# SEASCAPE

RASHID YACHTS & MARINA

EMAAR

# *Rashid Yachts & Marina*

Rashid Yachts & Marina is the new global destination for discerning yacht owners to experience Dubai's buzzing scene in an elegant environment where beauty and luxury collide. Designed to encapsulate the ultimate modern waterfront architecture, it combines luxury residences and a full-service marina with an appealing mix of restaurants and shops, creating a unique definition of "living at sea".

# *World-class Superyacht hub*

The new marina at Rashid Yachts & Marina offers ***convenient, hassle-free access to Dubai***, accommodating 430 wet berths for yachts up to 100m long with a range of flexible berthing options, from a single night through to seasonal and annual stays.

You will benefit from the marina's state-of-the art facilities and an expert, multilingual marina team offering yacht assistance around the clock, in addition to a host of amenities and services that you will find at your disposal.





When it comes to retail therapy, nobody does it better than Dubai. The nearby Downtown Dubai is the city's most famous shopping district, and it's packed with chic boutiques that will satisfy your every fancy. Rashid Yachts & Marina's promenade has floating restaurants, cafés, lounges, and beach bars, while downtown Dubai is home to the city's top dining and nightlife options and is conveniently located just a short distance away.

A theatre, a museum, and the former palace of Sheikh Saeed Al Maktoum are all within walking distance, making this one of the most culturally rich areas in all of Dubai.

## *Shopping, Dining & Inspiration*

SEAGATE

SEASCAPE

1 MARINA, PROMENADE & DUBAI MALL BY THE SEA

2 THE CANAL POOL

3 QE2

4 HOSPITALITY ON THE WATER

5 FOUNDER'S HOUSE

6 PEDESTRIAN BRIDGE

7 THE MUSEUM

8 FLOATING RESTAURANTS

9 MARINA / YACHT BERTHS

10 THE THEATRE

11 FERRY STATION

12 BOUTIQUE HOTEL

13 PRIVATE BEACH CLUB



# *Welcome to Seascape*

The ideal combination of luxury, style, and elegance with breathtaking views of the Marina and the Arabian Gulf's blue horizon. This is your coastal luxury haven, where you can spend extended vacations enjoying the stunning combination of warm weather, world-class shopping, modern architecture, sandy beaches, and the most cosmopolitan way of life...



During the day, or long after the sun dips beyond the sea's horizon, the Promenade is the essence of the Marina's thriving life with a rich variety of dining options and an eclectic selection of stylish shops that will accommodate your every need. So just sit back, relax, and enjoy life.

- Venetian Piazza
- Pedestrian Harbour Bridge
- A Floating Restaurant
- Views of Burj Khalifa & The Sea
- 6 Interconnected District Parks

# *A Thriving Promenade*





Seascape offers a fine collection of premium 1, 2, & 3-bedroom homes steps away from the Marina, the Promenade and Dubai's longest swimmable canal pool. Dive into the good life in a contemporary residential oasis offering sophisticated amenities, tranquil surroundings, and exciting nearby attractions.

With a location just minutes from Dubai's many offerings, and carefully curated world-class amenities, Seascape provides the benefits of both retreat and adventure.

# *Coastal Living at its Best*

SEAGATE

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Sunrise

Sunset

North

0 8 30 30 80m

## Legends

1. Marina Promenade
2. Burj View axis
3. High Street (Local Shops & Cafe's)
4. Neighbourhood Park & Plaza
5. Sikkas
6. Linear Edge Leisure & Wellness Park
7. Residential cluster with Pool & Gardens
8. DP World Marina Retail Parade
9. Slipway
10. Marina

# *A Sea of Inspiration Awaits*



# *Inspired Elegance*

Each of Seascape's modern residential units is a masterpiece of detail and design. Choose between expansive 1, 2, & 3-bedroom apartments with open floorplans and panoramic windows offering endless outdoor living space views reflected in the perfectly balanced interiors colour palette.









# *Leisure & Relaxation*

The four-building complex is directly adjacent to the community park and the canal pool, with direct access to the lushly landscaped promenade brimming with life and offering excellent views of the marina and the Dubai skyline. Dip your toes in the 500-metre-long canal pool lined with palm trees and cabanas, or benefit from the complex's own gym and pool facilities. Seascape is the place where you can do all that and much more.

# *The Canal Pool*

# *Fitness Gym*

# *Boardwalk Promenade*

# *Recreational Courts*





# *Community Park*

# *Retail & Dining Options*








# *Global Lifestyle Developer*

A leader in the global real estate market, EMAAR has grown over the years to become the largest real estate developer outside of China. You will be investing with one of the best-regarded brands in the world*.

**40BN AED***
Market Cap

**28.27BN AED**
Revenue

**3.8BN AED**
Net Profit

**81,600+**
Residential Units Delivered

**35,200+**
Residential Units
Currently Under Development

* As in 31 December 2021