



ARRIVE AT TRUE LUXURY
PENTHOUSES & SKY VILLAS

By Invitation

Sky Palazzo





LOCATED AT DUBAI WATER CANAL, ADJACENT TO SAFA PARK.

Casa Canal is located at the center of everything that matters, enjoy family picnics at the lush-green Safa Park and evening walks by the Dubai Water Canal, right next to your signature residence.



ADJACENT TO
SAFA PARK



5 MIN TO DIFC



7 MIN TO BURJ
AL ARAB



7 MIN TO MALL OF THE
EMIRATES



12 MIN TO DUBAI
INTERNATIONAL AIRPORT



Architecture

By Killa Design. A leading international practice operating within the traditional boundaries of architecture, urbanism, and cultural analysis, Killa Design has distinguished itself as one of the most globally recognized firms of its generation. In all projects, Killa Design strives to go beyond the standard solution, redefine typologies, and invent new possibilities for content and everyday use.



Interiors

HBA Residential creates distinctive, sophisticated and sublime environments for private villas, penthouses, luxury buildings, and houses for the world's most distinguished individuals. Paying close attention to form and function Graphics combines beauty and purpose with a synergy that is timeless.



The St. Regis - Dubai



Four Seasons - Singapore



Mandarin Oriental - Beijing

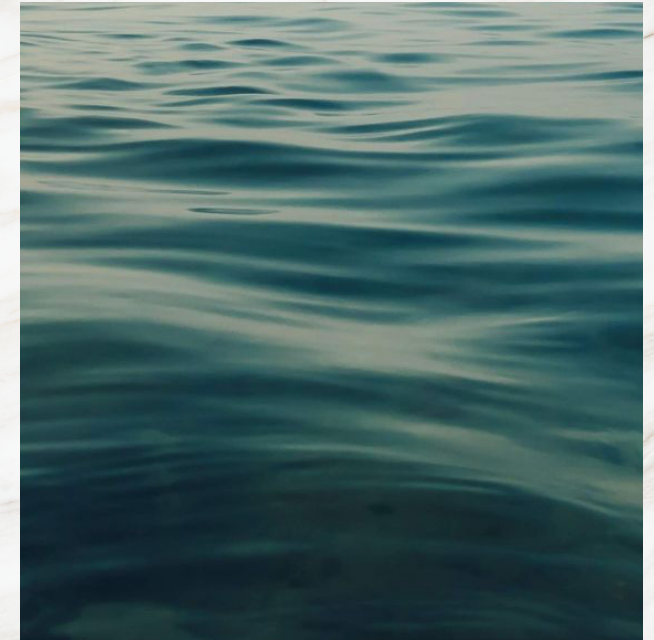


Feel the soothing embrace of nature as the wind whispers through the trees, creating a symphony of melodies that serenade your senses.



Inspired by the gentle curves and undulating waves of nature.

Bringing to life the concept of "Villas in the sky. Inspired by the smooth and rhythmic curves of Dubai Water Canal waves. With distinctive features such as infinity edge pools, double height volumes, large terraces.



The Residence aims to create a new standard of luxury living, and to make a lasting imprint.

ELEVATED EXCELLENCE



*Where Luxury Meets Sky-High
Living Standards*



ONE UNIQUE STORY

A stunning collection of 6 Bedroom Sky Palazzos

Bringing to life the concept of "Villas in the sky".

Inspired by the smooth and rhythmic curves of the Ocean waves. With distinctive features such as infinity edge pools, double height volumes, large terraces. The Residence aims to create a new standard of luxury living, and to make a lasting imprint.

Sky Palazzo





*The Art of Living
in Style*



Sky Palazzo





Floor-to-ceiling glass frontages and expansive sunrise terraces seamlessly integrate the interior and exterior of your home, taking in sweeping views over the Dubai Water Canal.



Sky Palazzo



Double Master Suites

The floor to ceiling curved glass windows are adding vertical volume and space to every room.



*The Exquisite
Guest Bedroom*

Sky Palazzo





Stunning Panoramic Views

En-suite, luxurious bathrooms feature his and her split vanities with an oversized travertine shower and free standing sculptural tub.

Sky Palazzo





Hand-Crafted Walk-In Closets

To accommodate the
flowing luxury rhythms of
your life.

Sky Palazzo





Blockbuster Experience

Enjoy the big screen experience
from the comfort of your home.

Treat guests and family to their
favourite movies or create
'blockbuster' birthday parties
powered by the magic of movies!



Sky Palazzo



A Tropical Retreat at Home

A private aquatic therapy area
with stationery exercise lap pool
and jacuzzi spa enriching your
Penthouse experience.



Sky Palazzo

An Ode to Balcony Views



Legend

- Lower Floor**
- 1. Entrance Foyer
 - 2. Bar Lounge
 - 3. Formal Living
 - 4. Formal Dining
 - 5. Show Kitchen
 - 6. Wet Kitchen
 - 7. Grand Staircase
 - 8. Powder Rooms
 - 9. Cigar & Wine Display
 - 10. Cigar & Wine Lounge
 - 11. Guest Suite 1
 - 12. Guest Suite 2
 - 13. Guest Suite 3
 - 14. Guest Suite 4
 - 15. Cinema Room
 - 16. Staff Quarters
 - 17. Outdoor Terrace
 - 18. Tepenyaki
 - 19. Sunken Seating
 - 20. Pool

- Upper Floor**
- 21. Grand Staircase
 - 22. Void to Formal Living Below
 - 23. Indoor Pool
 - 24. Zen Lounge
 - 25. Spa Foyer
 - 26. Treatment Massage Room
 - 27. Salon
 - 28. Sauna
 - 29. Mastersuite Foyer
 - 30. Mastersuite Bedroom
 - 31. His Master Walk In Closet
 - 32. His Master Bathroom
 - 33. Her Master Walk In Closet
 - 34. Her Master Bathroom
 - 35. Guest Suite 5
 - 36. Outdoor Terrace
 - 37. Office
 - 38. Jacuzzi
 - 39. Outdoor Pool
 - 40. Sunken



Lower Floor

Water Canal



Safa Park



Upper Floor

Layouts

FLOOR MAPPING	
FLOOR	MAP
9 th	
10 th	
11 th	
12 th	

Sky Palazzo
Option 1

Legend

- Lower Floor**
- 1. Entrance Foyer
 - 2. Bar Lounge
 - 3. Formal Living
 - 4. Formal Dining
 - 5. Show Kitchen
 - 6. Wet Kitchen
 - 7. Grand Staircase
 - 8. Powder Rooms
 - 9. Cigar & Wine Display
 - 10. Cigar & Wine Lounge
 - 11. Guest Suite 1
 - 12. Guest Suite 2
 - 13. Guest Suite 3
 - 14. Guest Suite 4
 - 15. Cinema Room
 - 16. Staff Quarters
 - 17. Outdoor Terrace
 - 18. Tepenyaki
 - 19. Sunken Seating
 - 20. Pool

- Upper Floor**
- 21. Grand Staircase
 - 22. Void to Formal Living Below
 - 23. Indoor Pool
 - 24. Zen Lounge
 - 25. Spa Foyer
 - 26. Treatment Massage Room
 - 27. Mastersuite Foyer
 - 28. Mastersuite Bedroom
 - 29. His Master Walk In Closet
 - 30. His Master Bathroom
 - 31. Her Master Walk In Closet
 - 32. Her Master Bathroom
 - 33. Guest Suite 5
 - 34. Outdoor Terrace
 - 35. Office
 - 36. Gym
 - 37. Jacuzzi
 - 38. Sunken
 - 39. Outdoor Pool



Lower Floor

Water Canal



Safa Park



Upper Floor

Layouts

FLOOR MAPPING	
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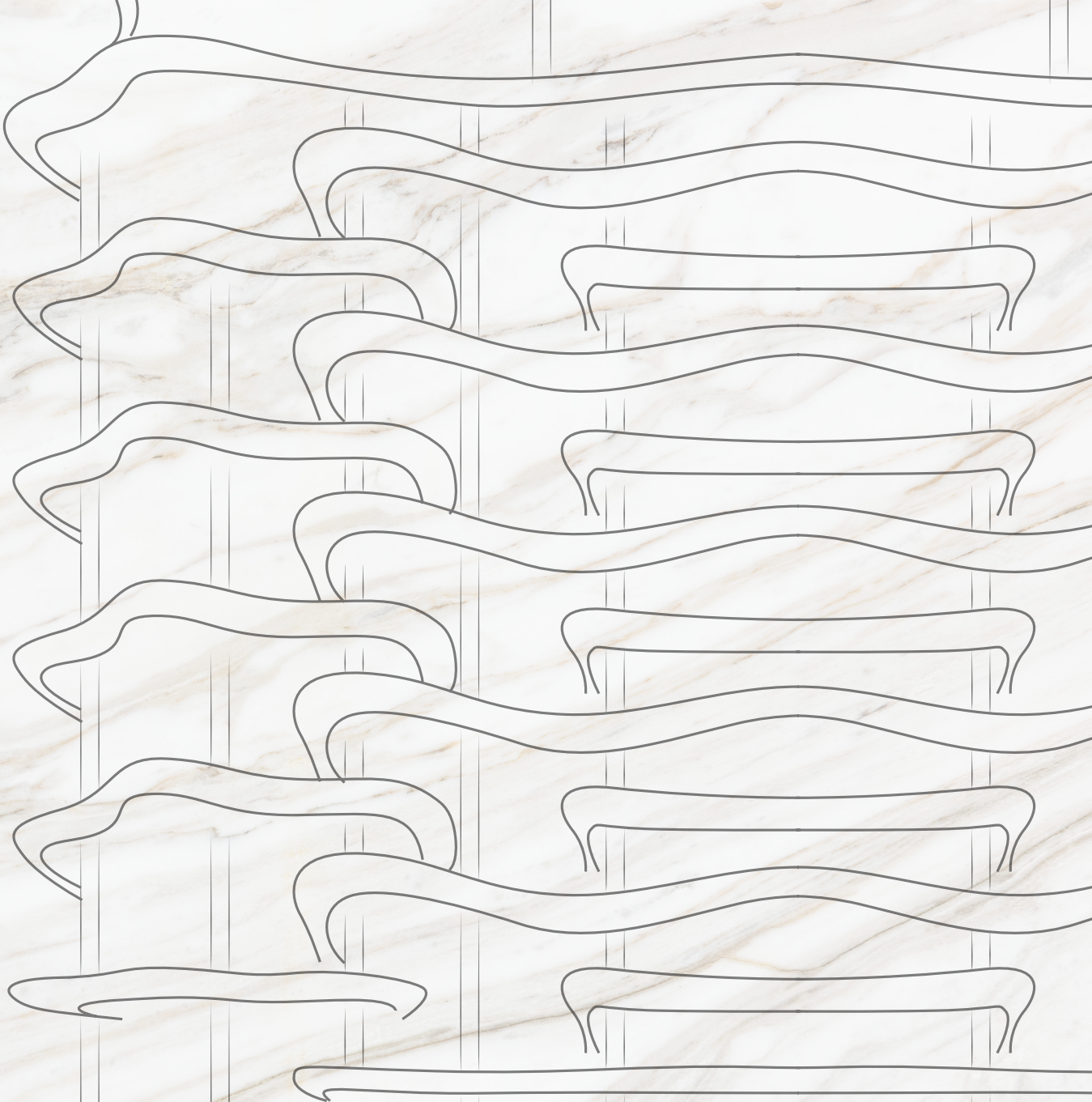
Sky Palazzo
Option 2

Unit Details

Sky Palazzo

6 Bedrooms | 10 Bathrooms | 6 Parking Spaces

Residences	10,361 Sq.Ft.	963 Sq.M.
Terrace	7,410 Sq.Ft.	688 Sq.M.
Total	17,771 Sq.Ft.	1,651 Sq.M.



RESIDENCE FEATURES

- Casa Canal Residences comprising of Penthouses, Sky Villas, Sky Mansions, 2 Sky Palazzos and 3 Sky Palaces
- Sizes ranging from 4,601 sq. Ft. To 28,209 sq. Ft.
- All residences with stunning Water Canal and Safa Park views
- Private elevators, that opens directly in your living room
- Opulent spaces with ceiling height from 4.5 Meters to 9 Meters
- Exclusive membership to a world class golf course
- 24/7 Dedicated world wide concierge app by Lujo
- Personal parking spaces in fully enclosed garage
- Electric vehicle charging stations and bicycle storage
- Secured individual residential storage space
- Expected delivery Q4, 2025

EXCLUSIVE AMENITIES



24 x 7 Luxury Concierge Service



Screening Room



Breakfast & Cafe Lounge



Dedicated Concierge App



Cigar Lounge



Sushi Omakase Counter



Dedicated Chauffeur Service



Indoor Pool & Pool Lounge



Residents Lounge



CASA CANAL

An Unparalleled Quality of Life



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