ALDAR

RESIDENCES

# FAHID BEACH

# THIS IS THE LIFE

A world where vitality, tranquillity, and effortless elegance come together to redefine what it means to live well. Cradled between endless sea vistas and the vibrant rhythm of the shoreline, Fahid Beach Residences offers an elevated sanctuary of calm, as the pulse of Fahid Island's beach culture unfolds just beyond your door.

# ALDAR – ENRICHING PEOPLE'S LIVES

At Aldar, we believe well-being begins with where and how you live. That's why Fahid Beach Residences has been thoughtfully envisioned as more than just a coastal address—it's a seamless blend of refined living, beachside energy, and everyday balance.

# ABU DHABI:
# A CITY SHAPED BY BALANCE

With its expansive coastlines, world-class cultural landmarks, and a growing landscape of opportunity, Abu Dhabi offers a setting where well-being is not just encouraged, but embedded in everyday living. It's a place where nature, community, and thoughtful design meet the dynamic energy of a city always moving forward.

# AN ENTIRE ISLAND DESIGNED FOR WELL-BEING

Set along the coast of Abu Dhabi, Fahid Island is the UAE's first island where well-being isn't just a feature, but the foundation. Fahid Island redefines what it means to live well. Every detail is guided by science: from the air you breathe to the sounds you hear, and the paths you walk. This is a world designed with a single purpose: your well-being.

FAHID
ISLAND

# A CONNECTED ISLAND ESCAPE

Strategically located in Abu Dhabi, Fahid Island offers both privacy and accessibility, along with easy transfers to and from Zayed International Airport.

YAS ISLAND

5 MIN

SAADIYAT ISLAND

15 MIN

DUBAI

50 MIN

ZAYED
INTERNATIONAL AIRPORT

15 MIN

ABU DHABI CITY

20 MIN

A CLOSER LOOK AT HOW FAHID ISLAND'S
PURPOSEFUL DESIGN BRINGS WELL-BEING TO LIFE

### VIBRANT WATERFRONT LIVING

Everyday access to invigorating watersports and a 2km waterfront promenade featuring world-class F&B, with a coastline that's never more than 5 minutes away.

### 15KM OF INTERCONNECTED FOOTPATHS

Pedestrian-friendly footpaths and shaded walkways connect the island's landscape with its social spaces and amenities that encourage active, healthy living.

### 2X MORE WELLNESS FEATURES

To elevate everyday well-being, Fahid Island offers nutrition programmes, artisanal food outlets, a world-class wellness clinic and the island's exclusive racquet club, The Palmerie.

### 7.5 ACRES OF OPEN SPACE PER 1,000 RESIDENTS

30% of the island is dedicated to nature, including parks, gardens, and green trails.

### EVERY HOME WITHIN 250M OF OPEN GREENERY

Whether for play, sport, or peace, residents will always find natural spaces just a short walk away.

### DIVERSE COASTAL ENVIRONMENTS

From white sand beaches to mangrove shores, each offers unique views and activities.

### SELF-CONTAINED COMMUNITY

Everything you need is here: schools, healthcare, retail, dining, leisure, clubs, and events.

### COMMUNITY SPACES & CULTURAL PROGRAMMES

A masterplan that brings people together through spaces for socialising, island-wide community initiatives, clubs, and programmes.

### BOUTIQUE SHOPPING BOULEVARD

Direct access to Coral Drive's unique retail concepts, cafés and galleries.

# THE SCIENCE OF WELL-BEING

**Explore how Fahid Island's masterplan makes well-being a way of life**

KOICHI TAKADA

# ARCHITECT OF FAHID BEACH RESIDENCES

"Every home in Fahid Beach Residences is oriented to maximise exposure to the beach and sea. This inclusive approach ensures that residents maintain a visual connection to the water, reinforcing a sense of harmony with nature and enriching the community experience."

# BEACHSIDE LIVING INFUSED WITH WELL-BEING

Immerse yourself in refined coastal living with elegant seaside residences thoughtfully designed to nurture your well-being. Natural light, open layouts, and calming surroundings create a sense of ease and balance–every day.

# DIVE INTO BEACH CULTURE

Situated in the vibrant hub of Fahid Island, residents enjoy seamless access to a world of experiences. From chic boutique shopping on Coral Drive to the finest dining along the waterfront promenade, to a beach club and watersports hub right next door, life here flows effortlessly between energy and calm.

# EMBRACE THE SHORELINE

Discover effortless elegance, framed by the horizon. Each residence is thoughtfully designed to welcome natural light, while sea-facing homes offer generous views of the expansive shoreline. With every detail crafted for comfort and elegance, Fahid Beach Residences delivers a truly elevated lifestyle in one of Abu Dhabi's most sought-after districts.

# AMENITIES

Dive into a range of lifestyle amenities that cater to every passion and pace.

Residential amenities are situated on Level 1 of each podium, providing separation from the public domain. This elevated location offers sweeping water views and creates a tranquil retreat from the outside world.

# BY THE WATER'S EDGE

The infinity pools are situated at the front of each podium, parallel to the beach, creating a seamless visual connection between the pool and the sea.

# PRODUCTIVITY MEETS TRANQUILLITY

For professionals, beautifully designed co-working spaces offer a calm, productive environment for collaboration or quiet focus, bringing a perfect balance of home and work.

# SAVOUR EVERY MOMENT

At the heart of the development is a social kitchen that's perfect for community gatherings, private chef dinners, or intimate birthday celebrations.

# TAIL-WAGGING COMFORT

Not forgetting our furry friends, the development also features a Pet Spa for all grooming needs, care services and dog-walking services.

# LIST OF AMENITIES

- Infinity Pools
- Jacuzzis
- Kids Swimming Pools
- Kids' Splash Pad
- Outdoor Fitness Areas
- Outdoor Kids' Play Area
- Pet Spa
- Squash Courts
- Social Kitchens
- Gymnasiums
- Kids' Rooms
- Multi-purpose Rooms
- Steam Room & Sauna
- Cinema Room
- Co-working Lounges
- Landscaped Podium Gardens

# SERVICES

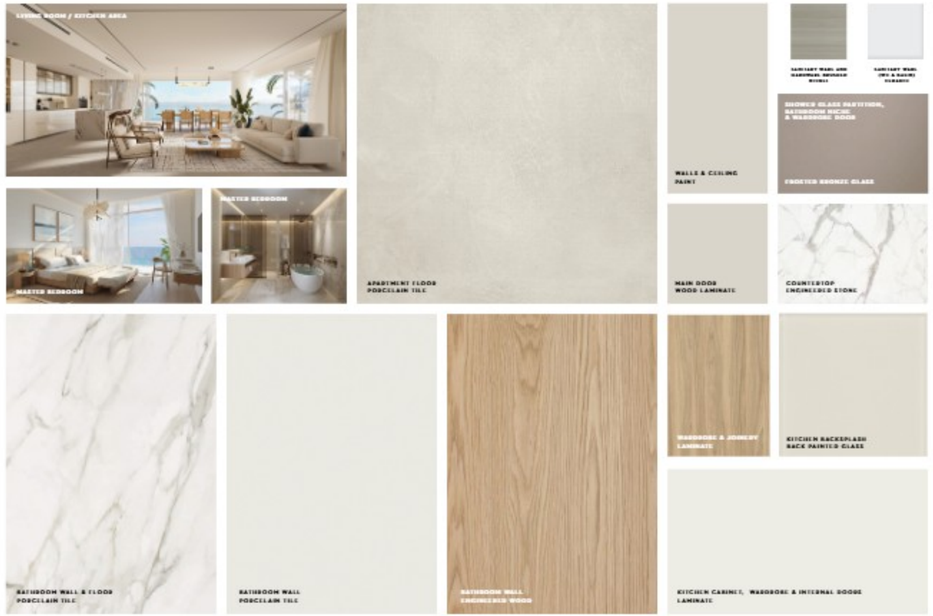
- 24/7 Gym with Personal Training (for a fee)
- 24/7 Security & Concierge
- Visitor and Retail Valet
- Discounted Pet Spa—Grooming and care services for pets including dog walking services
- Community Activation and Events Programming
- Cinema
- Social Kitchen
- Direct access to boutique shopping and retail on Coral Drive
- Direct Access to Fahid Waterfront Promenade
- High calibre F&B

# DISCOVER YOUR SHORELINE ADDRESS

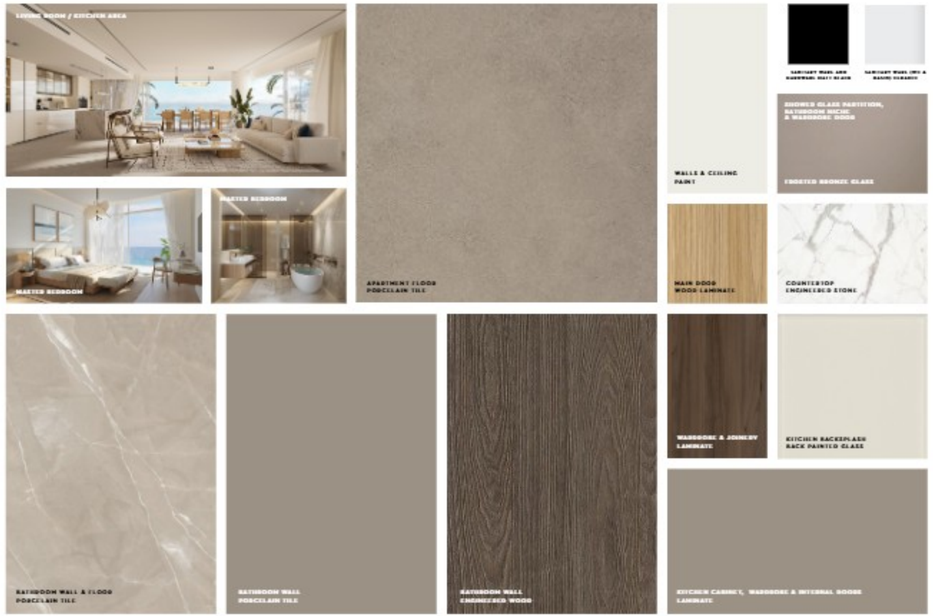
Choose from 1 to 4-bedroom apartments, 1 to 2-bedroom townhouses and 5-bedroom penthouses with first-class lifestyle and wellness amenities including state-of-the-art gymnasiums, steam and sauna rooms, infinity pools, social kitchens, cinema rooms and more.

# YOUR DAILY INVITATION TO REFINED LIVING

# MATERIAL FINISHES – LIGHT




# MATERIAL FINISHES – DARK



# CURATED APARTMENT DESIGN

Our breathtaking beach-view apartments seamlessly combine luxury, innovation, and sustainability. Each home is thoughtfully designed, featuring Italian-branded kitchens and wardrobes that reflect a beachy, breezy palette.

Kitchens are equipped with premium built-in appliances, pull-out trash and bottle shelves, a pull-out faucet, and a smart magic corner for optimal storage.

Wardrobes are equally sophisticated—featuring sensor-activated lighting in master bedrooms, open LED-lit shelves, and a built-in safe, ensuring both beauty and convenience.

Bathrooms are crafted with the same attention to detail, offering rain showers in master bedrooms, smart drawers with integrated power outlets, and sleek, space-saving layouts. All finishes are sourced from sustainable, top-tier materials.

# FLOOR PLANS

## 1-BEDROOM TYPE A

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 1-BEDROOM TYPE B1

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 1-BEDROOM TYPE B2

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 1-BEDROOM TYPE C

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 1-BEDROOM TYPE D

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 1-BEDROOM TOWNHOUSE

Lower Floor

Upper Floor

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 2-BEDROOM + MAID

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 2-BEDROOM + STUDY

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## 2-BEDROOM DUPLEX (CORNER)

*Lower Floor*

*Upper Floor*

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 2-BEDROOM DUPLEX (MIDDLE)

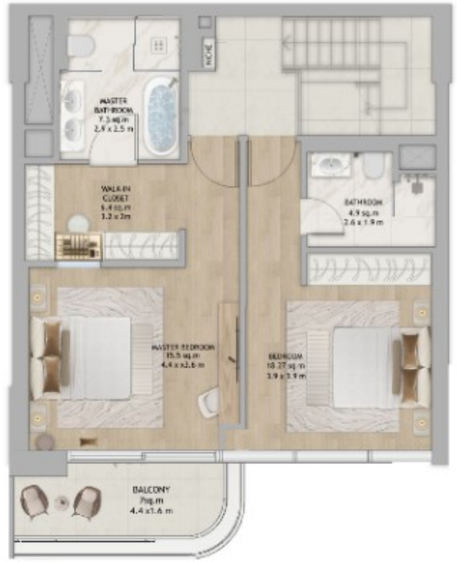
*Lower Floor*

*Upper Floor*

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 2-BEDROOM TOWNHOUSE

*Lower Floor*




*Upper Floor*

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 3-BEDROOM + MAID

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 3-BEDROOM

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

## 4-BEDROOM + MAID

*Disclaimer: Image is indicative. Actual size and configuration of balconies will be specific to the unit.*

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