

VERVE
CITY WALK

 MERAAS

EXPERIENCE EVERY ELEMENT
OF URBAN LIVING

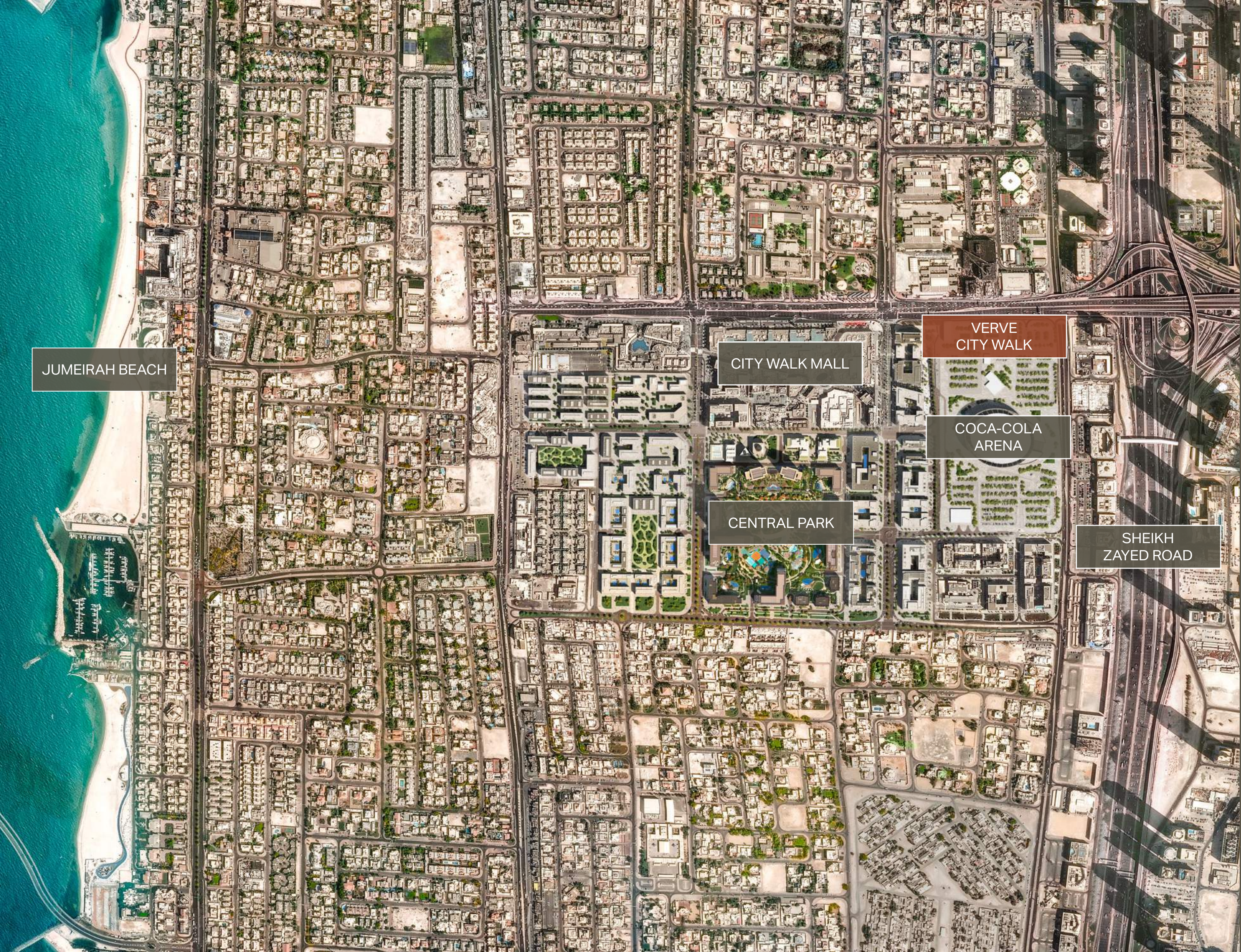


A COVETED ADDRESS

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

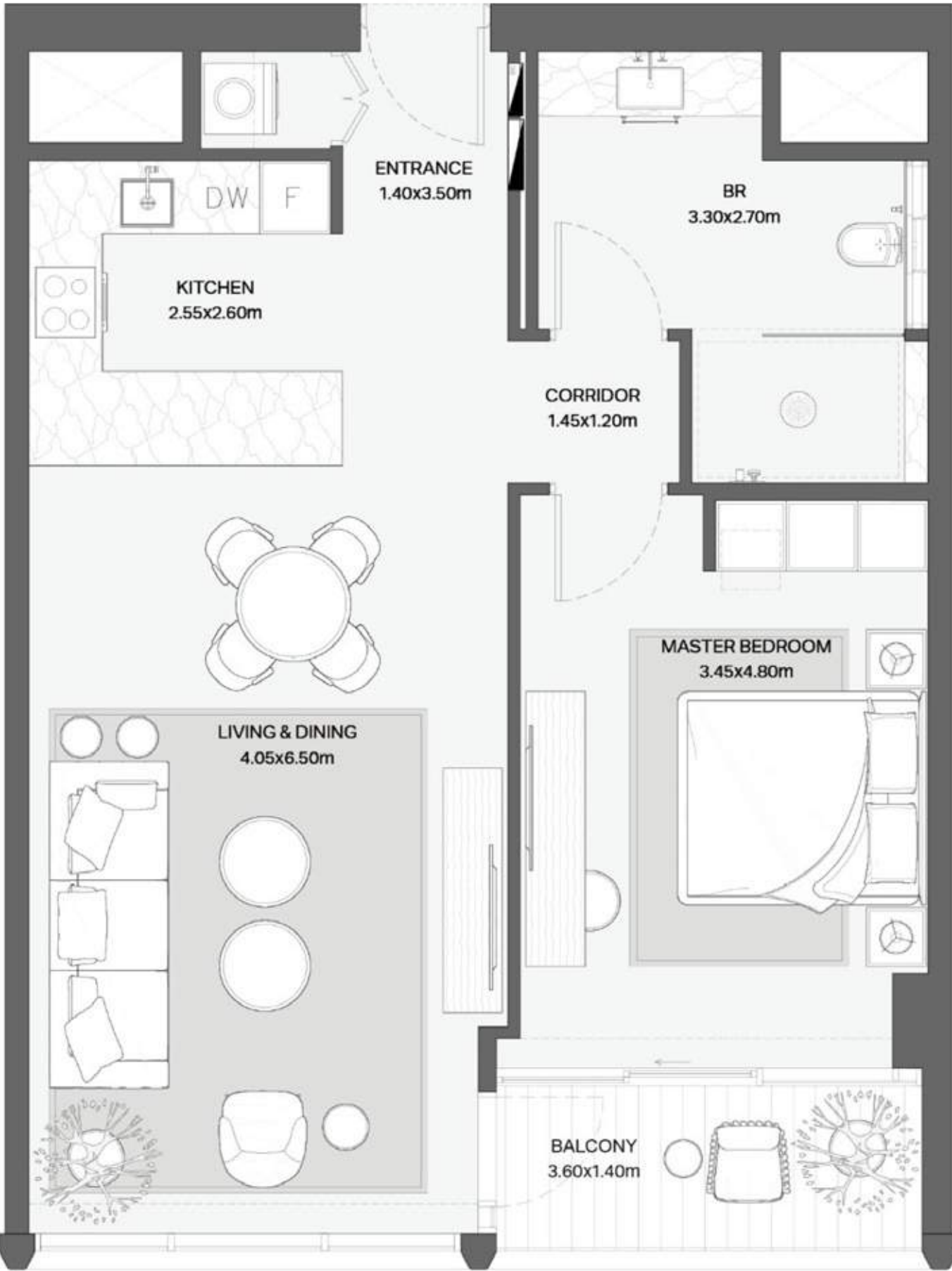




PREMIUM BATHROOM
EXPERIENCE WITH
NATURAL LIGHT,
HIGH-END MATERIALS,
AND STUNNING VIEWS

1 BEDROOM

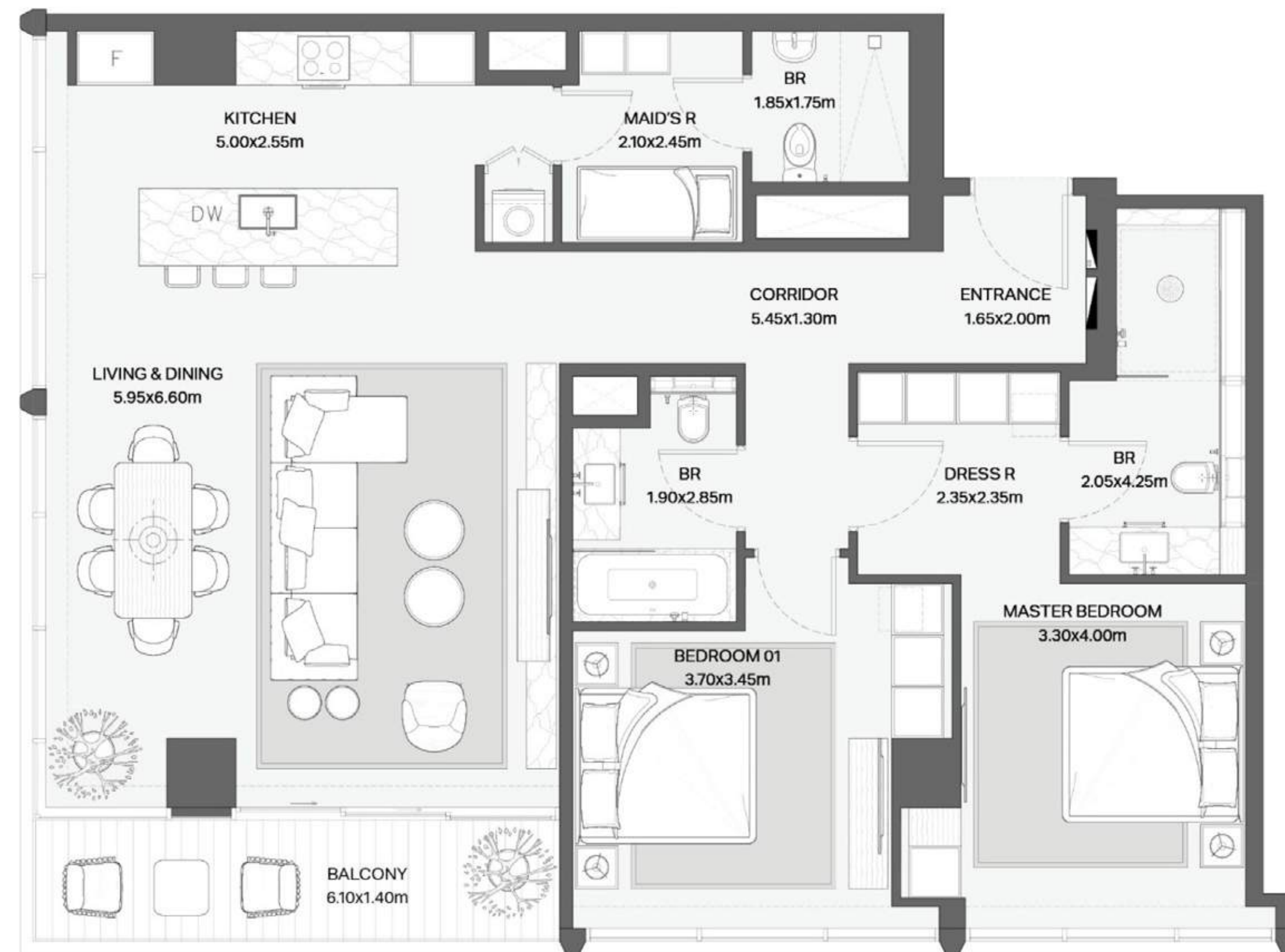
VERVE
CITY WALK



Disclaimer: Plans, details and unit orientation included are indicative only and are subject to change by the developer/seller at its sole discretion without notice and/or liability. All images, including features, finishes, furnishings, view and scale are illustrative only. Final areas, orientation, dimensions, layout and materials may differ from those stated.

2 BEDROOM

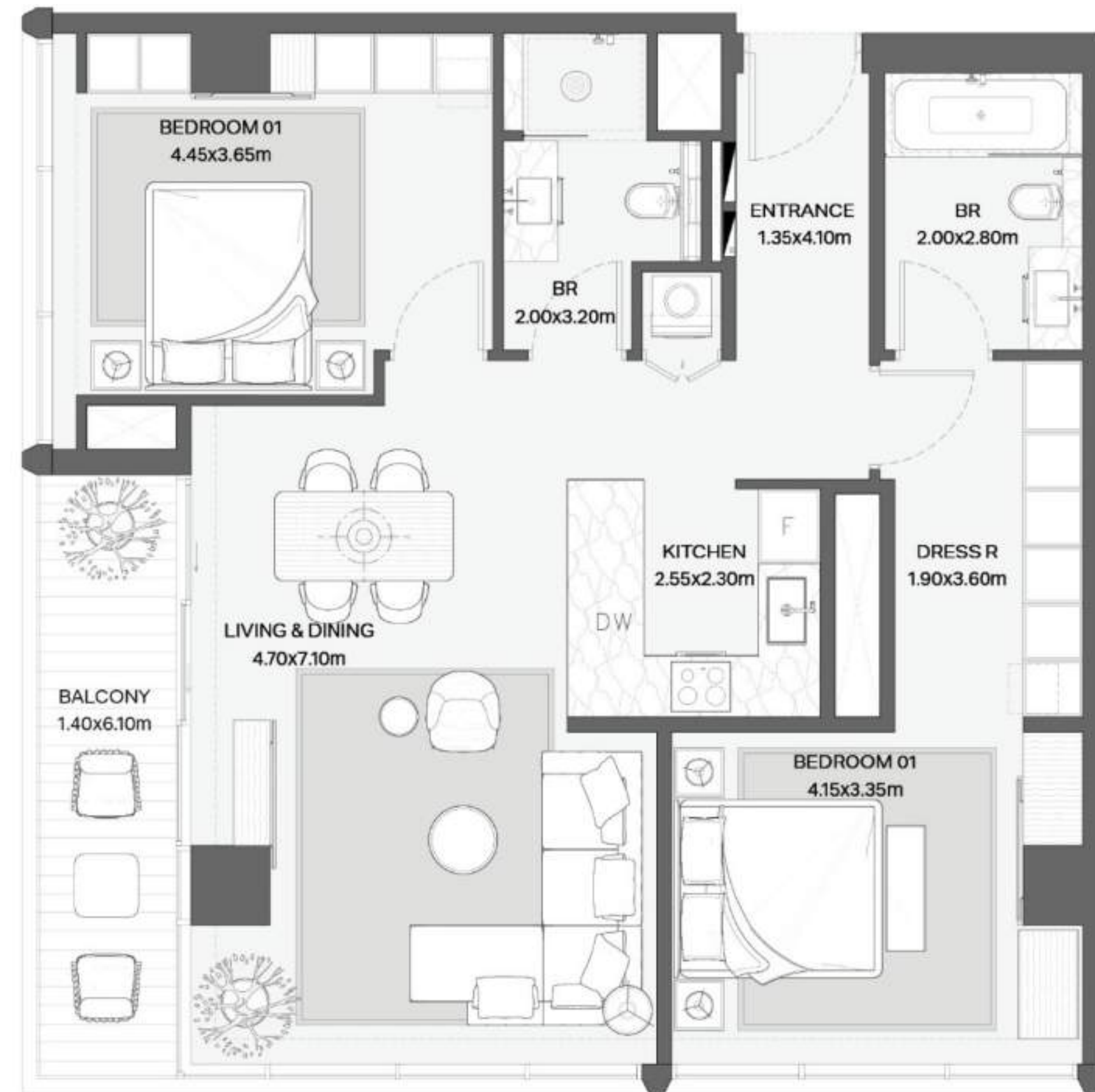
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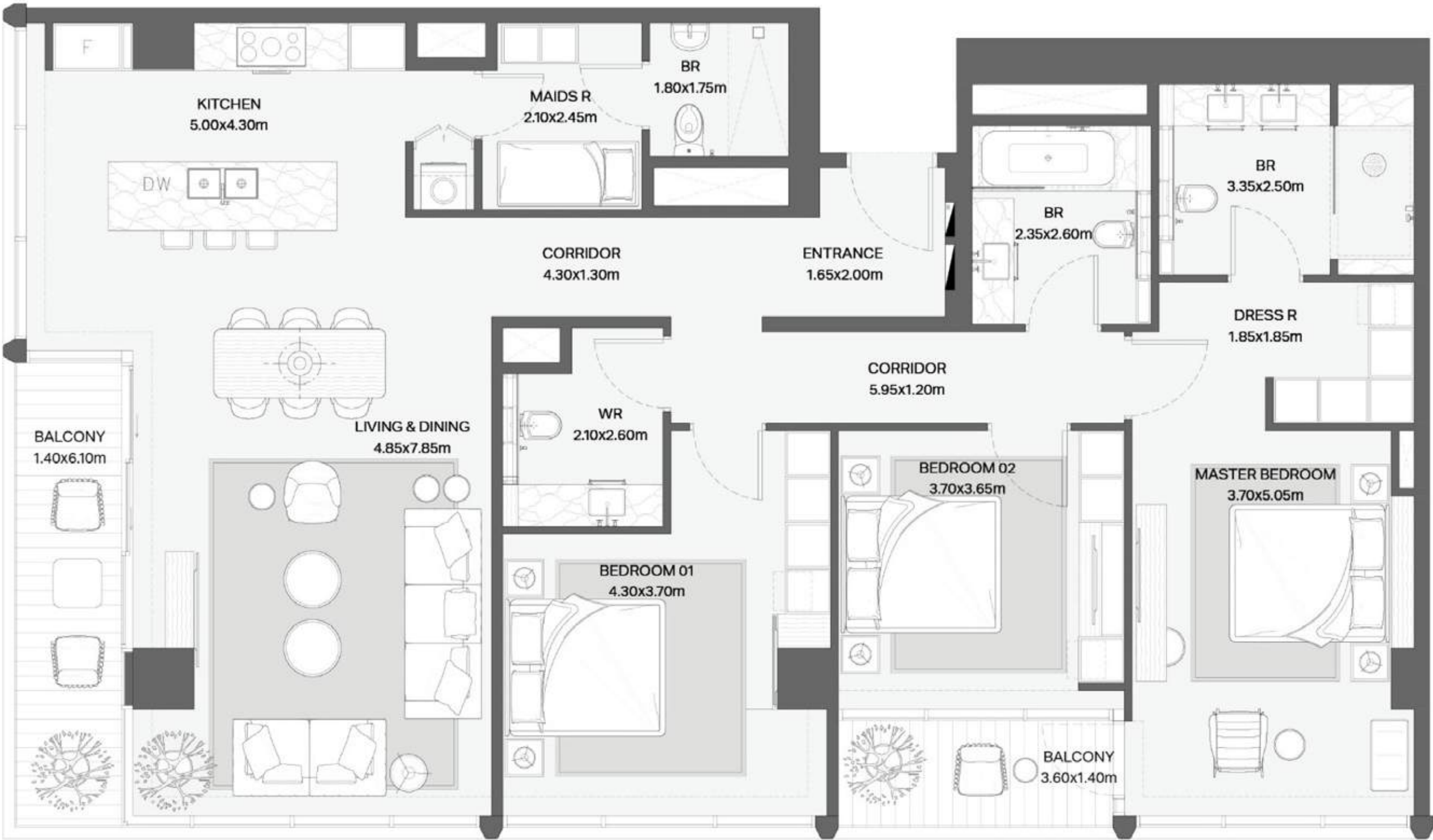
2 BEDROOM + MAID

VERVE
CITY WALK



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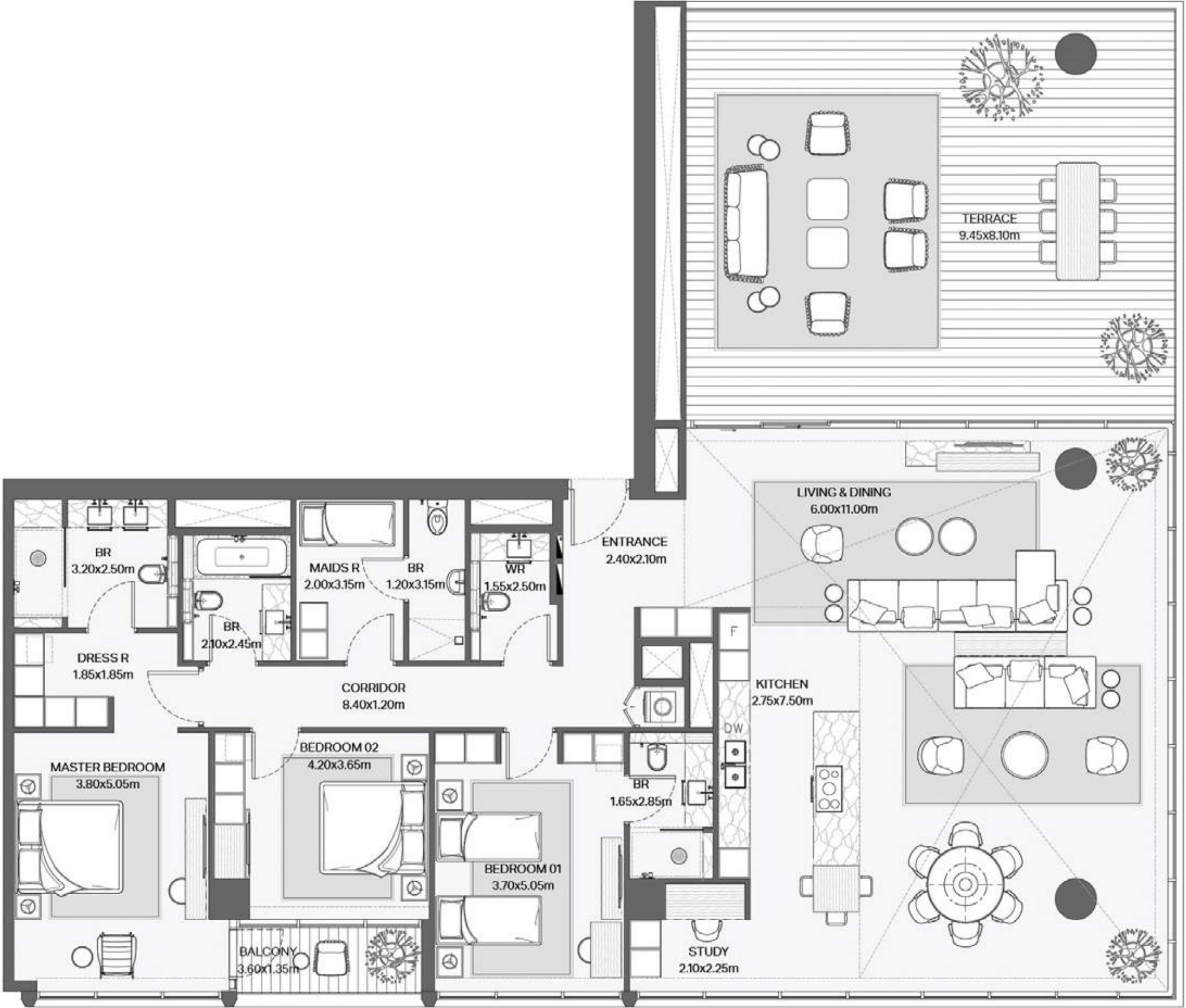
3 BEDROOM



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3 BEDROOM
SPECIAL UNIT

VERVE
CITY WALK



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4 BEDROOM
SPECIAL UNIT

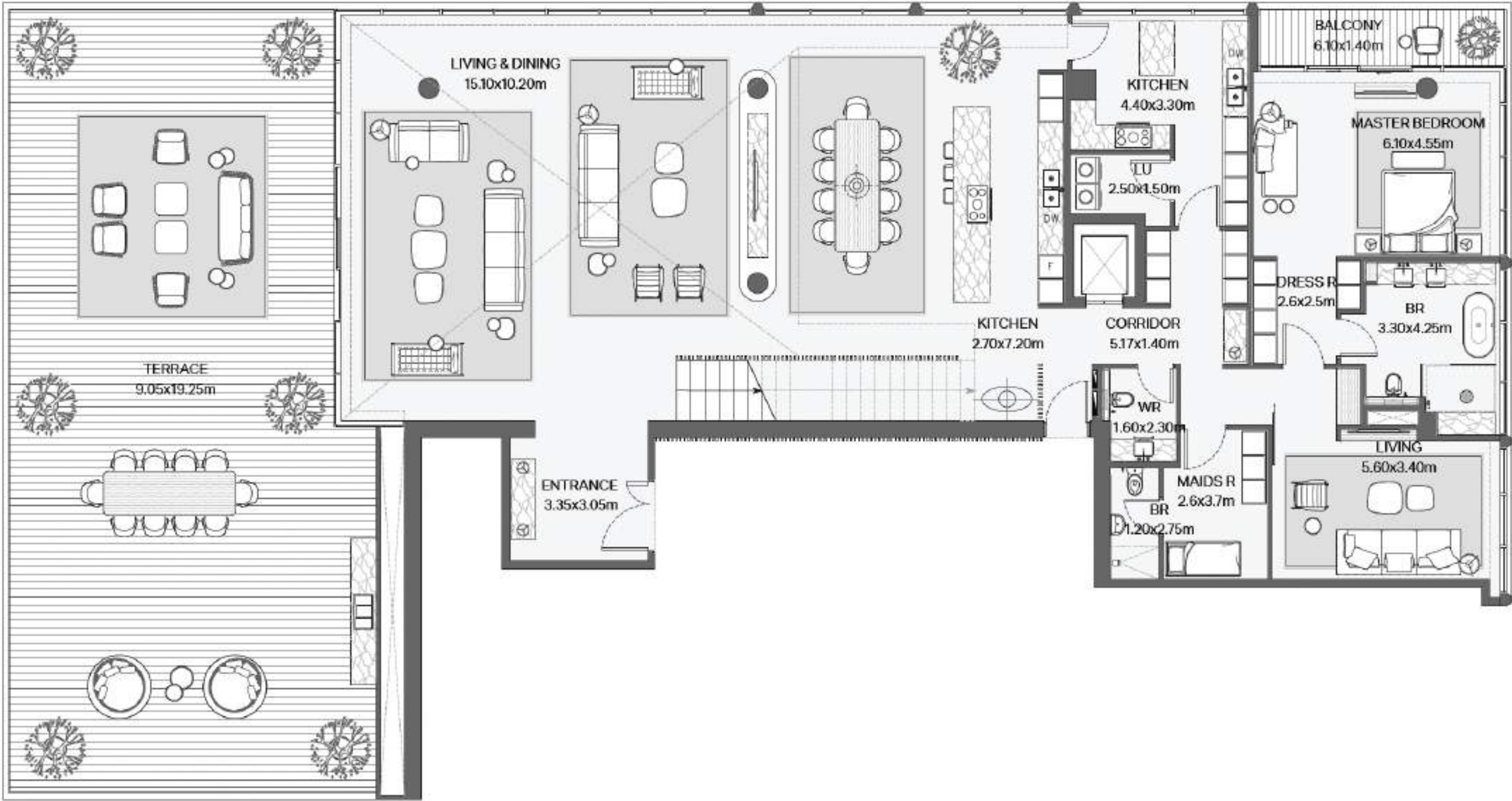
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CITY WALK



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PENTHOUSE
LOWER LEVEL

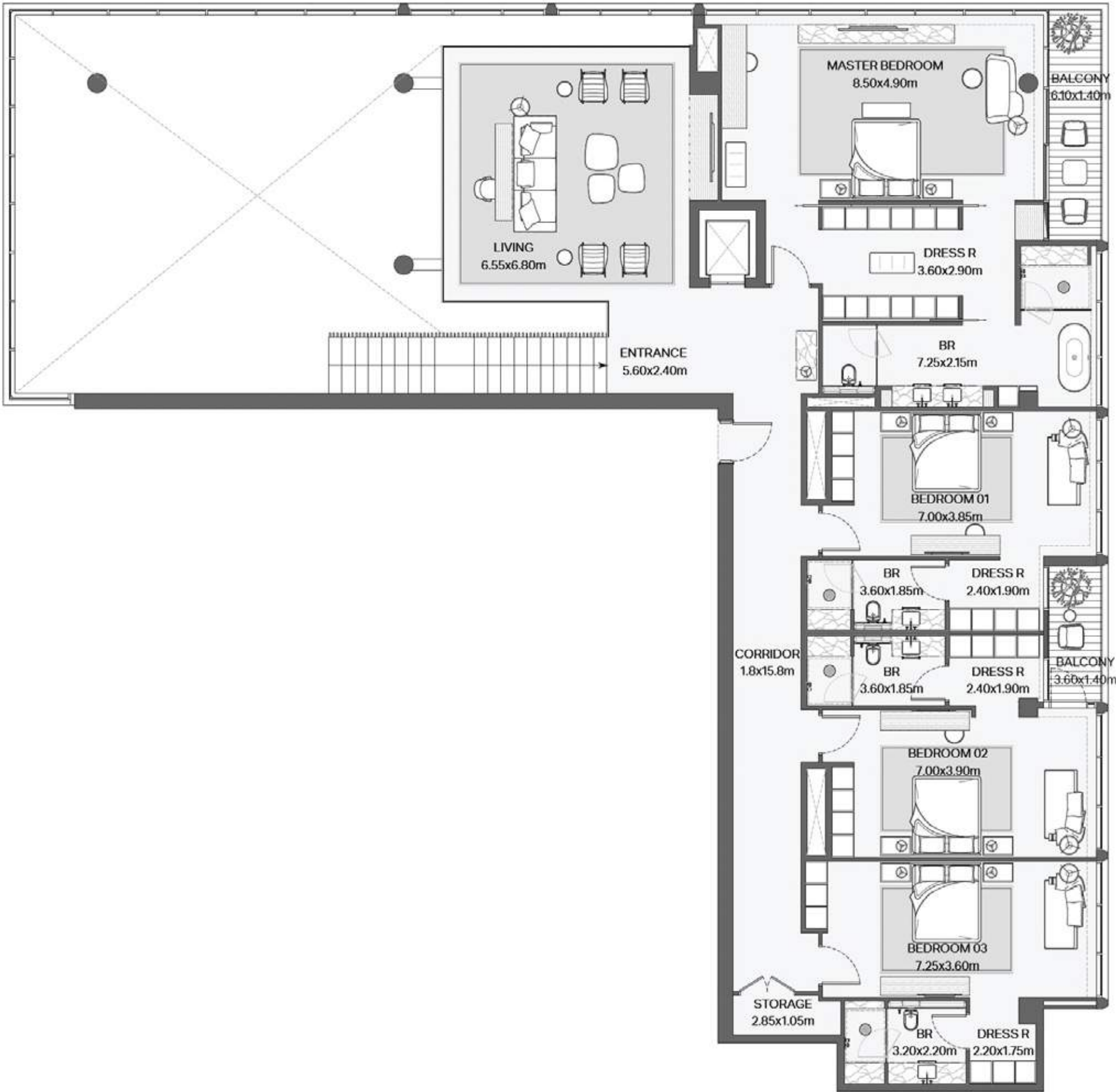
VERVE
CITY WALK



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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

Starting from AED 2.12 million

2 BEDROOM

Starting from AED 2.90 million

2+ BEDROOM

Starting from AED 4.21 million

3 BEDROOM

Starting from AED 5.50 million

3 BEDROOM (LARGE)

Starting from AED 8.75 million

4 BEDROOM

Starting from AED 12.18 million

PENTHOUSE

Starting from AED 29.52 million



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.

