

# OCEAN HOUSE

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brochure of a new project on the coast of Palm Jumeirah





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Ocean House is an exclusive collection of residences on the shores of the famous Palm Jumeirah, surrounded by an oasis with palm trees and rich flora and fauna.

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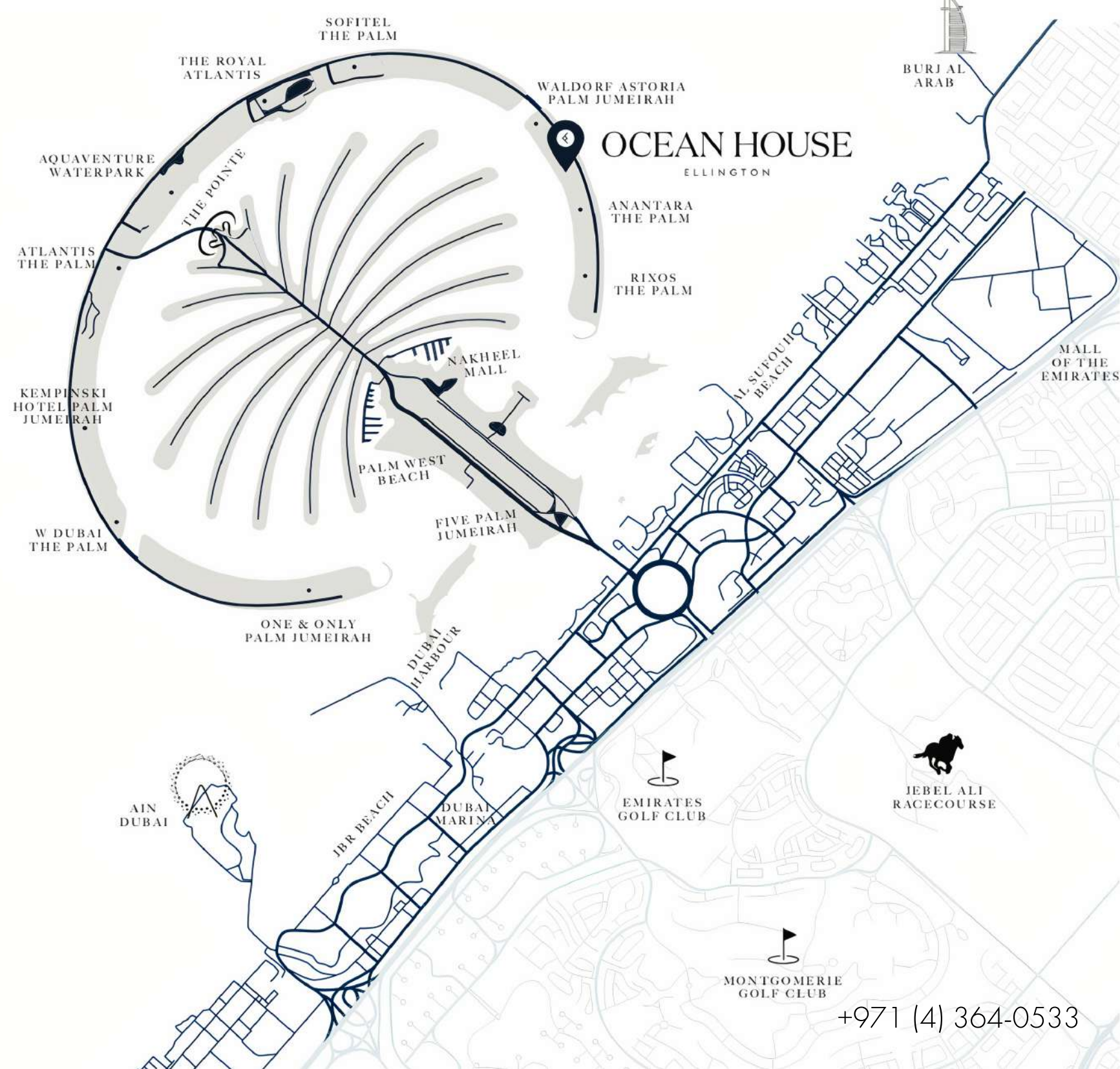


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## 20 minutes drive from the central regions

The Palm Jumeirah boasts its iconic palm tree shape with quick access to the monorail, the 14.5 km Dubai Tram and the Dubai Metro. Ocean House is a 16-minute drive from Dubai Marina and a 26-minute drive from Downtown Dubai. It takes 22 minutes to get to Business Bay and 24 minutes to Jumeirah Beach. Dubai International Airport is a half-hour drive and a 40-minute drive from Al Maktoum International Airport.



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## Life on the Palm Jumeirah

The Palm Jumeirah is the jewel of the city, offering 360-degree views of the stunning crystal blue waters of the Arabian Gulf and the city skyline. The island has a well-developed transport system, which makes it easy to get to any hotels, restaurants and entertainment complexes. The Palm Monorail runs across the island to Atlantis The Palm.

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## High-tech style architecture

High-tech style can be traced in the architecture of the building - an abundance of glass is framed by sand-beige arches, and the detailed geometry of the building allows you to enjoy panoramic views of the crystal clear sea, picturesque views of Burj Al Arab, Burj Khalifa and the Dubai skyline.



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The majestic arrivals area is surrounded by greenery and marble, opening the entrance to the lobby.

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## Marble lobby

The lobby is designed in a minimalist, pleasing to the eye style with double height ceilings, lounge and seating areas. At the reception you will be met by a friendly concierge, always ready to help in solving any domestic issues.



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## From apartments to penthouses

Ocean House will delight you with a variety of apartments — in the complex you can choose from apartments with 2, 3 and 4 bedrooms, duplex apartments, apartments with a double layout, presidential apartments with 6 bedrooms or penthouse with 5 bedrooms.

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## Alone with seascapes

Luxury residences are designed to immerse you in the picturesque landscape outside the window, creating a sense of privacy and tranquility.

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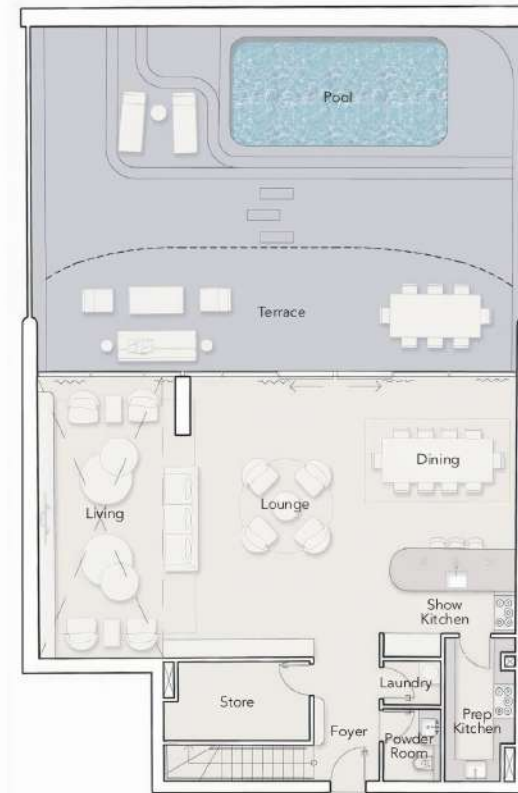


## Layouts of apartments with 2 bedrooms



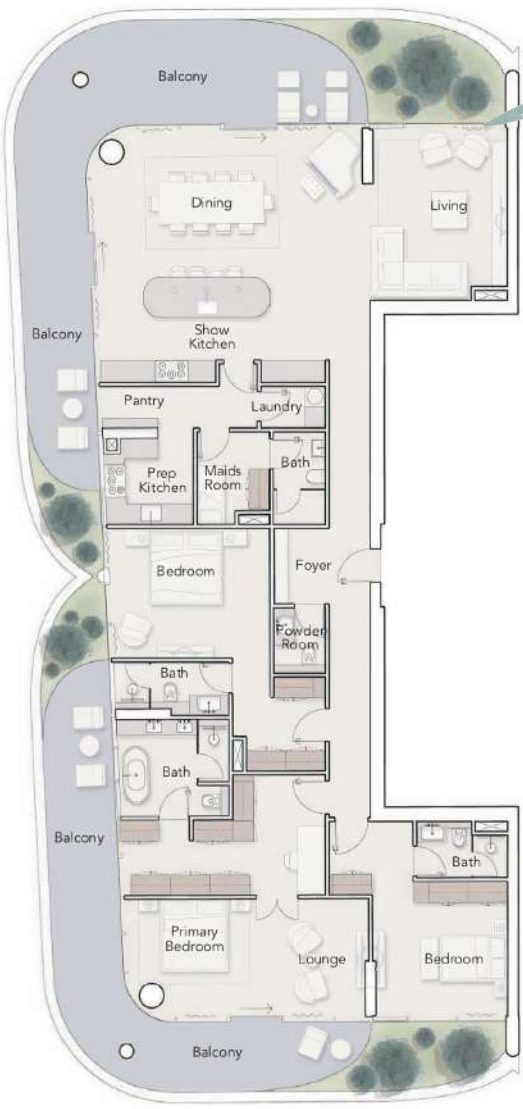


## 3-bedroom apartment layouts





3-bedroom apartment layouts



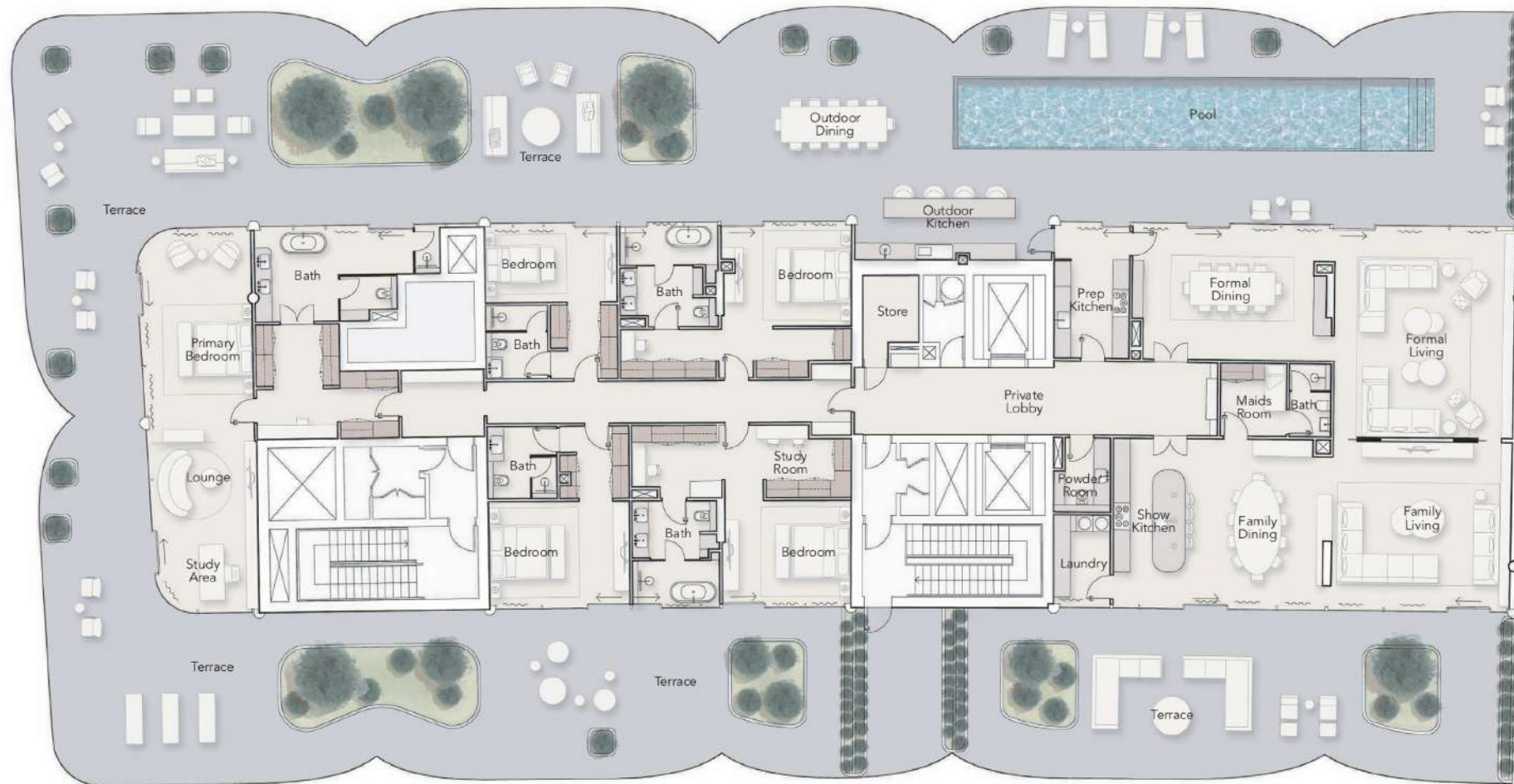


4-bedroom duplex layouts





## 5-bedroom penthouse floor plan





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## The layout of the presidential suite with 6 bedrooms



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## Private garden with swimming pool

The duplex apartments are complemented by a private garden with a swimming pool where you can enjoy a refreshing dip or have a barbecue party.

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Equipped seating area on the balcony of each apartment

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## 50 meter swimming pool

The 9-story residential complex has been provided with amenities for residents to relax - a 50-meter Olympic swimming pool with lounge areas and gardens will surround you with a relaxing and private atmosphere.

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## SPA center

To take care of the body, there are fully equipped wellness centers with a salt cave, a water path and aromatherapy showers.



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## Panoramic gym

The fitness studio and yoga studio overlooking the pool and gardens provide space and equipment for any kind of workout.

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## Kids club

The little residents of the complex will enjoy the colorful space for creativity and communication, and on hot days, children can spend their days enjoying water activities.



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## Aquaventure Waterpark

Aquaventure is the largest water park in the world. Located a couple of minutes from Ocean House. These are 105 dizzying rides, exciting programs and water activities. Ride thrilling slides, watch spectacular shows at the iconic Dubai Aquarium, or enjoy some water sports.





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## Sea Lion Point

The famous Sea Lion Point Theme Park is a 10-minute drive away. Give yourself an incredible experience — interact with sea lions and learn more about the life of these amazing creatures. In the Atlas Village complex, acquaintance with the inhabitants of the sea is completely safe.



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## Nakheel Mall

Residents of the complex can shop at the Nakheel Mall, which features over 140 retail stores, the Trampo Extreme family amusement park and VOX cinemas.



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## AlIttihad

Al Ittihad Park is located at the very beginning of Palma. In this park you will always find something to do. A treadmill with exercise equipment and playgrounds runs through the entire park. Along the park there is a shopping arcade with many cafes and restaurants, shops and grocery stores. The park has a lot of vegetation and even rare plant species.





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## Project developer — Ellington Properties

Ellington Properties is a leading Dubai-based real estate development company focused on design, committed to creating properties and residential areas for quality living. The company's projects are located in Mohammed Bin Rashid City (MBR), Downtown Dubai, Palm Jumeirah and Jumeirah Village Circle (JVC) and include high-rise luxury residences and apartment buildings.

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The project will be ready  
in the 4th quarter of 2025

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