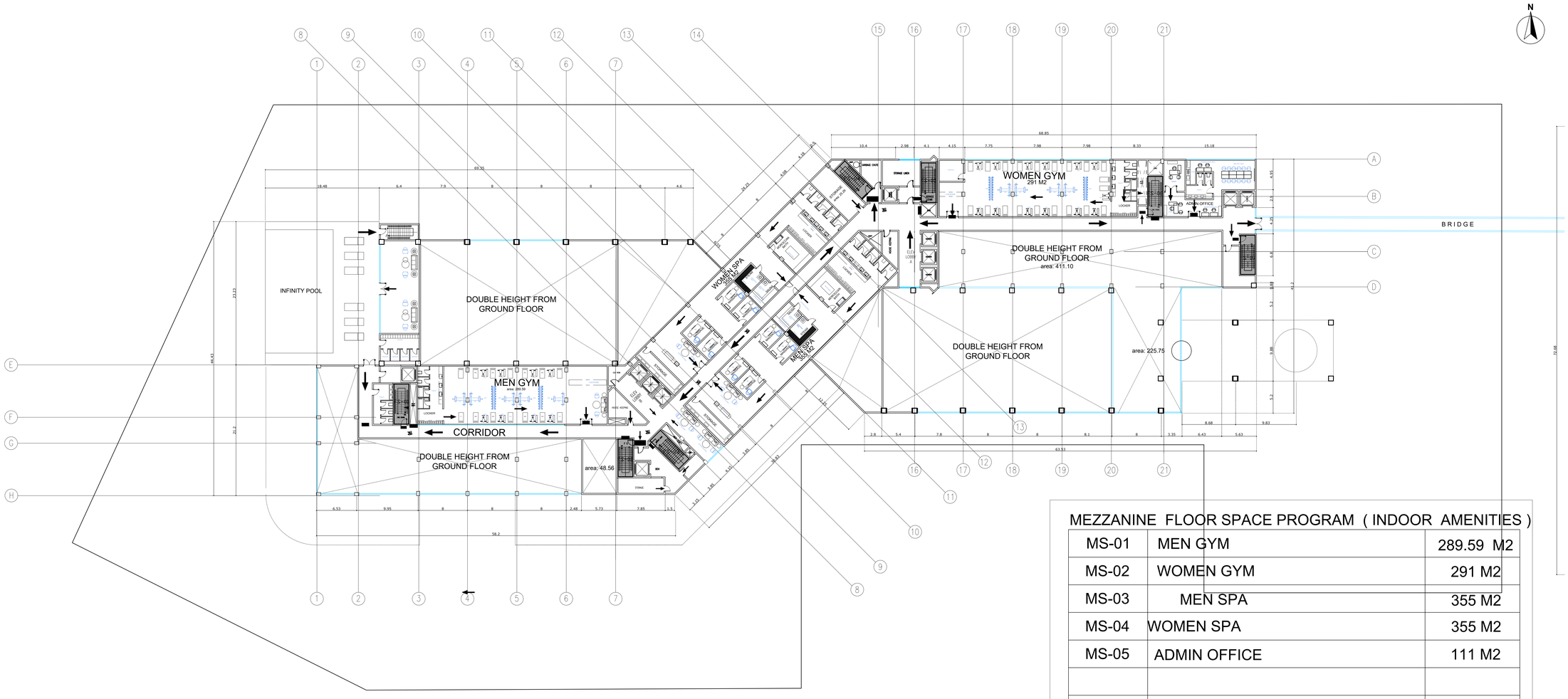


MEZZANINE FLOOR PLAN - MAIN HOTEL

SCALE 1:250 @ A0

0 5 10 20 30 m

MEZZANINE FLOOR SPACE PROGRAM (INDOOR AMENITIES)

MS-01	MEN GYM	289.59 M2
MS-02	WOMEN GYM	291 M2
MS-03	MEN SPA	355 M2
MS-04	WOMEN SPA	355 M2
MS-05	ADMIN OFFICE	111 M2

SPACE SCHEDULE

No.	SPACE		FLOOR	WALL	CEILING
M-001..057	TOILET (4 No.)		FL-08	WL-06	CL-01
M-002..050	MEP SHAFT (3 No.)		FL-04	WL-07	CL-04
M-003..052	FIRE STAIRS (2 No.)		FL-09	WL-07	CL-04
M-005	MEN GYM		FL-05	WL-01	CL-01
M-006	CORRIDOR		FL-03	WL-01	CL-01
M-007..059	ELEVATOR (7 No.)		FL-01	WL-03	CL-01
M-008	ELEC ROOM		FL-04	WL-07	CL-04
M-009	ELEV LOBBY B		FL-01	WL-03	CL-01
M-010..038	HOUSEKEEPING (2 No.)		FL-09	WL-07	CL-03
M-011..047	STORAGE (5 No.)		FL-09	WL-07	CL-03
M-014..039	SERVICE STAIR (2 No.)		FL-09	WL-07	CL-04
M-016..030	MASSAGE (8 No.)		FL-08	WL-04	CL-01
M-020..033	STEAM (2 No.)		FL-08	WL-06	CL-01
M-025	MEN SPA ZONE (incl. treatment rooms)		FL-08	WL-04	CL-01
M-026	WOMEN SPA ZONE (incl. treatment rooms)		FL-08	WL-04	CL-01
M-027..028	SAUNA (2 No.)		FL-08	WL-06	CL-01
M-031..032	MOROCCAN BATH (2 No.)		FL-08	WL-06	CL-01
M-035	GARBAGE CHUTE		FL-04	WL-07	CL-04
M-036	SERVICE ELEVATOR		FL-01	WL-03	CL-01
M-037..051	SHAFT (3 No.)		FL-04	WL-07	CL-04
M-040..041	STORAGE LINEN (2 No.)		FL-09	WL-07	CL-03
M-043	ELEV LOBBY A		FL-01	WL-03	CL-01
M-048	WOMEN GYM		FL-05	WL-01	CL-01
M-053..055	OFFICE (2 No.)		FL-09	WL-01	CL-03
M-054	PANTRY		FL-09	WL-06	CL-03
M-056..058	WORKSTATION AREA (2 No.)		FL-09	WL-01	CL-03

TOTAL MEASURED NET AREA (listed spaces): 1,497.0 m²

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

LEVEL AREA SUMMARY (m²)

ITEM	VALUE
Gross floor area (GFA) - Mezzanine - main hotel	2,471.25
Measured net area - enclosed spaces listed	1,497.0
Circulation, walls, shafts & other	974.2
Net-to-gross ratio (enclosed)	61 %
Spaces listed on this level	59

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

FURNITURE LEGEND (FF&E)

CODE	DESCRIPTION	SIZE (mm)	QTY
CH-01	Upholstered lounge armchair	670x600	6
CH-05	Lobby armchair, high back	720x800	10
CH-06	Meeting chair, swivel	670x600	12
CH-08	Ergonomic task chair	650x650	4
CH-09	Visitor chair	550x550	4
DK-01	Executive desk with return	1800x900	2
DK-02	Workstation desk (benching)	1400x700	12
GY-01	Gym equipment station	as drawn	40
LK-01	Staff locker bank	300x500 per bay	1
SF-01	Three-seat sofa	2460x900	5
SF-03	Chaise lounge	1900x700	12
SF-05	Two-seat sofa	1200x660	5
SF-06	Banquette seating	2400x950	2
SP-01	Massage / treatment bed	700x1900	8
ST-01	Filing / storage cabinet, lockable	900x450	3
ST-02	Side cabinet / credenza	450x670	13
ST-04	Luggage rack	730x590	14
TB-07	Console table	680x490	25
TB-08	Round dining table	D1600	6
TB-09	Cafe table set	D1000	4
TB-10	Round table	D1200	5
TB-11	Cafe table with 2 chairs	1200x1740	2

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

FINISH LEGEND - MATERIAL SWATCHES

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

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-05
Rubber sports flooring 10 mm
Location: Gymnasium / fitness

FL-08
Anti-slip stone mosaic / porcelain R11
Location: Spa wet areas, toilets, changing

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

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

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

WL-04
Carved limestone / travertine cladding
Location: Lobbies, spa, suites

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

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

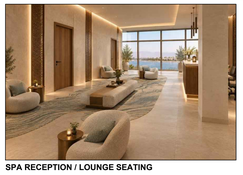
CL-01
Painted gypsum board ceiling, cove light
Location: General front-of-house

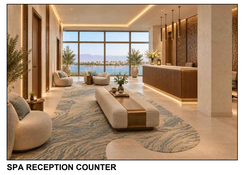
CL-03
Acoustic mineral tile 600x600
Location: Offices, BOH, staff

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

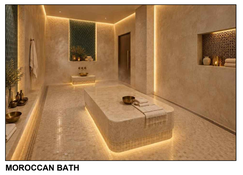
Finish codes per space are listed in the Space Schedule (FLOOR | WALL | CEILING) - see Material Board WFY-AR-120 and specification.

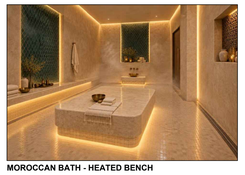
INTERIOR REFERENCE IMAGES - SPACES ON THIS FLOOR


SPA RECEPTION / LOUNGE SEATING

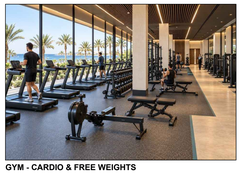

SPA RECEPTION COUNTER

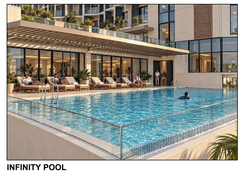

MASSAGE / TREATMENT ROOM

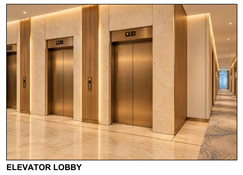

MOROCCAN BATH


MOROCCAN BATH - HEATED BENCH


MEN / WOMEN GYM


GYM - CARDIO & FREE WEIGHTS


INFINITY POOL


ELEVATOR LOBBY

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			
2			
00	ISSUE 00 - FIRST COMPREHENSIVE SUBMISSION	30 Oct 2026	

Drawing Type:

Architectural & Furniture Layout

Drawing Title:

Mezzanine Plan - Hotel

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

Drawing No.:

WFY-AR-103

Revision NO.: 00

Scale: 1:250