

RIXOS

FINANCIAL CENTER ROAD
DUBAI RESIDENCES

FACT SHEET



DEVELOPED BY:

East & West
Properties

UNVEILING A MODERN ICON
OF SOPHISTICATION AND STYLE

RIXOS
FINANCIAL CENTER ROAD
DUBAI RESIDENCES



A MODERN ICON OF INNOVATION AND DESIGN

Building Configuration

3 Basement + Ground + 5 Podium + 77 Floors + Roof

Number of Residences Per Floor

1 to 5

No. of Parking Lots

351

Total No. of Residences

260

Residences Type

Unfurnished

Anticipated Completion Date

Q2 2027

Size Range

700 sq. ft. to 10,170 sq. ft.

Number of Lifts

5 Passenger Lifts And 2 Service Lifts

Floor to Ceiling Height

3.8 Meters

Residences Mix

- 1 Bedroom
- 2 Bedroom
- 3 Bedroom
- 4 Bedroom
- Full Floor Penthouse Residences (4 Bedrooms)
- Duplex Penthouse Residences (5 Bedrooms)





LOCATION AND COMMUNITY



The Dubai Mall
1 minute (150 m)



Dubai Canal
1 minute (150 m)



Burj Khalifa
2 minutes (800 m)



Dubai Opera
3 minutes (1.1 km)



DIFC
5 minutes (2 km)



Dubai International Airport
15 minutes (8 km)

Conveniently located in close proximity to multiple private international schools, including:

- **The English College**
- **JSS Private School**
- **Safa British School**



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DEDICATED RESIDENTIAL FACILITIES

GROUND LEVEL



Residences Lobby & Concierge



Café and Lounge*

PODIUM LEVEL 1



Fitness Facilities



Wellness Centre



Running Track



Padel



Yoga Deck



Rixy Kids Club



Outdoor Kids Playground



Kids Pool and Splash Pad



Podium Level Swimming Pool



Pool Bar

PODIUM LEVEL 2



Private Screening Room



Residences Lounge



Games Room



Golf Simulator



Boardroom

SKY PODIUM LEVEL 65



Sky Lounge



Sky Podium Swimming Pool

*Accessible to the general public



Rixos Residences Lobby, Ground Floor

THE ESSENTIALS

Essential services are made available to all Residences owners and are included in the service charge assessed to each residence owner.



Residences Concierge



Doorman & Valet



Security



Accor Ownership Benefits Program Annual Fee



Common Area Maintenance



Common Area Housekeeping



Common Area Reserve for Replacement



Wifi in Residential Common Areas



General & Administrative



Residences Facilities Staff



Common Area Utilities



Property Insurance (Base Building/ Common Areas)



EXCLUSIVE À LA CARTE SERVICES

INDULGE IN THE ULTIMATE LUXURY SERVICES

A dedicated Residence Concierge is here to provide a seamless and personalised service, serving as your single point of contact for all À La Carte Services.

Experience the convenience and extravagance of **in-residence catering**, where a personal chef will tantalise your taste buds with exquisite culinary creations.

Take advantage of the **shopping services and personal assistant** to ensure that your every desire is fulfilled.

Enjoy peace of mind knowing that **childcare, dry cleaning, and laundry services** are readily available, making your life effortless and stress-free.

Travel in style with the **private transportation and limousine services**, designed to elevate your every journey.

Revel in the comfort of having **in-residence housekeeping and maintenance**, tailored to suit your preferences.

For those who frequently reside elsewhere, the “**While You Are Away**” **Maintenance Package** provides a comprehensive turnkey solution to ensure the upkeep of your residence.

Embrace a lifestyle of seamless luxury with a customisable À La Carte Services, tailored to meet the demands of the discerning few. Unleash the true potential of luxurious living and have your expectations exceeded at every turn.

*À La Carte Services are optional and subject to additional charges.



PRIVILEGE AND RECOGNITION - AT HOME AND AROUND THE WORLD

Residence Owners at Rixos Financial Center Road Dubai Residences are eligible to participate in the Accor Ownership Benefits Program*, affording you VVIP status on a global basis.

Exclusive invitation to join Diamond status in Accor Live Limitless (ALL), Accor's loyalty programme.

VIP reservation desk to support travel planning across Accor's global network of hotels, resorts and related hospitality offerings.

Automatic upgrades on arrival across more than 5,500 hotels and resorts worldwide (subject to availability).**

20% off best available rate worldwide at participating Accor hotels and resorts.

* Eligibility continues for as long as Purchaser owns Rixos branded real estate, subject to inclusion of the annual Residence Ownership Benefits Fee being included in the property service charge assessed to all Residence Owners.

** At participating Accor brands and properties.



ACCOR · LIVE LIMITLESS



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DUBAI RESIDENCES

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Properties

THE TEAM BEHIND THE PROJECT

ENNISMORE

DRIVEN

Forbes
GLOBAL PROPERTIES

refine

Reserve your luxury residence today

800 RIXOS
74967

www.rixosfinancialcenterroaddubairesidences.com

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