NAUTICA

A development by

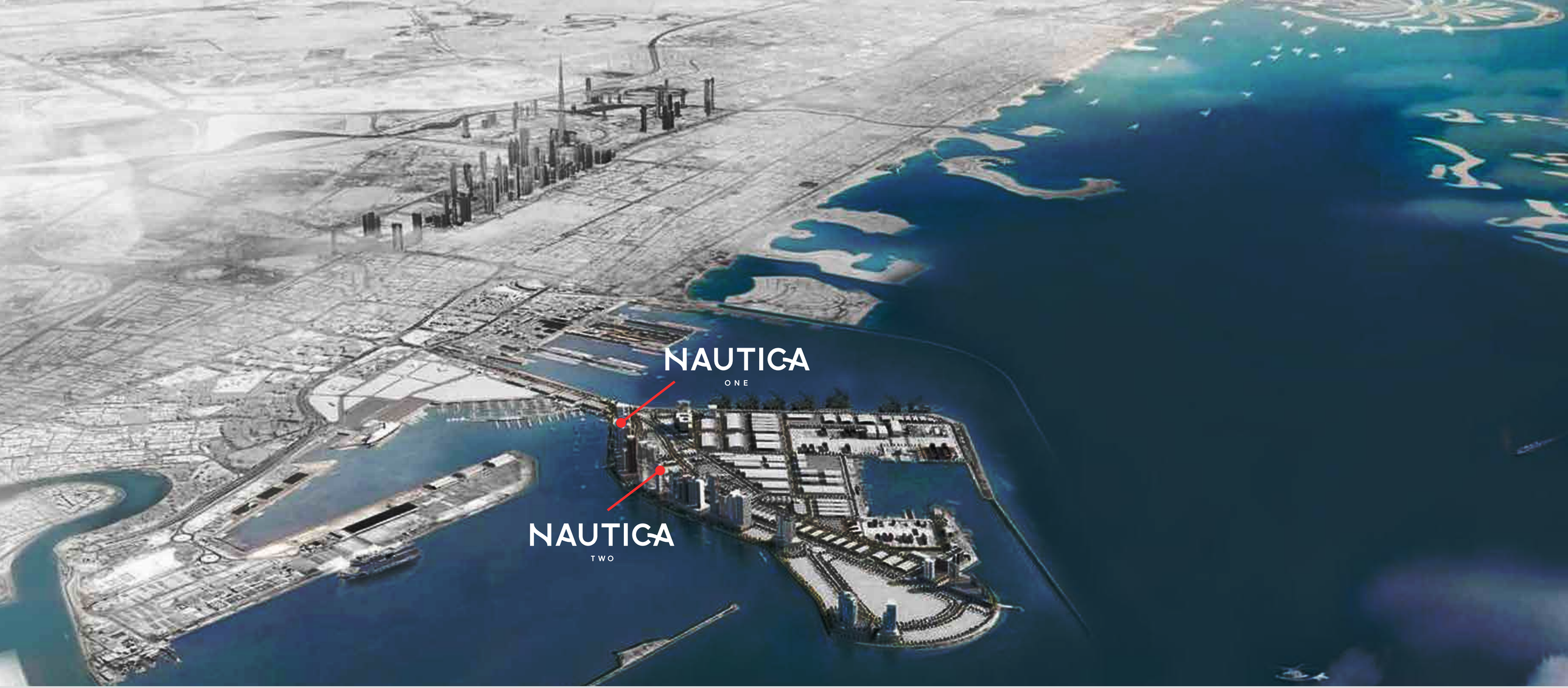
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Nautical Vibe

Pulsating an eclectic nautical vibe through its waterfront location, architecture and design, Nautica One & Nautica Two are located in the newest up-and-coming Dubai waterfront hotspot, Dubai Maritime City.

Embodying the spirit of one of the most charismatic port cities in the world, Nautica Towers feature vibrantly designed one and two-bedroom apartments with uninterrupted waterfront vistas and panoramic city views.

With the recently completed infrastructure and superb roadways allowing seamless access to main expressways, Dubai Maritime City is set to become the city's new residential hotspot and the ultimate opportunity for early investors.



20
minutes from
The Dubai Mall
Dubai International Airport

15
minutes from
Gold Souk
Creek Tower

10
minutes from
Jumeirah Beach Coastline
Pearl Jumeirah

20
minutes from
DIFC
(Dubai International Financial Centre)



Dubai Maritime City

The 227-acre development is set to lead the way in international design excellence, advanced technologies and sustainability, outstanding dining and retail, educational innovation, public art and cultural programs.

Linked to both the historic charm of the Old and the bustling of the New, Dubai Maritime City boasts convenient access to Sheikh Zayed Road and the city's primary expressways, as well as close proximity to Dubai International Airport and Dubai Downtown, home to iconic landmarks including The Dubai Mall and the Burj Khalifa.


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On the Horizon

The design philosophy for both Nautica Towers focuses on magnifying the picturesque views of the surrounding sea vistas, enhancing the natural beauty of their waterfront location.

The strategic rotation of the Towers to optimize views is a clever architectural move, ensuring residents impressive panoramas of the nearby waterways, the bustling marina, and the lush, low-rise green residential areas.

The result is a seamless blend of urban living with the tranquillity of nature, offering an unparalleled connection to the surrounding environment and a refreshing daily infusion of natural beauty.

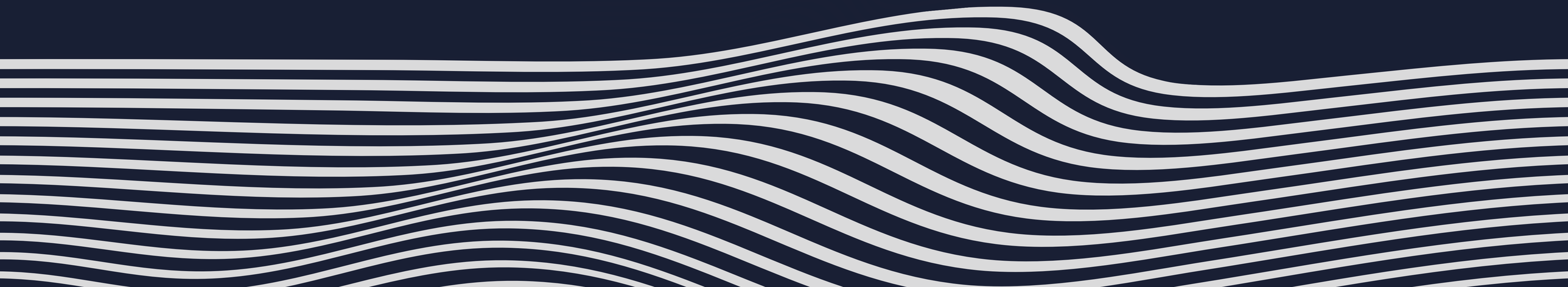

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Making Waves in Waterfront Living

Setting the new benchmark for waterfront living in Dubai Maritime City, Nautica Towers feature a selection of expertly designed one and two-bedroom apartments dressed in palettes of slate, cool grey and sapphire, juxtaposed with warm timber tones and accents of copper to create a contemporary and vibrant setting.

A perfect fusion of style and function, the bathroom has been crafted for comfort and thoughtfully designed for ease of living. Its minimal and striking design creates a unique space, complemented by colourful accents in the finishings.




UNION



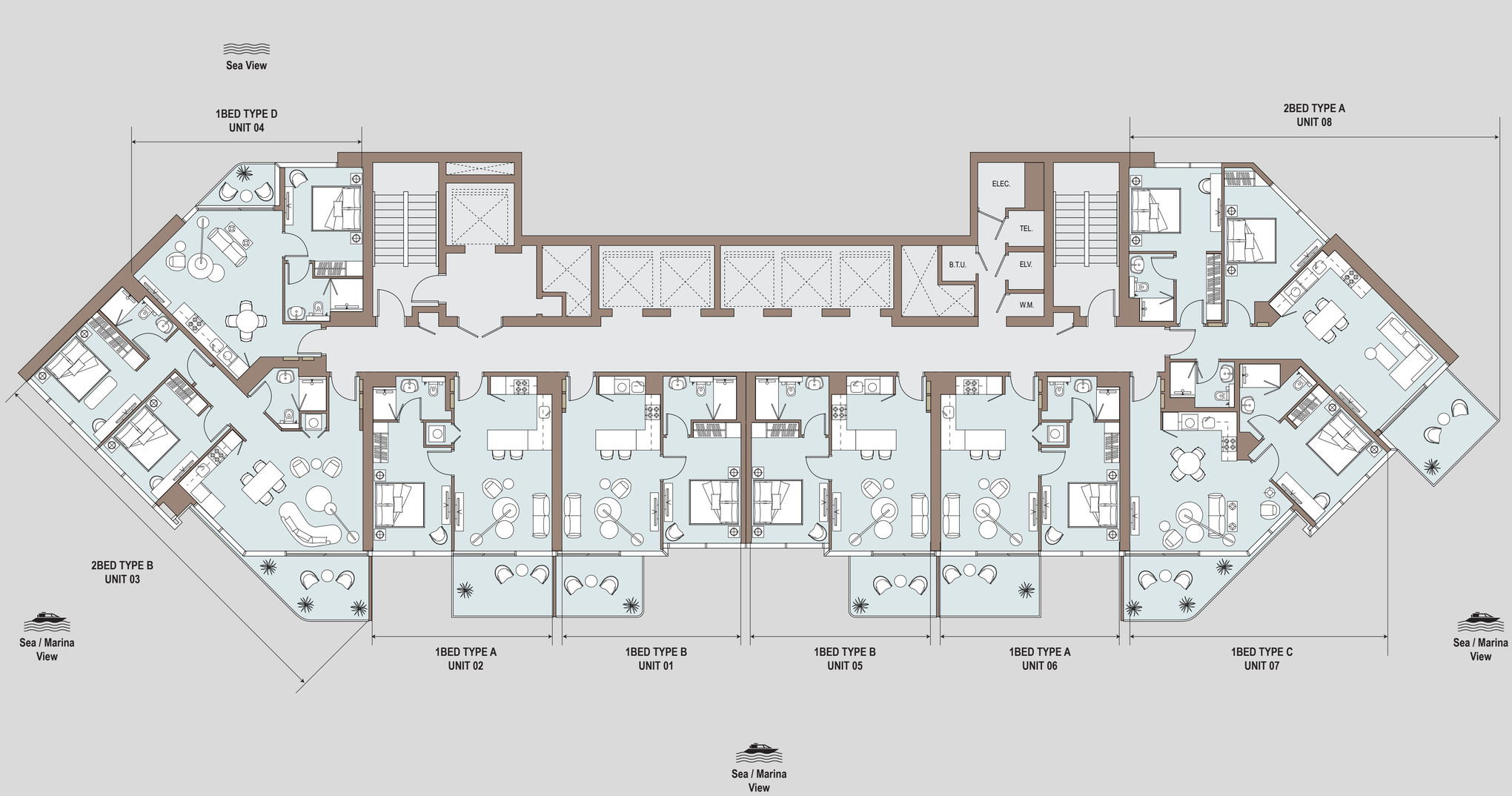







UNION

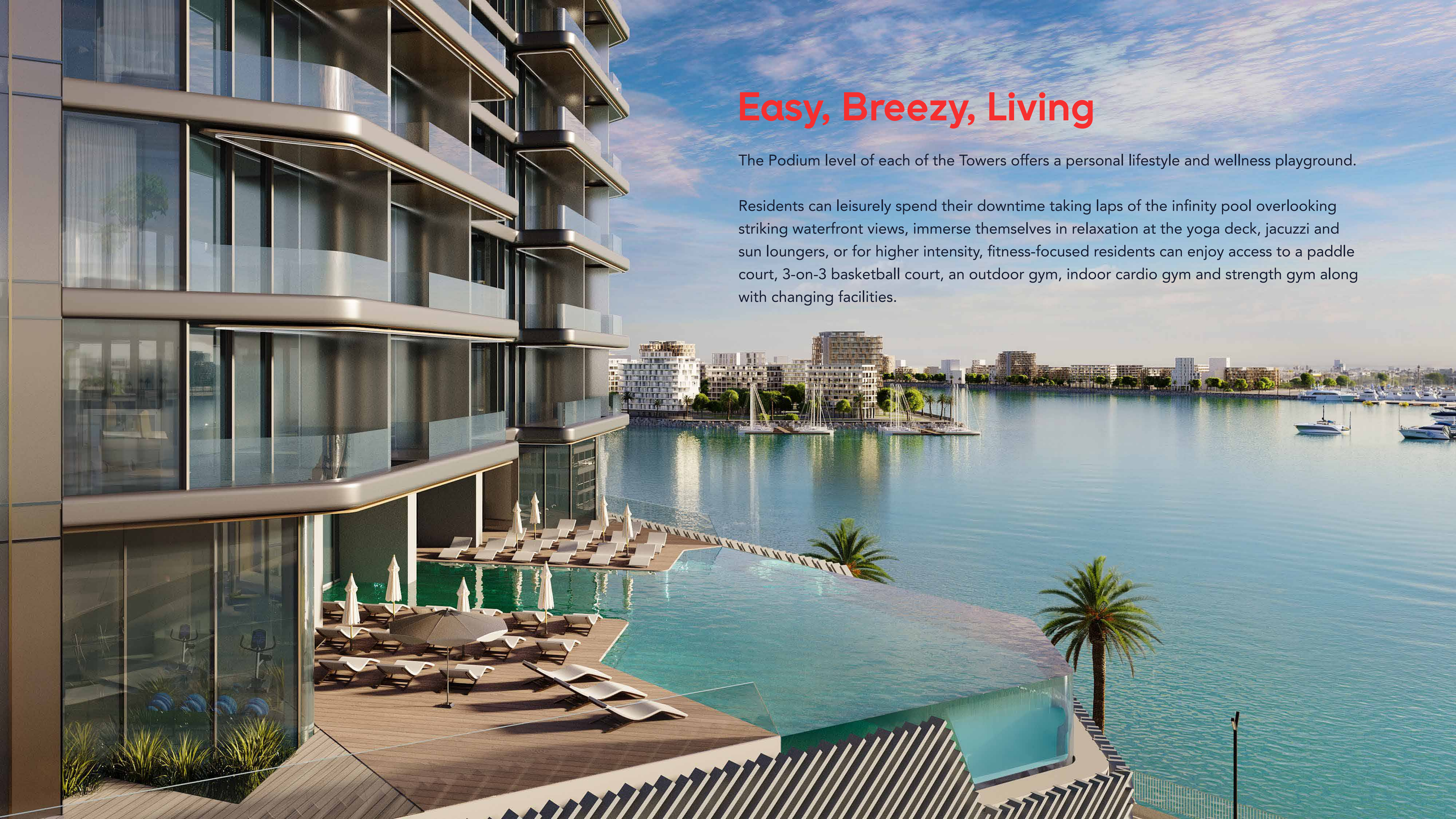
NAUTICA



Tower One

Tower Two

Drawings are provided by our consultants. All dimensions, features and amenities are approximate at time of printing. Actual size may vary from stated area. Drawings not to scale E & OE. The developer reserves the right to make revisions to the floor plans and any features, materials and dimensions mentioned without further notice.



Easy, Breezy, Living

The Podium level of each of the Towers offers a personal lifestyle and wellness playground.

Residents can leisurely spend their downtime taking laps of the infinity pool overlooking striking waterfront views, immerse themselves in relaxation at the yoga deck, jacuzzi and sun loungers, or for higher intensity, fitness-focused residents can enjoy access to a paddle court, 3-on-3 basketball court, an outdoor gym, indoor cardio gym and strength gym along with changing facilities.

NAUTICA



1 Infinity Pool

2 Jacuzzi

3 Pool Deck

4 Changing Rooms

5 Cardio Gym

6 Strength Gym

7 Outdoor Gym

8 Yoga Lawn

9 Basketball Court

10 Padel Court

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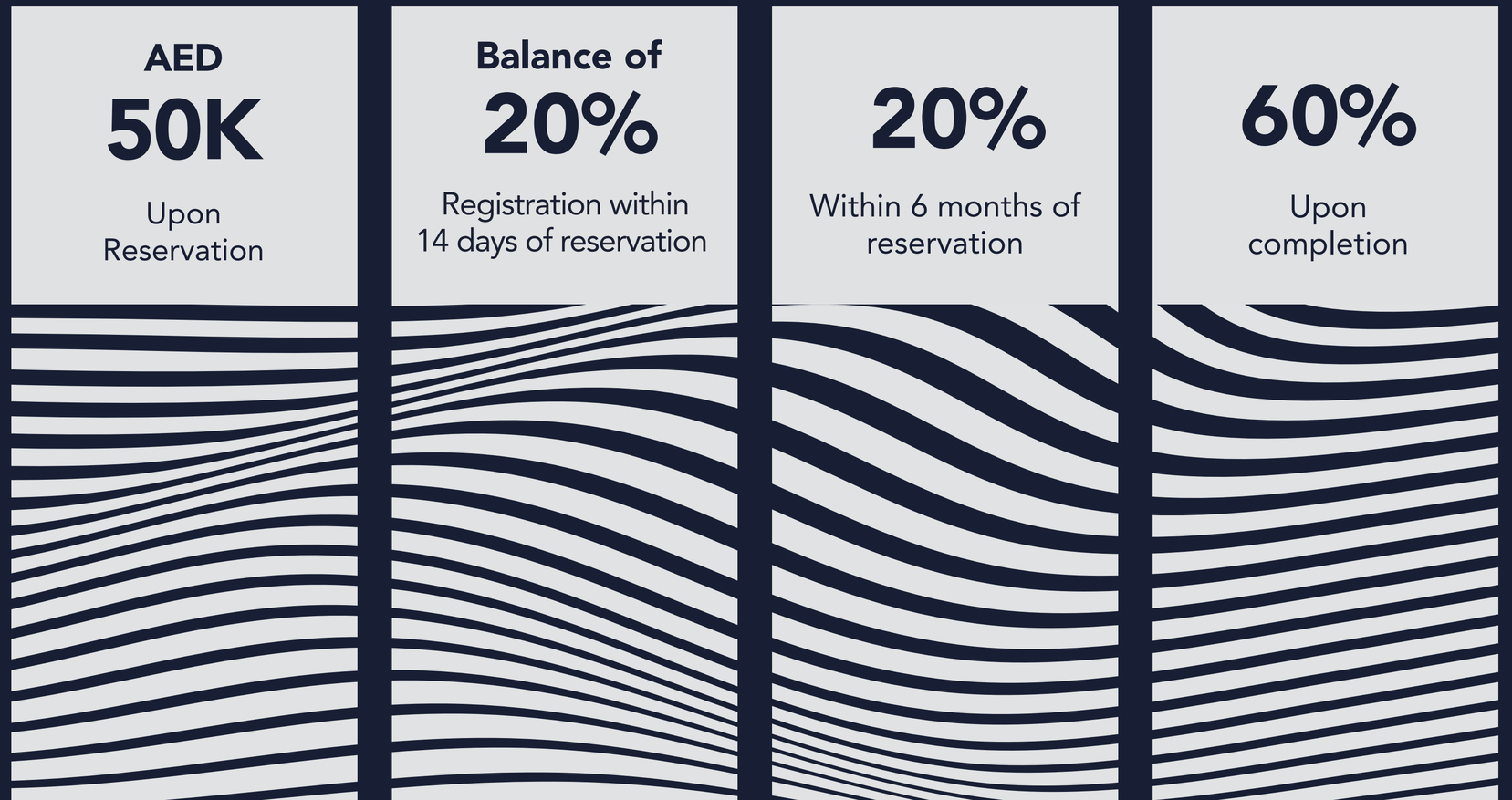



TECHNOGYM





Payment Plan



Development Timeline

2023		
52 Avenue Road	London, UK	Under Development
The EDGE	Dubai, UAE	Under Development
2022		
Six Senses Residences The Palm, Dubai	Dubai, UAE	Under Development
Jumeirah Living Business Bay	Dubai, UAE	Under Development
Peninsula Four, The Plaza	Dubai, UAE	Under Development
Peninsula Three	Dubai, UAE	Under Development
Velocity Tower	London, UK	
2021		
15 Northside	Dubai, UAE	
98 Baker Street	London, UK	
Echo Building	Liverpool, UK	
Peninsula One	Dubai, UAE	Under Development
Peninsula Two	Dubai, UAE	Under Development
Peninsula Five, The Signature Collection	Dubai, UAE	Under Development
2020		
Jumeirah Living Marina Gate	Dubai, UAE	
Niu Air	Frankfurt, Germany	
2019		
Studio One	Dubai, UAE	
Marina Gate II	Dubai, UAE	
Ibis Hotel	Sheffield, UK	
2018		
Marina Gate I	Dubai, UAE	
No. 9	Dubai, UAE	
The Hive	Dubai, UAE	
2017		
Pacific	Ras Al Khaimah, UAE	
2016		
Ballochmyle Estate	Scotland, UK	
2015		
InterContinental Dubai Marina	Dubai, UAE	
Alexandra Tower	Liverpool, UK	
Radisson Blu Hotel	Birmingham, UK	
Velocity Tower	Sheffield, UK	
2014		
West Avenue	Dubai, UAE	
Nottingham One	Nottingham, UK	
2012		
Bay Central	Dubai, UAE	
2011		
Botanica	Dubai, UAE	
The Torch	Dubai, UAE	
2009		
The Point	Dubai, UAE	
Royal Oceanic	Dubai, UAE	
2007		
Yacht Bay	Dubai, UAE	
2002		
SELECT GROUP	Dubai, UAE	