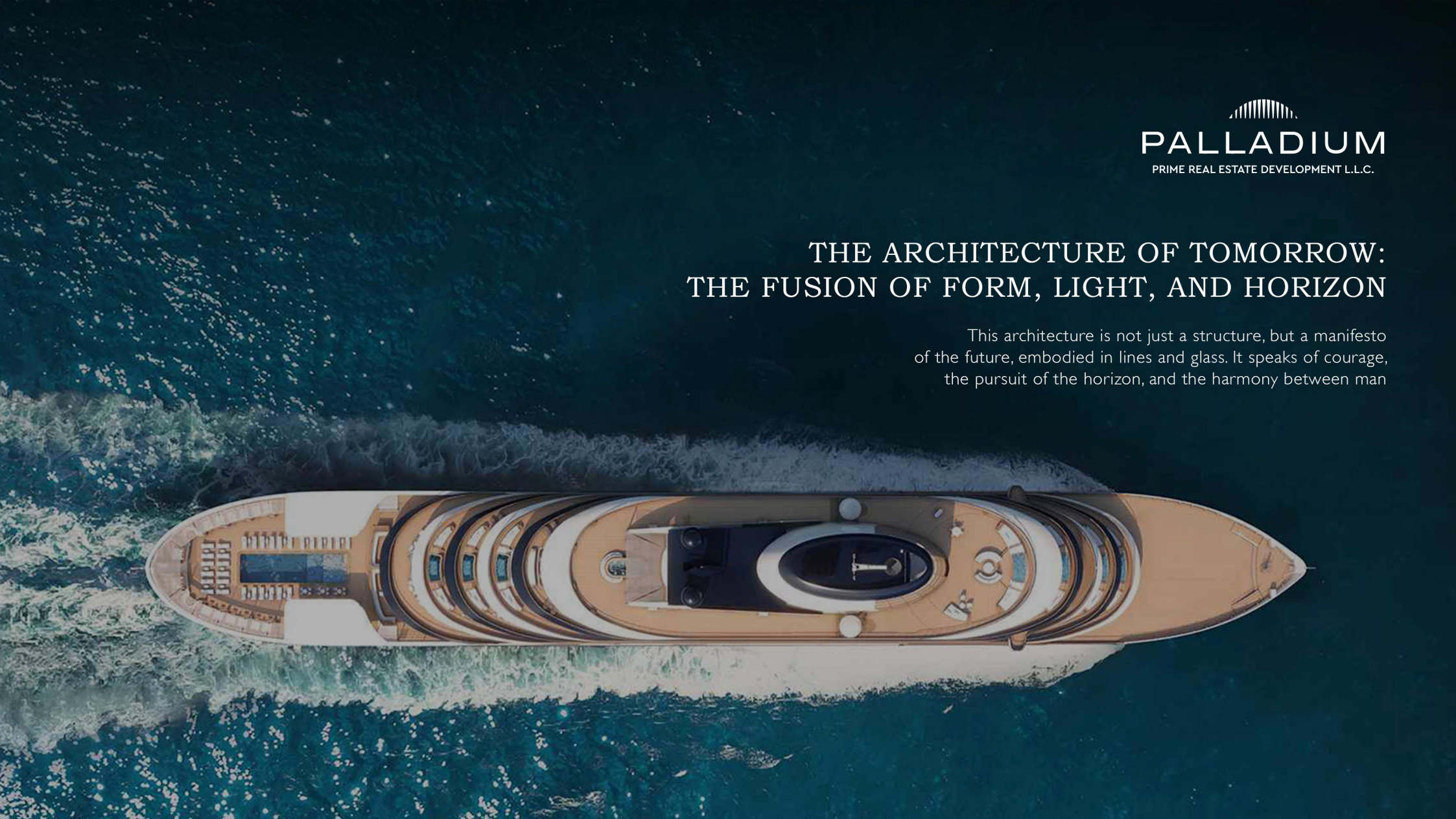
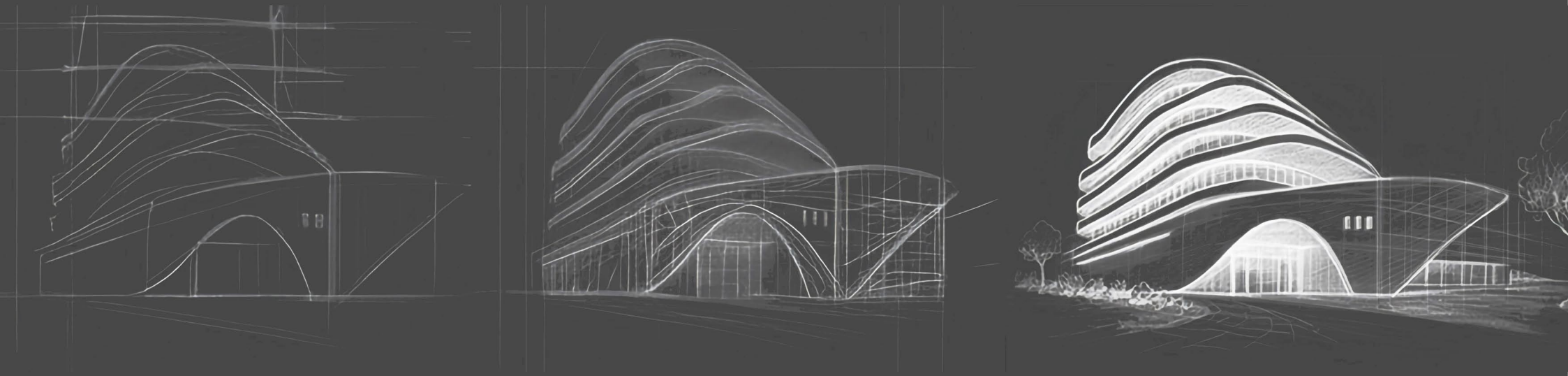
PALLADIUM

PRIME REAL ESTATE DEVELOPMENT L.L.C.

THE ARCHITECTURE OF TOMORROW: THE FUSION OF FORM, LIGHT, AND HORIZON

This architecture is not just a structure, but a manifesto of the future, embodied in lines and glass. It speaks of courage, the pursuit of the horizon, and the harmony between man





“ ...from project
to implementation... „



Look at these smooth, organic shapes. They don't fight against nature, but rather echo it, mimicking the curves of waves and the flight of birds.

The glass here is not a barrier, but a conductor. It erases the boundaries between the inside and the outside, transforming the interior into a part of the landscape, and the landscape into an integral part of life. At sunset, when the light filters through the panoramic windows, you can witness a theater of light where every moment is unique.



KEY FACTS

182 Standard Rooms — optimal room capacity for high operational efficiency
10 Suites — premium suites for elevated guest experience
5 Floors — compact, accessible vertical layout
Room Sizes: **28 m² & 50 m²** — comfortable standard and spacious suite options
Category: 4+ — luxury standards, branded international class
Guaranteed Yield: 7% — fixed annual income for investors

Each key fact represents a unique advantage for investors — combining global standards, comfort, and reliable returns.


The Royal Yacht Internet City

LOCATION


Atlantis The Palm
The Pointe
Fly-High
Palm Jumeirah Cruise
Flying Cup
Dubai Marina Mall
Souk Madinat Jumeirah
Burj Al Arab
Jumeirah Beach Hotel
The Ripe Market at Dubai Police Academy
Mall of the Emirates - Ski Dubai
Dubai Water Canal
Mercato Shopping Mall
La Mer Beach
Burj Khalifa
The Dubai Mall - The Dubai Fountain
AL SUFOUH
AL SAFA
AL WASL
AL BARSHA
AL MANKHA
AL OUDE
AL SEFEH MAJESTIAL AERA



DISTRICT
Dubai Internet City

SPORT

Proximity to the Emirates Golf Club and modern fitness centers

BUSINESS HUBS

Direct access is ensured to the key free zones of Dubai Internet City, Media City, and Knowledge Park.

HEALTH

Modern specialized clinics, pharmacies, and wellness centers are located in the immediate vicinity.

RESTAURANTS

A variety of dining options, from international fine dining restaurants to cozy cafes, is within walking.

TRANSPORT

Dubai Internet City Metro Station within walking distance.

MALLS

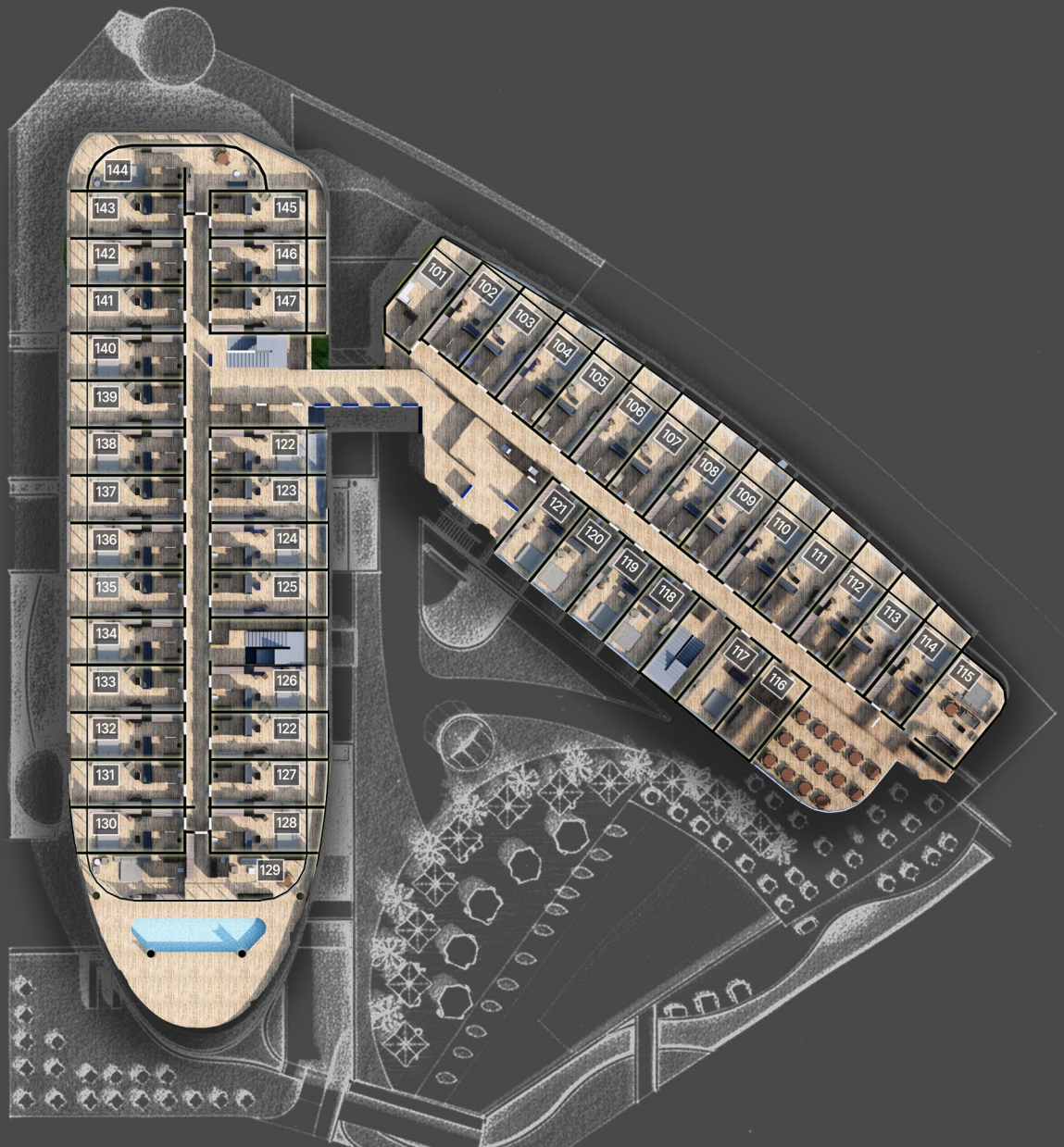
Mall of the Emirates and Dubai Marina Mall within a 5-10 minute drive.

LEISURE/BEACH

Proximity to Jumeirah Beach and the Dubai Marina area.

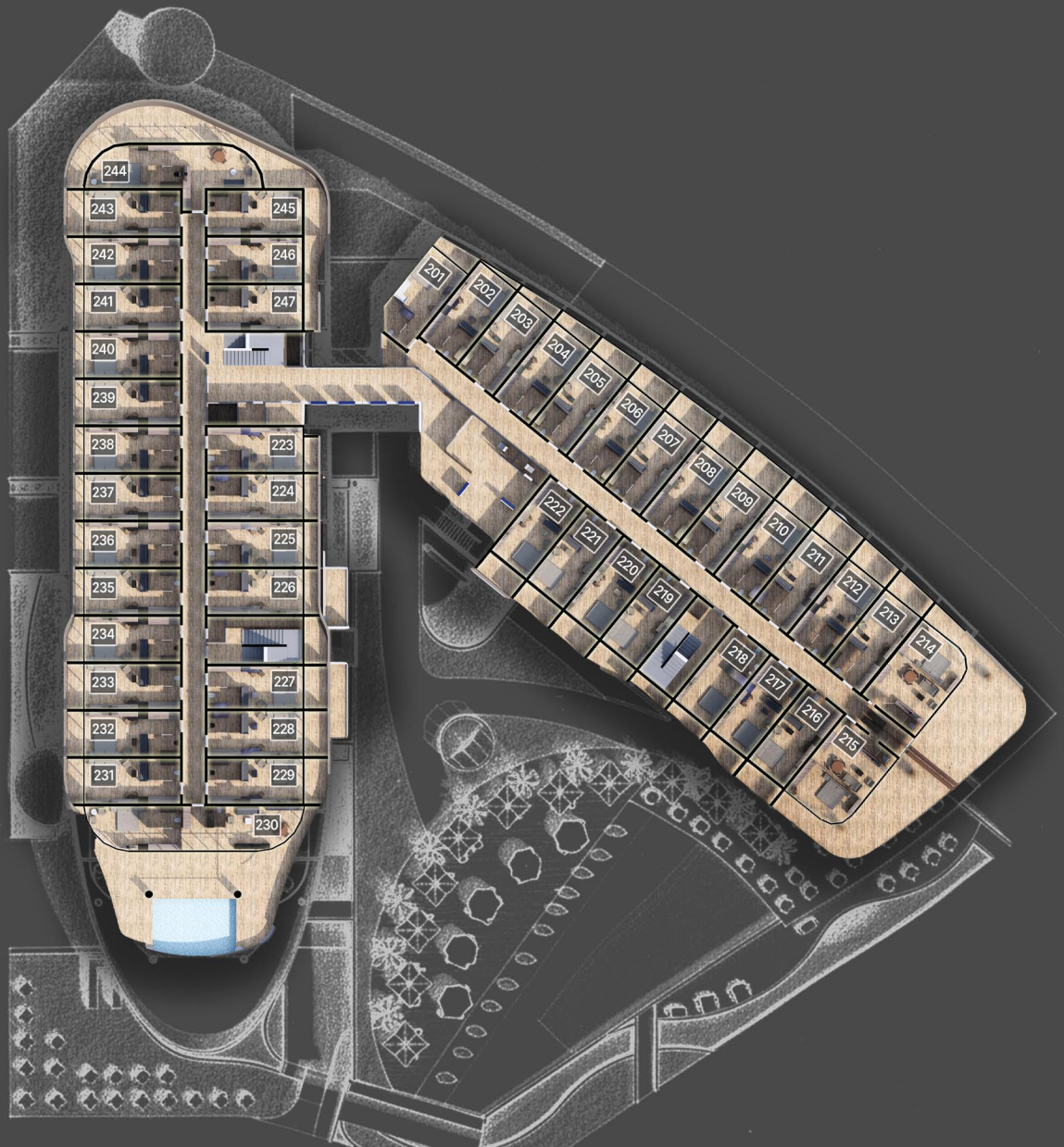
EDUCATION

American University and Knowledge Park.



Architectural Concept and Facade

The hotel is a five-story (5 Floors) building with a compact and accessible vertical layout, whose architecture resembles a luxury yacht. The facade is designed in a style that mimics the smooth, wave-like lines of a yacht's deck, combining organic shapes. Each of the five above-ground floors features wide, curved balconies/terraces that emphasize the building's horizontal dynamic.

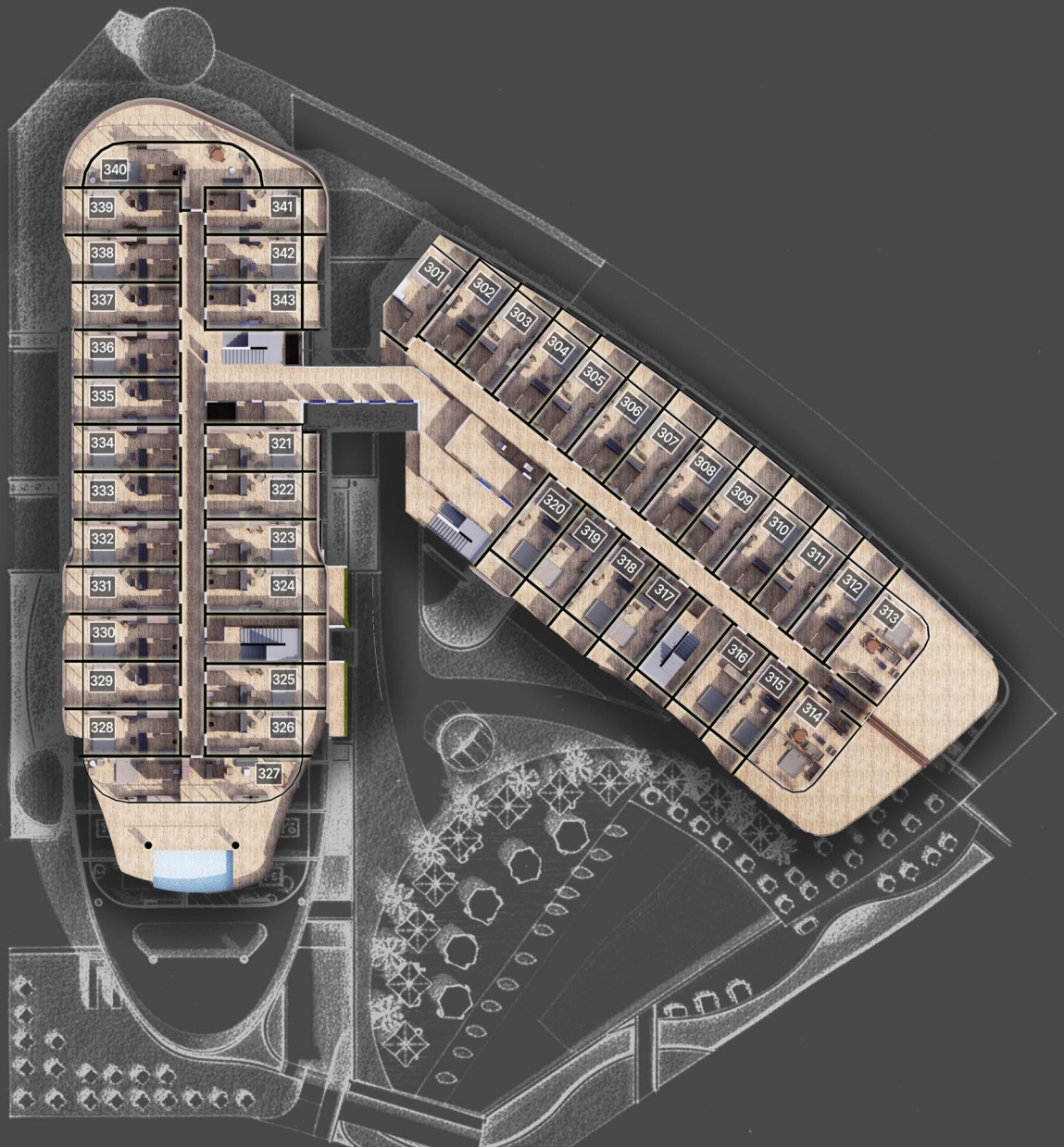


Room Structure and Floor Count

The hotel has a "4+" category and offers 182 rooms:

Standard Rooms: 182 standard rooms spanning 28 m² each. This optimal capacity ensures high operational efficiency.

Suites: 10 premium suites spanning 50 m² for an elevated guest experience.



Landscaping

Landscaped areas and pedestrian pathways are provided around the building, connecting to the vehicular access road.

Thus, the layout is designed for maximum placement efficiency and comfort, combining the functionality of a hotel with a unique architectural design focused on luxury and a striking visual appearance.



Floor Plan

Room Layout: The rooms are grouped into two parallel wings:

Main Wing (Yacht-shaped): Located along the curved "bow" of the building, providing views of the pool and garden.

Side Wing: A rectangular wing adjacent to the main building, with rooms facing the opposite side, offering views of the city (Dubai Internet City).



Top floor

The hotel's restaurant area is located on the spacious, elegantly decorated "deck" - the right, wider section. Due to its elevated position and open layout, it offers guests a breathtaking panoramic view of the surrounding landscape









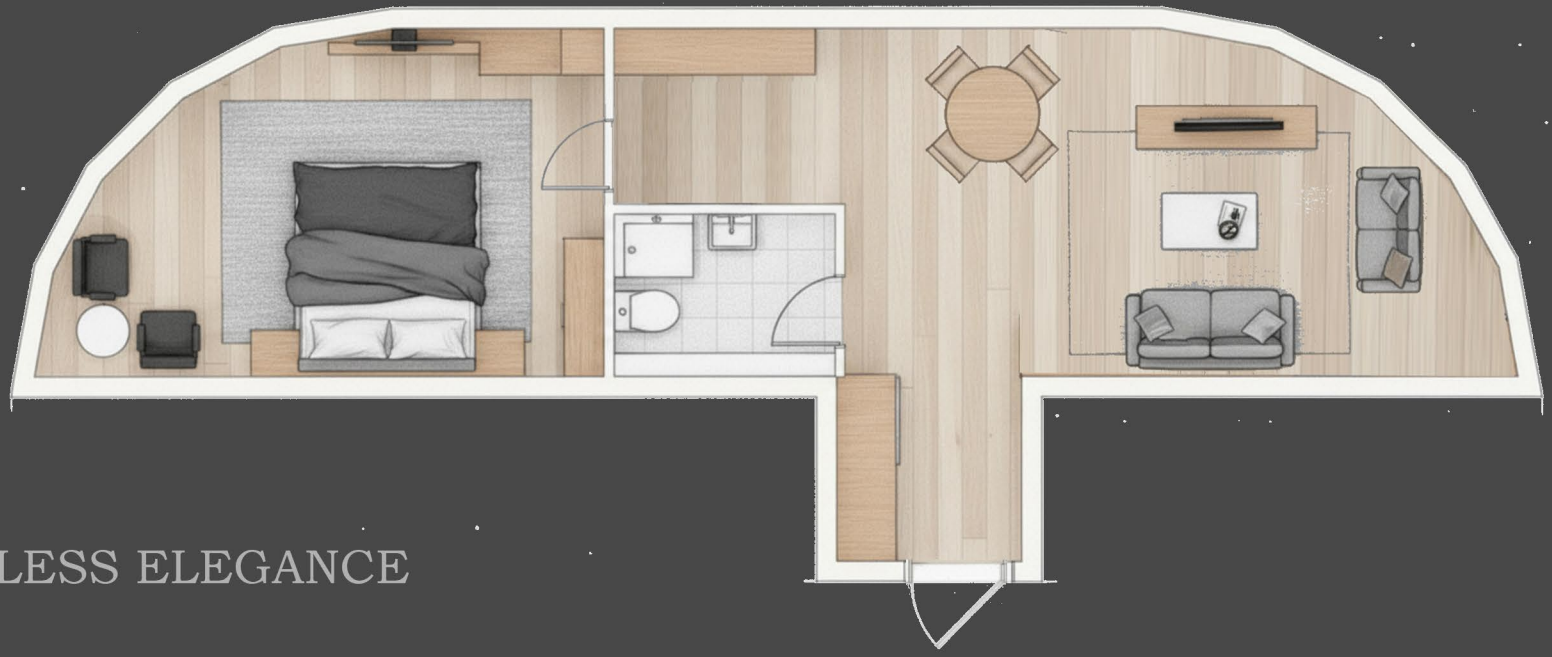




STANDARD ROOM: COMPACT ELEGANCE

Entering the hotel room, you seem to find yourself in a compact but impeccably organized oasis of tranquility. From the hallway we can go into a compact but fully equipped bathroom. In the main area, the space is expertly zoned: on the one hand, the sleeping area reigns supreme, and a smooth transition leads to the living room, the heart of the room. This studio is an ideal haven for a modern resident of a megalopolis, combining strict functionality with casual elegance.





THE SUITE: EFFORTLESS ELEGANCE

A spacious and bright area where the gracefully curved walls softly echo the horizon. Serenity reigns in the bedroom: a luxurious bed, framed by natural wood bedside tables, invites rest, complemented by a cozy reading nook nearby. Passing through the door, we enter the expansive living room, bathed in light from the panoramic windows that offer a breathtaking view. Here lies a sophisticated lounge area with large sofas and a dining table ready to welcome guests. This suite is a symbol of understated luxury, offering exceptional comfort and impeccable designer style.





60 DURING CONSTRUCTION, 40 ON CONSTRUCTION COMPLETION

10%	Booking
15%	Sales and Purchase Agreement
5% / 10%	Every 2 months / Every 4 months
40%	On the keys

T&Cs Apply

Contact information

Palladium Prime Real Estate Development L.L.C.

Head Office: Media City, Arjaan Office Tower, Office 1301

Sales Office: Business Bay, Opus Tower, Office 1002C

Email: infomedia@palladium.ae

Phone: +971 52 301 1888

Website: www.palladium.ae

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