

IN THE HEART OF **BATROUN**

SKYFALL

GoGlobal.

SKYFALL
World



About Skyfall

In one of Lebanon's most vibrant destinations **Batroun, Kfarabida**, rises Skyfall, **a sanctuary of townhouses** with garden and an exclusive sea view with private access. The project also offers a common pool and premium amenities. The design by **Abdo Kmeid** focuses on fluidity, color harmony, and connection with nature. It blends curved forms, soft pastel tones, and clean white surfaces to create a calm, serene atmosphere with a distinct coastal character. The project combines **contemporary architectural style with playful color accents**, offering a refreshing and artistic experience for the space.

The concept is inspired by the **reflection of water** on the sea, which seamlessly merges with the breeze flowing toward the shore, creating a natural dialogue between the elements of nature and the architectural form, a perfect balance of movement, lightness, and tranquility.

Type: Townhouses [Simplex, Duplex, Triplex]

Time: 30 months

Category: New Construction



Prime Coastal Location

- Just 3 minutes from Batroun's beaches, including Almaza Bay with its luxury beach resort and vibrant nightlife.
- 5 minutes from iconic beach clubs like Pierre & Friends, Kai Beach Club, and Orchid Beach Lounge.
- Quick access to the Lebanese Yacht Club—perfect for sea lovers and boat owners.

Thriving Tourism Hub

- Only 3 minutes from Batrouny Island, one of Batroun's most visited coastal attractions.
- 4 minutes from the famous seafront dining strip, featuring hotspots like Merchak Aal Baher, Alec.o, and Feniqian Island.
- Centrally located near Batroun's growing tourism scene, festivals, and cultural events.

Unmatched Entertainment & Nightlife

- 4–5 minutes from Batroun's top bars and nightclubs, including Figo, Orchid, Bar Del Mar, Soult Beach, and Taiga Lebanon.
- Ideal for those seeking a dynamic lifestyle blending beach days with vibrant nightlife.

High-Value Area

- Batroun is one of Lebanon's fastest-growing coastal cities with a strong upward trend in property appreciation.
- Limited availability of land near the coast ensures stable and rising property value.
- Increasing demand from both locals and expats seeking vacation homes or investment properties.

Airbnb & Rental Demand

- Batroun ranks among Lebanon's top short-term rental markets.
- Peak seasons: summer, holiday weekends, festivals, and beach events.
- High occupancy rates and excellent returns due to strong tourist demand.



Why Buy & Invest in
Batroun, Lebanon?

The Lifestyle of **Batroun, Lebanon**

Batroun offers a lifestyle that feels effortlessly balanced, slow when you want it, vibrant when you need it. Mornings usually start with coffee by the sea, the sound of waves blending with the hum of cyclists and early swimmers. The city's rhythm is gentle, shaped by sunshine, fresh air, and a strong connection to the Mediterranean.

In the heart of town, life flows through narrow stone streets, old houses, and small family-run shops. Locals know each other by name, and days often revolve around simple pleasures, fresh seafood lunches, walks on the old Phoenician wall, or sunset views at the harbor.



SKYFALL Location





Scan to
Check Location

SKYFALL

- 3 mins to beaches {Almaza Bay beach resort and nightlife)
- 3 mins to Batrouny Island touristic attraction
- 5 mins drive to Lebanese Yacht Club
- 4-5 mins drive to bars and nightclubs (Figo,Orchid,Bar Del Mar,Soult Beach ,Taiga Lebanon...)
- 3-5 mins to Pierre and Friends, Kai Beach Club, Orchid Beach Lounge..)
- 4 mins away from sea front restaurants



SKYFALL
Perspectives











SKYFALL
Lifestyle



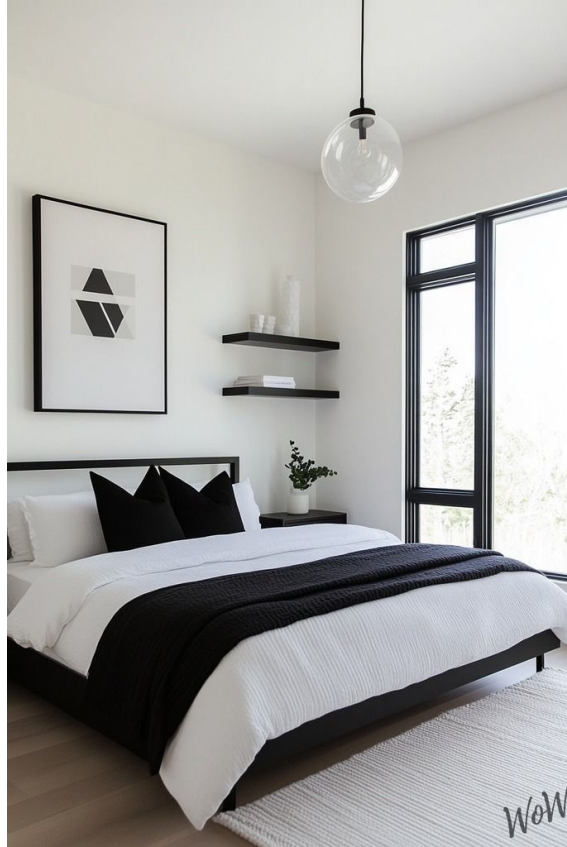


Experience the essence of refined comfort with Skyfall's Modern Minimalist interior style where Scandinavian serenity meets Japandi sophistication. Every curve, color, and texture in this space is intentionally crafted to elevate your everyday living.





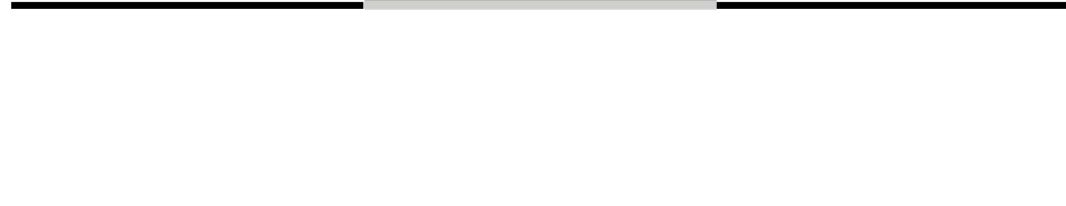
Smooth geometric forms, soft beige tones, natural wood, and diffused lighting create a sanctuary that feels both grounding and elevated. Every corner is intentional, every line refined. The spaces glow with warm indirect lighting, enhancing the sense of tranquility and spaciousness.



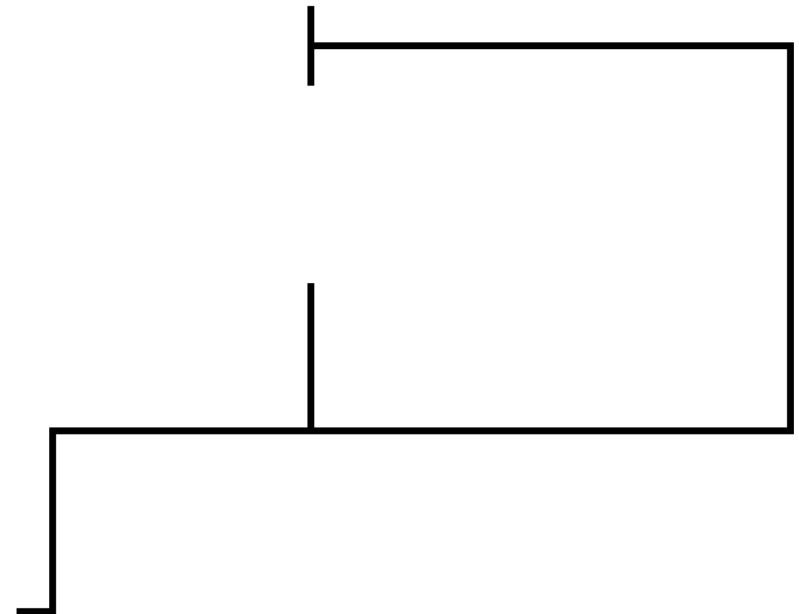




SKYFALL
Floor Plans



every section made
DELICTALLY FOR YOU





Block A



SKYFALL Block A

Types: 1 Triplex (AT01)
3 Duplex (ADO1 – ADO2 – ADO3)
1 Simplex (AS01)

Block A
Triplex | AT01



GROUND FLOOR:

58 m²

SECOND FLOOR:

57 m²

FIRST FLOOR:

55 m²

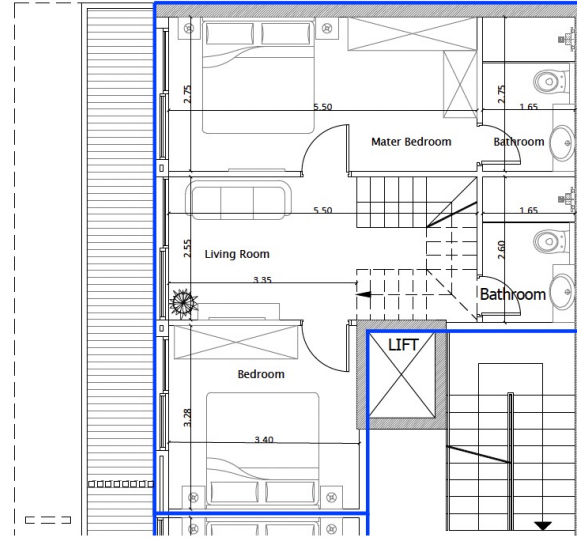
Total SQM:

313 m²

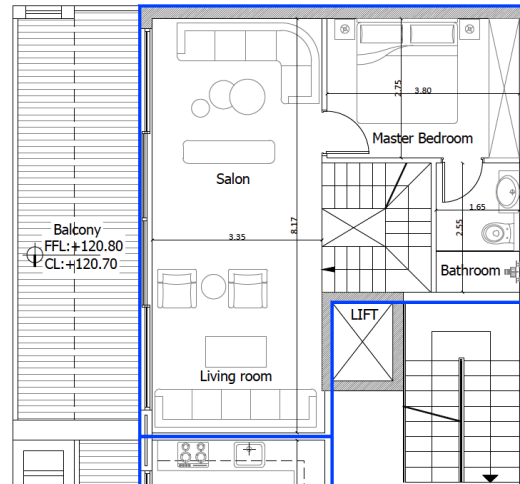
Balcony: 43m² **Garden:** 12m² **Roof:** 88m²

 3 Bedrooms  2 Parking Spots

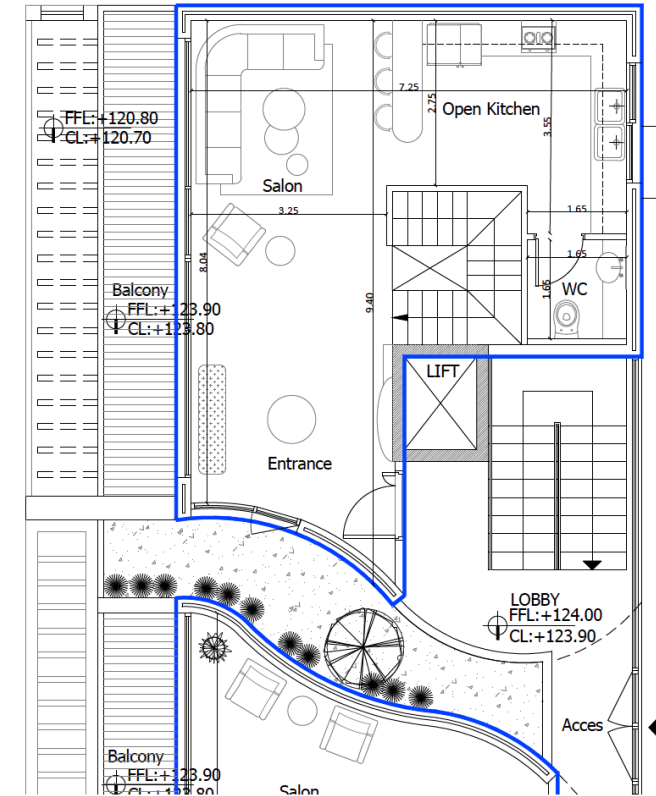
GROUND FLOOR:



FIRST FLOOR:



SECOND FLOOR:



Block A
Duplex | AD01



GROUND FLOOR:
44 m²

FIRST FLOOR:
40m²

Total SQM:
103 m²

Balcony: 19m²

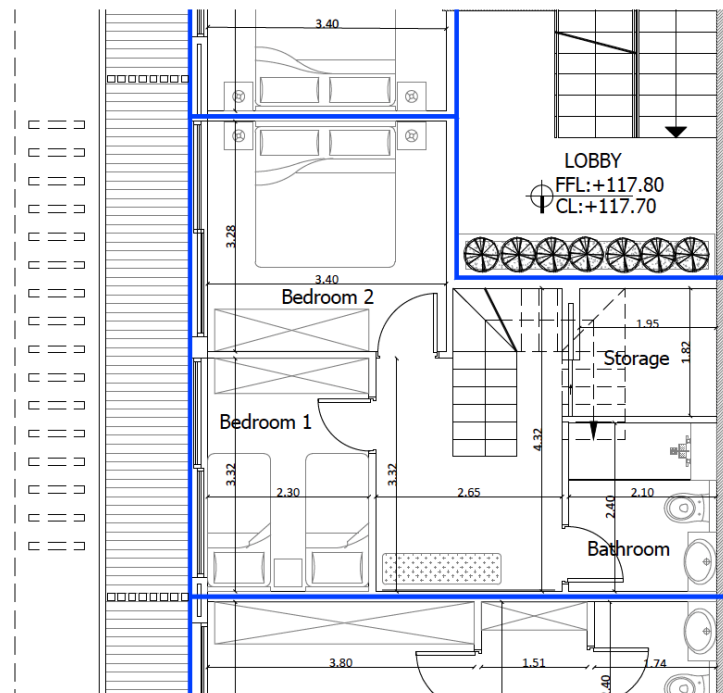


2 Bedrooms

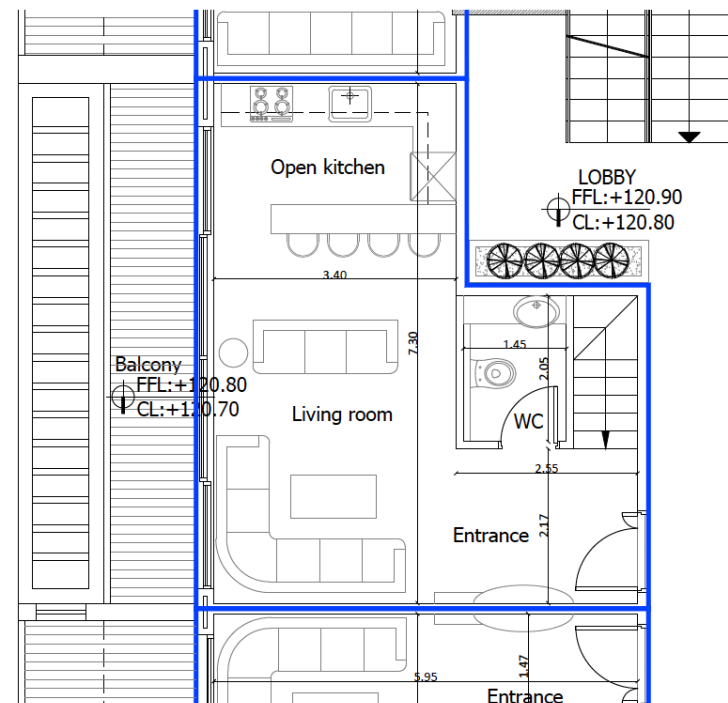


1 Parking Spot

GROUND FLOOR:



FIRST FLOOR:



Block A
Duplex | AD02



GROUND FLOOR:
35 m²

FIRST FLOOR:
29m²

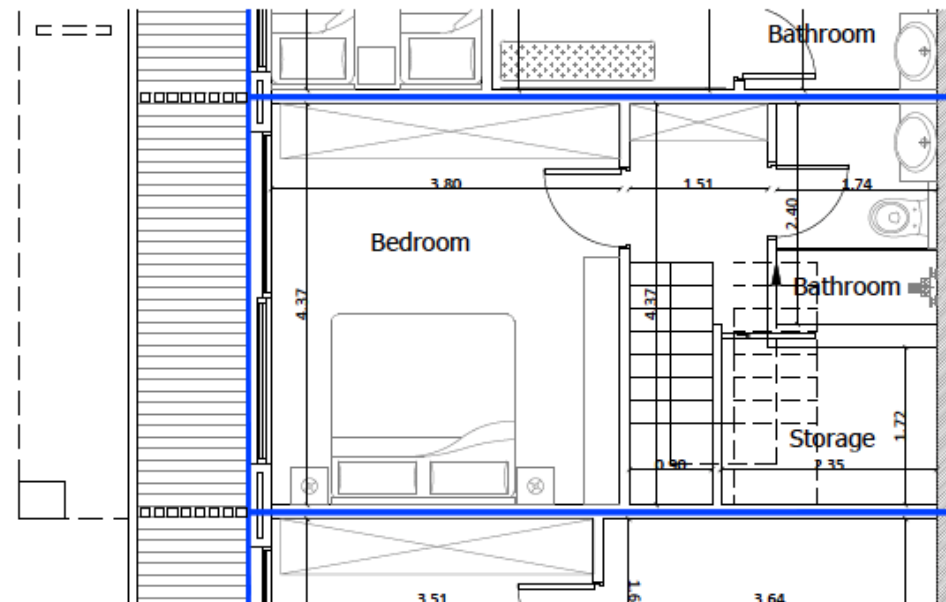
Total SQM:
80 m²

Balcony: 16m²

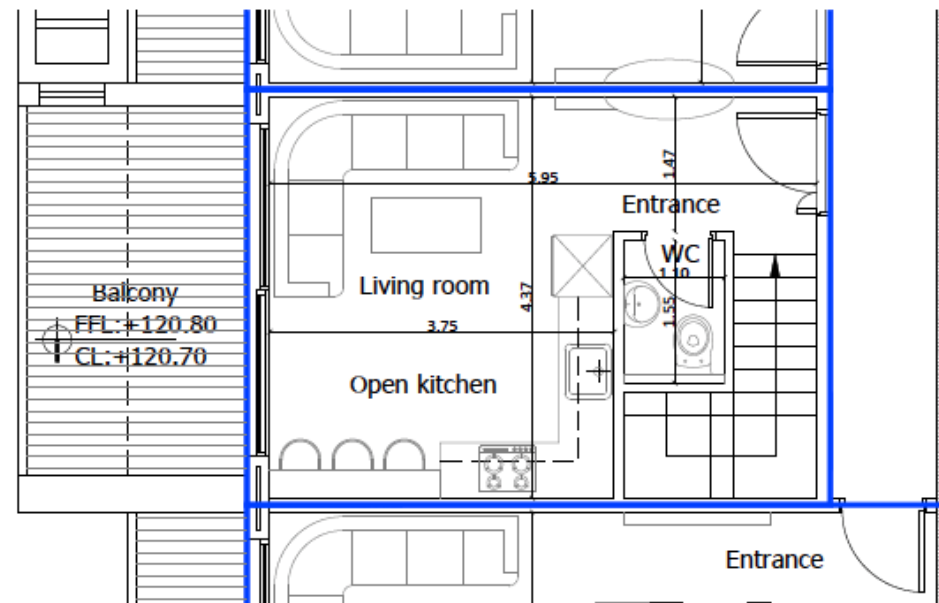
 1 Bedroom

 1 Parking Spot

GROUND FLOOR:



FIRST FLOOR:



Block A
Duplex | AD03



GROUND FLOOR:
35 m²

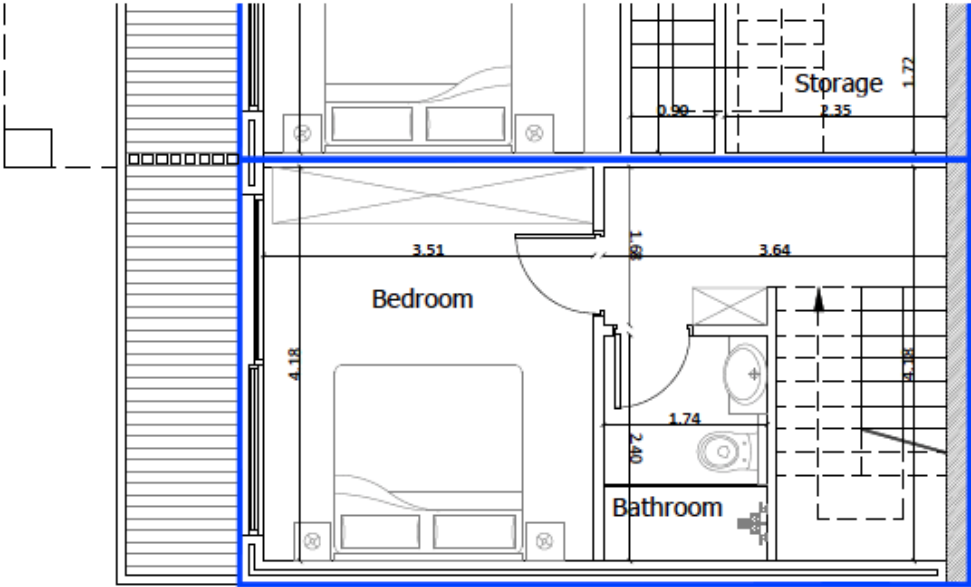
FIRST FLOOR:
35 m²

Total SQM:
82 m²

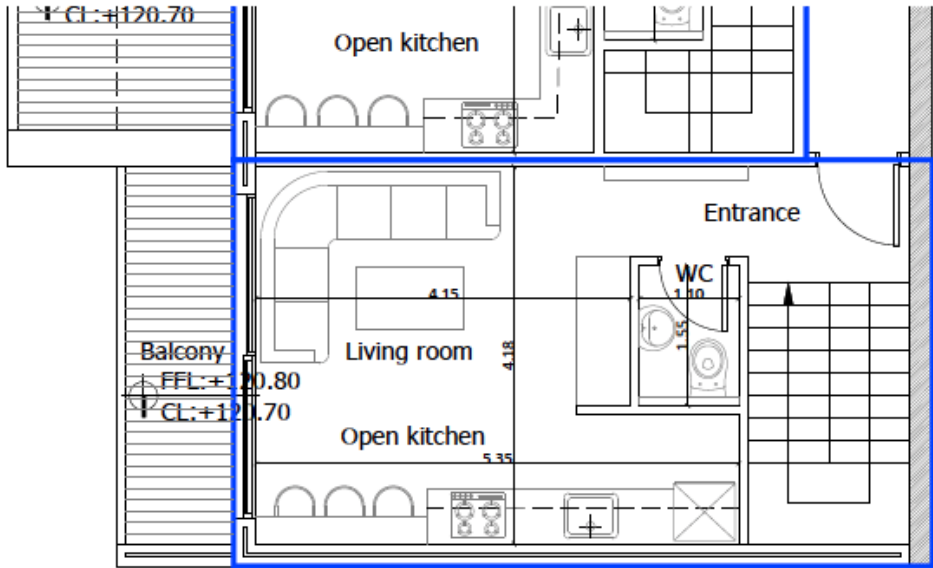
Balcony: 12m²

 1 Bedroom  1 Parking Spot

GROUND FLOOR:



FIRST FLOOR:



Block A
Simplex | AS01



SECOND FLOOR:

104 m²

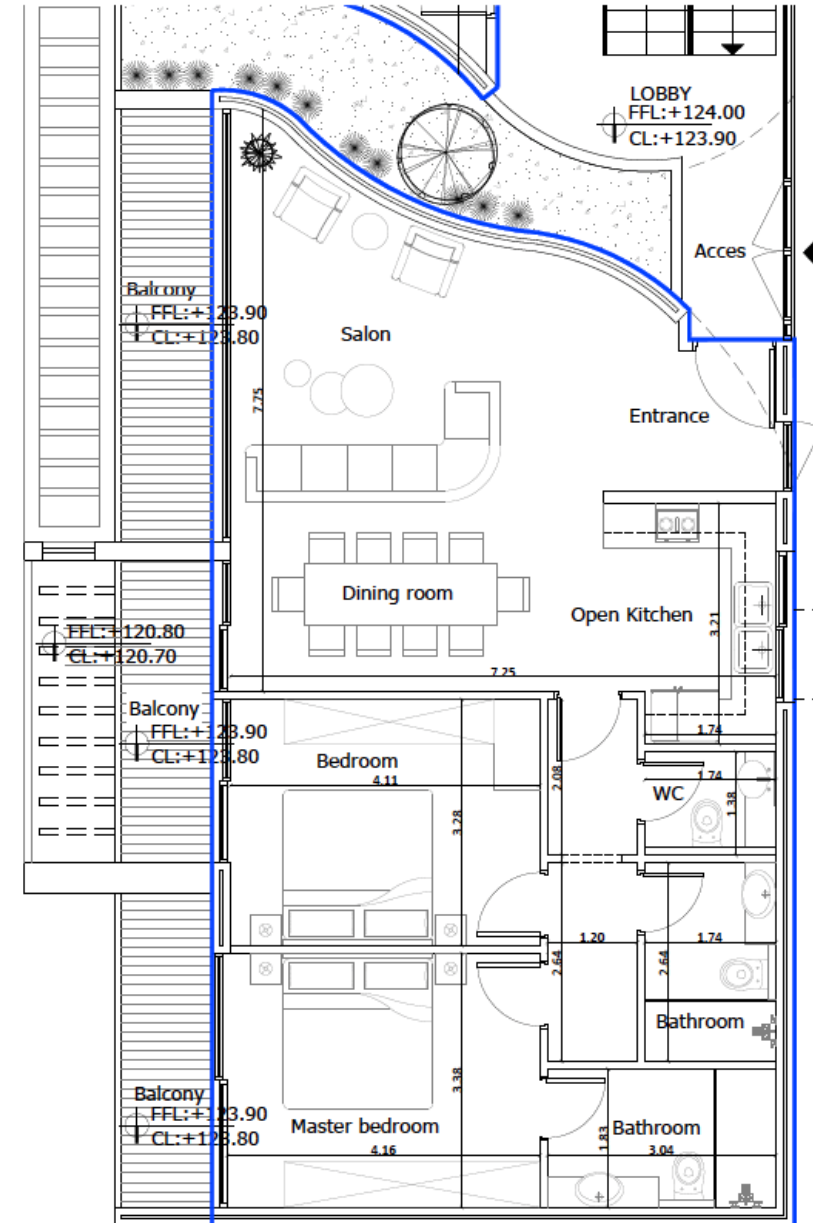
Total SQM:

286 m²

Balcony: 19m² **Garden:** 39m² **Roof:** 124m²

 2 Bedrooms  1 Parking Spot

SECOND FLOOR:





Block B

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Block B

Types: 6 Simplex (BS01 – BS02- BS03
BS04 – BS05 – BS06)

Block B
Simplex | BS01



GROUND FLOOR:

91 m²

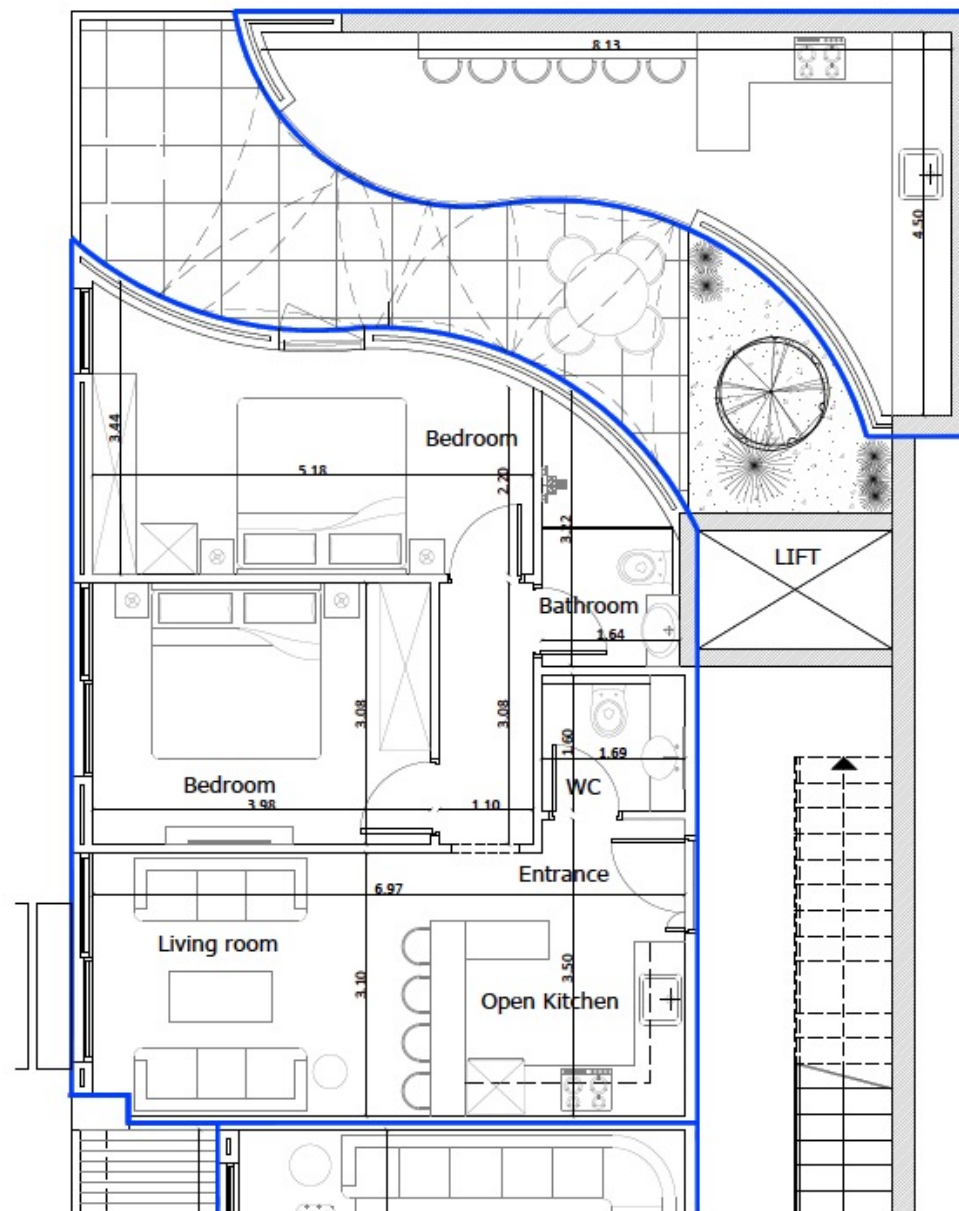
Total SQM:

115 m²

Garden: 24m²

 2 Bedrooms  1 Parking Spot

GROUND FLOOR:



Block B
Simplex | BS02



GROUND FLOOR:

75 m²

Total SQM:

119 m²

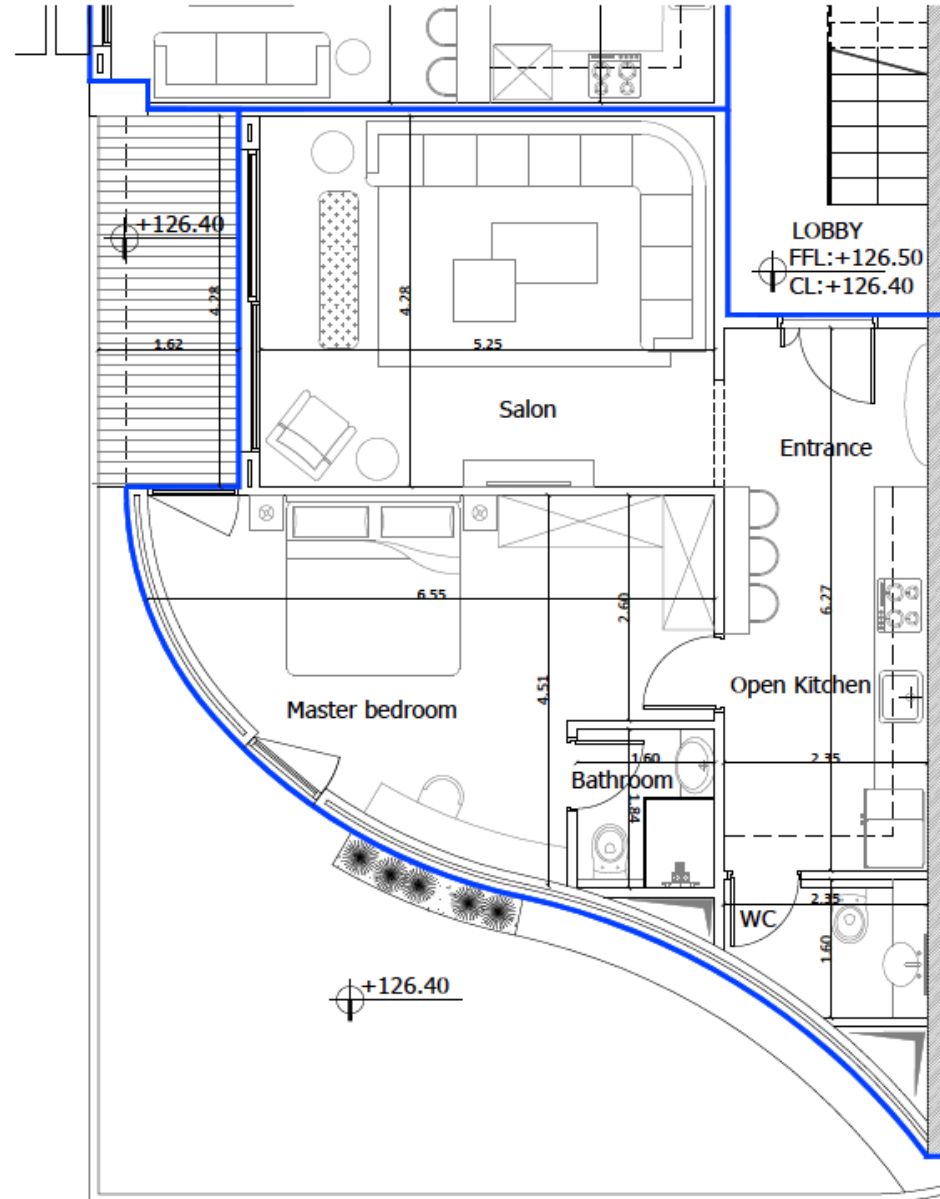
Balcony: 7m²

Garden: 37m²

 1 Bedroom

 1 Parking Spot

GROUND FLOOR:



Block B
Simplex | BS03



FIRST FLOOR:

67 m²

Total SQM:

91 m²

Garden: 24m²

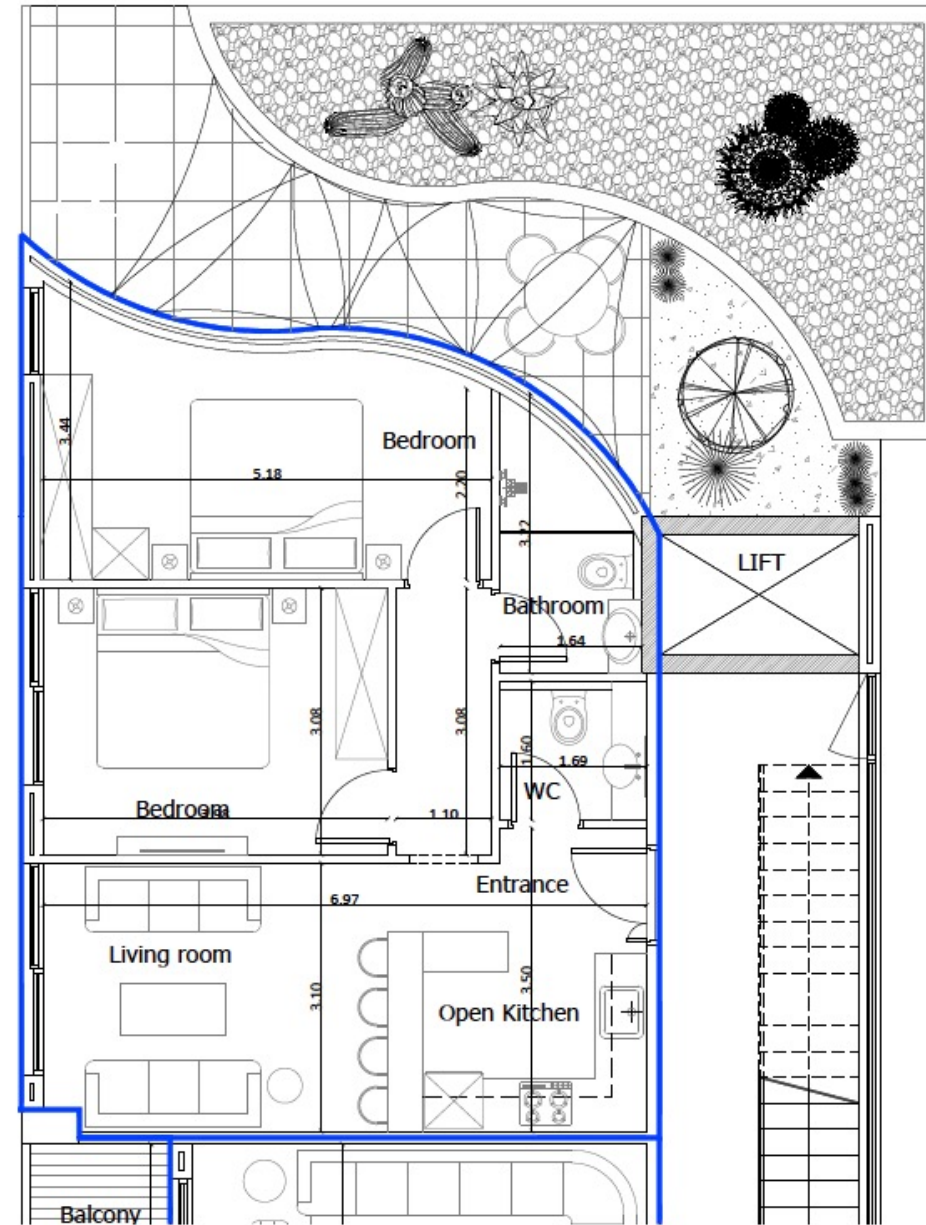


2 Bedrooms



1 Parking Spot

FIRST FLOOR:



Block B
Simplex | BS04



FIRST FLOOR:
75 m²

Total SQM:
119 m²

Balcony: 7m² **Garden:** 37m²

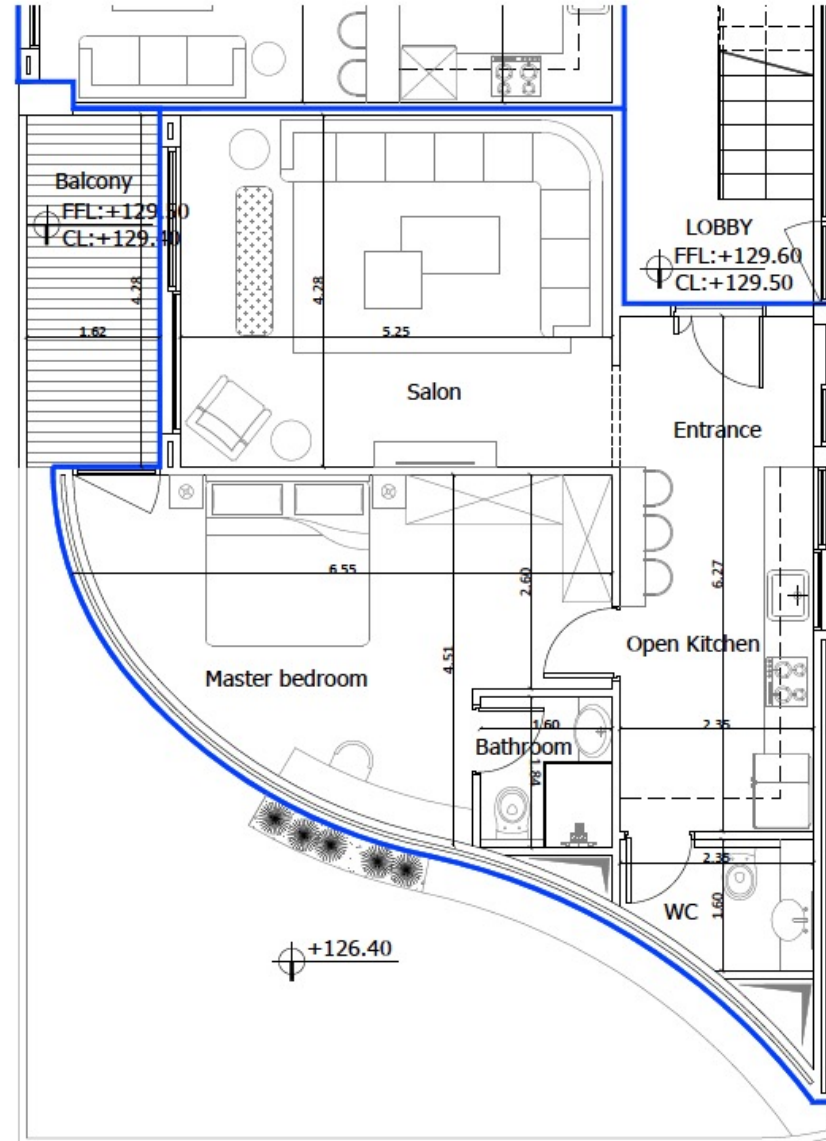


1 Bedroom



1 Parking Spot

FIRST FLOOR:



Block B
Simplex | BS05



SECOND FLOOR:

67 m²

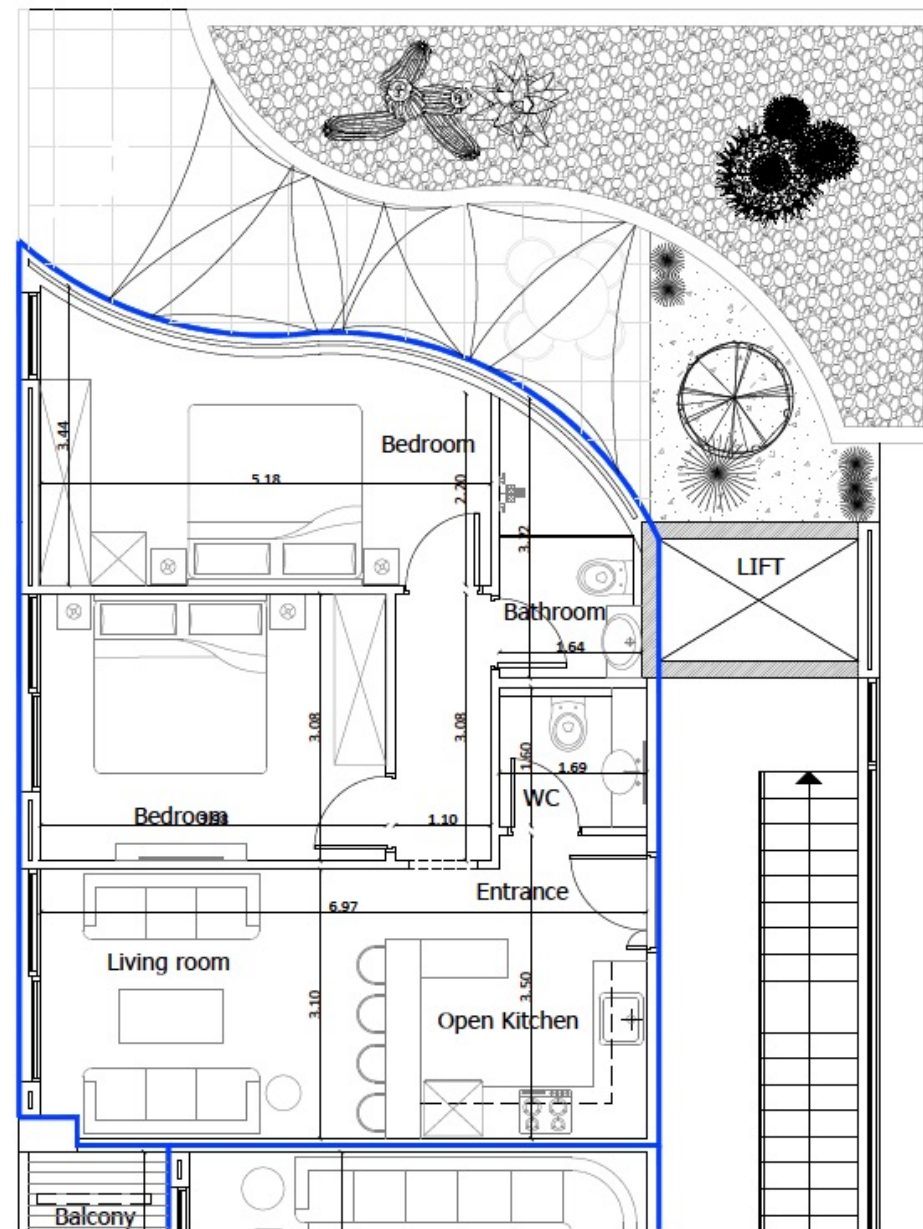
Total SQM:

154m²

Roof: 87 m²

 2 Bedrooms  1 Parking Spot

SECOND FLOOR:



Block B
Simplex | BS06



SECOND FLOOR:

75 m²

Total SQM:

170 m²

Balcony: 7m²

Roof: 88m²

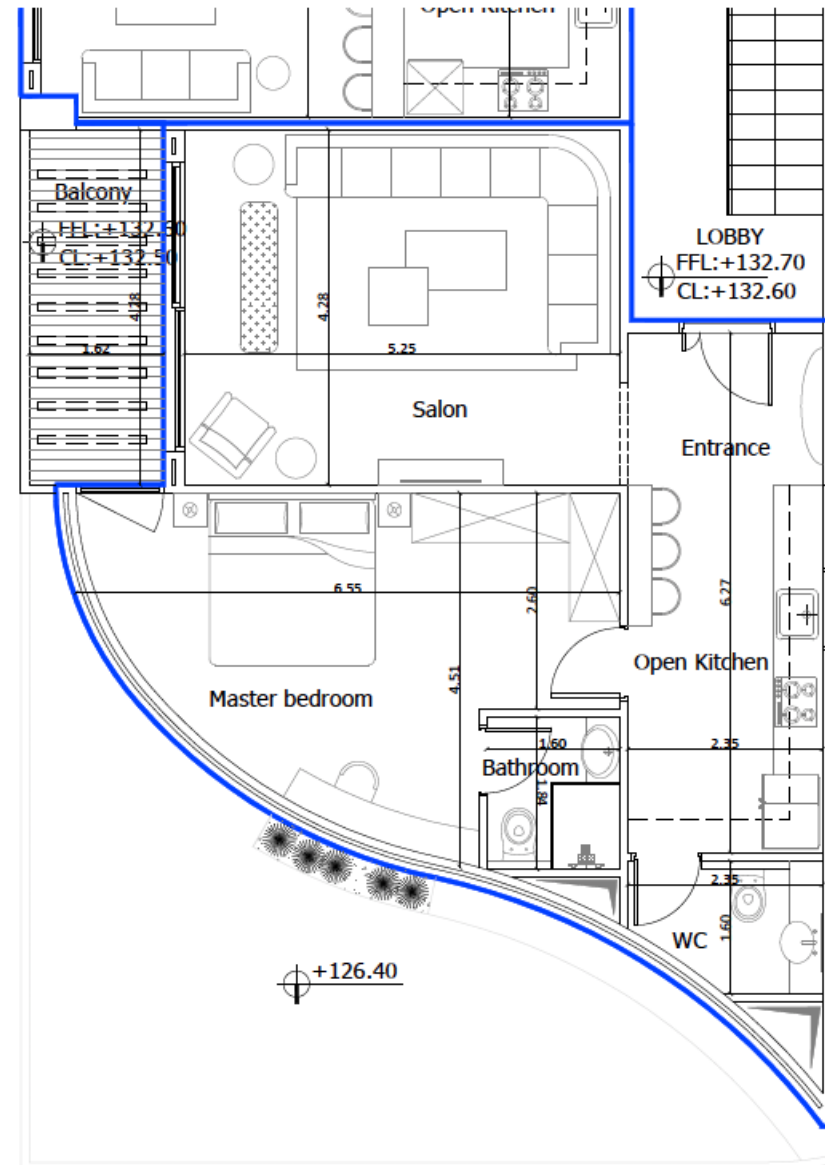


1 Bedroom



1 Parking Spot

SECOND FLOOR:





Block C



SKYFALL Block C

Types: 7 Simplex (CS01 – CS02- CS03
CS04 – CS05 – CS06 – CS07)

2 Duplex (CDO1 – CDO2)

Block C
Simplex | CS01



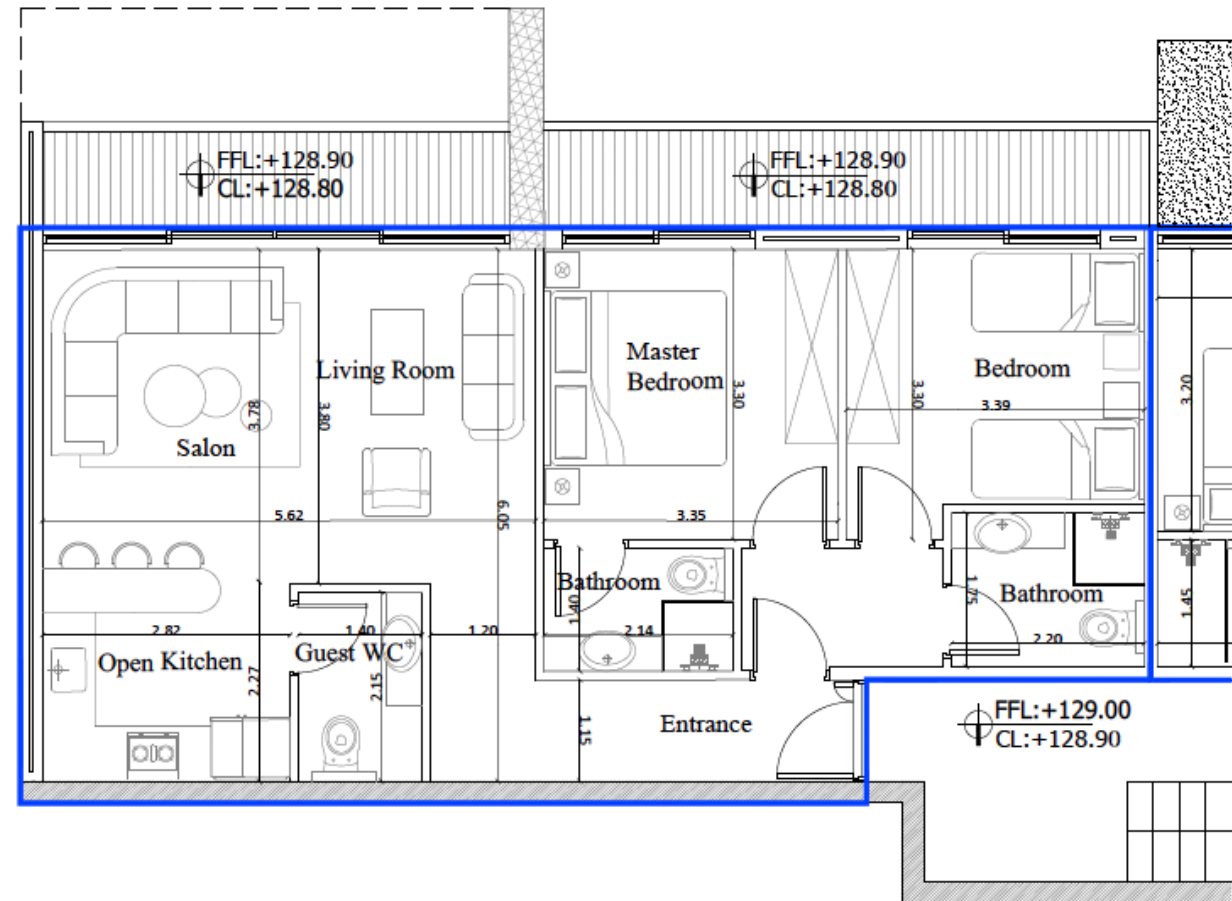
GROUND FLOOR:
80 m²

Total SQM:
136 m²

Balcony: 16m² **Garden:** 40m²

 2 Bedrooms  1 Parking Spot

GROUND FLOOR:



Block C
Simplex | CS02



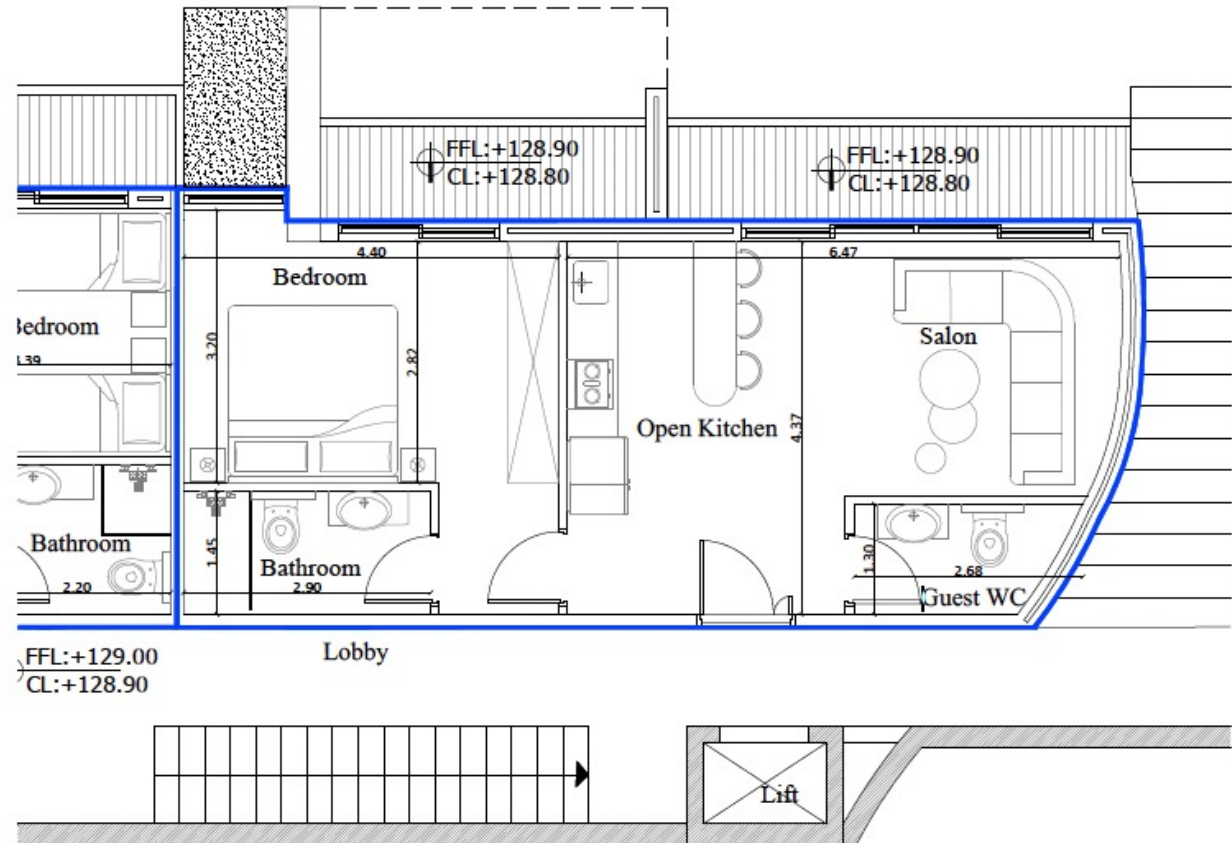
SECOND FLOOR:
53 m²

Total SQM:
101 m²

Balcony: 11m² **Garden:** 37m²

 1 Bedroom  1 Parking Spot

GROUND FLOOR:



Block C
Duplex | CD01



GROUND FLOOR:
36 m²

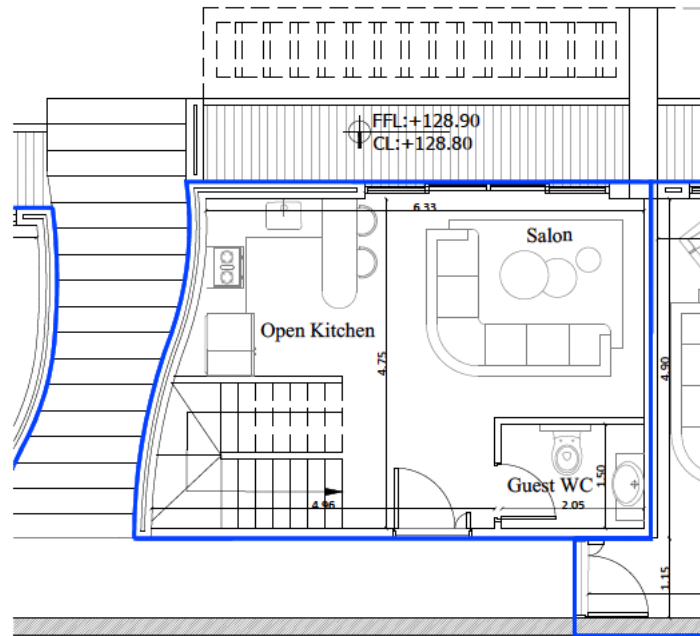
FIRST FLOOR:
47 m²

Total SQM:
158 m²

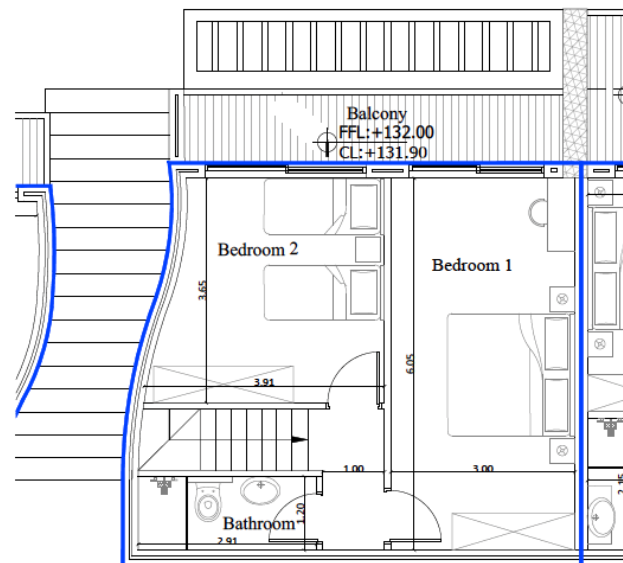
Balcony: 16m² **Garden:** 59m²

 2 Bedrooms  1 Parking Spot

GROUND FLOOR:



FIRST FLOOR



Block C
Duplex | CD02



GROUND FLOOR:
46 m²

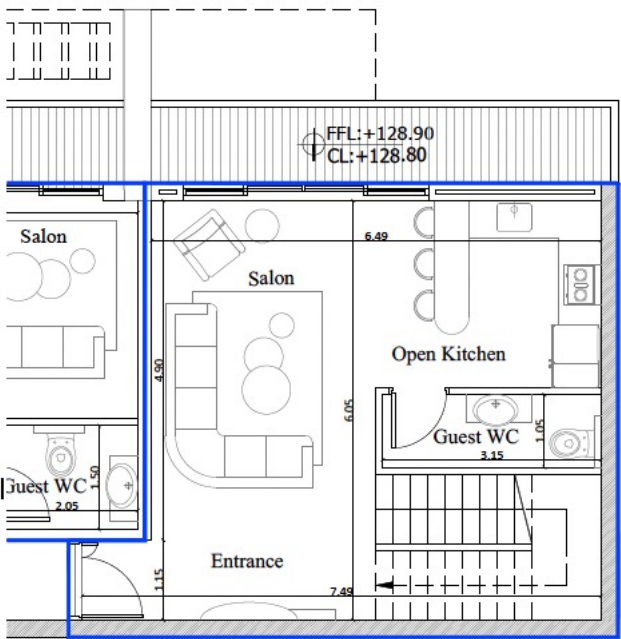
FIRST FLOOR:
45 m²

Total SQM:
158 m²

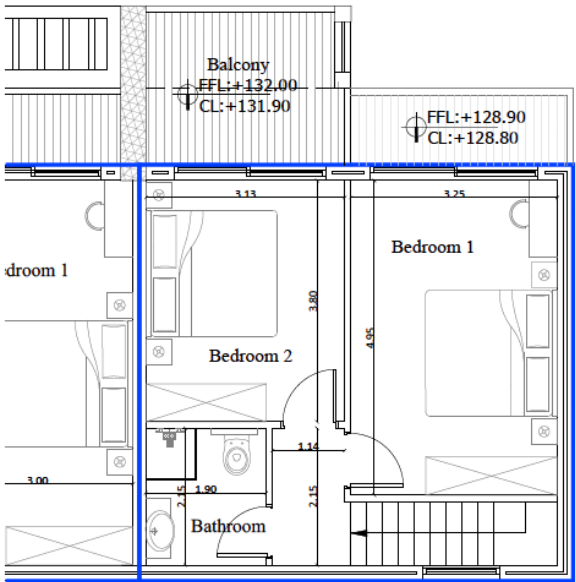
Balcony: 16m² **Garden:** 51m²

 2 Bedrooms  1 Parking Spot

GROUND FLOOR:



FIRST FLOOR:



Block C
Simplex | CS03

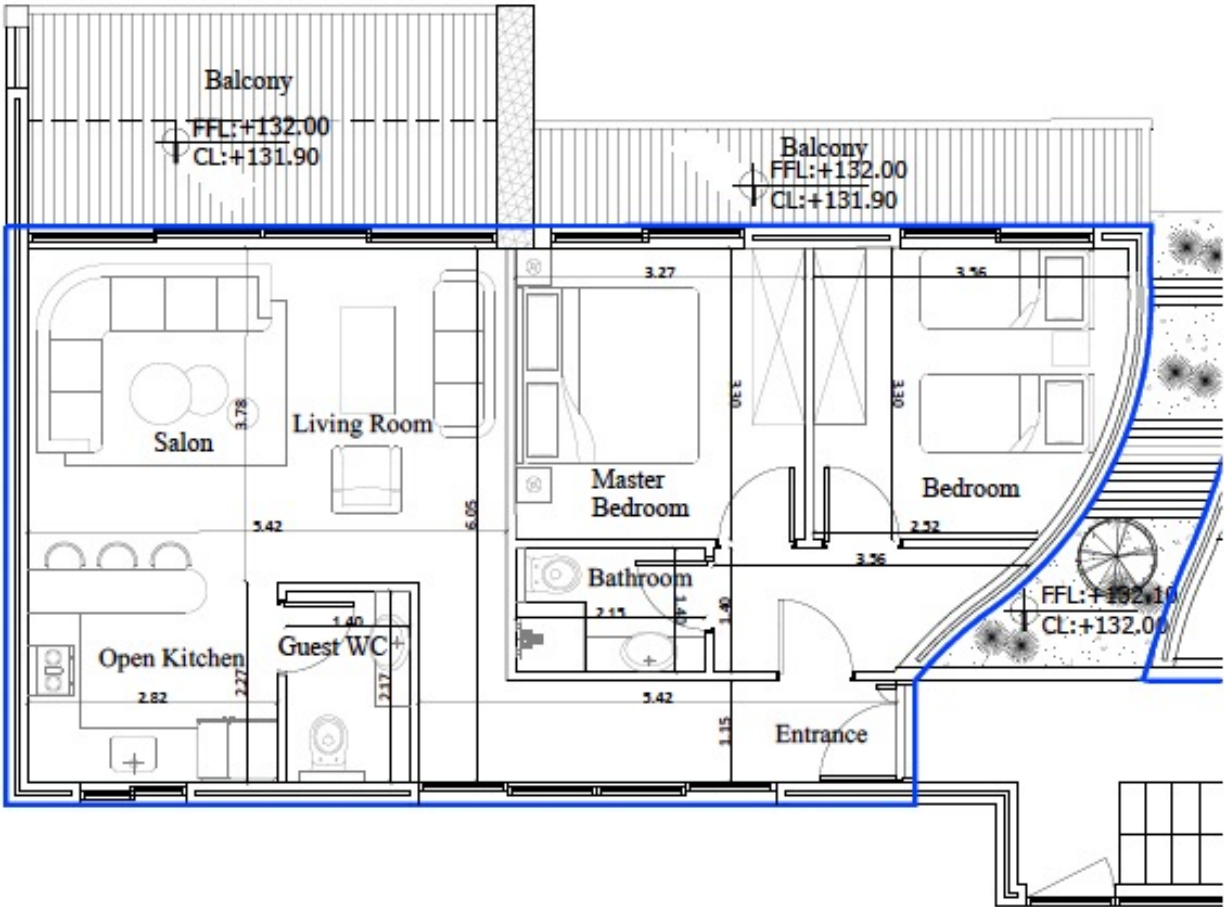
FIRST FLOOR:



FIRST FLOOR:
78 m²

Total SQM:
201 m²

Balcony: 23m² Garden: 102m²



Block C
Simplex | CS04



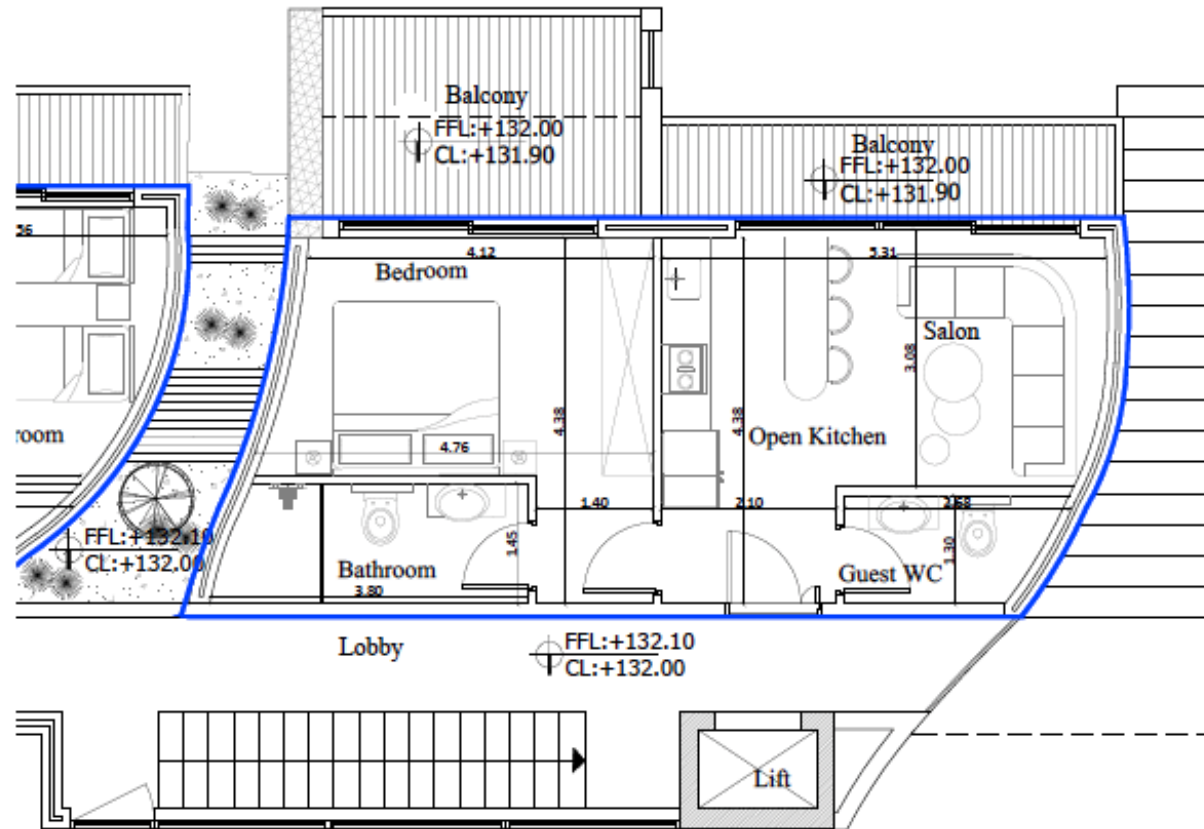
FIRST FLOOR:
49 m²

Total SQM:
86 m²

Balcony: 16 m² **Garden:** 21 m²

 1 Bedroom  1 Parking Spot

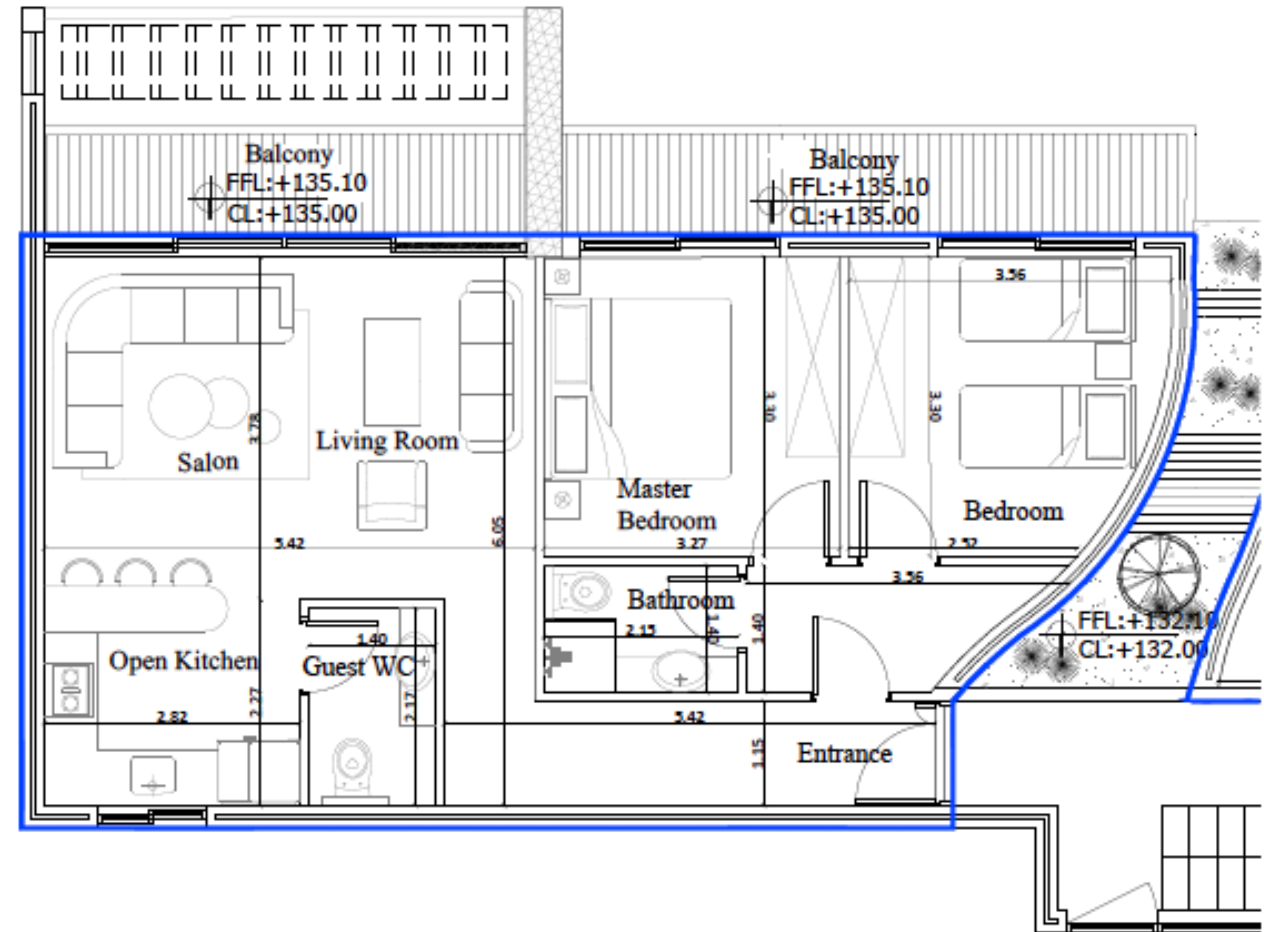
FIRST FLOOR:



Block C
Simplex | CS05



SECOND FLOOR:



SECOND FLOOR:

78 m²

Total SQM:

185 m²

Balcony: 16 m² **Roof:** 93 m²

 2 Bedrooms  1 Parking Spot

Block C
Simplex | CS06



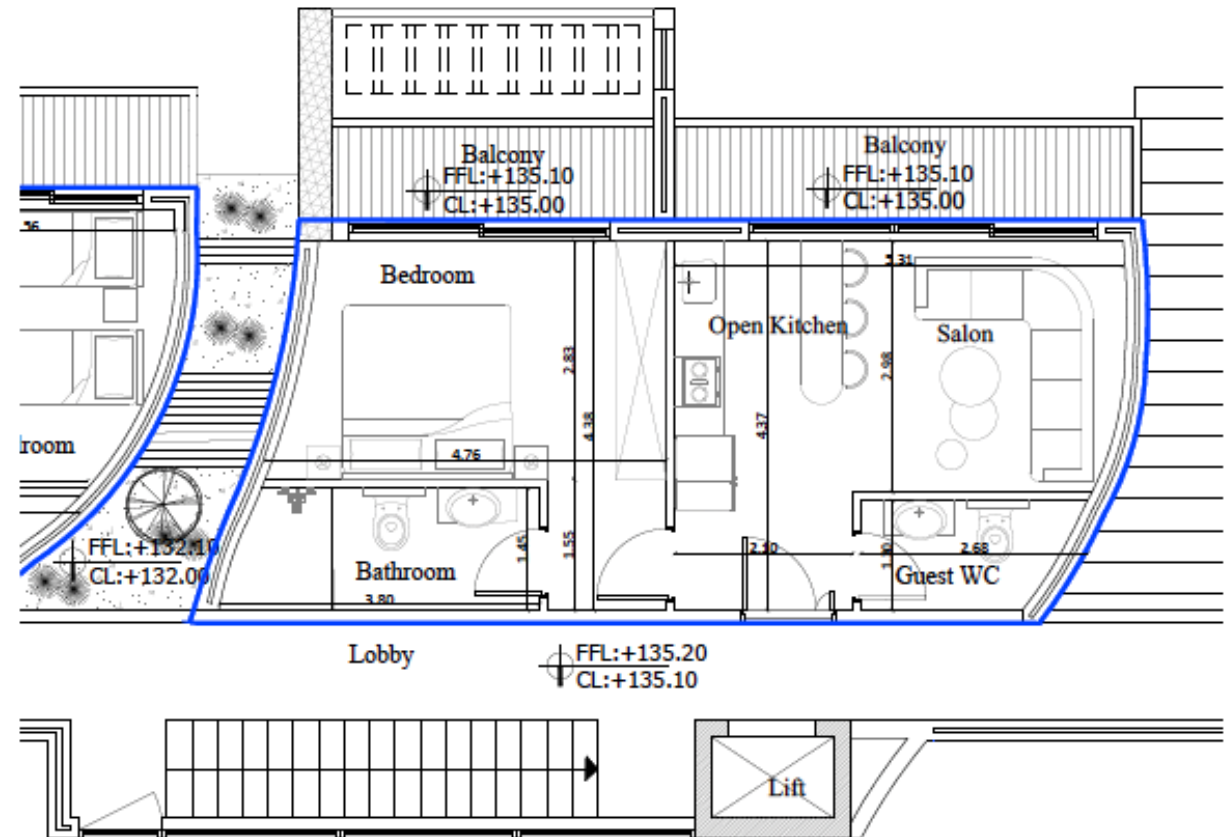
SECOND FLOOR:
49 m²

Total SQM:
146 m²

Balcony: 12 m² **Roof:** 85 m²

 1 Bedroom  1 Parking Spot

SECOND FLOOR:



Block C
Simplex | CS07



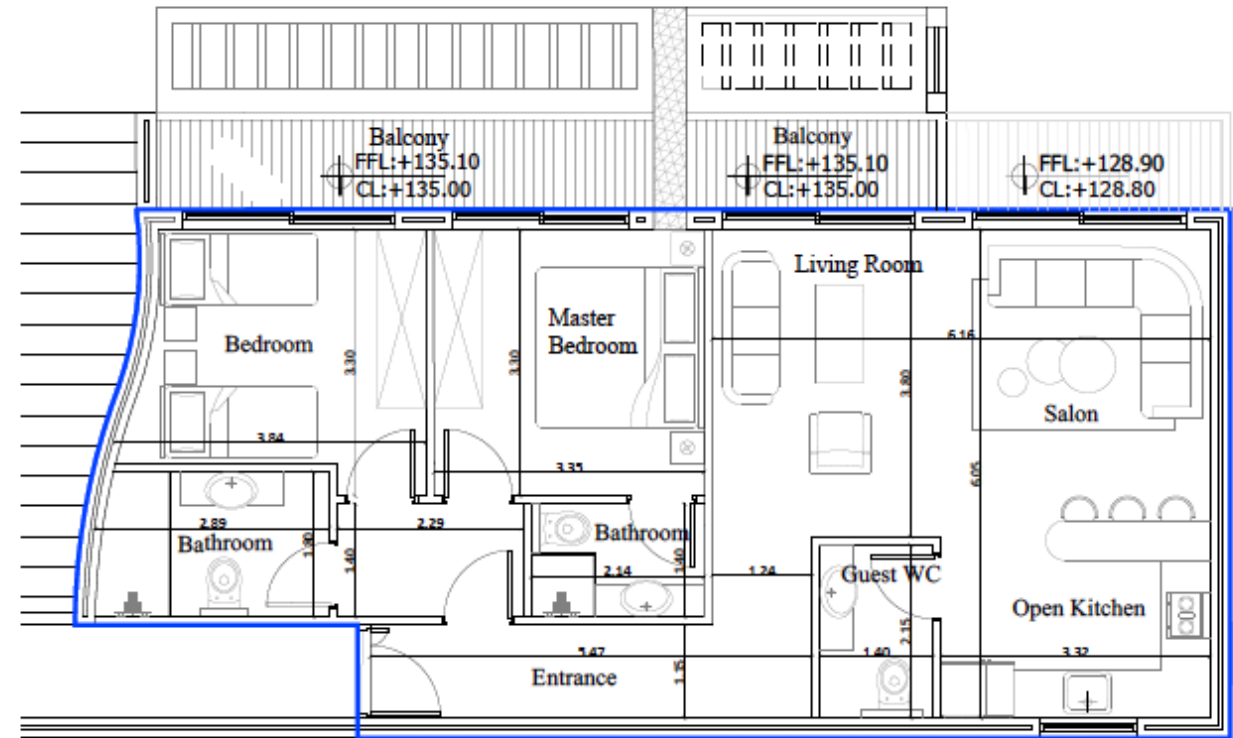
SECOND FLOOR:
87 m²

Total SQM:
207 m²

Balcony: 12 m² **Roof:** 108 m²

 2 Bedrooms  1 Parking Spot

SECOND FLOOR:



Contact



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