



HAY ALWAFAA
SULTAN HAITHAM CITY



HAY ALWAFAA
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HAY AL WAFAA DISTRICT

Discover a community that offers a perfect blend of modern living, comfort, and convenience.

At Hay Al Wafaa District, we believe your home should be your sanctuary—where every day feels like a fresh start, and every corner is designed to inspire and relax.





مدينة السلطان هيثم

SULTAN HAITHAM CITY

SULTAN HAITHAM CITY

The embodiment of His Majesty Sultan Haitham's city encapsulates a captivating and enchanting journey towards a tomorrow filled with happiness and prosperity.

It envisions a splendid future that reflects the highest values and impacts by reviving the rich heritage and constructing a vision that encompasses all aspects of modern and innovative life in the Sultanate of Oman.

Working to establish a strong and resilient foundation for an innovative and inclusive future society, it harmoniously brings together all generations and lifestyles, transcending cultural barrier.

SULTAN HAITHAM CITY

PROJECT FEATURES



The First Smart
City in Oman



25 Mosques



Healthcare
Facilities



39
Government Schools



Cultural Centers



Daycare Centers



Universities



Commercial
Establishments



19
Integrated Neighborhoods



Total of
2,900,000 m²
of Green Spaces



Central Park
& The Valley Spanning

HAY ALWAFAA PROJECT

The Sultan Haitham City is home to the latest innovative residential projects, with “Hay Elwafaa” standing out as the first of its kind in the region. This district spans one million square kilometers and embodies an advanced vision for sustainable urban living.



The features of “Hay Al Wafaa” Infrastructure integration

The neighborhood stands out for its advanced infrastructure that comprehensively meets the residents’ needs, including roads, facilities, and public services.



Environmental sustainability

The neighborhood relies on advanced technologies to preserve the environment, such as material recycling and providing eco-friendly public transportation



Diversity of the population

The neighborhood encompasses a diverse range of residential options catering to the varied needs of different segments of the community.



Social amenities

The neighborhood stands out for providing a variety of social and recreational facilities, making it an ideal destination for living and enjoying a high quality of life.



AL-ABRAR
REALESTATE

THE DEVELOPER

Al Abrar Real Estate was established with in the arms of Al-Siyabi International Group, founded in 1997, reflecting an exceptional vision for creativity and innovation.

It has excelled in providing design services with uniqueness and distinction, focusing on a diverse range of areas including shopping centers, offices, hotels, multi-use complexes, and residential buildings and others.

DISCOVER THE INSPIRING FUTURE

Hay Al Wafaa in Sultan Haitham City boasts a unique blend of natural beauty and urban development, making it an ideal destination for living and enjoying a high quality of life. Traditional values seamlessly intertwine with technological progress, rendering the neighborhood a true reflection of the community's aspirations towards a bright and prosperous future.

Hay Al Wafaa, residents have access to everything they need for a comfortable and luxurious life, including modern facilities such as schools, hospitals, stores, and restaurants. Additionally, there are recreational areas and green spaces for enjoying nature and tranquility. Additionally, Hay Elwafa is characterized by cultural and social diversity, bringing together residents from various cultures and nationalities to form a cohesive community that lives in peace and understanding.

Thanks to this cultural blend, the residents of Hay Al Wafaa can continuously learn and evolve, giving the community a vitality and dynamism like no other. In general, Al-Abrar neighborhood serves as a prominent example of striking a balance between preserving heritage and embracing continuous development, making it an ideal place to live and enjoy a life full of opportunities and rich experiences.



An architectural rendering of the Hay AlWafaa development. In the foreground, three men in white thobes and ghutras walk away from the viewer on a paved plaza. To the left, a modern, white, rounded vehicle is partially visible. In the background, a tall, slender, golden obelisk stands prominently. The surrounding architecture consists of multi-story buildings with a warm, earthy color palette and large windows. Lush green trees are planted throughout the plaza. On the right, a semi-transparent purple overlay contains a list of facilities. The overall scene is bright and clear, suggesting a sunny day.

HAY ALWAFAA FACILITIES

- Two Mosques
- Commercial Center
- Three Large Scale kindergartens
- Kids Playing Areas
- Bus Station
- Two Majlis

HAY ALWAFAA FACILITIES

- ↪ Boulevard & Plaza
- ↪ Private Hospital
- ↪ Health Center (Government)
- ↪ School Complex
- ↪ Culture Center
- ↪ Main Park (Wadi Park)



PRIME LOCATION

Nestled in the heart of the city, Hay Al Wafaa Distrist offers easy access to schools, shopping centers, hospitals, and major business hubs, making it the ideal place for families and professionals alike.



MODERN DESIGN

Experience contemporary architecture with thoughtfully designed layouts that maximize space and natural light. Each apartment is crafted with premium materials and finishes, offering an elegant touch to your daily living.



SPACIOUS LIVING AREAS

Bright, airy spaces with high ceilings and large windows.





FULLY FITTED KITCHENS

Sleek, modern designs with
top-of-the-line appliances.



LUXURIOUS BEDROOMS

Comfort and privacy with ensuite bathrooms.

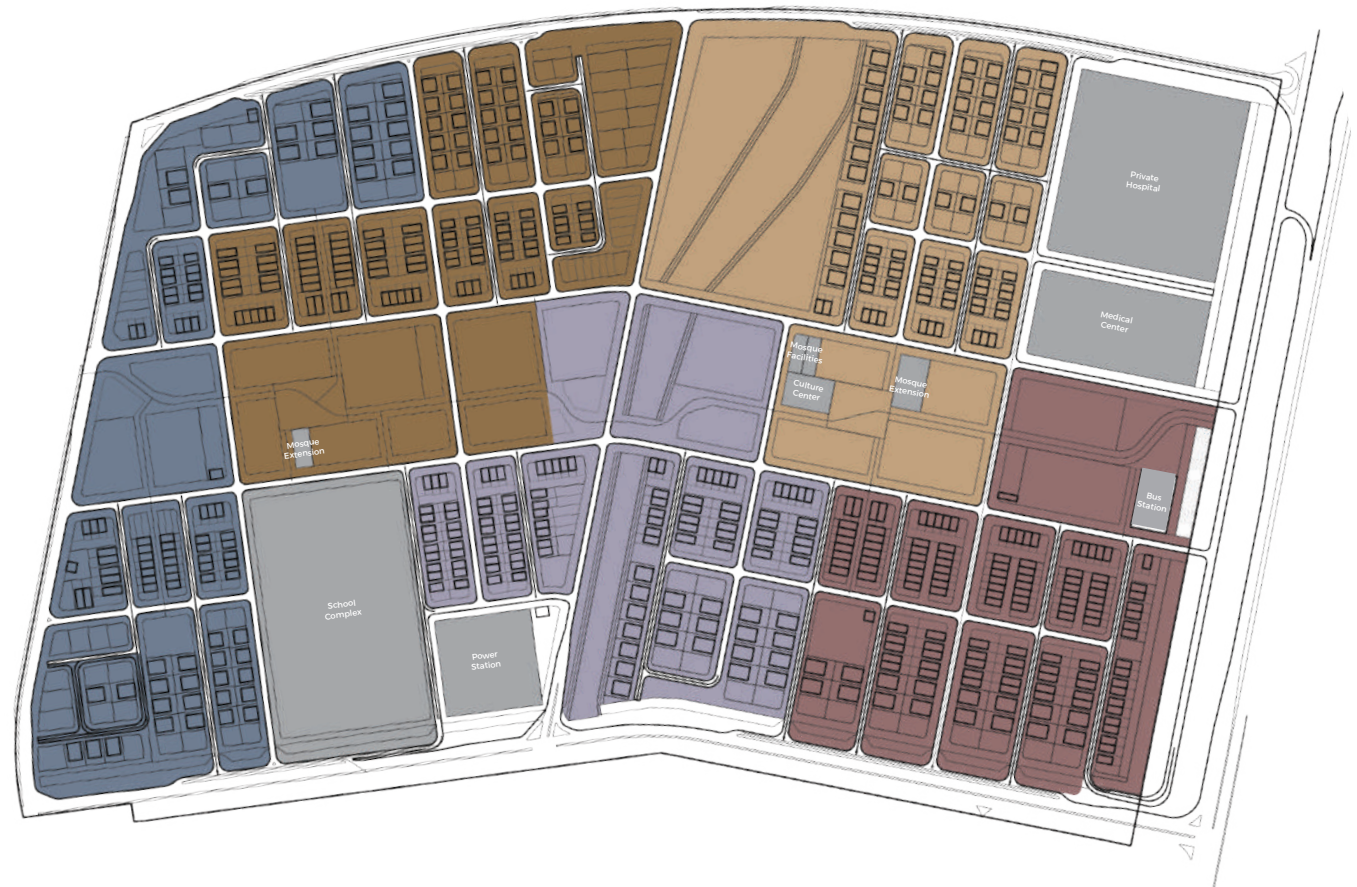
STYLISH BATHROOMS

Equipped with high-quality fixtures for a luxurious feel.



HAY AL WAFAA

PROJECT PHASES MASTER PLAN



Phase
1

Phase
2

Phase
3

Phase
4

Phase
5

Public
SERVICES

UNIT TYPES



Townhouses



Semi-Detached
Villas



Independent
Villas



Apartments



APARTMENTS 10 - 59 PLANS





HAY ALWAFAA
SULTAN HAITHAM CITY

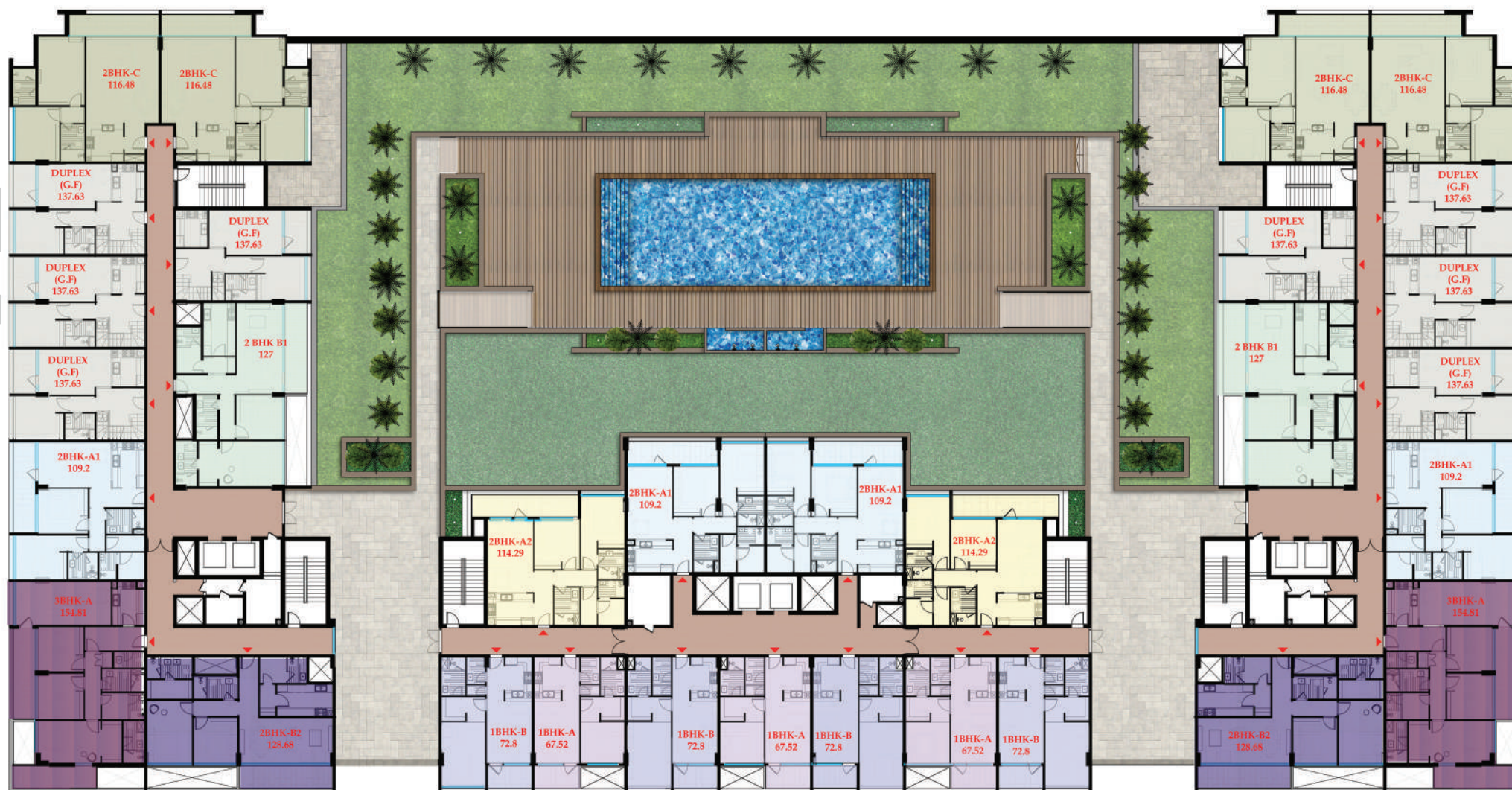


Floor Plan 10-59

First Floor



HAY ALWAFAA
SULTAN HAITHAM CITY

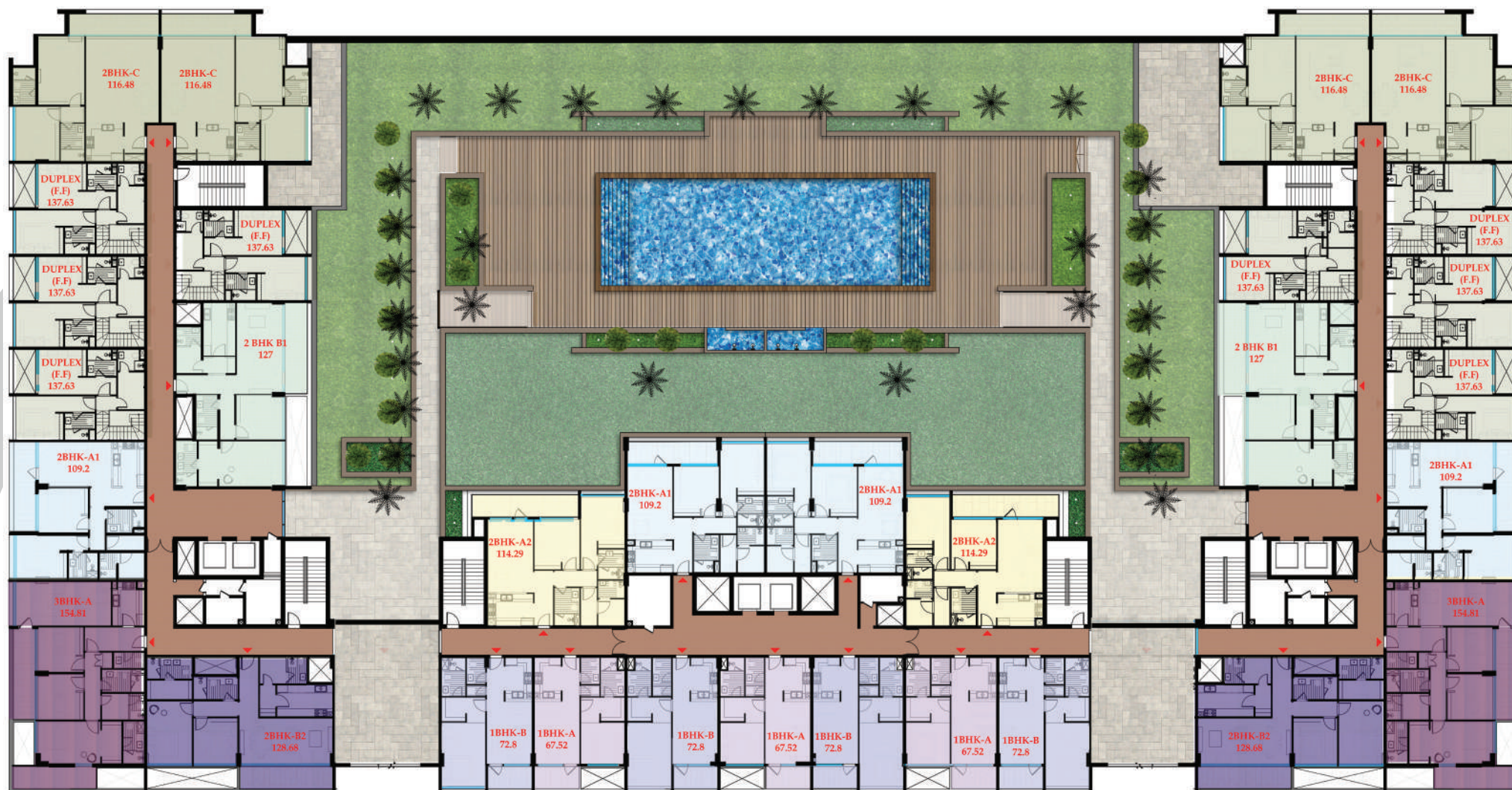


Floor Plan 10-59

Second Floor



HAY ALWAFAA
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Floor Plan 10-59

Third Floor



HAY ALWAFAA
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Floor Plan 10-59

Forth Floor



HAY ALWAFAA
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Floor Plan 10-59

Fifth Floor



HAY ALWAFAA
SULTAN HAITHAM CITY



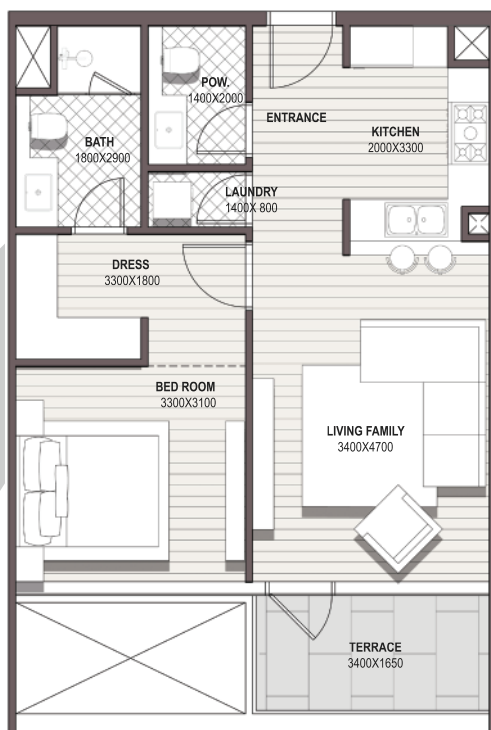
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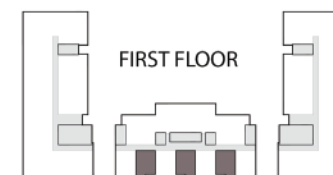
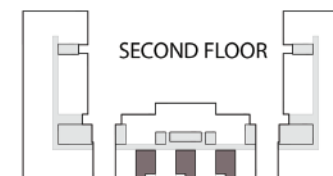
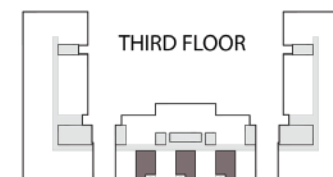
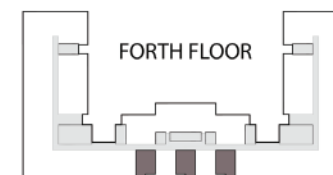
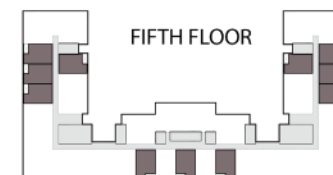
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HAY ALWAFAA
SULTAN HAITHAM CITY



AREA
67.52 SQM

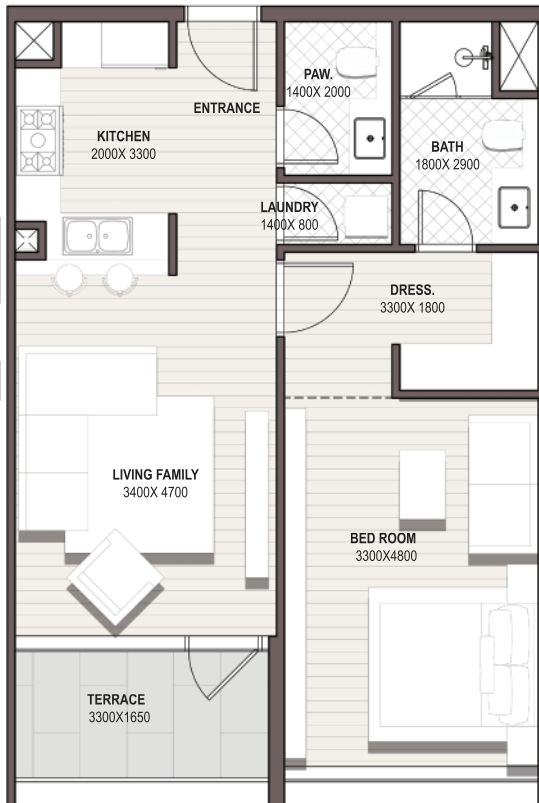


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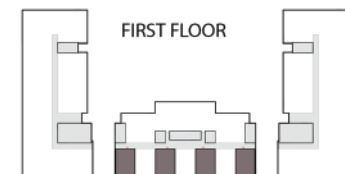
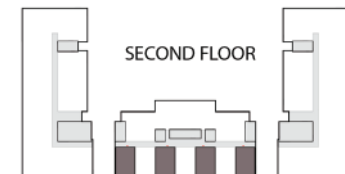
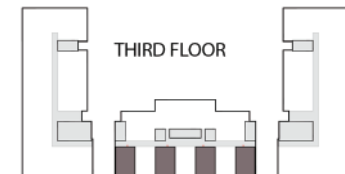
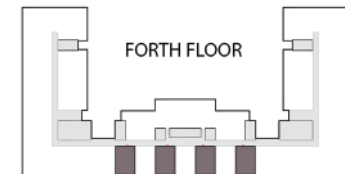
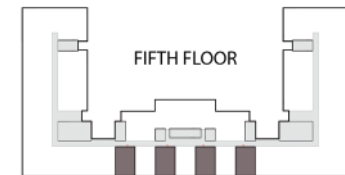


AREA

72.80 SQM



HAY ALWAFAA
SULTAN HAITHAM CITY

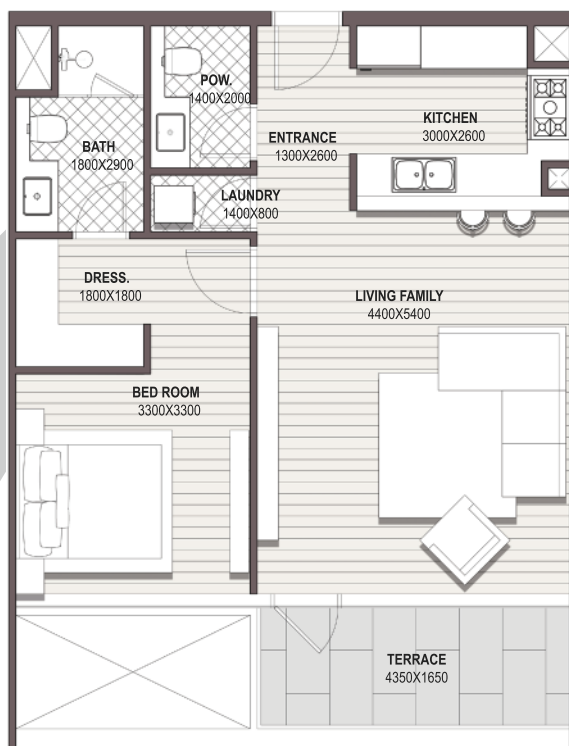


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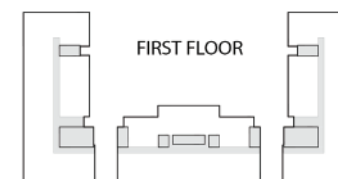
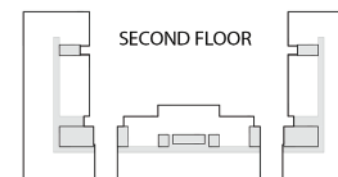
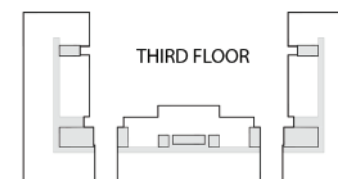
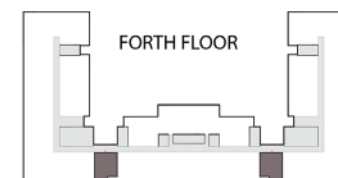
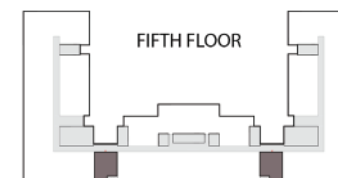


AREA

77.92 SQM



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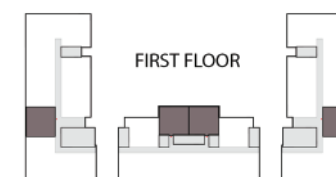
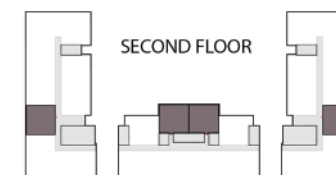
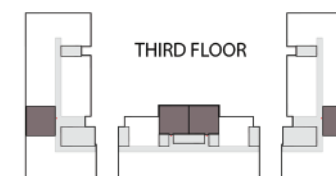
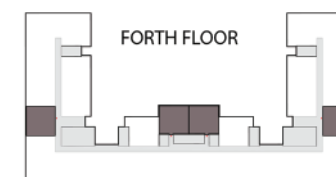
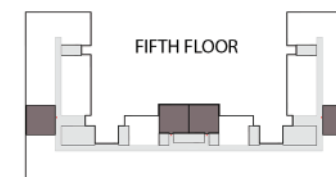
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AREA
109.20 SQM



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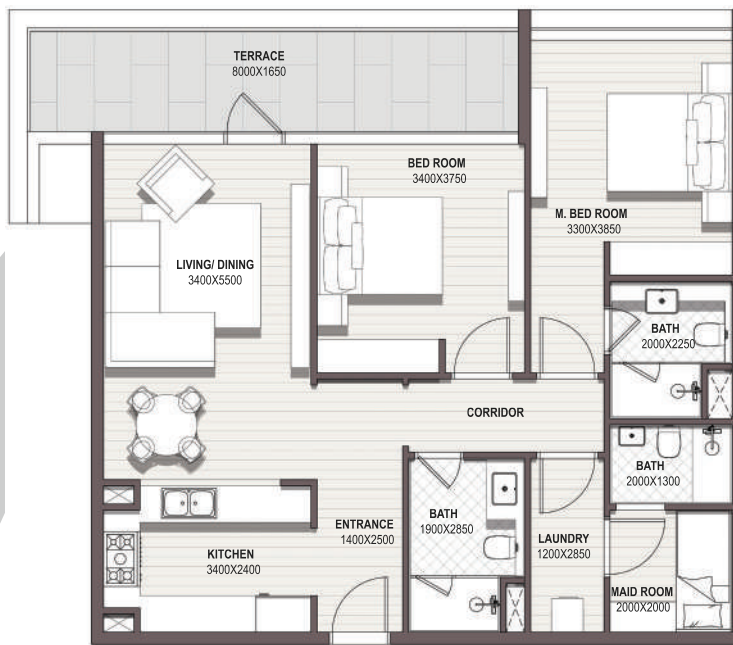
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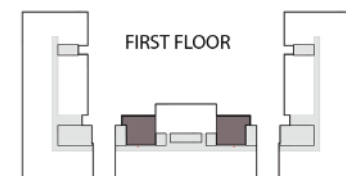
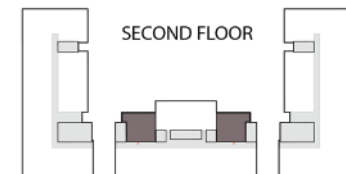
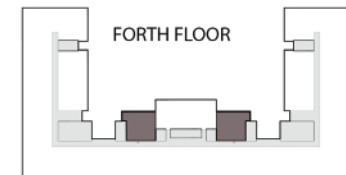
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HAY ALWAFAA
SULTAN HAITHAM CITY



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114.29 SQM



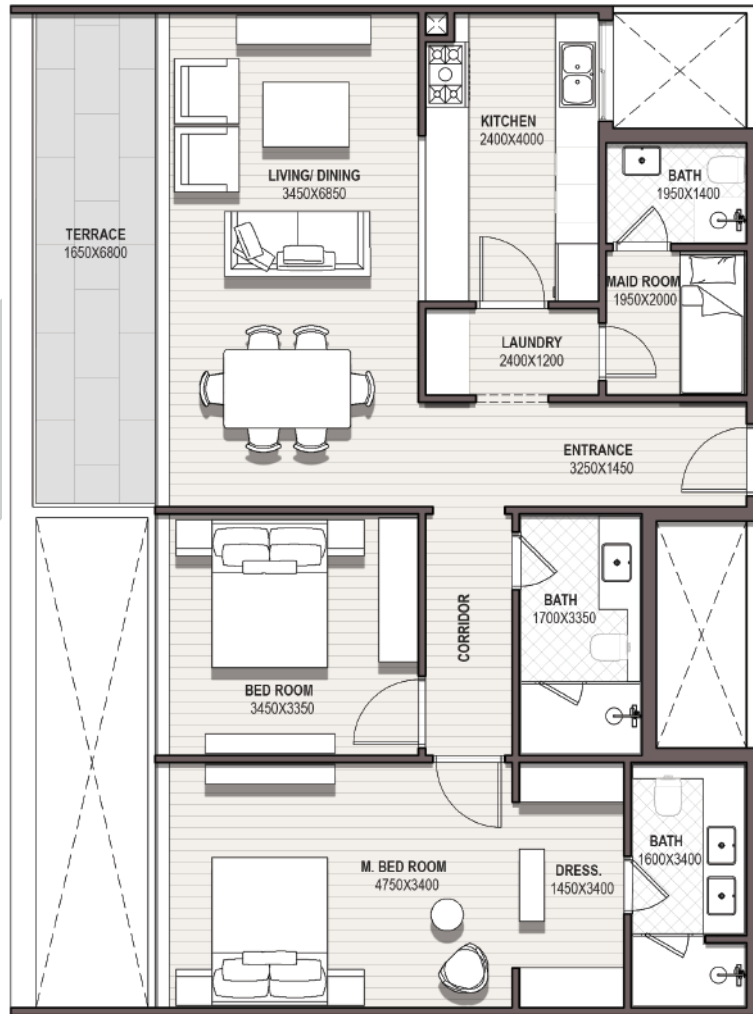
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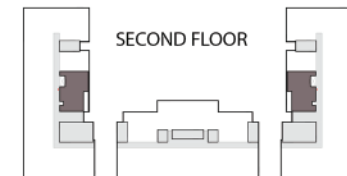
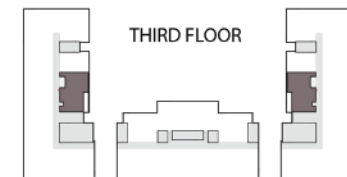
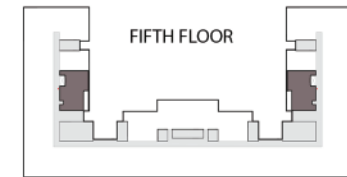


HAY ALWAFAA
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AREA

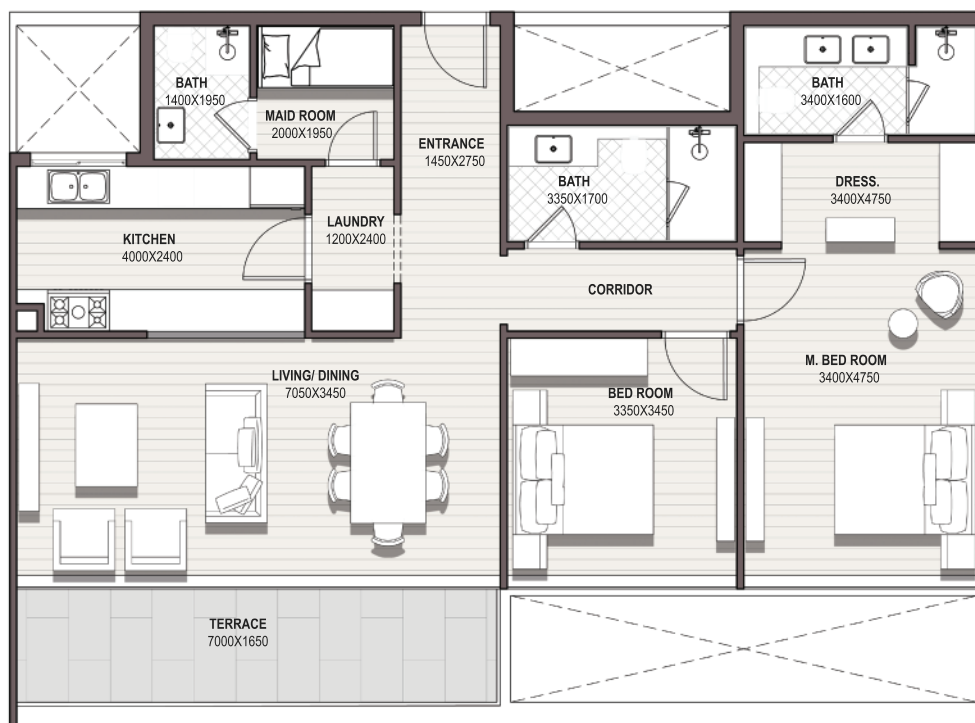
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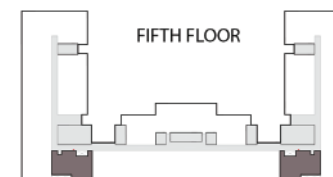


AREA

128.68 SQM



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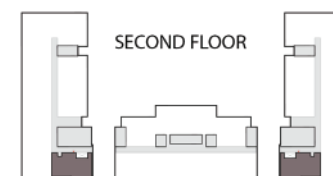
FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR



FIRST FLOOR

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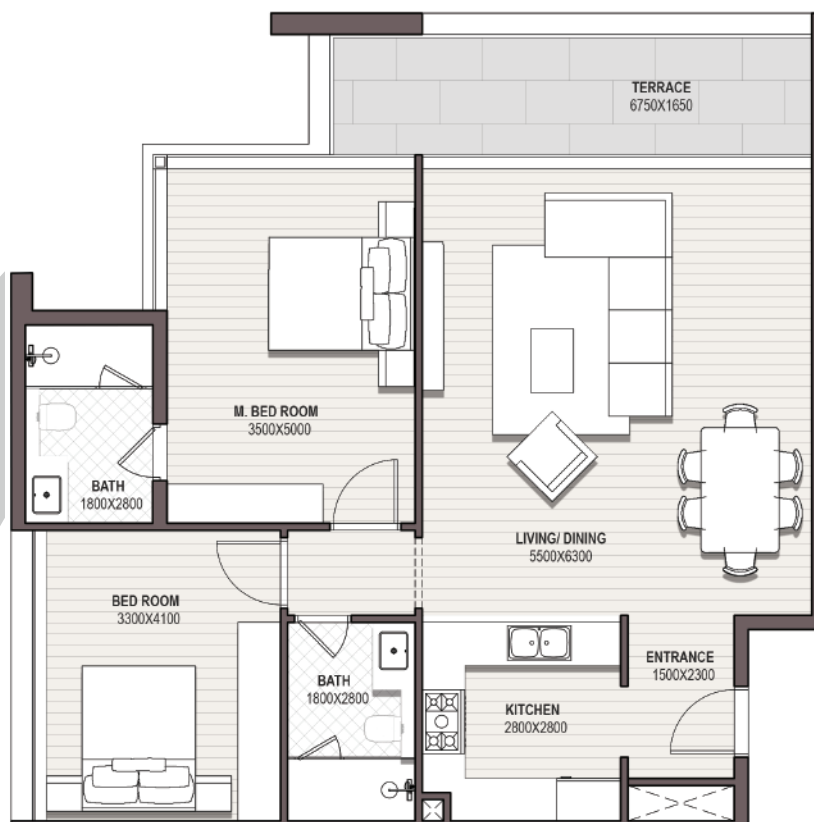
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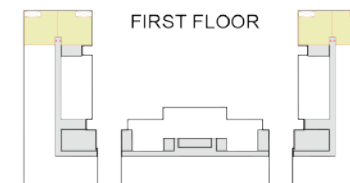
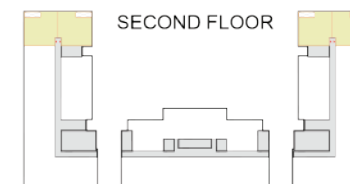
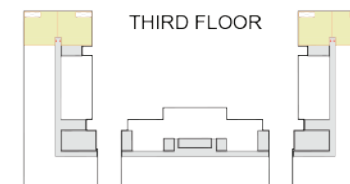
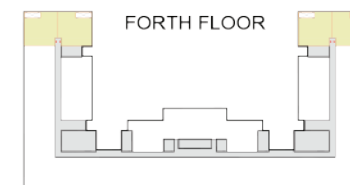
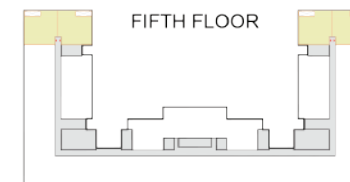
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HAY ALWAFAA
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AREA
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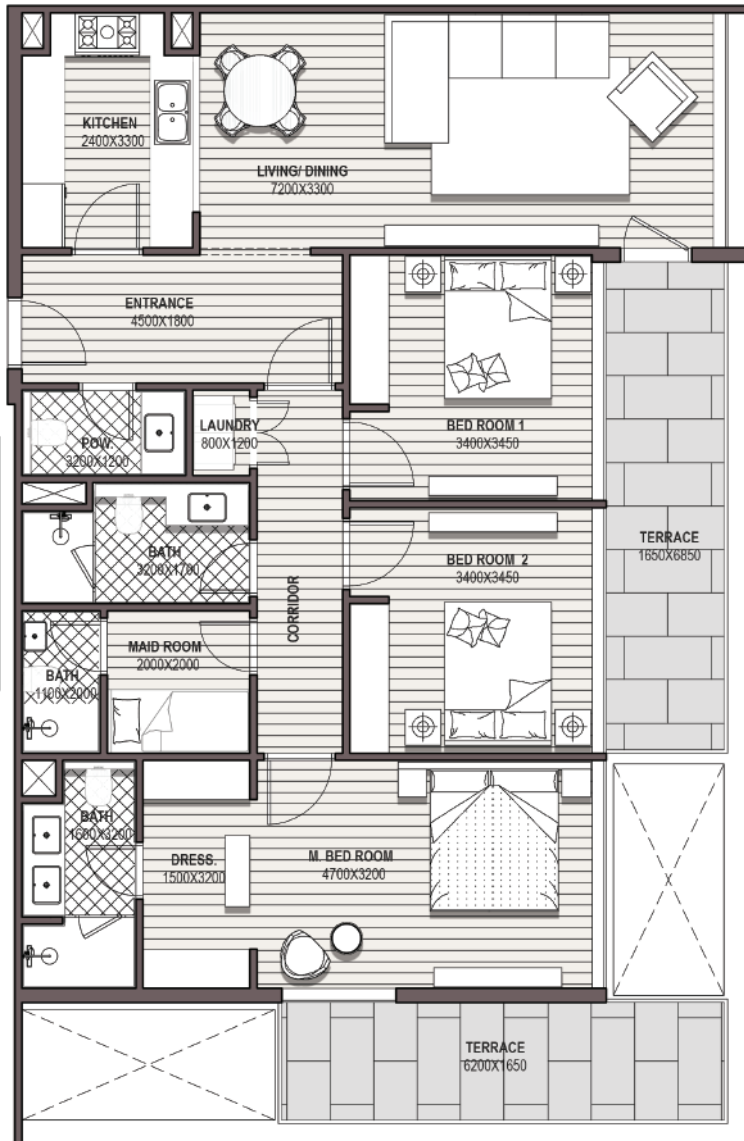


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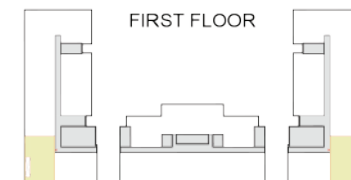
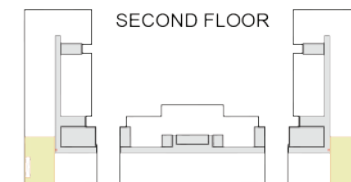
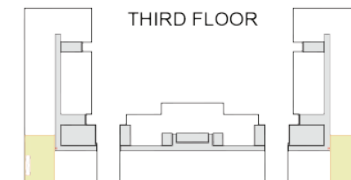
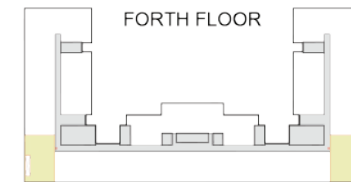
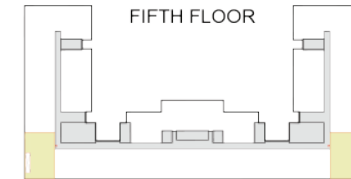
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HAY ALWAFAA
SULTAN HAITHAM CITY



AREA
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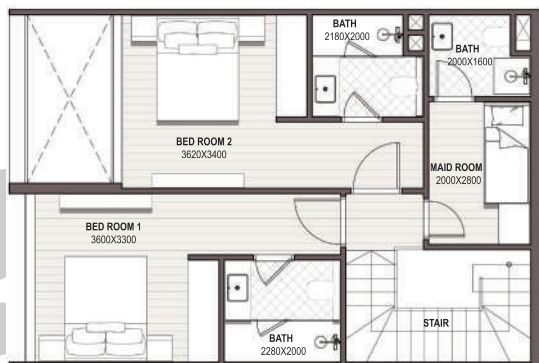
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DUPLEX

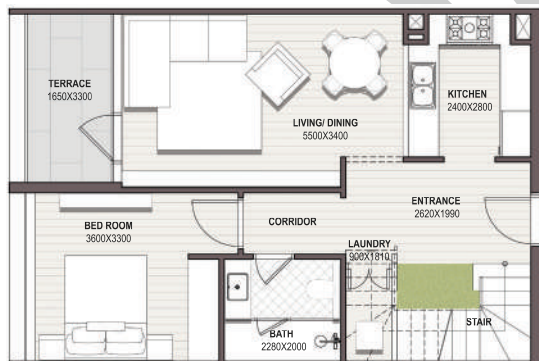


HAY ALWAFAA
SULTAN HAITHAM CITY

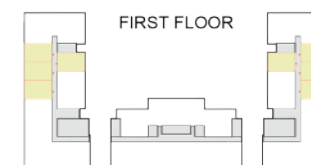
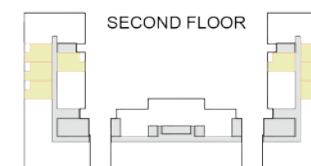
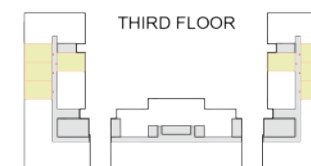
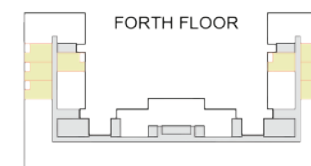
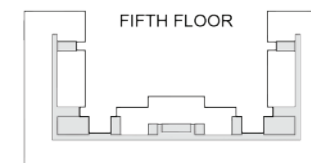
Upper Duplex



Lower Duplex



AREA
137.63 SQM





APARTMENTS 10 - 61 PLANS





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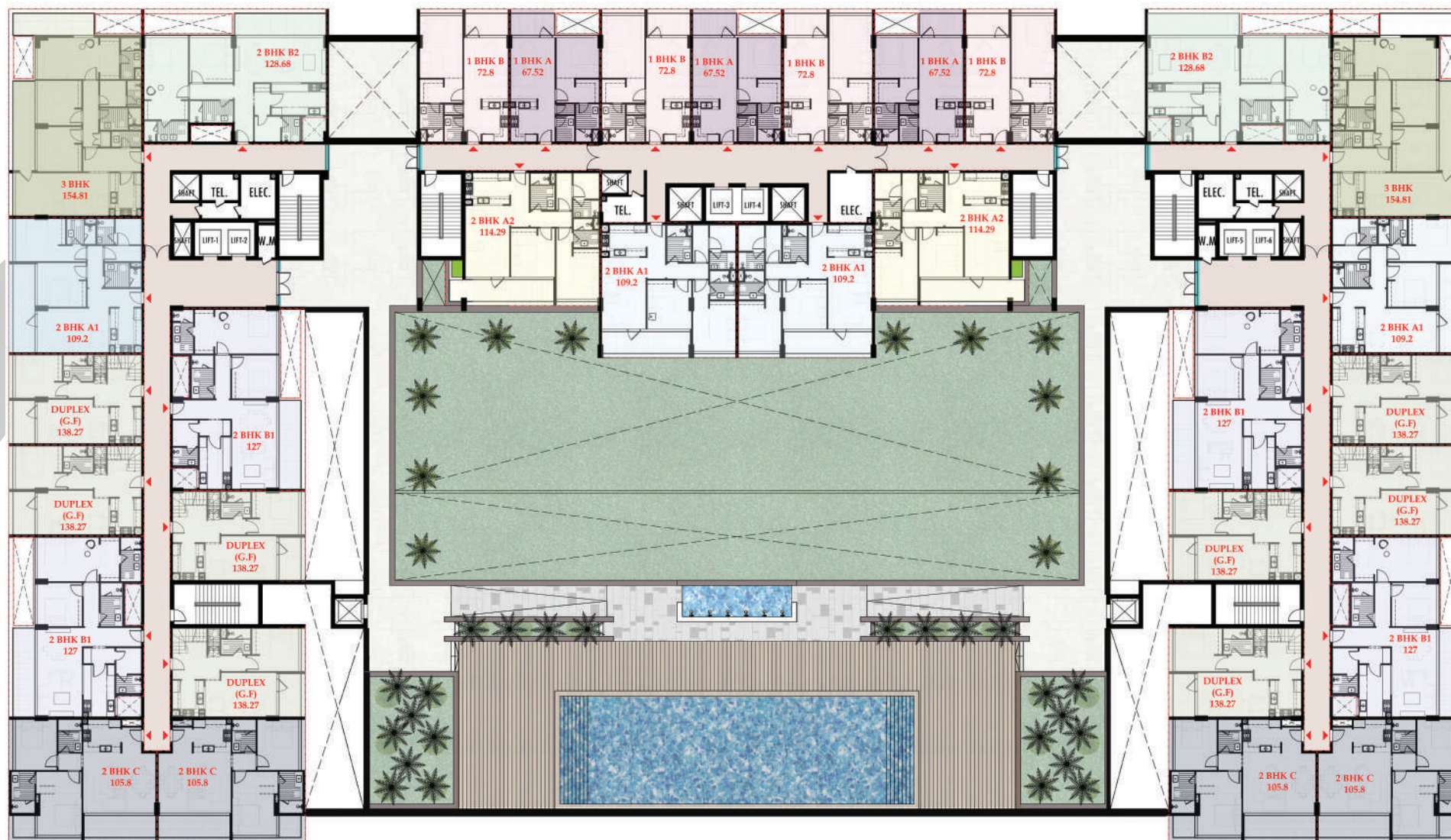


Floor Plan 10-61

First Floor



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SULTAN HAITHAM CITY

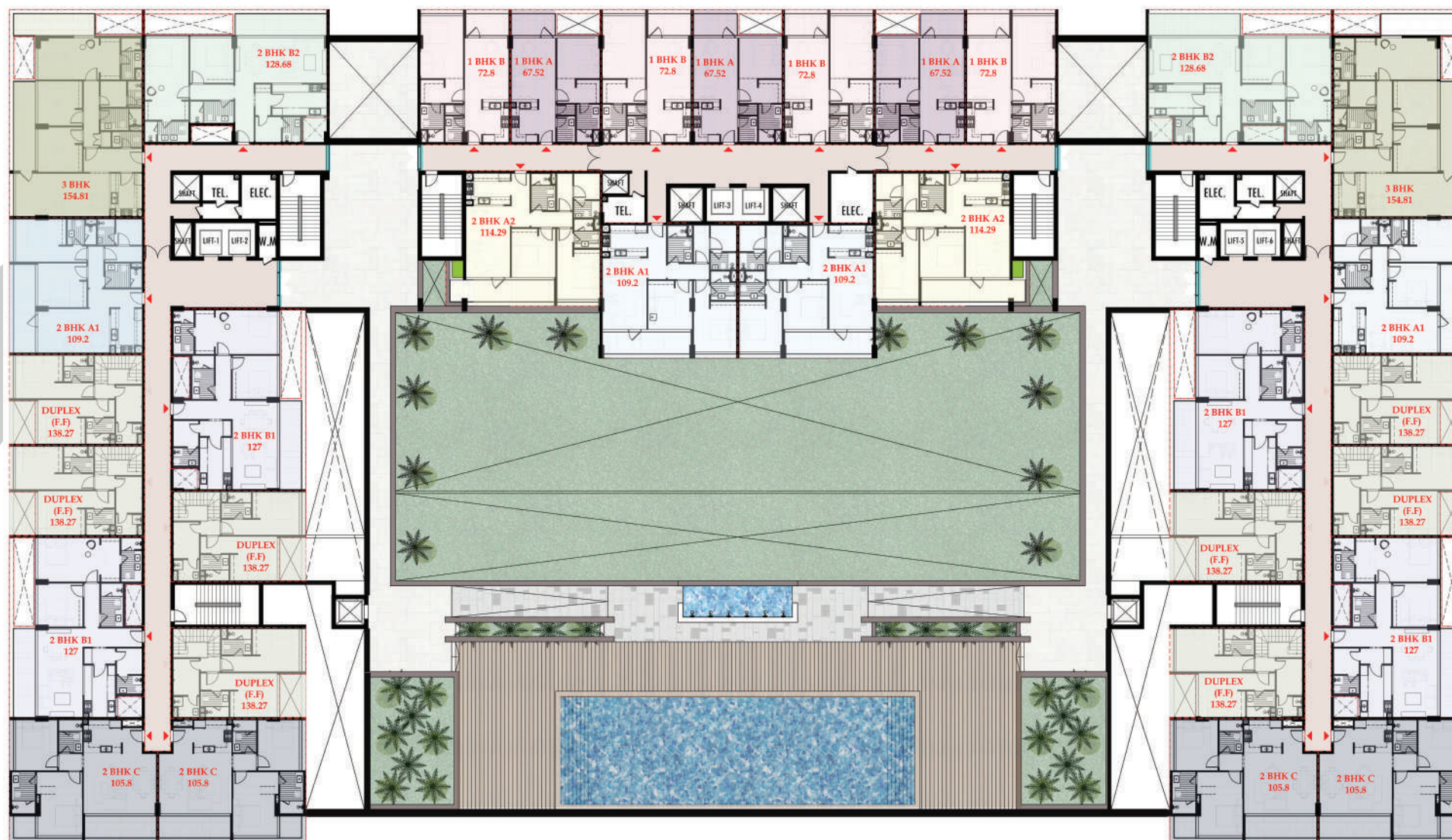


Floor Plan 10-61

Second Floor



HAY ALWAFAA
SULTAN HAITHAM CITY

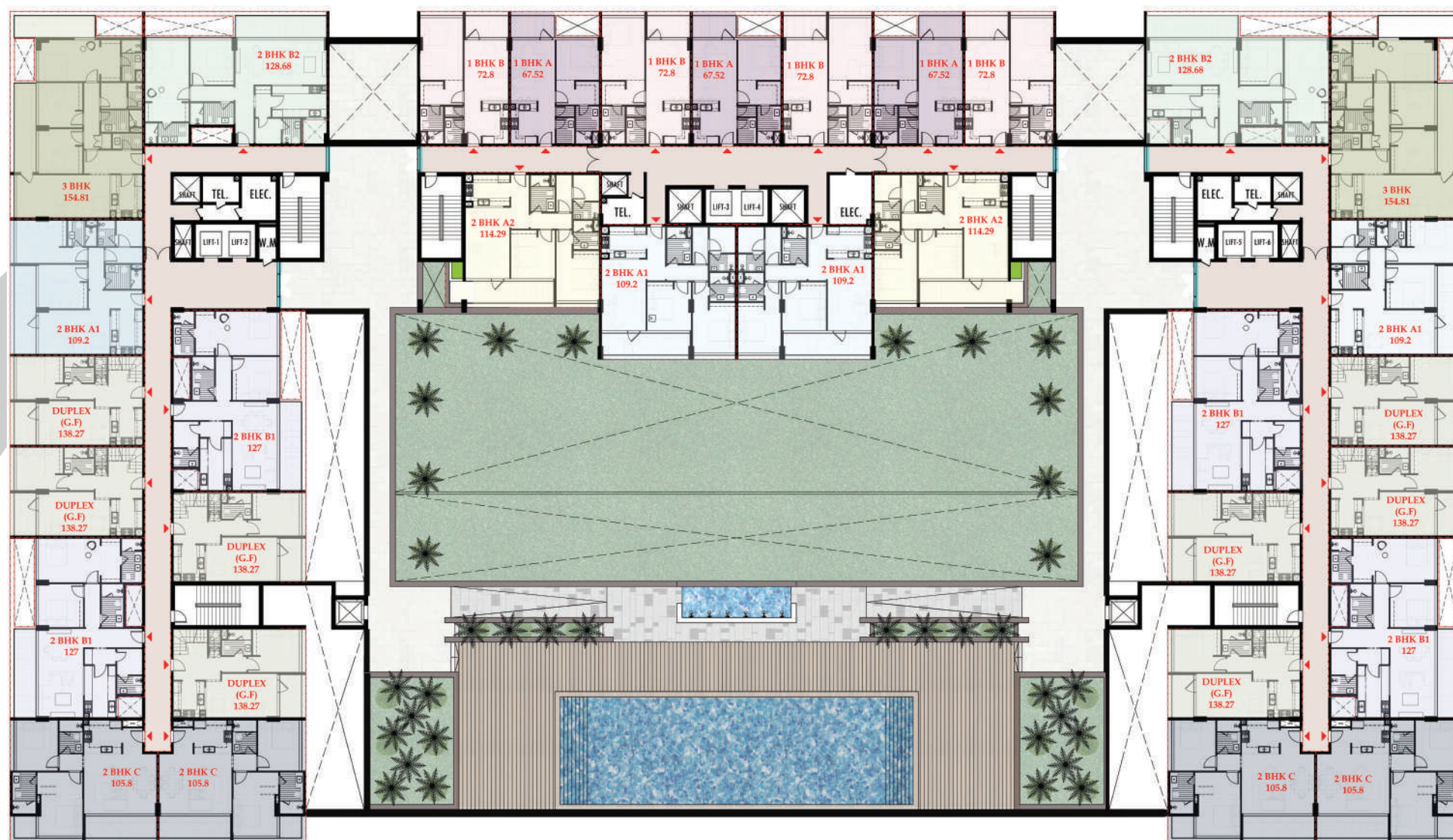


Floor Plan 10-61

Third Floor



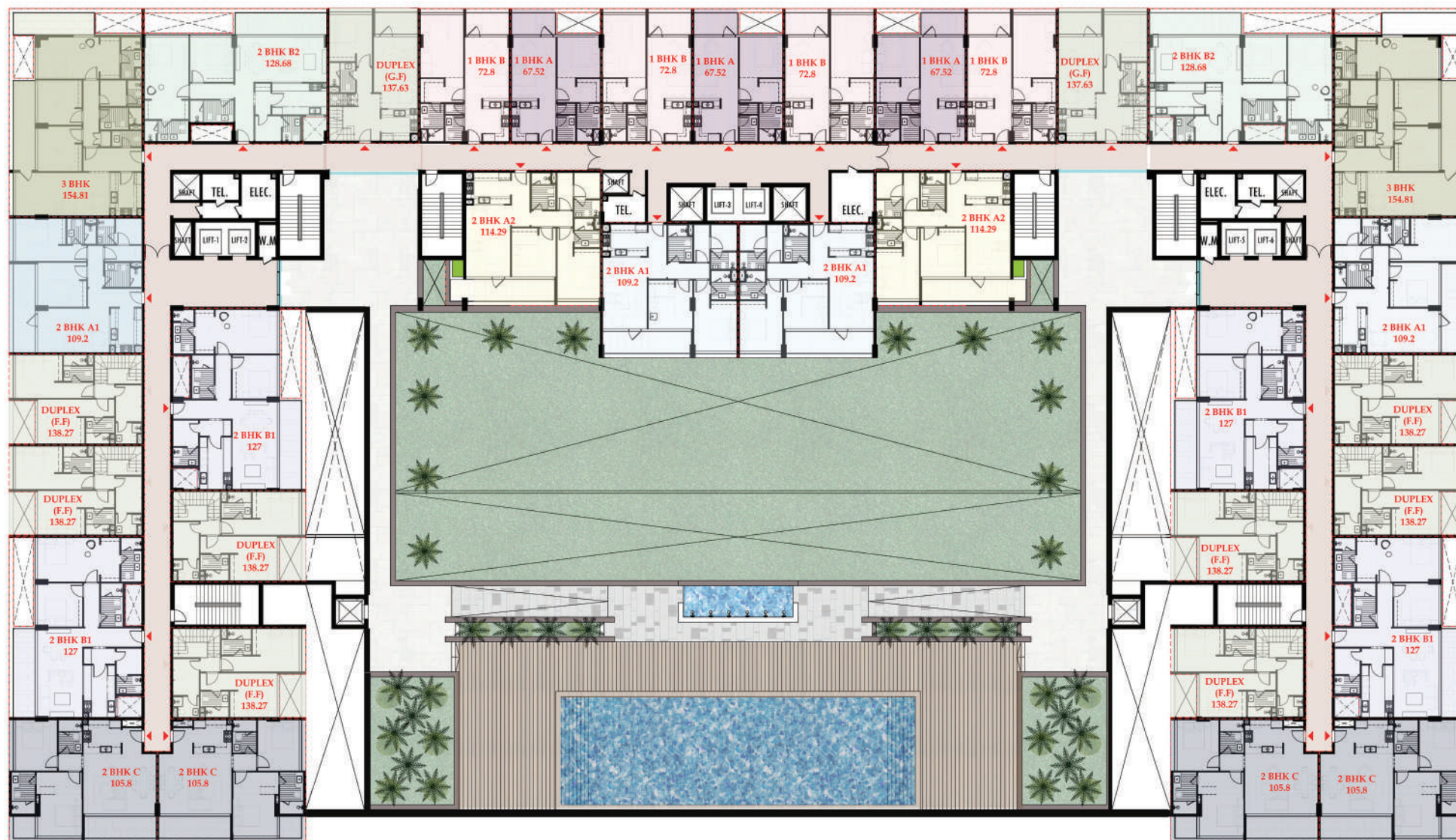
HAY ALWAFAA
SULTAN HAITHAM CITY



Floor Plan 10-61 Forth Floor



HAY ALWAFAA
SULTAN HAITHAM CITY

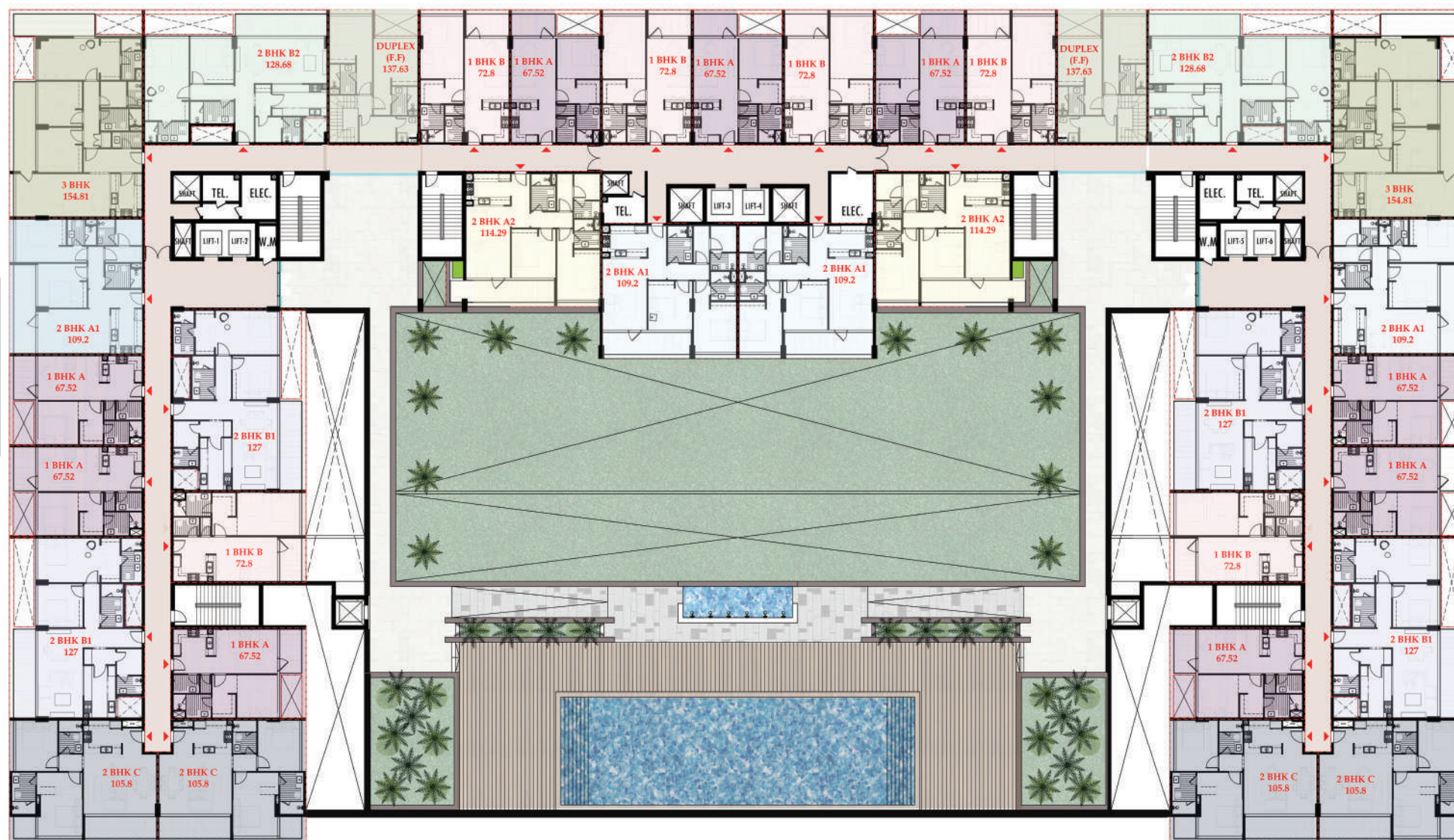


Floor Plan 10-61

Fifth Floor



HAY ALWAFAA
SULTAN HAITHAM CITY

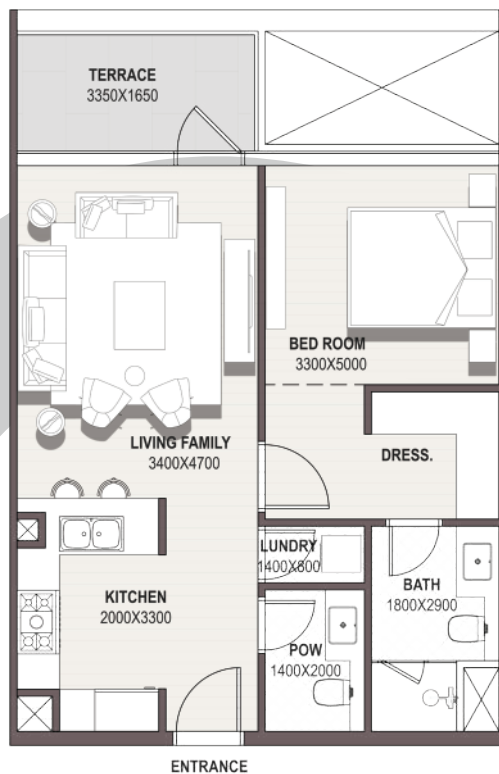




1 BHK

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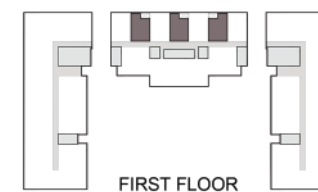
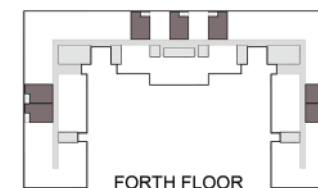
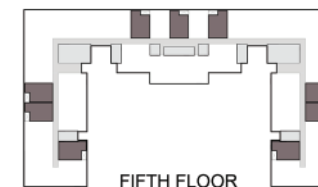
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AREA
67.52 SQM.



HAY ALWAFAA
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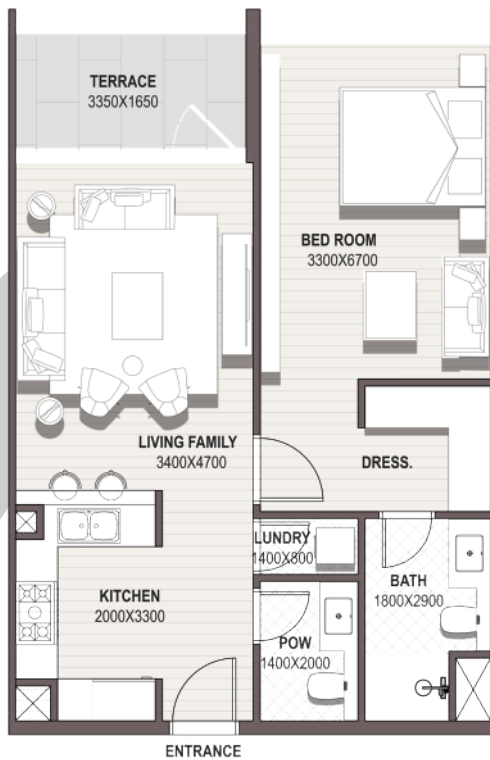
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TYPE

B

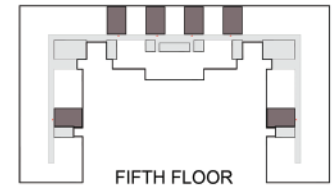


HAY ALWAFAA
SULTAN HAITHAM CITY



AREA

72.80 SQM.



FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR

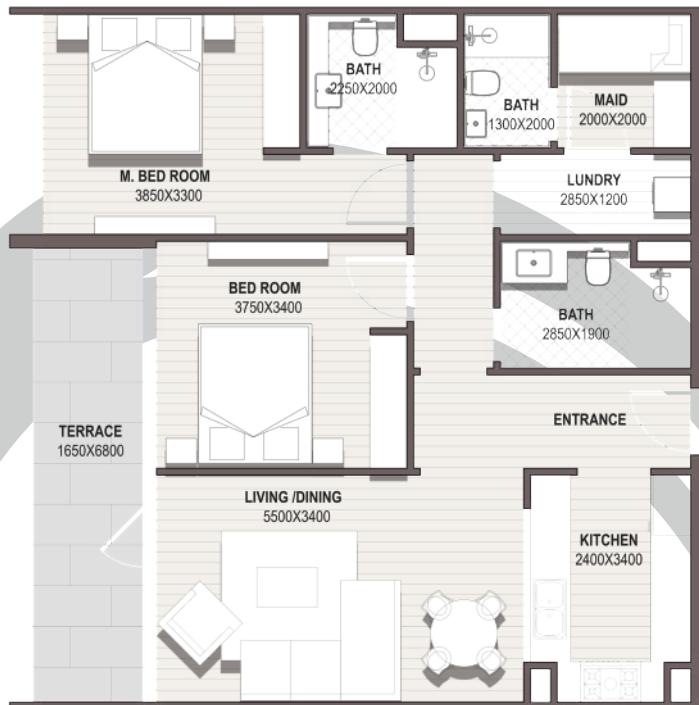


FIRST FLOOR

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2 BHK

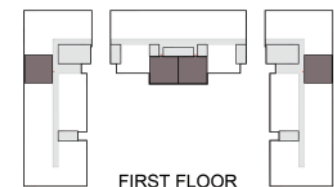
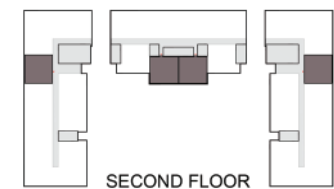
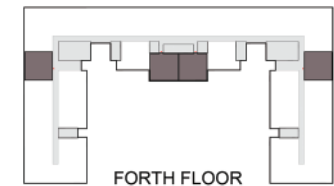
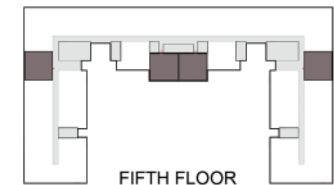
TYPE
A1



AREA
109.20 SQM



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2 BHK

TYPE
A2

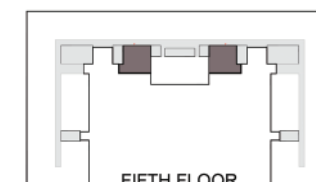


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SULTAN HAITHAM CITY

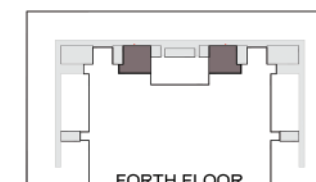


AREA

114.29 SQM.



FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR

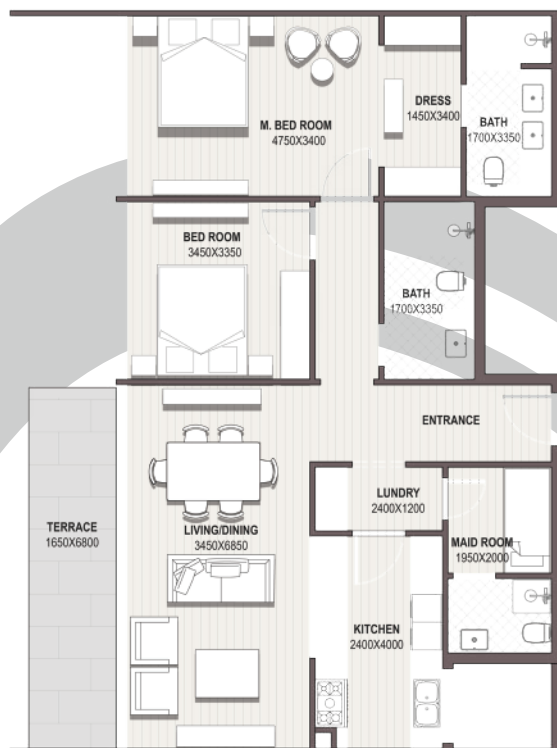


FIRST FLOOR

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2 BHK

TYPE
B1

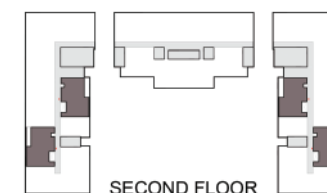
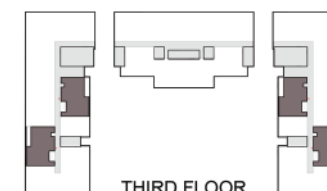
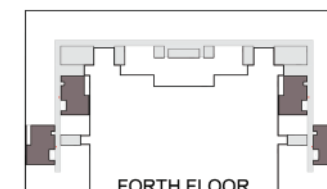
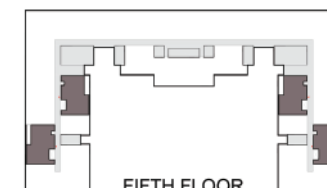


AREA

127.00 SQM.



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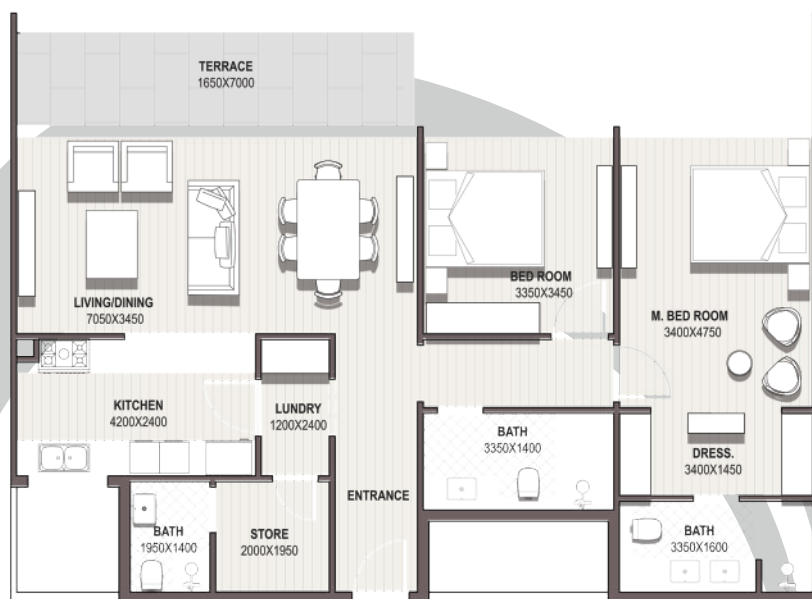
2 BHK

TYPE

B2



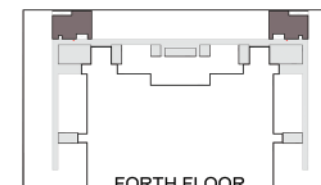
HAY ALWAFAA
SULTAN HAITHAM CITY



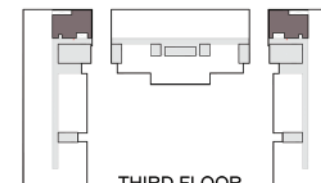
AREA
128.68 SQM.



FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR



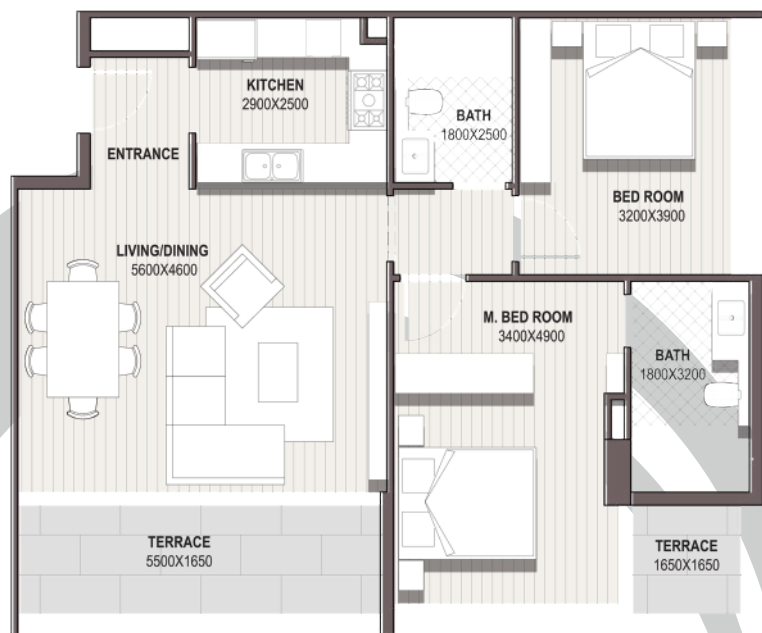
FIRST FLOOR

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2 BHK

TYPE

C



AREA

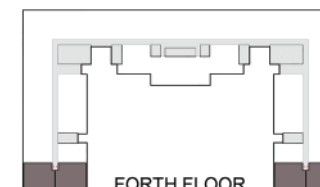
105.80 SQM



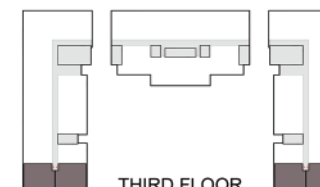
HAY ALWAFAA
SULTAN HAITHAM CITY



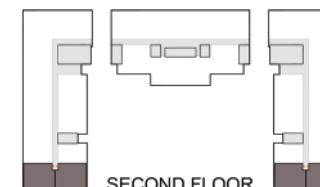
FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR



FIRST FLOOR

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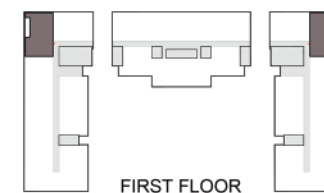
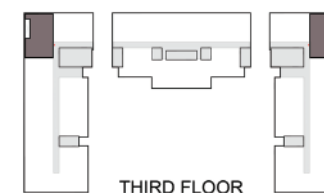
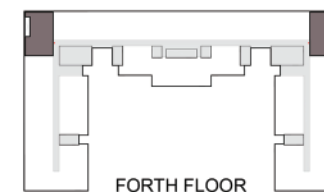
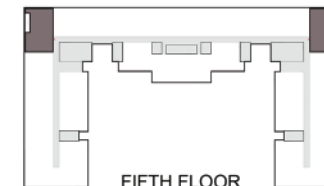
3 BHK



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AREA
154.81 SQM

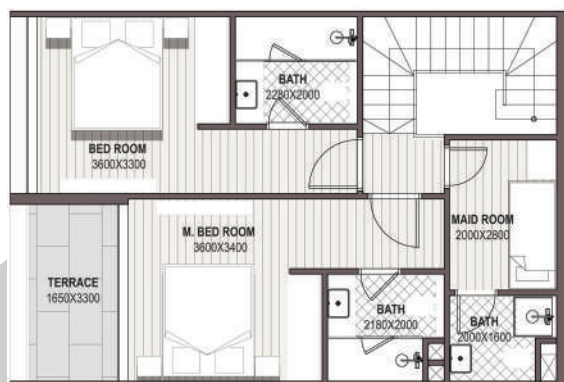


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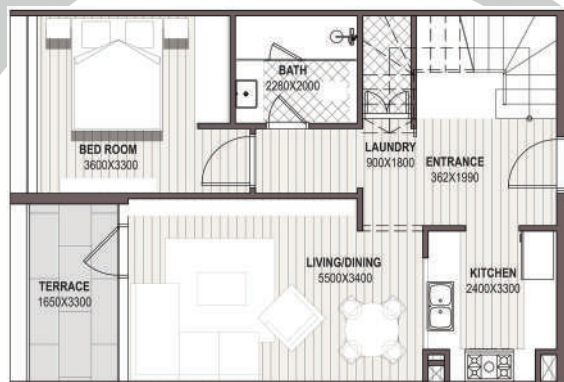
DUPLEX



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FIRST FLOOR PLAN

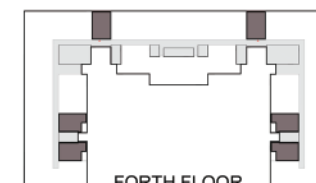


GROUND FLOOR PLAN

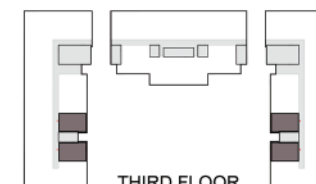
AREA
138.27 SQM



FIFTH FLOOR



FORTH FLOOR



THIRD FLOOR



SECOND FLOOR



FIRST FLOOR

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