



DESIGNNOVA / EHAB FAHYM

A considered home.

Natural texture. Quiet light.
A private residence connected to the garden.
Design concept / September 2026

01 / THE VISION

A quieter kind of luxury.

A home that feels composed,
comfortable and deeply personal.

A light mineral envelope

Warm plaster and cream stone establish the calm background. Matte surfaces make daylight the principal decorative element.

A tactile, human scale

Oak, linen and softened furniture profiles bring warmth and comfort. The palette repeats across rooms without making them identical.

A constant garden connection

Olive tones, bronze-framed openings and sheer curtains connect indoor living to the outdoor room.





02 / LIVING IN DAYLIGHT

Gather, naturally.

A generous linen sofa, quiet stone surfaces and layered planting. Daylight reveals the material character without overwhelming the room.

Beauty at the scale of touch.



Honed stone

Fine mineral pores, soft edge bevels and a restrained sheen. Agree a physical slab sample and a stain-protection treatment.

Tailored linen

Visible weave, carefully finished seams and cushions with natural softness. Confirm removable covers and maintenance.

Natural oak

Straight grain and a low-sheen clear finish. Match veneer, solid edges and adjoining joinery.

DETAIL STUDY / STONE + LINEN + OAK + WOOL



04 / AFTER SUNSET

The same home. A softer mood.

Warm indirect light catches plaster, stone and textiles. A softly lit garden keeps the view alive after dark.

05 / LIGHTING CONCEPT

Light in layers.



01 / Ambient

Propose dimmable 2700-3000 K ambient lighting. A restrained ceiling wash gives the room an even, comfortable base; avoid excessive brightness.

02 / Task & reading

Provide focused light at seating, dining and bedside positions. Keep sources shielded from the normal seated view and coordinate switches with furniture.

03 / Accent & garden

Use a small number of low-level accents to reveal texture and planting. Confirm glare control, exterior ratings and service access during technical design.

Lighting intent only. Fixture selection, circuiting, lux levels and electrical coordination remain to be developed.



06 / THE DINING CONCEPT

An invitation to linger.

Six upholstered chairs, a sculptural stone table and warm oak joinery. A new furnishing and joinery proposal in the residence's material language.

A place for everything. Room for everyone.



A generous table

A softly rounded cream-stone top on substantial oak supports. Check seating comfort and circulation on the measured plan.

Quiet storage

Full-height oak fronts conceal everyday storage. A recessed niche introduces depth, a stone backing and soft task light.

A restrained focal point

Slim bronze lighting and an understated artwork add identity. Coordinate pendant height and glare with the selected table.



08 / THE PRINCIPAL SUITE

Rest in softness.

Ivory linen, a textured headboard, natural oak and a muted olive throw. Sheer curtains filter the garden light into a quieter private space.

09 / THE PRIVATE PALETTE

Designed around comfort.

The upholstered backdrop

An oatmeal headboard gives the room softness without introducing a competing feature finish. Review fabric durability and cleanability.

The sleep environment

Layer sheers with a separately coordinated blackout treatment. Keep bedside light independent from general lighting; locate charging discreetly.

The personal details

Natural leather at the reading chair, tactile wool underfoot and a few handmade ceramics. Confirm bedding, storage and occupant needs before final selection.





10 / THE OUTDOOR ROOM

Life beyond the threshold.

Pale coping, richly textured timber and reflected greenery. A pool garden conceived as a continuation of the interior.

A garden with depth and rhythm.



The pool edge

Textured exterior stone should feel comfortable underfoot. Confirm wet slip resistance, heat behaviour, drainage and specialist pool-edge detailing.

The outdoor lounge

Specify exterior-grade timber or a suitable alternative, UV-resistant upholstery and removable covers. Keep a practical storage and care plan.

The planted boundary

Build layers of trees, shrubs and lower planting for privacy and depth. Species, irrigation, root clearances and mature spread depend on the actual site.

Planting and water effects communicate atmosphere. Landscape, pool engineering and maintenance require specialist coordination.

One continuous material language.

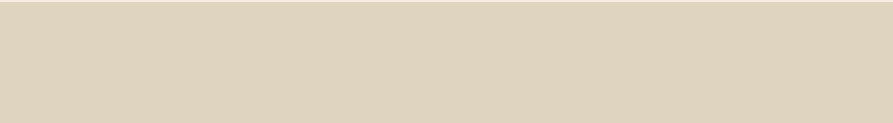


SOFT MINERAL
WARM TIMBER
QUIET CONTRAST

Let pale matte surfaces occupy the largest areas. Concentrate oak in furniture and joinery. Use bronze at touchpoints, and repeat olive and tobacco sparingly.

Visual palette study. Physical samples, suppliers and final specifications are still to be selected.

The foundation materials.



M01 / Mineral plaster

Warm ivory / matte
Living, dining, bedrooms, ceilings

Full-height sample under daylight and warm light; substrate and crack treatment



M02 / Honed limestone

Cream / honed
Living, dining, entry; exterior variant at terrace

Confirm stone sample, sealing, joints, stain and slip tests



M03 / Natural oak

Warm clear matte
Kitchen and dressing joinery, furniture, media partition

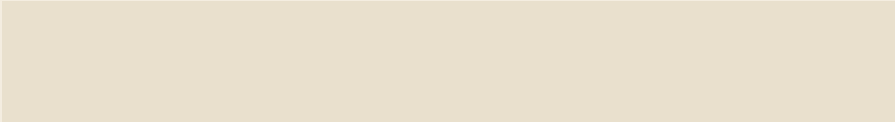
Match veneer grain and edge band; mock up corner and handle



M04 / Oatmeal linen

Textured neutral
Sofas, curtains, selected headboards

Check abrasion, colourfastness, shrinkage and removable cover fit



M05 / Ivory boucle

Soft nubby textile
Accent chairs, bedroom accents

Physical touch sample; snag and cleanability review



M06 / Brushed bronze

Muted satin
Handles, frames, light fittings and handrails

Side-by-side hardware samples under final lighting

The finishing layers.



M07 / Olive textile

Muted green
Cushions, occasional seating, bed runners

Colour review with M01-M04; abrasion and fastness



M08 / Tobacco leather

Warm low gloss
Occasional lounge furniture

Physical hide or alternative sample; stain and comfort review



M09 / Wool rug

Warm sand / woven
Living groups and bedrooms

Full swatch; shedding, edge detail and door-clearance check



M10 / Exterior paving

Textured cream
Pool surround, terrace, entry and parking

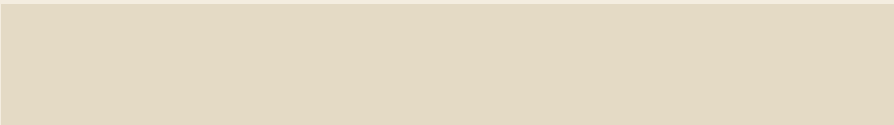
Wet slip, heat, drainage falls and pool-edge detail



M11 / Pool finish

Blue-green mineral
Pool interior

Waterproofing system and submerged sample; specialist design



M12 / Outdoor upholstery

Ivory performance weave
Poolside and terrace seating

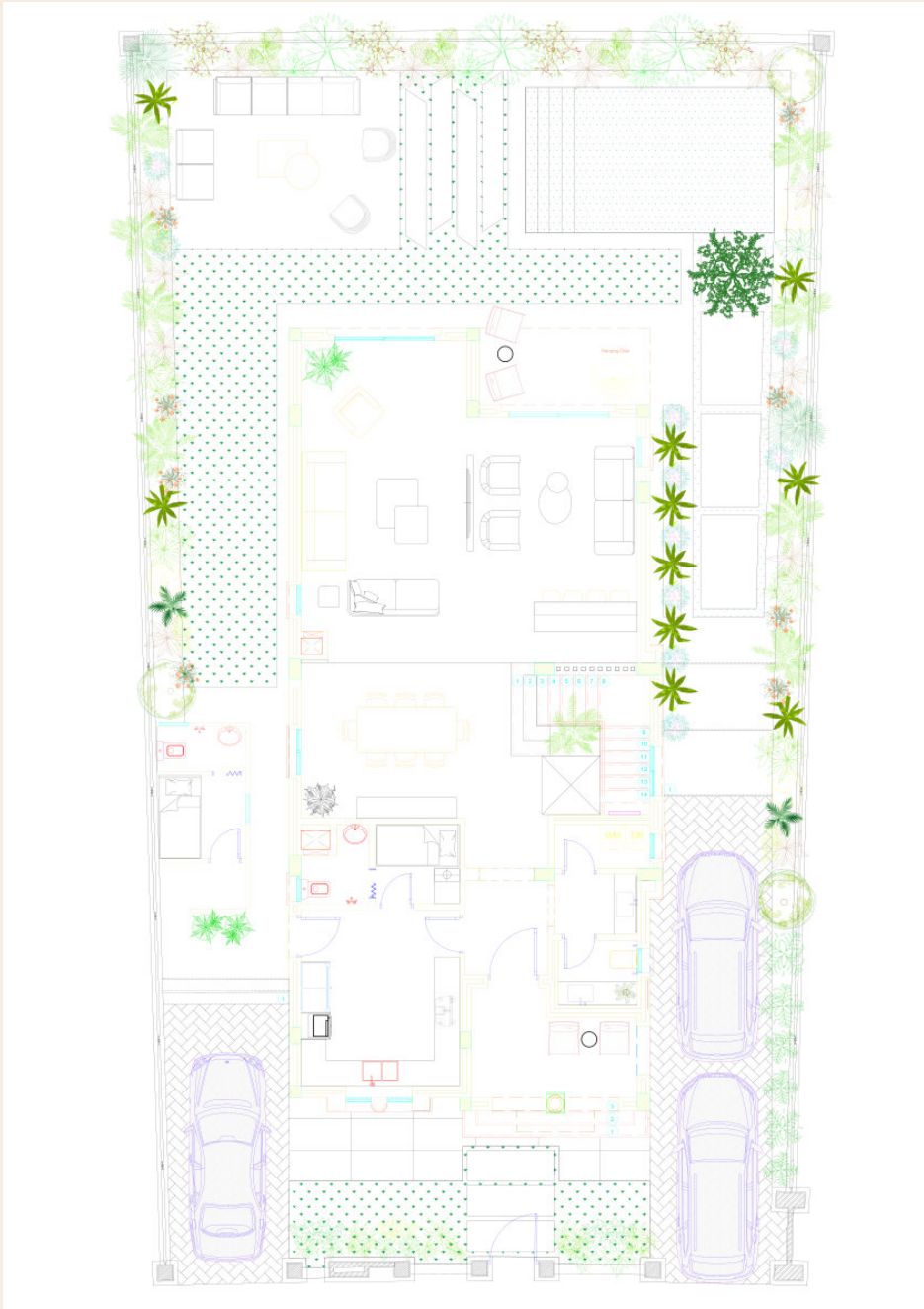
UV, water resistance, drying and removable cover review

The social floor & garden.

PHOTOREALISTIC FINISH CONCEPT



SUPPLIED DRAWING / 123.pdf



- Two reception groups
- Dining and kitchen
- Entrance and service spaces
- Rear terrace and pool garden
- Detached annex and parking

AI-assisted finish illustration.

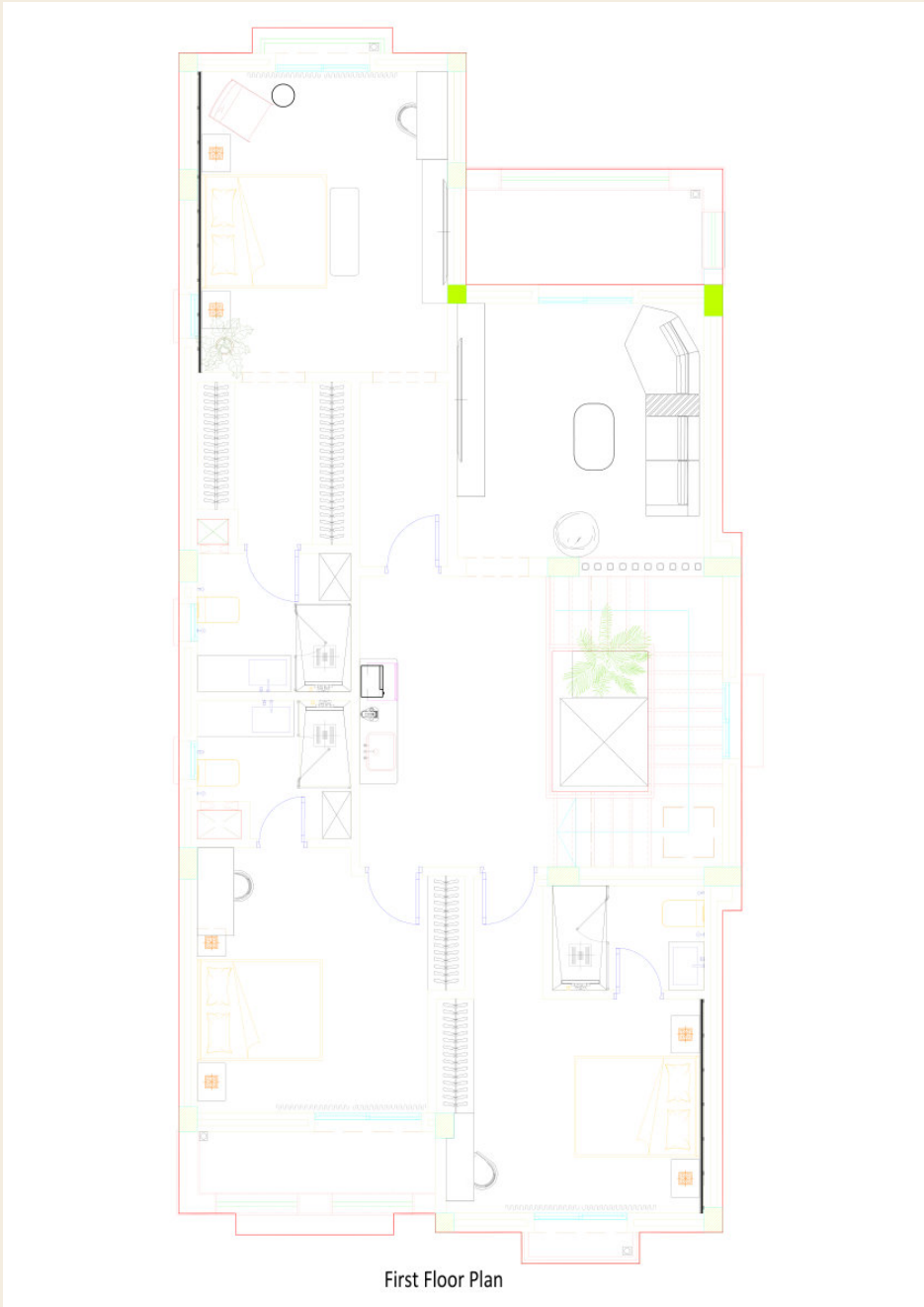
Original PDFs remain the layout reference. Dimensions and heights were not supplied.

The private floor.

PHOTOREALISTIC FINISH CONCEPT



SUPPLIED DRAWING / 1234.pdf



- Principal bedroom and dressing
- Two secondary bedrooms
- Family lounge
- Bathrooms and circulation
- Stair and terraces

AI-assisted finish illustration.

Original PDFs remain the layout reference. Dimensions and heights were not supplied.

A consistent home, with individual rooms.

SPACE	PRIMARY MATERIALS	SOFT LAYERS	CHARACTER
Living & reception	M01 plaster / M02 stone / M03 oak	M04 linen / M07 olive / M09 wool	Warm & social
Dining	M02 stone / M03 oak / M06 bronze	M04 linen / M09 wool	Calm & inviting
Principal suite	M01 plaster / M03 oak / M06 bronze	M04 linen / M07 olive / M08 leather	Soft & private
Secondary bedrooms	M01 plaster / M03 oak	M04 linen / M05 boucle / M09 wool	Quiet & adaptable
Family lounge	M01 plaster / M02 stone / M03 oak	M04 linen / M07 olive	Relaxed
Bathrooms	Wet-area stone or porcelain / M06 bronze	Moisture-suitable joinery	Clear & tactile
Terrace & pool	M10 paving / M11 pool / outdoor timber	M12 outdoor upholstery	Open & natural

SAMPLE REVIEW

Review stone, timber, textile and metal together under daylight and the proposed warm lighting. Confirm durability and care requirements before ordering.

From a strong vision to a precise home.

01 / Confirm the design direction

Review the warm contemporary palette, furniture character and the balance of daylight and evening light.

02 / Confirm how each room is used

Agree the dining capacity, bedroom users, storage needs and any adjustments to the supplied layout.

03 / Develop from measured information

Obtain a dimensioned survey or CAD, elevations, ceiling heights and structural constraints before technical design.

04 / Review samples and budget

Select real stone, joinery, textiles and hardware. Agree supplier options and budget before detailed specifications.



EXPLORE THE RESIDENCE

The project includes original and rendered plans, an editable 3D concept model, a 360-degree model panorama and a WebXR viewer. Use Start-Presentation.cmd to open the local experience.

Visualization basis: the photorealistic images are AI-assisted design concepts, not photographs or actual V-Ray exports. Living, bedroom and pool views reference the model; dining, styling, lighting and close-up details introduce proposals. The model and panorama remain schematic. Source PDFs lack readable dimensions; scale and heights are assumed. Browser/headset interaction has not been verified.



DESIGNNOVA / CREATED FOR EHAB FAHYM

A home to return to.

An atmosphere of warmth, quiet detail and connection.
Client presentation / Edition 03