



THE VISIONARIES

In a world where luxury is often equated with excess, Ali and Amira Sajwani are on a journey to embrace exquisite simplicity with Amali.

Inspired by their father's spectacular track record in Dubai, the region and the world's high-end property development market, as well as their own experience at the helm of DAMAC Properties, Ali and Amira are dedicated to creating a new path for exceptional real estate.



As a trailblazing Emirati businesswoman, Amira Sajwani is known for her exacting standards of excellence, eye for design as well as an unerring commitment to quality.

At DAMAC Properties, Amira leads the firm's sales and development efforts in her capacity as Managing Director, and is hands-on throughout the property life-cycle, from design to construction, marketing and creative.

Amira is also the founder and CEO of PRYPCO, a revolutionary proptech platform that is steered by her tech expertise, innovation-led ethos and ability to forge key partnerships with agents, government authorities, global financial institutions and the community as a whole.



A serial Emirati entrepreneur with a knack for identifying opportunities others often miss, Ali Sajwani has made a name for himself as detail-oriented, digital-first leader.

Ali spearheads the digital transformation of DAMAC Properties as its Managing Director of Operations and Technology. To date, his efforts have been critical to the impressive expansion of the firm's growth, especially into new and untapped markets.

A great example of this is the Mandarin Oriental Resort in Maldives, a project he has led from inception, right through the development phase, helping extend DAMAC's hotel business into even more global markets.

PARTNERS OF AMALI: OUR HANDPICKED ATELIER

AMALI IS MORE THAN JUST A LUXURY REAL ESTATE
BRAND, AMALI IS A TEAM OF INTERNATIONAL AWARD
WINNING DESIGNERS, ARCHITECTS, AND BUILDERS
WHO ARE PASSIONATE ABOUT CRAFTING UNIQUE AND
EXTRAORDINARY LIVING SPACES.



ARCHITECTURE

ELASTIC

ELASTIC is a global award-winning firm of international, diverse and talented architects and interior designers. Based in Athens, Greece with offices in London, Toronto, Dubai and Cyprus, the studio has an innovative approach that creates unique hospitality and lifestyle experiences.

ELASTIC brings their unrivalled understanding of fluidity, form and function to the architecture of Amali Islands, creating residences that effortlessly complement their beachfront environment via two distinct facades.

INTERIOR



Hirsch Bedner Associates has been shaping taste for the past 50 years and has delivered groundbreaking projects for developers and private clients across the world.

HBA Residential is the specialist design-house of HBA consisting of architects, interior designers and FF&E designers who conceive and develop beautifully crafted residential projects holistically.

Amali worked with HBA to conceptualise different interior aesthetics for the residences, each featuring carefully sourced materials from around the world.

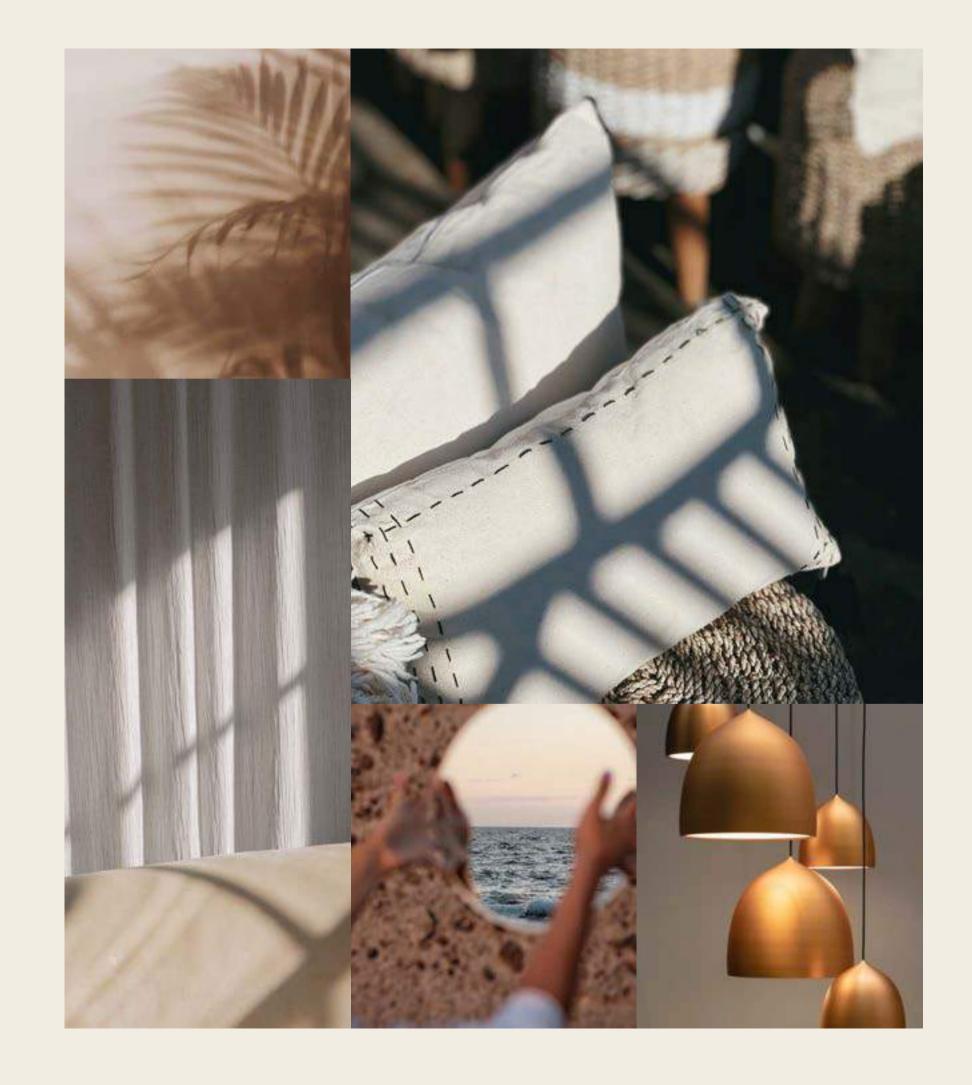
LANDSCAPING



SquareM elevates landscaping to an art form, with an almost intuitive ability to craft refreshingly lush environments.

The firm is renowned for painstakingly researching the natural parameters of a space, sourcing both indigenous as well as exotic species of plants and bringing them together in the most sustainable way possible.

Amali collaborated with SquareM to design oases with calm, inimitable sanctuaries of rejuvenation.







REDEFINING LUXURY LIVING,
ONE DREAM AT A TIME.

S amali

STEP INTO A REALM OF PERPETUAL VACATION,
WHERE EVERY RETURN HOME CONJURES THE SENSATION
OF EMBARKING ON A BLISSFUL HOLIDAY.

WELCOME HOME TO YOUR PRIVATE ISLAND









18 MINS

DUBAI INTERNATIONAL AIRPORT



5 MINS

PALM JUMEIRAH

20 MINS

JETEX PRIVATE

TERMINAL



10 MINS
DOWNTOWN DUBAI



9 MINS

DIFC



3 MINS

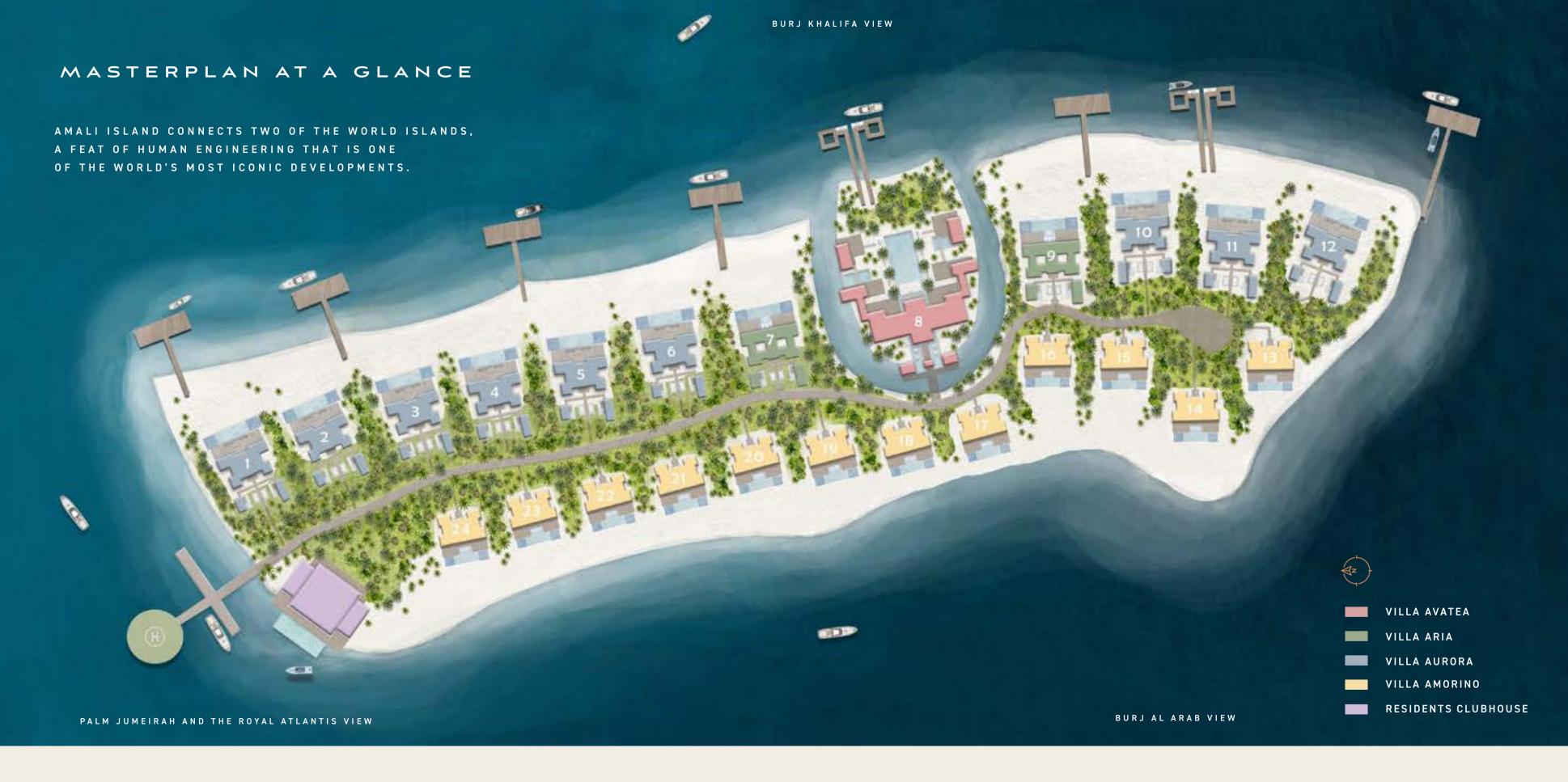
PRIVATE WHARVES



CAVALLI COUTURE MAIN PARKING



VEGAS INSPIRED ISLAND



1,200,000 SQFT

TOTAL AREA OF AMALI ISLAND

24

EXCLUSIVE RESIDENCES 360° VIEWS

OF SEA, DUBAI SKYLINE AND PALM JUMEIRAH 50M

UP TO 50 METRES OF PRIVATE BEACHFRONT

AMENITIES

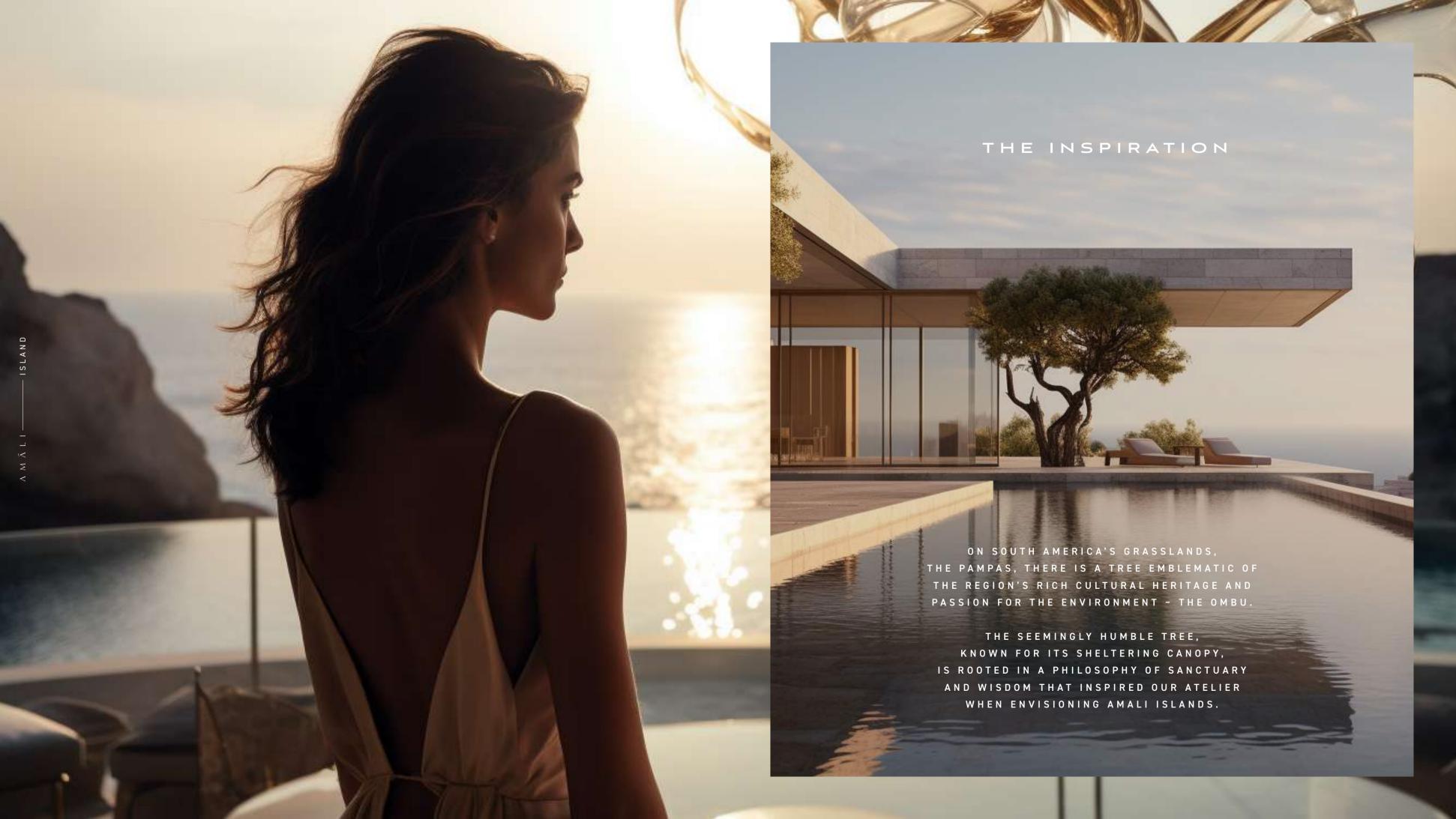
RESTAURANT, FITNESS CENTER, SPA & CONCIERGE PRIVATE BERTHS

AT EACH BEACHFRONT VILLA
FOR EASY ACCESS

CLUBHOUSE

MEMBERS-ONLY CLUBHOUSE HELIPAD

EXCLUSIVELY FOR RESIDENTS













A NAUTICAL NIRVANA

STEPS AWAY FROM EACH VILLA, NESTLED
ON PRISTINE ISLAND SHORES, IS ITS
STATE-OF-THE-ART PRIVATE BERTH.

STEEPED IN EXCLUSIVITY, THESE BERTHS

ACCOMMODATE A VARIETY OF MOTOR

AND SAILING YACHTS, INCLUDING THE

PRESTIGIOUS RIVA RIVARAMA 44.

BELOVED BY SILVER SCREEN SIRENS AS WELL

AS ROYALTY, THE RIVA RIVARAMA 44 IS AN

ERA-DEFINING VESSEL THAT RESIDENTS OF

AMALI ISLANDS ARE INVITED TO OWN ON

PURCHASE OF A VILLA.

LUXURY LIVING, HOWEVER YOU DREAM IT

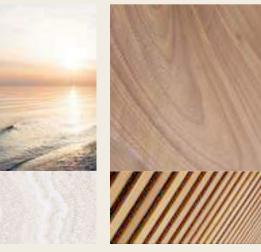
OUR 4 VILLA TYPOLOGIES RISE FROM THE SHORE IN EITHER 'GRANDE' OR 'MINIMA' STYLES WITH...

2 TRIBES OF INTERIOR TEXTURES

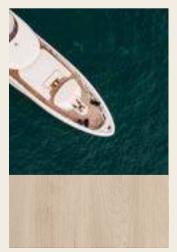
AMALI ISLANDS CREATES TWO UNIQUE ISLAND HOME ENVIRONMENTS TO CHOOSE FROM, WHERE INDIVIDUALS CAN EXPRESS THEIR PERSONAL STYLE AND CREATE A CUSTOMISED INTERIOR DESIGN FROM MODERN TO CLASSIC TONES.

















OPULENCE, EXTRAVAGANCE AND CLASSIC TONES.











VILLA AVATEA AT A GLANCE

72050 sq ft

32400 sq. FT

PLOT AREA

BEDROOMS

ISLAND LOCATION

PRICE ON REQUEST

VILLA LOCATION



	VIEW TO DUBAI SKYLINE

BASEMENT

WATER SPORTS ACTIVITY DISPLAY LUXURY BOAT GARAGE ARRIVAL POWDER ROOM STORAGE LIVING ROOM CINEMA ROOM ELECTRICAL ROOM POOL PLANT ROOM TREATMENT ROOM

INDOOR POOL FAMILY LIFT (2) BOH LIFT (2) STEAM ROOM SAUNA INDOOR SPA POOL SPA CHANGING ROOMS STAFF ACCOMMODATION (2) DIRTY KITCHEN

GROUND **FLOOR**

GARAGE GAMES ROOM WATER FEATURE PLANT ROOM FORMAL LIVING ROOM ATRIUM FORMAL DINING ROOM AND LOBBY SHOW KITCHEN CASUAL LIVING ROOM PANTRY CASUAL DINING ROOM GALLERY PANTRY CIGAR LOUNGE GALLERY GYM KIDS PLAY ROOM (WITH BATHROOM)

FIRST **FLOOR**

SECOND **FLOOR**

LOBBY FAMILY LOUNGE BREAKFAST ROOM GUEST ROOM 1 GUEST ROOM 3 GUEST ROOM 2

OUTDOOR LIVING ROOM (2) GUEST ROOM 4

LOBBY

TEA TERRACE

MASTER BEDROOM CLOSET (2) OUTDOOR CINEMA BATHROOM TREATMENT CABANA

OFFICE LOUNGE CABANA OUTDOOR RELAXING AREA

OUTDOOR

TREATMENT CABIN GROTTO WITH CASCADE LOUNGE DECKS/WATER GARDEN SHALLOW POOLS (2) LAP POOL/BEACH POOL POOL BAR/DJ BOOTH BARBECUE AREA

WATER SPORTS LIFT SURF SHACK/LAWNS/ZEN WALK SHISHA LOUNGE TEPPANYAKI PERGOLA JACUZZI/ONSEN/SUN TERRACE SUNKEN SEATING JUMP OFF ROCKS KOI CARP POND /PRIVATE BEACH

PAYMENT PLAN

DESCRIPTION	DEPOSIT	1 ST INSTALLMENT	2 ND INSTALLMENT	3 RD INSTALLMENT	4 TH INSTALLMENT	5 TH INSTALLMENT	6 TH INSTALLMENT	7 TH INSTALLMENT	8 TH INSTALLMENT	9 TH INSTALLMENT	10 TH INSTALLMENT
MILESTONE EVENT	ON BOOKING	WITHIN 30 DAYS OF SALE DATE	WITHIN 3 MONTHS OF SALE DATE	WITHIN 6 MONTHS OF SALE DATE	WITHIN 9 MONTHS OF SALE DATE	WITHIN 12 MONTHS OF SALE DATE	WITHIN 15 MONTHS OF SALE DATE	WITHIN 18 MONTHS OF SALE DATE	WITHIN 21 MONTHS OF SALE DATE	WITHIN 24 MONTHS OF SALE DATE	ON COMPLETION
(%) VALUE	10	10	5	5	5	5	5	5	5	5	40

4% DLD FEE TO BE PAID IN ADDITION TO THE INITIAL DEPOSIT

HANDOVER MARCH 2027





VILLA ARIA AT A GLANCE

56200 sq FT 22470 sq FT

PLOT AREA

BEDROOMS

ISLAND LOCATION

PRICE ON REQUEST

VILLA LOCATION



BASEMENT

LUXURY BOAT GARAGE STORAGE

FAMILY LIFT

FAMILY LIVING

CHANGING ROOM

GROUND **FLOOR**

GARAGE SPA (WITH BATHROOM) GYM (WITH BATHROOM) ENTRANCE FOYER AND STAIRCASE SERVICE LIFT/FAMILY LIFT

SUNKEN SEATING AREA POWDER ROOM SNUG

STUDY ROOM FAMILY DINING AND SHOW KITCHEN KITCHEN STORAGE STAFF ACCOMMODATION (2) STAFF BATHROOM AND

FIRST **FLOOR**

BATHROOM LOBBY MASTER BEDROOM MASTER LOUNGE POWDER ROOM NIGHT WC GUEST ROOM 1 WARDROBE(2) WARDROBE BATHROOM/SAFE ROOM

SECOND **FLOOR**

GUEST BEDROOM 3 LOBBY GUEST BEDROOM 1 WARDROBE WARDROBE BATHROOM BATHROOM GUEST BEDROOM 4 WARDROBE GUEST BEDROOM 2 BATHROOM WARDROBE BATHROOM

OUTDOOR

ENTRY PAVILION

BUGGY AND BIKE GARAGE YOGA DECK WATER PLAZA PRIVATE POOL SPA VITALITY POOL JACUZZI LAZY RIVER DINING DECK FLOATING GUEST DECK SUNKEN SUN BED DECK

HORIZON EDGE LAP POOL

BEACH SIDE BAR AND CINEMA BEACH SIDE LOUNGE FIREPLACE FAMILY BARBECUE PAVILION POOL AND BEACH SHOWER SURF SHACK PRIVATE PIER BOAT LIFT AND DOCK WATER PAVILION NET BED SALT WATER POOL PRIVATE BEACH LAWN

PAYMENT PLAN

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HANDOVER MARCH 2027



FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	707	7610
First Floor Area	644	6931
Second Floor Area	667	7180
TOTAL AREA	2087	22470
TOTAL PLOT AREA	5221	56200

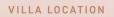








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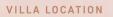








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GRANDE

VILLA AURORA AT A GLANCE

46770 sq. FT

PLOT

BEDROOMS

ISLAND LOCATION

PRICE

STARTING FROM AED 63M

VILLA LOCATION





PAYMENT PLAN

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HANDOVER MARCH 2027

GROUND **FLOOR**

FEATURE STAIRCASE SUNKEN LOUNGE POWDER ROOM FAMILY LIFT CIGAR ROOM LOUNGE/KITCHEN

ENTRANCE LOBBY

ISLAND/BREAKFAST AREA DINING ROOM BOH KITCHEN STAFF QUARTERS GYM PRIVATE STUDY (WITH BATHROOM)

FIRST **FLOOR**

LOBBY BEDROOM 3 BEDROOM 1 WARDROBE BATHROOM WARDROBE BATHROOM BEDROOM 4 BEDROOM 2 WARDROBE WARDROBE BATHROOM BATHROOM

SECOND **FLOOR**

LOBBY OUTDOOR SHOWER MASTER BEDROOM OUTDOOR KITCHENETTE CLOSET (2) JACUZZI BATHROOM (2) OUTDOOR LOUNGE

OUTDOOR GRANDE

ENTRY PAVILION BUGGY AND BIKE GARAGE YOGA DECK WATER PLAZA PRIVATE POOL SPA VITALITY POOL JACUZZI LAZY RIVER DINING DECK FLOATING GUEST DECK SUNKEN SUN BED DECK HORIZON EDGE LAP POOL

BEACH SIDE LOUNGE FIREPLACE FAMILY BARBECUE PAVILION POOL AND BEACH SHOWER SURF SHACK PRIVATE PIER BOAT LIFT AND DOCK WATER PAVILION NET BED SALT WATER POOL PRIVATE BEACH LAWN

BEACH SIDE BAR AND CINEMA









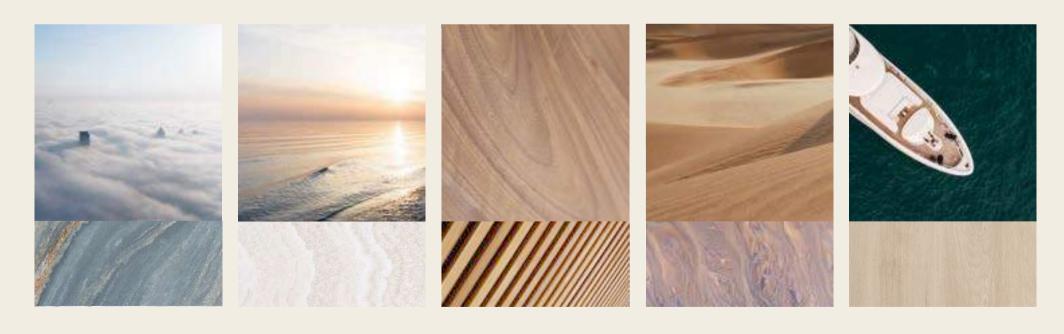


VILLA AURORA CREATES TWO UNIQUE ISLAND HOME ENVIRONMENTS TO CHOOSE FROM, WHERE INDIVIDUALS CAN EXPRESS THEIR PERSONAL STYLE AND CREATE A CUSTOMISED INTERIOR DESIGN FROM MODERN TO CLASSIC TONES.

INTRODUCING

erra

MODERN, SUBTLE AND EARLTHY HUES.

































VILLA AUROR

OVERARCHING PALETTE-TERRA

- 01. GENERAL TIMBER TONE TO NICHE ONLY & JOINERY
- 02. PAINT TO GENERAL CEILING
- 03. GENERAL BRONZE METAL FINISH
- 04. TRAVERTINE NAVONA VEIN CUT MARBLE
- 05. FEATURE PALISSANDRO BLUETTE MARBLE
- 06. HAIRLINE NICKEL TO STAIR STRINGER
- 07. TRAVERTINE OBELISCO WAVY TO WALLS
- 08. ALPI VERDE FEATURE BAR MARBLE









FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	515	5542
First Floor Area	441	4743
Second Floor Area	543	5843
TOTAL AREA	1544	16620
TOTAL PLOT AREA	4345	46770









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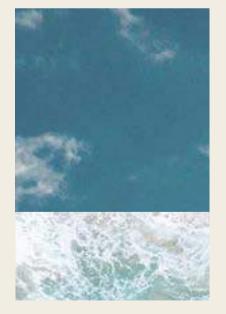


VILLA AURORA HAS A SECOND UNIQUE ISLAND HOME ENVIRONMENT TO CHOOSE FROM, CONSISTS OF CLASSIC AND MORE TRADITIONAL LUXURY TONES.

INTRODUCING



OPULENCE, EXTRAVAGANCE AND CLASSIC TONES.























VIII A AUROR

OVERARCHING PALETTE-ULTRA

- 01. WHITE PAINTED TIMBER TO WALLS
- 02. GENERAL TIMBER TONE TO NICHE ONLY & JOINERY
- 03. POLISHED PLASTER TO GENERAL WALLS
- 04. PAINT TO GENERAL CEILING
- 05.GENERAL BRONZE METAL FINISH
- 06. FEATURE TRAVERTINE NAVONA CROSS CUT MARBLE
- 07. CREMA DELICATO MARBLE TO FLOOR
- 08. HAIRLINE NICKEL TO STAIR STRINGER
- 09. BRECCIA PERNICE FEATURE BAR MARBLE









VILLA AMORINO AT A GLANCE

32630 sq FT 12690 sq FT

PLOT

BEDROOMS

VASTU COMPLIAN

ISLAND LOCATION

PRICE

STARTING FROM AED 40.75M

PAYMENT PLAN

DESCRIPTION	DEPOSIT	1 ST INSTALLMENT	2 ND INSTALLMENT	3 RD INSTALLMENT	4 TH INSTALLMENT	5 TH INSTALLMENT	6 TH INSTALLMENT	7 TH INSTALLMENT	8 TH INSTALLMENT	9 TH INSTALLMENT	10 TH INSTALLMENT
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(%) VALUE	10	10	5	5	5	5	5	5	5	5	40

VILLA LOCATION

VIEW TO BURJ AL ARAB & PALM JUMEIRAH

4% DLD FEE TO BE PAID IN ADDITION TO THE INITIAL DEPOSIT

HANDOVER MARCH 2027

GROUND **FLOOR**

ENTRANCE LOBBY FEATURE STAIRCASE SUNKEN LOUNGE POWDER ROOM FAMILY LIFT CIGAR ROOM LOUNGE/KITCHEN

ISLAND/BREAKFAST AREA DINING ROOM BOH KITCHEN STAFF QUARTERS GYM PRIVATE STUDY (WITH BATHROOM)

FIRST **FLOOR** LOBBY BEDROOM 3 BEDROOM 1 WARDROBE BATHROOM WARDROBE BATHROOM BEDROOM 4 BEDROOM 2 WARDROBE WARDROBE BATHROOM BATHROOM

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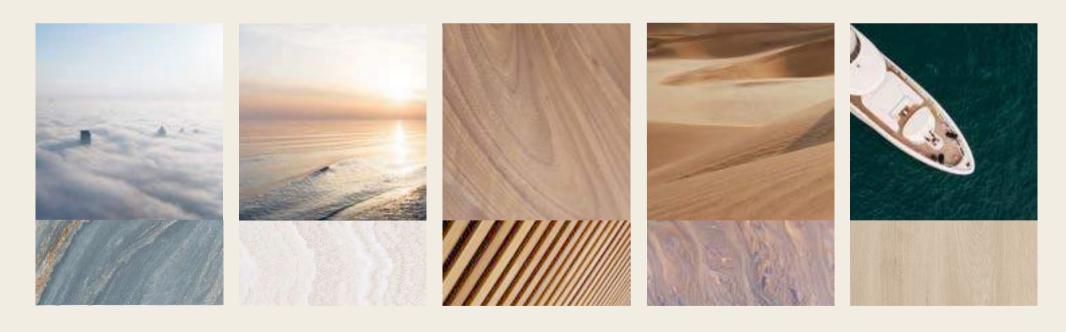
BEACH SIDE BAR AND CINEMA

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- 06. TRAVERTINE OBELISCO WAVY TO WALLS
- 07. ROSSO LEVANTO FEATURE BAR









FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	314	3380
First Floor Area	461	4963
Second Floor Area	462	4973
TOTAL AREA	1179	12690
TOTAL PLOT AREA	3032	32630



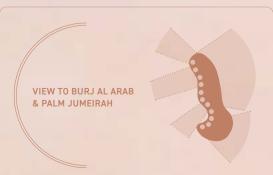






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VIEW TO BURJ AL ARAB & PALM JUMEIRAH











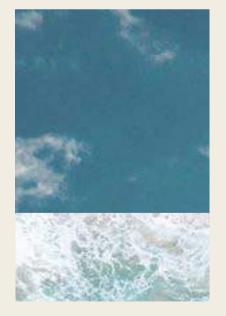


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- 09. PALLISANDRO BLUE FEATURE BAR MARBLE







