Dubai, Zabeel 2 – Precizne wellness rezidencije na prodaju

Cijene i troškovi	
Nabavna cijena	Cijena na upit

Podaci o nekretnini	
Živi prostor	157,08 m²
Ukupna površina	192,91 m²
Sobe	5
spava?e sobe	3
Kupaonice	4
Veli?ina balkona/terase	35,83 m²
Balkoni	1
stara/nova zgrada	Nova zgrada
Status prodaje	otvoren

Zna?ajke	
Op?a kategorizacija	Luksuzan
Kupaonica	Tuš
Kuhinja	Otvoren
Lift	Osobe
namješteno	potpuno

Kabelska/satelitska TV	Da
Skladištenje	Da
prilago?en starijim osobama	Da

Opis nekretnine

Pozicioniran na sjecištu naprednog wellnessa i ultra-moderne arhitekture, ovaj luksuzni stambeni razvoj u Zabeel 2, Dubai, predstavlja koncept Precision Wellness—znanstveno vo?eno životno iskustvo dizajnirano za optimizaciju tjelesnog i mentalnog zdravlja.
Dizajnirane od svjetski poznatih arhitekata i developera, svaka rezidencija spaja senzorni responzivne materijale, biofili?ni dizajn i AI-integrirane pametne sustave. Interijer uklju?uje zvu?nu izolaciju, cirkadijalno osvjetljenje, tuševe oboga?ene vitaminima, materijale osjetljive na EMF te sustave za pro?iš?avanje zraka i vode. Prozor od poda do stropa i prostrane terase pružaju mirne gradske poglede, poja?avaju?i prirodnu svjetlost i mindfulness.
Stanari imaju pristup Akala Spa i Everwell Medical Wellness Clinic, koja nudi revolucionarne tretmane poput terapije mati?nim stanicama, peptidnih injekcija, IV infuzija, ozonoterapije i hormonske ravnoteže. Svaka usluga—od dijagnostike do napredne regeneracije—dostavlja se u besprijekornom, privatnom klini?kom okruženju. Ova zajednica uklju?uje i Formative, high?performance fitness klub s najnaprednijom tehnološkom opremom za teretane u Ujedinjenim Arapskim Emiratima, wellness concierge, privatni kino, organski restorani i prilago?ene prehrambene programe temeljene na genetskim profilima. Bilo da se opuštaš u flotation kapsuli ili sudjeluješ u reikiu, pilatesu ili zvu?noj terapiji, ovo je prostor stvoren za ciljano življenje.
Savršeno za visoko-performantne pojedince, wellness tragatelje ili investitore usmjerene na luksuz sljede?e generacije—ovo nije samo dom—ve? je svetište za život, iscjeljenje i prosperitet.

Mjesto

Smješteni u Zabeel 2, jednoj od najelitnijih ?etvrti u Dubaiju, ti stanovi nalaze se na samo nekoliko minuta od Downtown Dubaija i DIFC-a. Smješteni izme?u poslovnog središta grada i kulturnih epicentara, stanari uživaju u nenadmašnoj blizini luksuznih restorana, kupovine i zdravstvene skrbi. Blizanci tornjevi okruženi su slikovitim pogledima, elitnim hotelima i mirnim krajolikom. Bilo da tražite wellness uto?išta, fine?dining destinacije ili brz pristup poslovnim ?voristima, Zabeel 2 nudi idealnu kombinaciju mira i povezanosti—samo kratka vožnja od Dubai International Airporta.

Zna?ajke

Ovaj razvoj redefinira holisti?ki život s wellness ekosistemom pune širine: termalni krugovi, spa terapije, fitness studiji, sobe za senzornu deprivaciju, infracrvene saune, krios terapija, terapija crvenim svjetlom i hiperbari?ne kisik komore. Stanari uživaju u personaliziranim wellness sesijama kod ku?e, elitnoj medicinskoj klinici s regenerativnim tretmanima i AI?vo?enim biometrskim planiranjem. Na licu mjesta restorani služe hranjive menije, dok pametni dom tehnologija osigurava bešavnu udobnost. Objekt tako?er uklju?uje privatni kino, bazen na krovu, joga apartmane i pomno odabrane društvene lounge prostore. Sigurnost, valet, concierge i usluge unutar rezidencije zaokružuju ovaj sve?uklju?eni stil života.

Drugi

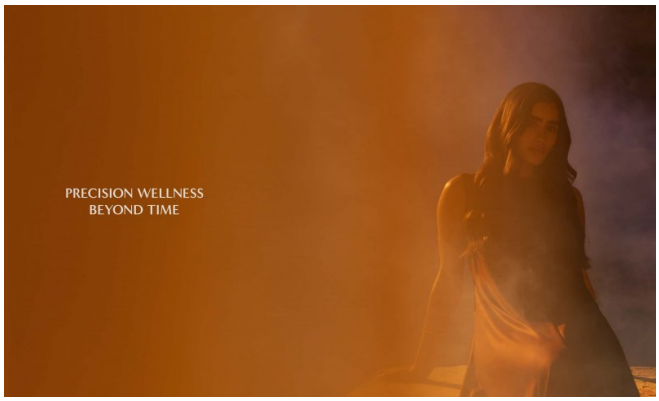
Odricanje odgovornosti: Planovi, detalji i orijentacija jedinica uklju?eni su samo

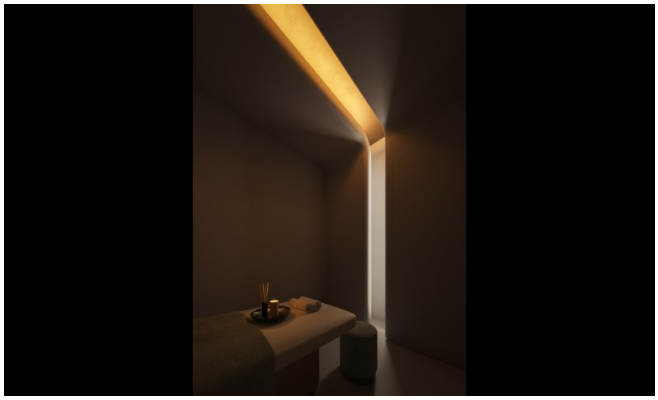
kao indikacija i mogu se mijenjati od strane developera/prodavca prema vlastitom naho?enju bez prethodne obavijesti i/ili odgovornosti. Sve slike, uklju?uju?i karakteristike, završne obrade, namještaj, pogled i mjerilo, samo su ilustrativne. Kona?ni prostori, orijentacija, dimenzije, raspored i materijali mogu se razlikovati od navedenih.

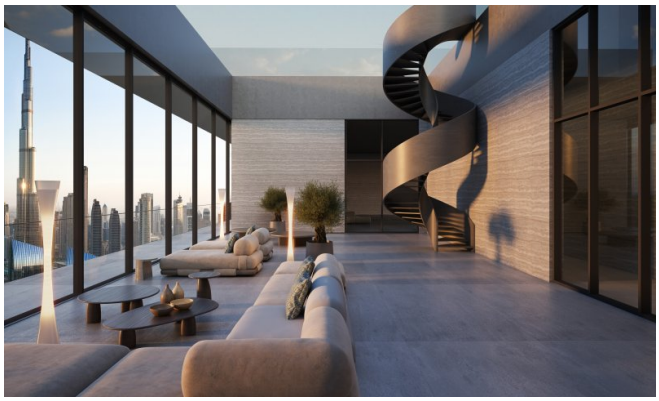
Dobavlja?

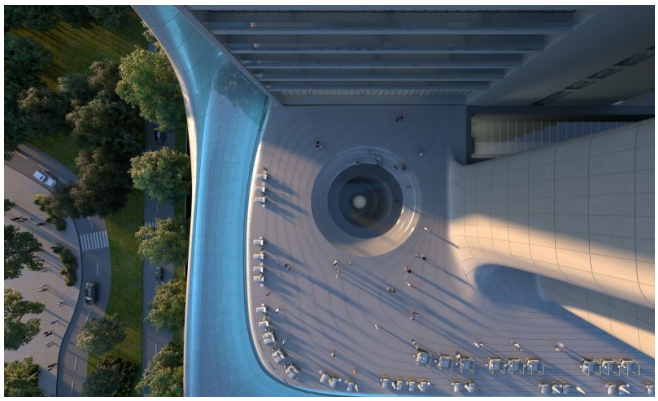
TANAMI PROPERTIES
Al Marsa Street
3405 Marina Plaza

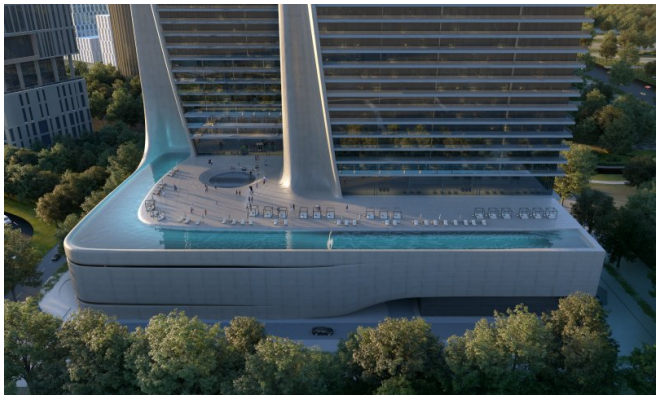
Telefon glavni ured	+971 4 248 3400
E-pošta	office@ihr-makler.cc
Web stranica	victoriacrigan@tanamiproperties.ae

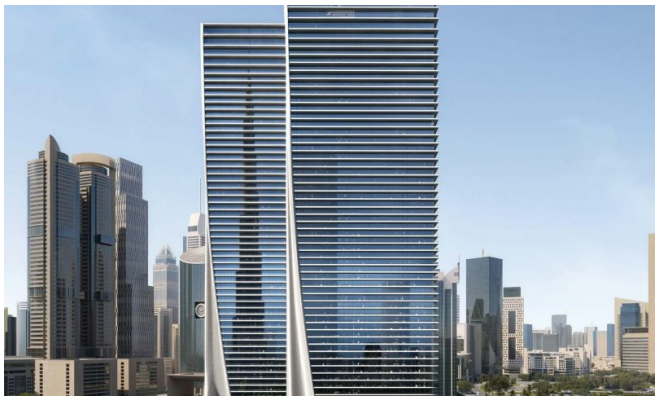


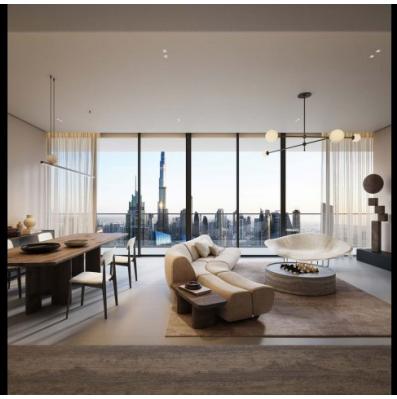
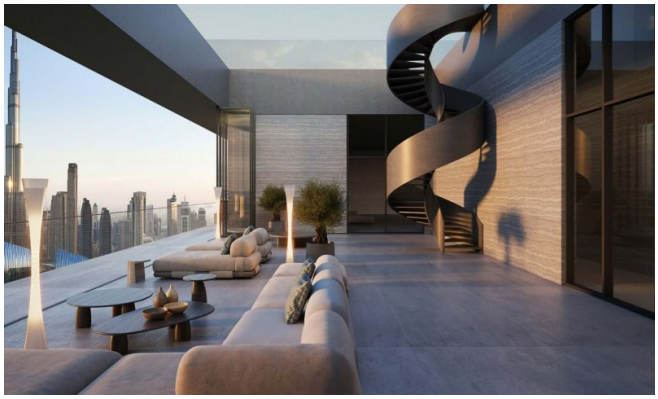


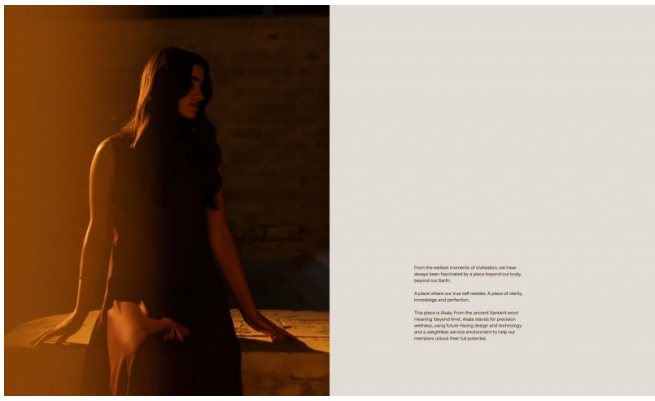








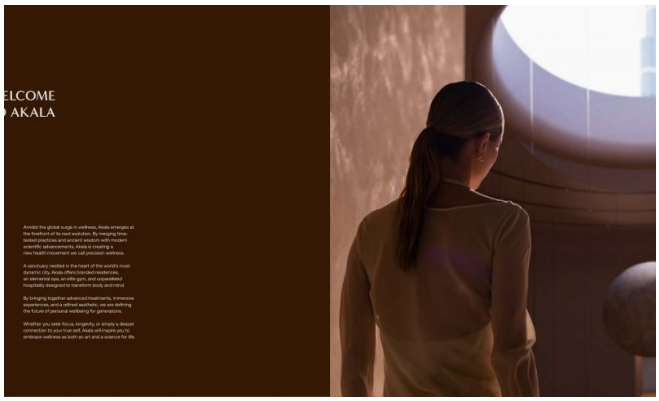



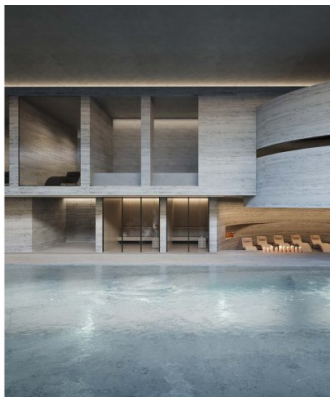


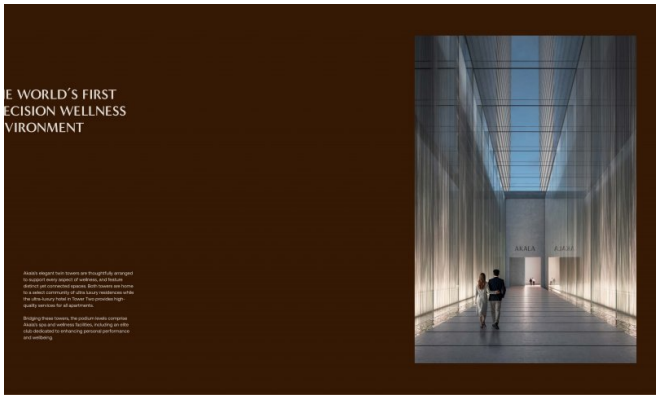
From the earliest moments of civilisation, we have always been fascinated by a place beyond our body, beyond our Earth.

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 Akala, 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 heralds a new chapter in the city's architectural and lifestyle narrative. Standing alongside the next 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 architectural journey of compression and release, crafting spaces that transition seamlessly from darkness to light, tranquility to vitality, and stillness to dynamic energy. 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 architecture as a therapeutic experience, Akala offers respite from Dubai's frenetic energy, a sanctuary from materialism 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 Fitn'Stan (ladies-only), FITCODE (premium mixed), Wellfit (family wellness clubs), and Platform Studios (boutique fitness).

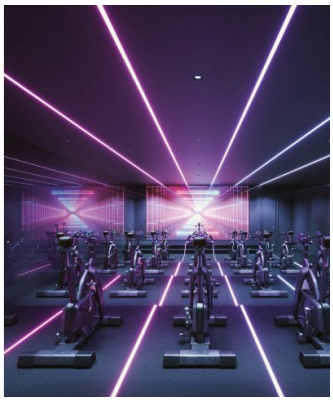
Formative is the culmination of that knowledge, bringing together best-in-class design, world-leading equipment, and luxury service.

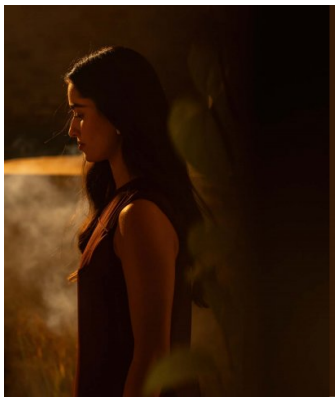
The facility features advanced pin- and plate-loaded strength machines, the latest in cardio innovation, and expansive zones for functional training, stretching, and mobility.

Members can take advantage of private pods for one-on-one personal coaching, a dedicated Recovery Tech zone with Hyperice and Therapgun 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 spanning spinning, yoga, HIIT, boxercise, 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 Hot Yoga, Yin Yoga, Vinyasa yoga, as well as mobility-focused flows, and barre and mat Pilates.

Mindfulness & Holistic Healing:
A tranquil Meditation Room sets the tone for deep relaxation and mindfulness, with guided therapies such as sound healing, yoga nidra, breathwork, sleep therapy, and vibrational energy healing. Guests may also participate in herbal and detox tea ceremonies, designed to enhance meditative depth and emotional release.

The Reformer Studio:
Designed to transform strength, control, and flexibility, the Reformer Studio at Akala features over 10 beds including state-of-the-art Magic Reformers - for a range of dynamic sessions. Guests can experience Legree, 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.

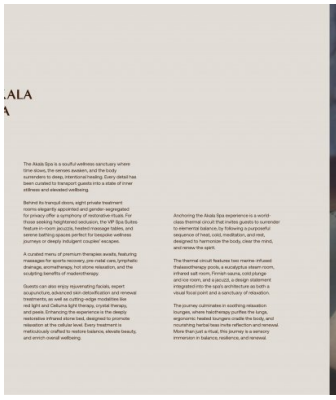
Sensory Deprivation Room:
This deeply immersive environment invites guests into a state of complete silence, darkness, and weightlessness through a floatation experience in high-quality water. This sensory deprivation tank is a powerful tool for stress reduction, enhanced nervous system recalibration, unmasked creativity, reduced anxiety, and a deepened sense of inner clarity.

Total Immersion Therapy:
A revolutionary wellness technology that unl
ultimate relaxation. Immersion therapy uses
sound frequency, vibration, and meditative
to stimulate the body's natural healing syste
Guests are enveloped in a carefully calibrate
of sound waves and physical resonance that
them into a deeply relaxed, almost meditative

Recovery Zone:
Welcome to the pinnacle of personalized he
a sanctuary where science, technology, and
come together to create the ultimate enviro
for restoration, renewal, and total body rejuv
Every detail of this space has been curated t
support your physical recovery, mental clarity
emotional well-being.

- Infrared Sauna Pod: Deep-penetrating h
relaxes muscles, detoxifies the body, an
boosts circulation.
- Cryotherapy Chamber: A quick blast of c
triggers anti-inflammatory responses, re
boosts metabolism, and enhances alertn
- Red Light Therapy Wall: Stimulates cell
regeneration, collagen production, and
tissue repair.
- Hyperbaric Oxygen Chamber: Enhances
oxygen delivery to cells for faster healing
cognition, and improved endurance.
- Pulsed Electromagnetic Field (PEMF)
Balances cellular energy, reduces
inflammation, and supports natural
recovery processes.

A digital wellness concierge screens your to
and goals upon entry, customizing your sess
Post-session, the concierge provides personal
recommendations for nutrition, hydration, sleep
immunity, or simply seeking deep rest.



AKALA

The Akala Spa is a soulful wellness sanctuary where time slows, the senses awaken, and the body remembers how to deep, intentionally heal. 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.

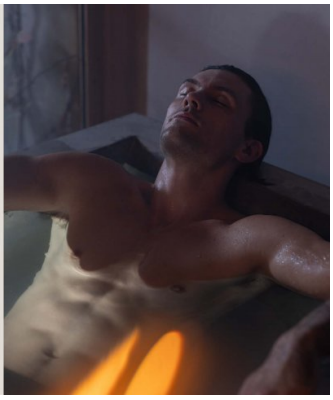
A curated menu of premium therapies awaits, featuring signature massages, deep tissue care, lymphatic drainage, aromatherapy, hot stone relaxation, and the sculpting benefits of maderotherapy.

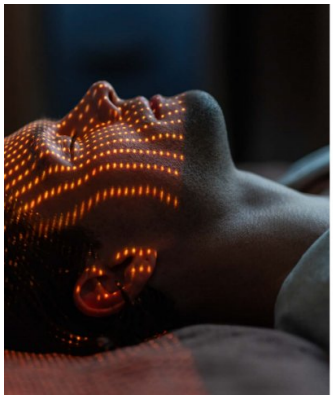
Guests can also enjoy rejuvenating facials, expert acupuncture, advanced skin detoxification and renewal treatments, as well as cutting-edge modalities like red light and Cellulma light therapy, crystal therapy, and peels. Enhancing the experience is the deeply restorative infrared stone bed, designed 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 hatdtherapy 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.





everwell

Akala's state-of-the-art medical wellness clinic is operated by Everwell, offering precision, science-based longevity treatments in a boutique setting that ultra-private, spa-like environment. Designed across an entire clinical floor, Everwell features fully-equipped operating theatres for Level A–C procedures, advanced treatment and procedure rooms, a physiotherapy suite, custom IV therapy stations, consultation lounges, and a VIP recovery and longevity area.

Residents and guests have access to cutting-edge services including proprietary **MuseCell stem cell therapies** – for which Everwell is the region's only licensed operator – exosome therapies, Hypertronic chamber, red light and cold plunge therapies, hormone and metabolic optimisation, ozone therapy, and AI-personalised supplements, meal, and training plans – all overseen by a global network of medical specialists.

Everwell's **Dessous Golden Bag Treatments** represent the pinnacle of cellular regeneration, delivering powerful anti-aging and cognitive benefits through a curated infusion of stem cells, exosomes, peptides, and growth factors.

Services

- Cord-blood plasma therapy
- PRP – platelet-rich plasma treatment (i.e. vampire treatments and joint rejuvenation)
- Micro-dermatology rolling treatments for face with exosomes/stem cell/peptides
- Hair rejuvenation
- Skin rejuvenation
- Blood filtration and chelation therapy for detox
- Gut biome testing and correcting
- Food intolerance testing and correcting

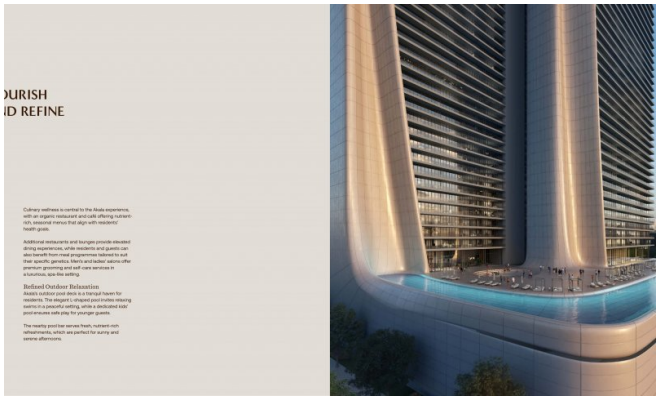
Signature therapies also include **PRP (Platelet Plasma)**, a minimally invasive procedure that
the healing potential of your own blood to re
skin, promote hair growth, and accelerate re
Blood filtration and chelation therapy help
heavy metals and systemic toxins that build
over time, improving clarity, vitality, and
inflammatory response.

Gut biome and food intolerance testing ar
Gut health is the foundation of overall well
itself at a cellular level, enabling targeted nut
connection to support digestion, energy, and
Meanwhile, **micro-dermatology rolling** mod
enhanced with stem cells, exosomes and pe
offer an advanced anti-aging reset, rebuildin
collagen and improving skin texture from wit

With seamless integration of technology inc
an in-house app that integrates with AHCO
and Duo, Everwell empowers proactive, dee
personalised health journeys, from preventiv
diagnostics to advanced regenerative therap

Everwell's services complement Akala's ren
weightlessness, bringing together the eleme
and delivering a space that elevates your se
by offering a full circle service, from consulta
diagnosis, supplements, medical intervention
therapies. All these are managed end to end
house by our global panel of experts to bring
the region's first unhaggmented wellness offe
a space like no other.

- Osteopathy
- Chiropractic
- Physiotherapy
- Acupuncture
- Cupping
- Sound healing
- Peptide treatments
- Non-ablative skin rejuvenation
- Collagen induction therapy (CIT) and de
- Retinoid therapy
- Dessous Golden Bag Treatments



DURISH
ND REFINE

Culinary wellness is central to the Akala experience, with an organic restaurant and café offering nutrient-rich, seasonal menus that align with residents' health goals.

Additional restaurants and lounges provide elevated dining experiences, while residents and guests can also enjoy a wellness boutique tailored to suit their specific genetics. Men's and ladies' salons offer premium grooming and self-care services in a luxurious, spa-like setting.

Refined Outdoor Relaxation
Akala's outdoor pool deck is a tranquil haven for residents. The elegant L-shaped pool invites relaxing swims in a peaceful setting, while a dedicated kids' pool ensures safe play for younger guests.

The nearby pool bar serves fresh, nutrient-rich refreshments, which are perfect for sunny and serene afternoons.

RVICES

Akala Hotel Services
Where intuitive care meets elevated living.
At Akala, service isn't transactional it's transformational. Every gesture is grounded in empathy and thoughtful design, ensuring your time here is effortless, your personalized comfort, and holistic wellbeing. From arrival to every moment after, curated support unfolds intuitively, often before a word is spoken.

Personalized Lifestyle & Wellness Concierge Services
A dedicated wellness concierge orchestrates every element of your stay, from travel and dining to bespoke shopping, cultural experiences, and deliveries. Enjoy pre-arrival pantry stocking with your favourite organic produce, teas, and supplements. Hotel-grade services including daily housekeeping, linen refresh, turndown, 24/7 security, valet, porter, and doorman services offer total peace of mind.

Smart Living, Seamlessly Integrated
The Akala App connects you to your space lighting, climate, sound, and mood settings adjust with a tap, aligning your environment with your rhythm and intention.

Family & Specialized Support
From in-home tutors to companion care for elderly or special needs guests, Akala offers personalized support with warmth and dignity. Event and retreat planning from local wellness immersions to private celebrations brings depth and connection to your calendar.

Akala Wellness Services
Holistic Wellness & Spa Integration
Your personalized wellness calendar is synced with the Akala App, offering daily treatments, therapies, and classes tailored to your needs. In-home sessions with certified yoga, Pilates, breathwork, or meditation instructors are always available, alongside advanced diagnostics like biological age testing, IV therapy, cryotherapy, red light therapy, and jet lag recovery, is supported with circadian lighting, oxygen therapy, and targeted nutraceuticals. Evenings close with pre-sleep rituals: calming teas, eye masks, aromatherapy, and soothing soundscapes all designed for deep, restorative sleep.

In-Residence Treatments
Residents have access to curated wellness treatments within the comfort of their home, from rejuvenating massages and recovery sessions to advanced therapies, services are seamlessly arranged through Akala's wellness concierge.

Sensory & Emotional Wellbeing
Ambient soundscapes, light wellness programming, and aromatherapeutic scent design are tailored to your emotional needs energizing mornings, grounding afternoons, or mindful transitions. Guided mindfulness, gratitude practices, and breathwork are gently woven into your day, promoting clarity, balance, and renewal. At Akala, service is a quiet, constant presence, a feeling of being deeply understood without saying a word.

EXCLUSIVELY
YOURS

A private sanctuary within Akala, the residents-only spaces are designed to foster both personal wellbeing and a sense of community.

The Wellness Lounge offers a state-of-the-art gym, thoughtfully zoned for privacy with dedicated male and female wellness suites. Each suite is outfitted with steam rooms, infrared or Finnish saunas, and invigorating cold plunges ideal for daily restoration, post-workout recovery, or contemplative wind-down rituals. The gym itself merges functionality with serenity, with natural light, calming interiors, and intelligent equipment to support strength, mobility, and holistic fitness practices.

Outside, an elevated pool deck sands where the temperature-controlled swimming pool and Jacuzzi provide tranquil spaces to float, soak, or simply surrender to stillness beneath the open sky.
The Residents Club brings people together in refined comfort, with an elegant lounge for social connection, a private cinema for immersive escapes, and an open-air amphitheatre for shared cultural experiences — all curated to elevate the rhythms of everyday life.