

MARKET SNAPSHOT: SAUDI ARABIA'S GIGAPROJECTS

In the government's own words, the kingdom's gigaprojects are the 'crown jewels' of Vision 2030 and are therefore intrinsically linked to Saudi Arabia's future

THE PROJECTS

The gigaproject programme is geographically diversified and focused on different market segments, although leisure and tourism development is a core focus

NEOM
City, tourism destination and industrial hub
\$500bn (\$13.4bn)

AMAALA
Luxury coastal resort project
\$5.1bn (\$1.7bn)

RED SEA PROJECT
28,000 square-kilometre luxury coastal development
\$16bn (\$6.6bn)

RUA AL-MADINAH
Islamic and cultural destination for pilgrims
\$10bn (\$1.03bn)

JEDDAH CENTRAL
Urban revival
\$20bn (\$300m)

AL-ULA
Tourism development
\$15bn (\$433m)

BOUTIQUE GROUP
Luxury hotels redevelopment
\$1.5bn

SAUDI ENTERTAINMENT VENTURES
Entertainment complexes in multiple cities
\$5bn (\$197m)

ROSHN
Affordable residential housing for nationals
\$90bn (\$687m)

QIDDIYA
334 square-kilometre entertainment city
\$8.8bn (\$2.3bn)

KING SALMAN INTERNATIONAL PARK, GREEN RIYADH
Sports boulevard
\$23bn

ASIR PROJECT
Tourism development
\$3bn (\$300m)

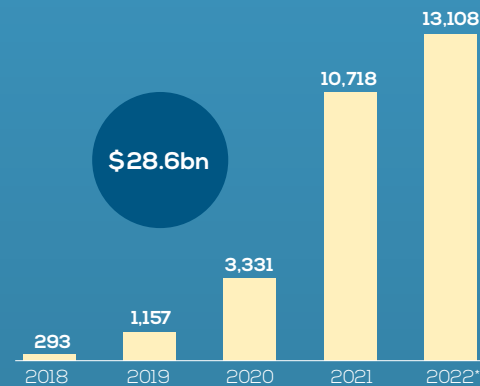
DIRIYAH GATE
Residential, cultural and retail destination
\$20bn (\$2.9bn)

Figures in brackets are the value of contracts awarded to date

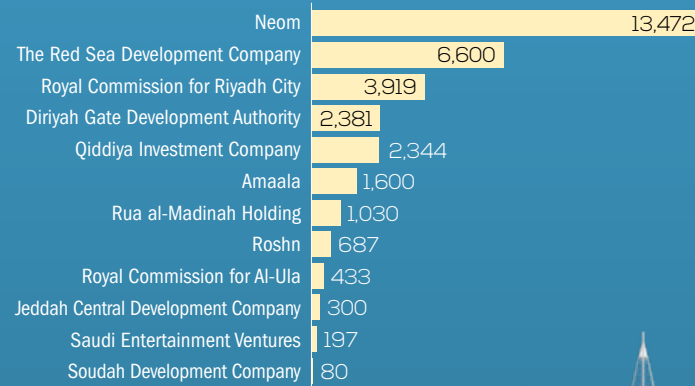
PROGRESS MADE ON THE GIGAPROJECTS SO FAR

In terms of value Neom has the highest value of work. The Red Sea Project is the most advanced

TOTAL VALUE OF CONSTRUCTION CONTRACTS AWARDED, 2018-22 (\$m)



TOTAL VALUE OF CONSTRUCTION CONTRACTS AWARDED BY CLIENT (\$m)



Source: Saudi Gigaprojects 2022 report; MEED Projects. Visit our reports store at buy.meed.com



TROJENA MOUNTAIN RESORT

Trojena is a 1.2 million square-metre masterplan mountain destination for tourists and residents, set for completion by 2026. The project is one of Neom's 10 regions and will feature six districts named Gateway, Discover, Valley, Explore, Relax and Fun. The development in the northwest of Saudi Arabia has been chosen to host the ninth Asian Winter Games in 2029.

Developer: Neom
Stage: Under construction
Clusters: There will be a snow cluster and an ice cluster
Games Village: Renewable energy-powered village will include 14 luxury hotels



RIYADH SPORTS BOULEVARD

Some 135 kilometres of boulevards across the centre of Riyadh with 50 sports facilities, 44 million square metres (sq m) of green spaces and 2.3 million sq m of investment plots. It comprises eight districts including arts, entertainment, athletics and sports. Firms were invited to submit bids by the end of November for a contract to provide project and construction management services.

Developer: Royal Commission for Riyadh City
Stage: Work has begun on the basic infrastructure
Estimated value: \$5bn



SAUDI DOWNTOWN

Launched in October, Saudi Downtown covers the development of mixed-use projects across 12 smaller cities in the kingdom covering a total area of more than 10 million square metres. It is expected that other private sector investors will come in to develop their own projects within the overall scheme. The project ensures that the gigaprojects programme is not limited to just the major cities and high-end tourist resorts.

Developer: Saudi Downtown Company
Stage: Project management contracts tendered
Cities: Medina, Khobar, Al-Ahsa, Buraidah, Najran, Jizan, Hail, Al-Baha, Arar, Taif, Dumat al-Jandal and Tabuk

TOP FUTURE CONTRACTS

There are thousands of contracts to be tendered over the next five years

SELECTED GIGAPROJECT PACKAGES IN BID PHASE (\$m)

Amaala: Utilities package	2,780
RCU: Al-Ula tourism development: Tramway	1,850
QIC: Qiddiya: Motion Core	1,333
Amaala: Water transmission pipeline from Neom to Amaala	1,100
Neom City: Islands infrastructure framework project	1,000
QIC: Qiddiya: City centre	1,000
QIC: Qiddiya: Public utilities infrastructure package	983
QIC: Qiddiya: Golf course and residential facilities	974
Roshn: Sedra district community homes: phase 2: package 3A, 3B & 3C: 2,171 homes	946
RCU: Al-Ula tourism development: infrastructure	900
Red Sea Global: Red Sea project airport: landside package	836
QIC: Qiddiya: sports complex	800
Neom City: Transmission pipeline from Oxagon to Gayal	800
Neom City: Oxagon: dredging and quay wall: package 16C	750
Neom City: The Line: eastern water transmission line	640
Neom City: Water transmission line from RE3 to mountain reservoir	625
Neom City: The Spine western water transmission line	560
Roshn: Community homes in Eastern Province: Qatif	542

SELECTED GIGAPROJECT PACKAGES IN DESIGN (\$m)

Neom City: The Line: mirror towers	1,500
DGDA: Diriyah Gate: Wadi Safar resort development	1,283
JCDC: Jeddah Central project: phase 1	1,260
Neom City: The Line: The Spine: railway network	1,250
JCDC: Jeddah Central project: phase 3	1,000
RCU: Al-Ula tourism development: renewable energy plant phase 1	1,000
RCU: Al-Ula tourism development: infrastructure: water supply and treatment plant	1,000
RCU: Al-Ula electrical network upgrade	932
JCDC: Jeddah Central project: phase 2	850
Amaala: The coastal development	845
DGDA: Diriyah Gate: phase 1: mixed-use development	800
QIC: Qiddiya airport: aerodrome and airfield	500
JCDC: Jeddah Central project: phase 1: residential units	500
DGDA: Diriyah Gate: phase 1: gardens and Diriyah South districts	500
QIC: Qiddiya: Eco Core	400
Enowa: Neom City development programme: water desalination plant (IWP): phase 3	400
Enowa: Neom City: Oxagon: district cooling plant	400
Enowa: Neom City development programme: water desalination plant (IWP): phase 2	400

RCU=Royal Commission for Al-Ula; QIC=Qiddiya Investment Company; DGDA=Diriyah Gate Development Authority; JCDC=Jeddah Central Development Company; IWP=Independent water project

