ALHAMRA

FALCON ISLAND

By AL HAMRA

WHY INVEST IN AL HAMRA

- Al Hamra is a trusted developer in the region.
- Al Hamra has transformed the real estate, retail and hospitality landscape of Ras Al Khaimah, and serves as a magnet for international investors.
- Al Hamra's large portfolio of assets and businesses has created exceptional value for investors, tenants and residents with a focus on superior location, top build quality, and affordability.
- Al Hamra is one of the flagbearer brands of Ras Al Khaimah and a highly successful, diversified enterprise in the UAE.
- Al Hamra offers premier lifestyle experiences, quality products and world class services in the Northern Emirates.
- Al Hamra provides an ideal investment opportunity for investors looking to own their first home in idyllic setting.



ABOUT AL HAMRA

Al Hamra is a Ras Al Khaimah based real estate development and investment company. The group is focused on providing premier lifestyle real estate developments, while investing in hospitality and leisure segments. In line with the Emirate's growth, Al Hamra has been instrumental in shaping the real estate landscape in the Emirate since its formation in 2003. The company is committed to reimagining life by delivering world-class experiences while also capitalising on the proximity to Dubai. We are located just 45 mins away from Dubai International airport.

Entities under the Al Hamra brand name include Al Hamra Golf Club, Al Hamra Marina & Yacht Club, Manar Mall, the multi-award-winning Al Hamra Village and Al Hamra Real Estate Development. Al Hamra is also the developer of Waldorf Astoria Ras Al Khaimah, Ritz-Carlton Ras Al Khaimah Al Hamra Beach and Sofitel Al Hamra Beach Resort Ras Al Khaimah.

4,000 Homes

2418 Apartments

7000 Residents

77 Million Square Feet

902 Townhouses

70 Beachfront Villas

Value **$700** Million

99 Nationalities

Four Hotels **1,000** Keys

Over **170** Retail Outlets

350+ Employees

Winner of Multiple International Awards





BRINGING AN ICONIC LIVING EXPERIENCE

"The Falcon Island by Al Hamra is designed to bring an extraordinary take on an everyday essential offering exclusivity in every way. This is in alignment with Al Hamra's vision to bring the most iconic and premium lifestyle experiences to Ras Al Khaimah and reinforcement of the Emirate's reputation as one of the region's most liveable and fast-growing destinations.

Our communities have been home to people from over 100 countries bringing in a global and diverse lifestyle to Ras Al Khaimah. This development will further underscore Al Hamra and Ras Al Khaimah's credentials as a multicultural, safe, and progressive destination for its residents, investors, and visitors. The project will also take private living experience a notch higher. You have to own one to know you are part of something very exclusive."

Benoy Kurien
Group CEO
Al Hamra



Experience exclusive island living



PROJECT HIGHLIGHTS

501 TOTAL UNITS	3,058,017 SQFT	1.5 KM SHORELINE
GYM	TENNIS COURT'S	COMMUNITY CENTER

LIVING REIMAGINED

WALKING TRACKS	4 SWIMMING POOLS	BEACH AMENITIES	FERRY TAXI







DESTINATION HIGHLIGHTS

45 MIN

Drive from Dubai International Airport

35 MIN

Drive from Sharjah International Airport

15 MIN

Drive from Sheikh Khalifa Hospital Ras Al Khaimah

5 MIN

Walking Distance

5 Star International Hotels

Al Hamra Marina

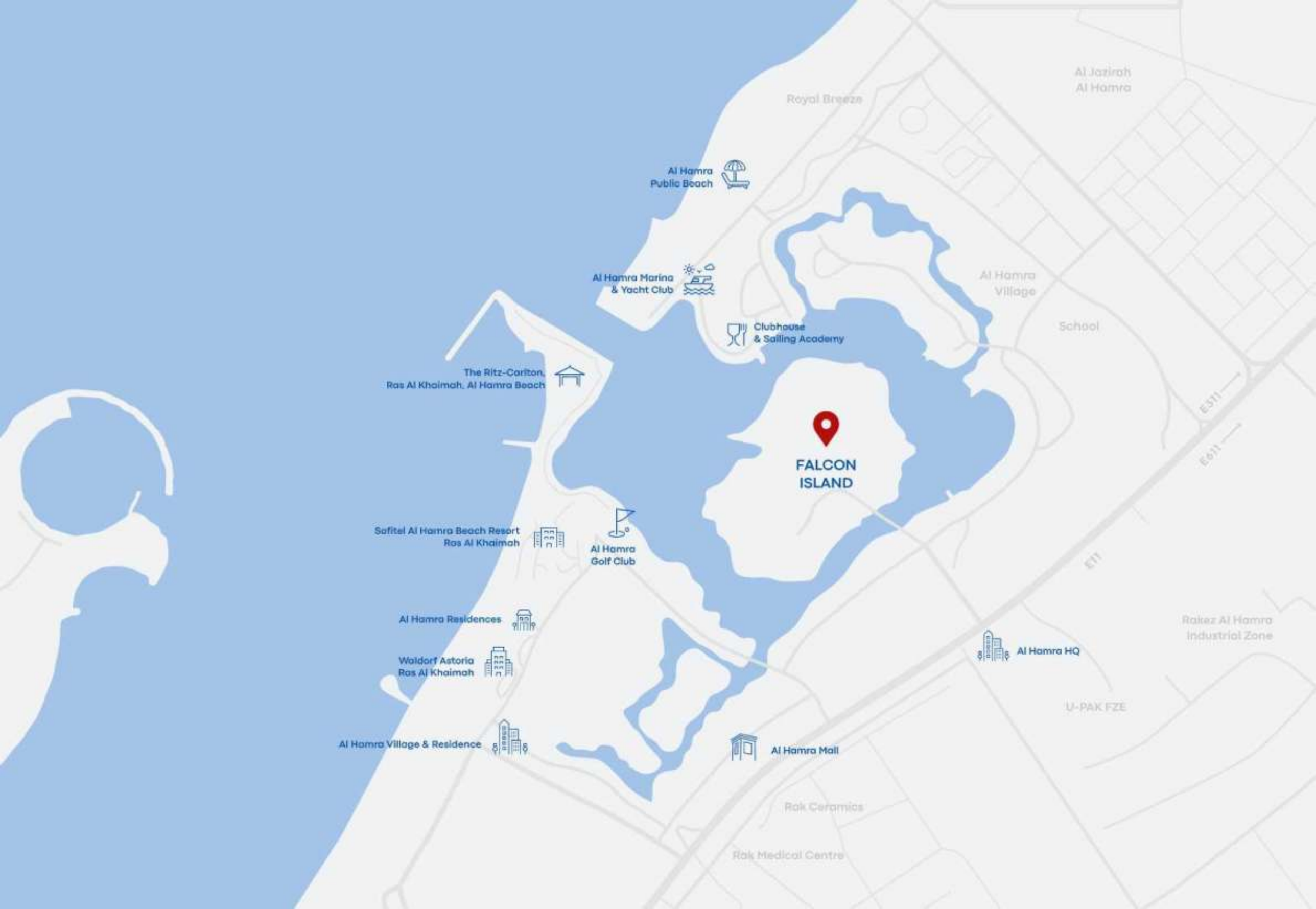
18-hole championship Al Hamra Golf Club

RAK Medical Centre

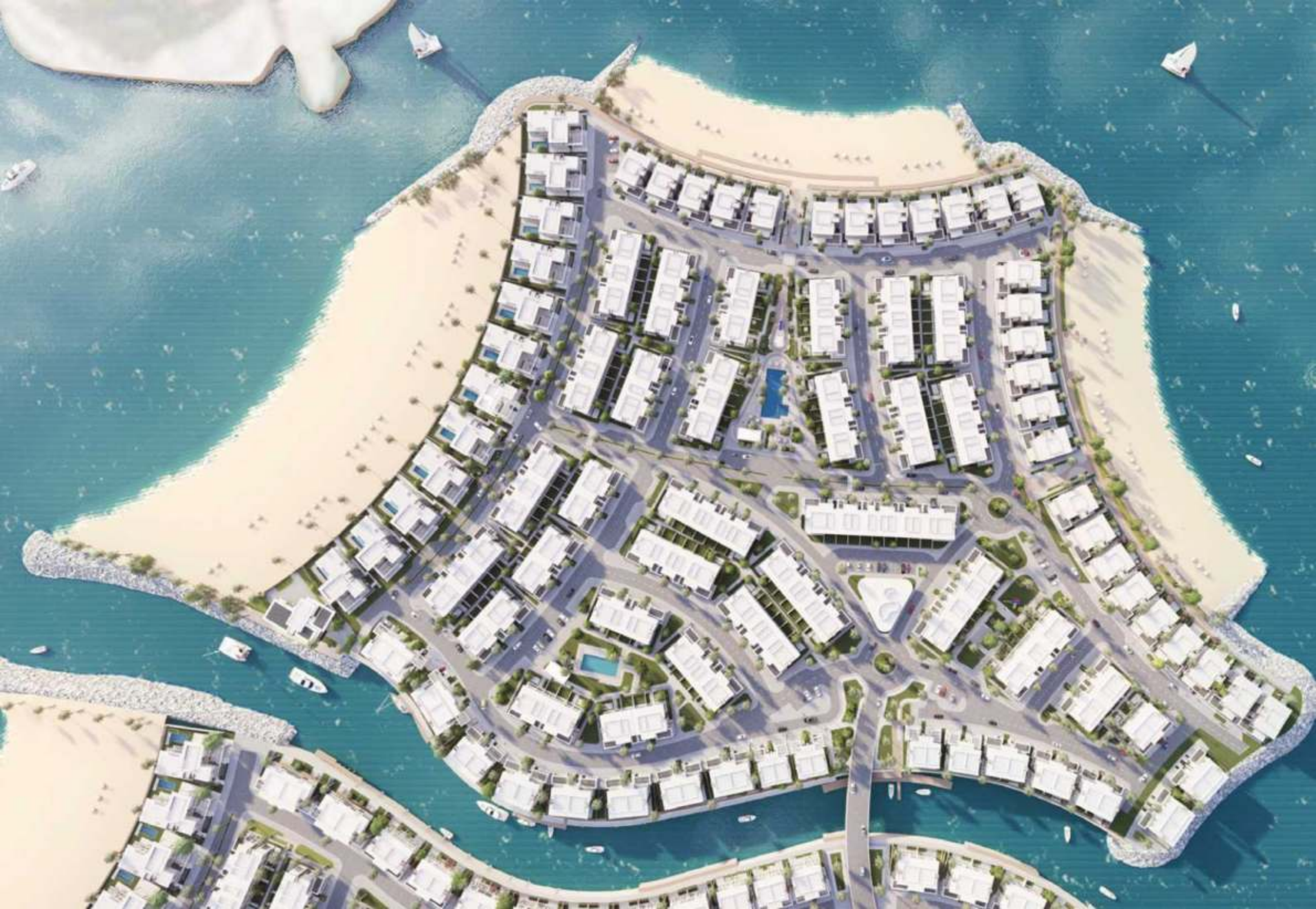
Al Hamra Mall

International School

Lagoon Beach


Royal Breeze
Al Jazirah
Al Hamra
Al Hamra
Public Beach
Al Hamra Marina
& Yacht Club
Clubhouse
& Sailing Academy
Al Hamra
Village
School
The Ritz-Carlton,
Ras Al Khaimah, Al Hamra Beach
FALCON
ISLAND
E311
E611
Sofitel Al Hamra Beach Resort
Ras Al Khaimah
Al Hamra
Golf Club
E11
Al Hamra Residences
Waldorf Astoria
Ras Al Khaimah
Al Hamra HQ
Rakez Al Hamra
Industrial Zone
U-PAK FZE
Al Hamra Village & Residence
Al Hamra Mall
Rak Ceramics
Rak Medical Centre

MASTER PLAN



MASTERPLAN BREAKDOWN

	PLOT SIZE	N. OF UNITS
7 BEDROOM	1100 sq.m	2
5 BEDROOM	680 sq.m	11
4 BEDROOM	432 sq.m	27
4 BEDROOM SEMI-DETACHED	300 sq.m	4
3 BEDROOM SEMI-DETACHED	240 sq.m	82
2 BEDROOM SEMI-DETACHED CANAL VIEW	180 sq.m	8
2 BEDROOM TOWNHOUSE COMMUNITY	120 sq.m	106
	TOTAL	240



2 BEDROOM TOWNHOUSE



TOTAL BUA: 1322.23 SQ.F

PLOT MIN: 1474.66 SQ.F

2 BEDROOM SEMI-DETACHED



TOTAL BUA: 1430.09 SQ.F

PLOT MIN: 2034.38 SQ.F

3 BEDROOM SEMI-DETACHED



TOTAL BUA: 1980.99 SQ.F

PLOT MIN: 2475.70 SQ.F

4 BEDROOM SEMI-DETACHED



TOTAL BUA: 2512.61 SQ.F

PLOT MIN: 3465.98 SQ.F

4 BEDROOM VILLA



TOTAL BUA: 3702.56 SQ.F

PLOT MIN: 4897.58 SQ.F

5 BEDROOM VILLA



TOTAL BUA: 5123.40 SQ.F

PLOT MIN: 8589.60 SQ.F





