



SANDSTONE
RESIDENCES

MASAN
PROPERTIES



Luxury Beyond Expectations

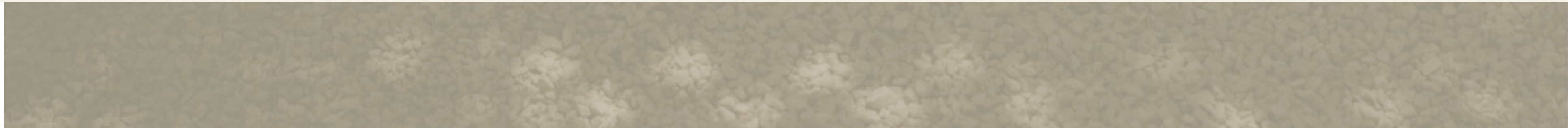


MASAN

PROPERTIES

Masan Properties is a premium property development firm based in Riyadh, Saudi Arabia, specializing in the creation of exclusive, high-end villas. With a commitment to excellence, we curate a limited collection of bespoke residences, meticulously designed in collaboration with award-winning design houses.

Our focus on material selection, craftsmanship, and quality control ensures that every home we deliver meets the highest standards of luxury and sophistication.





Redefining Luxury, Elevating Living

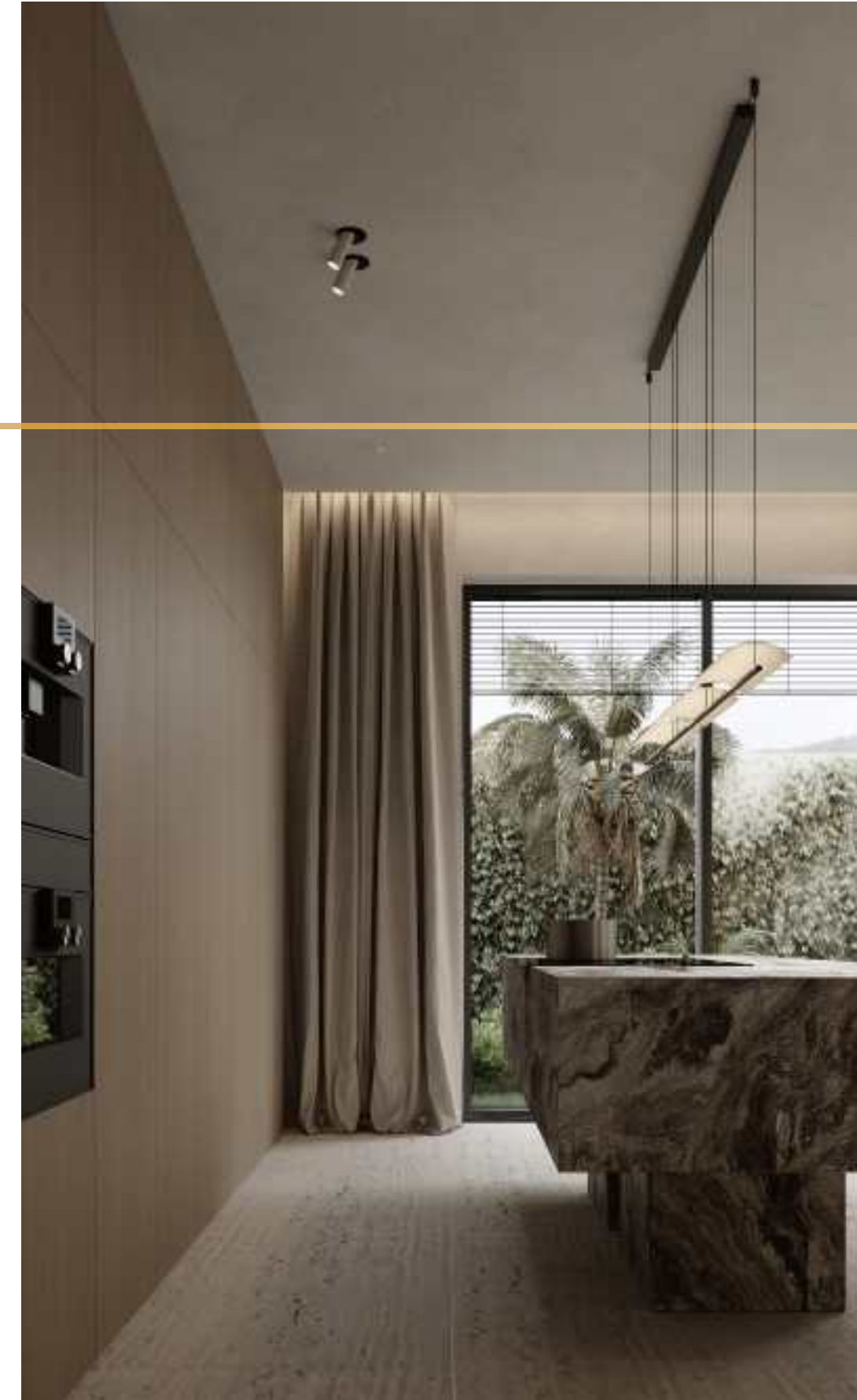
About Project



About Sandstone Residences

Strategically located in Telalah, the second phase of the prestigious Masharef Hills in Al Narjes, North Riyadh, The Sandstone Residences is a distinguished collection of villas and townhouses ranging from 200 to 280 square meters in areas.

Designed in collaboration with world-renowned Hecker Guthrie, with AHB as the Architect and ACKD Consult overseeing construction, the project exemplifies sophisticated design, meticulous craftsmanship, and premium quality. Every detail is carefully considered, from the selection of high-end materials to the precision in execution, ensuring a timeless and refined living experience.



Location

The Sandstone Residences is situated in Telalah, Al Narjes, North Riyadh, within the prestigious Masharef Hills community.

With easy access to King Salman Road, Abu Bakr Al-Siddiq Road, and Uthman bin Affan Road, it connects seamlessly to King Khalid Airport, KAFD, Princess Nourah University, and other key destinations across the city.

الدرعية
DIRIYAH





Bespoke Living, Timeless Elegance

*Design
Philosophy*



Project Design Philosophy

The architecture of The Sandstone Residences follows a minimalist approach, where form and massing are carefully composed to shape the interaction of natural light with the spaces. Strategically placed openings filter sunlight into soft, dappled patterns, casting dynamic shadows that shift throughout the day. This interplay of light, shadow, and structure enhances the depth and warmth of the interiors, emphasizing material richness and spatial fluidity.

Embracing minimalism, Hecker Guthrie has defined the interior design with a refined palette of natural stone and metallic finishes, exuding understated luxury. Inspired by a rigorous architectural framework, the interiors strike a balance between sculptural forms and monolithic gestures, blending raw textures with sleek sophistication. Every element is meticulously curated to create a harmonious dialogue between structure and space, seamlessly integrating the home with Riyadh's warm tones, rugged textures, and raw beauty.

Hecker Guthrie Team







Project Exterior



Project Exterior

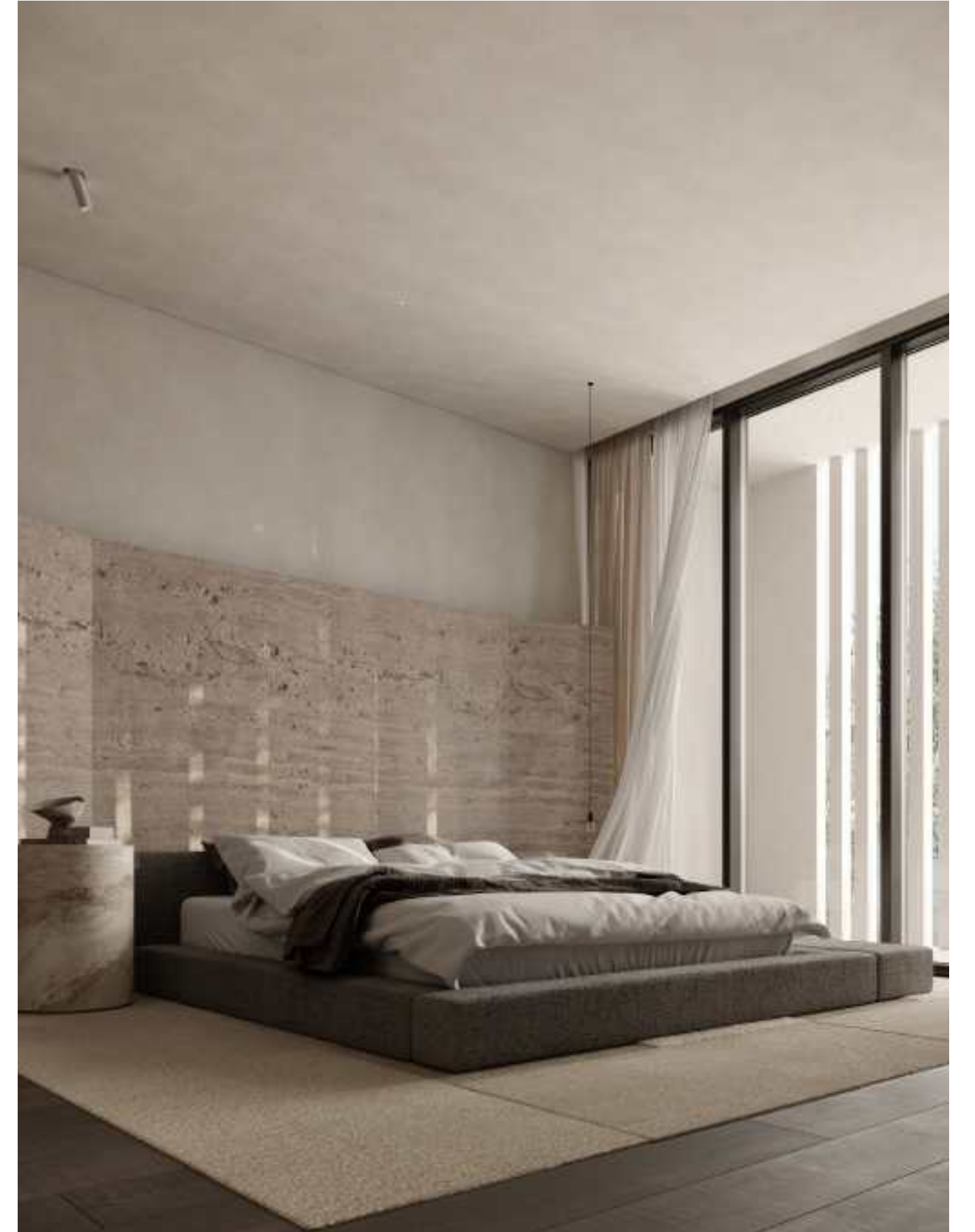


Project Exterior



Project Exterior





Villas Types



Villa A

G Floor



1st Floor



Roof



Plan Info

Total Area
280 m²

Number of Units
02 Units

Number of Bedrooms
04 Bedrooms

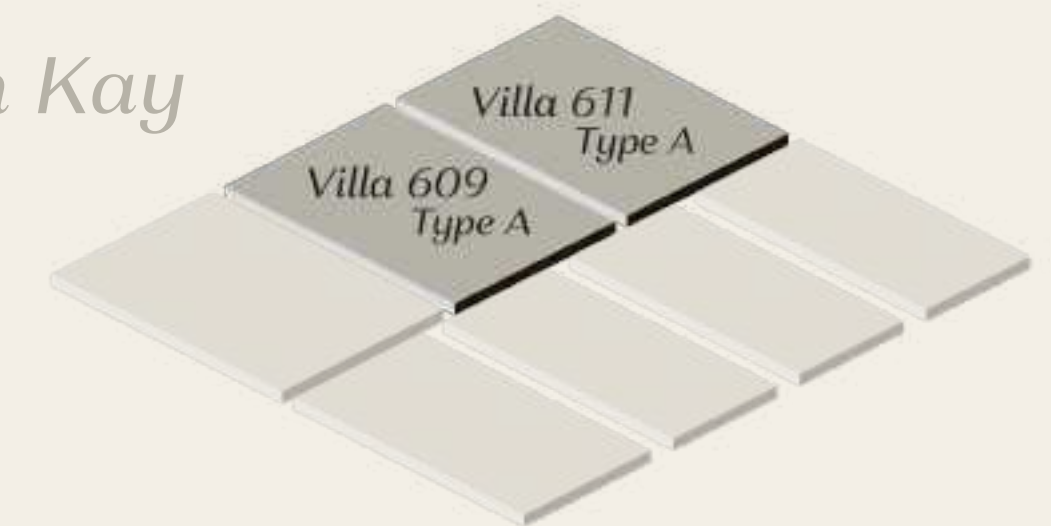
Floors

G Floor
167.65 m²

1st Floor
143.04 m²

Roof
64 m²

Plan Kay



Disclaimer:

The attached floor plans, details, and unit orientations are for illustrative purposes only and are subject to change by the developer/seller at their sole discretion without notice or liability.

All images, including features, finishes, furniture, views, and sizes, are for illustrative purposes only. Finished spaces, orientations, dimensions, layout and materials May be change

Villa B

G Floor



1st Floor



Roof



Plan Info

Total Area
280 m²

Number of Units
01 Units

Number of Bedrooms
04 Bedrooms

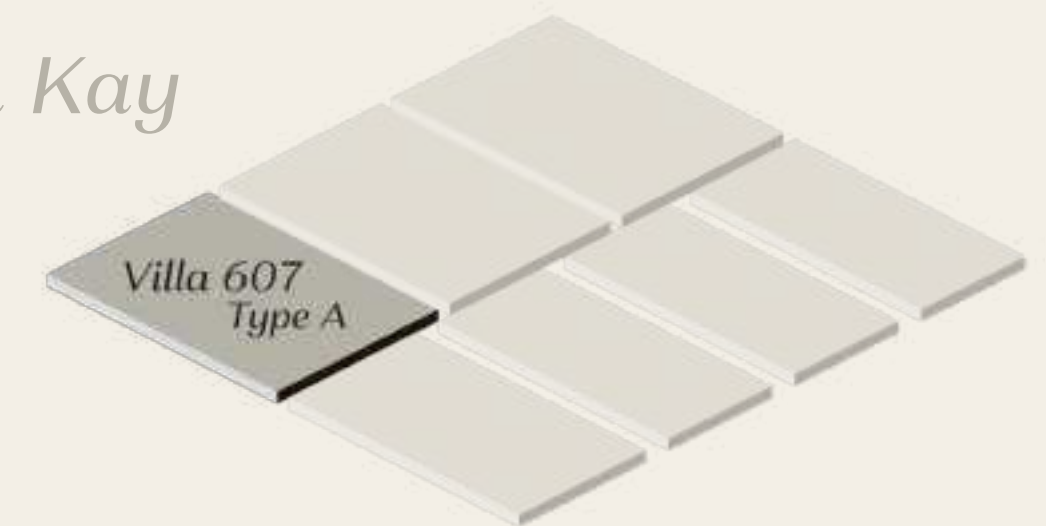
Floors

G Floor
164 m²

1st Floor
141 m²

Roof
67 m²

Plan Kay



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Townhouse C

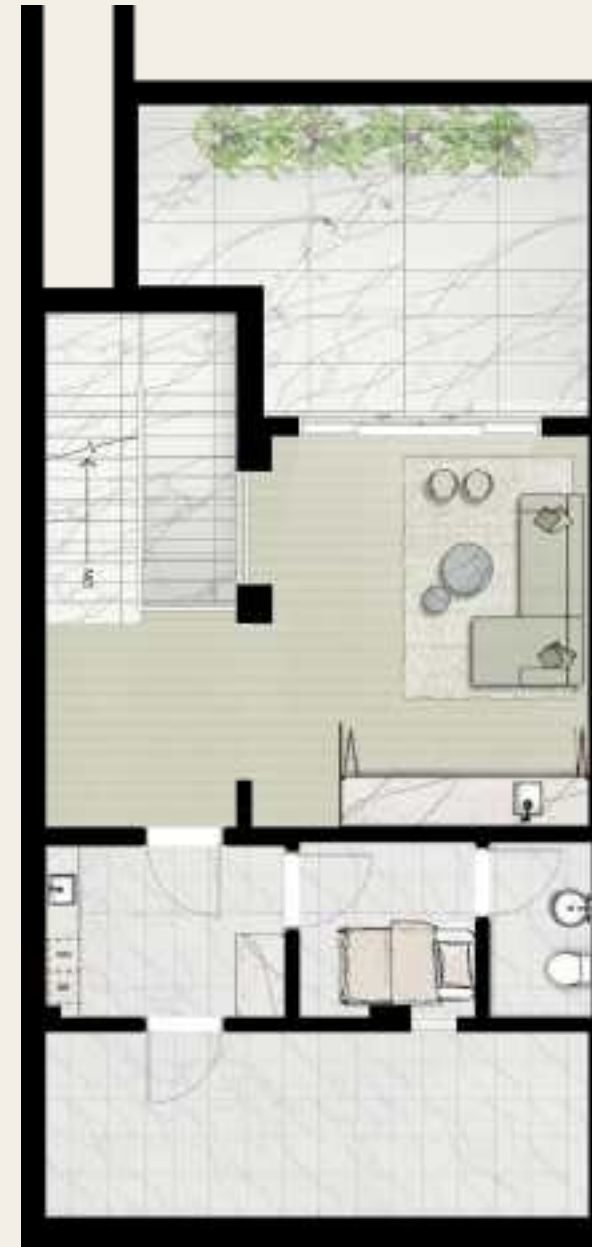
G Floor



1st Floor



Roof



Plan Info

Total Area
240 m²

Number of Units
01 Units

Number of Bedrooms
03 Bedrooms

Floors

G Floor
119.20 m²

1st Floor
151 m²

Roof
65.7 m²

Plan Kay



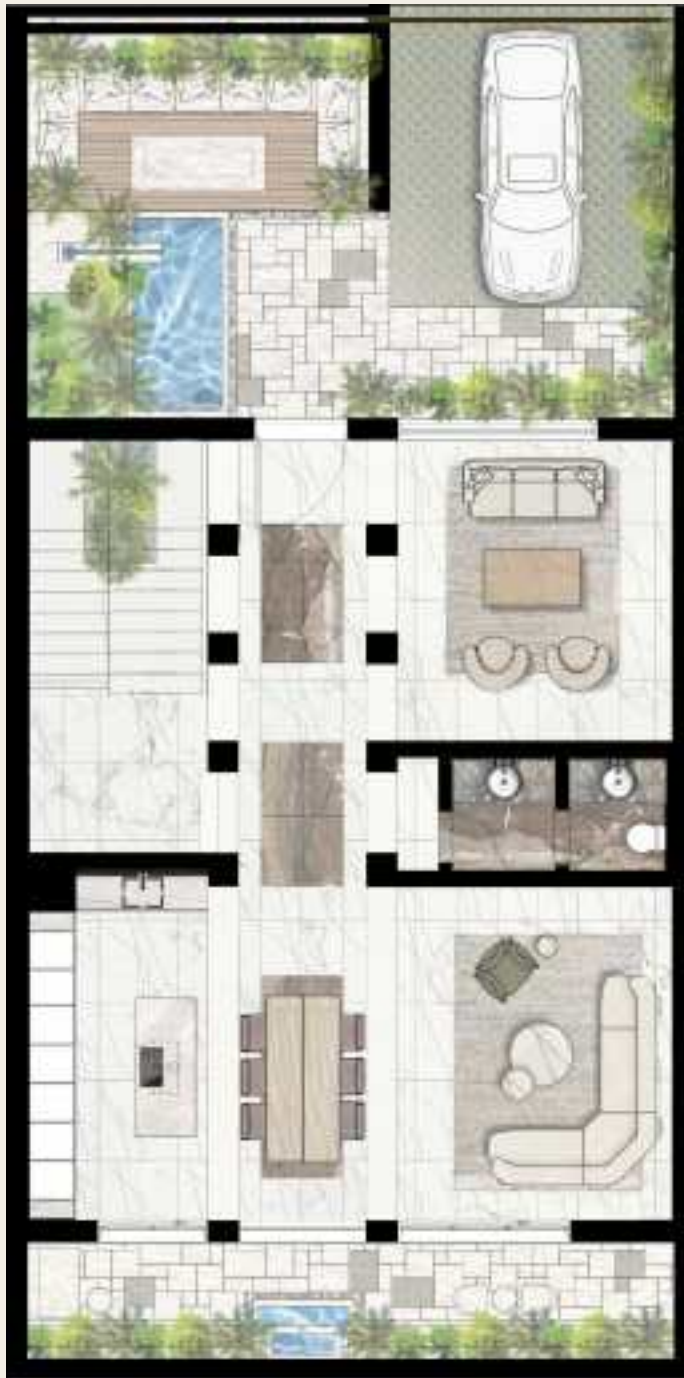
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Townhouse D

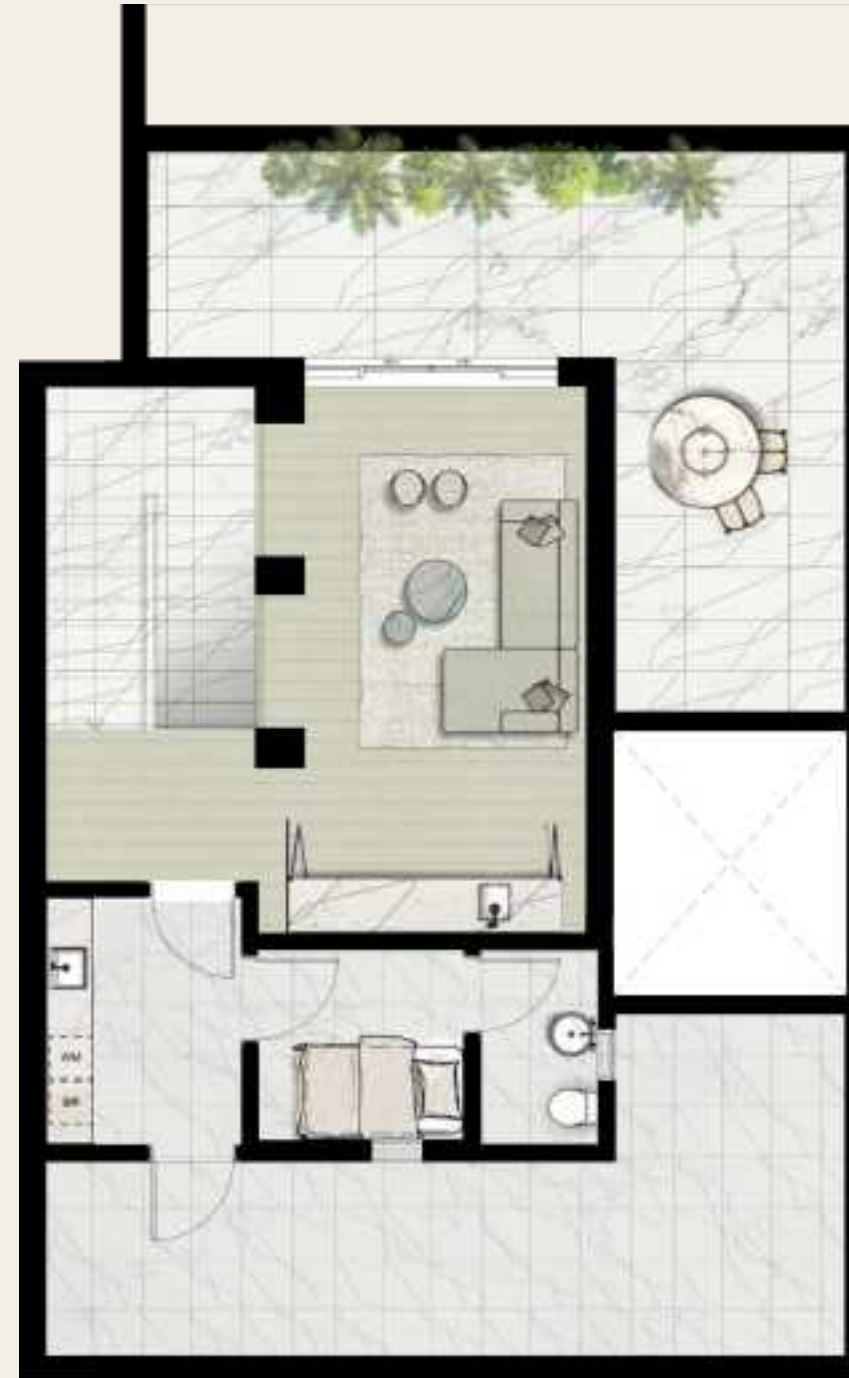
G Floor



1st Floor



Roof



Plan Info

Total Area
200 m²

Number of Units
03 Units

Number of Bedrooms
03 Bedrooms

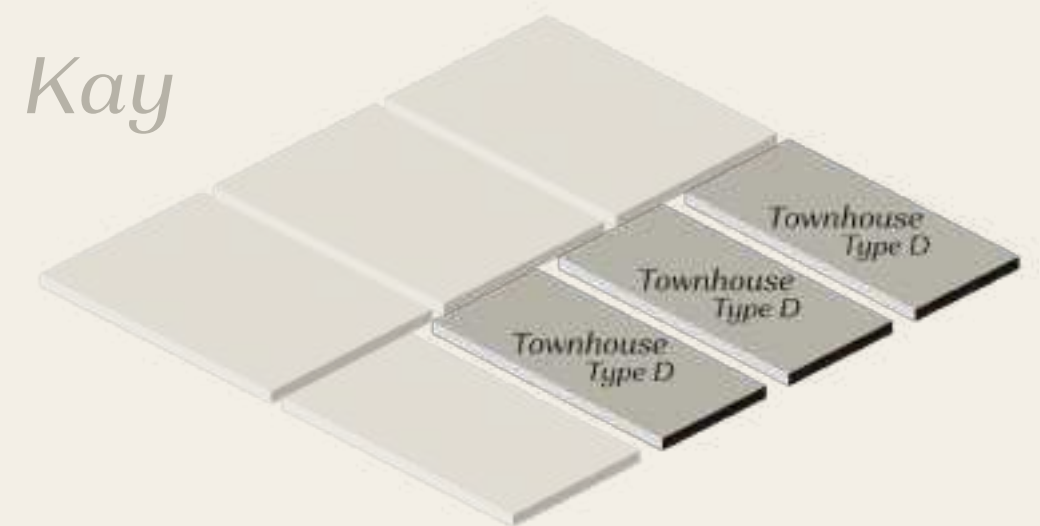
Floors

G Floor
120 m²

1st Floor
156 m²

Roof
65.28 m²

Plan Kay



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*Commitment
& Quality*



Commitment to Quality & Peace of Mind

At Masan Properties, our commitment to excellence extends beyond construction—we stand by our homes long after they are delivered. Every Residence 1503 home is backed by a comprehensive warranty program, ensuring durability, reliability, and long-term peace of mind for homeowners.

Our warranty covers structural integrity, plumbing, electrical systems, insulation, and key finishes, with select components warranted for up to 25 years. In addition, our after-sales service ensures seamless maintenance support, with a dedicated team available to assist homeowners with any inquiries or required servicing.

We believe in building trust through quality and service, ensuring that every home we deliver is as exceptional in performance as it is in design.



*Featured
Projects*



Laysen Oasis

Located in the heart of Riyadh, within Laysen Valley and just off Wadi Hanifa, our 5-star hotel villas development is designed to evoke the feel of an oasis amidst dunes.

The project features 13 luxurious hotel villas and a main amenity building that houses a full spa, gym, reception area, and a central kitchen.

This carefully designed development combines natural beauty with high-end hospitality, offering an exceptional retreat experience in a prime urban location.





Laysen Oasis Exterior



Laysen Oasis Exterior



Laysen Oasis Interior



Laysen Oasis Interior



Laysen Oasis Interior



Laysen Oasis Interior



Laysen Oasis Interior



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