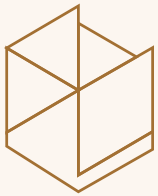
Shaping
the Future

أركان البيت
arkan albeit



COMMUNITIES BEGIN HERE.



ABOUT ARKAN ALBEIT

Arkan Albeit Real Estate Development is a Saudi developer specializing in residential, commercial, and mixed use developments.

Over the past eighteen years, the company has contributed to the creation of projects designed to meet evolving market demands while delivering exceptional value for customers and investors.

Arkan Albeit developments are guided by a commitment to quality, innovation, sustainability, and customer satisfaction. The company focuses on identifying strategic opportunities, creating thoughtfully planned communities, and delivering projects that enhance quality of life while supporting long term urban growth.

Today, Arkan Albeit continues to expand its presence across Saudi Arabia's most promising markets while maintaining its commitment to creating developments that stand the test of time.

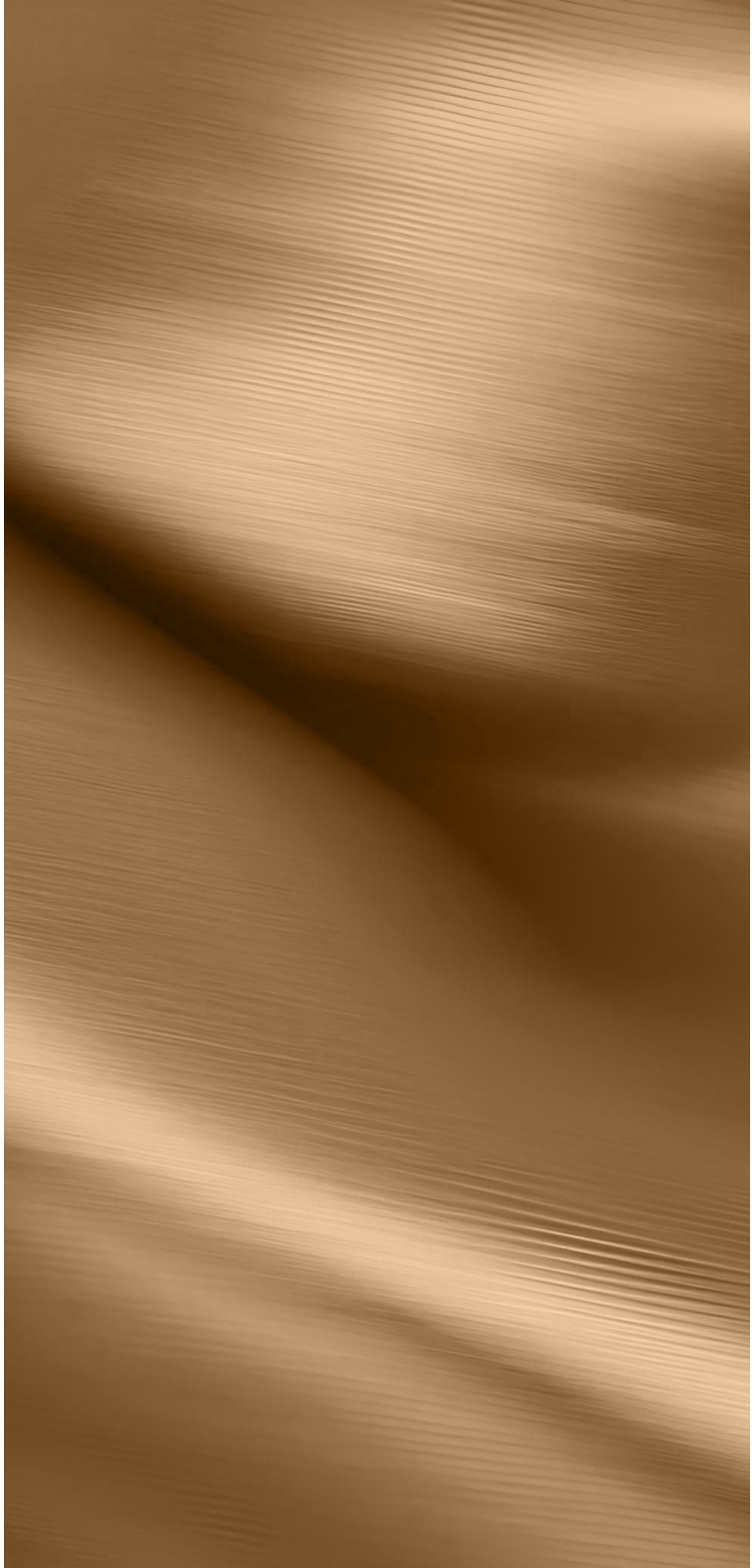
LEGACY IN MOTION

Saudi Arabia's heritage is rooted in strong communities, enduring values, and a deep sense of belonging.

At Arkan Albeit, we draw inspiration from these principles while embracing innovation and modern development practices.

Our developments seek to balance contemporary living with cultural identity, creating environments that reflect the Kingdom's aspirations while respecting its heritage.

This philosophy guides every stage of our development process and ensures that our projects remain relevant, sustainable, and meaningful for future generations.



OUR PURPOSE

We believe that real estate is about creating environments where people can thrive, businesses can prosper, and communities can flourish.

Our purpose is to develop projects that improve quality of life, create opportunities, and generate sustainable value for generations to come.



Fahad Mohammed Al Saqoub
Chairman of Arkan Albeit

CHAIRMAN MESSAGE

Since its establishment in 2008, Arkan Albeit has been guided by a clear belief and great developments are measured the value they continue to generate for generations to come. Over the years, Saudi Arabia has witnessed unprecedented growth and transformation. Throughout this journey, Arkan Albeit has remained committed to developing projects that contribute positively to the Kingdom's urban landscape while meeting the aspirations of families, investors, and communities.

Our approach has always focused on creating sustainable developments that combine strategic locations, thoughtful design, and long term investment value. We believe that successful projects are those that improve quality of life, strengthen communities, and create opportunities for future generations.

As we move forward, our ambition extends beyond delivering projects. We aspire to shape environments where people can live, work, invest, and thrive. Supported by a talented team, trusted partners, and a commitment to excellence, we remain focused on building developments that leave a lasting positive impact.

Today, as part of a rapidly evolving Saudi Arabia, Arkan Albeit stands ready to contribute to the realization of Vision 2030 and continue its journey of creating value through responsible development.

Our Vision

To become one of Saudi Arabia's most trusted and respected real estate developers, recognized for creating sustainable communities, exceptional living experiences, and lasting value.

Our Mission

To develop innovative residential, commercial, and mixed use projects that enrich communities, enhance lifestyles, and deliver sustainable returns through excellence, innovation, and customer focused solutions.

Our Values

Integrity	We build trust through transparency, accountability, and ethical business practices.
Excellence	We pursue the highest standards across every aspect of our business.
Innovation	We embrace new ideas, technologies, and approaches that improve outcomes.
Sustainability	We create developments designed to deliver value for generations.
Customer Focus	We place customer needs at the center of every decision we make.


INSPIRED
LIVING

WHY
ARKAN ALBEIT



A Trusted Partner in Development

Our success is built upon a combination of experience, expertise, and a clear commitment to creating value.



Established Track Record

More than eighteen years of experience in Saudi Arabia's real estate sector.



Strategic Market Understanding

Deep knowledge of evolving customer needs and market opportunities.



Long Term Vision

Our success is built upon a combination of experience, expertise, and a clear commitment to creating value.



Commitment to Quality

Applying rigorous standards throughout every stage of development.



Customer Centric Thinking

Designing projects around people, lifestyles, and future aspirations.



Sustainable Growth

Balancing expansion with responsible development practices.


HERE WE
THRIVE

DEVELOPMENT LIFECYCLE

From Vision to Reality

Every Arkan Albeit project follows a structured development process designed to maximize value and minimize risk.

---

01 Opportunity Assessment

Identifying strategic locations and evaluating market potential.

02 Feasibility & Planning

Assessing financial viability and development opportunities.

03 Concept Development

Creating project identity, positioning, and design direction.

04 Design & Engineering

Transforming concepts into executable plans.

05 Development & Construction

Managing delivery according to the highest standards.

06 Sales & Marketing

Connecting projects with customers and investors.

07 Handover & Operation

Ensuring successful project completion and customer satisfaction.

OUR PHILOSOPHY

Creating Communities That Endure

At Arkan Albeit, development is about creating environments where people can thrive.

Our philosophy is built upon four key pillars.



01

Strategic Locations

Choosing destinations with strong future potential.

02

Human Centered Design

Creating developments designed around real lifestyles and needs.

03

Quality Construction

Delivering projects built to the highest standards.

04

Long Term Value

Creating assets that preserve and enhance value over time.


DESIGNED
FOR GENERATIONS

OUR PROJECTS

PORTFOLIO OVERVIEW

A Diverse Development Portfolio

Arkan Albeit has focused on creating developments that respond to changing market demands while delivering sustainable value.

Our portfolio reflects a commitment to quality, strategic growth, and long term investment performance.

The company's developments span multiple sectors, allowing us to serve a broad spectrum of customers, investors, and communities.

Residential Developments

Creating communities designed for modern living.

Commercial Developments

Developing business and retail destinations that support economic growth.

Hospitality Developments

Integrating living, working, lifestyle experiences within connected environments.





RESIDENTIAL
PROJECTS



جوار مسار

JEWAR MASAR ◆ كمباونـد سكنـي

Jawar Masar embodies Arkan Albeit's commitment to shaping forward-looking urban destinations. Strategically positioned with panoramic views of Makkah's landmark Masar Destination, the project is envisioned as a vibrant mixed-use development that seamlessly integrates residential apartments, hospitality spaces, and premium office facilities. With its distinctive architectural identity and carefully planned environment, Jawar Masar offers a sustainable destination that enhances everyday living while creating enduring value for investors.

Project Type

Residential Project

Location

Al Nuzhah District, Makkah

55,479	430
Square Meter	Real Estate Unit






BOUTIQUE
OF SPACE


CRAFTED
FOR LIFE


INTEGRATING
EXPERIENCE



الحجـــاز ريـفـــيرا
alhejaz rivera

Al Hejaz Riviera is a thoughtfully planned residential community designed to offer a complete lifestyle experience. Featuring cafés, fitness facilities, and a dedicated children's entertainment center, the development combines comfort, convenience, and community living. Ideally located in Al Khalidiyah District, Makkah, it provides residents with a peaceful environment while ensuring seamless access to essential services, retail destinations, and key city landmarks.

Project Type

Residential Project

Location

Al-Khalidiya, Makkah

12,523	54
Square Meter	Real Estate Unit






A SENSE OF
PLACE


THE MODERN
LIFESTYLE


ENABLING
GROWTH



العوالي ريفيرا

alawaly rivera

Al Awali Riviera redefines upscale residential living through a harmonious blend of contemporary design, privacy, and comfort. Nestled in the prestigious Al Awali District of Makkah, the development is distinguished by its modern architectural identity and residences with elegantly designed private terraces, creating a unique living experience that combines sophistication, functionality, and everyday well-being.

Project Type

Residential Project

Location

Al-Awali, Makkah

2,832

Square Meter




BUILT ON
BELIEF


IDEAS BECOME
REALITY


IMPACT THE
FUTURE



Al-Awali View

العوالـــي فيـــو

Nestled in the prestigious Al Awali District of Makkah, Al Awali View is a premium residential development offering an exclusive collection of apartments and villas. Distinguished by its contemporary architectural design and elegant façades, the project creates a harmonious living environment where quality, comfort, and modern aesthetics come together. Every detail has been thoughtfully considered to elevate the residential experience and provide enduring value for generations to come.

Project Type

Residential Project

Location

Al-Awali, Makkah

4,791.74

Square Meter

ALAWWALI VIEW

ALAWWALI VIEW
ALAWWALI VIEW


TOWARDS
BETTER



THE LIVING LANDSCAPE


ENDURING
VALUE



The Pavilion

ذا بافيليـــون

The Pavilion presents a comprehensive development vision for a mixed-use destination that combines vibrant commercial spaces with modern residential living. The architectural concept emphasizes efficient land utilization, clear separation between commercial and residential circulation, optimized living spaces, and a contemporary urban identity designed to deliver both community value and long-term investment returns.

Project Type

Commercial & Residential Project

Location

Al-Rusaifah, Makkah

2,909

Square Meter


BAKERY
RETAIL STORE
CAFE & RESTAURANT
PHARMACY
SUPERMARKET




VISIONARY
PERSPECTIVE


BEAUTYF OF
ORIGINS


LEGACY
SIGNATURE



COMMERCIAL
PORTFOLIO



أركـان كـورت يارد
Arkan Courtyard

Arkan Courtyard is a landmark mixed-use commercial and lifestyle destination currently in the initial planning phase by Arkan Albeit. Located in Al Kakiyah District, the project is envisioned as a contemporary retail and entertainment hub centered around a vibrant open-air plaza that serves as the heart of the development. Designed with an integrated urban vision, Arkan Courtyard seamlessly connects retail, dining, business, and public spaces through pedestrian-friendly walkways, landscaped gathering areas, and dynamic commercial frontages. The development is set to create a vibrant environment for business and leisure while introducing a distinctive new urban destination to Makkah's evolving cityscape.

Project Type

Commercial Project

Location

Al-Kaakiya, Makkah

69,364

Square Meter








A SENSE OF CALM CREATED
BY THE DETAILS


CONTEMPORARY
TOUCHES


LUXURY MADE
FOR YOU



1

Drive One
درايف ون

A contemporary drive-thru commercial development designed to accommodate restaurants, cafés, and retail services with efficient vehicle circulation, generous parking, and a modern architectural identity. The proposal includes two alternative design concepts focused on maximizing accessibility, customer convenience, and commercial value.

Project Type

Drive-Thru Commercial Project

Location

Al-Akishiyah, Makkah

4,501

Square Meter




EVERY CORNER
TELLS A STORY

HOSPITALITY
PORTFOLIO



Misk Boutique Hotel

فنـدق مسـك بوتيـك

Misk Boutique Hotel introduces a distinctive boutique hospitality experience in the heart of Makkah. Ideally located in the Jarwal District, just moments from the Central Area, the hotel offers elegantly appointed rooms and luxury suites, supported by premium facilities and services designed to meet the expectations of pilgrims and international guests. Blending exceptional comfort with a strategic location, Misk Boutique Hotel reflects Arkan Albeit's vision of creating hospitality destinations that enrich the visitor experience while contributing to the continued growth of Makkah's tourism and hospitality landscape.

Project Type

Hospitality Project

Location

Jarwal, Makkah

1,857.73

Square Meter


LIVING
LEGACY


WHERE COMMUNITIES
BEGIN


BUILT
AROUND PEOPLE



نيـوليڤـيـل

NEW LEVEL

AL SHISHA

New Level – Al Shisha introduces a new benchmark for contemporary luxury hospitality in Makkah. The development features elegantly appointed hotel rooms, premium suites, and world-class amenities designed to deliver an exceptional guest experience. Ideally located in Al Shisha District, adjacent to the Jamarat area and well connected to Makkah's major road network, the hotel offers convenient access to the Holy Mosque while providing comfort, quality, and seamless hospitality. As part of Arkan Albeit's hospitality portfolio, the project represents a valuable addition to the city's evolving tourism and accommodation sector.

Project Type

Hospitality Project

Location

Al-Shisha, Makkah

3,700

Square Meter




BUILDING
POSSIBILITY


BEYOND THE
EXPECTED



Arkan Grand

أركـــــان جـــرانـــــد

Arkan Grand represents a landmark hospitality destination within Arkan Albeit's growing portfolio of large-scale developments in Makkah. Located in the Mahbas Al Jin District, the project comprises 570 hotel rooms and serviced hospitality units, distinguished by a contemporary architectural identity and thoughtfully designed guest experiences. Featuring premium amenities, dining venues, and retail spaces, Arkan Grand is positioned to strengthen Makkah's hospitality infrastructure and meet the increasing demand for quality accommodation, serving pilgrims and visitors during Hajj, Umrah, and year-round.

Project Type

Hospitality Project

Location

Mahbas Al-Jin, Makkah

17,141

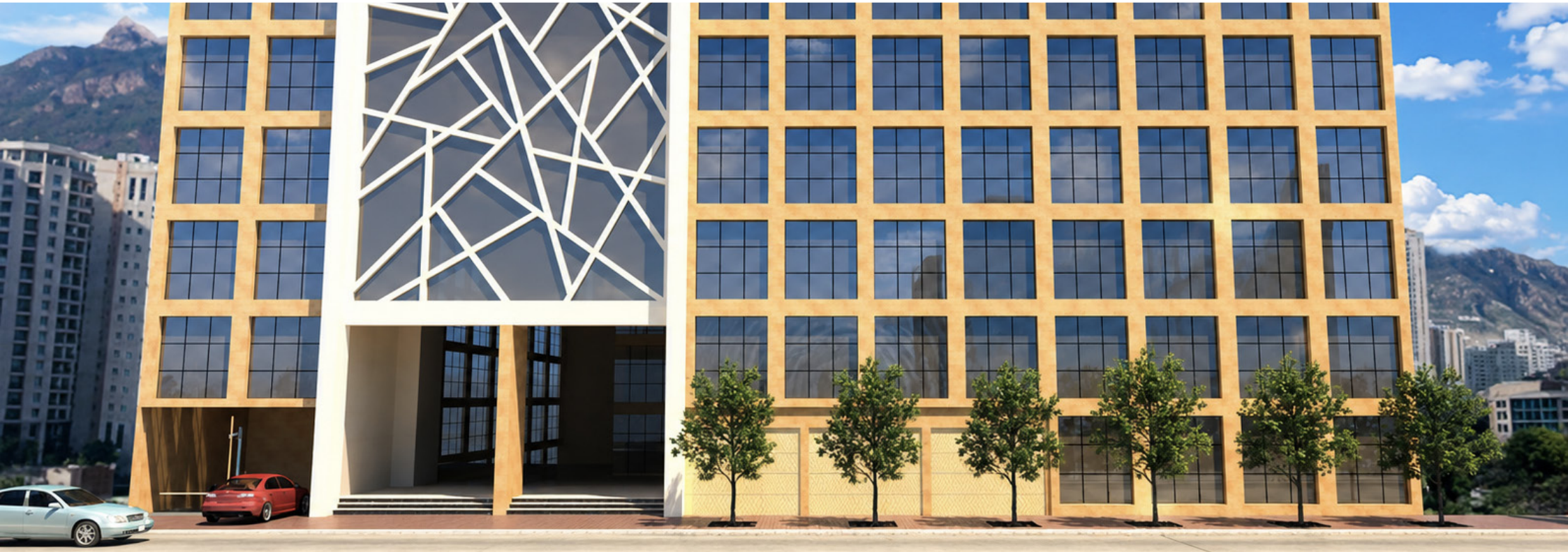
Square Meter

570

Room and Hotel Suites








THE MEASURE OF
EXCELLENCE


ELEVATING
EVERYDAY LIVING



DEVELOPMENT & QUALITY

DEVELOPMENT MASTERY

Delivering Excellence at Every Stage

Arkan Albeit's development capabilities are built upon a structured approach that combines strategic planning, market expertise, and disciplined execution.

Our integrated development framework allows us to manage projects from concept to completion while maintaining quality, efficiency, and long term value creation.

Land Acquisition

Identifying high potential opportunities in strategic growth locations.
Capabilities include:

- Site Evaluation
- Market Assessment
- Highest & Best Use Analysis
- Investment Evaluation
- Development Feasibility

Development Planning

Transforming opportunities into viable developments through detailed planning and analysis.
Capabilities include:

- Master Planning
- Development Strategy
- Financial Modeling
- Project Structuring
- Risk Assessment

Project Development

Managing the complete development lifecycle.
Capabilities include:

- Project Management
- Stakeholder Coordination
- Budget Management
- Schedule Control
- Delivery Oversight

Asset Value Creation

Ensuring projects remain attractive, competitive, and valuable over time.
Focus Areas:

- Market Positioning
- Quality Enhancement
- Customer Experience
- Asset Sustainability



COMMERCIAL EXCELLENCE

Connecting Projects with People

Successful developments require more than construction.

They require strong market positioning, effective communication, and meaningful customer engagement.

Our commercial capabilities ensure projects achieve maximum visibility and market impact.

Branding & Positioning

Creating compelling project identities.

Marketing Strategy

Developing targeted campaigns that drive awareness and demand.

Customer Relationship Management

Building lasting relationships throughout the customer journey.

Sales Management

Implementing customer focused sales processes.



OUR COMPETITIVE ADVANTAGES

Proven Industry Expertise

More than 17 years of experience in delivering residential, hospitality, and commercial, developments.

Strategic Locations

Carefully selecting high-potential locations that offer exceptional accessibility, connectivity, and long-term investment value.

Integrated Real Estate Solutions

Providing comprehensive services across development, investment, asset management, hospitality, and real estate marketing.

Distinctive Architectural

Creating contemporary developments with unique architectural identities that combine aesthetics, functionality, and sustainability.

Excellence in Execution

Maintaining the highest standards of quality throughout every stage of design, development, construction, and project delivery.

Diversified Portfolio

A growing portfolio of residential, hospitality, commercial, and mixed-use developments designed to meet diverse market demands.

Sustainable Development

Delivering future-ready developments that create long-term value while supporting Saudi Vision 2030 and the evolving needs of modern communities.

Long-Term Investment Value

Developing high-quality assets that generate sustainable returns and preserve value for investors and future generations.

CUSTOMER EXPERIENCE

Customer satisfaction is one of Arkan Albeit's most important measures of success.

We strive to create seamless experiences throughout every stage of the ownership journey.

Discovery

Helping customers find opportunities that match their needs.

Consultation

Providing professional guidance and support.

Purchase

Delivering transparent and efficient transactions.

Handover

Ensuring smooth transitions into ownership.

After Sales Support

Maintaining long term relationships through ongoing service and care.



PURPOSE & IMPACT FRAMEWORK

Sustainability is central to our philosophy and aligns directly with our company purpose.

Our approach focuses on creating developments that generate long term environmental, social, and economic value.

ENVIRONMENTAL RESPONSIBILITY

We seek to incorporate environmentally responsible practices throughout the development lifecycle.

Energy Efficiency

Promoting responsible energy use.

Green Spaces

Enhancing liability through landscaping and open areas.

Resource Optimization

Reducing waste and improving efficiency.

Long Term Resilience

Creating developments designed to remain relevant and sustainable over time.

Sustainable Materials

Encouraging responsible procurement practices.



SOCIAL RESPONSIBILITY

We believe that successful developments create a positive social impact.

Our projects are designed to support healthier, more connected, and more vibrant communities.

Community Development

Creating environments that encourage social interaction and wellbeing.

Employee Development

Investing in talent, learning, and professional growth.

Customer Wellbeing

Enhancing quality of life through thoughtful design and planning.

Economic Contribution

Supporting local economies and creating opportunities.



GOVERNANCE

Strong governance forms the foundation of sustainable growth and stakeholder trust.

Our governance framework supports responsible decision making and long term value creation.

Transparency

Maintaining open and honest communication.

Compliance

Ensuring adherence to laws, regulations, and industry requirements.

Accountability

Taking responsibility for decisions and outcomes.

Integrity

Operating according to the highest ethical standards.

Risk Management

Protecting business continuity and stakeholder interests.




THE NEXT
CHAPTER

MARKET EXPANSION STRATEGY

Expanding Across Strategic Destinations

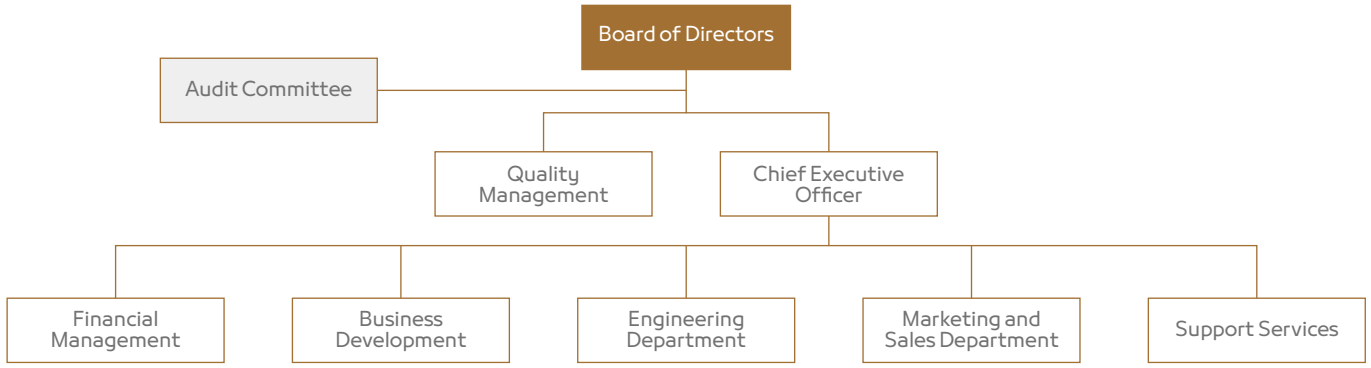
Arkan Albeit plans to strengthen its presence across markets with long term opportunities.

Driven by emerging cities, infrastructure investments, and large scale development initiatives.



ADMINISTRATIVE STRUCTURE

The organizational structure consists of several levels: senior management, middle management, and front-line management. Work at Arkan Al-Bayt is distributed among these levels, with senior leadership responsible for strategic planning and major decision-making, while middle management coordinates and supervises activities at the lower levels.





Rwasen
Holding

Strength Through Integration

Arkan Albeit benefits from being part of a diversified ecosystem of specialized companies operating under RWASEN Holding.

This integrated structure enhances operational efficiency, improves customer experience, and supports long term value creation.

أركان البيت
للحج والعمرة
Hajj & Umrah Services

Integrated Hajj & Umrah Company

نيو ليڤيل
NEW LEVEL

Hospitality & Hotel Management

ديوان
DIWAN
ديوان العقارية
DIWAN REAL ESTATE

Brokerage & Auctions

weTad
ويتاد

Construction & Contracting

أركان البيت
arkan albeit

Real Estate Development

Together, supporting the entire asset lifecycle from development to operation.

OUR PARTNERS

Financiers

SNB

مصرف الراجحي alrajhi bank

بنك الرياض Riyad Bank

مصرف الإنماء alinma bank

anb

الأول SAB

بنك البلاد Bank Albilad

بنك الجزيرة aljazira bank

Government

وزارة الشؤون البلدية والقروية والإسكان

الشركة السعودية للكهرباء Saudi Electricity Company

أمانة العاصمة المقدسة HOLY MAKKAH MUNICIPALITY

البلد الأمين ALBALAD ALAMEEN

شركة المياه الوطنية National Water Company

Real Estate

NHC الوطنية للإسكان

سكني

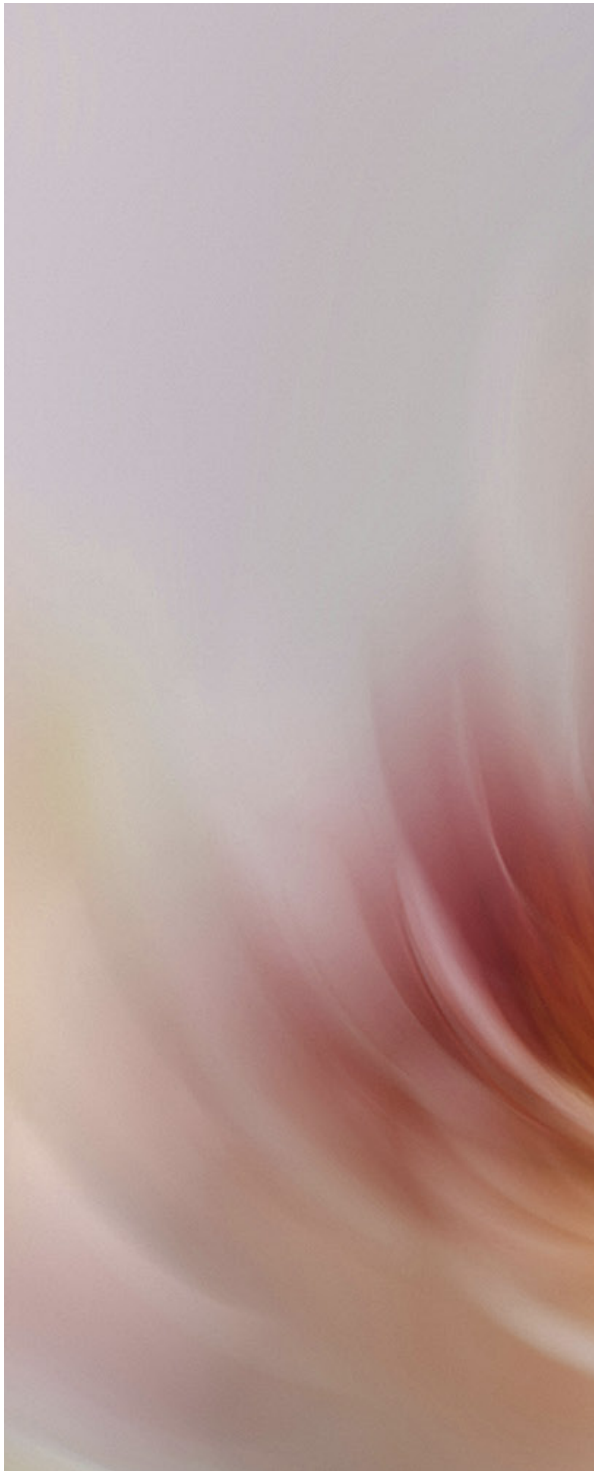
REGA الهيئة العامة للعقار REAL ESTATE GENERAL AUTHORITY

Funds

صفقة المالية

Accredited To

كدانة KIDANA



OUR HERITAGE

Since 2008

Our heritage is built upon

Trust

Quality

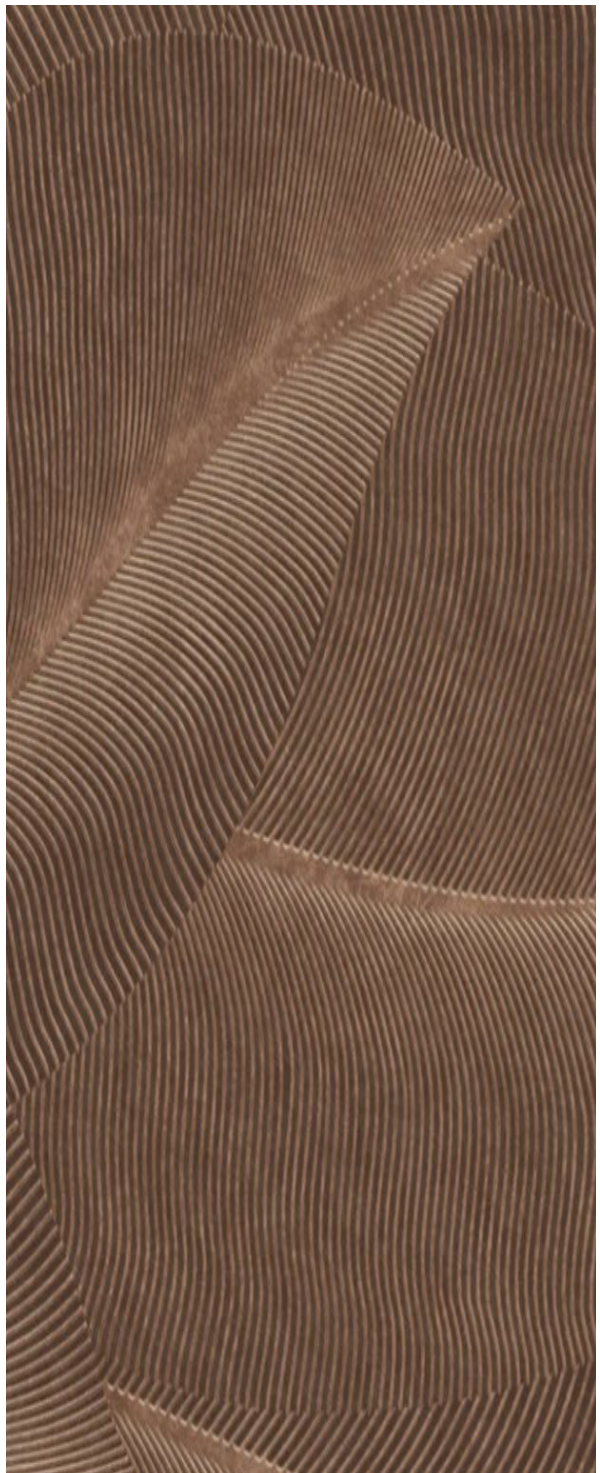
Relationships

Commitment

Responsibility

Long Term Value

These principles continue to shape every project we undertake.



THE FUTURE BEGINS TODAY

A Vision Beyond Tomorrow

At Arkan Albeit, we believe every development is an opportunity to shape the future of urban living.

Guided by innovation, sustainability, and excellence, we create destinations that enrich communities, generate long-term value, and contribute to the continued growth of Makkah and the Kingdom of Saudi Arabia.



OUR COMMITMENT

Building Lasting Value

Quality is at the heart of everything we do. From concept and design to construction and operation, we are committed to delivering exceptional developments that exceed expectations, strengthen investor confidence, and create meaningful experiences for residents, visitors, and future generations.

This brochure has been prepared to introduce Arkan Albeit Real Estate Development Company and to showcase its vision, projects, and services. Some of the images and illustrations contained herein may include design renderings, 3D models, or visual materials produced or developed using various tools and techniques, with the aim of supporting the visual content, clarifying design concepts, and conveying the overall vision of the projects.

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Shaping
the Future

أركان البيت
arkan albeit