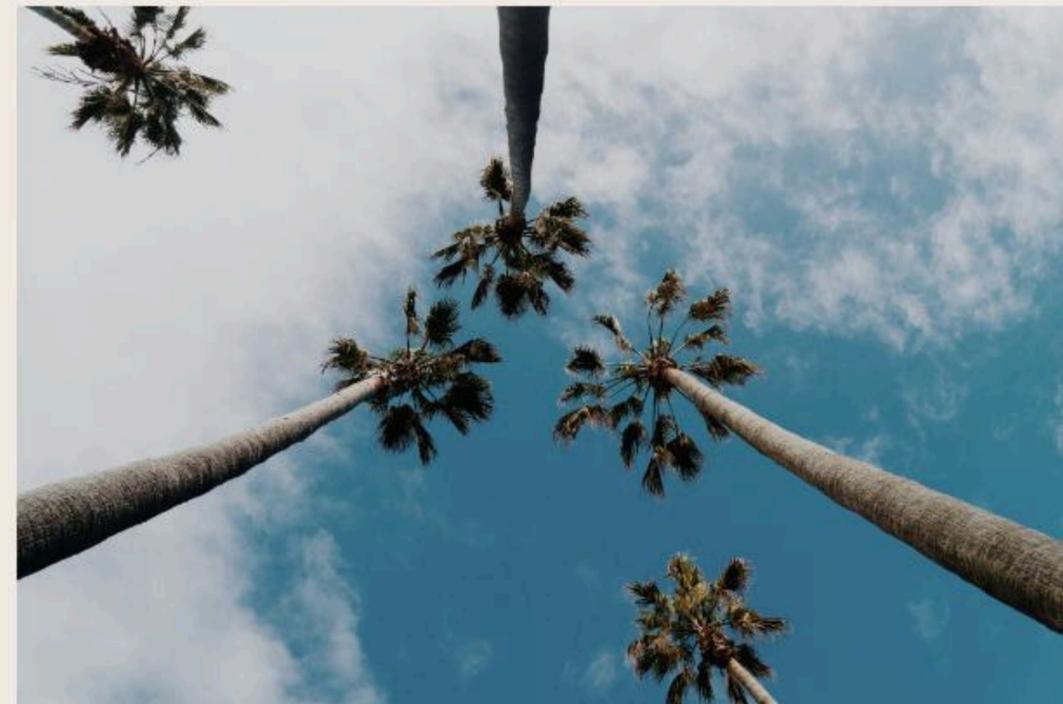




HOUSE OF **WELL**[®]

Well Vision
Project Vision
Well Concept
Well Promise
Location
Project Highlights
Architecture Design
Amenities
Apartments



Project Vision

“HOUSE of WELL” is not just a residence, but a premium clubhouse format community where individuals experience physical, mental, and emotional well-being.



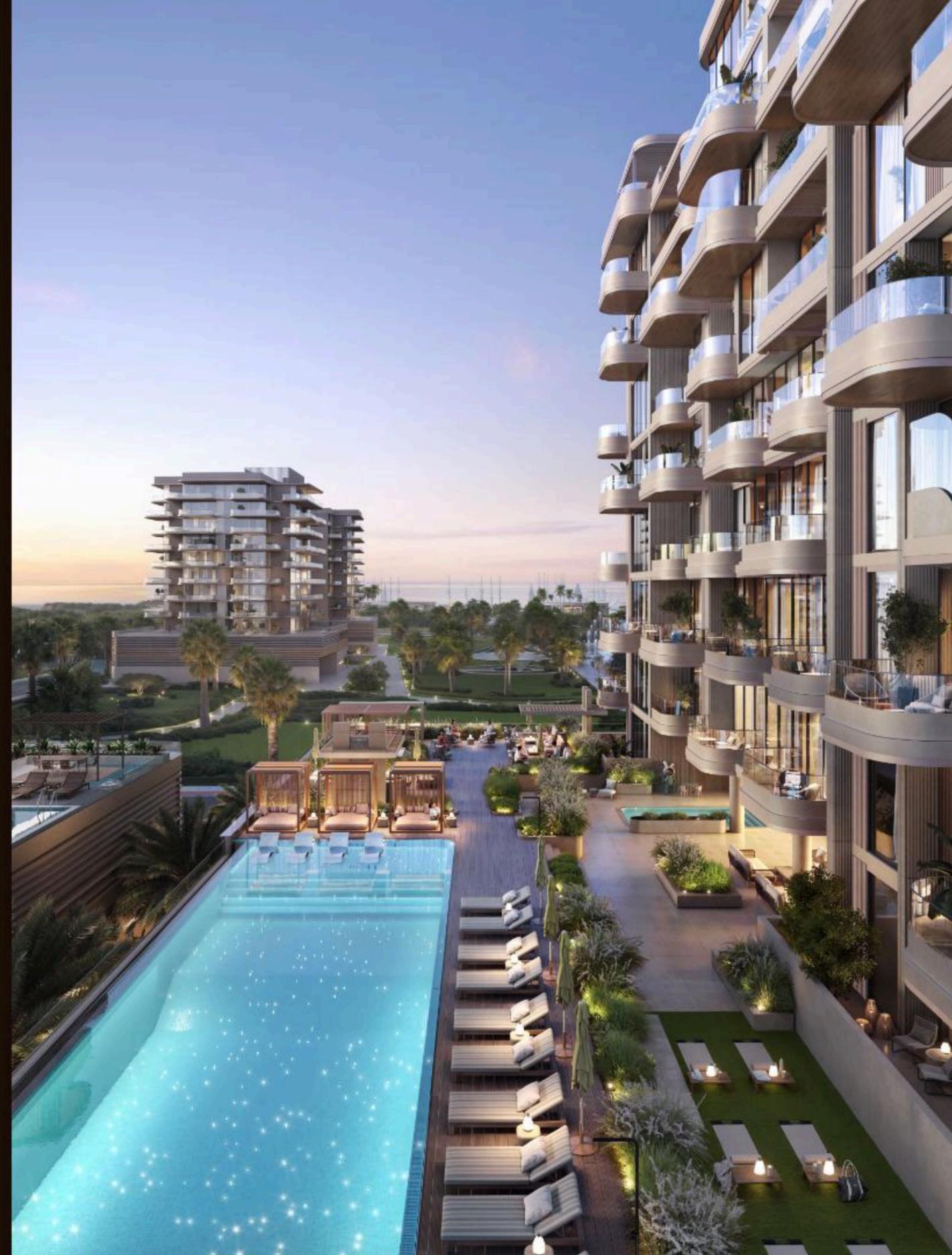


CLUBHOUSE concept — is a whole philosophy of existence, aimed at maximum comfort and WELL-being of its residents.

We create a concept of living WELL

The clubhouse is the lifestyle hub of any modern residential community.

It's where hospitality meets everyday living — combining co-working spaces, wellness zones, lounges, and social areas under one beautifully designed roof. Less formality, more intentional living.



Concept

01

Unique Architecture

WELL thought and sophisticated architecture, perfectly connected to its surroundings.

02

Exclusive Apartments

A boutique approach to property development, so that everyone enjoys privacy and exclusivity.

03

WELLness Center

Everything to keep you well: physically and mentally – fitness, lounge, spa and relaxation

04

Multifunctional Layouts

Every square meter has its purpose. The apartments are thoroughly crafted with ergonomic layouts that enhance functionality.

05

WELL-maintained Territory

Our residence is a sanctuary and we maintain the environment so that it meets the requirements of being called like that every day.

06

Modern Engineering Solutions

Clubhouses embrace “smart house” technologies, two-stage air and water purification, and beach transfer via electric-friendly baggies.

07

Dual Entrance Solutions

A grand lobby and private access to villas.

08

Management Company Oversight

All the maintenance processes are executed by a managing company.



Well Promise

Where wellness meets design,
and every line, texture, and light
is drawn with purpose — this is
where your new home begins.

Dubai Island



Why Invest in Central Island (A):

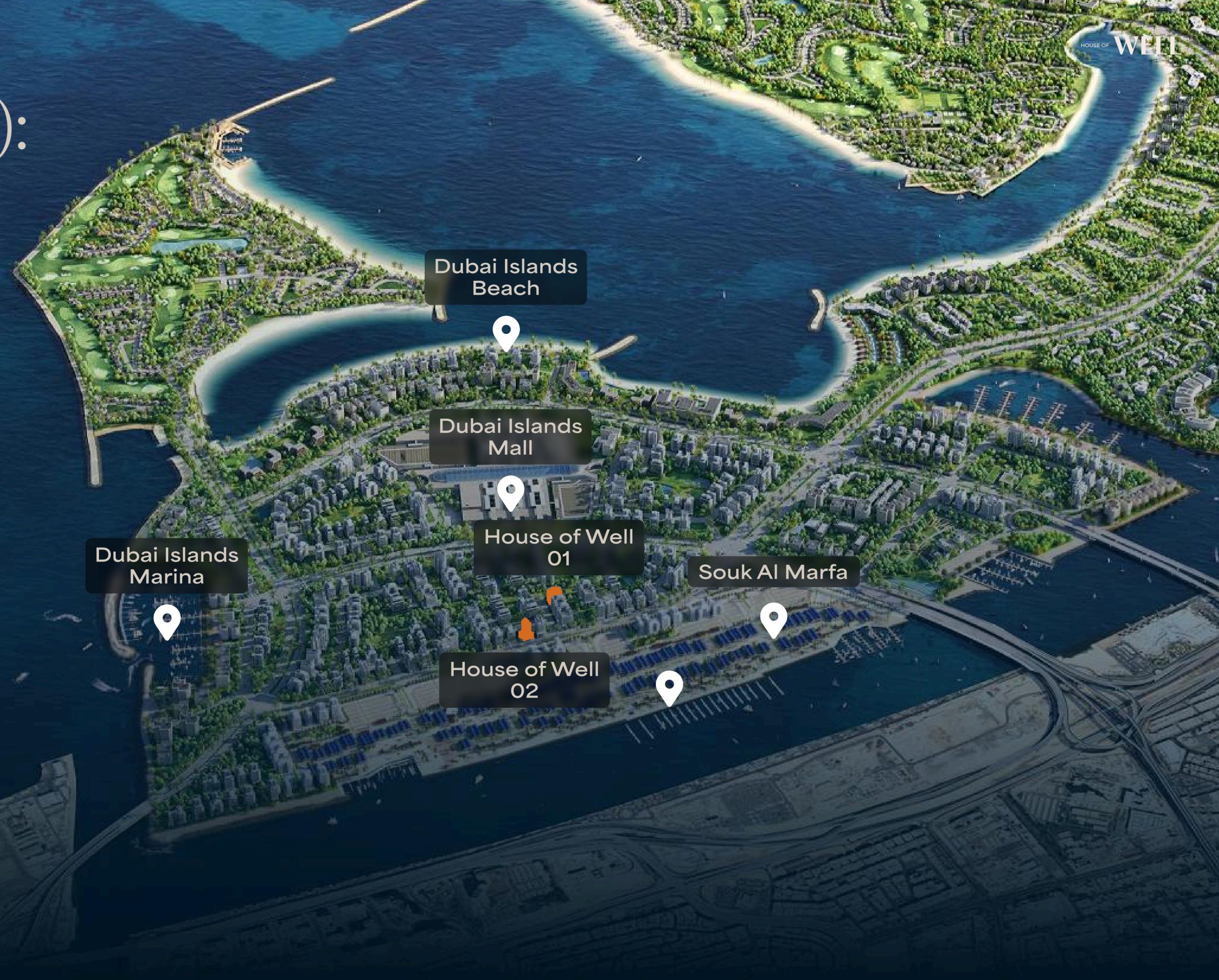
Part of Dubai Master Plan 2040

Prime location with easy access to the airport and business center

Last waterfront plot with direct sea access

Hotspot for global investors

Island resort living: 86 hotels, 21 km coastline, 9 marinas



Location and Accessibility

Ease of Convenience:
Seamless access to Dubai's
key destinations

| | | |
|-----------------------|---|--------|
| Dubai Islands Mall |  | 03 min |
| Dubai Islands Beach |  | 05 min |
| Dubai Islands Marina |  | 07 min |
| International Airport |  | 15 min |
| Dubai Frame |  | 20 min |
| DIFC |  | 25 min |
| Burj Khalifa |  | 30 min |





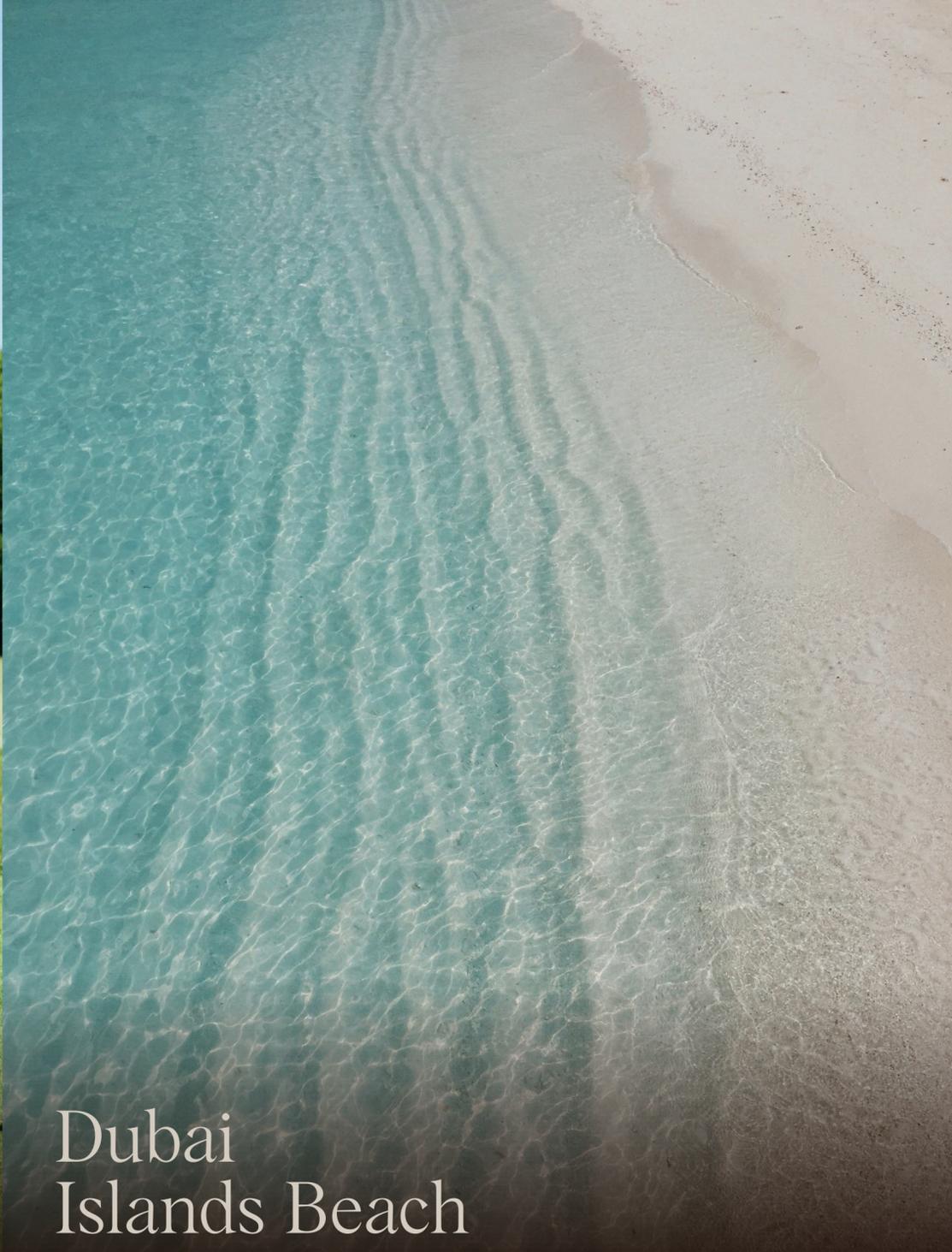
9 Luxurious Marinas

1,300 berths, high-end maritime and technical facilities, and flawless security, designed for all types of residential and commercial yachts and ships as they navigate the Arabian Gulf.



2 Golf Courses

A stunning 9-hole and a beautifully designed 18-hole course, each providing the challenging conditions for an invigorating round and an improved swing.



Dubai Islands Beach

Luxury retail, exquisite fine dining experiences, lively and inviting coffee shops, and a vibrant array of entertainment options to suit every taste and occasion.



Project Highlights

HOUSE OF WELL[®]

30

1 BR

34

2 BR

5

3 BR

4

Podium Villas

4

Penthouses

10

Floors

120

Parking Spaces

77

No of Apartments

2027

Q1 Completion

Architecture Design. Concept

Architecture and exterior are the face of the building. That's why we have combined modern sophistication and timeless aesthetics emphasizing luxury living.

The facade's intricate design features a unique combination of glass, refined details, and natural textures. These characteristics create a striking visual identity while seamlessly.



Materials & Aesthetic

In every joint,
a gesture.
In every surface,
a story.

Natural stone and
wood meet the rhythm
of the landscape —
grounded, effortless,
quietly bold.



The Amenities



Well Facilities

01

Elegant
Lobby

02

Fitness &
Recreation Zones

03

Smart Engineering
Systems

04

Spa
& Wellness

05

Pool Podium

06

Kids Zone

07

Relax Zone

08

Concierge

09

Valet

10

Tea Lounge



Main Lobby

The lobby is the first area that greets every guest. Thus, the place be presentable and welcoming, where you can either pass by or stop for a pleasant chat with a neighbor.

That's why we've designed a spacious welcome area with a concierge desk, along with large waiting areas that can become your meeting spots with like-minded individuals.

This luxurious interior opens up to beautiful outdoor landscapes through panoramic windows. However, we haven't forgotten about security – access to the residences is only possible via high-speed elevators with private card access.





Gym

To maintain a healthy lifestyle, you are fully equipped at the clubhouse! Get toned in the open CrossFit area, relieve stress in a 150 sq m gym.

HOUSE OF WELL[®]





Tea Lounge

Your HOUSE of WELL is where you can build connections without leaving home. For this purpose, on Level P2, we meticulously crafted a cozy tea lounge that sets an inviting atmosphere, and where relaxation and productivity converge





Pool Podium

Experience our beautifully designed pool, illuminated by thousands of lights like the night sky—complete with aesthetic sunbeds and thoughtfully crafted relaxation zones by the water.







Relax Zone

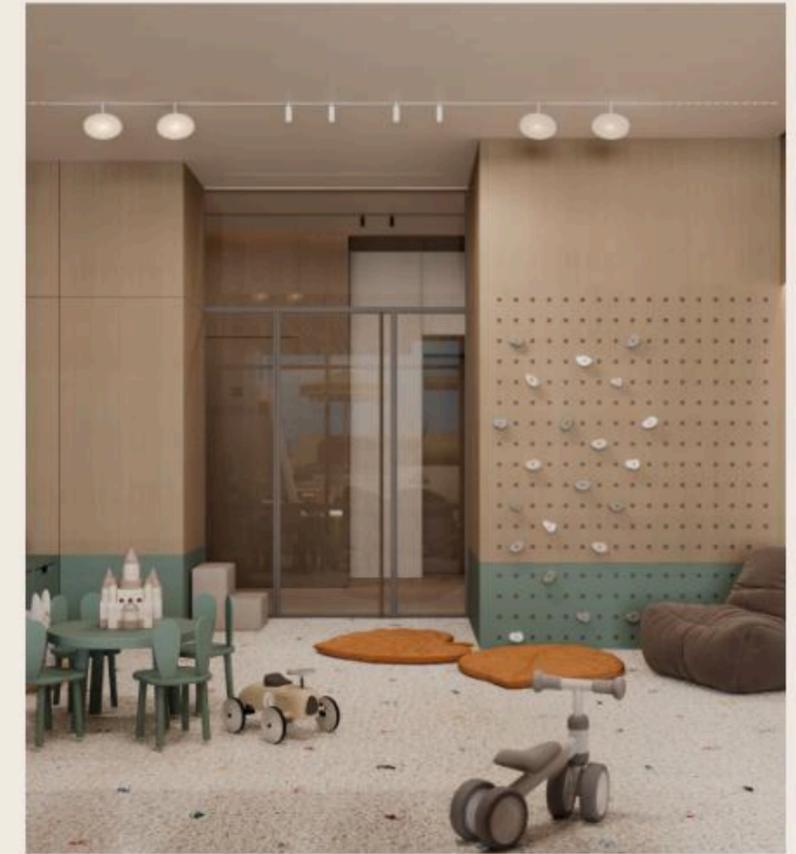
A quiet retreat
within your own walls.

The Relax Zone is crafted for stillness – with soft lighting, natural materials, and serene design that invites pause. Whether it's a moment of meditation, reading, or simple calm, this space offers balance and breath in the rhythm of daily life.

HOUSE OF WELL[®]







Kids Zone

A space where
imagination
runs free.

Designed with safety, softness, and
creativity in mind. Natural textures
and open layouts reflect timeless
design and family comfort.





The Apartments

HOUSE OF WELL

1 BR: 752 sq.ft - 961 sq.ft

2 BR: 1238 sq.ft - 2616 sq.ft

3 BR: 1776 sq.ft - 1884 sq.ft

PODIUM VILLAS: 1991 sq.ft - 2110 sq.ft

PENTHOUSES: 2508 sq.ft - 2788 sq.ft



1/2/3 bedroom

Discover a collection of 1, 2, and 3-bedroom residences designed for effortless living. Each apartment embraces a clean, contemporary aesthetic with a warm natural palette, soft tones, and refined finishes.

HOUSE OF WELL[®]







1/2/3 bedroom

From open-plan layouts to interiors crafted with natural materials, every detail is considered to bring comfort, calm, and timeless elegance to your everyday life.

HOUSE OF WELL[®]







Podium Villas

Introducing the Podium Villas
— a private world within the
House of WELL.

HOUSE OF WELL

Blending refined elegance with timeless European design, each home is crafted to feel expansive, sophisticated, and deeply personal – a sanctuary above the city, yet intimately connected to it.



Podium Villas

Blending refined elegance with timeless European design, each home is crafted to feel expansive, sophisticated, and deeply personal – a sanctuary above the city, yet intimately connected to it.

HOUSE OF WELL







Penthouses

The most elegant residences
— spacious, private terraces,
and personal jacuzzi.

HOUSE OF WELL[®]

Every detail, from layout to finish, reflects quiet luxury and architectural grace — a rare balance of openness, privacy, and timeless design.





Penthouses

At the very top of the House of WELL,
the penthouses redefine elevated living.

HOUSE OF WELL[®]

These are the most elegant residences in the building – expansive in space, wrapped in private terraces, and complete with their own jacuzzi for ultimate retreat.



