

M

MARBELLA

VILLAS II

*Live The Ultimate
Lifestyle*



Ras Al Khaimah

Ras Al Khaimah (RAK) is the northernmost of the seven Emirates that make up the United Arab Emirates. It is known for its rich history, dating back 7,000 years, and diverse landscape, from 64km of pristine beaches, to terracotta deserts and an imposing mountain backdrop.

Centrally located at the modern crossroad between Europe, Asia and Africa, with one third of the world's population within four hour's flying time, making it an ideal location for businesses to expand into the UAE, the Middle East and Africa and beyond. Indeed, the World Bank's Doing Business report ranks Ras Al Khaimah 30th out of 190 economies for ease of doing business.

INTRODUCING

Mina Al Arab

Located in the lush natural surroundings of the Ras Al Khaimah coastline, Mina Al Arab is a pristine getaway. Created with the surrounding environment in mind, Mina Al Arab aims to surround its residents with beauty, diversity and nature. The community, integrating lush parkland and coastal wetlands, aims to encourage a lifestyle that marries relaxation and healthy living.

- 01. GRANADA I VILLAS
- 02. GRANADA II VILLAS
- 03. LAGOON MARINA
- 04. RETAIL PLAZA
- 05. MALIBU VILLAS
- 06. FLAMINGO VILLAS
- 07. ECO LODGE
- 08. ANANTARA RESORT AND SPA
- 09. MARBELLA I VILLAS
- 10. MARBELLA II VILLAS
- 11. GATEWAY II RESIDENCES
- 12. INTERCONTINENTAL RESORT AND SPA
- 13. BAY RESIDENCES
- 14. ANGEL BAY
- 15. BAY VIEWS
- 16. CAPE HAYAT
- 17. PORTO PLAYA BY ELLINGTON PROPERTIES
- 18. NIKKI BEACH CLUB
- 19. BRANDED APARTMENTS
- 20. BRANDED VILLAS
- 21. GATEWAY AREA
- 22. BERMUDA VILLAS
- 23. GATEWAY I RESIDENCES
- 24. THE HARBOUR





M
MARBELLA
VILLAS

01. INTERCONTINENTAL RESORT AND SPA

02. BAY RESIDENCES

03. BAY VIEWS

04. CAPE HAYAT

05. MARBELLA VILLAS I

06. MARBELLA VILLAS II

07. GATEWAY II RESIDENCES

08. PORTO PLAYA BY ELLINGTON PROPERTIES

09. NIKKI BEACH HOTEL AND BEACH CLUB

10. BRANDED APARTMENTS

11. BRANDED VILLAS

12. GATEWAY AREA

Hayat island
at Mina al arab



Anantara Hotel

Anantara Mina Al Arab Ras Al Khaimah Resort will feature the emirate's first Maldivian inspired overwater villas complex. With a 9,000 sqm private beach which overlooks the stunning eco-reserve lined with mangroves, the resort will also be home to a number of first class health and sports amenities such as the world-famous Anantara Spa, swimming pools and a tennis court. In addition, the resort will have four restaurant offerings, including a Thai specialty restaurant and a seafood restaurant, all of which creates the perfect ambience to both relax and be entertained.



LIVE NEXT TO
InterContinental
RAS AL KHAIMAH RESORT

IDEAL PLACE, IDEAL LOCATION, IDEAL EXPERIENCE
THAT'S THE INTERCONTINENTAL GUARANTEE

*Welcome to
Marbella
Villas II*

Marbella Villas II is a waterfront hotspot on Hayat Island with fascinating public areas and amenities, which include a wide array of dining, retail, entertainment, promenades, walkways, parks, playgrounds and events space set near the Arabian Sea.

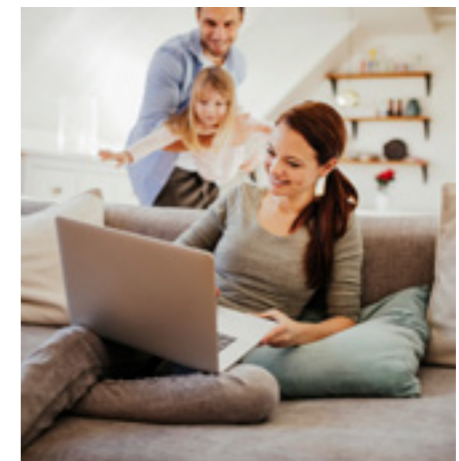






A SPACE CALLED HOME

Marbella Villas offers spacious luxury 2, 3 & 4 bedroom villas and townhouses with extraordinary services and comforts.

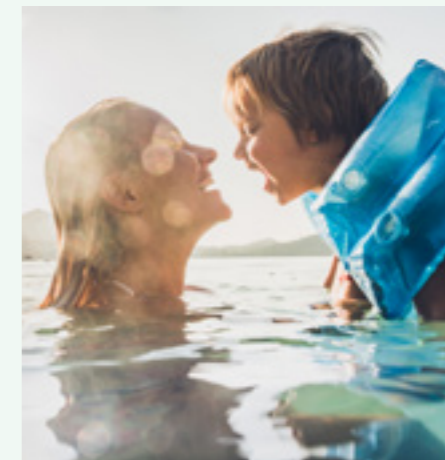






THE CLUB HOUSE EXCLUSIVE FOR RESIDENTS

RESIDENT PRIVATE CLUB



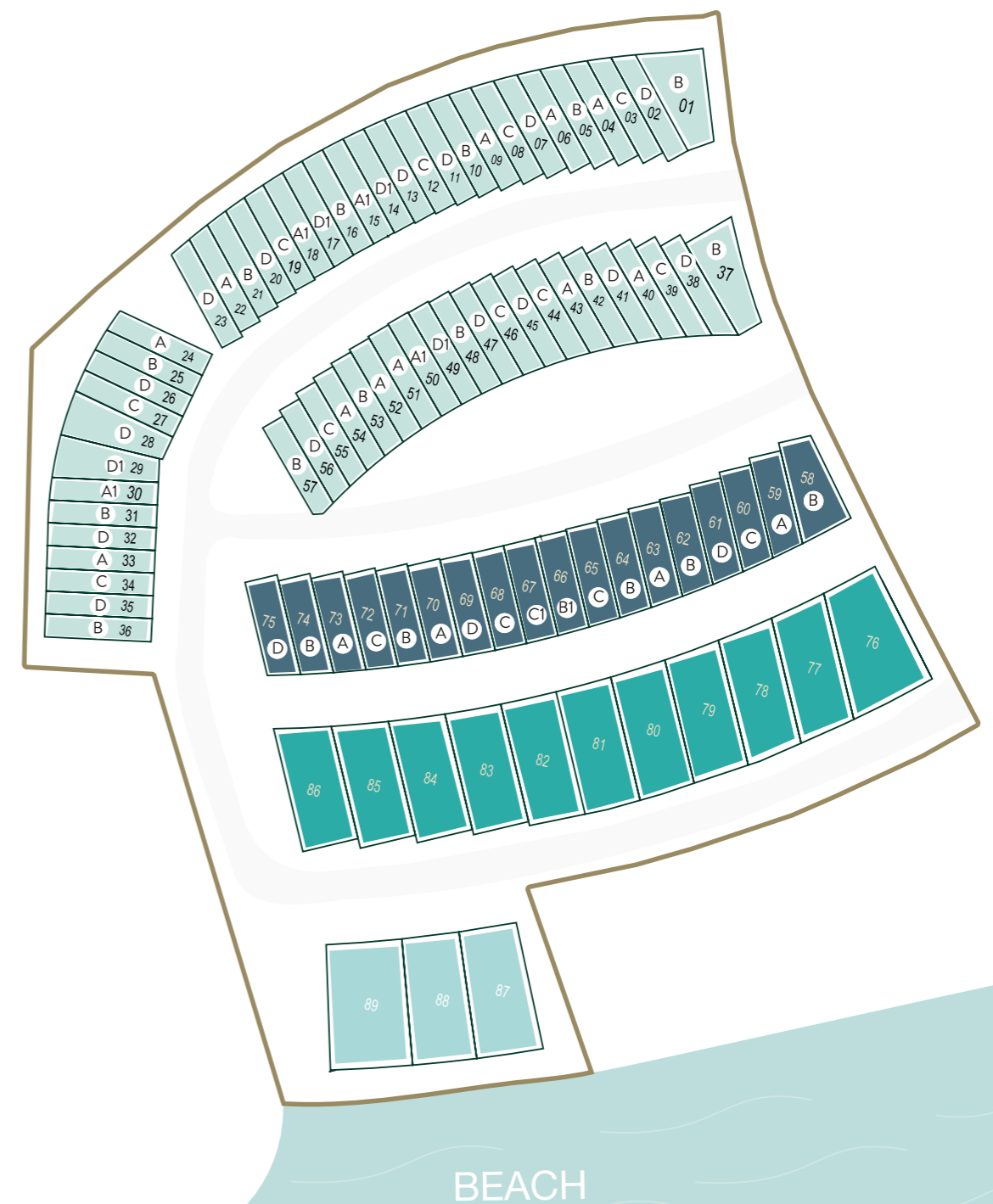
The residence clubhouse features many amenities including separate gyms, state of the art equipment, two outdoor temperature controlled pools, fully operational cafe with a wide array of refreshment options, waterfront sun loungers, terraces and kids play area.

The ideal family destination to socialise, work, rest and play.

Floor Plans

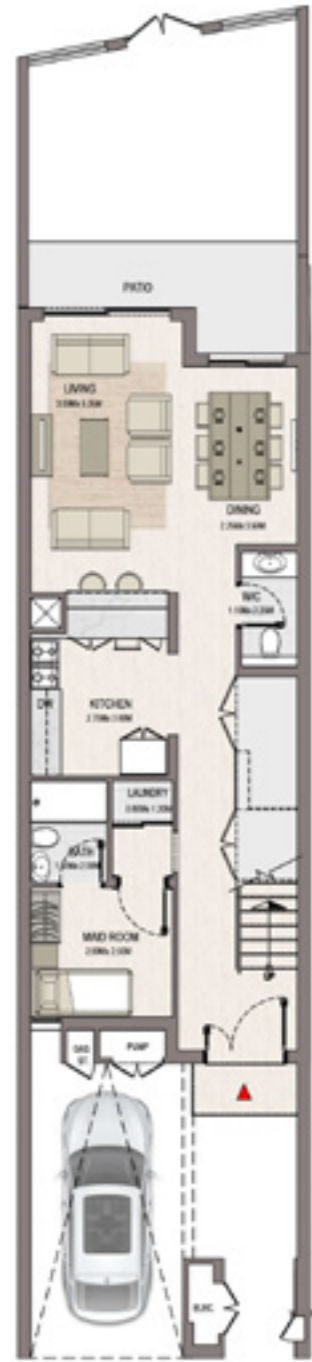
Marbella Villas Types

■ 2 BEDROOM VILLA	57
■ 3 BEDROOM VILLA	18
■ 4 BEDROOM VILLA	11
■ 4 BEDROOM BEACH FRONT VILLA	3

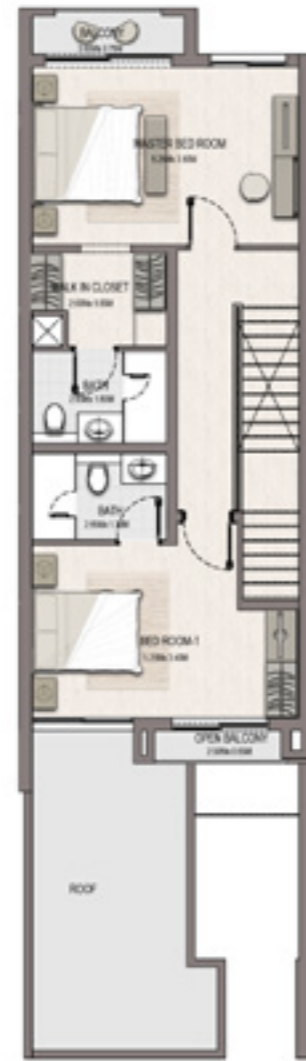


2 BEDROOM Type A

	SQ.M	SQ.FT
VILLA AREA	152.76	1643.70
TERRACE & BALCONIES	6.1	65.64
PARKING AREA	22.25	239.41
TOTAL AREA	181.11	1948.74



Ground Floor



First Floor

2 BEDROOM Type A1

	SQ.M	SQ.FT
VILLA AREA	152.76	1643.70
TERRACE & BALCONIES	8.01	86.19
PARKING AREA	22.25	239.41
TOTAL AREA	183.02	1969.30



Ground Floor



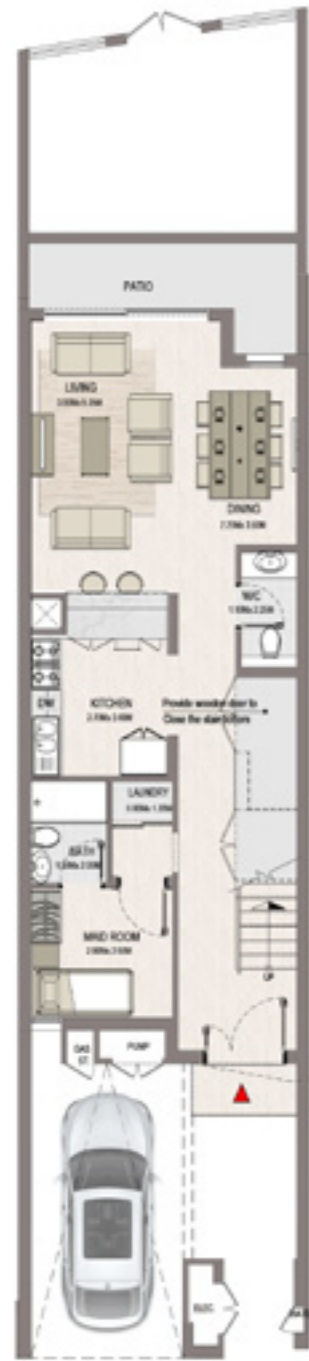
First Floor

* The Artist's Renderings are for illustration purposes only. Actual usable floor space may vary from the value stated. * The areas provided in this plan are typical, please check with sales staff for specific unit area.

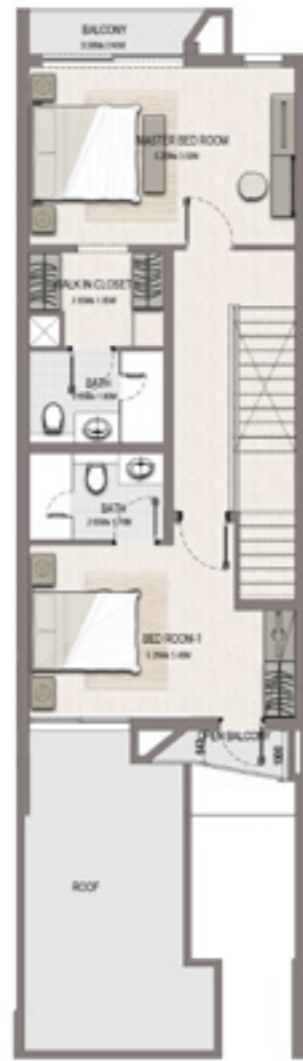
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2 BEDROOM Type B

	SQ.M	SQ.FT
VILLA AREA	151.77	1633.05
TERRACE & BALCONIES	7.23	77.79
PARKING AREA	22.25	239.41
TOTAL AREA	181.25	1950.25



Ground Floor



First Floor

2 BEDROOM Type C

	SQ.M	SQ.FT
VILLA AREA	151.77	1633.05
TERRACE & BALCONIES	8.52	91.68
PARKING AREA	22.25	239.41
TOTAL AREA	182.54	1964.13



Ground Floor



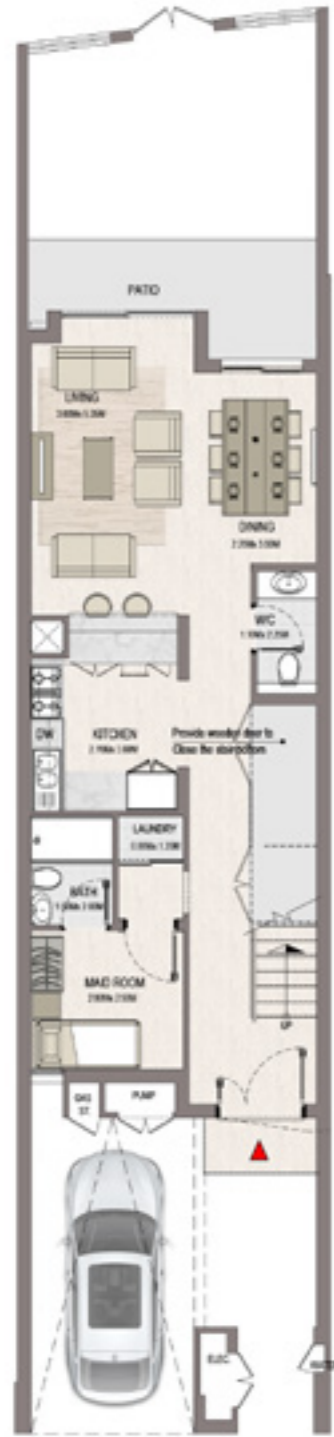
First Floor

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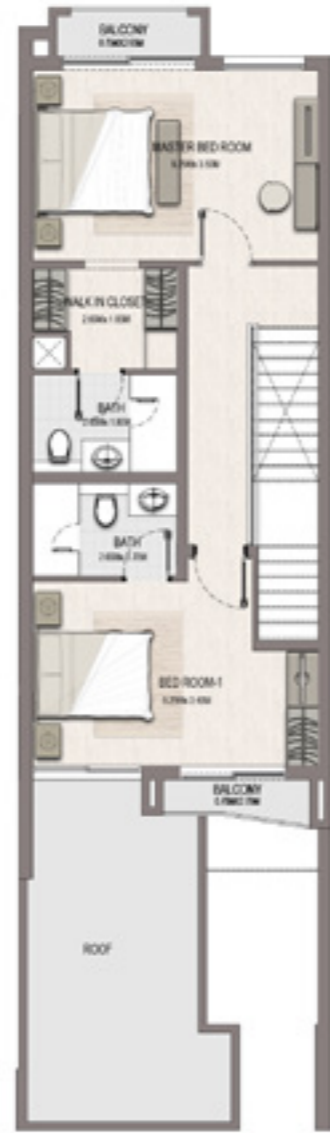
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2 BEDROOM Type D

	SQ.M	SQ.FT
VILLA AREA	150.95	1624.22
TERRACE & BALCONIES	6.03	64.88
PARKING AREA	22.25	239.41
TOTAL AREA	179.21	1928.30



Ground Floor



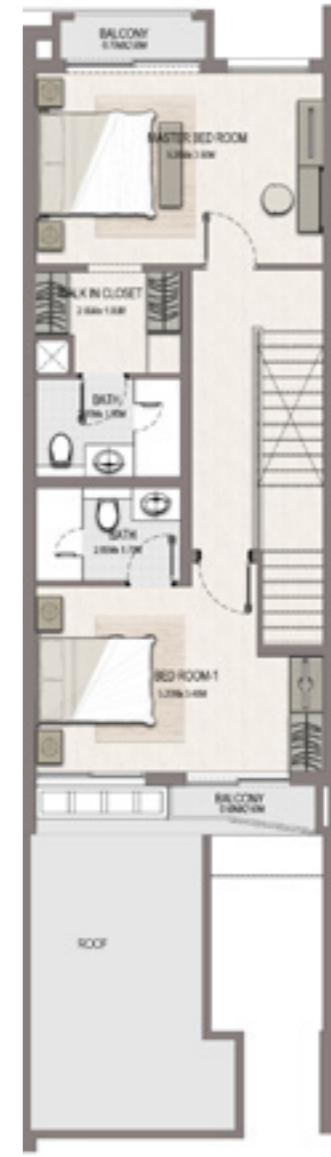
First Floor

2 BEDROOM Type D1

	SQ.M	SQ.FT
VILLA AREA	152.62	1642.19
TERRACE & BALCONIES	8.28	89.09
PARKING AREA	22.25	239.41
TOTAL AREA	183.15	1970.69



Ground Floor



First Floor

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3 BEDROOM Type B1

	SQ.M	SQ.FT
VILLA AREA	185.54	1996.41
TERRACE & BALCONIES	11.88	127.83
PARKING AREA	35.62	383.27
TOTAL AREA	238.58	2567.12



Ground Floor



First Floor

3 BEDROOM Type C

	SQ.M	SQ.FT
VILLA AREA	185.54	1996.41
TERRACE & BALCONIES	15.48	166.56
PARKING AREA	35.62	383.27
TOTAL AREA	236.64	2546.25



Ground Floor



First Floor

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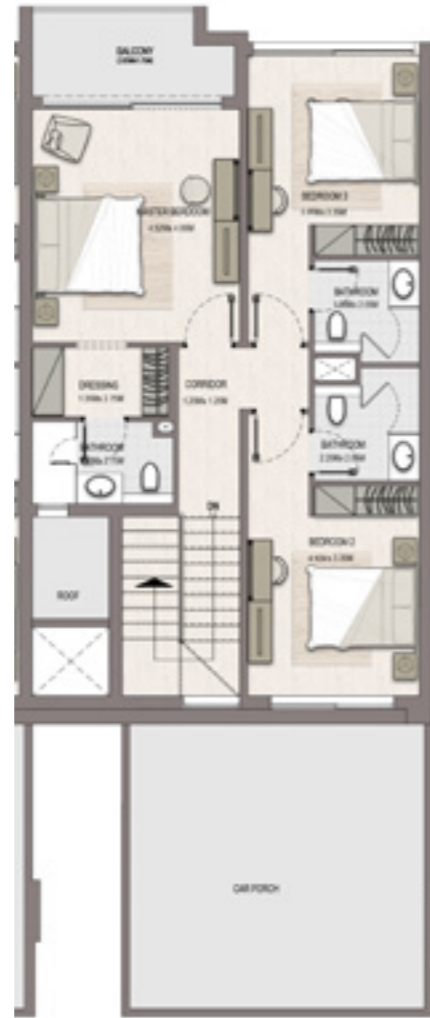
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3 BEDROOM Type C1

	SQ.M	SQ.FT
VILLA AREA	186.78	2009.75
TERRACE & BALCONIES	15.4	165.70
PARKING AREA	35.62	383.27
TOTAL AREA	237.80	2558.73



Ground Floor



First Floor

3 BEDROOM Type D

	SQ.M	SQ.FT
VILLA AREA	187.35	2015.89
TERRACE & BALCONIES	18.8	202.29
PARKING AREA	35.62	383.27
TOTAL AREA	241.77	2601.45



Ground Floor



First Floor

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4 BEDROOM

	SQ.M	SQ.FT
VILLA AREA	300.63	3234.78
TERRACE & BALCONIES	16.14	173.67
PARKING AREA	38.15	410.49
TOTAL AREA	354.92	3818.94



Ground Floor

First Floor

4 BEDROOM Waterfront

	SQ.M	SQ.FT
VILLA AREA	333.53	3588.78
TERRACE & BALCONIES	9.87	106.20
PARKING AREA	54.24	583.62
TOTAL AREA	399.64	4300.10



Ground Floor

First Floor

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