting area – Kitchenette – Toilet – Laundry room – Maid room

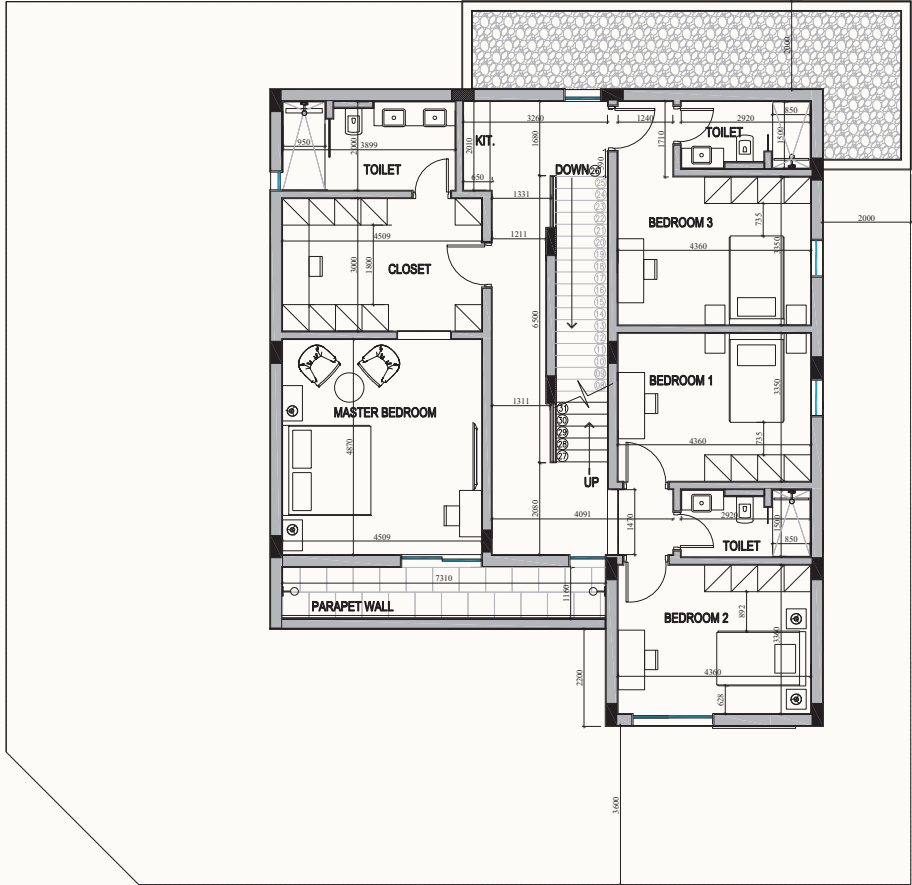
Added Features:

All units have front and back areas to be used as gardens or sitting areas.

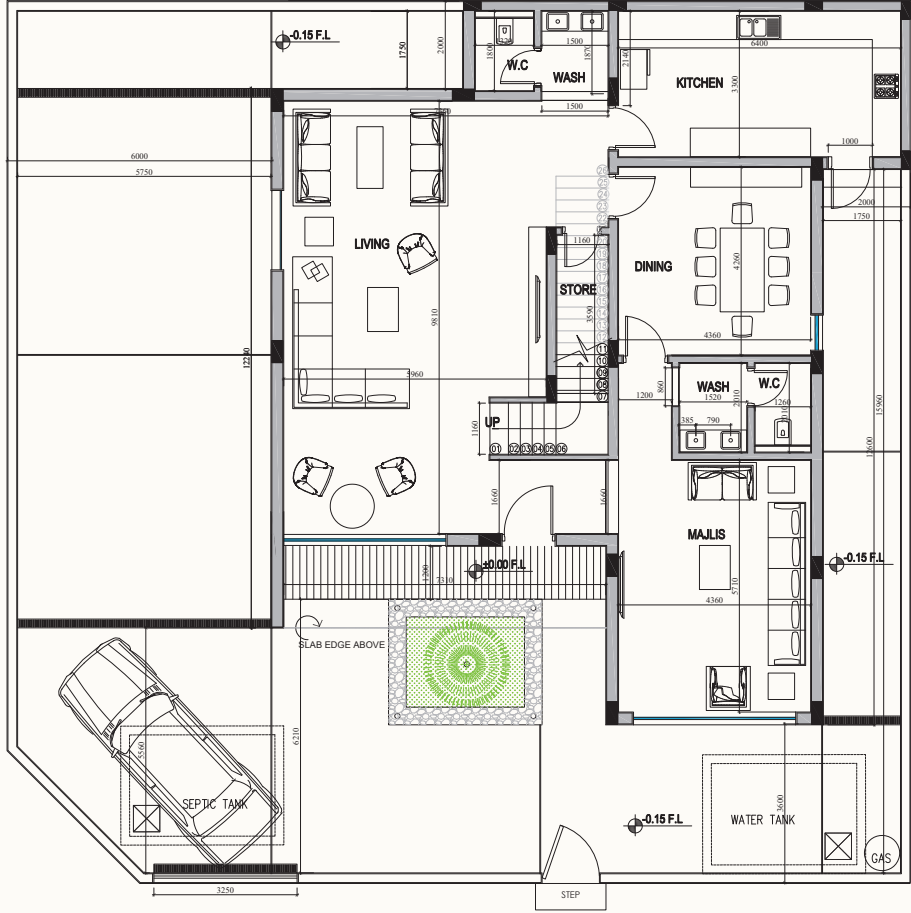




مخطط دور الإطلالة
ROOF FLOOR PLAN



مخطط الدور الأول
FIRST FLOOR PLAN



مخطط الدور الأرضي
GROUND FLOOR PLAN



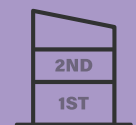
Model (B)



Average Land area
278 m²



Average Built up
area 304 m²



It consists of two
and a half floors

**Components of the ground floor:**

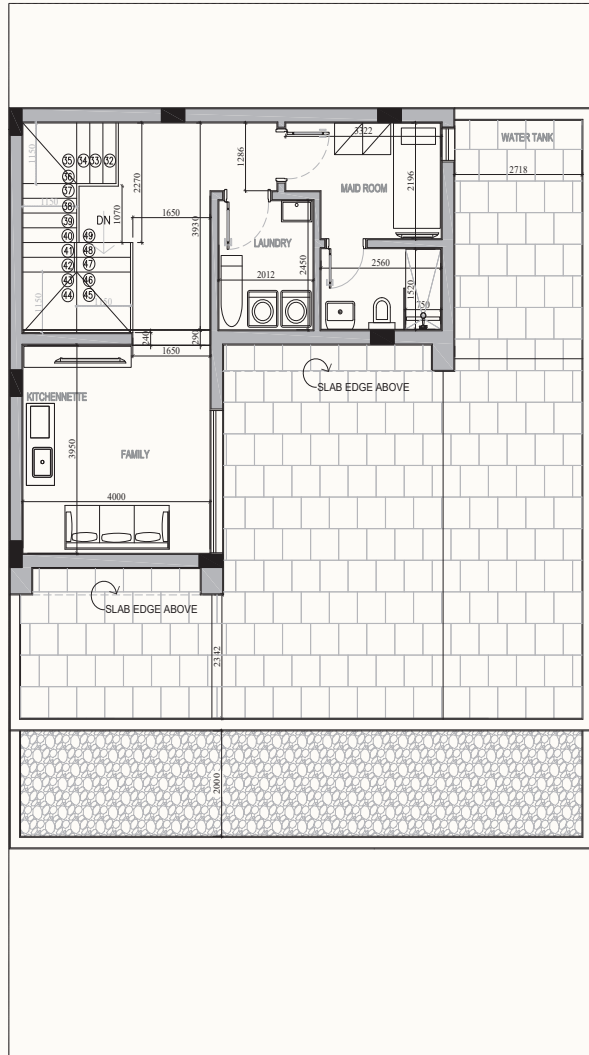
Majlis – Open area consisting of Family sitting, Dining area and open Kitchen – two toilets

Components of the first floor (3 bedrooms):

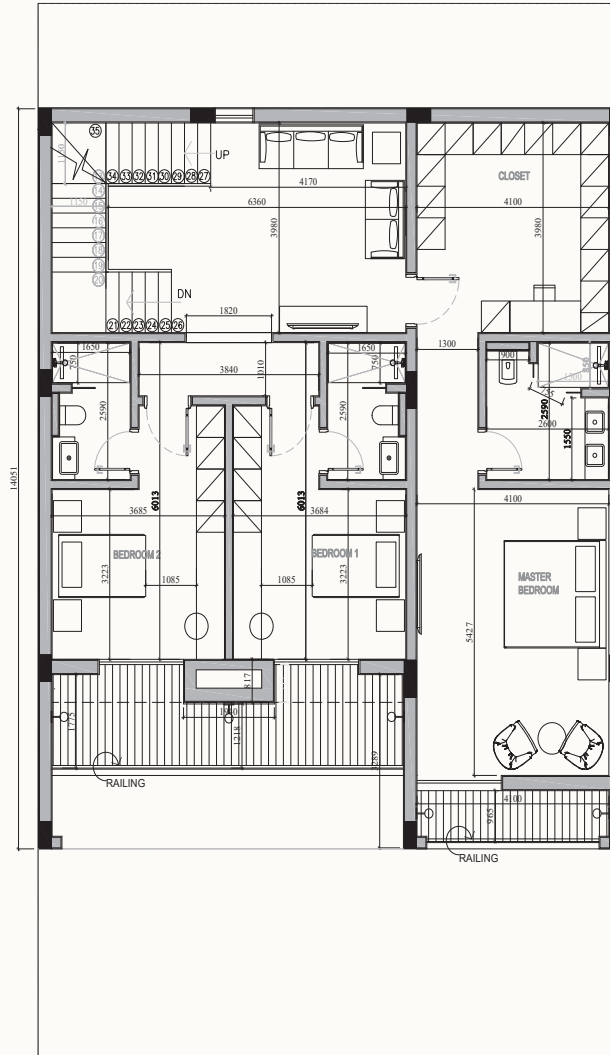
Master suite composed of Bedroom, Closet room, Balcony, and private toilet – Family sitting area – Two master bedrooms with private toilets and balconies

Components of the Roof floor:

Enclosed family sitting – Outer winter sitting area – Kitchenette – Toilet – Laundry room – Maid room



مخطط دور الإطالة
ROOF FLOOR PLAN



مخطط الدور الأول
FIRST FLOOR PLAN



مخطط الدور الأرضي
GROUND FLOOR PLAN



Attention

To the finest details

At Alkhoyool Alarabia, we are committed to selecting suppliers who align with our high-quality standards and monitoring their performance to ensure the quality of the products.





Constructio Elements

In establishing Alkhoyool 58 We used the leading national **steel** companies (SABIC - Al Rajhi), along with thermally insulated **blocks** to create an ideal balance with weather changes, in accordance with the specifications required by the Saudi building Code. Additionally, we used standard-adherent **concrete** with sulfate-resistant cement for the buried concrete.



Finishes



Facades: Thermal insulated glazing – Natural Stone – Profile paint – Metal window screens



Floorings: Distinguished porcelain with an elegant and attractive design, and a staircase made of marble with a custom design that adds harmony, durability, and a luxurious, sophisticated touch to the space.



Gypsum decorations: are crafted to the highest standards, reflecting designs that showcase excellence and uniqueness in quality and craftsmanship.





We are continuing with you

We are pleased to be in touch with you through the following means with the specialized team:

To arrange your visit to the show unit or view the available models, please scan or click on the icon to reach the specialized team.

Kingdom of Saudi Arabia
P.O.Box 0368 Code 12474 Riyadh 11492

Unified contact number
920006015

Alkhoyool.com

