

Project Summary

The plot is located in the Yas West in Yas Island in Abu Dhabi, are unique and contemporary high-end residential buildings, offering the complete Yas Island lifestyle with canal views from all its units, surrounded by parks, schools, mosques, and community retails, all within walking distance from The Waterfront.

The residential floors are located starting from Ground Floor up to Level 11. Part of the Roof Floor is dedicated for the amenities of the building. Such as Swimming pools, GYM etc..

Project Details

- Type: Residential
- Plot Area: 4,984.56 sq.m.
- Total Height: 56.0 m
- Levels: 2 Basement + Ground Floor (with residential) + 11 Residential + Roof Floors (with amenities)



YAS ISLAND
Project Handover: Q3 2025

Amenities & Services

- Large Swimming Pool
- Large Kid's Swimming Pool
- BBQ Area
- Gymnasium
- 177 Covered Parkings
- 6 Large Lifts
- Landscape Areas
- 1 Large Lobby
- Bocce Play Area
- Shaded Seating Areas

Location Feature

- Waterfront location
- 5 minutes driving to Yas Beach
- 6 minutes walking to Etihad Arena
- 5 minutes driving to Ferrari World
- 10 minutes driving to Yas Mall

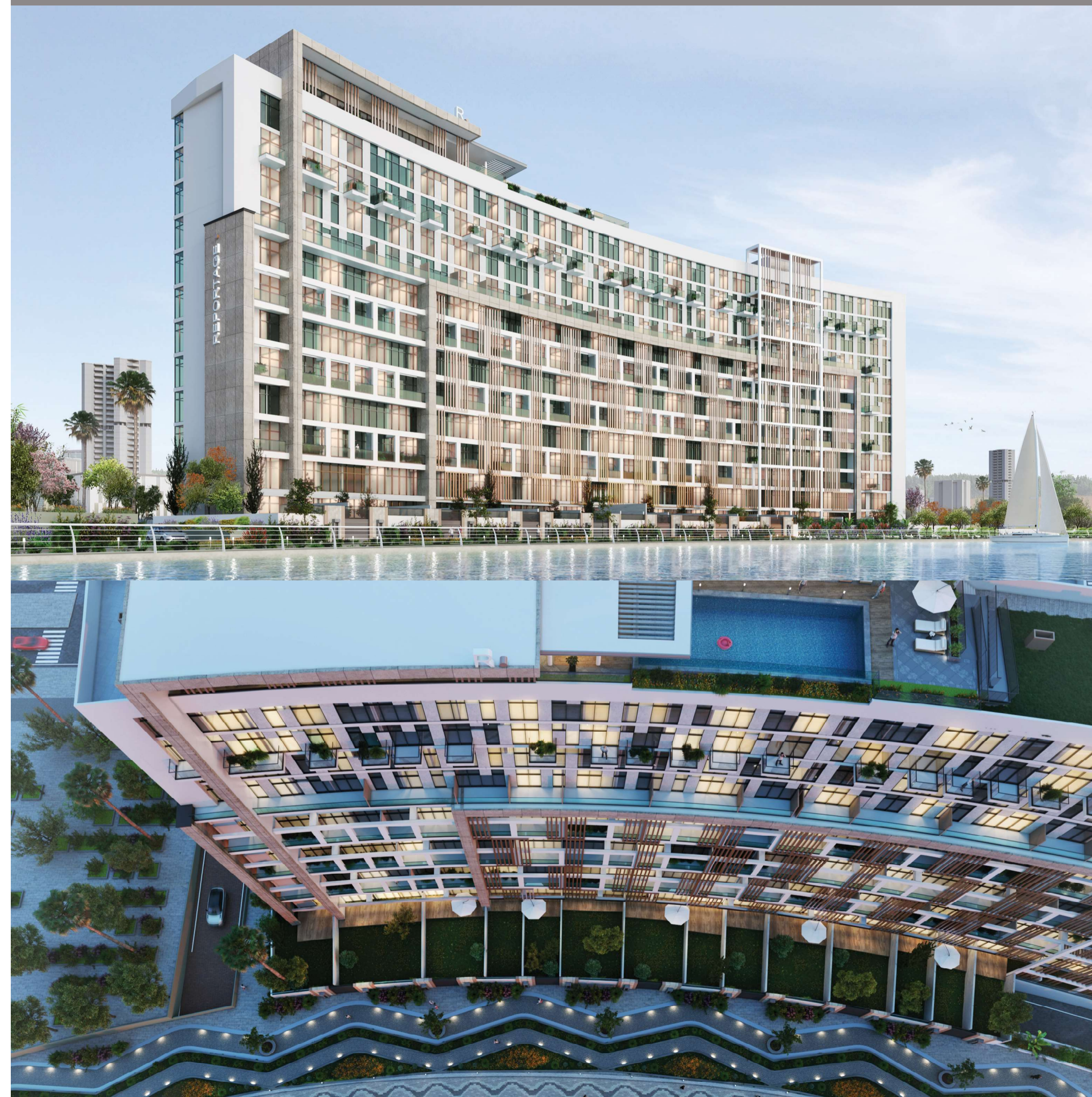
Unit Features

- All units with sea view
 - Private Balconies / Terraces as per unit plan
 - Kitchen cabinets and countertops
 - Fully tiled bathrooms, in-suites and guest toilets wherever applicable
 - Double glazed windows
 - Satellite master antenna and fibre optic connection for high speed internet access.
 - Central air conditioning
 - Vanity units & Mirrors
 - Shower with handle and shower in each bathroom
 - Built-in wardrobes in bedrooms
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- 10 minutes driving to Yas Water World
 - 10 minutes driving to Warner Bros World
 - 25 minutes driving to Louvre Museum
 - 30 minutes driving to Al Reem Island
 - 25 minutes driving to Saadiyat Island

Unit Mix

- 54 Three Bedroom Duplex Apartments
- 48 Four Bedroom Duplex Apartments
- 1 Four Bedroom Simplex Apartment
- 12 Five Bedroom Duplex Apartments

TOTAL NO OF UNIT : 115



Canal Views