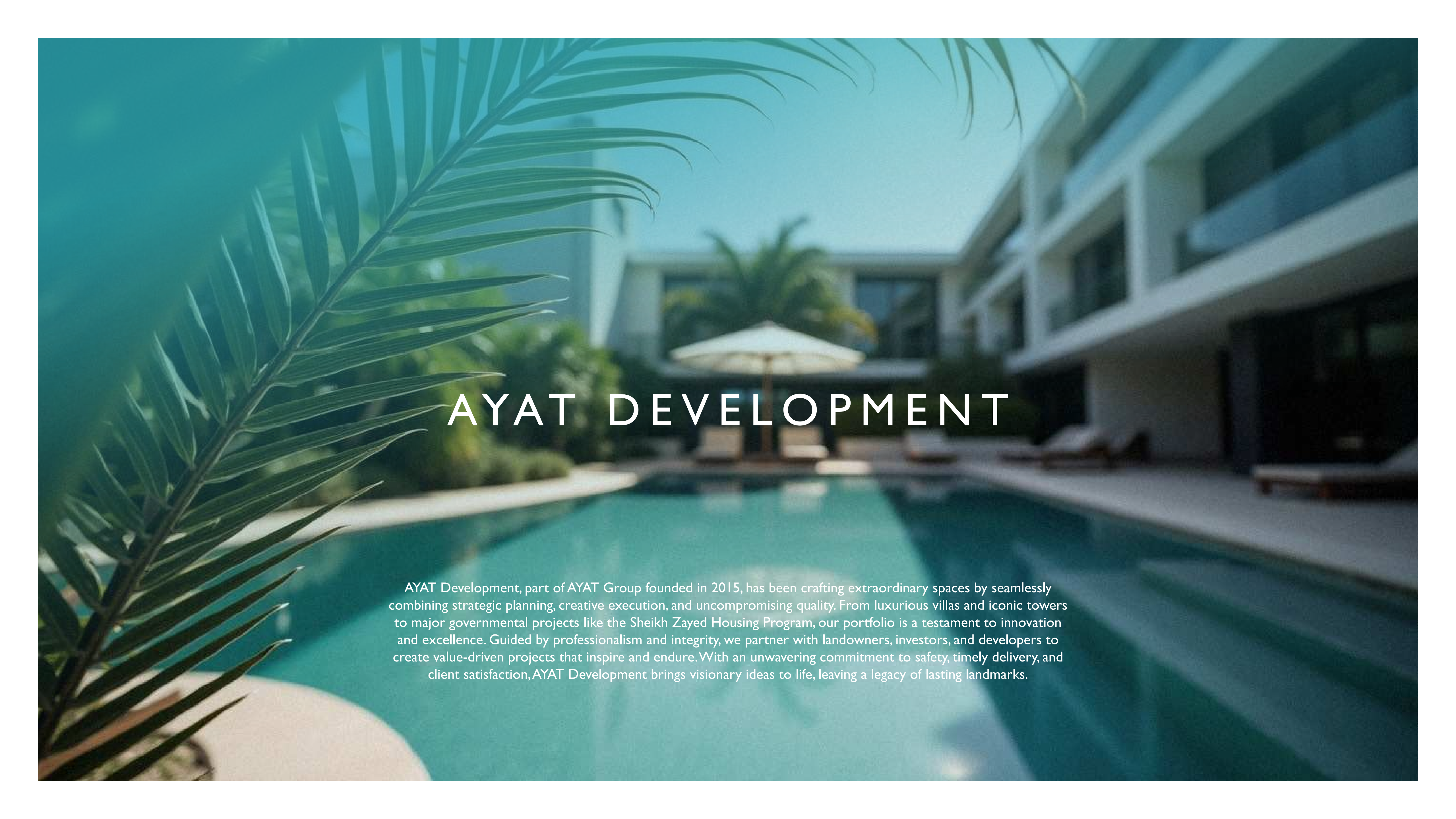


AYAMORE

R E S I D E N C E

DUBAI ISLANDS

AYAT
DEVELOPMENT



AYAT DEVELOPMENT

AYAT Development, part of AYAT Group founded in 2015, has been crafting extraordinary spaces by seamlessly combining strategic planning, creative execution, and uncompromising quality. From luxurious villas and iconic towers to major governmental projects like the Sheikh Zayed Housing Program, our portfolio is a testament to innovation and excellence. Guided by professionalism and integrity, we partner with landowners, investors, and developers to create value-driven projects that inspire and endure. With an unwavering commitment to safety, timely delivery, and client satisfaction, AYAT Development brings visionary ideas to life, leaving a legacy of lasting landmarks.

WATERFRONT

THE PROJECT

AYAMORE
RESIDENCE



AYAMORE RESIDENCE

WHERE YOUR WATERFRONT
HOME CONNECTS YOU TO
NATURE, TO TRANQUILLITY,
AND TO YOURSELF, IN
PERFECT HARMONY.

Ayamore Residence at Dubai Islands redefines beachfront living,
offering a prestigious lifestyle where a fresh routine becomes your own.



DISCOVER THE ART OF
REFINED WATERFRONT LIVING,
WHERE SERENE SEA VIEWS
AND ***EFFORTLESS ELEGANCE***
CREATE MOMENTS OF
CONNECTION IN A VIBRANT,
WELCOMING COMMUNITY.

Ayamore Residence redefines modern luxury within the iconic Dubai Islands, offering a harmonious blend of waterfront tranquility and vibrant urban energy. This exclusive community is designed to seamlessly integrate natural beauty with contemporary elegance. Featuring thoughtfully designed 1-bedroom, 2-bedroom, and 3-bedroom apartments alongside spacious villas, Ayamore Residence delivers a perfect balance of comfort and sophistication. Located just steps from pristine beaches and within easy reach of Dubai's key landmarks, it offers urban elegance meets island serenity.

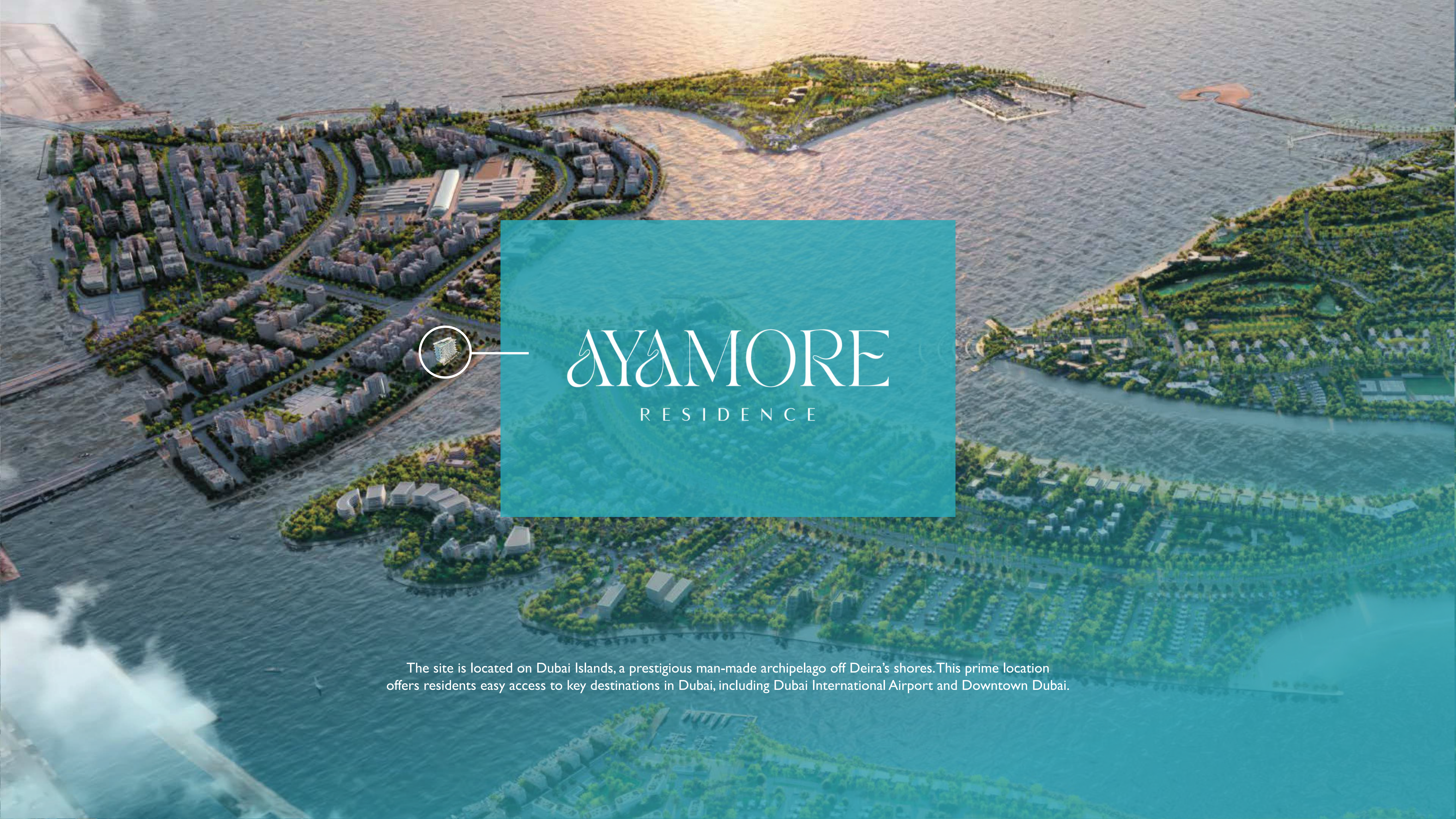




CURRENT

THE LOCATION

AYAMORE
RESIDENCE



AYAMORE

R E S I D E N C E

The site is located on Dubai Islands, a prestigious man-made archipelago off Deira's shores. This prime location offers residents easy access to key destinations in Dubai, including Dubai International Airport and Downtown Dubai.

AYAMORE

RESIDENCE



DUBAI ISLANDS

Al Mamzar Beach Park

▼ Dubai Hospital

▼ Canadian Specialist Hospital

▼ Dubai International Airport (10 min)

▼ Port Rashid

▼ Infinity Bridge

▼ Al Fahidi Historical Neighbourhood (10 Min)

▼ International Modern Hospital

▼ Dubai Healthcare City (12 min)

Dubai Creek

DUBAI

▼ Museum of The Future (14 min)

▼ Dubai Mall & Burj Khalifa (14 min)

DOWNTOWN DUBAI (15 min)

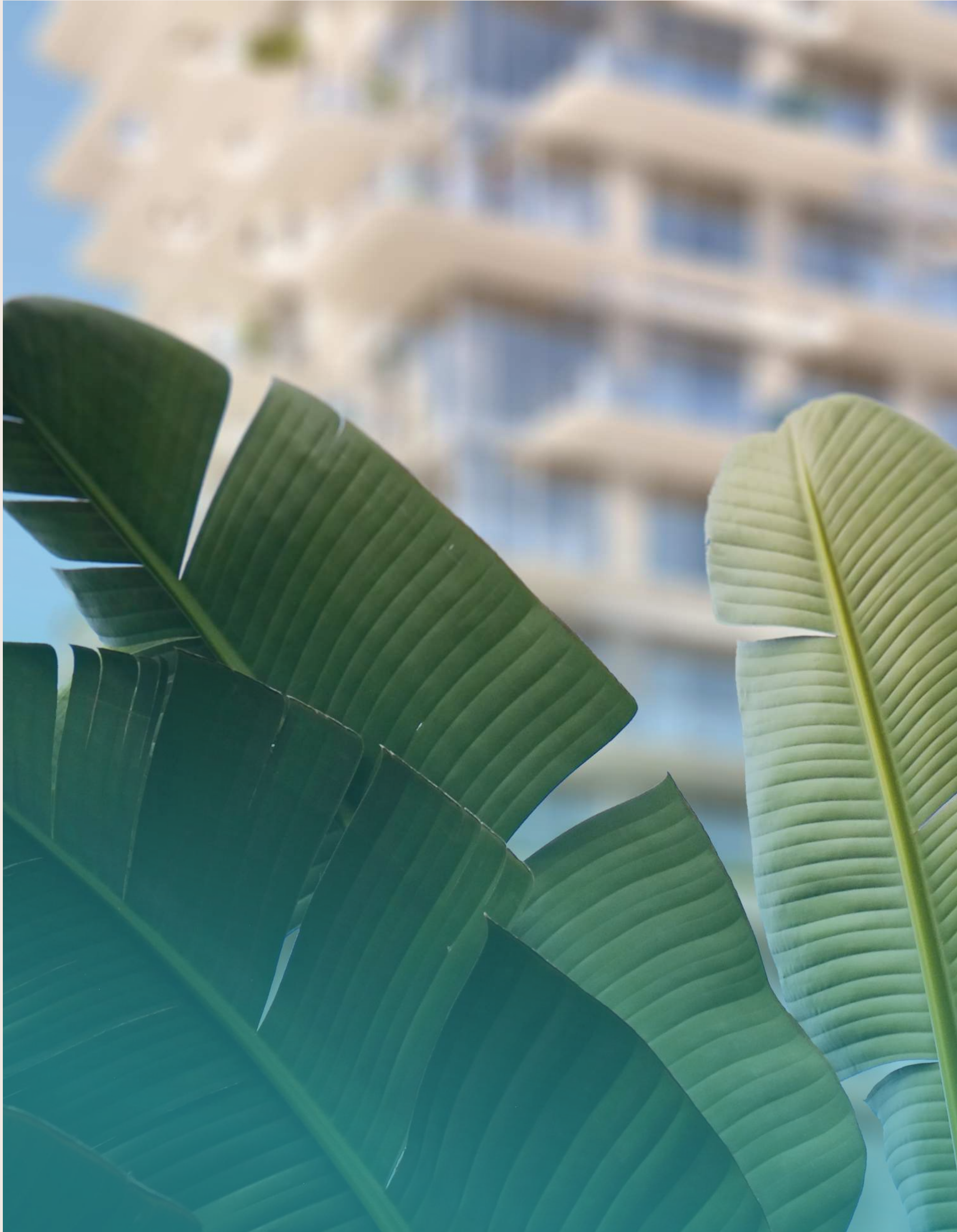
JUMEIRAH (16 min)

THE WORLD ISLANDS

VISTA

THE EXTERIORS

AYAMORE
RESIDENCE



AT AYAMORE RESIDENCE,
THE EXTERIORS REFLECT
TIMELESS DESIGN,
OFFERING A SEAMLESS
CONNECTION TO YOUR
SURROUNDINGS.



AYAMORE
RESIDENCE

ARCHITECTURAL HIGHLIGHTS

PANORAMIC VIEWS: FULL-HEIGHT WINDOWS DESIGNED TO CAPTURE UNINTERRUPTED SEA VIEWS AND FLOOD YOUR LIVING SPACE WITH NATURAL LIGHT.

MODERN ELEGANCE: A STRIKING, UNIQUE ARCHITECTURAL STYLE THAT BLENDS SOPHISTICATION WITH CONTEMPORARY DESIGN.

EXPANSIVE OUTDOOR LIVING: FLOATING SLABS CREATE SPACIOUS BALCONIES, PERFECT FOR ENJOYING THE COASTAL BREEZE AND BREATHTAKING VISTAS.

SEAMLESS TRANSPARENCY: GLASS BALUSTRADES ENSURE UNOBSTRUCTED VIEWS, ENHANCING THE CONNECTION BETWEEN YOUR HOME AND THE SERENE BEACHFRONT SETTING.





EXPERIENCE THE PERFECT
HARMONY OF *MODERN*
DESIGN AND COASTAL LIVING.





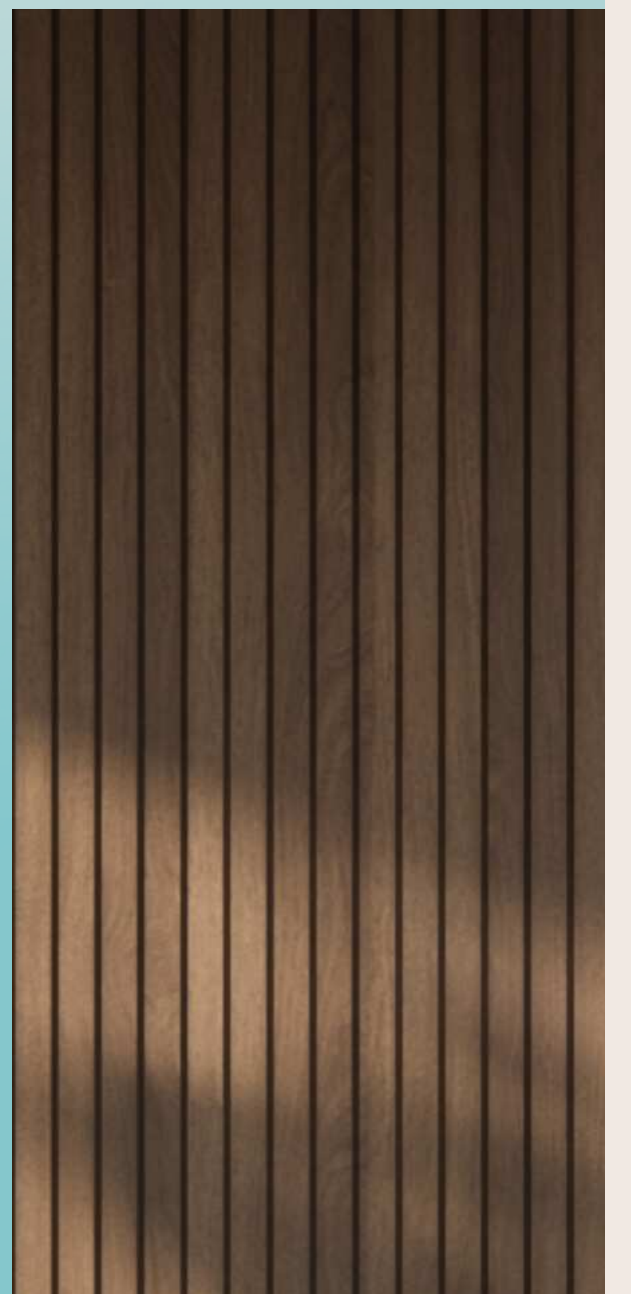


SANCTUARY

THE INTERIORS

AYAMORE
RESIDENCE

SPACES CRAFTED FOR
COMFORT, SIMPLICITY,
AND THE SERENITY OF
WATERFRONT LIVING.



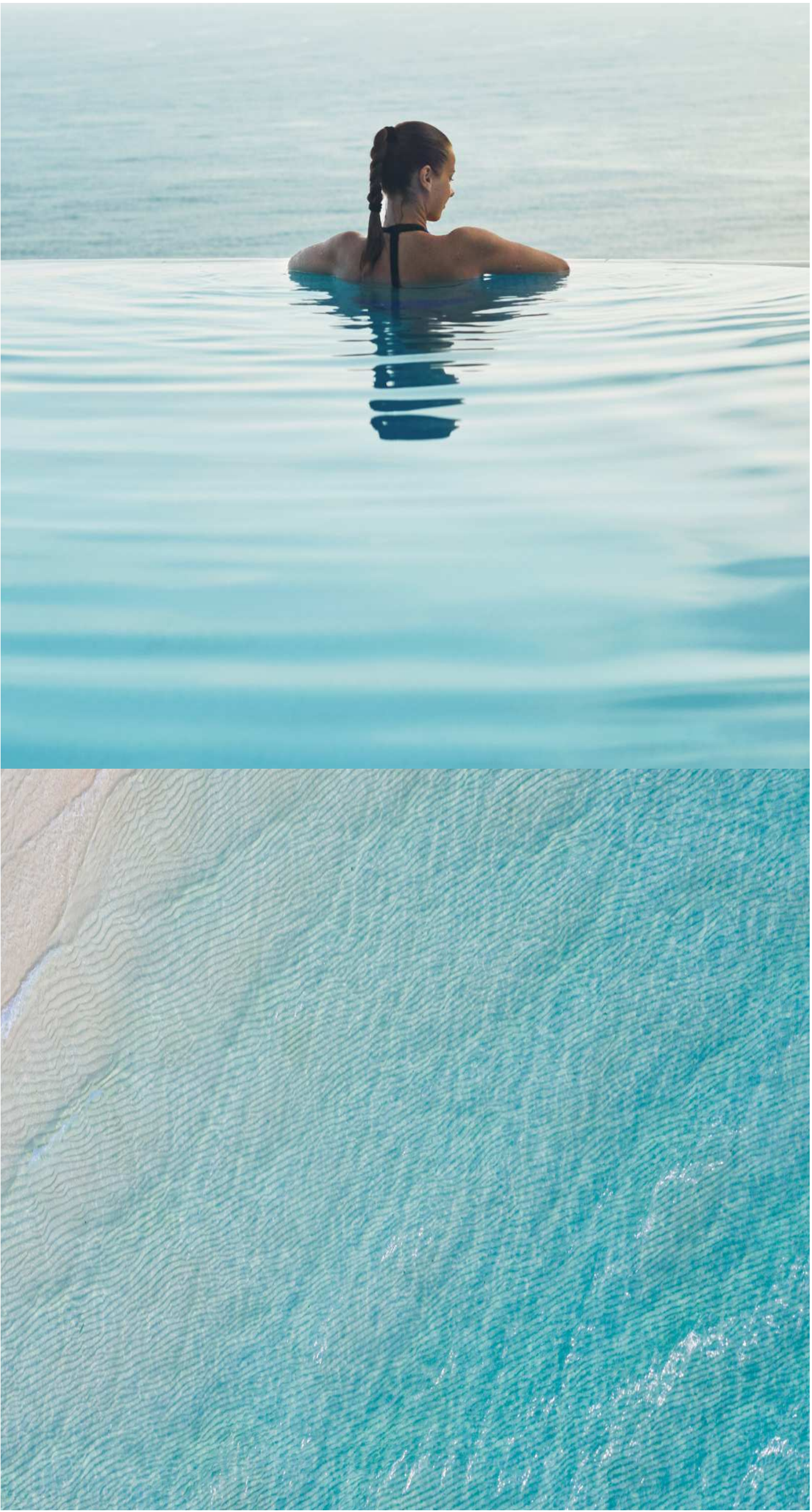
THE INTERIORS

THE APARTMENTS











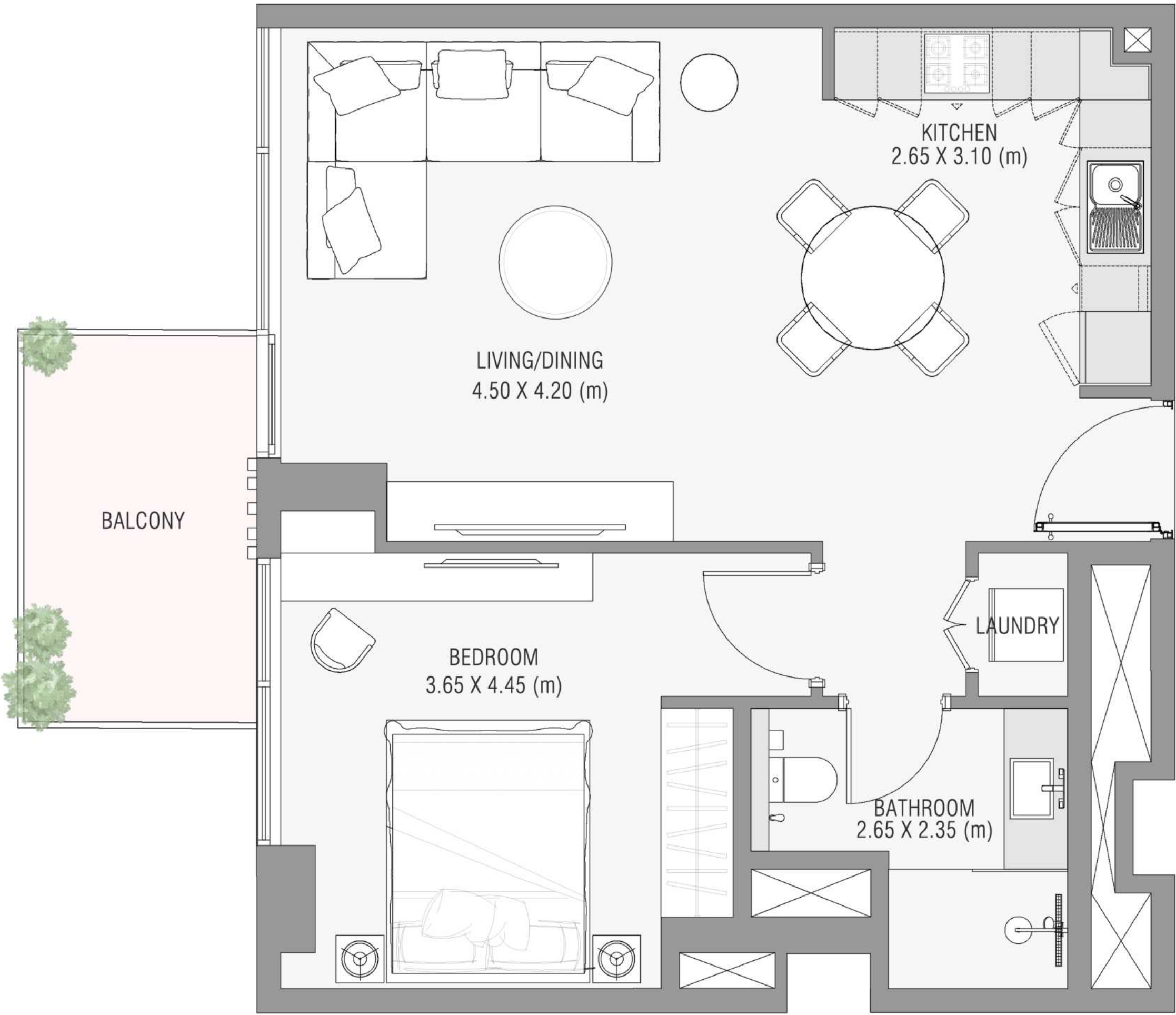
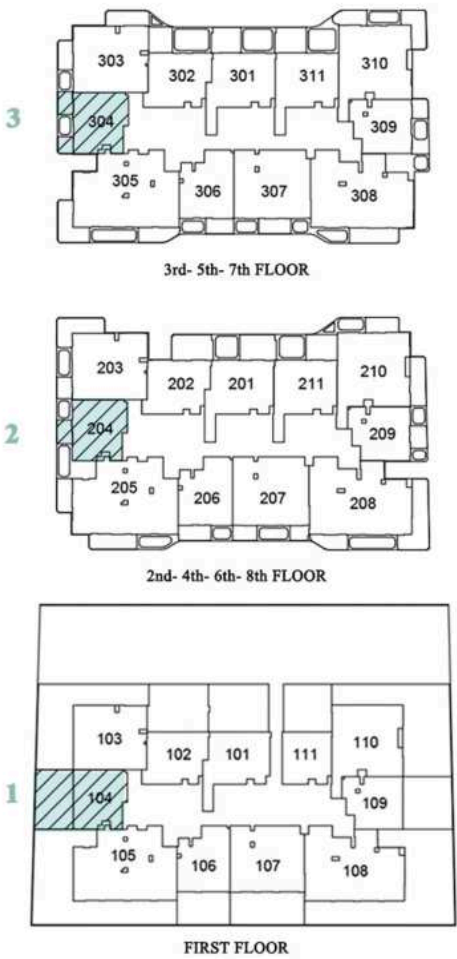
I BEDROOM APARTMENT TYPE A

Floor (I)	SQM	SQF
Suite Area	57.80	622.15
Balcony Area	43.81	471.57
Total Unit Area	101.61	1093.72

Floor (2,4,6,8)	SQM	SQF
Suite Area	57.30	616.77
Balcony Area	6.67	71.80
Total Unit Area	63.97	688.57

Floor (3,5,7)	SQM	SQF
Suite Area	57.30	616.77
Balcony Area	11.15	120.02
Total Unit Area	68.45	736.79

Key Plan



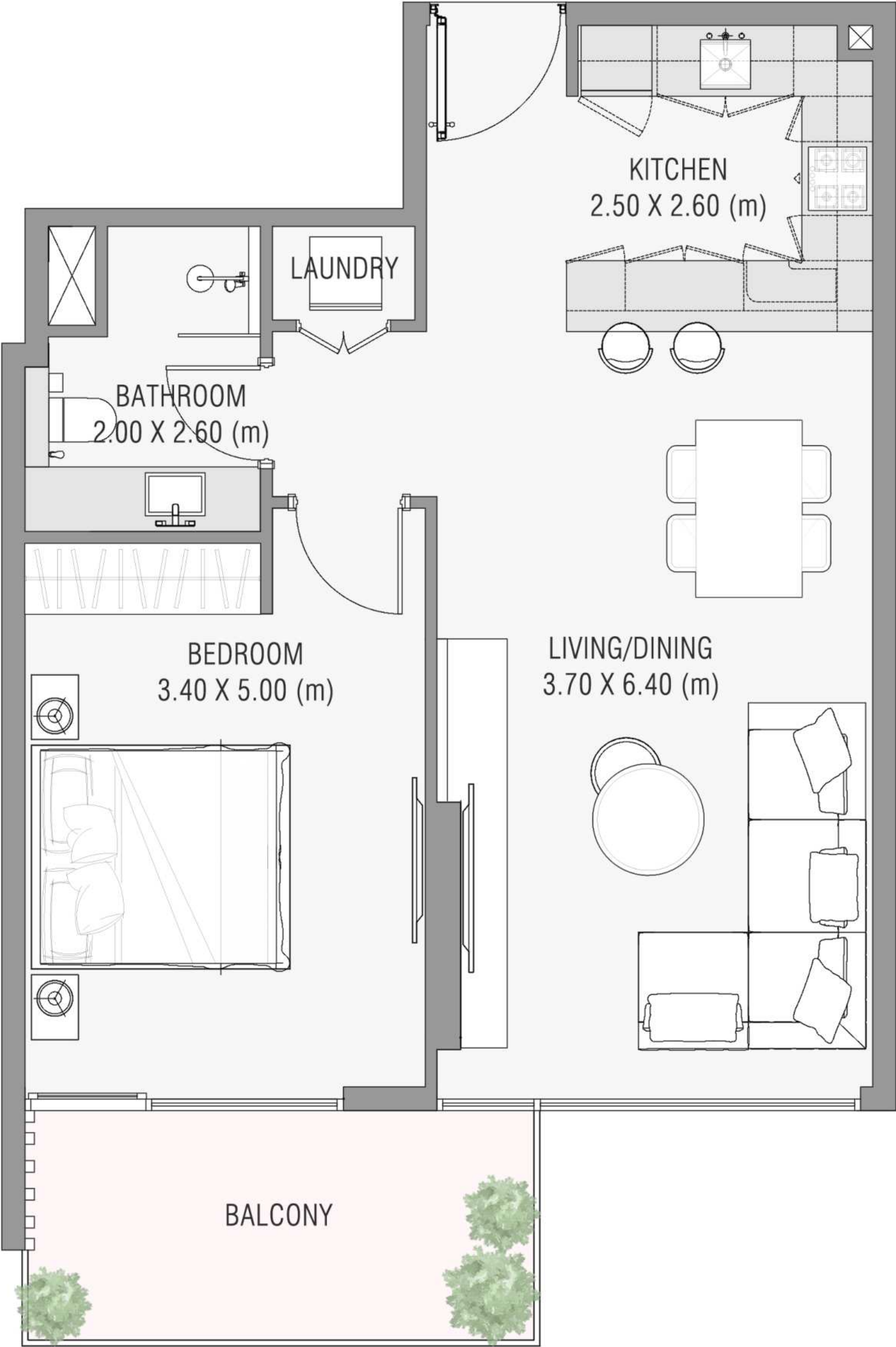
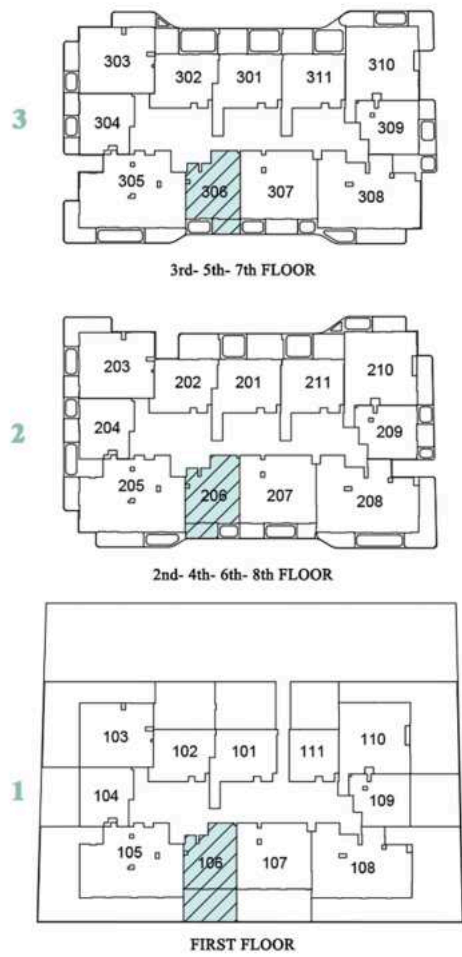
I BEDROOM
APARTMENT
TYPE B

Floor (1)	SQM	SQF
Suite Area	60.87	655.20
Balcony Area	33.65	362.21
Total Unit Area	94.52	1017.40

Floor (2,4,6,8)	SQM	SQF
Suite Area	61.35	660.37
Balcony Area	9.22	99.24
Total Unit Area	70.57	759.61

Floor (3,5,7)	SQM	SQF
Suite Area	61.35	660.37
Balcony Area	7.79	83.85
Total Unit Area	69.14	744.22

Key Plan



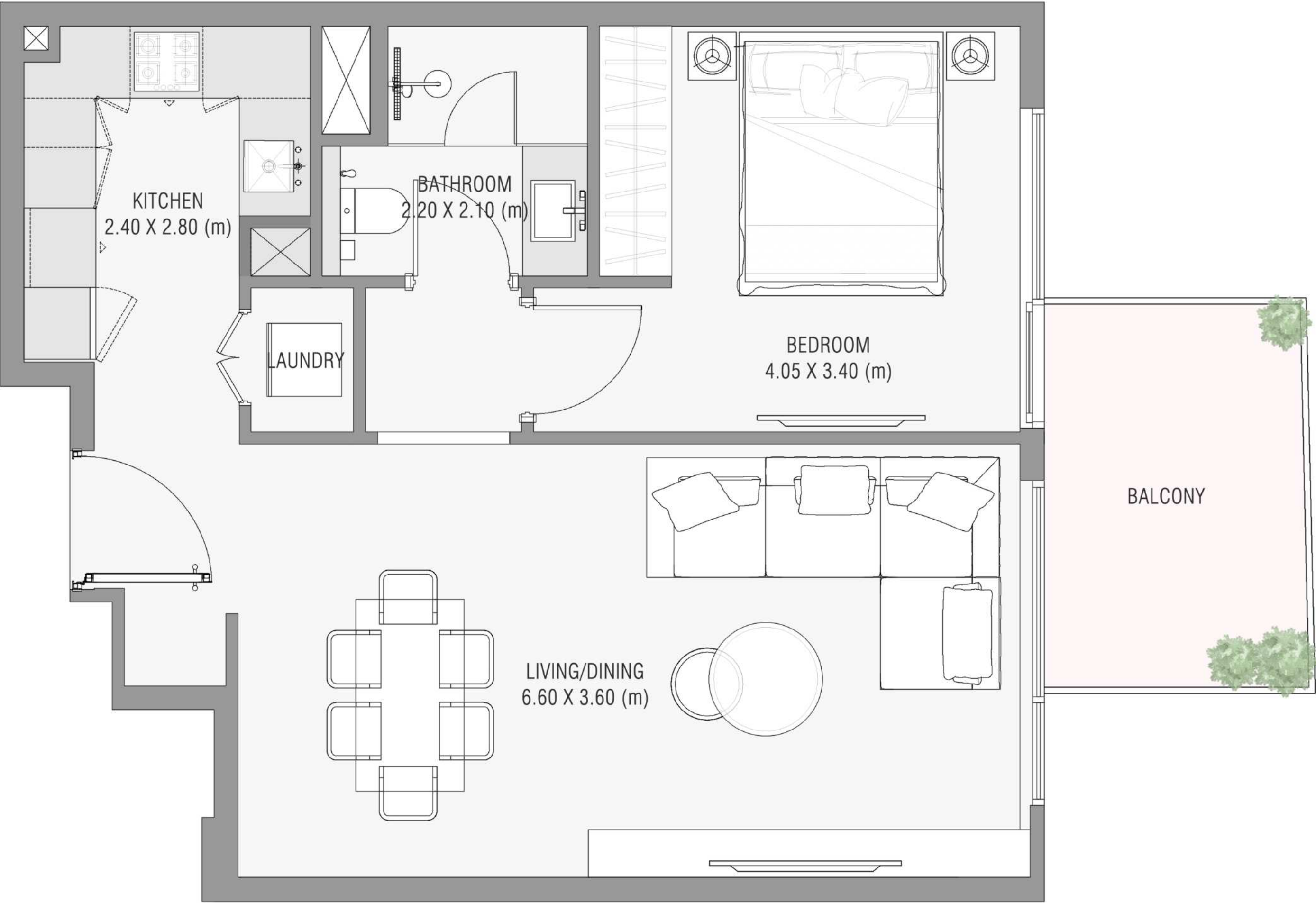
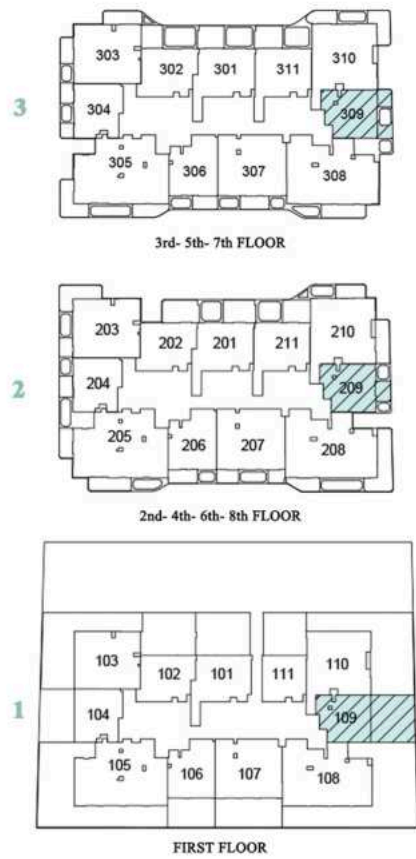
I BEDROOM APARTMENT TYPE C

Floor (I)	SQM	SQF
Suite Area	56.46	607.73
Balcony Area	50.15	539.81
Total Unit Area	106.61	1147.54

Floor (2,4,6,8)	SQM	SQF
Suite Area	56.31	696.12
Balcony Area	7.10	76.42
Total Unit Area	63.41	682.54

Floor (3,5,7)	SQM	SQF
Suite Area	56.33	606.33
Balcony Area	9.74	104.84
Total Unit Area	66.07	711.17

Key Plan



I BEDROOM APARTMENT TYPE D

Floor (101)	SQM	SQF
Suite Area	69.20	744.86
Balcony Area	55.72	599.77
Total Unit Area	124.92	1344.63

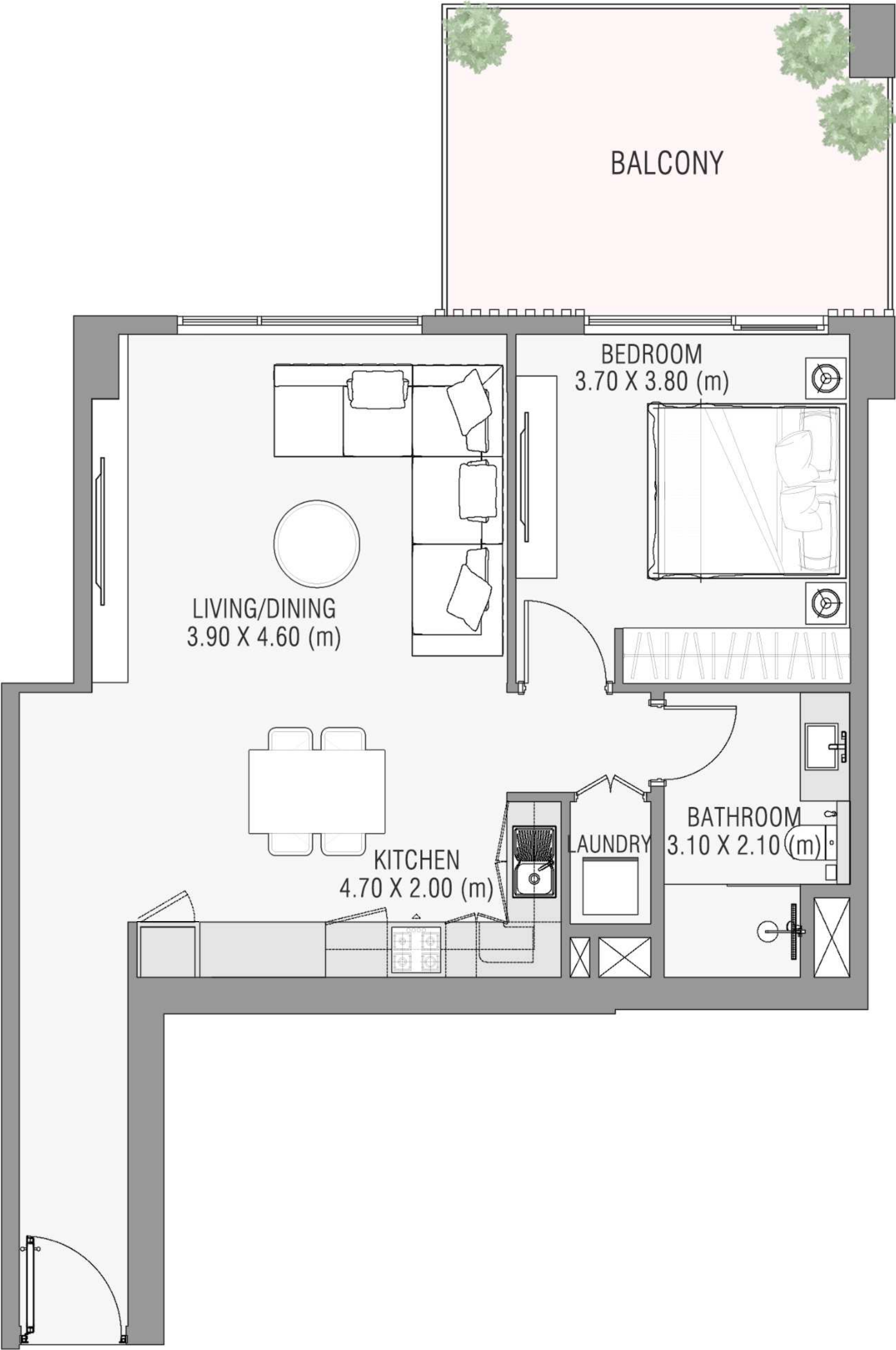
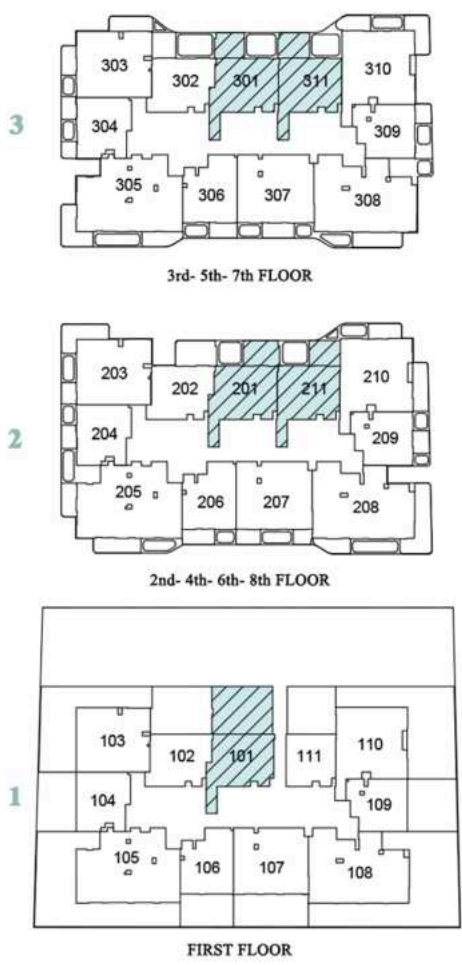
Floor (209, 409, 609, 809)	SQM	SQF
Suite Area	67.25	723.87
Balcony Area	14.72	158.44
Total Unit Area	81.97	882.32

Floor (210, 410, 610, 810)	SQM	SQF
Suite Area	69.89	752.29
Balcony Area	17.08	183.85
Total Unit Area	86.97	936.14

Floor (309, 509, 709)	SQM	SQF
Suite Area	67.25	723.87
Balcony Area	14.63	157.48
Total Unit Area	81.88	881.35

Floor (310, 510, 710)	SQM	SQF
Suite Area	69.89	752.29
Balcony Area	13.78	148.33
Total Unit Area	83.67	900.62

Key Plan



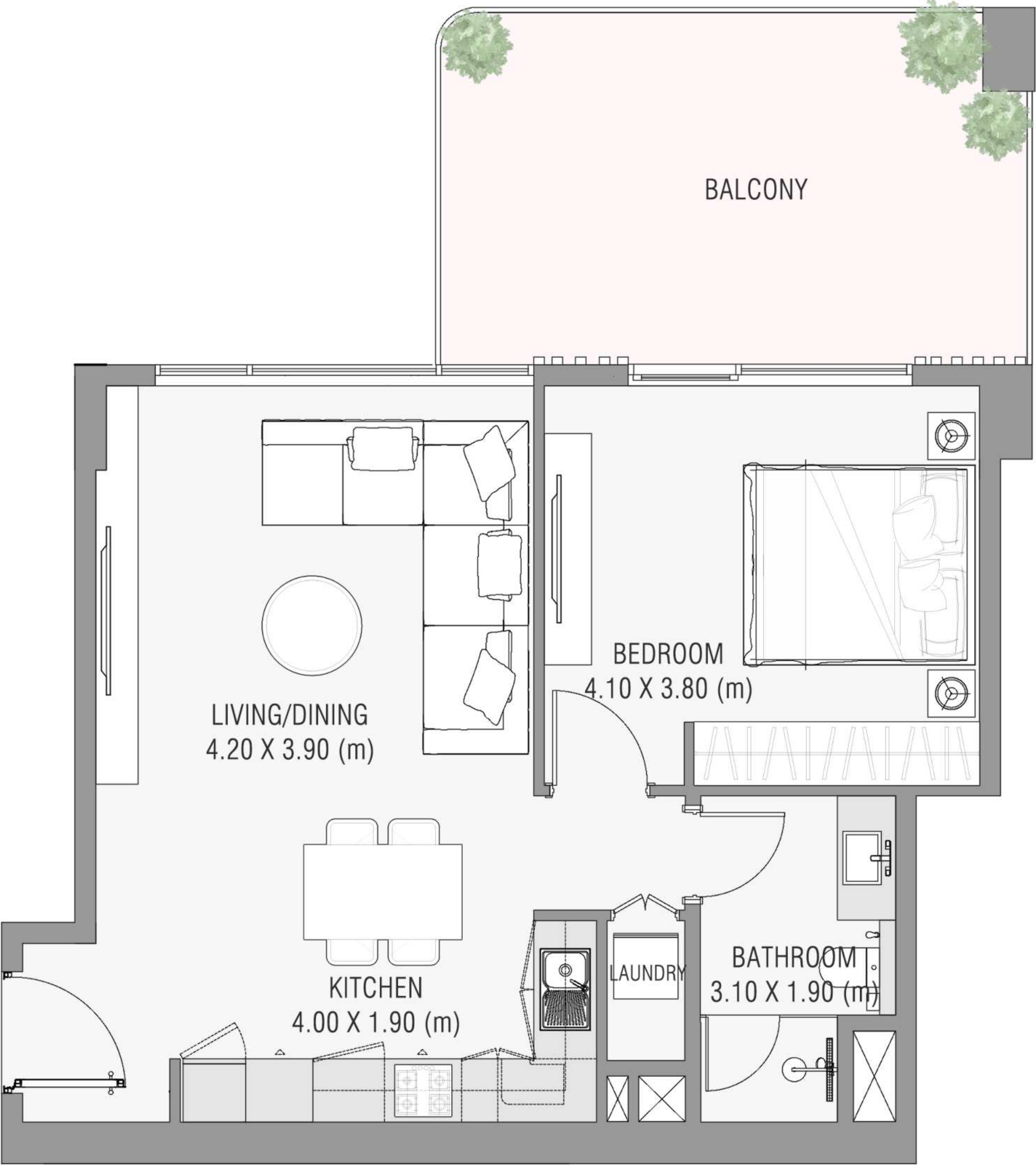
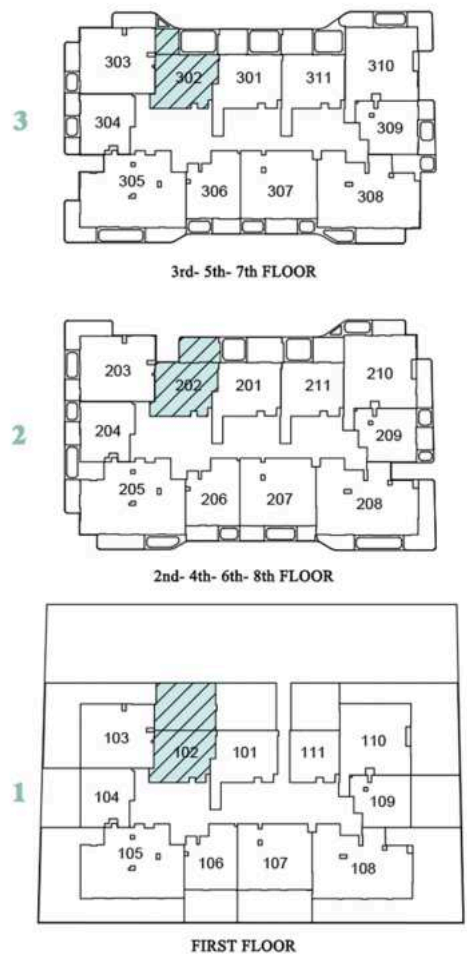
I BEDROOM APARTMENT TYPE DI

Floor(I)	SQM	SQF
Suite Area	59.84	644.11
Balcony Area	56.05	603.32
Total Unit Area	115.89	1247.43

Floor (2,4,6,8)	SQM	SQF
Suite Area	60.51	651.32
Balcony Area	19.38	208.60
Total Unit Area	79.89	859.93

Floor (3,5,7)	SQM	SQF
Suite Area	60.51	651.32
Balcony Area	11.29	121.52
Total Unit Area	71.80	772.85

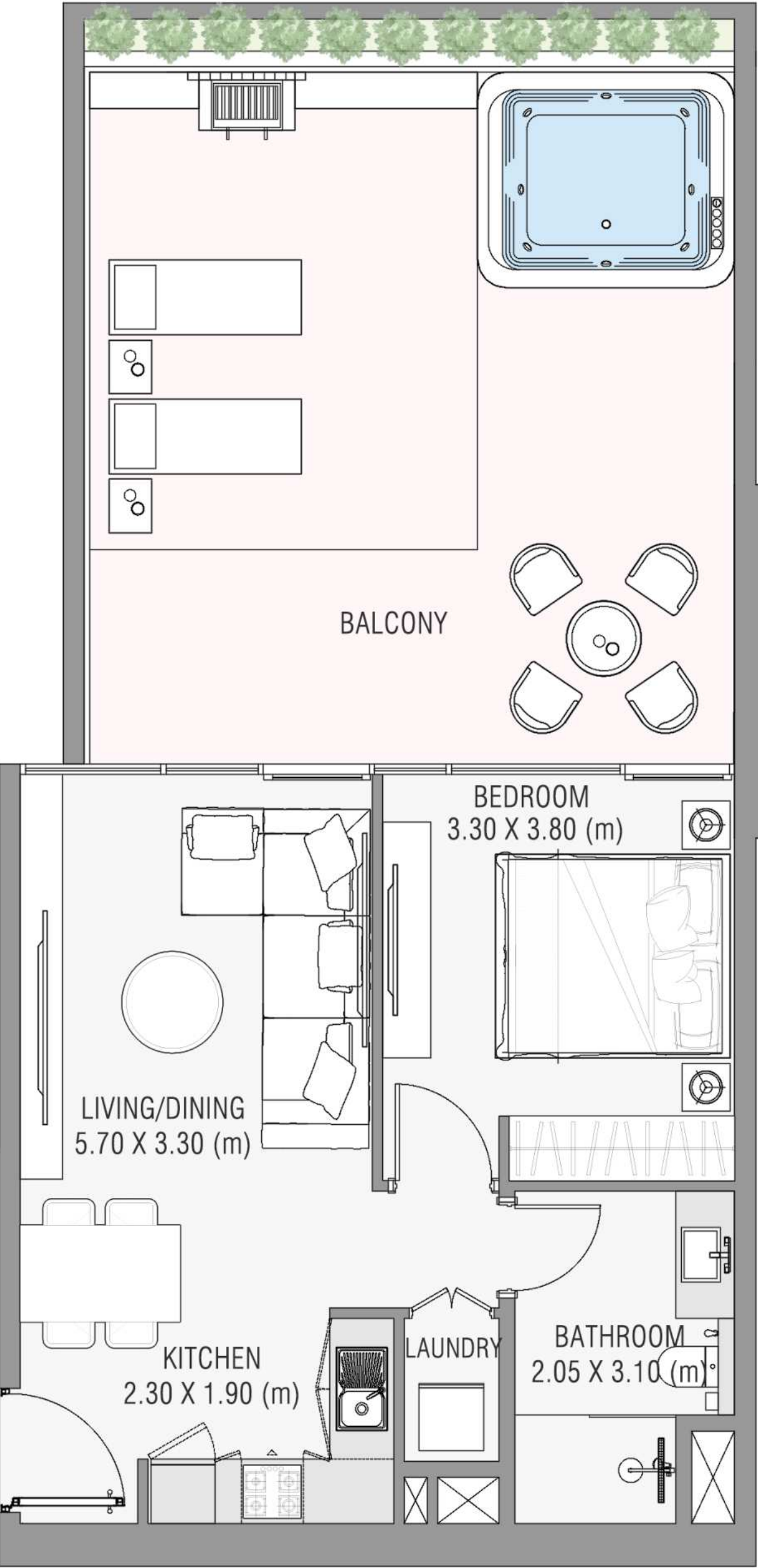
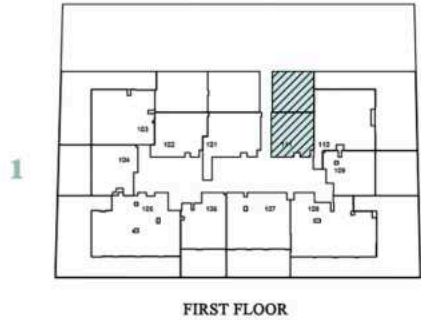
Key Plan



I BEDROOM APARTMENT TYPE E

Floor (I)	SQM	SQF
Suite Area	48.68	523.99
Balcony Area	44.71	481.25
Total Unit Area	93.39	1005.24

Key Plan



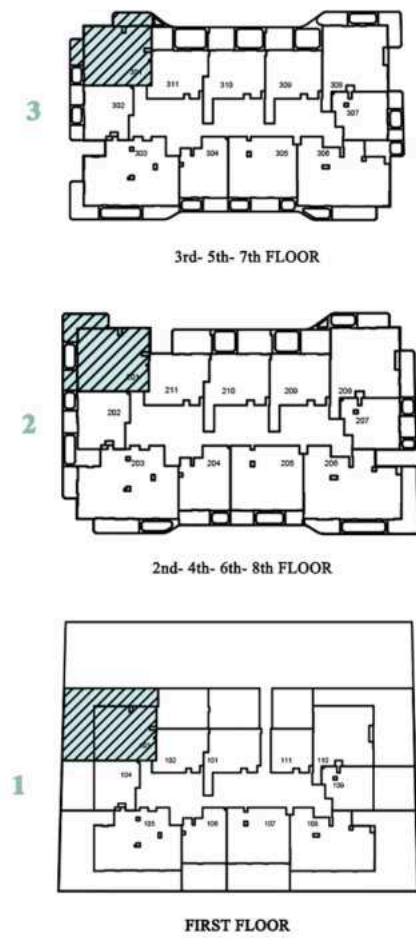
2 BEDROOM APARTMENT TYPE A

Floor (1)	SQM	SQF
Suite Area	90.40	973.06
Balcony Area	90.92	978.65
Total Unit Area	181.32	1951.71

Floor (2,4,6,8)	SQM	SQF
Suite Area	90.38	972.84
Balcony Area	23.43	252.20
Total Unit Area	113.81	1225.04

Floor (3,5,7)	SQM	SQF
Suite Area	90.38	972.84
Balcony Area	20.20	217.43
Total Unit Area	110.58	1190.27

Key Plan



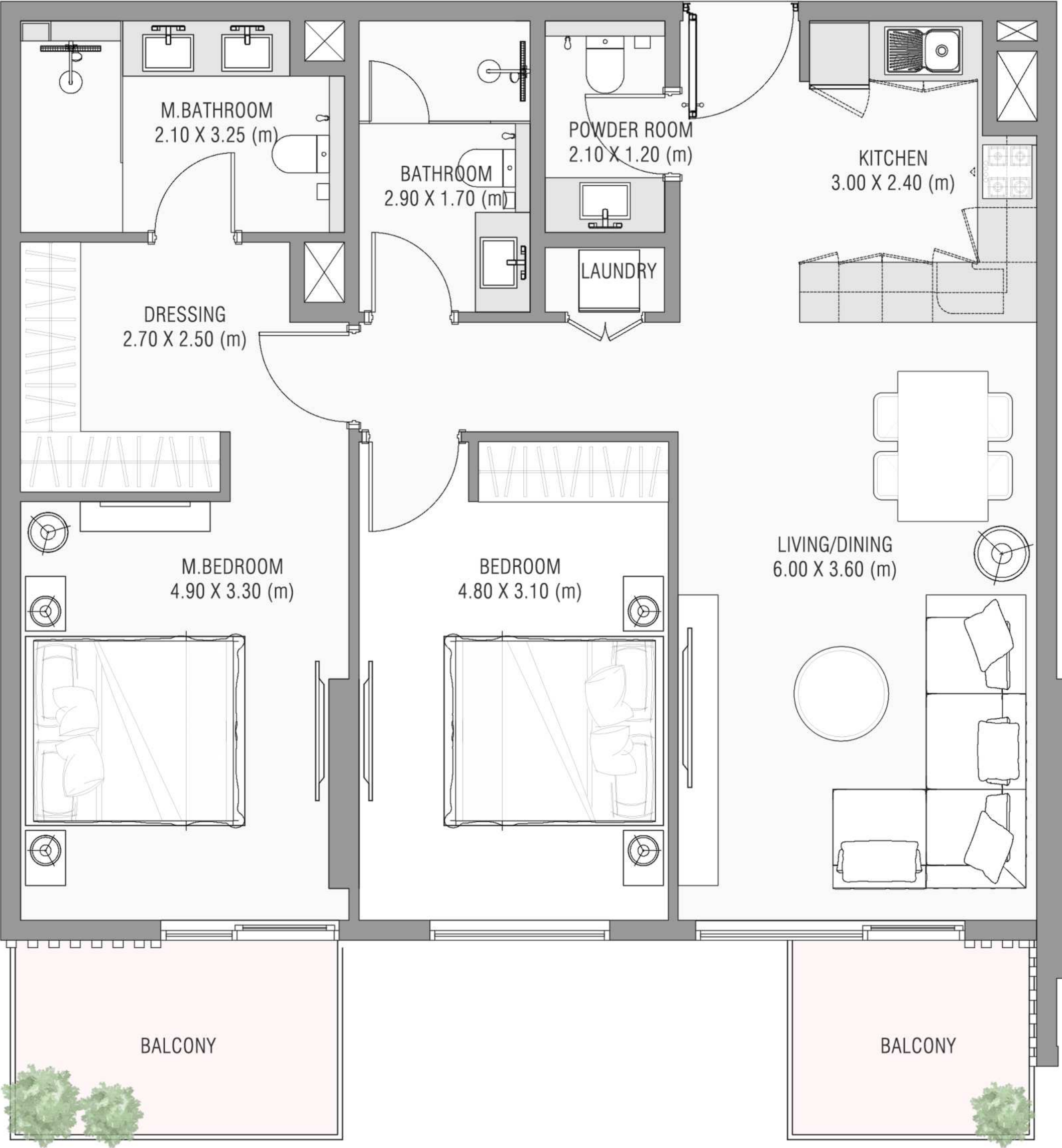
2 BEDROOM
APARTMENT
TYPE B

Floor (1)	SQM	SQF
Suite Area	94.20	1013.96
Balcony Area	47.21	508.16
Total Unit Area	141.41	1522.12

Floor (2,4,6,8)	SQM	SQF
Suite Area	94.93	1021.82
Balcony Area	12.07	129.92
Total Unit Area	107	1151.74

Floor (3,5,7)	SQM	SQF
Suite Area	94.93	1021.82
Balcony Area	8.92	96.01
Total Unit Area	103.85	1117.83

Key Plan



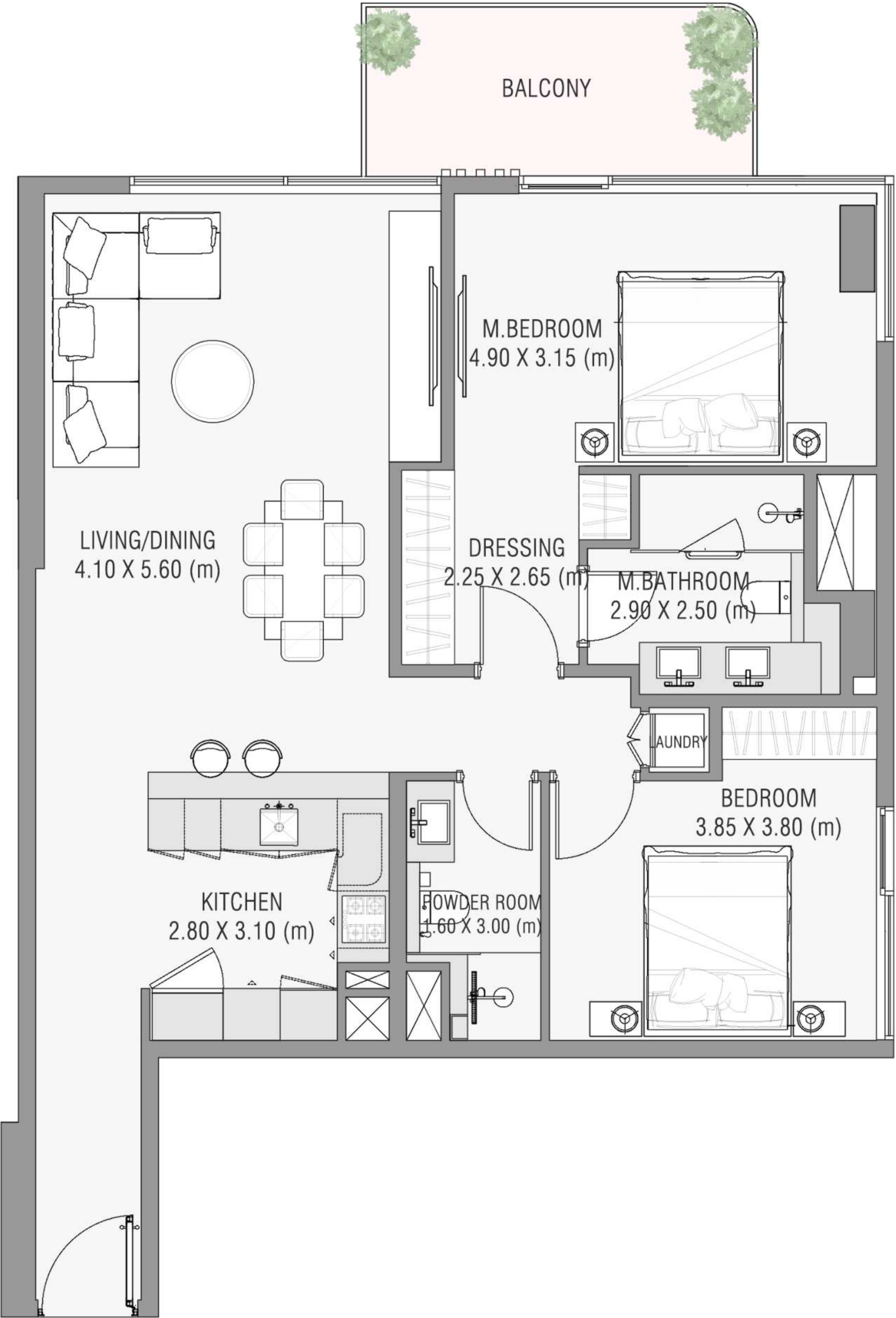
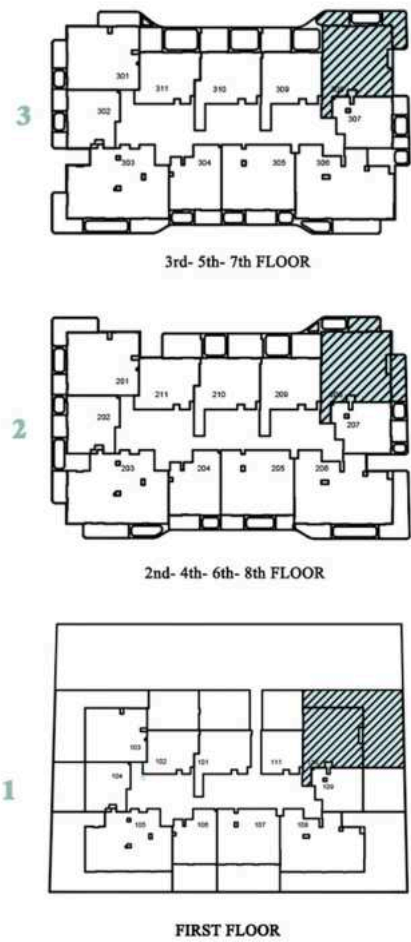
2 BEDROOM
APARTMENT
TYPE C

Floor I	SQM	SQF
Suite Area	100.26	1079.19
Balcony Area	114.05	1227.62
Total Unit Area	214.31	2306.81

Floor (2,4,6,8)	SQM	SQF
Suite Area	100.45	1081.23
Balcony Area	23.48	252.74
Total Unit Area	123.93	1333.97

Floor (3,5,7)	SQM	SQF
Suite Area	100.45	1081.32
Balcony Area	22.52	242.40
Total Unit Area	122.97	1323.64

Key Plan



3 BEDROOM
APARTMENT
TYPE C

Floor (1)	SQM	SQF
Suite Area	130.50	1404.69
Balcony Area	130.89	1408.89
Total Unit Area	261.39	2813.58

Floor (2,4,6,8)	SQM	SQF
Suite Area	131.15	1411.69
Balcony Area	22.65	243.80
Total Unit Area	153.80	1655.49

Floor (3,5,7)	SQM	SQF
Suite Area	131.15	1411.69
Balcony Area	26.63	286.64
Total Unit Area	157.78	1698.33



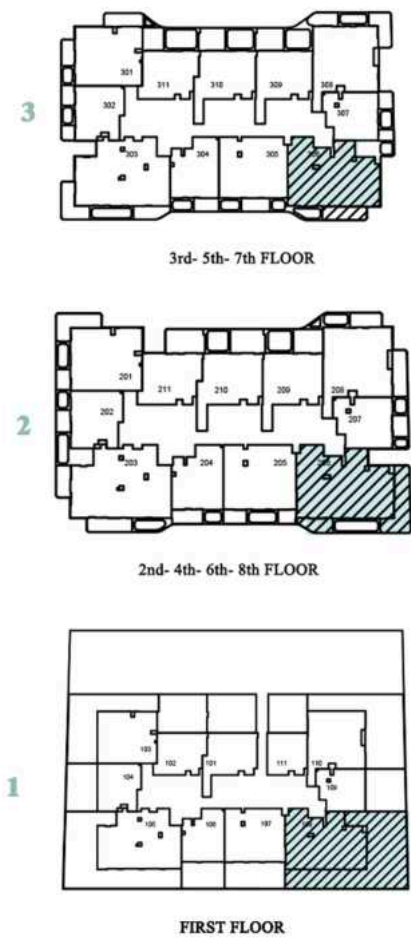
3 BEDROOM
APARTMENT
TYPE D

Floor (1)	SQM	SQF
Suite Area	124.71	1342.37
Balcony Area	146.64	1578.42
Total Unit Area	271.35	2920.79

Floor (2,4,6,8)	SQM	SQF
Suite Area	125.55	1351.41
Balcony Area	35.03	377.06
Total Unit Area	160.58	1728.47

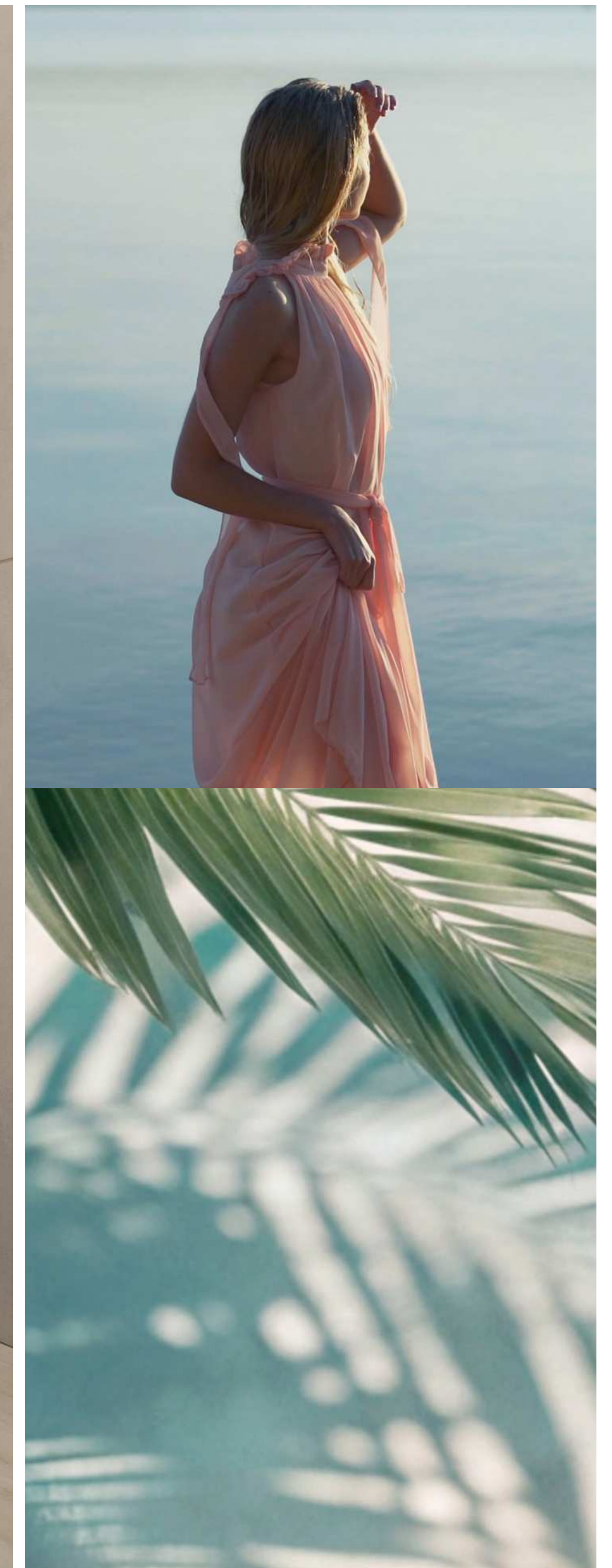
Floor (3,5,7)	SQM	SQF
Suite Area	125.55	1351.41
Balcony Area	35.03	377.06
Total Unit Area	139.27	1499.09

Key Plan

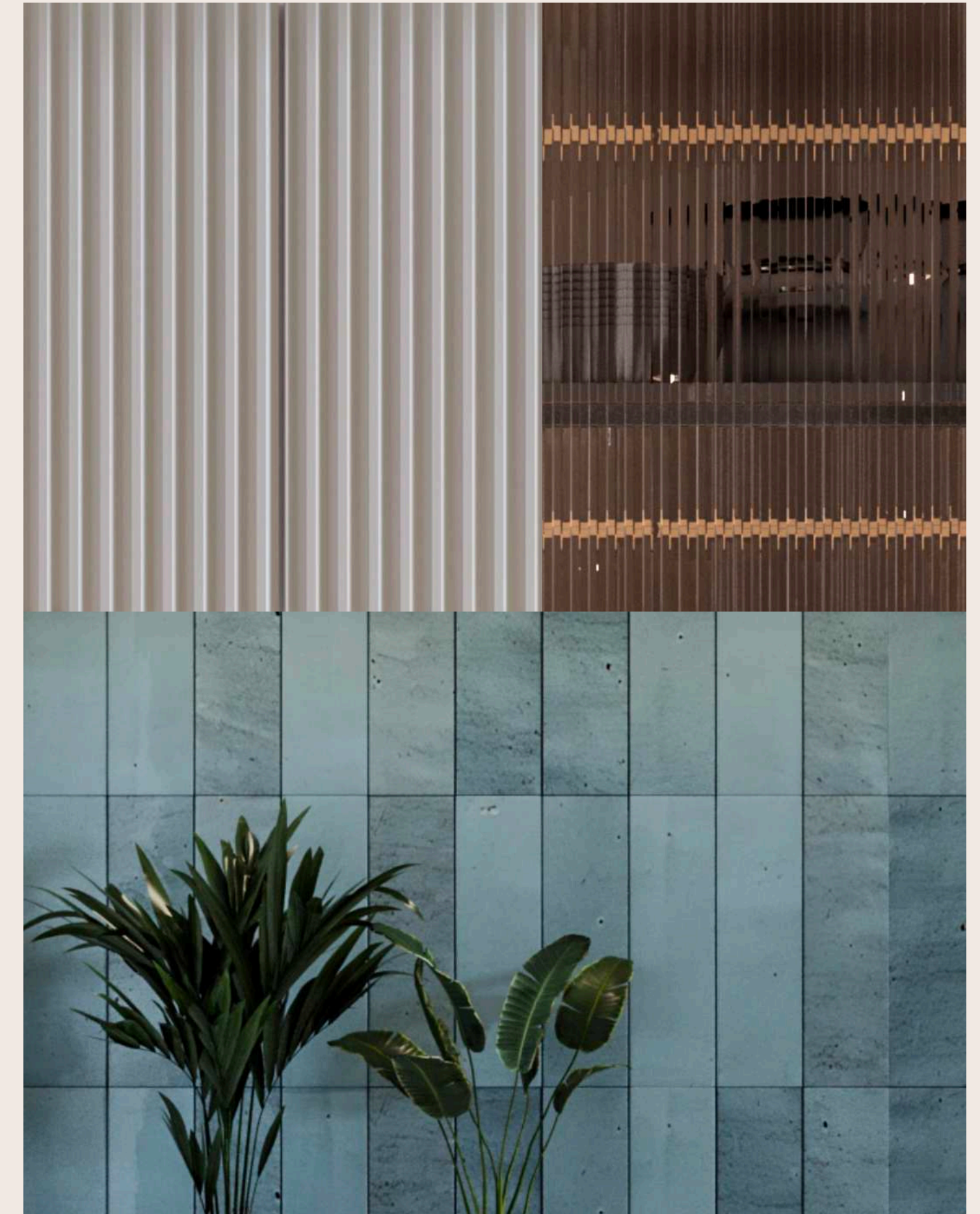


THE INTERIORS

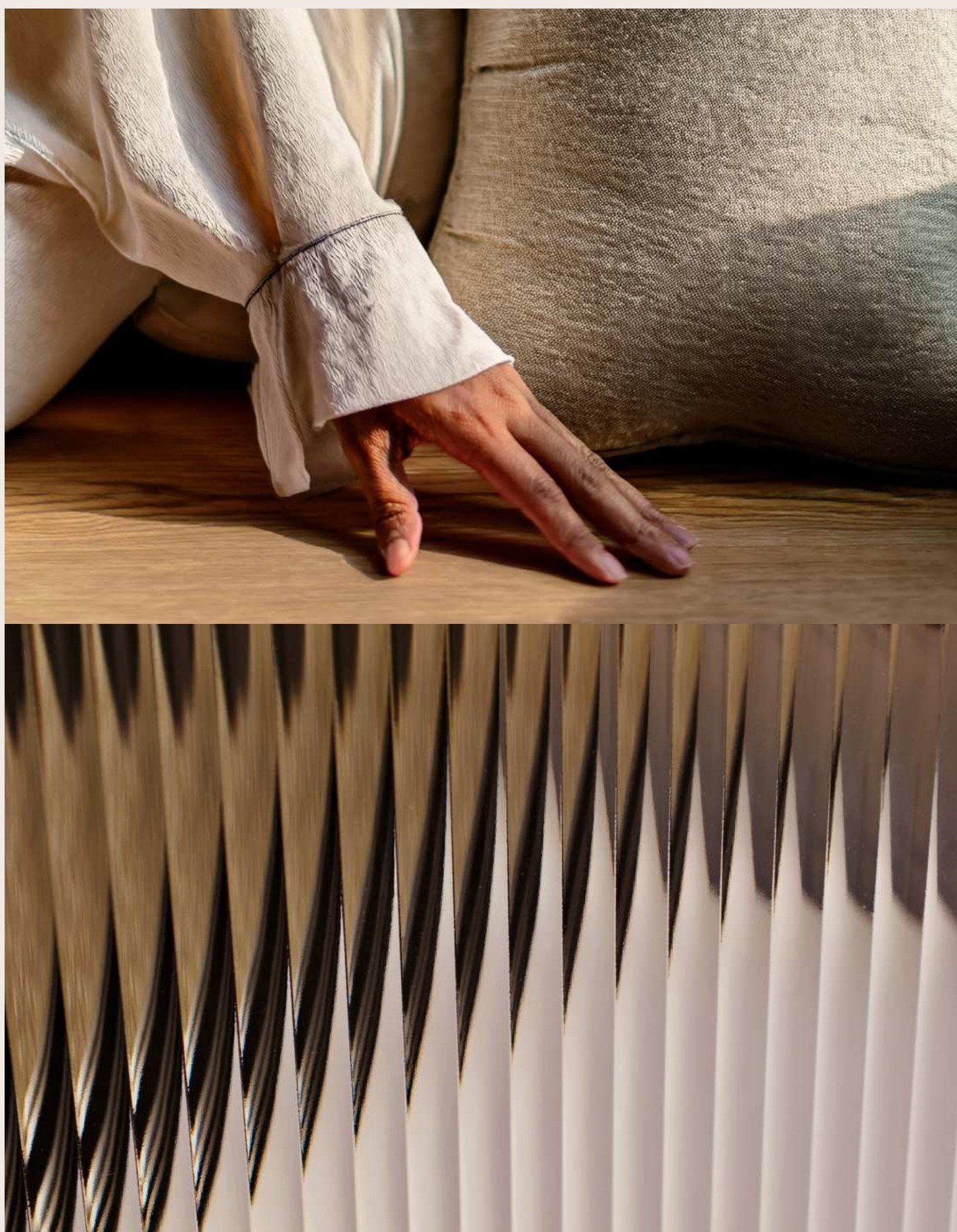
THE VILLAS









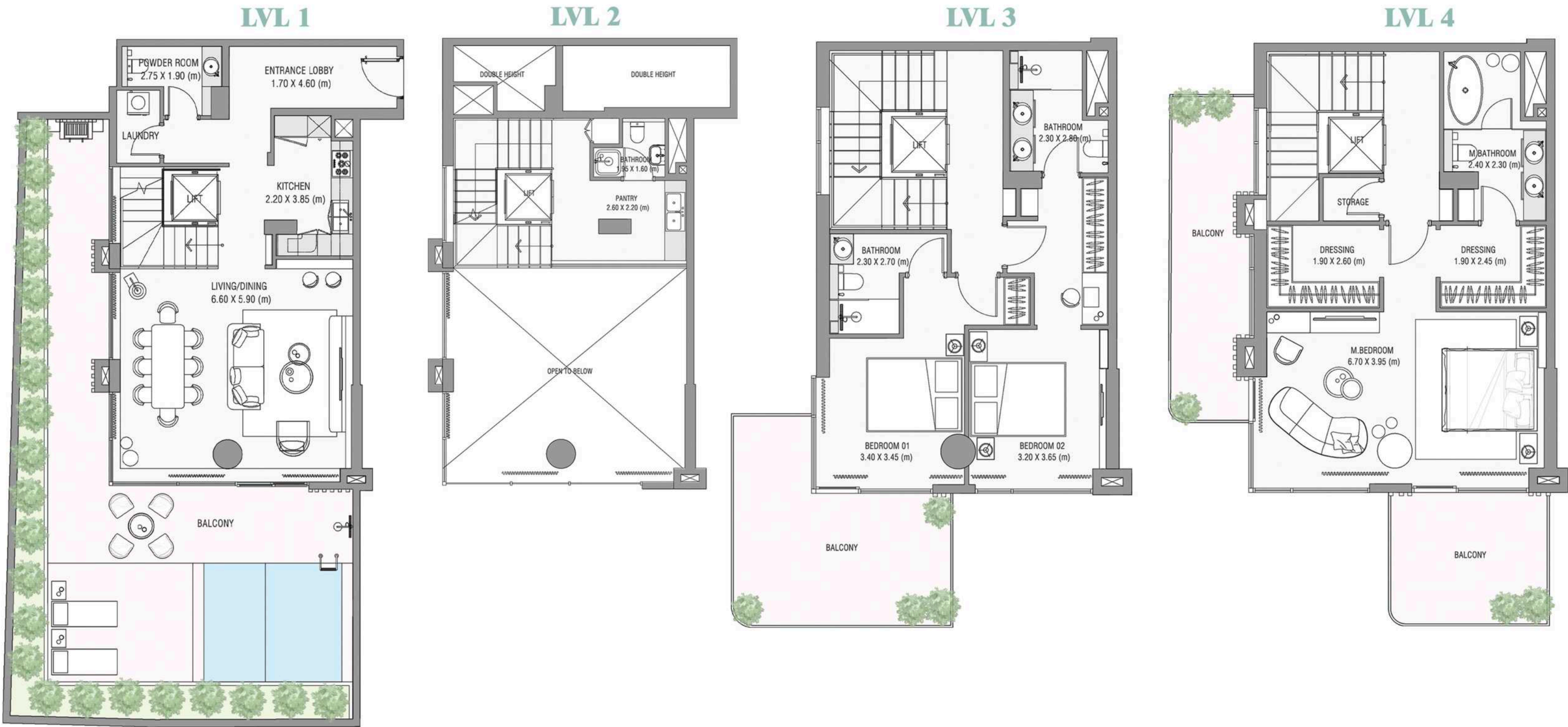
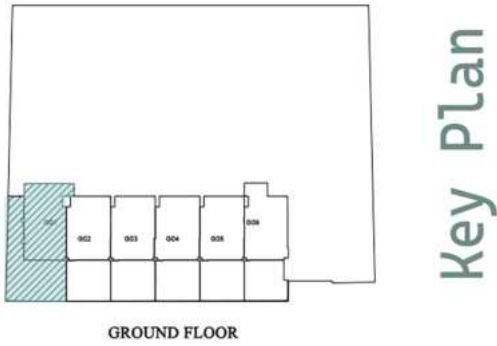


AYAMORE RESIDENCE | DUBAI ISLANDS

3 BEDROOM VILLA TYPE A

Ground Floor	SQM	SQF
Suite Area	249.81	2688.93
Balcony Area	135.77	1461.42
Total Unit Area	385.58	4150.35

AYAMORE
RESIDENCE

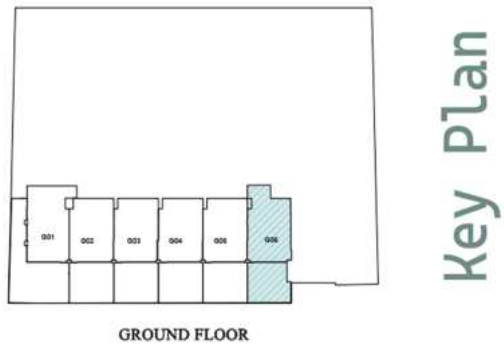


AYAMORE RESIDENCE | DUBAI ISLANDS

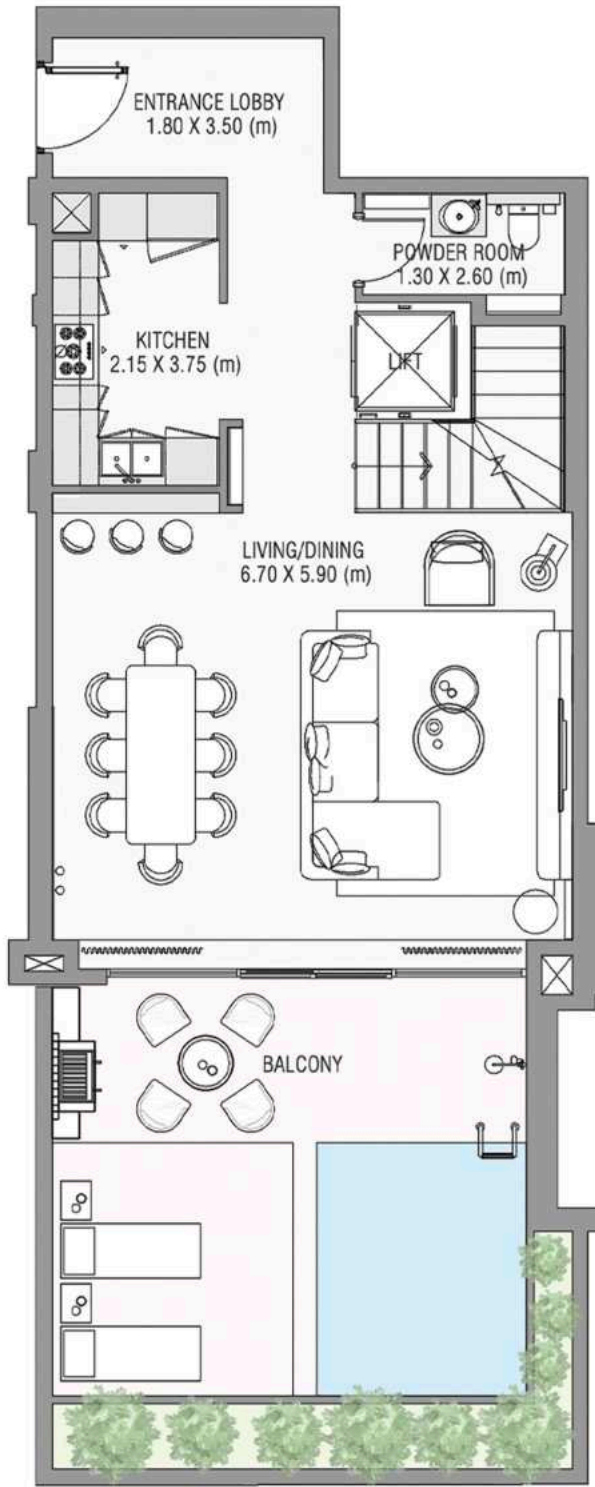
3 BEDROOM VILLA TYPE A1

Ground Floor	SQM	SQF
Suite Area	244.96	2636.73
Balcony Area	63.04	678.56
Total Unit Area	308.00	3315.28

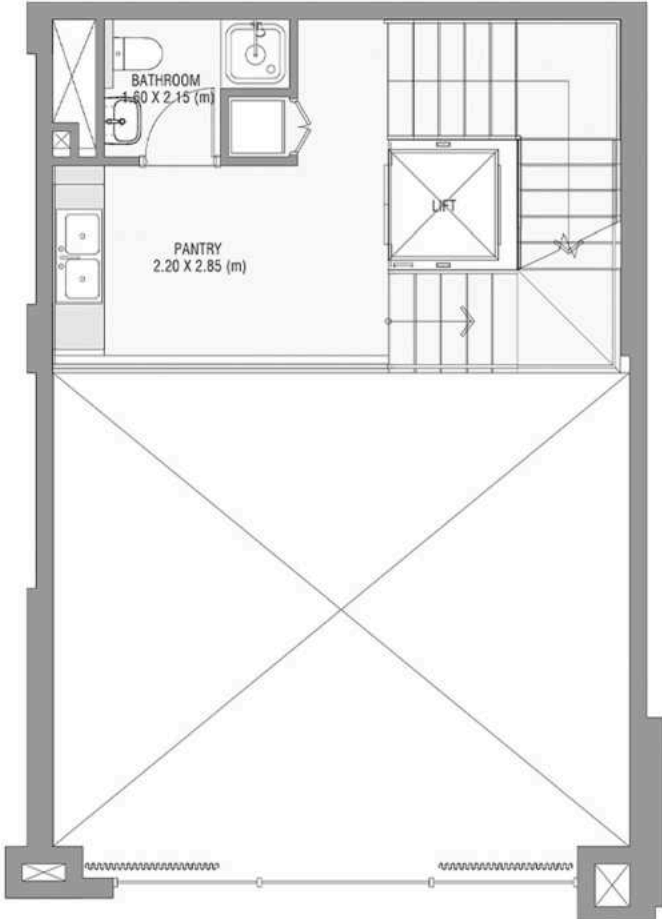
AYAMORE
RESIDENCE



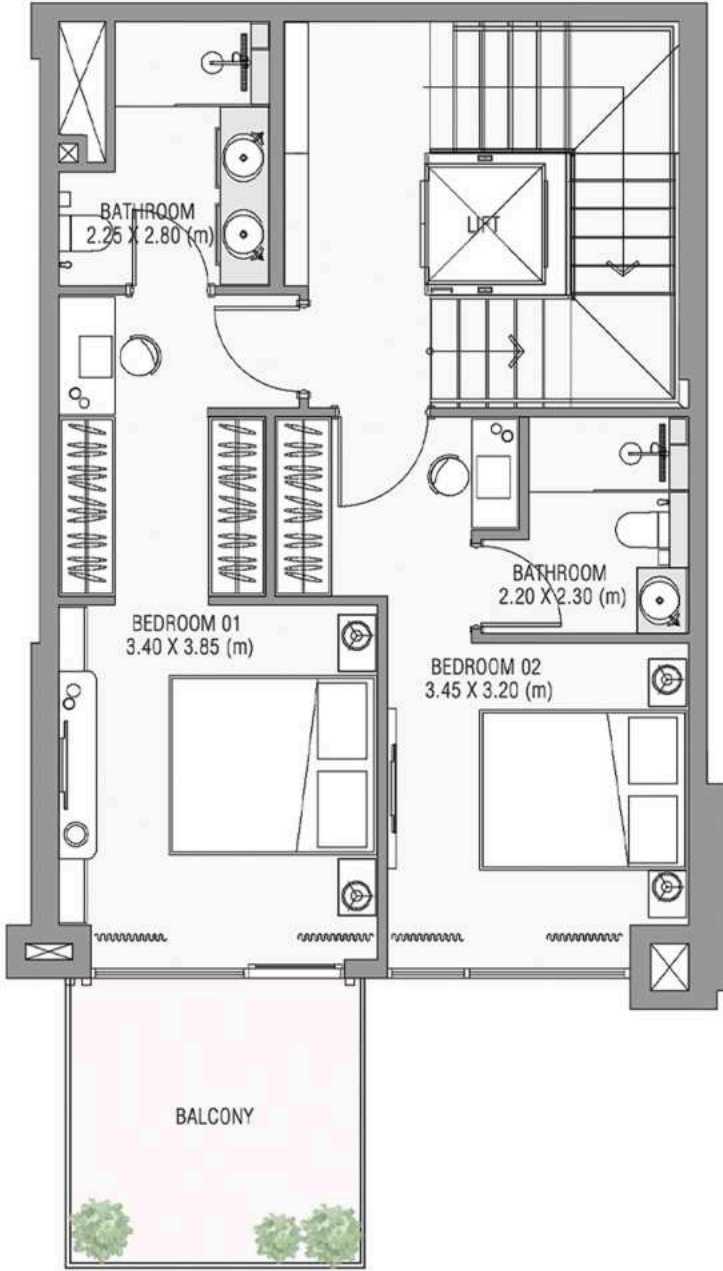
LVL 1



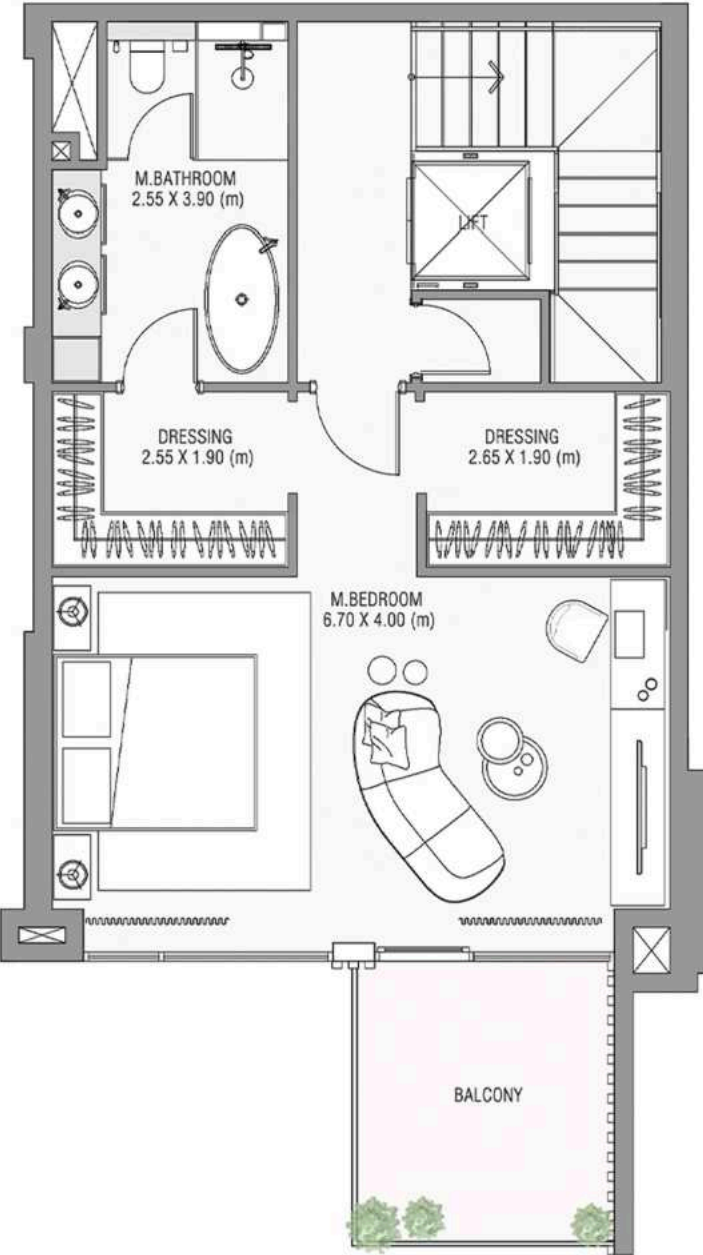
LVL 2



LVL 3



LVL 4



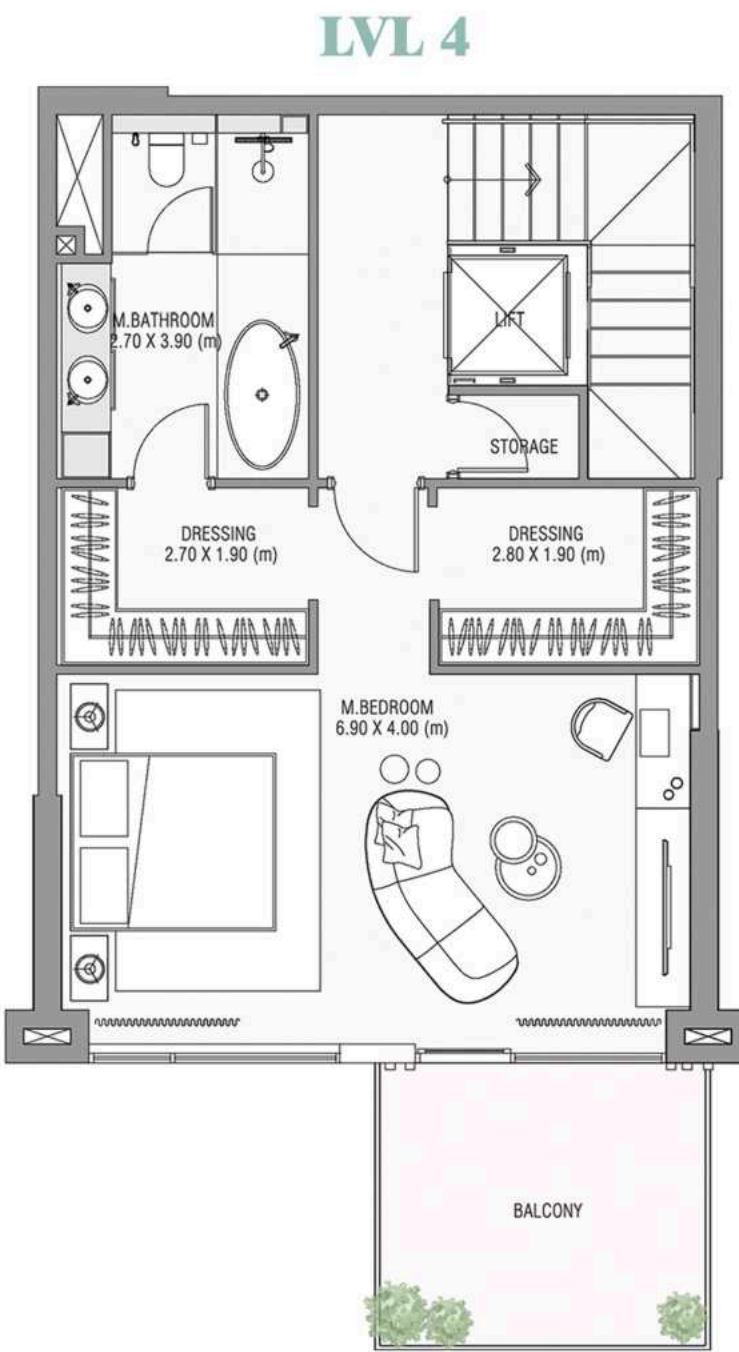
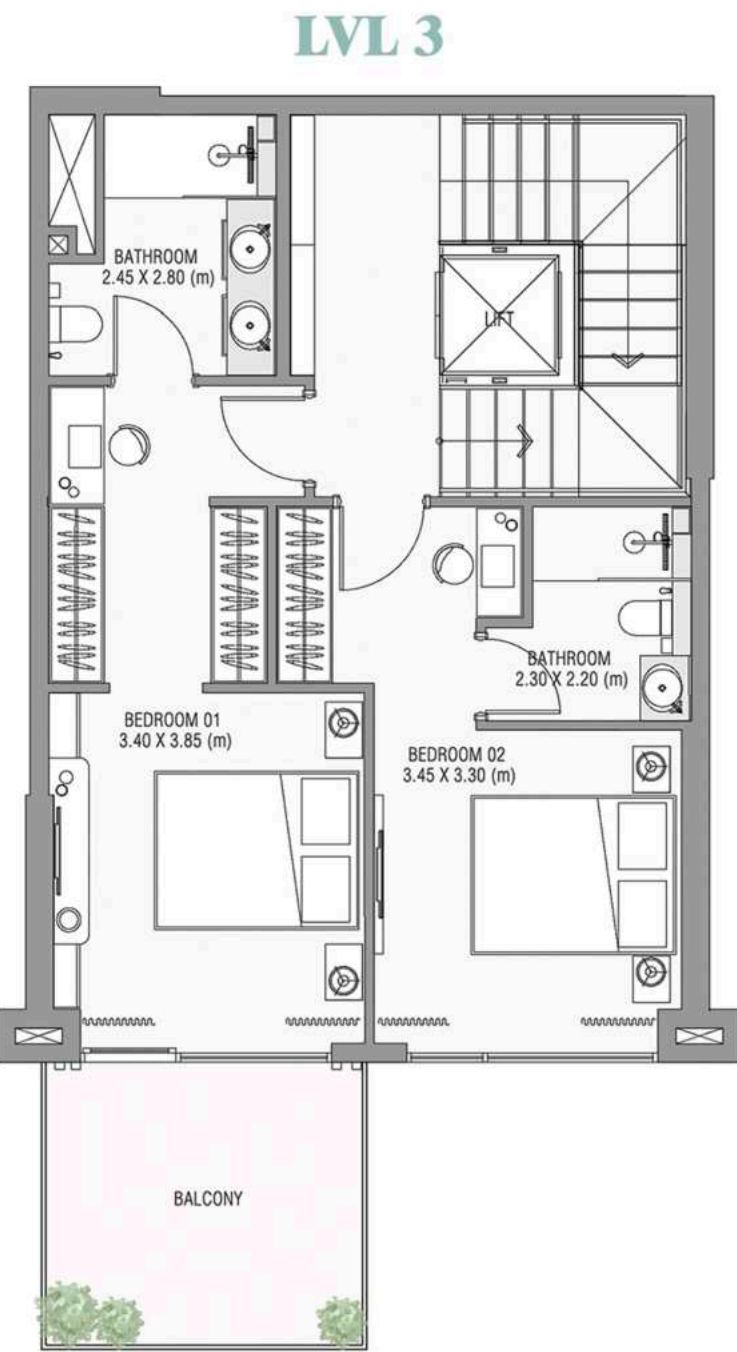
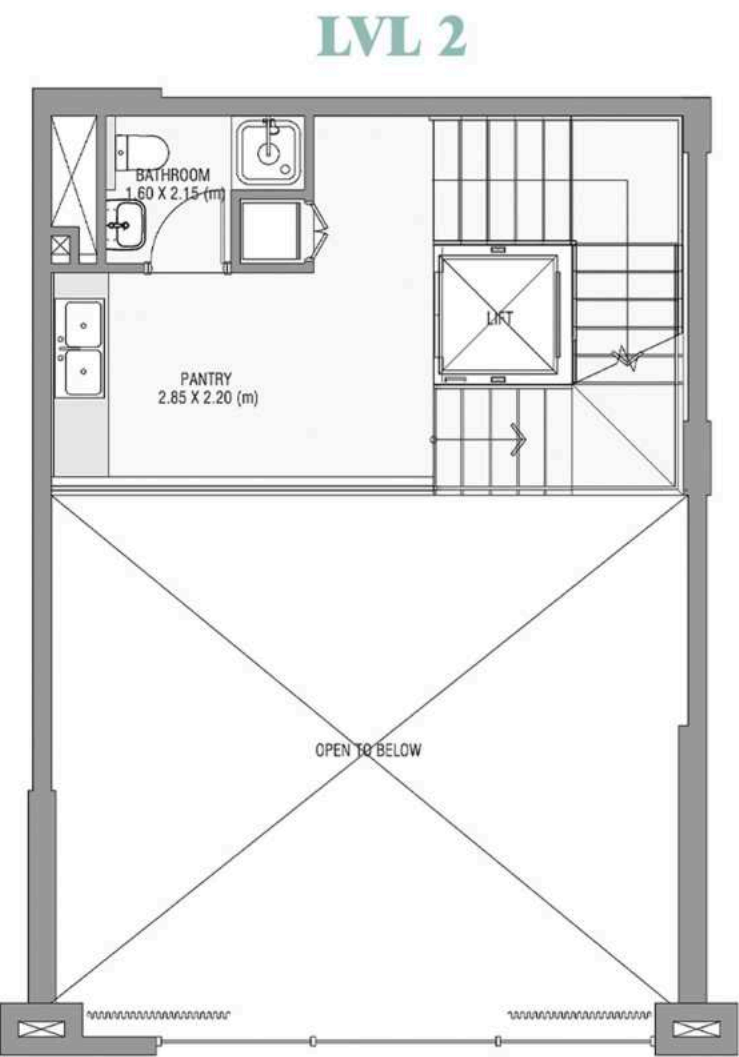
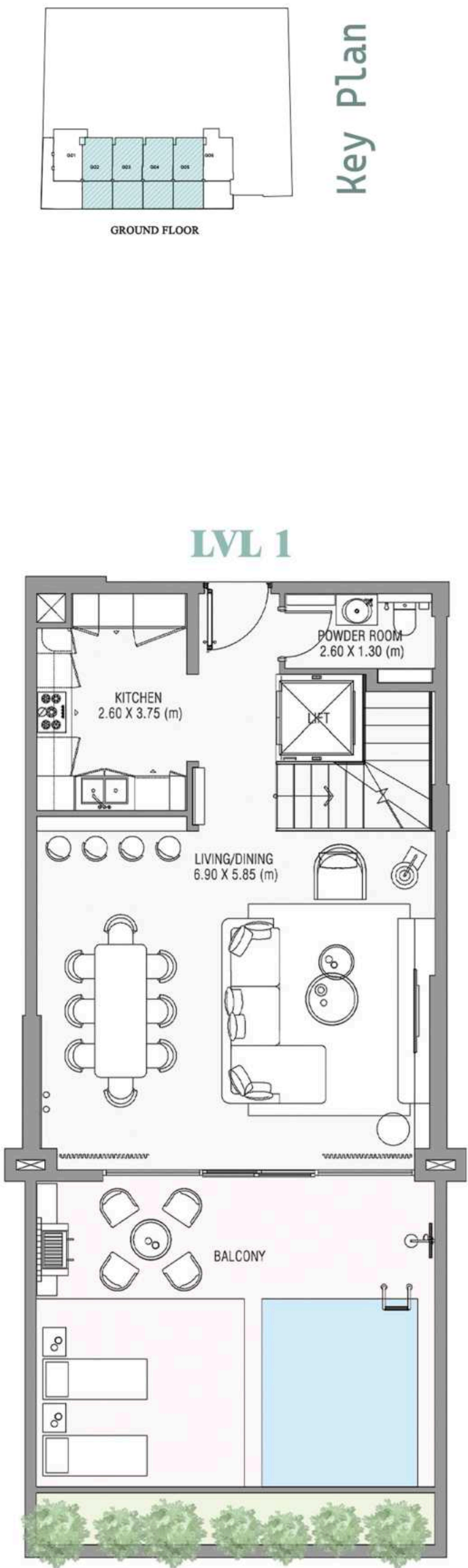
3 BEDROOM
VILLA
TYPE B

Ground Floor (02)	SQM	SQF
Suite Area	241.84	2603.14
Balcony Area	68.97	742.39
Total Unit Area	310.81	3345.53

Ground Floor (03)	SQM	SQF
Suite Area	241.53	2599.81
Balcony Area	68.86	741.20
Total Unit Area	310.39	3341.01

Ground Floor (04)	SQM	SQF
Suite Area	243.60	2622.09
Balcony Area	68.71	739.59
Total Unit Area	312.31	3361.68

Ground Floor (05)	SQM	SQF
Suite Area	242.28	2607.88
Balcony Area	68.88	741.42
Total Unit Area	311.16	3349.30



SERENITY

THE AMENITIES

AYAMORE
RESIDENCE

MAIN FEATURES

LUXURY LOBBIES

24/7 SECURITY AND ON-SITE FM OFFICE

DIRECT ACCESS TO BOARDWALK AND BEACH

SOCIAL & COMMUNITY SPACES

OUTDOOR PARTY AND ENTERTAINMENT ZONE

OUTDOOR MULTI-PURPOSE SOCIAL AREA

OUTDOOR CINEMA AREA

OPEN SPACE GARDEN

CLOSE TO YACHT MORNING & DOCKSIDE SERVICES

PETWASH STATION

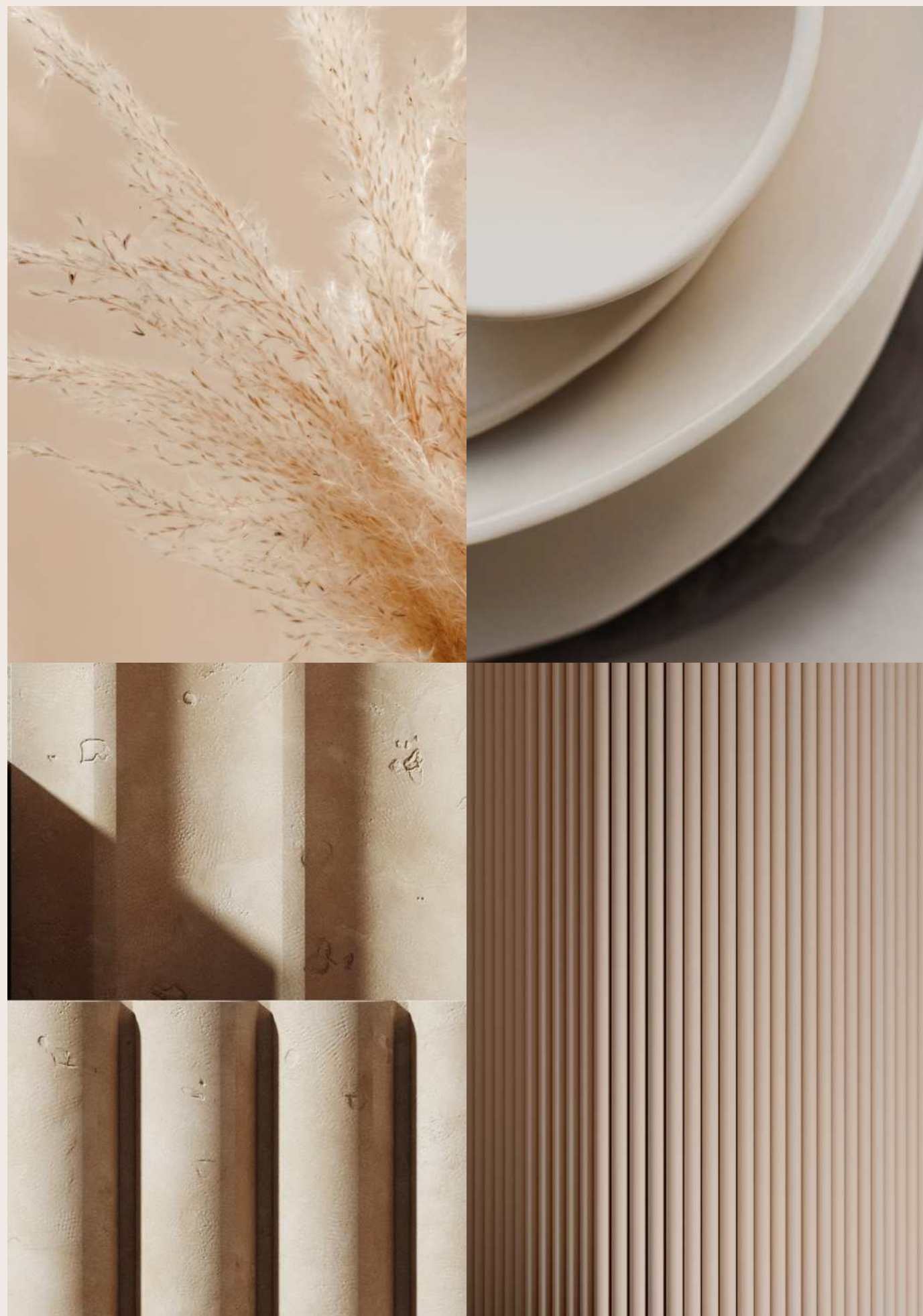


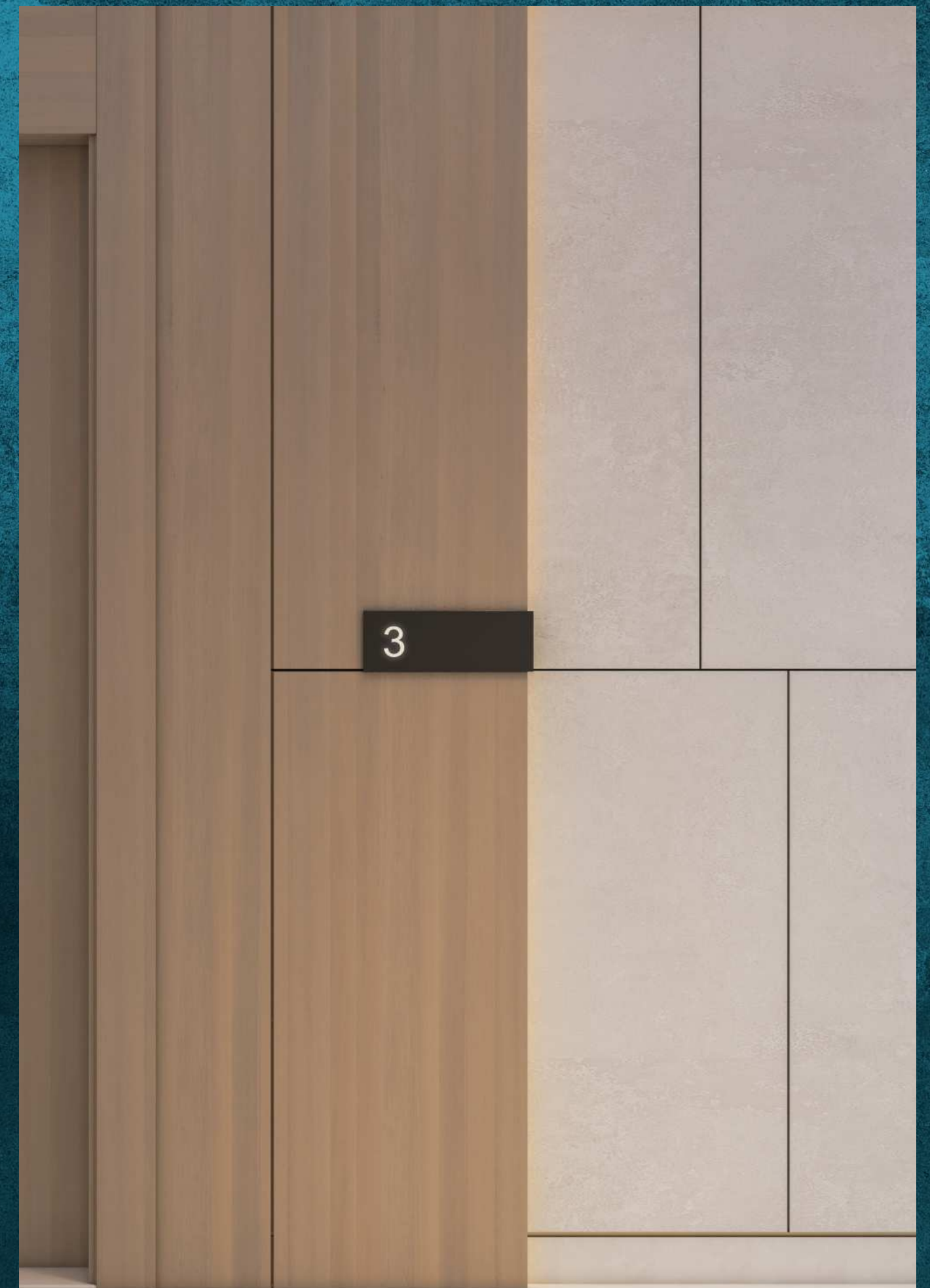


AYAMORE
RESIDENCE







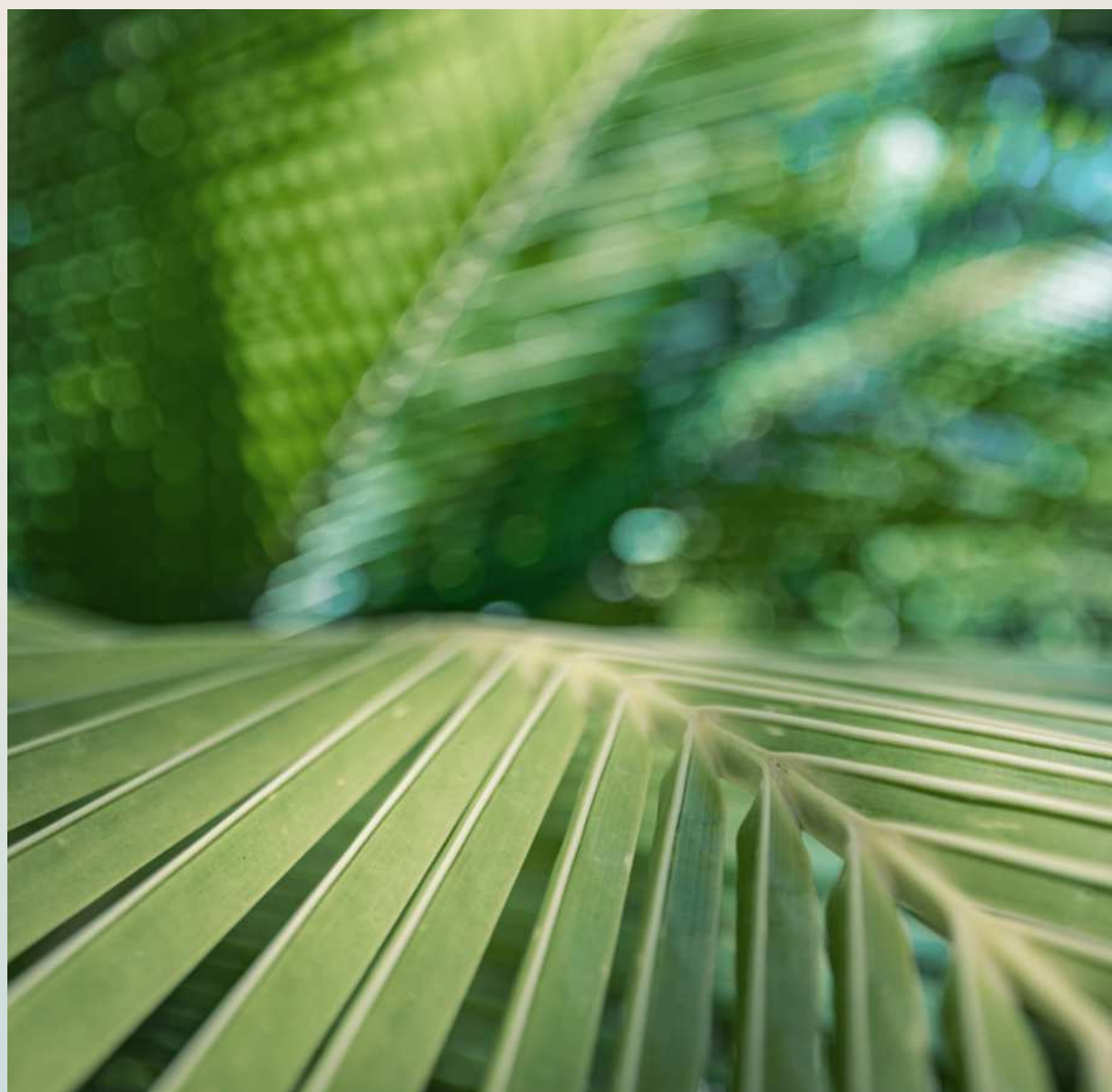




WELCOME TO THE INFINITE

Oft A Infinity represents the
destination for open-minded
of everyday life, effortlessly
embrace clarity and rejuvenation.

With only 20 duplex residences,
and personalized experiences,
and designed to integrate
with the views of the sea.



FITNESS & RECREATION

INFINITY SWIMMING POOL

COCKTAIL POOL AREA

POOL CONCIERGE

KIDS' SWIMMING POOL

YOGA AREA WITH VERTICAL GARDEN

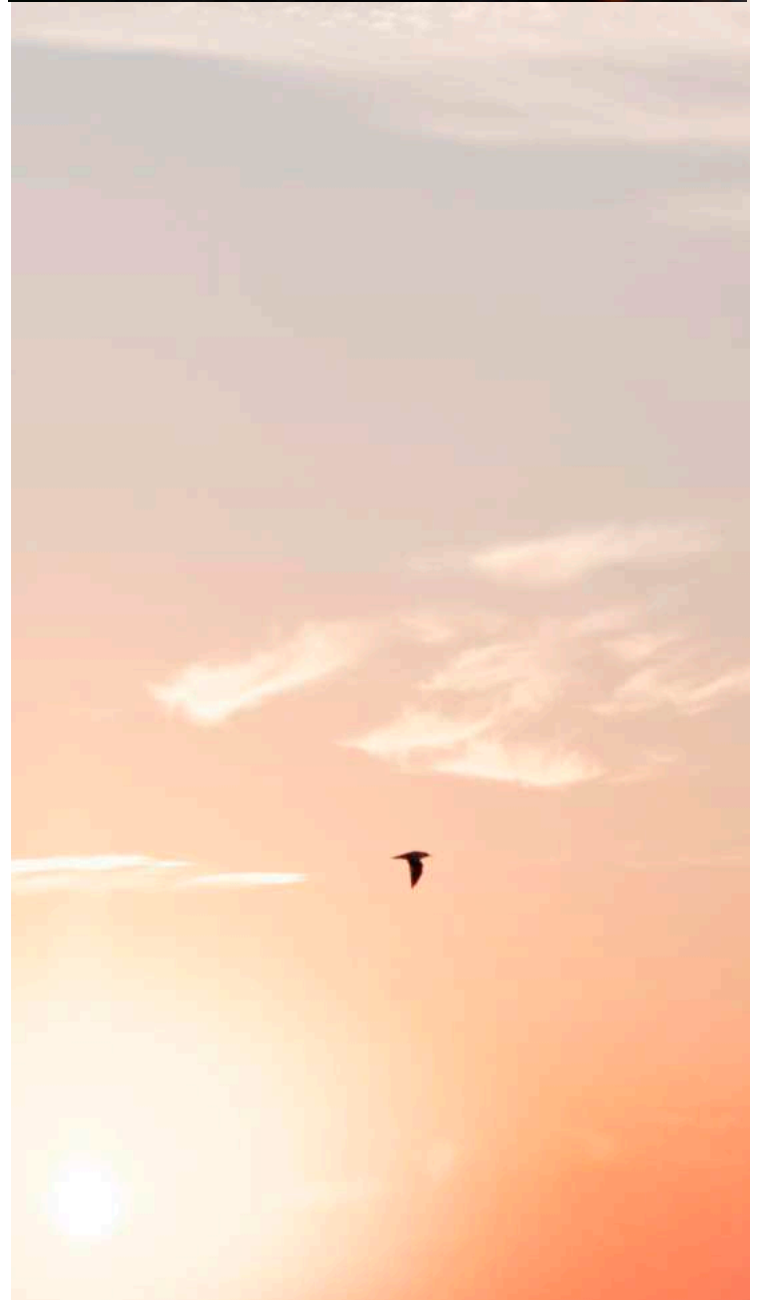
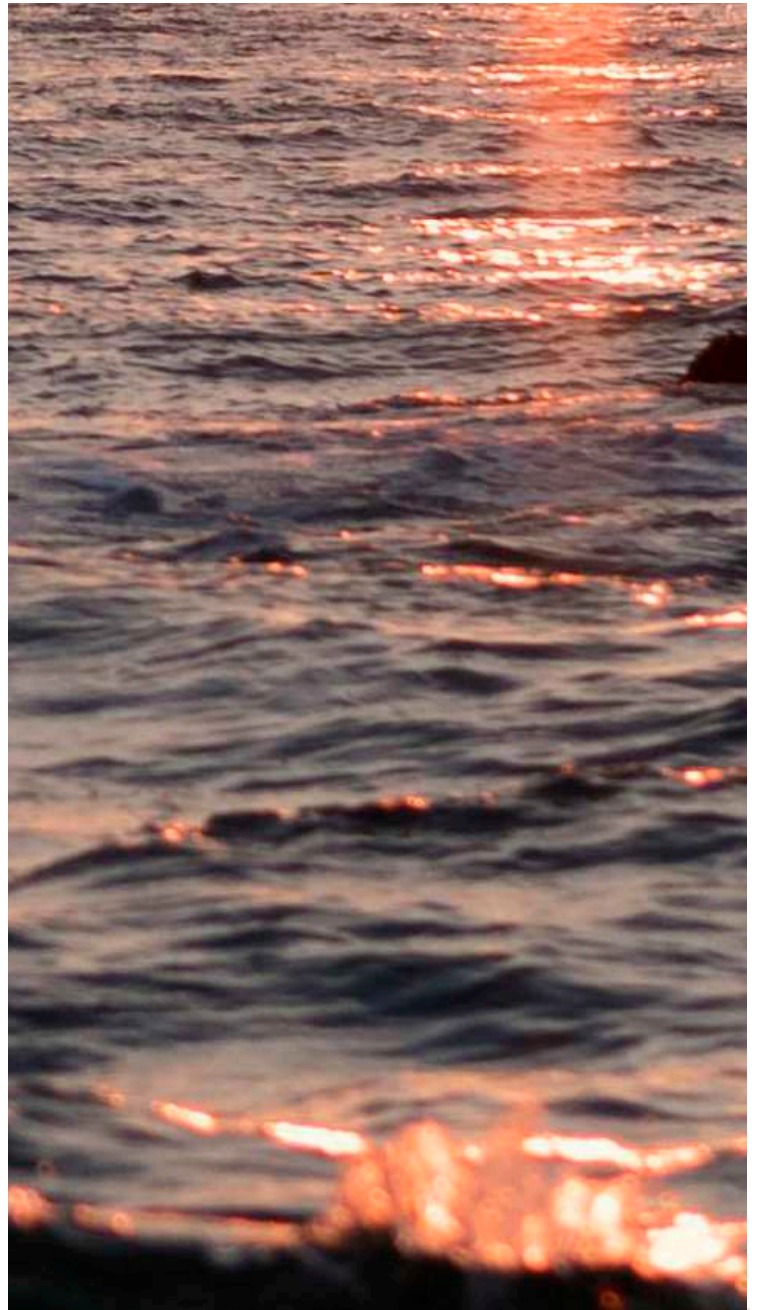
INDOOR GYM

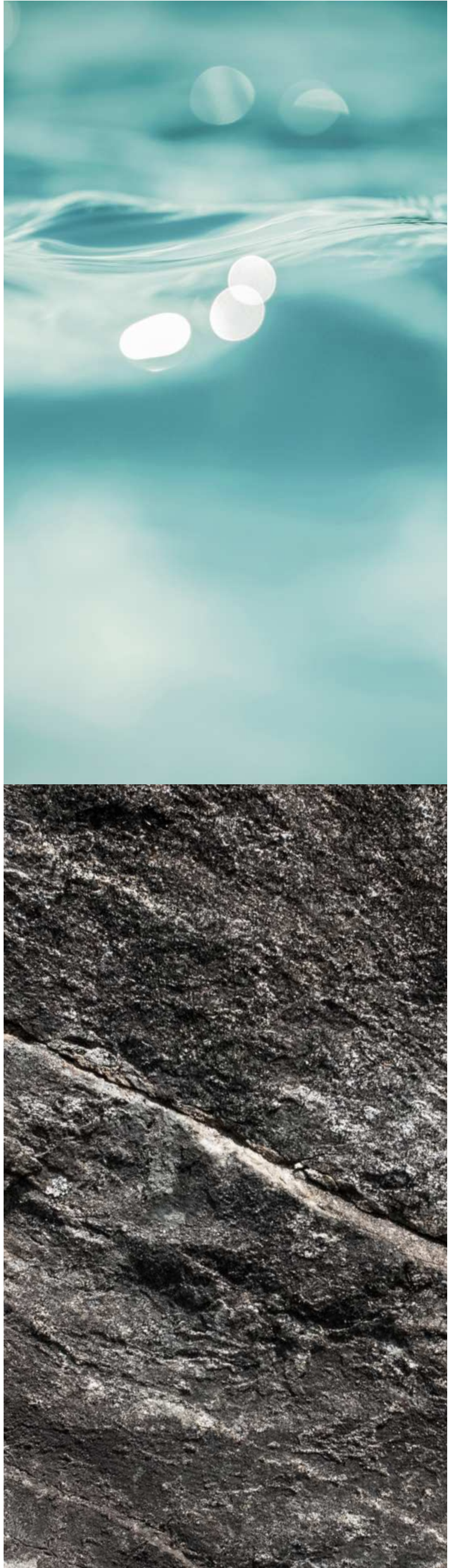
OUTDOOR FITNESS ZONE

OUTDOOR KIDS PLAY AREA

OUTDOOR PING PONG TABLE

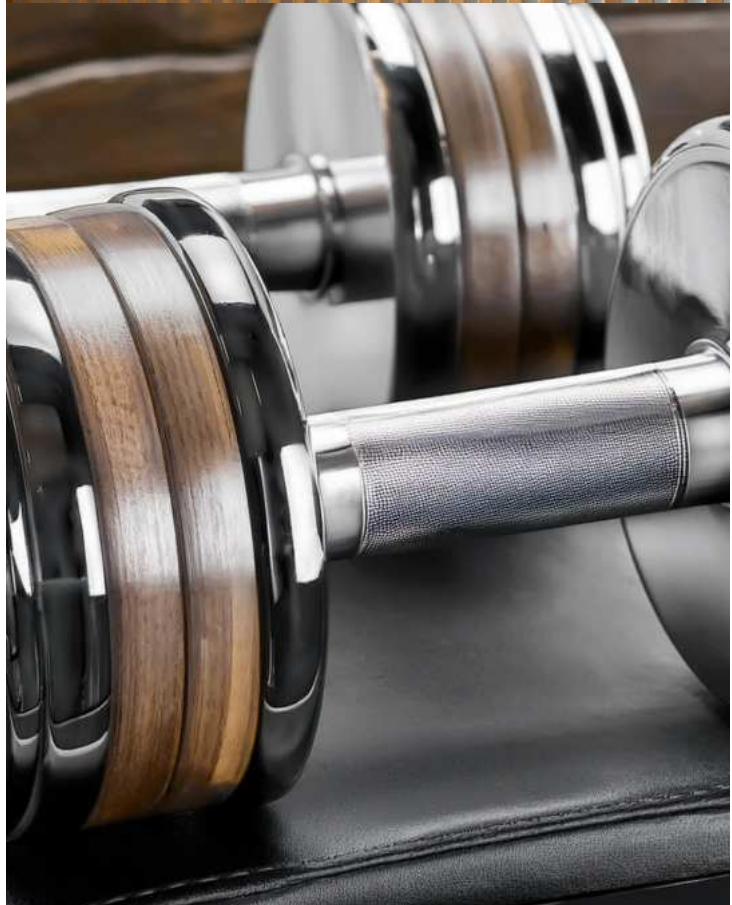












THE INTERIORS

FLOOR PLANS

AYAMORE RESIDENCE | DUBAI ISLANDS

OVERALL PLAN- GROUND FLOOR

AYAMORE
RESIDENCE



AYAMORE RESIDENCE | DUBAI ISLANDS

OVERALL PLAN- MEZZANINE FLOOR

AYAMORE
RESIDENCE



OVERALL PLAN- PODIUM 01 FLOOR

This architectural floor plan illustrates a residential building layout. The central corridor features three cores labeled CORE-1, CORE-2, and CORE-3. The building is flanked by a parking area with arrows indicating traffic flow. The plan includes detailed room layouts for each apartment unit, with labels such as 'BEDROOM D1', 'BATHROOM', 'DRESSING ROOM', and 'LIFT'. Dimensions are provided for each room, and the building's curved facade is clearly visible. The plan also shows a series of balconies along the bottom edge of the building.

AYAMORE RESIDENCE | DUBAI ISLANDS

OVERALL PLAN-
PODIUM 02
FLOOR

AYAMORE
RESIDENCE



AYAMORE RESIDENCE | DUBAI ISLANDS

OVERALL PLAN-
FIRST FLOOR

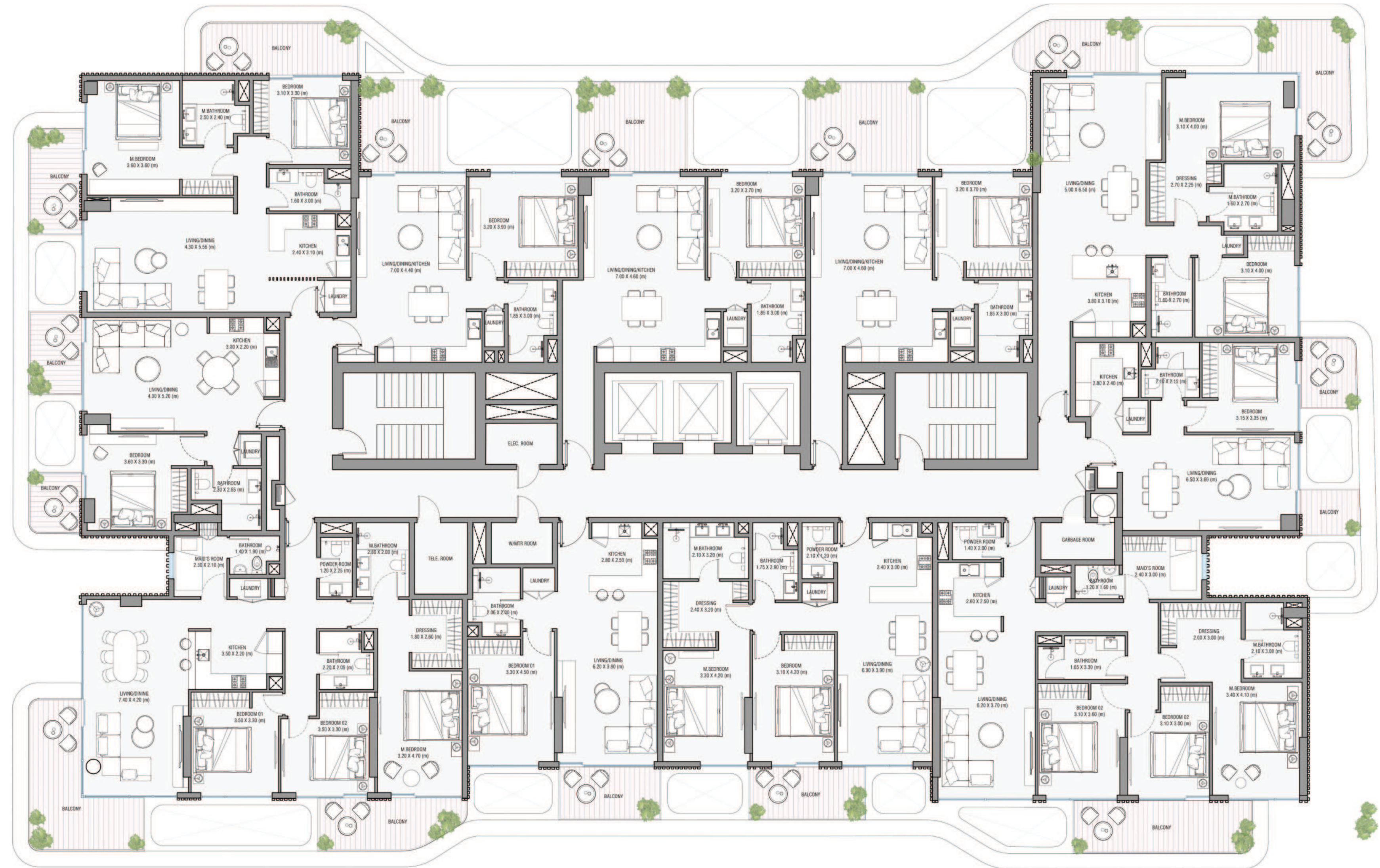
AYAMORE
RESIDENCE



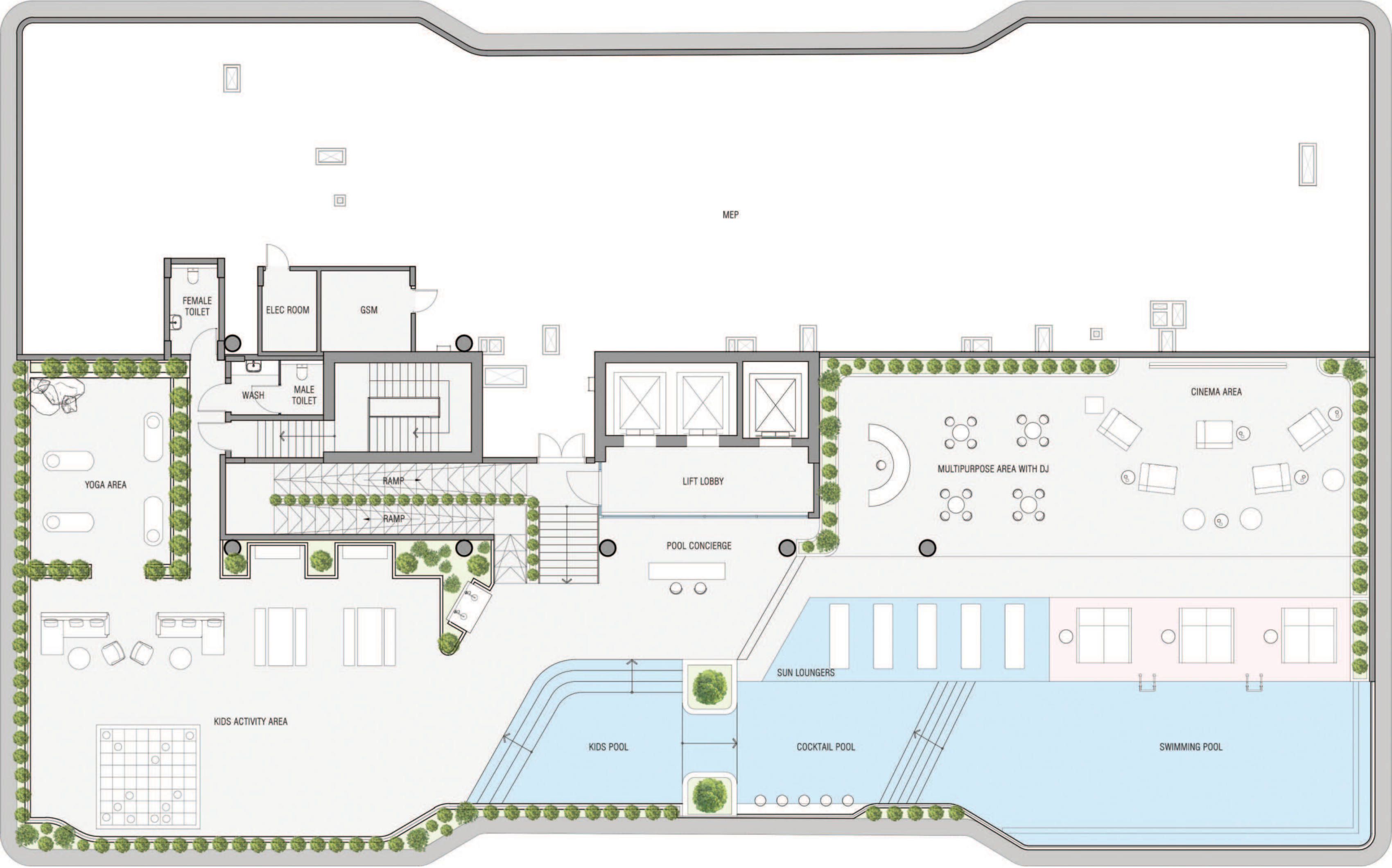
OVERALL PLAN-
2ND
4TH
6TH
8TH
FLOORS



OVERALL PLAN- 3RD 5TH 7TH FLOORS



OVERALL PLAN-
ROOF PLAN



WHERE EVERY DETAIL REFLECTS THE HARMONY
OF *NATURE AND THE WARMTH OF HOME.*

AYAMORE

R E S I D E N C E

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OFFICE 129, IRIDIUM BUILDING, BARSHA 1, DUBAI, UAE
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