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



# THE BRISTOL

LUXURY HOTELS & RESORTS

EMAAR BEACHFRONT

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EMAAR

# Timeless Elegance Meets Modern Luxury

The Bristol, Luxury Hotels & Resorts is an icon of ultra-luxury hospitality, where every detail is a masterpiece of elegance. From stunning architectural designs to personalised, intuitive service, at The Bristol, every experience is tailored to redefine opulence.





EMAAR BEACHFRONT

# A World of Beachfront Bliss



# Refined Living, Inspired by the Waves

Adding to the charm, the serenity and the celestial heights of Emaar Beachfront, The Bristol Luxury Hotels & Resorts is arriving to offer an elevated feel of an opulent, island paradise.

Life's hustle disappears as you embrace the essence of exquisite living – at the pinnacle of an exclusive retreat.

Welcoming  
An Iconic Landmark



# Assured Grandeur & Exclusivity

A motif of timeless luxury, The Bristol Luxury Hotels & Resorts at Emaar Beachfront embraces the tempo of the sea while connected to the rhythm of the city. Neighbouring Dubai's most iconic coastal locations, its breathtaking skyline views sweep across urban landmarks, from Dubai Marina, The Palm Island and, to the luminous ocean beyond.



# An Exclusive Beachfront Location





# Your Elite Coastal Haven



1.5 KM of  
Pristine Beach



Panoramic Views  
of the Sea & Marina



Steps Away from  
Marina & Yacht Club



Direct Access to  
Sheikh Zayed Road



Community  
Parks



Nearby Hotels  
& Restaurants

A photograph of a modern, curved balcony with glass railings, overlooking a city at night. The balcony is illuminated from within, showing interior furniture and plants. The city below is densely packed with lights, and a body of water is visible in the foreground. The sky is a mix of orange and blue, suggesting sunset or sunrise. The text "Canvasses of Breathtaking Views" is overlaid on the right side of the image.

# Canvasses of Breathtaking Views

# A Fusion of Style & Luxury

The Bristol Luxury Hotels & Resorts at Emaar Beachfront reclaims coastal chic with branded apartments, penthouses and a five-star lifestyle hotel. Impeccably devised, immaculately finished and elegantly designed, these expansive homes strike the perfect balance of lavish yet laid-back living.





Expansive Living,  
Elevated Style



## A Key to Chic Living



Branded apartments designed for The Bristol seamlessly transition the outdoor rhythm which the masterplan has to offer, into the symphony indoors.

With floor-to-ceiling windows, open-planned layouts and thoughtful allocation of areas which allow the harmonic play between space and natural light, these homes have a place for everything that matters in true style of The Bristol Luxury Hotels & Resorts,





Nature Inspired  
Interiors





# Access The Glamour

An extravagant beach luxury duets with exceptional marina living. A light stroll can take you to the soft, pristine sands of your private beachfront, or immerse you in ultra-fine dining, exclusive yachting. While a short drive can transport you to the extraordinary global experiences which this iconic city has to offer.



A wide-angle photograph of a sophisticated outdoor dining terrace. In the foreground, several wooden tables with light-colored cushions and modern chairs are set for dining, each with a small lamp. A man and a woman are seated at one of the tables, looking out towards the ocean. The terrace is bordered by a low wall with potted plants. Beyond the terrace, a sandy beach is visible with lounge chairs, umbrellas, and a few people. The ocean stretches to the horizon under a clear blue sky. A palm tree stands prominently on the left side of the terrace. The overall atmosphere is one of luxury and relaxation.

Experiences That Surpass  
All Expectations





# Comforts That Keep You Coming Back

This unparalleled island lifestyle is complemented by world-class amenities you can experience, whether at the beach, on the pool deck or at a quiet zen garden.

The Bristol at Emaar Beachfront orchestrates your tastes and leisure to perfection, for a life where privilege and pleasure is at your doorstep.







# Relax & Revitalise



The world of experiences at The Bristol Emaar Beachfront is not limited to the obvious comforts. They expand far beyond to bring all the elements of Dubai's iconic lifestyle under one roof making it impossible to leave the grandeur of this place which you will call home.



Infinity Pool  
& Kids' Pools



Kids' Play  
Area



Fully Equipped  
Gym



Signature  
F&B



Spa & Wellness  
Facility





# Global Lifestyle Developer

A leader in the global real estate market, EMAAR has grown over the years to become the largest real estate developer outside of China. You will be investing with one of the best-regarded brands in the world.

71.7Bn AED  
Market Cap - FY 2023

115,000+  
Residential Units Delivered

14.4Bn AED  
Revenue – H1 2024

12+  
Global Market Presence

5.3Bn AED  
Net Profit - H1 2024

42,200+  
Residential Units Currently Under Development

\*As on 30 June 2024



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EMAAR BEACHFRONT

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