

# TYPICAL FLOOR PLAN-TYPE 01

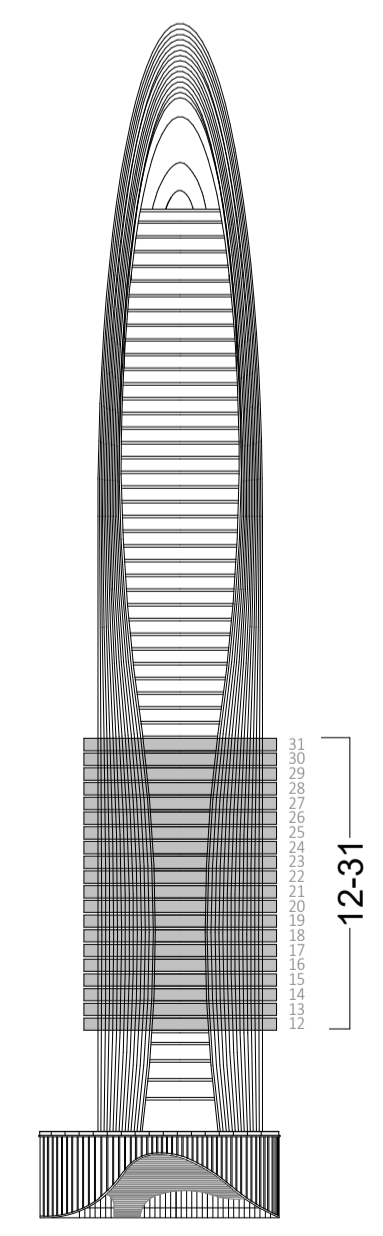
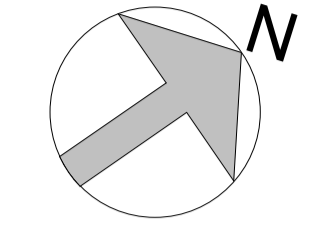
RESIDENTIAL FLOOR 01 TO 20  
LEVEL 12- 31

UNITS TYPE	NUMBER
2-BEDROOM	4



### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



### COMMON SPECIFICATIONS

CORRIDOR FLOORING : Travertine Stone or equivalent

CORRIDOR SKIRTING : Travertine Stone or equivalent

CORRIDOR WALLS : Travertine Stone or equivalent / Stucco Paint / Walnut Wood / Chrome trims

CORRIDOR CEILINGS

TERRACE : Composite decking

NO. OF PASSENGER LIFT 07 LIFTS

NO. OF SERVICE LIFTS 01 LIFTS

NO. OF FIREMAN LIFTS 01 LIFTS

FIRE FIGHTING SYSTEM

### SMART SYSTEM SPECIFICATIONS

1. **Voice Controlled Systems:** Integrating systems like Amazon's Alexa, Google Home, or Apple's Siri for voice-activated controls across the house – from playing your favourite music to drawing the blinds. Turning lights on/off, controlling temperatures...
2. **Security Systems:** Advanced security systems will include biometric locks, CCTV cameras, and intrusion detection systems.
3. **Energy Management:** Smart thermostats and energy-efficient appliances will be linked to provide data on energy usage and offer insights on how to save energy and reduce utility bills.
4. **Automated Blinds and Curtains:**
5. **Smart Kitchen Appliances.**

### ACOUSTIC SPECIFICATIONS

- The facades feature high-performance curtain walls providing both stunning panoramic views and exceptional sound insulation with impressive Sound Transmission Class (STC) ratings.
- The curtain walls are designed with special seals and gaskets to enhance sound isolation, promoting a tranquil living experience.
- The windows have a high Outdoor-Indoor Transmission Class (OITC) rating, designed to reduce both high and low-frequency sounds from external sources like traffic and aircraft.
- The doors in all units, both exterior and interior, are designed with superior acoustic properties, mirroring the commitment to acoustic comfort and privacy.
- The layout of the units optimizes noise reduction between rooms, with thoughtful use of wall, floor, and ceiling materials to absorb sound and reduce echoes.
- The HVAC and drainage systems operates quietly, designed with noise-reducing features to ensure minimal noise disruption.
- Overall, the units are a sanctuary of serenity and peace, with every detail carefully designed for acoustic comfort, offering a luxurious and peaceful living experience in the heart of the metropolis.

### EXTRA FEATURES

LAB POOL

### Disclaimer:

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

# 12TH TO 31TH LEVEL FLOOR PLAN

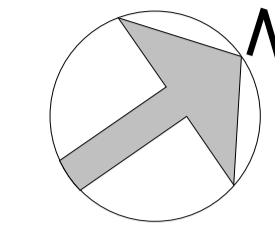
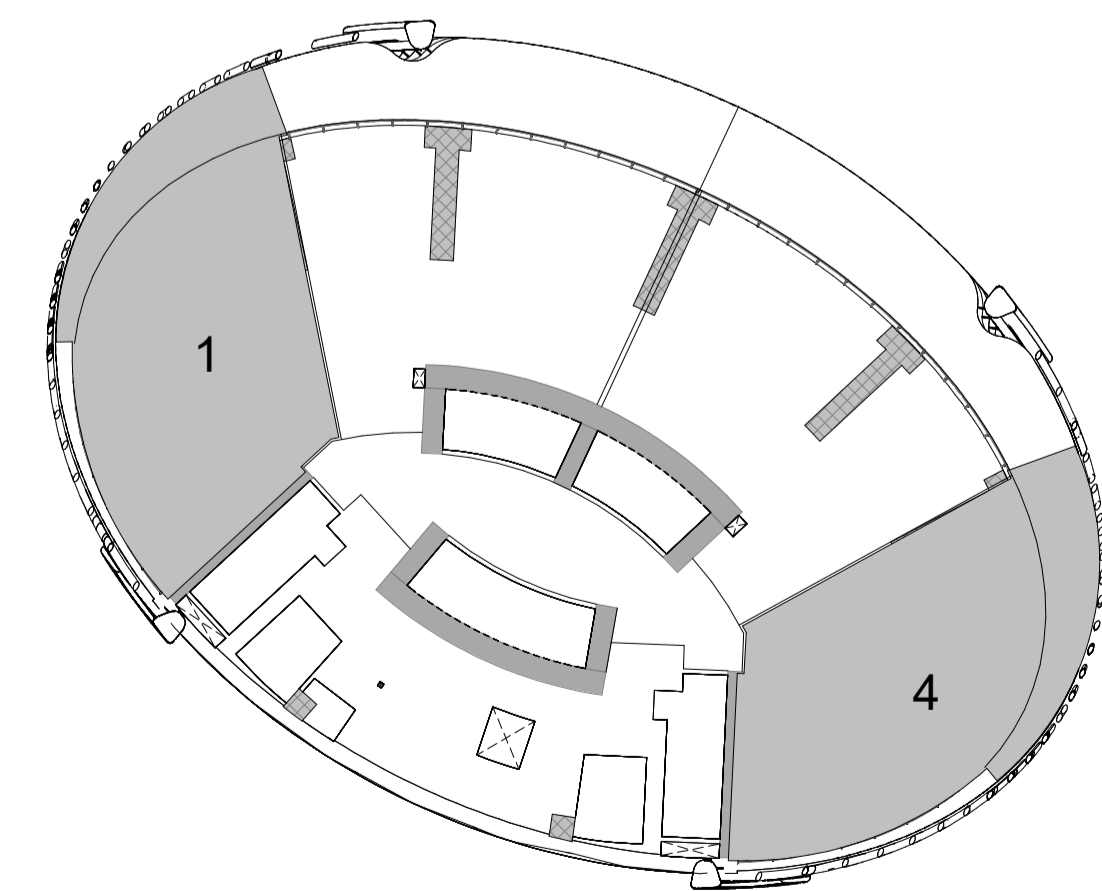
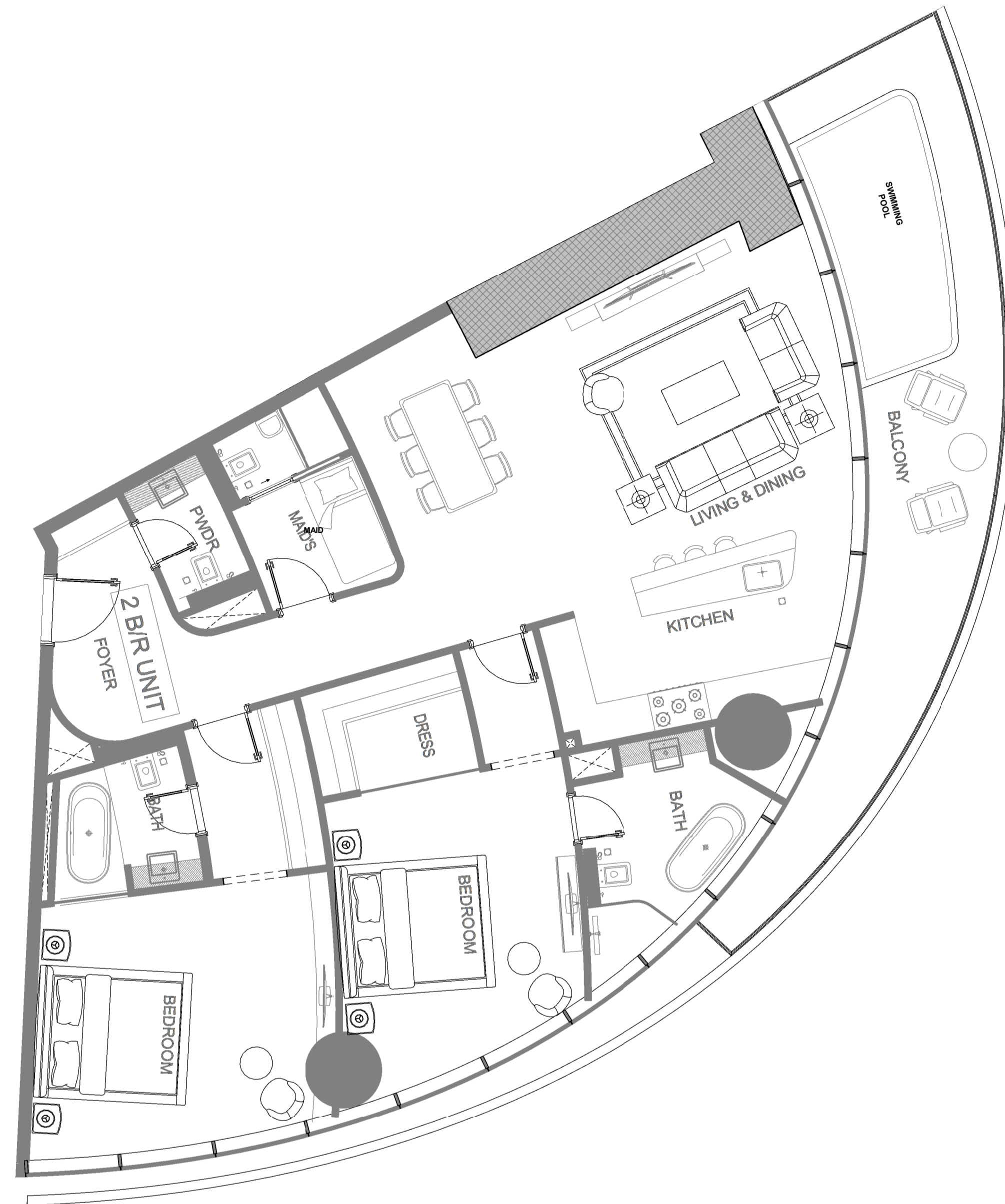
FLAT NUMBER | 01 - 04

2- BEDROOM FLAT / TYPE 01

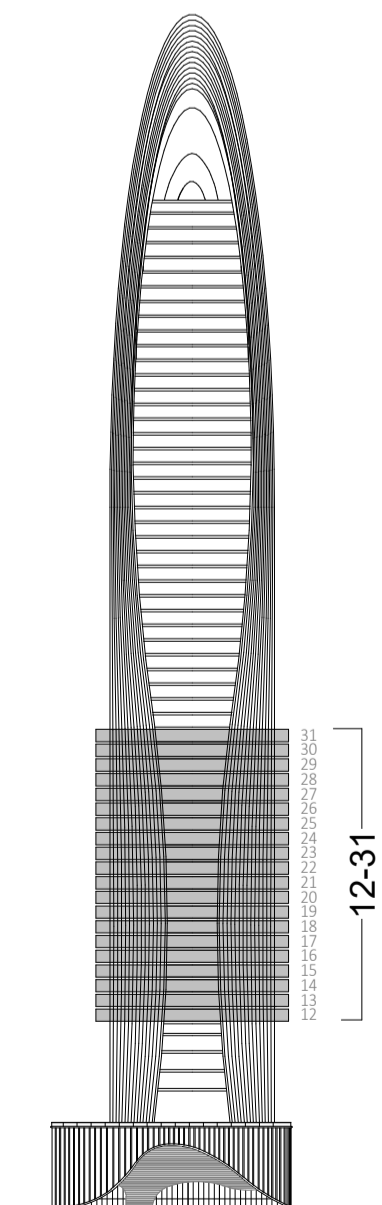
AREA	SQ.M	SQ.FT
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SUITE AREA	142 m <sup>2</sup>	1529 ft <sup>2</sup>
BALCONY AREA	29 m <sup>2</sup>	308 ft <sup>2</sup>
TOTAL UNIT AREA	171 m <sup>2</sup>	1837 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
LIVING & DINING	37 m <sup>2</sup>
BEDROOM	19 m <sup>2</sup>
BEDROOM	17 m <sup>2</sup>
FOYER	11 m <sup>2</sup>
KITCHEN	11 m <sup>2</sup>
BATH	8 m <sup>2</sup>
BATH	5 m <sup>2</sup>
DRESS	5 m <sup>2</sup>
DRESS	4 m <sup>2</sup>
MAID	4 m <sup>2</sup>
PWDR	3 m <sup>2</sup>
BATH	2 m <sup>2</sup>
LOBBY	2 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome



■ PRIVATE POOL :

**Disclaimer:**

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

# 12TH TO 31TH LEVEL FLOOR PLAN

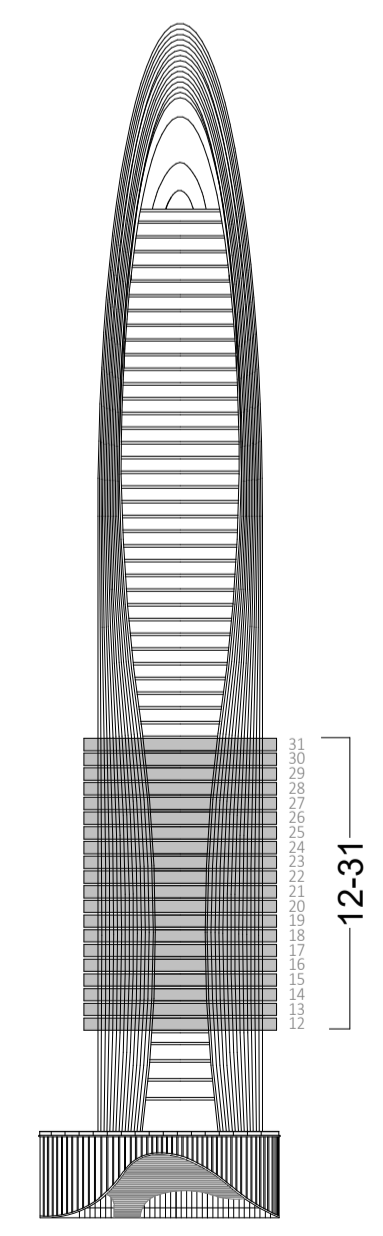
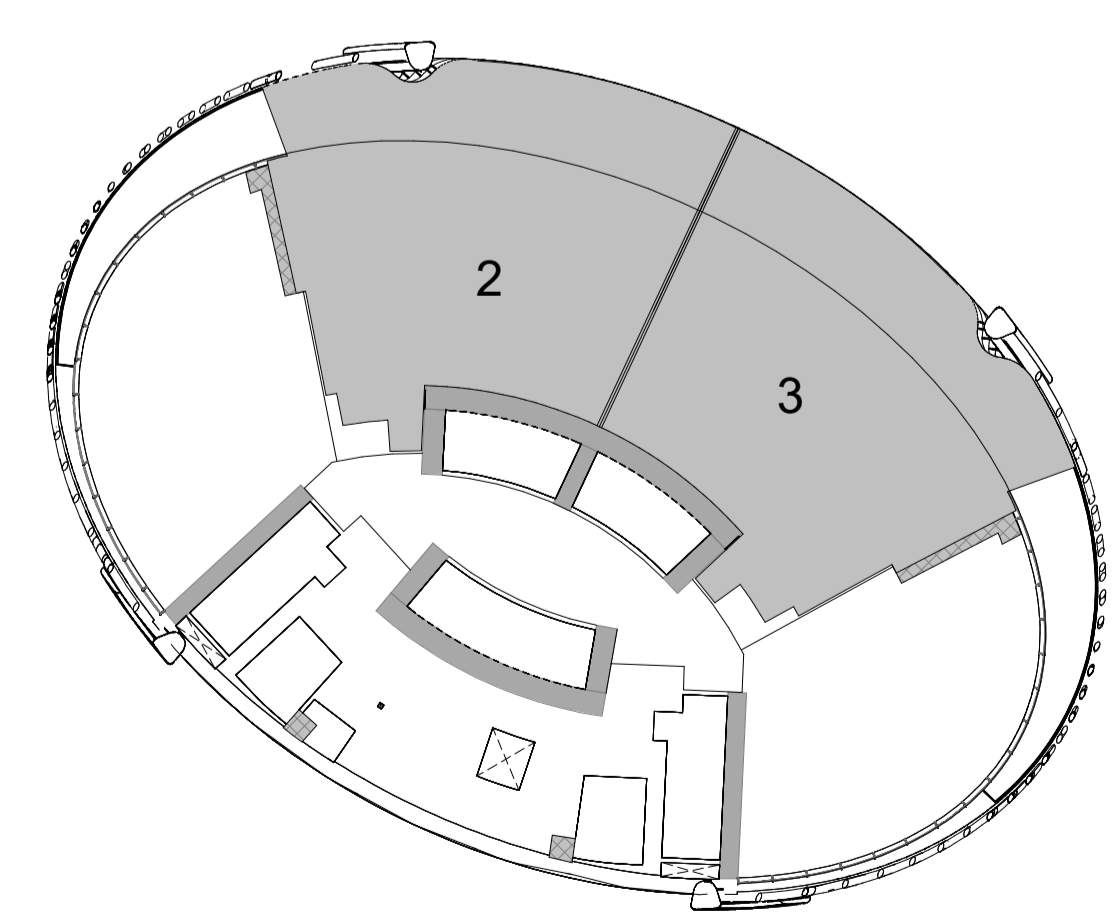
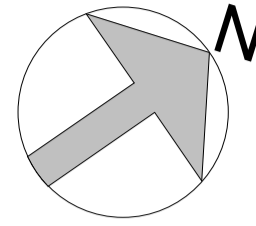
FLAT NUMBER | 02 - 03

2- BEDROOM FLAT / TYPE 02

AREA	SQ.M	SQ.FT
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SUITE AREA	169 m <sup>2</sup>	1814 ft <sup>2</sup>
BALCONY AREA	67 m <sup>2</sup>	720 ft <sup>2</sup>
TOTAL UNIT AREA	235 m <sup>2</sup>	2534 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
LIVING & DINING	42 m <sup>2</sup>
MASTER BEDROOM	20 m <sup>2</sup>
BEDROOM	19 m <sup>2</sup>
KITCHEN	10 m <sup>2</sup>
FOYER	9 m <sup>2</sup>
BATH	8 m <sup>2</sup>
DRESS	7 m <sup>2</sup>
LOBBY	6 m <sup>2</sup>
DRESS	5 m <sup>2</sup>
BATH	4 m <sup>2</sup>
MAID	4 m <sup>2</sup>
BATH	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
LAUN.	2 m <sup>2</sup>
PWDR	2 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

■ PRIVATE POOL :

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# TYPICAL FLOOR PLAN-TYPE 02

RESIDENTIAL FLOOR 21 TO 39

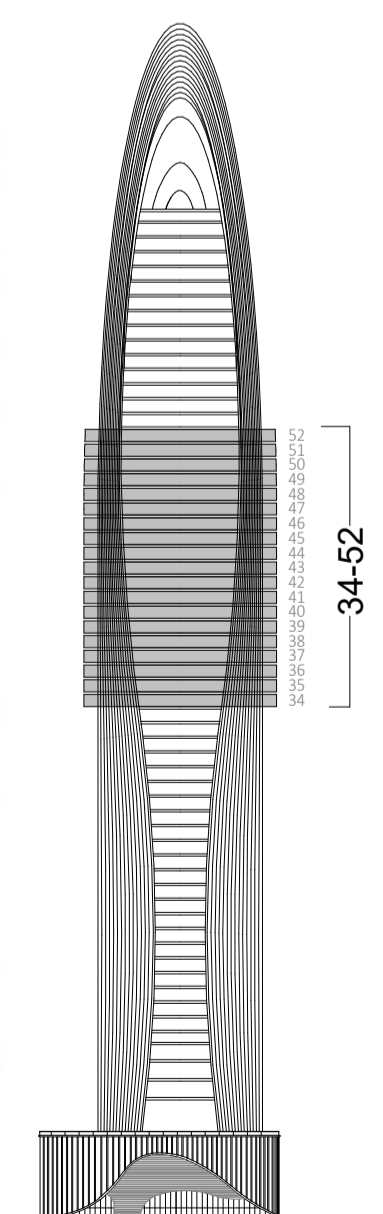
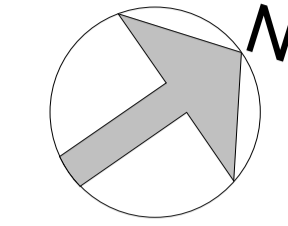
LEVEL 34 - 52

UNITS TYPE	NUMBER
3-BEDROOM	3



### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



### COMMON SPECIFICATIONS

CORRIDOR FLOORING	: Travertine Stone or equivalent
CORRIDOR SKIRTING	: Travertine Stone or equivalent
CORRIDOR WALLS	: Travertine Stone or equivalent / Stucco Paint / Walnut Wood / Chrome trims
CORRIDOR CEILINGS	
TERRACE	: Composite decking
NO. OF PASSENGER LIFT	07 LIFTS
NO. OF SERVICE LIFTS	01 LIFTS
NO. OF FIREMAN LIFTS	01 LIFTS

### FIRE FIGHTING SYSTEM

### SMART SYSTEM SPECIFICATIONS

1. Voice Controlled Systems: Integrating systems like Amazon's Alexa, Google Home, or Apple's Siri for voice-activated controls across the house – from playing your favourite music to drawing the blinds. Turning lights on/off, controlling temperatures...
2. Security Systems: Advanced security systems will include biometric locks, CCTV cameras, and intrusion detection systems.
3. Energy Management: Smart thermostats and energy-efficient appliances will be linked to provide data on energy usage and offer insights on how to save energy and reduce utility bills.
4. Automated Blinds and Curtains:
5. Smart Kitchen Appliances.

### ACOUSTIC SPECIFICATIONS

- The facades feature high-performance curtain walls providing both stunning panoramic views and exceptional sound insulation with impressive Sound Transmission Class (STC) ratings.
- The curtain walls are designed with special seals and gaskets to enhance sound isolation, promoting a tranquil living experience.
- The windows have a high Outdoor-Indoor Transmission Class (OITC) rating, designed to reduce both high and low-frequency sounds from external sources like traffic and aircraft.
- The doors in all units, both exterior and interior, are designed with superior acoustic properties, mirroring the commitment to acoustic comfort and privacy.
- The layout of the units optimizes noise reduction between rooms, with thoughtful use of wall, floor, and ceiling materials to absorb sound and reduce echoes.
- The HVAC and drainage systems operates quietly, designed with noise-reducing features to ensure minimal noise disruption.
- Overall, the units are a sanctuary of serenity and peace, with every detail carefully designed for acoustic comfort, offering a luxurious and peaceful living experience in the heart of the metropolis.

### EXTRA FEATURES

LAB POOL

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# 34TH - 52ND LEVEL FLOOR PLAN

FLAT NUMBER | 01 - 03

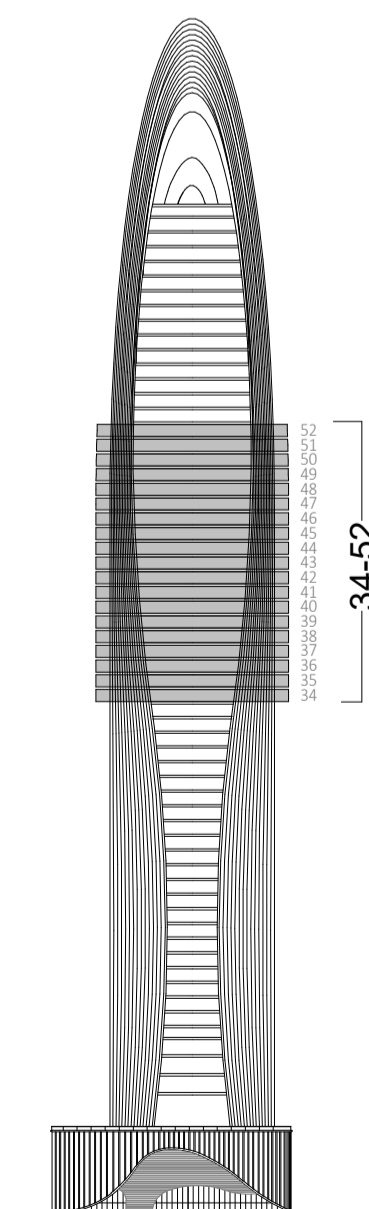
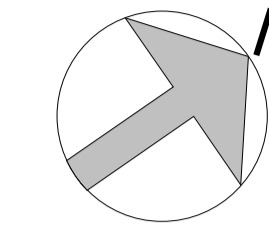
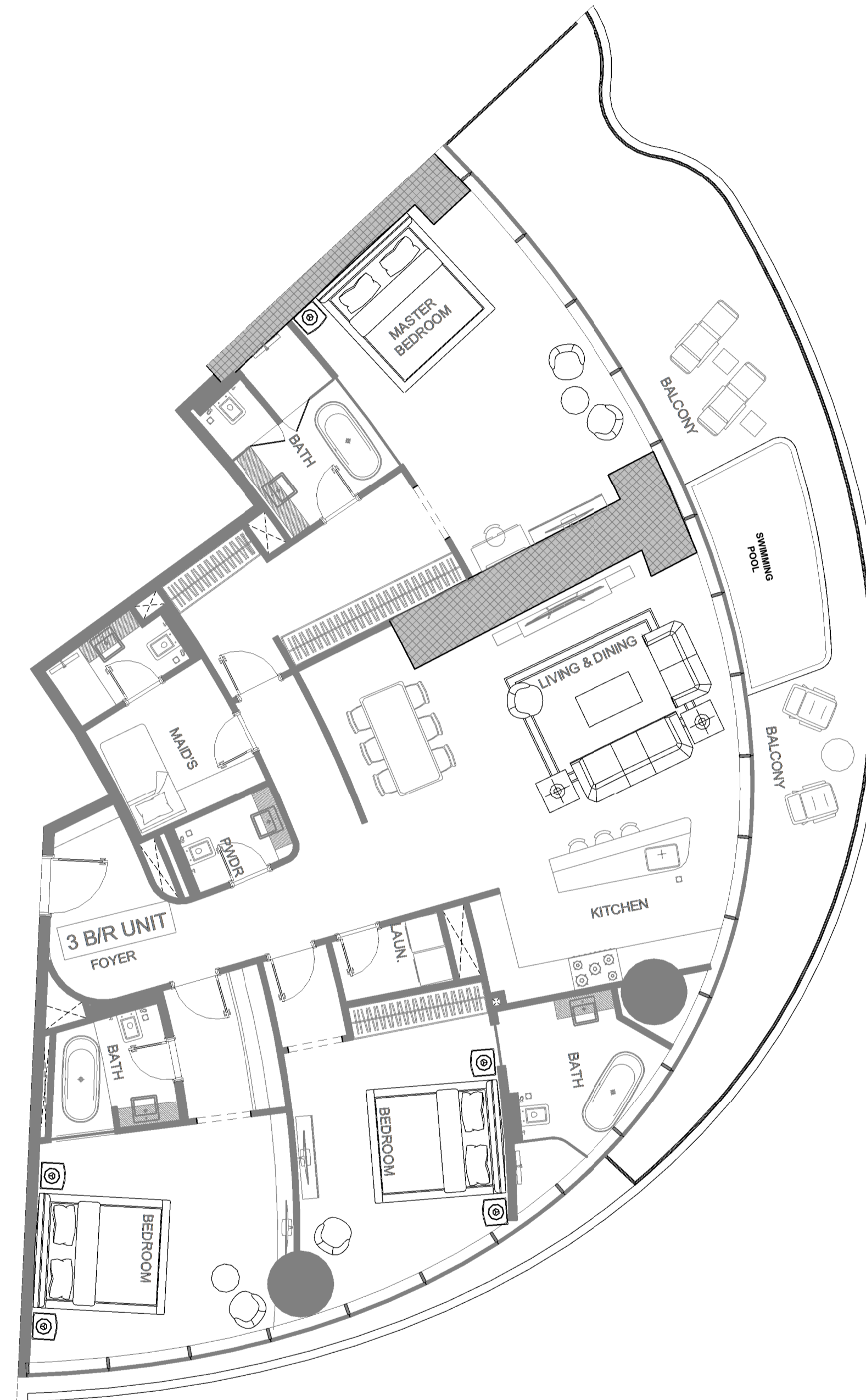
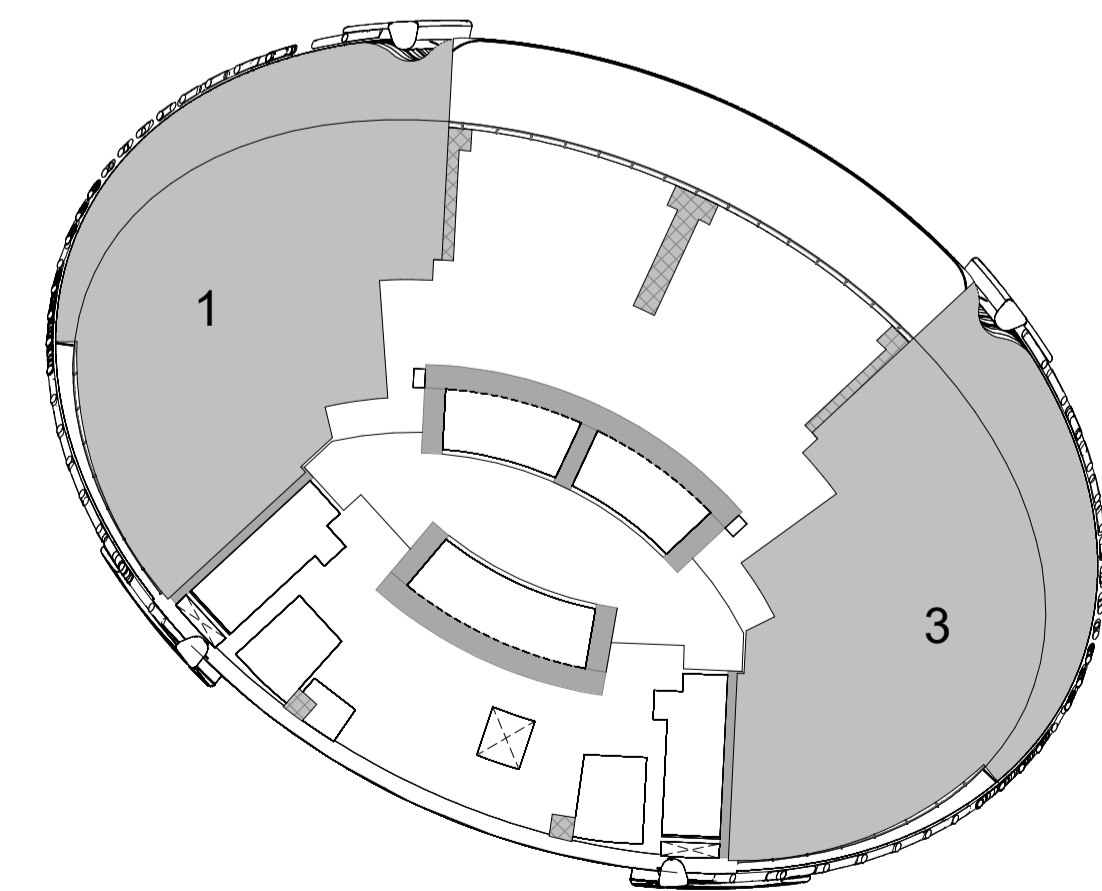
3- BEDROOM FLAT / TYPE 01

AREA	SQ.M	SQ.FT
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SUITE AREA	201 m <sup>2</sup>	2166 ft <sup>2</sup>
BALCONY AREA	50 m <sup>2</sup>	543 ft <sup>2</sup>
TOTAL UNIT AREA	252 m <sup>2</sup>	2709 ft <sup>2</sup>

## FLAT DESIGN COMPONENTS

LIVING & DINING	35 m <sup>2</sup>
MASTER BEDROOM	26 m <sup>2</sup>
BEDROOM	19 m <sup>2</sup>
BEDROOM	19 m <sup>2</sup>
FOYER	16 m <sup>2</sup>
DRESS	11 m <sup>2</sup>
KITCHEN	11 m <sup>2</sup>
BATH	8 m <sup>2</sup>
BATH	7 m <sup>2</sup>
MAID	6 m <sup>2</sup>
BATH	5 m <sup>2</sup>
DRESS	5 m <sup>2</sup>
BATH	3 m <sup>2</sup>
PWDR	3 m <sup>2</sup>
LAUN.	2 m <sup>2</sup>
LOBBY	2 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

■ PRIVATE POOL :

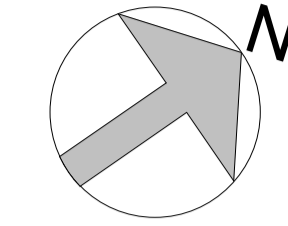
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# 34TH - 52ND LEVEL FLOOR PLAN

FLAT NUMBER | 02

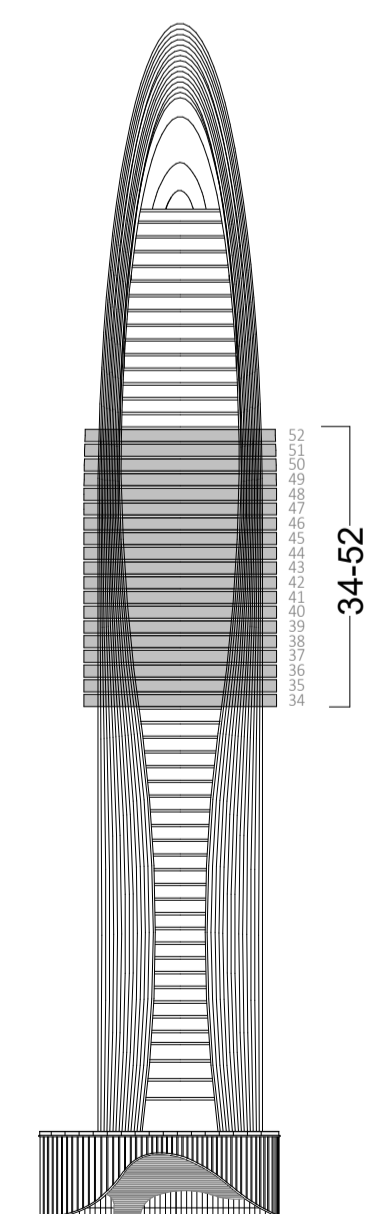
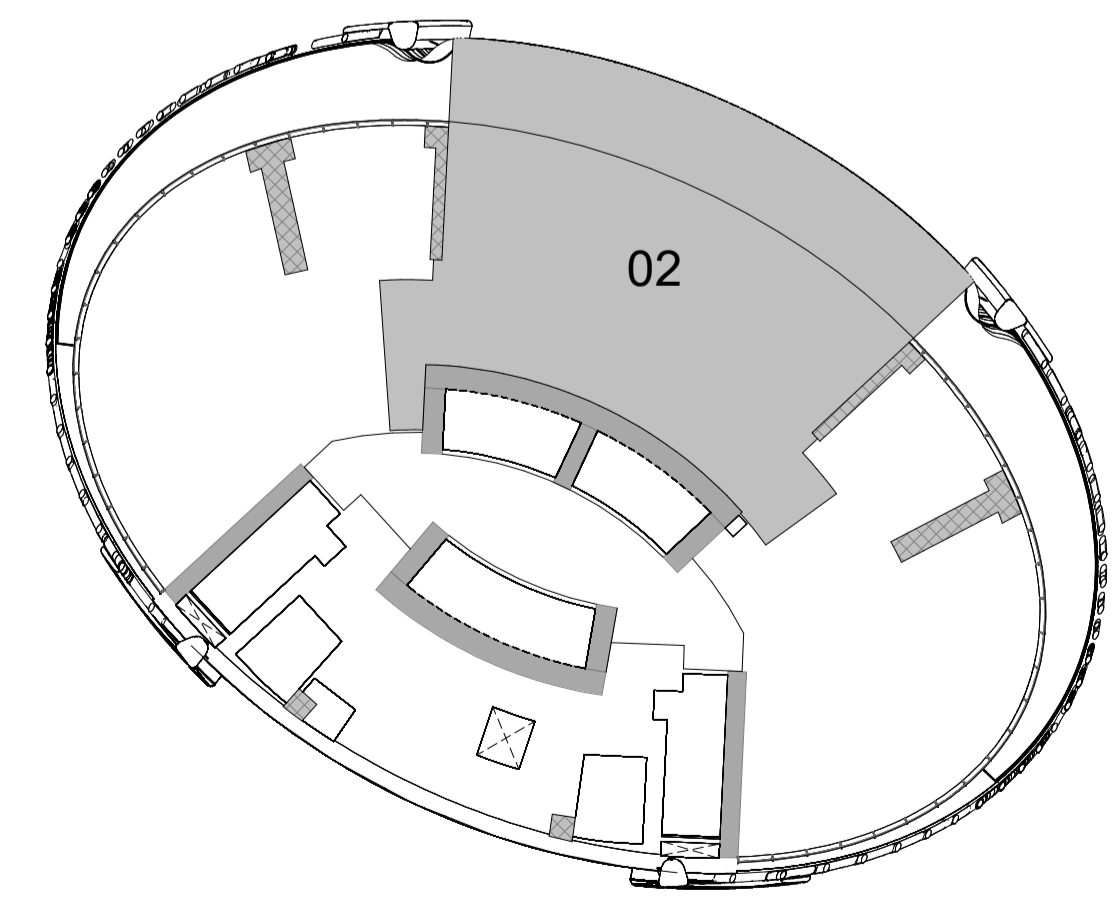
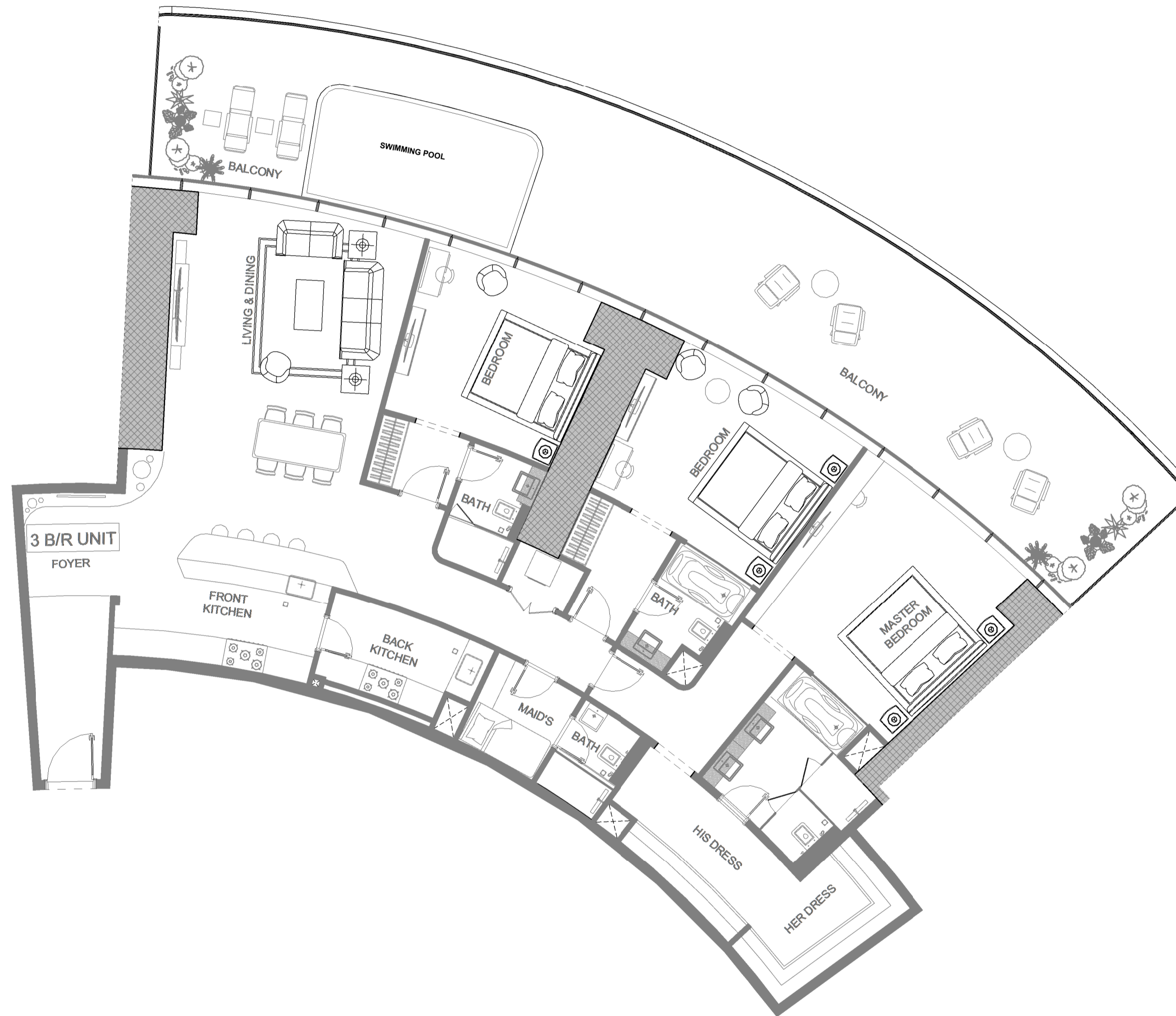
3- BEDROOM FLAT / TYPE 02



AREA	SQ.M	SQ.FT
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SUITE AREA	215 m <sup>2</sup>	2319 ft <sup>2</sup>
BALCONY AREA	90 m <sup>2</sup>	966 ft <sup>2</sup>
TOTAL UNIT AREA	305 m <sup>2</sup>	3285 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
LIVING & DINING	40 m <sup>2</sup>
MASTER BEDROOM	22 m <sup>2</sup>
BEDROOM	18 m <sup>2</sup>
BEDROOM	16 m <sup>2</sup>
FOYER	11 m <sup>2</sup>
FRONT KITCHEN	10 m <sup>2</sup>
BATH	9 m <sup>2</sup>
LOBBY	9 m <sup>2</sup>
HIS DRESS	8 m <sup>2</sup>
HER DRESS	7 m <sup>2</sup>
BACK KITCHEN	6 m <sup>2</sup>
LOBBY	6 m <sup>2</sup>
DRESS	5 m <sup>2</sup>
BATH	4 m <sup>2</sup>
BATH	4 m <sup>2</sup>
MAID	4 m <sup>2</sup>
BATH	3 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
LAUN.	2 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

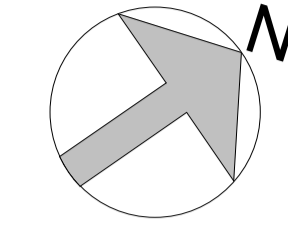
■ PRIVATE POOL :

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# TYPICAL FLOOR PLAN-TYPE 03 A

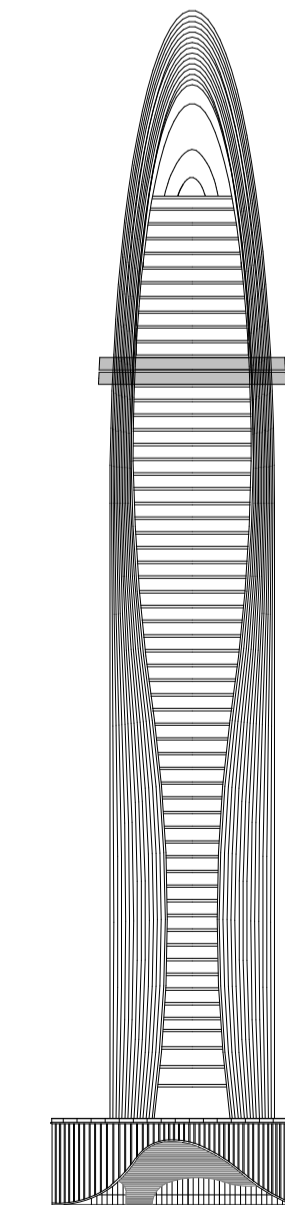
RESIDENTIAL FLOOR 40 TO 41  
LEVEL 55- 56

UNITS TYPE	NUMBER
4-BEDROOM	2



### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



### COMMON SPECIFICATIONS

CORRIDOR FLOORING	: Travertine Stone or equivalent
CORRIDOR SKIRTING	: Travertine Stone or equivalent
CORRIDOR WALLS	: Travertine Stone or equivalent / Stucco Paint / Walnut Wood / Chrome trims
CORRIDOR CEILINGS	
TERRACE	: Composite decking
NO. OF PASSENGER LIFT	07 LIFTS
NO. OF SERVICE LIFTS	01 LIFTS
NO. OF FIREMAN LIFTS	01 LIFTS

### FIRE FIGHTING SYSTEM

### SMART SYSTEM SPECIFICATIONS

1. **Voice Controlled Systems:** Integrating systems like Amazon's Alexa, Google Home, or Apple's Siri for voice-activated controls across the house – from playing your favourite music to drawing the blinds. Turning lights on/off, controlling temperatures...
2. **Security Systems:** Advanced security systems will include biometric locks, CCTV cameras, and intrusion detection systems.
3. **Energy Management:** Smart thermostats and energy-efficient appliances will be linked to provide data on energy usage and offer insights on how to save energy and reduce utility bills.
4. **Automated Blinds and Curtains:**
5. **Smart Kitchen Appliances.**

### ACOUSTIC SPECIFICATIONS

- The facades feature high-performance curtain walls providing both stunning panoramic views and exceptional sound insulation with impressive Sound Transmission Class (STC) ratings.
- The curtain walls are designed with special seals and gaskets to enhance sound isolation, promoting a tranquil living experience.
- The windows have a high Outdoor-Indoor Transmission Class (OITC) rating, designed to reduce both high and low-frequency sounds from external sources like traffic and aircraft.
- The doors in all units, both exterior and interior, are designed with superior acoustic properties, mirroring the commitment to acoustic comfort and privacy.
- The layout of the units optimizes noise reduction between rooms, with thoughtful use of wall, floor, and ceiling materials to absorb sound and reduce echoes.
- The HVAC and drainage systems operates quietly, designed with noise-reducing features to ensure minimal noise disruption.
- Overall, the units are a sanctuary of serenity and peace, with every detail carefully designed for acoustic comfort, offering a luxurious and peaceful living experience in the heart of the metropolis.

### EXTRA FEATURES

LAB POOL

### Disclaimer:

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

# 55TH - 56TH LEVEL FLOOR PLAN

FLAT NUMBER | 01 - 02

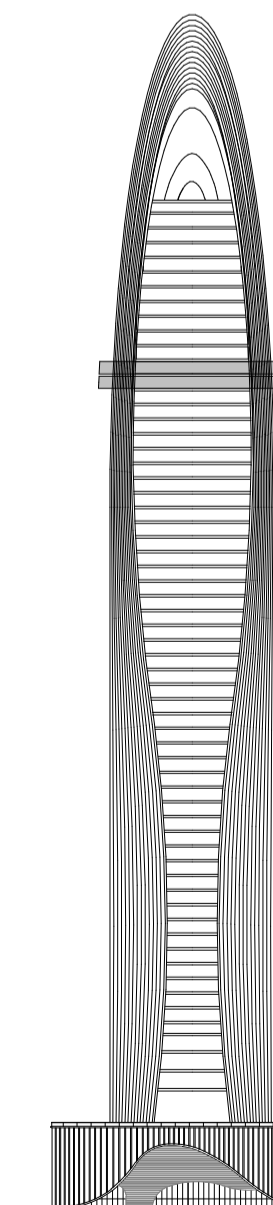
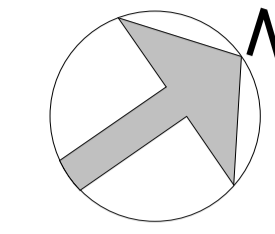
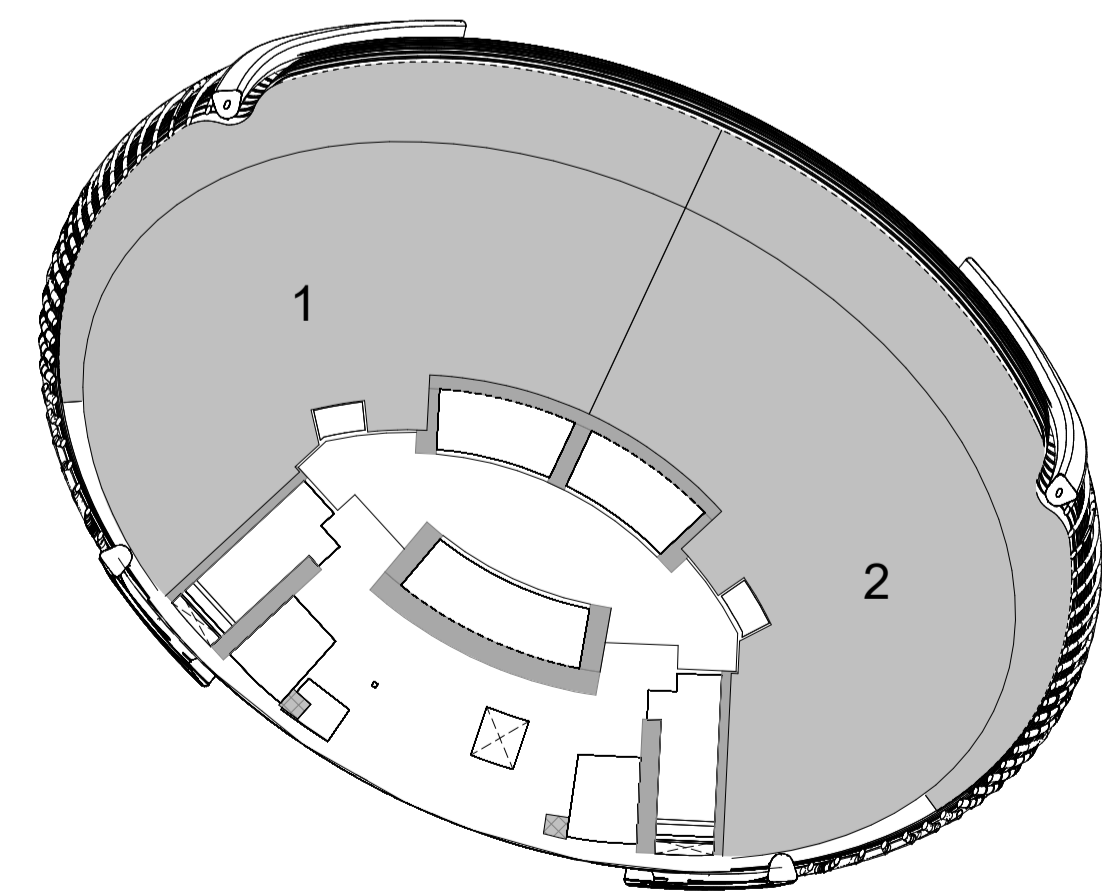
4- BEDROOM FLAT / TYPE 01

AREA	SQ.M	SQ.FT
------	------	-------

SUITE AREA	278 m <sup>2</sup>	2995 ft <sup>2</sup>
BALCONY AREA	94 m <sup>2</sup>	1013 ft <sup>2</sup>
TOTAL UNIT AREA	372 m <sup>2</sup>	4007 ft <sup>2</sup>

## FLAT DESIGN COMPONENTS

LIVING & DINING	63 m <sup>2</sup>
BEDROOM	22 m <sup>2</sup>
GUEST BEDROOM	21 m <sup>2</sup>
BEDROOM	18 m <sup>2</sup>
BEDROOM	16 m <sup>2</sup>
FOYER	16 m <sup>2</sup>
PASSAGE	14 m <sup>2</sup>
KITCHEN	10 m <sup>2</sup>
BATH	9 m <sup>2</sup>
BATH	8 m <sup>2</sup>
BATH	7 m <sup>2</sup>
BATH	6 m <sup>2</sup>
MAID	5 m <sup>2</sup>
STORE	5 m <sup>2</sup>
DRESS	4 m <sup>2</sup>
DRESS	4 m <sup>2</sup>
BATH	3 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
DRESS	2 m <sup>2</sup>
LAUN.	2 m <sup>2</sup>
PWDR	2 m <sup>2</sup>
WASH	2 m <sup>2</sup>
LOBBY	1 m <sup>2</sup>
STORE	1 m <sup>2</sup>



### GENERAL FINISHES:

Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking

### KITCHEN & APPLIANCES

Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.

### BATHROOM SPECIFICATIONS:

Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent

### GENERAL SPECIFICATIONS:

Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

### PRIVATE POOL :

#### Disclaimer:

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

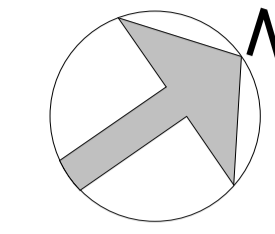


# TYPICAL FLOOR PLAN-TYPE 03B

RESIDENTIAL FLOOR 42 TO 43

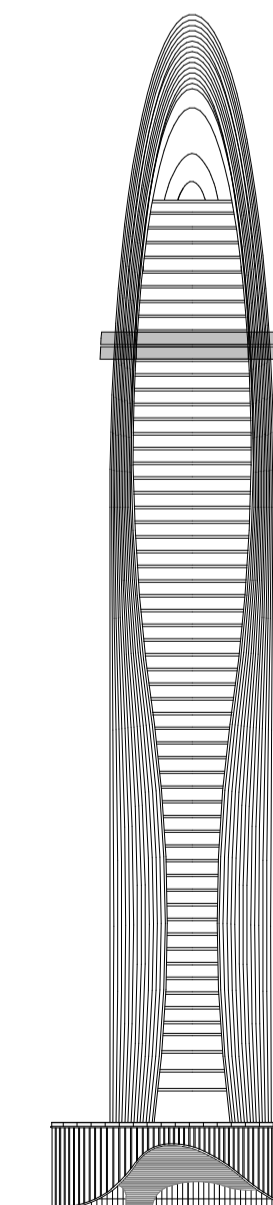
LEVEL 57 - 58

UNITS TYPE	NUMBER
4-BEDROOM	2



### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



### COMMON SPECIFICATIONS

CORRIDOR FLOORING : Travertine Stone or equivalent  
 CORRIDOR SKIRTING : Travertine Stone or equivalent  
 CORRIDOR WALLS : Travertine Stone or equivalent / Stucco Paint / Walnut Wood / Chrome trims  
 CORRIDOR CEILINGS  
 TERRACE : Composite decking

NO. OF PASSENGER LIFT 07 LIFTS  
 NO. OF SERVICE LIFTS 01 LIFTS  
 NO. OF FIREMAN LIFTS 01 LIFTS

### FIRE FIGHTING SYSTEM

### SMART SYSTEM SPECIFICATIONS

1. Voice Controlled Systems: Integrating systems like Amazon's Alexa, Google Home, or Apple's Siri for voice-activated controls across the house – from playing your favourite music to drawing the blinds. Turning lights on/off, controlling temperatures...
2. Security Systems: Advanced security systems will include biometric locks, CCTV cameras, and intrusion detection systems.
3. Energy Management: Smart thermostats and energy-efficient appliances will be linked to provide data on energy usage and offer insights on how to save energy and reduce utility bills.
4. Automated Blinds and Curtains:
5. Smart Kitchen Appliances.

### ACOUSTIC SPECIFICATIONS

- The facades feature high-performance curtain walls providing both stunning panoramic views and exceptional sound insulation with impressive Sound Transmission Class (STC) ratings.
- The curtain walls are designed with special seals and gaskets to enhance sound isolation, promoting a tranquil living experience.
- The windows have a high Outdoor-Indoor Transmission Class (OITC) rating, designed to reduce both high and low-frequency sounds from external sources like traffic and aircraft.
- The doors in all units, both exterior and interior, are designed with superior acoustic properties, mirroring the commitment to acoustic comfort and privacy.
- The layout of the units optimizes noise reduction between rooms, with thoughtful use of wall, floor, and ceiling materials to absorb sound and reduce echoes.
- The HVAC and drainage systems operates quietly, designed with noise-reducing features to ensure minimal noise disruption.
- Overall, the units are a sanctuary of serenity and peace, with every detail carefully designed for acoustic comfort, offering a luxurious and peaceful living experience in the heart of the metropolis.

### EXTRA FEATURES

LAB POOL

### Disclaimer:

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# TYPICAL FLOOR PLAN-TYPE 04

RESIDENTIAL FLOOR 44 TO 46

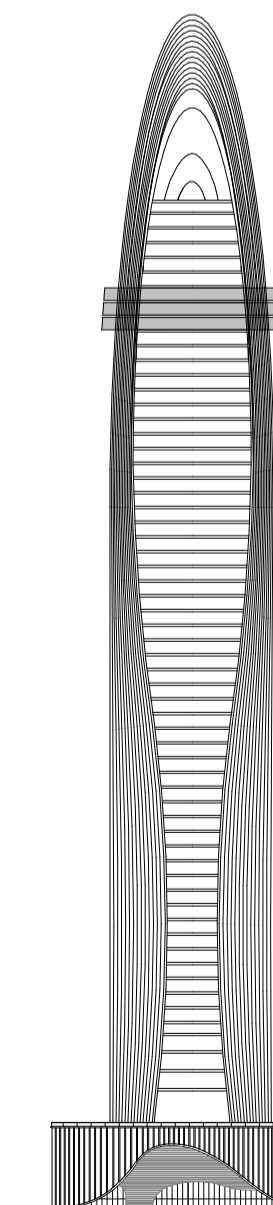
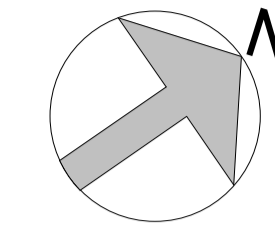
LEVEL 59 - 61

UNITS TYPE	NUMBER
5-BEDROOM	1



### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



### COMMON SPECIFICATIONS

CORRIDOR FLOORING : Travertine Stone or equivalent

CORRIDOR SKIRTING : Travertine Stone or equivalent

CORRIDOR WALLS : Travertine Stone or equivalent / Stucco Paint / Walnut Wood / Chrome trims

CORRIDOR CEILINGS

TERRACE : Composite decking

NO. OF PASSENGER LIFT 07 LIFTS

NO. OF SERVICE LIFTS 01 LIFTS

NO. OF FIREMAN LIFTS 01 LIFTS

FIRE FIGHTING SYSTEM

### SMART SYSTEM SPECIFICATIONS

1. Voice Controlled Systems: Integrating systems like Amazon's Alexa, Google Home, or Apple's Siri for voice-activated controls across the house – from playing your favourite music to drawing the blinds. Turning lights on/off, controlling temperatures...
2. Security Systems: Advanced security systems will include biometric locks, CCTV cameras, and intrusion detection systems.
3. Energy Management: Smart thermostats and energy-efficient appliances will be linked to provide data on energy usage and offer insights on how to save energy and reduce utility bills.
4. Automated Blinds and Curtains:
5. Smart Kitchen Appliances.

### ACOUSTIC SPECIFICATIONS

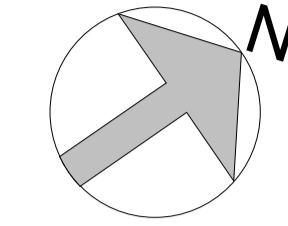
- The facades feature high-performance curtain walls providing both stunning panoramic views and exceptional sound insulation with impressive Sound Transmission Class (STC) ratings.
- The curtain walls are designed with special seals and gaskets to enhance sound isolation, promoting a tranquil living experience.
- The windows have a high Outdoor-Indoor Transmission Class (OITC) rating, designed to reduce both high and low-frequency sounds from external sources like traffic and aircraft.
- The doors in all units, both exterior and interior, are designed with superior acoustic properties, mirroring the commitment to acoustic comfort and privacy.
- The layout of the units optimizes noise reduction between rooms, with thoughtful use of wall, floor, and ceiling materials to absorb sound and reduce echoes.
- The HVAC and drainage systems operates quietly, designed with noise-reducing features to ensure minimal noise disruption.
- Overall, the units are a sanctuary of serenity and peace, with every detail carefully designed for acoustic comfort, offering a luxurious and peaceful living experience in the heart of the metropolis.

### EXTRA FEATURES

LAB POOL

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**59TH - 61ST LEVEL FLOOR PLAN**

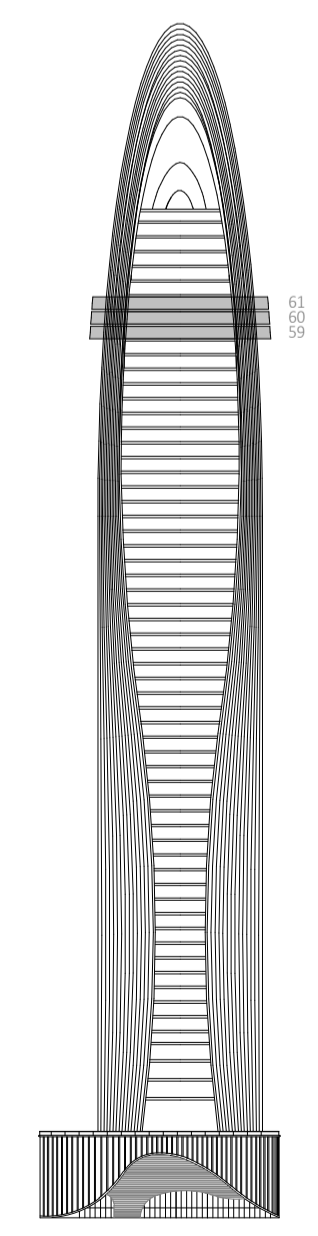
FLAT NUMBER | 01 PENTHOUSE / TYPE 01

AREA	SQ.M	SQ.FT
------	------	-------

SUITE AREA	456 m <sup>2</sup>	4911 ft <sup>2</sup>
BALCONY AREA	184 m <sup>2</sup>	1980 ft <sup>2</sup>
TOTAL UNIT AREA	640 m <sup>2</sup>	6891 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
LIVING	36 m <sup>2</sup>
FAMILY LOUNGE	34 m <sup>2</sup>
BEDROOM	31 m <sup>2</sup>
DINING	30 m <sup>2</sup>
MASTER BEDROOM	30 m <sup>2</sup>
STUDY / GAMING	29 m <sup>2</sup>
BEDROOM	19 m <sup>2</sup>
BEDROOM	18 m <sup>2</sup>
GUESTS BEDROOM	18 m <sup>2</sup>
FOYER	17 m <sup>2</sup>
SERVICE CORRIDOR	16 m <sup>2</sup>
BATH	15 m <sup>2</sup>
BATH	15 m <sup>2</sup>
BATH	11 m <sup>2</sup>
FRONT KITCHEN	10 m <sup>2</sup>
STORE	10 m <sup>2</sup>

FLAT DESIGN COMPONENTS	
HER WALK-IN WARDROBE	9 m <sup>2</sup>
BACK KITCHEN	8 m <sup>2</sup>
PASSAGE	8 m <sup>2</sup>
BATH	6 m <sup>2</sup>
BATH	6 m <sup>2</sup>
DRESS	6 m <sup>2</sup>
LAUNDRY	6 m <sup>2</sup>
IRONING	6 m <sup>2</sup>
HIS WALK-IN WARDROBE	5 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
STORE	3 m <sup>2</sup>
LOBBY	2 m <sup>2</sup>
PWDR	2 m <sup>2</sup>
WASH	2 m <sup>2</sup>
WM.	1 m <sup>2</sup>

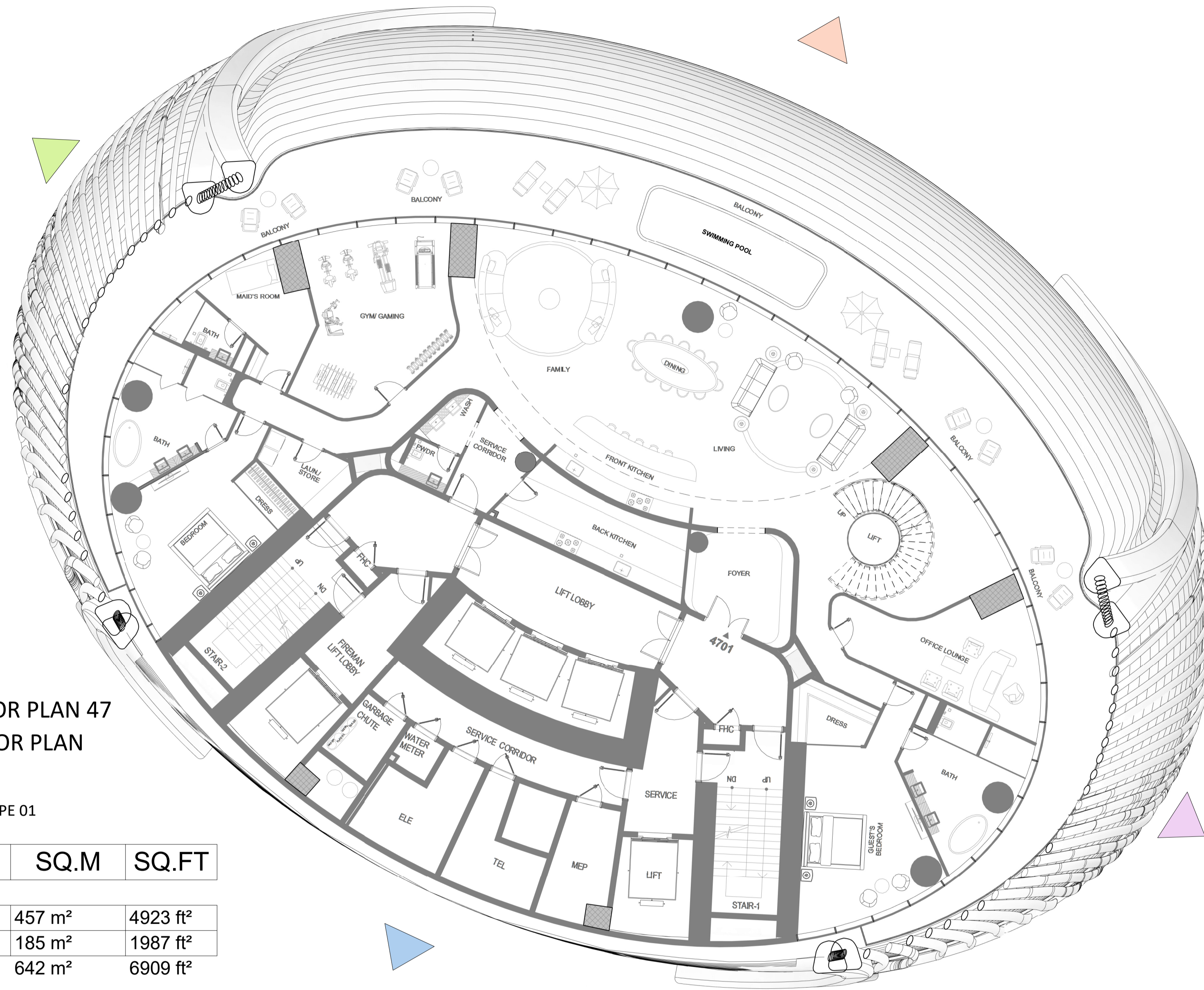


GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

■ PRIVATE POOL :

**Disclaimer:**  
 ■ The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.  
 ■ The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

# PENTHOUSE DUPLEX



## REIDENTIAL FLOOR PLAN 47 62ND LEVEL FLOOR PLAN

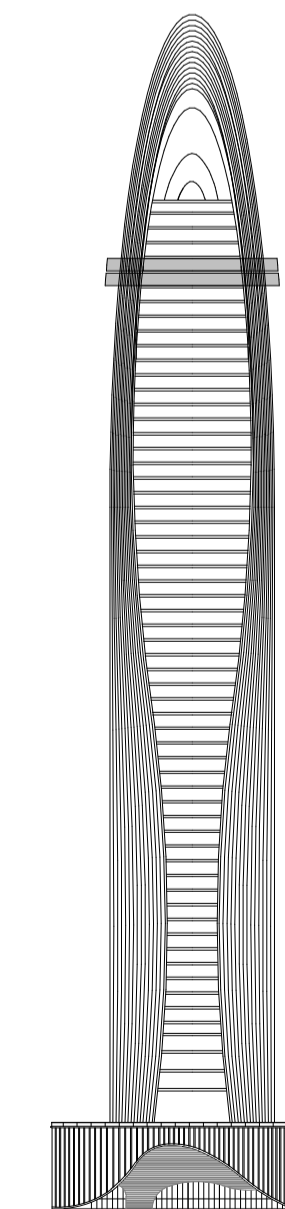
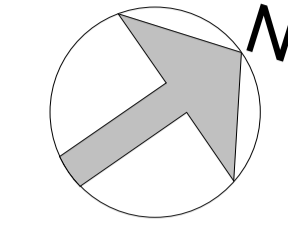
FLAT NUMBER | 01

PENTHOUSE DUPLEX / TYPE 01

AREA	SQ.M	SQ.FT
SUITE AREA	457 m <sup>2</sup>	4923 ft <sup>2</sup>
BALCONY AREA	185 m <sup>2</sup>	1987 ft <sup>2</sup>
TOTAL UNIT AREA	642 m <sup>2</sup>	6909 ft <sup>2</sup>

### VIEW ANALYSIS

- BURJ KHALIFA - BURJ KHALIFA DISTRICT
- BURJ KHALIFA DISTRICT
- WATER CANAL - AL ASAYEL STREET
- WATER CANAL - BUISINESS BAY



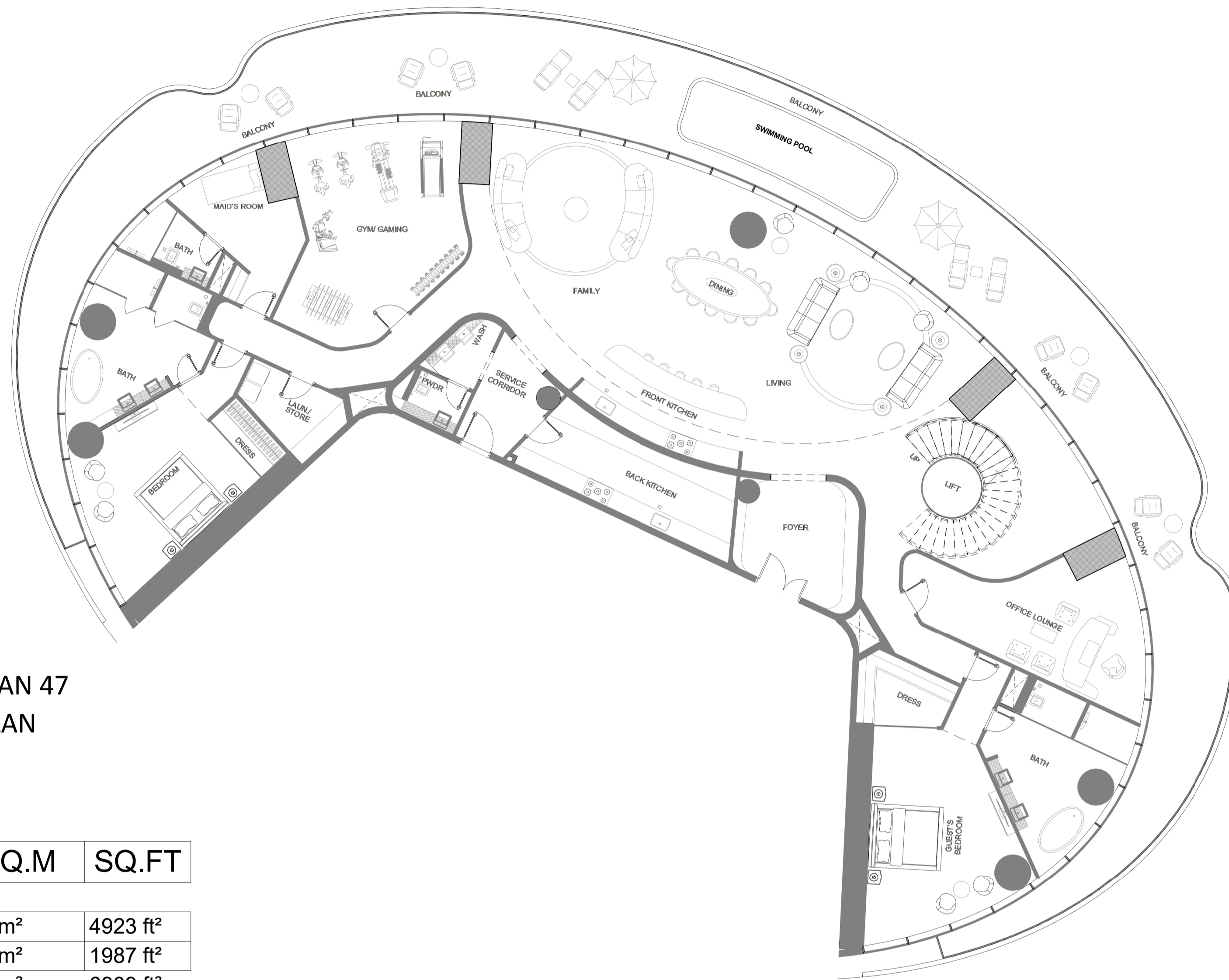
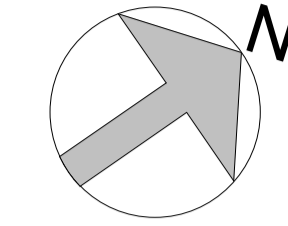
GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

### PRIVATE POOL :

#### Disclaimer:

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.

# PENTHOUSE DUPLEX



## RESIDENTIAL FLOOR PLAN 47 62ND LEVEL FLOOR PLAN

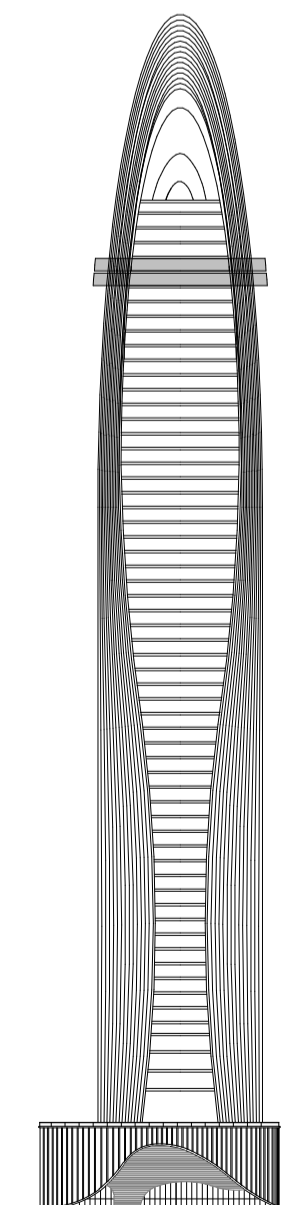
FLAT NUMBER | 01

PENTHOUSE DUPLEX / TYPE 01

AREA	SQ.M	SQ.FT
SUITE AREA	457 m <sup>2</sup>	4923 ft <sup>2</sup>
BALCONY AREA	185 m <sup>2</sup>	1987 ft <sup>2</sup>
TOTAL UNIT AREA	642 m <sup>2</sup>	6909 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
FAMILY LOUNGE	43 m <sup>2</sup>
LIVING	41 m <sup>2</sup>
GYM / GAMING	37 m <sup>2</sup>
STAIR LOBBY	32 m <sup>2</sup>
GUESTS BEDROOM	29 m <sup>2</sup>
DINING	28 m <sup>2</sup>
OFFICE LOUNGE	27 m <sup>2</sup>
BEDROOM	24 m <sup>2</sup>
BATH	20 m <sup>2</sup>
BATH	19 m <sup>2</sup>
BACK KITCHEN	18 m <sup>2</sup>
FOYER	14 m <sup>2</sup>
MAID'S ROOM	13 m <sup>2</sup>
PASSAGE	13 m <sup>2</sup>

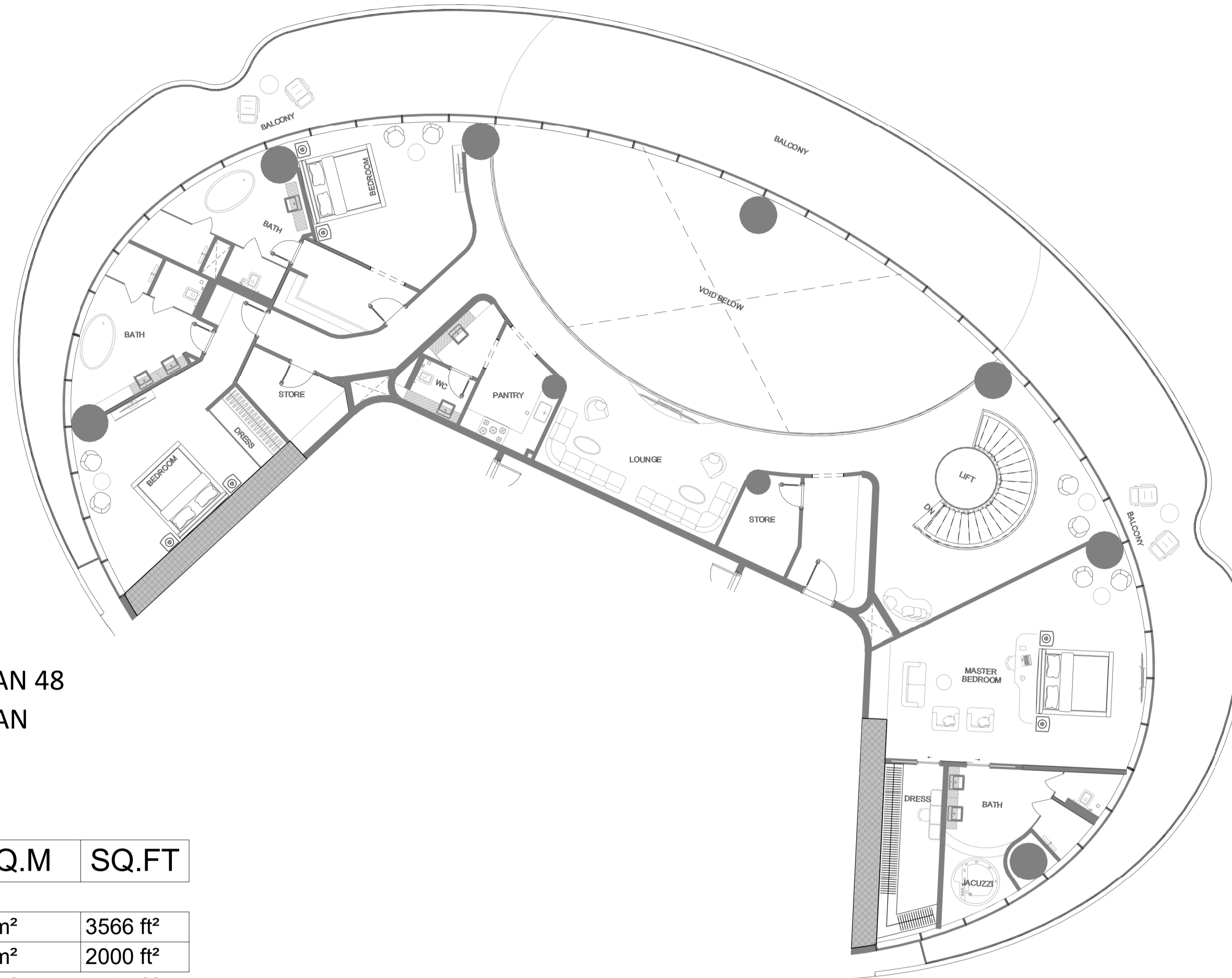
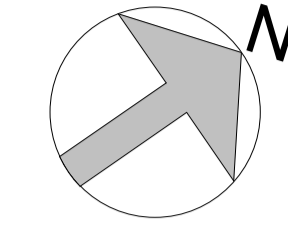
FLAT DESIGN COMPONENTS	
FRONT KITCHEN	12 m <sup>2</sup>
PASSAGE	8 m <sup>2</sup>
LAUN. / STORE	7 m <sup>2</sup>
SERVICE LOBBY	7 m <sup>2</sup>
DRESS	6 m <sup>2</sup>
BATH	5 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
LIFT	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
PWDR	3 m <sup>2</sup>
WASH	3 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

■ PRIVATE POOL :

**Disclaimer:**  
 ■ The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.  
 ■ The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.



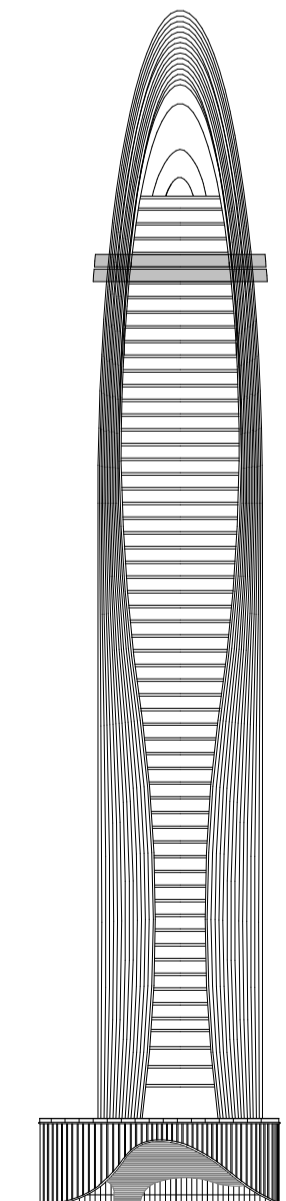
**REIDENTIAL FLOOR PLAN 48**  
**63RD LEVEL FLOOR PLAN**

FLAT NUMBER | 01  
PENTHOUSE DUPLEX / TYPE 01

AREA	SQ.M	SQ.FT
SUITE AREA	331 m <sup>2</sup>	3566 ft <sup>2</sup>
BALCONY AREA	186 m <sup>2</sup>	2000 ft <sup>2</sup>
TOTAL UNIT AREA	517 m <sup>2</sup>	5566 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
MASTER BEDROOM	49 m <sup>2</sup>
STAIR LOBBY	38 m <sup>2</sup>
BEDROOM	25 m <sup>2</sup>
LOUNGE	24 m <sup>2</sup>
BEDROOM	23 m <sup>2</sup>
PASSAGE	19 m <sup>2</sup>
BATH	18 m <sup>2</sup>
BATH	17 m <sup>2</sup>
BATH	16 m <sup>2</sup>
DRESS	11 m <sup>2</sup>
FOYER	9 m <sup>2</sup>
DRESS	8 m <sup>2</sup>

FLAT DESIGN COMPONENTS	
PANTRY	7 m <sup>2</sup>
Room	7 m <sup>2</sup>
STORE	6 m <sup>2</sup>
LOBBY	5 m <sup>2</sup>
PASSAGE	5 m <sup>2</sup>
DRESS	3 m <sup>2</sup>
LIFT	3 m <sup>2</sup>
WASH	3 m <sup>2</sup>
WC	3 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

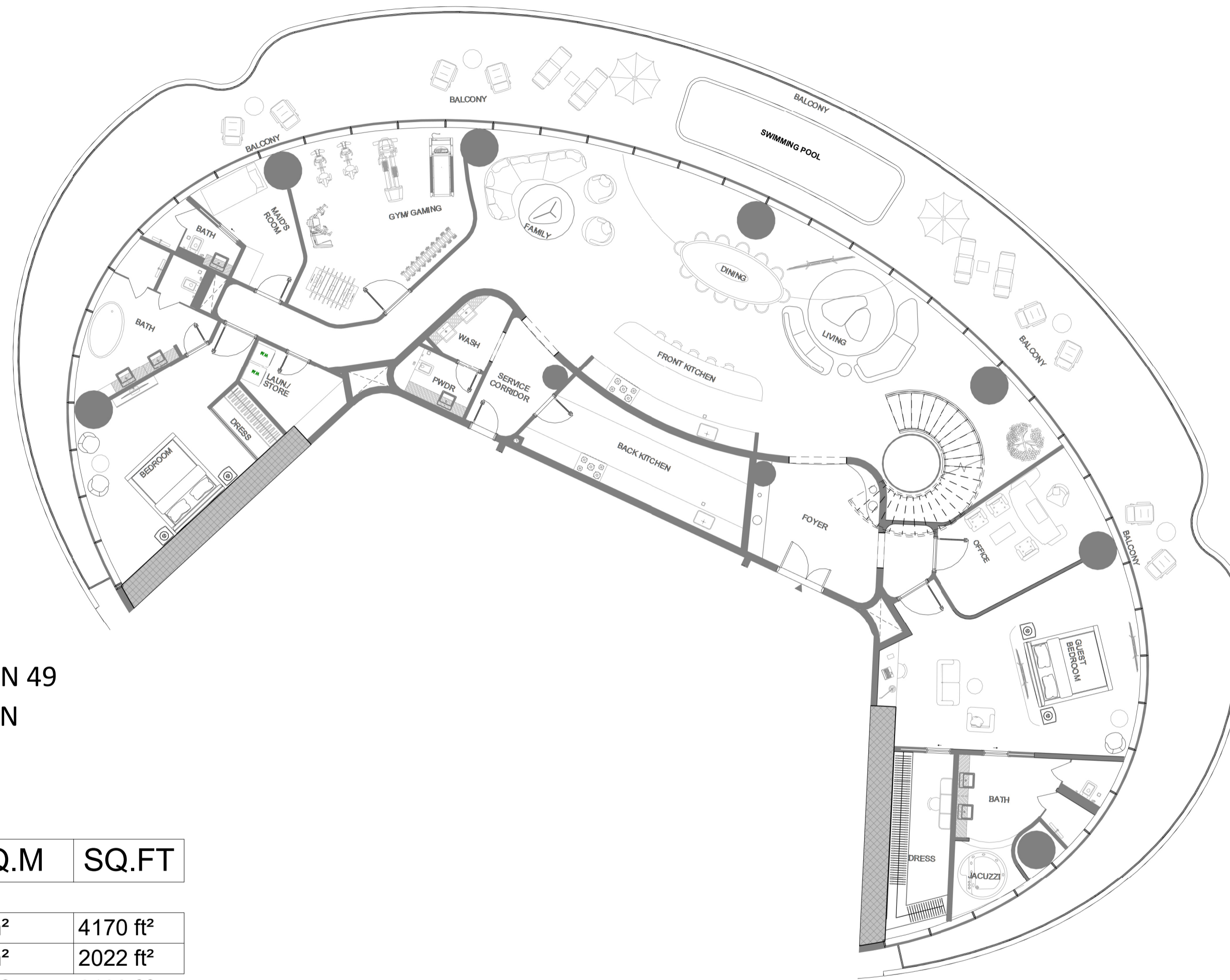
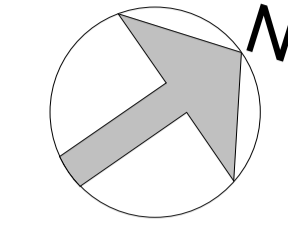
**Disclaimer:**

- The mentioned areas are approximate and may be subject to minor modifications upon completion of finishing and installation of services.
- The specific brands of finishing materials, sanitary ware, and appliances are subject to market availability, and equivalent alternatives may be provided as necessary.





# PENTHOUSE TRIPLEX



## REIDENTIAL FLOOR PLAN 49 64TH LEVEL FLOOR PLAN

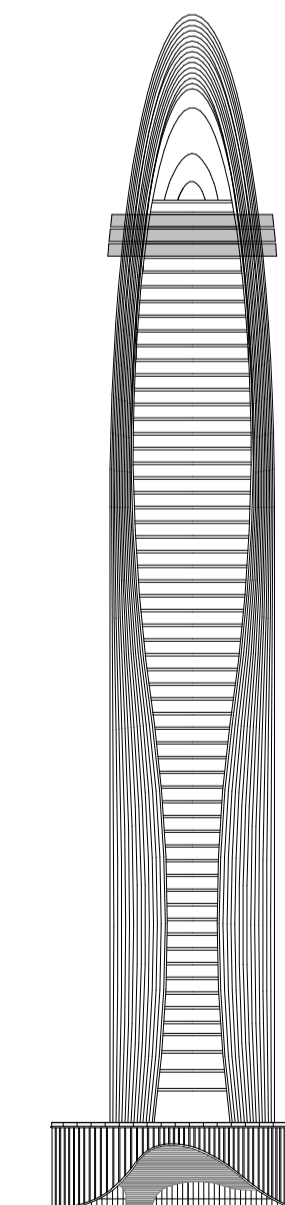
FLAT NUMBER | 01

PENTHOUSE TRIPLEX / TYPE 01

AREA	SQ.M	SQ.FT
SUITE AREA	387 m <sup>2</sup>	4170 ft <sup>2</sup>
BALCONY AREA	188 m <sup>2</sup>	2022 ft <sup>2</sup>
TOTAL UNIT AREA	575 m <sup>2</sup>	6192 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
GUEST BEDROOM	41 m <sup>2</sup>
FAMILY	35 m <sup>2</sup>
GYM / GAMING	29 m <sup>2</sup>
LIVING	25 m <sup>2</sup>
BEDROOM	22 m <sup>2</sup>
STAIR LOBBY	22 m <sup>2</sup>
DINING	21 m <sup>2</sup>
BACK KITCHEN	17 m <sup>2</sup>
BATH	17 m <sup>2</sup>
OFFICE	17 m <sup>2</sup>
BATH	15 m <sup>2</sup>
FOYER	14 m <sup>2</sup>
FRONT KITCHEN	12 m <sup>2</sup>
PASSAGE	12 m <sup>2</sup>

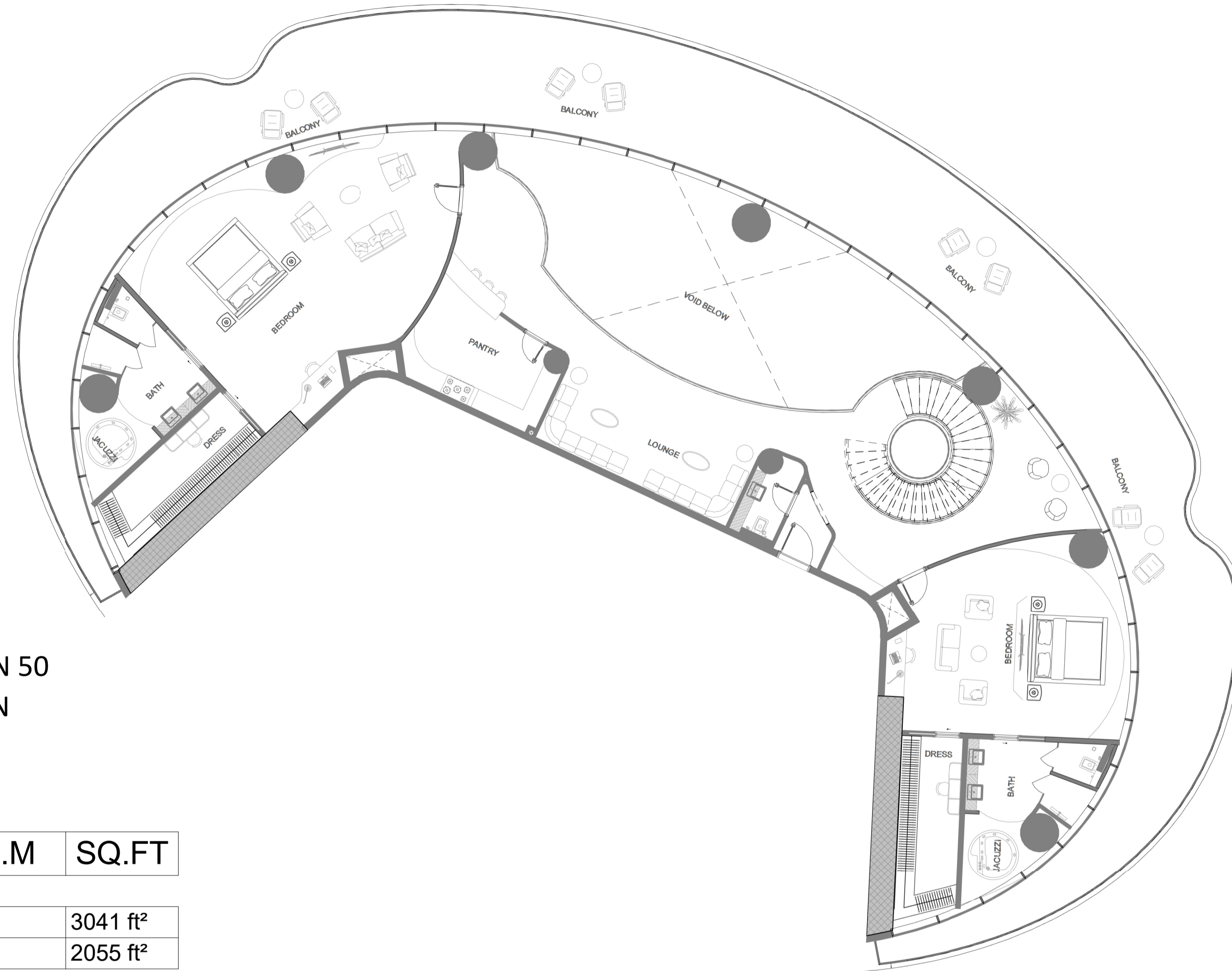
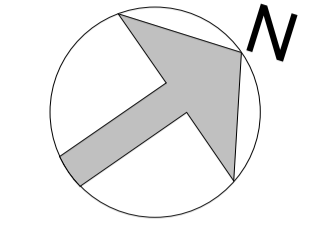
FLAT DESIGN COMPONENTS	
DRESS	11 m <sup>2</sup>
MAID'S ROOM	9 m <sup>2</sup>
LAUN. / STORE	6 m <sup>2</sup>
SERVICE LOBBY	6 m <sup>2</sup>
BATH	4 m <sup>2</sup>
PWDR	4 m <sup>2</sup>
WASH	4 m <sup>2</sup>
LIFT	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
LOBBY	3 m <sup>2</sup>
DRESS	2 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

■ PRIVATE POOL :

**Disclaimer:**  
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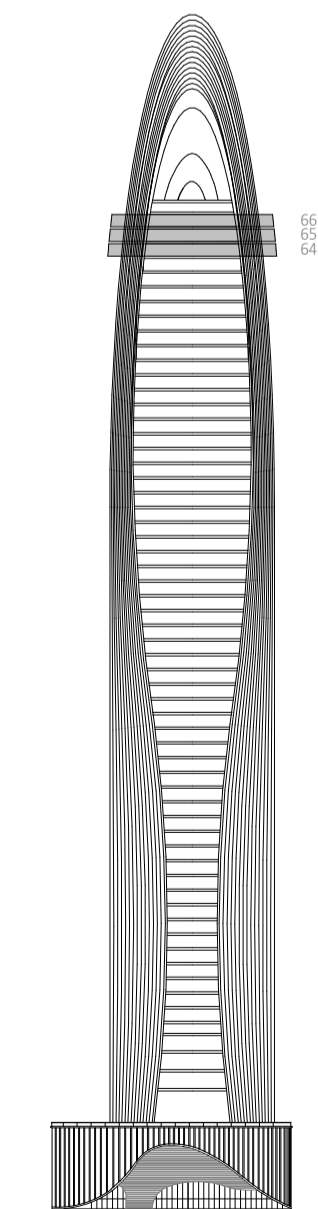


**REIDENTIAL FLOOR PLAN 50  
65TH LEVEL FLOOR PLAN**

FLAT NUMBER | 01  
PENTHOUSE TRIPLEX / TYPE 01

AREA	SQ.M	SQ.FT
SUITE AREA	283 m <sup>2</sup>	3041 ft <sup>2</sup>
BALCONY AREA	191 m <sup>2</sup>	2055 ft <sup>2</sup>
TOTAL UNIT AREA	473 m <sup>2</sup>	5097 ft <sup>2</sup>

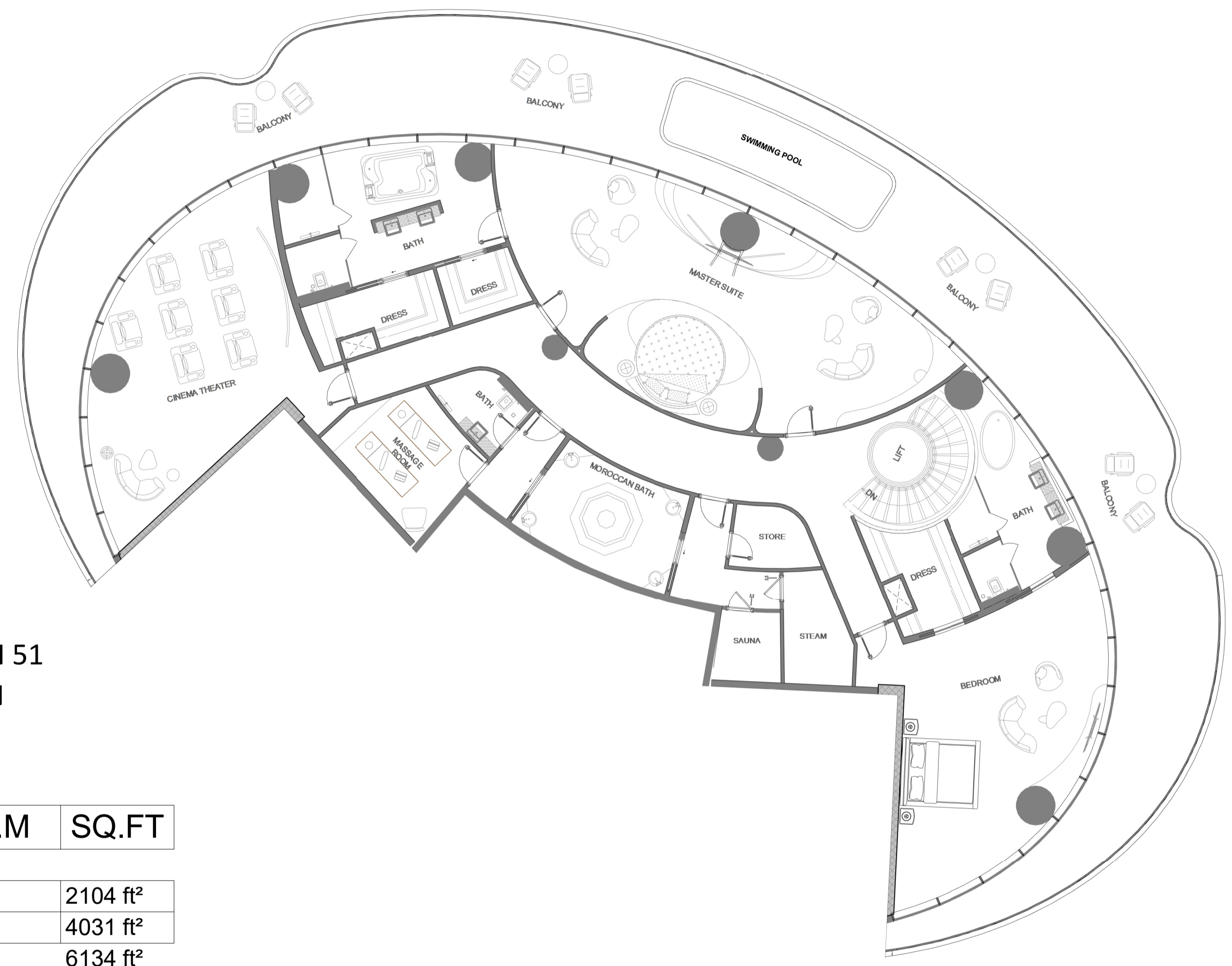
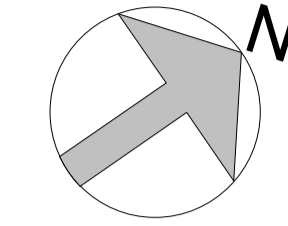
FLAT DESIGN COMPONENTS	
BEDROOM	62 m <sup>2</sup>
BEDROOM	40 m <sup>2</sup>
STAIR LOBBY	40 m <sup>2</sup>
LOUNGE	24 m <sup>2</sup>
BATH	15 m <sup>2</sup>
BATH	15 m <sup>2</sup>
PANTRY	14 m <sup>2</sup>
PASSAGE	13 m <sup>2</sup>
DRESS	11 m <sup>2</sup>
DRESS	11 m <sup>2</sup>
FOYER	3 m <sup>2</sup>
LIFT	3 m <sup>2</sup>
WC	3 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

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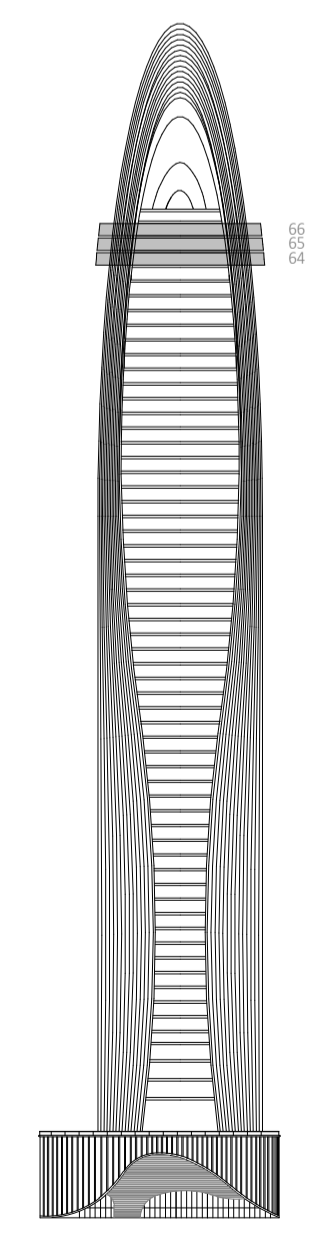
**REIDENTIAL FLOOR PLAN 51**  
**66TH LEVEL FLOOR PLAN**

FLAT NUMBER | 01

PENTHOUSE TRIPLEX / TYPE 01

AREA	SQ.M	SQ.FT
BALCONY AREA	195 m <sup>2</sup>	2104 ft <sup>2</sup>
SUITE AREA	374 m <sup>2</sup>	4031 ft <sup>2</sup>
TOTAL UNIT AREA	570 m <sup>2</sup>	6134 ft <sup>2</sup>

FLAT DESIGN COMPONENTS	
MASTER SUITE	76 m <sup>2</sup>
BEDROOM	51 m <sup>2</sup>
CINEMA THEATER	51 m <sup>2</sup>
PASSAGE	34 m <sup>2</sup>
BATH	25 m <sup>2</sup>
BATH	16 m <sup>2</sup>
MOROCCAN BATH	14 m <sup>2</sup>
MASSAGE ROOM	13 m <sup>2</sup>
STAIR LOBBY	12 m <sup>2</sup>
DRESS	7 m <sup>2</sup>
DRESS	7 m <sup>2</sup>
LOBBY	6 m <sup>2</sup>
STEAM	6 m <sup>2</sup>
BATH	5 m <sup>2</sup>
DRESS	4 m <sup>2</sup>
LOBBY	4 m <sup>2</sup>
SAUNA	4 m <sup>2</sup>
STORE	4 m <sup>2</sup>
LIFT	3 m <sup>2</sup>



GENERAL FINISHES:	
Flooring:	Travertine Stone or equivalent / Walnut Wood / Gaya Marble or equivalent / High Grade Marble / Black Glass/Black Steel
Skirting:	Travertine Stone or equivalent / Walnut Wood
Wall:	Travertine Stone cladding / Walnut wood panel/ Fluted Walnut Wood Panel / Fluted Travertine Stone or equivalent / Chrome + Trim /Stucco Decorative Paint or equivalent /Glossy Black Mirror / Fabric + Leather covering or equivalent / Gaya Marble / High Grade Marble / Screen
Ceiling:	Suspended Gypsum board in emulsion paint finish / Stainless steel patterns /Chrome / Screen / Black Glass
Terrace:	Composite decking
KITCHEN & APPLIANCES	
Cabinets:	Walnut wood cabinets, chrome trims, sandwich glass cabinets, Fluted walnut wood cabinet
Countertop:	Black Glass / Travertine Stone or equivalent
Back Splash:	Travertine Stone or equivalent
Sink:	Miele, Gaggenau, Bosche, Viking or equivalent.
Fridge:	Miele, Gaggenau, Bosche, Viking or equivalent.
Dish Washer:	Miele, Gaggenau, Bosche, Viking or equivalent.
Microwave:	Miele, Gaggenau, Bosche, Viking or equivalent.
Oven:	Miele, Gaggenau, Bosche, Viking or equivalent.
Ice Maker:	Miele, Gaggenau, Bosche, Viking or equivalent.
BATHROOM SPECIFICATIONS:	
Flooring:	Travertine Stone or equivalent
Skirting:	Travertine Stone or equivalent
Wall:	Travertine Stone or equivalent / Mirror / Chrome Trim
Ceiling:	Suspended Gypsum board in emulsion paint finish
Washbasin:	Built in Travertine stone sink or equivalent
WC:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Shower box:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Bathtub:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
Jacuzzi:	Duravit, Kohler, Hansgrohe, Grohe, Dorn Bracht or equivalent
GENERAL SPECIFICATIONS:	
Door Materials:	Wood
Doors...	Steel / Chrome
Wardrobes...	Walnut Wood / Clear Glass / Black Glass
Wardrobes...	Steel / Chrome

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