

affini

—
TRIBUTE PORTFOLIO
RESIDENCES

AFFINI



The Art of Living

Experience a new perspective in the art of living, where life plays out in perfect balance. Crafted for those who live in color, Affini is where imagination flourishes and new perspectives are born. Discover an urban sanctuary that inspires creativity, complemented by exceptional services from the Tribute Portfolio by Marriott International.

Affini, The First Standalone Tribute Portfolio Residence in the World

Tribute Portfolio is a collection of independent boutique hotels and residences created for people who take pride in their individuality and seek difference. With a characterful style and an independent spirit, each residence creates meaningful connections with its surroundings and community. Designed by masters of art and design, these homes come alive with bold colors, captivating art installations, and distinctive features. Every residence tells its own story, making it truly one of a kind.





Where Artful Living Meets Inspired Design

Affini is more than a residence; it is a living masterpiece within the esteemed Tribute Portfolio Residences.

Fully furnished, serviced, and ready for imminent occupancy, Affini combines vibrant urban energy with the tranquility of boutique artistic living. Nestled in the heart of Dubai's cultural hub, it offers a seamless blend of sophistication and convenience, surrounded by art, inspiration, and world-class service.

With its turnkey appeal and distinctive design, Affini redefines modern luxury, delivering a lifestyle that is as dynamic as it is effortlessly refined.



Sketch your Dreams in the City

As one of the world's most dynamic cities, Dubai offers a booming economy, a rich cultural tapestry, and a canvas of endless possibilities.

Positioned within this vibrant hub, Affini provides a unique vantage point to inspire and rejuvenate.



Connectivity at your Convenience

Whether you're drawn to cultural experiences at nearby art centers or seeking world-class services, everything you need is right at your doorstep.

Al Jaddaf's prime location ensures effortless access to premier retail hubs, dining hotspots, and entertainment venues, offering a lifestyle that effortlessly connects you to the pulse of the city. Enjoy the best of both worlds—urban convenience within a vibrant, well-connected



Live Where Creativity Flourishes

Affini is immersed in a thriving cultural environment, being close to the Jameel Art Centre and Dubai Cultural Village.

It's perfect for art enthusiasts who seek connections with contemporary exhibitions, performances, and literary festivals.



Experience Life in Vivid Hues and Thoughtful Design

Each fully furnished residence at Affini is meticulously crafted with luxurious finishes and thoughtful layouts.

The vibrant color schemes and bold art installations transform these spaces into inspiring sanctuaries for both creativity and relaxation.

Ranging from expansive studios to bespoke penthouses, the interiors are designed to foster connection while providing an intimate retreat. With customizable elements and sophisticated details, every space is a perfect canvas for modern living.





Lobby



Living Room



Living Room

Living Spaces

Experience living spaces where elegance and comfort are perfectly intertwined. The floors are adorned with exquisite Rango porcelain tiles that set a sophisticated tone, while every corner is designed to invite relaxation and style. This is where everyday moments become artful living.



Living Room



Dining Room



Kitchen

Dining Areas

Dine in spaces that elevate every meal, from casual gatherings to celebratory feasts. Surrounded by thoughtfully chosen finishes and textures, these dining areas are crafted to inspire connection and embody modern elegance in every detail.



Dining Room

Kitchens

Enter kitchens designed for both beauty and function, where sleek Du Pont Corian countertops provide a flawless touch and Marino Laminates cabinetry adds an element of refined luxury. High-end Whirlpool appliances complete the space, ensuring each kitchen is as practical as it is exquisite—a true culinary sanctuary.



Master Bedroom



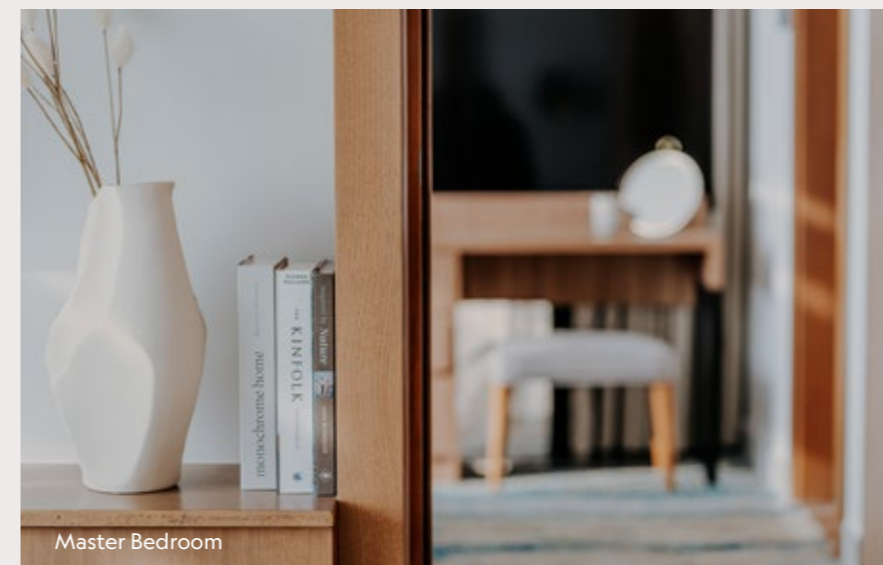
Master Bedroom



Bedroom

Bedrooms

Experience bedrooms that blend tranquility and sophistication seamlessly. Thoughtfully designed layouts create an inviting ambiance, while premium finishes and materials enhance every detail.



Master Bedroom



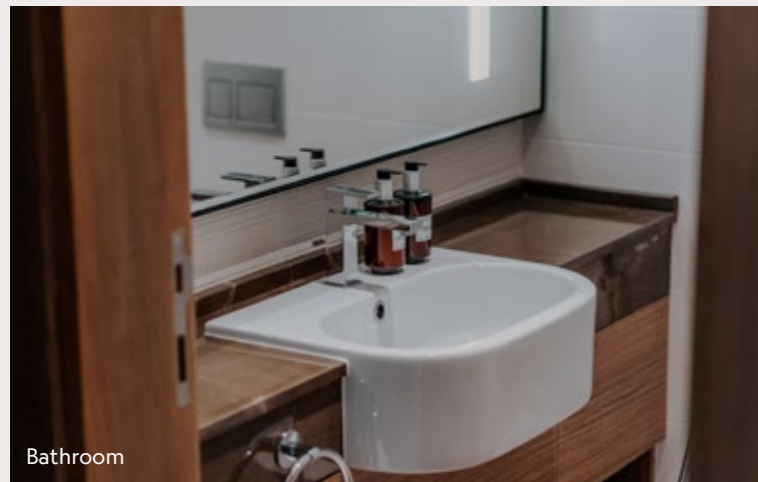
Master Bathroom



Bathroom



Bathroom



Bathroom

Bathrooms

Experience luxury and relaxation in our bathrooms, featuring Bagno Design sanitary ware. Each detail, from fixtures to finishes, is designed to create a sophisticated and contemporary space, turning daily routines into peaceful moments.

Amenities that Enhance your Everyday Living

Affini's amenities are inspired by
the artistic spirit of Al Jaddaf.

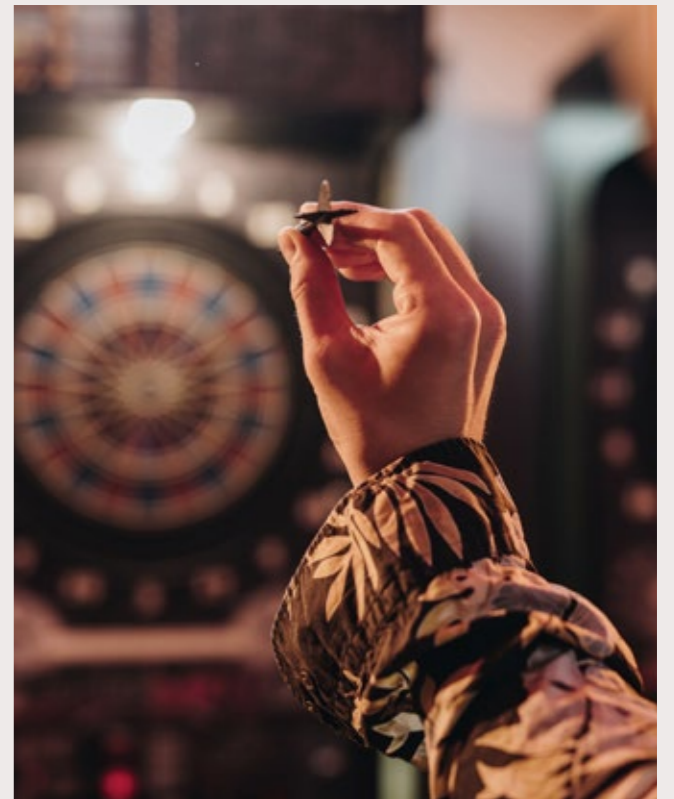
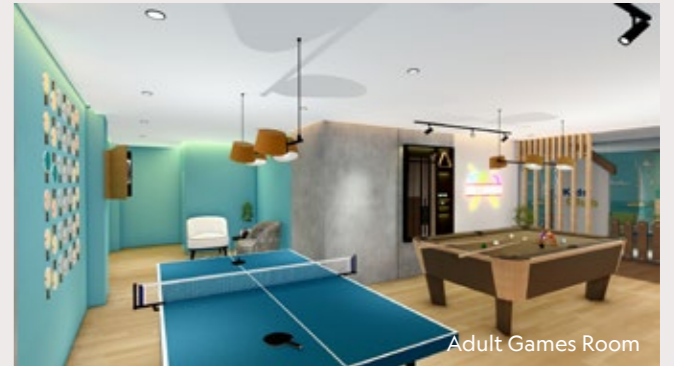
Residents enjoy a rooftop pool with panoramic
views, a state-of-the-art gym, co-working
lounges, and more, all designed for modern,
elevated living.



Residents' Cinema

Immerse yourself in an unparalleled movie-watching experience with Affini's private cinema. Tailored for comfort and enjoyment, it's the perfect spot to unwind with family and friends.





Adult Games Room

Step into a lively escape where entertainment meets design. Whether it's a competitive match of table tennis, an intense game of darts, or simply relaxing by the pool table, this dynamic space invites moments of fun and connection. Perfect for social gatherings or solo play, the Adult Games Room embodies Affini's vibrant lifestyle.

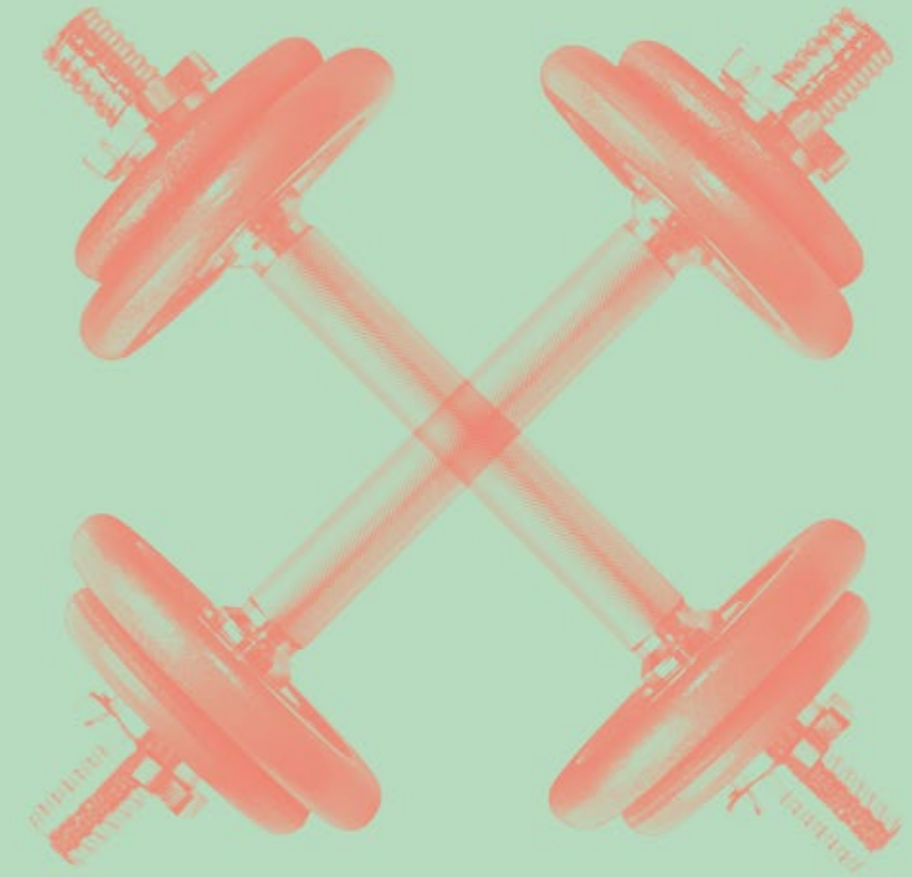
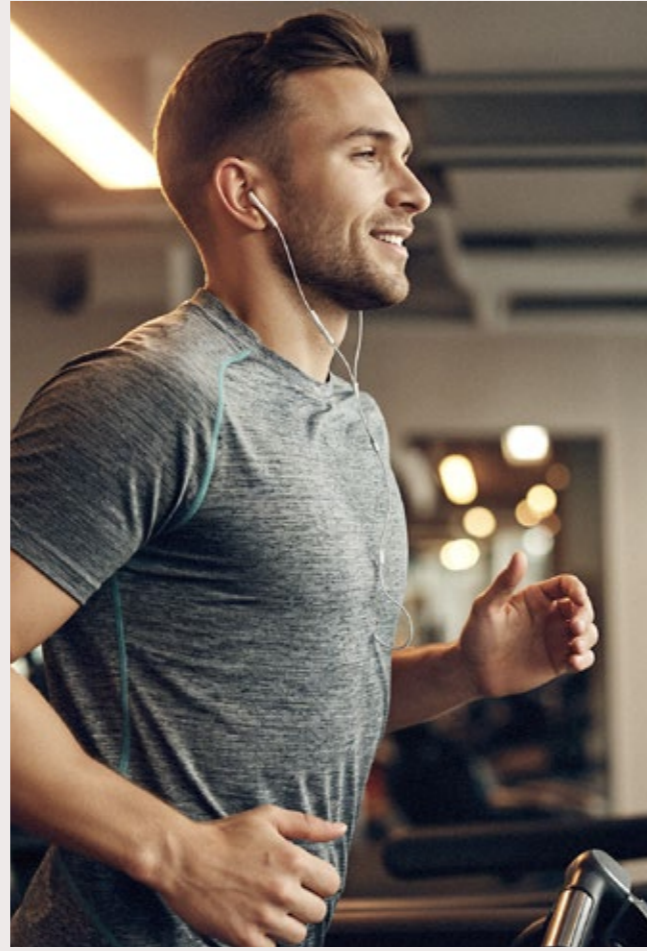


Rooftop Pool

Relax and rejuvenate in the rooftop pool that offers panoramic views of Dubai Skyline and Burj Khalifa. A serene escape, perfect for sun-soaked afternoons.

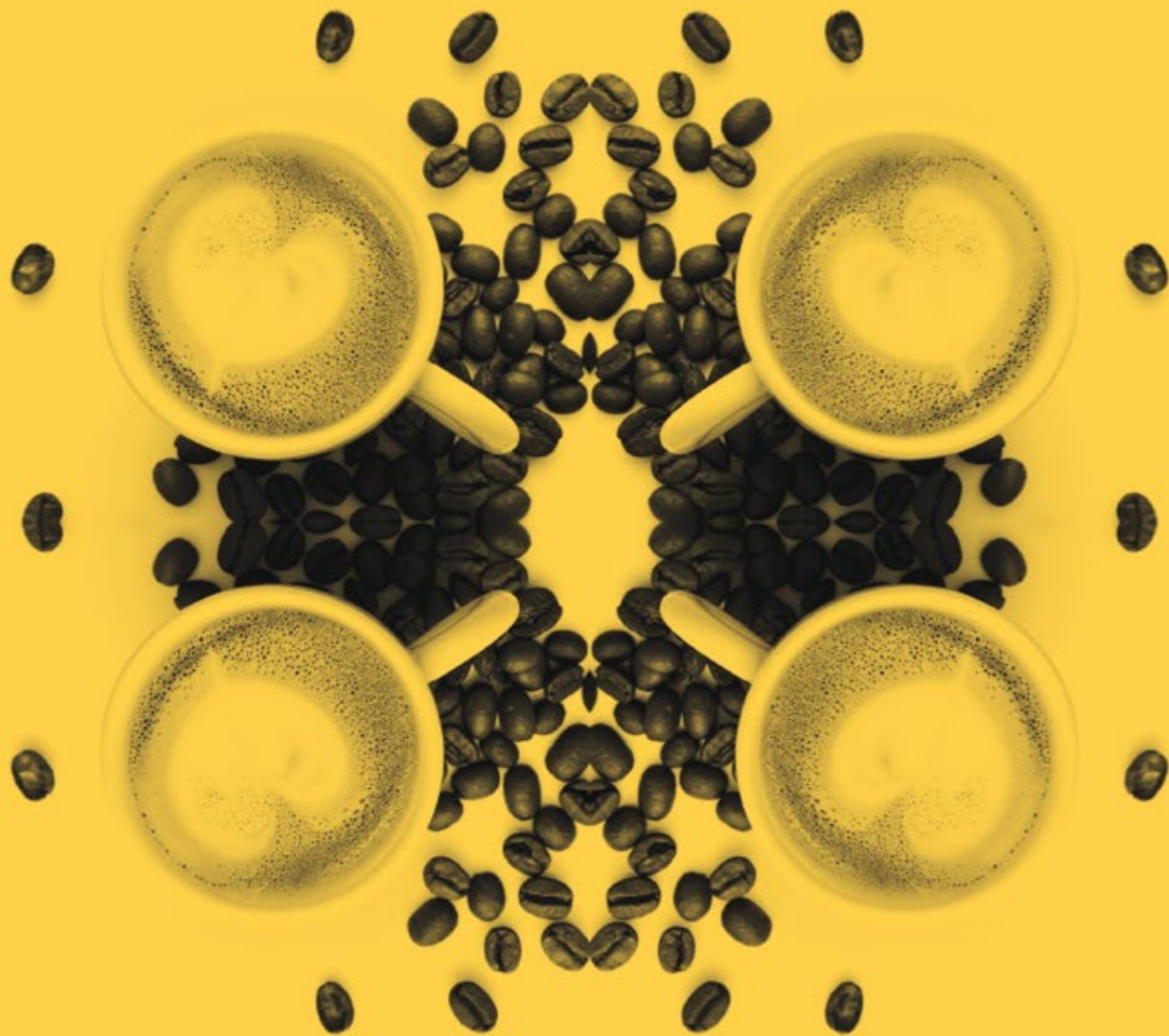


Rooftop Pool



State-of-the-Art Gym

Stay fit and energized in Affini's state-of-the-art gym, equipped with modern *Matrix* machines.



Cafe

Savor moments with friends at the in-house cafe, where artisanal brews meet a welcoming atmosphere.



Residents' Lounge

The residents' lounge provides a chic, communal space perfect for unwinding and socializing. Stylishly designed, it embodies comfort and sophistication, enhancing your everyday living.



Children's Play Area

Our thoughtfully designed Children's play area sparks creativity and fun, providing a vibrant and engaging space for the youngest residents to play and explore.



Children's Play Area

Services that Enhance your Everyday Living

- 24h Residential Concierge
- Restaurant Reservations
- Printing Service
- Mail & Parcel Services
- Move in & Move Out Coordination
- Community Events
- Ticket Bookings
- Tour Bookings
- Local Area Guidance
- Spa, Wellness & Recreation Bookings

À La Carte Services

- Limousine Service
- Car Wash Service
- Car Rental Service
- Housekeeping Service
- Maintenance Service
- Laundry & Dry-Cleaning Service
- Grocery Shopping
- Packing & Unpacking Services
- Porterage
- Personal Shopping
- Child Care Services
- Personal Training
- In-residence Dining
- Airport Transportation



Connect to Creativity Return Home to Tranquility

Approximate drive times:

2

Jameel
Art Centre

3

Minutes to
Al Jaddaf Waterfront

5

Minutes to
Downtown Dubai

6

Minutes to
Dubai International
Airport

8

Minutes to
Zabeel Stadium

10

Minutes to
Museum of The
Future

11

Minutes to
Ras Al Khor Wildlife
Sanctuary





ONVIA

An Exclusive Platform for Residence Owners

Enjoy the Perks of Marvellous Living

Marriott Bonvoy Benefits

Affini residents gain exclusive access to Marriott Bonvoy membership benefits, adding prestige and convenience to their living experience.

Rooted in the fine art of hospitality, ONVIA provides a unique point of view on residential living, amenities, experiences, and more - each one designed to take you beyond your imagination

- Elevated Marriott Bonvoy™ status for Residence Owners
- Preferred Residence Owner rates for select hotels within the global Marriott Bonvoy™ portfolio
- Special offerings and preferred access on voyages with The Ritz-Carlton Yacht Collection
- Exclusive offers on culinary experiences when at home and within the local community
- A focus on wellness, including spa and treatment offerings
- Access to a world-class accredited concierge service

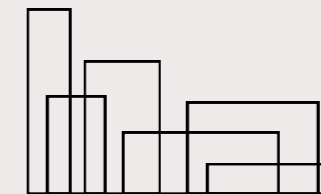
A Premier Opportunity

Discover Affini by Tribute Portfolio Residences, where luxury living meets exceptional convenience.

Nestled in a prestigious location, this fully furnished, serviced turnkey residence offers world-class amenities and inspired design.

Affini is the perfect luxury residence opportunity in Dubai's vibrant market. Seize the chance to own a piece of timeless luxury today.





HAMRK REAL ESTATE
DEVELOPMENT

The Developer

HAMRK, with the strategic support of ITICO, has established itself as a leader in real estate development.

Known for its unwavering commitment to quality, innovation, and design excellence, HAMRK has consistently delivered projects that set new standards in the industry. Their ability to blend sophisticated design with cutting-edge technology has made HAMRK a prominent name in high-end developments. By leveraging strategic relationships, HAMRK continues to drive success, creating spaces that not only meet but exceed the expectations of discerning investors and residents alike.

Iconic projects such as One Bahrain and Residence Inn Seef reflect HAMRK's dedication to excellence.

Partners



Interior Design

IDA brings visionary design and expertise to Affini. Known for their innovative and detail-oriented approach, IDA ensures that Affini's residences seamlessly blend artistic elegance with functional living.



Design Consultants

ADC Architects & Engineers have built a reputation for delivering innovative, inspiring architecture that blends form and function seamlessly. With over three decades of excellence, the firm is recognized as one of the region's most respected design leaders, earning numerous accolades for their technical and creative achievements.



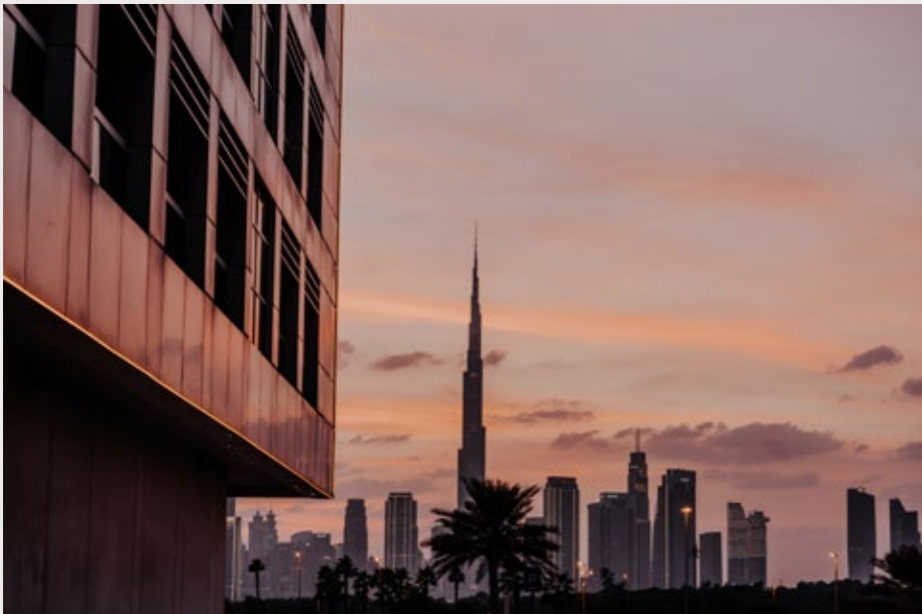
Sales & Marketing

Devmark was founded in 2018 to address a gap in the marketplace for a company that specializes in providing real estate developers with top-notch development marketing and sales services for residential projects.

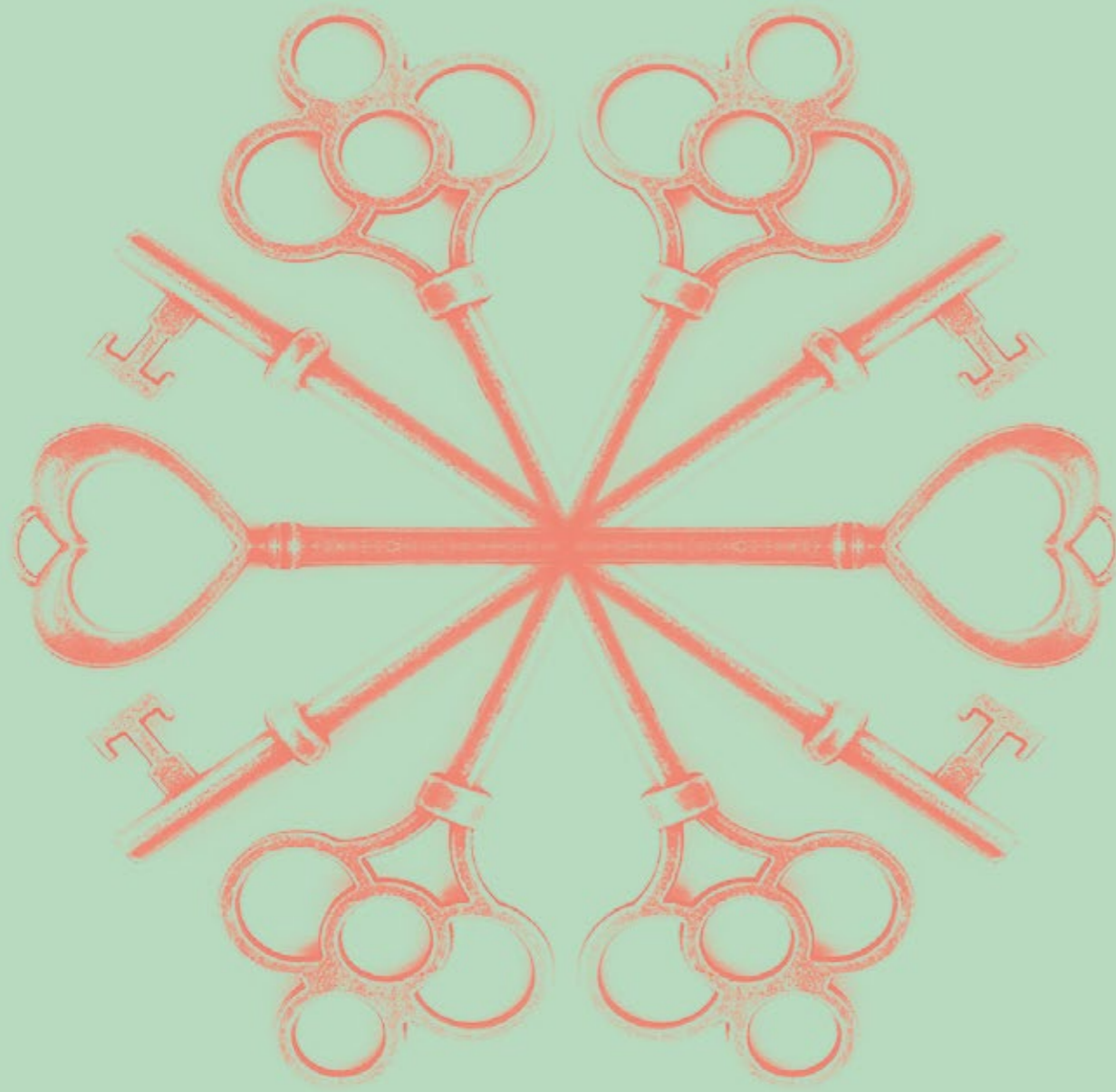


Branding Agency

Latitude is a branding agency focused on creating bold, strategic identities. Combining creativity with precision, it delivers tailored solutions that connect with audiences and elevate brands.



800DEVMARK



Developed by:



Exclusive Sales & Marketing by:



DISCLAIMER:

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