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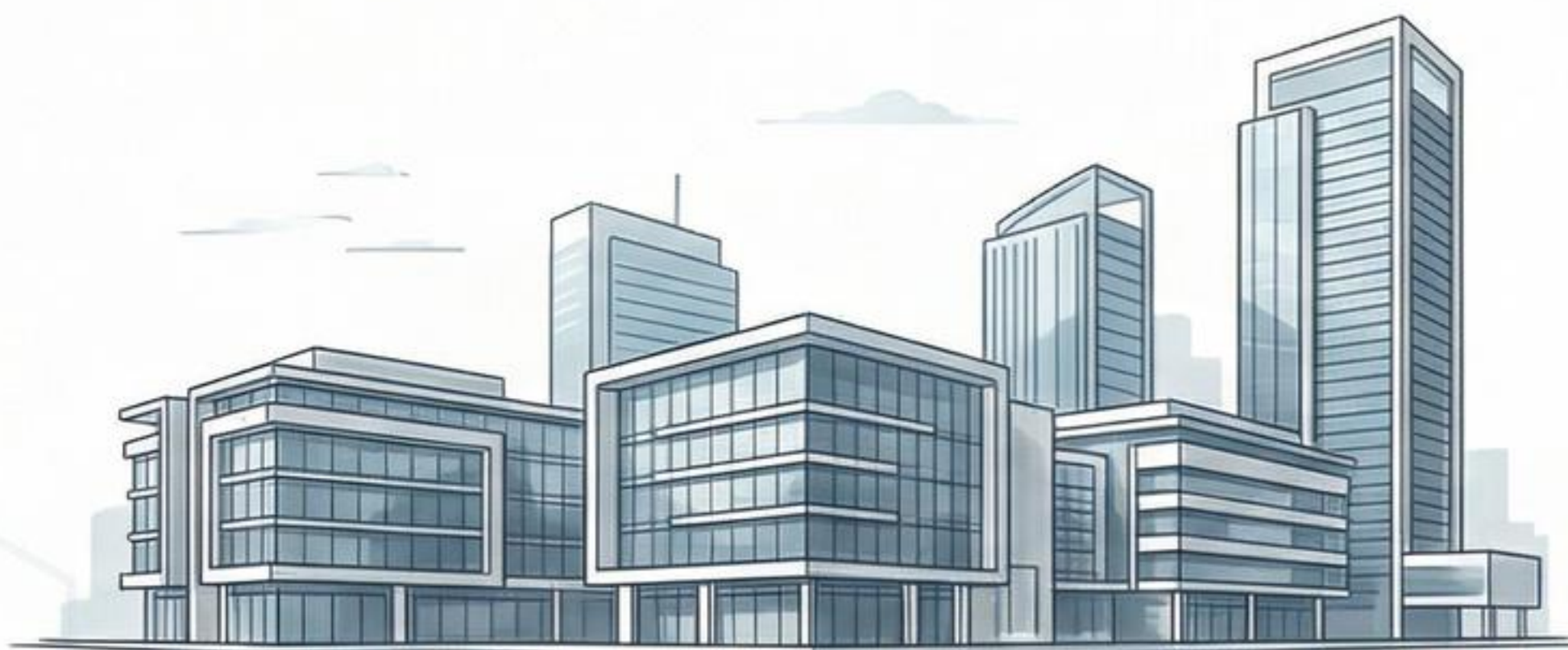


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Prop971 is a curated data platform for UAE off plan properties.



VELA

)(*Dorchester Collection*

DUBAI

OMNIYAT

THE ART OF ELEVATION

A vision beyond property, beyond place.

The Art of Elevation embodies our dedication to imagining the extraordinary and building it into reality. We elevate the exceptional to create immersive living masterpieces framed by Dubai's iconic skylines.

These are our works of art, and for us,

art epitomises more than a simple statement of luxury.

Art is the ultimate expression of creativity, quality and rarity.

It comes from a place of intellect and innovation.

It originates from both the mind and the heart. The OMNIYAT artistry is realised in elevating the experience and empowering the future of luxury living.

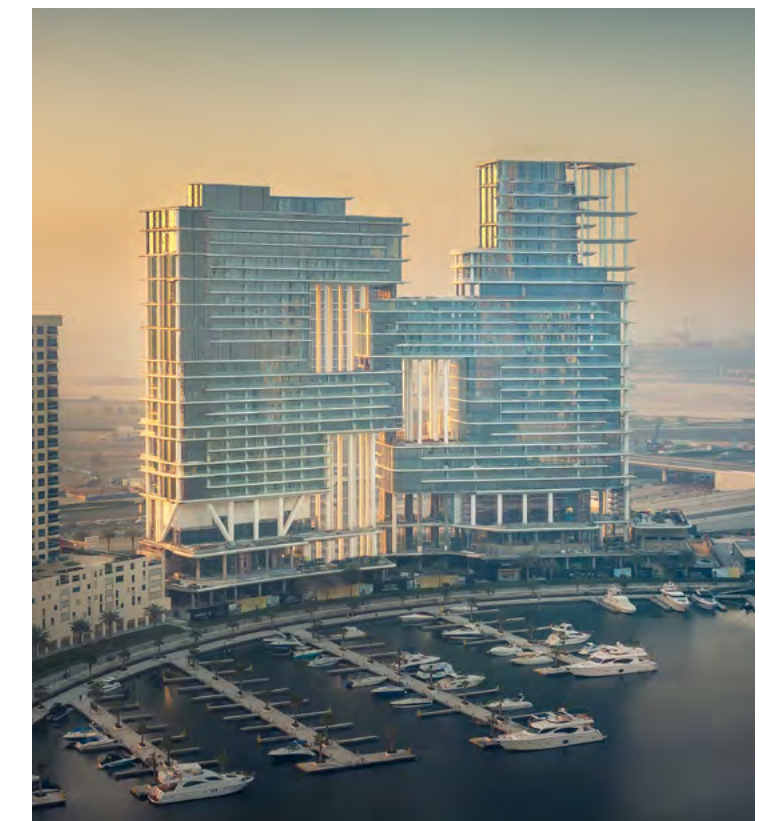
To bring together place, purpose, design, innovation and service to forever transform what you expect from the spaces you inhabit.



A Bespoke Collection of Ultra-Luxury Properties

To assure iconic status, quality and value, OMNIYAT curates partnerships with industry luminaries, including the distinguished hospitality group, Dorchester Collection.

Occupying the most sought-after locations, OMNIYAT properties, managed by Dorchester Collection, are designed to create a superior return on investment and to give every owner the OMNIYAT guarantee of living in a bespoke elevated space that reflects their personality, achievements and harmony for their future.



Introducing OMNIYAT's new jewel of Marasi Bay

VELA

Born in the Latin for 'sail',
*VELA majestically draws us upwards
to new heights of refinement, beauty and design.*



SUBLIME

*On soaring sails, rise higher
to new realms of the sublime*



Rising high above the gentle flow of the Marasi Bay, VELA, Dorchester Collection, Dubai, is a sublime celebration of contemporary waterfront in Dubai.

Within the wonderful care of Dorchester Collection's legendary service, a lifestyle of comfort and ease awaits.

Inspiring architecture, spacious design and wonderful views meet to create a place of true beauty.

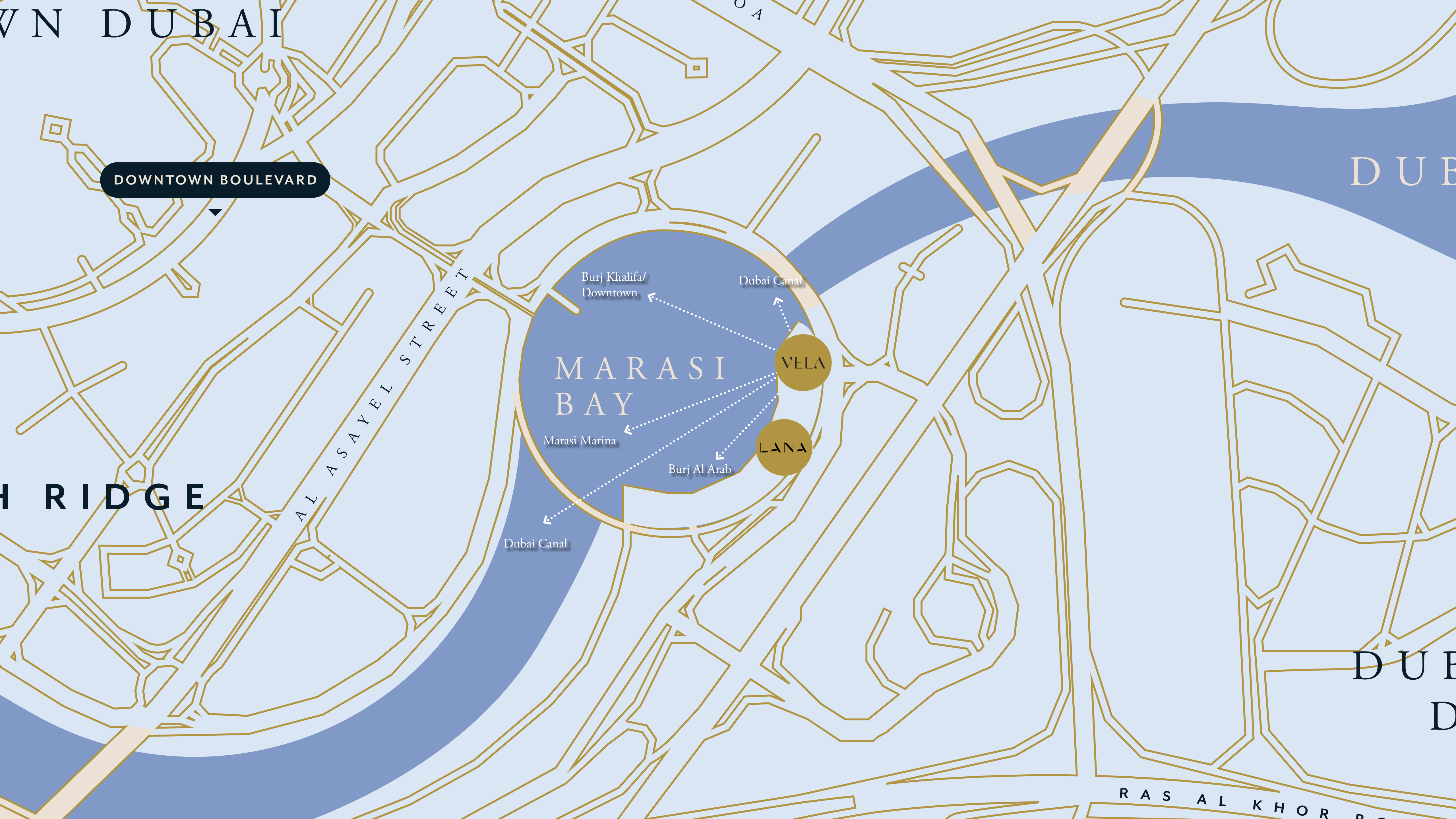




An Address That Speaks Volumes

Spectacularly located in the Burj Khalifa District, VELA is the latest addition to OMNIYAT's upcoming ultra-luxury waterfront destination, curated with discretion and discernment by Dubai's defining developer.

Drawing success from the neighboring The Lana Hotel and Residences, Dorchester Collection, Dubai, and inspired by OMNIYAT's vision to reshape Marasi Bay, VELA embodies the higher realms of possibility and sophistication that is set to define this iconic destination.



W N DUBAI

DOWNTOWN BOULEVARD

DUB

H RIDGE

AL ASAYEL STREET

MARASI
BAY

Burj Khalifa/
Downtown

Dubai Canal

VELA

Marasi Marina

Burj Al Arab

LANA

Dubai Canal

DUB

D

RAS AL KHOR

REIMAGINE

*The doorway to an elevated way of life,
immersed in beauty and surrounded by energy*



In a re-imagined approach to urban living, OMNIYAT is reshaping Marasi Bay into Dubai's upcoming ultra-luxury waterfront destination, envisioned with discretion and discernment by Dubai's defining developer.

Occupying the most fascinating and promising location in Burj Khalifa District, here innovation and expertise converge to celebrate the best of waterfront living, fuelled by the unstoppable flow of Dubai.



*Magnificent and inspiring, more than just a place,
Marasi Bay is becoming an address worthy of global acclaim.*





The Duality
of City and Sea



Bringing together the vibrancy of Downtown Dubai with the peace and prestige of the Marasi Bay waterfront, VELA presents a doorway to an elevated way of life, immersed in beauty and surrounded by energy.

The immediate access to the tranquility of the sea, directly from your own marina mooring is extremely special.



Panoramic Views





*A front-row seat for the
magnificent spectacle that surrounds.*

VELA has been positioned to capture breathtaking views of Marasi Bay and the iconic Burj Khalifa amid the glittering Downtown Dubai cityscape. Floor to ceiling windows flood the living area with light by day, as well as awe-inspiring views by night.



FLOW

*Where sunlight meets glass and water flows
on sweeping edges of sublime perspectives.*

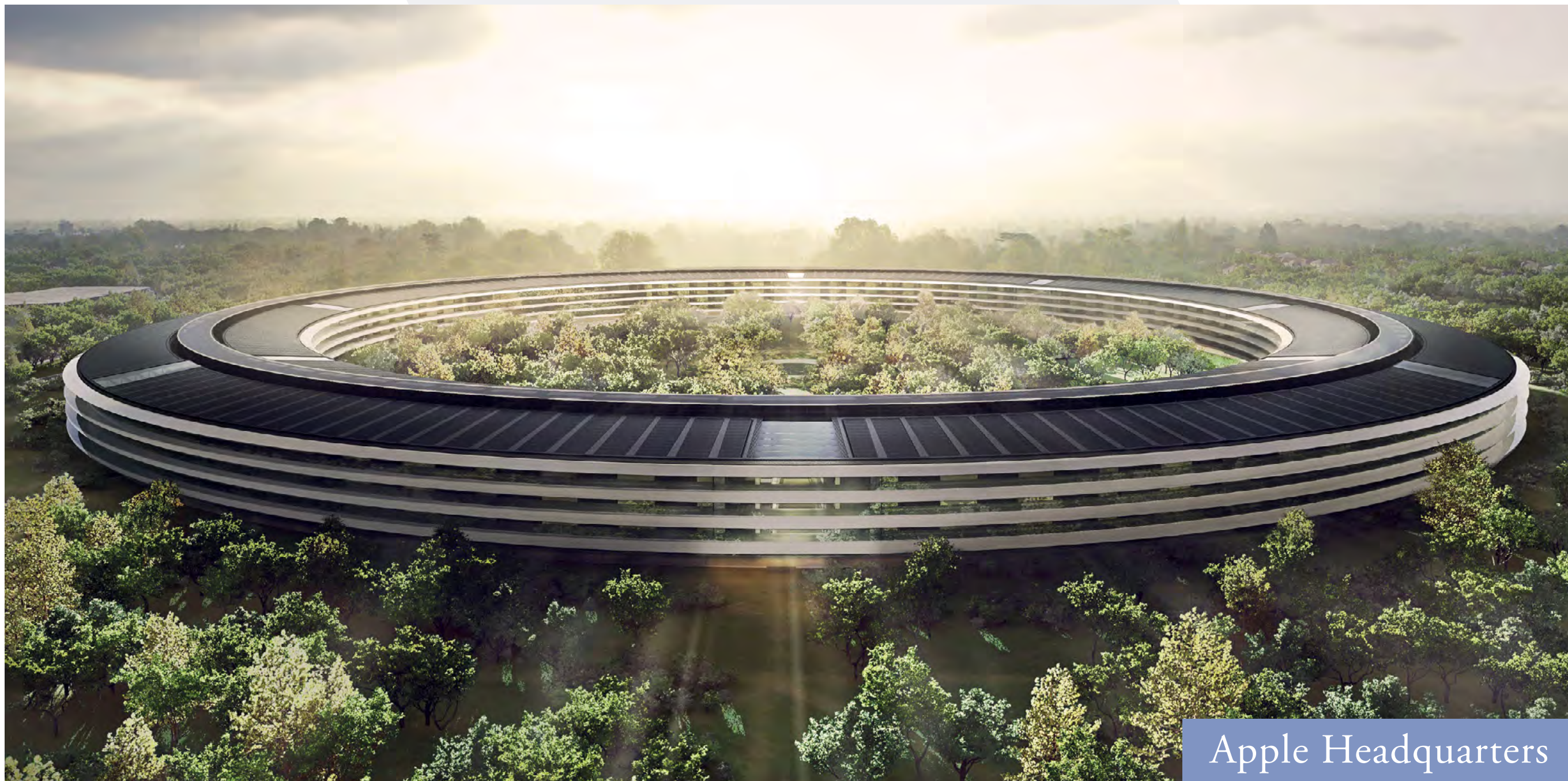




Brought to you by OMNIYAT, VELA has been orchestrated by a harmony of the world's leading design consultants.

Creators of global architectural masterpieces, award-winning practice Foster + Partners designed VELA to embody the fluidity and beauty of the Marasi waterfront. To deliver the ultimate expression of VELA's rare beauty, French interior designer duo, Gilles and Boissier, have brought their distinctive taste to VELA in ways that are both striking yet serene.

VELA



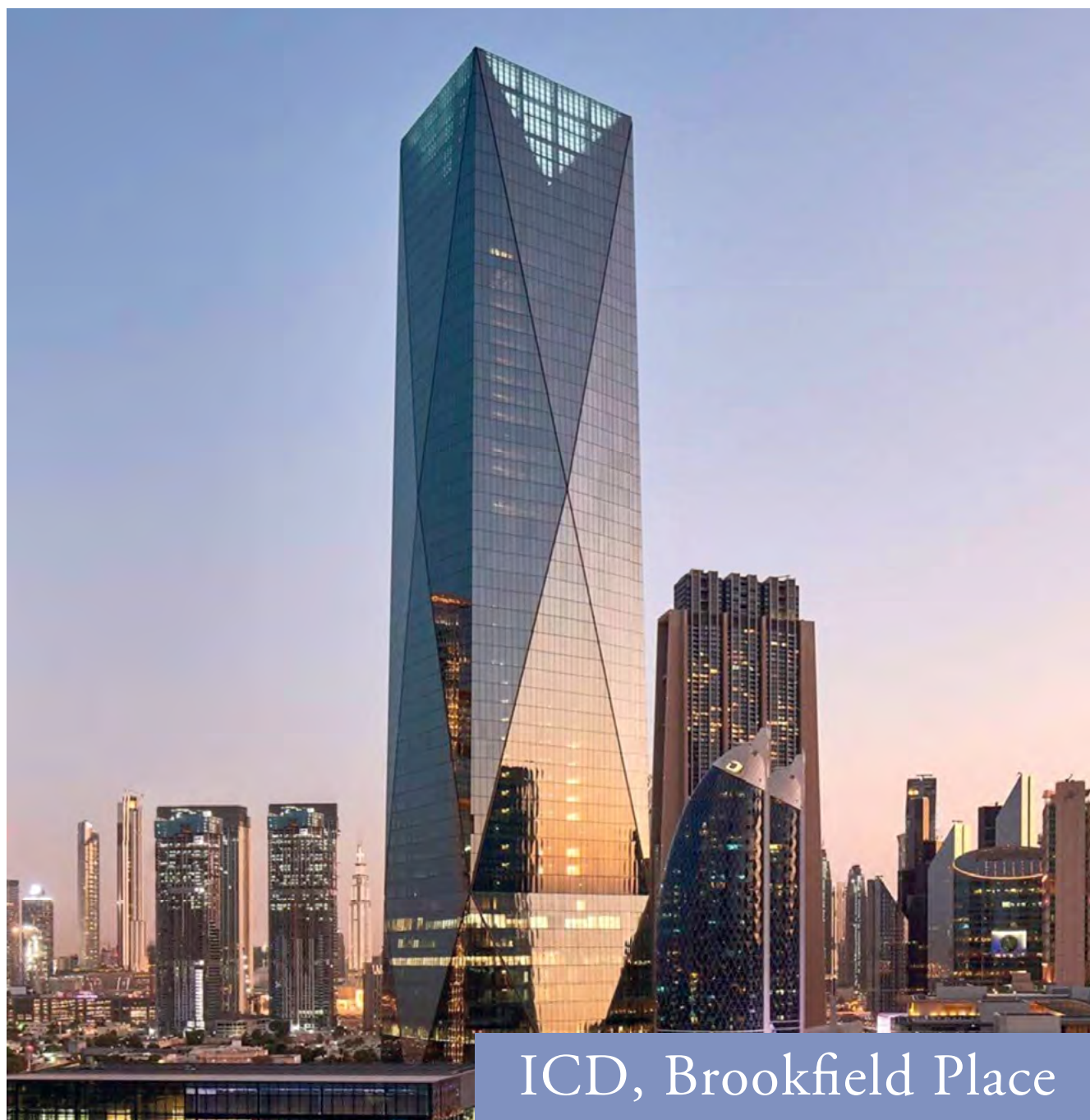
Apple Headquarters

Architectural Excellence

Foster + Partners

VELA has been crafted by award-winning practice Foster + Partners, the masterminds behind Apple's California headquarters, France's dramatic Millau Viaduct and London's 'Gherkin' tower.

The firm has garnered various awards, including the coveted Pritzker Prize in 1999.



ICD, Brookfield Place



Millau Viaduct

OMNIYAT and Foster + Partners have collaborated on numerous properties that have reshaped Dubai's skyline. These include ORLA, Dorchester Collection, Dubai, and The Lana, Dorchester Collection, Dubai.

VELA is the latest addition designed to embody the fluidity and beauty of the Marasi waterfront through majestic height and flowing curves, VELA celebrates the magnificent beauty of this unique destination.



ORLA, Dorchester Collection, Dubai



The Lana, Dorchester Collection, Dubai



VELA, Dorchester Collection, Dubai

Interiors Beyond Compare

GILLES & BOISSIER

Parisian designer duo Gilles & Boissier have brought their signature refined design to the forefront of OMNIYAT's properties once again. Drawing inspiration from their celebrated work on The Lana Residences, the interiors of VELA exude a striking yet serene ambiance.

Gilles and Boissier's projects include the Mandarin Oriental Paris; The XI residences and the Baccarat Hotel in New York; the Mandarin Oriental Ritz Madrid; and Hakkasan restaurants in Dubai and the US.





UPLIFT

*Rising above the sparkling waters,
VELA uplifts the art of sophisticated living.*

A Sensory Arrival



The only waterfront arrival in Marasi Bay

Welcomed by the delicate music of water and bold quadruple height colonnade that rises to frame the soothing beauty of this waterfront location, arriving at VELA is a sensory experience. Layers of water features draw the marina up to the lofty heights of VELA, creating a moment of sheer enchantment where elegance meets sophistication in every direction, from the beauty and drama of the architecture above to the breath-taking panoramic views that surround.









Wraparound Pools

Time finds soft rhythm in the flow of water that stretches as far as the eye can see.

Uniquely designed L-shaped corner pools that are found nowhere else in Dubai, frame each residence with a ribbon of serene freshness. Sun decks overlooking the Marasi Marina and the iconic Burj Khalifa offer plenty of space for relaxing, entertaining, or just enjoying the fresh air and moment in time.



A high-angle, wide shot of a modern, multi-story residential building with a curved facade and prominent balconies. The balconies feature glass railings and some have small pools or lounge areas. The building is set against a backdrop of a city skyline at sunset, with a marina filled with boats in the foreground. The sky is a warm orange and yellow, reflecting on the water. The overall scene conveys a sense of luxury and modern living.

*Only 38 stunning residences designed
for the discerning few who seek
a life without boundaries.*





A Crafted Collection

Rising at 150-metre-tall, VELA provides a gross floor area of 272,860 sq. ft. spread over 30 floors. The 38 residences range in size from 4,253 sq. ft. to 11,727 sq. ft. and encompass sumptuous penthouses and three- and four-bedroom properties, some with double height living spaces and private terrace pools.

The tower is crowned by the Sky Palace which covers 22,992 sq. ft. spread over 3 floors with two swimming pools, grand terraces, a private gym and majlis.

VELA Residences

SKY PALACE

- 5 Bedroom – 22,992 sq. ft.

SKY RESIDENCES

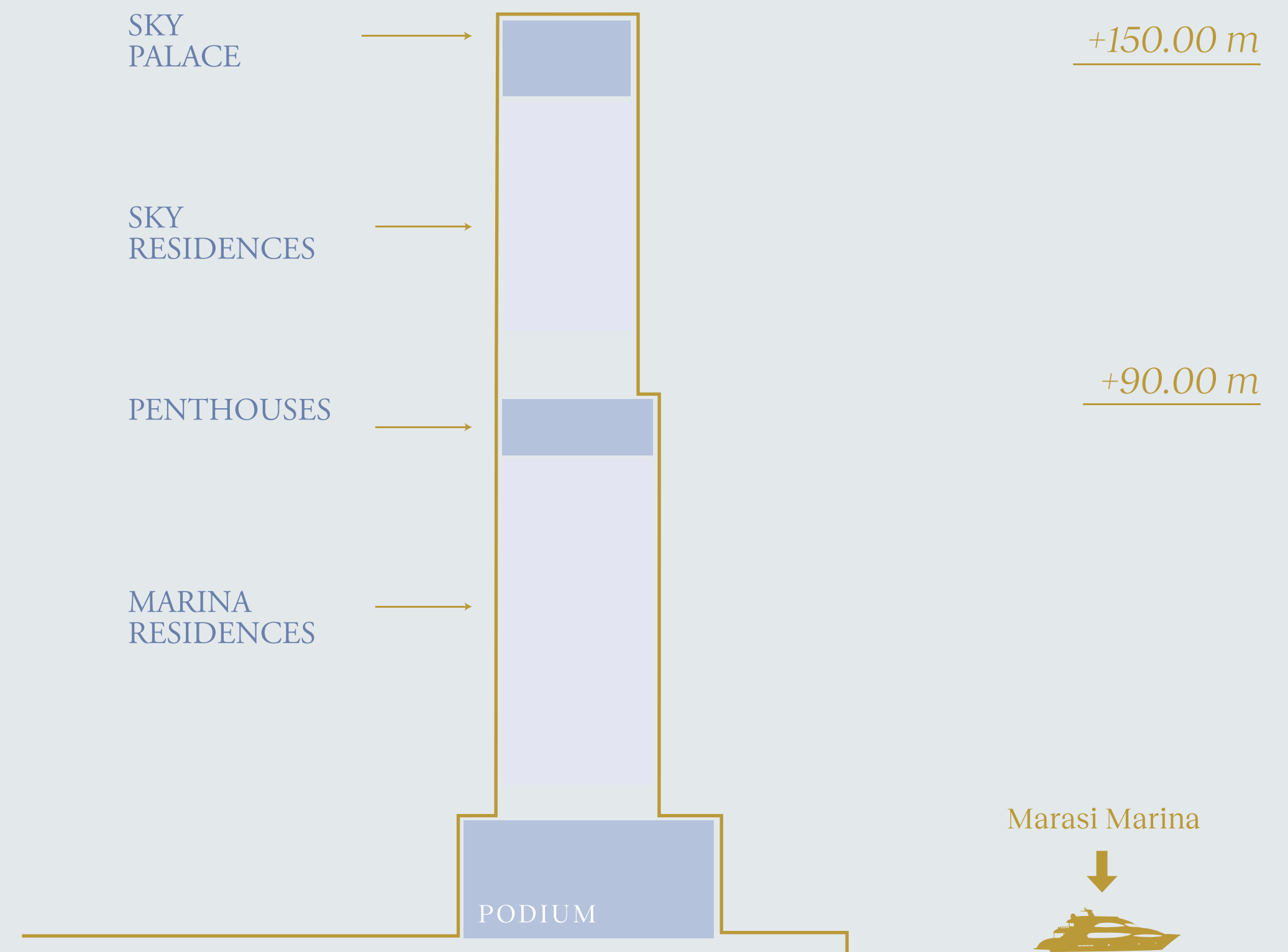
- 3 Bedroom – 6,302 sq. ft.
- 4 Bedroom – 8,462 sq. ft.

PENTHOUSES

- 4 Bedroom – 11,048 to 11,727 sq. ft.

MARINA RESIDENCES

- 3 Bedroom – 4,253 to 6,361 sq. ft.
- 4 Bedroom – 7,262 to 7,374 sq. ft.

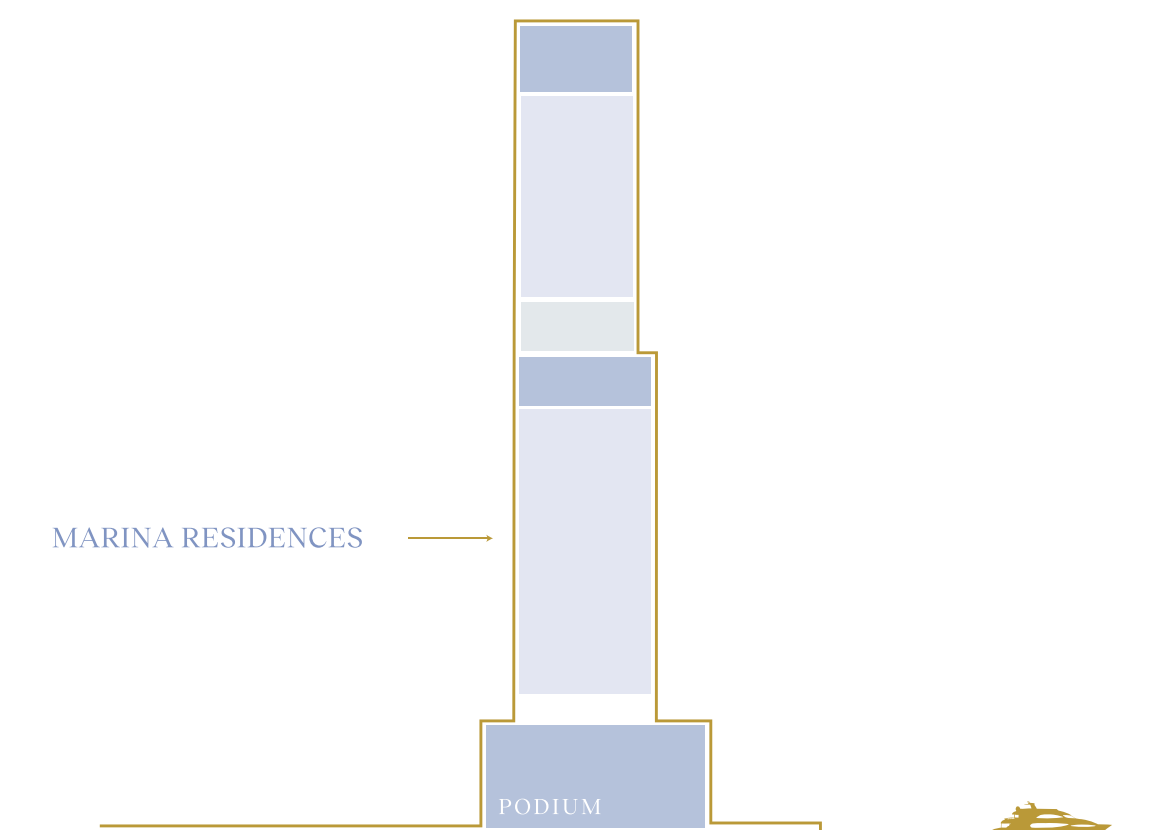


Marina Residences





Life at the Marina Residences moves like the gentle flow of water. Here, the energy of the Marasi Marina fuels a lively pace of life that dances its own path through the promenade. For this is a new way of living in the city of Dubai, full of fresh moments that calm the mind and free the spirit.

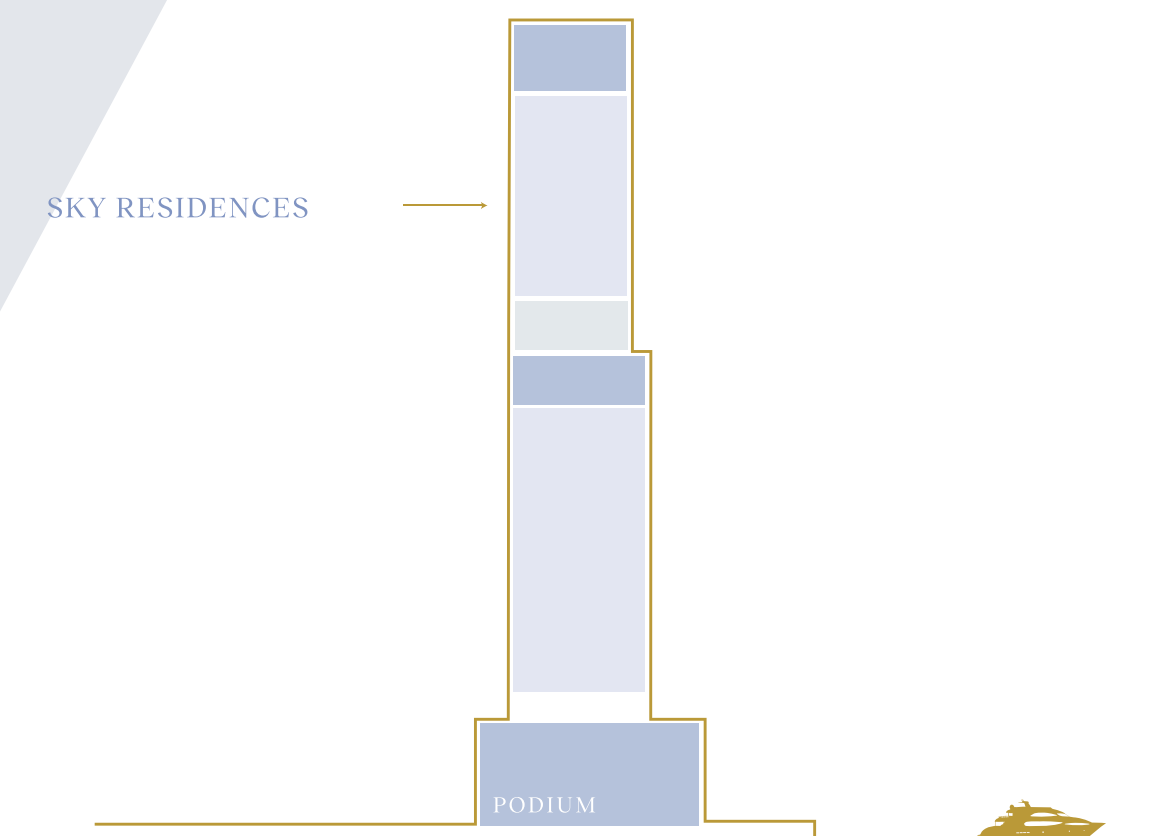


Sky Residences





Designed with magnificence in mind, the Sky Residences are beautifully light and spacious, and optimised for full enjoyment of their inspiring views. From the interior heights of sophistication within, to the expansive terraces reaching out to the skies above, the Sky Residences bring an elevated standard to a waterfront way of life, overlooking all that Dubai has to offer.

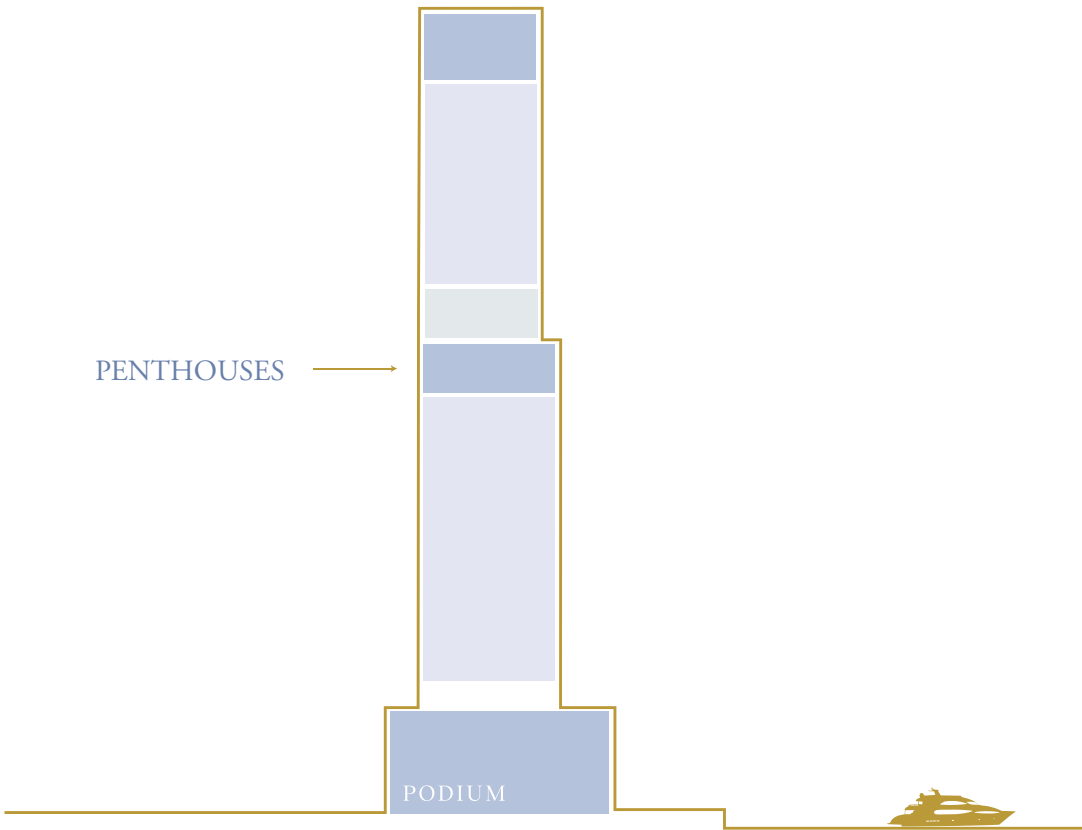


Penthouses





Starring double height ceilings and incredible private pools, the three Penthouses marry sublime refinement with the vibrant life of the marina below. VELA's S Penthouses sing out with a lofty sense of beauty and boldness that shapes your elegant sanctuary poised peacefully above the rest. The perfect space in which to unwind and watch over the ever-changing city below you.

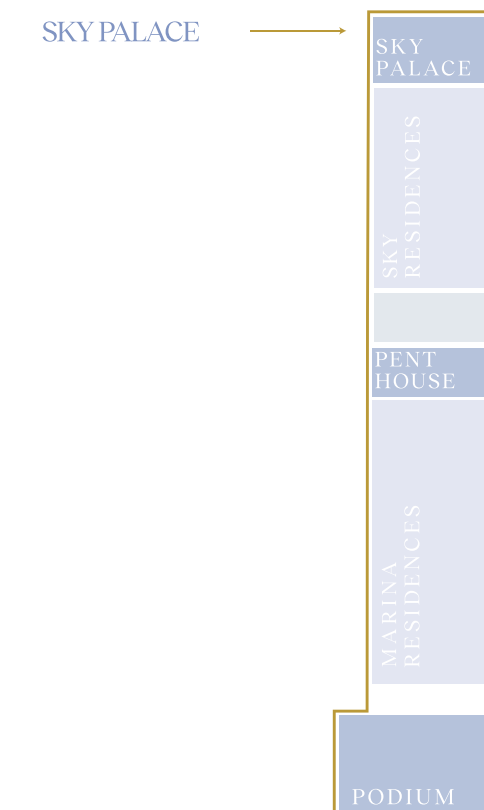


Sky Palace





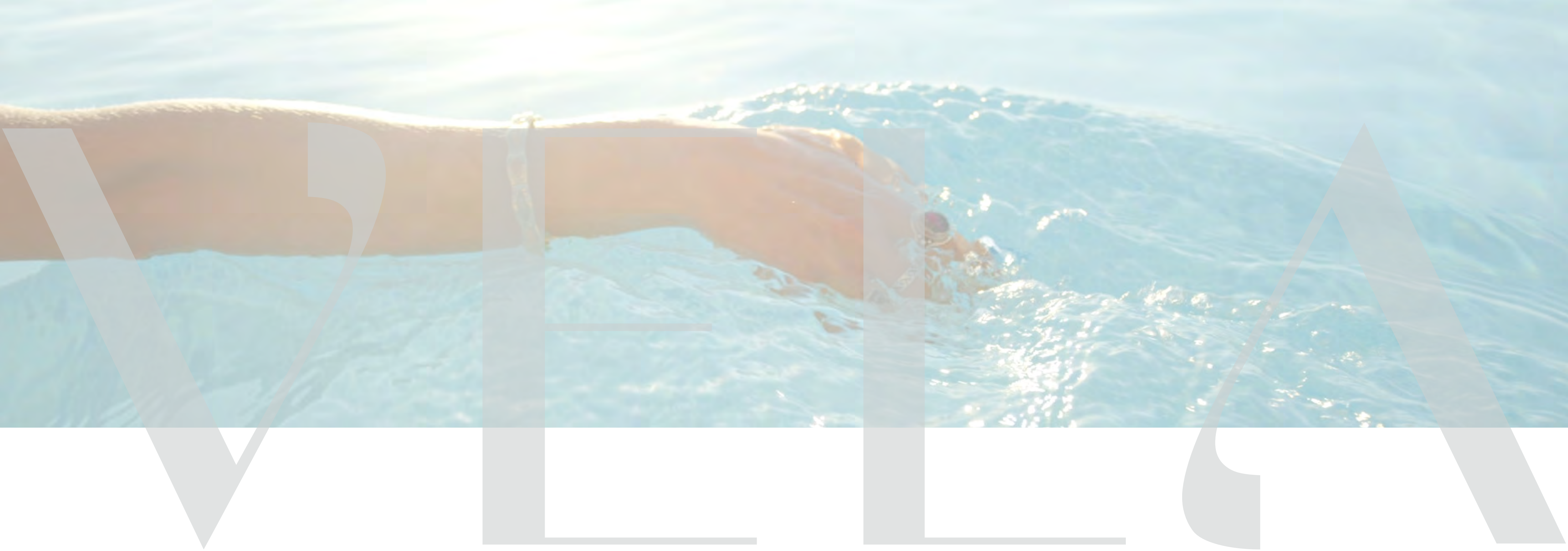
For a life lived amongst the highest, the Sky Palace celebrates the pinnacle of design and living experience. Vast living spaces are spread over three floors with two sparkling swimming pools, grand terraces, a private gym and majlis. Magnificent heights reveal a panoramic vista that lifts the spirit from every angle and offers you an elevated doorway to the dynamic lifestyle on offer in this unique Dubai destination, fully immersed in the culture and beauty that surrounds your every aspect.



GLIDE

*Where serenity welcomes the spirit
and sophistication soothes the mind.*





Exceptional Amenities

Revel in the infinity lap pool that appears to float effortlessly above the marina or simply relax on the sun deck while admiring the infinite cityscape and the vast expanse of water beyond.

The triple-height gym offers breathtaking panoramic views of the Marina. These are accompanied by a cinema room, children's play areas, impeccably furnished meeting rooms, and a private spa suite and salon.



Access to The Lana Hotel Amenities

Residents of VELA will enjoy access to the hotel facilities, including the spa, as part of an exclusive membership program. A golf-buggy service is on hand for easy transportation along the promenade



BASK

*Where soft-sand coastline meets endless
blue horizons beneath the Arabian sun.*



Residents of VELA enjoy exclusive access to the ultra-luxe beach club at OMNIYAT's iconic property, One at Palm Jumeirah.

Managed by Dorchester Collection, the exclusive beach club features a glorious 100 metre white sand private beach with its own jetty and direct access to the beach promenade.

For the ultimate voyage experience, a flying yacht can be arranged to sail away from Marasi Bay, arriving directly to the jetty at One at Palm Jumeirah.



 Dorchester Collection
DUBAI





VELA's Amenities

- Main, VIP & Marina Lobby
- Infinity-Edge Lap Pool
- Triple-Height Gym
- Spa Suite and Salon
- Kids Room
- Cinema Room
- Meeting Rooms & Lounge
- Security
- Valet
- Hotel facilities at The Lana, Dorchester Collection, Dubai
- Beach club at One at Palm Jumeirah, Dorchester Collection, Dubai

An aerial, high-angle view of a modern, curved swimming pool. The pool's edge is a smooth, light-colored concrete. The water is a vibrant turquoise color with visible ripples. Along the left side of the pool, there is a row of white lounge chairs. Each chair is accompanied by a large, tan-colored patio umbrella and a small, round, black side table. Some chairs have blue towels or cushions. The surrounding deck is made of light-colored, square tiles. In the background, a large, white, cylindrical structure is partially visible.

SERENE

*Set sail on the serene breeze of
impeccable amenities and service.*



Managed by

) (*Dorchester Collection*

Here, amongst radiant design and extraordinary service, a life of rarefied ease awaits in the hands of Dorchester Collection. The doorman and porter will welcome you on arrival, while your private collection of cars will be kept pristine by a car valet and grooming service.

Dorchester Collection's dedication to offering the finest service means residents can enjoy additional benefits, including housekeeping, maintenance, laundry, personal trainers; Spa appointments; in-residence dining; restaurant reservations.

Classic

- Common area maintenance and cleaning
- 24/7 Residence concierge
- Doorman and porter services
- Valet parking
- Lifeguard and gym service
- 24/7 Security services

À La Carte

- Housekeeping
- Laundry
- Maintenance
- Bespoke in-residence catering services
- One-off dining events & functions
- Floristry services
- Bookings, reservations & appointments
- Five-star experiences at home

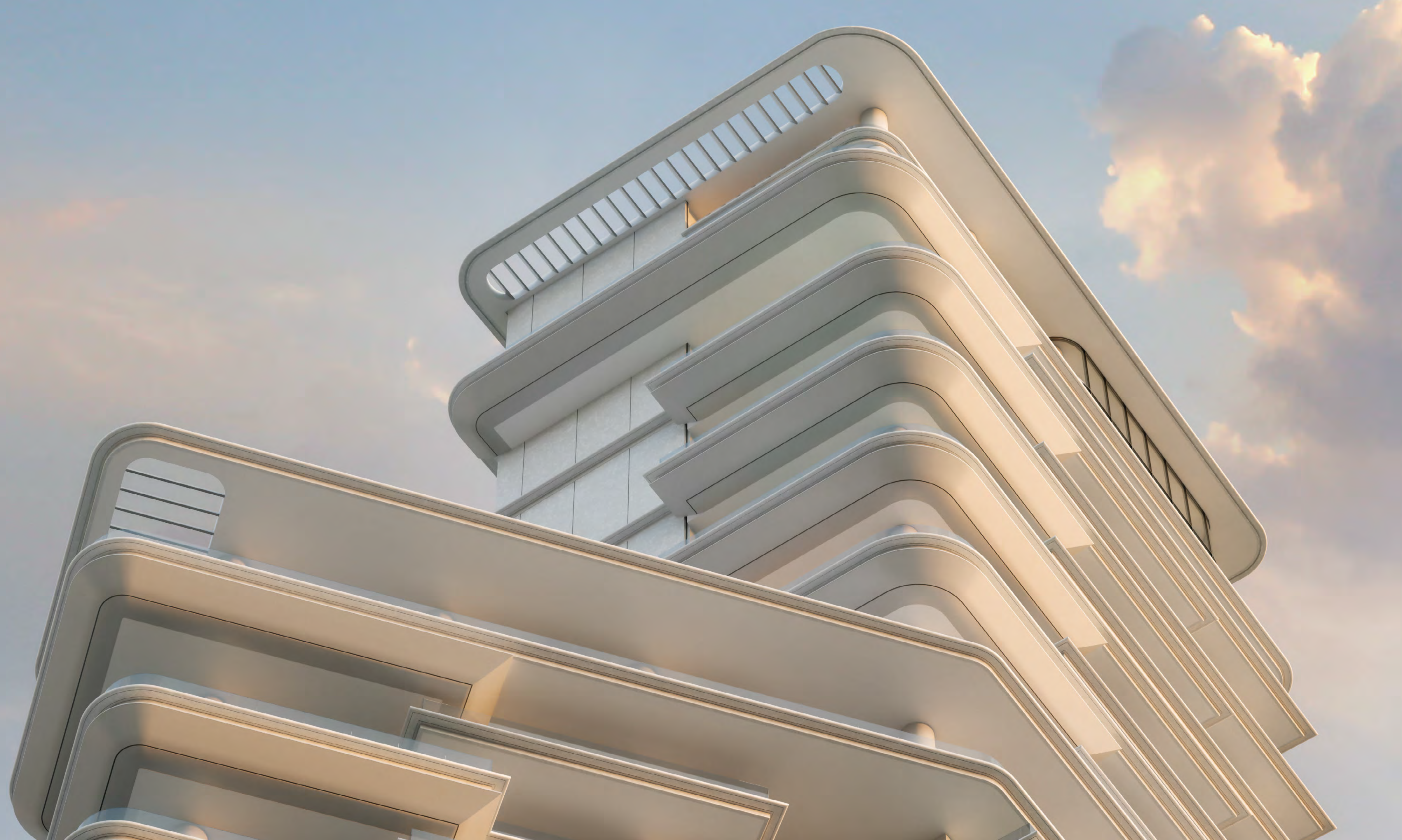




Legendary Hospitality

Dorchester Collection is renowned for providing the epitome of elegance and sophistication in their international hotels, such as The Dorchester, Hotel Plaza Athénée, and The Beverly Hills Hotel. Since 1931, the group has expanded its portfolio to include 10 prestigious hotels situated in the most vibrant cities worldwide, including Paris, Milan, Rome, Los Angeles, and their latest addition, Dubai.

OMNIYAT and Dorchester Collection have collaborated closely to introduce The Lana, Dorchester Collection, Dubai - the brand's first foray into the region and its tenth worldwide hotel.



OMNIYAT

THE ART OF ELEVATION