SEA CLIFF

BY IMTIAZ

IMTIAZ





PULSE OF THE OCEAN

Sea Cliff by Imtiaz feels like a coastline you can live on. The structure rises the way cliffs are shaped over time, in gentle layers of light, sand, and breeze, carrying the warmth of the sun and the quiet rhythm of the tides.




WIND & TIDE
The form of Sea Cliff rises from the very geology that cradles it, layered like coastal strata, shaped by the rhythm of waves, and sculpted by the quiet logic of wind-smoothed cliffs.

AN OCEAN INSPIRED OPUS



WHERE THE LAND
OPENS TO THE
WATER

A dynamic waterfront community
directly connected to the mainland by
well-established bridges and roadways.
From this address, coastal calm connects effortlessly
to the city, with Dubai International Airport,
Downtown Dubai, and Dubai Creek
all within convenient reach.





DUBAI ISLANDS

Dubai Islands stands at the centre of Dubai's 2040 Urban Master Plan and D33 Economic Agenda, reflecting a long-term vision for sustainable growth, elevated living, and global connectivity. As part of this evolving coastal destination, Sea Cliff is positioned within a future shaped by thoughtful development, refined lifestyles, and enduring value.



ARCHITECTURE IN TUNE WITH THE COAST

Earth-toned materials and timber-textured soffits lend a tactile warmth, anchoring Sea Cliff in its natural island landscape. Its form steps forward and retreats like carved terraces, allowing the façade to breathe with the passing hours. As light moves, the building seems to move with it, alive to the daily choreography of the sea and sky.









WHERE THE DAY LEARNS THE SHADES

The mornings begin with drifting light across the water, a breeze that fills the air, a feeling of life within, and evenings settle into the soft glow of Dubai’s skyline, while the shoreline stretches, quiet and unbroken.





A SANCTUARY

SET BETWEEN

WORLDS

Set on the quiet edge of Dubai Islands, Sea Cliff lies between shaded island paths and open water views, where the skyline softens, the sea expands into an endless horizon, and the breeze moves with its own unspoken rhythm.







WHERE

MOMENTS

COME TOGETHER

The poolside becomes a place to connect, where conversations flow with life and laughter. Here, evenings settle into a rhythm of warmth and energy, shaping a lifestyle that is effortless and elegant.




A GATEWAY
TO THE
INFINITE



LOBBY

WHERE LIGHT SHIFTS AS THE DAY UNFOLDS

The lobby at Sea Cliff is shaped by daylight and quiet movement. Generous natural light creates a space that evolves from morning to evening, offering a composed yet welcoming arrival.



LOBBY



LOBBY

A SPACE DEFINED BY ITS DETAILS

At Sea Cliff, the lobby celebrates the art of fine detailing. Rich materials, layered textures, and meticulously crafted surfaces come together to create an environment of quiet sophistication. A welcoming space that reflects both precision and elegance.





LOBBY



CLUBHOUSE

Amenities at Sea Cliff are crafted to enhance daily life by the water, offering spaces for wellness, leisure, and shared moments. Each amenity is thoughtfully positioned to make the most of light, air, and open surroundings, supporting a balanced waterfront lifestyle.



CLUBHOUSE



CLUBHOUSE



CLUBHOUSE



LIFE
MEASURED IN
QUIET BALANCE

Wellness at Sea Cliff unfolds in quiet, intentional moments, encouraging movement that feels natural, unhurried, and deeply connected to the surroundings. At the gym, workouts framed by open horizons create a rhythm where the body and mind move in harmony.



GYM



GYM



OUTDOOR GYM & YOGA





LIVING AREA



LIVING AREA

A LIVING SPACE

THOUGHTFULLY

COMPOSED

The living areas at Sea Cliff are designed as places to unwind and connect. Soft textures, curated finishes, and expansive windows inviting natural light and views, come together to create an atmosphere of quiet comfort.



DINING & KITCHEN



HAPPY MOMENTS THAT FLOW NATURALLY

Open layouts, natural finishes, and considered detailing create spaces that feel both welcoming and functional.

DINING & KITCHEN



BEDROOM

A RELAXING

RETREAT

The bedroom at Sea Cliff is designed as a sanctuary for rest and renewal. Subtle detailing and warm tones encourage a sense of ease from day to night.





BEDROOM

DESIGNED TO ENRICH EVERY MOMENT

Spread across two beautifully crafted levels, the duplex at Sea Cliff offers expansive living, panoramic sea views, and spaces that flow seamlessly between privacy and togetherness.



DUPLEX



BATHROOM



TIME, SLOWED BY THE SEA



LIFESTYLE LIVING, PERFECTED


Duplexes with Private Pool


Cascading Water Fall


Sky Garden Sitting


Multiple Garden Outdoor Sitting


Bean Bag Seating Area


BBQ with Outdoor Sitting


Sun Lounger Deck


Wet Deck


Pavilion ClubHouse


Kids Playground


Seating Courtyard


Outdoor Reading Area


Game Area


Jacuzzi


Yoga Zone


Outdoor Gym


Shower


Swimming Pool


Kids Pool


Outdoor Cinema


Mixed Garden with Sand & Gravel


Jogging Track


VIP Drop off Area


Outdoor Sitting with Fire Pit



A UNIFIED PURSUIT OF EXCELLENCE

Villeroy & Boch
1748

Miele

Every element at Sea Cliff is guided by a shared respect for luxury and craft. Each element is carefully selected to balance function with feeling, ensuring performance without distraction. Together, they shape interiors where technology, material, and comfort come together in quiet harmony.



IMTIAZ | PORTUGAL

OFFICIAL REGIONAL PARTNER OF THE PORTUGUESE FOOTBALL FEDERATION ACROSS THE UAE, UK, AND INDIA.



IMTIAZ

A JOURNEY TO PERFECTION

imtiaz.ae | info@imtiaz.ae