

**MOJE HOTEL  
IRAN – BANDAR-E-ANZALLI**

**532 ROOM LUXURY SELECTED SERVICE HOTEL  
AND  
192 RESIDENTIAL LUXURY SUITES - CONCEPTUAL DESIGN**

**DESIGNED By:Khosrow Simon Shakib**

**December 15, 2020**

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**A Project for Mr. Parviz Mohammadi 7 Mr. Kamran Razaghi (Partners)**

**MOJE HOTEL – MOJE RESIDENT SUMMERY INFORMATION:**

Land: 8000 Square Meter

Location: Banda e- Anzalli – Iran

Project: 21 Floors

Total Square Footage:

First Floor: 62,000 Sq. Ft.

Second Floor: 35,000 Sq. Ft.

Third Floor: 62,000 Sq. Ft.

Fourth Floor: 62,000 Sq. Ft.

Total Hotel Square Footage:

In Seven Typical Floors: 30,500 Sq. Ft. x 7 Floors = 213,500 Sq. Ft.

Total Hotel Suites Units: 532 Suites

Total Residential Square Footage

In Eight Typical Floors 30,500 Sq. Ft. x 8 Floors = 244,000 Sq. Ft.

Total Residential Units: 192 Units

Total Top Floor:

Restaurant and Swimming Areas: 10,000 Sq. Ft.

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**TOTAL SQUARE FOOTAGE OF BUILDING:550,400 Sq. Ft.**

**TOTAL SQUARE FOOTAGE OF PARKING FLOORS:124,000 Sq. Ft.**



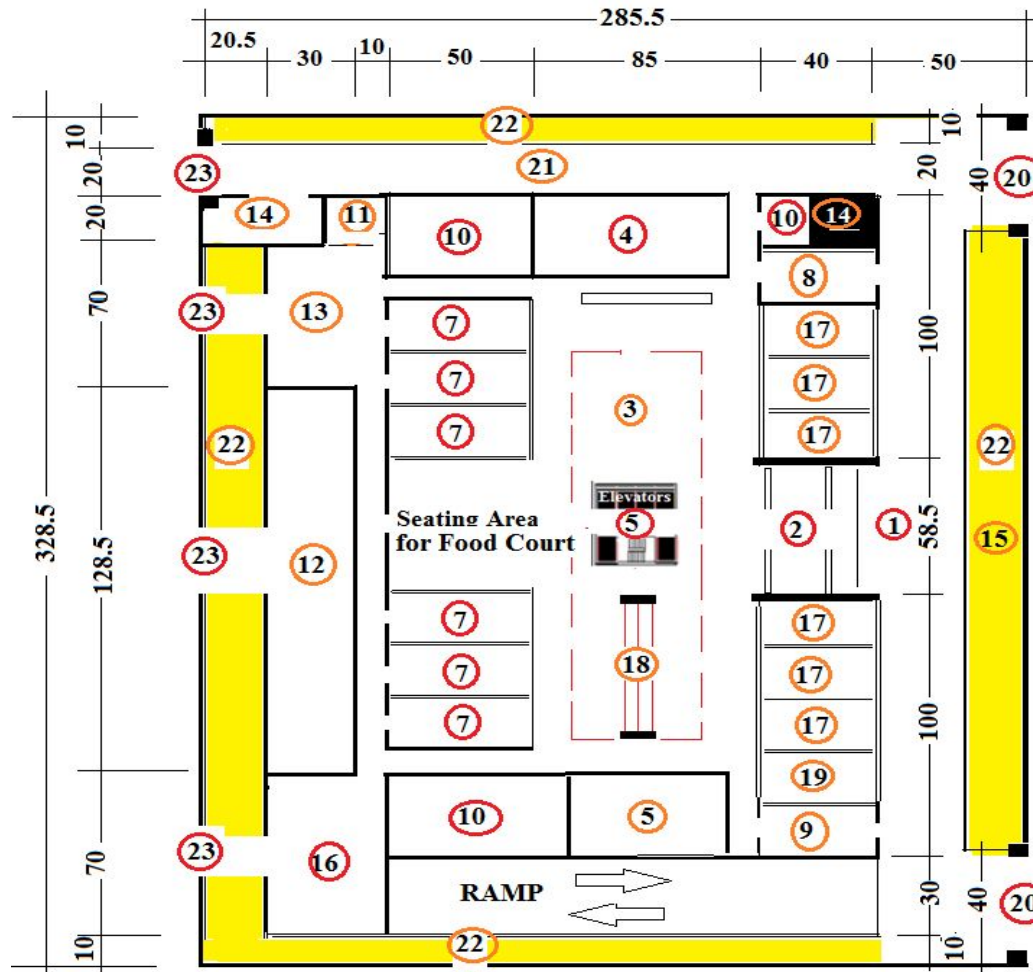
Conceptual Hotel Design



# MOJE PROJECT – A HOTEL AND RESIDENTIAL COMPLEX



## Conceptual Hotel Design



### FIRST FLOOR

- 1 - Valet Parking Services
- 2 - Main Entrance
- 3 - Lobby
- 4 - Registration, Reception, Information, Human Resources
- 5 - Health Center - Guest's Services
- 6 - Elevators (5), Freight Elevators, Stairs
- 7 - Food Court, Related services
- 8 - Luggage Storage
- 9 - Security
- 10 - Restrooms
- 11 - Service elevator to top floors (Restaurant)
- 12 - HVAC, Electrical, Mechanical, Maintenance
- 13 - Loading - Unloading - Storage
- 14 - Garbage Chut
- 15 - 8 Truck Parking + Emergency Parking
- 16 - Storage
- 17 - Stores
- 18 - Escalators
- 19 - Beauty Salon
- 20 - Hotel Entrance
- 21 - Road
- 22 - Setback
- 23 - Service Entrance

**FIRST FLOOR – 62,000 Sq. Ft.**



Conceptual Hotel Design

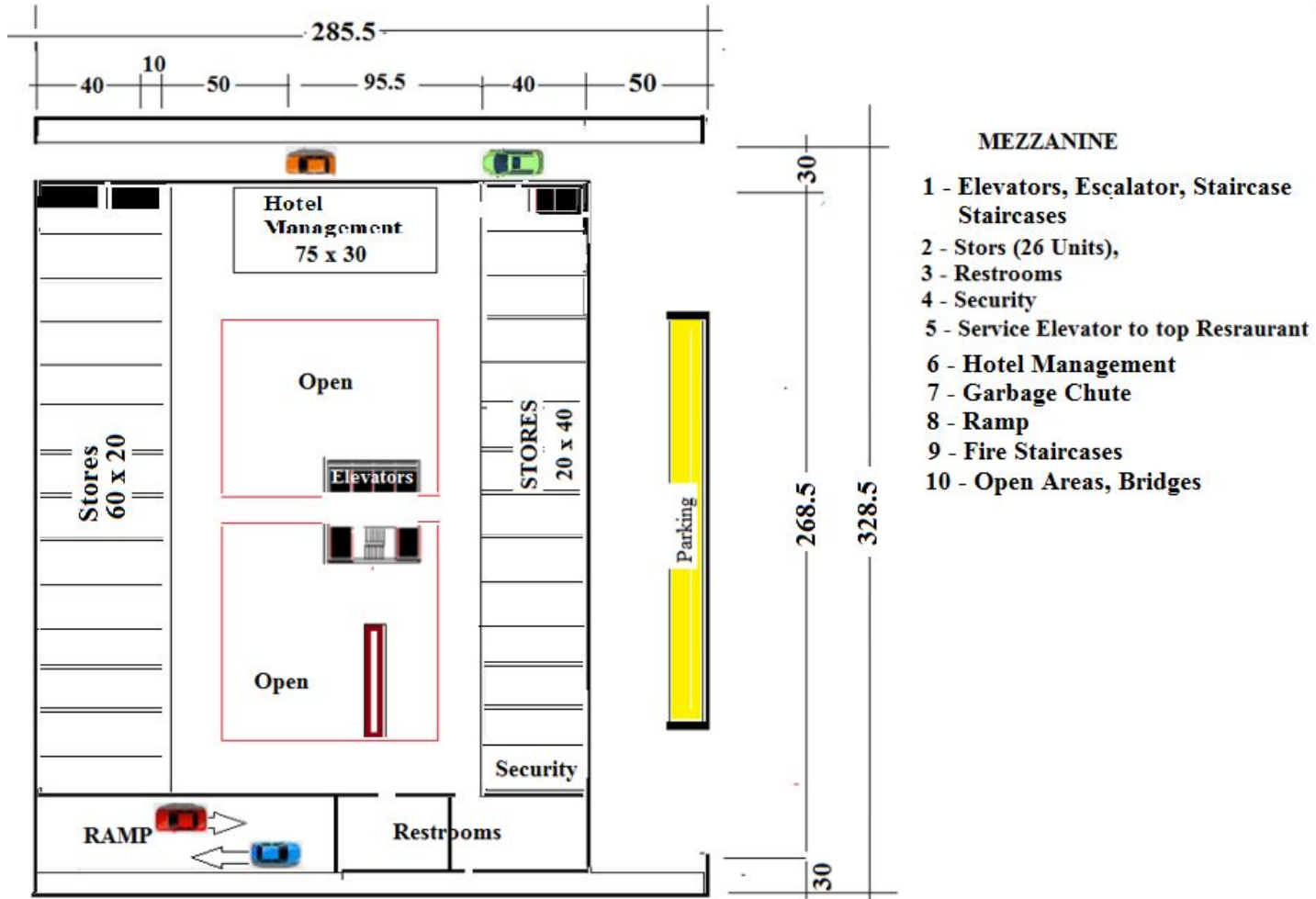


**HOTEL LOBBY – SIMILAR**



**Exposed Elevators - Similar**

Conceptual Hotel Design

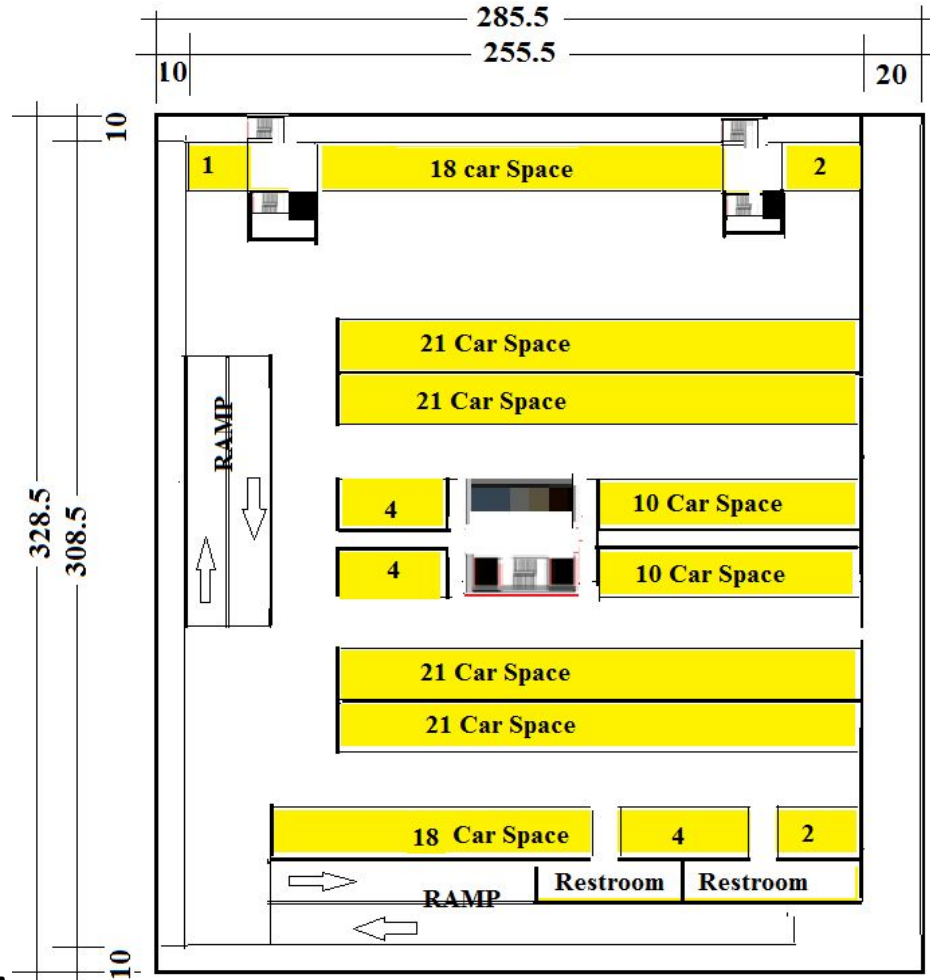


Second Floor – Mezzanine

35,000 Sq. Ft.



Conceptual Hotel Design



**Third & Fourth Floor**

- 1 - 160 + 10 Car park spaces
- 2 - Ramps
- 3 - Restrooms
- 4 - Gaebage Chut
- 5 - Elevators, Staircases, Freight Elevator
- 6 - Freight Elevator to the top Restaurant
- 7 - Fire Staircases

**Fifth Floor:**

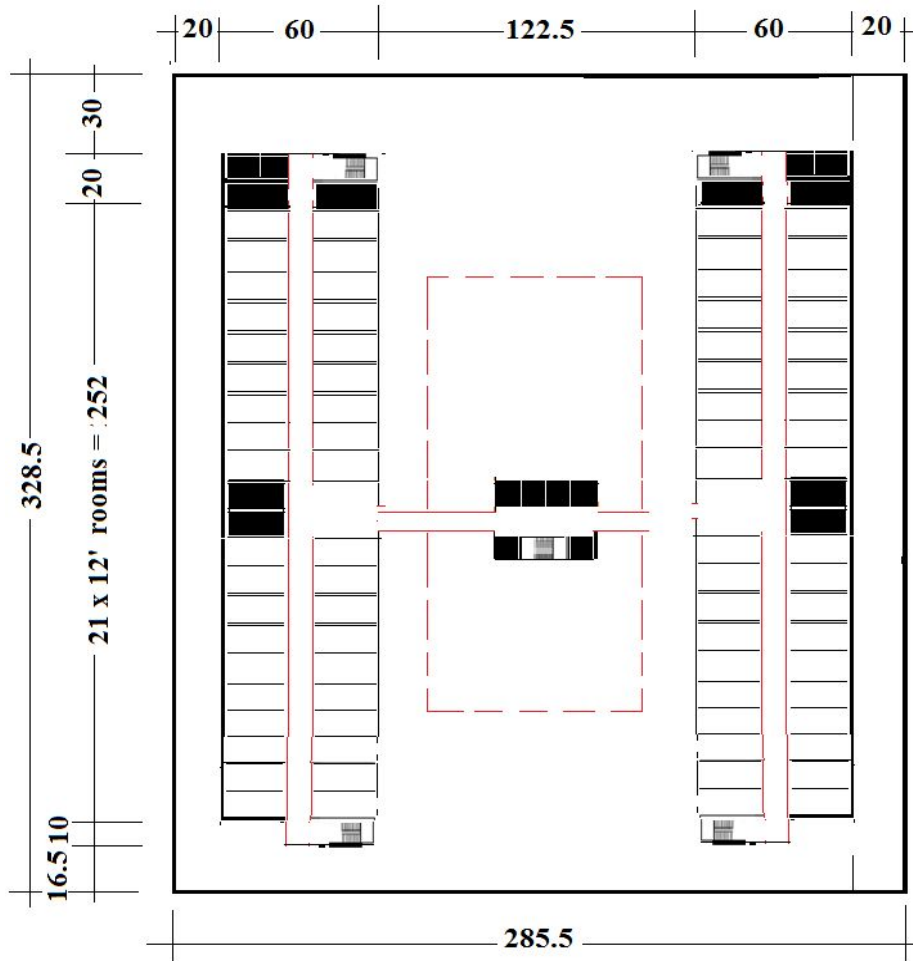
**Third & Fourth Floor – 2 Parking Level  
Total Car Park Spaces “320” Units**



Each Parking Floor:62,000 Sq. Ft.



Conceptual Hotel Design



Typical 7 Floors for Hotel  
Each Floor has 72 Hotel Suite  
72 x 7 Floors = 532 Suite

- 1 - Room Plans attached
- 2 - 5 x Gouste Elevators, 1 x Freight Elevator Staircases, 4 x Fire Staircases
- 3 - Freight Elevator to top Reastaurant  
4 Rooms: 64 x 7 Floors = 448 Units
- 4 - Corridor for Garbage chute Service

Rooms including:

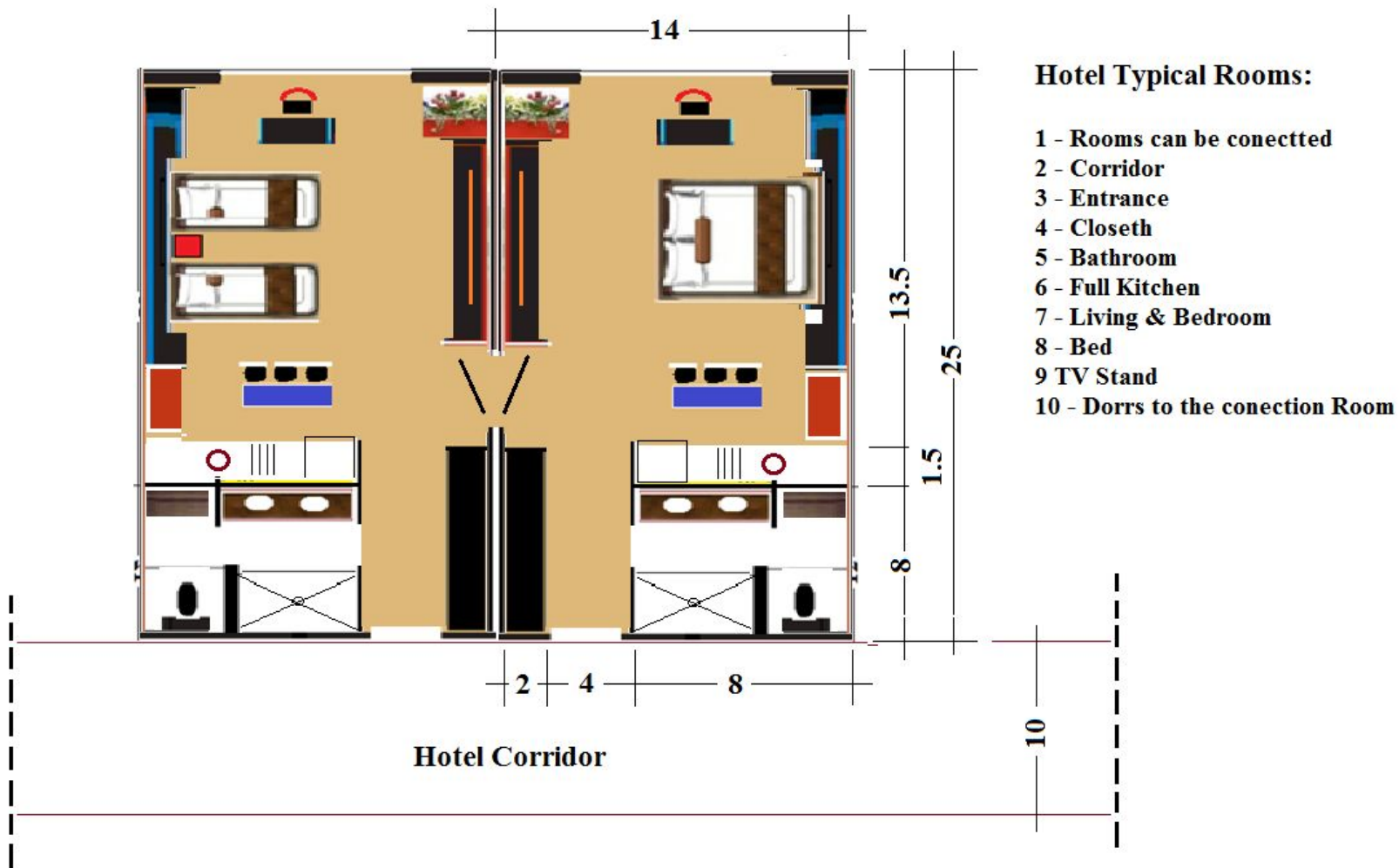
- 1 - Entrance
- 2 - Closet
- 3 - Bathroom
- 3 - Kitchenette with all cooking equipment
- 4 - Room with King size bed
- 5 - Total Zise of the room as per attached design

From 5<sup>th</sup> Floor to 12<sup>th</sup> Floor – (Seven Typical Floors)  
Each Floor - 30,500 Sq. Ft

# HOTEL



Conceptual Hotel Design



**HOTEL SUITES – TYPICAL FLOORS**



Conceptual Hotel Design



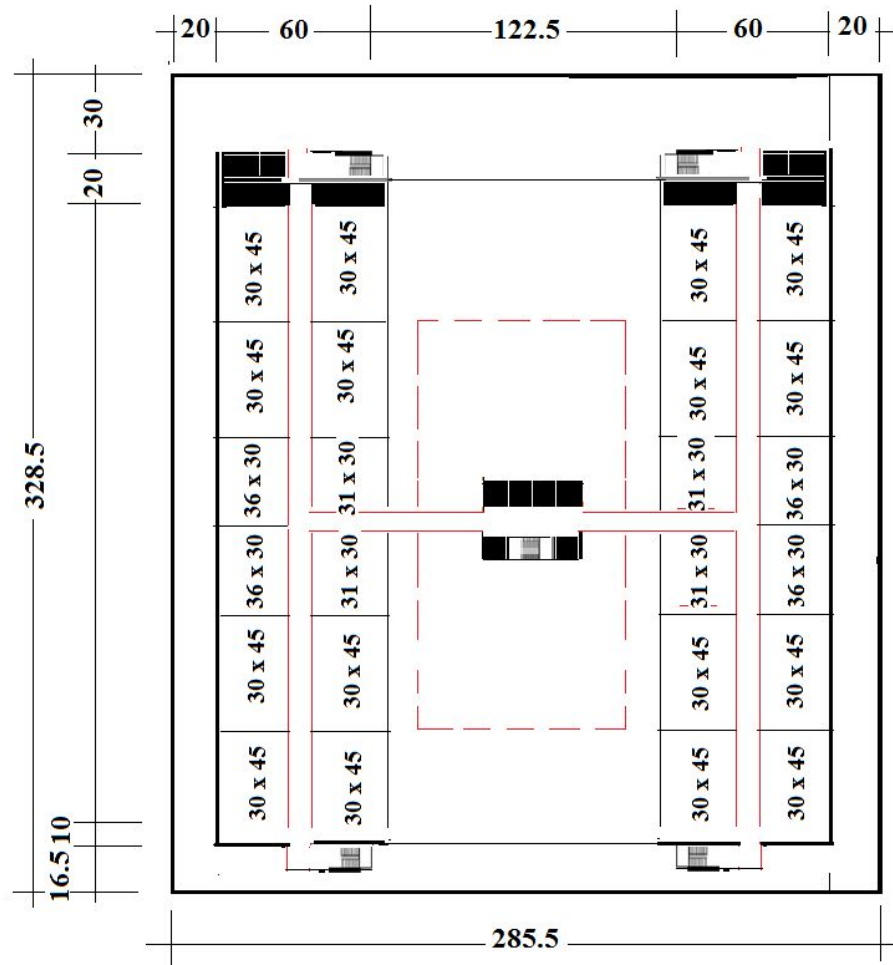
**Suite's Living Room - Similar**



**Suit's Bedroom - Similar**



Conceptual Hotel Design

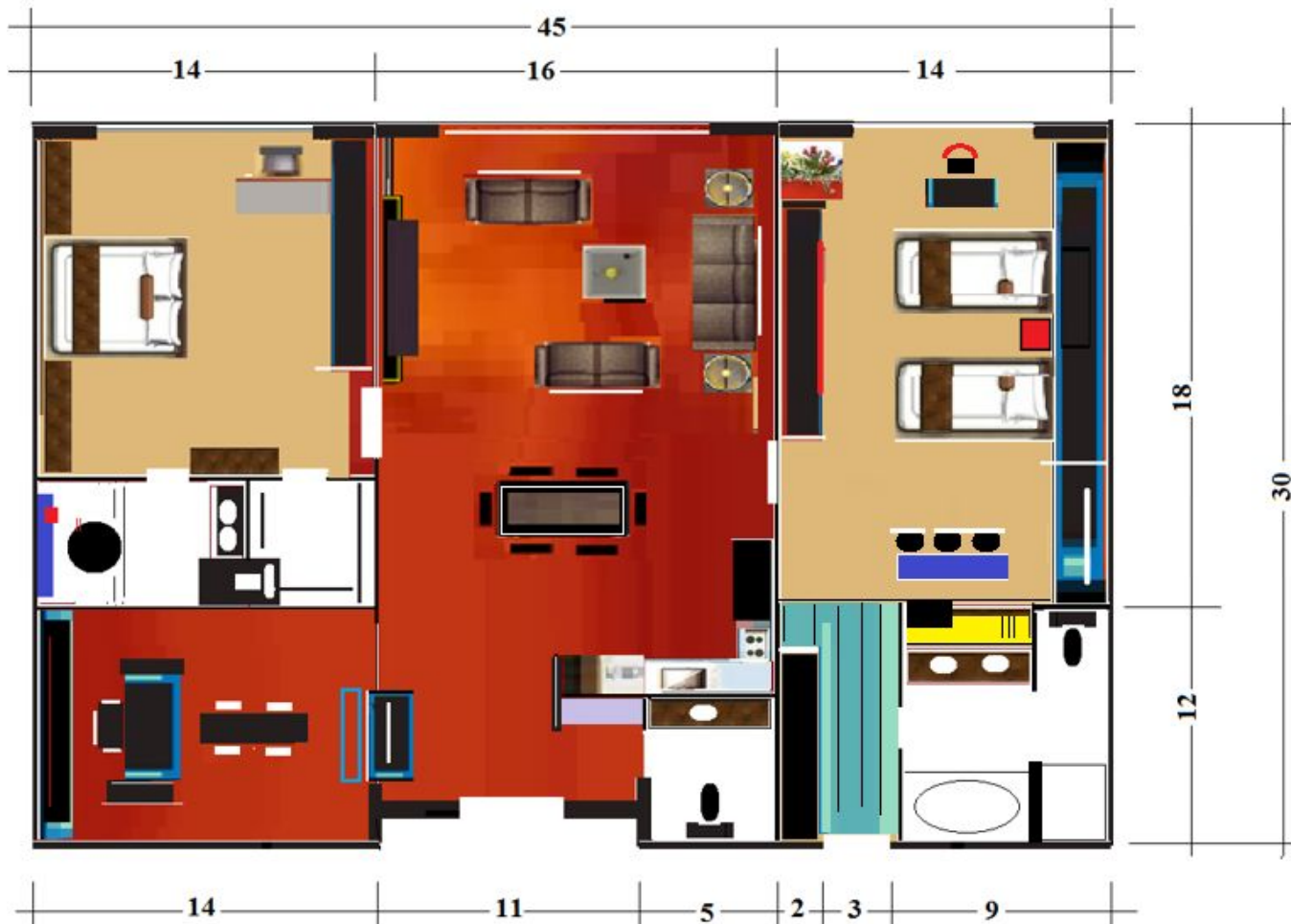


**From 12<sup>th</sup> Floor to 20<sup>th</sup> Floor – (Eight Typical Floors)**

**Each Floor - 30,500 Sq. Ft**

**Residential Suites**

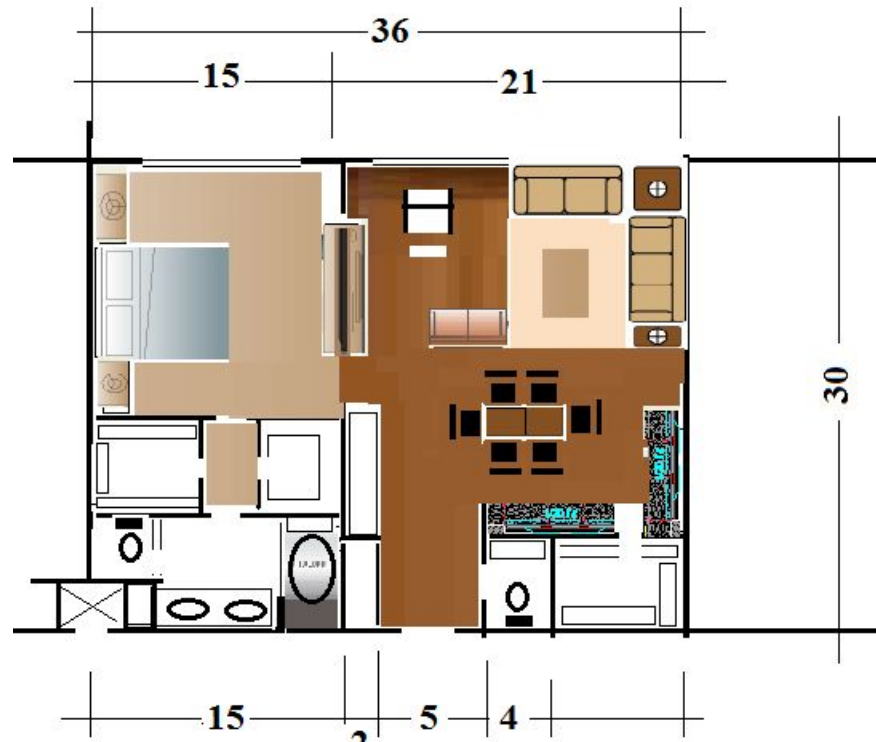
Conceptual Hotel Design



**2 Bed + 2.1/2 Bath + Den + Living & Dining Room**  
**RESIDENTIAL SUITES – MODEL “A”**  
**45 x 30 = 1,350 Sq. Ft.**



Conceptual Hotel Design



**RESIDENTIAL SUITES - Model "B" - One Bedroom Suite**

**30 x 36 = 1,080 Sq. Ft.**

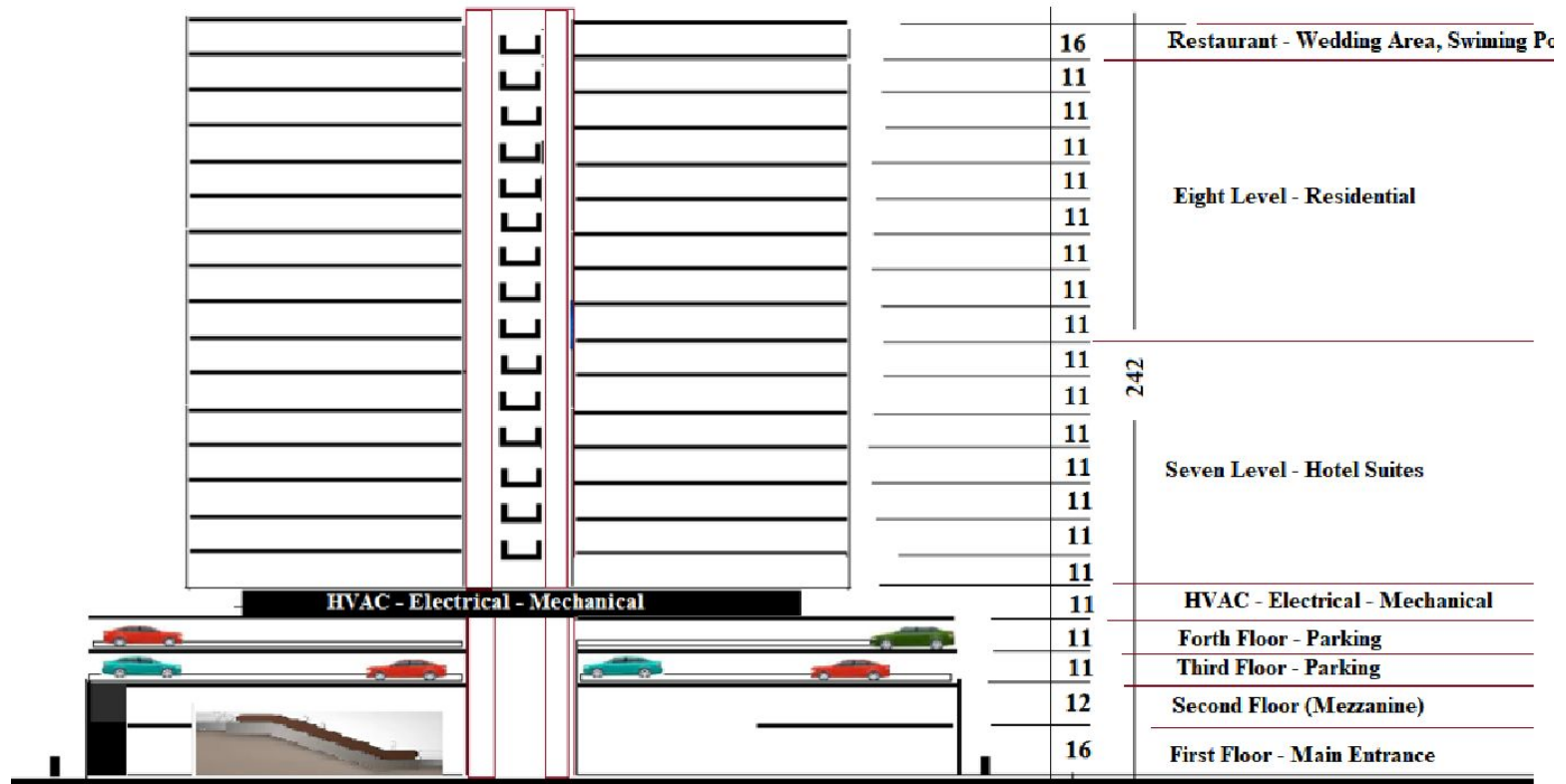


**Conceptual Hotel Design**



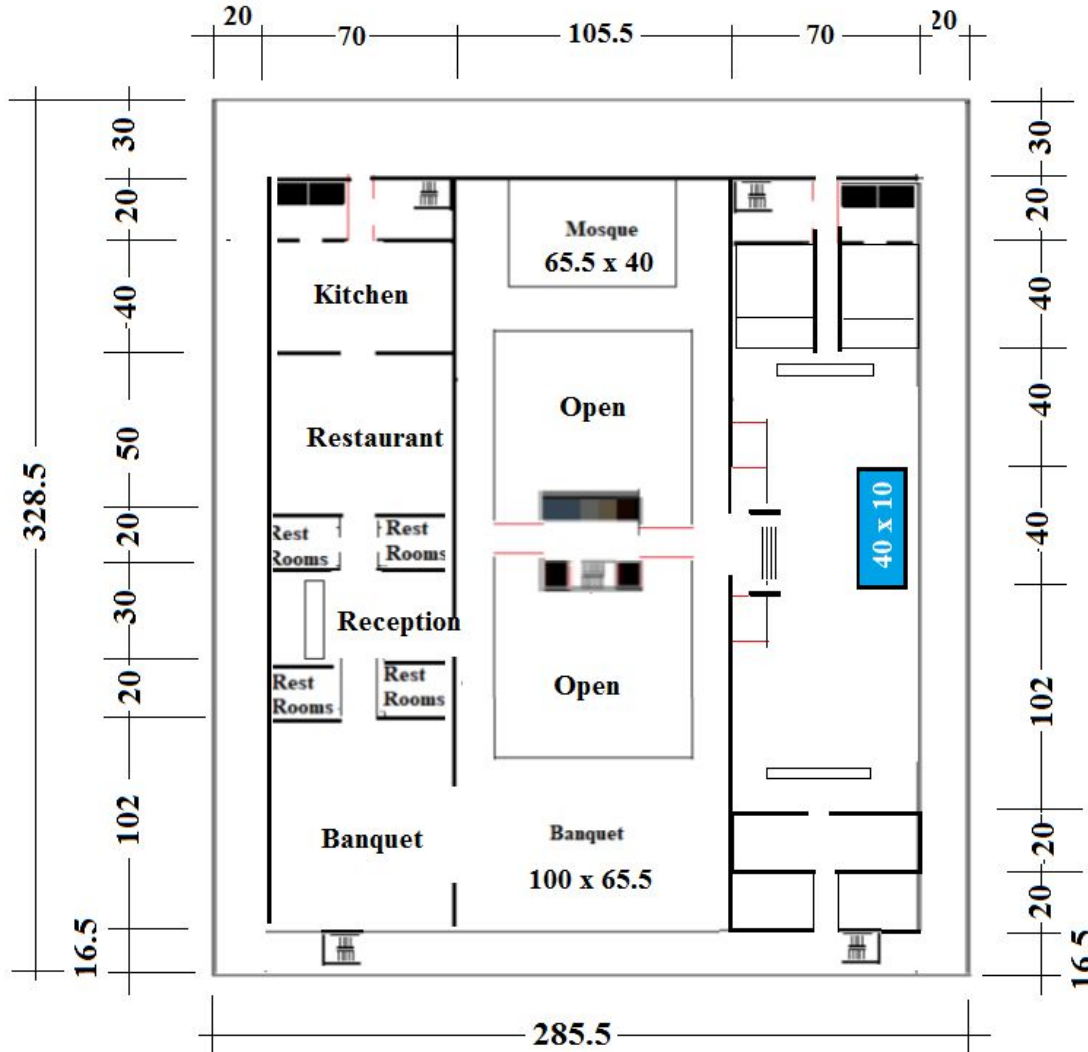
**Residential Units - Similar**





Section

Conceptual Hotel Design



**Top Floor (21):**

- 1 - Elevators, Freight Elevators, Staircases
- 2 - Mosque
- 2 - Garbage Chute
- 3 - Fire Staircases
- 4 - Kitchen
- 5 - Restaurant
- 6 - Bathrooms
- 7 - Reception
- 8 - Banquet, Outdoor
- 9 - Open Areas
- 10 - 10 - Swimming Pool & Related Areas
- 11 - Closeth, Showers, Restrooms
- 12 - Control
- 13 - Ramp , Entrance Stairs
- 14 - Juce Bar, Restaurant
- 15 - Machine Room
- 16 - Kitchen

**Total Floor Square Footage: 10,000 Sq. Ft.**



**Conceptual Hotel Design**



**COVERED SWIMMING POOL ON THE TOP FLOOR**

