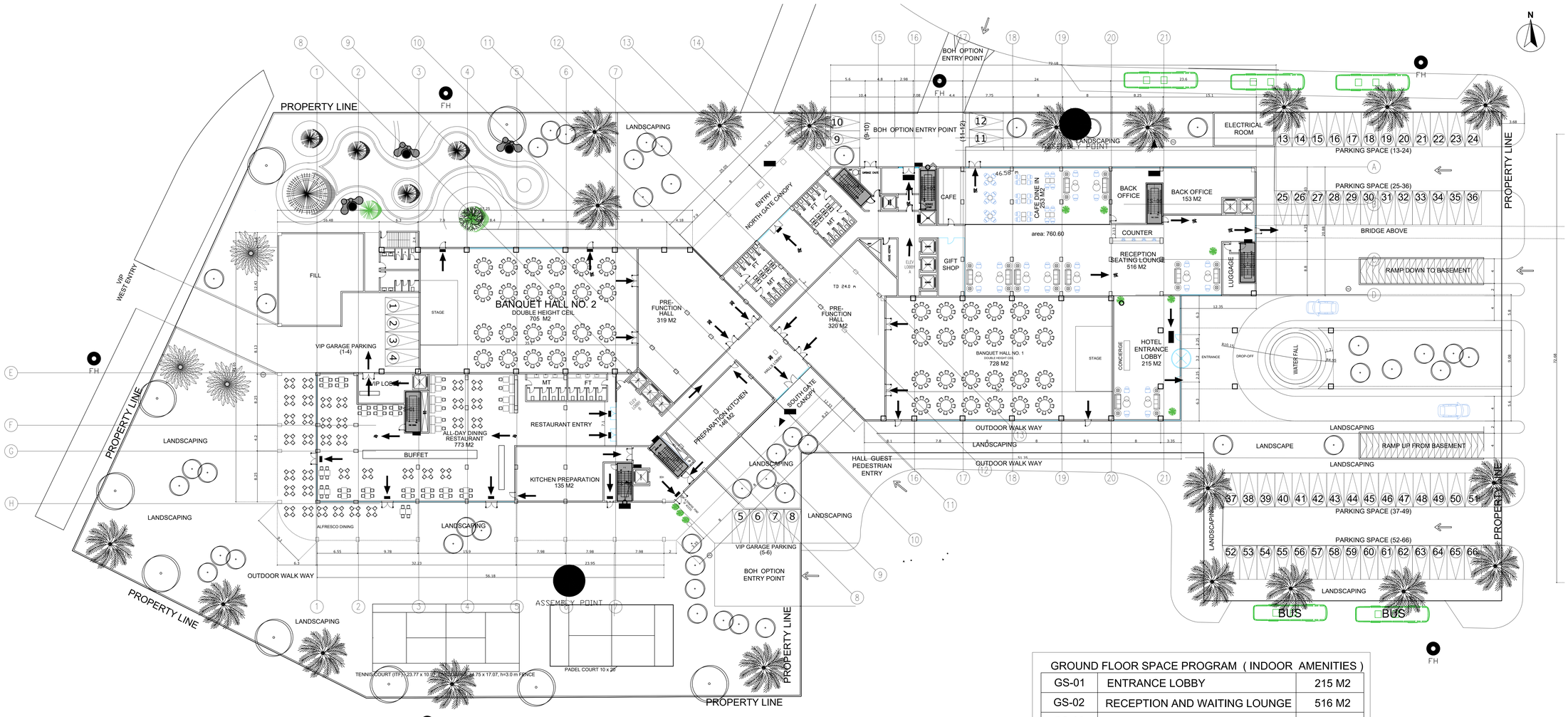


GROUND FLOOR PLAN - MAIN HOTEL

SCALE 1:250 @ A0

0 5 10 20 30 m

SPACE SCHEDULE

No.	SPACE		FLOOR	WALL	CEILING
G-001	ALFRESCO DINING		FL-02	WL-02	CL-02
G-002	VIP LOBBY		FL-01	WL-03	CL-01
G-003	ALL-DAY DINING RESTAURANT		FL-02	WL-02	CL-02
G-004	BANQUET HALL NO. 2		FL-03	WL-05	CL-01
G-005	MEP SHAFT		FL-04	WL-07	CL-04
G-006..031	FIRE STAIRS (2 No.)		FL-09	WL-07	CL-04
G-007	KITCHEN PREPARATION		FL-09	WL-06	CL-03
G-008..035	ELEVATOR (9 No.)		FL-01	WL-03	CL-01
G-011	ELEV LOBBY B		FL-01	WL-03	CL-01
G-012..026	SERVICE STAIR (2 No.)		FL-09	WL-07	CL-04
G-014	PREPARATION KITCHEN		FL-09	WL-06	CL-03
G-015	PRE-FUNCTION HALL (2 No.)		FL-03	WL-05	CL-01
G-016	GARBAGE CHUTE		FL-04	WL-07	CL-04
G-017	SERVICE ELEVATOR		FL-01	WL-03	CL-01
G-018..021	SHAFT (2 No.)		FL-04	WL-07	CL-04
G-019	HOUSEKEEPING		FL-09	WL-07	CL-03
G-020	STORAGE LINEN		FL-09	WL-07	CL-03
G-022	ELEV LOBBY A		FL-01	WL-03	CL-01
G-027	GIFT SHOP		FL-01	WL-03	CL-01
G-028	BANQUET HALL NO. 1		FL-03	WL-05	CL-01
G-029	HOTEL ENTRANCE LOBBY / RECEPTION / CAFE		FL-02	WL-02	CL-02
G-030	DATA / SERVER ROOM		FL-04	WL-07	CL-04
G-032	BACK OFFICE (OPEN OFFICE)		FL-09	WL-01	CL-03
G-033	ELECTRICAL ROOM		FL-04	WL-07	CL-04
G-036	LUGGAGE STORE		FL-09	WL-07	CL-03

TOTAL MEASURED NET AREA (listed spaces): 4,675.9 m²

Areas measured from the drawing to internal faces; --- = open plan / to be confirmed.

LEVEL AREA SUMMARY (m²)

ITEM	VALUE
Gross floor area (GFA) - Ground floor - main hotel	5,568.97
Measured net area - enclosed spaces listed	4,675.9
Circulation, walls, shafts & other	893.1
Net-to-gross ratio (enclosed)	84 %
Spaces listed on this level	36

GFA from the project area schedule (WFY-AR-000); net areas measured to internal faces.

FURNITURE LEGEND (FF&E)

CODE	DESCRIPTION	SIZE (mm)	QTY
AC-01	Close-control AC unit (server)	900x600	1
CH-02	Dining chair, upholstered	500x550	37
CH-03	Banquet / restaurant armchair	750x760	384
CH-05	Lobby armchair, high back	720x800	3
CH-06	Meeting chair, swivel	670x600	6
CH-08	Ergonomic task chair	650x650	9
CH-09	Visitor chair	550x550	2
DK-01	Executive desk with return	1800x900	1
DK-02	Workstation desk (benching)	1400x700	8
FS-01	Clean-agent fire suppression cylinder	D400	1
PR-01	Printer / copier station	1200x600	1
RK-01	Server / network rack 42U	600x1200	3
SF-06	Banquette seating	2400x950	11
ST-01	Filing / storage cabinet, lockable	900x450	2
ST-02	Side cabinet / credenza	450x670	26
TB-01	Meeting table	2400x1200	1
TB-02	Square dining table	900x900	81
TB-07	Console table	680x490	16
TB-08	Round dining table	D1600	4
TB-09	Cafe table set	D1000	22
TB-11	Cafe table with 2 chairs	1200x1740	11
TB-12	Rectangular dining table	800x1400	10
TB-13	Square table	700x700	10
UP-01	UPS cabinet with battery	600x900	1

Codes listed per level; quantities counted from drawing blocks on this level.

NOTES

Data / Server room (14.3 m²) in back office: 3 racks RK-01, UPS UP-01, close-control AC AC-01, clean-agent FS-01.

Back office fitted as open office: 8 workstations DK-02, manager desk DK-01, meeting table TB-01, filing ST-01, printer PR-01.

Surface parking numbered PG-001... (hotel) and PAG-001... (annex); room numbers G-0xx are separate.

FINISH LEGEND - MATERIAL SWATCHES

FL-01
Polished beige marble 900x900, honed bevel
Location: Lobby, reception, lift lobbies, pre-function

FL-02
Honed travertine-look porcelain 600x1200
Location: Restaurants, cafe, lounge, roof dining

FL-03
Wool-nylon broadloom carpet, wave pattern
Location: Guest corridors, banquet, meeting rooms

FL-04
Self-levelling epoxy, grey, anti-slip R11
Location: Parking, MEP, stores, loading

FL-09
Homogeneous vinyl / ceramic tile BOH
Location: Offices, staff, kitchens, housekeeping

WL-01
Painted gypsum / plaster, warm white matt
Location: General walls

WL-02
Walnut timber veneer panelling
Location: Restaurants, boardroom, feature walls

WL-03
Bronze PVD mashrabiya screen
Location: Reception, lobbies, lounges

WL-05
Fabric-wrapped acoustic wall panel
Location: Banquet, meeting, conference

WL-06
Glazed zellige ceramic tile
Location: Spa wet areas, toilets

WL-07
Washable epoxy paint
Location: BOH, parking, MEP

CL-01
Painted gypsum board ceiling, cove light
Location: General front-of-house

CL-02
Walnut timber slatted ceiling
Location: Restaurants, lounges, feature

CL-03
Acoustic mineral tile 600x600
Location: Offices, BOH, staff

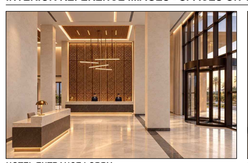
CL-04
Exposed soffit, painted
Location: Parking, plant, MEP

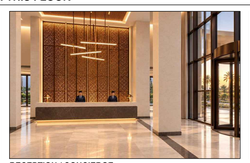
Finish codes per space are listed in the Space Schedule (FLOOR | WALL | CEILING) - see Material Board WFY-AR-120 and specification.

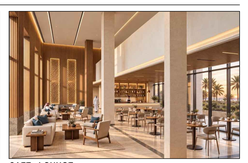
GROUND FLOOR SPACE PROGRAM (INDOOR AMENITIES)

GS-01	ENTRANCE LOBBY	215 M2
GS-02	RECEPTION AND WAITING LOUNGE	516 M2
GS-03	GROUND CAFE	253 M2
GS-04	PRE-FUNCTION 1	320 M2
GS-05	BANQUET HALL NO. 1	728 M2
GS-06	PRE-FUNCTION 2	319 M2
GS-07	BANQUET HALL NO. 2	705 M2
GS-08	MAIN RESTAURANT	773 M2
GS-09	BACK OFFICE	158 M2

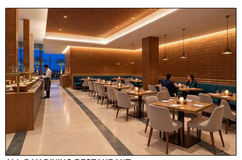
INTERIOR REFERENCE IMAGES - SPACES ON THIS FLOOR

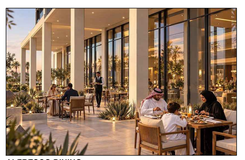

HOTEL ENTRANCE LOBBY

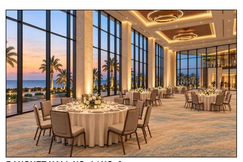

RECEPTION / CONCIERGE

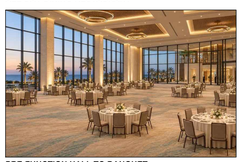

CAFE - LOUNGE

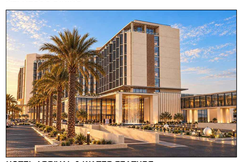

CAFE DINE-IN / COUNTER


ALL-DAY DINING RESTAURANT


ALFRESCO DINING


BANQUET HALL NO. 1 / NO. 2


PRE-FUNCTION HALL TO BANQUET


HOTEL ARRIVAL & WATER FEATURE

Royal Commission
الهيئة الملكية

Location:	Yanbu ,KSA	Plot NO.:	LOT 26 / LOT 23

Project Name:

YANBU 5-STAR HOTEL & ANNEX

INVESTOR

WAFAIYA
YANBU • RED SEA

CONTRACTOR

الوفائية
Wafaiyah

Consultant:

-

COORDINATION

Checked		Engineer	Signature	Date
Architectural	ARC			
Interior Design	ID			
Civil	CV			
Mechanical	MEC			
Electrical	ELC			
Low Current	LC			
Fire Life Safety	FLS			
Acoustics	ACS			
Lighting	LGT			
Signage	SG			
Security	SC			

REVISIONS

	Revision Description	Date	By
4			
3			
01	LEED: EV, ACCESSIBLE BAYS & PV CANOPIES	01 Nov 2026	
00	ISSUE 00 - FIRST COMPREHENSIVE SUBMISSION	30 Oct 2026	

Drawing Type:

Architectural & Furniture Layout

Drawing Title:

Ground Floor Plan - Hotel

Drawn by:		Date:	30 Oct 2026
Checked by:	Ar .Mike Mirasol	Sheet Size:	A0
Reviewed by:	-		
Approved by:	-		

Drawing No.:

WFY-AR-102

Revision NO.: 01

Scale: 1:250