



**IMMOBILIA  
REAL ESTATE**

**DUBAI**

# THE LAST WATERFRONT PROJECT IN DUBAI MARINA





# STELLA MARIS SKY HIGH LUXURY

Crafted with residents and investors in mind, Stella Maris is an architectural gem that has been engineered for those who understand and truly appreciate real luxury. A one-of-a-kind residential tower that redefines the marina skyline, Stella Maris stands as the tallest building in its district and offers 52 floors of unparalleled luxurious living. Stella Maris sits comfortably within the heart of Dubai Marina, on one of the last water edge plots available.

The development boasts luxurious lifestyle residences with apartments overlooking the marina and Arabian Gulf Sea.





IMMOBILIA  
REAL ESTATE

DUBAI

LOCATION

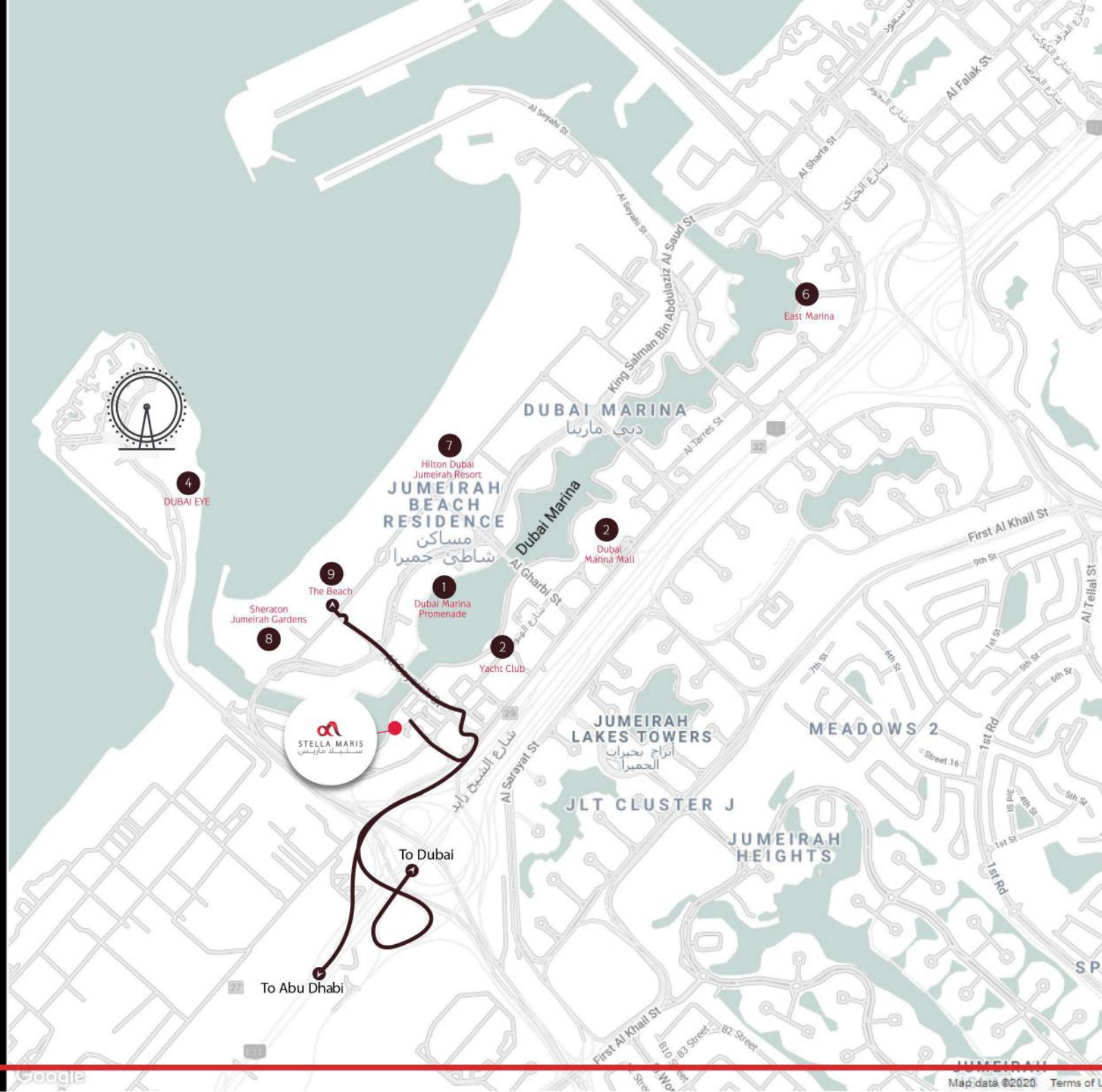
# UNPARALLELED LOCATION IN THE HEART OF DUBAI MARINA

## EASY ACCESS IN AND OUT OF DUBAI MARINA

- ✓ From Stella Maris to Abu Dhabi; access Sheikh Zayed Road, 1km, 2 minutes by car.
- ✓ From Stella Maris to Dubai; access Sheikh Zayed Road, 2km, 3 minutes by car.
- ✓ From Stella Maris to the Beach; 500 metres, 4 minutes walking.

## NEARBY ATTRACTIONS

- ✓ Dubai Marina Promenade
- ✓ Dubai Marina Yacht Club
- ✓ Dubai Marina Mall
- ✓ Dubai Eye
- ✓ West Marina
- ✓ East Marina
- ✓ Hilton Dubai The Walk
- ✓ Sheraton Jumeirah Beach Resort
- ✓ The Beach



IMMOBILIA  
REAL ESTATE  
DUBAI



IMMOBILIA  
REAL ESTATE  
DUBAI

## MESMERIZING MARINA AND SEA VIEW

Embrace the glare of the sun and the remarkable hue of the sea. The last residential tower to enjoy the one-of-a-kind waterfront living in urban settings. Stella Maris offers unique views from all the corners of the building.

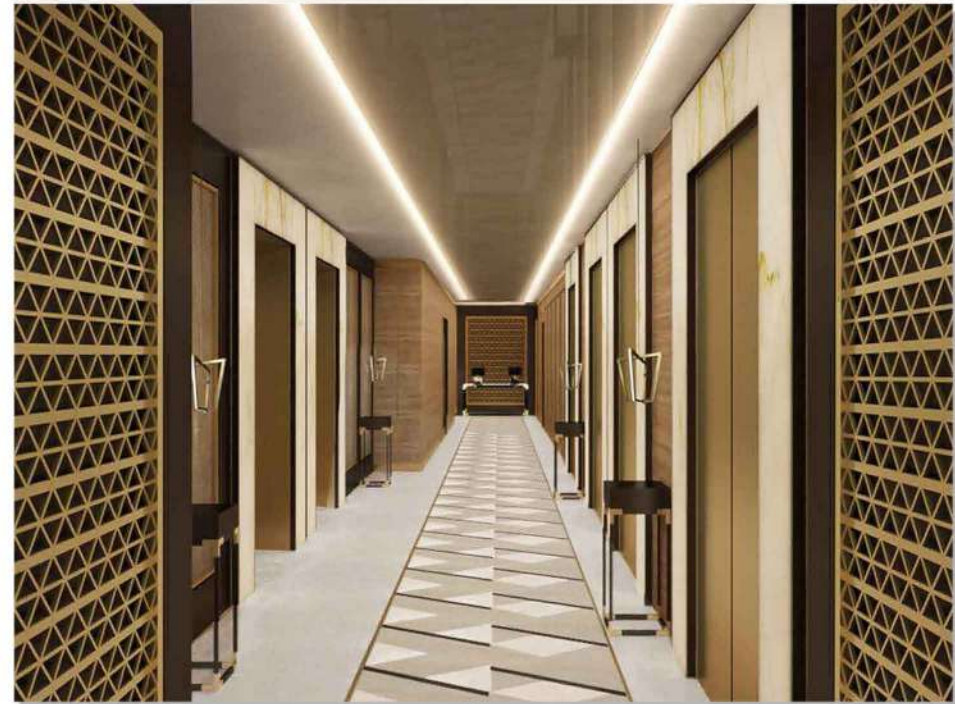
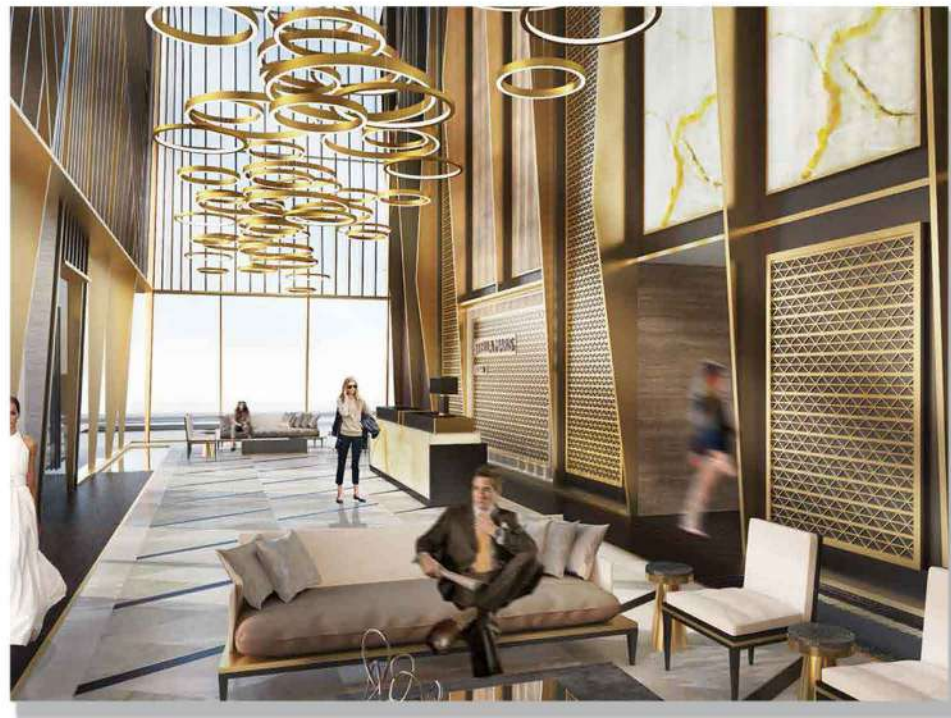




IMMOBILIA  
REAL ESTATE  
DUBAI

## OPULENT MAIN LOBBY

A welcoming spirit as you pass through the grand entrance of the lobby, signifying a prestige style that matches the luxurious touch of the building.





IMMOBILIA  
REAL ESTATE  
DUBAI

## PREMIUM INTERIOR DESIGN

Celebrate the uninterrupted beauty of the Dubai Marina with distinctive designs and exquisitely comfortable space and scenery.



IMMOBILIA  
REAL ESTATE  
DUBAI



IMMOBILIA  
REAL ESTATE  
DUBAI

## SPACIOUS LAY-OUTS

Extensive use of the floor-to-ceiling glass window and wide-open space while capturing the breathtaking views of the Dubai Marina, Marina Skyline, and iconic Dubai Eye.







IMMOBILIA  
REAL ESTATE

DUBAI

## NEIGHBOURING ICONIC DESTINATIONS

High in the skies above the world-renowned marina promenade, Stella Maris residents are in a class of their own with the inspirational views that surrounds them. Enjoy the panoramic views and proximity to the Dubai Marina Yacht Club harbor as well as the city's much attraction, the Dubai Eye the worlds largest ferris wheel inspired by the London Eye on the River Thames.





# LUXURY HOMES COMBINE LAVISH AMENITIES



PRIVATE  
POOL



GENEROUS  
LANDSCAPED AREAS



GYM FOR MEN  
AND LADIES



PRIVATE  
THEATER ROOM



SAUNA AND  
STEAM ROOM



PRIVATE  
CLUB



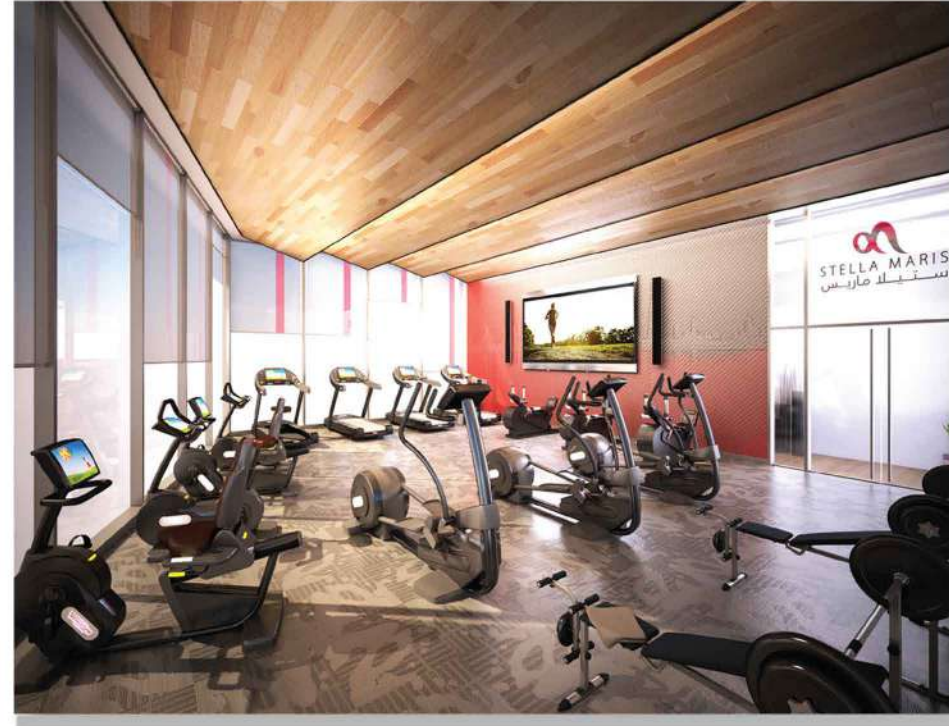
INDOOR AND OUTDOOR  
PLAY AREA



IMMOBILIA  
REAL ESTATE  
DUBAI

## STATE-OF-THE-ART RECREATIONAL FACILITIES

The spectrum of a healthy and active lifestyle, Stella Maris bestows separate sauna, steam room, gym for men and women to have a full serenity and enjoyment of the inspiring vistas of the Marina waters.





IMMOBILIA  
REAL ESTATE  
DUBAI

# PRIVATE LOUNGE AND KID'S PLAY AREA





# PRIVATE THEATER ROOM



IMMOBILIA  
REAL ESTATE  
DUBAI

# LUXURY WATERFRONT LIVING

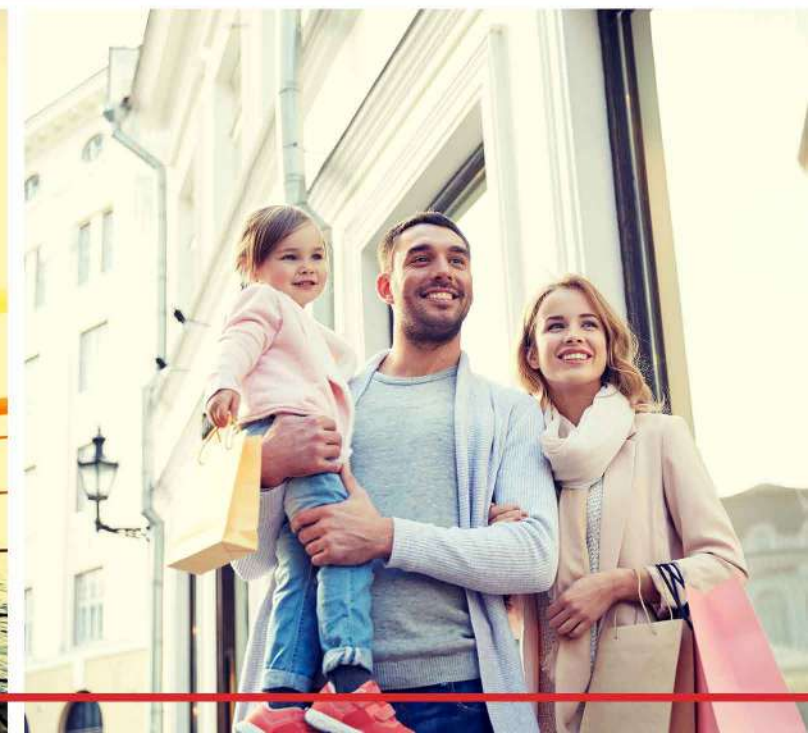
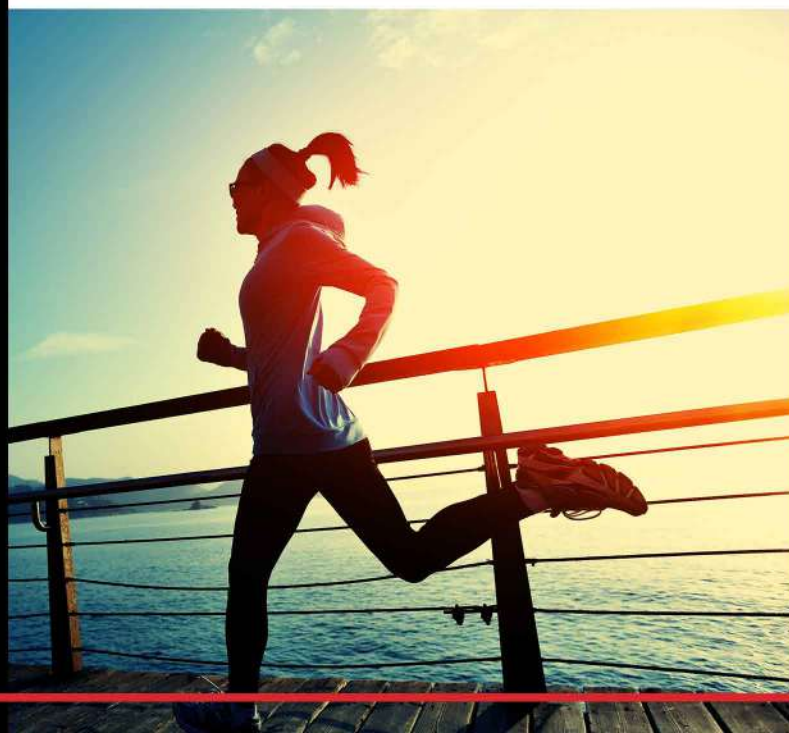




IMMOBILIA  
REAL ESTATE  
DUBAI

## EXCEPTIONAL LIFESTYLE

A perfect place for active lifestyle enthusiasts,  
yacht aficionados, and families who enjoy the  
view from the seaside.



IMMOBILIA  
REAL ESTATE  
DUBAI

