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ZENITH TOWER J1



Founded in 2006, Zenith rapidly rose to prominence as a premier construction, development, and property management enterprise boasting 12 subsidiaries. Our extensive portfolio encompasses top-tier design, construction, and development, characterized by superior quality. At Zenith, we pride ourselves on offering an all-in-one property solution, leveraging our diverse in-house development services. This approach ensures streamlined project delivery, optimizing both time and cost efficiency. Moreover, it grants us a strategic advantage in the competitive GCC market.

ZENITH'S ACHIEVEMENTS



Unlimited license for construction
Platinum grade in DEWA



Dubai Expo 2020 participation



ISO Certificate
9001:2015 / 14001:2015 / 45001:2018



Holding several subsidiary companies in
design & build with 500 employees



Japan Expo 2025



مؤسسة محمد بن راشد للإسكان
Mohammed Bin Rashid Housing Est.

OUR IN-HOUSE ACTIVITIES

We take pride in offering a range of services through our own employees, facilities, and equipment, all under Zenith Licenses. These services include:

- ✓ Real estate development of vacation homes
- ✓ Architecture and interior
- ✓ Full in-house construction activities
- ✓ Art, and hand craft design services
- ✓ Customized Zenith decorative products
- ✓ Home automation & smart system by Zenith
- ✓ Property management & shortterm lease vacation home services



Zenith Property Development



Zenith Smart Contracting



Zenith MEP



Zenith Technical Services



Zenith Innovation



Zenith Vision



Zenith Digital Media



Zenith Architecture & Design



Zenith Expo



Zenith Facility Management



Zenith Aluminum & Glass



Zenith Procurement



Zenith Software Development



Zenith Home Automation



Zenith IT



Zenith Web Development



Zenith Lighting



Zenith Hotel & Resort



Zenith Interior



Zenith Art & Craft



Zenith Architecture



Zenith Vacation Home



Zenith Hospitality



Zenith Partners



Zenith Industries



Zenith Furniture



Zenith Technology

A scenic landscape featuring Mount Fuji in the background, its snow-capped peak partially obscured by soft, white clouds. The foreground is filled with a dense field of pink cherry blossoms in full bloom. On the right side, the corner of a traditional Japanese building with multiple tiers of dark grey, curved roofs and red wooden railings is visible. The overall atmosphere is peaceful and picturesque, with a clear blue sky and gentle lighting.

REACH THE SUMMIT OF YOUR GOAL
WITH SUZUKI INTERIOR



COLLABORATION WITH SUZUKI INTERIOR DESIGN

Zenith and Suzuki have recently formed a partnership to collaborate on the interior design of houses. This unique cooperation brings together Zenith's expertise in luxury craftsmanship and Suzuki's experience in innovative design. Together, they aim to revolutionize the way homes are designed and create exceptional living spaces. By combining Zenith's attention to details and Suzuki's creative vision, they plan to offer homeowners unparalleled interior design solutions. This partnership seeks to integrate elements of precision and elegance from Zenith into the interior spaces, while incorporating Suzuki's sleek and modern design aesthetics.

www.suzuki.engineer

OUR JAPAN BRANCHES

Shinjuku Front tower 28 F 2-21-1 Kita shinjuku Shinjuku Tokyo

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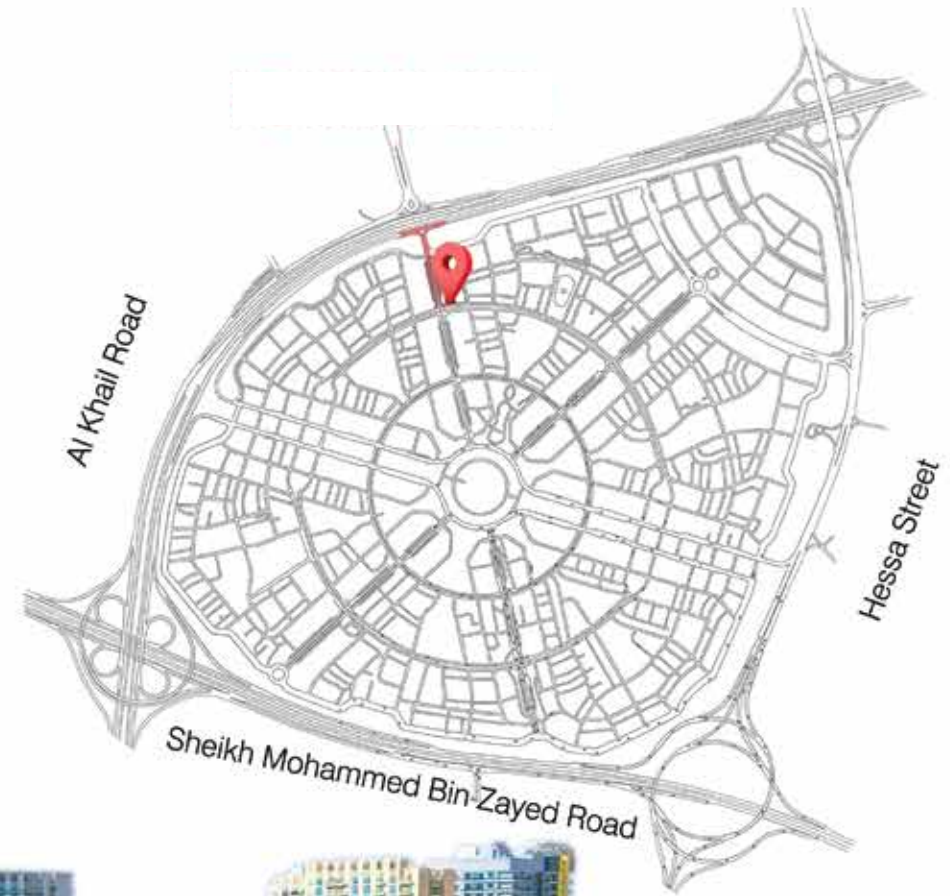
ZENITH TOWER J1

Experience
the Grand opulence
at heart of DUBAI

- 20 MIN
Dubai International Airport (DXB)
- 20 MIN
Jumeirah Beach Residence
- 20 MIN
Dubai Mall / Burj Khalifa
- 5 MIN
Sheikh Zayed Road
- 10 MIN
Al Khail Road
- 20 MIN
Dubai Marina

LOCATION (JVC)

ZENITH TOWER J1 is an impressive mixed-use community situated in Jumeirah Village Circle, a family-friendly neighborhood just off Al Khail Road in Dubai. The tower offers a convenient location, providing easy access to Dubai's major transportation hubs and popular attractions such as, Dubai Marina, Palm Jumeirah, Business Bay, Downtown and Dubai Airport.



PROJECT SPECIFICATIONS

ZENITH TOWER J1 is a mixed-use development with retail, podiums, and commercial floors. It features a multi-level open-air deck with a pool and play area, along with versatile commercial spaces. The residential apartments offer 61 spacious balconies and maid room, purposefully located near Al Khail Road, prestigious schools, and a community park. Konnichiwa is a highly valuable property.



24 Hours Security



Parking



Smart system



Shuttle service



Online service



Business hub



Carwash



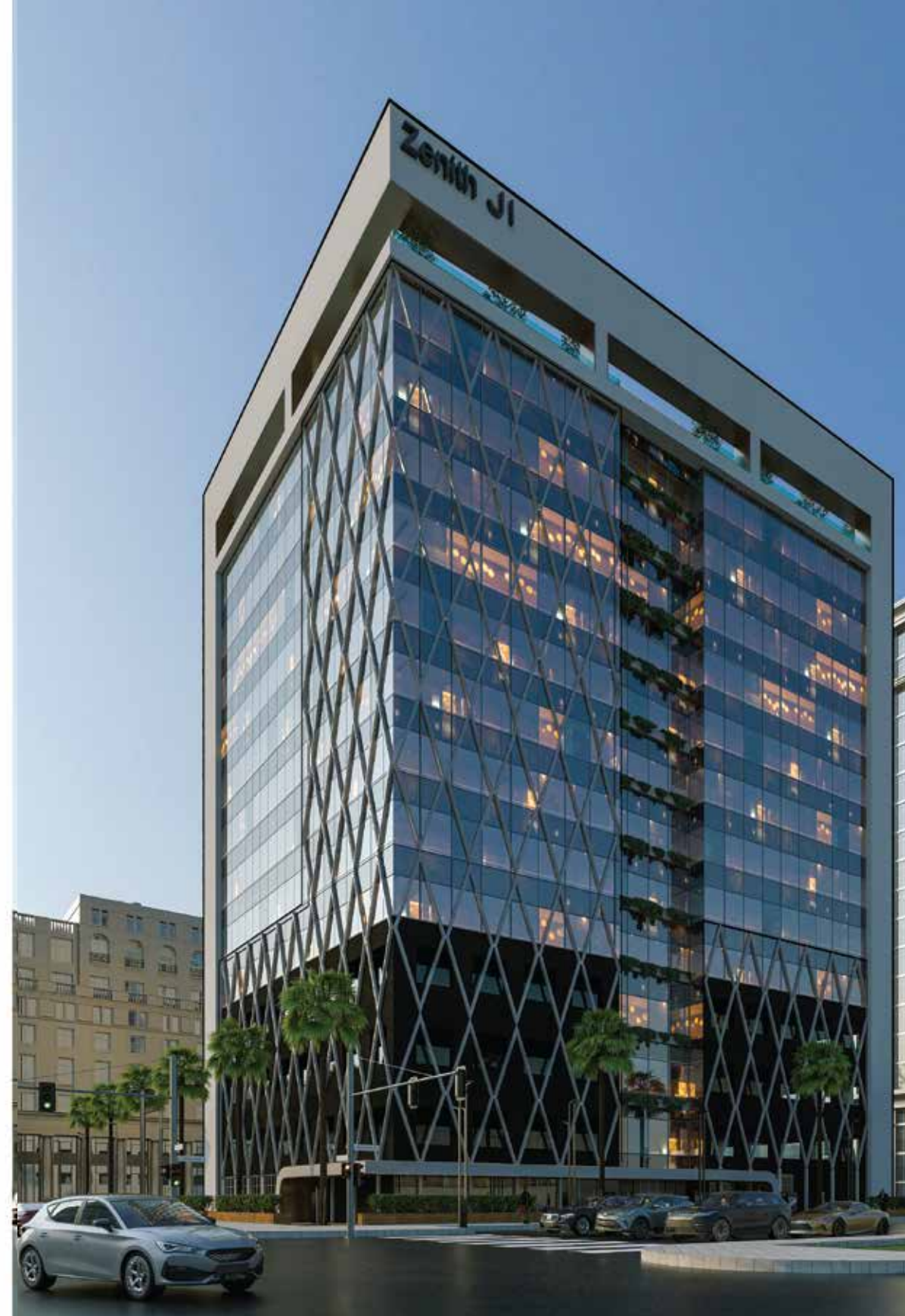
24 hr. Maintenance service



Rent car



Easy access to highway



ZENITH TOWER J1 IS A GREEN BUILDING THAT UTILIZES ENERGY CYCLING AND GROWTH -ORIENTED ARCHITECTURE FOR THE PURPOSE OF PRESERVING AND SUPPORTING THE ENVIRONMENT

- Double Glazed Windows

Double-glazed windows provide enhanced insulation by preventing the penetration of cold, heat, and sound which, resulting an improved energy efficiency and a quieter, more comfortable living environment.

- Gray Water

Gray water is utilized for watering the plants contributing to water conservation and sustainability.

- Silent Pipes

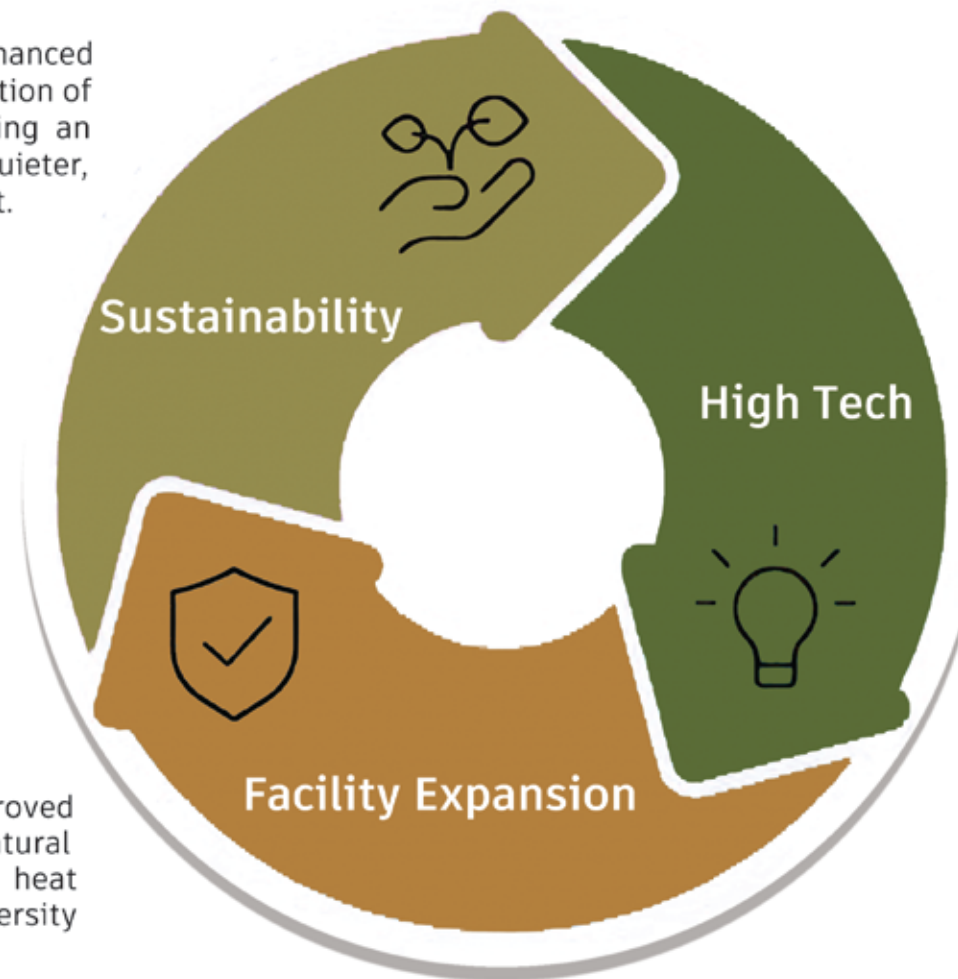
Using silent or insulated pipes in a tower reduces the noise caused by water flow in the pipes.

- Roof Garden

Green roofs offer benefits like improved energy efficiency by providing natural insulation and reducing the urban heat island effect while enhancing biodiversity and aesthetics in urban areas.

- LED Lighting

Energy-efficient lighting options to reduce electricity consumption.



- Hospitality

- Garbage Disposal

- Double-Decker Park Car

- Water Pressure Regulators

- Appliance with an A+ energy rating

- VRF System

The VRF systems prevent energy wastage through precise control over cooling and heating, leading to cost reduction and aiding in carbon emission reduction.

- Solar Panels

The use of solar panels in towers has significant impacts that are associated with the environment, economy, and energy sustainability. We use solar energy for illuminating the facade and outdoor areas of the tower, as well as for water heating.

- Air-To-Water Technology

Atmospheric water generation enhances self-reliance, tapping into air moisture for water needs. This eco-friendly method bolsters water security and aligns with green construction principles.

- Door Lock

- Blind Control

- Sound System

- Lighting Control

- Smart Thermostat

- Home Automation

- Security Services (Optional)

WORLD-CLASS AMENITIES



AMENITIES

- | | | | |
|---|---|--|---|
|  Coffee shop |  Sauna |  Gym |  Tailoring |
|  Kids play area |  Bar |  Pet care |  Hospitality |
|  Swimming pool |  Jacuzzi |  Laundry |  House maid |
|  Kids swimming pool |  Leisure pool deck |  Green area |  Shop |



STUNNING ROOF GARDEN



IMPRESSIVE LOBBY



RECEPTION



STYLISH INTERIOR DESIGN



False Ceiling with
Cove Lighting

Modern Chandelier

Hiding Curtain Border

Wall Moulding

Book Match White Calacatta
Marble with Backlit

Mirrored Wall
Adorned with
Backlighting

Modern Wall Light

Veneer Finished Wood
Panel with Gold Strip

Double Glazed Windows

Wooden TV Table

RAK Ceramic

Onyx floor with diffuse
LED light inside

Wooden Border



- False ceiling with cove lighting
- Calacatta marble wall finish with backlit
- Onyx marble flooring with diffuse LED light
- Mirrored wall adorned with backlighting
- Wall moulding









- Soft foamed headboard in green velvet finish
- Stone flooring
- Bronze mirrored wall



Studio

Study area





- Stone flooring
- Wall cladding
- Perfect harmony of functionality
- Veneer wood that exudes natural warmth



BATHROOM



- Floor is used from the best natural stone
- Wall stone designed by artist in the art department
- Ceiling mounted shower
- False ceiling with cove lighting
- Wall mounted water closet



LAUNDRY

- Shelves in dark tone color with LED strip light
- Gray door shutter with soft close hydraulic hinges
- Marble finish wall



WASHROOM

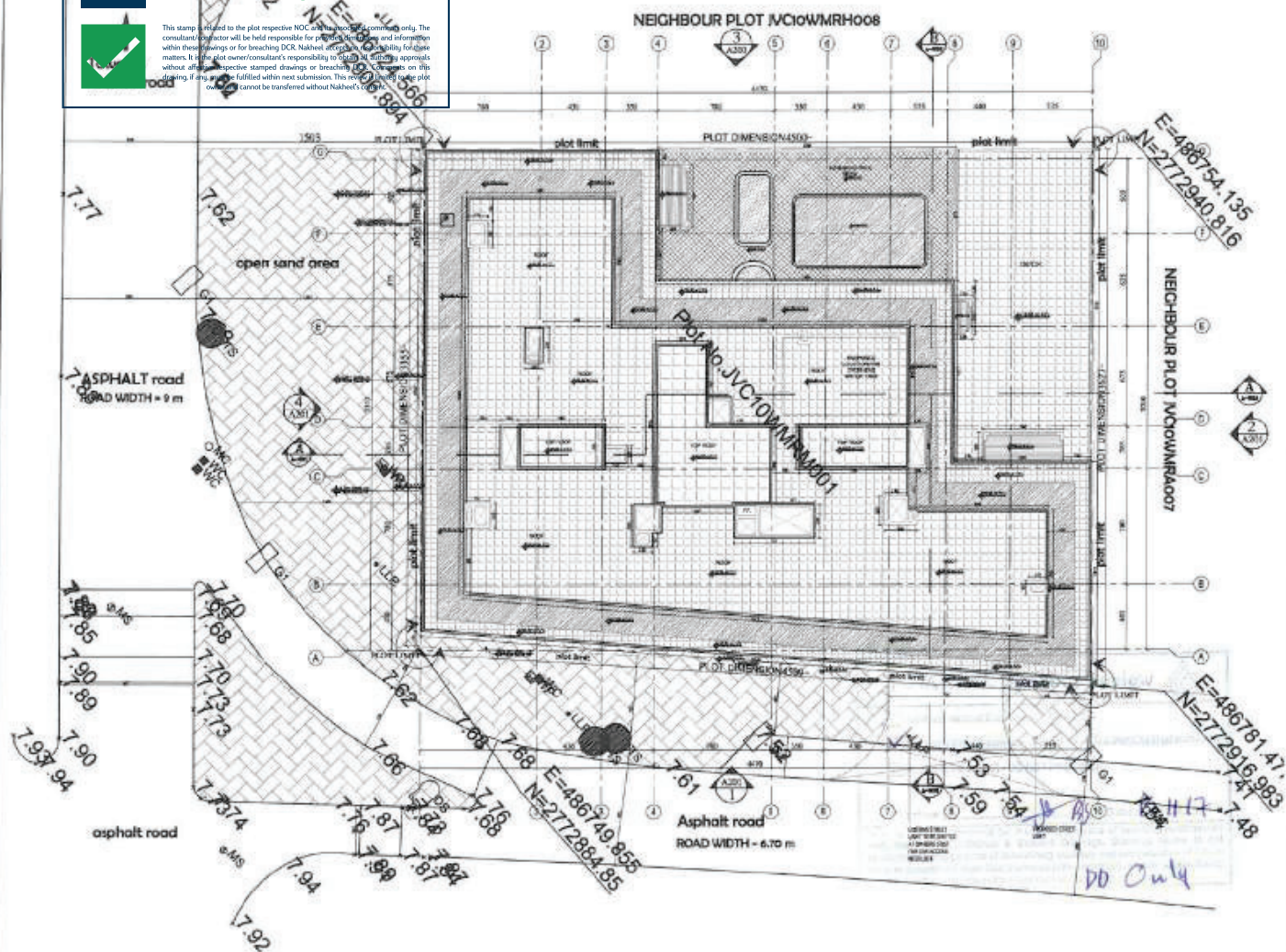
- Onyx wall with LED light inside
- Wooden wall covering
- Ledge wall system watercloset
- Wall mounted water closet



Development Control & Planning Approval

REVALIDATION OF NOC APPROVAL

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SETTING OUT PLAN
SCALE - 1:300

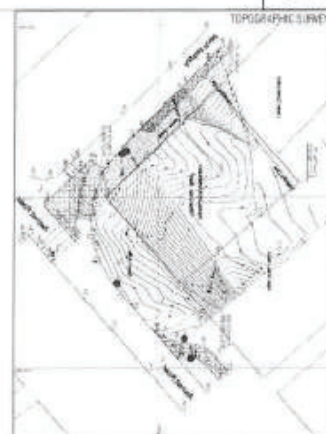


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THE ACCIDENT

KEYPLAN



No Collection Certificate

[illegible]

Rev	DESCRIPTION	DATE	NO.
TO	DEVELOPMENT DOWNS	8/6/17	
IS	DEVELOPMENT DOWNS	21/10/17	

100

CURRY: KARIM MIRZAGHA JAHED PARI

REGISTRATION



Downloaded from <http://ajph.org/> on November 10, 2014

Proposed Residential & Commercial Building (31)
Gr. + 3R. + 12 Head + ROOF

STAGE	DEVELOPMENT DESIGN
-------	--------------------

DRAWING TITLE:
SETTING OUT PLAN

CID FILE				
SCALE	DATE	DRAWN BY	TOW NO.	A-100
1-300 (A3)	OCT/017	THANOM		



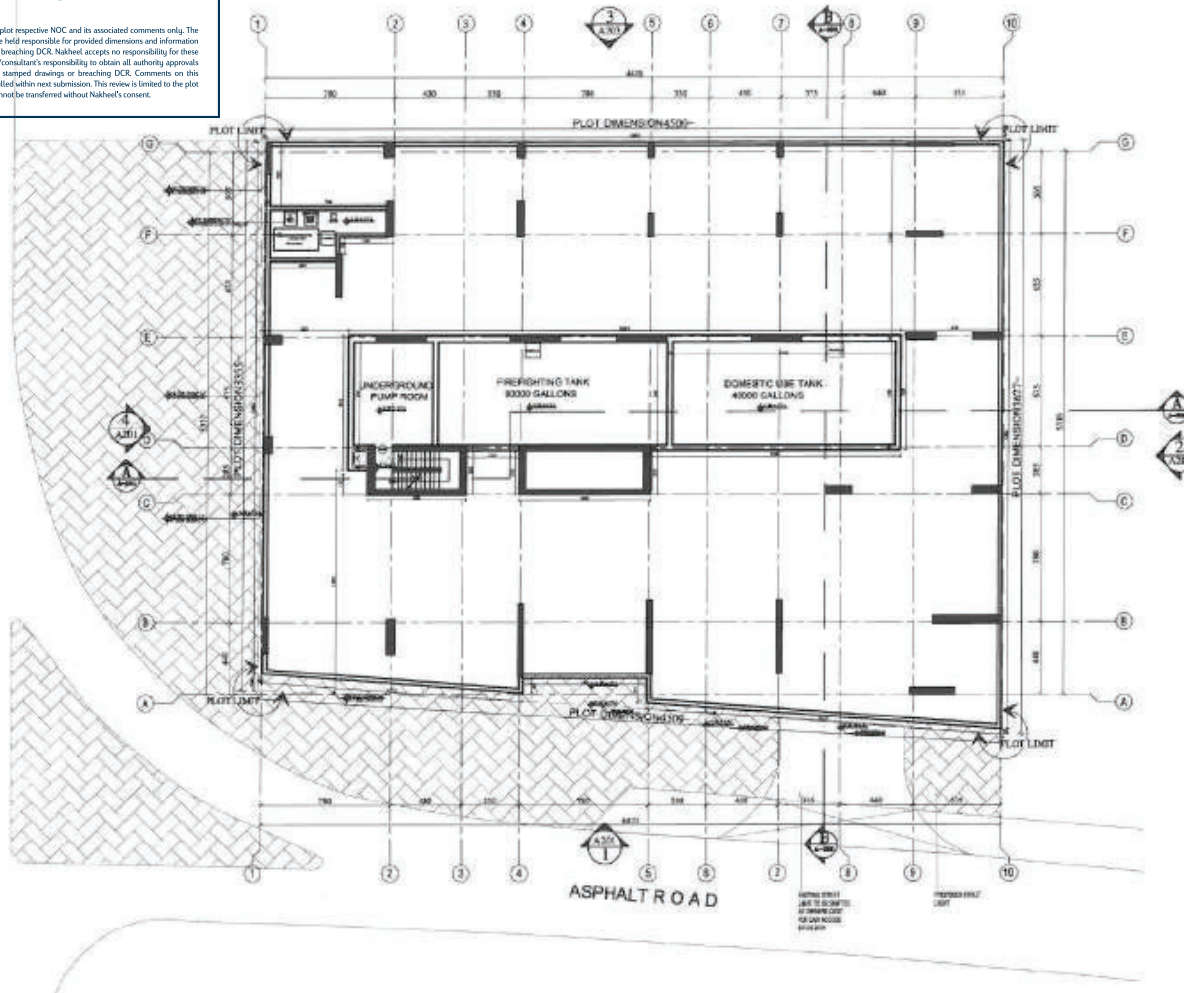
Nakheel Community Planning & Management
Development Control & Planning Approval



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UNDERGROUND TANK/PUMP ROOM DETAILS
SCALE -1:200



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KEY PLAN



Rev.	Description	Date	By
01	DEVELOPMENT DESIGN	07/07/17	
02	DEVELOPMENT DESIGN	26/10/17	

REVISION

CLIENT: KARIM MIRZAGHA JAHED PARI

COORDINATOR



PROJECT: Proposed Residential & Commercial Building (J11)
Gr. + 3P. + 11 Floor + ROOF
PLOT NO: A/C/1004/000001, AL KHAFNA SOUTH HOUSING

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE: UNDERGROUND DETAILS

SCALE	DATE	DRAWN BY	CHECKED BY
1:200	NOV/2017	THANAKH	A-1004



Nakheel Community Planning & Management
Development Control & Planning Approval



REVALIDATION OF NOC

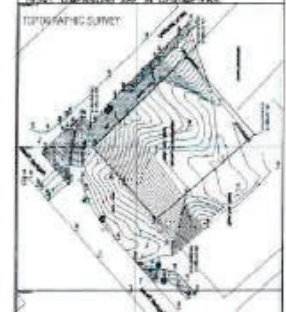
APPROVAL



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NO.	DESCRIPTION	DATE	BY
01	DEVELOPMENT DESIGN	5/8/17	
02	DEVELOPMENT DESIGN	11/10/17	

REVISIONS:

CLIENT: KARIM MIRZAGHA JAHED PART



PROJECT: Proposed Residential & Commercial Building (21) Gk = 3P + 11 Floor + ROOF
PLOT NO: 312/200/20000, AL BARSHA SOUTH FOURTH

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE: GROUND FLOOR PLAN

SCALE	DATE	DESIGN BY	JOB NO.	REV.
1:200	OCT 2017	THASNEEN		A-101

GROUND FLOOR PLAN
SCALE -1:200

ASPHALT ROAD

EXISTING STREET LIGHT TO BE SHUTTED AT OWNERS COST FOR CAR ACCESS INTERLOCK

PROPOSED STREET LIGHT



Nakheel Community Planning & Management
Development Control & Planning Approval



REVALIDATION OF NOC
APPROVAL



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REF PLAN



KARIM MIRZAGHA JAHED PARI



Proposed Residential & Commercial Building (J1)
G1, G2, G3, G4, G5, G6, G7, G8, G9, G10, G11, G12, G13, G14, G15, G16, G17, G18, G19, G20, G21, G22, G23, G24, G25, G26, G27, G28, G29, G30, G31, G32, G33, G34, G35, G36, G37, G38, G39, G40, G41, G42, G43, G44, G45, G46, G47, G48, G49, G50, G51, G52, G53, G54, G55, G56, G57, G58, G59, G60, G61, G62, G63, G64, G65, G66, G67, G68, G69, G70, G71, G72, G73, G74, G75, G76, G77, G78, G79, G80, G81, G82, G83, G84, G85, G86, G87, G88, G89, G90, G91, G92, G93, G94, G95, G96, G97, G98, G99, G100, G101, G102, G103, G104, G105, G106, G107, G108, G109, G110, G111, G112, G113, G114, G115, G116, G117, G118, G119, G120, G121, G122, G123, G124, G125, G126, G127, G128, G129, G130, G131, G132, G133, G134, G135, G136, G137, G138, G139, G140, G141, G142, G143, G144, G145, G146, G147, G148, G149, G150, G151, G152, G153, G154, G155, G156, G157, G158, G159, G160, G161, G162, G163, G164, G165, G166, G167, G168, G169, G170, G171, G172, G173, G174, G175, G176, G177, G178, G179, G180, G181, G182, G183, G184, 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REVALIDATION OF NOC
APPROVAL



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KEY PLAN



NO.	DESCRIPTION	DATE	BY
01	DEVELOPMENT DESIGN	8/6/17	
02	DEVELOPMENT DESIGN	31/10/17	

KEY:-

CLIENT: KARIM MIRZAGHA JAHED PART



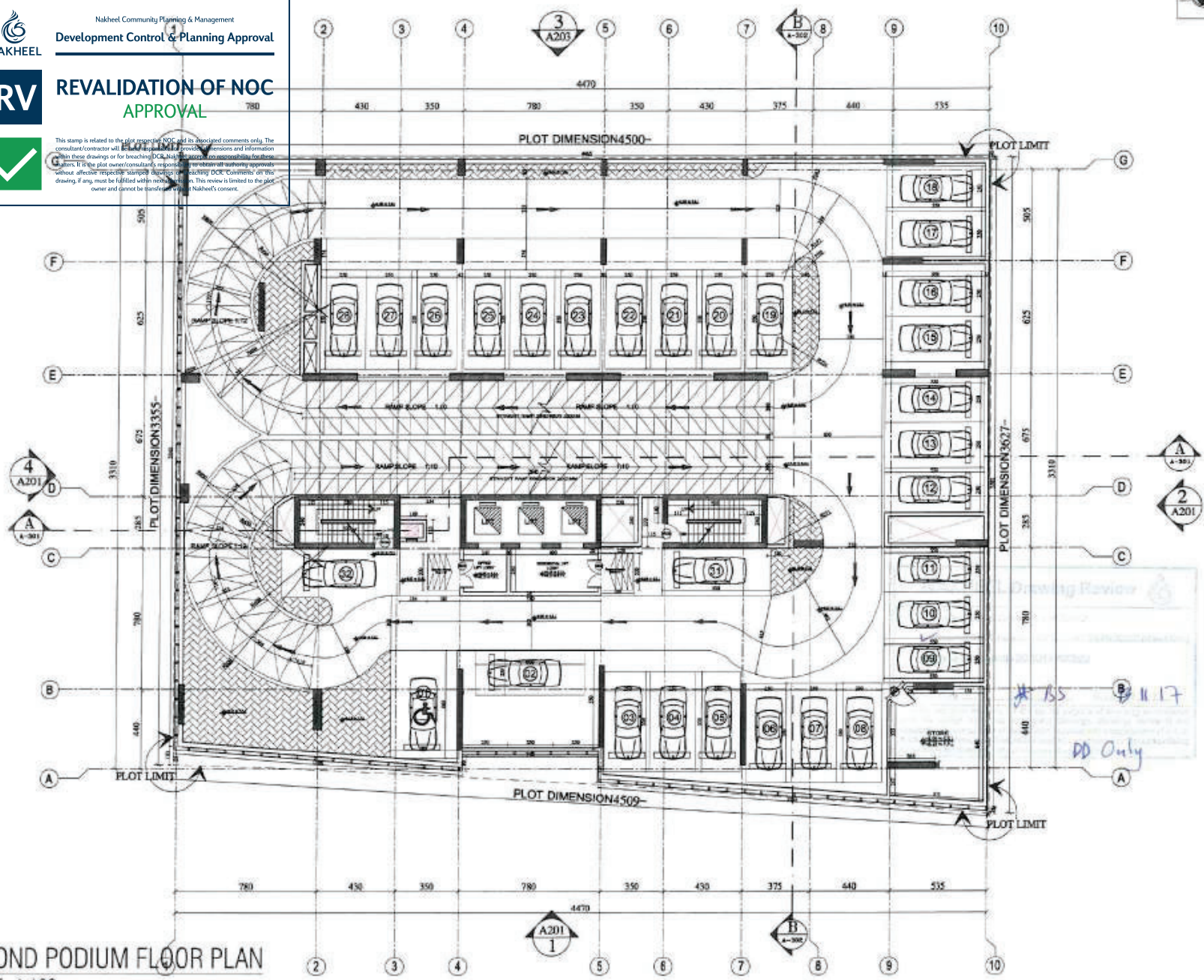
PROJECT: Proposed Residential & Commercial Building (21)
G+ 4 St. + 11 Floor + ROOF
PLOT NO: 30C (BROWN HILL), AL BARSHA SOUTH FOURTH

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE: 2ND PODIUM FLOOR

SCALE	DATE	DRAWN BY	JOB NO.	
1:100	07/2017	THANESH		A-103

SECOND PODIUM FLOOR PLAN
SCALE -1:100



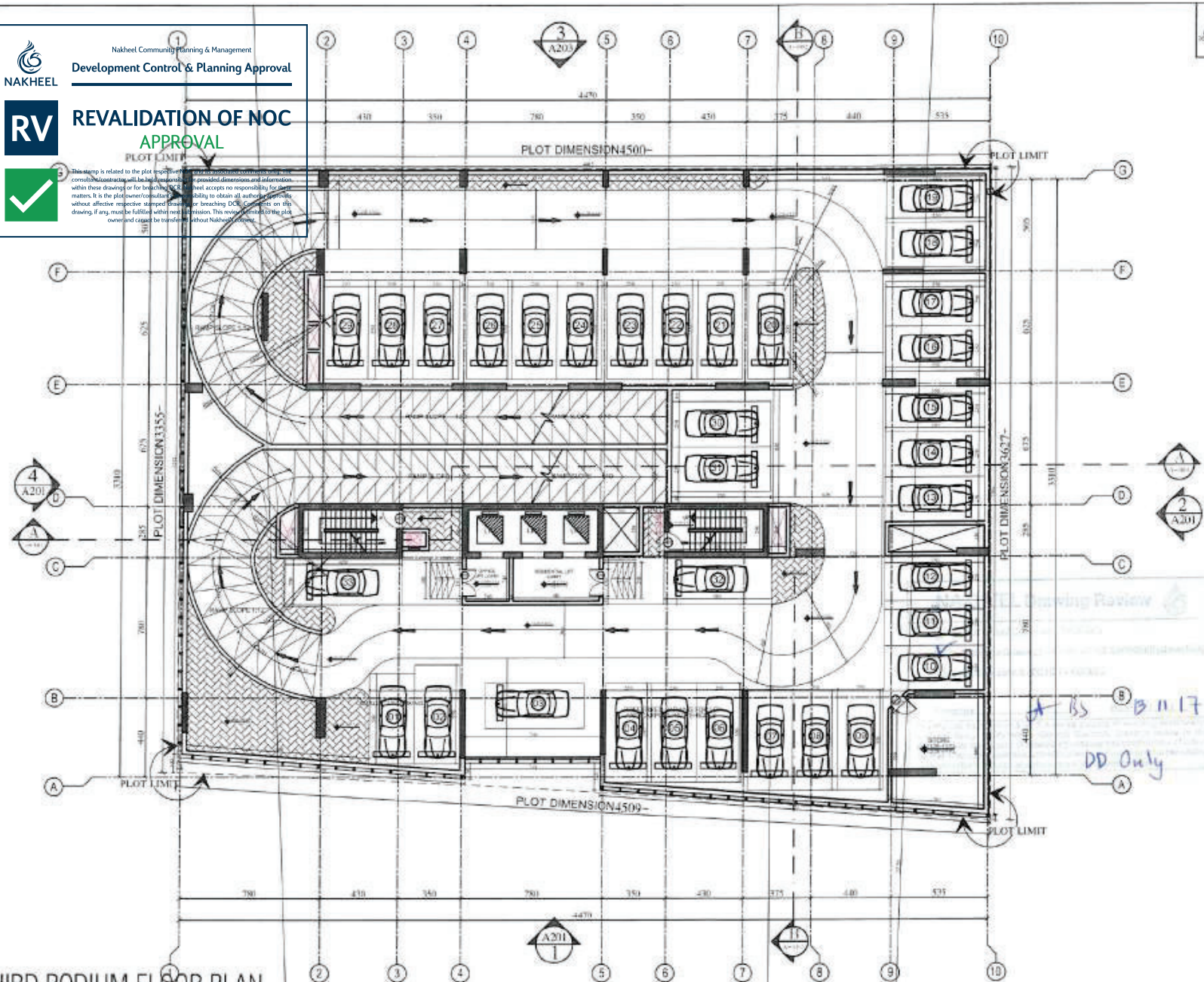


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REVALIDATION OF NOC APPROVAL



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KARIM MIRZAGHA JAHED PARI



Proposed Residential & Commercial Building (31)
Gr. + 3F. + 11 Floor + ROOF
PLOT NO: 2VC10W4R001, AL BARGHA SOUTH FOURTH

DEVELOPMENT DESIGN

3RD PODIUM FLOOR

1:100	OCT/2017	THAS NEEM		A-104
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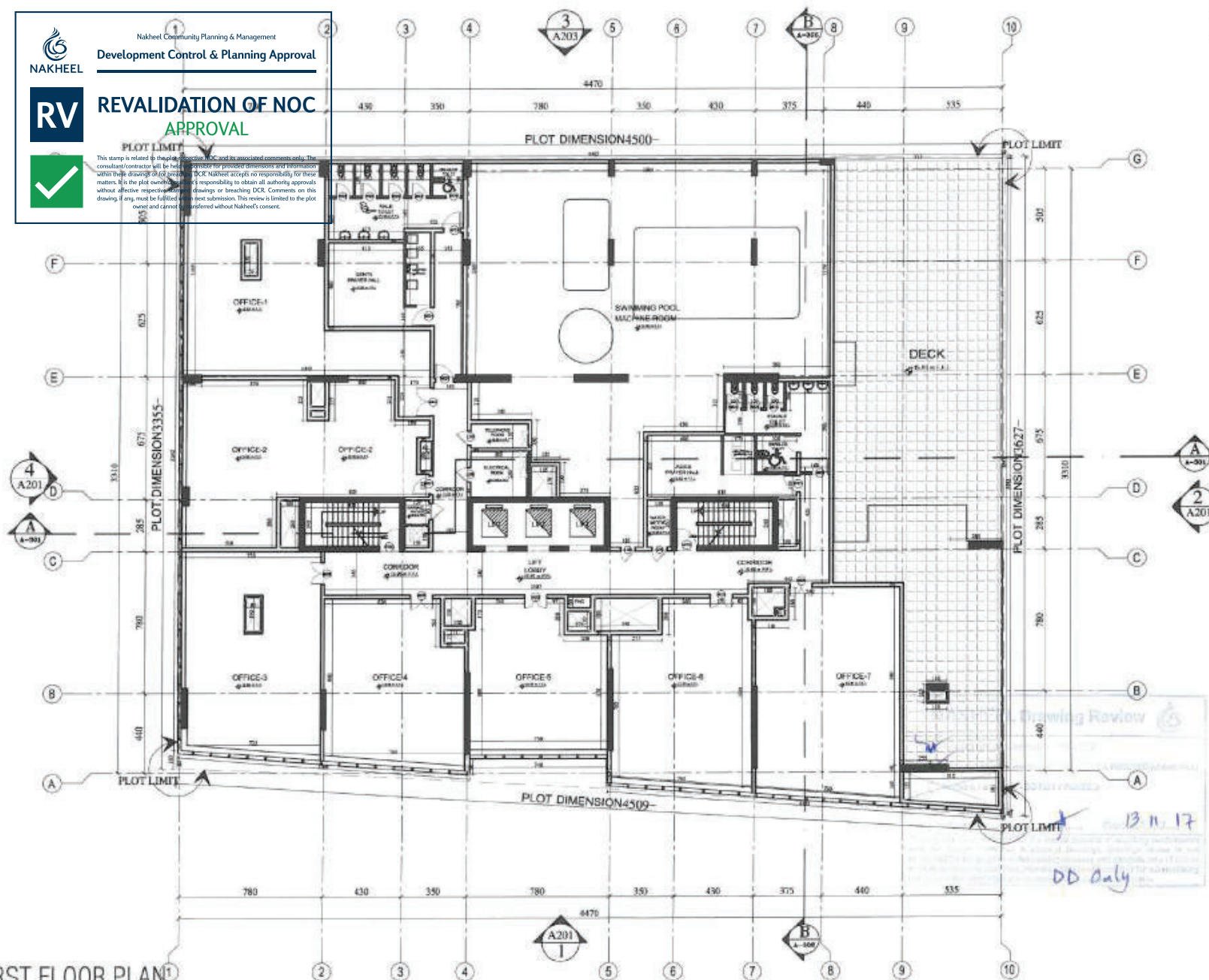
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REVALIDATION OF NOC
APPROVAL



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FIRST FLOOR PLAN
SCALE 1:200



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KEY PLAN



NO.	DESCRIPTION	DATE	ISSUED
01	DEVELOPMENT DESIGN	8/6/17	
02	DEVELOPMENT DESIGN	30/02/17	

NO.

CLIENT:

KARIM MIRZAGHA JAHED PARI

COORDINATOR:



PROJECT:

Proposed Residential & Commercial Building (J1)
Plot No. 122/20/20/001, K. NAKHEEL SOUTH EIGHTH

STAGE:

DEVELOPMENT DESIGN

DRAWING TITLE:

FIRST FLOOR PLAN

CAD FILE:

SCALE	DATE	DRAWN BY	FOR NO.	
1:200	OCT/2017	THAGRAH		A-105



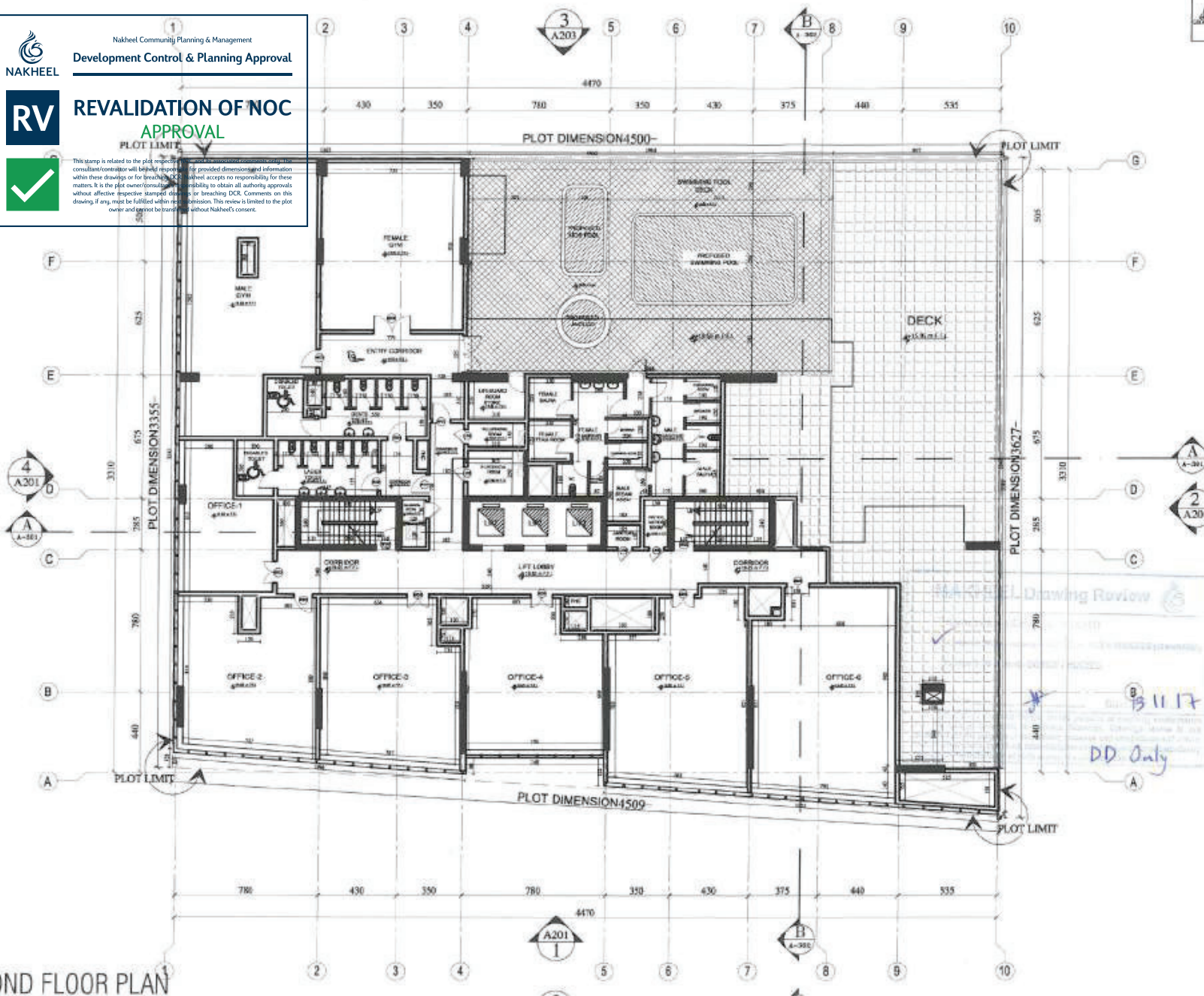
Nakheel Community Planning & Management
Development Control & Planning Approval



REVALIDATION OF NOC
APPROVAL



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KEYPLAN



REV.	DESCRIPTION	DATE	BY
01	DEVELOPMENT DESIGN	8/6/17	
02	DEVELOPMENT DESIGN	11/05/17	

REV:

CLIENT:
KARIM MIRZAGHA JAHED PARI



FIGURE:
Proposed Residential & Commercial Building (71)
Gr. + 32 + 11 Floor + ROOF
PLOT NO: BUKHAYRIBRIDGE, AL BAYTASHA SOUTH FOURTH

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE:
SECOND FLOOR

SCALE	DATE	DRAWN BY	CHK. NO.	
1:200	OCT/2017	THAMER		A-106

SECOND FLOOR PLAN
SCALE -1:200



Nakheel Community Planning & Management
Development Control & Planning Approval

RV

REVALIDATION OF NOC

APPROVAL



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KEYPLAN



NO.	DESCRIPTION	DATE	BY
01	DEVELOPMENT DESIGN	8/8/17	
02	DEVELOPMENT DESIGN	26/10/17	

REV:-

CLIENT:
KARIM MIRZAGHA JAHED PARI



PROJECT:
Proposed Residential & Commercial Building (11)
Gr. + JP + 11 Floor + ROOF
PLOT NO. 742/20/20/001, AL BARSHA SOUTH SOUTH

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE:
THIRD FLOOR

SCALE	DRAWN BY	CHECKED BY	DATE
1:200	OCT/2017	754115/15/17	

THIRD FLOOR PLAN
SCALE -1:200



Nakheel Community Planning & Management
Development Control & Planning Approval



REVALIDATION OF NOC

APPROVAL



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KEY PLAN



REV	DESCRIPTION	DATE	BY
DO	DEVELOPMENT DESIGN	8/6/19	
DU	DEVELOPMENT DESIGN	31/10/17	

REV:-

CLIENT

KARIM MIRZAGHA JAHED PART

CONSULTANT



P.O. BOX 14489 DUBAI TEL: 5670700 FAX: 5688400

PROJECT

Proposed Residential & Commercial Building (21)
Gr. + 3P + 11 floor + ROOF
PLOT NO. JVC0000000001, AL BARSHA SOUTH PHASE 4

STAGE

DEVELOPMENT DESIGN

DRAWING TITLE

4TH-7TH FLOOR

CAD FILE

CAD FILE: JVC0000000001_4TH-7TH FLOOR.dwg

SCALE

1:200

DATE

NOV/2017

DRAWN BY

JVC0000000001

CHECKED BY

A-108

4TH-7TH FLOOR PLAN
SCALE -1:200



Nakheel Community Planning & Management
Development Control & Planning Approval



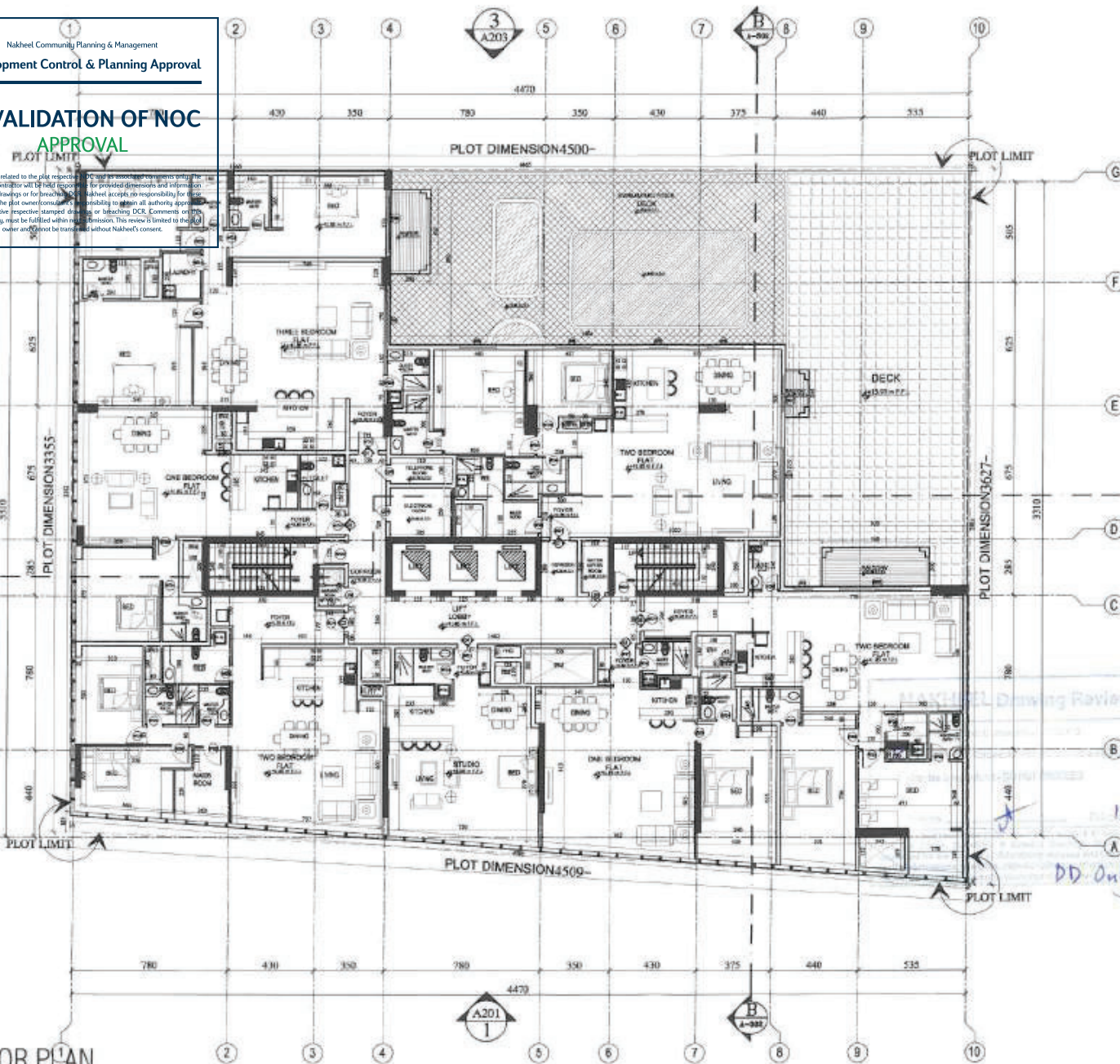
REVALIDATION OF NOC

APPROVAL



This stamp is related to the plot respective to the approved drawings. The consultant/contractor will be held responsible for provided dimensions and information within these drawings or for breaching the same. Nakheel accepts no responsibility for these matters. It is the plot owner's responsibility to ensure all authority approvals without affecting respective stamped drawings or breaching DCR. Comments on this drawing, if any, must be fulfilled within the stipulated time. This review is limited to the drawing and cannot be transferred without Nakheel's consent.

8TH-10TH FLOOR PLAN
SCALE -1:100



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KEYPLAN



Rev	DESCRIPTION	DATE	BY
01	DEVELOPMENT DESIGN	5/6/17	
02	DEVELOPMENT DESIGN	31/10/17	



CLIENT:
KARIM MIRZAGHA JAHED PARI



PROJECT:
Proposed Residential & Commercial Building (J1)
Gr. + 39 + 11 floor + ROOF
PLOT NO: AL KHALIFA, AL KHALIFA SOUTH EIGHTH

STAGE: DEVELOPMENT DESIGN

DRAWING TYPE:
8TH- 10TH FLOOR

DATE	DATE	DESIGN BY	STR. NO.
1:00	06/08/17	THAMER	A-109



REVALIDATION OF NOC APPROVAL

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Doc	DESCRIPTION	DATE	GROUP
EN	DEVELOPMENT DESIGN	8/6/97	
EN	DEVELOPMENT DESIGN	12/10/97	

NOV—

KARIM MIRZAGHA JAHED PART

CREDIT ADVISORY:



PROJECT:
Proposed Residential & Commercial Building (11)
G+ 2P + 11 Floor + ROOF
PLOT NO: T2/CINBHRMPODE AL BARSHA SOUTH FOURTH

STAGE	DEVELOPMENT DESIGN
-------	--------------------

DRAWING TITLE:

CAR FILE: 44-38861-1077 5-2-2017 12:41:00 PM 12/26/2017 10:00:00 AM			
SCALE	DATE	DRAWN BY	JOB NO.
1:200	06/27/2017	THASIMWA	A-110



NAKHEEL

Nakheel Community Planning & Management

Development Control & Planning Approval



REVALIDATION OF NOC
APPROVAL



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KEY PLAN



Rev	Description	Date	By
01	DEVELOPMENT DESIGN	8/8/21	
02	DEVELOPMENT DESIGN	16/10/21	

REV:-

CLIENT:
KARIM MIRZAGHA JAHED PARI

CONSULTANT:



P.O. Box: 14408 DUBAI, UAE Tel: 267558, Fax: 066008

PROJECT:
Proposed Residential & Commercial Building (31)
Gr. + 2F + 11 Floor + RDOF
PLOT NO. 2123/07/000000, AL MARIJAH SOUTH-4

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE:
ROOF FLOOR

CAD FILE	SCALE	DATE	DRAWN BY	CHK. NO.	APP. NO.
	1:200	OCT/2021	THASNEEN		A-111

ROOF FLOOR PLAN
SCALE 1:200



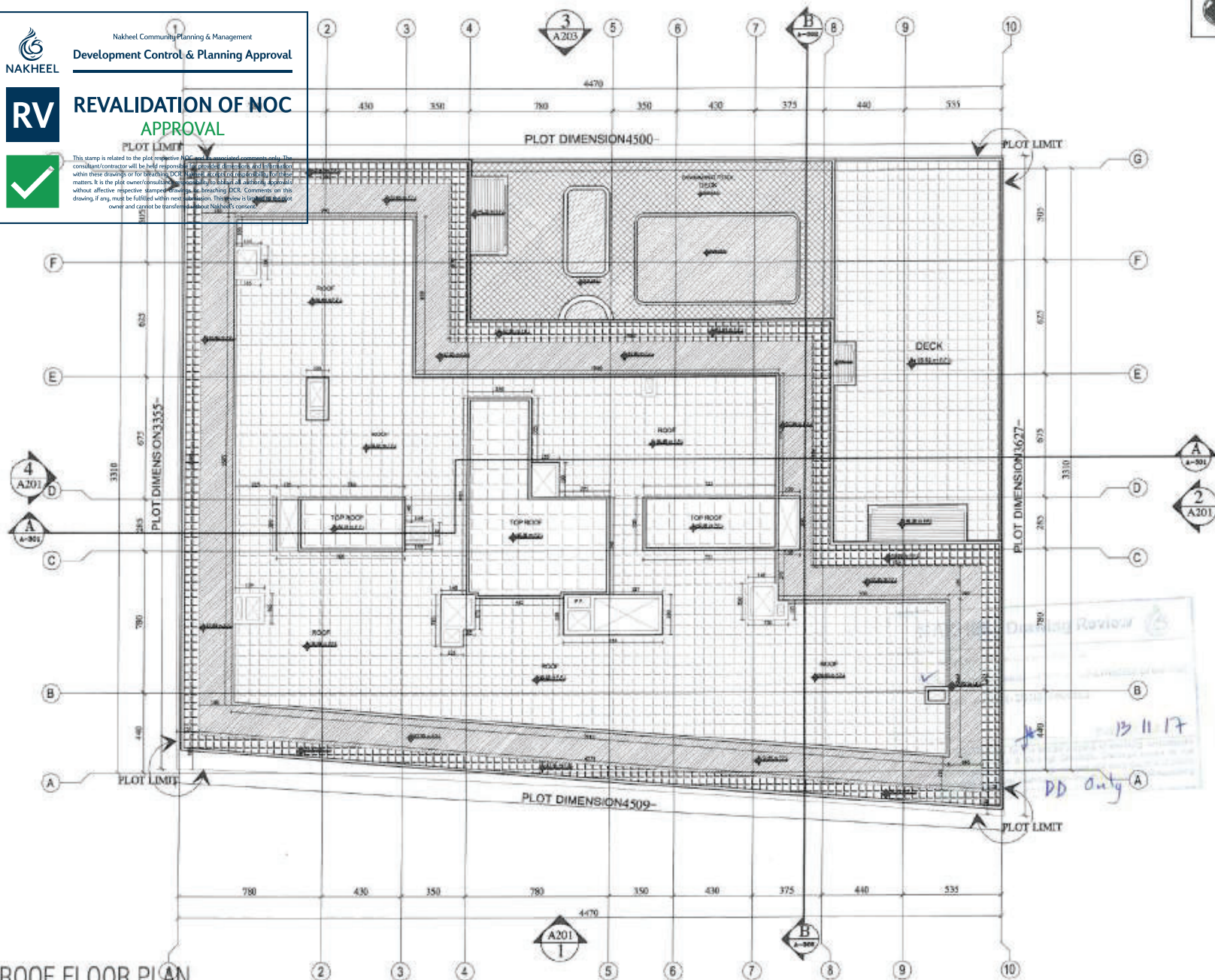
Nakheel Community Planning & Management
Development Control & Planning Approval



REVALIDATION OF NOC
APPROVAL



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KEY PLAN



NO.	DESCRIPTION	DATE	BY
01	DEVELOPMENT CONCEPT	8/5/17	
02	DEVELOPMENT DESIGN	30/10/17	

DATE: _____

CLIENT: KARIM MIRZAGHA JAHED PARI



PROJECT: Proposed Residential & Commercial Building (C1)
G1, + 3F, + 11 Floor + ROOF
PLOT NO: 202/10/10/10, AL BARSHA SOUTH SOUTH

STAGE: DEVELOPMENT DESIGN

DRAWING TITLE: TOP ROOF FLOOR

DATE	SCALE	DATE	SCALE	DATE	SCALE
01/01/17	1:200	01/01/17	1:200	01/01/17	1:200

TOP ROOF FLOOR PLAN
SCALE -1:200

✉ info@zenithdeveloper.com

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