

VERVE  
CITY WALK





EXPERIENCE EVERY ELEMENT  
OF URBAN LIVING





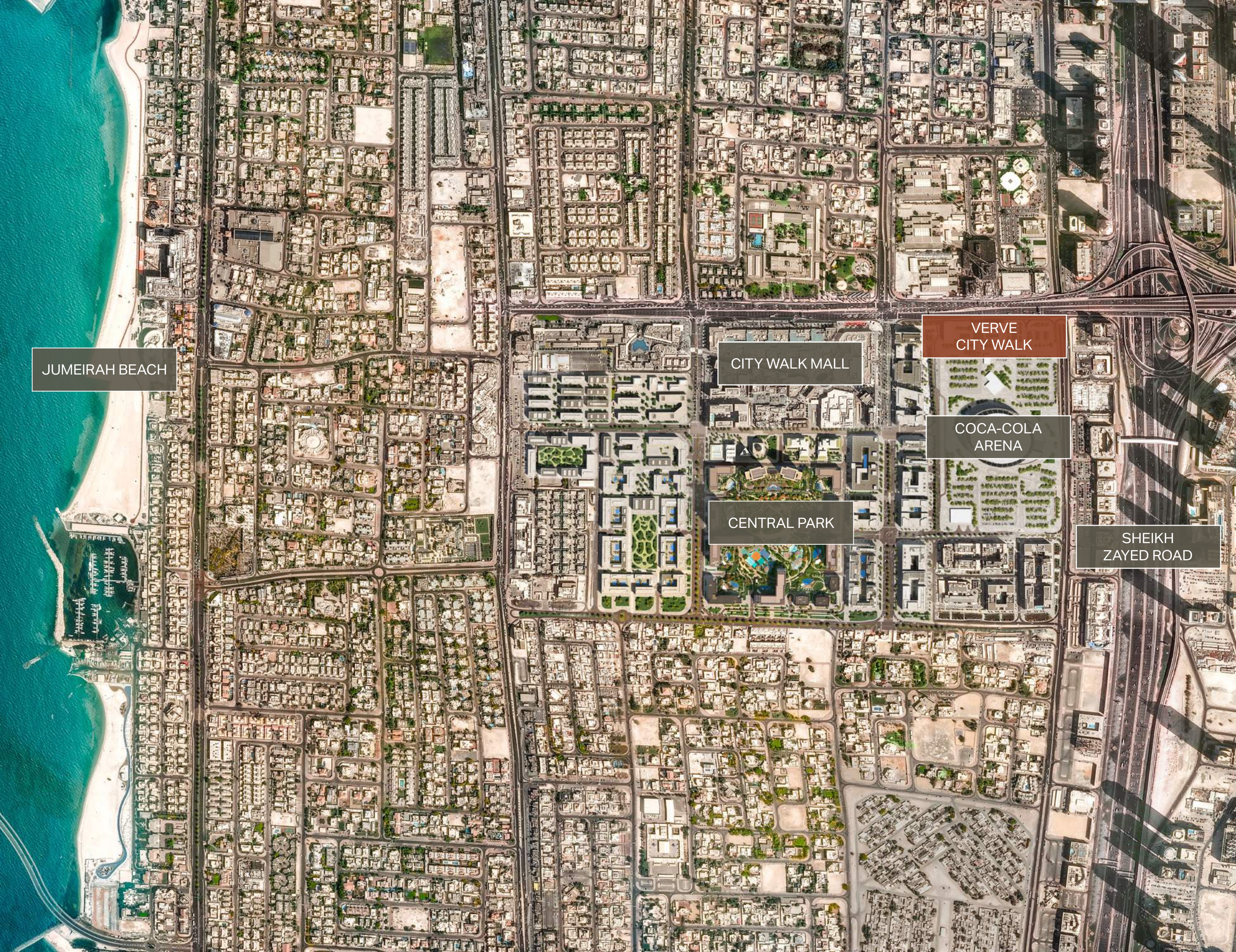
# A COVETED ADDRESS

## VERVE CITY WALK

Situated along Al Safa Street, this coveted address offers residents easy access to well-established destinations and iconic landmarks in Dubai through major highways and road networks. Just 10 minutes from the pristine shores of Jumeirah Beach and 5 minutes from the vibrant energy of Downtown Dubai, this prime location provides an unparalleled living experience where residents can enjoy refined elegance, right in the heart of City Walk.







JUMEIRAH BEACH

CITY WALK MALL

VERVE CITY WALK

COCA-COLA ARENA

CENTRAL PARK

SHEIKH ZAYED ROAD

A SEAMLESS BLEND OF URBAN CONVENIENCE AND PREMIUM LIVING

- 2-MINUTE DRIVE | CITY WALK MALL
- 2-MINUTE DRIVE | SHEIKH ZAYED ROAD
- 5-MINUTE DRIVE | THE DUBAI MALL
- 10-MINUTE DRIVE | JUMEIRAH BEACH
- 15-MINUTE DRIVE | DUBAI INTERNATIONAL AIRPORT





VERVE CITY WALK  
FEATURES TWO  
HIGH-RISE TOWERS  
CONNECTED BY  
A SHARED PODIUM &  
A VIBRANT RETAIL  
HUB, OFFERING  
A UNIQUE AND  
SOPHISTICATED  
SKY-LIVING  
EXPERIENCE  
IN CITY WALK







EACH TOWER IS  
THOUGHTFULLY  
DESIGNED WITH  
BESPOKE CUT-OUTS  
THAT ELEVATE ITS  
AESTHETIC AND  
FUNCTIONAL APPEAL,  
OFFERING RESIDENTS  
EXCLUSIVE AMENITIES  
AND STUNNING SKY  
TERRACES



THE PODIUM  
SEAMLESSLY  
INTEGRATES WITH THE  
CITY WALK PRECINCT,  
CREATING A VIBRANT  
CONNECTION BETWEEN  
THE ARENA AND THE  
EXISTING CITY WALK







RESIDENTS ARE  
WELCOMED BY  
A SECLUDED AND  
DISTINCT ARRIVAL  
EXPERIENCE



LUSH LANDSCAPING  
SEPARATES THE F&B  
DROP-OFF AREA  
FROM THE EXCLUSIVE  
RESIDENT DROP-OFF  
AREA







MINIMALIST ELEGANCE  
MEETS UNDERSTATED  
WARMTH INSIDE THE  
GRAND DOUBLE-HEIGHT  
LOBBIES



QUIET DOUBLE-HEIGHT  
MEETING LOUNGES,  
CO-WORKING,  
AND BUSINESS  
SPACES WITH  
PRIVATE OUTDOOR  
COURTYARDS  
SURROUNDED BY  
A REFLECTIVE BODY  
OF WATER OFFER  
UNMATCHED  
CONVENIENCE









RESIDENTS CAN  
ENJOY A PRIVATE  
PODIUM EXCLUSIVELY  
FOR THEIR USE







A SUN-FILLED INFINITY  
POOL, SITUATED ON  
TOP OF THE PODIUM,  
OFFERS BREATHTAKING  
VIEWS OF DOWNTOWN  
AND THE ARENA



THE WELL-EQUIPPED  
FITNESS CENTRE  
AND OUTDOOR GYM  
PROVIDE SEAMLESS  
ACCESS TO THE  
PODIUM, OFFERING  
STUNNING CITY  
VIEWS





THE KIDS' ADVENTURE  
AREA, DESIGNED TO  
IGNITE IMAGINATION,  
FEATURES AN ARRAY  
OF UNIQUE PLAY  
EQUIPMENT





EXCLUSIVE AMENITIES ARE NESTLED  
WITHIN EACH CUT-OUT, FEATURING  
EXPANSIVE TERRACES THAT OFFER  
A SERENE RETREAT AMIDST THE  
URBAN LANDSCAPE







DOUBLE-HEIGHT  
AMENITIES  
SEAMLESSLY  
CONNECT TO THE  
EXTERNAL TERRACES,  
ENHANCING THE  
FEELING OF SPACE  
AND OPENNESS



THE CUT-OUT  
ORIENTATION IS  
CAREFULLY DESIGNED  
TO OFFER A VARIETY  
OF SPECTACULAR VIEWS





ELEMENTS OF THE  
CUT-OUT, SUCH AS  
THE CIGAR LOUNGE,  
ARE THOUGHTFULLY  
INTEGRATED WITH A  
SELECTION OF PREMIUM  
AMENITIES





THE AMENITIES AND  
TERRACES SEAMLESSLY  
BLEND WITH THE  
BUILDING'S ARCHITECTURE,  
CRAFTING A HARMONIOUS  
AND VIBRANT EXPERIENCE  
FOR RESIDENTS





MULTI-PURPOSE ROOMS  
WITH EXPANSIVE TERRACES  
PROVIDE OPTIMAL  
FLEXIBILITY AND  
CONVENIENCE





EACH CUT-OUT IS A MARVEL  
OF ARCHITECTURAL DESIGN,  
OFFERING A LIFESTYLE WHERE  
URBAN ALLURE AND COMFORT  
SEAMLESSLY COEXIST









THE UNITS ARE  
DESIGNED WITH  
EXPANSIVE OPERABLE  
WINDOWS AND  
SPACIOUS TERRACES







FLOOR-TO-CEILING  
WINDOWS CAPTURE  
AWE-INSPIRING VIEWS





EACH RESIDENCE BOASTS AN ELEGANT  
FEATURE KITCHEN WITH MODERN  
APPLIANCES AND EXQUISITE FINISHES





CONTEMPORARY LIVING IS ELEVATED  
BY SUPERIOR FINISHES AND CORNER  
PANORAMIC VIEWS





THE SPACIOUS BEDROOMS  
ARE EQUIPPED WITH  
WALK-IN CLOSETS  
AND FLOOR-TO-CEILING  
WINDOWS





GENEROUS  
BATHROOMS  
FEATURE A  
VARIETY OF  
FIXTURES AND  
HIGH-END  
MATERIALS







ELEGANT CORRIDORS  
WITH A TIMELESS  
DESIGN AND  
PREMIUM MATERIALS  
CREATE A COZY  
AND SOPHISTICATED  
ATMOSPHERE









SPECIAL UNITS ARE  
ARTFULLY STAGGERED  
WITHIN THE TOWERS'  
DISTINCTIVE CUT-OUTS







DOUBLE-VOLUME  
LIVING ROOMS  
PROVIDE UNMATCHED  
PANORAMIC VIEWS





THE OPEN-PLAN  
LIVING, DINING, AND  
KITCHEN AREAS  
SEAMLESSLY COMBINE  
TO CREATE A PREMIUM  
LIVING EXPERIENCE





THE MASTER  
BATHROOMS  
FEATURE MULTIPLE  
FIXTURES AND  
LAVISH MATERIALS  
AND FINISHES





THE EXPANSIVE DOUBLE-HEIGHT  
TERRACES OFFER PREMIUM VIEWS  
AND AN UNPARALLELED OUTDOOR  
LIVING EXPERIENCE





RESIDENTS CAN ENJOY  
EXCLUSIVE VIEWS  
FROM THE SPECIAL  
UNITS' TERRACES

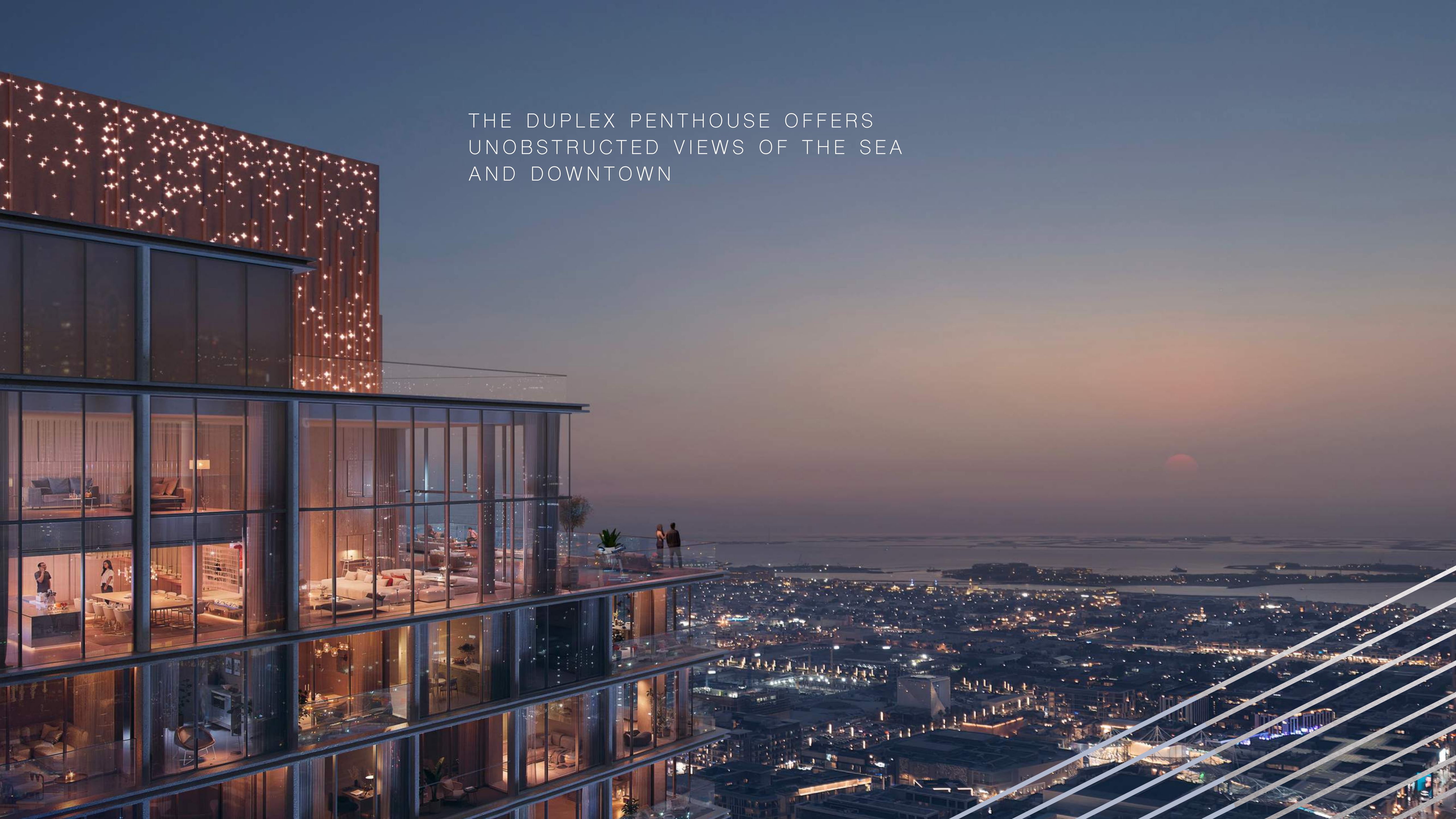








THE DUPLEX PENTHOUSE OFFERS  
UNOBSTRUCTED VIEWS OF THE SEA  
AND DOWNTOWN







RESIDENTS CAN  
ENJOY AN EXPANSIVE  
INDOOR/OUTDOOR  
TERRACE





UNIQUE AND LUXURIOUS  
DESIGN OVER THE DUBAI  
CITYSCAPE, FEATURING  
DOUBLE-HEIGHT SITTING  
AREAS WITH  
WELL-DEFINED SPACES





SEAMLESS  
CONNECTION TO  
A LARGE ROOFTOP  
TERRACE





A PREMIUM SHOW KITCHEN  
AND BOH KITCHEN WITH  
HIGH-END BUILT-IN  
APPLIANCES, OVERLOOKING  
A SPACIOUS DINING AREA





SPACIOUS BEDROOMS WITH  
PANORAMIC VIEWS







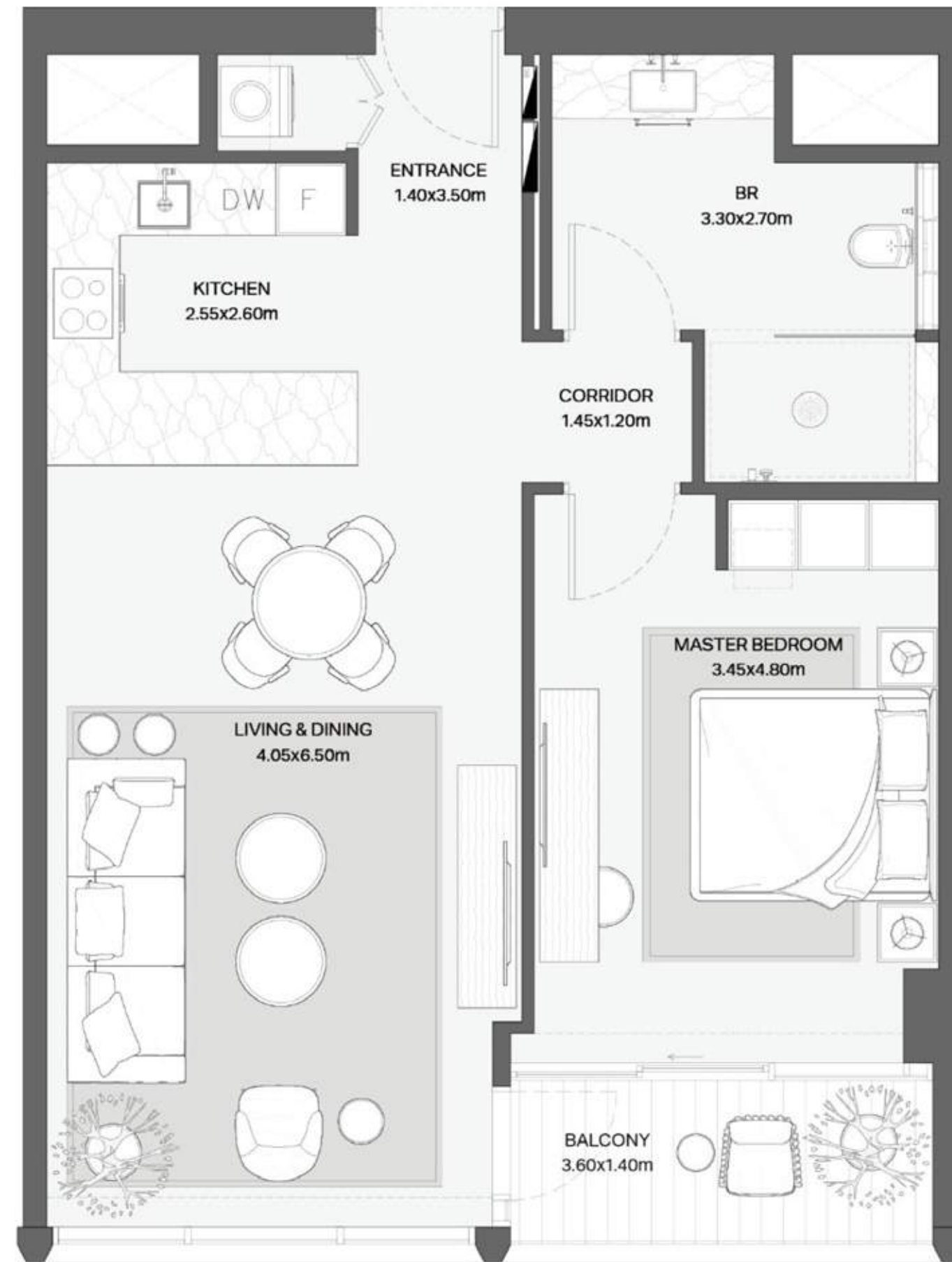
PREMIUM BATHROOM  
EXPERIENCE WITH  
NATURAL LIGHT,  
HIGH-END MATERIALS,  
AND STUNNING VIEWS





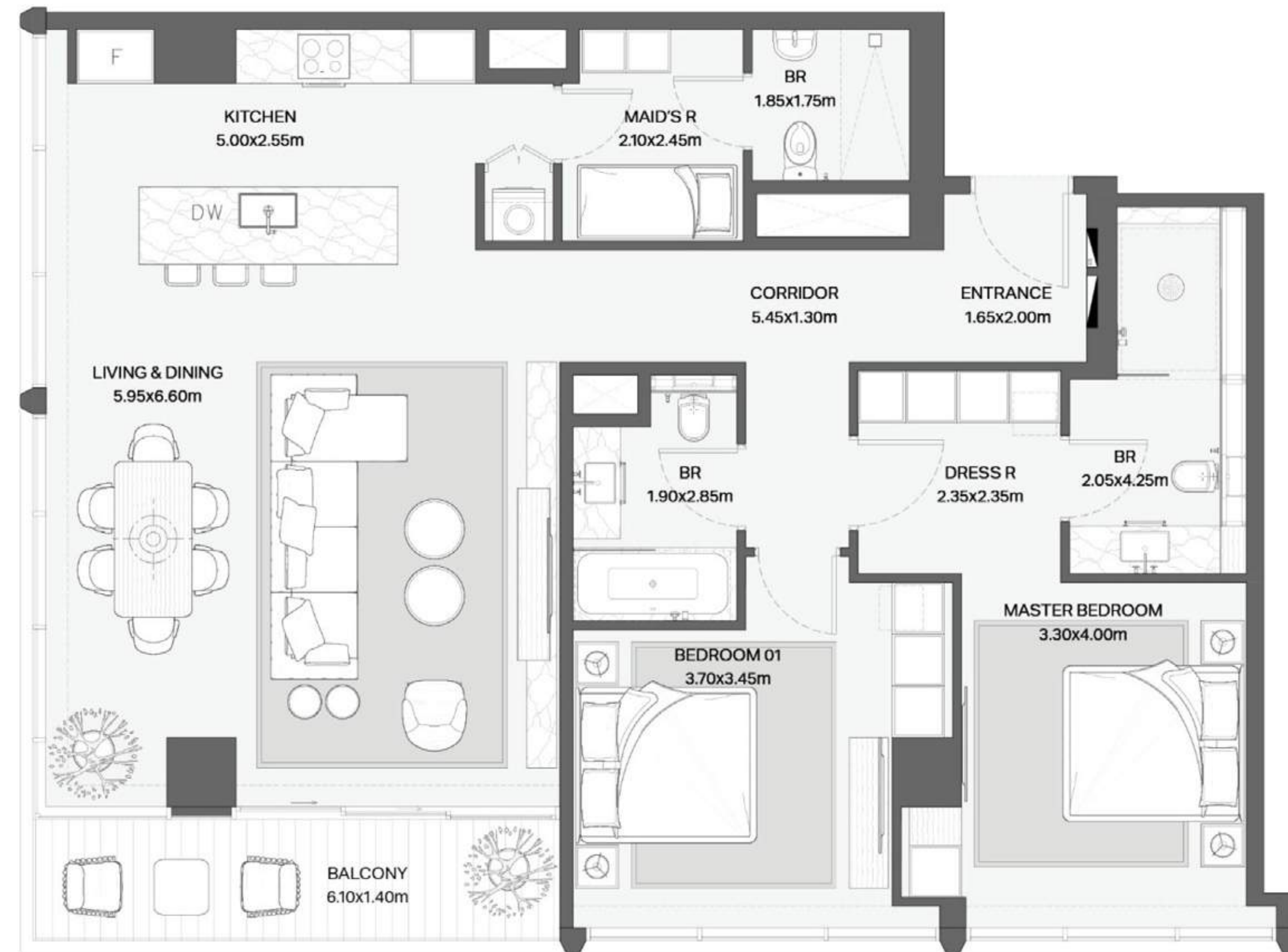


# 1 BEDROOM





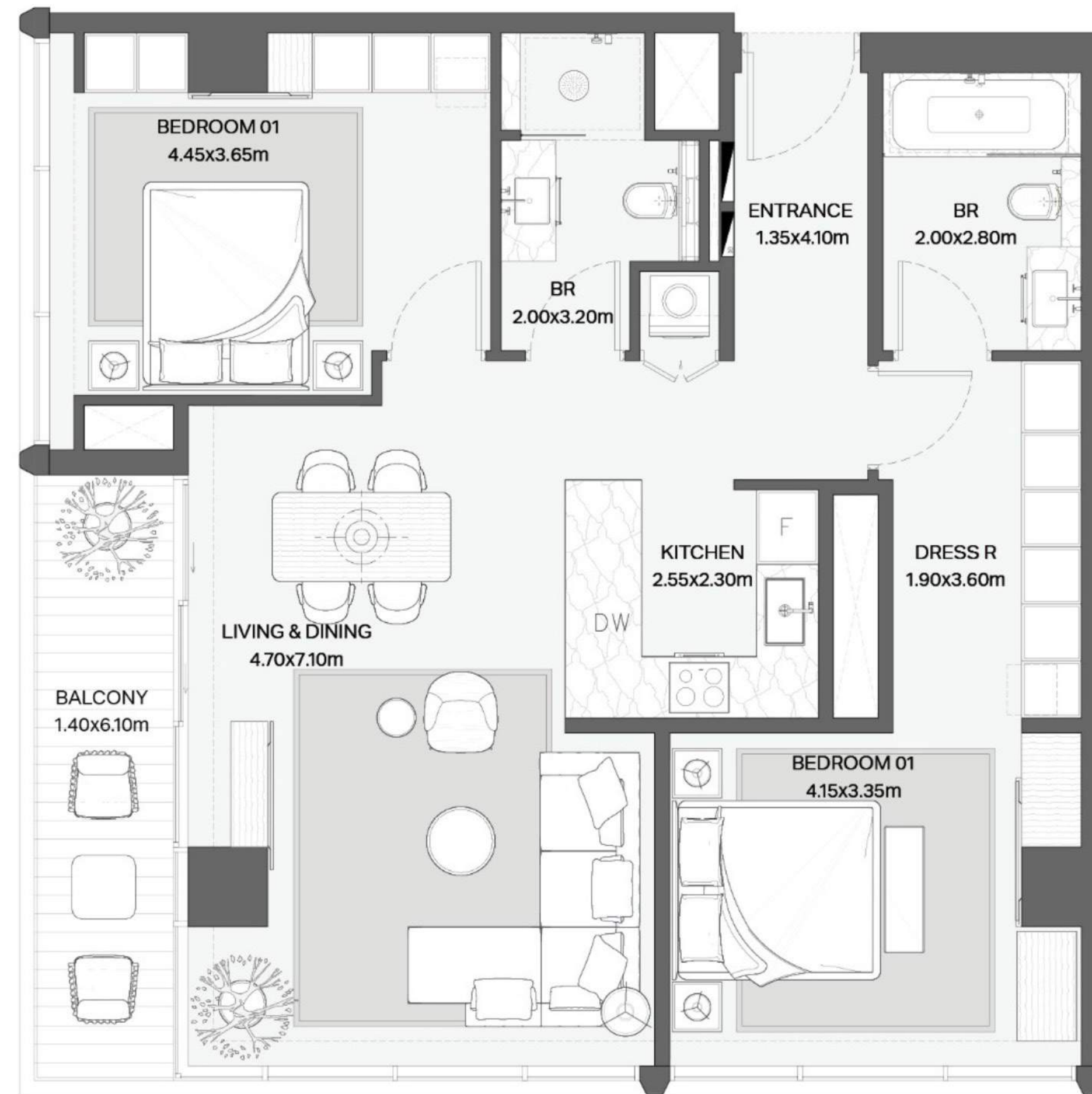
# 2 BEDROOM





# 2 BEDROOM + MAID

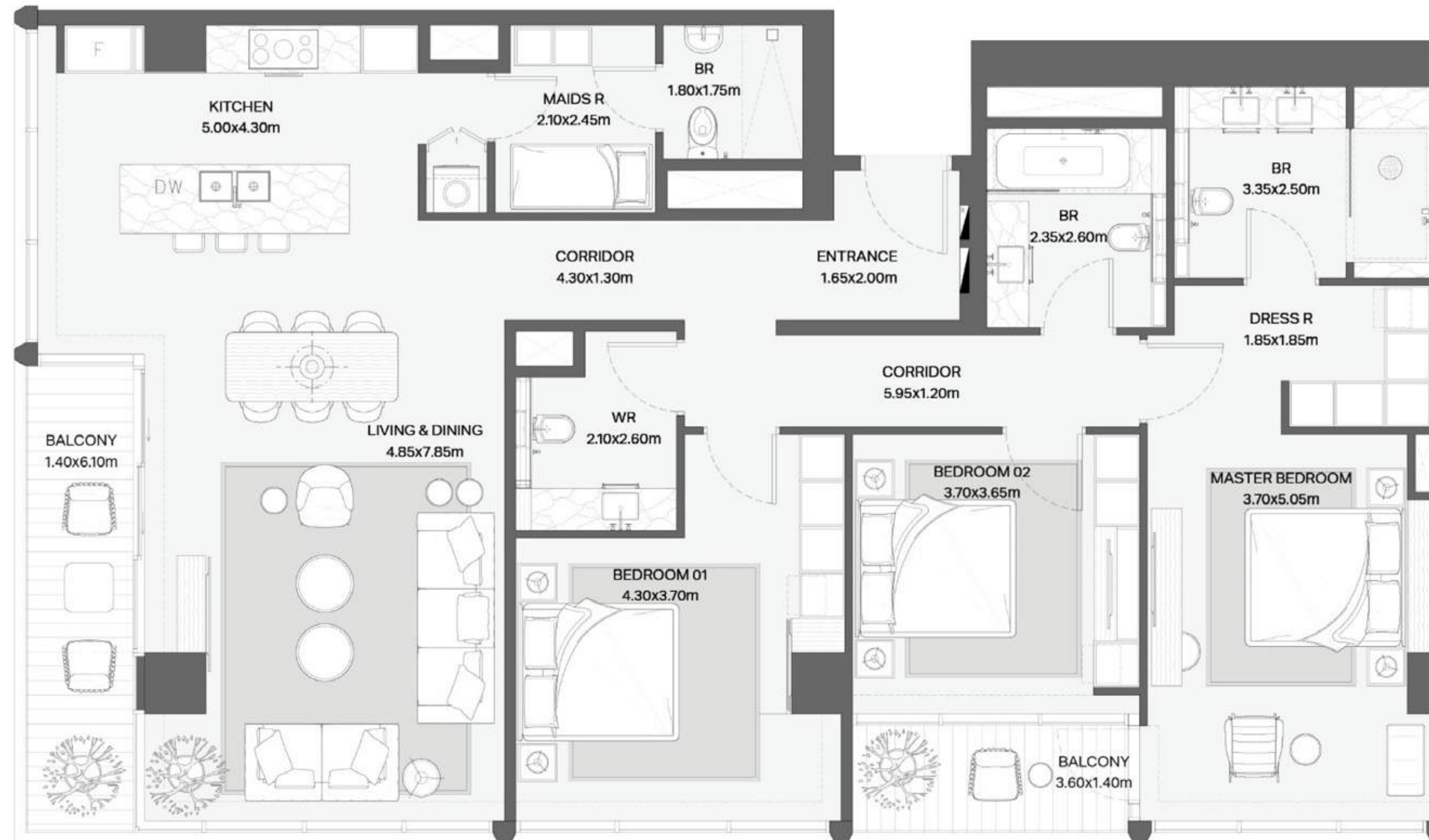
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CITY WALK



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# 3 BEDROOM

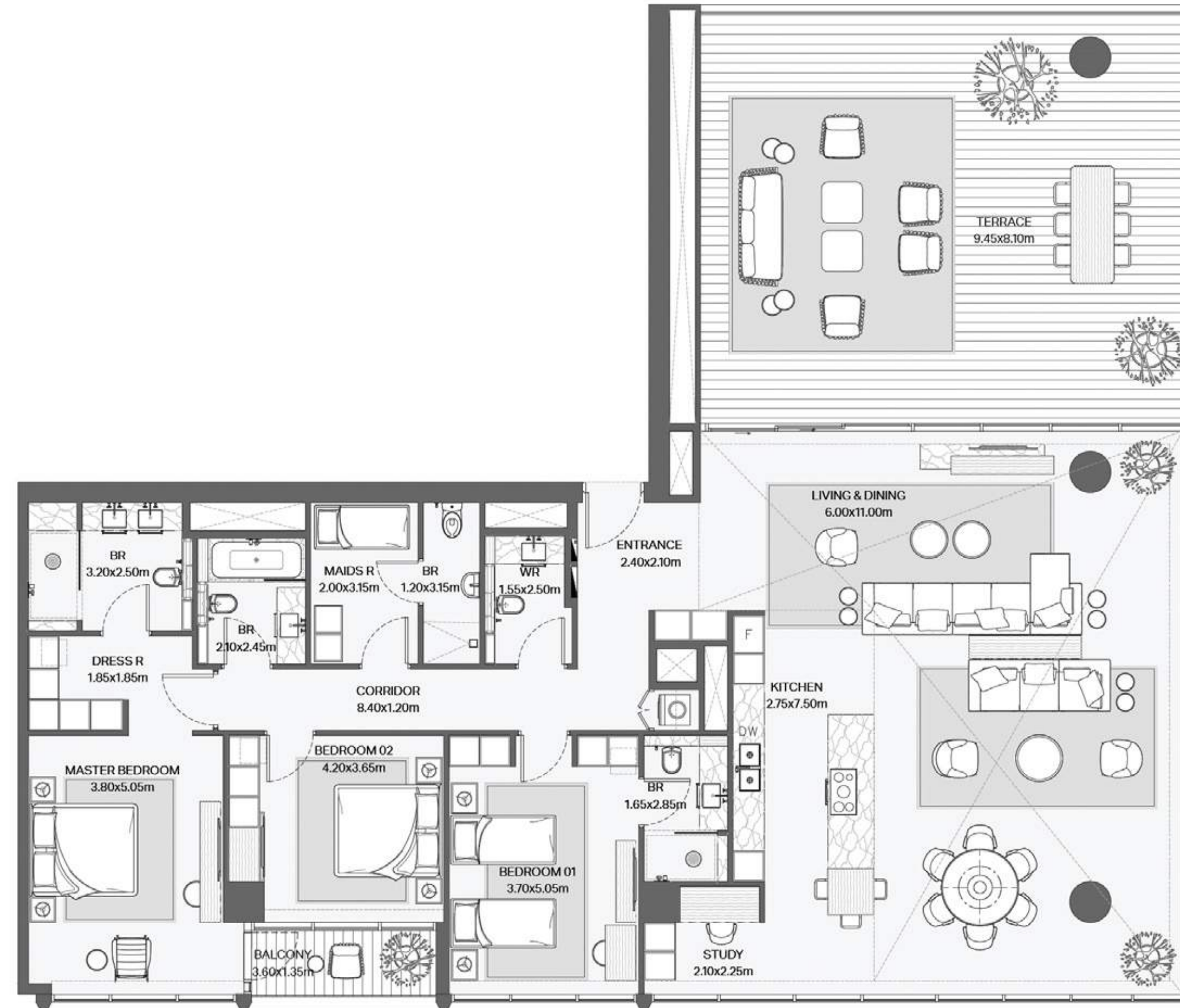


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# 3 BEDROOM SPECIAL UNIT

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CITY WALK

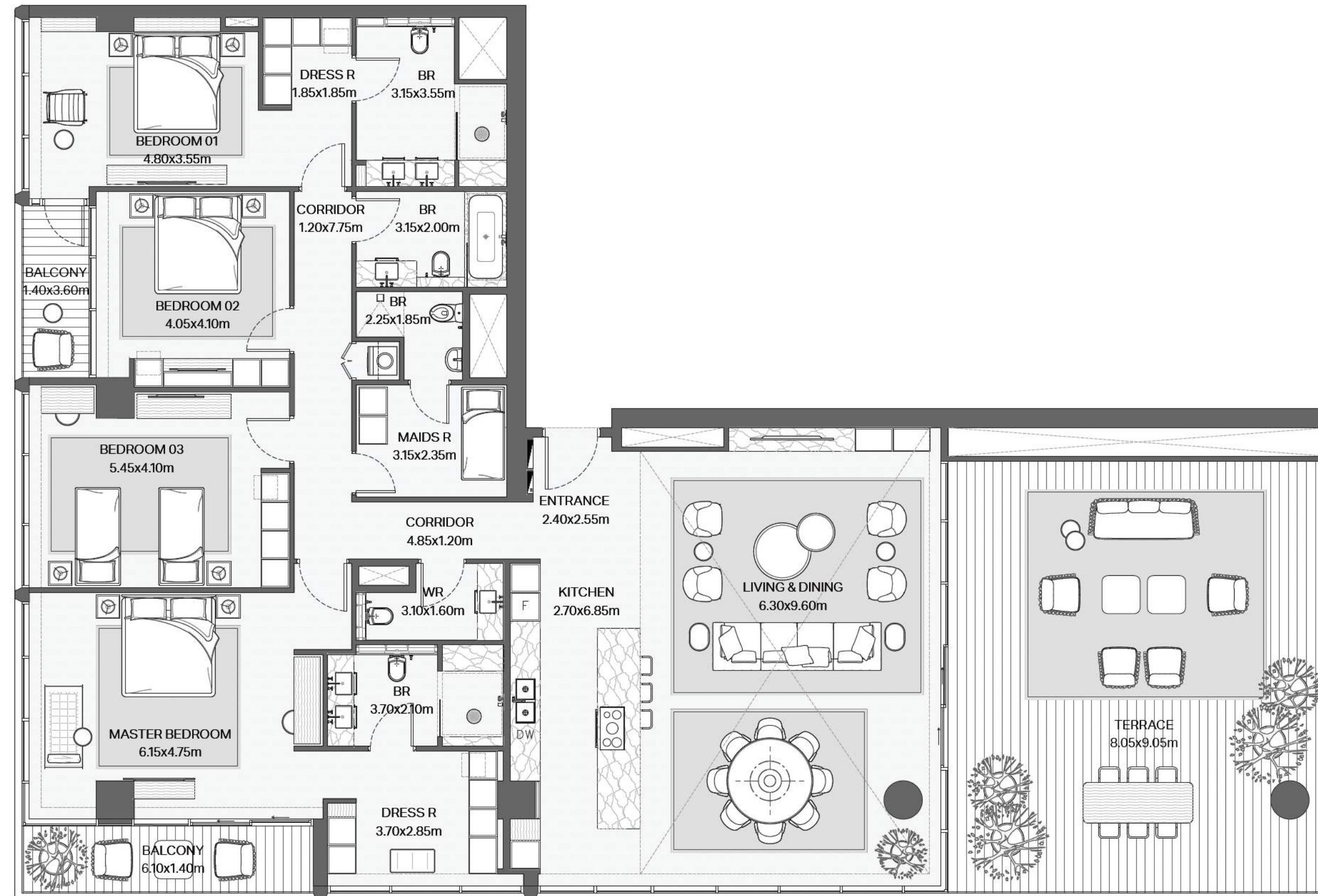


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# 4 BEDROOM SPECIAL UNIT

VERVE  
CITY WALK

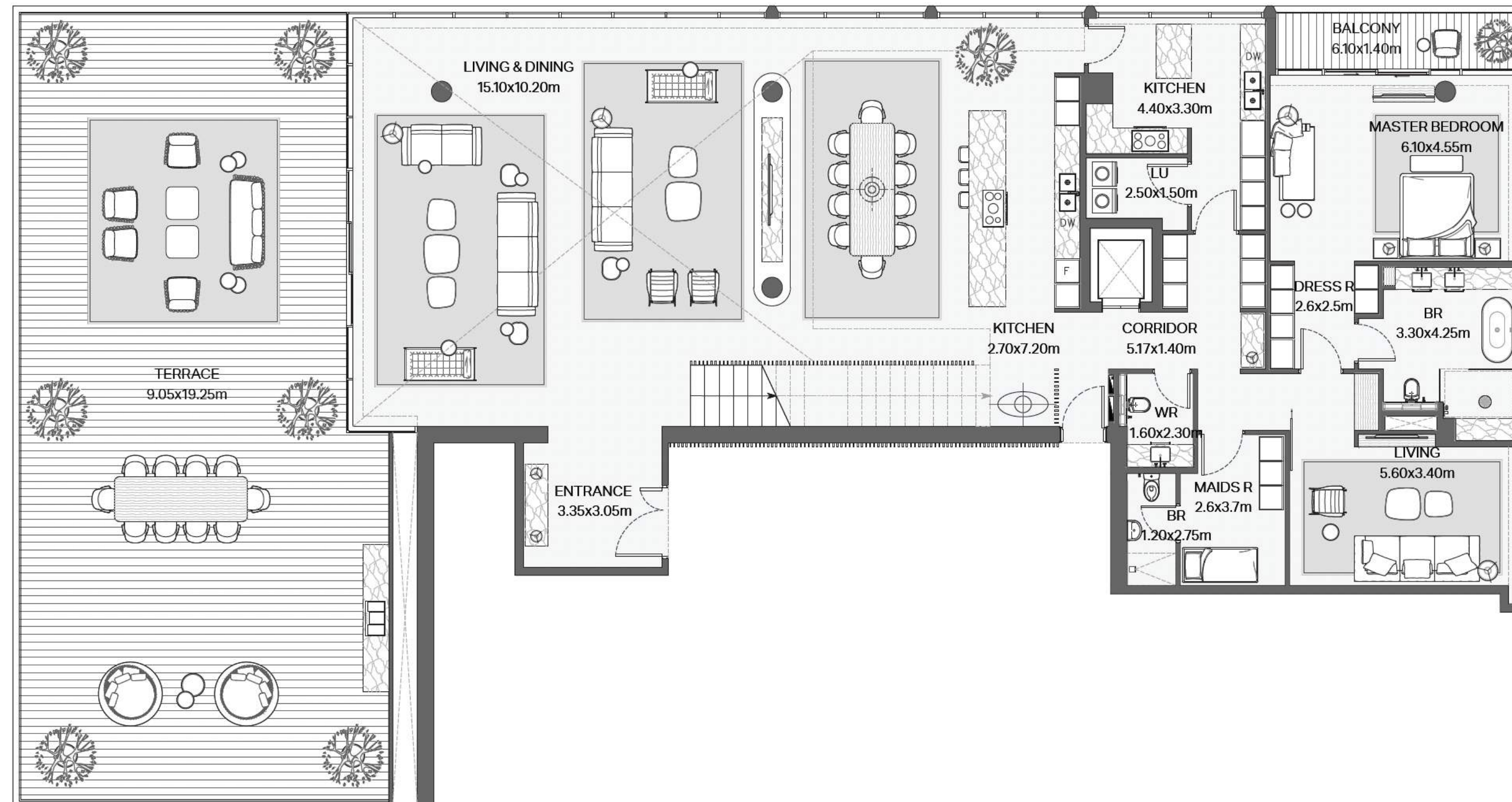


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# PENTHOUSE LOWER LEVEL

# VERVE CITY WALK

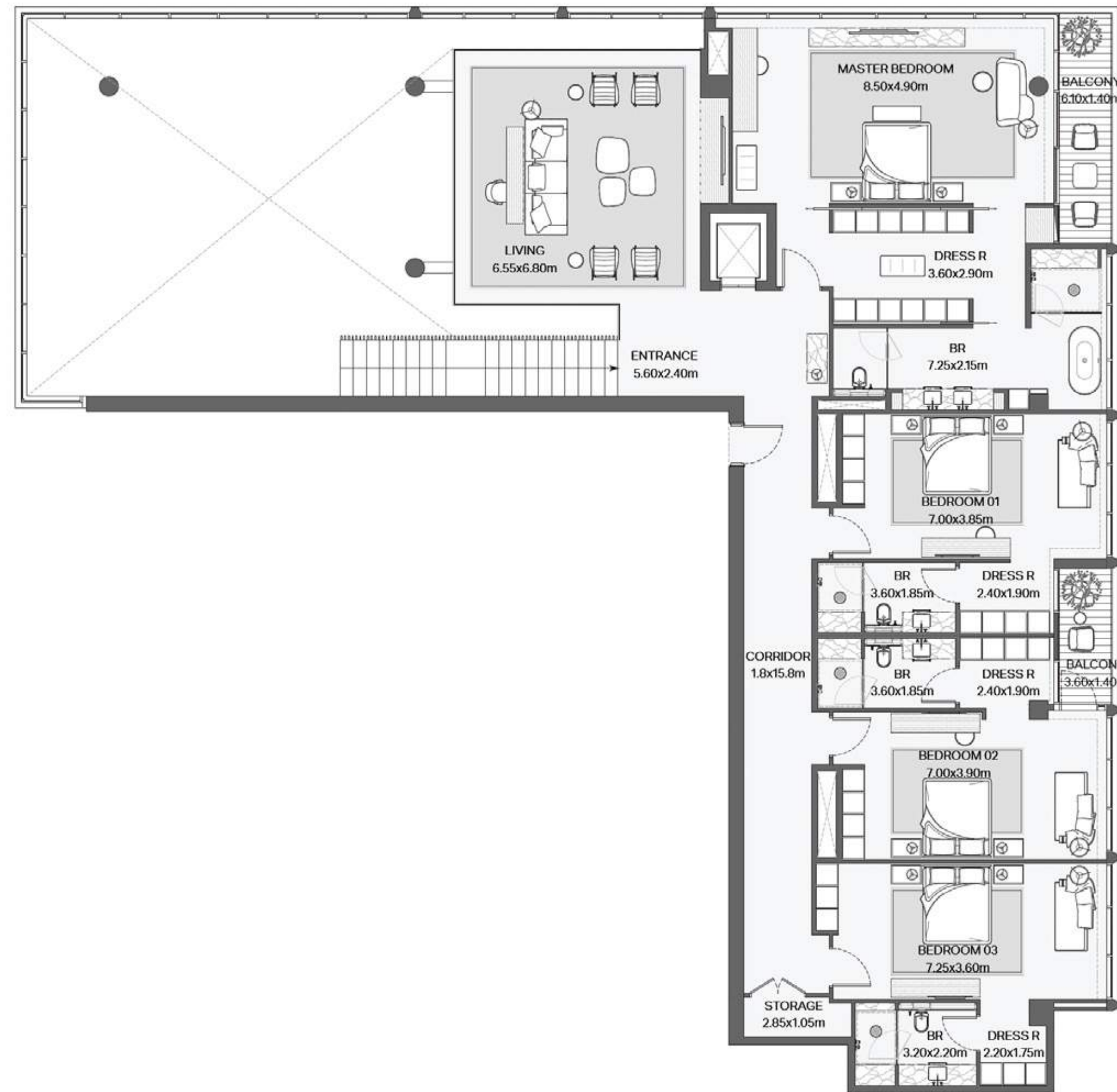


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# PENTHOUSE UPPER LEVEL

# VERVE CITY WALK



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# PAYMENT PLAN

20%

DOWN PAYMENT

On Booking

10%

1ST INSTALMENT

November 2024

5%

2ND INSTALMENT

March 2025

10%

3RD INSTALMENT

August 2025

10%

4TH INSTALMENT

January 2026

10%

5TH INSTALMENT

June 2026

10%

6TH INSTALMENT

November 2026

25%

7TH INSTALMENT (ON HANDOVER)

July 2028





# PRICES

## 1 BEDROOM

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Starting from AED 2.12 million

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## 2 BEDROOM

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Starting from AED 2.90 million

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## 2+ BEDROOM

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Starting from AED 4.21 million

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## 3 BEDROOM

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Starting from AED 5.50 million

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## 3 BEDROOM (LARGE)

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Starting from AED 8.75 million

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## 4 BEDROOM

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Starting from AED 12.18 million

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## PENTHOUSE

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Starting from AED 29.52 million

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# ONLINE REGISTRATION PROCESS

## DO'S

- Only use the link provided in the registration notification.
- Only register clients with genuine interest.
- Fill out your client's details where it states 'customer' and your personal details where it states 'broker'.
- To avoid delays at the booking stage, please ensure that your client's email address and mobile number are correct, and their name is exactly as it appears on their passport.
- Select the correct agency name.

## DON'TS

- Do not register your client before receiving the official registration notification.
- Registrations received before the official notification will be excluded.
- Do not fill in your email ID in the client's email ID field.
- Do not fill in your mobile number in the client's mobile number field.
- Do not register the same client more than once.
- Do not register inaccurate client names.
- Do not forge, alter or duplicate tokens. This will significantly reduce your chances of obtaining a unit and increase the possibility of being excluded from future launches.



 **MERAAS**