



# THE NORTH HILLS VILLAS

S I M P L I C I T Y   &   C O M F O R T  
M E E T S

VARIOUS TYPES OF VILLAS IN FIIH AL KOURA WHERE SIMPLICITY, COMFORT, AND SUSTAINABILITY IN DESIGN MEET  
TOGETHER LEADING TO A QUALIFIED COMPOUND

# INTRODUCTION & SPECIFICATIONS

UNIQUE RESIDENTIAL CONCEPT — A BEAUTIFUL COMPOUND OF ELEGANT YET SIMPLE VILLAS DESIGNED TO OFFER THE PERFECT BALANCE BETWEEN COMFORT, AND NATURE.

EACH COMES WITH ITS OWN PRIVATE PARKING AND GREEN SPACE, GIVING RESIDENTS A SENSE OF PRIVACY AND PEACE.

SURROUNDED BY COFFEE SHOPS, MARKETS, LUSH GREEN AREAS...

**THIS COMMUNITY OFFERS MORE THAN JUST A PLACE TO LIVE — IT OFFERS A LIFESTYLE.**

EACH VILLAS HAS ITS OWN SPACES:

PRIVATE PARKING

GUEST PARKING

PRIVATE GREEN SPACE

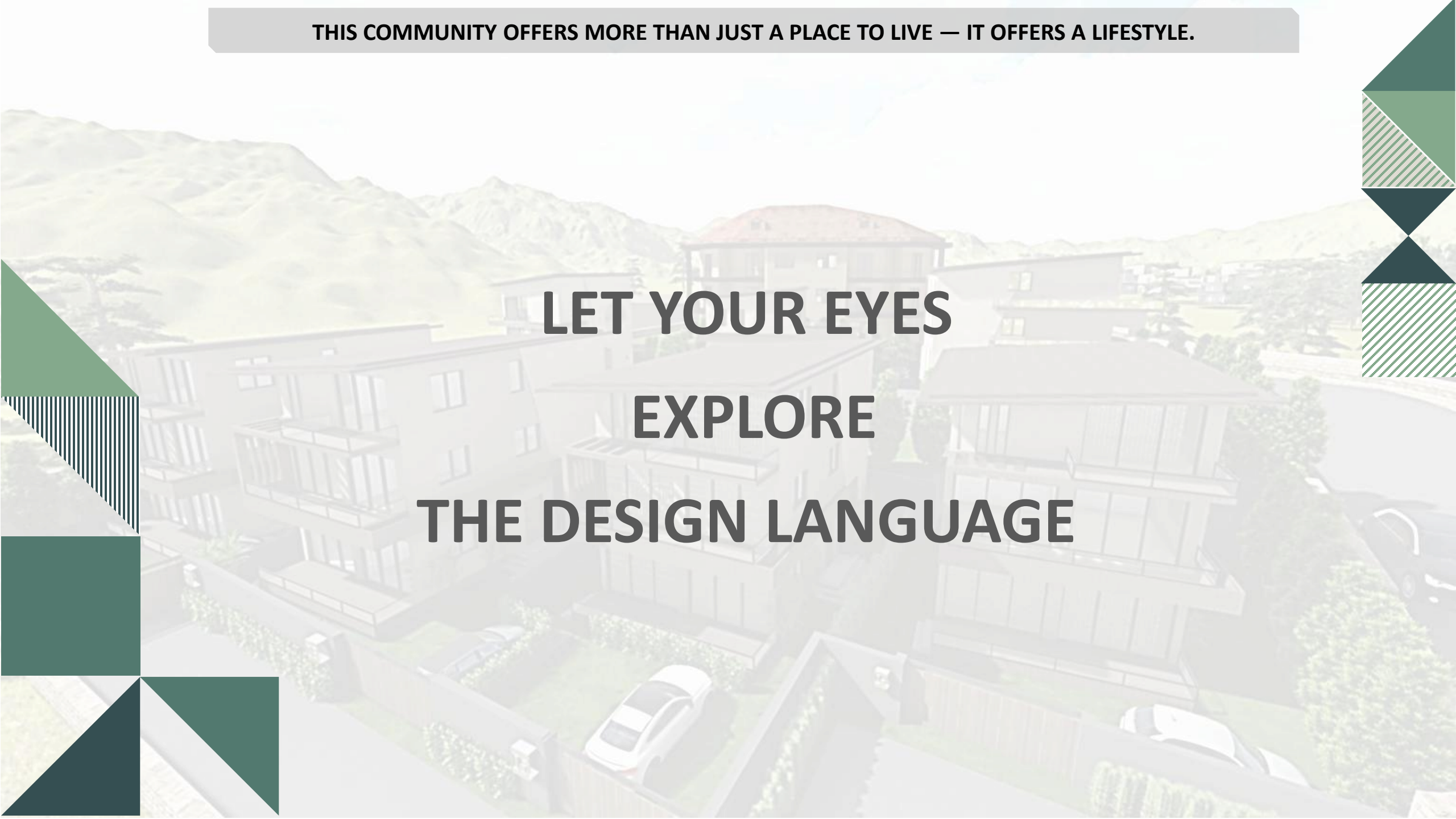
PRIVATE ENTRANCE

PRIVATE GATE

PRIVATE UNIQUE VIEW

**THIS COMMUNITY OFFERS MORE THAN JUST A PLACE TO LIVE — IT OFFERS A LIFESTYLE.**

**LET YOUR EYES  
EXPLORE  
THE DESIGN LANGUAGE**



# NH VILLAS GENERAL LAYOUT



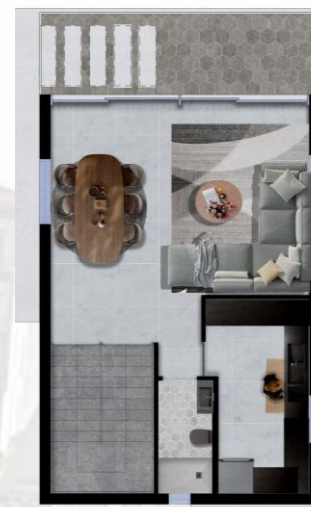
# VILLA 01

TYPE A

THREE FLOORS VILLAS  
Area 75 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

+  
PRIVATE GREEN SPACE

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | LIVING ROOM | 17.53 m <sup>2</sup> |
|              | BAR ISLAND  | 11.48 m <sup>2</sup> |
|              | BEDROOM     | 12.00 m <sup>2</sup> |
|              | BALCONY     | 13.00 m <sup>2</sup> |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

|             |             |                      |
|-------------|-------------|----------------------|
| FIRST FLOOR | LIVING ROOM | 13.12 m <sup>2</sup> |
|             | DINING ROOM | 13.20 m <sup>2</sup> |
|             | KITCHEN     | 9.98 m <sup>2</sup>  |
|             | W.C         | 3.27 m <sup>2</sup>  |
|             | BALCONY     | 13.00 m <sup>2</sup> |

|             |             |                      |
|-------------|-------------|----------------------|
| ATTIC FLOOR | M.BEDROOM   | 24.60 m <sup>2</sup> |
|             | KITCHENETTE | 10.56 m <sup>2</sup> |
|             | W.C         | 3.60 m <sup>2</sup>  |
|             | BALCONY     | 7.38 m <sup>2</sup>  |



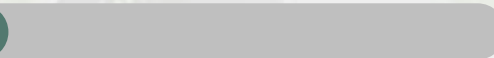
50 %

LANDSCAPE



BUILT AREA

50%



# VILLA 02

**TYPE B**

TWO STORY VILLA  
Area 93 m<sup>2</sup>



GROUND FLOOR

+

FIRST FLOOR

**TERRACE**

**PRIVATE GREEN SPACE**

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | HALL        | 6.27 m <sup>2</sup>  |
|              | LIVING ROOM | 14.02 m <sup>2</sup> |
|              | KITCHEN     | 14.24 m <sup>2</sup> |
|              | M.BEDROOM   | 13.95 m <sup>2</sup> |
|              | BEDROOM     | 10.24 m <sup>2</sup> |
|              | DEPOT       | 1.84 m <sup>2</sup>  |
|              | W.C         | 2.13 m <sup>2</sup>  |
|              | STAIRS      | 6.90 m <sup>2</sup>  |

|             |                          |                      |
|-------------|--------------------------|----------------------|
| FIRST FLOOR | LIVING ROOM              | 14.99 m <sup>2</sup> |
|             | KITCHEN                  | 3.00 m <sup>2</sup>  |
|             | BATHROOM                 | 5.44 m <sup>2</sup>  |
|             | M.BEDROOM+ DRESSING ROOM | 12.02 m <sup>2</sup> |
| FIRST FLOOR | TERRACE                  | 30.42 m <sup>2</sup> |



30%

LANDSCAPE

BUILT AREA

70%

# VILLA 03

TYPE A

THREE FLOORS VILLAS  
Area 123 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | LIVING ROOM | 21.84 m <sup>2</sup> |
|              | DINING ROOM | 11.48 m <sup>2</sup> |
|              | KITCHEN     | 10.64 m <sup>2</sup> |
|              | STORAGE     | 2.00 m <sup>2</sup>  |
|              | W.C         | 3.00 m <sup>2</sup>  |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

|             |           |                      |
|-------------|-----------|----------------------|
| FIRST FLOOR | M.BEDROOM | 30.9 m <sup>2</sup>  |
|             | BEDROOM 1 | 21.00 m <sup>2</sup> |
|             | BEDROOM 2 | 14.70 m <sup>2</sup> |
|             | BATHROOM  | 5.60 m <sup>2</sup>  |
|             | BALCONY   | 13.00 m <sup>2</sup> |

|             |               |                      |
|-------------|---------------|----------------------|
| ATTIC FLOOR | GUEST BEDROOM | 18.41 m <sup>2</sup> |
|             | LIVING ROOM   | 23.74 m <sup>2</sup> |
|             | DRESSING ROOM | 7.72 m <sup>2</sup>  |
|             | BATHROOM      | 7.94 m <sup>2</sup>  |
|             | MECHANIC ROOM | 7.00 m <sup>2</sup>  |
|             | BALCONY       | 7.38 m <sup>2</sup>  |

+  
PRIVATE GREEN SPACE



40 %

LANDSCAPE

BUILT AREA

60 %

# VILLA 04

TYPE C

TWO FLOORS VILLAS  
Area 102 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | HALL        | 15.83 m <sup>2</sup> |
|              | LIVING ROOM | 17.40 m <sup>2</sup> |
|              | DINING ROOM | 15.60 m <sup>2</sup> |
|              | KITCHEN     | 10.75 m <sup>2</sup> |
|              | W.C         | 2.38 m <sup>2</sup>  |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

+

PRIVATE GREEN SPACE

|             |               |                      |
|-------------|---------------|----------------------|
| FIRST FLOOR | M.BEDROOM     | 16.53 m <sup>2</sup> |
|             | M.BEDROOM (2) | 14.60 m <sup>2</sup> |
|             | BEDROOM       | 12.00 m <sup>2</sup> |
|             | DRESSING ROOM | 5.10 m <sup>2</sup>  |
|             | BALCONY       | 13.00 m <sup>2</sup> |

|             |                         |                      |
|-------------|-------------------------|----------------------|
| ATTIC FLOOR | M.BEDROOM + LIVING ROOM | 47.6 m <sup>2</sup>  |
|             | MECHANICAL ROOM         | 5.40 m <sup>2</sup>  |
|             | BUFFER ZONE             | 12.78 m <sup>2</sup> |
|             | BALCONY                 | 7.38 m <sup>2</sup>  |



50%

LANDSCAPE

BUILT AREA

50%

# VILLA 05

TYPE C

TWO FLOORS VILLAS  
Area 102 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | HALL        | 15.83 m <sup>2</sup> |
|              | LIVING ROOM | 17.40 m <sup>2</sup> |
|              | DINING ROOM | 15.60 m <sup>2</sup> |
|              | KITCHEN     | 10.75 m <sup>2</sup> |
|              | W.C         | 2.38 m <sup>2</sup>  |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

+

PRIVATE GREEN SPACE

|             |               |                      |
|-------------|---------------|----------------------|
| FIRST FLOOR | M.BEDROOM     | 16.53 m <sup>2</sup> |
|             | M.BEDROOM (2) | 14.60 m <sup>2</sup> |
|             | BEDROOM       | 12.00 m <sup>2</sup> |
|             | DRESSING ROOM | 5.10 m <sup>2</sup>  |
|             | BALCONY       | 13.00 m <sup>2</sup> |

|             |                         |                      |
|-------------|-------------------------|----------------------|
| ATTIC FLOOR | M.BEDROOM + LIVING ROOM | 47.6 m <sup>2</sup>  |
|             | MECHANICAL ROOM         | 5.40 m <sup>2</sup>  |
|             | BUFFER ZONE             | 12.78 m <sup>2</sup> |
|             | BALCONY                 | 7.38 m <sup>2</sup>  |



40%

LANDSCAPE

BUILT AREA

60%

# VILLA 06

TYPE C

TWO FLOORS VILLAS  
Area 102 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | HALL        | 15.83 m <sup>2</sup> |
|              | LIVING ROOM | 17.40 m <sup>2</sup> |
|              | DINING ROOM | 15.60 m <sup>2</sup> |
|              | KITCHEN     | 10.75 m <sup>2</sup> |
|              | W.C         | 2.38 m <sup>2</sup>  |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

+

PRIVATE GREEN SPACE

|             |               |                      |
|-------------|---------------|----------------------|
| FIRST FLOOR | M.BEDROOM     | 16.53 m <sup>2</sup> |
|             | M.BEDROOM (2) | 14.60 m <sup>2</sup> |
|             | BEDROOM       | 12.00 m <sup>2</sup> |
|             | DRESSING ROOM | 5.10 m <sup>2</sup>  |
|             | BALCONY       | 13.00 m <sup>2</sup> |

|             |                         |                      |
|-------------|-------------------------|----------------------|
| ATTIC FLOOR | M.BEDROOM + LIVING ROOM | 47.6 m <sup>2</sup>  |
|             | MECHANICAL ROOM         | 5.40 m <sup>2</sup>  |
|             | BUFFER ZONE             | 12.78 m <sup>2</sup> |
|             | BALCONY                 | 7.38 m <sup>2</sup>  |



40%

LANDSCAPE

BUILT AREA

60%

# VILLA 07

TYPE C

TWO FLOORS VILLAS  
Area 102 m<sup>2</sup>



GROUND FLOOR



FIRST FLOOR



ATTIC FLOOR

|              |             |                      |
|--------------|-------------|----------------------|
| GROUND FLOOR | HALL        | 15.83 m <sup>2</sup> |
|              | LIVING ROOM | 17.40 m <sup>2</sup> |
|              | DINING ROOM | 15.60 m <sup>2</sup> |
|              | KITCHEN     | 10.75 m <sup>2</sup> |
|              | W.C         | 2.38 m <sup>2</sup>  |
|              | STAIRS      | 8.40 m <sup>2</sup>  |

+

PRIVATE GREEN SPACE

|             |               |                      |
|-------------|---------------|----------------------|
| FIRST FLOOR | M.BEDROOM     | 16.53 m <sup>2</sup> |
|             | M.BEDROOM (2) | 14.60 m <sup>2</sup> |
|             | BEDROOM       | 12.00 m <sup>2</sup> |
|             | DRESSING ROOM | 5.10 m <sup>2</sup>  |
|             | BALCONY       | 13.00 m <sup>2</sup> |

|             |                         |                      |
|-------------|-------------------------|----------------------|
| ATTIC FLOOR | M.BEDROOM + LIVING ROOM | 47.6 m <sup>2</sup>  |
|             | MECHANICAL ROOM         | 5.40 m <sup>2</sup>  |
|             | BUFFER ZONE             | 12.78 m <sup>2</sup> |
|             | BALCONY                 | 7.38 m <sup>2</sup>  |



30%

LANDSCAPE

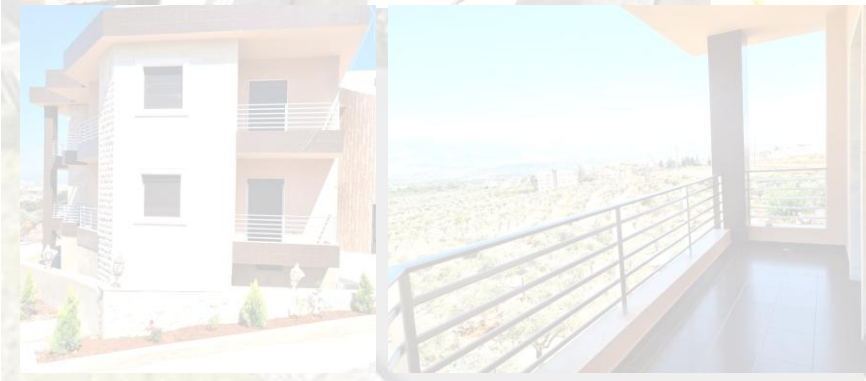
BUILT AREA

70%

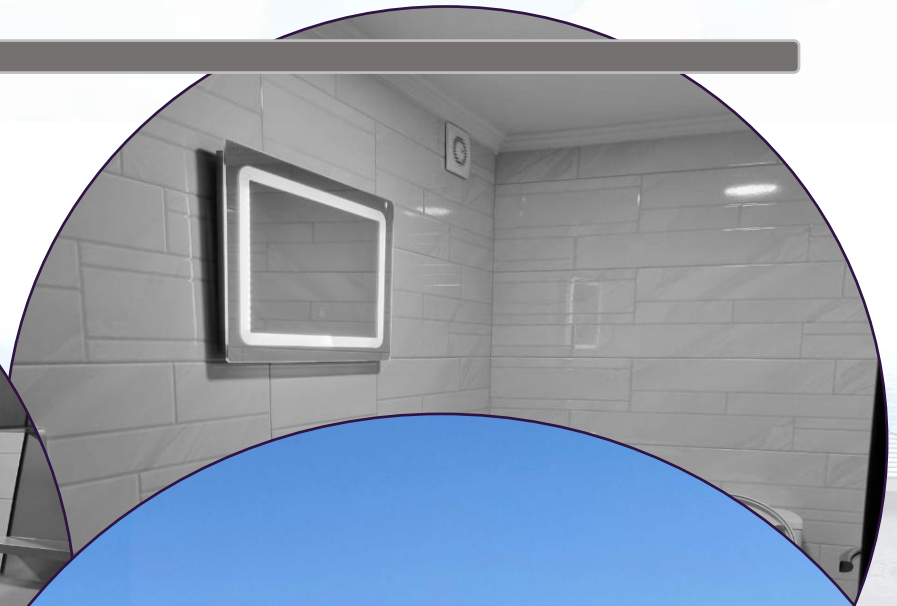
# ON-SITE



# ON-SITE



# ON-SITE





Web: [www.northhills-lebanon.com](http://www.northhills-lebanon.com)

Email: [info@northhills-leb.com](mailto:info@northhills-leb.com)

TEL: +961 71814788,

KSA: +966 542827478/ 505859652

BAHRAIN: +973 39564584 / 38942642,

TURKEY: +90 5515879600 / 5395080797

Address:

Lebanon, El-Koura, Kfaraaka, Center Mitri, Next to Adel  
Trad Shops



**THE NORTH HILLS  
VILLAS**