



MEWS MANSIONS



EQUESTRIAN HERITAGE,



EXCLUSIVE LIVING.



MEW'S MANSIONS

Nestled in the heart of Meydan,
grandeur beckons at Mews Mansions.

A testament to luxury, these coveted mansions,
limited to 10 exclusive mansions, redefine urban
living with meticulously crafted designs and
regal finishes.



FRONT VIEW



REAR VIEW WITH INFINITY POOL

Embodying modern sophistication and exceptional comfort, Mews Mansions offers a unique chance to enhance your lifestyle while shaping your future.

Perfectly balancing modernity with timeless designs, every detail tells a tale of the residences' excellence, ensuring an unfolding legacy.



VISIONARY EXCELLENCE

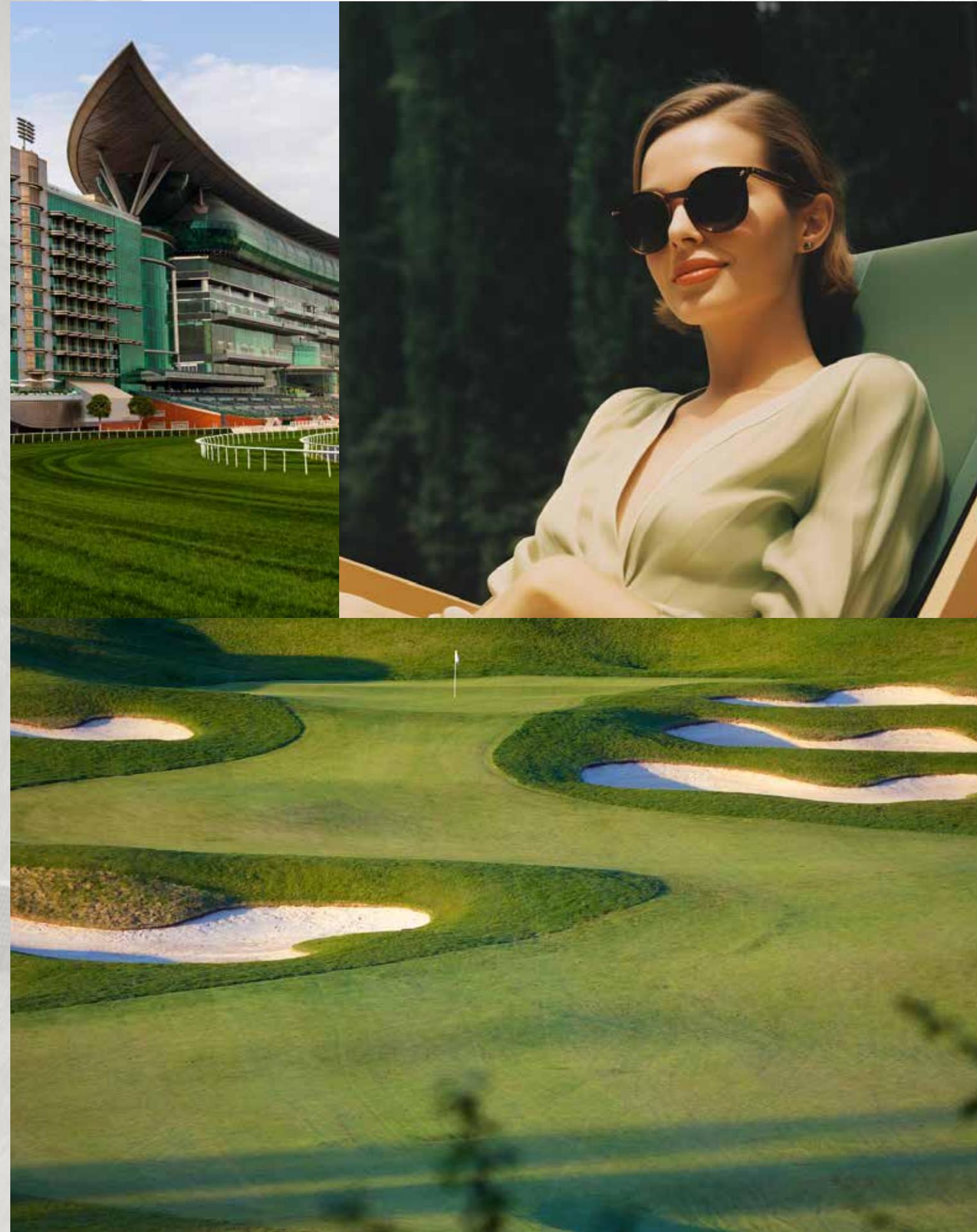
Dubai stands as an unparalleled destination, offering exclusive grandeur for discerning real estate connoisseurs. In this city, where the sands of time meet cutting-edge architectural marvels, visionary leaders continue to shape the future.



EVERY CORNER OF DUBAI REFLECTS A COMMITMENT TO EXCELLENCE,
creating the ultimate haven for those seeking something extraordinary.



MEYDAN



More than a world-renowned horse-racing legacy, Meydan is the inspired creation of His Highness Sheikh Mohammed bin Rashid Al Maktoum, UAE Vice President, Prime Minister, and Ruler of Dubai.

Envisioned as the future of business, sport, and lifestyle, Meydan's lush grounds embody innovative elegance.

Elegantly positioned amidst the sprawling greens of the prestigious Meydan Golf course, the exhilarating Meydan Racecourse, and the grand Meydan Hotel, Mews Mansions offers a privileged residential address.

OPEN THE GATES TO LUXURY

MALLS

- 1 Dubai Mall / 10 mins
- 2 DFC / 12 mins
- 3 Dubai Hills Mall / 21 mins
- 4 Mall of Emirates / 25 mins

AIRPORTS

- 5 DXB / 15 mins
- 6 DWC / 31 mins

LANDMARKS

- 7 Burj Khalifa / 10 mins
- 8 Museum of the Future / 12 mins
- 9 Burj Al Arab / 20 mins

SCHOOLS

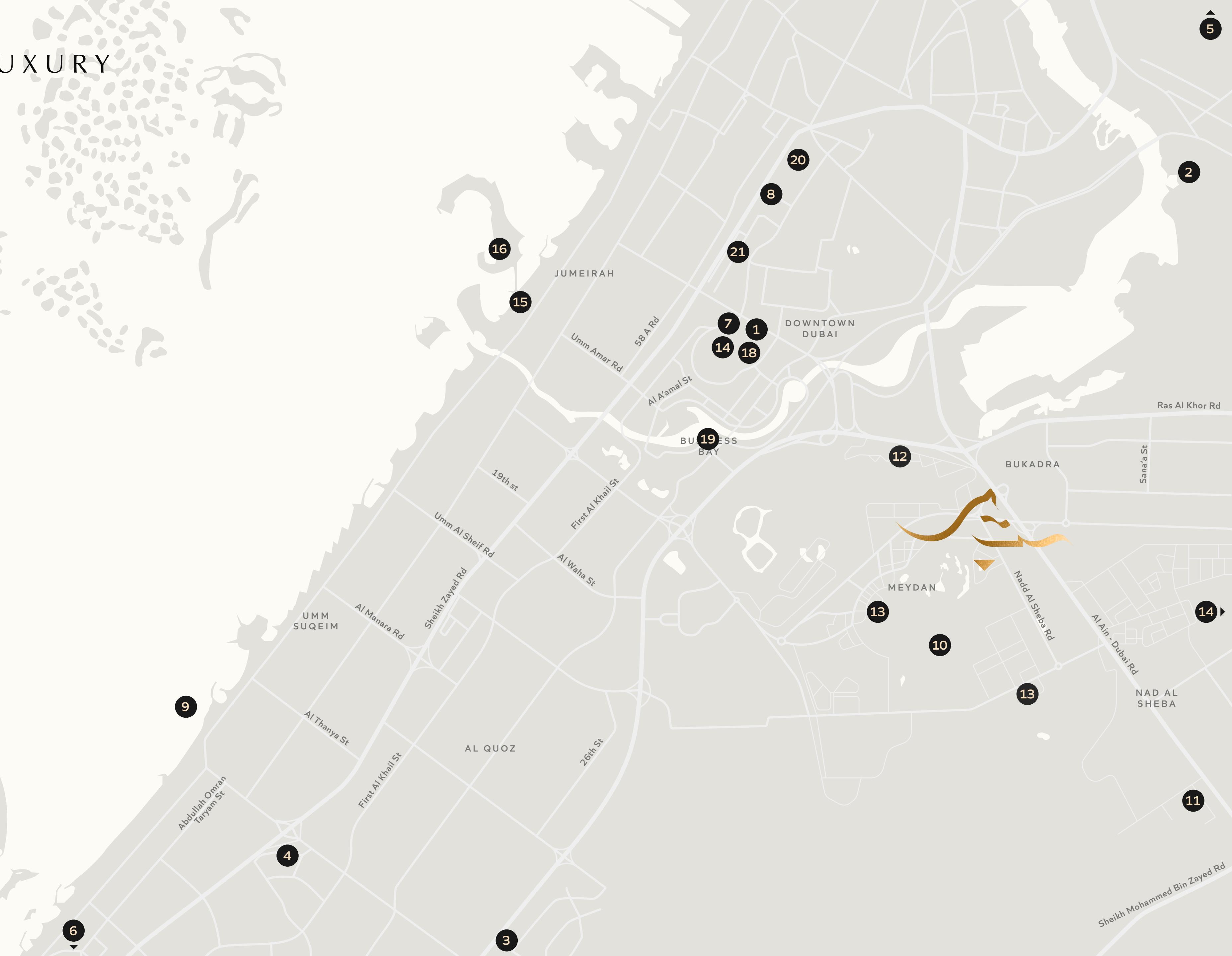
- 10 Rashid & Latifa school / 4 mins
- 11 Kent College Dubai / 9 mins
- 12 North London Collegiate School / 12 mins

HOTELS

- 13 The Meydan Hotel / 8 mins
- 14 Armani Hotel / 16 mins
- 15 Four Seasons Jumeirah / 21 mins
- 16 Bulgari Resort Dubai / 23 mins
- 17 Atlantis The Royal / 32 mins

BUSINESS AREAS

- 18 Downtown / 10 mins
- 19 Business Bay / 12 mins
- 20 DIFC / 14 mins
- 21 DWTC / 16 mins







MEWS MANSIONS

INSPIRED BY EQUESTRIAN ELEGANCE

STAIRCASE



Inspired by European heritage, Mews reflects a rich equestrian legacy, seamlessly blending tradition with modern architecture to create chic, opulent homes.

Built to become the muse for your tomorrow, timeless elegance meets contemporary living in these 10 uniquely available mansions, each residence capturing the essence of Dubai's radiant natural beauty.



FRONT VIEW



STUNNING PASTURES

Set in a family-oriented enclave, these homes promise exceptional potential, with breathtaking views of Dubai's skyline, and verdant surroundings.



EXPERIENCE A PERFECT BALANCE OF PRIVACY AND TRANQUILITY,
seamlessly integrated with a vibrant lifestyle.



SHAPE YOUR LEGACY

Crafted for discerning individuals who appreciate the essence of luxury, this exclusive enclave blends modern architecture with bespoke interiors. It embodies the refined tastes of visionary leaders that shape the future of nations, offering the perfect setting for sophisticated living.





MAIN ENTRANCE



MAIN DINING & LIVING



MAIN DINING & LIVING



GALLOPING TOWARDS GRANDEUR

Expertly crafted and fully fitted by renowned luxury brands, these regal mansions feature expansive interiors enriched with high-quality materials and textured finishes, providing an atmosphere of refined comfort and privacy steeped in splendour.



SHOW KITCHEN





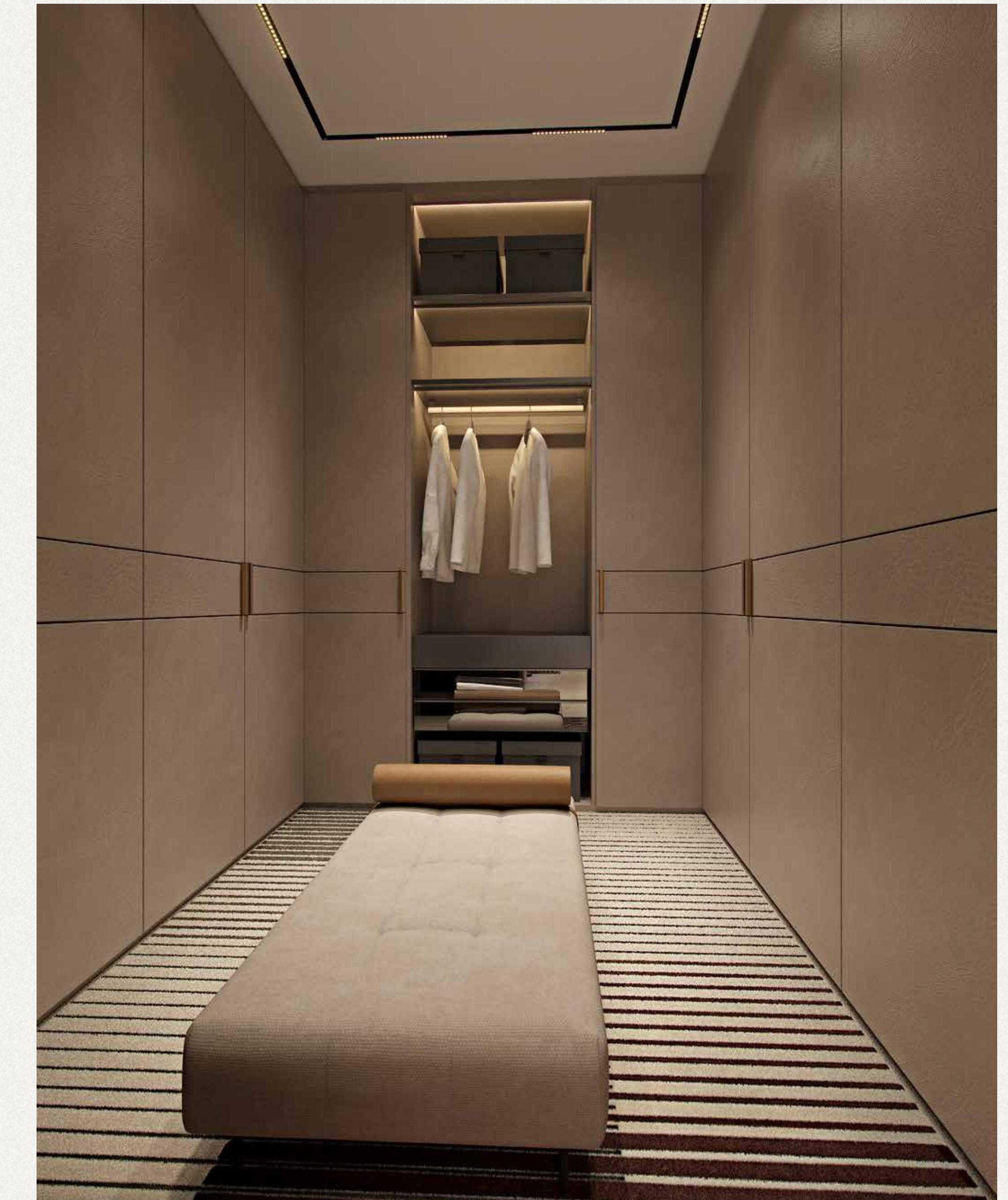
FAMILY LOUNGE



MASTER BEDROOM



MASTER BEDROOM



WALK-IN CLOSET



MASTER BEDROOM

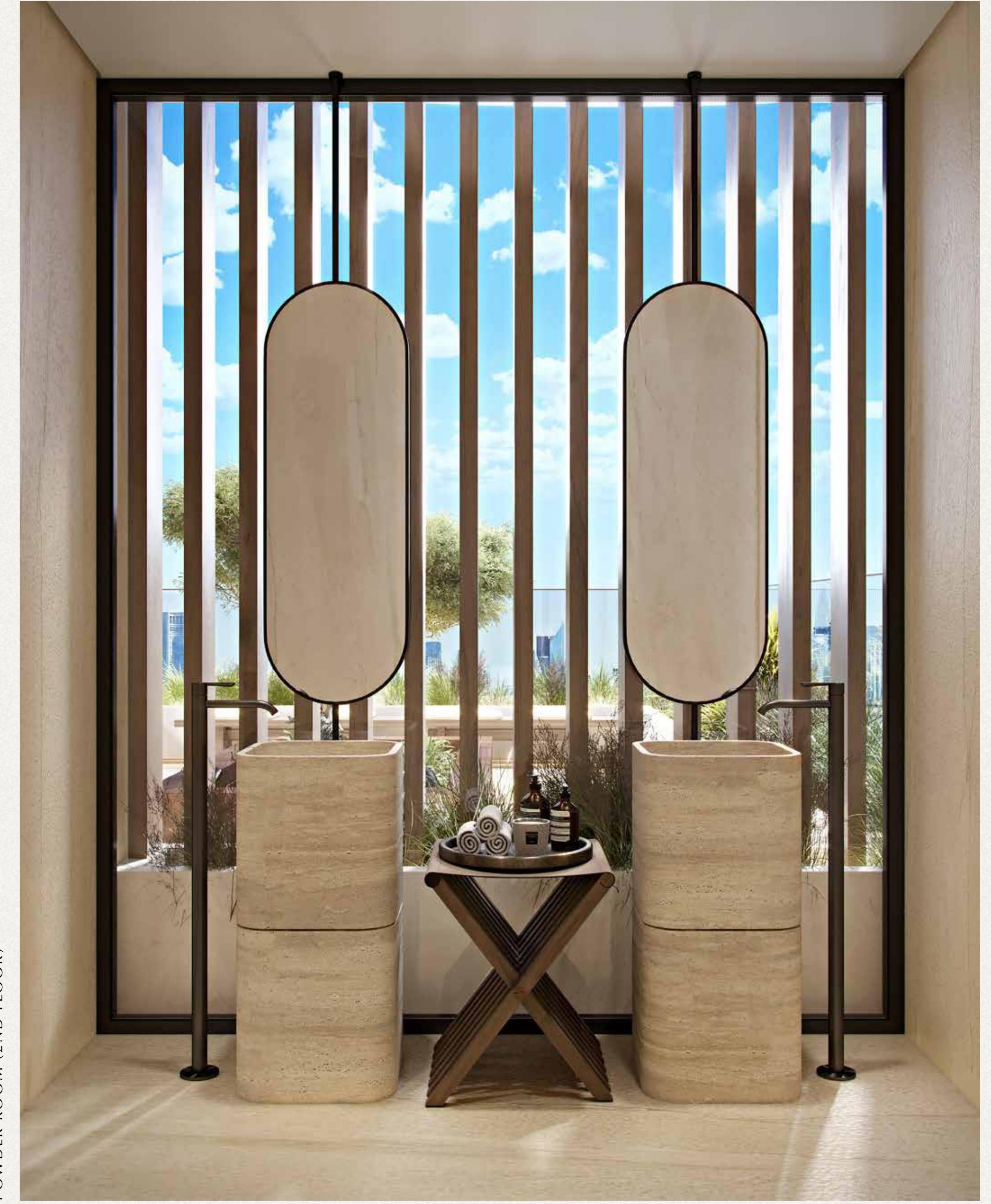


MASTER BATHROOM

MASTER BATHROOM



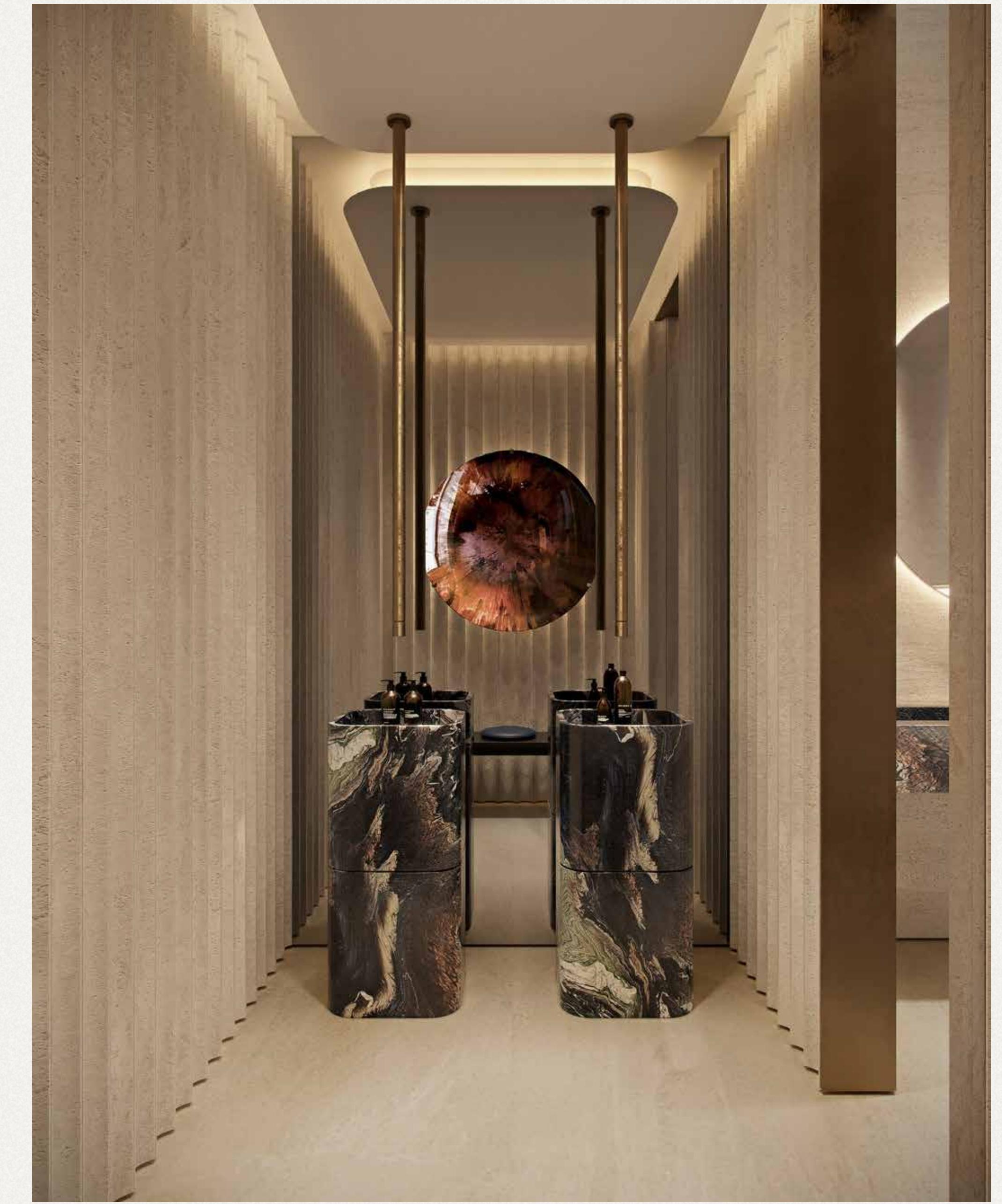
POWDER ROOM (2ND FLOOR)







POWDER ROOM (GROUND FLOOR)



POWDER ROOM (GROUND FLOOR)



GUEST BEDROOM 1



GUEST BATHROOM 1

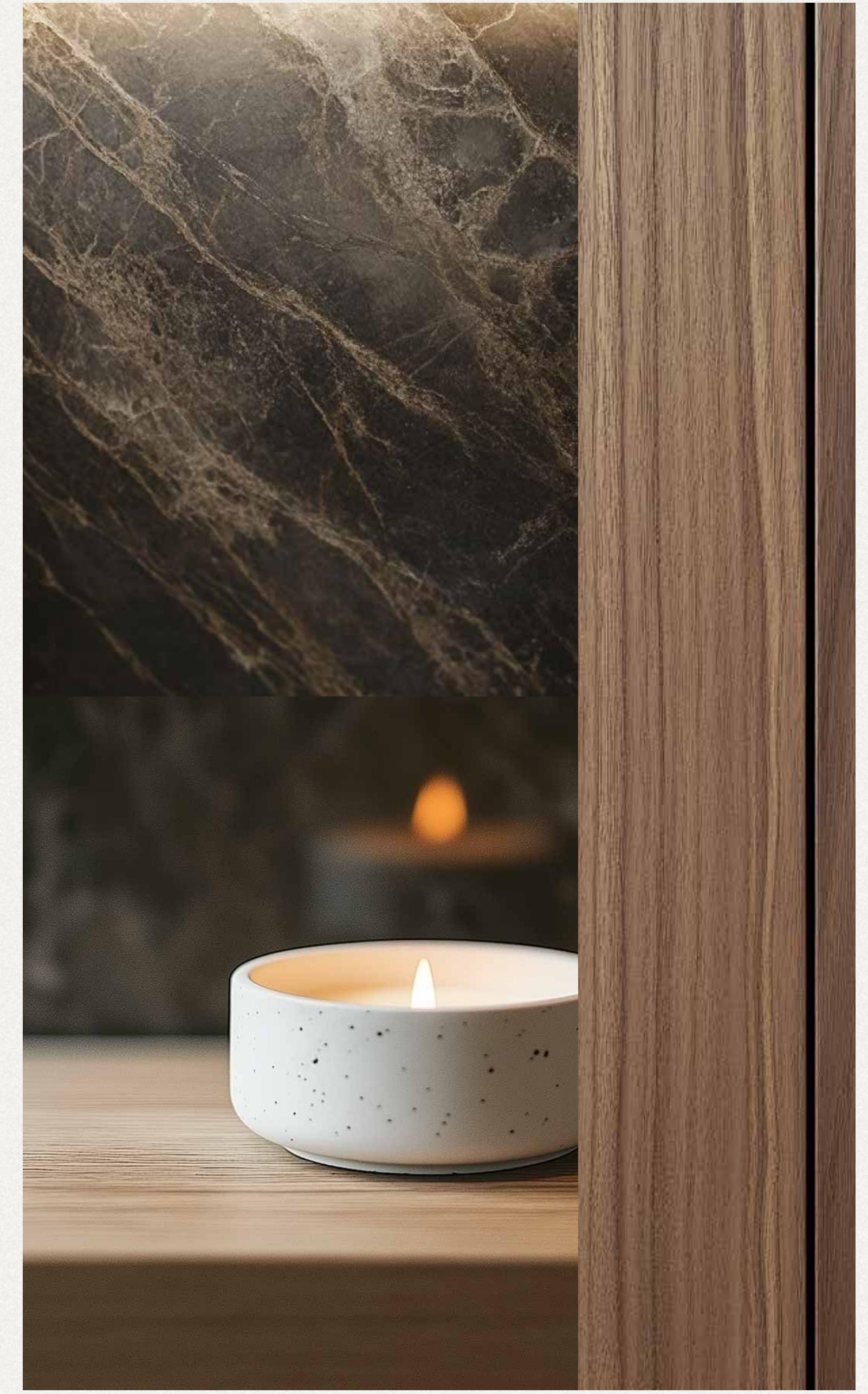




GUEST BEDROOM 2



GUEST BATHROOM 2





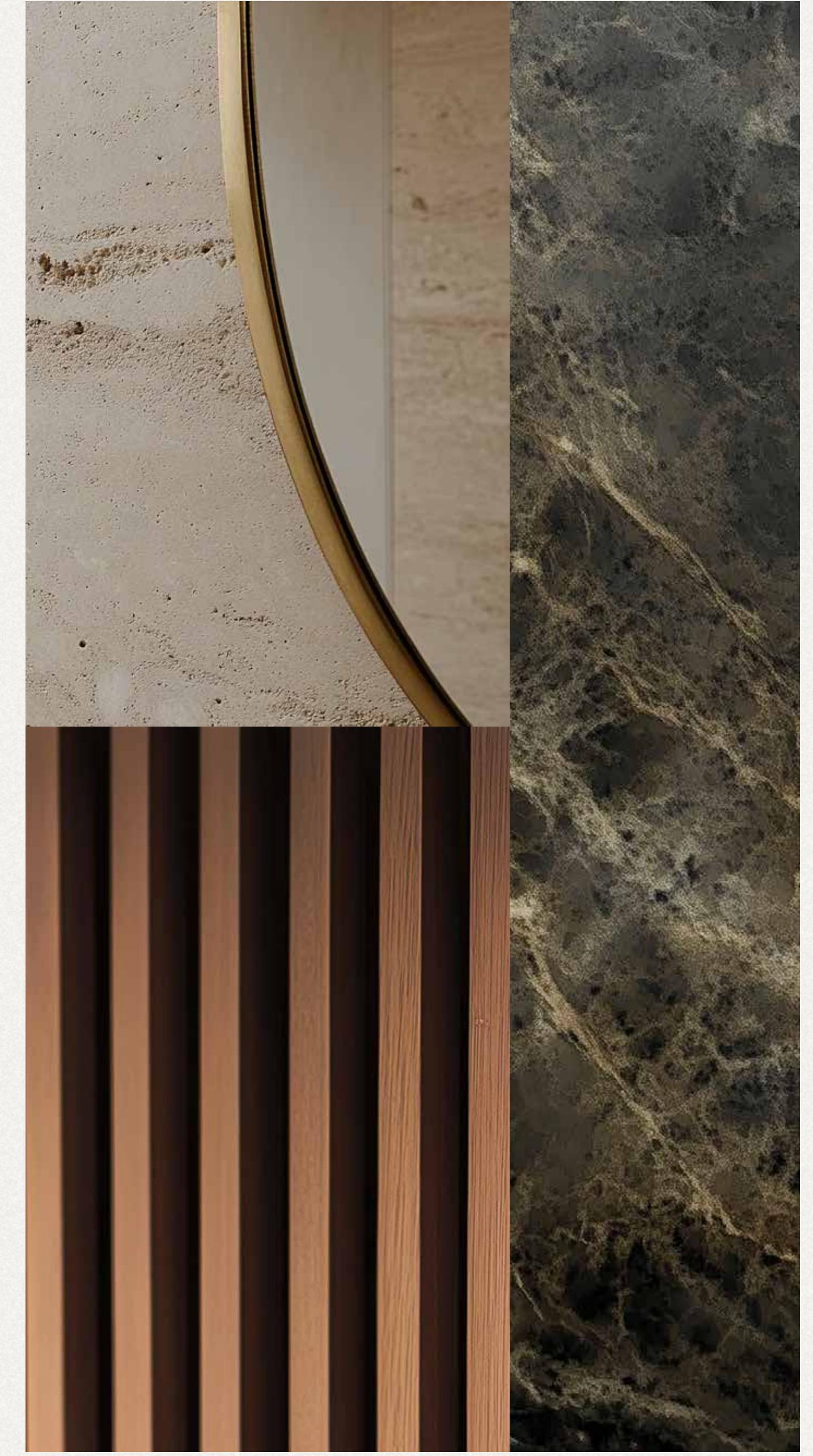
GUEST BEDROOM 3



GUEST BEDROOM 3



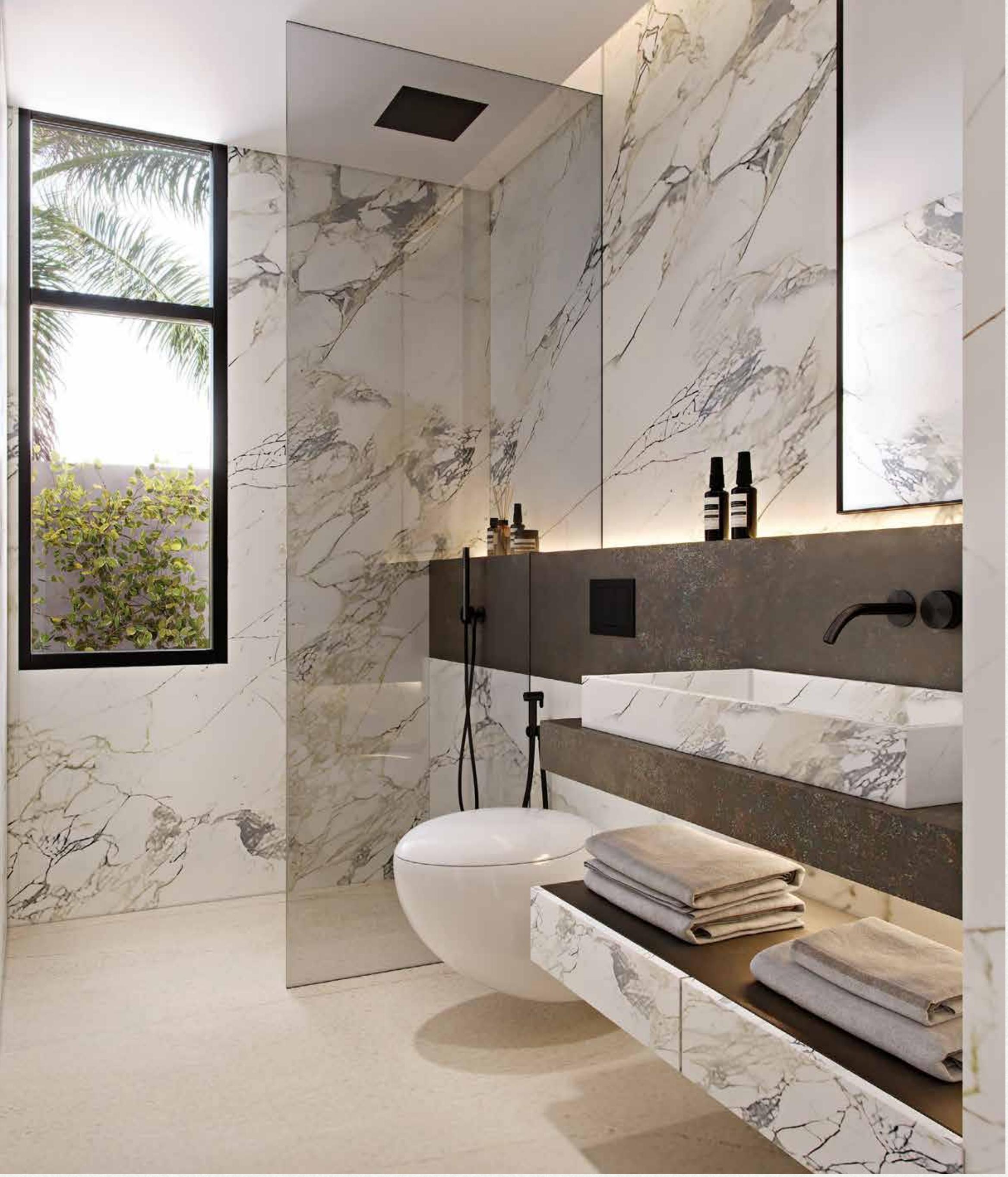
GUEST BATHROOM 3



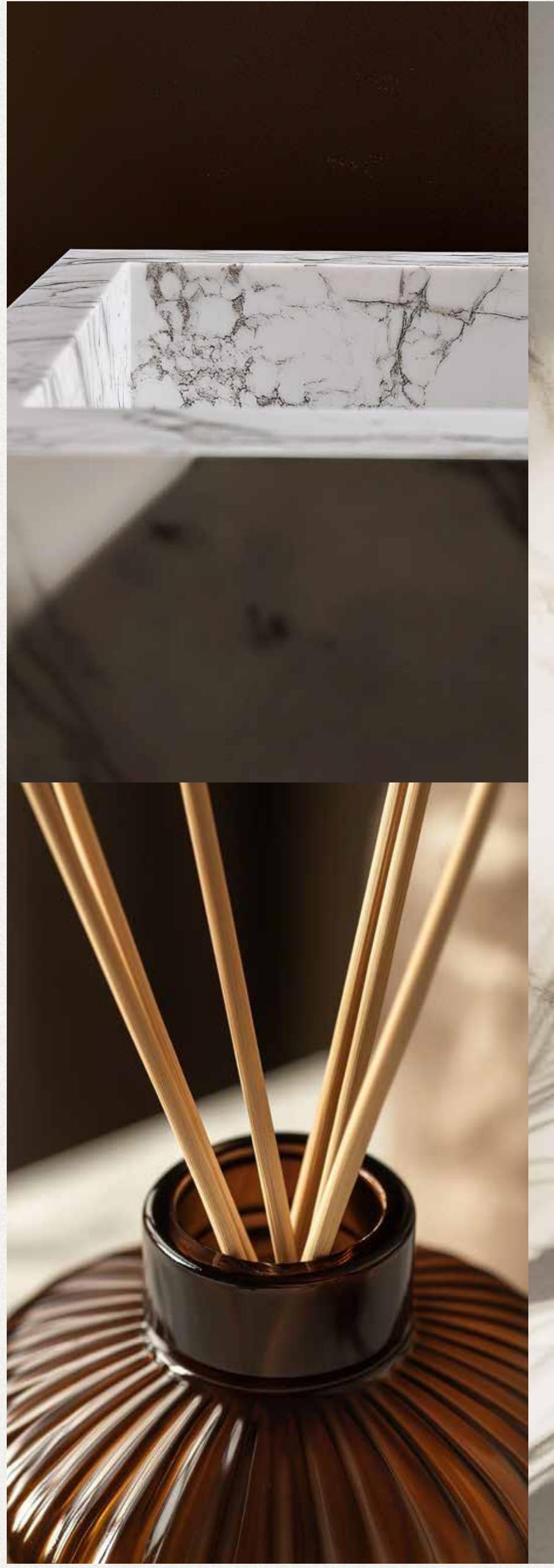
MEWS MANSIONS / PROJECT



GUEST BEDROOM GROUND FLOOR

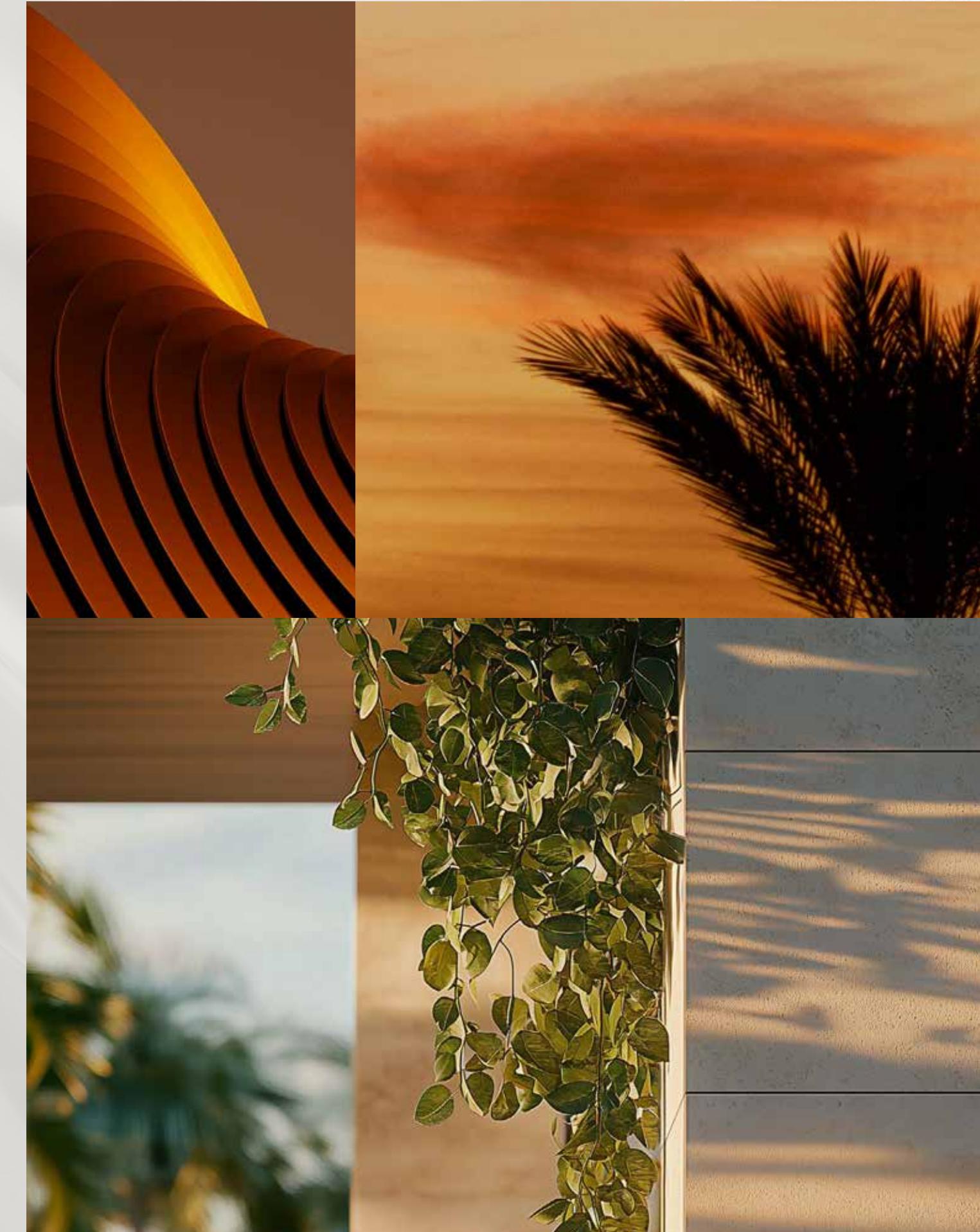


GUEST BATHROOM GROUND FLOOR





RACING
TO THE FUTURE

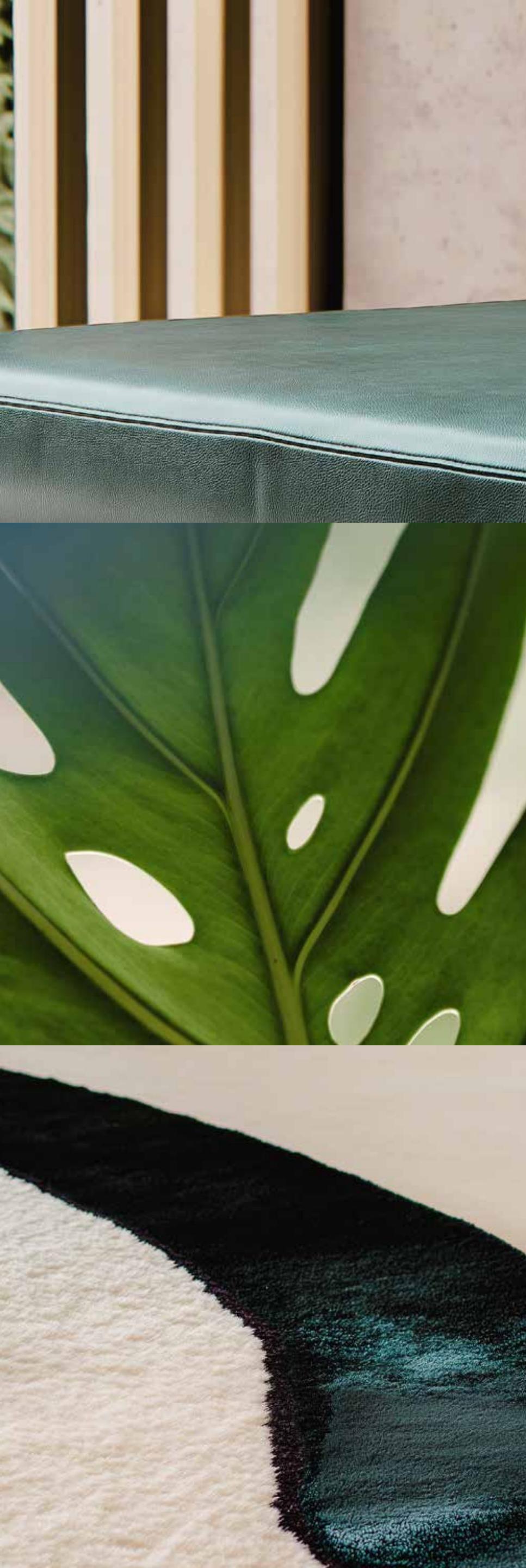


Dubai consistently unveils an ambitious vision for the future of real estate, blending groundbreaking innovation with sustainable developments.

As the city evolves, Mews Mansions seamlessly adapts to its changing landscape, presenting a model of modernity and unparalleled opportunities for its thriving residents.



OFFICE



YOU SHAPE
THE FUTURE

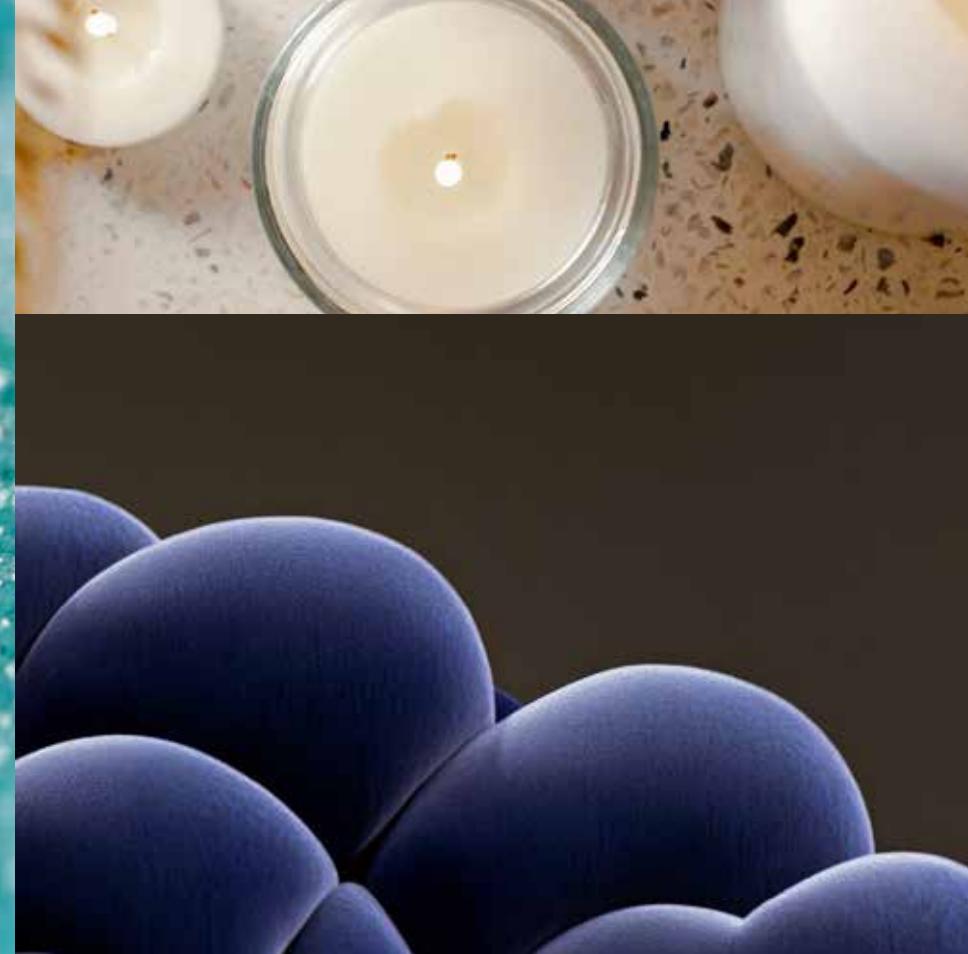
Craft your visions in an exquisite home office, meticulously designed to elevate your productivity and inspire innovation.
A place to host meetings that shape your legacy.





GROUNDS FOR REFINED LIVING

Where laughter echoes and dreams take flight, your mansion is surrounded by nurturing spaces for the young ones who light up your days, the perfect grounds to raise your family.



COMFORTS GROOMED FOR YOU

Choose a sanctuary with amenities designed for enduring comfort and meaningful connections. Host unforgettable dinners, enjoy peaceful moments, and cherish quality time with loved ones in a space crafted to elevate every moment.



THE ART OF LEISURE

Your home features an exquisite pool and an infinity pool, seamlessly merging relaxation and enjoyment, where every moment by the water becomes a celebration of sophisticated tranquility – a true staycation with loved ones in the elegance of your own home.



REAR VIEW WITH INFINITY POOL



REAR VIEW WITH INFINITY POOL



REAR VIEW WITH INFINITY POOL



EMBRACE BALANCED WELLNESS

Start your day with an energizing gym workout and end it with a soothing sauna session, all within the comfort of your bespoke mansion.



SERENITY AT HOME

Transform your lifestyle with a hot tub,
designed to offer personal wellness and relaxation in the
beautiful outdoors.



BE AT ONE WITH YOUR WORLD

Rejuvenate with a calming meditation in your dedicated zen room or indulge in a soothing massage in your own spa – wellness has never been more accessible.



SPA

REVEL IN CINEMATIC MOMENTS

Retreat into a world of entertainment with a deluxe home theatre for cinematic perfection, or challenge your friends in a vibrant games room, blending fun and relaxation seamlessly.



GAME ROOM





ENTERTAIN WITH ENDLESS POSSIBILITIES

Embrace weekends with refreshing drinks from the chic juice bar and delightful BBQs in stunning outdoor living spaces.

ENCHANTING EVENINGS AWAIT

Beautifully designed and landscaped terraces, complete with sunken seating and elegant water features, create the perfect setting for enjoying serene evenings in a harmonious outdoor oasis.



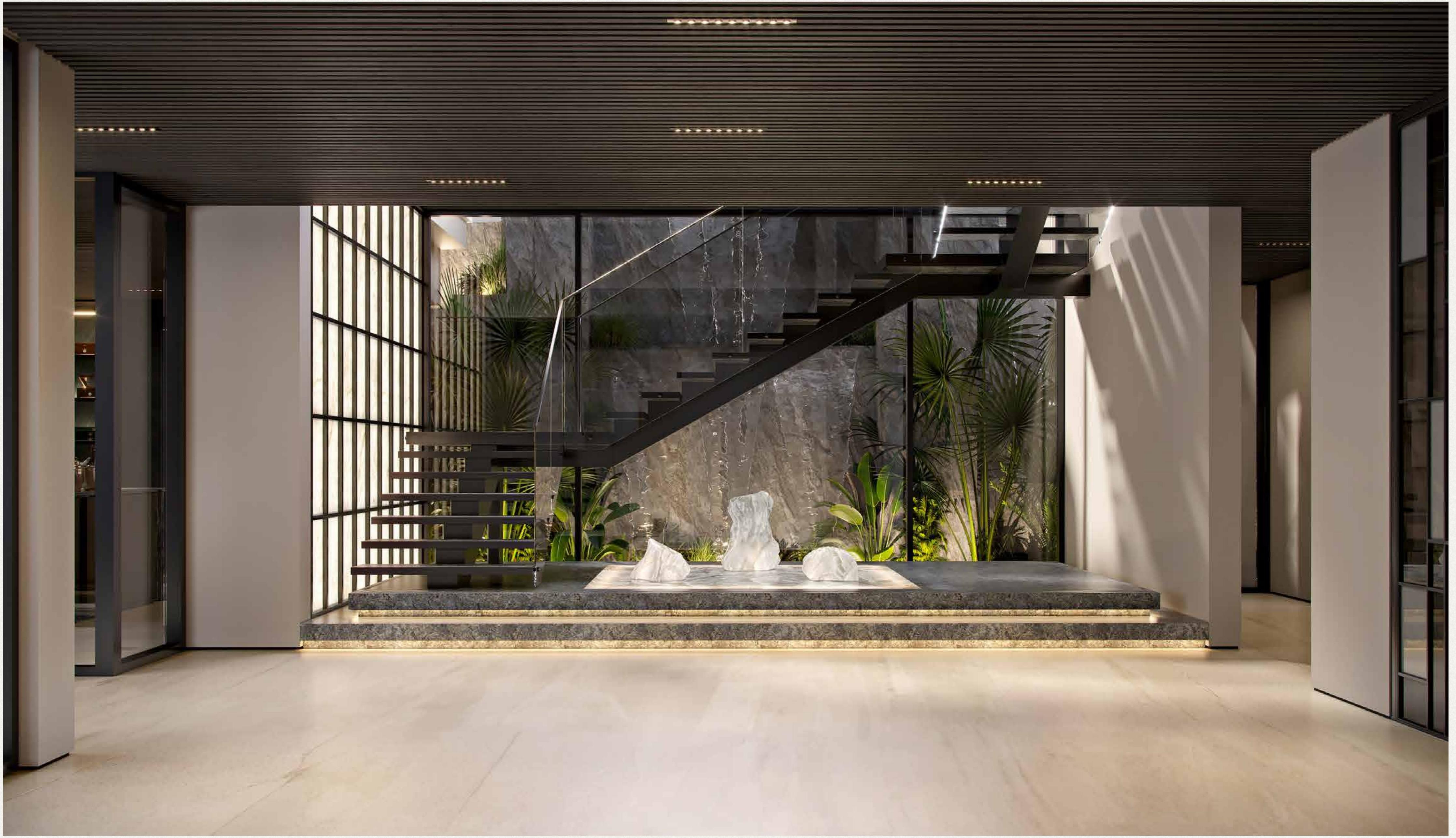


YOUR HOME IS YOUR PLAYGROUND
Choose a lavish haven with an optional dedicated cigar
lounge and wine room designed for perfect evenings
relaxing or socializing in style.



BASEMENT

STAIRCASE BASEMENT





ADVANCED HOME SYSTEMS



- >All-around Smart Home Integration
- Lighting Controls
- Home Network & Wi-Fi Distribution



- CCTV & Security Alarms
- Access Control
- Intruder Alarm



- Cinema*
- Video Distribution 4k VoIP
- Advanced Home Automation - Internal & External Audio
- Audio Distribution: Ceiling Speakers, Invisible Speakers, External Audio / Master Bed Projection System / Family Lounge Invisible Surround Sound



- Centralized Air Purification
- Water Purification System
- Centralized Laundry/ Linen Chute
- Centralized Vacuum System

*Not available for mansions IX & X



MAIN ENTRANCE



FRONT VIEW WITH OUTDOOR GUEST PARKING



INCLUSIVE SERVICE FEATURES & AMENITIES



- ▼ Outdoor Juice Bars
- ▼ BBQ Area
- ▼ Landscaped Outdoor Areas with Sunken Seatings



- ▼ Infinity Pool
- ▼ Jacuzzi & Hot Tub
- ▼ Zen Room
- ▼ Water Features



- ▼ Home Office*
- ▼ Private Elevator
- ▼ Private Indoor Parking Spaces + Additional Guest Parkings



- ▼ Cigar Lounge
- ▼ Game Room
- ▼ Cinema*
- ▼ Wine Room



- ▼ Spa with Massage
- ▼ Gym
- ▼ Sauna & Steam Room



- ▼ Drivers' Room & Maids' Quarters



- ▼ Laundry Room
- ▼ Cold Store / Dry Stores
- ▼ Garbage Chute

*Not available for mansions IX & X





UNIT SIZES

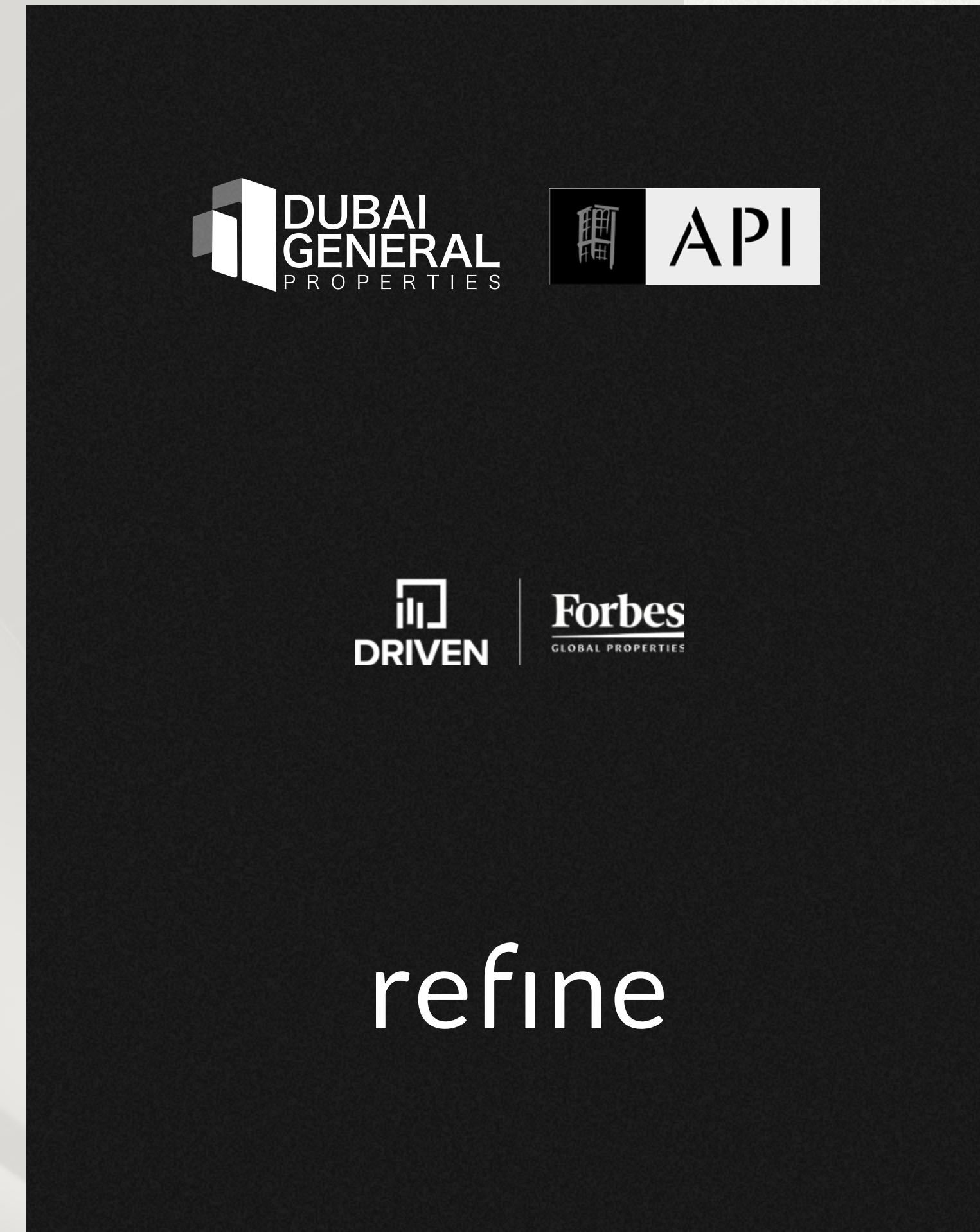
MEWS NAMES	BUA (IN SQFT)	PLOT AREA (IN SQFT)
MANSION I	25,118	15,543
MANSION II	25,215	15,521
MANSION III	25,100	15,621
MANSION IV	25,091	15,516
MANSION V	25,150	15,544
MANSION VI	25,150	15,553
MANSION VII	25,161	15,553
MANSION VIII	25,204	15,568
MANSION IX	22,620	16,253
MANSION X	22,602	16,267

PAYMENT PLAN

AED 3M
on booking 20%
down payment on
S.P.A signing 10%
30 days after
on completion 70%



EXCLUSIVE
DEVELOPMENT



Dubai General Properties, the development arm of Al Ali Property Investment (API), a leading sole proprietorship real estate developer dedicated to creating exceptional urban communities, strategically collaborates with Driven Properties and Refine, a consortium of highly accomplished developers and experts in development management.

This exclusive collaboration applies the proven track record of industry experts to elevate luxury standards in UAE real estate development, promising unparalleled value for high-end investors.

FEATURES & AMENITIES
ROYAL & NOBLE

LEISURE & ENTERTAINMENT
CIGAR LOUNGE
OUTDOOR JUICE BARS
BBQ AREA
GAME ROOM
LANDSCAPED OUTDOOR AREAS WITH SUNKEN SEATINGS
HEALTH & WELLNESS
INFINITY POOL
JACUZZI & HOT TUB
SPA WITH MASSAGE
GYM
ZEN ROOM
WATER FEATURES
FINISHES
LUXURY FINISHES
FAÇADE IN TRAVERTINE
STATE-OF-THE-ART BUILT IN KITCHEN APPLIANCES - Gaggenau, Miele or Equivalent
HIGH-END WARDROBES & CABINETS - Local Brand
SANITARY FIXTURES - Sanipex or Equivalent

HOME SYSTEM
LIGHTING CONTROL
FAÇADE LIGHTING
BASIC LANDSCAPE LIGHTING
ACCESS CONTROL
CCTV
INTRUDER ALARM
HOME NETWORK & WI-FI DISTRIBUTION
PRIVATE CONVENiences
HOME OFFICE*
COLD STORE / DRY STORES
PRIVATE ELEVATOR
LAUNDRY ROOM
DRIVERS' ROOM & MAIDS' QUARTERS
PRIVATE INDOOR PARKING SPACES + ADDITIONAL GUEST PARKINGS

FEATURES & AMENITIES EXCLUSIVE FOR ROYAL ONLY (ADD-ONS)
LEISURE & ENTERTAINMENT
CINEMA*
WINE ROOM
HEALTH & WELLNESS
SAUNA & STEAM ROOM
AIR PURIFICATION SYSTEM
WATER PURIFICATION SYSTEM
FINISHES
OPULENT BESPOKE FINISHING ELEMENTS
LUXURY BRANDED WARDROBES & CABINETS - Poliform or Equivalent
SANITARY FIXTURES - Gessi, Cea or Equivalent
FEATURE BAR COUNTERS (BF + GF)
FEATURE WALLS with Marble Finishes
BASEMENT WOOD TIMBER SLATE CEILING
LAMINATE GLASS with Bronze Partitions
PRIVATE CONVENiences
GARBAGE CHUTE
CENTRALIZED LAUNDRY/ LINEN CHUTE
CENTRALIZED VACUUM SYSTEM

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