

kasakuōn™

LUXURY LIVING

OPERATED BY PRIME HOSPITALITY

a project by ajna developments

ABOUT AJNA DEVELOPMENTS

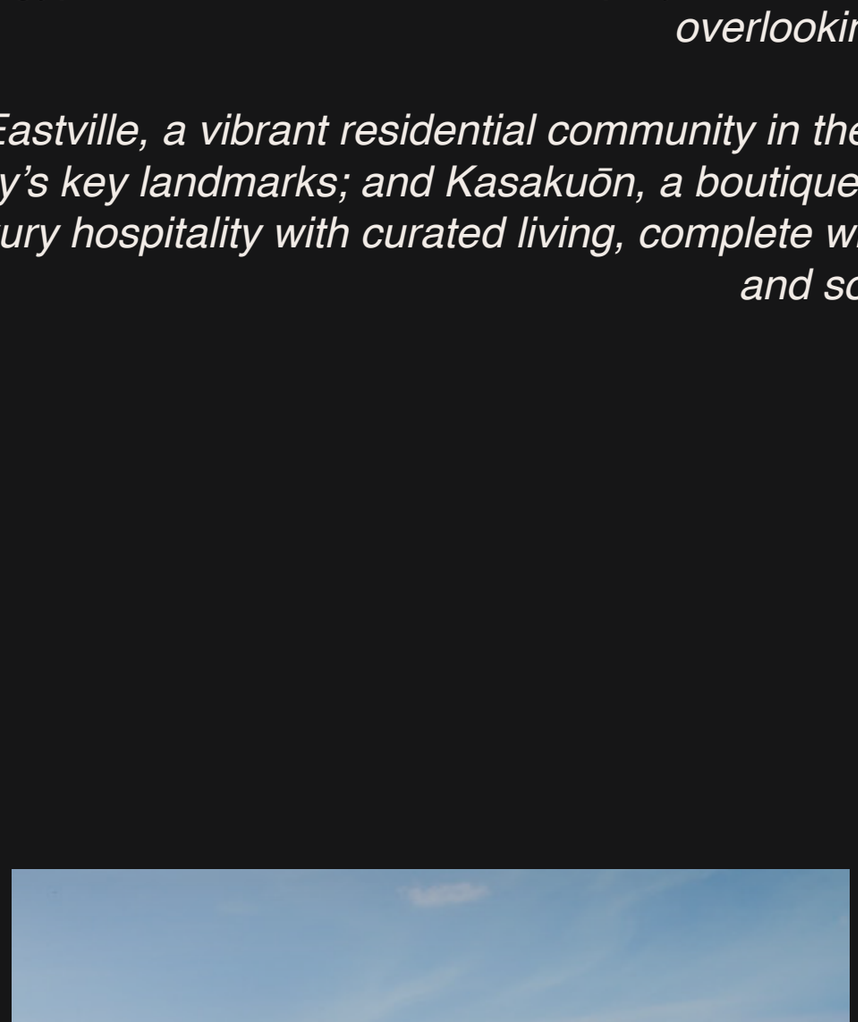


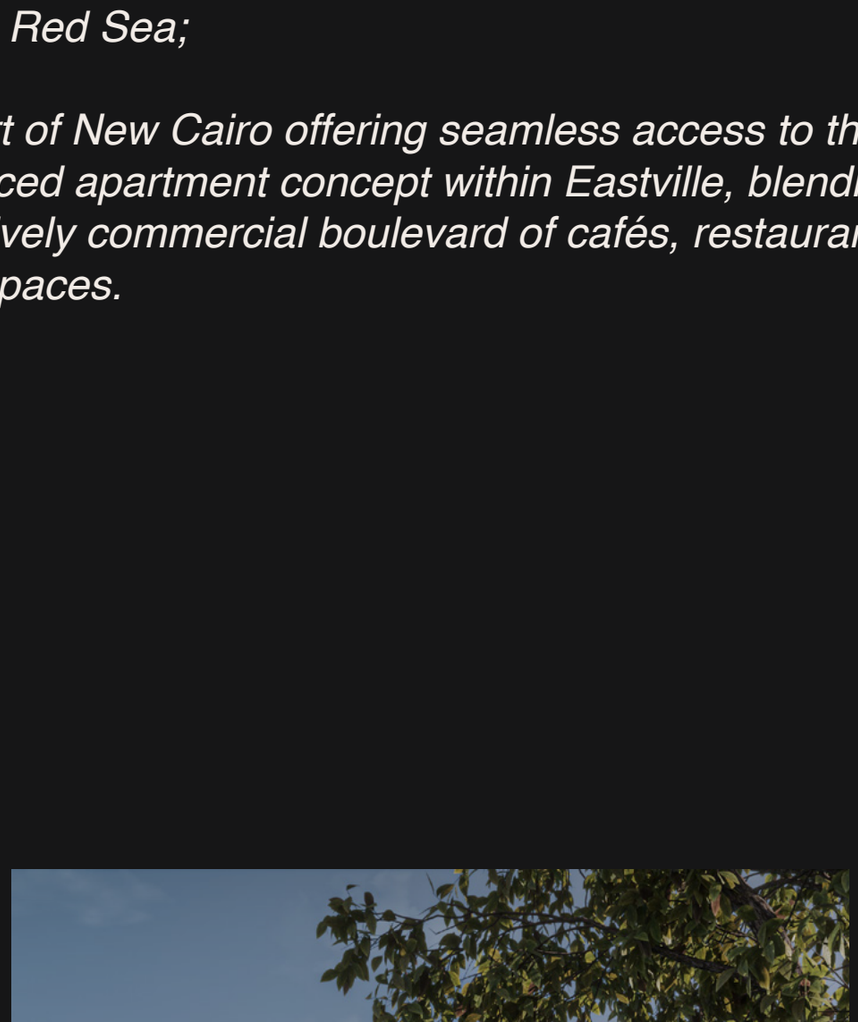
Founded in **2019**, *ajna Developments* is a boutique real estate development company founded on the vision and expertise of its shareholders. *ajna* investors come with long term experience in the field of real estate, from design to development, with a combined portfolio of **25 residential projects** representing **8,000 units** on **1 million m²** of land with a combined total investment of **25 Billion EGP** in the Middle East.

OUR PROJECTS

Ajna Developments is a visionary real estate developer shaping distinctive lifestyle destinations across Egypt. Its collection of landmark projects includes Carnelia, a refined coastal retreat in Ain Sokhna overlooking the Red Sea;

Eastville, a vibrant residential community in the heart of New Cairo offering seamless access to the city's key landmarks; and Kasakuōn, a boutique serviced apartment concept within Eastville, blending luxury hospitality with curated living, complete with a lively commercial boulevard of cafés, restaurants, and social spaces.





est.2025

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L U X U R Y L I V I N G

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SERVICED APARTMENTS OPERATED BY
PRIME HOSPITALITY

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L U X U R Y L I V I N G

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Kasakuōn is a boutique serviced apartment project in Eastville, ***COMBINING LUXURY LIVING WITH HOTEL-STYLE SERVICES.*** IT OFFERS FULLY FINISHED UNITS, 24/7 CONCIERGE, HOUSEKEEPING, AND SECURITY, along with upscale amenities like a gym, pools, wellness areas, and lounges. A lively commercial boulevard with cafés, restaurants, and boutique shops makes it both a home and a lifestyle destination.

PRIME HOSPITALITY

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PRIME HOSPITALITY

PRIME HOSPITALITY

Prime Hospitality Management Group offers a diverse range of hospitality experiences tailored to different lifestyles and needs. From upscale serviced residences to charming boutique hotels and budget-friendly stays, each brand is designed to provide comfort, convenience, and exceptional service.

+550
PROJECTS BY 2025

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2015 2016 2017 2018 2019 2020 2021 2022 2023 2024 2025

START → 15 → 16 → 44 → 49 → 90 → 177 → 191 → 263 → 306 → 506

PRIME INN
BUDGET ACCOMMODATION

PRIME HOLIDAYS
VACATION PROPERTIES

PRIME RESIDENCE
UPSCALE RESIDENTIALBUILDINGS

PRIME SELECT
SELECTION OF LUXURY HANDPICKED APARTMENTS

PRIME BOUTIQUE
BOUTIQUE ACCOMMODATION

WHETHER YOU'RE LOOKING FOR A LUXURIOUS HOME, A STYLISH VACATION RETREAT, OR AN AFFORDABLE CITY STAY, PRIME HAS THE PERFECT ACCOMMODATION FOR YOU.

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PRIME
HOSPITALITY

THE BOULEVARD

The boulevard is the social heartbeat of the project—an open-air promenade thoughtfully designed to bring people together. Lined with upscale cafés, signature restaurants, and curated retail experiences, it offers a vibrant yet elegant atmosphere for both casual gatherings and special moments. Whether it's a morning coffee, an evening out with friends, or a weekend stroll with family, the boulevard blends leisure and lifestyle seamlessly, making it a dynamic destination within Eastville and a standout feature of the Kasakuōn experience.



SUEZ ROAD

LOCATION

3 MIN MOUNTAIN VIEW ICITY
4 MIN AL AHLY CLUB
5 MIN CITY GATE
6 MIN LAKEVIEW RESIDENCES
6 MIN THE DRIVE 2 BY THE WATERWAY
6 MIN PALM HILLS

kasa**kuōn**™

EL AHLI CLUB

THE DRIVE 2
BY WATERWAY

CITY GATE

LAKEVIEW
RESIDENCES

kasakuōn™

MASTER PLAN





PRIME
HOSPITALITY

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FACILITIES AND *AMENITITES*

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PRIME
HOSPITALITY

Step into a world where luxury breathes.

Kasakuōn, opulence is understated, service is effortless, and home feels like an exquisite retreat.

MORE THAN A STAY—AN EXPERIENCE. With personalized concierge services, world-class amenities, and interiors that define sophistication

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SIGNATURE *LIVING*







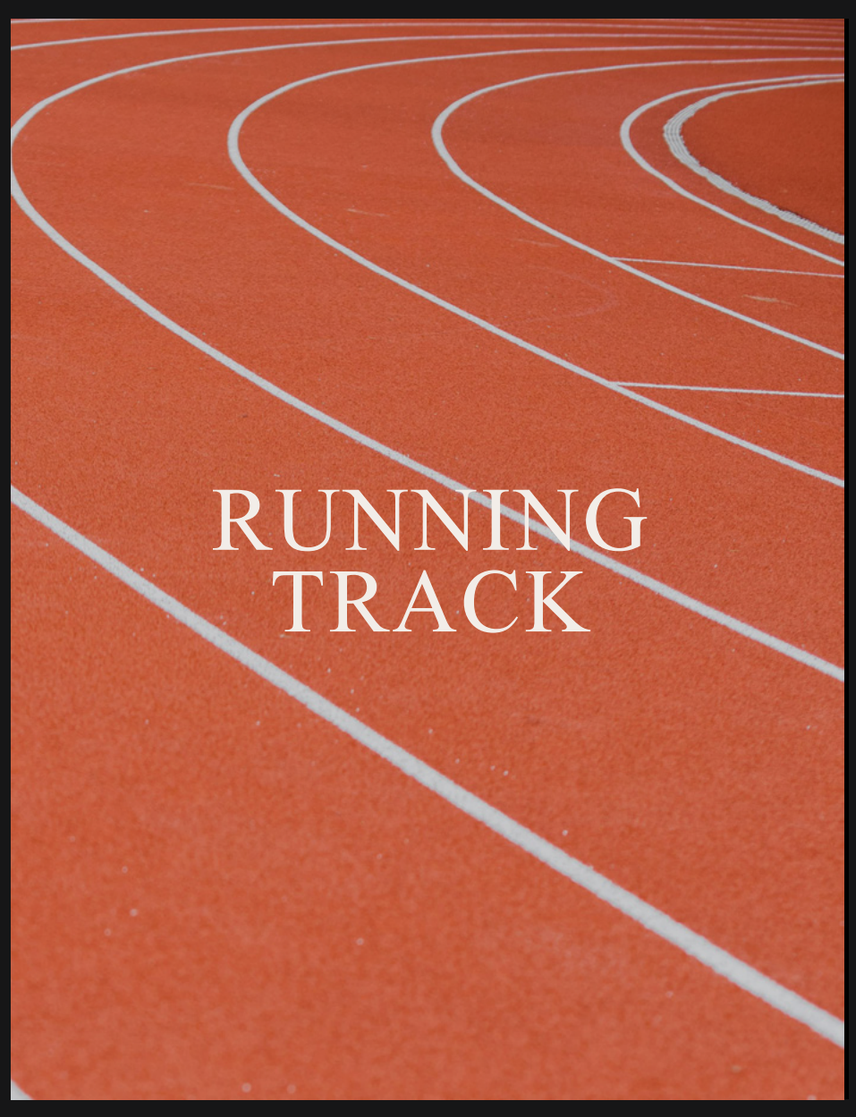


Your home, elevated by hotel-grade services. Operated by Prime Hospitality
Experience a lifestyle elevated by hotel-grade services, where your home comes with 24/7 concierge, housekeeping, dry cleaning and laundry, and room service, ensuring every need is met with the utmost convenience.

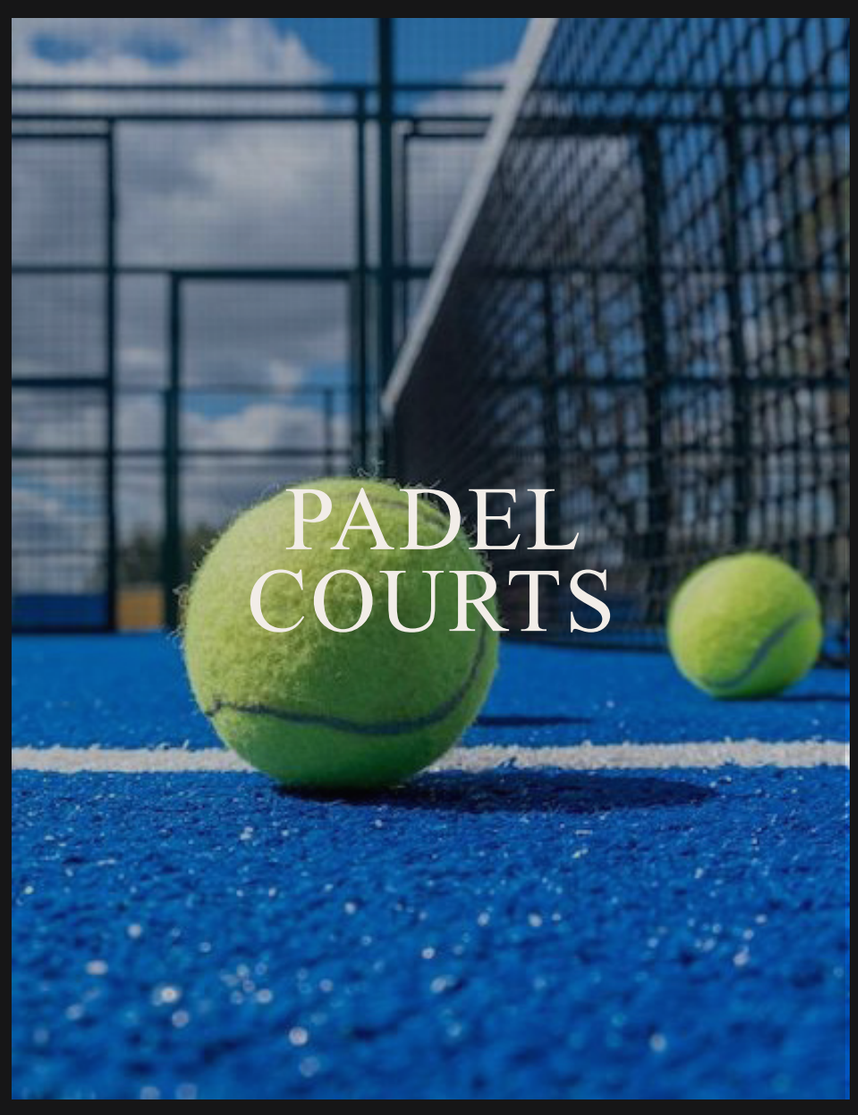
PRIME HOSPITALITY

kasakuōn™

SKYLIFE *ZONE*









Elevated experiences. Wellness, play, and views — all above the city.
Indulge in elevated experiences that blend wellness and leisure, featuring a padel court, outdoor gym, jogging track, sky lounge bites, a reading nook, a rooftop kids area, and the exclusive Rooftop CineDeck, all set against breathtaking city views.

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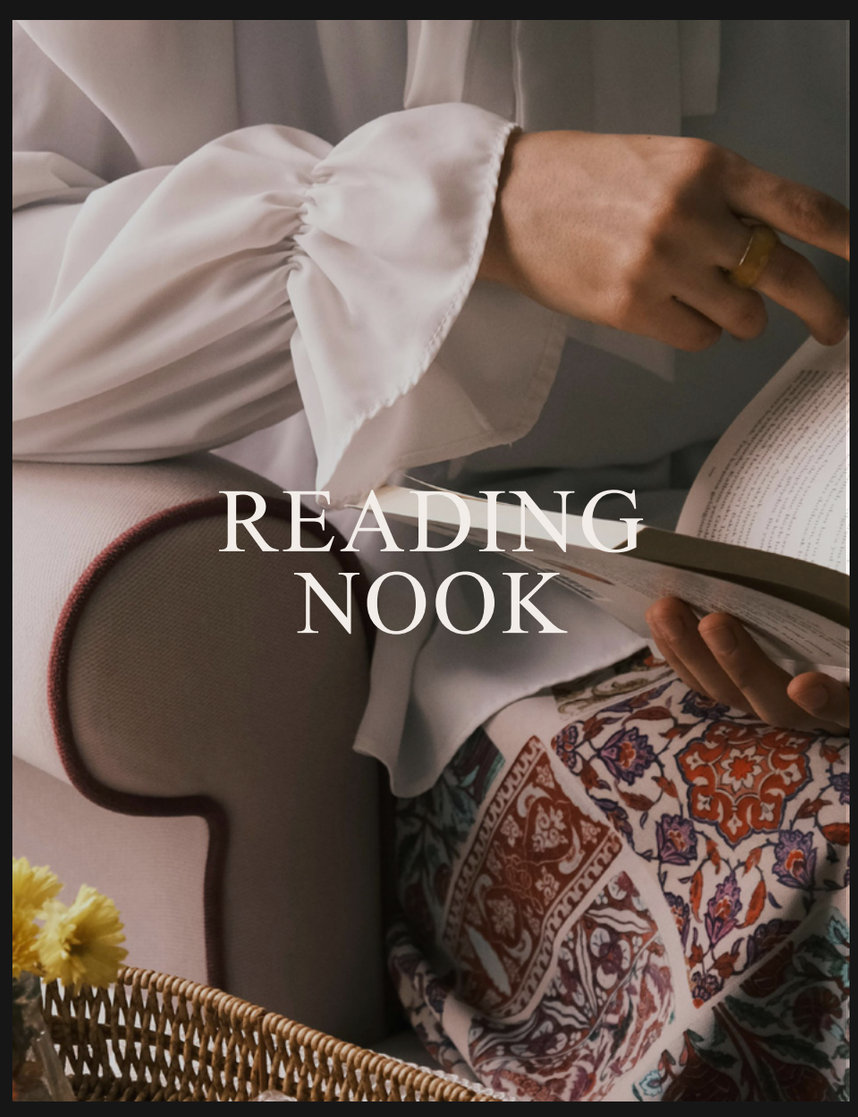
SKYLIFE *ZONE*







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PRIME HOSPITALITY

kasakuōn™

THE SOCIAL *SPOT*







Where dining, shopping, and connection meet.
Discover a vibrant hub where dining, shopping, and social connections flourish, offering curated retail spaces, gourmet restaurants, and cozy cafés and grab-n-go spots.

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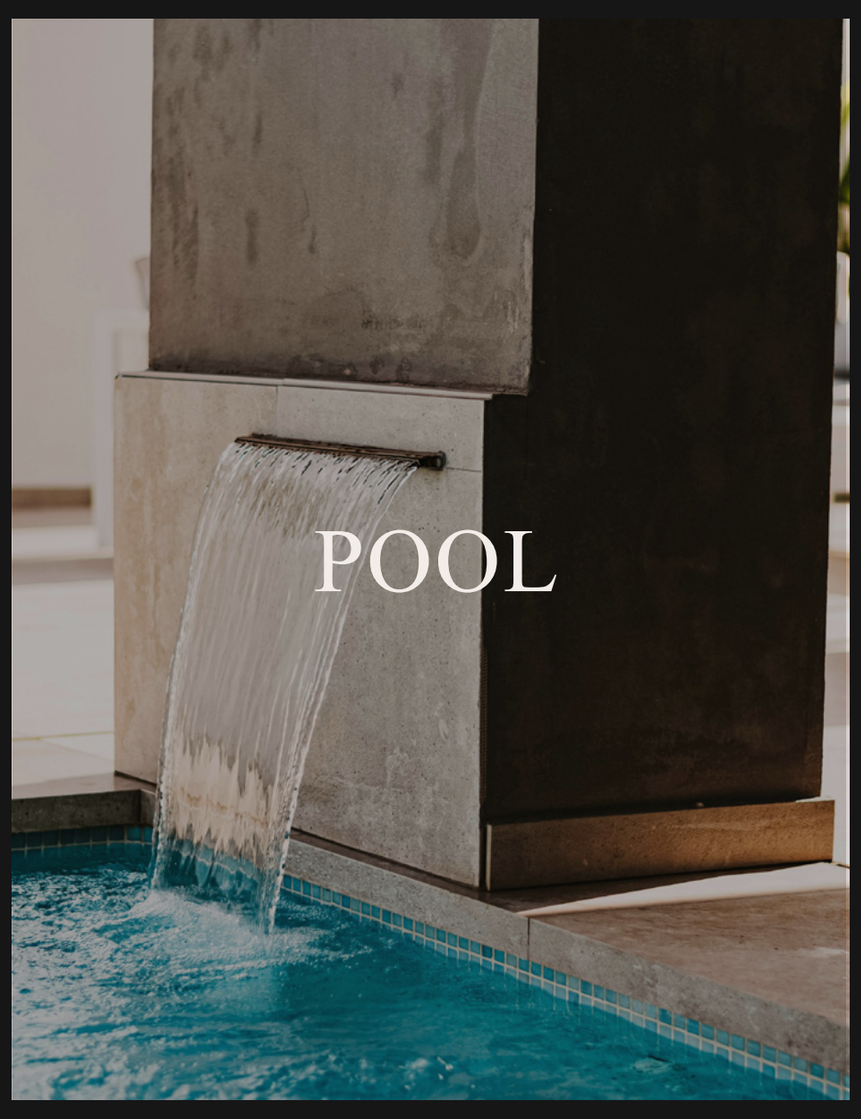
WELLNESS *& FLOW*









Energize your body. Soothe your soul.
Energize your body and soothe your soul with a range of facilities including a swimming pool, rooftop jogging track, outdoor gym, zen lounging zones, and a potential future addition of a spa lounge.

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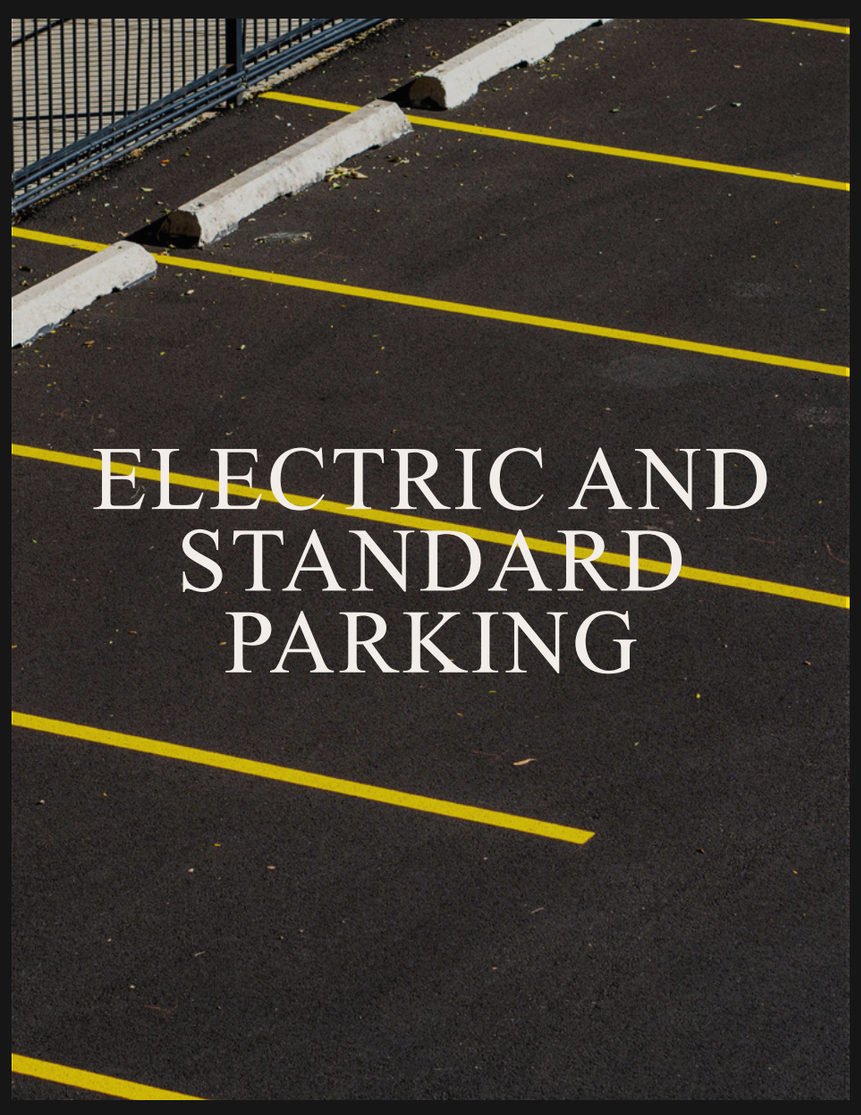
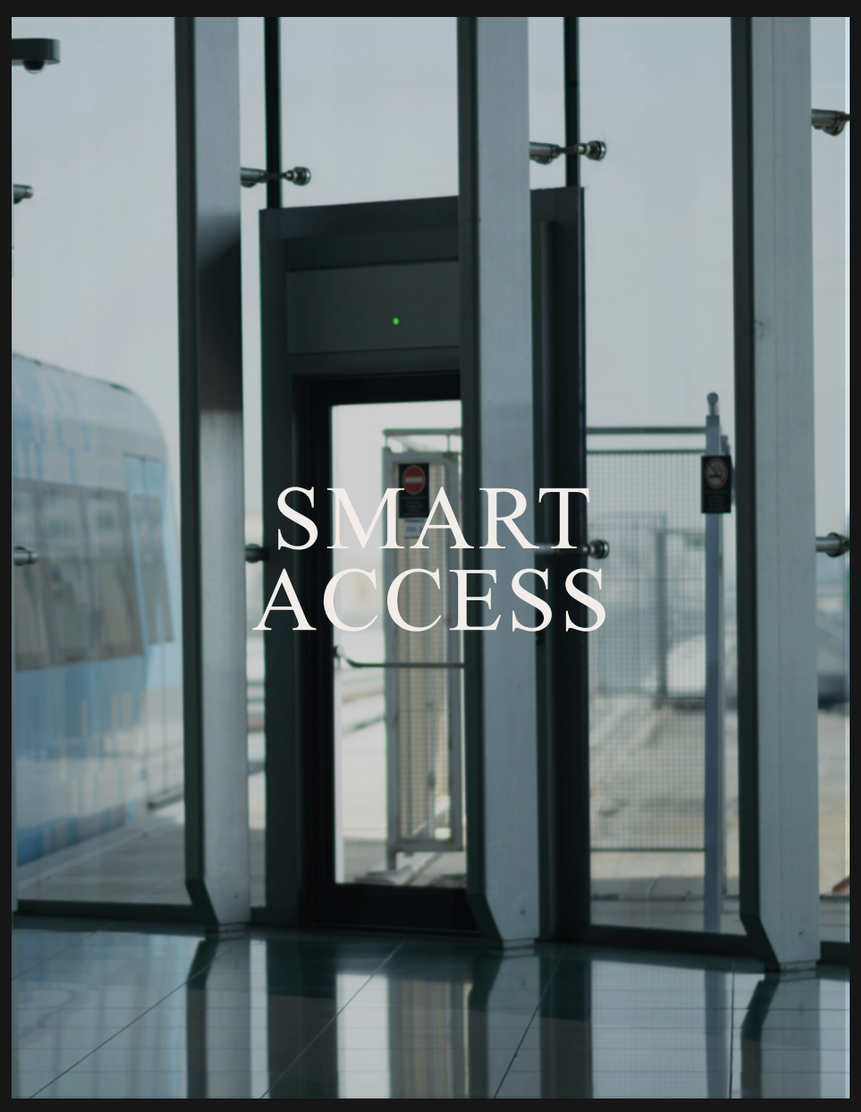
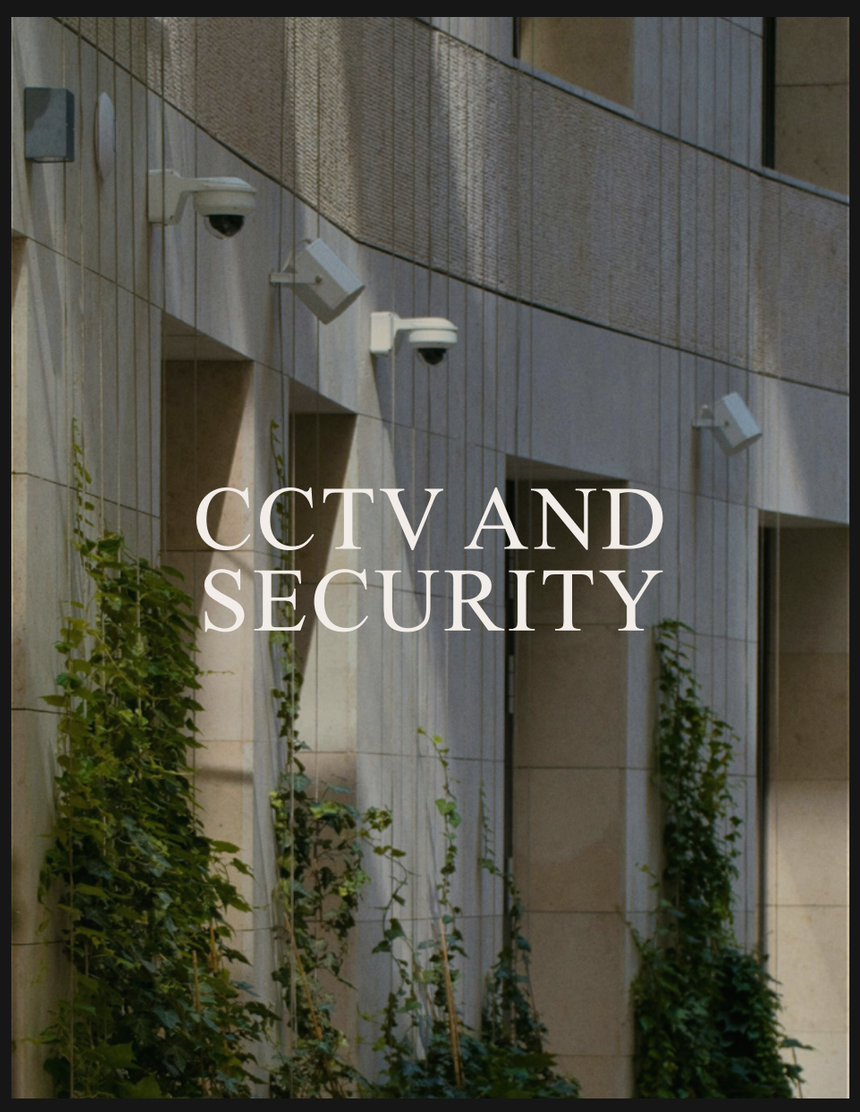
SEAMLESS *MOBILITY*









Park. Move. Access — effortlessly.
Enjoy effortless mobility with electric and standard parking lots, handicapped accessible parking, smart access for residents, and 24/7 security, ensuring a smooth and secure experience.

FINISHING
SPECIFICATIONS

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PRIME HOSPITALITY

FINISHING *SPECIFICATIONS*

1. Entrance & Circulation Areas (Foyer & Hallways)

Flooring: Premium ceramic/porcelain tiles
Walls & Ceiling: Painted plaster finish

2. Living & Dining Areas

Flooring: Premium ceramic/porcelain tiles
Walls & Ceiling: Painted plaster finish

3. Kitchen

Flooring: Premium ceramic/porcelain tiles
Ceiling: Painted plaster finish
Walls: Premium ceramic tiles

4. Master Bedroom

Flooring: High-Density Fiberboard (HDF) laminate flooring
Walls & Ceiling: Painted plaster finish

5. Bedrooms

Flooring: High-Density Fiberboard (HDF) laminate flooring
Walls & Ceiling: Painted plaster finish



DISCLAIMER: ALL MATERIALS LISTED ARE INDICATIVE AND SUBJECT TO CHANGE WITHOUTPRIOR NOTICE, BASED ON THE AVAILABILITY OF SPECIFIED PRODUCTS.

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FINISHING *SPECIFICATIONS*

6. Terraces

Flooring: Premium ceramic/porcelain tiles
Walls & Ceiling: As per architectural elevation design

7. Bathrooms

Flooring: Premium ceramic/porcelain tiles
Ceiling: Painted plaster
Walls: Premium ceramic tiles
Countertop: Premium marble surface

8. Sanitary Fixtures

Sanitary Ware: High-quality porcelain fixtures
Fittings: Local durable bathroom fittings

9. Doors

Main Entrance Door: Timber veneer wood
Internal Doors: Matt lacquer paint

10. Aluminum & Glazing

Frames: High-grade aluminum profiles



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EXTERIOR
SHOTS

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DISCLAIMER: ALL RENDERS, FLOOR PLANS, SPECIFICATIONS ARE CONCEPTUAL ONLY AND SUBJECT TO CHANGE.TERRACE DIMENSIONS ARE APPROXIMATE AND VARY IN PROPORTION TO THE UNIT AREA.

ALL DIMENSIONS ARE APPROXIMATE AND MAY VARY WITH THE ACTUAL CONSTRUCTION.
ITEMS OF FINSHING, FURNITURE AND DECORATION ARE CONCEPTUAL ONLY AND ARE NOT NECCESSARILY INCLUDED IN THE UNIT.

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