Dubai, Zabeel 2 – Precision Wellness Residences for Sale

Prices & Costs

Purchase Price	Price on request

Details of the property

Living space	158,52 m²
Total area	194,26 m²
Rooms	5
Bedrooms	2
Bathrooms	4
Size of balkony/terrace	35,74 m²
old/new building	New building
Sale status	open

Features

General categorization	Luxurious
Bathroom	Shower
Kitchen	Open
Elevator	Persons
furbished	fully
Cable / Satellite TV	Yes

Storage	Yes
senior-friendly	Yes

Property description

Positioned at the intersection of advanced wellness and ultra-modern architecture, this luxurious residential development in Zabeel 2, Dubai, introduces the concept of Precision Wellness—a scientifically guided lifestyle experience designed to optimize physical and mental health.
Crafted by world-renowned architects and developers, each residence blends sensory-responsive materials, biophilic design, and AI-integrated smart systems. Interiors feature soundproofing, circadian lighting, vitamin-infused showers, EMF-conscious materials, and purified air and water systems. Floor-to-ceiling windows and expansive balconies offer tranquil city views, enhancing natural light and mindfulness.
Residents benefit from access to the Akala Spa and the Everwell medical wellness clinic, which provides groundbreaking treatments including stem cell therapy, peptide injections, IV infusions, ozone therapy, and hormonal balancing. Every service—from diagnostics to advanced regeneration—is delivered in a seamless, private clinical environment.
This community also features Formative, a high-performance fitness club with the UAE's most advanced gym technology, a wellness concierge, private movie theatre, organic restaurants, and customized nutrition programs based on genetic profiles. Whether unwinding in a floatation pod or participating in reiki, pilates, or sound therapy, this is a space built for intentional living.
Perfect for high-performing individuals, wellness seekers, or investors focused on next-gen luxury, this is more than a home—it's a sanctuary to live, heal, and thrive.

Location

Located in Zabeel 2, one of Dubai’s most elite neighborhoods, these residences place you minutes from Downtown Dubai and DIFC. Nestled between the city’s business core and cultural epicenters, residents enjoy unrivaled proximity to luxury dining, shopping, and healthcare. The twin towers are surrounded by scenic views, elite hotels, and serene landscapes. Whether you seek wellness retreats, fine-dining hotspots, or fast access to business hubs, Zabeel 2 offers an ideal blend of serenity and connectivity—just a short drive from the Dubai International Airport.

Features

This development redefines holistic living with a full-spectrum wellness ecosystem: thermal circuits, spa therapies, fitness studios, sensory deprivation rooms, infrared saunas, cryotherapy, red light therapy, and hyperbaric oxygen chambers. Residents enjoy personalized in-home wellness sessions, an elite medical clinic offering regenerative treatments, and AI-driven biometric planning. On-site restaurants serve nutrient-rich menus, while smart home tech ensures seamless comfort. Facilities also include a private cinema, rooftop pool, yoga suites, and curated social lounges. Security, valet, concierge, and in-residence services complete the all-inclusive lifestyle.

Others

Disclaimer: plans, details and unit orientation included are indicative only and are subject to change by the developer/seller at its sole discretion without notice

and/or liability. All images, including features, finishes, furnishings, view and scale are illustrative only. Final areas, orientation, dimensions, layout and materials may differ from those stated.

Vendor

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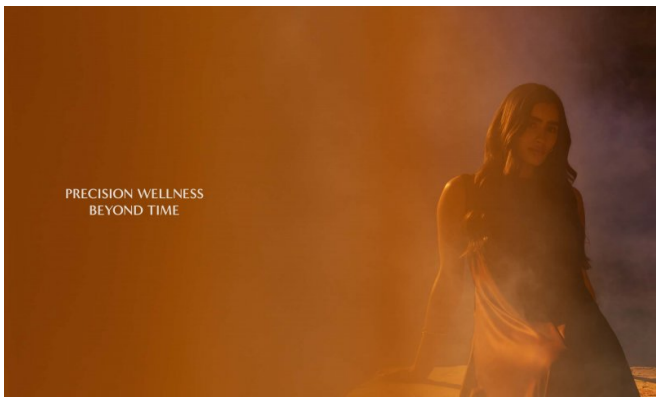
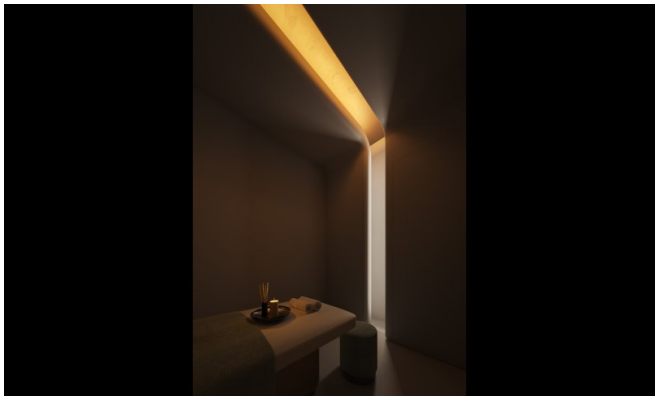
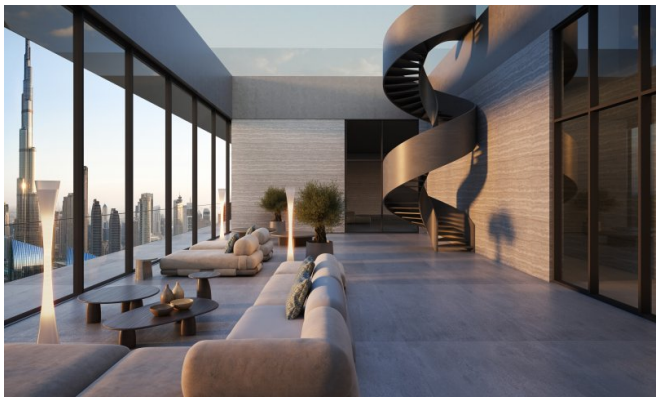
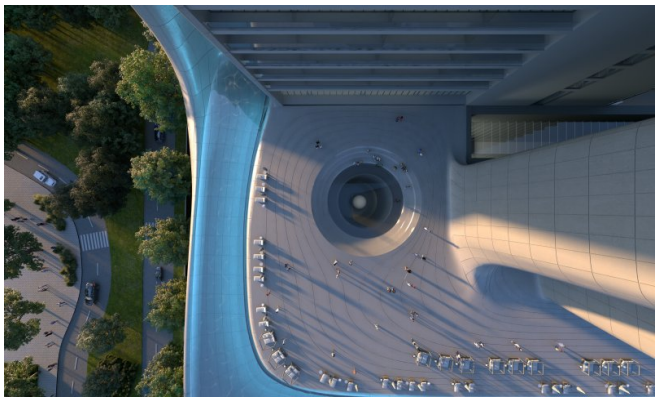
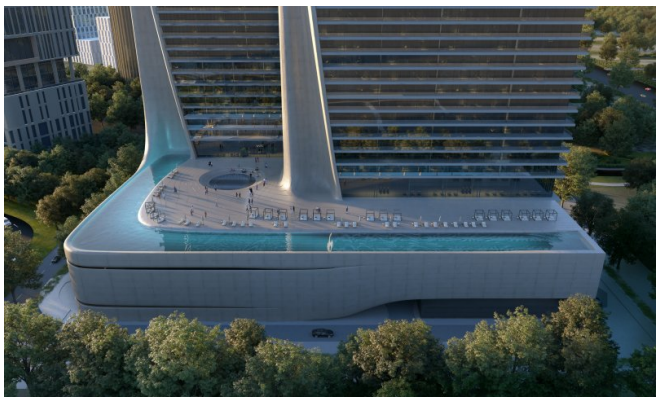
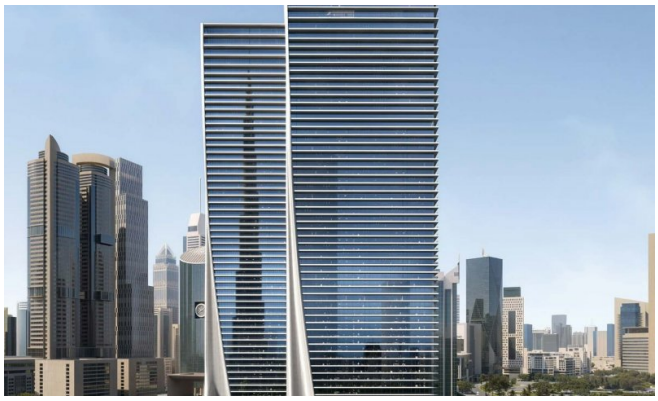
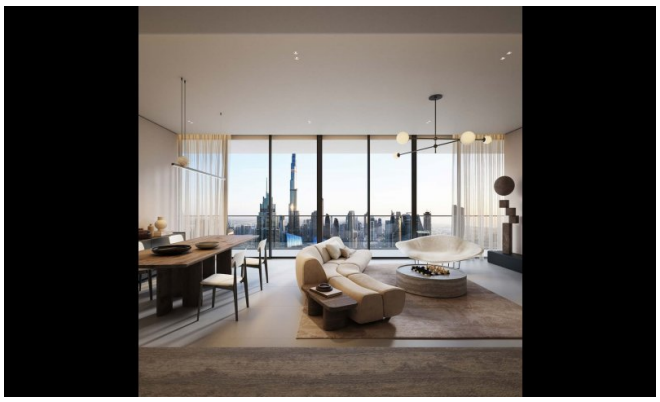
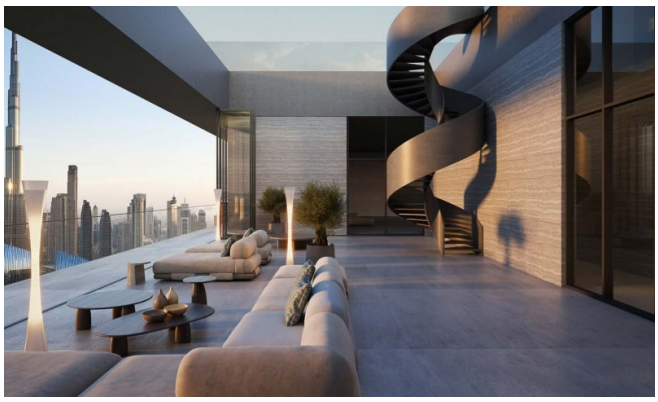
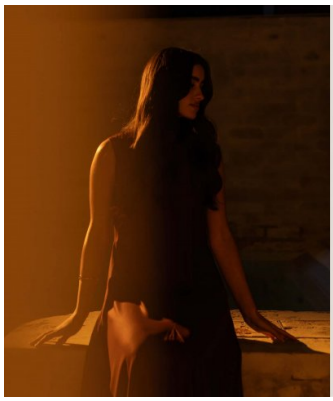






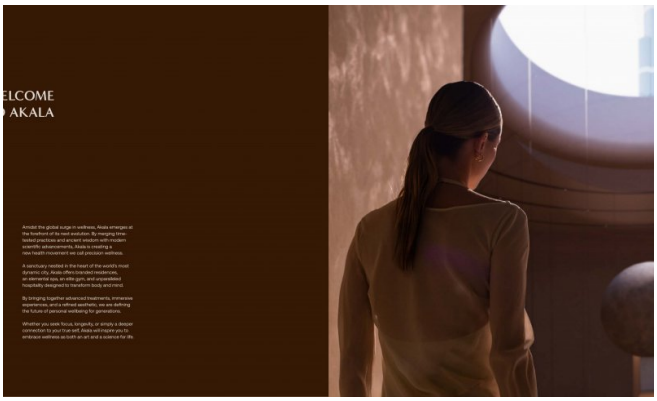



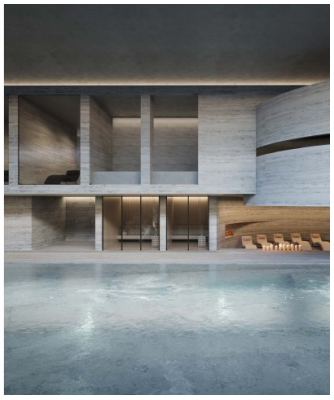


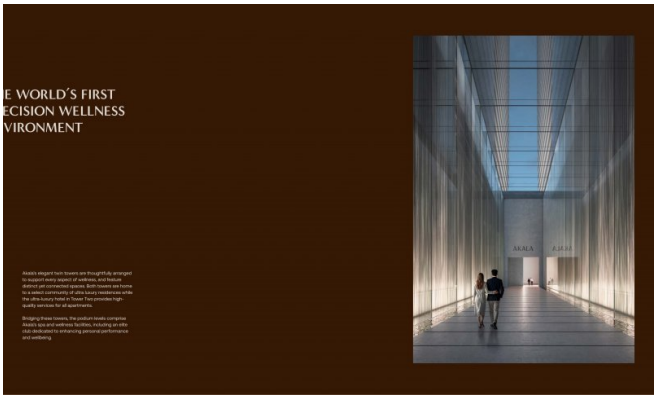
From the earliest moments of civilisation, we have always been fascinated by a place beyond our body, beyond our Earth.

A place where our true self resides. A place of clarity, knowledge and perfection.

This place is Akala. From the ancient Sanskrit word meaning 'beyond time', Akala stands for precision wellness, using future-facing design and technology and a weightless-service environment to help our members unlock their full potential.







THE HOME EXPERIENCE
AMPLIFIED BY
SCIENCE AND SOUL

Akala is the first development to introduce precision wellness to the realm of luxury homes. These expansive, light-filled homes are intelligently crafted with purpose and care, establishing a new benchmark for elevated living.

Blending raw materiality with precise detailing—natural stone's coolness against polished metal—each home embodies Akala's architectural philosophy and its immersive wellness environment.

Brought to you by Arada, these residences are considered with a deep understanding of present and future living. Leveraging our expertise in shaping luxury residences and lifestyle destinations, we've applied global insights to create expressive, functional homes of enduring quality.

CHITECTURE AS
SENSORY JOURNEY

Rising with striking clarity in the heart of Dubai, Akala's landmark design is the city's architectural and lifestyle narrative. Rejecting the tired generation of landmarks by the world's leading architects, Akala doesn't echo the past but rather anticipates the future.

The twin towers orchestrate a deliberate architecture journey of compression and release, crafting spaces that transition seamlessly from darkness to light, coolness to warmth, and confinement to openness. While wellness in architecture is a prevalent discussion, Akala's design philosophy is rooted in the undeniable truth that architecture profoundly impacts our well being.

Incorporating biophilic elements, technological innovations, and fundamentally reimagining architectural boundaries, Akala transcends mere aesthetics to become a transformative, sensory sanctuary. From materials—where thoughtful lighting and careful spatial sequencing converge to recalibrate your physical and emotional state.

Akala's impeccable architectural credentials are backed by LEED Gold and WELL Silver precertifications, which underscore the development's commitment to sustainability, health and wellbeing.

LIVE IN THE CENTER,
STAY CENTERED

The twin districts of Dubai International Financial Centre (DIFC) and Downtown Dubai, the city's vibrant economic core, have evolved beyond iconic skyscrapers and bustling trade into a sophisticated lifestyle hub, boasting an impressive collection of Dubai's most exclusive hotels, Michelin-starred restaurants, and luxury boutiques.

Traditionally, elite wellness retreats have been synonymous with remote, nature-infused locales—coastal sanctuaries, desert escapes, or mountain hideaways.

The introduction of a wellness-focused hotel and spa in this space disrupts this model, offering something new. Akala's world-class wellness resort allows high-performing professionals to incorporate longevity treatments, biohacking therapies, and recovery programs into their daily routine – without disconnecting from their business commitments.

FORMAT/VE

Formative is a state-of-the-art fitness destination, crafted for both high-performance training and everyday vitality, all set against sweeping views of Dubai's skyline.

This elite space draws on Akala's deep operational expertise as the UAE's largest large-scale gym operator, with a portfolio that includes FitStars (ladies-only), FITCODE (premium mixed), Wellfit (family wellness clubs), and Platform Studios (boutique fitness).

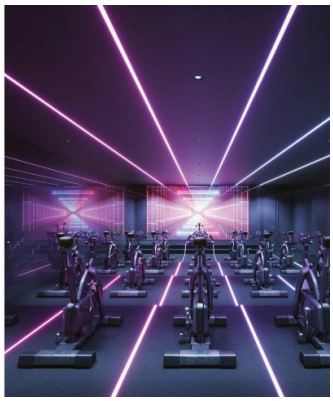
Formative is the culmination of that knowledge, bringing together best-in-class design, world-leading equipment, and luxury service.

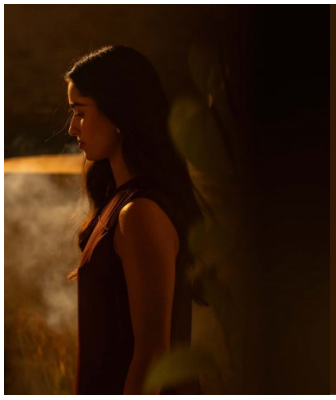
The facility features advanced pin- and plate-loaded strength machines, the latest in cardio innovation, and expansive zones for functional training, stretching, and mobility.

Members can take advantage of private pods for one-on-one personal coaching, a dedicated Recovery Tech zone with Hyperice and Theragun stations, and an indoor lap pool for low-impact performance.

Luxurious male and female changing rooms are elevated with steam rooms, saunas, and cold plunge stations, while purpose-built cycling and multi-use group exercise studios host a variety of classes including Pilates, Barre, Yoga, HIIT, Cycling, TRX, dance fitness, VR-assisted training and curated proprietary programming from The Platform Studios.

Formative is more than a gym – it's a precision-built environment for peak performance.





MIND AND BODY
WELLNESS STUDIOS

Akala's Wellness Studios are a serene sanctuary for intentional movement, inner restoration, and holistic transformation.

Movement & Flow:
Adaptable studios, designed to support both ambient and heated sessions, offer a diverse range of classes that promote strength, flexibility, and mindful connection. The schedule includes various styles of yoga, including prenatal, flying, and restorative yoga, as well as mostly-focused flows, and barre and mat Pilates.

Mindfulness & Holistic Healing:
A tranquil Meditation Room sets the tone for mindfulness practices and integrative sensory therapies such as sound healing, reiki, guided breathwork, sleep therapy, and vibrational energy healing. Complementing this are private, heated relax lounges, designed to enhance meditative depth and emotional release.

The Reformer Studio:
Designed to transform strength, control, and flexibility, the Reformer Studio at Akala Wellness is a #1 studio, including state-of-the-art Mega Reformers – for a range of dynamic sessions. Guests can experience Lagree, classical and contemporary Pilates, along with barre, mat, and hot formats, all guided by expert instructors in a serene, light-filled space engineered for intentional movement.

Sensory Deprivation Room:
This deeply immersive environment invites guests into a state of complete silence, darkness, and weightlessness through a floatation experience in high-salinity water. Free from external stimuli, the body enters a theta brainwave state, promoting profound nervous system recalibration, enhanced creativity, reduced anxiety, and a deepened sense of inner clarity.

Total Immersion Therapy:
A revolutionary wellness technology that use
Hibernacoustic therapy to promote total body
mind balance, total immersion therapy com
sound frequency, vibration, and meditative a
Guests are enveloped in a carefully calibrate
of sound waves and physical resonance that
them into a deeply relaxed, almost meditativ

Recovery Zone:
Welcome to the pinnacle of personalised he
Akala's Recovery Zone, technology, and
come together to create the ultimate envir
for restoration, renewal, and total body calm
Every detail of this space has been curated t
support your physical recovery, mental clarit
emotional balance.

- Infrared Sauna & Cold Deep penetrating h
- Cryotherapy Chamber: A quick blast of c
triggers anti-inflammatory responses, s
- Red Light Therapy Bed: Stimulates cellu
regeneration, collagen production, and
- Hyperbaric Oxygen Chamber: Enhances
oxygen delivery to cells for faster healin
cognition, and improved endurance.
- PEMF Mat (Pulsed Electromagnetic Field
Rebalances cellular energy, reduces
inflammation, and supports natural
recovery processes.

A digital wellness concierge screens your bo
and goals upon entry, customising your exp
AI-driven precision — whether you're recove
from intense training, managing stress, boos
immunity, or simply seeking deep rest.

ALA
A

The Akala Spa is a soulful wellness sanctuary where time slows, the senses awaken, and the body surrenders to deep, intentional healing. Every detail has been curated to transport guests into a state of inner stillness and elevated wellbeing.

Behind its tranquil doors, eight private treatment rooms elegantly appointed and gender-segregated for privacy offer a symphony of restorative rituals. For those seeking heightened seclusion, the VIP Spa Suites feature in-room jacuzzis, heated massage tables, and serene bathing spaces perfect for bespoke wellness journeys or deeply indulgent couples' escapes.

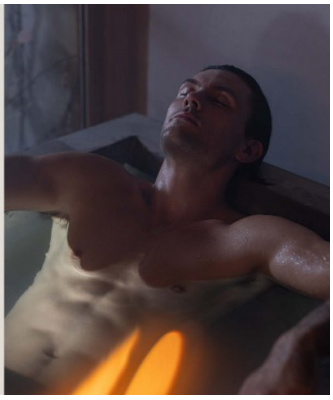
A curated menu of premium therapies awaits, featuring
signature hot stone massage, bone marrow care, lymphatic
drainage, aromatherapy, hot stone relaxation, and the
sculpting benefits of maderotherapy.

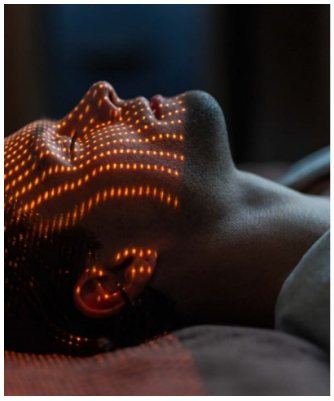
Guests can also enjoy rejuvenating facials, expert acupuncture, advanced skin detoxification and renewal treatments, as well as cutting-edge modalities like red light and Cellulma light therapy, crystal therapy, and peels. Enhancing the experience is the deeply restorative infrared stone bed, designed to promote relaxation at the cellular level. Every treatment is meticulously crafted to restore balance, elevate beauty, and enrich overall wellbeing.

Anchoring the Akala Spa experience is a world-class thermal circuit that invites guests to surrender to elemental balance, by following a purposeful sequence of heat, cold, meditation, and rest, designed to harmonize the body, clear the mind, and renew the spirit.

The thermal circuit features two marine-infused thalassotherapy pools, a eucalyptus steam room, infrared salt room, Finnish sauna, cold plunge and ice room, and a jacuzzi, a design statement integrated into the spa's architecture as both a visual focal point and a sanctuary of relaxation.

The journey culminates in soothing relaxation lounges, where hatchtherapy purifies the lungs, ergonomic heated loungers cradle the body, and nourishing herbal teas invite reflection and renewal. More than just a ritual, this journey is a sensory immersion in balance, resilience, and renewal.





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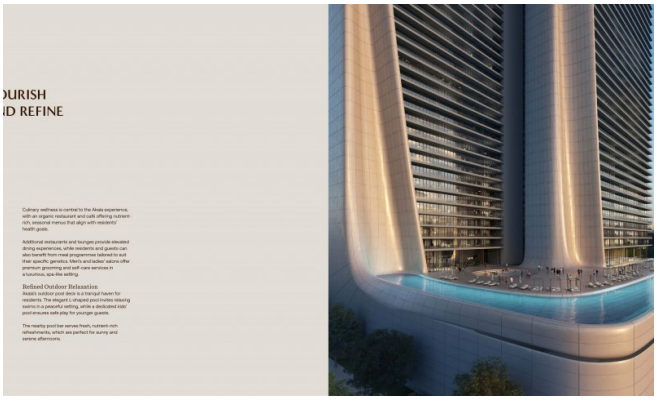

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