# ASAYEL

BUILDING 1



madinat jumeirah living

# EXCLUSIVITY WITH GRAND CHARACTER

A premium location. A classic architectural style. Madinat Jumeirah Living introduces Asayel to its collection of premium residences. Take the ultimate opportunity to live and invest in an exclusive development in Umm Squeem, with impressive views of the upcoming Burj Jumeira and located adjacent to the iconic Burj Al Arab. The gated community is also directly connected to Madinat Jumeirah Resort and Souk by an air-conditioned walkway.




RESORT LIVING
WITH OLD TOWN CHARM.



INTERCONNECTED SPACES
LEADING TO A JOURNEY OF DISCOVERY.



PREMIUM FACILITIES
DISTRIBUTED THROUGHOUT.



FAMILY-FRIENDLY ENVIRONMENTS
WITH SPACE TO GROW.



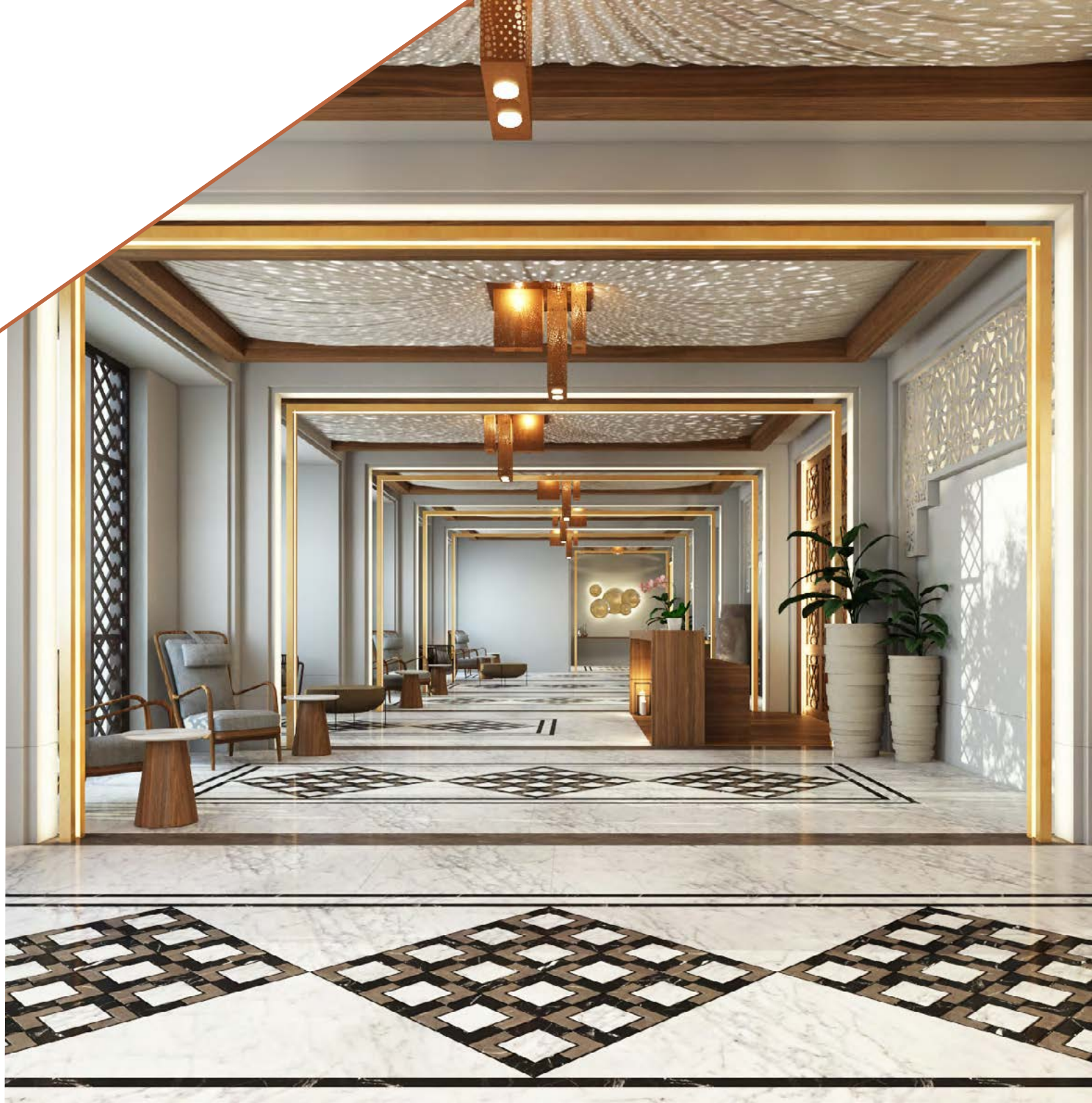
CONVENIENCE ENSURED WITH
AN EXCLUSIVE RETAIL AREA.



SPECTACULAR LANDSCAPES
AND BEAUTIFUL WALKING PATHS.

# PAST AND FUTURE BROUGHT TOGETHER

Spacious layouts with fresh and contemporary interiors make for exceptional living at Asayel. The complete range of 1, 2, 3 and 4-bedroom apartments offer elegant finishing and inspiring views. The residences comprise of expansive lobbies, an array of amenities and concierge service to cater to the needs of residents.




SPACIOUS INTERIORS
AND SUPERIOR FINISHES.



INTERIOR DESIGN EXPANSIVE
AND CONTEMPORARY IN SPIRIT.





HIGH-END FINISHING FOR
ULTIMATE COMFORT.



# SENSE OF IDENTITY

Warm colours, textured surfaces, wind towers, rusticated balconies, and pergolas. All of these distinct architectural elements at Madinat Jumeirah Living are complemented by a vibrant landscape in a setting reminiscent of Madinat Jumeirah Resort. Picture a cosy community of mid-rise buildings, with a grand arrival experience, free from traffic, family friendly and consisting of winding walkways.




STATE-OF-ART FACILITIES
AND MODERN AMENITIES.

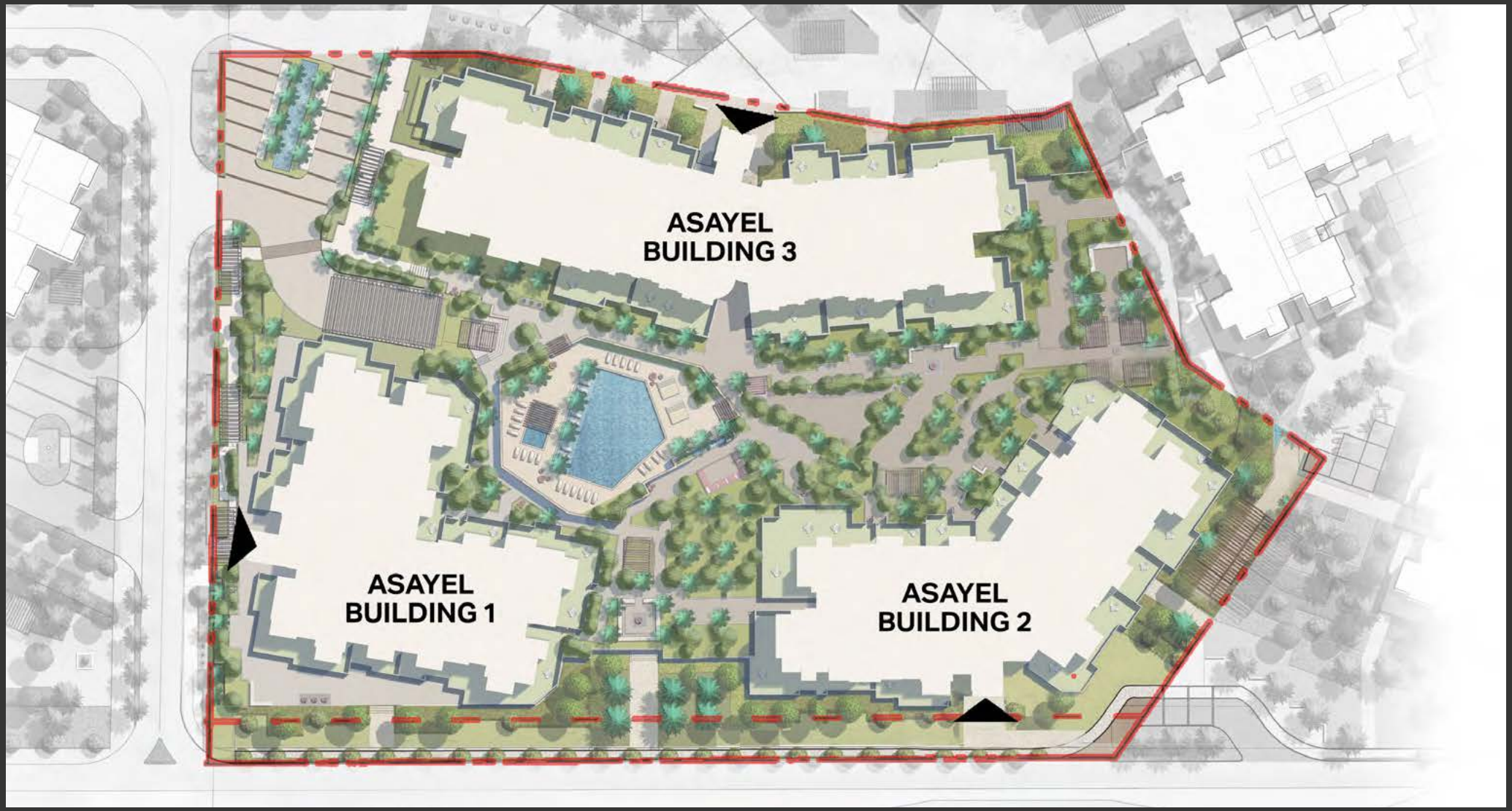



# ESSENTIAL INTER-CONNECTIONS

Connected by well-established road network – Jumeirah Beach Road and Umm Squeem Road – and linked by a footbridge to Madinat Jumeira, this privileged development enjoys great food and beverage on its doorstep, close proximity to schools, retail offering, entertainment, and luxury hospitality.

| | |
|---|---|
| 2 | minute drive<br>- Sheikh Zayed Road |
| 5 | minute drive<br>- Dubai Media City |
| 8 | minute drive<br>- Dubai Internet City |
| 5 | minute drive<br>- the nearest shopping mall |
| 25 | minute drive<br>- Dubai International Airport |


ASAYEL
RAHAAL
LAMTARA
BURJ
al arab
1
2
3
2
1
JUMEIRAH ROAD
3
1
2
PHASE 3A
UMM SUQEIUM ROAD
DUBAI
marina
BURJ JUMEIRA




Gated residential clusters community centre
Community retail facilities
Concierge services
Play areas, parks, and open spaces
Fitness centres and swimming pools
Ample basement parking for residents

Designated visitor parking
Daycare centres
Kilometres of shaded walkways, jogging, and cycling
Direct airconditioned footbridge connected to Madinat Jumeirah
Direct views to the latest icon of Dubai, Burj Jumeira

# FLOORPLANS

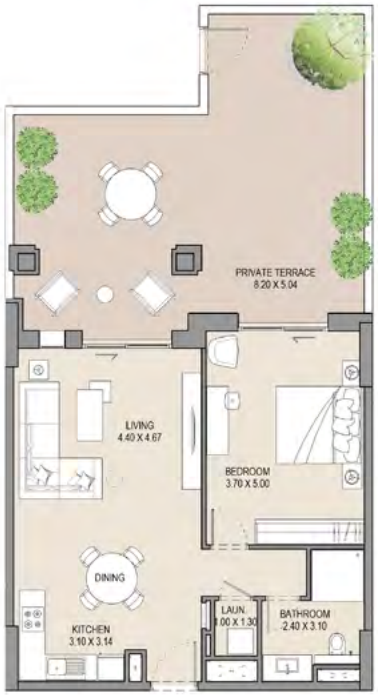
## ASAYEL BUILDING 1

madinat jumeirah living

# 1 BEDROOM — APARTMENT TYPE A

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G04 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 66.8 | 719 | 52.5 | 566 | 119.3 | 1284 |
| | | | | | | | |

DUBAI HOLDING

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madinat jumeirah living

# 1 BEDROOM — APARTMENT TYPE A

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G05 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 66.8 | 719 | 54.3 | 585 | 121.1 | 1304 |
| | | | | | | | |

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# 1 BEDROOM — APARTMENT TYPE A

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G10 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 66.8 | 719 | 31.2 | 336 | 98.0 | 1055 |
| | | | | | | | |

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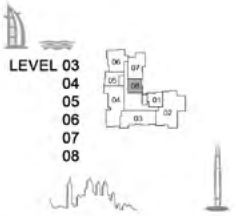
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# 1 BEDROOM — APARTMENT TYPE A

ASAYEL 1 — LEVELS: 1, 2, 3, 4, 5, 6, 7 & 8










| UNIT NO. | | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|---|
| 104 | 105 | 111 | 204 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 205 | 211 | 308 | 408 | 66.8 | 719 | 9.1 | 97 | 75.8 | 816 |
| 508 | 608 | 708 | 808 | | | | | | |

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## 1 BEDROOM — APARTMENT TYPE A1

ASAYEL 1 — LEVEL: G










| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G01 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 72.1 | 776 | 40.9 | 441 | 113.0 | 1217 |
| | | | | | | | |

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# 1 BEDROOM — APARTMENT TYPE A1

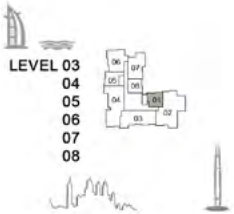
ASAYEL 1

LEVELS: 1,2,3,4,5,6,7,8 & 9
















| UNIT NO. | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|
| 101 | 201 | 301 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 401 | 501 | 601 | 72.0 | 775 | 9.4 | 101 | 81.4 | 876 |
| 701 | 801 | 901 | | | | | | |

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# 1 BEDROOM — APARTMENT TYPE B

ASAYEL 1 — LEVEL: 2

LEVEL 02







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 207 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 68.5 | 737 | 30.4 | 327 | 98.9 | 1064 |
| | | | | | | | |

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# 1 BEDROOM — APARTMENT TYPE B

ASAYEL 1 — LEVEL: 1










| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 107 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 68.5 | 737 | 10.9 | 117 | 79.4 | 854 |
| | | | | | | | |

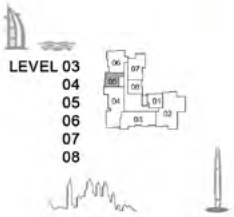
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# 1 BEDROOM
## ASAYEL 1

# APARTMENT TYPE D
## LEVELS: 3, 4, 5, 6, 7 & 8










| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 305 | 405 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 505 | 605 | 72.4 | 779 | 8.5 | 92 | 80.9 | 871 |
| 705 | 805 | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE A2

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G08 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 118.9 | 1280 | 117.1 | 1261 | 236.0 | 2540 |
| | | | | | | | |

DUBAI HOLDING

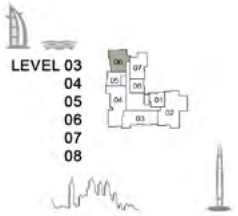
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## 2 BEDROOM — APARTMENT TYPE A2

ASAYEL 1 — LEVELS: 1, 2, 3, 4, 5, 6, 7 & 8










| UNIT NO. | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|
| 109 | 209 | 306 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 406 | 506 | 606 | 125.9 | 1355 | 23.1 | 249 | 149.0 | 1604 |
| 706 | 806 | | | | | | | |

DUBAI HOLDING

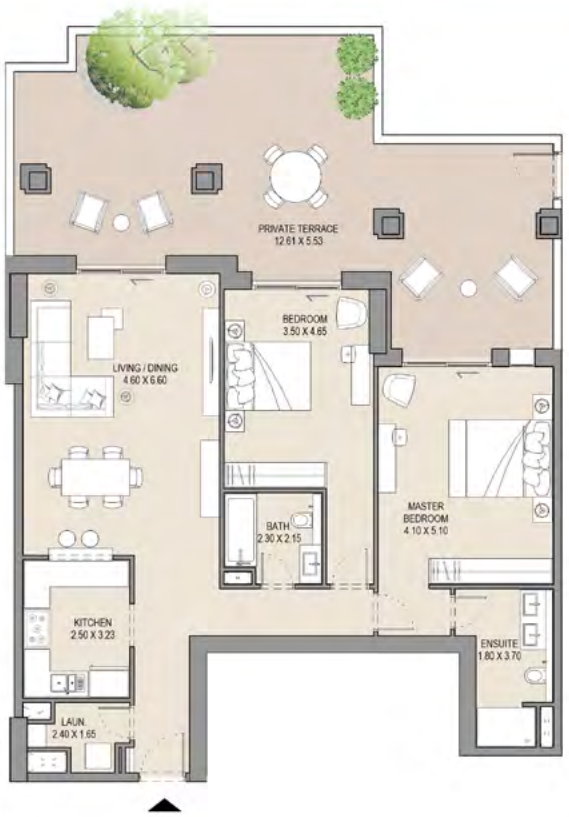
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## 2 BEDROOM — APARTMENT TYPE B1

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G07 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 116.0 | 1249 | 68.4 | 736 | 184.4 | 1984 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE B1

ASAYEL 1 — LEVELS: 1 & 2

LEVEL 01
02







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 108 | 208 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 116.7 | 1257 | 23.0 | 247 | 139.7 | 1504 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE C

ASAYEL 1 — LEVEL: G

LEVEL G









| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G02 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 130.3 | 1403 | 135.7 | 1461 | 266.0 | 2863 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE C

ASAYEL 1 — LEVELS: 1 & 2

LEVEL 01
02







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 102 | 202 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 130.3 | 1402 | 19.8 | 214 | 150.1 | 1616 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE D

ASAYEL 1 — LEVEL: G

LEVEL G









| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G06 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 139.0 | 1496 | 147.9 | 1592 | 286.9 | 3089 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE D

ASAYEL 1 — LEVELS: 1 & 2

LEVEL 01
02







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 106 | 206 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 138.9 | 1496 | 20.5 | 220 | 159.4 | 1716 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE E

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G09 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 127.0 | 1367 | 121.0 | 1303 | 248.1 | 2670 |
| | | | | | | | |

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## 2 BEDROOM
ASAYEL 1

## APARTMENT TYPE E
LEVELS: 1,2,3,4,5,6,7 & 8

LEVEL 01
02



LEVEL 03
04
05
06
07
08









| UNIT NO. | | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|---|
| 103 | 110 | 203 | 210 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 307 | 407 | 507 | 607 | 127.0 | 1367 | 11.8 | 127 | 138.8 | 1494 |
| 707 | 807 | | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE E2

ASAYEL 1 — LEVEL: G

LEVEL G







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| G03 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 119.7 | 1288 | 141.7 | 1525 | 261.3 | 2813 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE F

ASAYEL 1 — LEVEL: 10

LEVEL 10







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 1002 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 116.0 | 1248 | 57.3 | 617 | 173.3 | 1865 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE F

ASAYEL 1 — LEVEL: 9

LEVEL 09









| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 904 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 116.3 | 1252 | 19.4 | 209 | 135.7 | 1461 |
| | | | | | | | |

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## 2 BEDROOM — APARTMENT TYPE G

ASAYEL 1 — LEVEL: 9

LEVEL 09









| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 906 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 119.5 | 1286 | 31.7 | 342 | 151.2 | 1628 |
| | | | | | | | |

DUBAI HOLDING

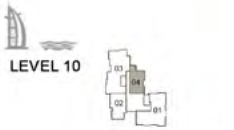
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## 2 BEDROOM — APARTMENT TYPE G

ASAYEL 1 — LEVEL: 10

LEVEL 10










| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 1004 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 119.4 | 1286 | 9.3 | 101 | 128.8 | 1386 |
| | | | | | | | |

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# 3 BEDROOM — APARTMENT TYPE A

ASAYEL 1 — LEVEL: 9

LEVEL 09







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 903 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 174.9 | 1883 | 70.8 | 763 | 245.8 | 2645 |
| | | | | | | | |

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## 3 BEDROOM
ASAYEL 1

## APARTMENT TYPE A
LEVELS: 3,4,5,6,7 & 8

LEVEL 03
04
05
06
07
08







| UNIT NO. | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|
| 303 | 403 | 503 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 603 | 703 | 803 | 174.6 | 1879 | 29.7 | 319 | 204.2 | 2198 |
| | | | | | | | | |

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## 3 BEDROOM — APARTMENT TYPE B

ASAYEL 1 — LEVELS: 3,4,5,6,7 & 8

LEVEL 03
04
05
06
07
08







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 304 | 404 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 504 | 604 | 219.9 | 2367 | 28.0 | 301 | 247.8 | 2667 |
| 704 | 804 | | | | | | |

DUBAI HOLDING

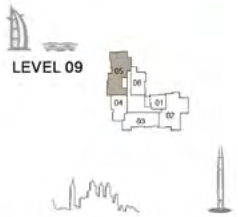
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## 4 BEDROOM — APARTMENT TYPE D

ASAYEL 1 — LEVEL: 9

LEVEL 09









| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 905 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 256.0 | 2755 | 87.9 | 946 | 343.8 | 3701 |
| | | | | | | | |

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## 4 BEDROOM — APARTMENT TYPE D

ASAYEL 1 — LEVEL: 10

LEVEL 10







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 1003 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 258.3 | 2780 | 33.3 | 358 | 291.6 | 3138 |
| | | | | | | | |

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# 4 BEDROOM — APARTMENT TYPE E

ASAYEL 1 — LEVEL: 3

LEVEL 03







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 302 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 252.2 | 2715 | 44.1 | 475 | 296.3 | 3190 |
| | | | | | | | |

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## 4 BEDROOM
ASAYEL 1

## APARTMENT TYPE E
LEVELS: 4,5,6,7,8 & 9

LEVEL 04
05
06
07
08



LEVEL 09









| UNIT NO. | | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|---|
| 402 | 502 | 602 | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| 702 | 802 | 902 | 252.1 | 2714 | 31.4 | 338 | 283.5 | 3052 |
| | | | | | | | | |

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# 4 BEDROOM — APARTMENT TYPE F

ASAYEL 1 — LEVEL: 10

LEVEL 10







| UNIT NO. | | SUITE AREA | | BALCONY AREA | | TOTAL AREA | |
|---|---|---|---|---|---|---|---|
| 1001 | | SQM | SQFT | SQM | SQFT | SQM | SQFT |
| | | 227.3 | 2447 | 134.7 | 1450 | 362.0 | 3897 |
| | | | | | | | |

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