

AMRA

INTEGRATIVE WELLNESS RESORT



AMRA

The World's First Integrative Wellness Resort





Global Wellness
Tourism is
projected to
reach **\$1.4
TRILLION**
BY 2027,
growing
16.6% annually
since 2023

The Opportunity That Inspired AMRA

Today, even the simplest human needs have a price: clean water, peace of mind, and moments of stillness with ourselves. Families spend heavily on staycations and wellness getaways just to reconnect, recharge, and breathe. Yet on the other side, not everyone can afford to move away from crowded metropolitan cities or maintain second homes just to experience calmness and peace.

This demand has fueled the rise of Global Wellness Tourism, going to be \$1.399 trillion by 2027 with an annual growth rate of 16.6% since 2023. Around the world, people are striving for longevity, searching for cleaner air for their children, and yearning for a place where they can experience inner peace.

UTOPIA

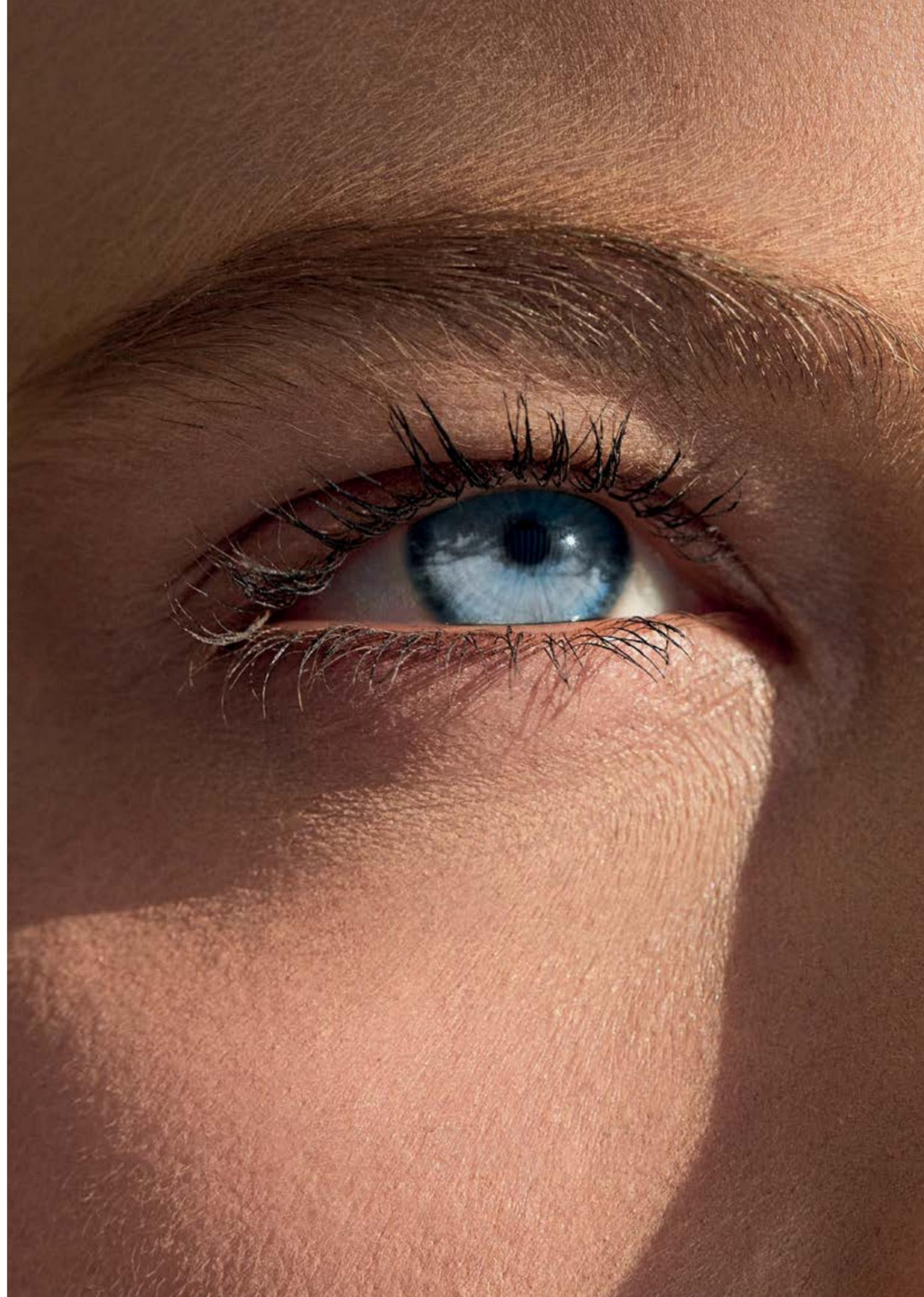
AMRA'S VISION

AMRA is a thoughtfully curated integrative wellness development at a strategic location in Umm Al Quwain - a region recognized as a Blue Carbon Zone.

It fuses hospitality-grade services with wellness-focused residential living across three sea-facing towers of fully serviced apartments.

Whether as your first home or a second sanctuary, AMRA offers an experience that today's world is thriving for with high demand from those seeking wellness-driven retreats, short-term rentals, and staycations.

AMRA delivers wellness & longevity-focused living, investor-friendly operations (in-room dining, app-enabled short-stay management, concierge), and sustainability, at a globally rare lagoon setting.





KEY FOCUS

Wellness & Longevity
+ Neo-Luxury + Sustainability

A Lifestyle Designed on the 7 Pillars of Integrative Wellness



AMRA

The 7 pillars of INTEGRATIVE WELLNESS

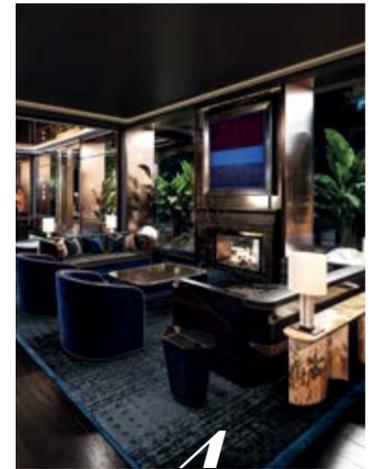
1
MENTAL
& EMOTIONAL
WELLNESS



2
PHYSICAL
WELLNESS



3
SPIRITUAL
WELLNESS



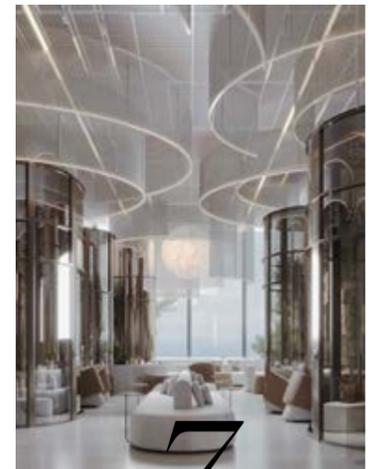
4
SOCIAL
WELLNESS



5
INTELLECTUAL
WELLNESS



6
ENVIRONMENTAL
WELLNESS



7
OCCUPATIONAL &
FINANCIAL
WELLNESS

Every Corner in the Resort has a Sea View







FULLY FURNISHED
& SERVICED APARTMENTS

*With access to 688,000 sq. ft
dedicated area for wellness*

70/30 Payment Plan with
3 Years Post Handover Period

Delivery By Q4, 2029

[GROUND FLOOR]

Wellness Amenities in Stats

148,424

SQ.FT
(AMENITY-ONLY)

Ground Floor

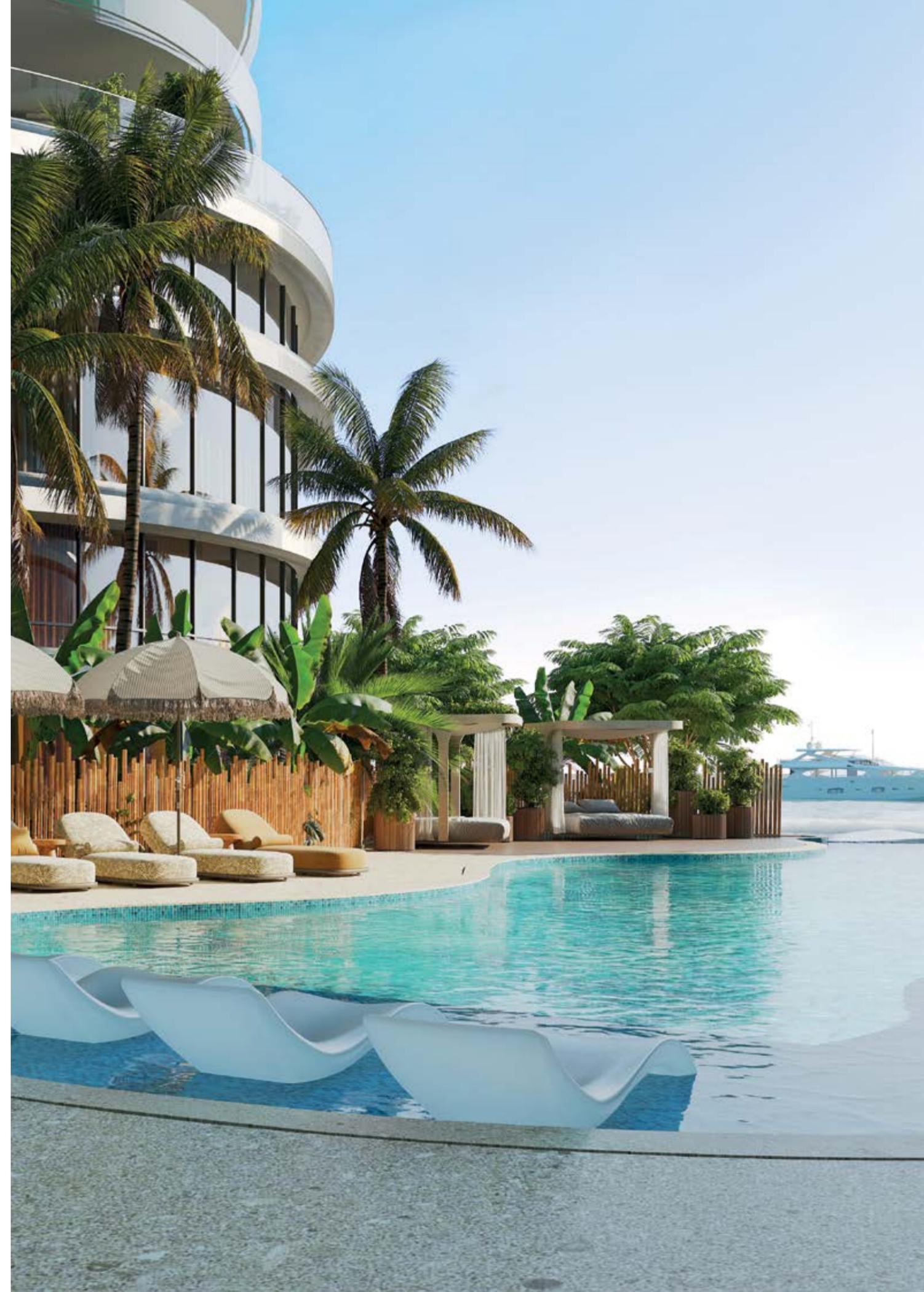
1. Multiple vehicular & pedestrian drop-offs; stroller-friendly paths
2. Entrance lobby with featured sculptures & water features; cascading pools
3. All Day Dining restaurant
4. Isabella Restaurant
5. Hunter & Barrel Restaurant
6. Organic Super Market
7. Art Gallery
8. Pharmacy

142,625

SQ.FT

Outdoor Ground Amenities

1. Landscaped green buffers to create privacy and reduce heat gain.
2. Adult Infinity Pool with seamless lagoon horizon views.
3. Dedicated Kids' Pool with safe, shaded edges.
4. Pool Decks
5. Expansive sun decks with loungers
6. Cabanas
7. Relaxation pods
8. Social Sitting
9. Dining Zones
10. BBQ area
11. Kids' play zones
12. Organic pathways leading to lagoon-side viewing decks
13. Drought-resistant planting strategy ensuring year-round greenery
14. Water cascades and shaded seating to cool microclimate naturally.



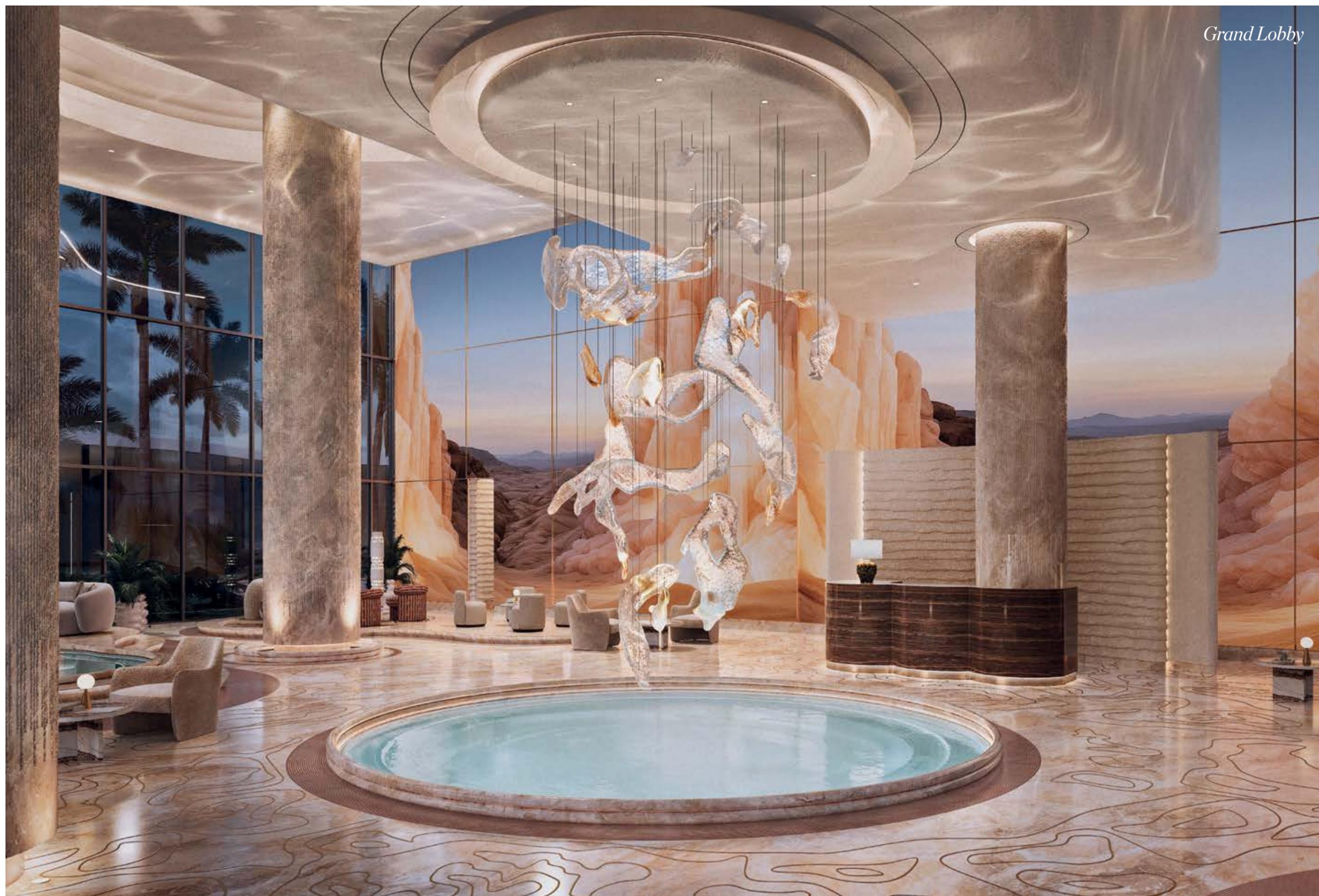
First Light

[GROUND FLOOR]

*An opening of elegance, the threshold
into Amra's world of wellness*



Grand Lobby



Hallway Passage + Grand Lobby





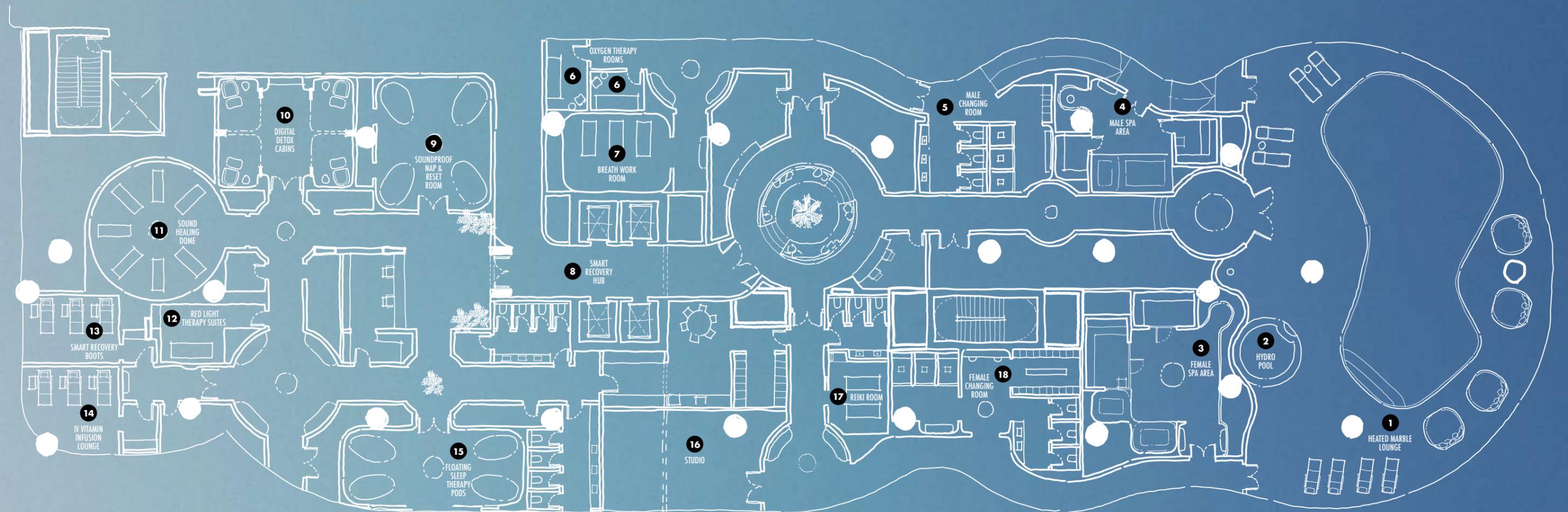
New Moon

[WELLNESS & LONGEVITY ZONE]

*Where wellness treatments offer a new beginning,
a hub for revitalisation, longevity and vitality*

[MEZANINE FLOOR]

TOWER D



22,604

SQ.FT

- 1. Heated Marble Lounge
- 2. Hydro Pool
- 3. Female Spa Area
- 4. Male Spa Area
- 5. Male Changing Room
- 6. Oxygen Therapy Rooms
- 7. Breath Work Room
- 8. Smart Recovery Hub
- 9. Soundproof Nap & Reset Room
- 10. Digital Detox Cabins
- 11. Sound Healing Dome
- 12. Red Light Therapy Suites
- 13. Smart Recovery Boots
- 14. Iv Vitamin Infusion Lounge
- 15. Floating Sleep Therapy Pods
- 16. Studio
- 17. Reiki Room
- 18. Female Changing Room



Red Light Therapy Room

Spa Pool



Female Spa Treatment Room







Sound Healing Dome

Soundproof Nap & Reset Room







Female Changing Room



Floating Sleep Therapy Pods

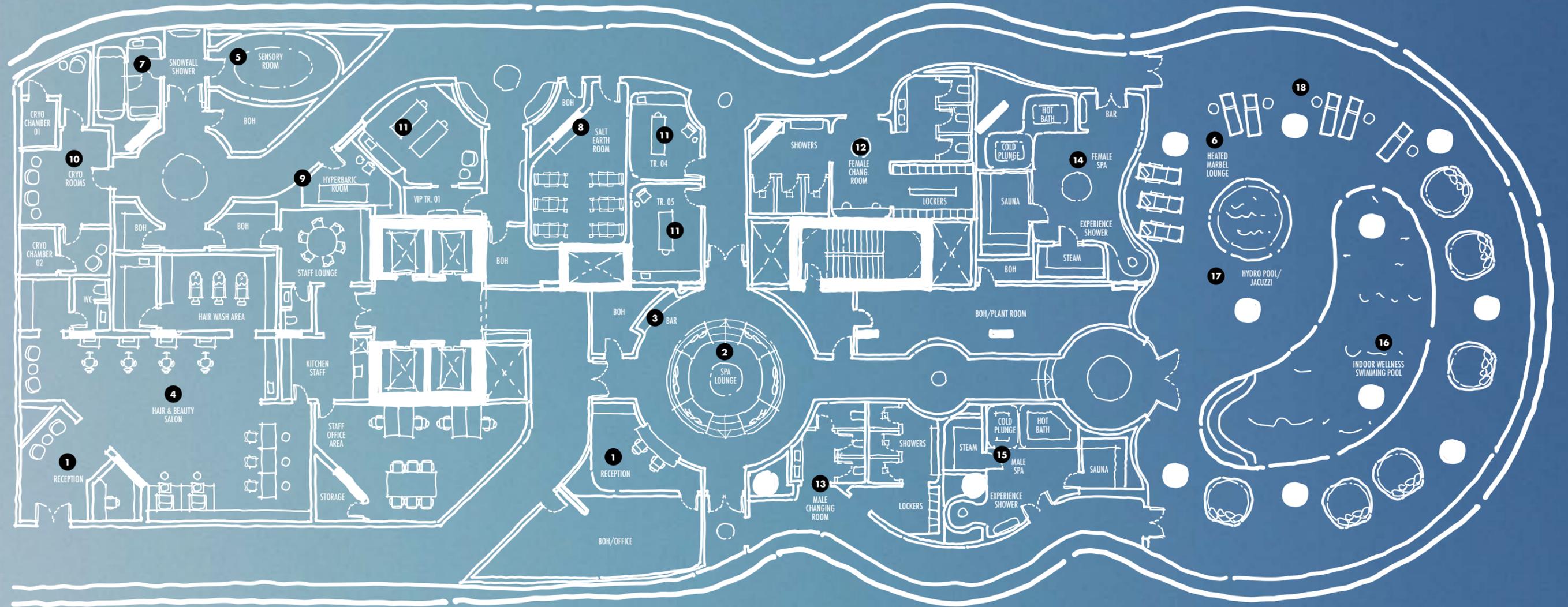




Spa Reception



TOWER A



18,817.49

SQ.FT

ZONE A Reception & Beauty Salon

1. Reception
2. Spa lounge for pre/post treatment relaxation
3. Wellness bar for teas, infusions, and supplements
4. Full-service Beauty Salon

ZONE B Treatment

5. Sensory Room for guided meditation
6. Heated marble loungers
7. Snow Shower
8. Salt Earth Room
9. Hyperbaric Room
10. Cryo Rooms
11. Massage room

ZONE C Hydrotherapy

12. Female Changing Room
13. Male Changing Room
14. Female Spa Area: Hot-bath Jacuzzi, Cold Plunge, Sauna, Steam, Sensory Shower & Vitality Bar
15. Male Spa Area: Hot-bath Jacuzzi, Cold Plunge, Sauna, Steam, Sensory Shower & Vitality Bar
16. Indoor Wellness Swimming Pool
17. Dedicated Hydrotherapy Pool
18. Relaxation Lounge



Spa Lounge





Spa - Treatment Room





Shower Room



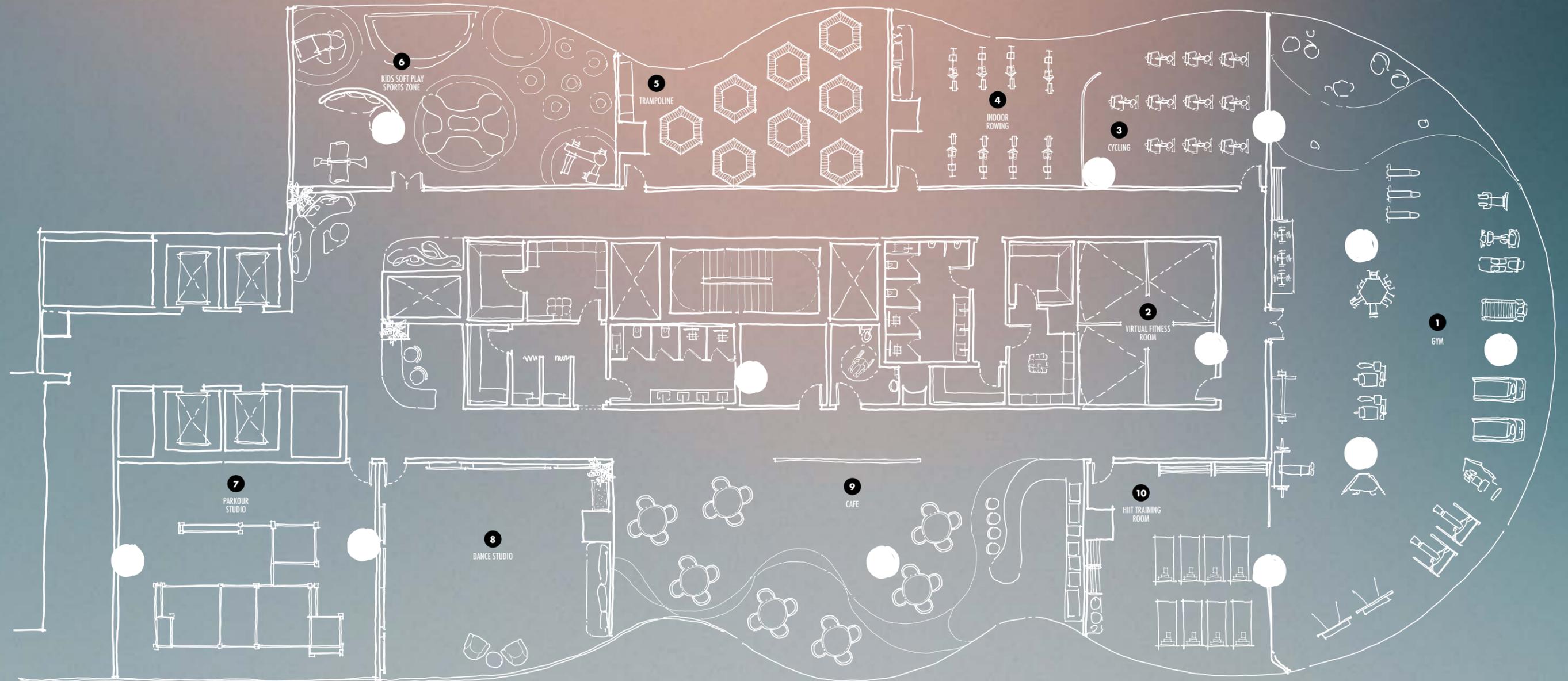
Celestial Cycle

[MIND & MOVEMENT ZONE]

*Where mind and body wellness combine to create
a holistic environment for overall health and
wellbeing, complemented by stunning sea views*

[MEZANINE FLOOR]

TOWER E



15,070

SQ.FT

- 1. Gym
- 2. Virtual Fitness Room
- 3. Cycling
- 4. Indoor Rowing
- 5. Trampoline
- 6. Kids Soft Play Sports Zone
- 7. Parkour Studio
- 8. Dance Studio
- 9. Cafe
- 10. Hiit Training Room



Rowing Studio





Kids Soft Play Sports Zone



Kids Soft Play Sports Zone

SCORE: 250

TIME: 0:45

TARGETS:

5/10



SCORE: 250
TIME: 0:45
TARGETS: 5/10

Soccer

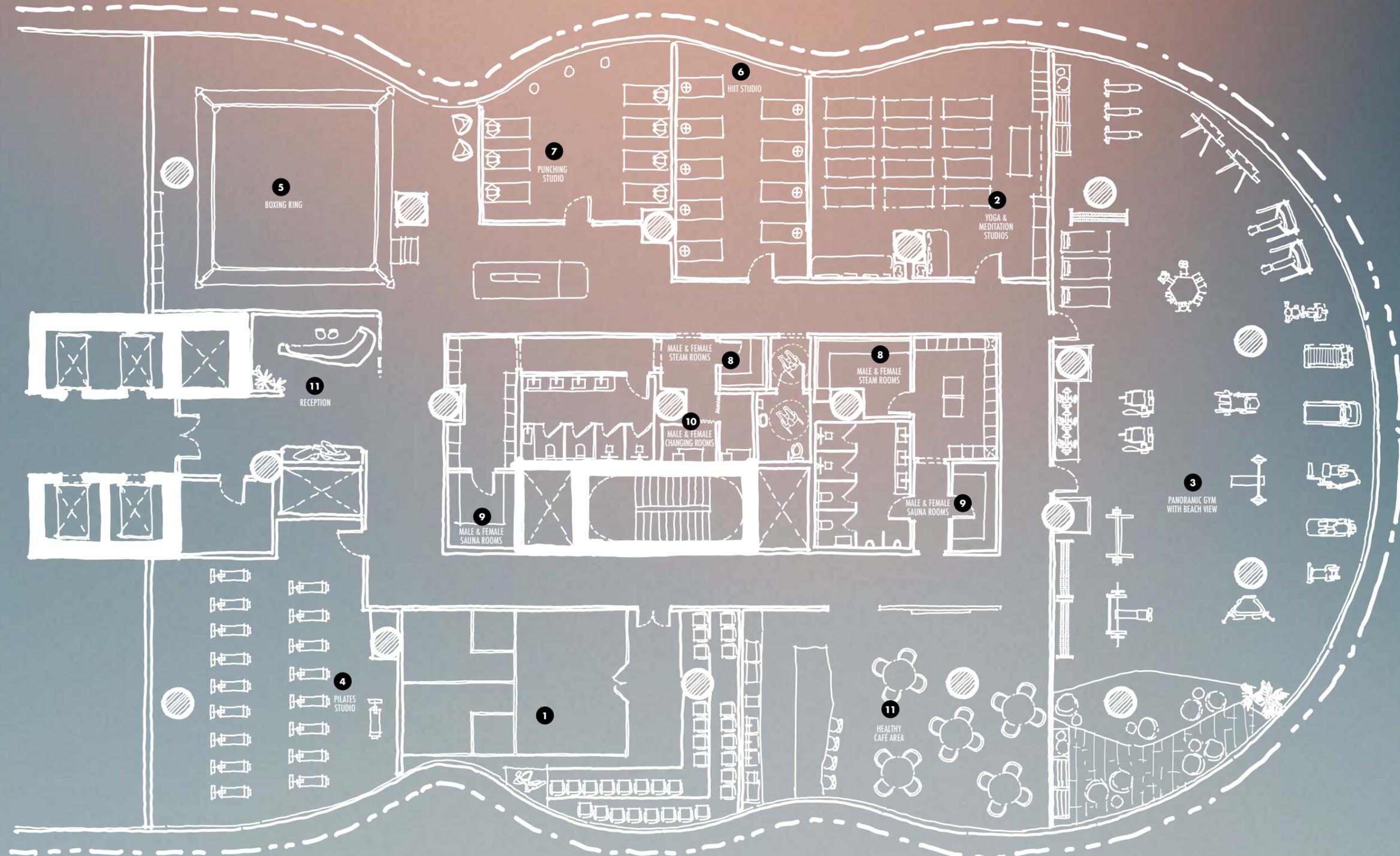
Parkour



Cycling



TOWER B



- 1. Squash Court
- 2. Yoga & Meditation Studios
- 3. Panoramic Gym with Beach View
- 4. Pilates Studio
- 5. Boxing Ring
- 6. HIIT Studio
- 7. Punching Studio
- 8. Male & Female Steam Rooms
- 9. Male & Female Sauna Rooms
- 10. Male & Female Changing Rooms
- 11. Reception
- 12. Healthy Café Area

12,952

SQ.FT



Panoramic Sea View Gym



Pilates Studio





Yoga Studio



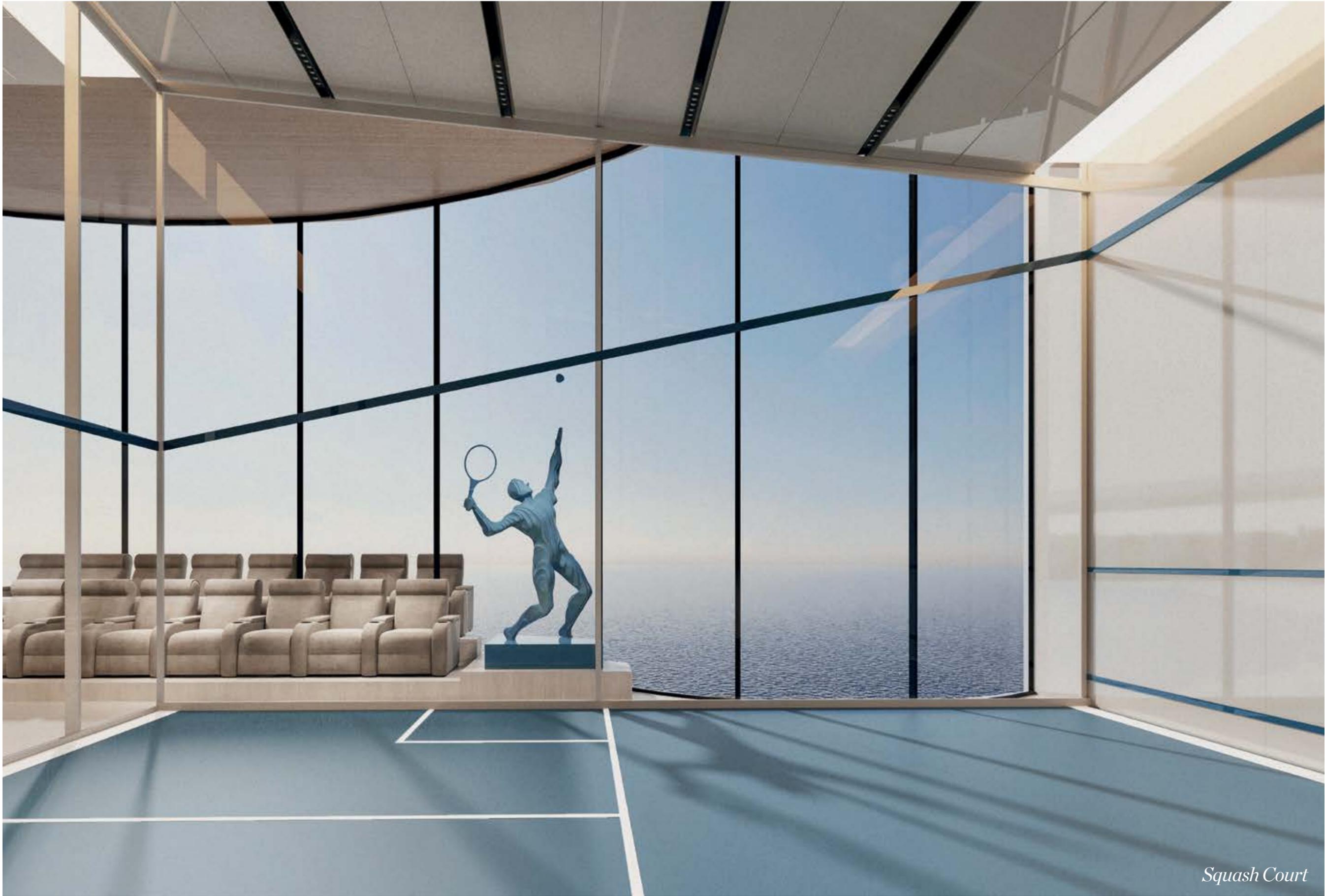




HIIT Studio



Squash Court



Squash Court

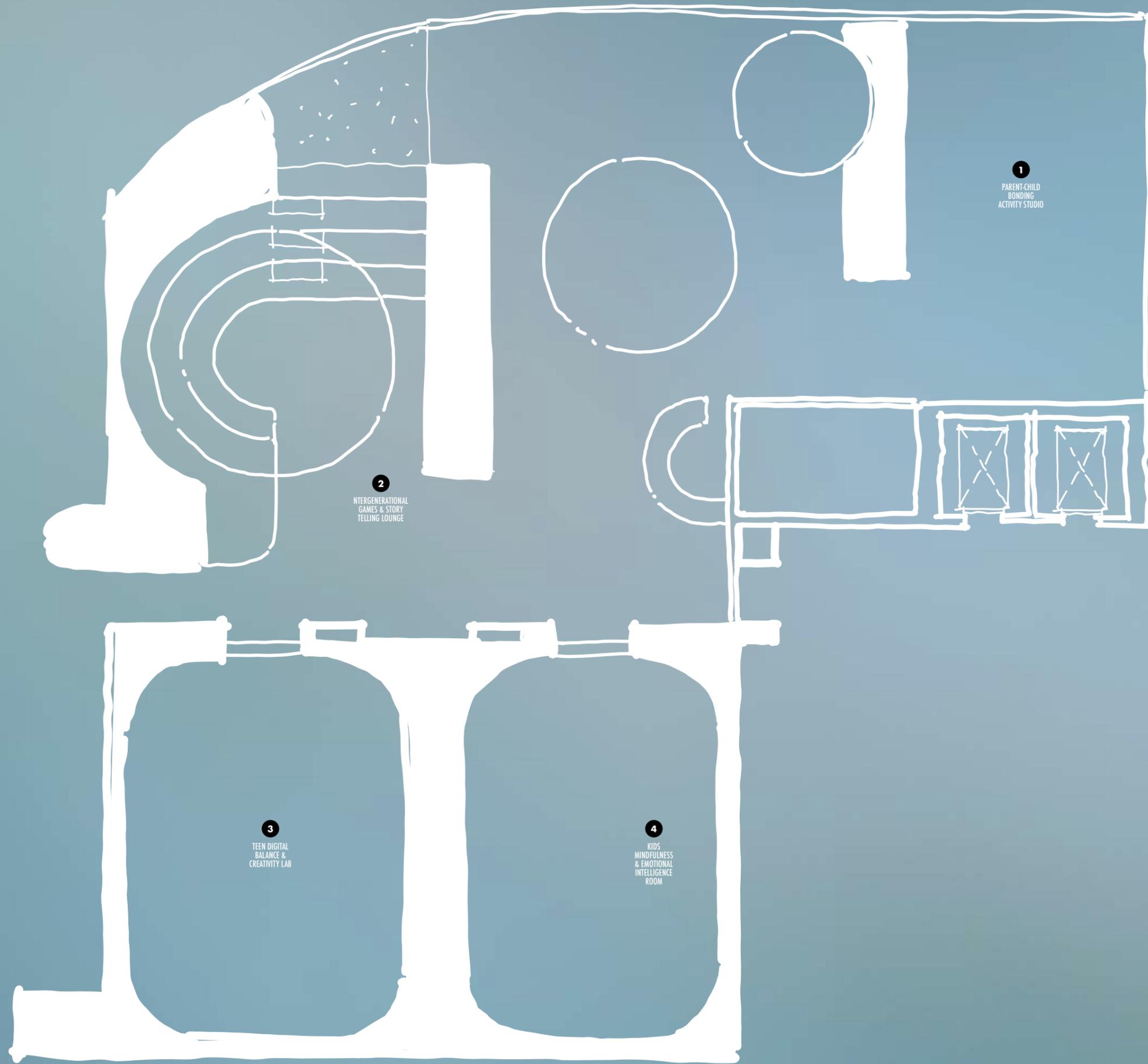
Shared Orbit

[CONNECTION ZONE]

*A family discovery space where play, creativity, and
mindful technology bring generations together*

[MEZANINE FLOOR]

TOWER E



5059
SQ.FT

1. Parent-Child Bonding Activity Studio
2. Intergenerational Games & Story Telling Lounge
3. Teen Digital Balance & Creativity Lab
4. Kids Mindfulness & Emotional Intelligence Room

*Intergenerational Games &
Storytelling Lounge*



*Teen Digital Balance
& Creativity Lab*



*Kids Mindfulness &
Emotional Intelligence Room*





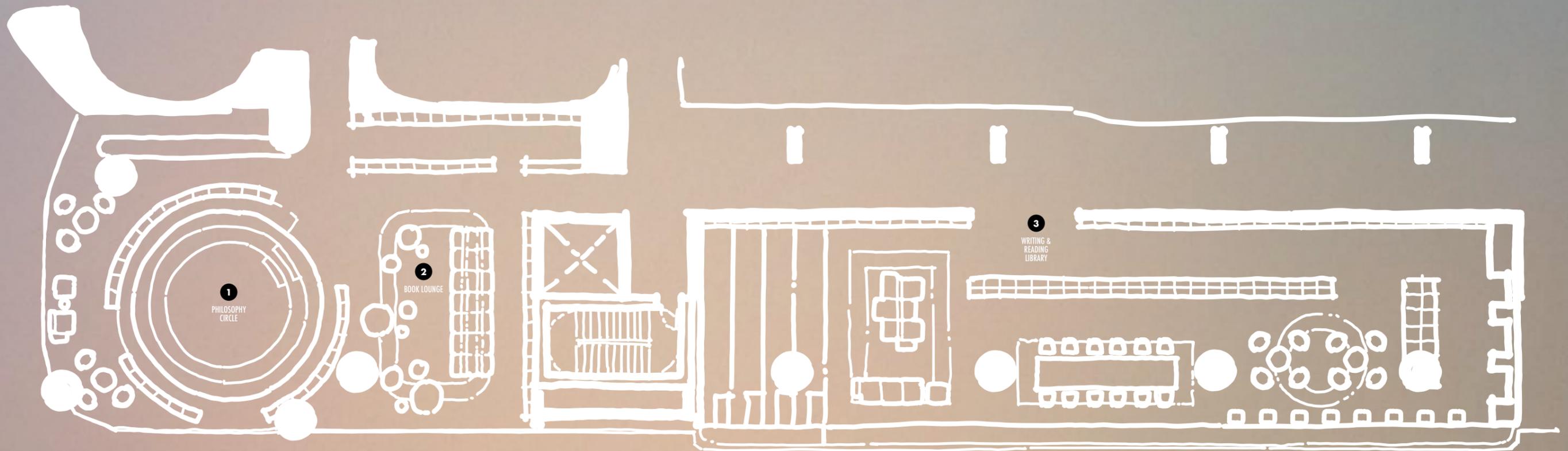
Golden Silence

[STILLNESS ZONE]

*A calming sanctuary bathed in light, where
reading and writing supports mental clarity,
emotional wellbeing, and mindful escape*

[MEZANINE FLOOR]

TOWER D & E



5597

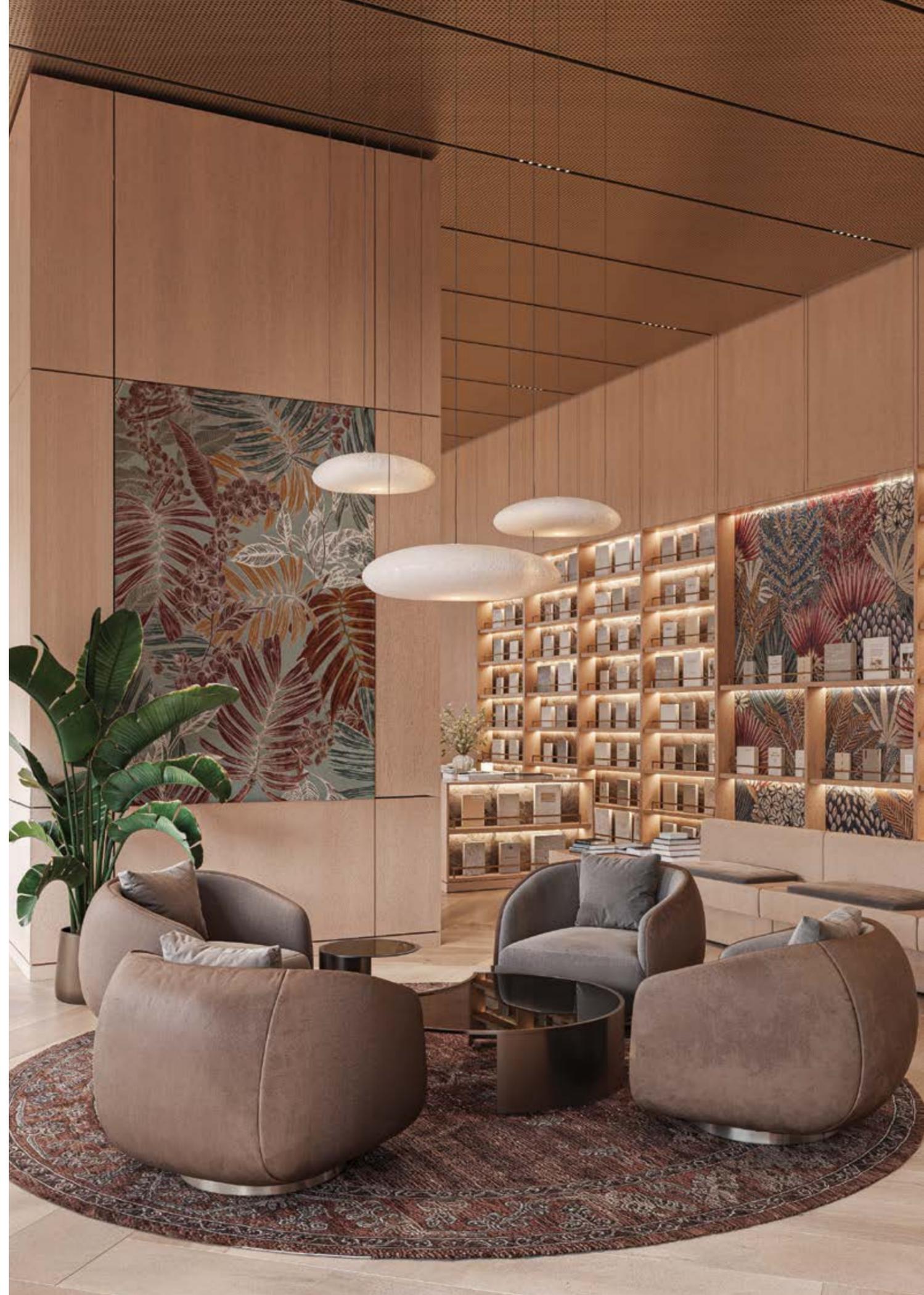
SQ.FT

- 1. Philosophy Circle
- 2. Book Lounge
- 3. Writing & Reading Library











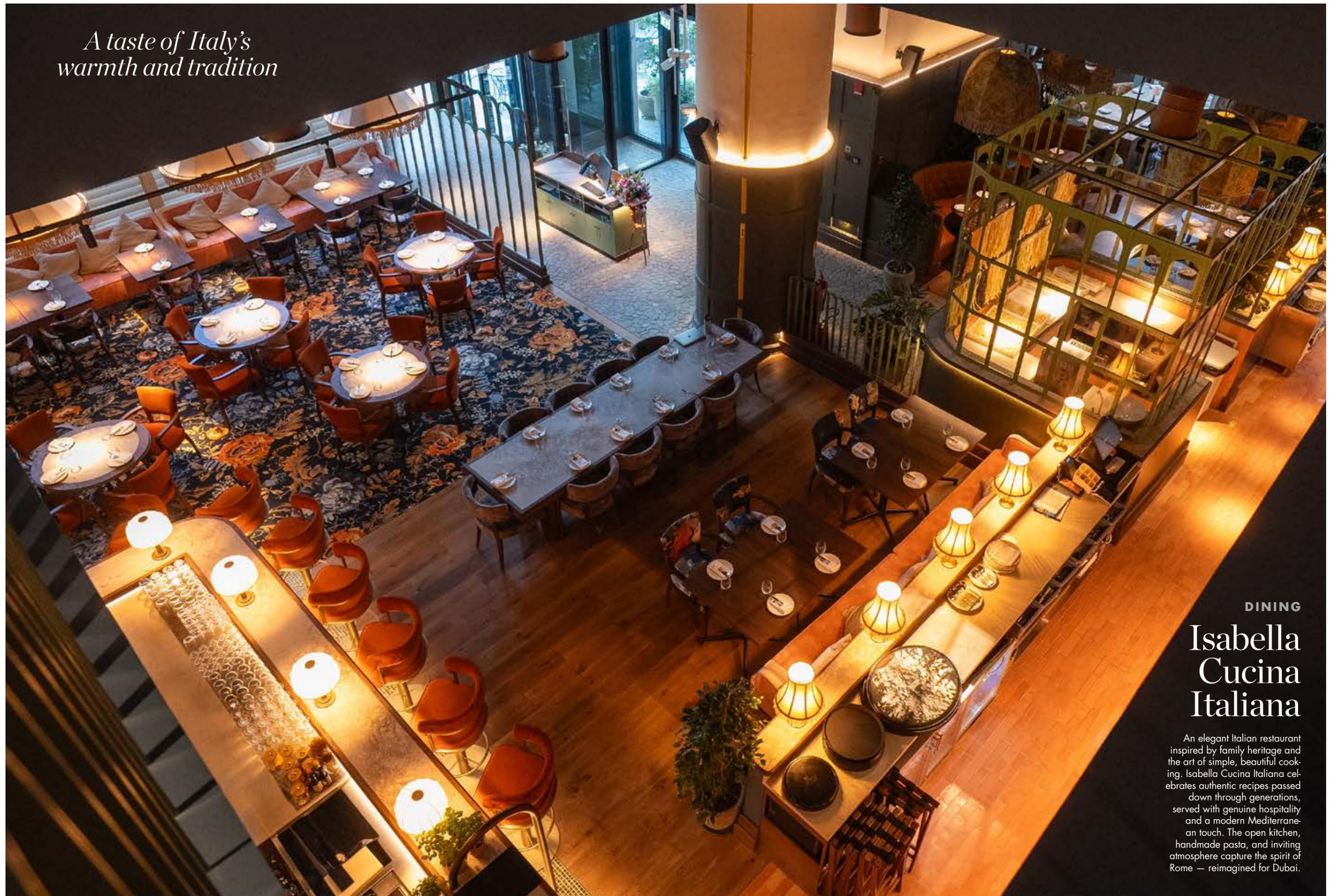
The Gathering

[FOOD & BEVERAGE]

*A table of flavours and fellowship,
where taste and memory linger*

[GROUND FLOOR]

*A taste of Italy's
warmth and tradition*



DINING

Isabella Cucina Italiana

An elegant Italian restaurant inspired by family heritage and the art of simple, beautiful cooking. Isabella Cucina Italiana celebrates authentic recipes passed down through generations, served with genuine hospitality and a modern Mediterranean touch. The open kitchen, handmade pasta, and inviting atmosphere capture the spirit of Rome — reimagined for Dubai.

All Day Dining Restaurant



DINING

Hunter & Barrel

A contemporary steakhouse inspired by the spirit of the hunt, Hunter & Barrel brings people together around open flames, hearty food, and crafted cocktails. The interiors evoke a refined lodge atmosphere — warm, tactile, and inviting — while the menu celebrates flame-grilled meats, barrel-aged beverages, and the timeless pleasure of sharing good food with friends.



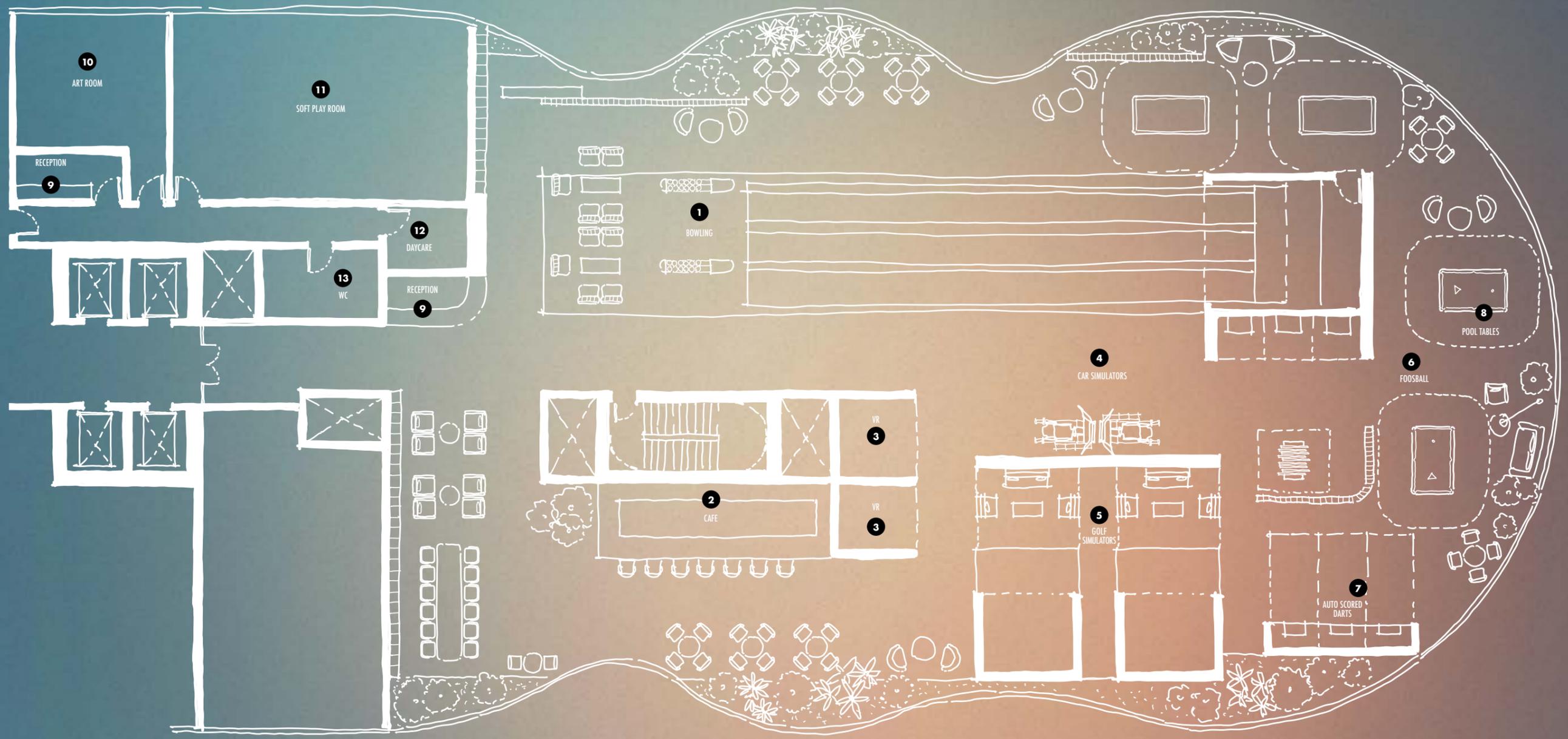
*Flame,
flavour,
and
modern
rustic
charm*

Full Moon

[GAMES ZONE]

*A place of energy and joy, a social hub for rest
and relaxation where residents and guests
enjoy communal activities and fine dining*

[MEZANINE FLOOR]



13,697
SQ.FT

ADULTS ZONE

- 1. Bowling lanes
- 2. Cafe
- 3. VR Game Zone
- 4. Car Simulators
- 5. Golf Simulators
- 6. Foosball
- 7. Auto-scored darts
- 8. Pool tables

KIDS ZONE

- 9. Reception
- 10. Art Room
- 11. Soft Play Room
- 12. Daycare
- 13. WC

Bowling Lanes



Paint & Pots Cafe



Golf Simulator



Self Scoring Darts





Retro Arcade + Driving Simulator



Sunrise

[BUSINESS ZONE]

Where ideas awaken with the start of a new day—a hub for clarity, creativity and progress

[MEZANINE FLOOR]

15,894

SQ.FT

- 1. 2 Receptions with welcome seating
- 2. 2 Conference Rooms with complete sea view
- 3. Self-service coffee area
- 4. 3 Meeting Rooms
- 5. 2 CEO Offices
- 6. Open coworking zones with sofas, tables, and media-enabled pods (1/2/3/4-person)
- 7. 2 Multifunctional Offices
- 8. Store



Multi Purpose Conference Room



Multi-Purpose Co-Working Area





*Multi Purpose
Co-Working Area*



CEO Suite



Executive Suite + Communal Area



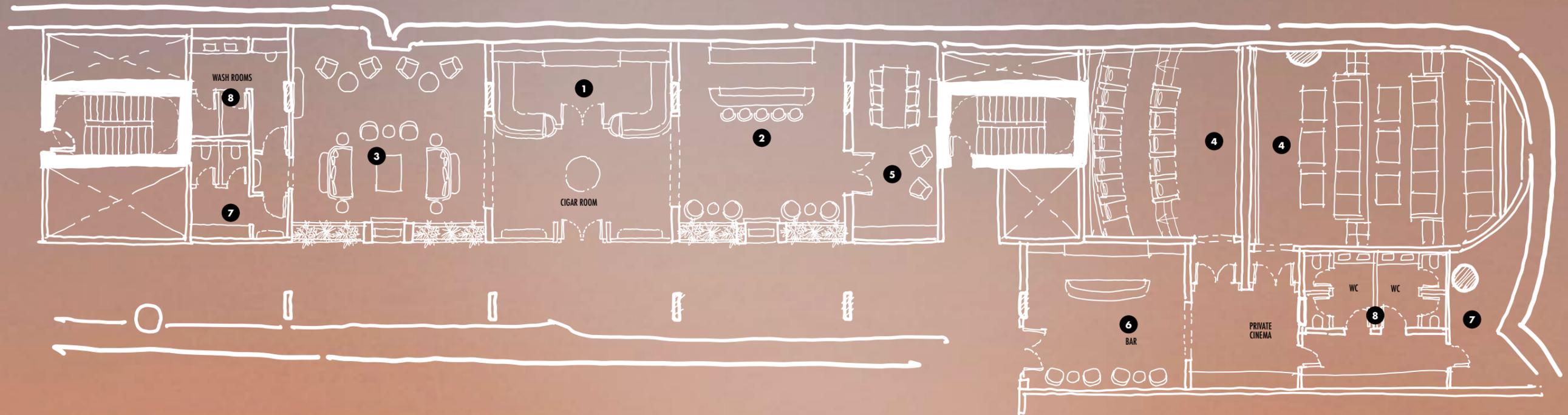
Sunset

[ENTERTAINMENT ZONE]

*The golden hour of leisure, where guests and residents
mingle after a day of wellness and revitalisation — a hub
for enjoyment, leisure and shared celebration*

[MEZANINE FLOOR]

9,793
SQ.FT



Networking & Relaxation Lounge

A refined social layer for residents and guests, positioned near wellness and dining for evening programming.

- 1. Humidors
- 2. Bar
- 3. Common sitting with board games

Private Cinema

- 4. 2 Cinema Halls (12 seat & 8 seat)
- 5. Shared foyer
- 6. Cinema bar
- 7. BOH service lines integrated
- 8. Male/Female WCs



THEATER SNACKS

A sleek, dark-colored snack bar counter with a ribbed base and integrated lighting. Above the counter is a glass display case with four shelves. The top shelf is labeled 'THEATER SNACKS' and holds several bags of popcorn. The second shelf features two glass candy bowls filled with green candies. The third shelf contains more popcorn bags and a pink bowl of candy. The bottom shelf has a few small jars and containers. The counter is flanked by two vertical light fixtures.



01

Private Cinema 1







Networking Lounge



Cigar Lounge

Crescent Garden

[RUNNING TRACK]

*A suspended landscape in the sky that flourishes
with a calm that only nature can provide, dedicated
to active recovery and outdoor socialisation*

[WHOLE OF 7TH FLOOR]

114,068

SQ.FT

FULL 7TH FLOOR

1. Perimeter Jogging Track with wayfinding markers and distance cues
2. Outdoor fitness stations (body-weight rigs, stretching bays)
3. Precast seating and shaded pergolas for reading and calm
4. Yoga space
5. 'Forest' planting strategy with layered canopies, drought-tolerant species, and bird-friendly habitat
6. Viewing decks oriented to the lagoon and sea horizon
7. Water features for micro-climate cooling and soundscaping
8. Lawn seating zones with pebble/stone accents
9. Snack Bar
10. Kids' play pockets integrated into sightlines for guardians
11. Raised planters as wind breaks and green buffers
12. Ping Pong Table
13. Dining Space
14. Zen Garden

Jogging Track





Horizon

[BEACH CLUBS]

*As infinity pools meet the sun's horizon you'll
discover a hub where guests and residents can relax
with expansive views and elevated indulgence*

[3 ROOF TOPS]

Beach Club - Conversation Pit

55,298

SQ.FT

1. Infinity pool
2. Helipad & Air taxi landing pad
3. Floating sound-meditation sessions (scheduled)
4. Cabanas
5. Daybeds
6. Lounge terraces
7. Rooftop gardens
8. Bars
9. BBQ hut
10. Solar Farm



Beach Club - Rooftop BBQ Station



Beach Club - Cabanas



Beach Club - Cabanas

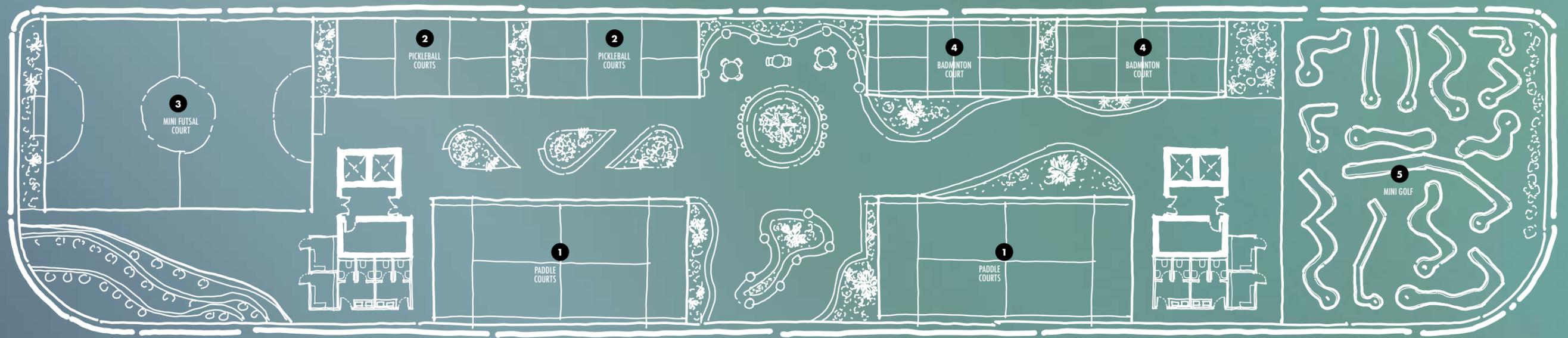


Solar Flare

[ACTIVE SPORTS]

*Where the solar flare of the sun generates
endless energy, discover a hub built for activity*

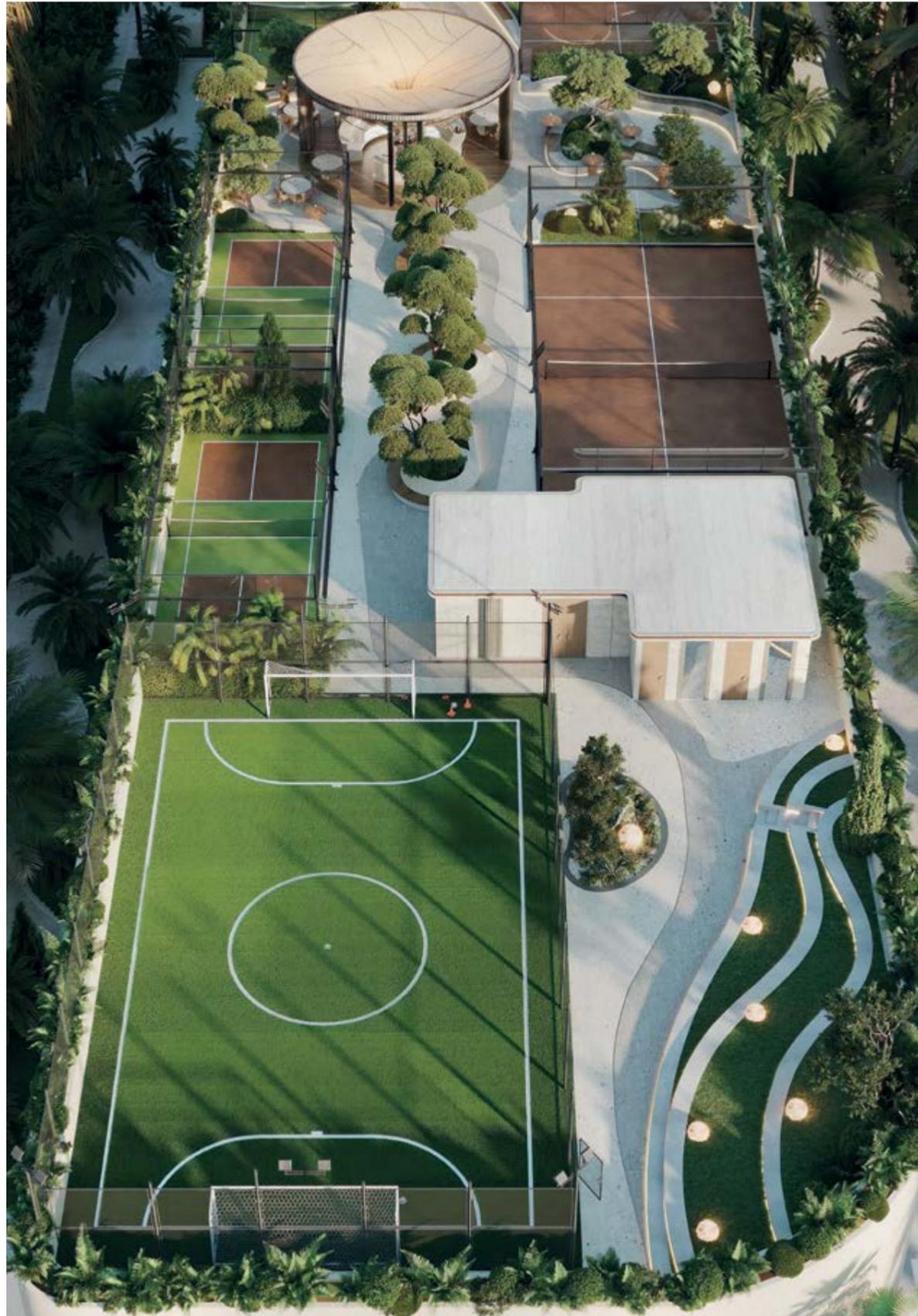
[ROOF TOP]



50,000
SQ.FT

- 1. 2 Paddle Courts
- 2. 2 Pickleball Courts
- 3. 2 Mini Futsal Court
- 4. 2 Badminton Court
- 5. Mini Golf

2 Paddle Courts, 2 Pickleball Courts, 2 Mini Futsal Courts, 2 Badminton Courts and Mini Golf



2 Paddle Courts, 2 Pickleball Courts, 2 Mini Futsal Courts, 2 Badminton Courts and Mini Golf



Refreshments Area, Juice Bar and Seating



AMRA

The 7 pillars of INTEGRATIVE WELLNESS



1

MENTAL & EMOTIONAL WELLNESS

- Soothing Views
- Large Balconies
- Biophilic Design
- Wellness Zone
- Longevity Focus
- Yoga Studios
- Color Psychology
- Racing Simulator
- Pharmacy
- Cafe
- Biohacking & Recovery Hub
- Hydrotherapy & Spa Suites
- Restorative Sleep Pods
- Sensory & Sound Studios
- Wellness Bar & Salon



2

PHYSICAL WELLNESS

- Waterfront Gym
- Healthy Food Cafe
- Pilates Studio
- Boxing Ring
- Reflex Studio
- Punching Bag Studio
- Squash Court
- Bowling Lanes
- Golf Simulator
- Kids Soft Play
- Paddle Courts
- Mini Golf
- Pickleball Courts
- Futsal Court
- Organic Food Market
- Virtual Fitness Room
- Cycling & Indoor Rowing
- Trampoline
- Parkour & Dance Studio
- Hiit Training Room



3

SPIRITUAL WELLNESS

- Seven Pillars of Sustainability followed
- Reef & Sea Life Saving Initiative
- Energy Generating Jogging Track
- Yoga Retreats
- Solar Farming
- Sea Water Recycling
- Energy Saving Lighting and Water
- Green Roofs & Living Walls



4

SOCIAL WELLNESS

- Networking & Relaxation Lounge
- Racing Simulator
- Auto Scored Darts
- Common Spaces in Garden
- Rooftop Beach Club
- Private Cinema
- Table Games
- Kids Daycare
- BBQ Lawn
- Conversation Pit
- All Day Dining Restaurant
- Paint & Pots Cafe
- Parent-Child Studio
- Intergenerational Games
- Storytelling Lounge



5

INTELLECTUAL WELLNESS

- Art Gallery
- Kids Nursery
- Board Games
- Conversation Pits
- Conference Rooms
- Workshops
- Retreats
- Philosophy Circle
- Book Lounge
- Writing & Reading Library
- Kids Mindfulness & Emotional Intelligence Room
- Teen Creativity Lab



6

ENVIRONMENTAL WELLNESS

- Ocean Front
- Biophilic Design
- 90 sq.km Pristine Lagoon
- Blue Carbon Engine
- Biodiversity Hotspot
- Dynamic & Healthy Waters
- Mangroves
- Sea Grass
- Marine Life



7

OCCUPATIONAL & FINANCIAL WELLNESS

- Integrated BNB Renting Facility
- CEO Rooms
- 1, 2, 3 Persons Working Pods
- Multifunctional Offices
- Meeting Rooms
- Co-working Spaces
- Meeting Friendly Tables in All Day Dining
- Self Service Cafe
- Marina Facility
- Yachts Limo Service
- Helipad
- Air Taxi Landing Pad

Lunar Living

[FLOORS 1 TO 14]

*Upscale residences surrounded by
nature, where physical and mental
wellbeing come as standard*

[FLOORS 1 TO 14]

Lounge



Master Bedroom



Expansive Sea-Front Balconies



Fully Furnished Serviced Apartments

	Average Area
Studio	500 SFT
1 Bedroom	846 SFT
2 Bedroom	1387 SFT
3 Bedroom	1915 SFT
4 Bedroom	2937 SFT





*Mind
and
body
serenity
on the
shores
of the
Arabian
Sea*

LIFE GAINS

Benefits of AMRA Living

- Improved Cardiovascular Fitness
- Enhanced Strength & Flexibility
- Weight Management
- Better Immunity
- Stronger Relationships
- Community Belonging
- Reduced Loneliness
- Stress Reduction
- Cognitive Restoration
- Improved Mood
- Reduced Risk of Anxiety
- Inner Peace & Reflection
- Connection to Nature
- Mindfulness Practices
- Sense of Fulfilment
- Emotional Balance
- Increased Resilience
- Joyful Living
- Work–Life Integration
- Reduced Financial Stress
- Sharper Focus & Learning

LOCATION

Connected To The World, Immersed In Nature

- Direct access to Al Khor Mangroves
- 20 minutes to Marjan Island
- 40 minutes to Dubai International Airport
- Close to schools, healthcare, and resorts



AMRA IS LOCATED IN THE HEART OF
Umm Al Quwain's Coastal Sanctuary



AMRA

LOCATION

A Community Rooted in Wellness and Culture

- Waterfront dining and retail promenades
- Green parks, shaded walkways, cycling paths
- Yacht clubs and marinas
- Corniche, forts, and cultural landmarks

Culture, Leisure & Sports

1. Al Arabi Sports and Cultural Club
2. Football Playground
3. Beach Kids Play Areas
4. The Mangrove Beach
5. UAQ Waterfront Creek
6. Sheikh Zayed Bin Sultan Al Nahyan Park
7. Vida Beach Resort

Historical Sites

8. Umm Al Quwain Museum
9. Umm Al Quwain Heritage District
10. Umm Al Quwain Fort
11. Old Bazaar Umm Al Quwain

Hospitals & Clinics

12. Umm Al Quwain Hospital
13. Umm Al Quwain Public Health
14. Maternal & Child Health Center

Schools

15. Umm Al Qura School
16. Umm Al Quwain Preparatory Girls School
17. Wise Indian Private School
18. Noon Nursery
19. The English private School

Mosques

20. Masjid Al Taqwa
21. Masjid Juma Al Majed
22. Masjid Abdul Aziz Al Majid





UAE

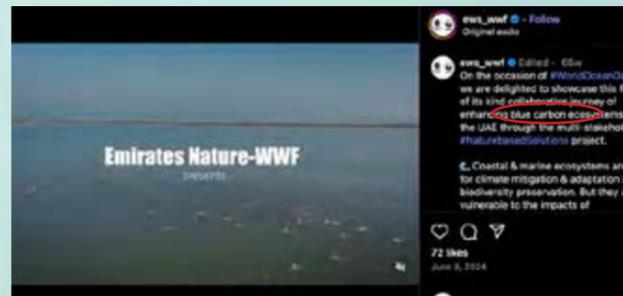
Umm Al Quwain's lagoon a haven for threatened species, scientists find

Turtles, sharks and rays were identified in the 90-square-kilometre lagoon using drones and underwater video cameras

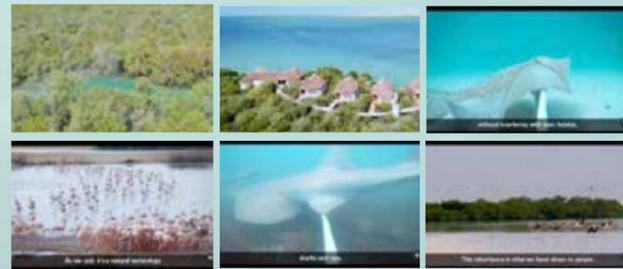


A turtle found in the UAQ lagoon. Photo: Dr Daniel Mateos-Molina and Emirates Nature - WWF

<https://www.thenationalnews.com/uae/2024/02/24/umm-al-quwain-lagoon-a-haven-for-threatened-species-scientists-find/>



Umm Al Quwain coastal lagoon in Umm Al Quwain emirate.



<https://www.instagram.com/reel/C78mqoBpY0y/>

ABOUT UAQ

A Rare Natural Sanctuary

BIODIVERSITY HAVEN

Home to turtles, rays, and sharks with globally endangered species.

LIVING ECOSYSTEM

Mangroves, seagrass, coral reefs, and oyster beds create a uniquely balanced environment.

FLOW OF LIFE

Naturally connected to the sea, supporting movement, renewal, and natural cycles.

GLOBAL RECOGNITION

Celebrated by scientists as “truly astounding” and one of the UAE’s most important coastal sanctuaries.



Travel capacity will increase by 65%, **CUTTING JOURNEY TIMES** by up to 45% between Dubai, UAQ, and Ras Al Khaimah

UAE ROAD INFRASTRUCTURE

Faster Access to AMRA

- The UAE is investing heavily in its federal highway network. A Dh750 million Emirates Road Enhancement Project is widening the corridor from Dubai to Umm Al Quwain.
- By 2027, travel capacity will increase by 65%, cutting journey times by up to 45% between Dubai, UAQ, and Ras Al Khaimah
- This major upgrade ensures AMRA will be seamlessly accessible, further boosting its value as a residential, tourism, and investment destination.
- Yachts Limo Service by AMRA Resort
- Yachts parking deck at private marina
- Availability of Heli and Airtaxi landing pad



AMRA'S ADVANTAGE

AMRA sits within a pristine coastal ecosystem in UAQ. The neighborhood is rapidly maturing with hospitality and branded residences including Vida Resort (currently operational), 25 Hours Hotel & Residences, Beach Residences, and UAQ Downtown. Proximity to Marjan Island (RAK) — future nightlife and Wynn Casino hub — strengthens short-stay demand with 'overflow' visitors seeking family-friendly, wellness-centric beachfront living in UAQ.

- **Strategic cluster**

Vida Resort (adjacent), 25 Hours Hotel (nearby), Beach Residences, UAQ Downtown (north), Financial Centre (north)

- **Natural advantage**

Lagoon, mangroves, sea grass and marine life; biophilic master vision

- **Projected rise**

Increase footfall and surrounding population by 2028 enhances rentals and retail gravity



INVESTOR PROPOSITION

1. In-Room Dining + All-Day Dining

Hotel-like service quality elevates rental desirability.

2. Effortless Rentals via App

Choose dates, monitor earnings, and let us handle distribution and concierge.

3. Wellness Magnetism

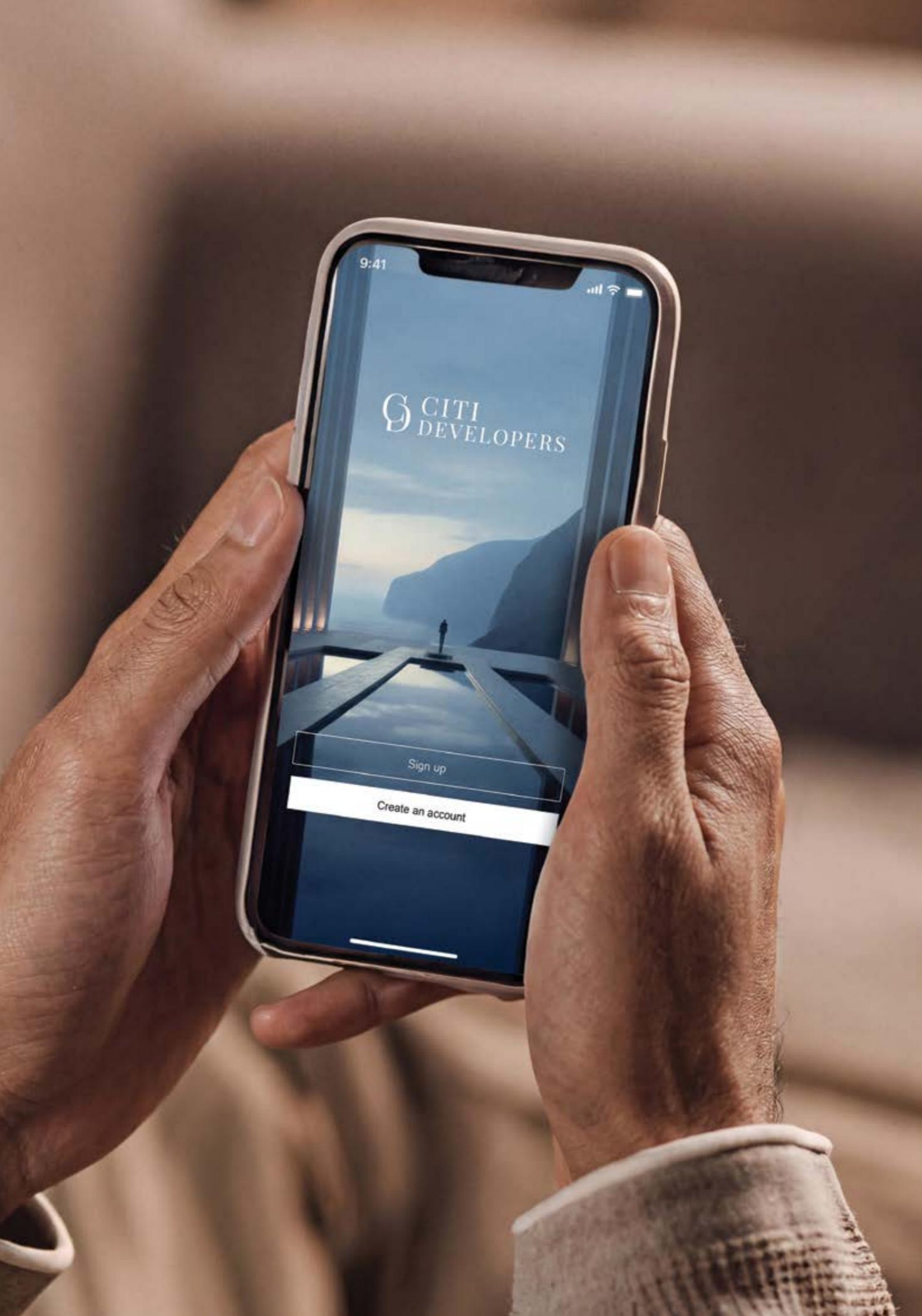
Amenity-heavy design and curated retreats by AMRA BNB attract wellness travelers year-round.

4. Location Leverage

UAQ's pristine lagoon plus proximity to Marjan Island's nightlife/casino creates steady demand.

5. Future-Ready

Robotics, smart-home integration.



Investor Friendly Key Features In Citi Developers App

The Citi Developers App makes owning a serviced apartment effortless. Think of it as your property's remote control and income cockpit

- **Switch On Rentals**
Turn short-stay renting on or off anytime.
- **Choose Your Dates**
Select exactly which nights you want to rent out; block personal stays with one tap.
- **Smart Pricing (optional)**
Enable recommended nightly rates based on demand trends; keep manual control if preferred.
- **One Stop Management by AMRA BNB**
We manage listings across Airbnb, holiday homes partners, and our own portals so your calendar stays in sync.
- **Income Dashboard**
See bookings, nightly rates, payouts, and upcoming reservations in one place.
- **Notifications**
Get alerts for new bookings, guest check-ins/outs, maintenance updates, and payouts.
- **Security & Compliance**
KYC for guests where required; Check-in/out managed by Amra's concierge.

Sustainability & Regenerative

AMRA is designed to meet a minimum of seven sustainability initiative requirements, aiming for meaningful ecological contribution

- Gardens and vertical green façades
- Solar farming on the rooftop
- Seawater cooling and pools' water
- Energy-generating jogging track
- Energy-efficient appliances
- LED lighting
- High-performance insulation
- Water-saving fixtures (low-flow toilets, taps, showers)
- Natural ventilation via expansive windows, skylights, and cross-breezes
- Green roofs & living walls to improve insulation and air quality
- Smart home systems for automated, efficient energy management





Design Ethos & Partners

AMRA's architecture embraces Wellness, Calmness, and Longevity with light stone, travertine, and warm woods. Interiors emphasize biophilic calm, large-sized balconies, and wellness-programmed spaces. A global network of studios contributes to creativity, efficiency, and delivery.

Design Partners

1508 London

ARGENT

TRUSH Design

Design Nomad

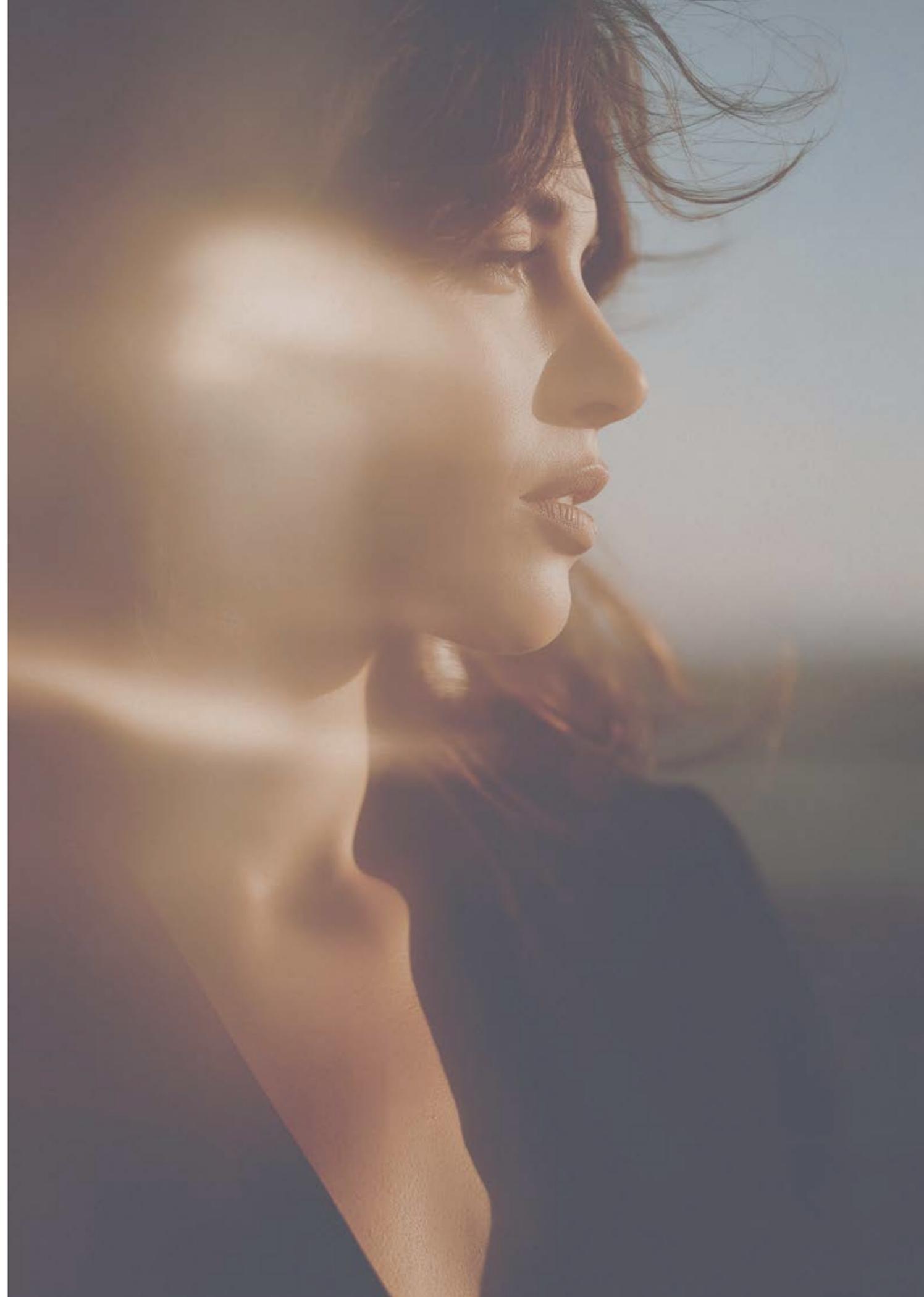
HSI Design Group

THX

Tangent Landscaping

PROJECT RECAP

- 5 Beachfront Towers
- 2,931,953 sq.ft Built-Up Area
- Fully serviced apartments
- 688k sq. ft of wellness & lifestyle amenities
- All units & amenities are sea view
- 140+ Facilities across dedicated zones
- Dedicated Marina for private yachts
- HASSLE FREE HIGH ROI RENTING













Key Takeaways

1

Holistic Lifestyle

Live in a community designed on the 7 Pillars of Integrative Wellness. Balancing body, mind, and environment.

2

Sea Views Everywhere

Every apartment and amenity opens to the calming horizon, proven to reduce stress and enhance happiness.

3

Serviced Living

Housekeeping, maintenance, concierge, and in-room dining built in – no hassle of managing staff.

4

Wellness at Home

Access to spa, gym, yoga, meditation, in-room fitness, gardens, and organic food market daily.

5

Smart & Sustainable

Eco-friendly design, Citi Buddy robots, and IoT-enabled living for comfort and efficiency.

5

Community & Belonging

Rooftop clubs, BBQ lawns, kids' play areas, and social lounges foster a strong sense of connection.

7

Financial Advantage

Easy short-term rental management via Citi Developers App; strong ROI through wellness tourism demand.