

BLUEWATERS ISLAND

AREA GUIDE



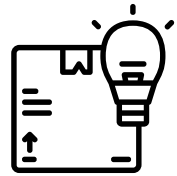
'WATERFRONT LIVING, WITH THE EXHILARATION OF CITY LIFE'

Bluewaters is the island retreat just off the coast of JBR with a selection of apartments, penthouses & townhouses with panoramic ocean views & scenic outdoor spaces. Home to Ain Dubai, shopping & dining experiences at The Wharf, a boardwalk, a private beach club & pedestrian bridge connecting residences with The Beach.

TAKE A [VIDEO TOUR](#) OF THE ISLAND

INVESTOR HIGHLIGHTS

One of the top waterfront communities in Dubai, Bluewaters Island offers an opportunity to purchase exclusive, luxury real estate within a world-class entertainment district.



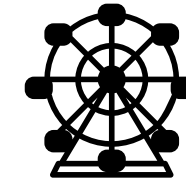
TOP TOURIST SITE

With range of leisure & beach activities, and luxurious resorts.



HOLIDAY HOMES

Short-term leasing structure works extremely well here.



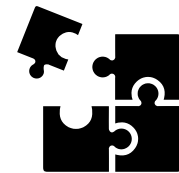
ATTRACTIONS

World's largest observation wheel, Ain Dubai.



ISLAND CITY LIVING

Off the coast of Jumeirah Beach Residence, close to Dubai Marina.



MULTI-PURPOSE

Multi-billion project by Meraas with luxury offerings.



LIMITED SUPPLY

10 mid-rise residential buildings with F&B on ground.



DESTINATIONS

DUBAI

AIN DUBAI

Standing 250 meters tall, surpassing the London Eye as the world's tallest observation wheel.



CAESARS PALACE

Only other edition outside Las Vegas, and home to Gordon Ramsay's Hell Kitchen Dubai.

COVE BEACH

A stunning seafront locale with a restaurant, the Rosé Lounge, and 3 pools all set to the backdrop of the tranquil Arabian Sea.



FACILITIES & AMENITIES

Vibrant lifestyle destination featuring distinctive residential, retail, hospitality and entertainment options.

SCENIC
OUTDOOR
SPACES



REAP
REAL ESTATE

RETAIL & DINING
CONCEPTS



PEDESTRIAN
FRIENDLY

FITNESS
CENTRES

POOLS



ENTERTAINMENT
& LEISURE



THREE MODES OF
TRANSPORTATION



BEACH CLUB



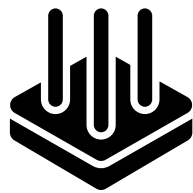
LOCATION: CONNECTED ISLAND

In touching distance of Dubai Marina & JBR, and connecting directly with Sheikh Zayed Road. With three modes of transport in and out of the island: by sea, by foot and by car.

FIND BLUEWATERS ON GOOGLE MAPS

WHY DUBAI?

Dubai has risen from an unremarkable port to a global metropolitan and major hub. A haven for investors, both foreign and local.



SUPERB INFRASTRUCTURE

Innovative city planning & well-developed transport.



STABLE ECONOMY

Dirham has been pegged to the US\$ at constant rate since 1997.



EVERYONE WELCOME

Accommodating 200+ nationalities, there is something for everyone.



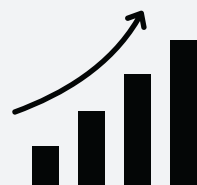
HIGH SAFETY

Consistently ranking high in safety, with virtually no crime.



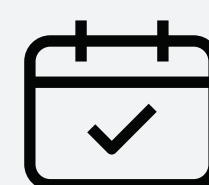
DISTINCT LIFESTYLE

Unrivaled amenities & services. A retail and tourism paradise.



ONGOING EVOLUTION

Dubai has evolved so much in its short lifespan & continues to do so.



HAPPY AGENDA

Dubai ranked 1 of the happiest places on Earth to live.



WORLD-CLASS

Everything superlative, setting the benchmark for other global cities.



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