



THE
SUSTAINABLE
CITY - Yiti

THE
ARC
RESIDENCES



*Architecture Curved
Towards Sustainability*



THE
ARC
RESIDENCES

The Pinnacle of Sustainable Luxury

Welcome to *The Arc*, a new destination rising from the heart of The Sustainable City – Yiti and set against the breathtaking backdrop of Oman's coastline. *The Arc* sets a new standard for high end, planet conscious living. This exclusive collection of 132 fully serviced residences redefines luxury through timeless architecture, advanced sustainability features, and a holistic focus on wellbeing.

Designed for those who value elegance, harmony, and purpose, *The Arc* offers a seamless living experience where contemporary comfort meets a future-forward way of life.



Luxury Rooted in Purpose

The Arc stands at the intersection of luxury and legacy. Set within The Sustainable City – Yiti, the region's first net-zero emissions city, it is an extension of a pioneering masterplan designed to redefine how we live, work, and thrive.

Seamlessly integrated into the community's vibrant fabric, *The Arc* offers residents direct access to a fully self-sufficient ecosystem: from renewable energy and water recycling to local farming, car-free zones, and wellness-focused experiences, while also granting panoramic sea views, serene seafront gardens, and a lifestyle shaped by innovation, wellbeing, and environmental harmony.



Refined Living Inspired by Nature

Everything within The Sustainable City – Yiti is purposefully designed to nurture both people and the planet, blending meaningful design with a deep sense of environmental and social responsibility.

At *The Arc*, this philosophy comes to life through a living experience where luxury goes hand in hand with sustainability, offering a way of life that is conscious, connected, and future ready.

Social Sustainability

- Indoor and outdoor gyms
- Cycling and jogging tracks
- Equestrian club
- Parks and playgrounds
- Swimming pools
- Mosque
- Health clinics
- Wellness center
- School
- Autism center
- 4 and 5-star hotels

Environmental Sustainability

- Urban farms and productive greenhouses
- Up to 100% reliance on renewable energy sources
- Recycled water systems for landscape irrigation
- Energy-efficient homes designed for optimal performance
- Dedicated electric vehicle (EV) charging infrastructure
- Comprehensive waste segregation recycling programs

Economic Sustainability

- Significant savings on electricity and water consumption
- Job creation across multiple sectors
- Support for local businesses and enhancement of in-country value
- Smart designs design strategies that reduce operational costs
- Active promotion of a circular economy



*Design &
Lifestyle
Experience*

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Balancing Peace & Presence

The Arc offers a rare balance: the serenity of a private sanctuary and the vibrancy of a connected community. Each residence showcases contemporary architecture, abundant natural light, high-quality materials, and seamlessly integrated smart-home technology.

*Elevated Lifestyle with
Unparalleled Amenities
for The Arc Residents*





CONCIERGE SERVICES

A dedicated 24/7 concierge team to assist with personalized requests, reservations and daily conveniences.



PRIVATE LOUNGE

An elegantly designed space for relaxation, networking, and social gatherings in a refined setting.



MARINA ACCESS WITH VALET SERVICES

Seamless access to a marina lifestyle, with valet services ensuring a hassle-free experience for boating enthusiasts.



PRIVATE RESIDENTIAL SWIMMING POOL

A tranquil oasis exclusively for residents, perfect for leisurely swims and relaxation.



24-HOUR SECURITY

A dedicated security team and advanced surveillance systems ensure round-the-clock safety and peace of mind.



PRIVATE PARKING

Secure, designated parking spaces, offering both convenience and exclusivity to residents.

A Collection of Three. *Øne Standard of Excellence*

The Arc presents a trio of distinctive residential collections, each thoughtfully crafted to suit a range of living preferences while upholding a singular standard of architectural excellence, premium services, and seamless integration within the community.



ØRIA

ØNDA

ØPAL

THE
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COLLECTION ONE
ØRIA RESIDENCES

Embracing Earthy Neutrals and Organic Tones

Oria Residences are a celebration of sculpted calm. A monochromatic palette of soft greys, white onyx, and rare stones creates an atmosphere of refined, quiet sophistication. Every element is intentional, every finish elevated, offering residents a serene sanctuary where minimalist design meets timeless elegance.



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COLLECTION TWO

ØNDA RESIDENCES

Nikki Beach-Inspired Coastal Chic

Onda Residences channel the spirit of vibrant beachfront living, infused with the signature style of Nikki Beach. Residents enjoy a seamless blend of coastal elegance and curated lifestyle experiences inspired by one of the world's most iconic hospitality brands.



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COLLECTION THREE
ØPAL RESIDENCES

Minimalism crafted in light and stone

The Opal Residences exude a sense of warmth and tranquility, embracing earthy neutrals and organic tones. These homes blend natural materials and textures in perfect harmony, creating serene living spaces that reflect a deep connection to nature.





Tailored Spaces for Luxury Living

Discover an exclusive collection of residences, from elegantly appointed two-, three-, and four-bedroom homes in a variety of styles including signature apartments, duplexes, sky garden residences, and expansive penthouses. Each home is masterfully designed to offer seamless indoor-outdoor living, panoramic views, and a sense of privacy that reflects the refined rhythm of life at *The Arc*.

RECEPTION AREA



AMENITIES



132 *LUXURY SERVICED
APARTMENTS*

14 *DISTINCT
TYPOLOGIES*

APARTMENTS TYPES

Signature - Two Bedroom

180 - 208 sqm

Signature - Three Bedroom

323 - 376 sqm

Signature - Four Bedroom

360 - 407 sqm

Duplex - Two Bedroom

163 - 199 sqm

Duplex - Three Bedroom

410 - 413 sqm

Duplex & Sky Garden - Two Bedroom

176 - 202 sqm

Sky Garden - Two Bedroom

172 - 184 sqm

132 *LUXURY SERVICED
APARTMENTS*

14 *DISTINCT
TYPOLOGIES*

APARTMENTS TYPES

Sky Garden - Three Bedroom

365 - 370 sqm

Sky Garden - Four Bedroom

397 - 401 sqm

Sky Terrace - Three Bedroom

319 - 350 sqm

Sky Terrace Type 1 - Four Bedroom

397 - 401 sqm

Sky Terrace Type 2 - Four Bedroom

459 - 516 sqm

Sky Terrace Type 3 - Four Bedroom

601 - 602 sqm

Penthouse - Four Bedroom

680 - 698 sqm

SIGNATURE

2 BEDROOM



ØPAL RESIDENCES

GFA

180 - 208 sqm



SIGNATURE

3 BEDROOM



ØRIA RESIDENCES ØNDA RESIDENCES

GFA

323 - 376 sqm



SIGNATURE

4 BEDROOM



ØRIA RESIDENCES ØNDA RESIDENCES

GFA

360 - 407 sqm



DUPLEX

2 BEDROOM

LOWER LEVEL



UPPER LEVEL

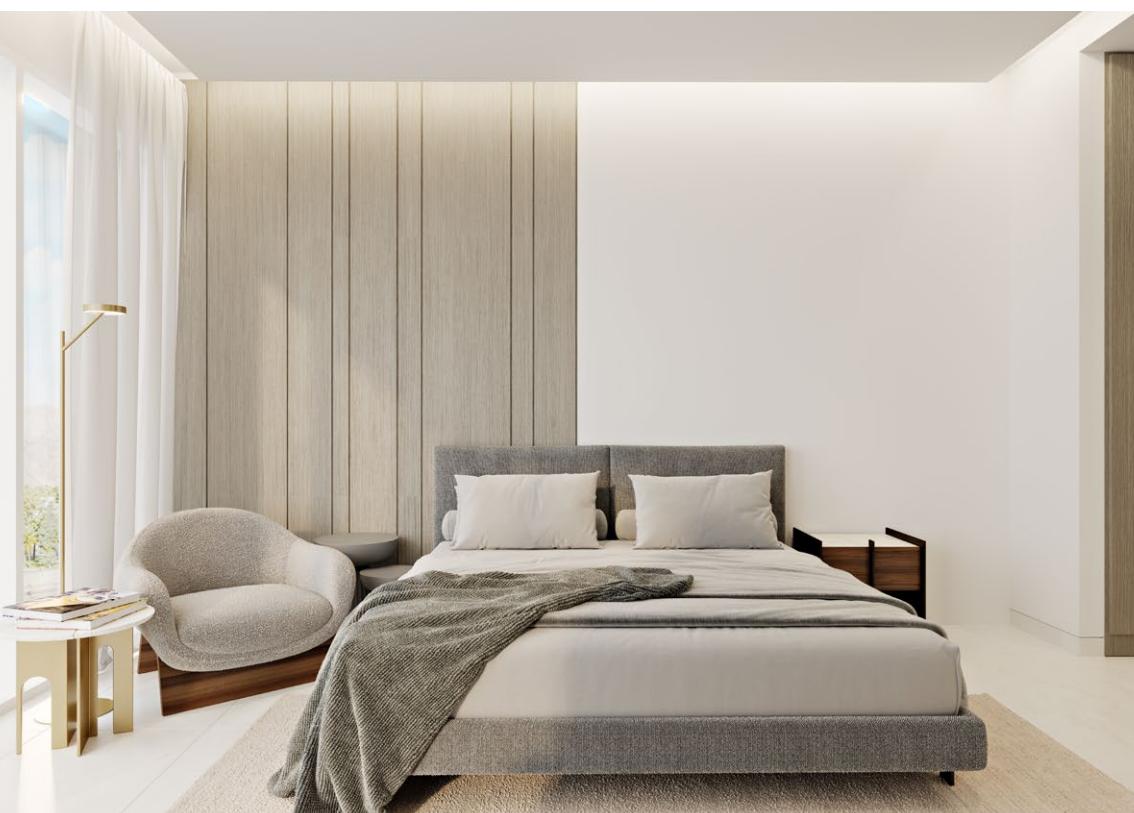
**ØPAL RESIDENCES**

GFA

163 - 199 sqm

DUPLEX

2 BEDROOM



DUPLEX**3 BEDROOM****LOWER LEVEL****UPPER LEVEL****ØNDA RESIDENCES****GFA****410 - 413 sqm**

DUPLEX

3 BEDROOM



DUPLEX + SKYGARDEN**2 BEDROOM****LOWER LEVEL****UPPER LEVEL****ØPAL RESIDENCES****GFA****176 - 202 sqm****TERRACE****96 - 116 sqm**

DUPLEX + SKYGARDEN

2 BEDROOM



SKYGARDEN

2 BEDROOM



ØPAL RESIDENCES

GFA

172 - 184 sqm

TERRACE

96 - 101 sqm



SKYGARDEN

3 BEDROOM



ØRIA RESIDENCES ØNDA RESIDENCES

GFA

365 - 370 sqm

TERRACE

335 - 421 sqm



SKYGARDEN

4 BEDROOM



ØRIA RESIDENCES

GFA

365 - 370 sqm

TERRACE

335 - 421 sqm



SKY TERRACE

3 BEDROOM



ØPAL RESIDENCES

GFA

319 - 350 sqm

TERRACE

82 - 926 sqm



SKY TERRACE - TYPE ONE

4 BEDROOM



ØRIA RESIDENCES ØPAL RESIDENCES

GFA

397 - 401 sqm

TERRACE

93 - 291 sqm



SKY TERRACE - TYPE TWO

4 BEDROOM



ØRIA RESIDENCES ØPAL RESIDENCES

GFA

459 - 516 sqm

TERRACE

180 - 396 sqm



SKY TERRACE - TYPE THREE

4 BEDROOM



ØRIA RESIDENCES ØPAL RESIDENCES

GFA

601 - 602 sqm

TERRACE

278 - 1310 sqm



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LUXURY
PENTHOUSE



PENTHOUSE**4 BEDROOM****ØRIA RESIDENCES
ØPAL RESIDENCES****GFA****680 - 698 sqm****TERRACE****295 - 391 sqm**

PENTHOUSE

4 BEDROOM





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virtual appointment today

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register your interest online

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