

THE ISLAND
LIVING EXPERIENCE

flóarcá
Breeze



MASHRIQ ELITE
DEVELOPMENTS



Where Vision Transforms Into Legacy

Mashriq Elite Developments stands as a true beacon of luxury within Dubai's ever-evolving real estate landscape. With a rich heritage and a reputation for delivering iconic projects, Mashriq Elite has become synonymous with distinction and trust. Our diverse portfolio caters to a wide range of lifestyles, seamlessly balancing sophistication with functionality to create spaces that resonate with residents and investors alike.

Every development is a testament to our unwavering pursuit of excellence, where architectural innovation harmonizes with practical design and luxurious finishes. From concept to completion, Mashriq Elite is driven by a vision to craft more than just residences; we create enduring landmarks that embody modern luxury while honoring timeless design principles.



MASHRIQ ELITE
DEVELOPMENTS



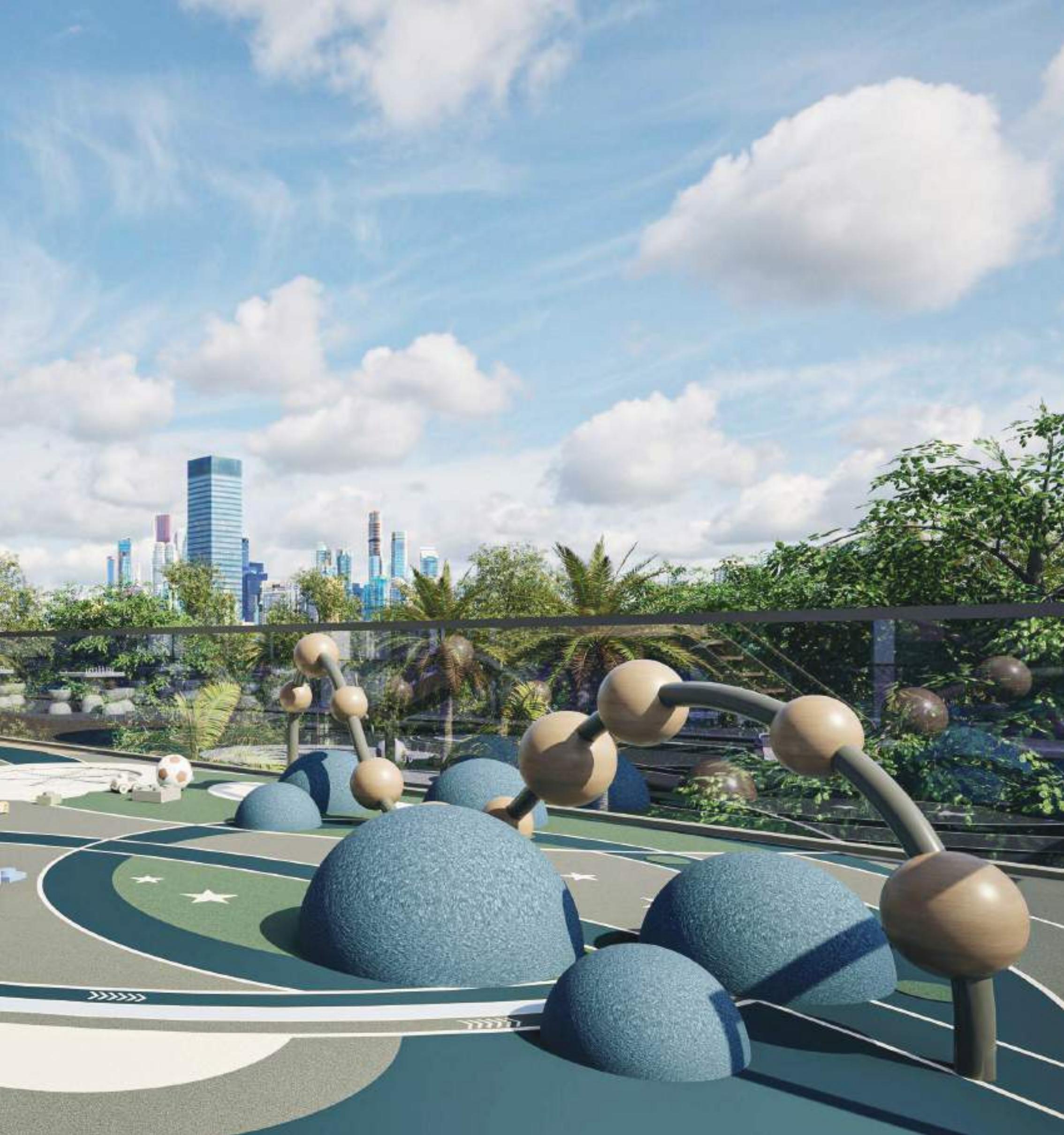
Island Inspired Living

Floarea Breeze is more than a residential project; it is a lifestyle for those who aspire to live with comfort and timeless aesthetics. Offering a refined selection of 1-Bedroom, 2-Bedroom, 3-Bedroom apartments and Townhouses, this development is designed to meet the diverse needs of modern families and individuals who seek both luxury and practicality.

Every home at Floarea Breeze reflects a commitment to architectural beauty and thoughtful detail. Fully cladded walls with a harmonious blend of wooden and porcelain feature finishes create interiors that are both warm and contemporary.



Aloarcá
Breeze



1st Floor



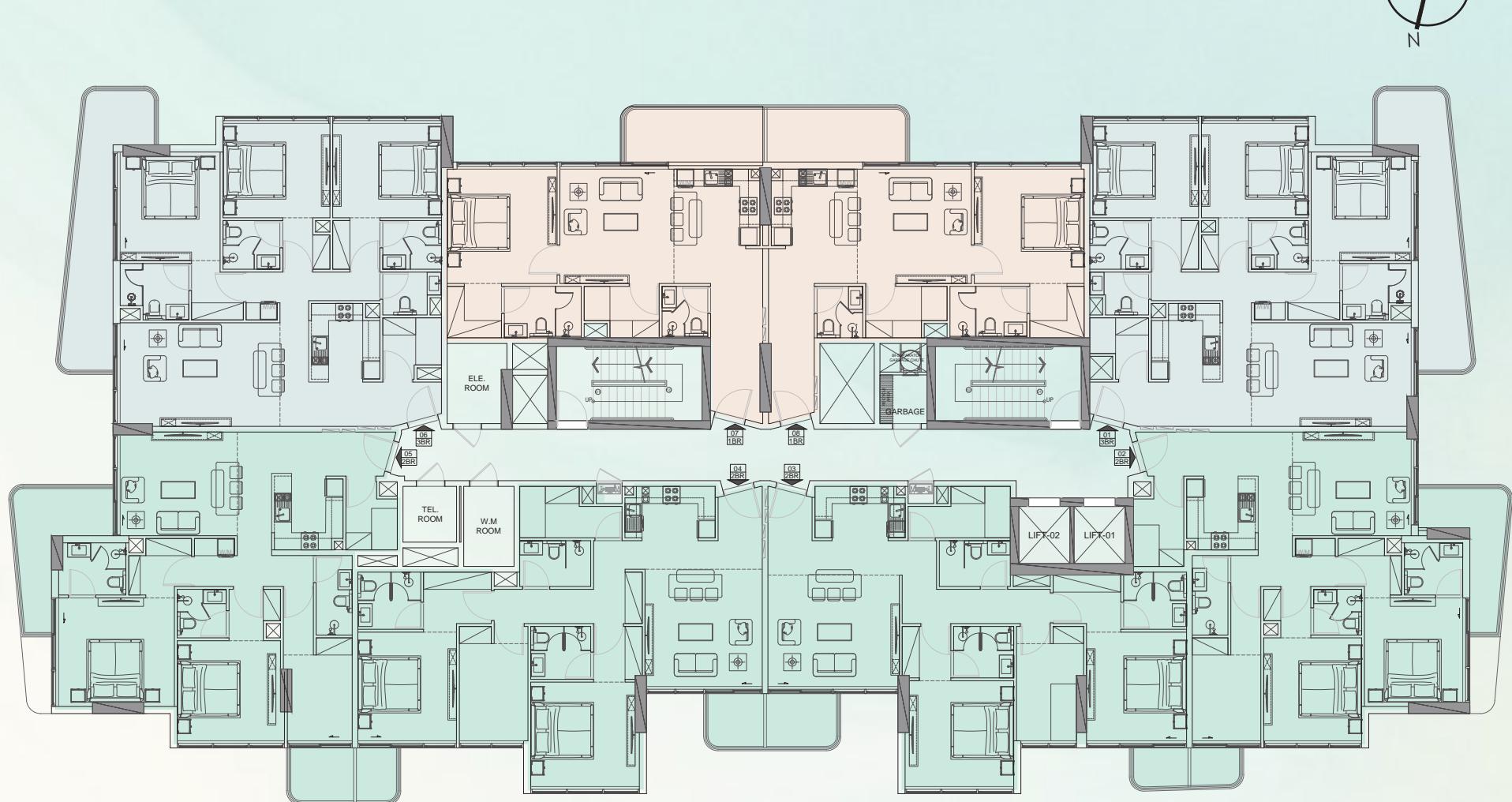
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

Typical Floor Plan

2nd, 4th and 6th



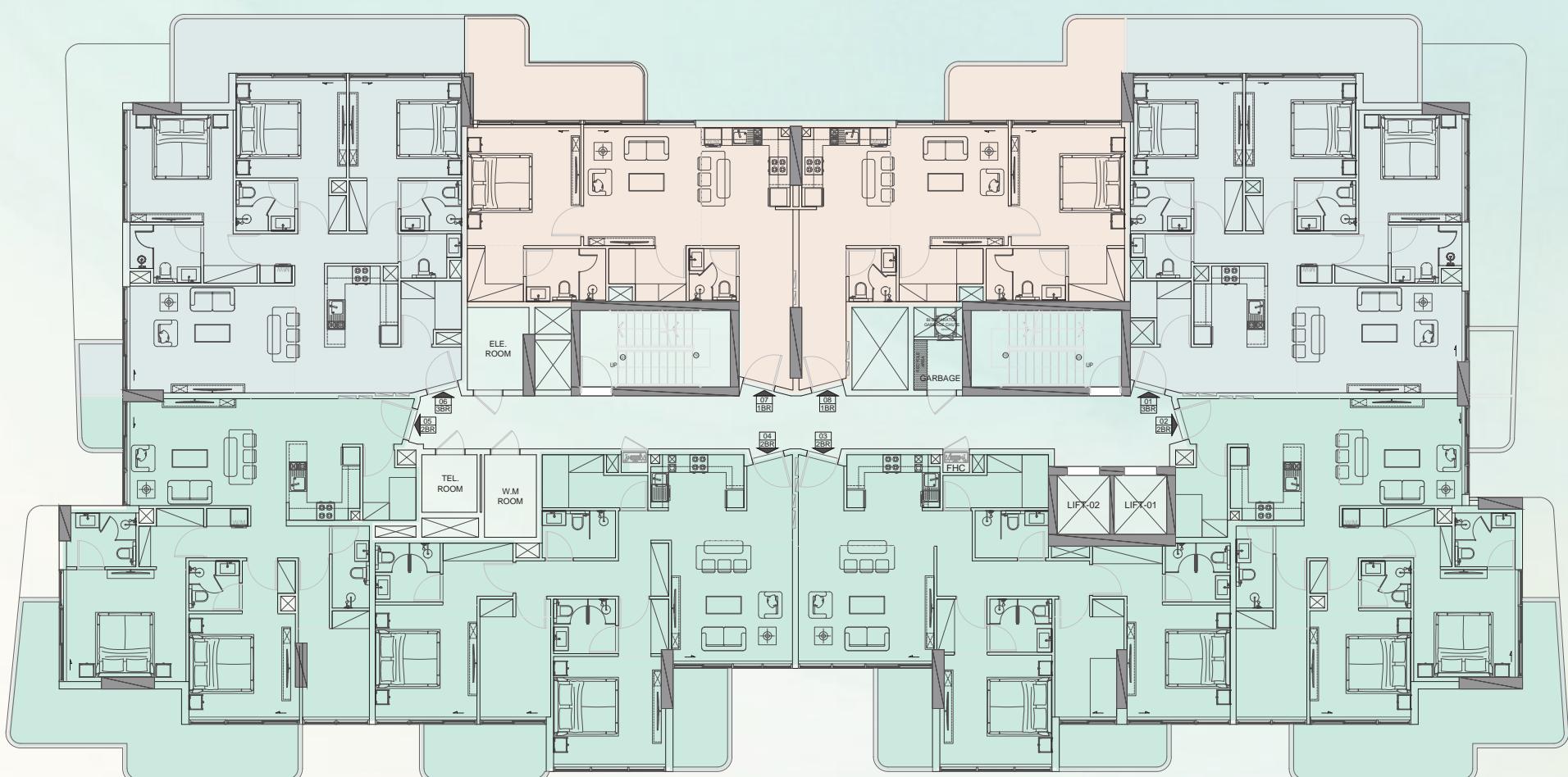
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

Typical Floor Plan

3rd and 5th



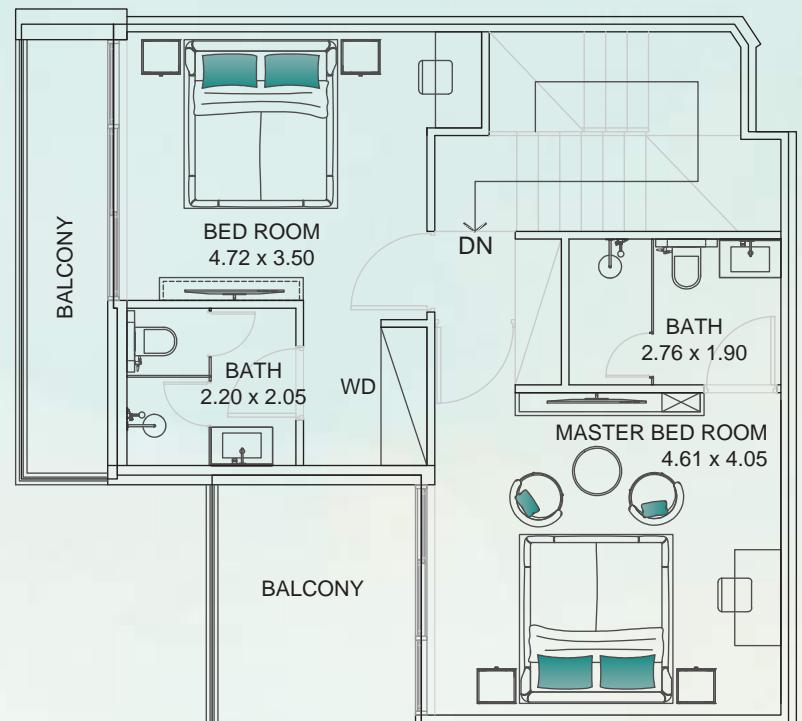
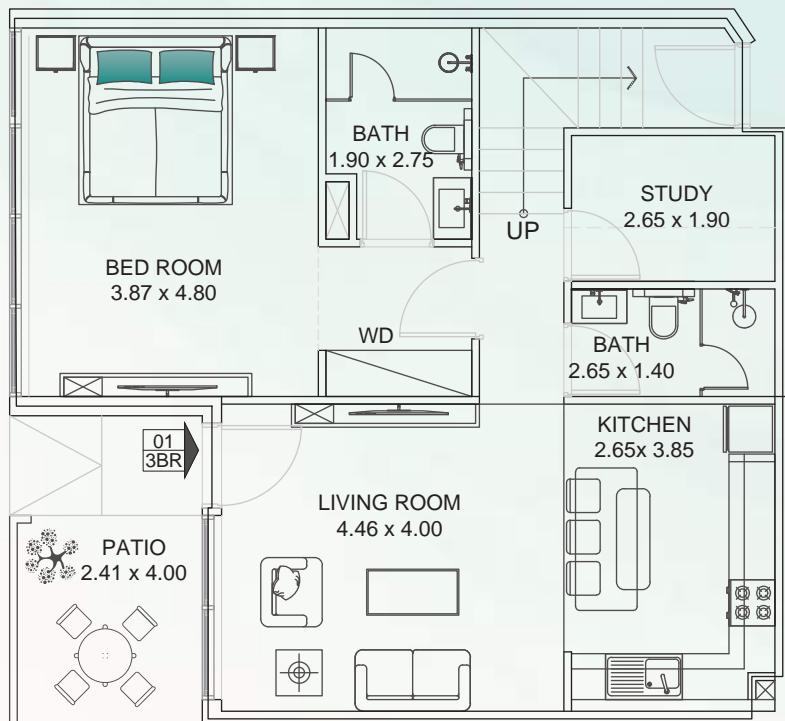
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



Townhouse 3BHK Type A



SUITE AREA	1581.76 SQ.FT
BALCONY AREA	290.73 SQ.FT
TOTAL AREA	1872.49 SQ.FT

Unit Number: G-01

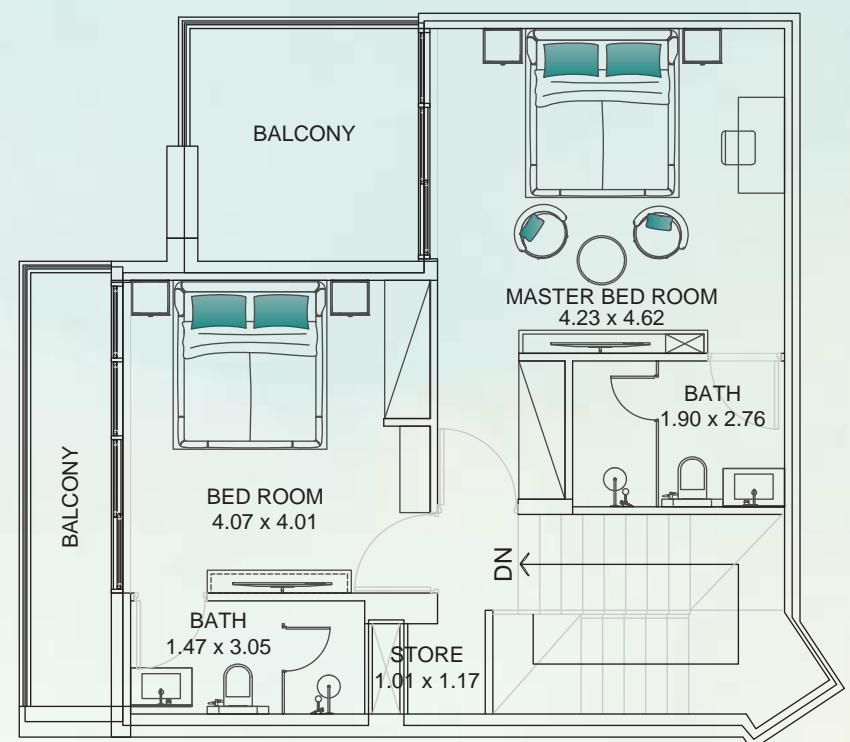
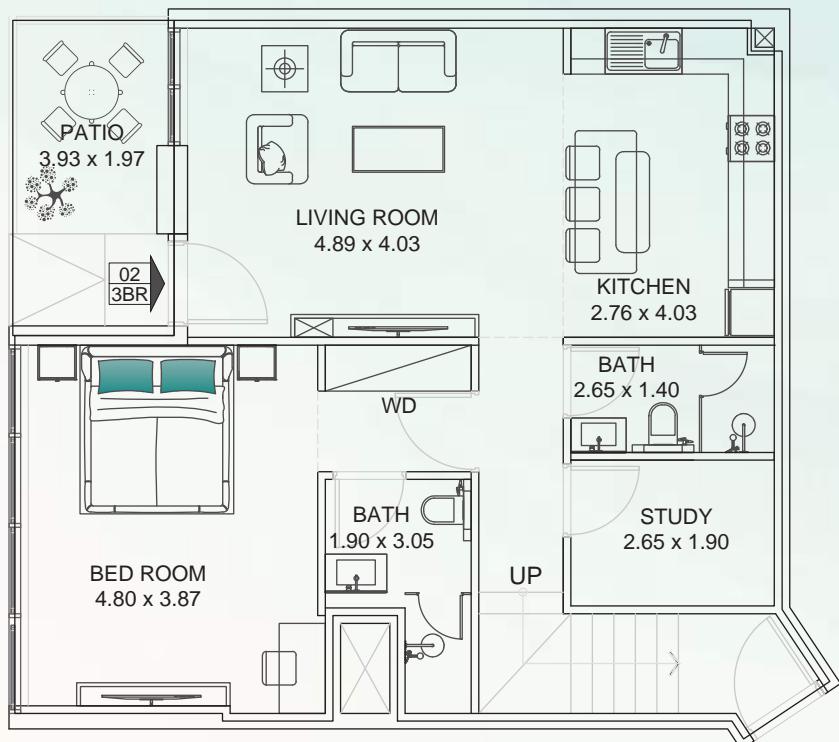
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



Townhouse 3BHK Type B



SUITE AREA 1607.91 SQ.FT

BALCONY AREA 287.29 SQ.FT

TOTAL AREA 1895.20 SQ.FT

Unit Number: G-02

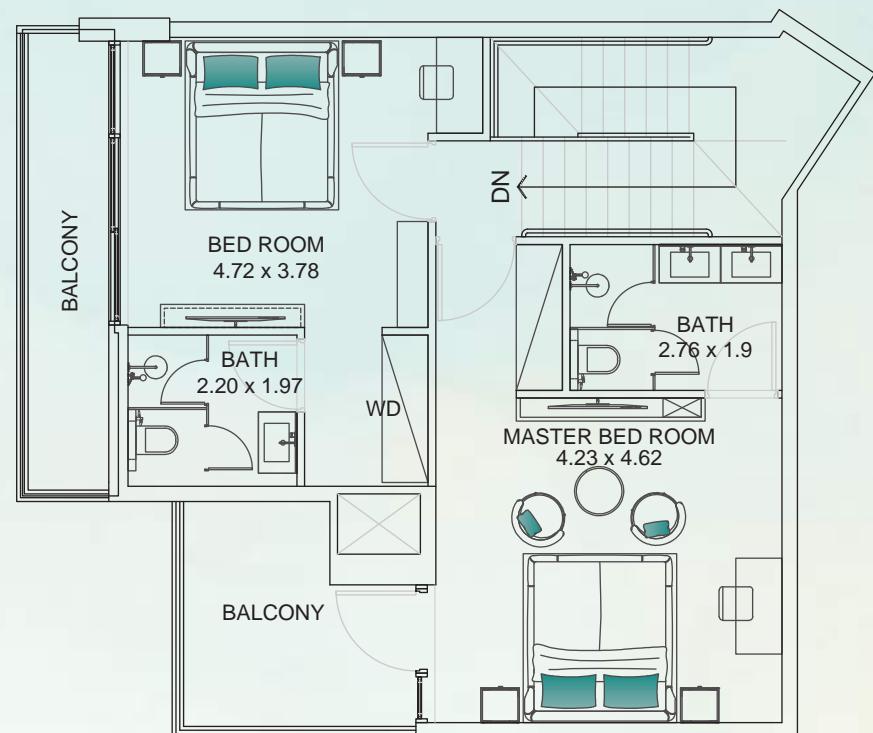
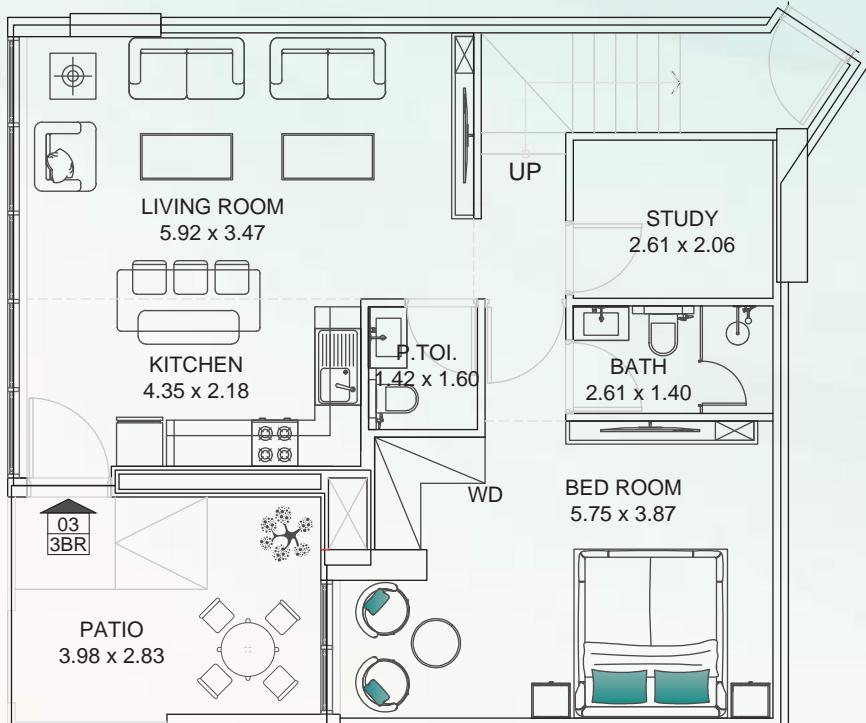
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



Townhouse 3BHK Type C



SUITE AREA 1575.73 SQ.FT

BALCONY AREA 317.75 SQ.FT

TOTAL AREA 1893.48 SQ.FT

Unit Number: G-03

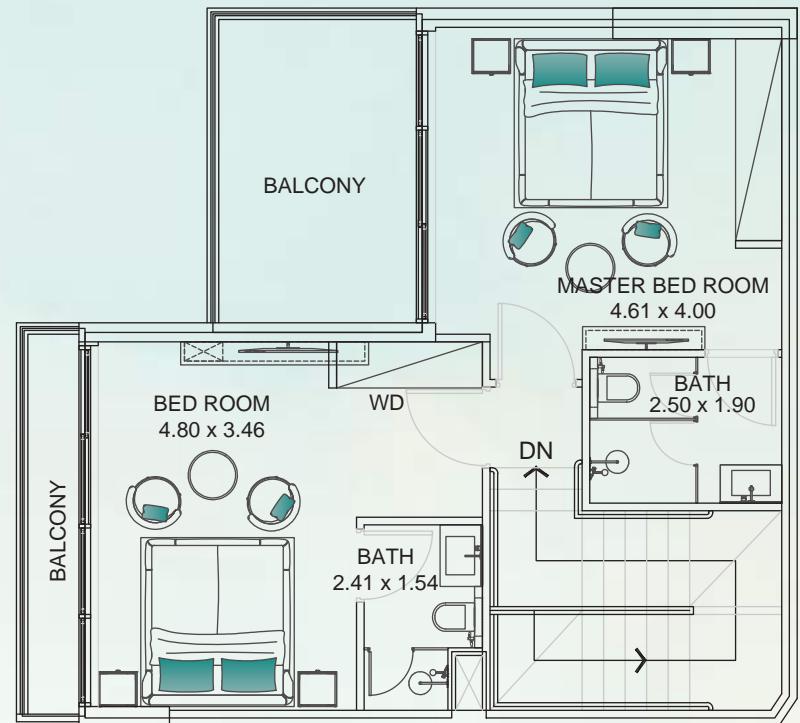
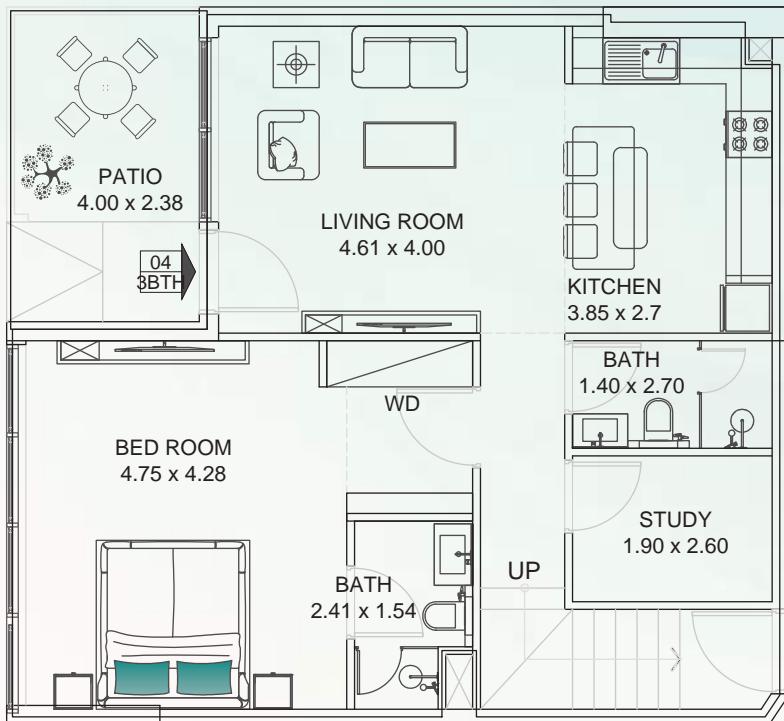
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



Townhouse 3BHK Type D



SUITE AREA	1568.52 SQ.FT
BALCONY AREA	279.22 SQ.FT
TOTAL AREA	1847.73 SQ.FT

Unit Number: G-04

Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

floareá *Breeze*

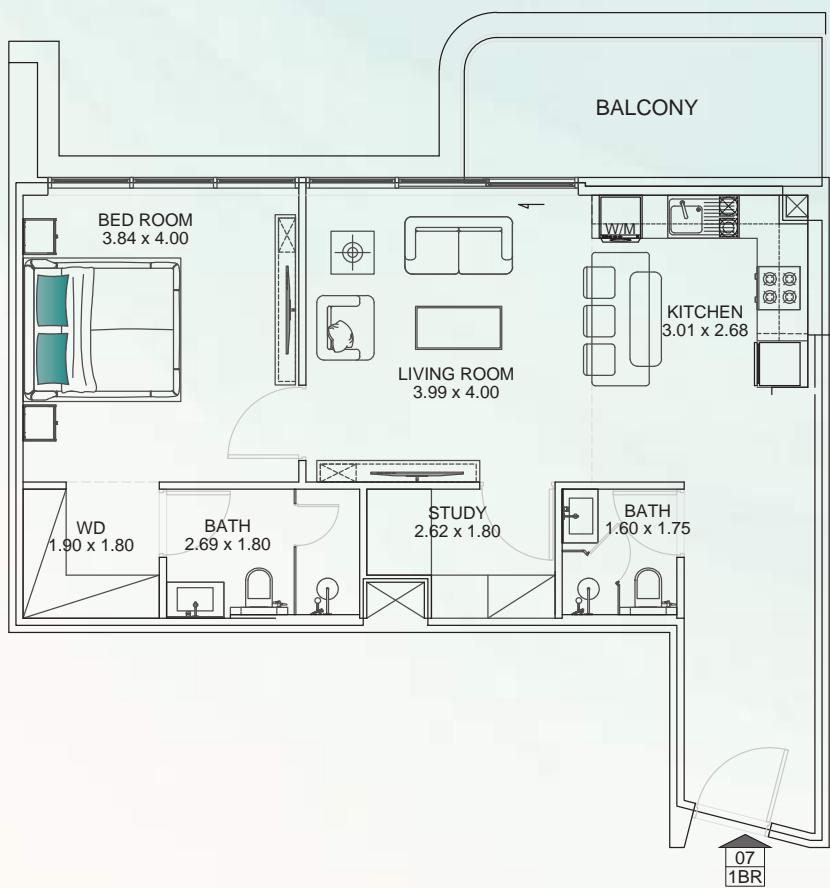


Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

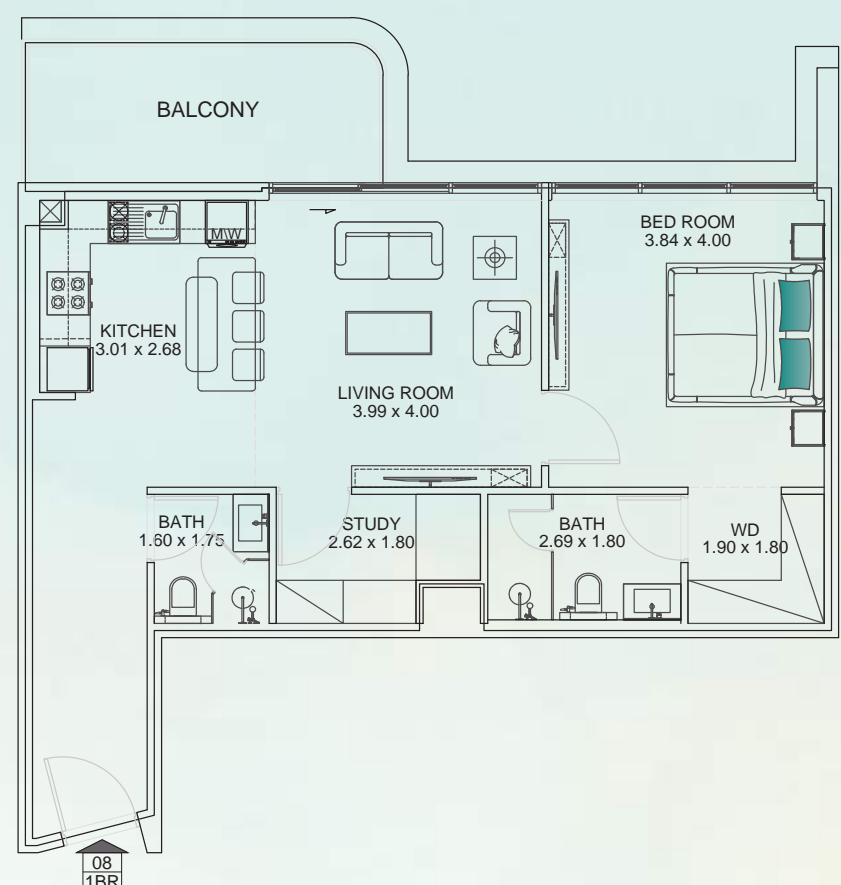


1 BHK Type A



SUITE AREA	785.77	SQ.FT
BALCONY AREA	110.87	SQ.FT
TOTAL AREA	896.63	SQ.FT

Unit Number: 207, 407 & 607



SUITE AREA	785.55	SQ.FT
BALCONY AREA	110.87	SQ.FT
TOTAL AREA	896.42	SQ.FT

Unit Number: 208, 408 & 608

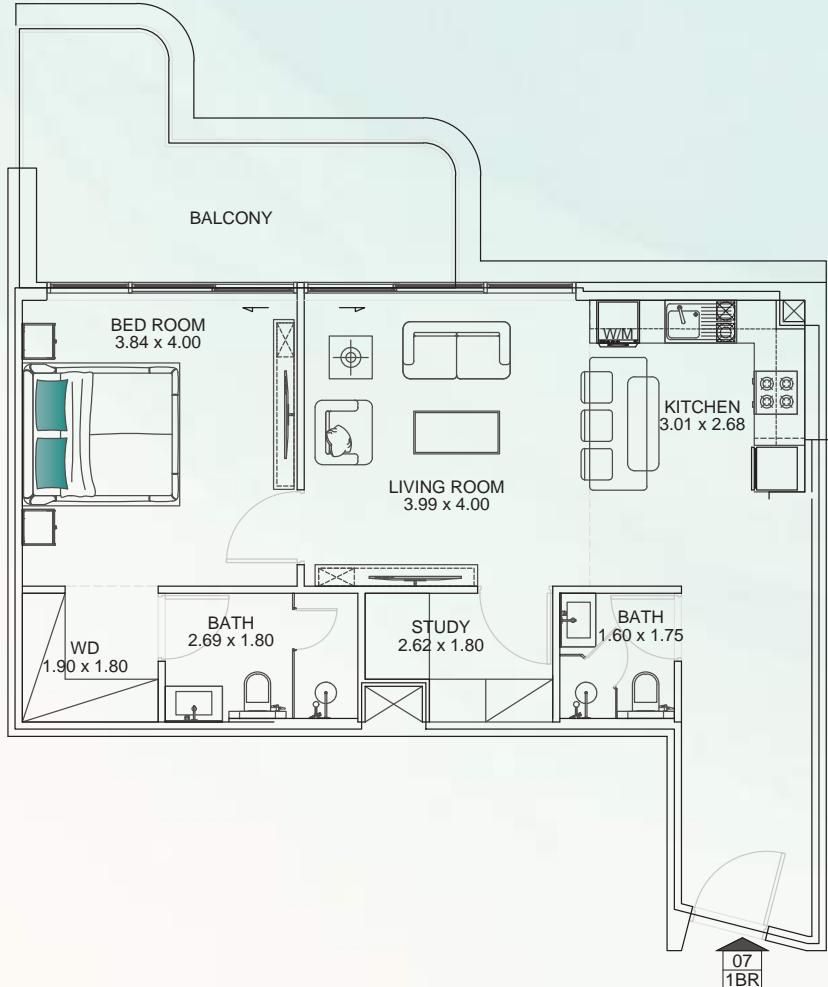
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

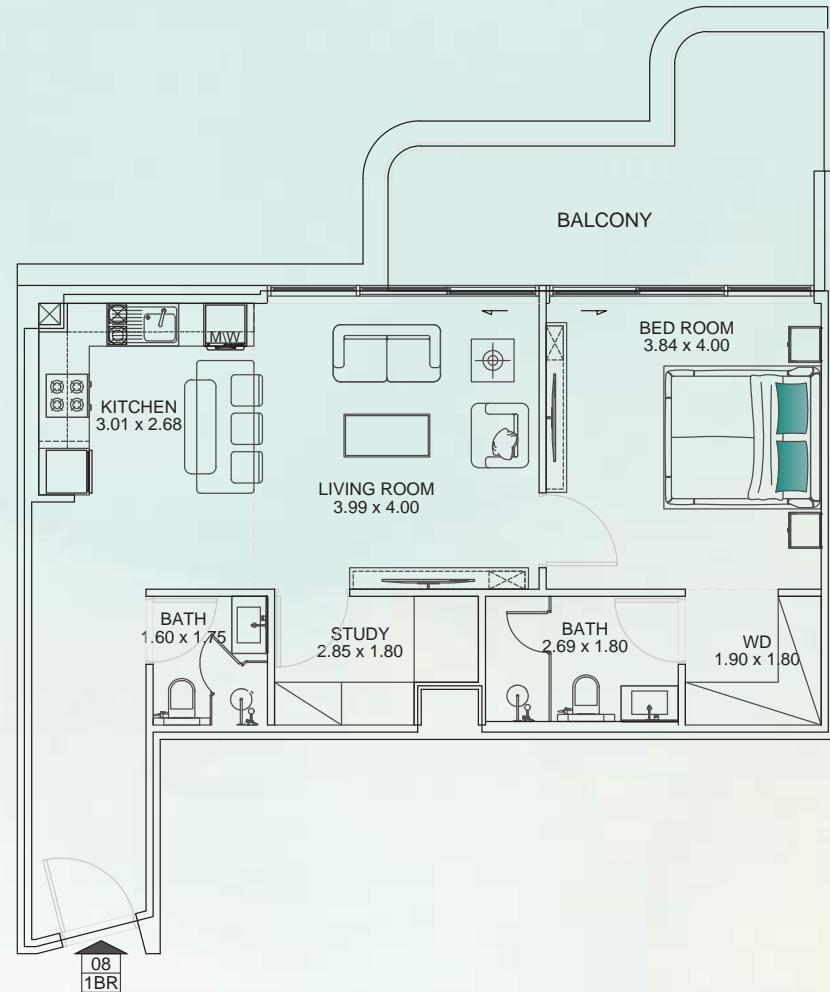


1BHK Type A1



SUITE AREA	785.77 SQ.FT
BALCONY AREA	172.55 SQ.FT
TOTAL AREA	958.31 SQ.FT

Unit Number: 307 & 507



SUITE AREA	785.77 SQ.FT
BALCONY AREA	172.65 SQ.FT
TOTAL AREA	958.42 SQ.FT

Unit Number: 308 & 508

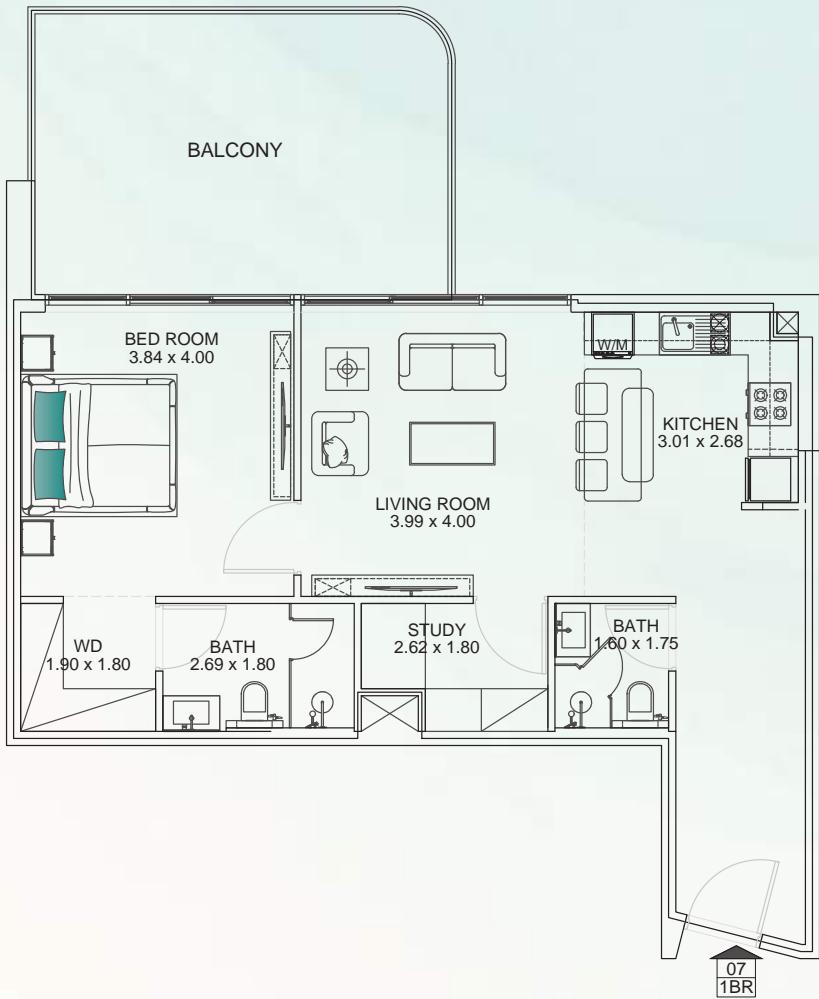
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



1 BHK Type A1



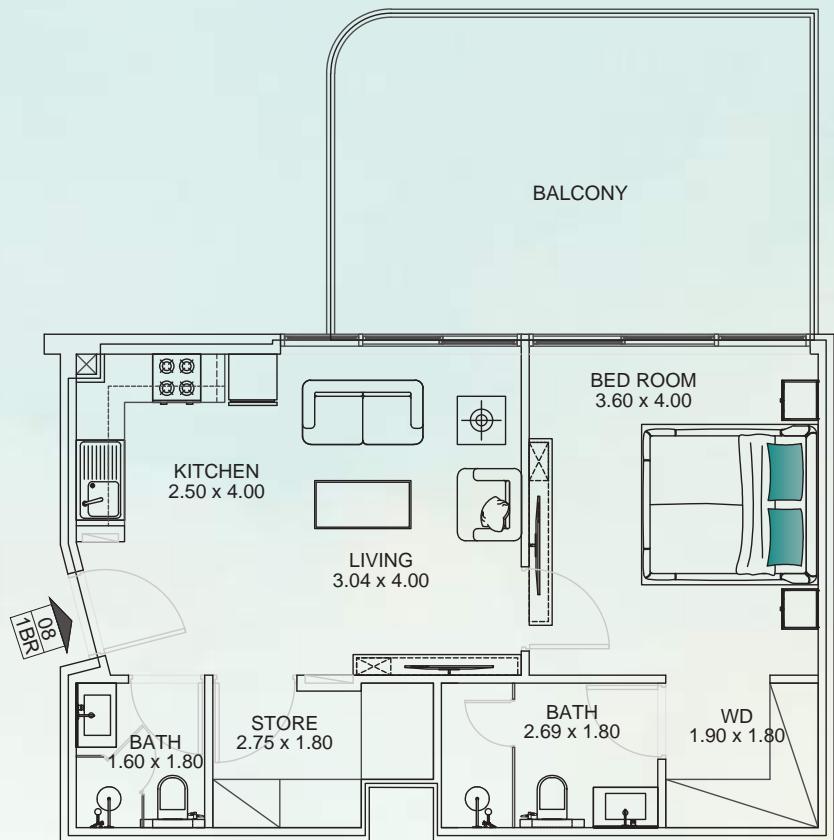
SUITE AREA 785.77 SQ.FT

BALCONY AREA 263.29 SQ.FT

TOTAL AREA 1049.05 SQ.FT

Unit Number: 107

1 BHK Type B



SUITE AREA 610.10 SQ.FT

BALCONY AREA 267.91 SQ.FT

TOTAL AREA 878.01 SQ.FT

Unit Number: 108

Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

floareá *Breeze*

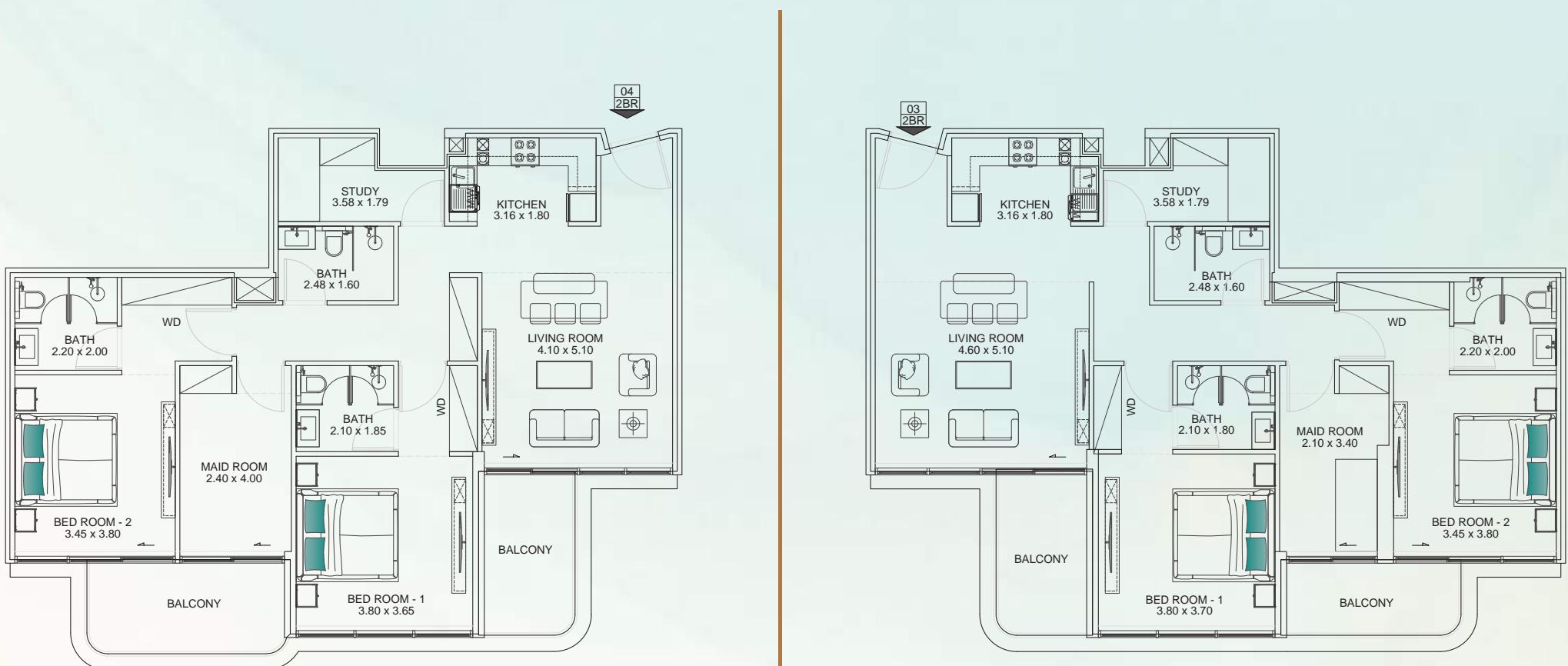


Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.



2 BHK Type A



SUITE AREA	1192.96 SQ.FT
BALCONY AREA	176.85 SQ.FT
TOTAL AREA	1369.82 SQ.FT

Unit Number: 304 & 504

SUITE AREA	1223.96 SQ.FT
BALCONY AREA	148.76 SQ.FT
TOTAL AREA	1372.72 SQ.FT

Unit Number: 303 & 503

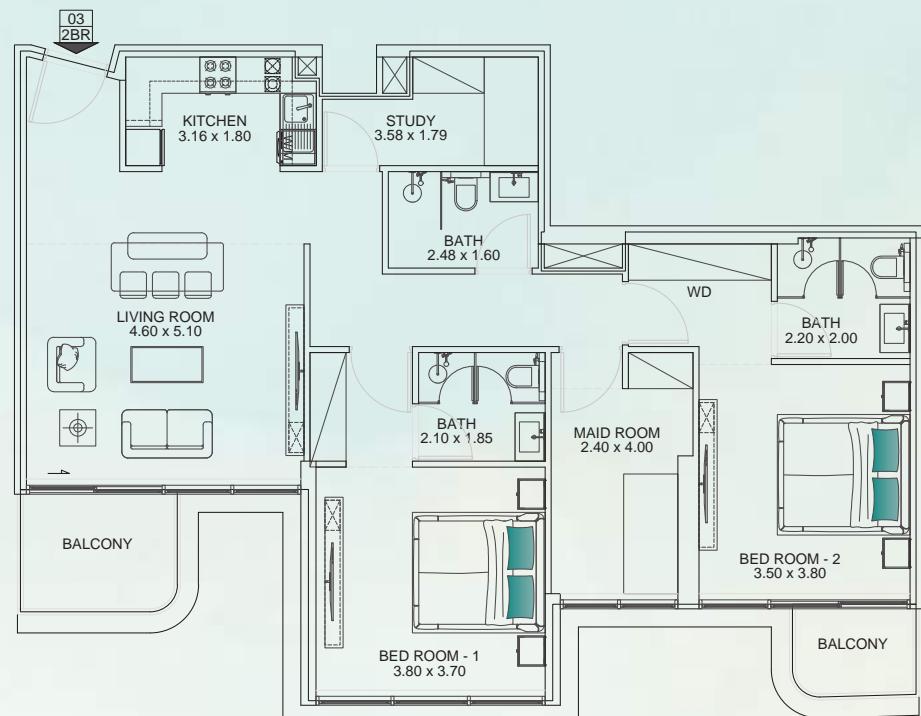
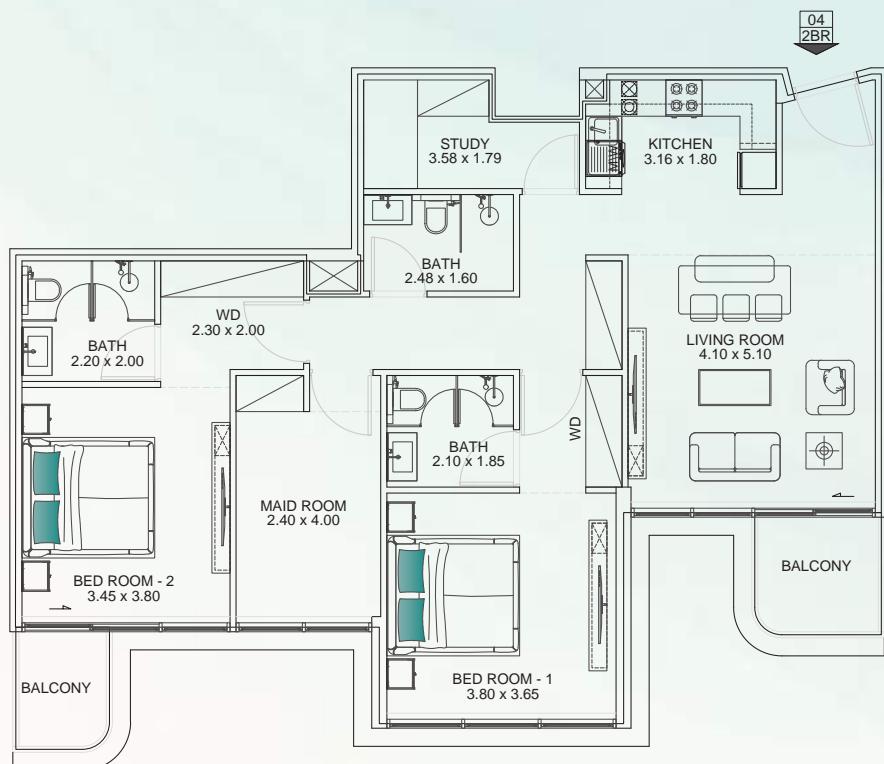
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



2 BHK Type Al



SUITE AREA 1192.86 SQ.FT

BALCONY AREA 81.27 SQ.FT

TOTAL AREA 1274.12 SQ.FT

Unit Number: 204, 404 & 604

SUITE AREA 1223.96 SQ.FT

BALCONY AREA 92.35 SQ.FT

TOTAL AREA 1316.32 SQ.FT

Unit Number: 203, 403 & 603

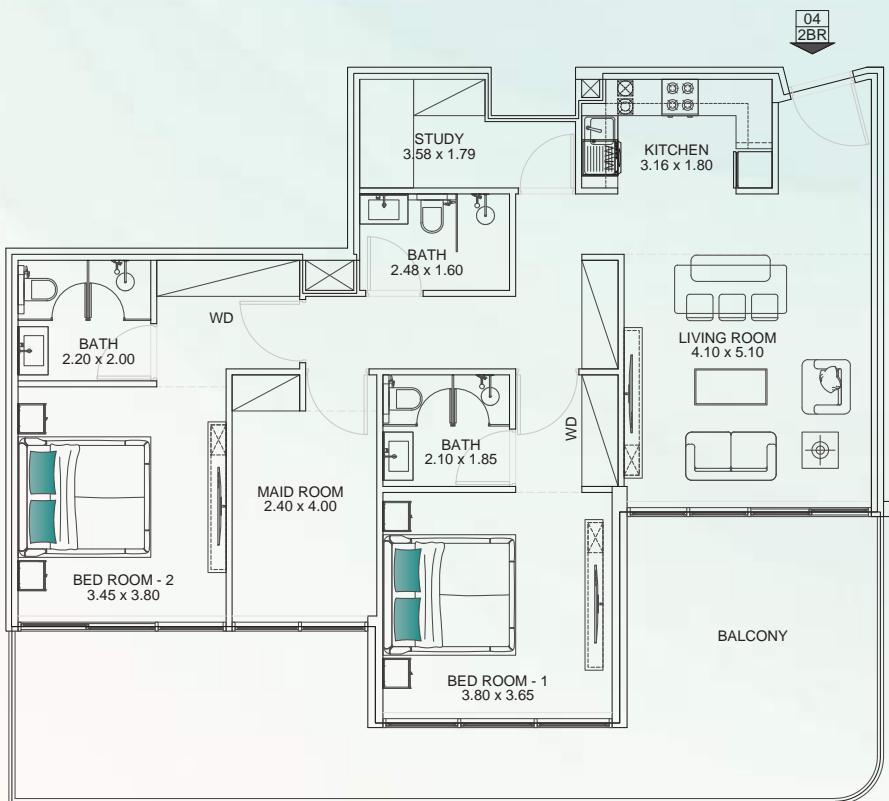
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze



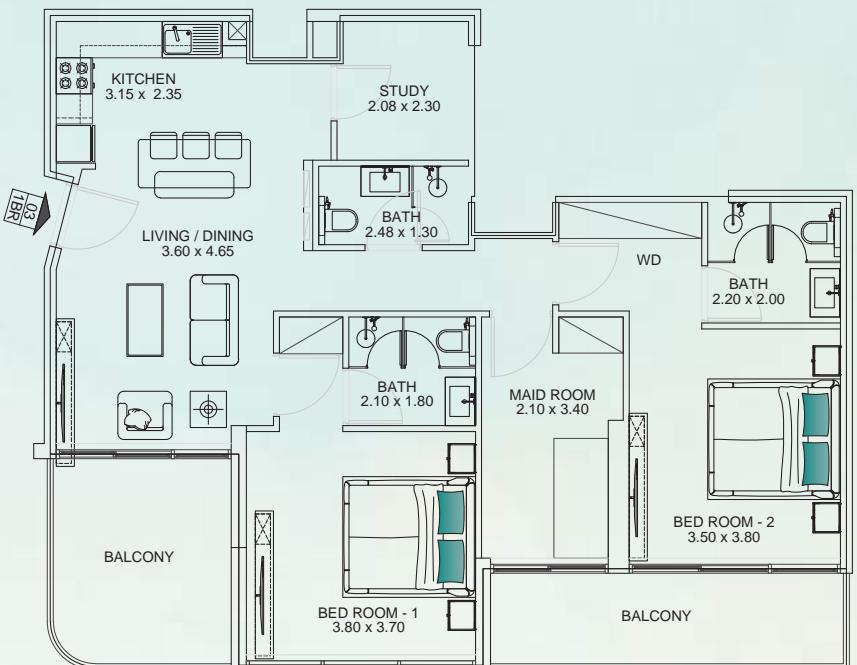
2 BHK Type A2



SUITE AREA	1193.72 SQ.FT
BALCONY AREA	476.20 SQ.FT
TOTAL AREA	1669.91 SQ.FT

Unit Number: 104

2 BHK Type B



SUITE AREA	1094.80 SQ.FT
BALCONY AREA	229.38 SQ.FT
TOTAL AREA	1324.18 SQ.FT

Unit Number: 103

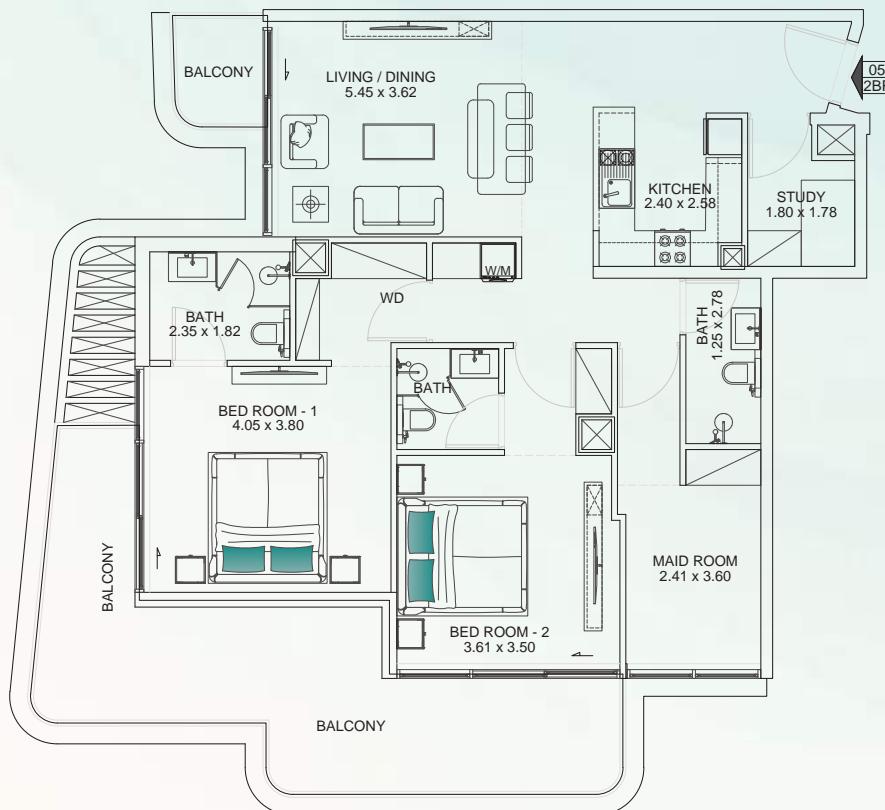
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

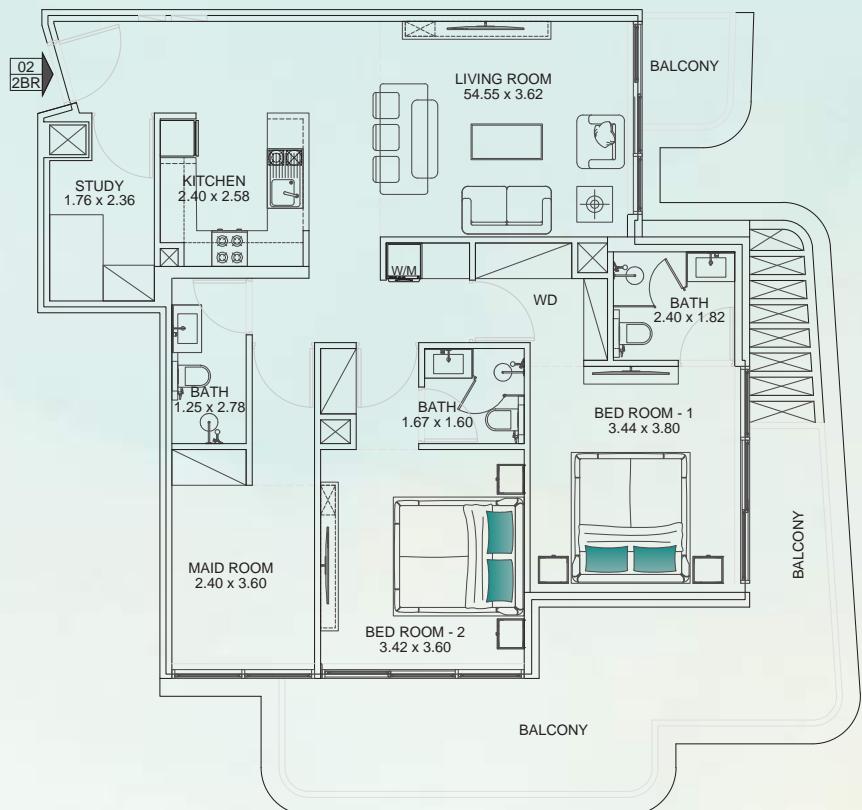


2 BHK Type C



SUITE AREA	1156.04 SQ.FT
BALCONY AREA	327.33 SQ.FT
TOTAL AREA	1483.37 SQ.FT

Unit Number: 305 & 505



SUITE AREA	1120.74 SQ.FT
BALCONY AREA	259.30 SQ.FT
TOTAL AREA	1380.04 SQ.FT

Unit Number: 302 & 502

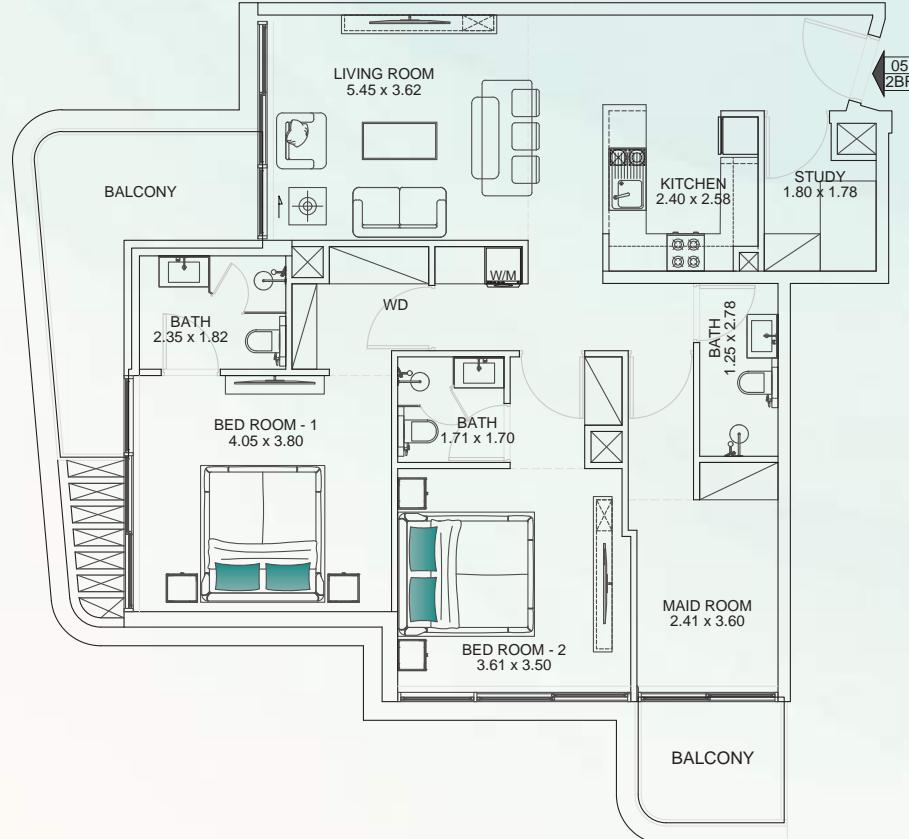
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

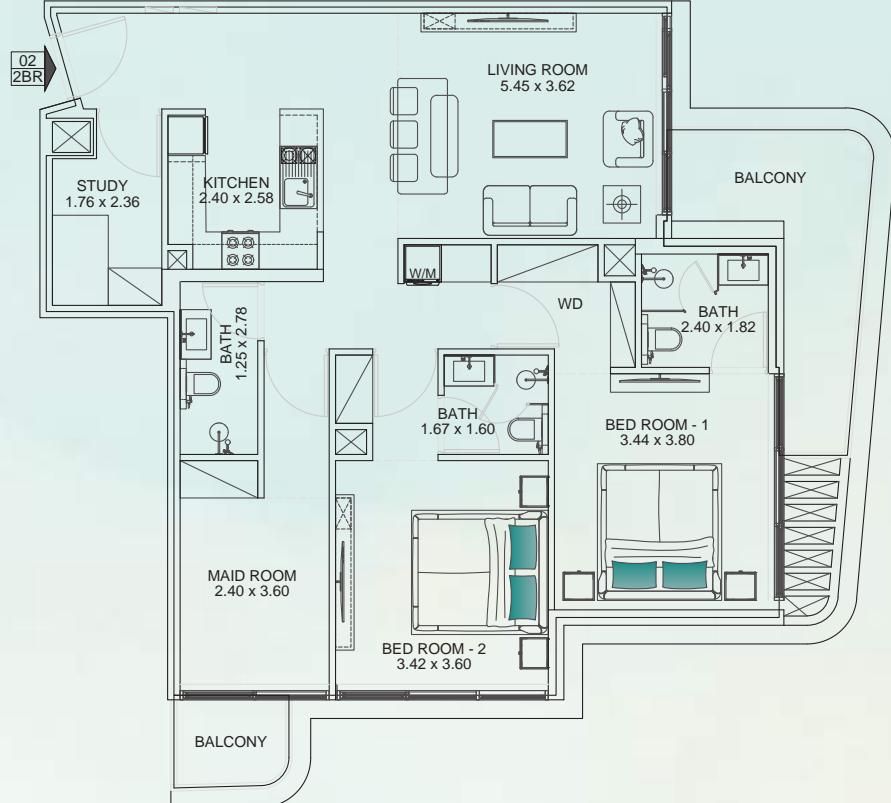


2 BHK Type C1



SUITE AREA	1155.40	SQ.FT
BALCONY AREA	167.27	SQ.FT
TOTAL AREA	1322.67	SQ.FT

Unit Number: 205, 405 & 605



SUITE AREA	1120.74	SQ.FT
BALCONY AREA	138.21	SQ.FT
TOTAL AREA	1258.95	SQ.FT

Unit Number: 202, 402 & 602

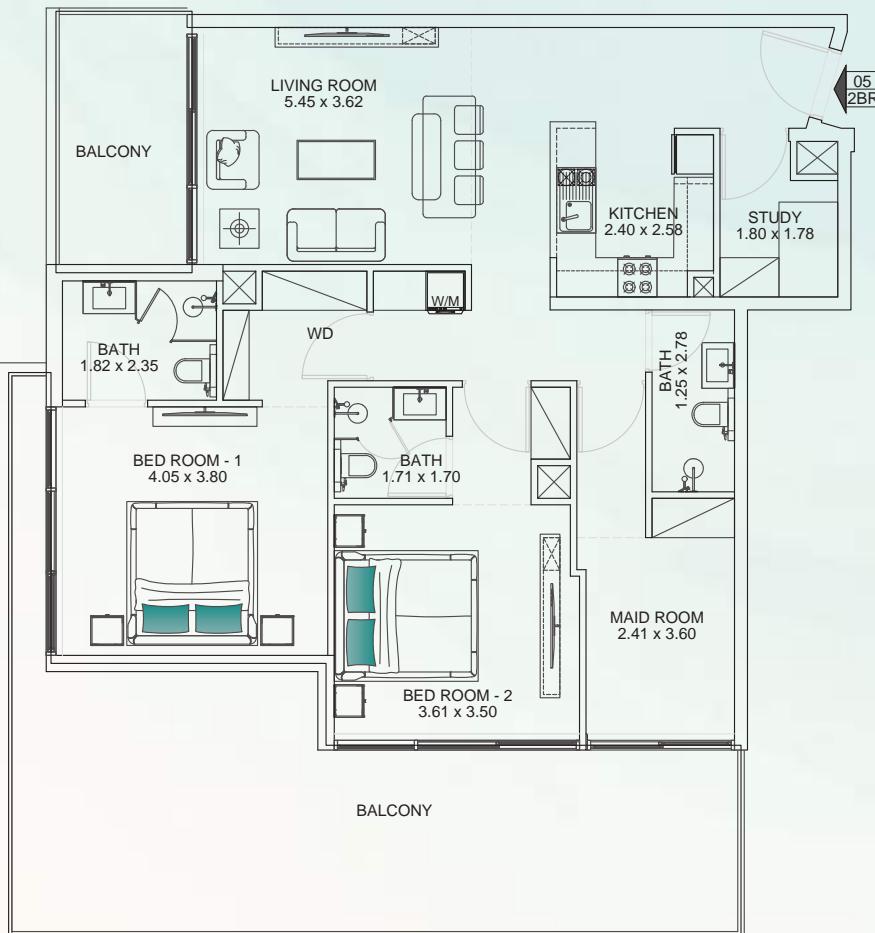
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

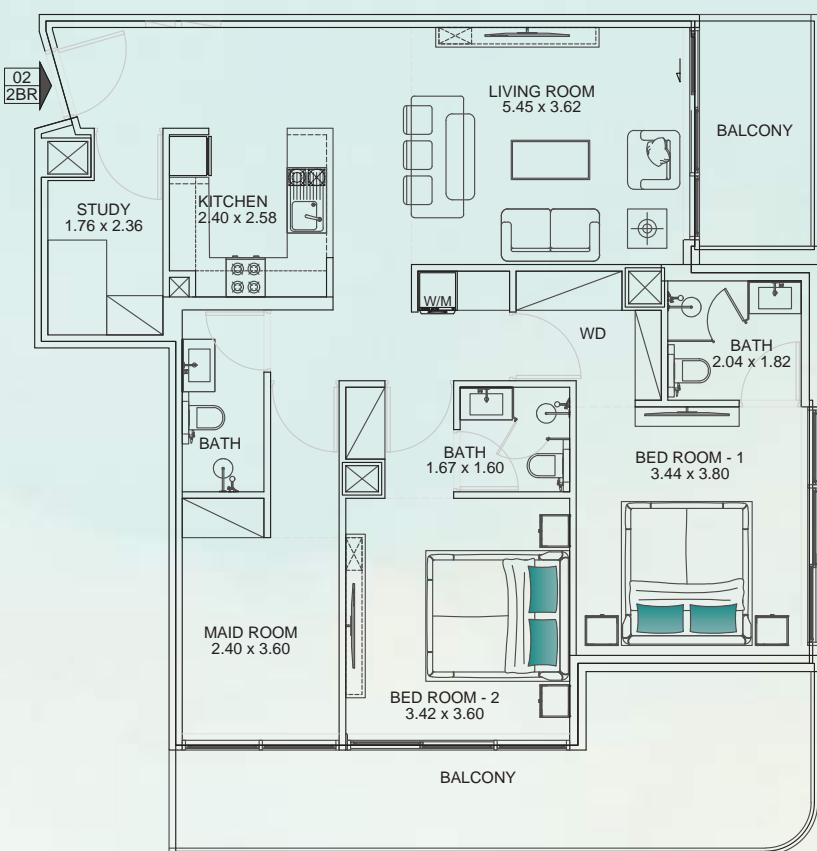


2 BHK Type C2



SUITE AREA	1156.69 SQ.FT
BALCONY AREA	554.45 SQ.FT
TOTAL AREA	1711.14 SQ.FT

Unit Number: 105



SUITE AREA	1121.60 SQ.FT
BALCONY AREA	300.64 SQ.FT
TOTAL AREA	1422.24 SQ.FT

Unit Number: 102

Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

floareá *Breeze*

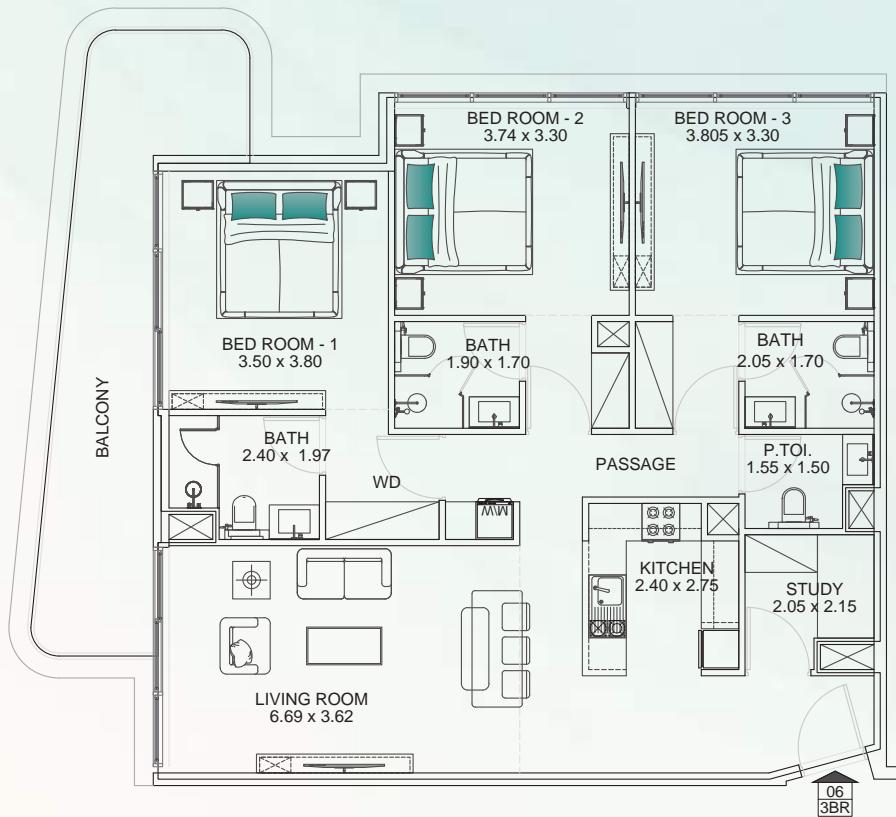


Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.



3 BHK Type A

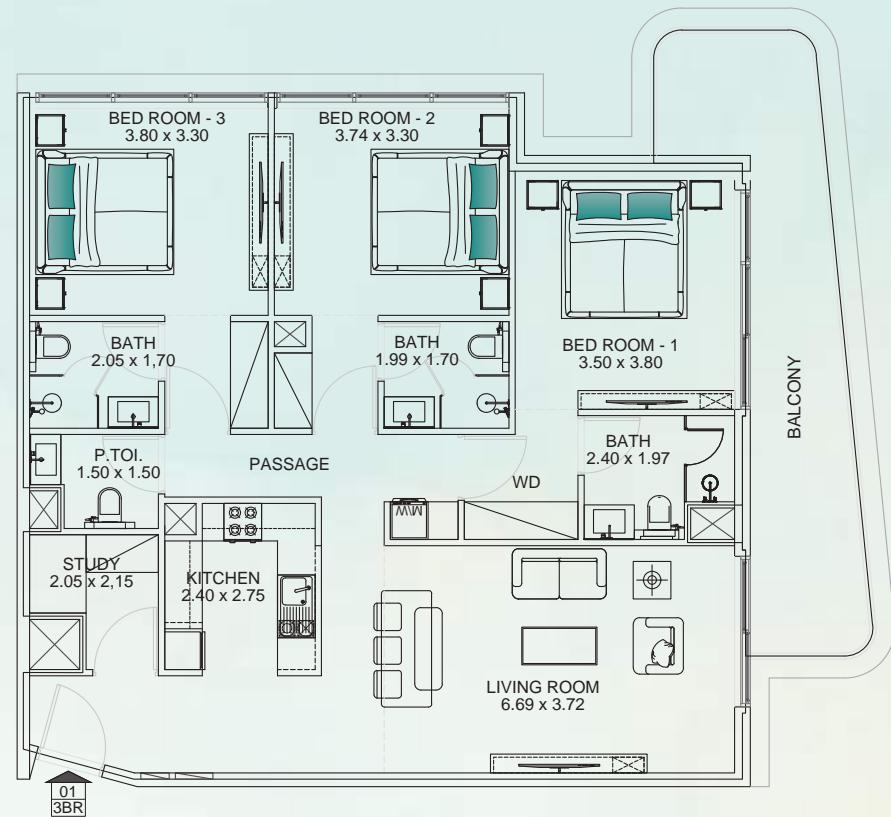


SUITE AREA 1274.66 SQ.FT

BALCONY AREA 202.47 SQ.FT

TOTAL AREA 1477.13 SQ.FT

Unit Number: 206, 406 & 606



SUITE AREA 1272.08 SQ.FT

BALCONY AREA 202.25 SQ.FT

TOTAL AREA 1474.33 SQ.FT

Unit Number: 201, 401 & 601

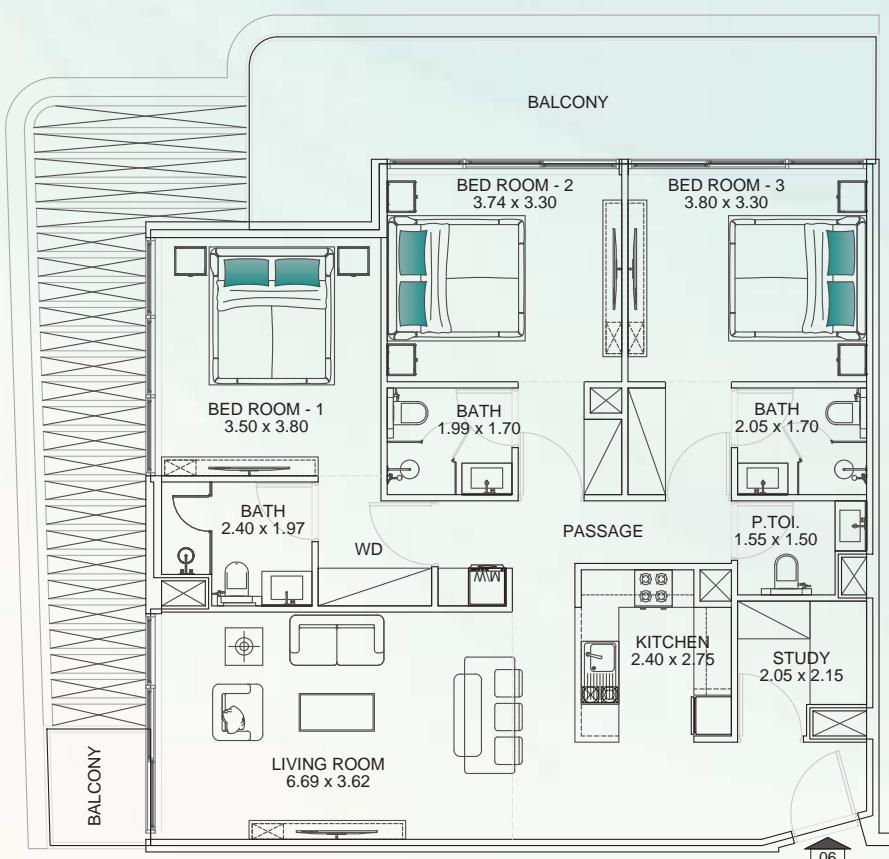
Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

floareá
Breeze

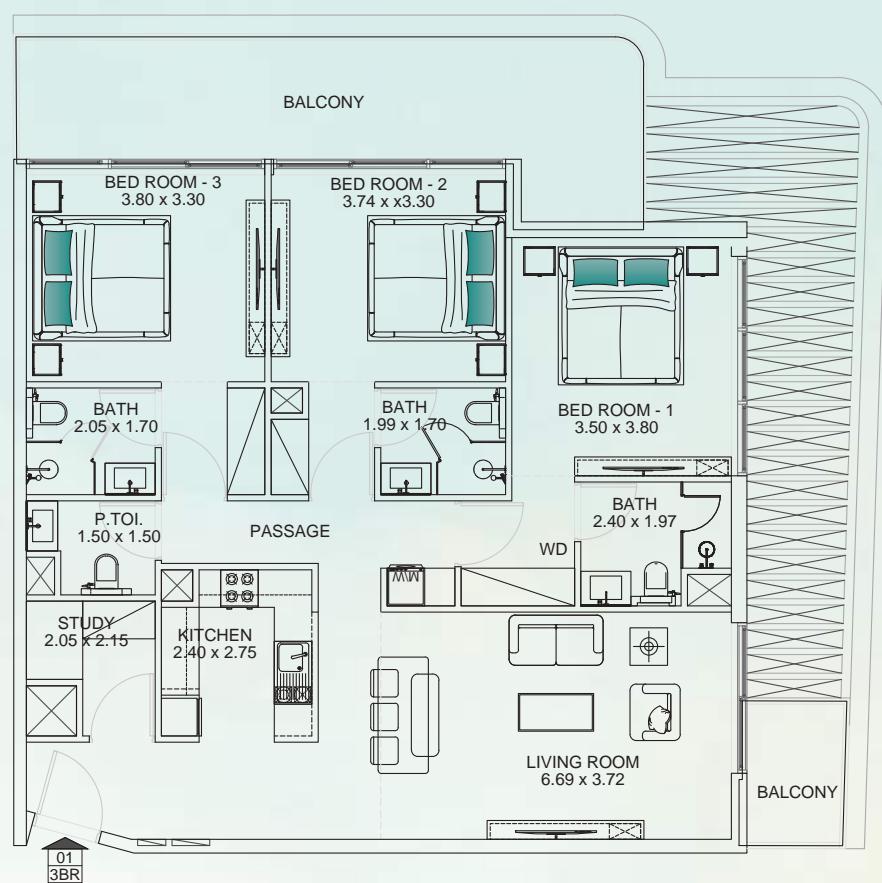


3 BHK Type Al



SUITE AREA	1274.66	SQ.FT
BALCONY AREA	279.11	SQ.FT
TOTAL AREA	1553.77	SQ.FT

Unit Number: 306 & 506



SUITE AREA	1271.86	SQ.FT
BALCONY AREA	279.32	SQ.FT
TOTAL AREA	1551.19	SQ.FT

Unit Number: 301 & 501

Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

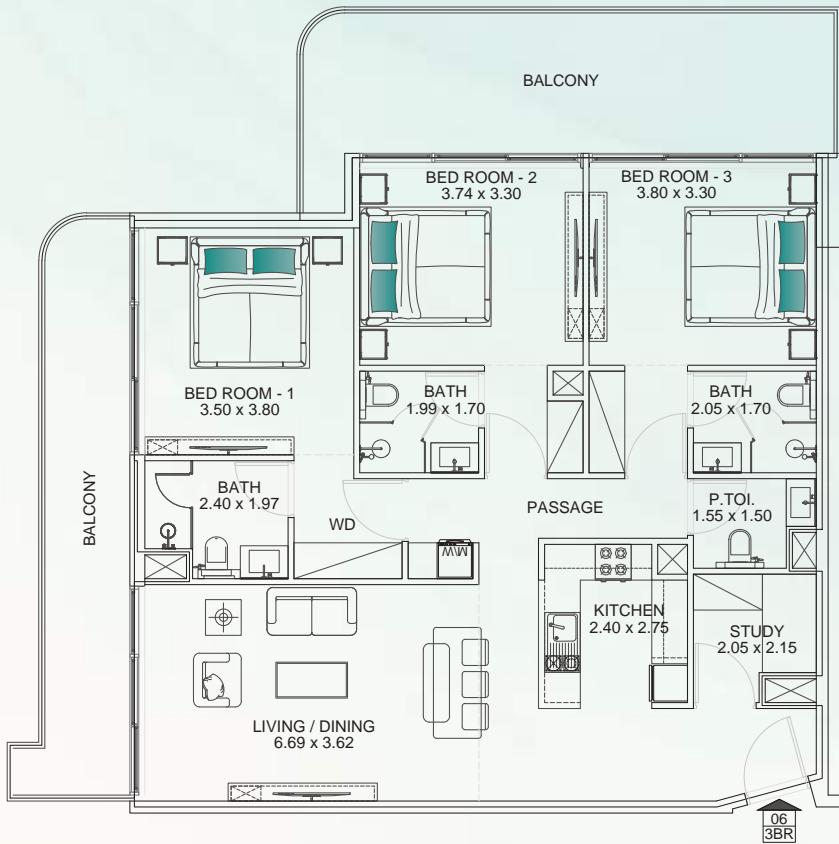
floareá
Breeze



MASHRIQ ELITE
DEVELOPMENTS



3 BHK Type A2



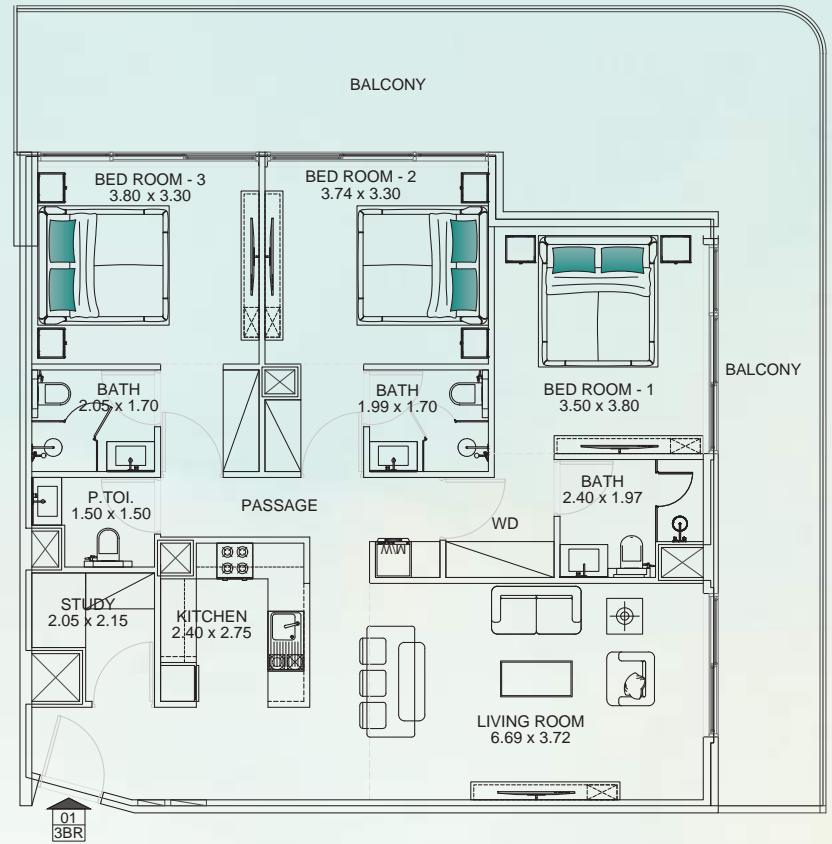
SUITE AREA	1274.66 SQ.FT
BALCONY AREA	422.91 SQ.FT
TOTAL AREA	1697.58 SQ.FT

Unit Number: 106

Disclaimer:

All pictures, plans, layouts, information, data, dimensions and details included in this floor plan are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

3 BHK Type A3



SUITE AREA	1271.86 SQ.FT
BALCONY AREA	628.83 SQ.FT
TOTAL AREA	1900.69 SQ.FT

Unit Number: 101

floareá
Breeze

A Connected Island *Life*



Iconic Landmarks Central Hubs **(Within 20 minutes)**

Burj Khalifa
The Dubai Frame
Museum of the Future
Downtown Dubai
Business Bay
Burj Al Arab
Dubai International Airport



Beaches and Parks **(Within 15 minutes)**

Dubai Islands Beach
Al Mamzar Beach Park
Jumeirah Public Beach
Kite Beach
La Mer Beach
Creek Park
Zabeel Park
Dubai Garden Glow



Malls and Shopping Centers **(Within 20 minutes)**

Dubai Mall
BurJuman Mall
Deira City Centre
Al Ghurair Centre
Wafi Mall
Mercato Mall
Madinat Jumeirah
Mall of Emirates



Museums and Heritage **(Within 15 minutes)**

Dubai Museum
Al Fahidi Fort
Al Seef Cultural Heritage Museum
Museum of Illusions
Etihad Museum
Al Shindagha Museum



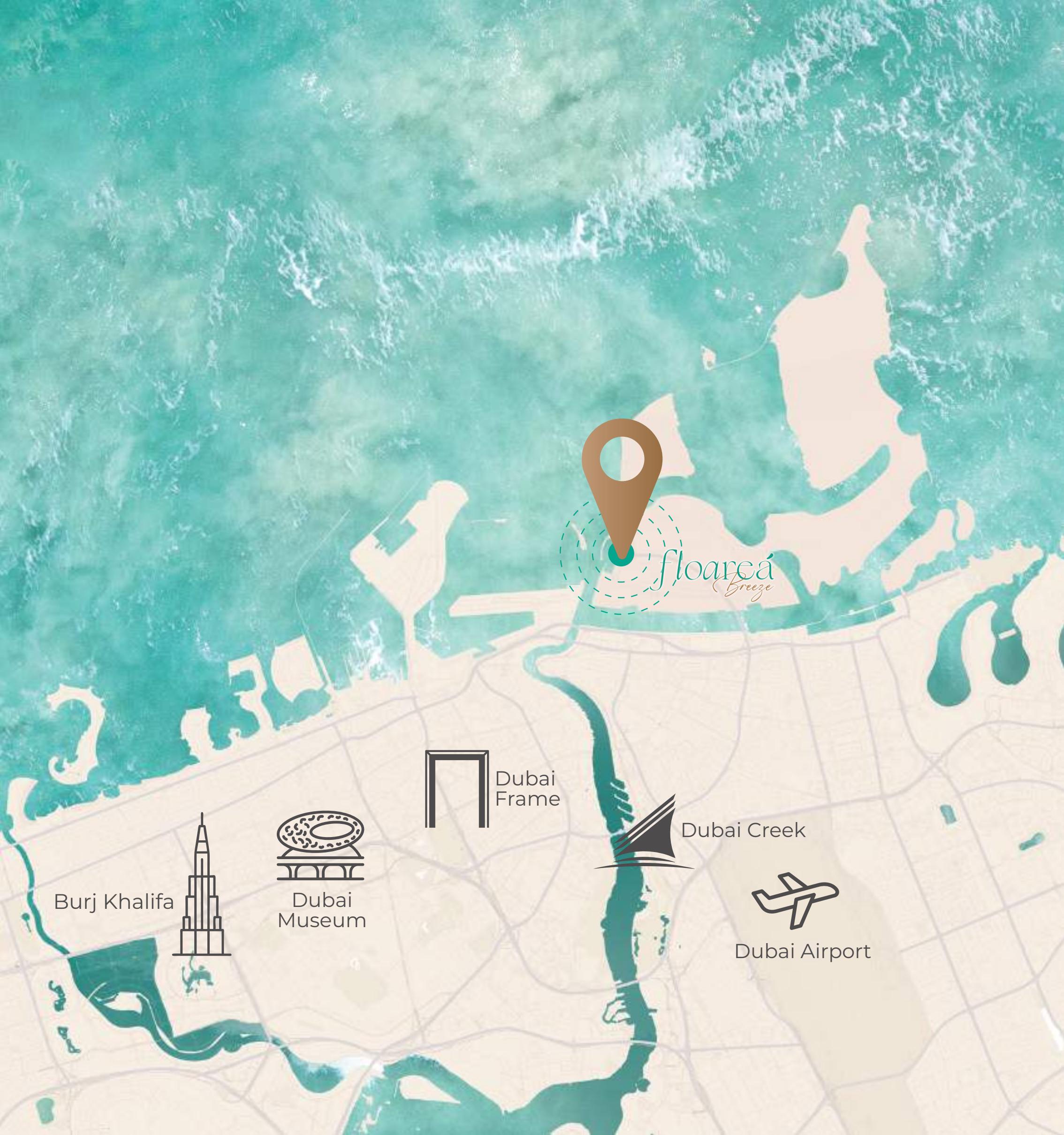
Souks, Traditional Markets and Food Street **(Within 20 minutes)**

Gold Souk
Spice Souk
Textile Souk
Souk Al Seef
Vibrant Food Streets
Al Seef Dining Promenade



Lifestyle and Leisure **(Within 15 minutes)**

Dubai Creek Golf & Yacht Club
Dubai Creek Harbour
Al Seef Promenade
Destination Art
Cultural District
Bulgari Resort
Nikki Resort
Al Nasr Leisure Land
Alserkal Avenue



floarea
Breeze

Burj Khalifa



Dubai
Frame



Dubai Creek



Dubai Airport



Developing
Elite Lifestyles