



Where spaces serve your comfort

Company Profile

2026



EMTILAK

Flawless sales and
creative marketing with
a futuristic vision



ARRAY
— HOSPITALITY —

Exceptional hospitality
and luxurious hotel
services

Amaken
أماكن

A new experience in
the world of cafes



FIRST PROJECTS

Modern creativity paired
with productive real
estate development



ERTIKAZ

Delivering valuable
projects through efficient
execution management

OFFICES
ZONE

Launch your business
with our advanced
office services



FIRST PROJECTS
INTERNATIONAL

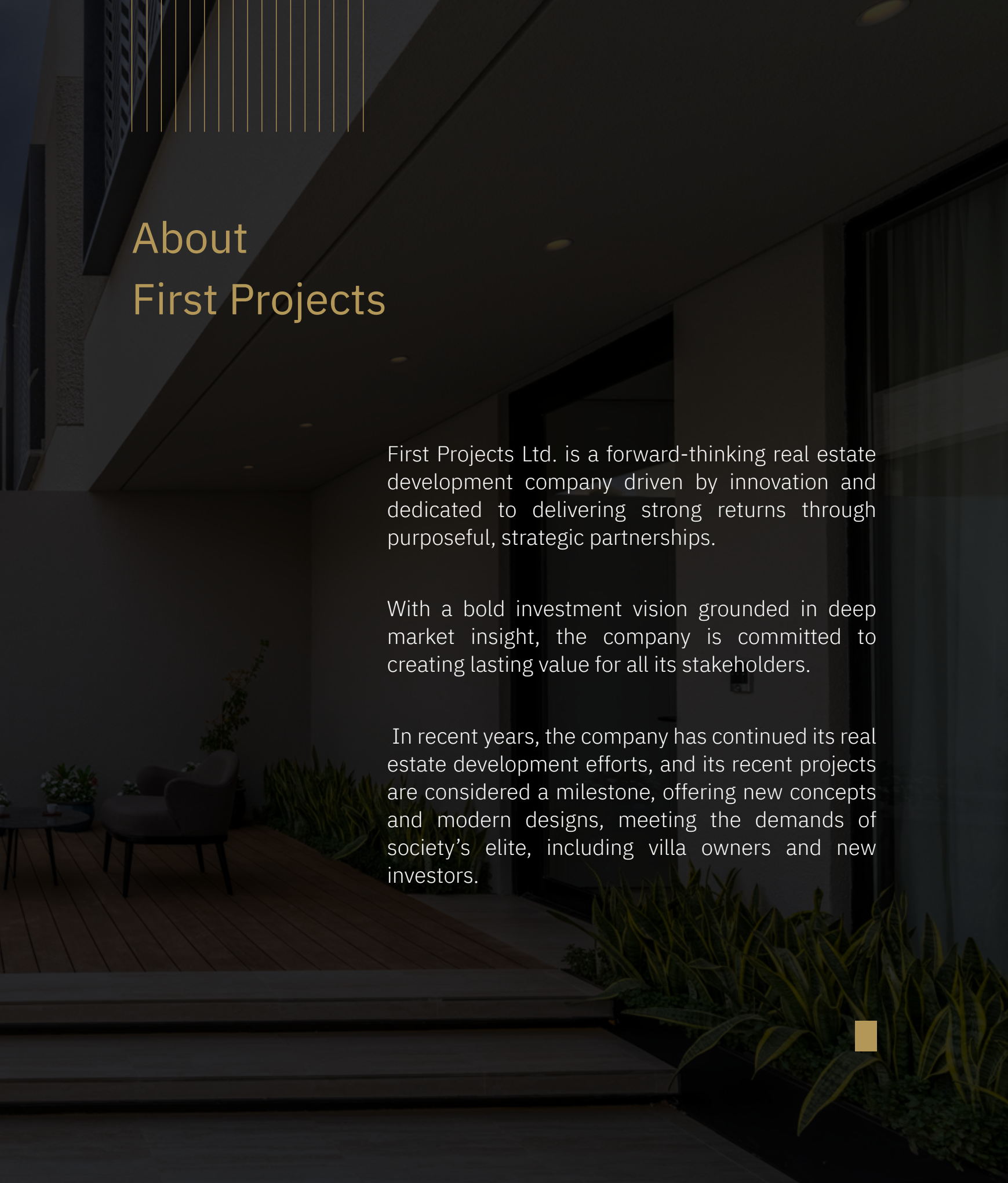
Expanding your reach
with trusted real
estate investments





Modern Innovation For Lasting Developments





About First Projects

First Projects Ltd. is a forward-thinking real estate development company driven by innovation and dedicated to delivering strong returns through purposeful, strategic partnerships.

With a bold investment vision grounded in deep market insight, the company is committed to creating lasting value for all its stakeholders.

In recent years, the company has continued its real estate development efforts, and its recent projects are considered a milestone, offering new concepts and modern designs, meeting the demands of society's elite, including villa owners and new investors.





CHAIRMAN'S SPEECH



The key to lasting success lies in fostering leadership at all levels and embracing diversity—both in our investments and the people we work with—as a core strength. We remain united by a common goal, working together with integrity as the foundation of all our interactions, while supporting entrepreneurial culture.

First Projects Holding has become a diversified investment group, housing leading companies with a strong presence locally, regionally, and globally. Guided by solid values and a moral compass, we have steadily grown to meet the ambitions of our partners.

Our mission is to deliver innovative, value-added solutions to our partners and community, embodying the driving force behind our enduring success and future sustainability.

Dr. Khalid Bin Abdulaziz AlNafjan

CEO'S SPEECH



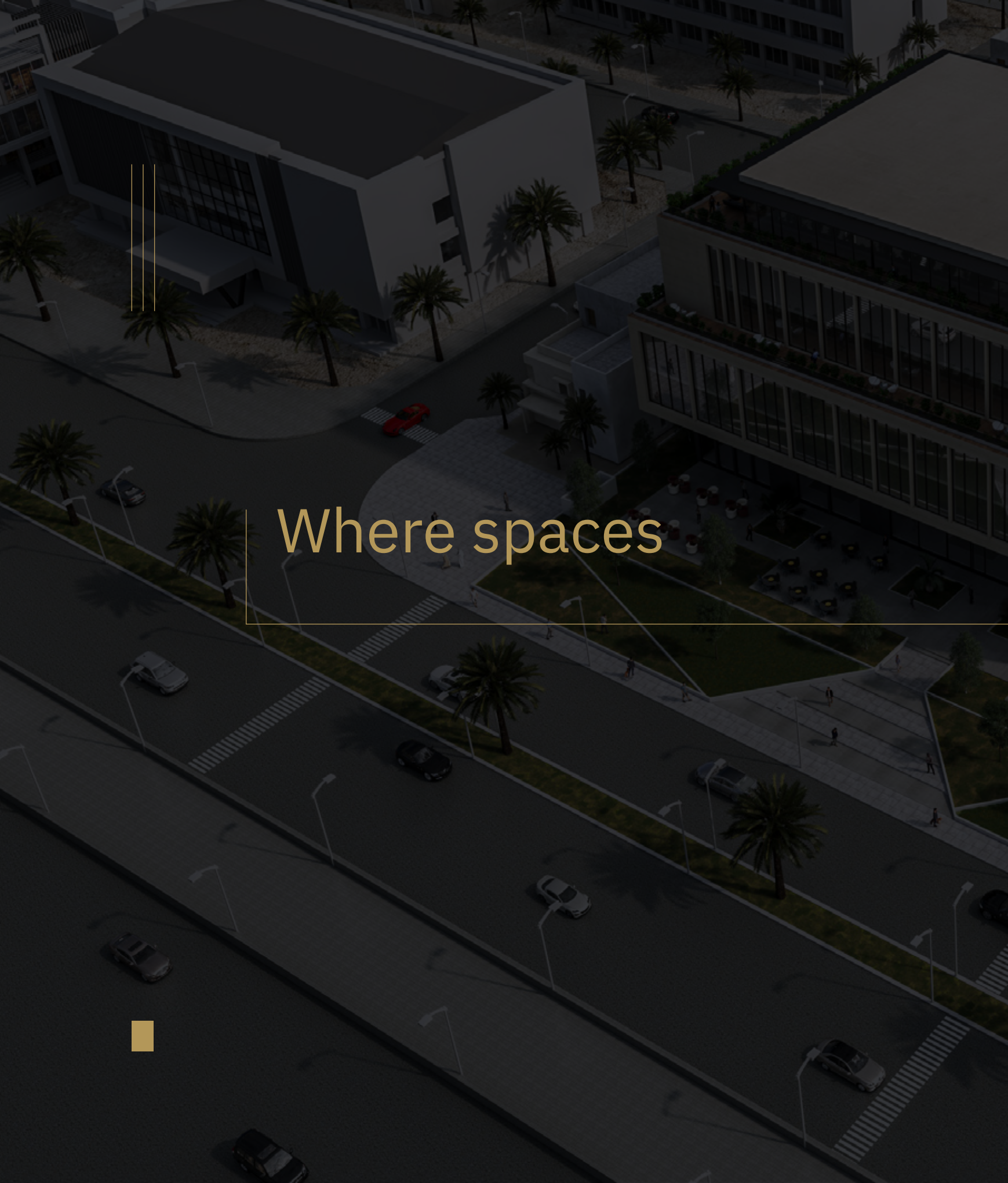
At First Projects, we don't just construct buildings — we craft original designs that introduce fresh concepts to how people live and work.

In line with Saudi Arabia's Vision 2030, we are committed to developing standout residential and commercial spaces that reflect a true passion for innovation. Our approach blends smart design, sustainability, and fully integrated solutions to elevate the development experience.

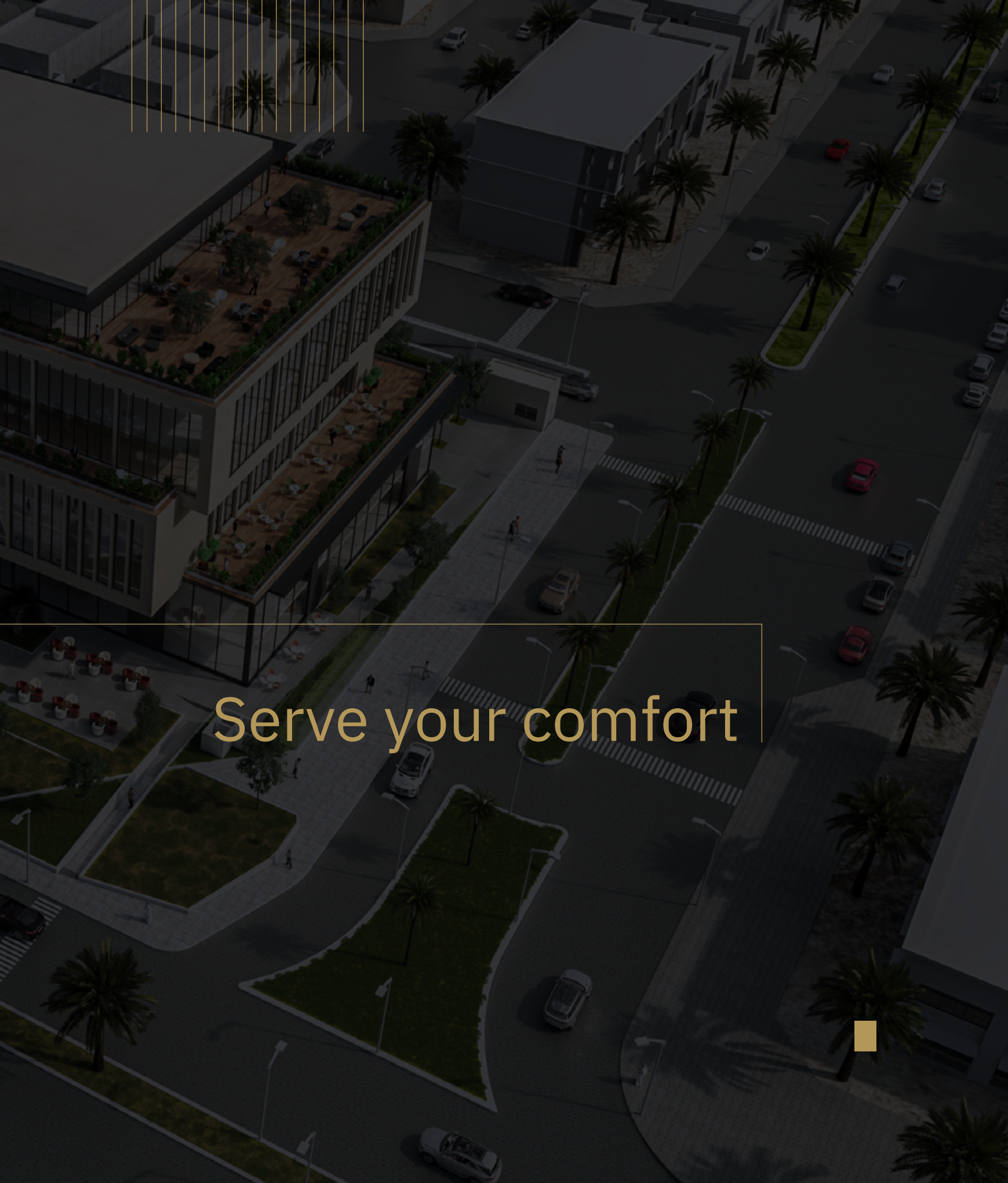
Fueled by a deep love for what we do, we're always pushing past our own milestones. We aim to lead the real estate development sector by attracting top talent and creative ideas from both local and global sources. Our projects embody forward-thinking vision, integrated solutions, design excellence, attention to detail, smart infrastructure, and long-term sustainability.

Eng. Mohamad Issam Dabboussi



An aerial, high-angle view of a modern urban development. The scene features a large, multi-story building with a flat roof and a grid of windows on the left. To its right is a courtyard area with a paved plaza, greenery, and a series of steps leading down to a street. The street is wide, with multiple lanes, crosswalks, and several cars. Palm trees are planted along the sidewalks and in the courtyard. The overall atmosphere is clean and contemporary.

Where spaces



Serve your comfort





Our Vision

To lead the Kingdom's real estate landscape with bold, innovative solutions that set new standards.

- To shape vibrant living and working environments that meet the ambitions of the evolving Saudi society and empower individual progress.

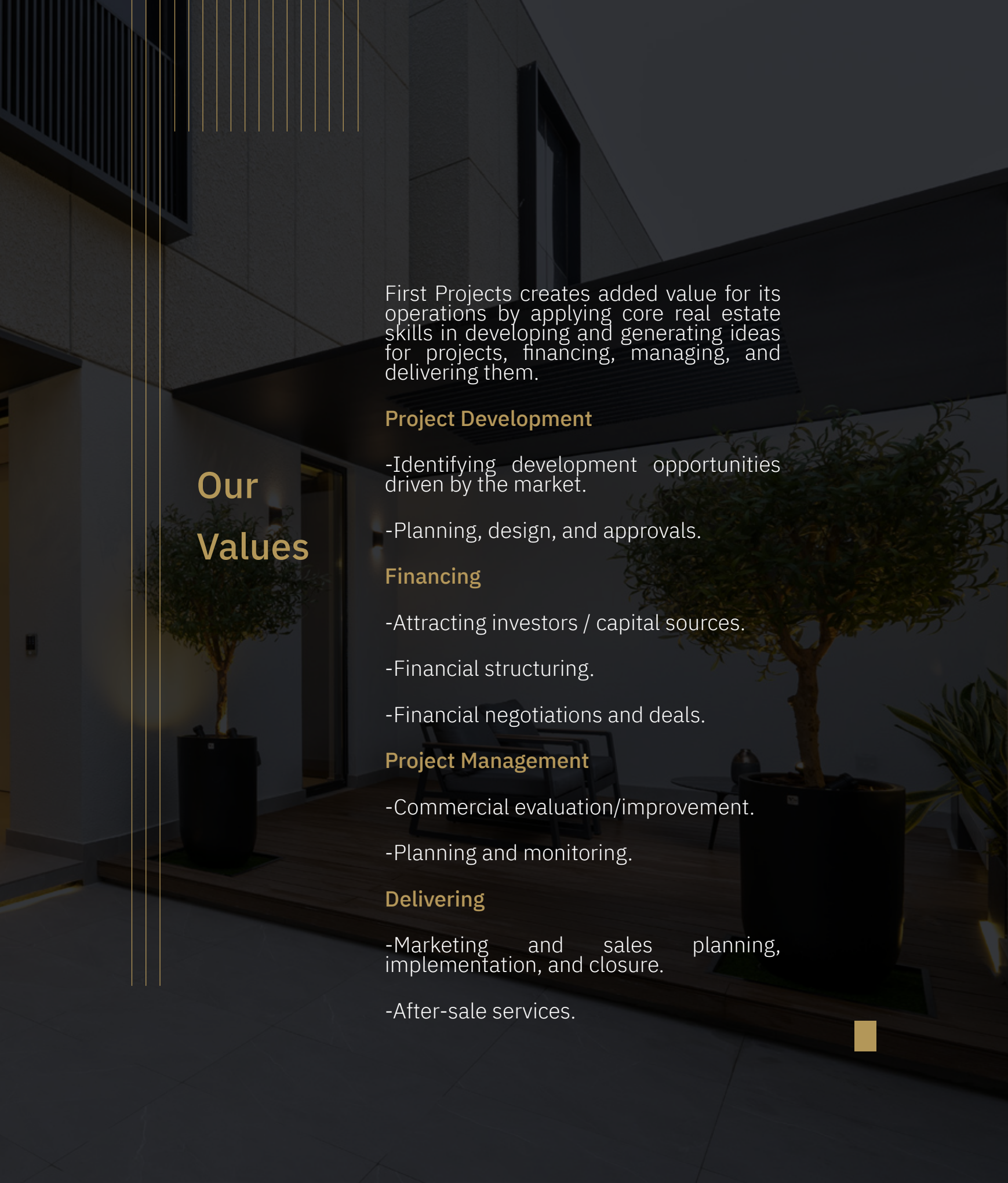
Our Mission

Our goal is to be the preferred real estate partner for investors seeking strong, reliable returns through strategic land investments. We focus on preserving capital through efficient, well-structured management, supported by trusted relationships with our investors. With a conservative investment approach that prioritizes liquidity and flexibility, we continue to grow access to capital and aim to deliver exceptional returns while preserving the public interest.



Our Goal





Our Values

First Projects creates added value for its operations by applying core real estate skills in developing and generating ideas for projects, financing, managing, and delivering them.

Project Development

- Identifying development opportunities driven by the market.
- Planning, design, and approvals.

Financing

- Attracting investors / capital sources.
- Financial structuring.
- Financial negotiations and deals.

Project Management

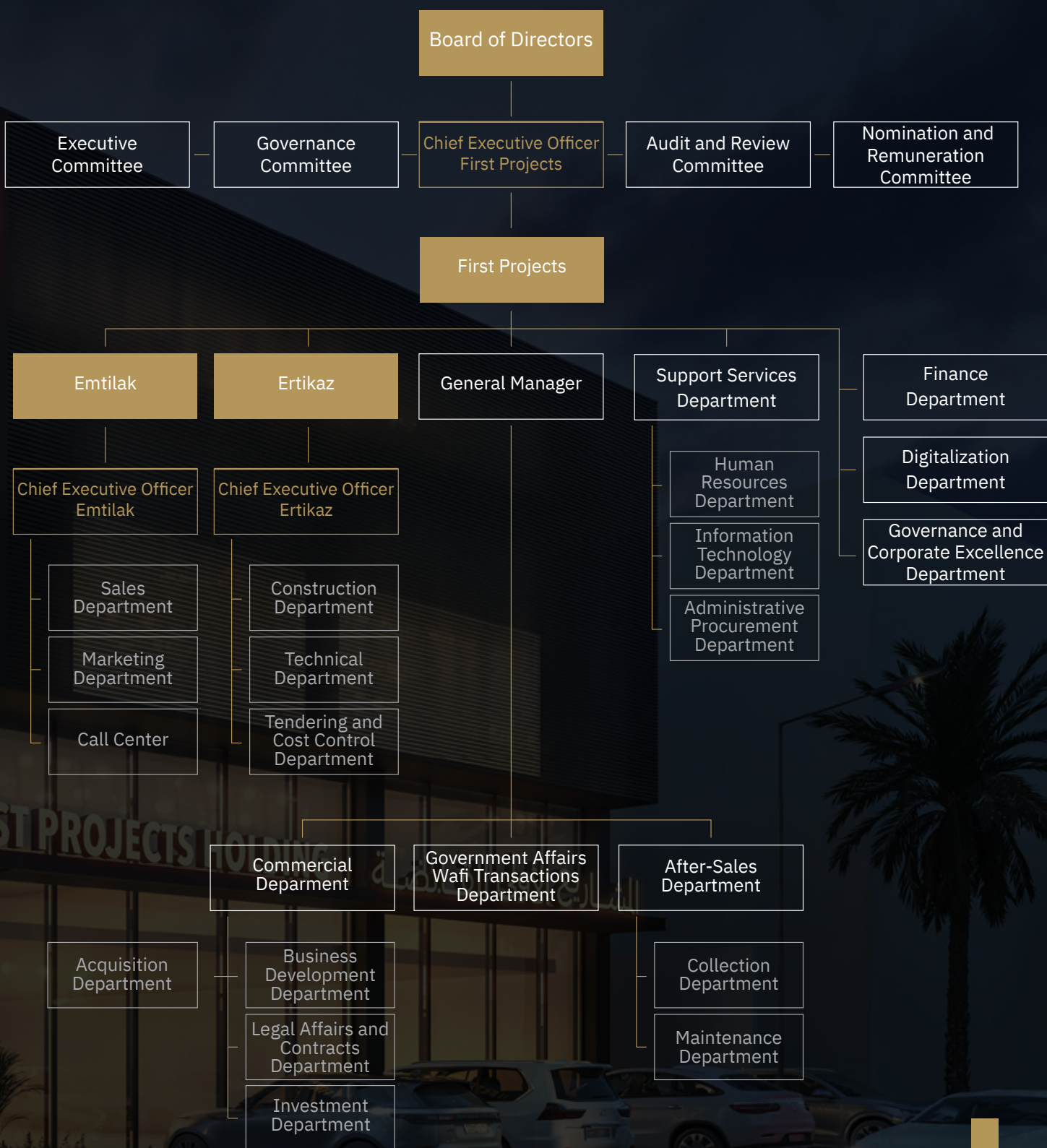
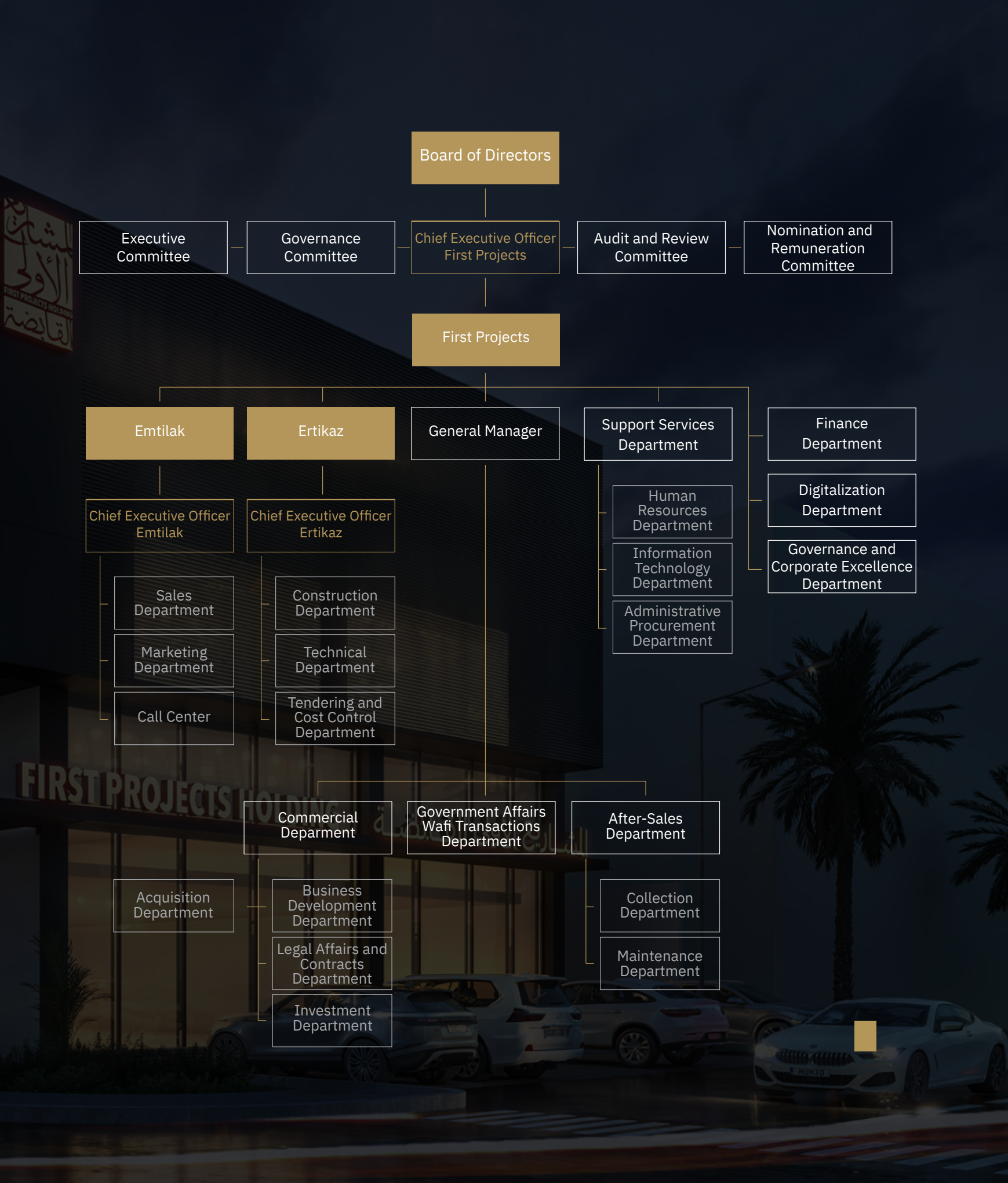
- Commercial evaluation/improvement.
- Planning and monitoring.

Delivering

- Marketing and sales planning, implementation, and closure.
 - After-sale services.
- 

The background image is a dark, atmospheric night scene. On the right, a modern, multi-story building with a dark facade and large windows is visible. Some windows are illuminated from within. In the foreground, several cars are parked or driving on a wet street, reflecting the ambient light. Palm trees are silhouetted against the dark sky. A few people are visible in the lower left, their forms dark against the slightly lighter ground. The overall mood is quiet and sophisticated.

Organizational Structure



Sales Projects





||| Residential Towers

||| Compounds

||| Villas

||| Floors/Townhouses

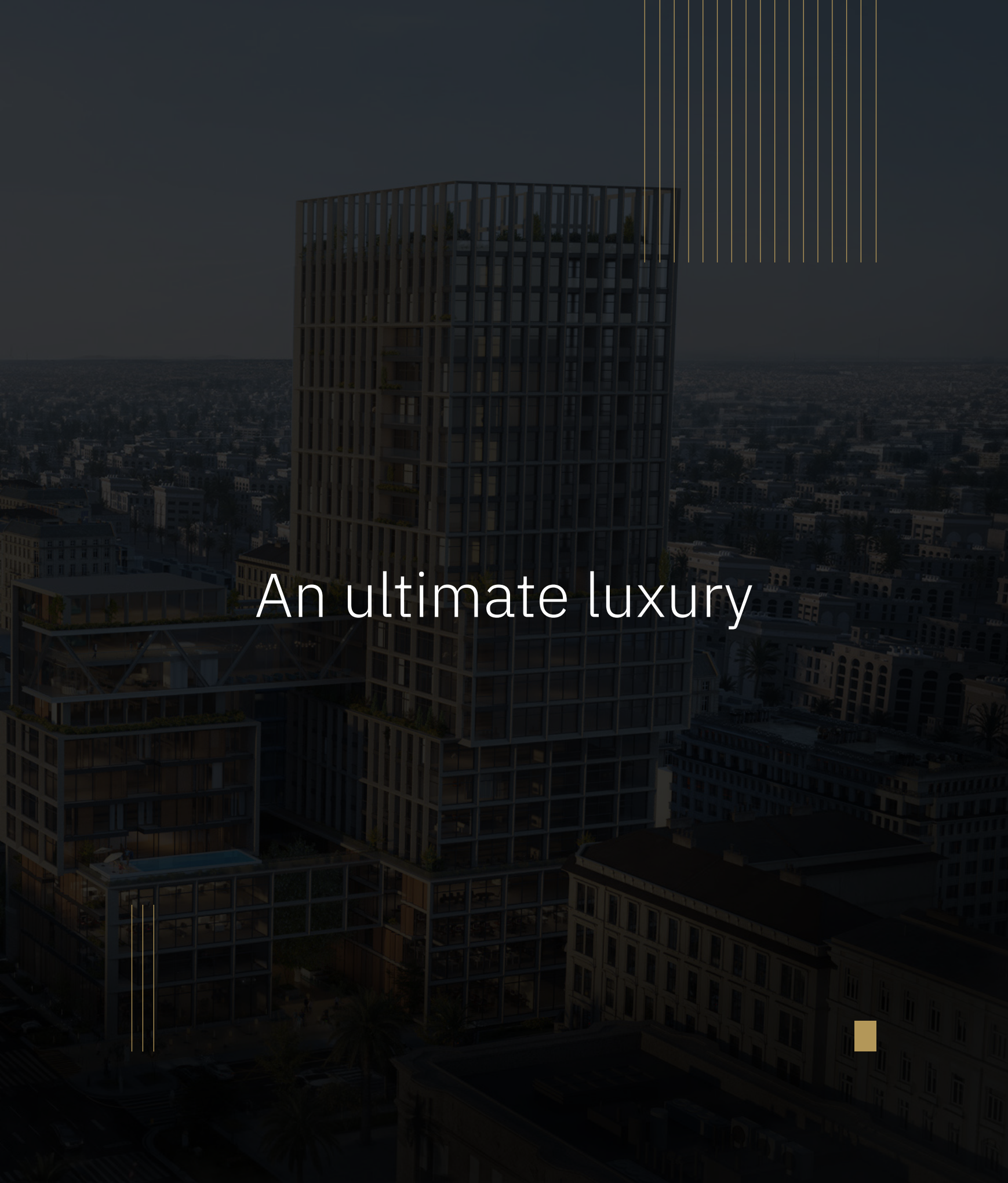
||| Commercial Complexes

We aim to develop attractive, vibrant residential communities that are integrated for a more beautiful future. They are equipped with all means of comfort and luxury that support well-being and sustainability and keep pace with modern developments, with complete privacy and more green spaces.





Towers



An ultimate luxury



SKY

Olaya, Riyadh





Project name First Projects Sky

District Olaya, Riyadh

Description Residential tower

Land area m² 2,805

Nb of units 201

Starting date May 2025

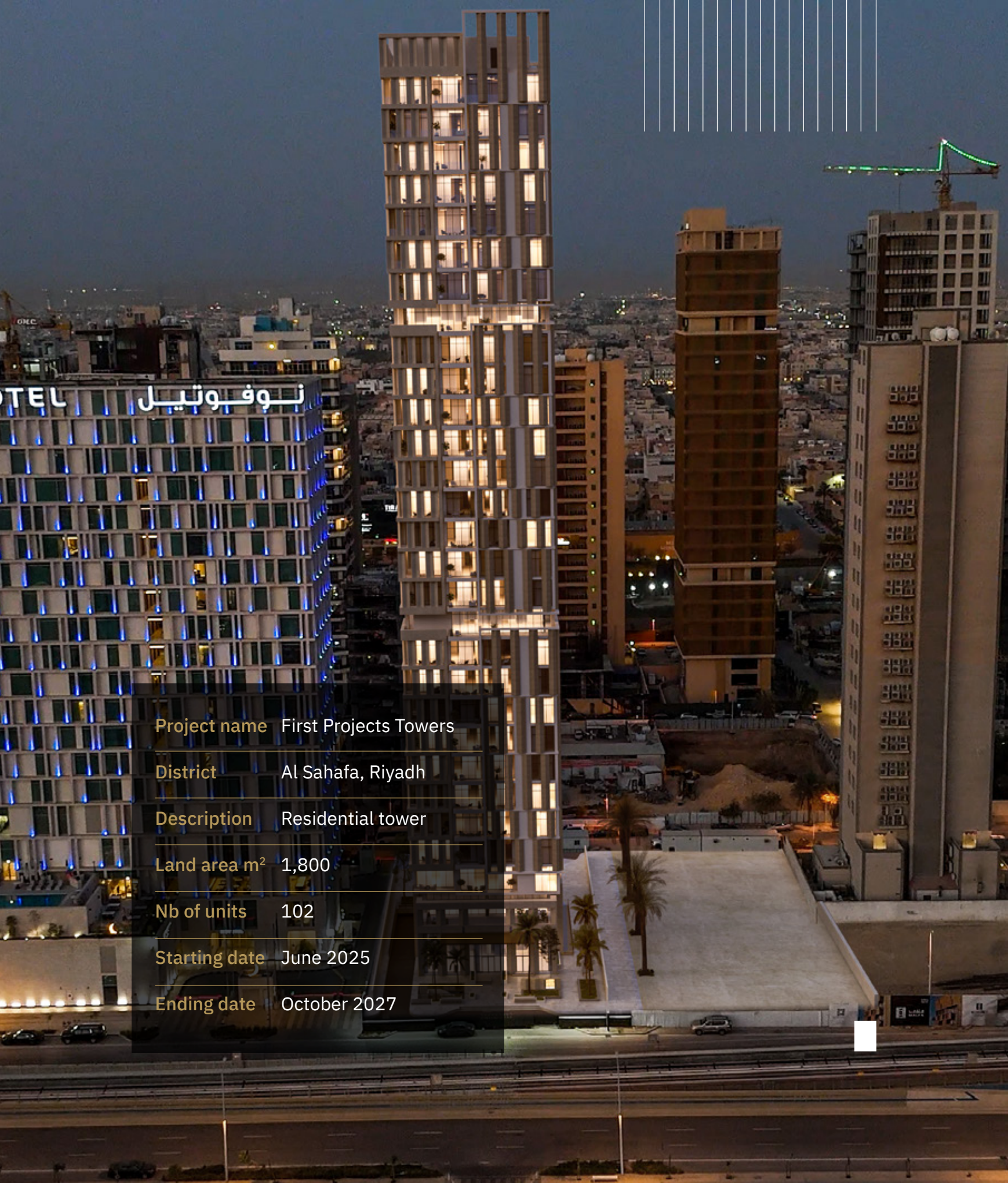
Ending date December 2027



FIRST PROJECTS
TOWERS

Al Sahafa, Riyadh





Project name First Projects Towers

District Al Sahafa, Riyadh

Description Residential tower

Land area m² 1,800

Nb of units 102

Starting date June 2025

Ending date October 2027



FIRST PROJECTS
TOWERS

Olaya, Riyadh





Project name First Projects Towers

District Olaya, Riyadh

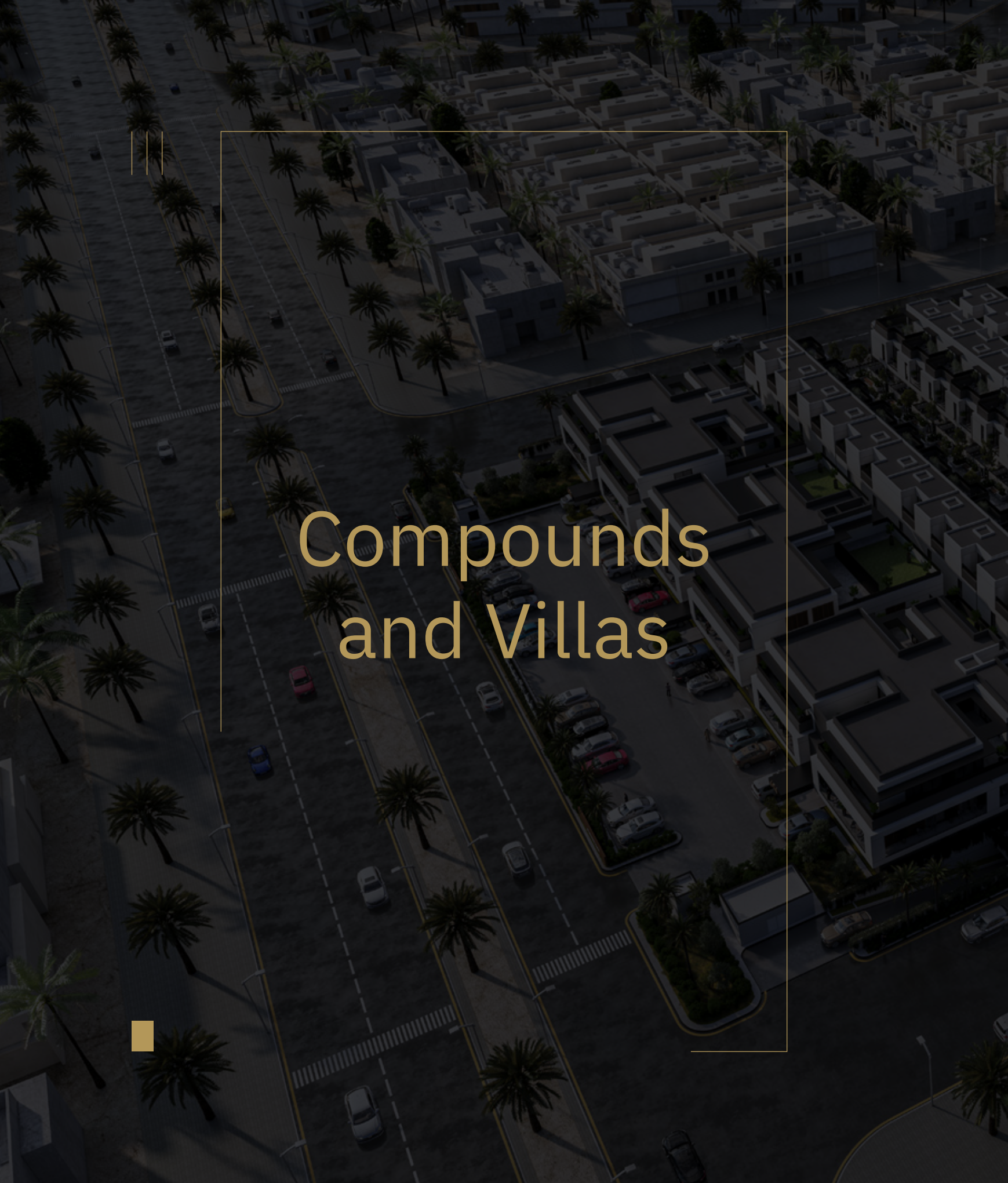
Description Residential tower

Land area m² 3,440

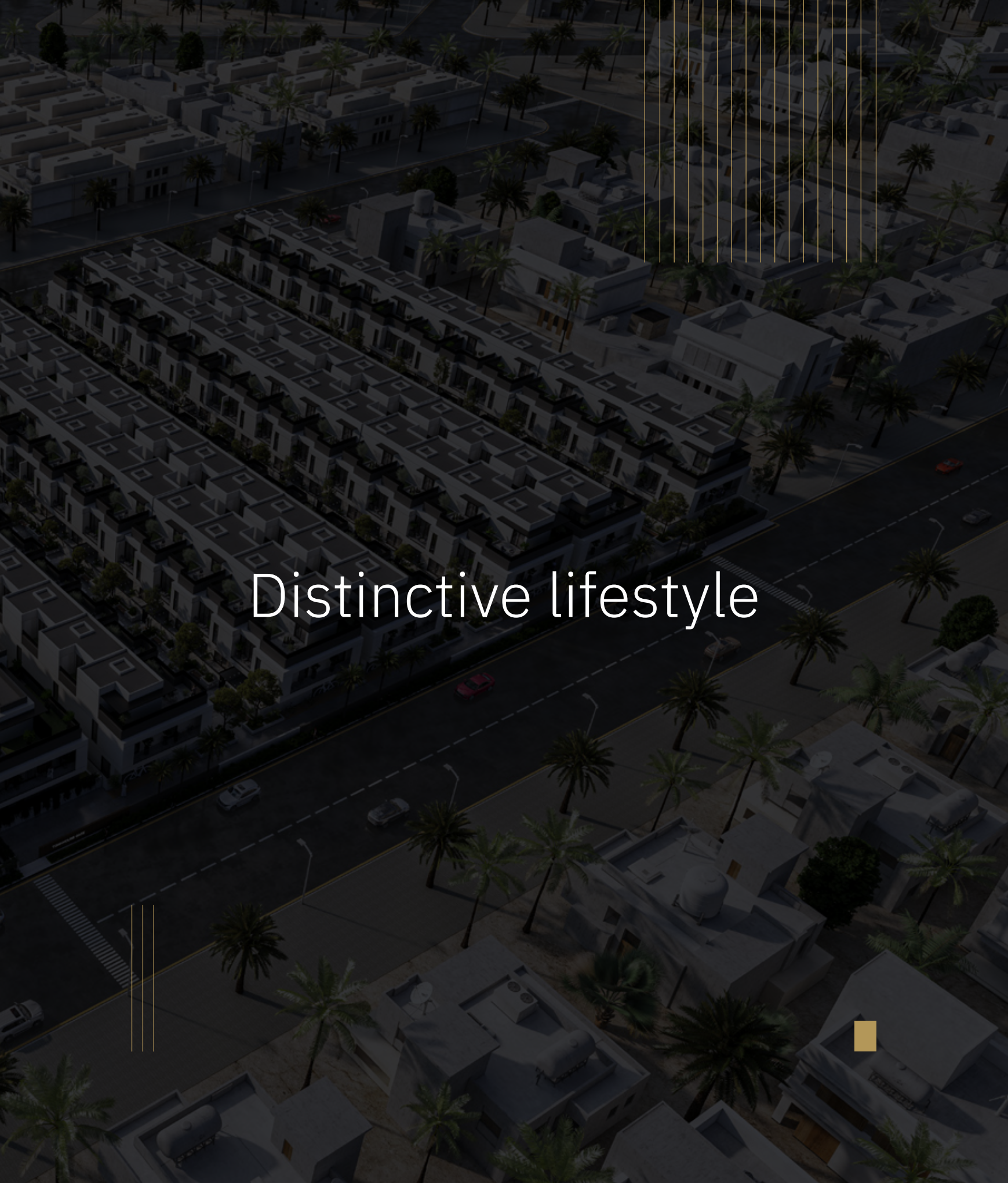
Nb of units 281

Starting date November 2025

Ending date May 2028

An aerial, high-angle view of a modern residential development. The scene features a wide, multi-lane road with yellow lane markings and several cars. To the right of the road is a large, multi-story building complex with a flat roof and numerous windows. The area is landscaped with many palm trees and some greenery. A yellow rectangular box highlights a specific section of the road and the building complex. The overall lighting is soft, suggesting a dusk or dawn setting.

Compounds and Villas

An aerial, high-angle view of a modern urban neighborhood. The scene is dominated by a long, straight row of multi-story residential buildings with flat roofs and balconies, interspersed with palm trees. A wide, multi-lane road runs horizontally across the middle of the frame, with a few cars visible. The overall color palette is muted, with greys, blues, and greens. The text "Distinctive lifestyle" is centered in the middle of the image in a white, sans-serif font. There are several thin, vertical yellow lines in the top right corner and a small yellow square in the bottom right corner.

Distinctive lifestyle



FIRST PROJECTS
H O M E S

Al Nakheel, Riyadh





Project name First Projects Homes

District Al Nakheel, Riyadh

Description Residential villas

Land area m² 4,500

Nb of units 14

Starting date June 2025

Ending date October 2026



FIRST PROJECTS
H O M E S

Al Maathar, Riyadh





Project name First Projects Homes

District Al Maathar, Riyadh

Description Residential villas

Land area m² 4,275

Nb of units 13

Starting date 2026

Ending date 2028



FIRST PROJECTS
S U I T E S

Al Narjes, Riyadh

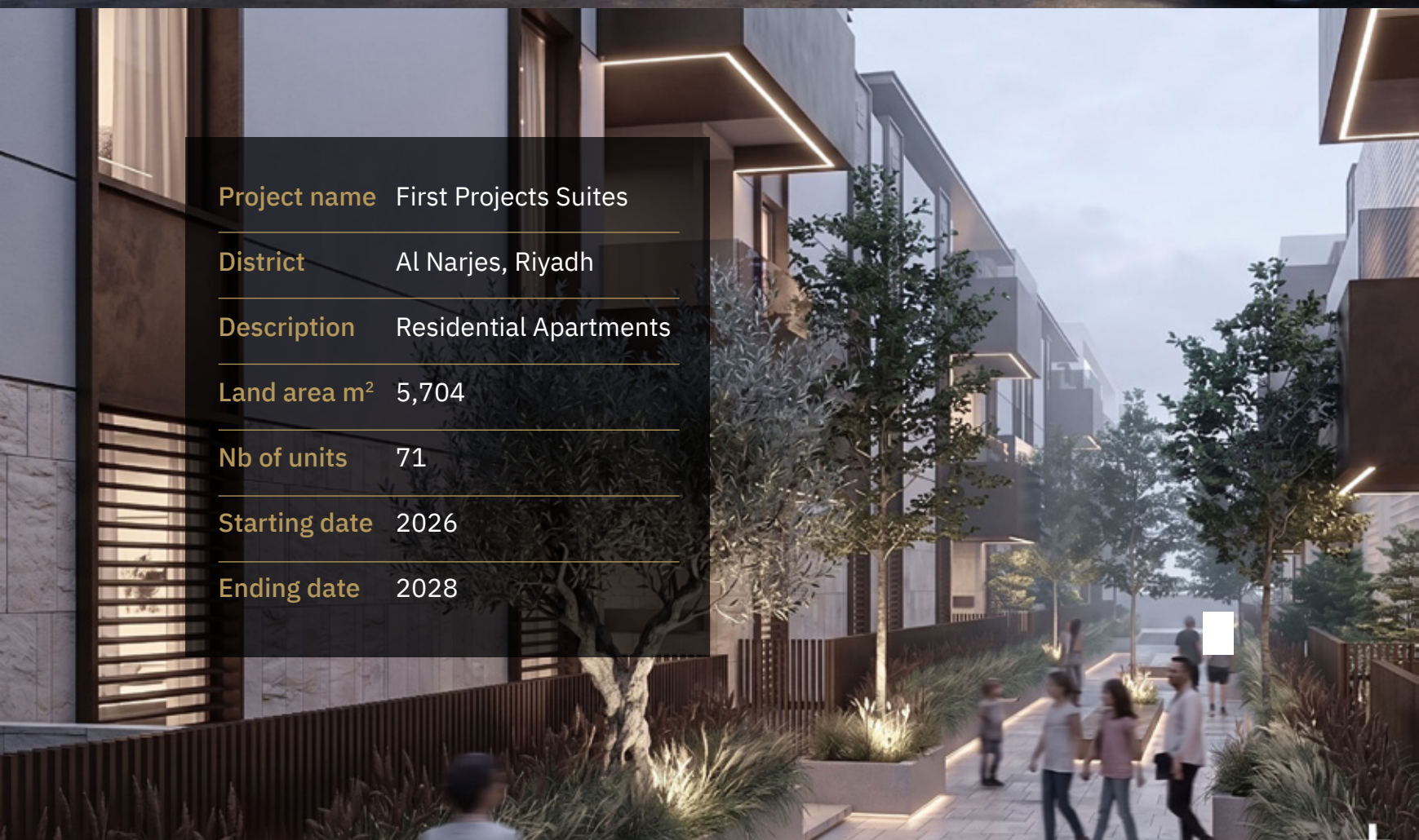
03

04





Project name	First Projects Suites
District	Al Narjes, Riyadh
Description	Residential Apartments
Land area m ²	5,704
Nb of units	71
Starting date	2026
Ending date	2028





GREEN FIELDS

Um Al Hamam, Riyadh



Project name	Greenfields
District	Um Al Hamam, Riyadh
Description	Residential compound
Land area m ²	15,391
Nb of units	112
Starting date	August 2023
Ending date	August 2025



AURORA

villas

Al Rayane, Riyadh





Project name Aurora Villas

District Al Rayane, Riyadh

Description Residential villas

Land area m² 3,066

Nb of units 14

Starting date October 2022

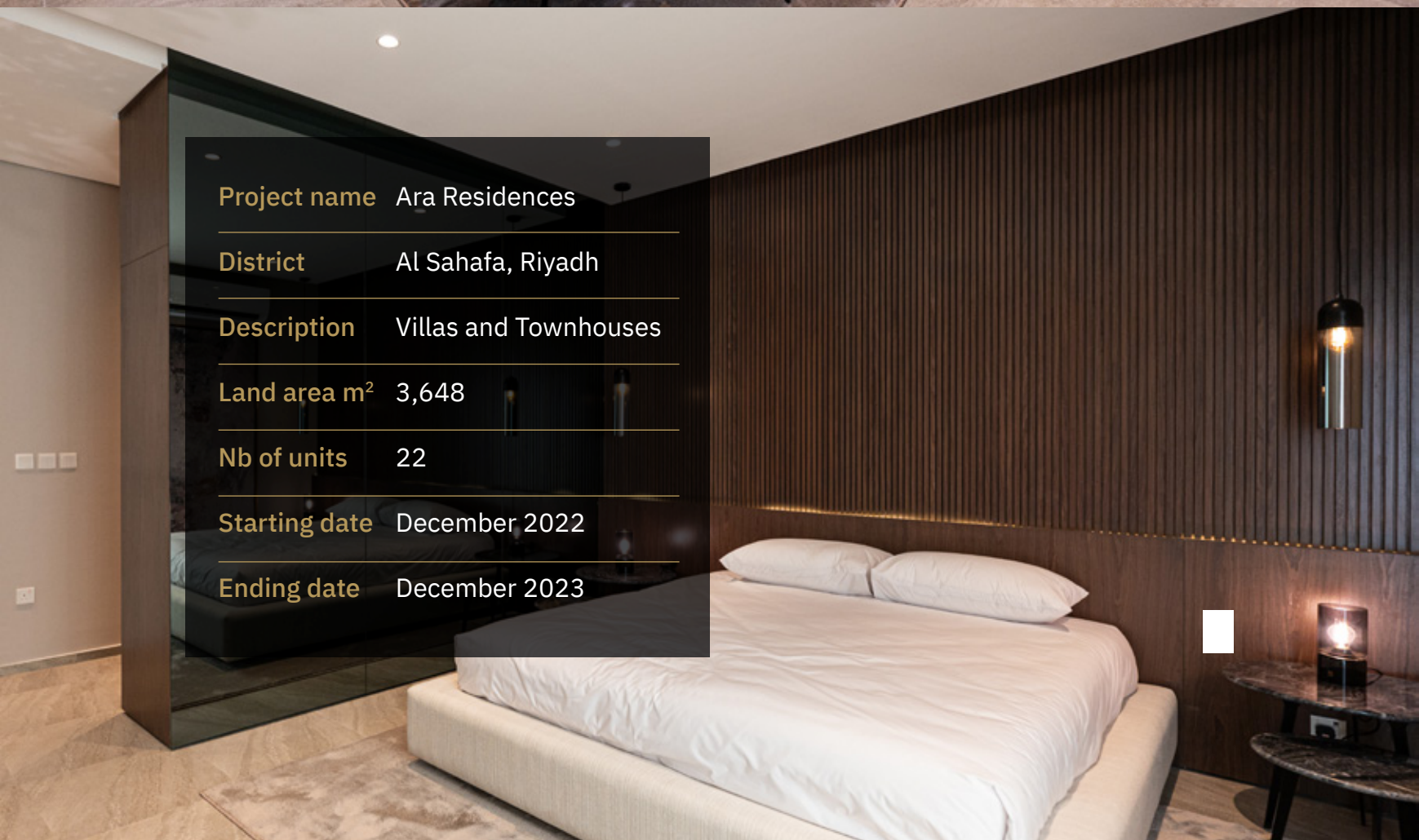
Ending date November 2023



ara
RESIDENCES

Al Sahafa, Riyadh





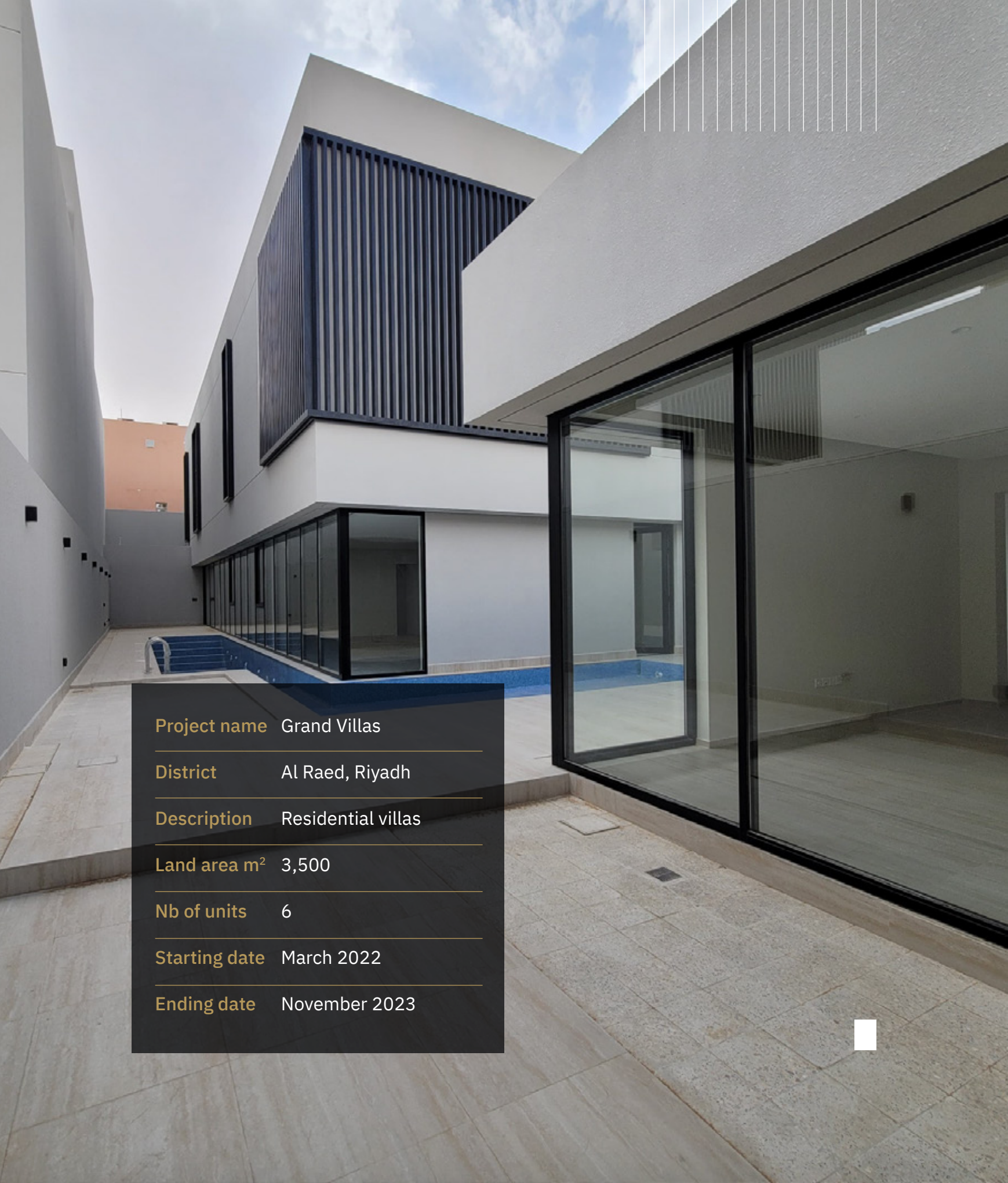
Project name	Ara Residences
District	Al Sahafa, Riyadh
Description	Villas and Townhouses
Land area m ²	3,648
Nb of units	22
Starting date	December 2022
Ending date	December 2023



GRAND
villas

Al Raed, Riyadh





Project name Grand Villas

District Al Raed, Riyadh

Description Residential villas

Land area m² 3,500

Nb of units 6

Starting date March 2022

Ending date November 2023



ROSA
villas

Al Muhamadiya, Riyadh





Project name Rosa Villas 2

District Al Muhamadiya, Riyadh

Description Residential villas

Land area m² 3,150

Nb of units 12

Starting date August 2023

Ending date August 2024

ROSA
villas

Al Basatine, Jeddah

1005





Project name	Rosa Villas 1
District	Al Basatine, Jeddah
Description	Residential villas
Land area m ²	5,524
Nb of units	26
Starting date	November 2022
Ending date	November 2023

EVA.
Villas

Al Nada, Riyadh

1905

EVA VILLA
1905





Project name	Evia Villas
District	Al Nada, Riyadh
Description	Residential villas
Land area m ²	5,400
Nb of units	12
Starting date	March 2022
Ending date	March 2023

INDIGO
villas

Al Muhamadiya, Riyadh

Indigo Villa
2107





Project name Indigo Villas 2

District Al Muhamadiya, Riyadh

Description Residential villas

Land area m² 2,850

Nb of units 9

Starting date May 2022

Ending date June 2023

INDIGO
villas

Um Al Hamam, Riyadh





Project name	Indigo Villas 1
District	Um Al Hamam, Riyadh
Description	Residential villas
Land area m ²	3,328
Nb of units	10
Starting date	February 2022
Ending date	April 2023



Al Maathar, Riyadh





Project name	Luci Villas
District	Al Maathar, Riyadh
Description	Residential villas
Land area m ²	3,162
Nb of units	10
Starting date	January 2021
Ending date	March 2022



TURQUOISE
villas

Al Yasmine, Riyadh





Project name Turquoise Villas 3

District Al Yasmine, Riyadh

Description Residential villas

Land area m² 6,272

Nb of units 20

Starting date October 2022

Ending date November 2023



TURQUOISE
villas

Al Sahafa, Riyadh





Project name Turquoise Villas 2

District Al Sahafa, Riyadh

Description Residential villas

Land area m² 8,480

Nb of units 30

Starting date April 2021

Ending date April 2022



TURQUOISE
villas

Al Sahafa, Riyadh





Project name Turquoise Villas 1

District Al Sahafa, Riyadh

Description Residential villas

Land area m² 8,480

Nb of units 26

Starting date April 2021

Ending date April 2022





JASMIN

Al Massif, Riyadh

2007





Project name Jasmin Villas 2

District Al Massif, Riyadh

Description Residential villas

Land area m² 6,027

Nb of units 24

Starting date April 2022

Ending date March 2023

JASMINE
villa

Al Yasmine, Riyadh





Project name Jasmin Villas 1

District Al Yasmine, Riyadh

Description Residential villas

Land area m² 9,815

Nb of units 30

Starting date December 2020

Ending date December 2021



my villa

1305

King Fahad, Riyadh





Project name	My Villa
District	King Fahad, Riyadh
Description	Residential villas
Land area m ²	9,815
Nb of units	28
Starting date	November 2020
Ending date	November 2021





Project name Gravure Villas 3

District Al Maathar, Riyadh

Description Residential villas

Land area m² 8,320

Nb of units 18

Starting date October 2020

Ending date December 2021

GRAVURE

MUHAMMADIYAH

Al Muhamadiya, Riyadh

1103

MUHAMMADIYAH VILLA





Project name	Gravure Villas 2
District	Al Muhamadiya, Riyadh
Description	Residential villas
Land area m ²	6,032
Nb of units	14
Starting date	May 2020
Ending date	August 2021



GRAVURE

Al Qairawan, Riyadh





Project name Gravure Villas 1

District Al Qairawan, Riyadh

Description Residential villas

Land area m² 9,000

Nb of units 30

Starting date October 2019

Ending date November 2020

Villa
LAVENDER^{Plus}

Al Narjes, Riyadh





Project name Lavender Villa Plus

District Al Narjes, Riyadh

Description Residential villas

Land area m² 3,432

Nb of units 12

Starting date May 2017

Ending date June 2019

Villa
LAVENDER²

Al Narjes, Riyadh





Project name Lavender Villas 2

District Al Narjes, Riyadh

Description Residential villas

Land area m² 2,400

Nb of units 11

Starting date May 2017

Ending date June 2019

Villa
LAVENDER

Al Narjes, Riyadh





Project name Lavender Villas 1

District Al Narjes, Riyadh

Description Residential villas

Land area m² 9,870

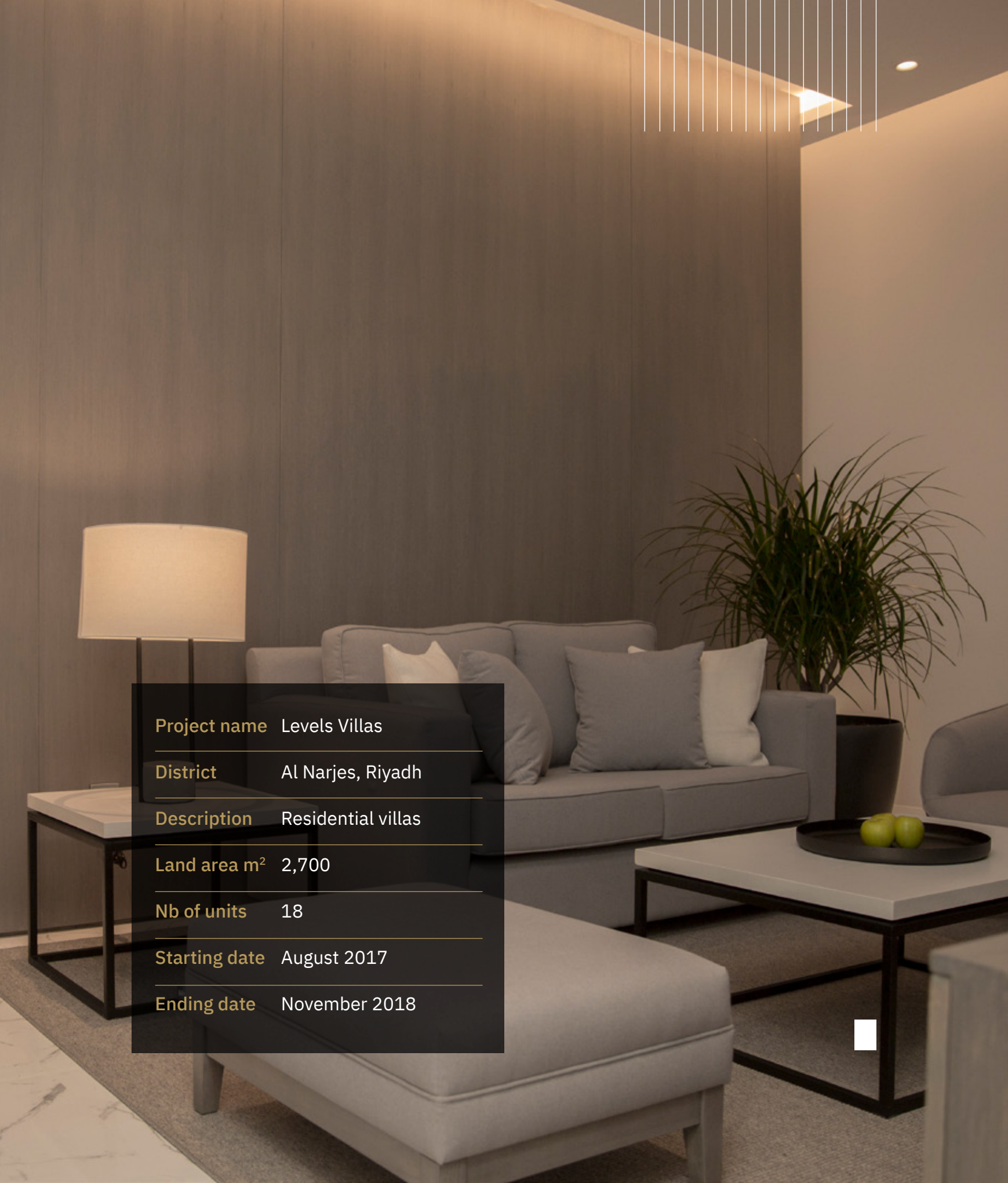
Nb of units 32

Starting date April 2018

Ending date June 2019

ليفلز فيلا
LEVELS VILLA

Al Narjes, Riyadh



Project name Levels Villas

District Al Narjes, Riyadh

Description Residential villas

Land area m² 2,700

Nb of units 18

Starting date August 2017

Ending date November 2018



يارد فيلا
YARD VILLA

Al Narjes, Riyadh





Project name Yard Villas

District Al Narjes, Riyadh

Description Residential villas

Land area m² 3,300

Nb of units 11

Starting date October 2017

Ending date November 2018



HAYAT
VILLAS

Masterpiece of Villa
RIYADH

Al Narjes, Riyadh





Project name Hayat Masharef Villas

District Al Narjes, Riyadh

Description Residential villas

Land area m² 7,200

Nb of units 28

Starting date November 2017

Ending date December 2018

TM



ساما
SAMA VILLAS

Al Yasmine, Riyadh





Project name	Sama Villas
District	Al Yasmine, Riyadh
Description	Residential villas
Land area m ²	4,475
Nb of units	12
Starting date	December 2014
Ending date	December 2016



407



كورتفيللا
COURTVILLAS

Al Mursalat, Riyadh





Project name Court Villas

District Al Mursalat, Riyadh

Description Residential villas

Land area m² 3,860

Nb of units 12

Starting date December 2014

Ending date December 2016





HAYAT³
VILLAS

Al Sahafa, Riyadh





Project name	Hayat Villas 3
District	Al Sahafa, Riyadh
Description	Residential villas
Land area m ²	2,500
Nb of units	10
Starting date	December 2013
Ending date	January 2015



HAYAT²
VILLAS

Al Rabi'h, Riyadh





Project name Hayat Villas 2

District Al Rabih, Riyadh

Description Residential villas

Land area m² 4,450

Nb of units 18

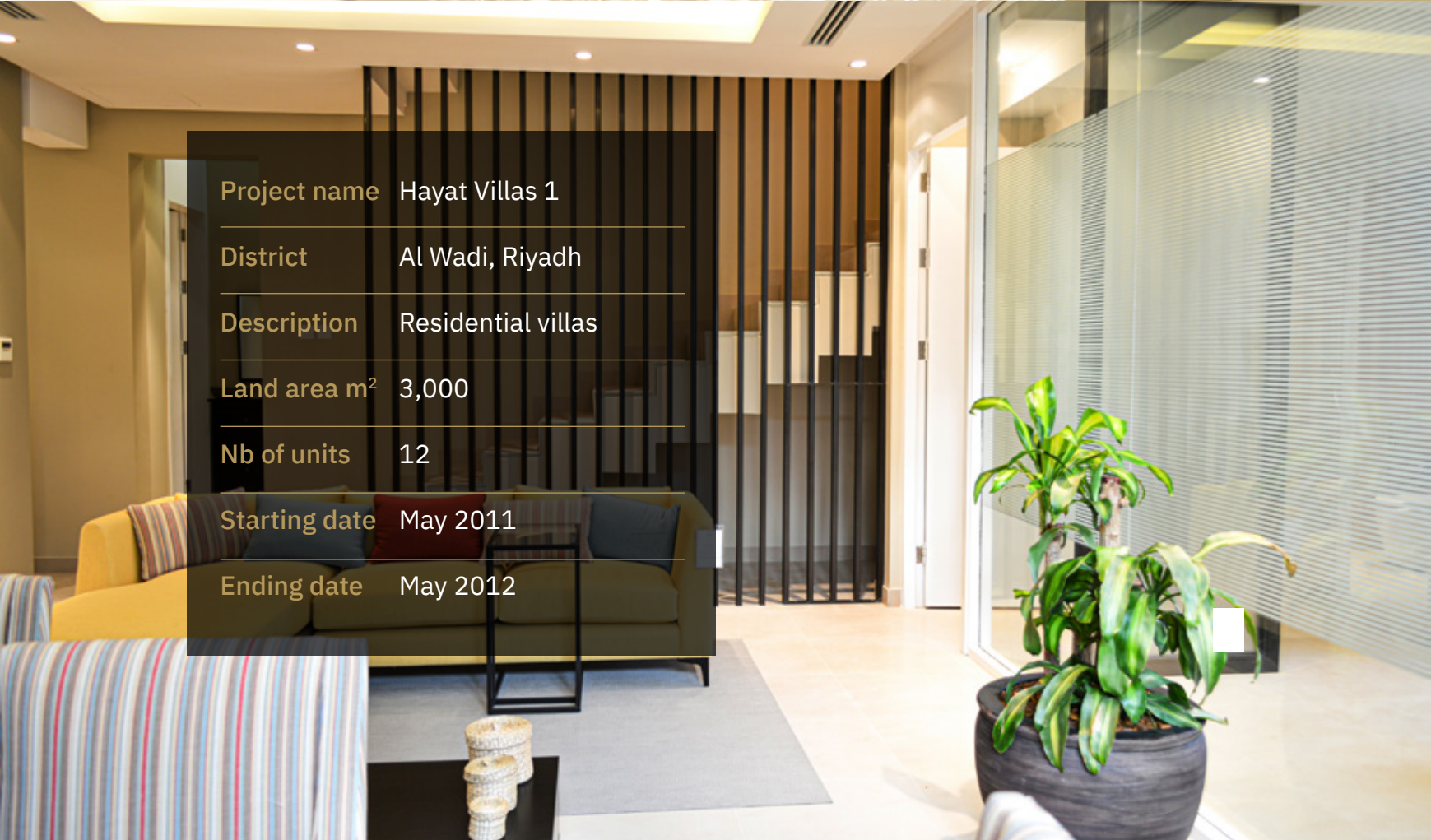
Starting date May 2011

Ending date May 2012



Al Wadi, Riyadh

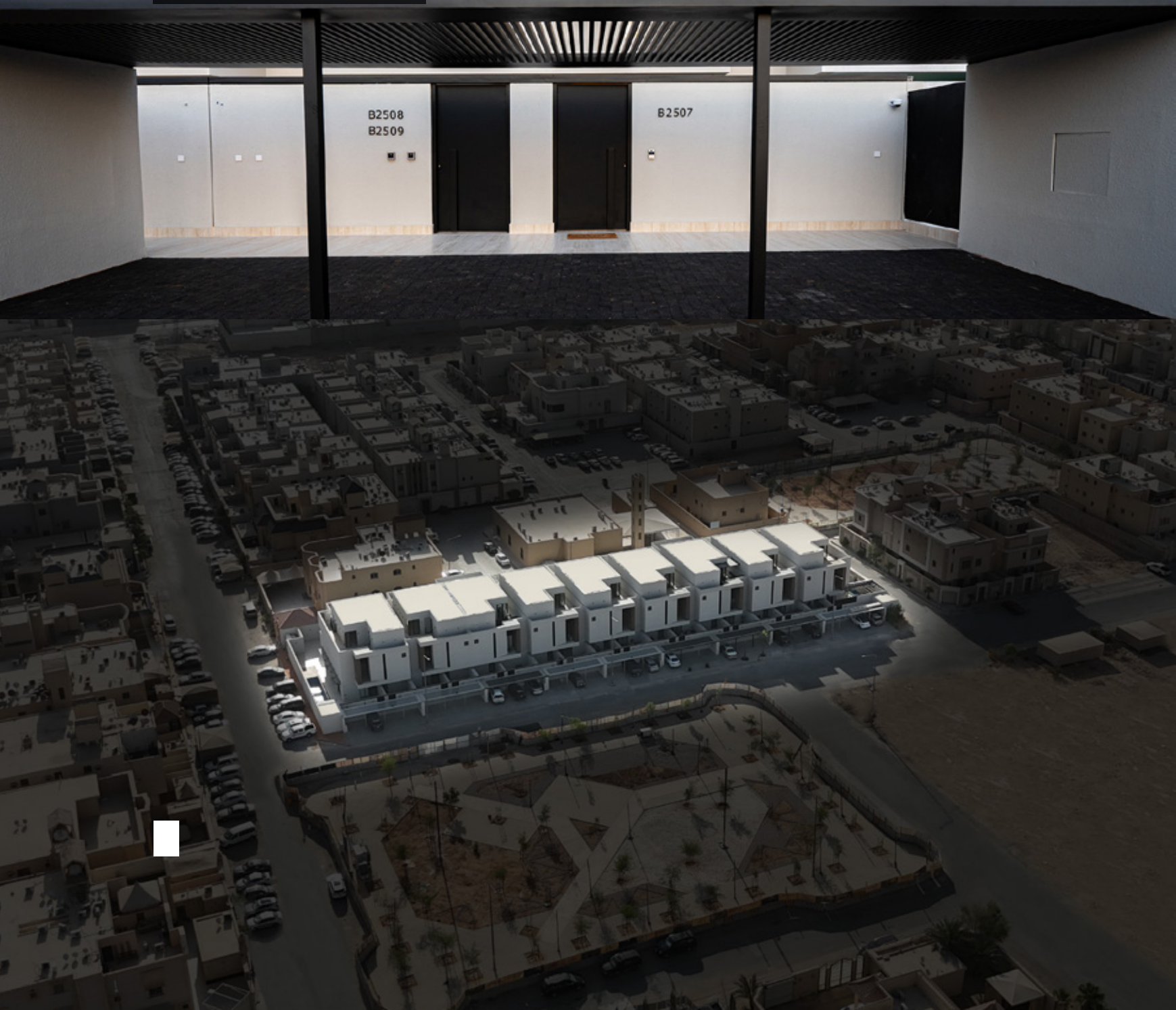




Project name	Hayat Villas 1
District	Al Wadi, Riyadh
Description	Residential villas
Land area m ²	3,000
Nb of units	12
Starting date	May 2011
Ending date	May 2012



Qurtuba, Riyadh





Project name Vega Residences

District Qurtuba, Riyadh

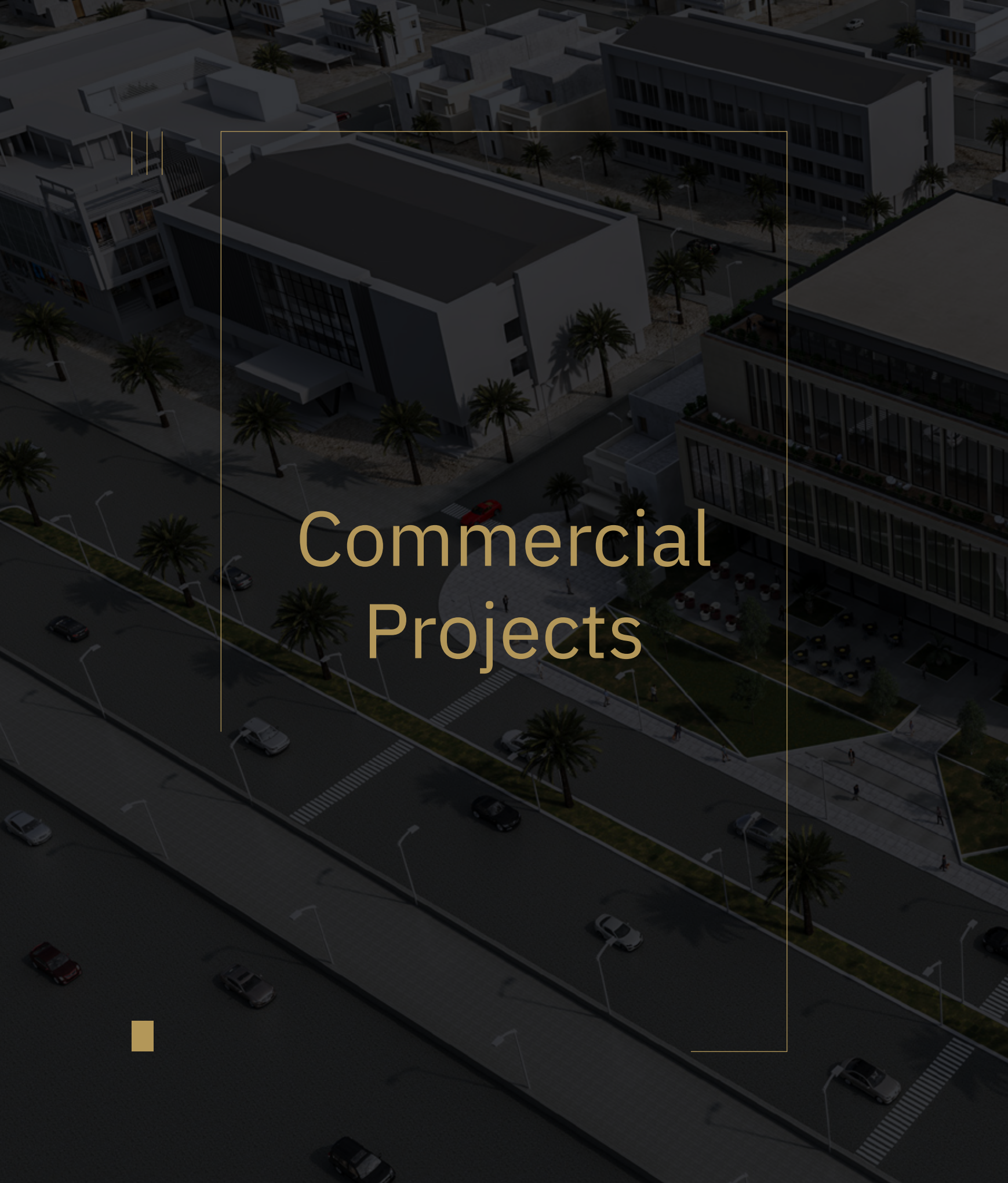
Description Residential floors

Land area m² 3,780

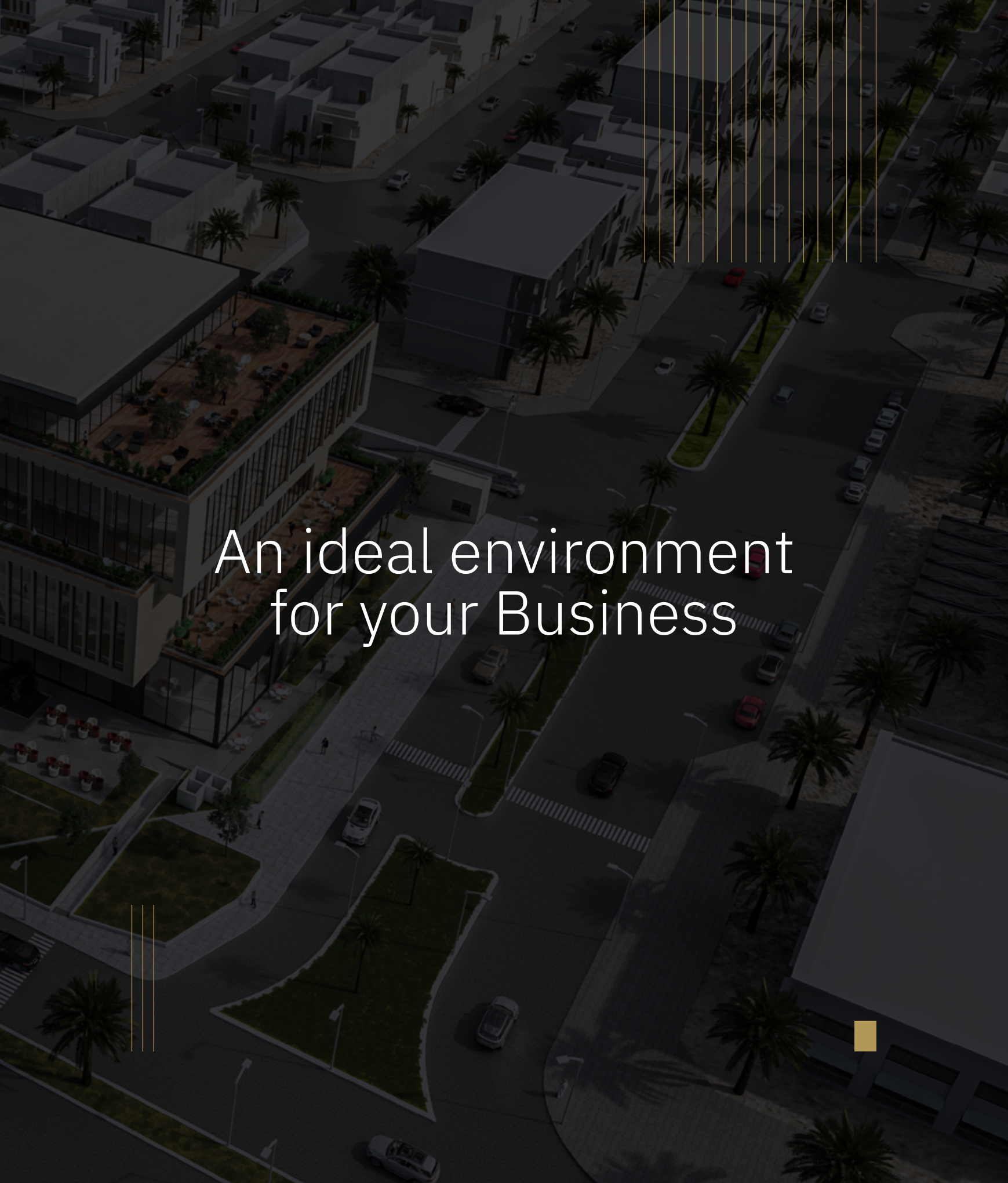
Nb of units 27

Starting date October 2022

Ending date November 2023

An aerial, isometric view of a modern commercial district. The scene features a large, multi-story building with a flat roof and a grid of windows. The building is surrounded by palm trees and a paved area. In the foreground, a wide street with multiple lanes and crosswalks is visible, with several cars driving. To the right, another building with a glass facade and a rooftop garden is shown. The overall atmosphere is clean and modern, with a focus on urban architecture and landscaping.

Commercial Projects



An ideal environment
for your Business



**FIRST PROJECTS
BUSINESS**

Al Nuzha, Riyadh





Project name	First Projects Business
District	Al Nuzha, Riyadh
Description	Offices and Showrooms
Land area m ²	4,500
Nb of units	65
Starting date	October 2024
Ending date	October 2025

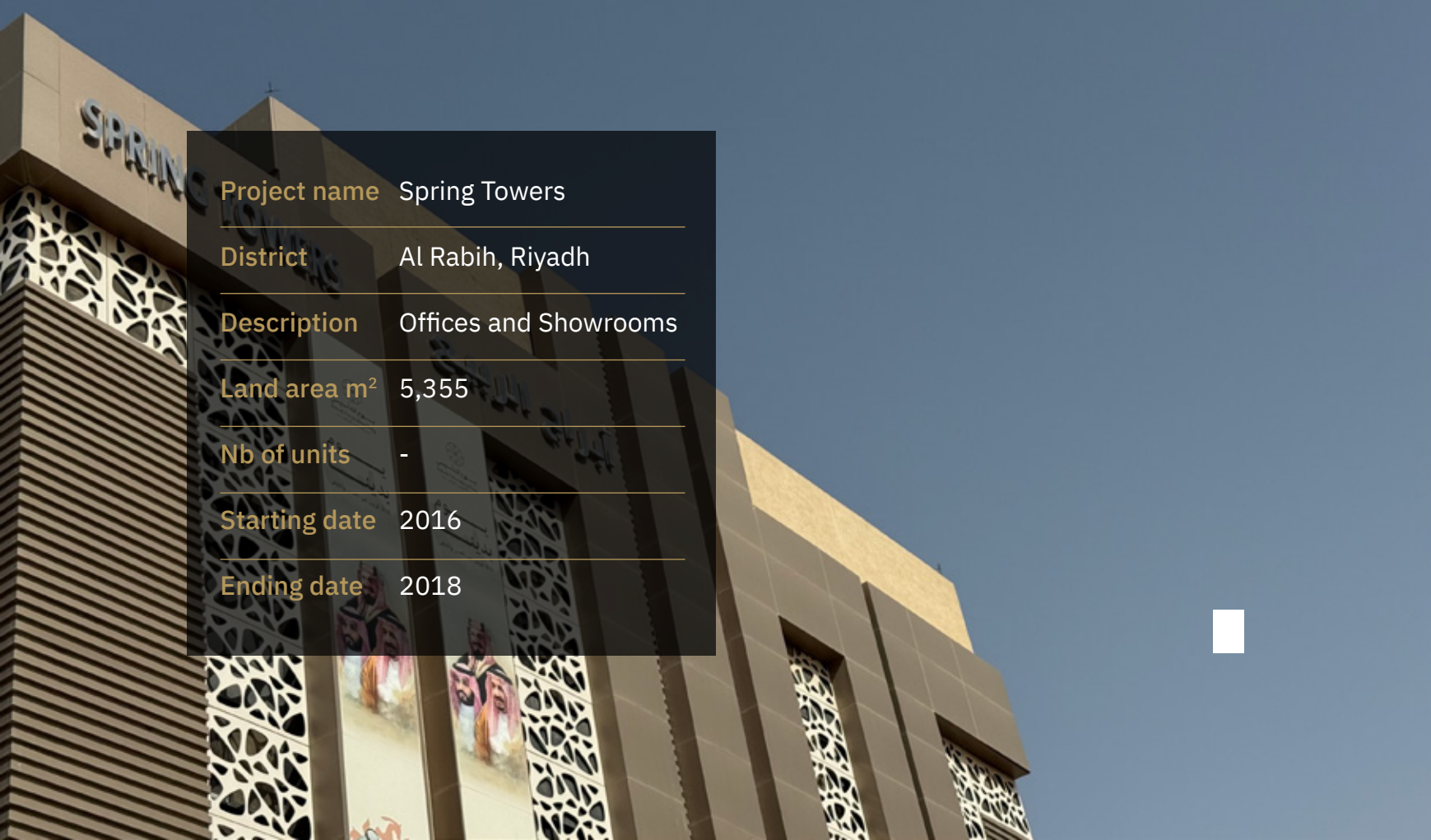




أبراج الربيع
Spring Towers

Al Rabi, Riyadh 20 Style





Project name	Spring Towers
District	Al Rabih, Riyadh
Description	Offices and Showrooms
Land area m ²	5,355
Nb of units	-
Starting date	2016
Ending date	2018

THE ELITE

Al Sulaymaniya, Riyadh





Project name	The Elite
District	Al Sulaymaniya, Riyadh
Description	Commercial Complex
Land area m ²	9,600
Nb of units	-
Starting date	2013
Ending date	2015





GRAY.
SQUARE
RIYADH

Al Aridh, Riyadh



Project name	Gray Square
District	Al Aridh, Riyadh
Description	Offices and Showrooms
Land area m ²	690
Nb of units	-
Starting date	2005
Ending date	2007



WHITE
SQUARE

Al Yasmine, Riyadh

Project name White Square

District Al Yasmine, Riyadh

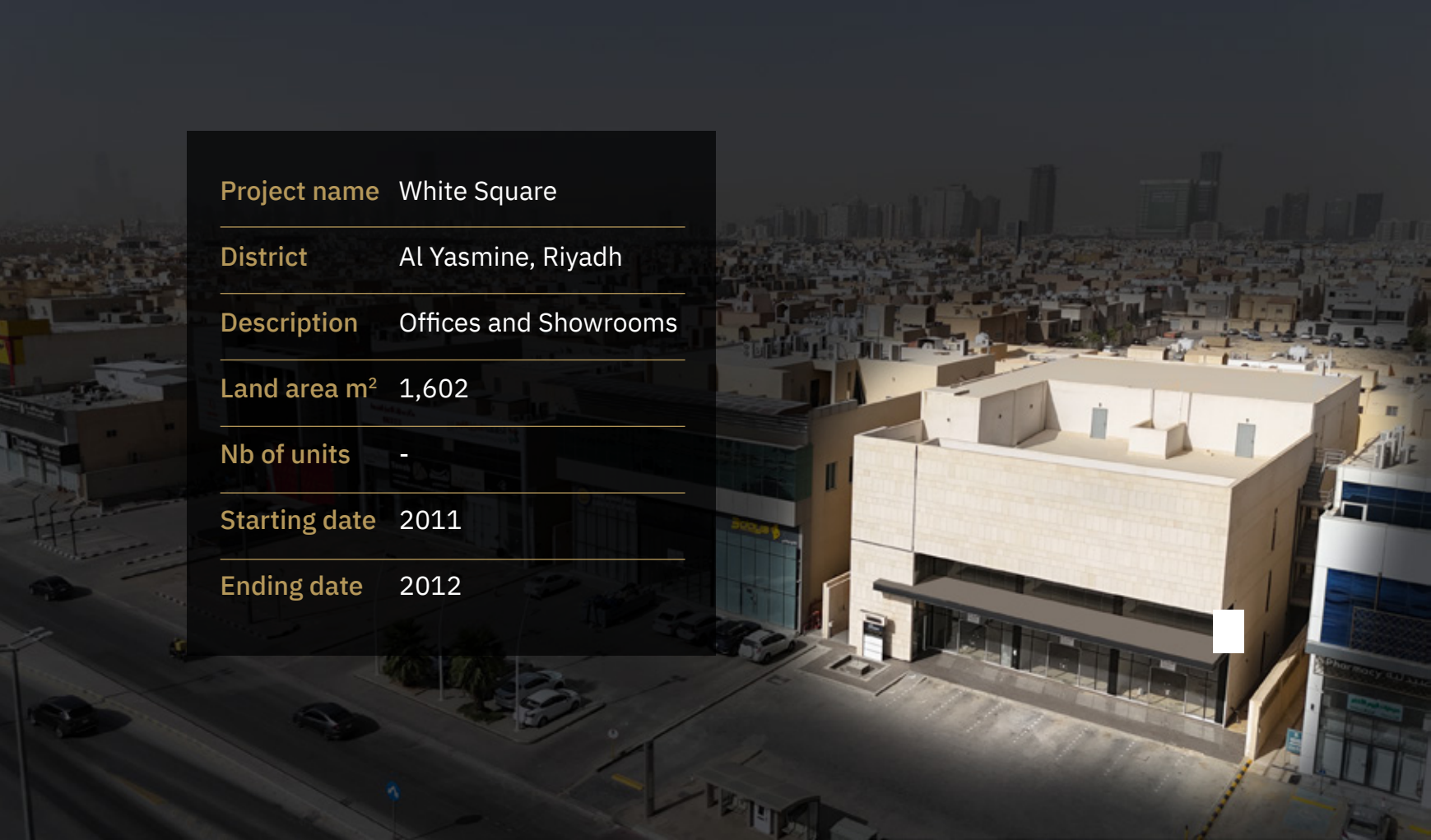
Description Offices and Showrooms

Land area m² 1,602

Nb of units -

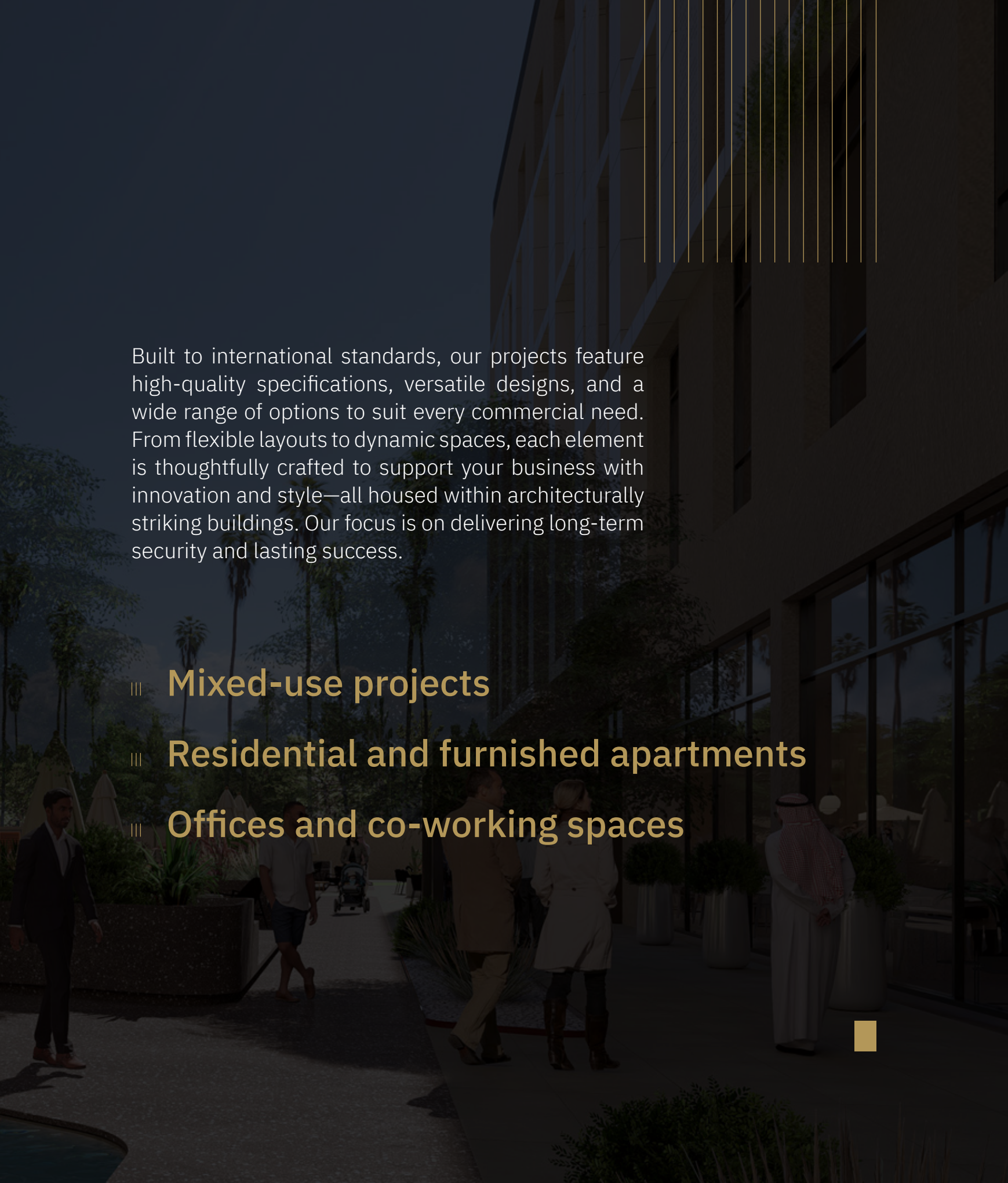
Starting date 2011

Ending date 2012



Operational projects





Built to international standards, our projects feature high-quality specifications, versatile designs, and a wide range of options to suit every commercial need. From flexible layouts to dynamic spaces, each element is thoughtfully crafted to support your business with innovation and style—all housed within architecturally striking buildings. Our focus is on delivering long-term security and lasting success.

||| **Mixed-use projects**

||| **Residential and furnished apartments**

||| **Offices and co-working spaces**





FIRST PROJECTS
MIXED-USE

Al Narjes, Riyadh





Project name First Projects Mixed-use

District Al Narjes, Riyadh

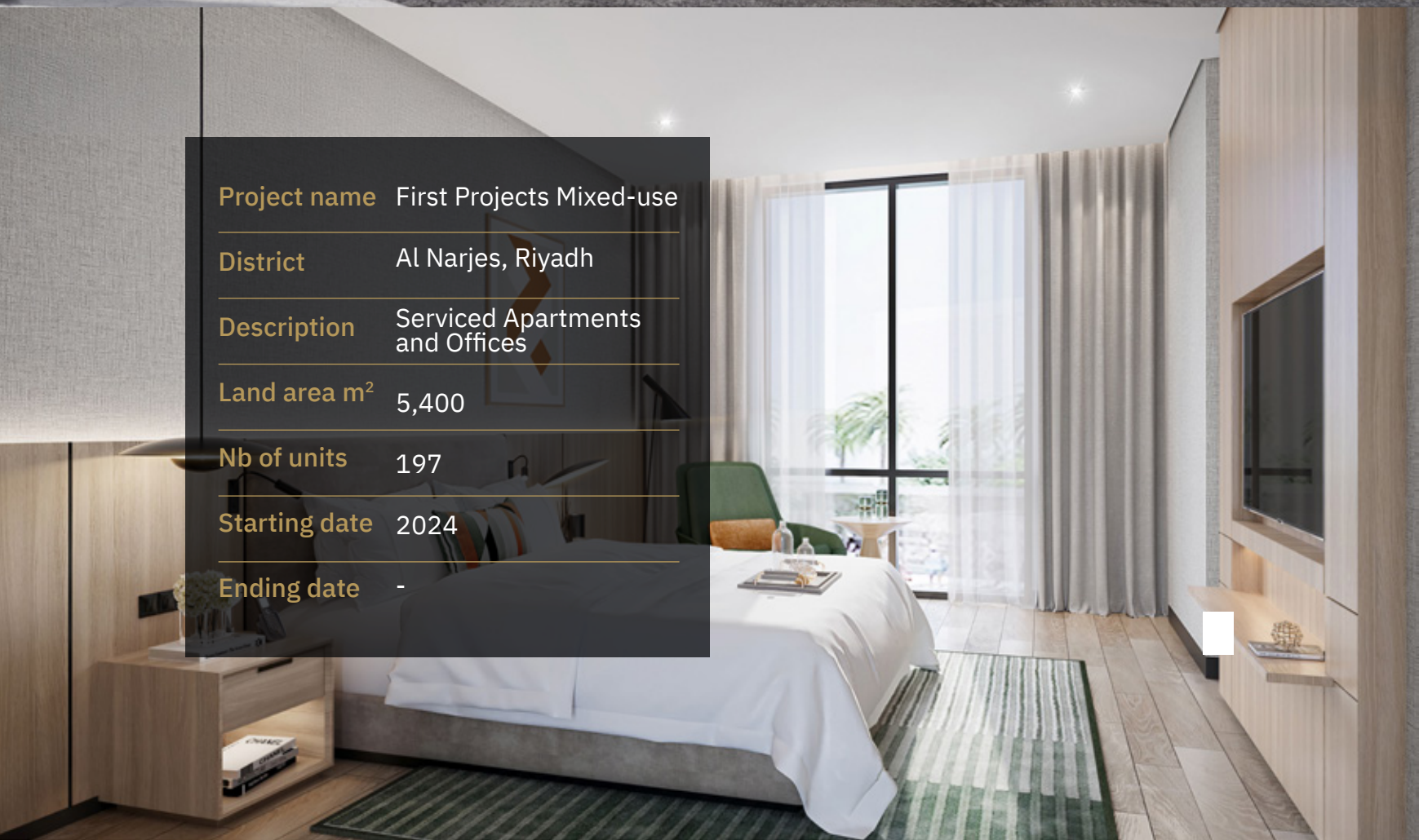
Description Serviced Apartments and Offices

Land area m² 5,400

Nb of units 197

Starting date 2024

Ending date -





ARRAY
SUITES

Olaya, Riyadh





Project name	Array Suites
District	Olaya, Riyadh
Description	Serviced Apartments and Offices
Land area m ²	-
Nb of units	-
Starting date	2023
Ending date	2024

THE RESIDENCE
OLAYA

Olaya, Riyadh



Project name The Residence

District Olaya, Riyadh

Description Serviced Apartments

Land area m² -

Nb of units -

Starting date 2021

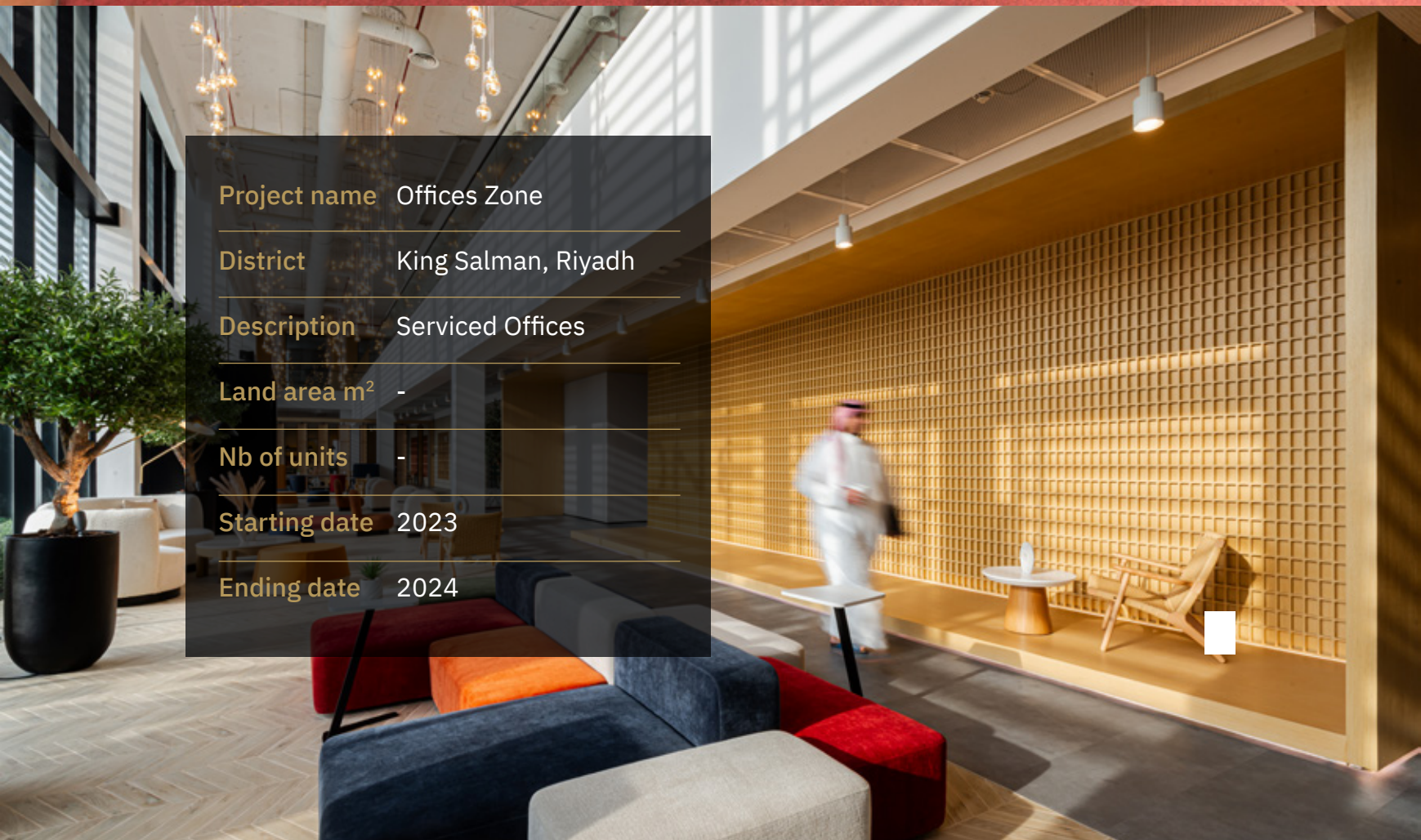
Ending date 2022



OFFICES ZONE

King Salman, Riyadh



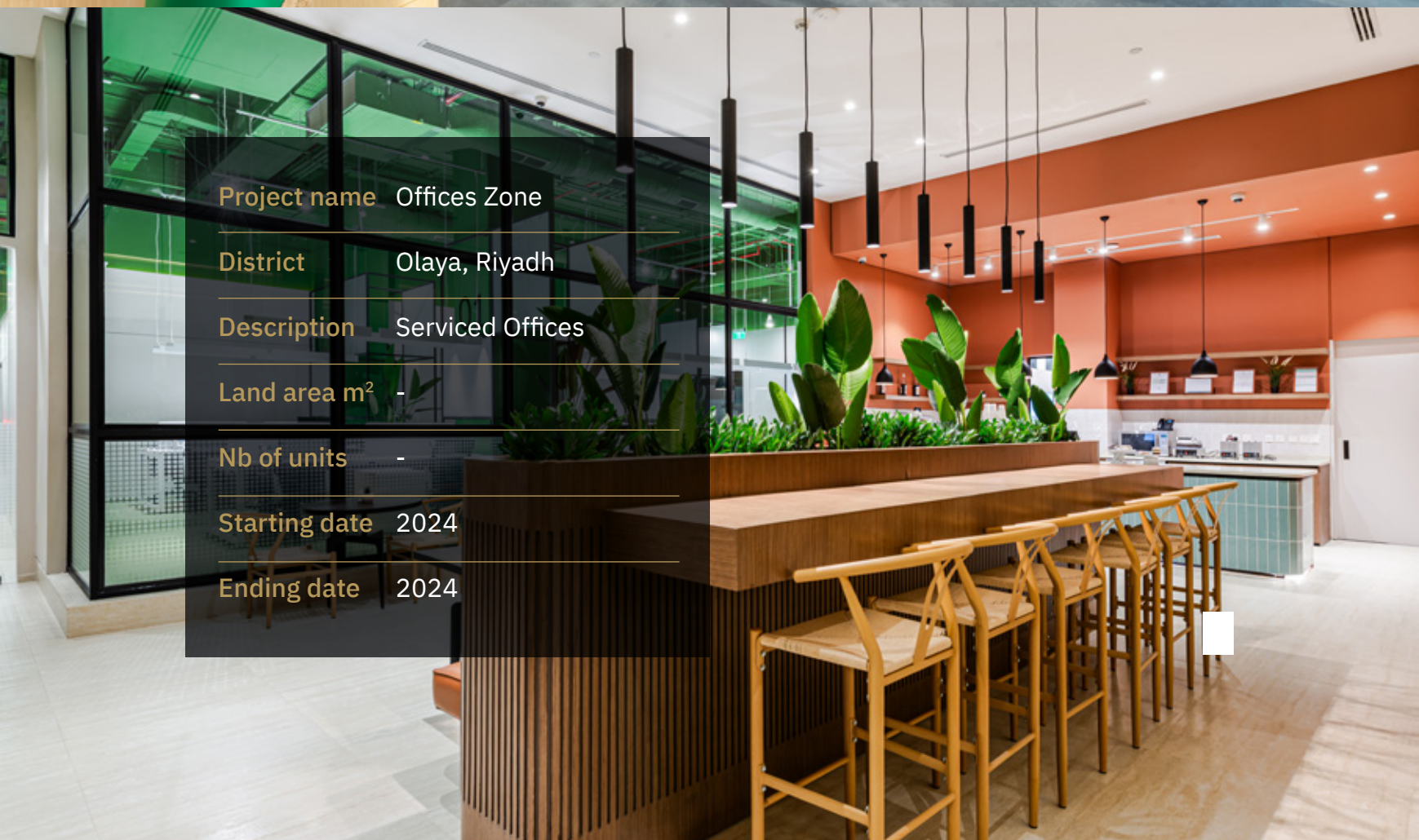


Project name	Offices Zone
District	King Salman, Riyadh
Description	Serviced Offices
Land area m ²	-
Nb of units	-
Starting date	2023
Ending date	2024

OFFICES ZONE

Olaya, Riyadh

OFFICES
ZONE



Project name	Offices Zone
District	Olaya, Riyadh
Description	Serviced Offices
Land area m ²	-
Nb of units	-
Starting date	2024
Ending date	2024

OFFICES ZONE

Al Nuzha, Riyadh



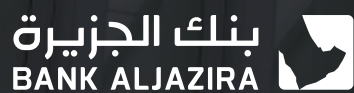


OFFICES ZONE

Project name	Offices Zone
District	Al Nuzha, Riyadh
Description	Serviced Offices
Land area m ²	-
Nb of units	-
Starting date	2024
Ending date	2026



Success Partners



Success Partners

BEYONITY



OPAL
DEVELOPMENT



عقار
AQAR



expand
EVENTS EXHIBITIONS



MAZE
VISION



Owned by إحدى شركات
المشاريع الأولى القابضة
First Projects Holding



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