A1 PROPERTIES
Adding value to living

info@a1properties.ae | www.a1properties.ae

OFF PLAN

The St. Regis The Residences

Location: Downtown Dubai, Dubai

Starting From: AED 2,600,000

Permit No: 0114600059

The St. Regis The Residences

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Emaar	**Apartments & Penthouses**	**Q4 2026**	**70/30**	**Off Plan**

ABOUT THE PROJECT

The St. Regis The Residences is an iconic branded residential development by **Emaar Properties**, developed in collaboration with **Adventz Group** and **East & West International Group**, in the heart of **Downtown Dubai**. Located on **Financial Center Road**, the twin-tower development brings together the legendary hospitality and timeless elegance of the St. Regis brand with contemporary architecture and sophisticated urban living. Designed to deliver an exceptional lifestyle, the project offers uninterrupted views of **Burj Khalifa**, the Dubai Opera District, and the city's glittering skyline while placing residents within walking distance of Dubai's most celebrated landmarks.

The development features an exclusive collection of **1, 2, 3, 4, and 5-bedroom residences**, including luxurious penthouses. Homes range from approximately **791 sq. ft. to 6,949 sq. ft.**, offering spacious open-plan layouts, floor-to-ceiling windows, premium marble finishes, designer kitchens with integrated appliances, elegant bathrooms, and expansive balconies overlooking Downtown Dubai. Every residence has been meticulously crafted to combine refined aesthetics with functional living spaces while delivering the signature luxury synonymous with the St. Regis name.

Residents enjoy an unrivalled collection of five-star lifestyle amenities inspired by luxury hospitality. Facilities include infinity swimming pools, private residents' lounges, a fully equipped fitness centre, wellness and spa facilities, yoga studios, landscaped gardens, children's play areas, co-working spaces, cigar lounge, concierge services, valet parking, fine dining experiences, housekeeping services, and the

world-renowned **St. Regis Butler Service**. These thoughtfully curated amenities provide an elevated residential experience that reflects the prestigious St. Regis lifestyle while ensuring comfort, privacy, and personalised service.

Strategically positioned in **Downtown Dubai**, The St. Regis The Residences offers seamless connectivity to **Dubai Mall**, **Burj Khalifa**, **Dubai Opera**, **DIFC**, **Business Bay**, **City Walk**, **Dubai International Airport**, and **Sheikh Zayed Road**. As one of Dubai's most prestigious branded residential developments, the project combines a globally recognised hospitality brand, an iconic location, and Emaar's exceptional construction quality, making it a compelling choice for homeowners and investors seeking strong capital appreciation, premium rental demand, and a world-class lifestyle in Dubai's most sought-after urban destination.

Why Buy The St. Regis The Residences Through A1 Properties?
Purchasing **The St. Regis The Residences** through **A1 Properties** gives you access to experienced Dubai luxury real estate specialists with extensive expertise in branded residences and premium Downtown Dubai investments. Our consultants provide personalised guidance to help you select the ideal residence based on your lifestyle aspirations or investment objectives while ensuring access to the latest inventory, competitive pricing, and exclusive developer opportunities whenever available. From payment plan consultation and mortgage assistance to legal documentation and ownership transfer, A1 Properties delivers comprehensive end-to-end support throughout your buying journey. **Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.** With our in-depth understanding of Dubai's luxury property market and branded residential developments, we ensure a seamless purchasing experience while helping you maximise the long-term value of your investment.

PAYMENT PLAN

10%	**60%**	**30%**
Down Payment	During Construction	On Handover

Generated by A1 Properties. Information is subject to change. For the latest availability and pricing, please contact our team.