



# PENINSULA

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ONE

a development by









# PENINSULA ONE

## The Tower Apartments

Peninsula One is the first development within a strategic and meticulously created master plan. It is the gateway to Dubai's most spectacular waterfront residential community in the Downtown district of Dubai.

The Tower Apartments in Peninsula One are perfectly tailored to cater for the everyday needs of the working professional, which will present a unique investment opportunity for first-time homeowners, or savvy investors alike. Masterfully planned to deliver 433 units over 36 floors, The Tower's design is focused on maximising Peninsula One's glorious waterfront setting.

Primarily consisting of studio and one-bedroom apartments, the location of The Tower Apartments in the heart of Business Bay positions the development as a fantastic investment proposition.

Peninsula One is scheduled for completion in Q4 2024.

APARTMENT TYPE	RANGING FROM
Studio	385 - 442 ft <sup>2</sup>
One Bedroom	565 - 695 ft <sup>2</sup>
Two Bedroom	898 - 968 ft <sup>2</sup>







ONE

## THE TOWER APARTMENTS







Located in the centre of Dubai's thriving financial hub, Peninsula One offers efficient and functionally designed apartments perfectly suited to the city's bustling professional lifestyle.







Peninsula One will offer residents breathtaking waterfront views of the surrounding Downtown district of Dubai. Floor-to-ceiling windows will emphasise the unique setting and maximise radiant beams of sunlight as they cascade into the spacious living areas.





Located directly on the stunning Dubai Canal waterfront, Peninsula One is a world-class residential community featuring an unrivalled range of spectacular views.







By combining Select Group's premium finishes with majestic waterfront settings, Peninsula One is the most sought after residential destination in Downtown Dubai.





Owning a home in Peninsula One means being one of the first homeowners in an exclusive new community development, located in the heart of Dubai's most vibrant district.







Thanks to elegant and contemporary lobbies, Peninsula One  
instantaneously sets the tone as a stylish and modern address that residents  
are proud to call home.





The Tower at Peninsula One provides residents with direct access to a stunning pool deck, showcasing spectacular views over Dubai Canal. In addition, it provides exclusive access to an unparalleled range of fitness equipment in a spacious and uniquely designed setting.





## THE TOWER APARTMENT SPECIFICATIONS

### GENERAL FINISHES

- Pristine porcelain tile flooring & skirting
- Gypsum board ceilings
- Timeless marble thresholds
- Textured HPL wardrobes & cupboards
- Solid core main entrance doors
- Semi-solid core internal doors

### KITCHEN

- Quartz surface counter tops
- Stainless steel sinks
- Glass backsplash
- 2 gas hobs in studio apartments
- 4 gas hobs in 1 & 2 bedroom apartments
- Exactor fan
- Gas oven
- Fridge/freezer
- Connection point for washing machine

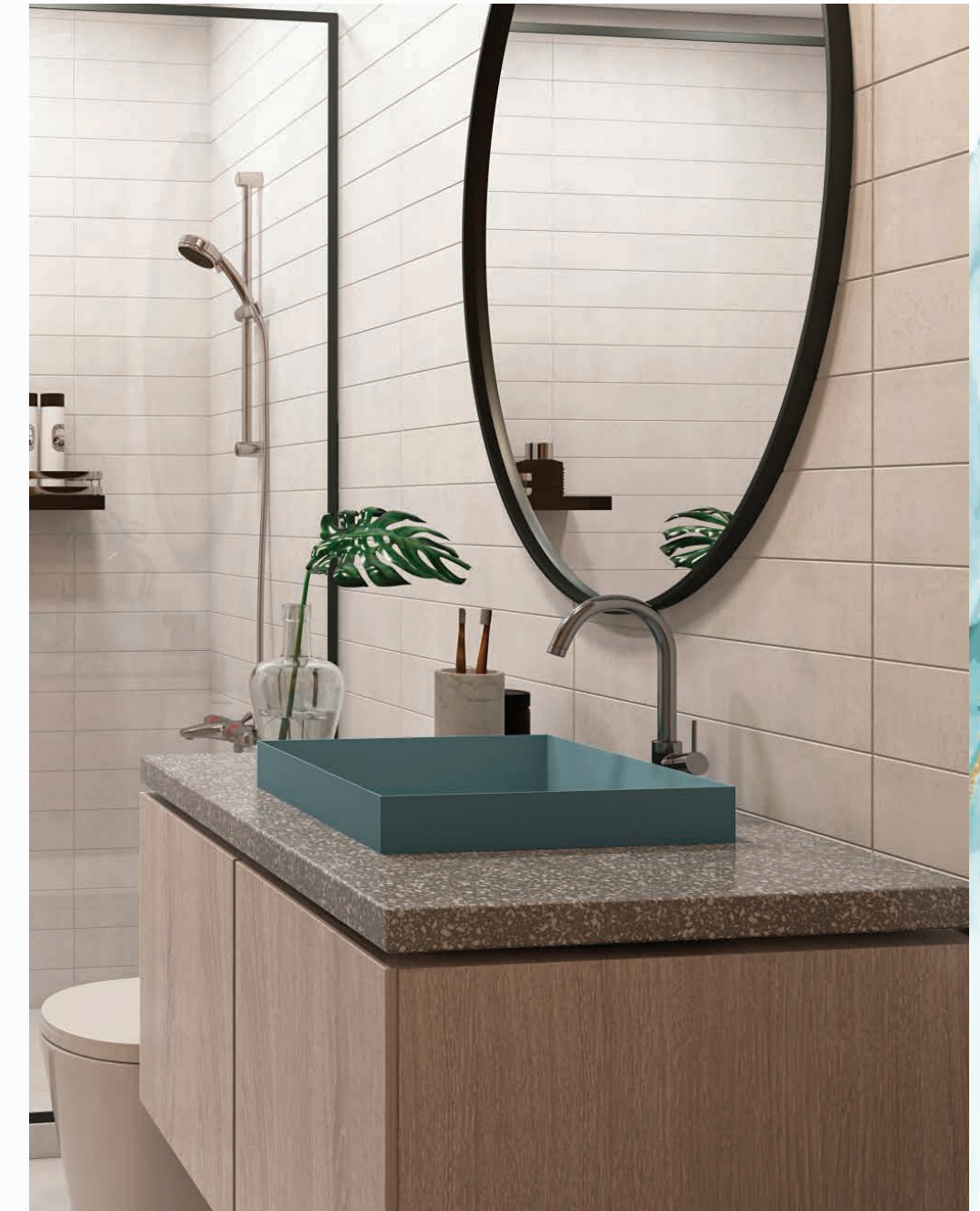


### BATHROOM

- Stone washbasins
- Chrome-plated sanitary fittings
- Tastefully located mirrors
- Porcelain-tiled wet zone areas & ceilings

### COMMUNAL AMENITIES

- Fully equipped 1,883 sq ft gym
- 420 m<sup>3</sup> outdoor pool
- 20 m<sup>3</sup> kids' pool
- Spacious communal lobby with fitted power points
- Gravel BBQ deck on podium level
- Electric car charging ports provided
- Bikes stands provided
- CCTV, fire alarm, main intercom station
- Audio intercom at lobby level
- Empower A/C cooling system





STUDIO APARTMENT

The Tower | Type TC | Unit 03

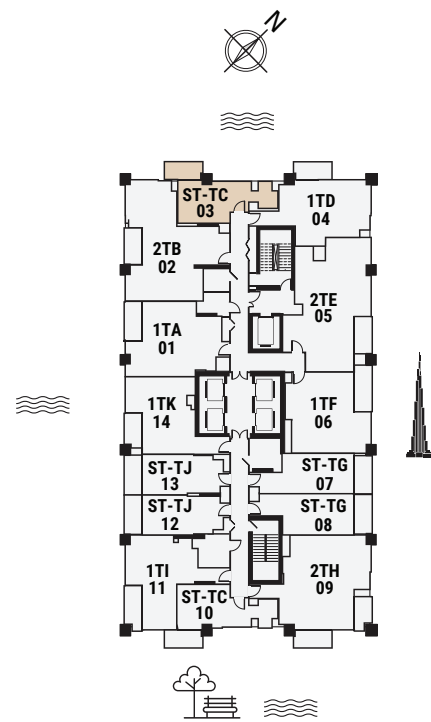
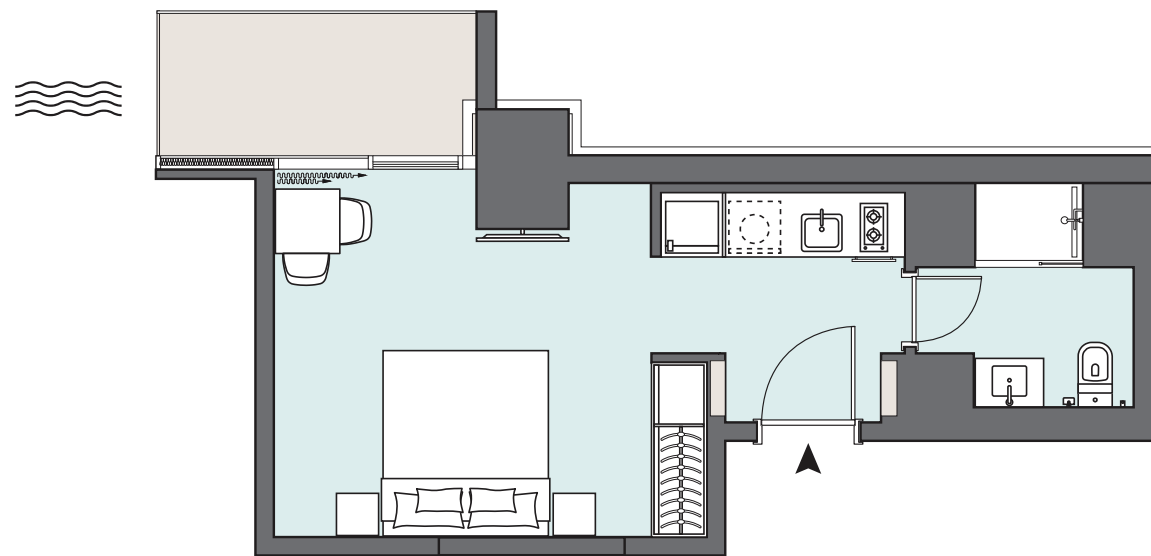
Floors 4-14 & 17-35



STUDIO APARTMENT

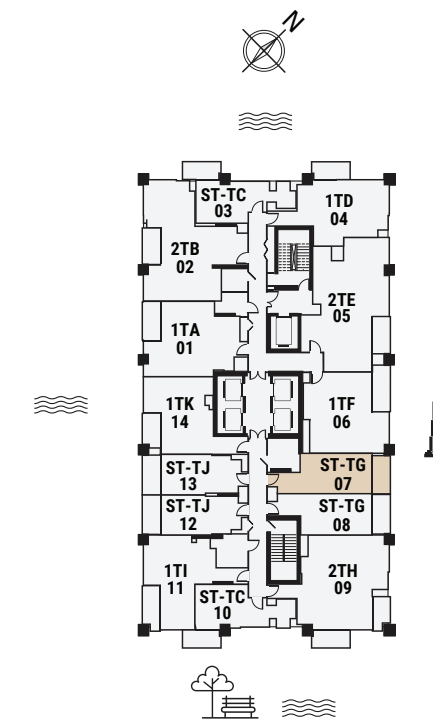
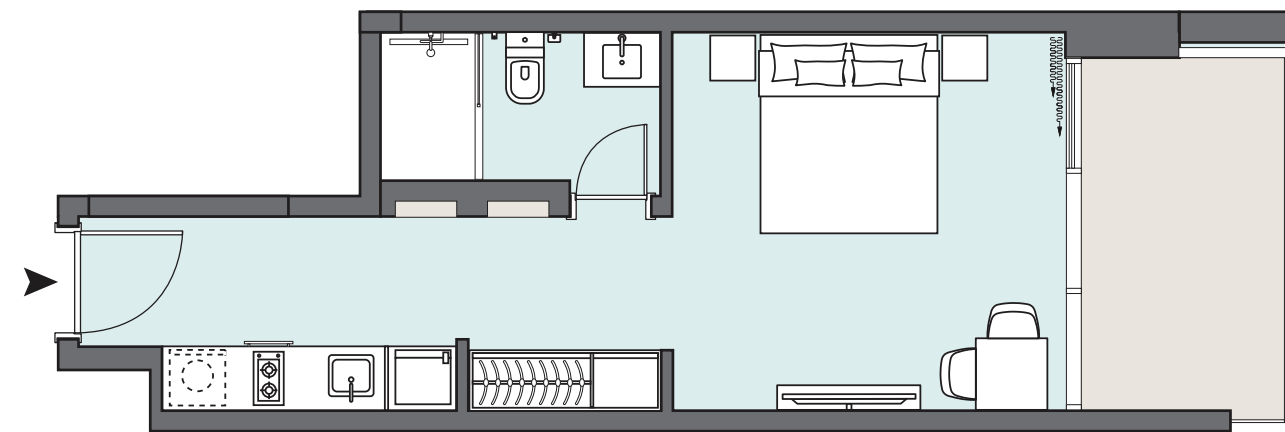
The Tower | Type TG | Unit 07

Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35



Floors 4-14, 17-35

Apartment Area	31.95 m <sup>2</sup>	343.91 ft <sup>2</sup>
Balcony Area	5.88 m <sup>2</sup>	63.29 ft <sup>2</sup>
<b>Total Area</b>	<b>37.83 m<sup>2</sup></b>	<b>407.20 ft<sup>2</sup></b>



Floors 4-14, 17-35

Apartment Area	32.95 m <sup>2</sup>	354.67 ft <sup>2</sup>
Balcony Area	5.81 m <sup>2</sup>	62.54 ft <sup>2</sup>
<b>Total Area</b>	<b>38.76 m<sup>2</sup></b>	<b>417.21 ft<sup>2</sup></b>



STUDIO APARTMENT

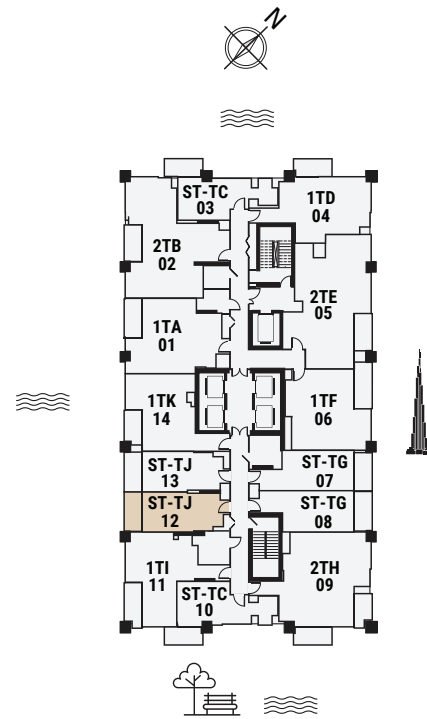
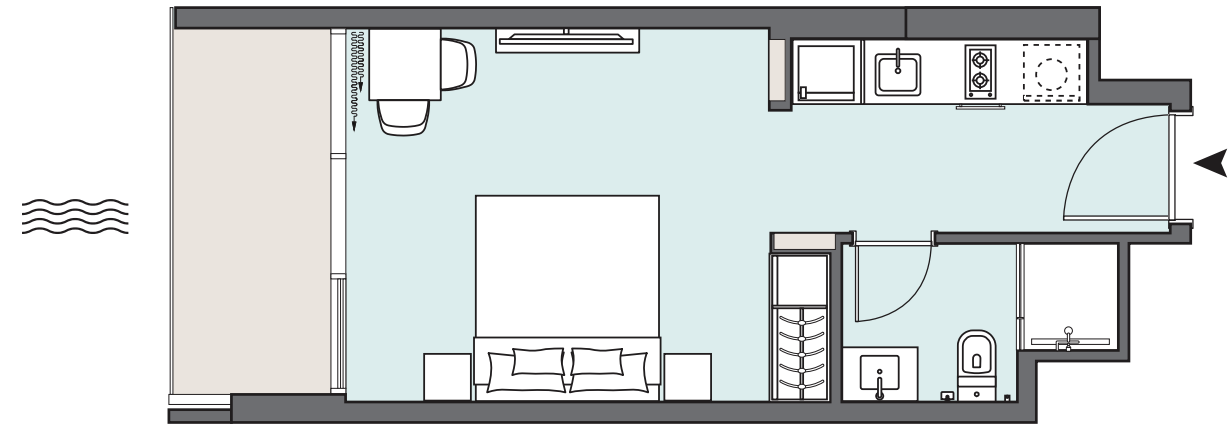
The Tower | Type TJ | Unit 12

Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35



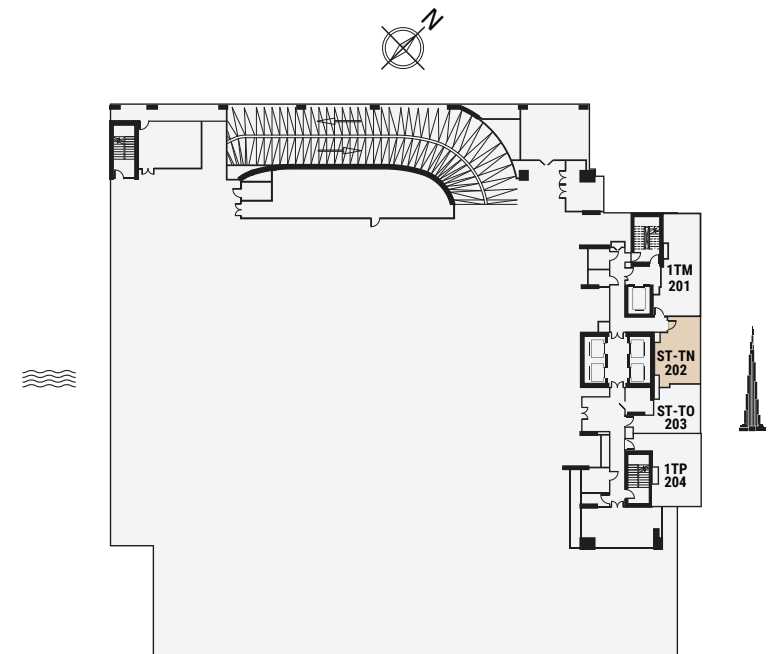
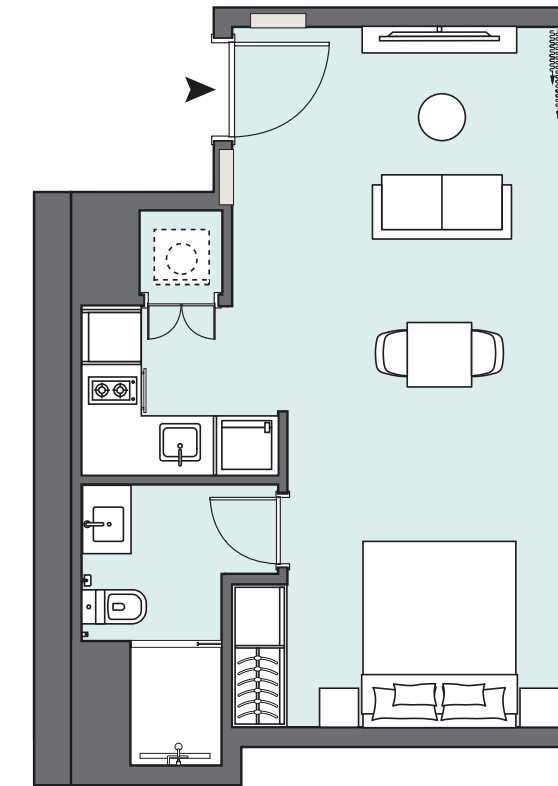
STUDIO APARTMENT

The Tower | Type TN | Unit 202



Floors 4-14, 17-35

Apartment Area	30.10 m <sup>2</sup>	323.99 ft <sup>2</sup>
Balcony Area	6.14 m <sup>2</sup>	66.09 ft <sup>2</sup>
<b>Total Area</b>	<b>36.24 m<sup>2</sup></b>	<b>390.08 ft<sup>2</sup></b>



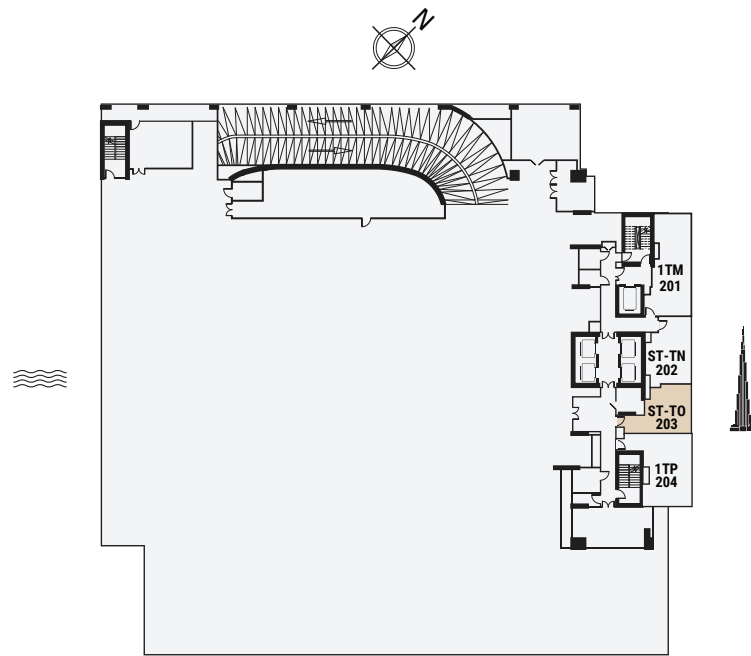
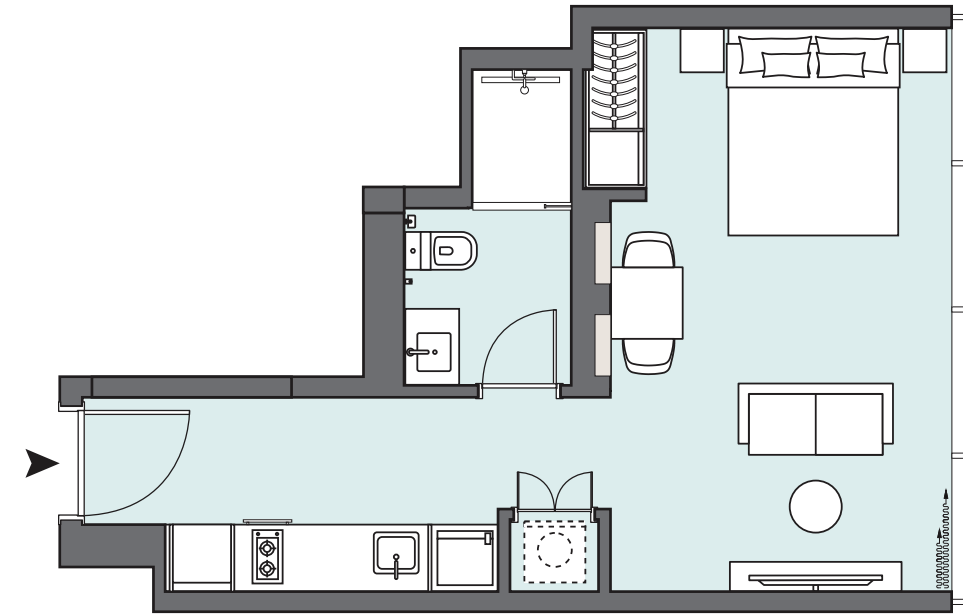
Floor 2

Apartment Area	39.49 m <sup>2</sup>	425.07 ft <sup>2</sup>
Balcony Area	N/A	N/A
<b>Total Area</b>	<b>39.49 m<sup>2</sup></b>	<b>425.07 ft<sup>2</sup></b>



STUDIO APARTMENT

The Tower | Type T0 | Unit 203

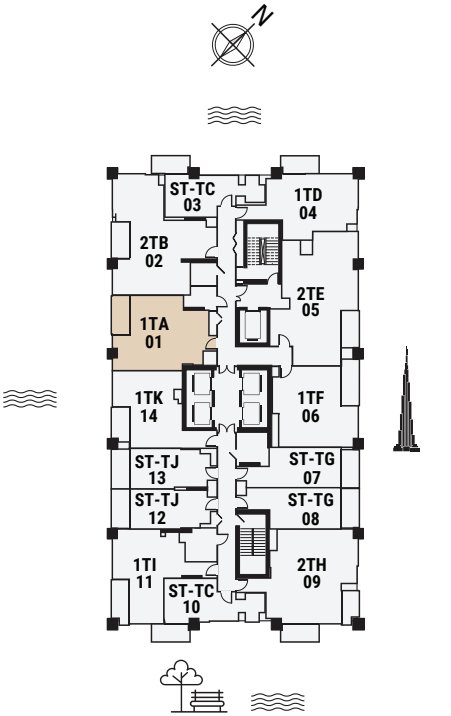
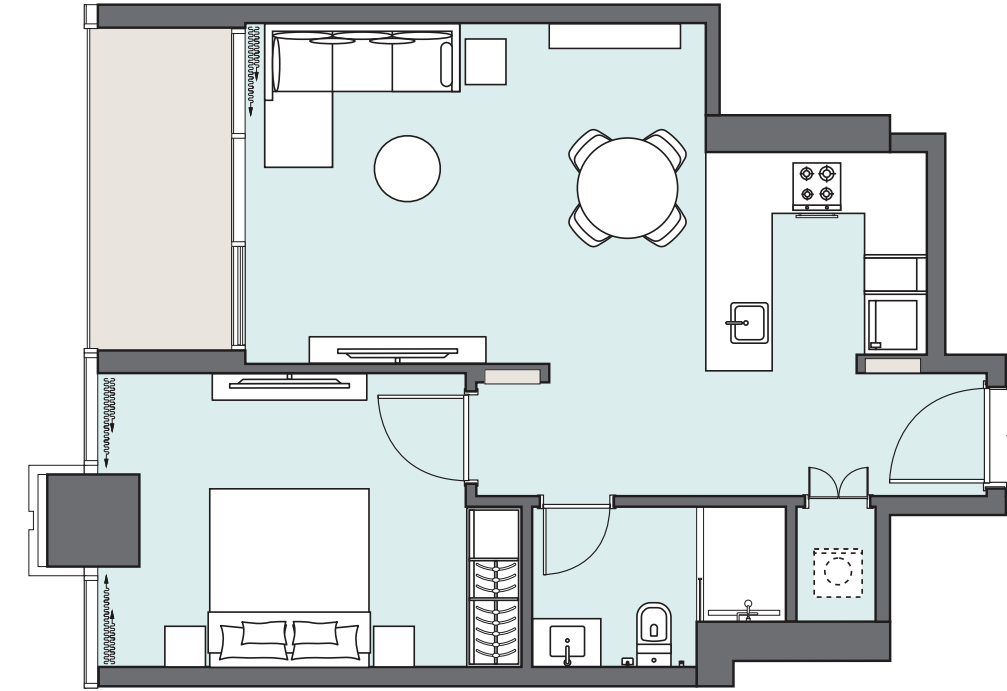


Floor 2

Apartment Area	36.32 m <sup>2</sup>	390.94 ft <sup>2</sup>
Balcony Area	N/A	N/A
<b>Total Area</b>	<b>36.32 m<sup>2</sup></b>	<b>390.94 ft<sup>2</sup></b>

1 BEDROOM

The Tower | Type TA | Unit 01  
Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35



Floors 4-14, 17-35

Apartment Area	56.37 m <sup>2</sup>	606.76 ft <sup>2</sup>
Balcony Area	6.01 m <sup>2</sup>	64.69 ft <sup>2</sup>
<b>Total Area</b>	<b>62.38 m<sup>2</sup></b>	<b>671.45 ft<sup>2</sup></b>



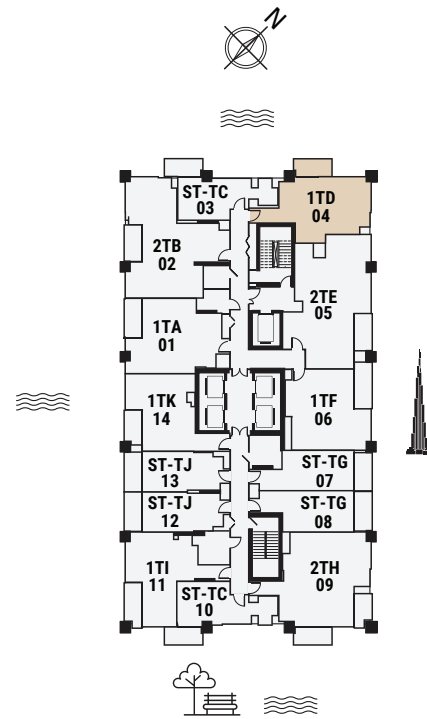
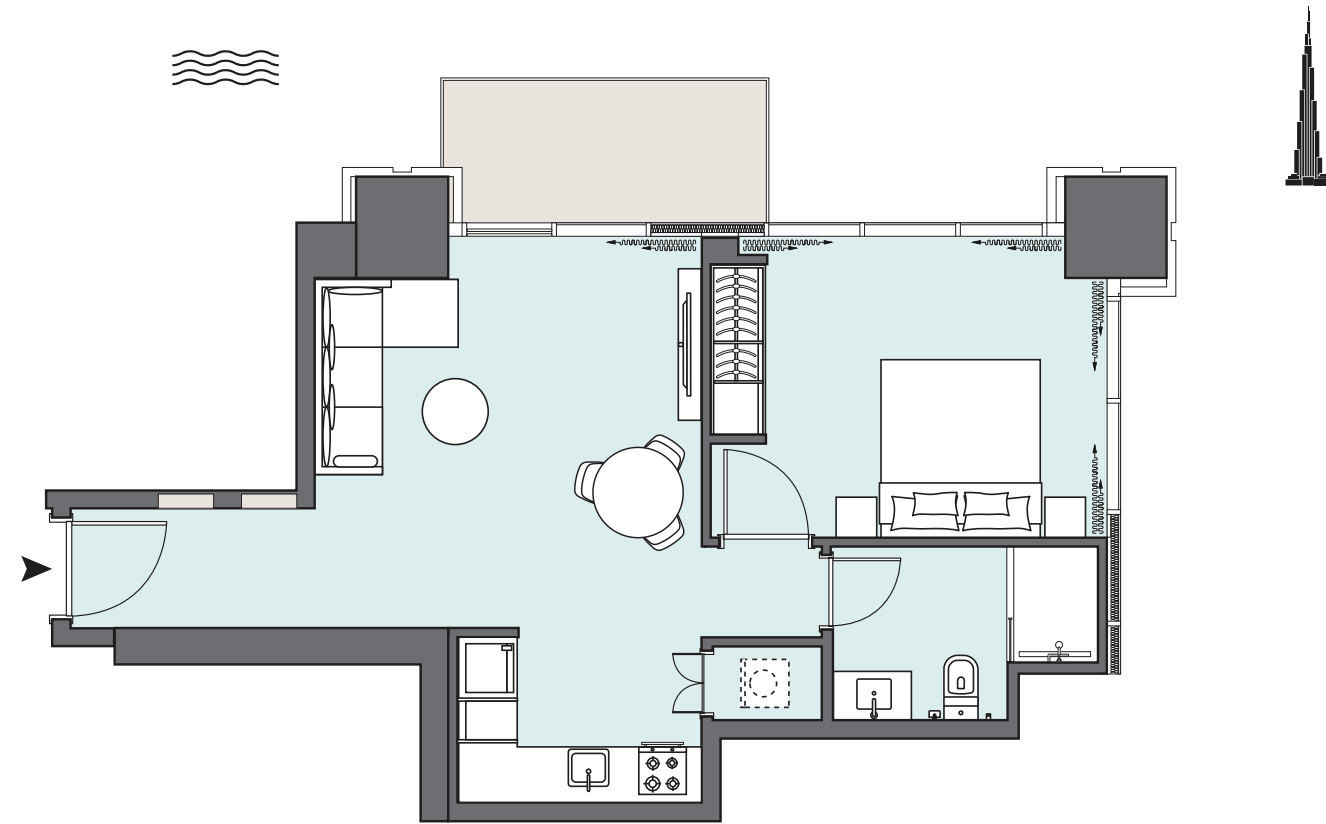
1 BEDROOM

The Tower | Type TD | Unit 04  
Floors 4-14 & 17-35



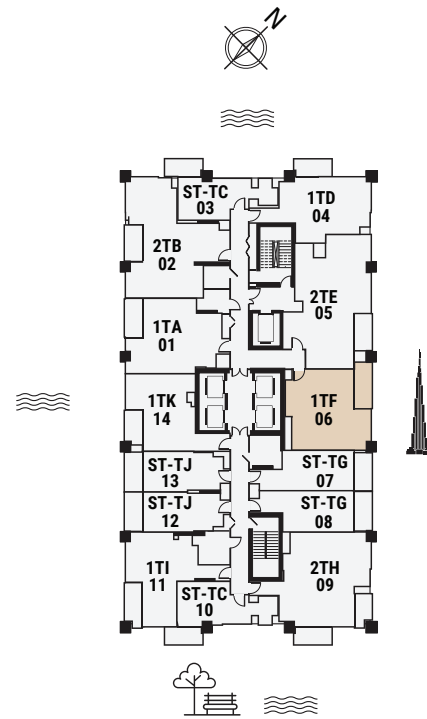
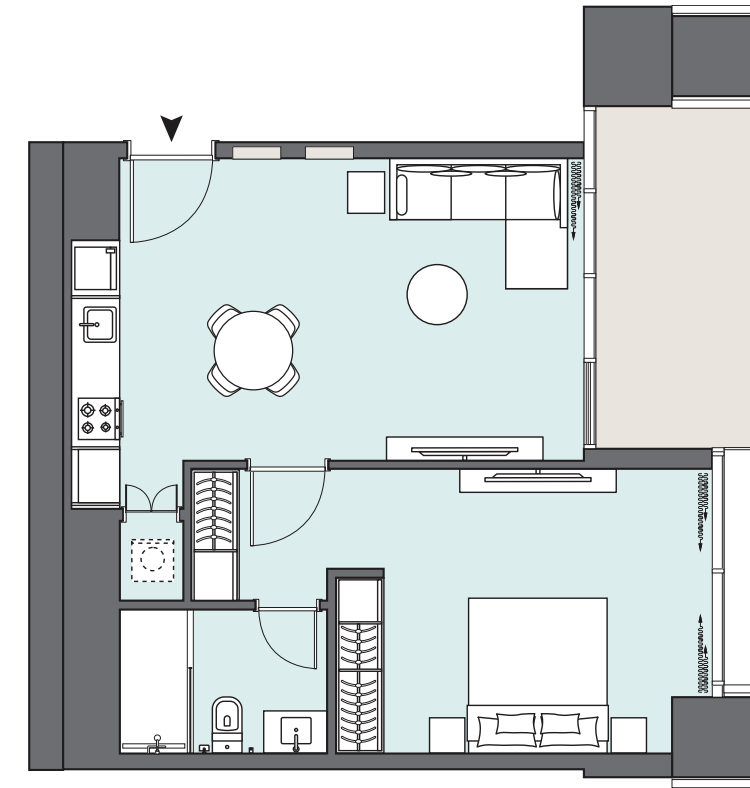
1 BEDROOM

The Tower | Type TF | Unit 06  
Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35



Floors 4-14, 17-35

Apartment Area	53.03 m <sup>2</sup>	570.81 ft <sup>2</sup>
Balcony Area	5.66 m <sup>2</sup>	60.92 ft <sup>2</sup>
<b>Total Area</b>	<b>58.69 m<sup>2</sup></b>	<b>631.73 ft<sup>2</sup></b>



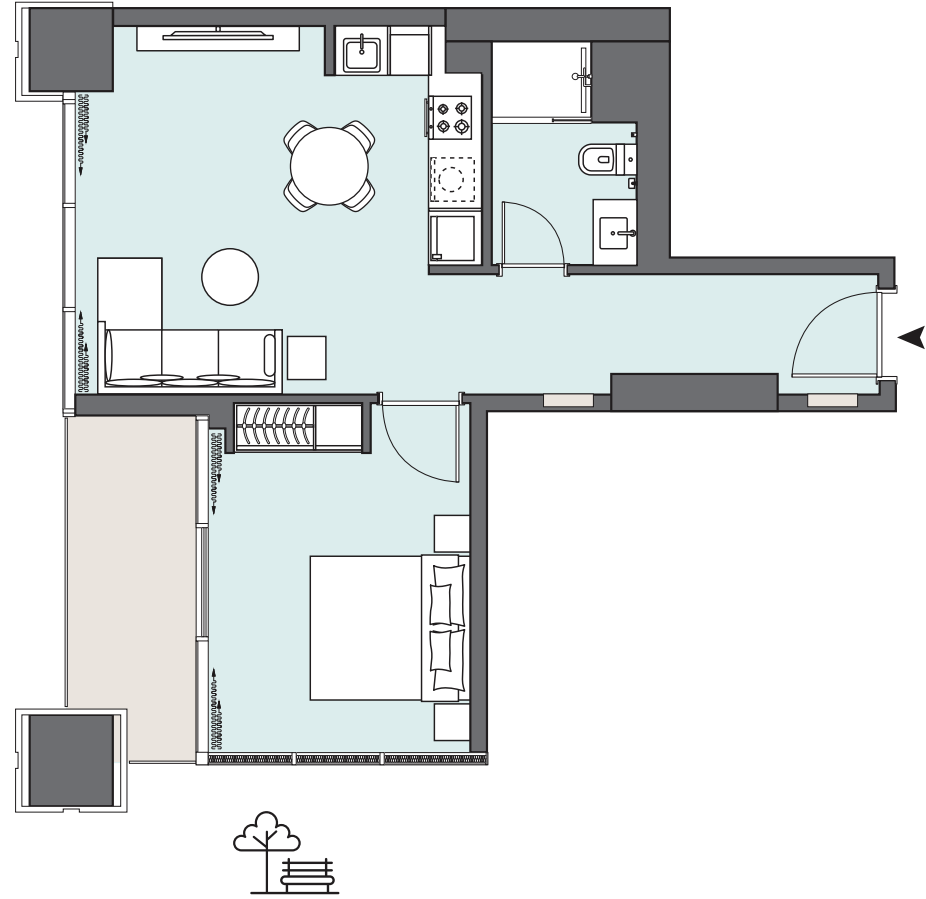
Floors 4-14, 17-35

Apartment Area	54.44 m <sup>2</sup>	585.99 ft <sup>2</sup>
Balcony Area	7.18 m <sup>2</sup>	77.28 ft <sup>2</sup>
<b>Total Area</b>	<b>61.62 m<sup>2</sup></b>	<b>663.27 ft<sup>2</sup></b>

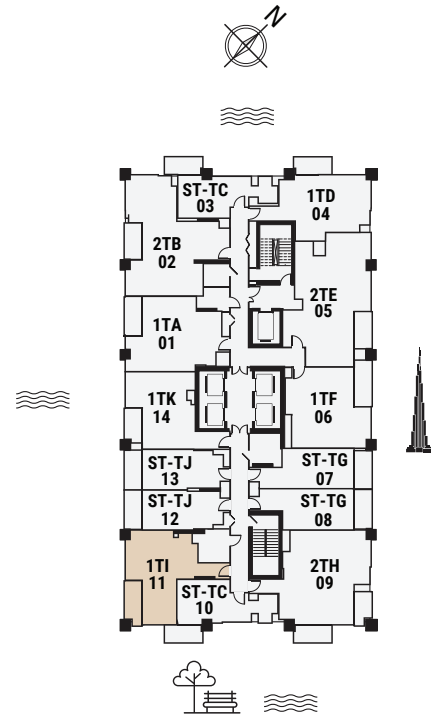


1 BEDROOM

The Tower | Type T1 | Unit 11  
 Floors 4-6, 8-11, 13-14, 18-21, 23-26, 28-31 & 33-35



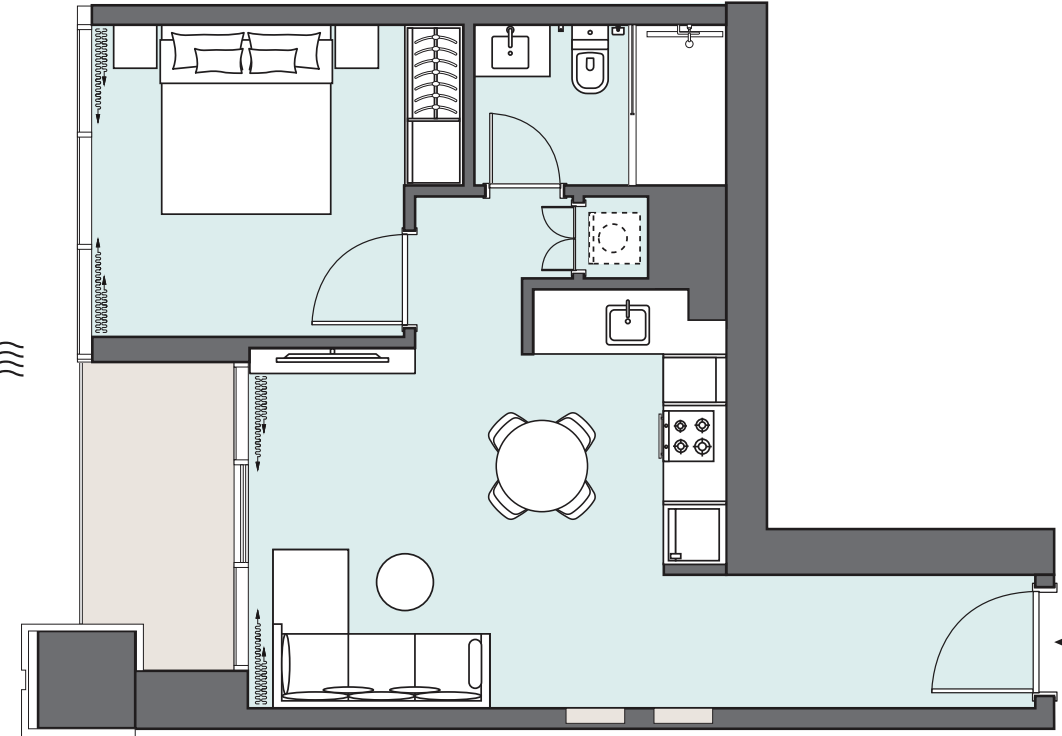
Apartment Area	50.18 m <sup>2</sup>	540.13 ft <sup>2</sup>
Balcony Area	6.88 m <sup>2</sup>	74.06 ft <sup>2</sup>
<b>Total Area</b>	<b>57.06 m<sup>2</sup></b>	<b>614.19 ft<sup>2</sup></b>



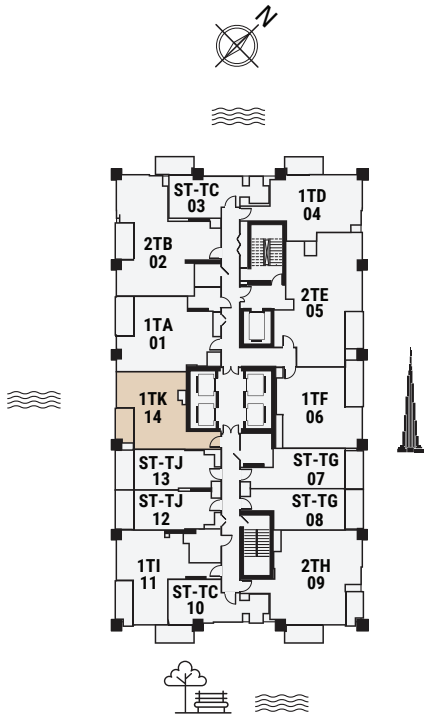
Floors 4-14, 17-35

1 BEDROOM

The Tower | Type TK | Unit 14  
 Floors 4-6, 8-11, 13-14, 18-21, 23-26, 28-31 & 33-35

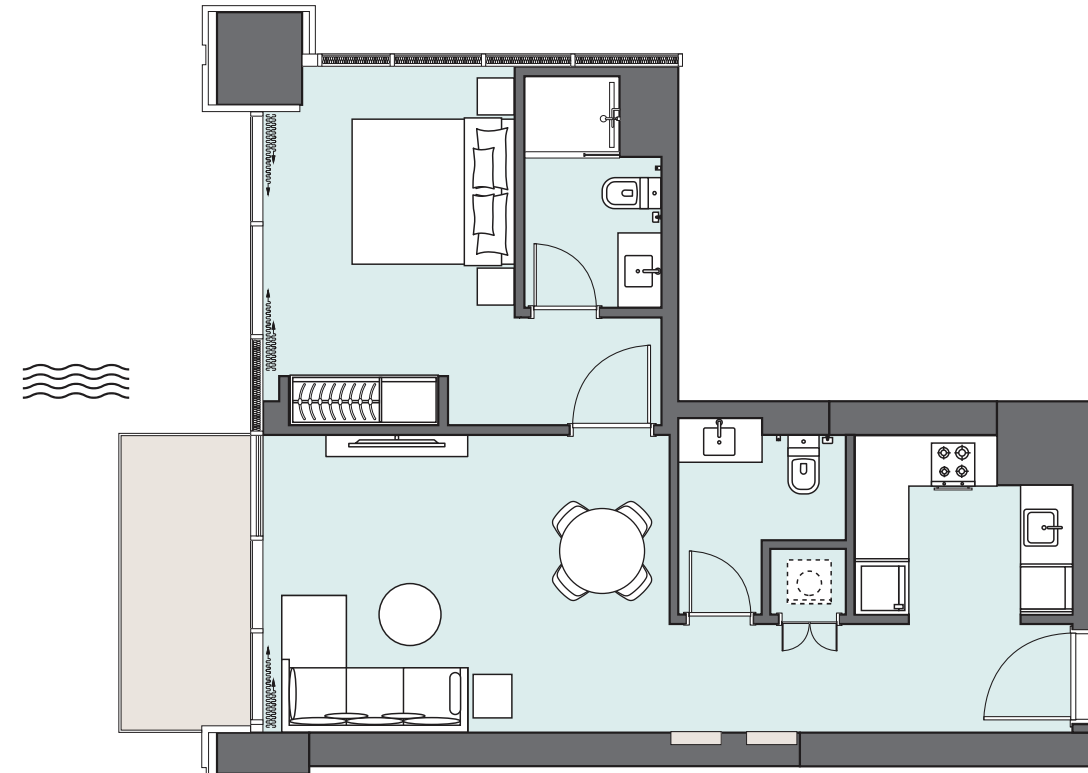


Apartment Area	47.02 m <sup>2</sup>	506.12 ft <sup>2</sup>
Balcony Area	5.33 m <sup>2</sup>	57.37 ft <sup>2</sup>
<b>Total Area</b>	<b>52.35 m<sup>2</sup></b>	<b>563.49 ft<sup>2</sup></b>

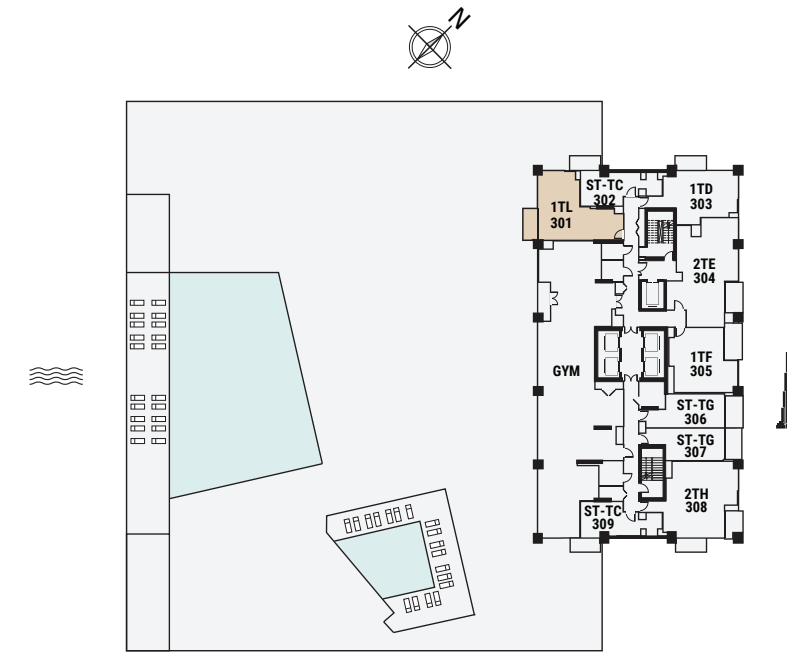


Floors 4-14, 17-35

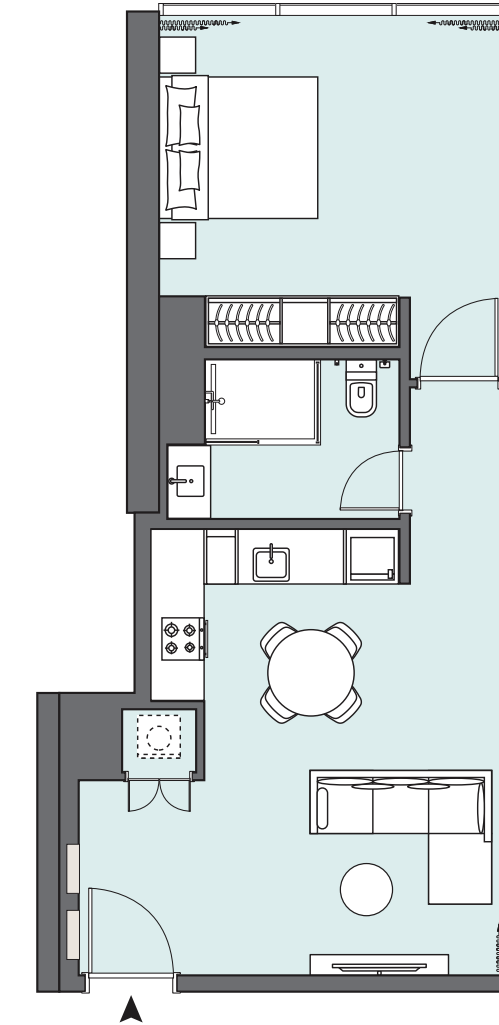




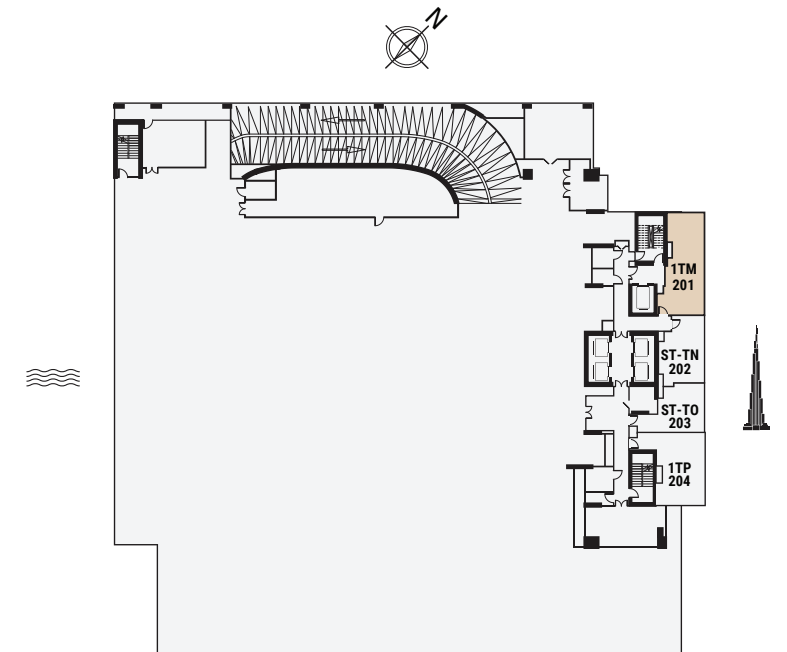
Apartment Area	59.15 m <sup>2</sup>	636.69 ft <sup>2</sup>
Balcony Area	5.66 m <sup>2</sup>	60.92 ft <sup>2</sup>
<b>Total Area</b>	<b>64.81 m<sup>2</sup></b>	<b>697.61 ft<sup>2</sup></b>



Floor 3



Apartment Area	57.86 m <sup>2</sup>	622.80 ft <sup>2</sup>
Balcony Area	N/A	N/A
<b>Total Area</b>	<b>57.86 m<sup>2</sup></b>	<b>622.80 ft<sup>2</sup></b>

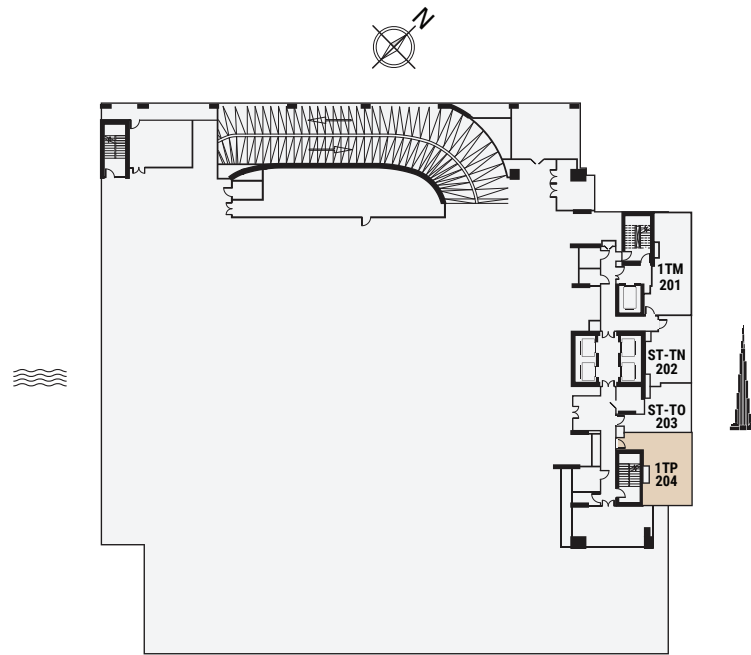
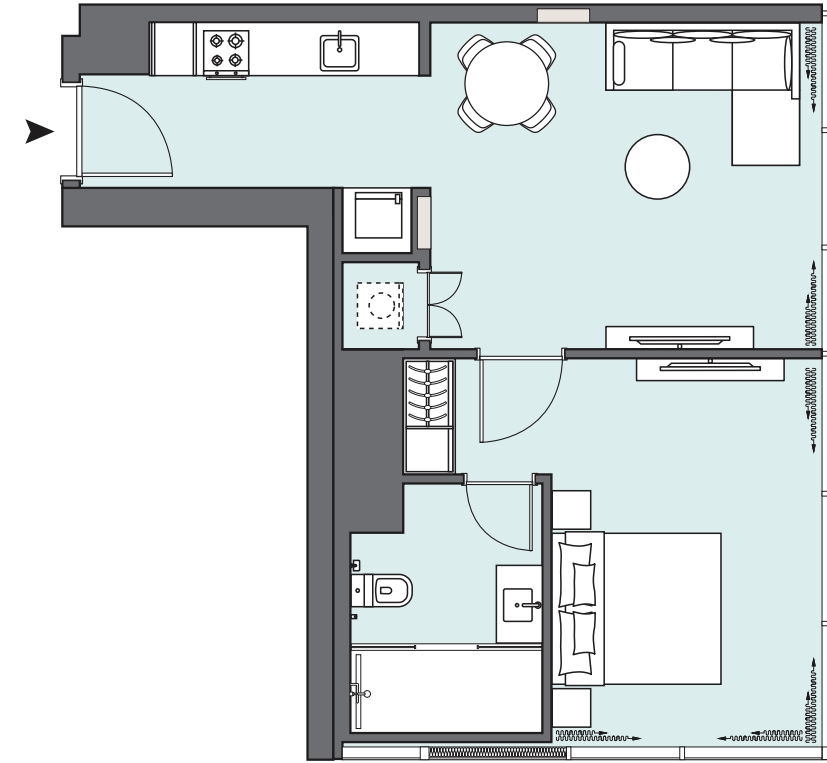


Floor 2



1 BEDROOM

The Tower | Type TP | Unit 204

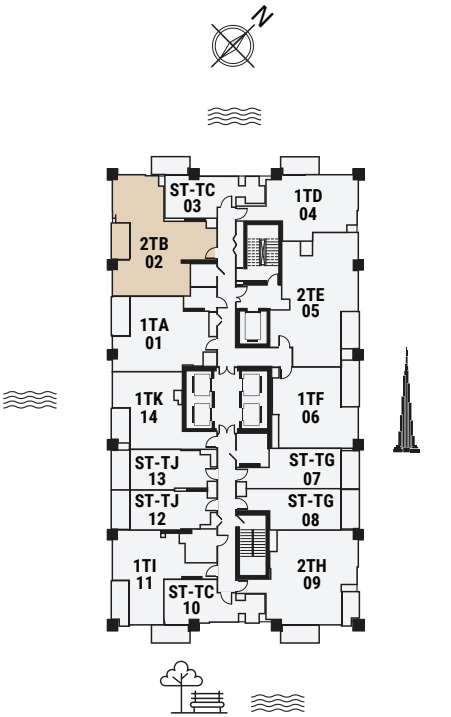
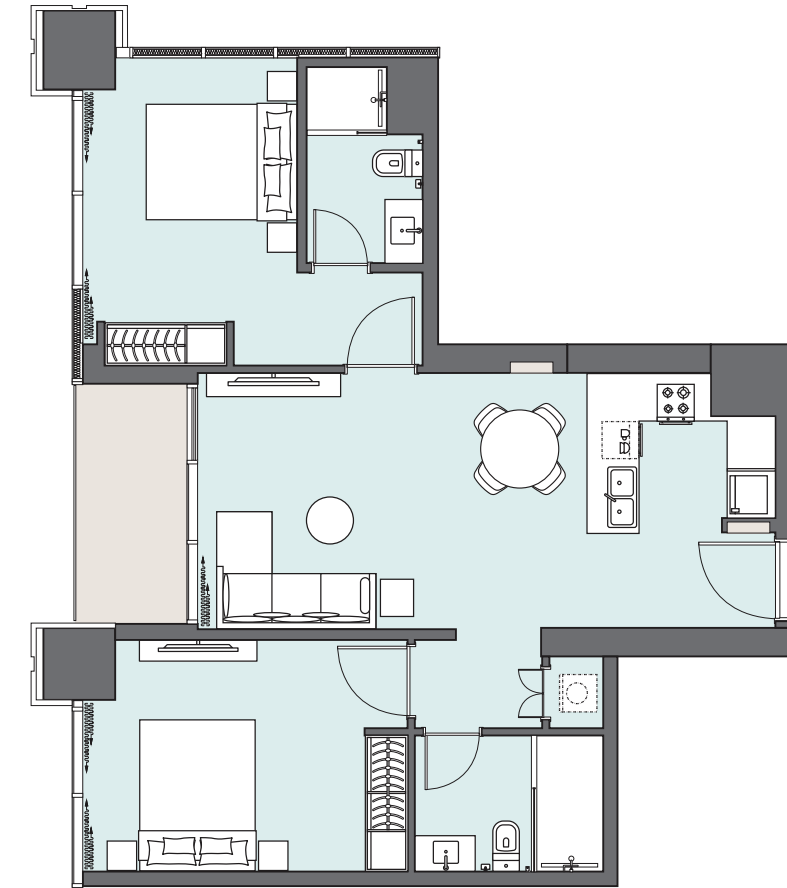


Floor 2

Apartment Area	54.30 m <sup>2</sup>	584.48 ft <sup>2</sup>
Balcony Area	N/A	N/A
<b>Total Area</b>	<b>54.30 m<sup>2</sup></b>	<b>584.48 ft<sup>2</sup></b>

2 BEDROOM

The Tower | Type TB | Unit 02  
Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35



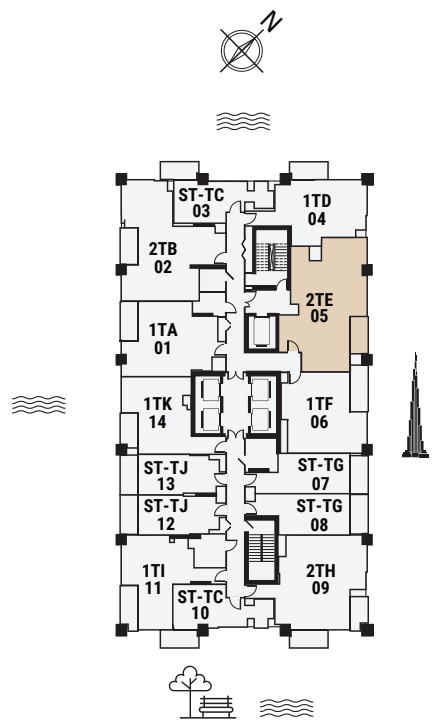
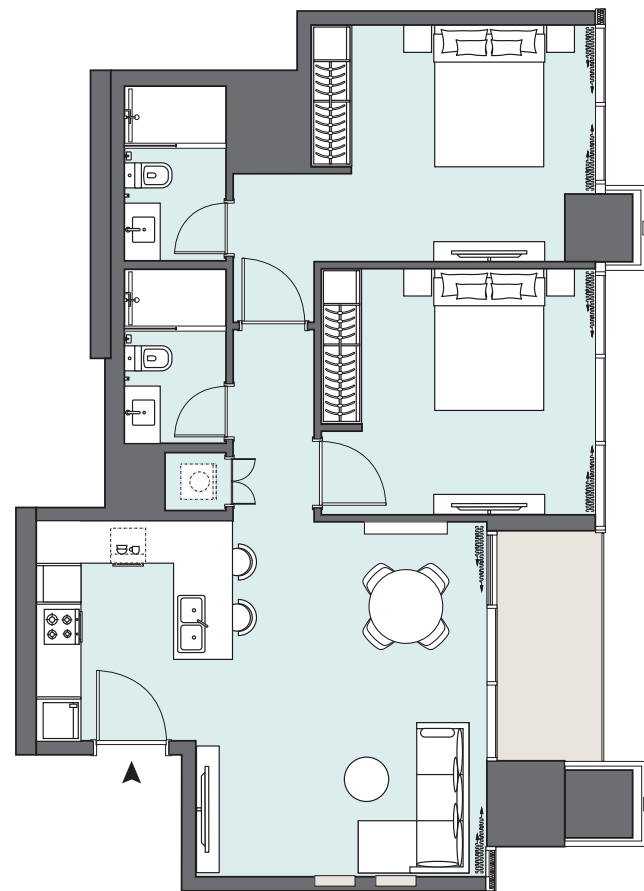
Floors 4-14, 17-35

Apartment Area	77.65 m <sup>2</sup>	835.82 ft <sup>2</sup>
Balcony Area	5.74 m <sup>2</sup>	61.78 ft <sup>2</sup>
<b>Total Area</b>	<b>83.39 m<sup>2</sup></b>	<b>897.60 ft<sup>2</sup></b>



2 BEDROOM

The Tower | Type TE | Unit 05  
 Floors 4-6, 8-11,13-14, 18-21, 23-26, 28-31 & 33-35

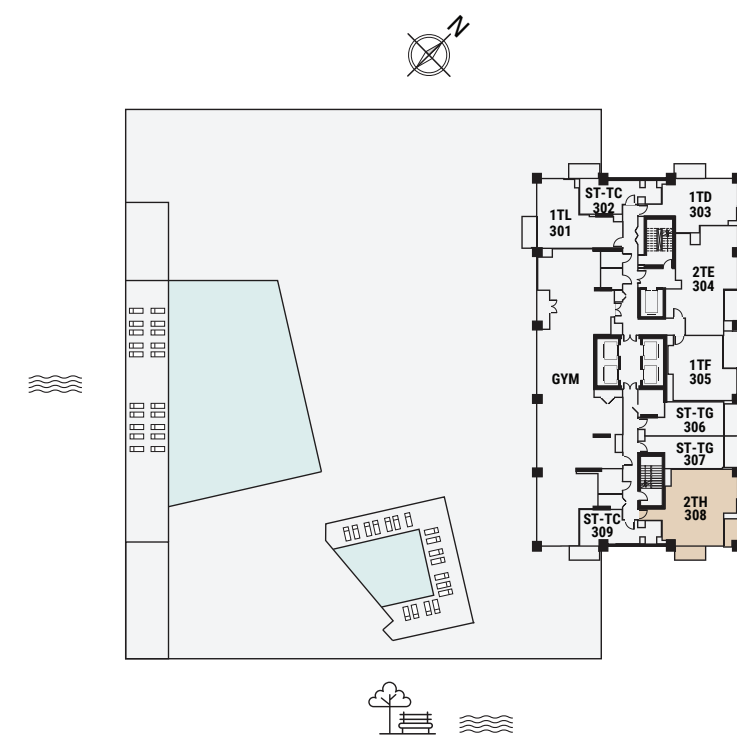
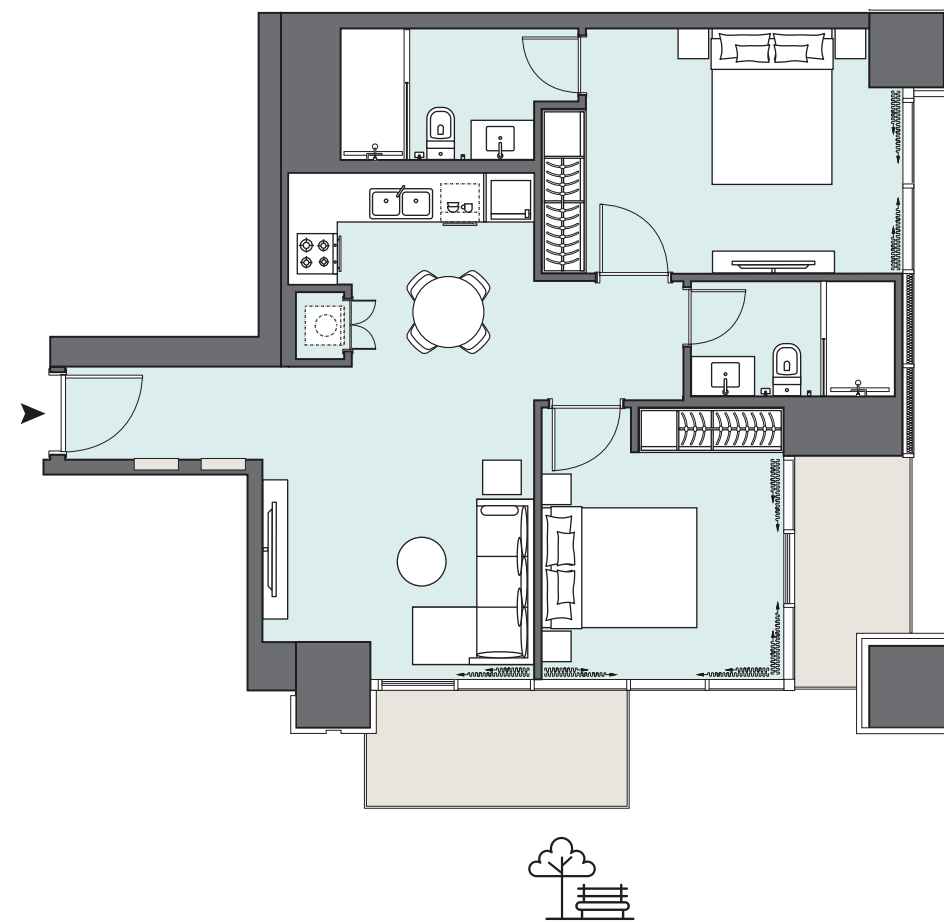


Floors 4-14, 17-35

Apartment Area	82.24 m <sup>2</sup>	885.22 ft <sup>2</sup>
Balcony Area	5.80 m <sup>2</sup>	62.43 ft <sup>2</sup>
<b>Total Area</b>	<b>88.04 m<sup>2</sup></b>	<b>947.65 ft<sup>2</sup></b>

2 BEDROOM

The Tower | Type TH | Unit 308



Floor 3

Apartment Area	74.01 m <sup>2</sup>	796.64 ft <sup>2</sup>
Balcony Area	11.67 m <sup>2</sup>	125.61 ft <sup>2</sup>
<b>Total Area</b>	<b>85.68 m<sup>2</sup></b>	<b>922.25 ft<sup>2</sup></b>





  
PENINSULA  
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