
WELL CONCEPT
Development
House of Well 1

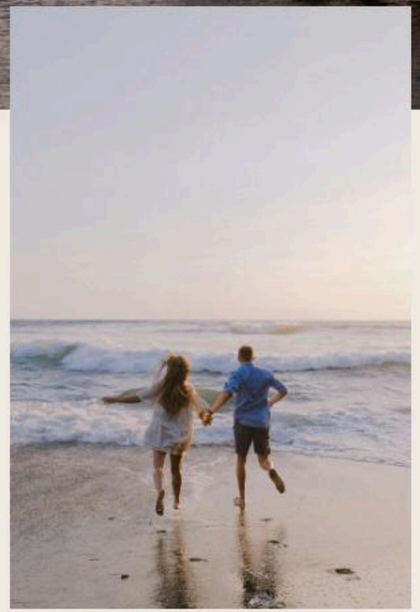
Well Vision
Project Vision
Well Concept
Well Promise
Location
Project Highlights
Architecture Design
Amenities
Apartments













Well Vision

HOUSE OF WELL

WELL concept

WELL is more than a real estate developer — it's a creator of homes that combine reliability, stability, and quiet luxury.

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.

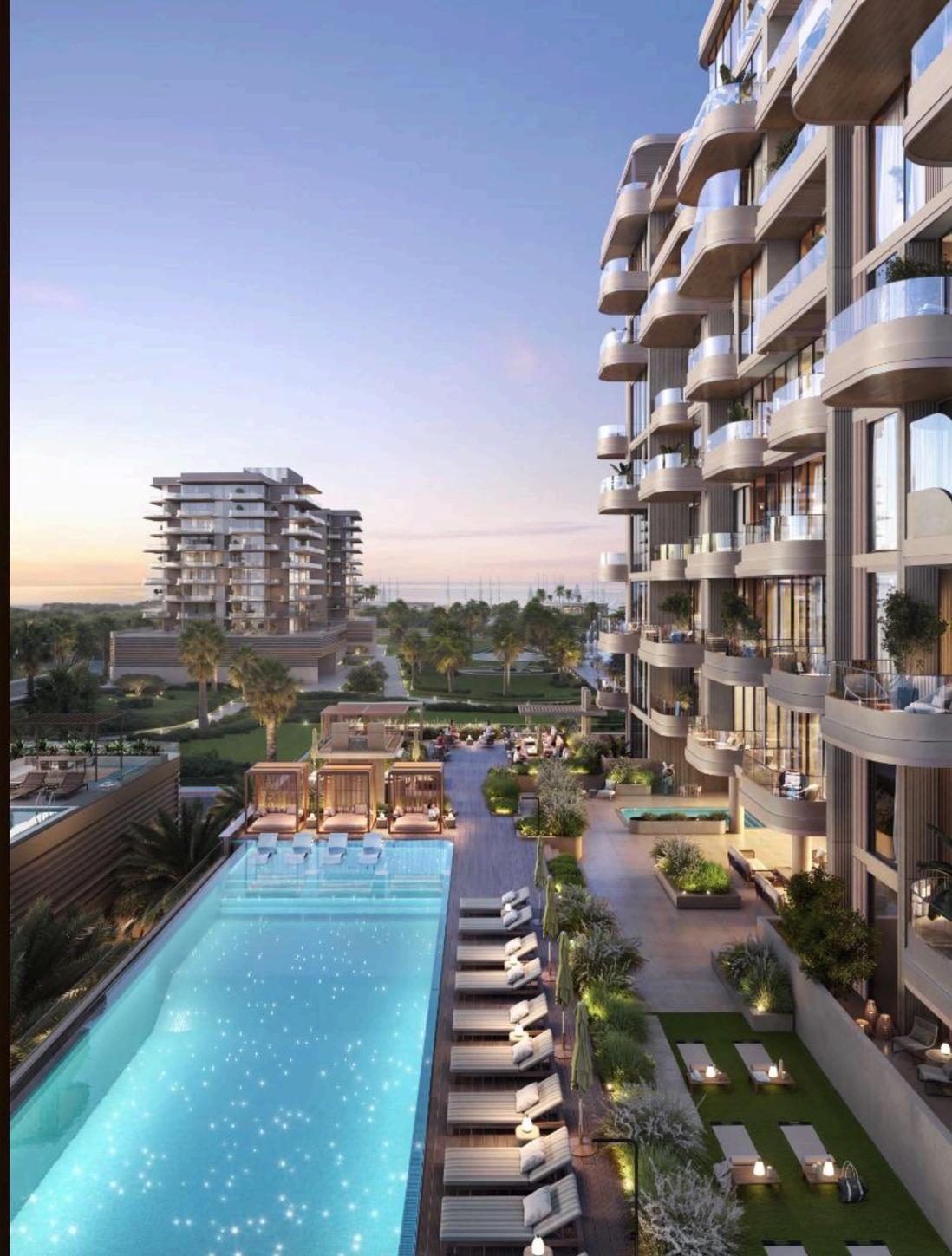


CLUBHOUSE concept — is a whole philosophy of existence, aimed at maximum comfort and WELL-being of its residents.

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

HOUSE OF WELL

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

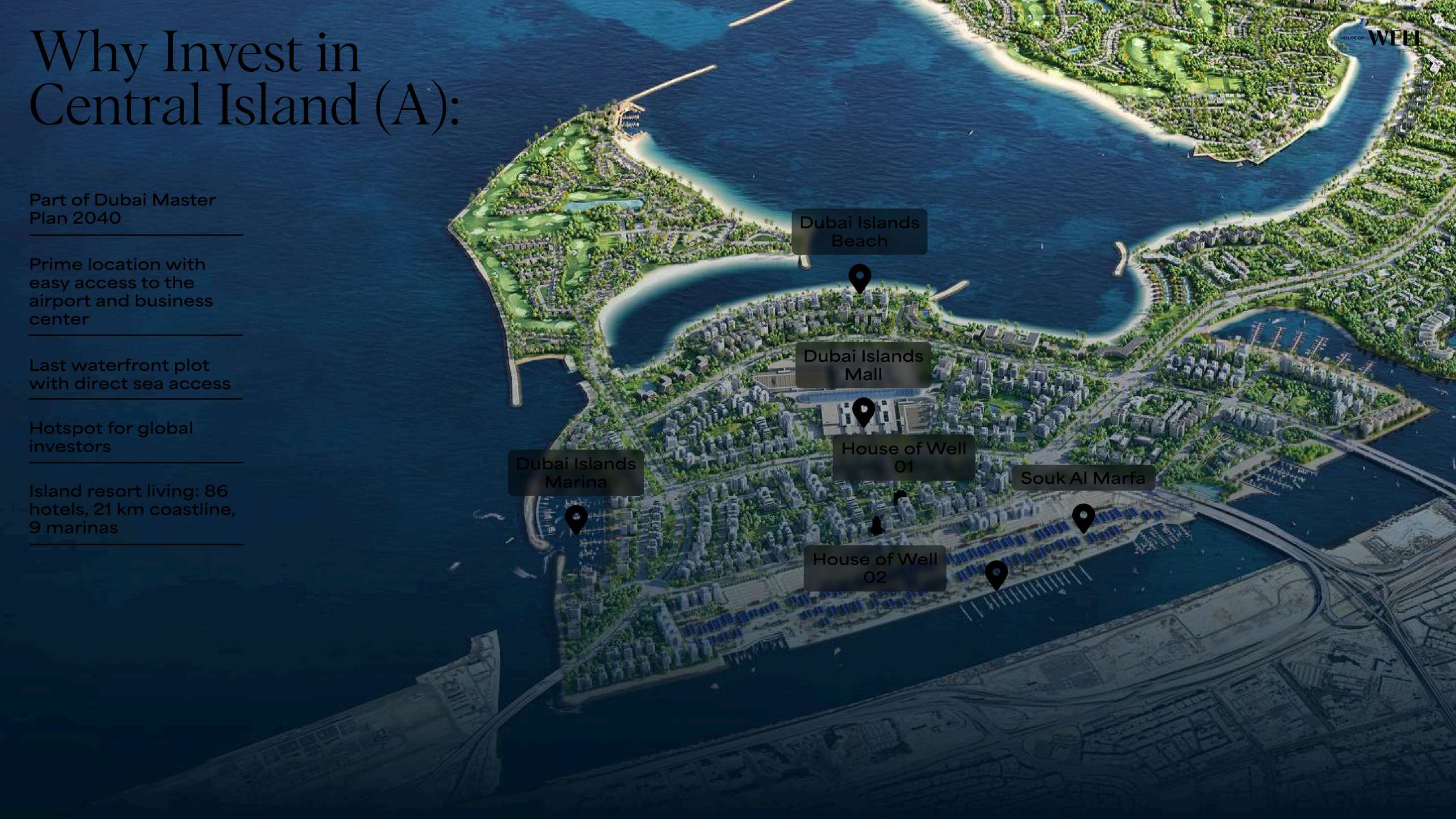
Where wellness meets design, and every line, texture, and light is drawn with purpose — this is where your new home begins.




Dubai
Islands
International
Airport
Dubai Frame
DIFC
Burj Khalifa
Dubai

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





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	34	5	4	4
1 BR	2 BR	3 BR	Podium Villas	Penthouses

10	Floors
120	Parking Spaces
77	№ of Apartments
2027	Q4 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

HOUSE OF WELL

Well Facilities

HOUSE OF WELL

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.




MATRIX
TECHNOGYM
BATTLE

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.

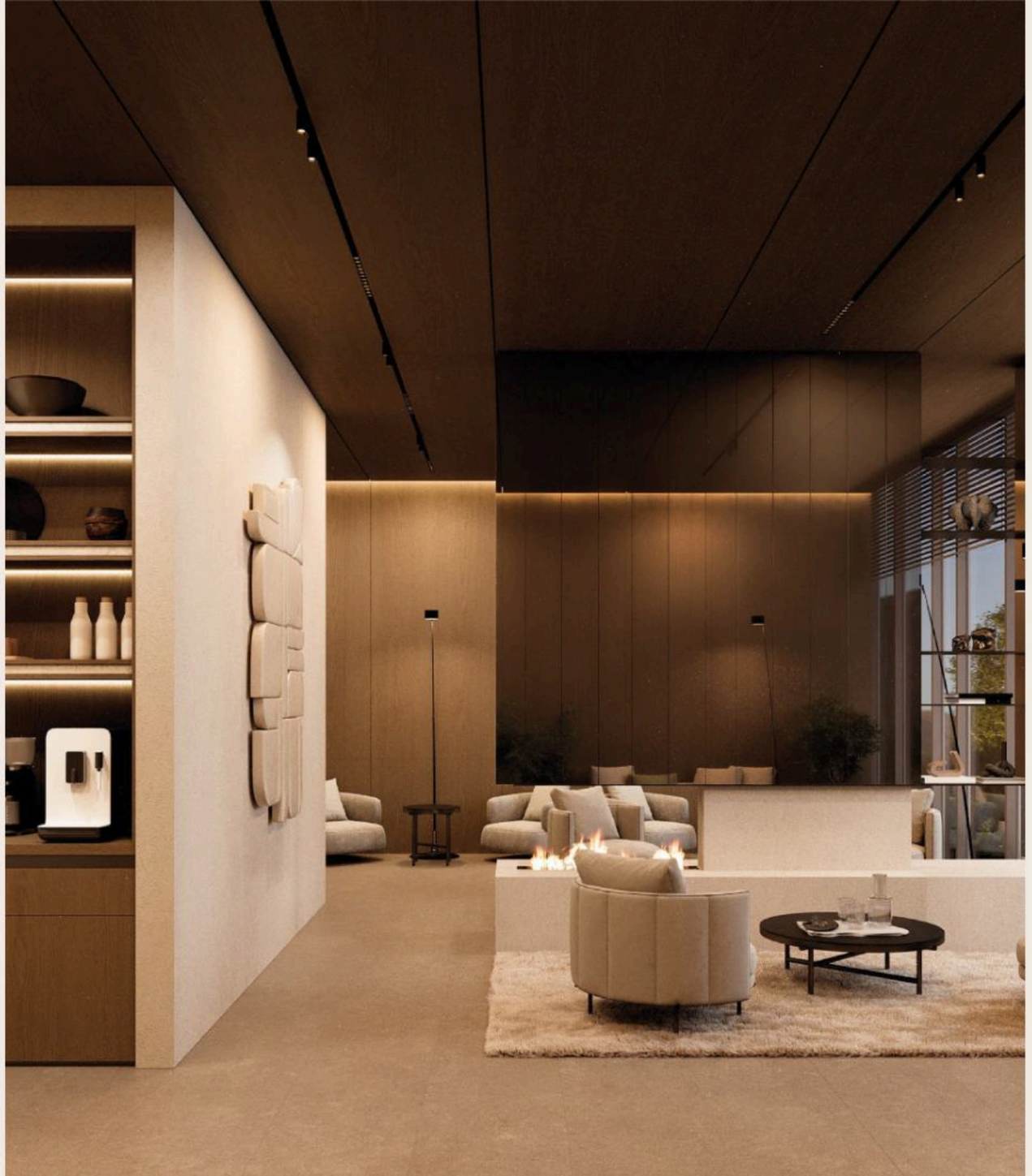
HOUSE OF WELL







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.

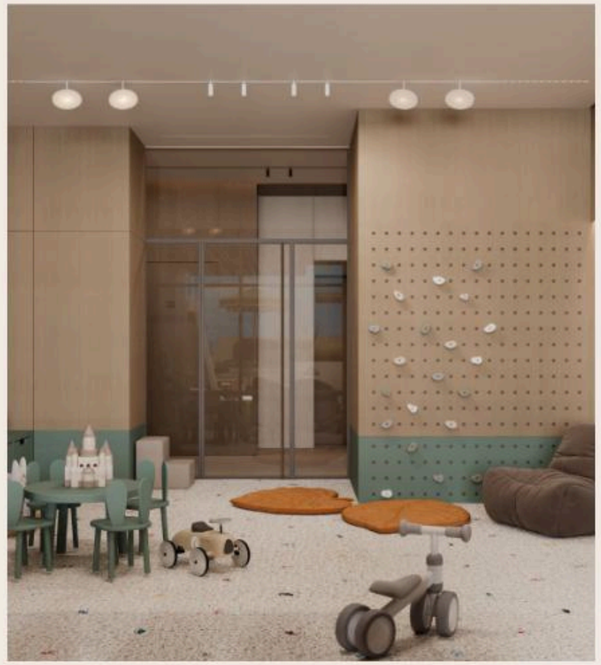
HOUSE OF WELL











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: 733 sq.ft. - 937 sq.ft. | 2 BR: 1235 sq.ft. - 2502 sq.ft. | 3 BR: 1822 sq.ft. - 2116 sq.ft. | PODIUM VILLAS: 2072 sq.ft. - 2255 sq.ft. | PENTHOUSES: 2387 sq.ft. - 2778 sq.ft.

WELL
Interior Design

HOUSE OF WELL

Step into the world where interior design is treated like a piece of art and every detail is curated to make your living experience unparalleled in comfort.



WELL CONCEPT
Development

UNIT TYPOLOGY & LAYOUTS

House of Well 1

77 UNITS

1 BR (30 units)









2 BR (34 units)

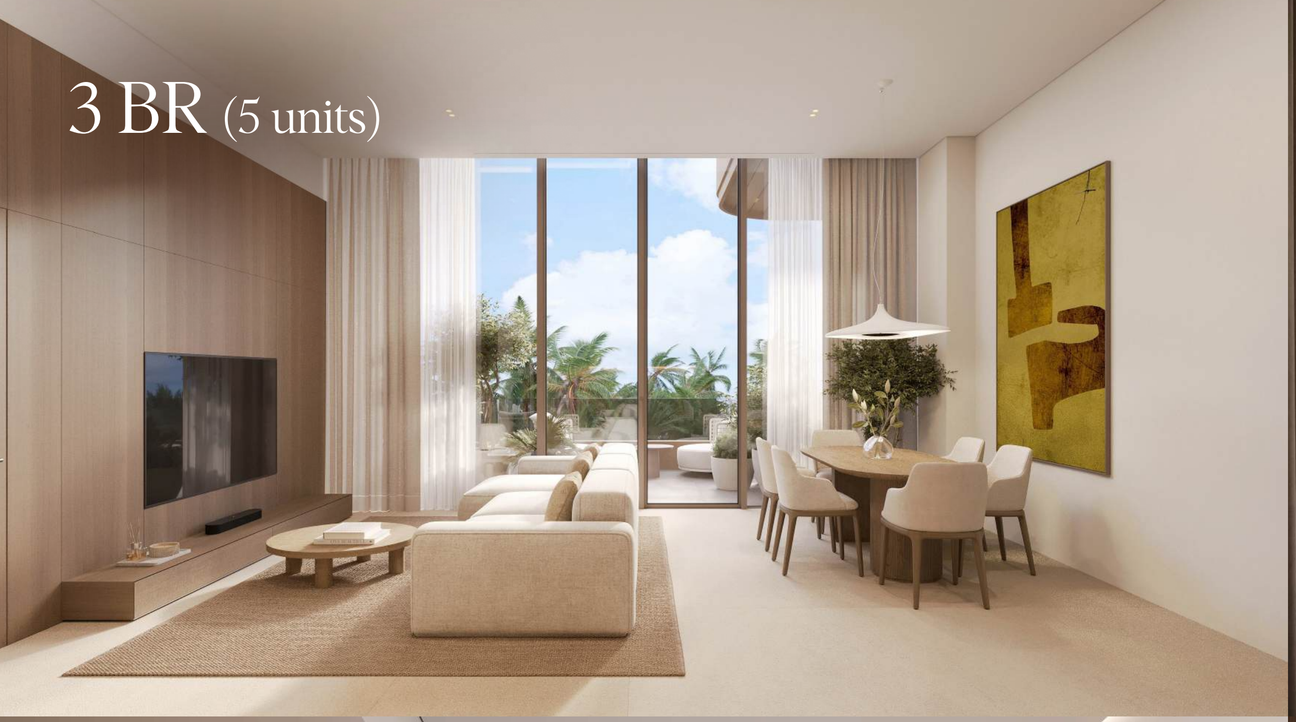






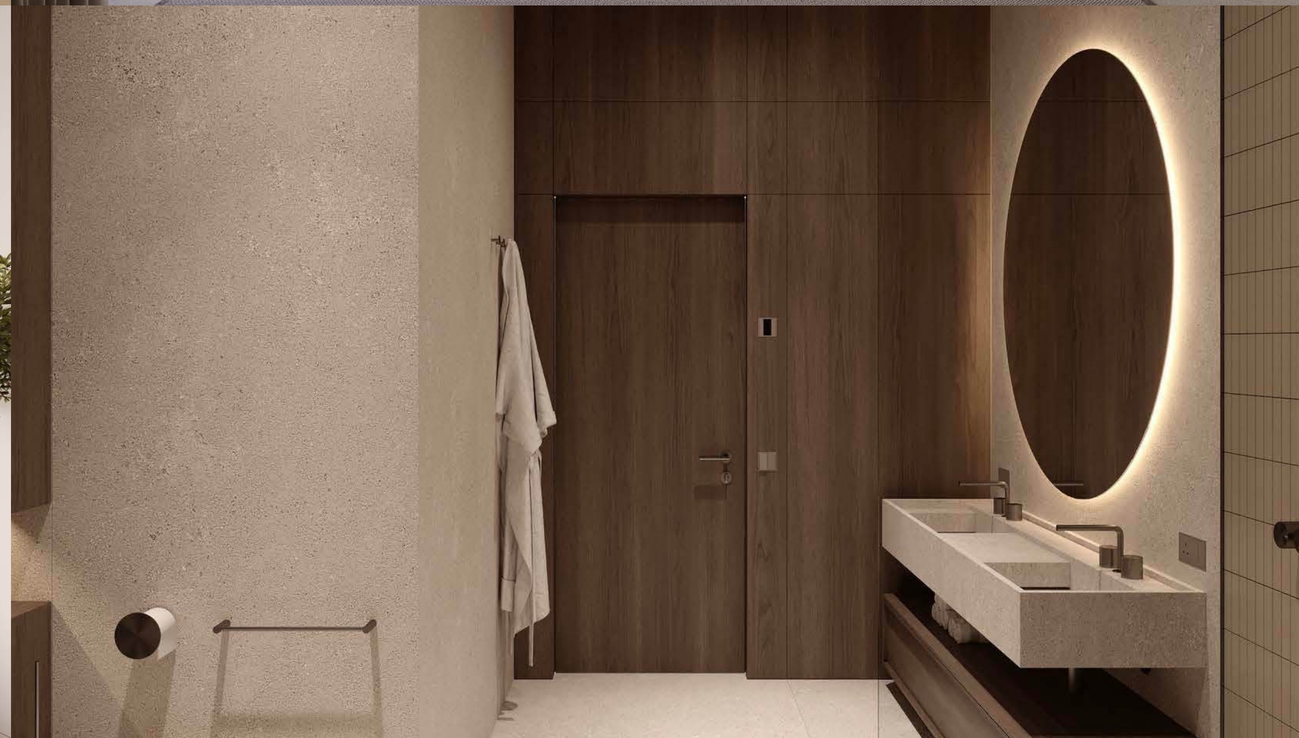


3 BR (5 units)









3-BR Podium Villas (4 units)









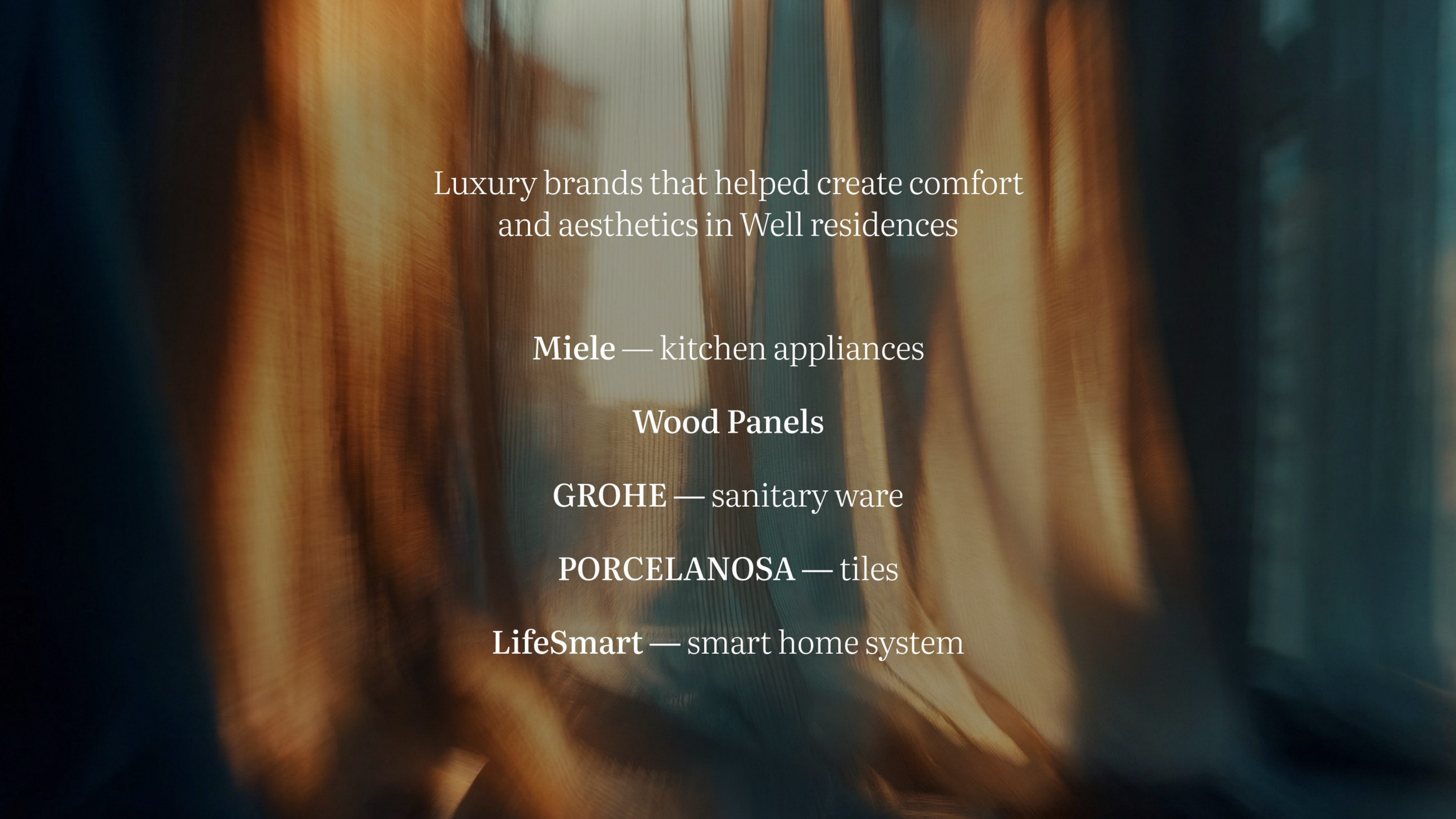
4-BR Penthouse (4 units)











Luxury brands that helped create comfort
and aesthetics in Well residences

Miele — kitchen appliances

Wood Panels

GROHE — sanitary ware

PORCELANOSA — tiles

LifeSmart — smart home system