

# A S A Y E L

BUILDING 1



PREMIER ESTATES



# 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.





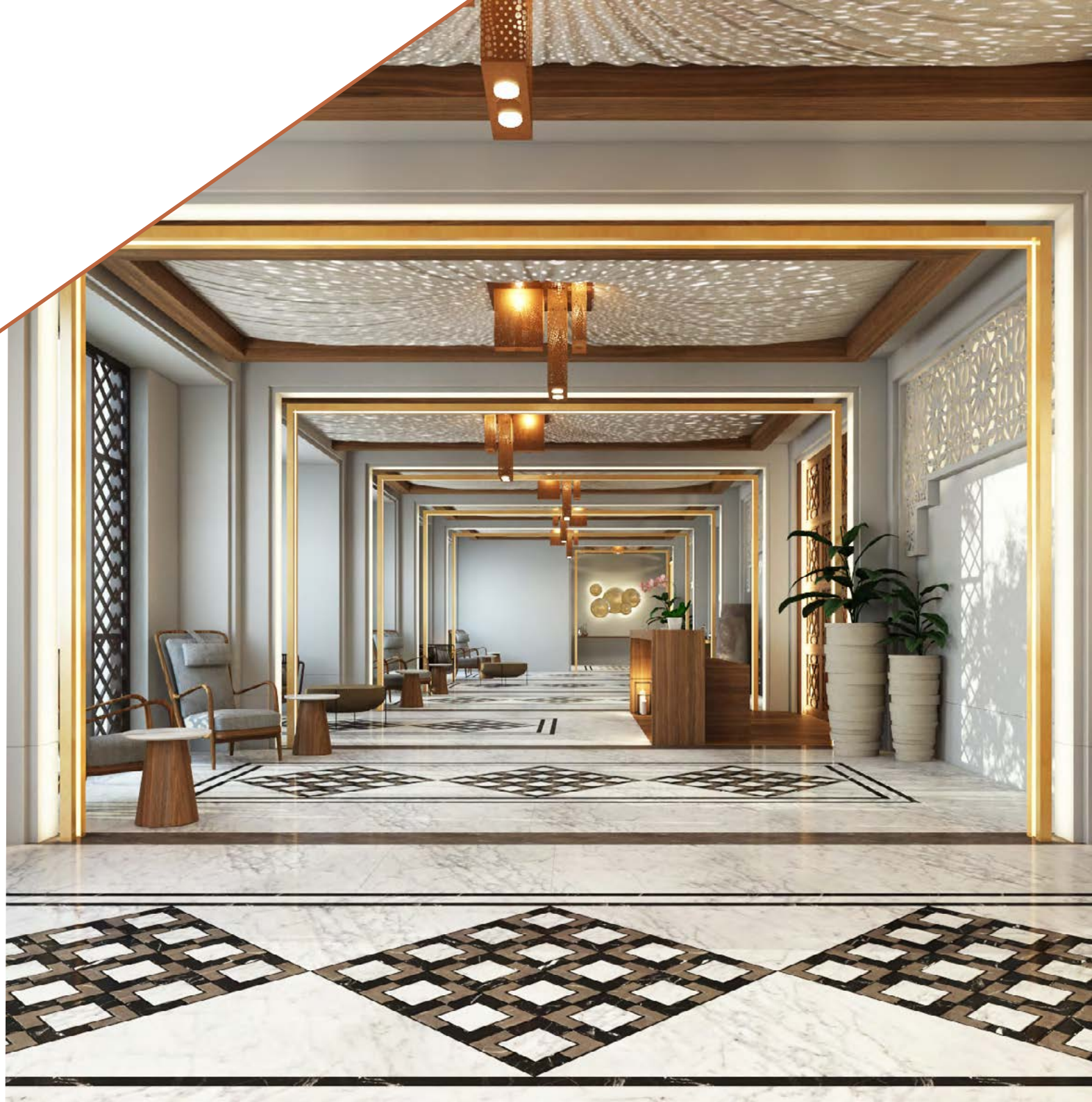
SPECTACULAR LANDSCAPES  
AND BEAUTIFUL WALKING PATHS.



# PAST AND FUTURE BROUGHT TOGETHER

**S**pacious 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 - Sheikh Zayed Road
- 5 minute drive - Dubai Media City
- 8 minute drive - Dubai Internet City
- 5 minute drive - the nearest shopping mall
- 25 minute drive - Dubai International Airport





BURJ  
al arab

- ASAYEL
- RAHAAL
- LAMTARA



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





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