

# SEASCAPE

RASHID YACHTS & MARINA

EMAAR



# *Rashid Yachts & Marina*

Rashid Yachts & Marina is the new global destination for discerning yacht owners to experience Dubai's buzzing scene in an elegant environment where beauty and luxury collide. Designed to encapsulate the ultimate modern waterfront architecture, it combines luxury residences and a full-service marina with an appealing mix of restaurants and shops, creating a unique definition of "living at sea".

The new marina at Rashid Yachts & Marina offers **convenient, hassle-free access to Dubai**, accommodating 430 wet berths for yachts up to 100m long with a range of flexible berthing options, from a single night through to seasonal and annual stays.

You will benefit from the marina's state-of-the-art facilities and an expert, multilingual marina team offering yacht assistance around the clock, in addition to a host of amenities and services that you will find at your disposal.

# *World-class Superyacht hub*





When it comes to retail therapy, nobody does it better than Dubai. The nearby Downtown Dubai is the city's most famous shopping district, and it's packed with chic boutiques that will satisfy your every fancy. Rashid Yachts & Marina's promenade has floating restaurants, cafés, lounges, and beach bars, while downtown Dubai is home to the city's top dining and nightlife options and is conveniently located just a short distance away.

A theatre, a museum, and the former palace of Sheikh Saeed Al Maktoum are all within walking distance, making this one of the most culturally rich areas in all of Dubai.

## *Shopping, Dining & Inspiration*



SEAGATE

SEASCAPE

- 1 MARINA, PROMENADE & DUBAI MALL BY THE SEA
- 2 THE CANAL POOL
- 3 QE2
- 4 HOSPITALITY ON THE WATER
- 5 FOUNDER'S HOUSE

- 6 PEDESTRIAN BRIDGE
- 7 THE MUSEUM
- 8 FLOATING RESTAURANTS
- 9 MARINA / YACHT BERTHS
- 10 THE THEATRE

- 11 FERRY STATION
- 12 BOUTIQUE HOTEL
- 13 PRIVATE BEACH CLUB





# *Welcome to Seascape*

The ideal combination of luxury, style, and elegance with breathtaking views of the Marina and the Arabian Gulf's blue horizon. This is your coastal luxury haven, where you can spend extended vacations enjoying the stunning combination of warm weather, world-class shopping, modern architecture, sandy beaches, and the most cosmopolitan way of life...





During the day, or long after the sun dips beyond the sea's horizon, the Promenade is the essence of the Marina's thriving life with a rich variety of dining options and an eclectic selection of stylish shops that will accommodate your every need. So just sit back, relax, and enjoy life.



Venetian  
Piazza



Pedestrian  
Harbour Bridge



A Floating  
Restaurant



Views of Burj Khalifa  
& The Sea



6 Interconnected  
District Parks

# *A Thriving Promenade*





Seascape offers a fine collection of premium 1, 2, & 3-bedroom homes steps away from the Marina, the Promenade and Dubai's longest swimmable canal pool. Dive into the good life in a contemporary residential oasis offering sophisticated amenities, tranquil surroundings, and exciting nearby attractions.

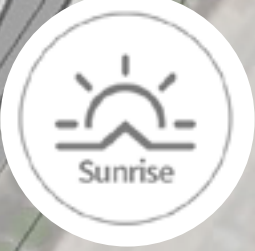
With a location just minutes from Dubai's many offerings, and carefully curated world-class amenities, Seascape provides the benefits of both retreat and adventure.

## *Coastal Living at its Best*



SEASCAPE

SEAGATE



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- ### Legends
- |   |                                    |    |   |
|---|------------------------------------|----|---|
| 1 | Marina Promenade                   | 6  | Linear Edge Leisure & Wellness Park     |
| 2 | Burj View axis                     | 7  | Residential cluster with Pool & Gardens |
| 3 | High Street (Local Shops & Cafe's) | 8  | DP World Marina Retail Parade           |
| 4 | Neighbourhood Park & Plaza         | 9  | Slipway                                 |
| 5 | Sikkas                             | 10 | Marina                                  |

A woman with her back to the camera, wearing a dark, long-sleeved dress and a light-colored, wide-brimmed hat, stands on a balcony. She is leaning her arms on a metal railing, looking out at a large white boat on the water. The scene is set during sunset, with a warm, golden glow over the water and sky. The text "A Sea of Inspiration Awaits" is overlaid on the right side of the image in a white, cursive font.

*A Sea of  
Inspiration Awaits*

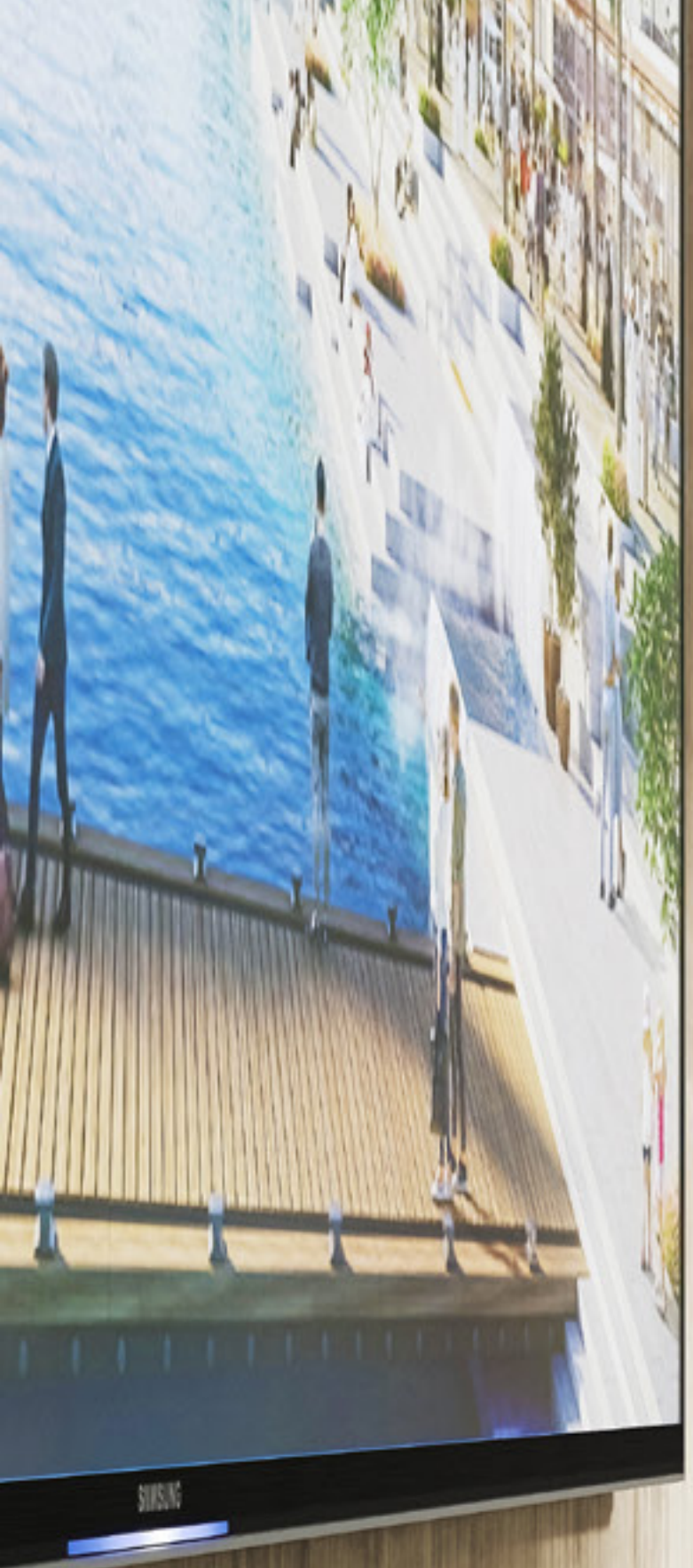


# *Inspired Elegance*

Each of Seascape's modern residential units is a masterpiece of detail and design. Choose between expansive 1, 2, & 3-bedroom apartments with open floorplans and panoramic windows offering endless outdoor living space views reflected in the perfectly balanced interiors colour palette.













# *Leisure & Relaxation*

The four-building complex is directly adjacent to the community park and the canal pool, with direct access to the lushly landscaped promenade brimming with life and offering excellent views of the marina and the Dubai skyline. Dip your toes in the 500-metre-long canal pool lined with palm trees and cabanas, or benefit from the complex's own gym and pool facilities. Seascape is the place where you can do all that and much more.



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*The Canal Pool*

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# *Fitness Gym*

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*Boardwalk  
Promenade*

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# *Recreational Courts*



# *Community Park*

# *Retail & Dining Options*







# *Global Lifestyle Developer*

A leader in the global real estate market, EMAAR has grown over the years to become the largest real estate developer outside of China. You will be investing with one of the best-regarded brands in the world\*.

**40BN AED\***  
Market Cap

**28.27BN AED**  
Revenue

**3.8BN AED**  
Net Profit

**81,600+**  
Residential Units Delivered

**35,200+**  
Residential Units  
Currently Under Development

\* As in 31 December 2021



## FOR MORE INFORMATION

Please call 800 36227 (UAE) / +971 4 366 1688 (International)  
or talk to our Property Advisor directly at +971 4888 8844 from 9 AM to 7 PM (GST), Monday to Friday.

Visit our online sales centre at [emaar.com](https://emaar.com) or any of our Sales Centres across the UAE.

### DUBAI

Emaar Sales Centre | Next to Souq Al Bahar, Downtown Dubai

9:30 AM to 10 PM, Sunday - Friday

9:30 AM to 7 PM, Saturday

Dubai Hills Estate Sales Pavilion | Umm Suqeim Road

Dubai Creek Harbour Sales Pavilion | Ras Al Khor

From 9:30 AM to 7 PM, Sunday - Saturday

### ABU DHABI

Emaar Sales Centre | Al Nahda Tower, Ground Floor, 4th Street, Corniche, Al Muroor Road

From 9:30 AM to 7 PM, Sunday - Friday

# EMAAR