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

# THE PAD

BY OMNIYAT

**DOWNTOWN DUBAI**

# THE PAD

BY OMNIYAT

A ZEST FOR LIFE

# BIG BOLD & BRIGHT



# SHINE LIKE A STAR

## THE PAD LIVES AND BREATHS WITH YOU.

The Pad brings South Beach to Dubai. Tilted at a 6.5° angle, enveloped in LED lighting, the chic and sophisticated Pad is the pinnacle of super-glamorous condo living, the most striking building on the Creek, presiding over the Burj Khalifa and the sea.

During the day the unique facade shines and shimmers, reflecting the ethereal blend of sea, sun and sky. At night, this spectacular exterior blazes from hot to cool, from vibrant disco to the dark mystery and allure of desert stars.

With 253 sumptuously designed and furnished residences, a sparkling pool and gym, luxuriant gardens, The Pad is the most coveted address in Dubai.





**GLOW!**  
eGOWi

## AT THE HEART OF EVERYTHING THAT MATTERS!

The Pad is perfectly positioned, in the heart of Marasi Business Bay, and directly opposite to Meydan One, the new groundbreaking master development.

Thus, The Pad has the utmost desirable investment location, as it is central to both an ever-expanding business hub and a growing residential district.

# PERFECTLY POSITIONED





# LOCATION

**THE THRILL OF THE  
WORLD'S BEST  
RESTAURANTS,  
INTRIGUING NEW CLUBS,  
VIBING BARS - JUST  
AROUND THE CORNER**

The Pad is surrounded by a myriad of restaurants that cater to diverse tastes and inspirations, vibing bars, and a wonderland of shops.

A short 15 minute drive is all it takes to get you from the airport to your glamorous Pad home.

The Pad has convenient access to the Sheikh Zayed Road and the Al Khail Road, and is only a few minutes from Dubai's International Financial Centre (DIFC) and its Trade Center.



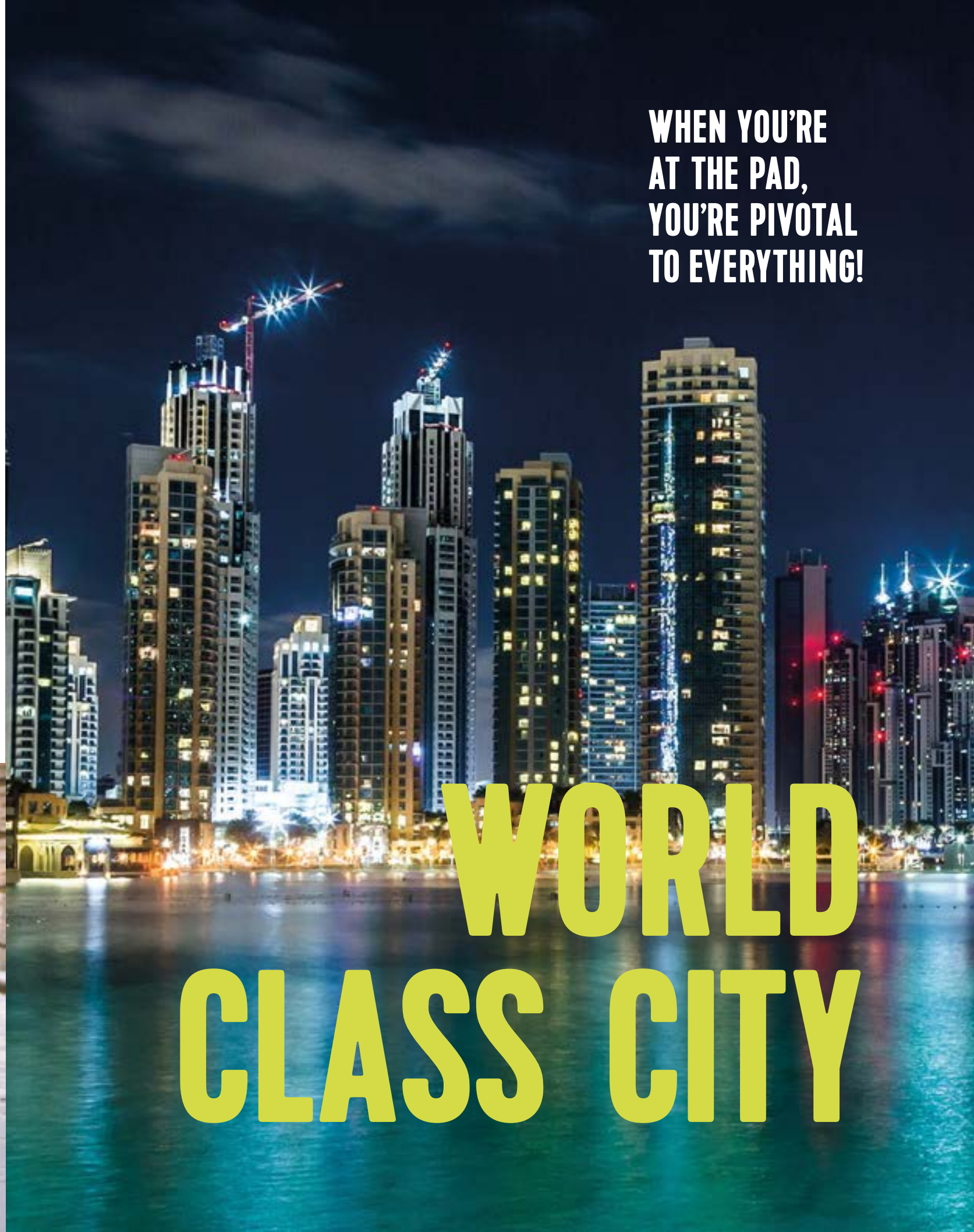
**FOR A DIP IN THE SEA,  
THE STUNNING JUMEIRAH  
BEACH IS JUST A HOP  
AND A SKIP AWAY.**

For some serious shopping, Gucci, Prada, Dolce & Gabbana are all around the corner, at the biggest shopping centre in the world, the Dubai Mall.

And down the road you have the Souk al Bahar. Explore more than 1,500 eclectic shops and mingle with the Dubai crowd, or visit the fashionable Dubai Design District just across the road and discover a whole new world.



**WHEN YOU'RE  
AT THE PAD,  
YOU'RE PIVOTAL  
TO EVERYTHING!**



**WORLD  
CLASS CITY**

# THE PAD

BY OMNIYAT





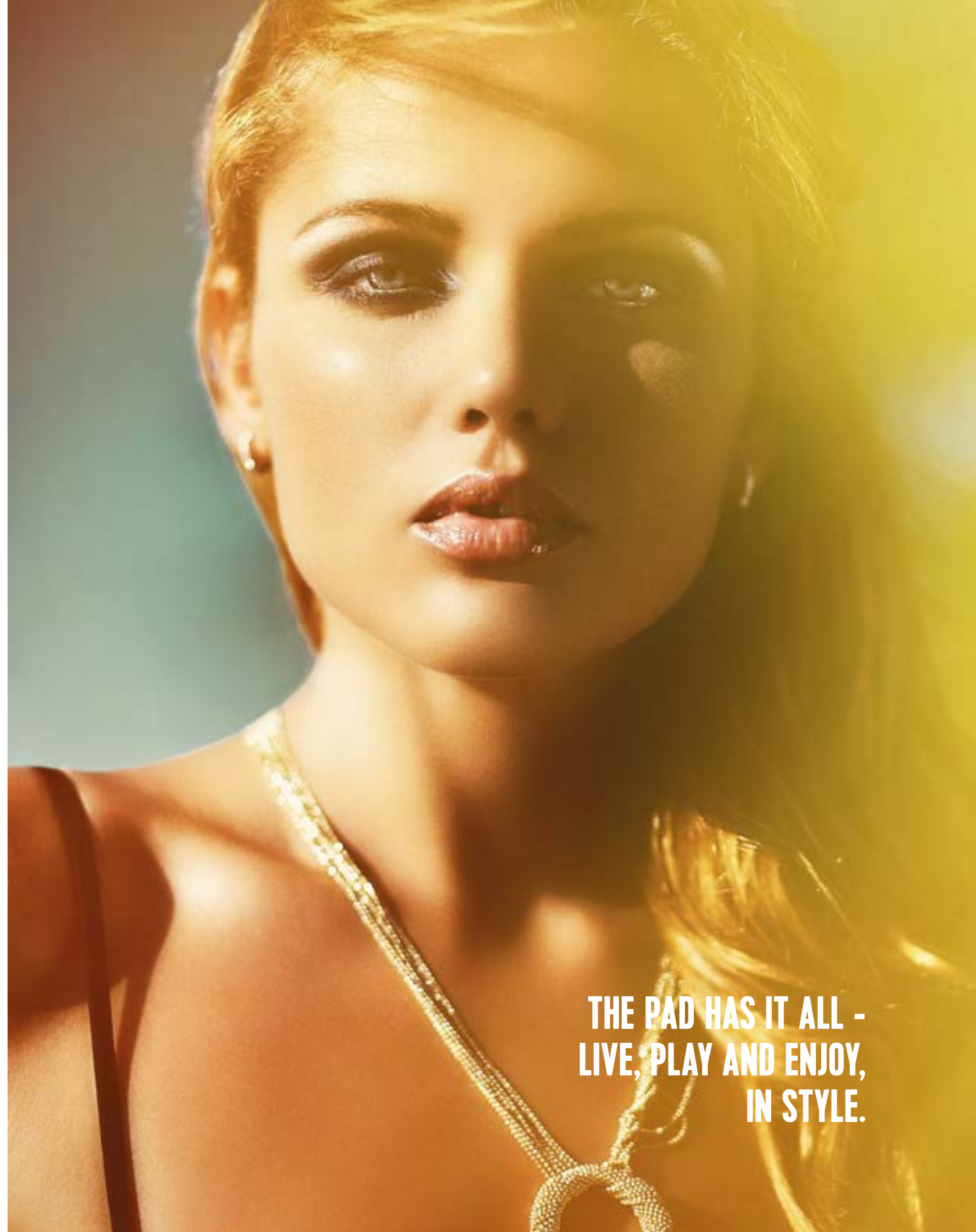
# STRIKE A POSE

**THE PAD IS DESIGNED WITH SUMPTUOUS  
AND STYLISH FURNISHED RESIDENCES.**

**Artful open spaces emphasize passion, modernity and an innovative approach to condo living.**

From one to two bedroom suites and lofts, as well as special terraced villa apartments, The Pad offers a range of units to satisfy all types and tastes of its guests and residents.

**THE PAD HAS IT ALL -  
LIVE, PLAY AND ENJOY,  
IN STYLE.**



# ENTER A DREAM WORLD

**THE PAD'S LOBBY  
DEFINITELY HAS A  
HUGE WOW FACTOR  
- THE STUNNING,  
EXPERIENTIAL, DYNAMIC  
AND ARTFUL VIDEO-WALL.**

The Pad's lobby is not just a place you pass through, run into the elevator and zip up.

It's a place that welcomes you, embraces you. The video-wall captures and celebrates the beauty of Dubai's nature, creating the illusion of immersion - in turquoise waters, ebullient waves, frolicsome palm trees, desert sands and midnight blue skies.

It's an inspirational, engaging space, designed to correspond to the daily cycle.

It features relaxing imagery for the morning, more energetic scenery for noon and afternoon, a dynamic evening setting to get you pumped for the night ahead, and a "sweet dreams" backdrop to wish you a good night.





THE  
PAD

PERALTON

# UNIQUE PARADISE

**FEEL THE INCREDIBLE  
ENERGY OF THE PAD'S  
LIVING SPACES - TRENDY,  
POSITIVE, COOL, VIBING.**

**Wake up and live your dream. Every  
day. At The Pad.**

The stylishly furnished residences all come with glamorous furniture, sleek and smooth surfaces, inspirational artwork, the latest technology, an uber-smart home automation system, and a lot of clear, open space that allows you to feast your eyes on the sprawling views of the most stunning Dubai landmarks, such as the Burj Khalifa, the Dubai Creek, and Downtown Dubai.







## HAPPY TO BE HOME

**The Pad is all about unique details, latest trends, and stylish solutions.**

The modern materials, unobtrusive yet state-of-the-art technology, hip furniture, hand-picked artwork and dynamic color-patterns create a super-comfortable environment and an energy flow to keep you happy, balanced and energized.





# ONE OF A KIND

## THE ULTRA CHIC ONE BEDROOM GEM.

The Pad's zesty one-bedroom apartment comes with a spacious living room, cushy bedroom, fully equipped kitchen, elegant bathroom with mood lighting, a control-it-all home automation system, all further enhanced and upgraded to the max with full floor-to-ceiling views of Dubai.



**COLOR  
YOUR  
WORLD**

# STYLE PINNACLE

## THE PAD'S ELEGANT TWO BEDROOM APARTMENT IS A BLEND OF BESPOKE DESIGN AND NUANCED ARCHITECTURAL EXPERTISE.

The two-bedroom Pad has an expansive living room, exquisitely tasteful and enjoyable, with immense floor-to-ceiling windows and a grand lounge setting...

The comfortable dining area and stylishly bedecked kitchen spell peaceful morning coffee, laughter and smiles over a scrumptious meal, or just a relaxing drink before bedtime - your quiet time to admire the view and contemplate life.

The king-size bedroom and bathroom, from top to bottom, are the kind everyone dreams of - the freedom of glass walls everywhere and a top-notch view of the entire city.







## COME HOME TO THE BEST VIEWS OF DUBAI, A CONTINUOUS INSPIRATION.

Wake up and be happy each morning, when watching a magnificent sunrise, ascending slowly over the Creek, from your plush king-size bed.

Afternoon tea with a view? Yes please.

You can relish the sunset from the privacy of your couch, or view the exciting light display of the Burj Khalifa instead of watching TV.

And every night you can count your lucky stars, while gazing at Dubai's sparkling lights.

Ah, what an inspired life!







# CONTROL YOUR WORLD

## THE PAD LIVES AND BREATHS WITH YOU.

**The Pad's uber smart home-automation system let's you control everything in your Pad and at The Pad.**

You can set audio and video preferences, change lighting according to your mood, regulate blinds, find your perfect room temperature, receive information and updates about bills and services from the building management, and even validate guest parking - all with just a few touches and swipes. You don't even have to get off the couch, or leave your comfy bed.

The system is user-friendly, and also easy to upgrade, personalize and tailor to your level of automation, your personality, mood, your wishes.

The system has a central brain, and works through the apartment's main panel, conveniently located touch panels in every room, and a super reliable and easy-to-use phone app, which ensures you can control everything even when not at home. You can set up your Pad just the way you like it, even before coming home.



## REPLENISH YOUR SENSES

### You can have it all at The Pad!

We've got a number of sumptuous amenities in store for you - sparkling vista pool, vibrant gym, luxuriant gardens.

Lounge under the palm trees, hang out with friends and neighbors, chill, relax.

Take a few strokes in the pure aqua and revive your strength.

Get pumped for the night with an energizing work-out and some cool vibes.

Or take it easy and mellow out for some serious peace of mind.

# RELAX





# MAKE YOUR MARK

**WORKING OUT WITH THE  
LATEST IN FITNESS AND  
PERSONAL TRAINING,  
WHILE TAKING IN THE  
SPECTACULAR VIEW!**

The Pad's dynamic, fully-equipped gym is a fantastic place to get your heart pumping, muscles flexing, and the happiness that comes from perfecting body and soul.



**THE PAD'S POOL, WITH CABANAS AND TANNING DECK, IS THE APEX WHERE LEISURE MEETS LUXURY.**

**Here you can splash and sparkle, work on your tan and your social skills.**

**Relaxing both body and soul with a view of the Downtown skyline, calm waters and seclusion from the hustle and bustle of the city below.**

# SPLASH & SPARKLE



# SHOP

## ENJOY THE THINGS YOU LOVE

The Pad has a mix of trendy shops and ritzy boutiques, luxury retailers, coveted international brands, and hot local designers.

You can pick out something fantastic for that special someone, treat yourself just for the fun of it, keep an eye out for that extraordinary gift you've always wanted, pop in for a look at the latest fashion, art and technology marvels, or discover local art and design trendsetters.



# DELICACIES AT YOUR DOORSTEP



## THE PAD HAS A SUPER INDULGENT RANGE OF DINING OPTIONS.

The hip little coffee shop, with the smiling barista, is the perfect place to satisfy your craving for the brightest morning espresso.

Need chocolate? Oh we've got you covered. The gourmet chocolate shop and bar looks like it came straight out of Chocolat!

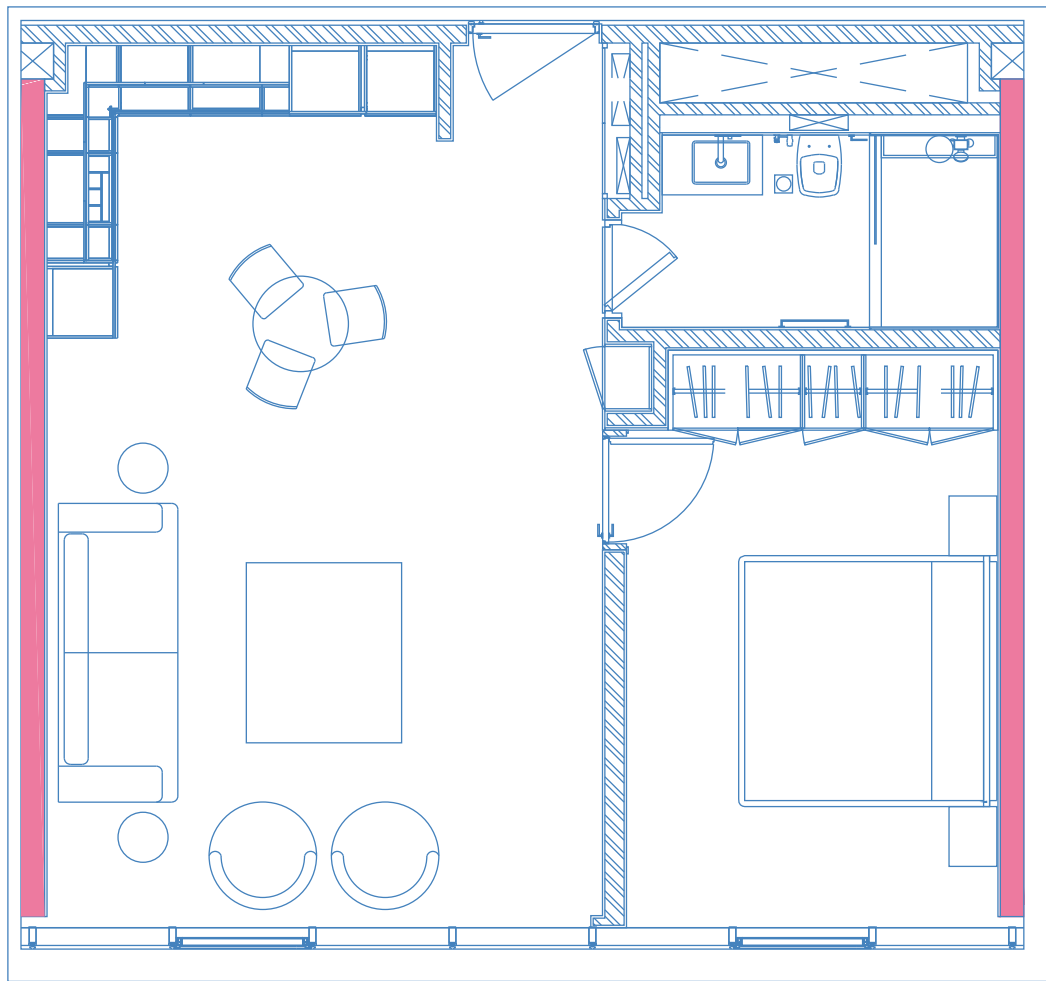
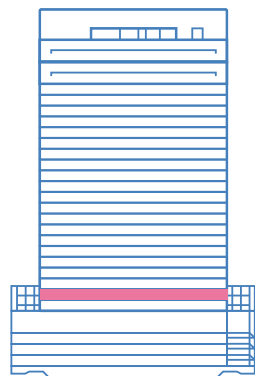
Looking for new flavors? Want to try new textures? We've got just the right kind of international high-end cuisine to bring excitement to your taste buds and your keen sense of aesthetics.

And when you don't feel like lifting a finger, leave the cooking to the pros at The Pad's Fusion Lounge. Let us spoil you.

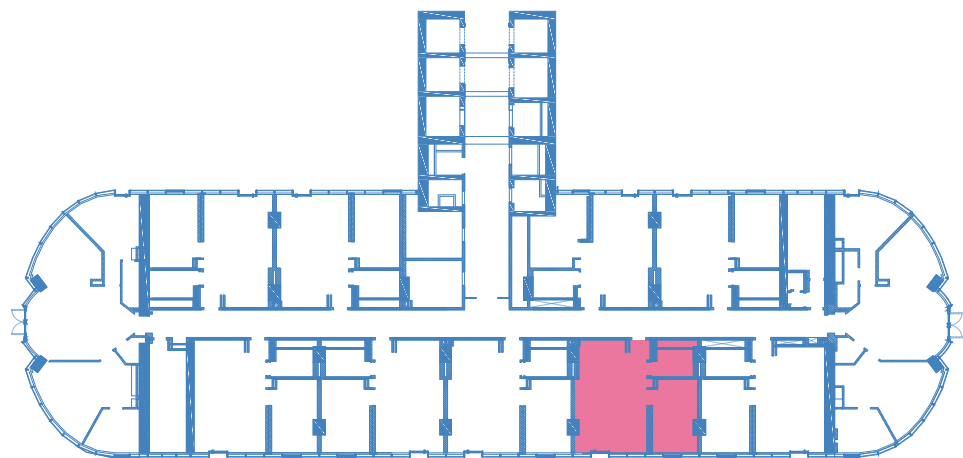


# ONE BEDROOM

VIEW: CANAL  
CARPARK: 1  
SIZE: 684 SQFT



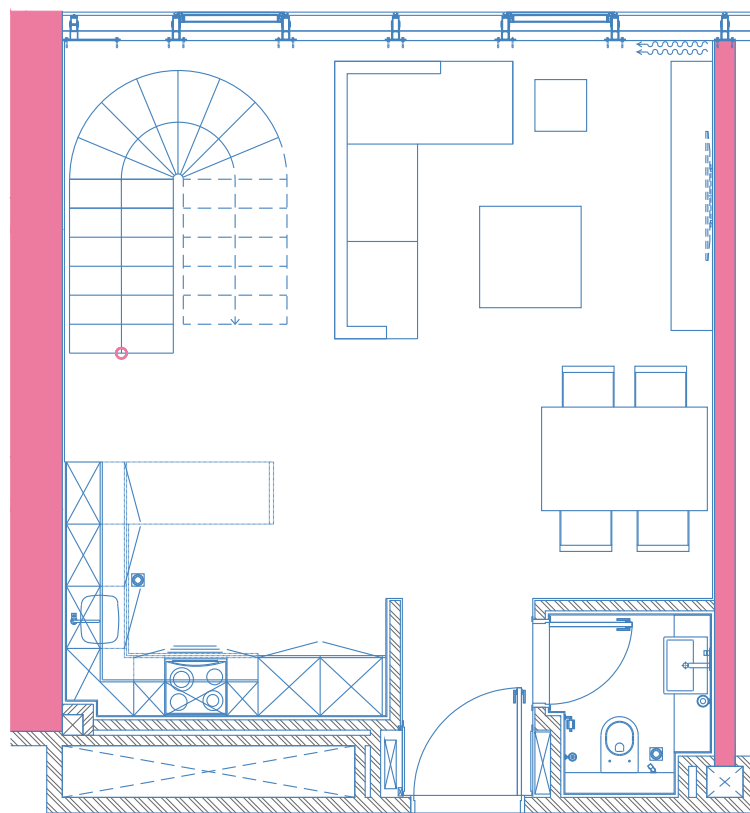
BURJ KHALIFA & DOWNTOWN DUBAI



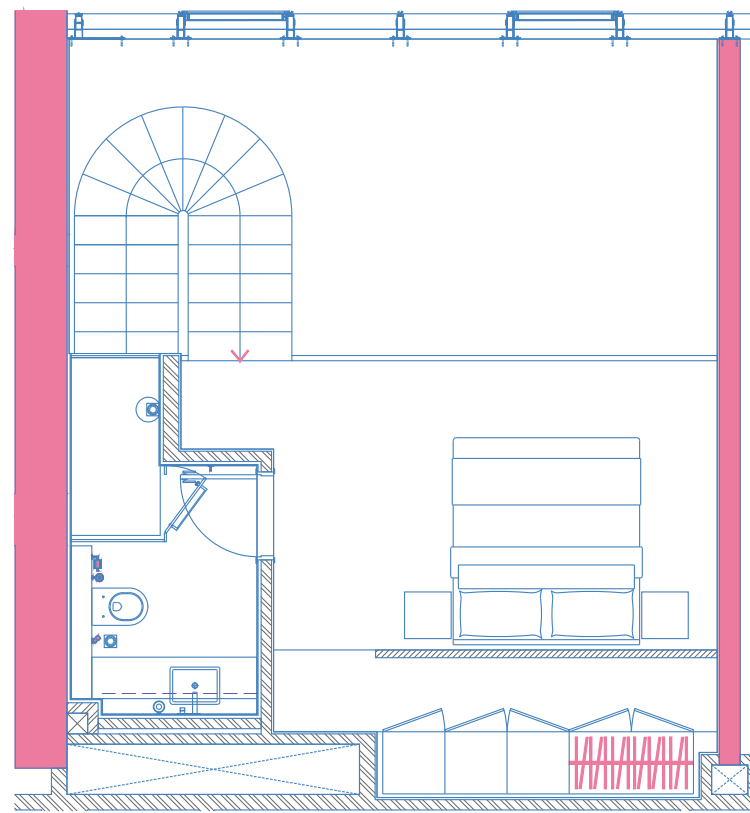
DUBAI CREEK

VIEW: BURJ KHALIFA  
CAR PARK: 1  
SIZE: 1015 SQFT

# ONE BEDROOM LOFT

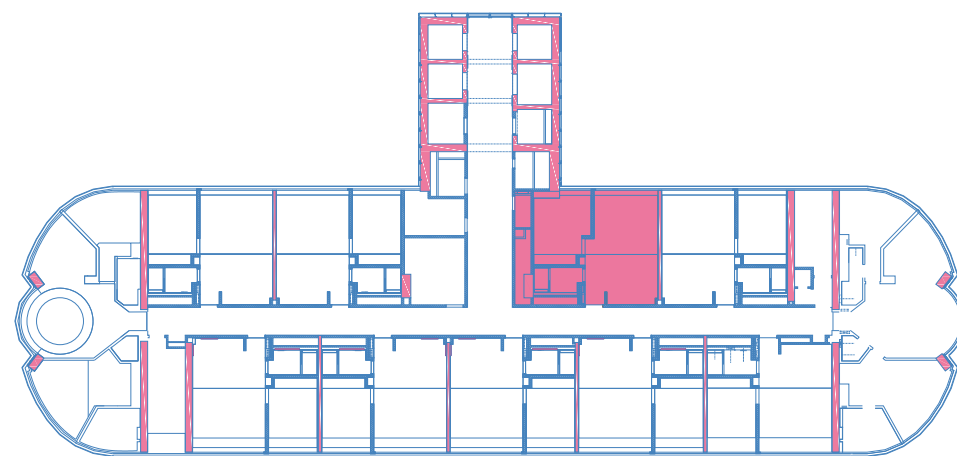
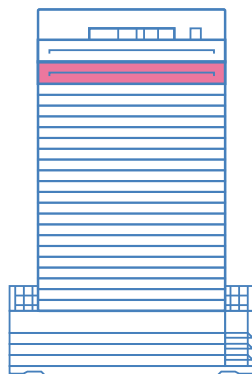


GROUND FLOOR



MEZZANINE

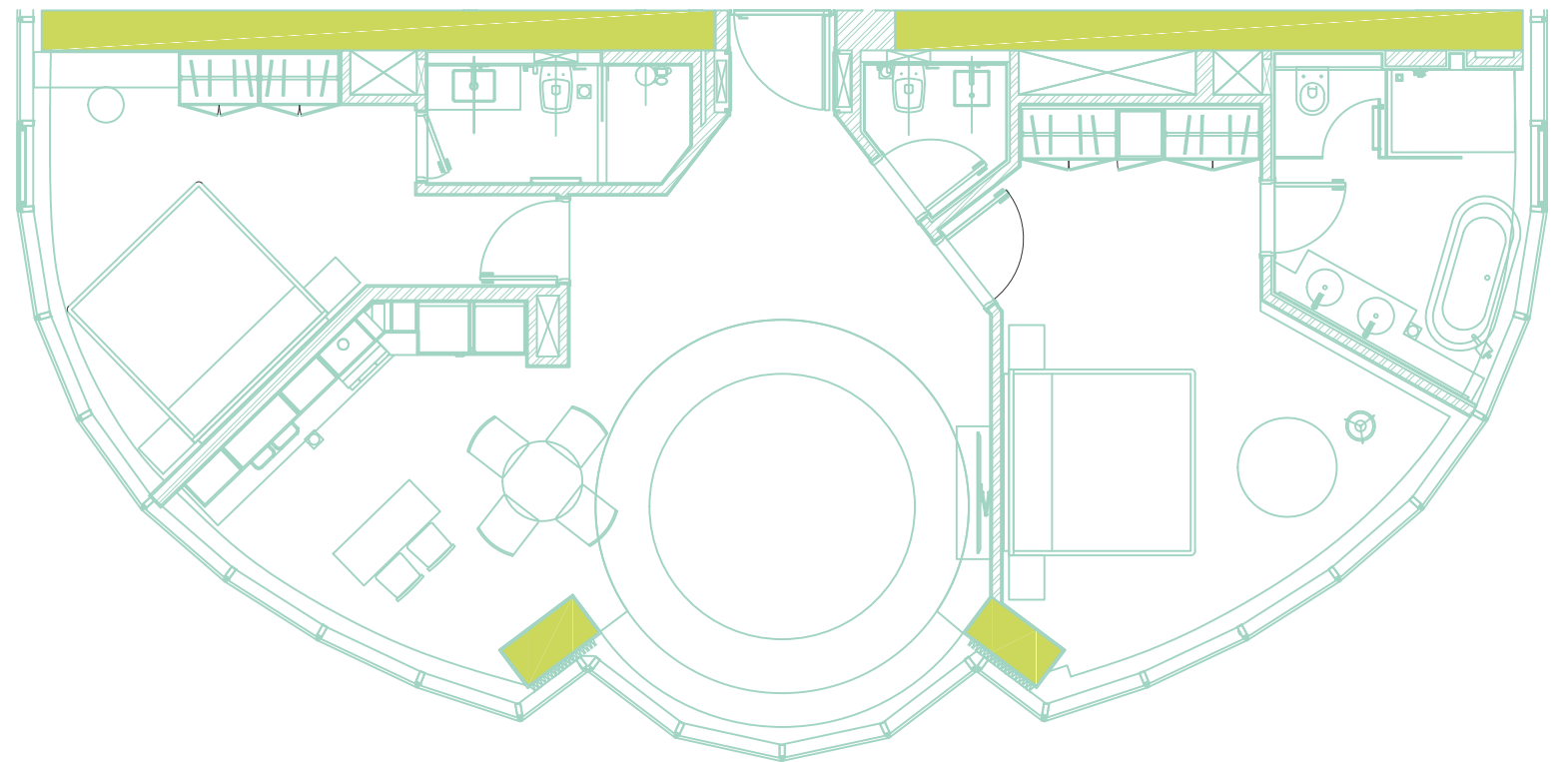
BURJ KHALIFA & DOWNTOWN DUBAI



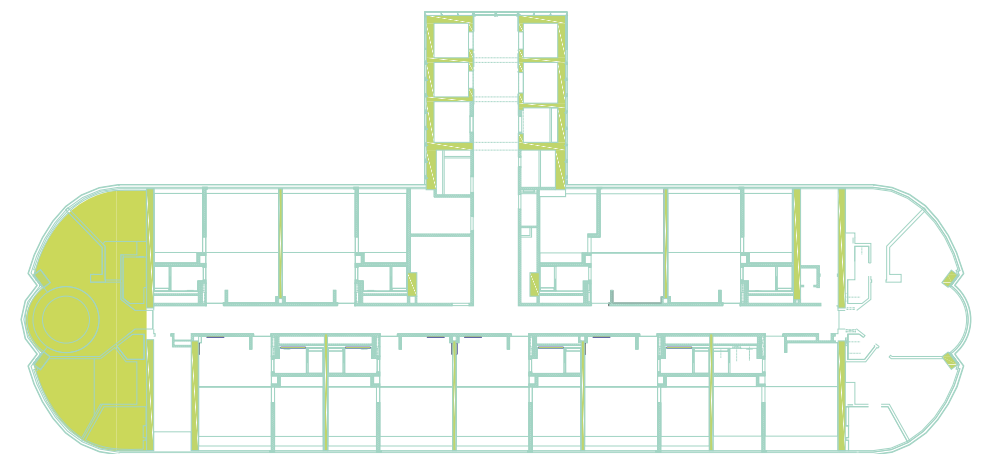
DUBAI CREEK

# TWO BEDROOM

VIEW: BURJ KHALIFA & CANAL  
CARPARK: 1  
SIZE: 1277 SQFT



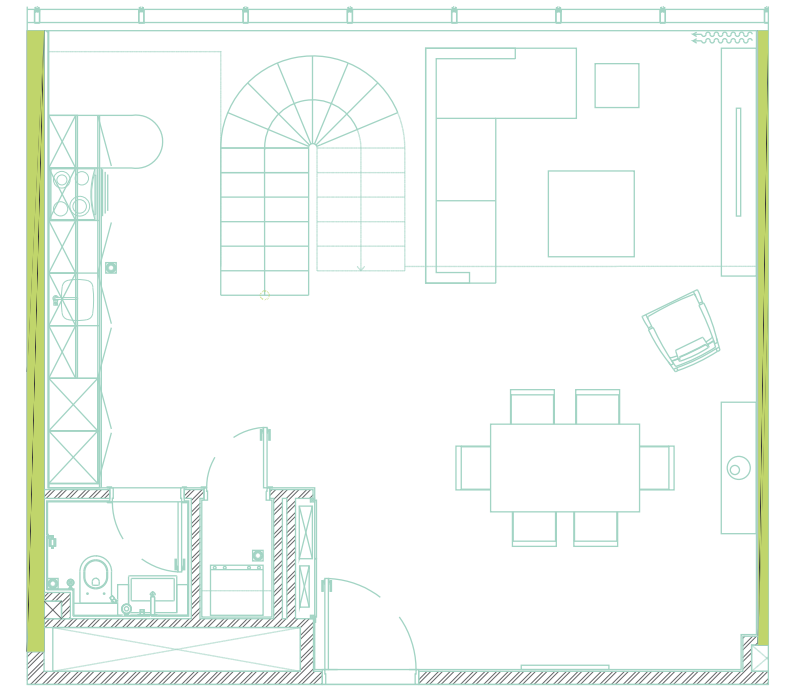
BURJ KHALIFA & DOWNTOWN DUBAI



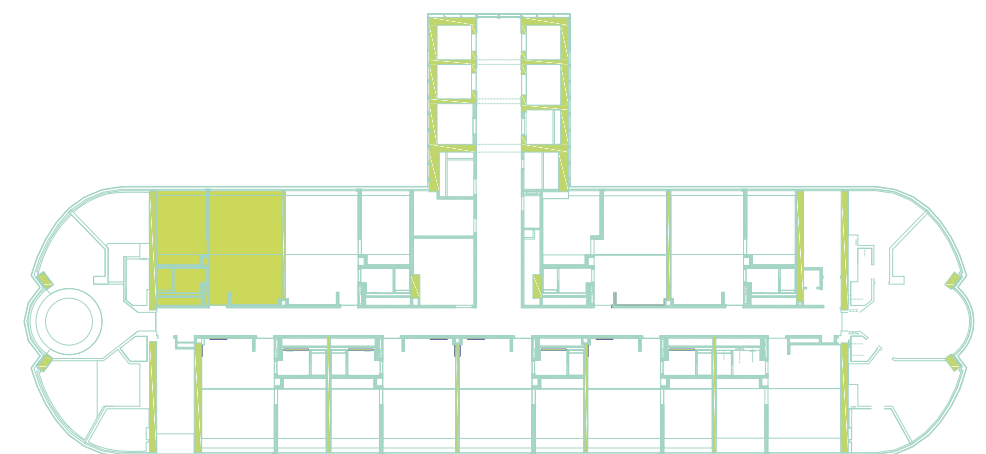
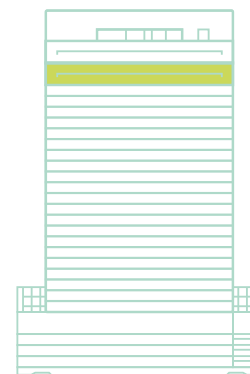
DUBAI CREEK

# TWO BEDROOM LOFT

VIEW: BURJ KHALIFA  
CAR PARK: 1  
SIZE: 1584 SQFT



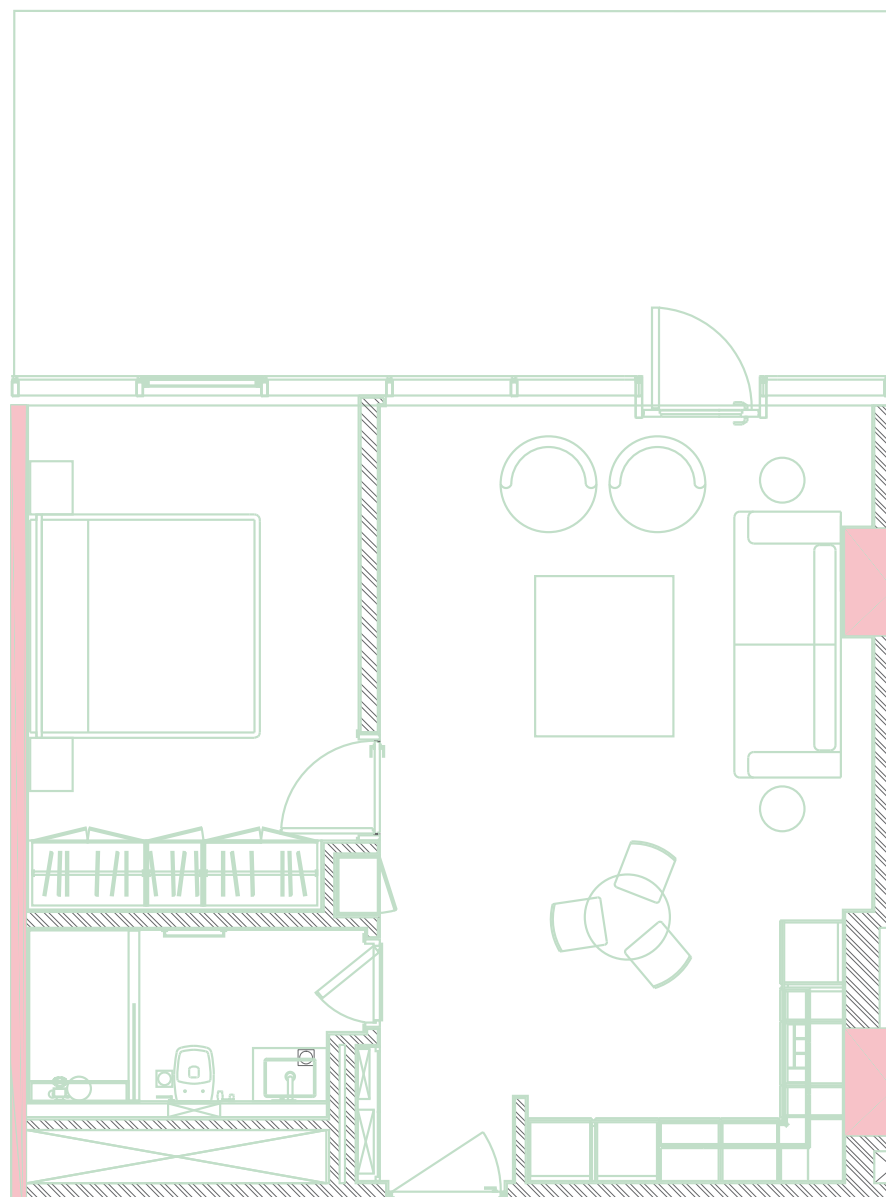
BURJ KHALIFA & DOWNTOWN DUBAI



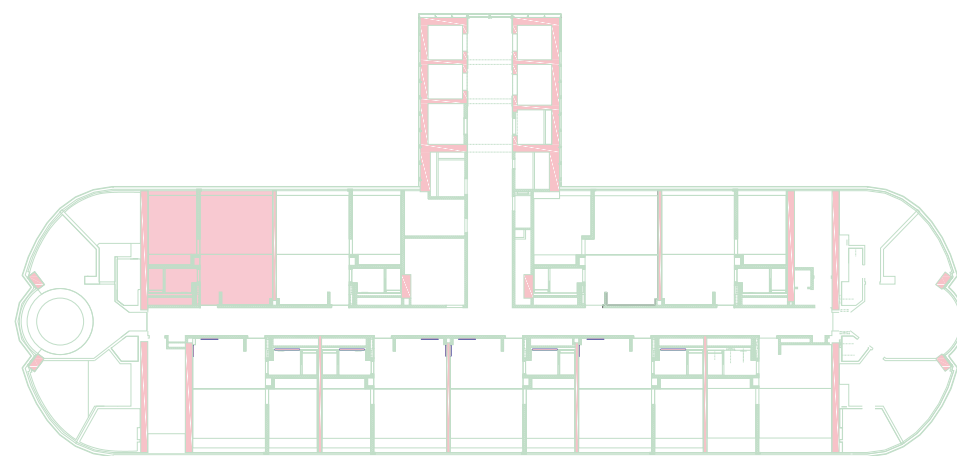
DUBAI CREEK

VIEW: BUJ KHALIFA  
CARPARK: 1  
SIZE: 945 SQFT

# PODIUM ONE BEDROOM



BURJ KHALIFA & DOWNTOWN DUBAI



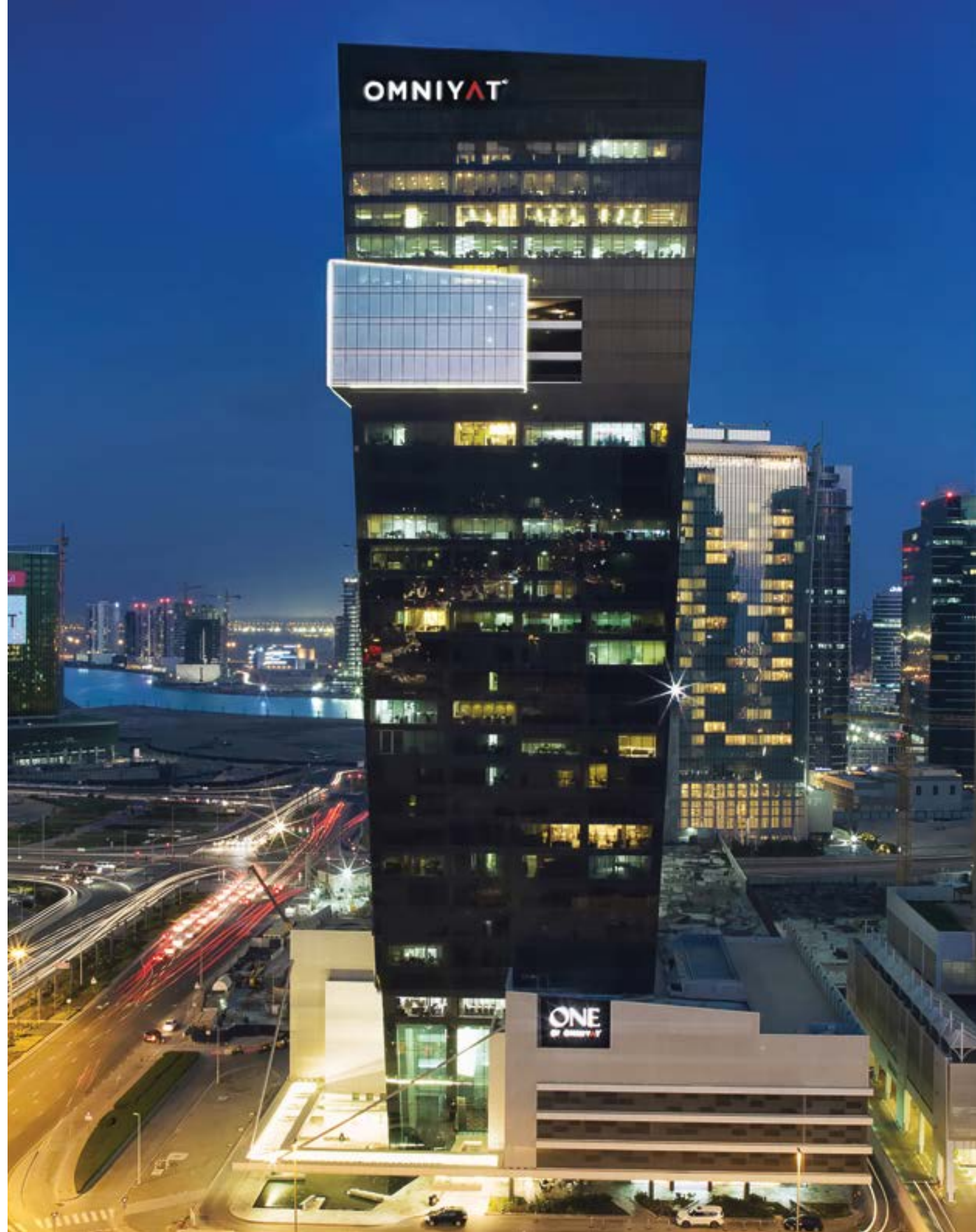
DUBAI CREEK

# ABOUT OMNIYAT

**A tour de force, Omniyat is regarded as one of the most visionary and innovative premium development brands in the Gulf region.**

Led by Mr. Mahdi Amjad, Executive Chairman and CEO, Omniyat works with the world's most respected architects, specialty consultants and contractors to create iconic properties – both commercial and residential – that push the limits of what.

Launched in 2005, Omniyat's main focus is to generate superior value proposition and yield high returns while delivering projects that cater to the needs of both business and leisure clients. The total value of Omniyat's portfolio is USD 4.4 billion.



An aerial photograph of two tall, modern skyscrapers, The Sterling, at dusk. The buildings have a dark, metallic facade with a grid of windows, many of which are illuminated from within, creating a warm glow. The towers are connected by a central vertical structure. In the foreground, there is a landscaped area with palm trees, walkways, and a small fountain. A multi-lane road with traffic is visible at the bottom. The background shows other city buildings and a body of water with a few boats.

# THE STERLING

**This is the members-only club for those who know how to make it big.**

Conveniently placed in Dubai's Burj Khalifa District, The Sterling by Omniyat is a residential project that consists of two gleaming towers and the connecting halls that make up the lobby, retail spaces and elevated gardens. Its intelligent architecture and crafted interior design converge to create the ideal destination for globetrotting connoisseurs of fine living.

# THE PAD

BY OMNIYAT

For More Information Call us +971 4 248 3400 or Visit us

<https://www.tanamiproperties.com/>