

# DUBAI HARBOUR RESIDENCES

OWNED BY SHAMAL  
A DEVELOPMENT BY H&H



# BEACHFRONT LIVING LIKE NEVER BEFORE

## A SYMPHONY OF COAST AND CULTURE

Dubai Harbour Residences is a refined collection of beachfront residences, carefully crafted with the joys of hosting and superior liveability in mind. Situated in a prime position in the heart of Dubai Harbour, these exquisite homes benefit from the exceptional lifestyle offerings of their carefully curated district, Dubai Harbour.







YOUR INVITATION  
TO OWN, EXPLORE,  
AND ENJOY THE  
EXCEPTIONAL



# THE HEART OF THE HARBOUR

## EMBRACE THE BEST OF BOTH WORLDS

Located in Dubai Harbour, residents enjoy unrivalled proximity to the beachfront while being immersed in city living. Where culture and the pristine sands converge, there is easy access to all that you may need or desire.

Here, you will live among refined places of leisure, a bustling marina, and the sand and sea of the Arabian Gulf. A central boulevard, waterfront promenades, and Dubai Harbour's celebrated leisure offerings combine to create a destination beyond comparison.









\*The new bridge will reduce the travel time from Sheikh Zayed Road to Dubai Harbour from 12 to 3 minutes, offering free flowing access to and from Sheikh Zayed Road.

The Dubai Harbour Residences sits just over 30km from both Dubai International Airport and Dubai World Central Airport.

- 01 DUBAI HARBOUR BEACH
- 02 SKYDIVE DUBAI
- 03 PALM JUMEIRAH
- 04 BLUEWATERS ISLAND
- 05 BURJ AL ARAB
- 06 JBR BEACH





# AT ONE WITH THE SEA AND CITY

## A SEA STATE OF BEING

Life at Dubai Harbour Residences reflects the freedom of the open seas and the enchanting rhythm of the marina. Residents enjoy sunrise walks on sandy shores, boundless adventures on ocean waters, and social gatherings enriched by gentle breezes.

At home among award-winning marinas, a private beach, and a newly built bridge that will provide direct and free flowing access to and from Sheikh Zayed Road, you will enjoy a wealth of remarkable experiences that unfold on land and at sea.





A LIFE EMBRACED  
BY NATURE  
AND ENRICHED  
BY WATERFRONT  
CULTURE



# BEACHFRONT RESIDENCES, REIMAGINED AND REFINED

## INSPIRED ARCHITECTURE

Internationally acclaimed architects, Nikken Sekkei, present these exclusive residences, designed to support moments of congregation, celebration, and contemplation.

Intelligently oriented to provide incredible views in every direction, these beachfront homes are the result of a deep respect for design, a sophisticated eye for detail, and an understanding of the desires of those who harbour an affinity for the sea.

There are 345 units spanning across one, two, three, and four-bedroom apartments, including penthouses.





Dubai Harbour Residences provides instant access to the beach





Glass façades, large terraces, and epic panoramas create an expansive sense of space





# IMPECCABLY DESIGNED SPACES FOR HOSTING AND RELAXING

## INTERIORS THAT ELEVATE

These refined residences feature generous layouts, high ceilings, and large terraces designed to be enjoyed year-round.

Each home features nautical colour palettes, rich in deep blues and crisp whites, and impeccable textures and finishings. These exquisite elements are bathed in natural light and accompanied by panoramic sea- and city-scapes.





Reception lobby area



Lift lobby area





City view dining and living





A space to indulge in moments of relaxation and comfort





Panoramic bedroom views of the sands, sea, and city



Bathrooms adorned with impeccable textures and fine finishes





Dining and living area





Living area





Primary bedroom





Secondary bedroom





Primary bathroom



Secondary bathroom



WHERE THE SUN  
AND SHORES ARE  
YOURS TO SAVOUR



# LUXURY AMENITIES AND SERVICES FOR SUPERIOR LIVEABILITY

## EFFORTLESS BY DESIGN

From an array of wellness options to dedicated family spaces and personal services, Dubai Harbour Residences elevates this rare beachfront experience.

Rooftop infinity pools with sweeping vistas provide moments that inspire and replenish. A fitness centre and gym, wellness facilities, adults' swimming pool, kids' play area, and separate kids' swimming pool exemplify a commitment to supporting life's many needs and moments.

Rooted in luxury hospitality, this exclusive collection of amenities supports an effortless existence and invites all who reside at Dubai Harbour Residences to thrive.



AMENITIES

ENTRANCE LOBBY  
AT GROUND FLOOR

Reception area  
Lobby seating area  
Lift lobby  
Mail room

FITNESS/GYM

Reception counter  
Exercise area  
Yoga studio  
Drink station and towel drop-off

Male and female changing rooms:  
Lockers  
Vanity counters  
Shower room with drying area  
Sauna  
Steam room  
Toilets

WELLNESS

Treatment room  
Hairdressing facilities  
Manicure and pedicure salon  
Changing rooms with showers

SWIMMING POOL

Adults’ swimming pool  
Kids’ swimming pool  
Seating area and lounge  
Showers  
Separate male and female changing rooms  
Outdoor dining area

KIDS’ PLAY AREA

Recreation and TV area  
Learning area  
Washrooms  
Baby changing room

BASEMENT

Parking  
Staff washroom  
Staff pantry  
Drivers’ lounge  
Drivers’ washroom

COMMUNITY BENEFITS

Multifunctional room  
Access to the marinas and beaches  
Walkable distance to restaurants,  
cafés and retail  
Private beach area with F&B  
Rooftop lounge area



Rooftop lounge area





Fitness/Gym





Treatment room







## TEAM

### SHAMAL

Born in Dubai, built for the extraordinary. Shamal is a diversified investment firm that shapes exceptional opportunities through a distinctive portfolio of investments, experiences, and assets. Every venture we pursue reflects Dubai's bold ambition, dynamic spirit, and relentless energy.

Our real estate portfolio spans master-planned communities, vibrant districts, iconic residences, retail destinations, and commercial spaces. We bring visionary developments to life—such as Dubai Harbour and Nad Al Sheba Gardens—unlocking potential and creating places with purpose.

In hospitality, we invest across the spectrum—from luxury to lifestyle to accessible experiences—partnering with world-class brands like Jumeirah Zabeel Saray, Hart Shoreditch Hotel London, Baccarat Hotel & Residences Dubai, SUSHISAMBA, and Five Guys.

We are also behind some of Dubai's most iconic leisure and adventure destinations, including Skydive Dubai, Deep Dive Dubai, XDubai (XLine, XPark by e&, XPark Jr, and Pump Track), and Inflight Dubai. Through these, we curate unforgettable experiences that place Dubai at the forefront of global adventure tourism.

[WWW.SHAMAL.COM](http://WWW.SHAMAL.COM)

### H&H

H&H, founded in 2007, has since evolved into a prominent developer, asset manager, and investor in Dubai's real estate market with a rapidly expanding portfolio. The company specialises in offering customised, comprehensive turnkey developments, with a vision to transform modern living through projects that adhere to the highest standards of quality, backed by cutting-edge design.

The company's flagship projects, including the 'Eden House' all exhibit H&H's commitment to excellence in construction. The development of the Four Seasons Hotel, Dubai at International Financial Centre (DIFC), and the Four Seasons Resort Dubai at Jumeirah Beach, two premium landmarks in the city's hospitality sector, also exemplify H&H's approach to crafting opulent experiences. The company has three divisions – H&H Development, H&H Properties, and H&H Interiors – each providing clients with distinctive products and services.

[WWW.H-H.AE](http://WWW.H-H.AE)

### NIKKEN SEKKEI

A prominent and internationally acclaimed architectural firm celebrated for its innovative approach to design. Based in Dubai, it has designed residences, hotels, masterplans, and cultural institutions in Japan, China, Hong Kong, the Kingdom of Saudi Arabia, and the United Arab Emirates, most recently the extraordinary One Za'abeel.

[WWW.NIKKEN.CO.JP](http://WWW.NIKKEN.CO.JP)





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