



# Opportunity

A unique architectural masterpiece.  
Located on Dubai's most exclusive waterfront.

- Unrivalled tranquility as the only private developer on Jumeira Bay Island.
- Designed by award-winning architects of supreme international pedigree.
- Safely secluded within secure gated community with private beach access.
- Redefining contemporary living in Dubai with sustainable, modern design and ultra high-end finishes.
- Behold spectacular views of uninterrupted sea and Downtown Dubai's magnificent skyline.
- Exclusive membership and direct access to neighboring BVLGARI Hotel, Marina and members-only Yacht Club.
- The neighborhood boasts world-class restaurants and bars, a 46-boat luxury Marina and ultimate sophistication.

# Location

While Jumeira Bay Island is peacefully secluded off the Arabian Gulf Coast, it is only 10 minutes from the buzz of Downtown Dubai and 15 minutes from the International Airport. Each home is complemented by world class amenities from the neighboring BVLGARI Hotel, marina and yacht club. Sea Mirror offers the ultimate balance between privacy, access and exquisite design.





# Architecture

JACOBSEN ARQUITETURA is a Brazilian architecture and design studio with offices in Rio de Janeiro, Sao Paulo and Lisbon. Their distinct design, focuses on the interplay between architecture and nature. It centers on spatially interpreting the concepts of transparency, light and fluidity to create contemporary aesthetic language. Paulo Jacobsen made Architectural Digest's 100 most important architects in 2001, Wallpaper's 100 Most Influential Designers in 2011 and was awarded "Carioca of the Year" by Brazil's Veja Magazine in 2013.























# Features

8 luxurious bedroom suites.

Spacious lounge areas for lavish entertaining.

A private oasis of verdant gardens and terraces.

2 swimming pools for relaxing and lap swimming.

- An expansive mansion with a BUA of approximately 30,000 sq.ft and plot size of 26,994 sq.ft.
- Connect with beautiful living spaces, including indoor sculptural garden, outdoor Japanese garden and lush pools.
- Revel in private beach access to Jumeira Bay waterfront.
- Indulge in luxury with a personal wine-cellar, cigar room, in-house spa facilities, gym, salon and studio.
- Safeguard your collection with a 5-car underground parking showroom.
- Personalize your interiors with bespoke and custom handmade furniture.
- Be spoilt by state of the art kitchen appliances.
- Enjoy peace of mind with entire home automation services for ultimate convenience and security.







# Design

Home interior design by world-renowned JACOBSEN ARQUITETURA.

The unique design seamlessly blurs the lines between the exterior and interior compelling our attention towards the skyline. Taking inspiration from nature, the materials and textures used produce an understated elegance.

The process begins with people and their relationship to objects and space. The Sea Mirror project takes inspiration from the surrounding environment's organic shapes and textures, with bespoke furniture elegantly reflecting the space it inhabits, ensuring absolute continuity of the exterior and interior.



All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings and furnishings. Renders are provided by Jacobsen Arquitetura as representative illustrations of the interior spaces. Patricia Urquiola will provide a bespoke interior experience upon purchase.







# Basement

PLOT AREA: 26,994 sq.ft

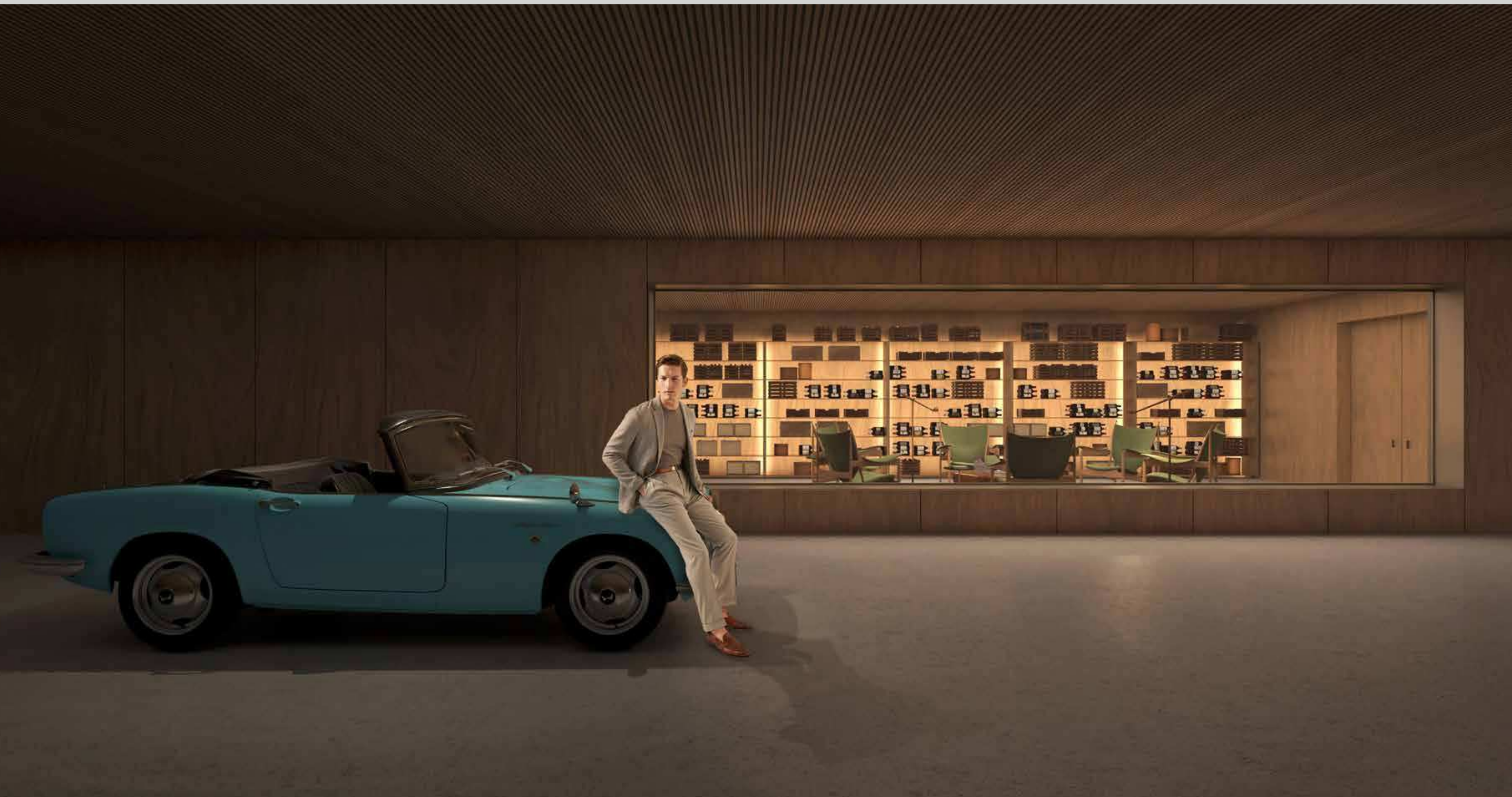
TOTAL BUA: Approximately 30,000 sq.ft



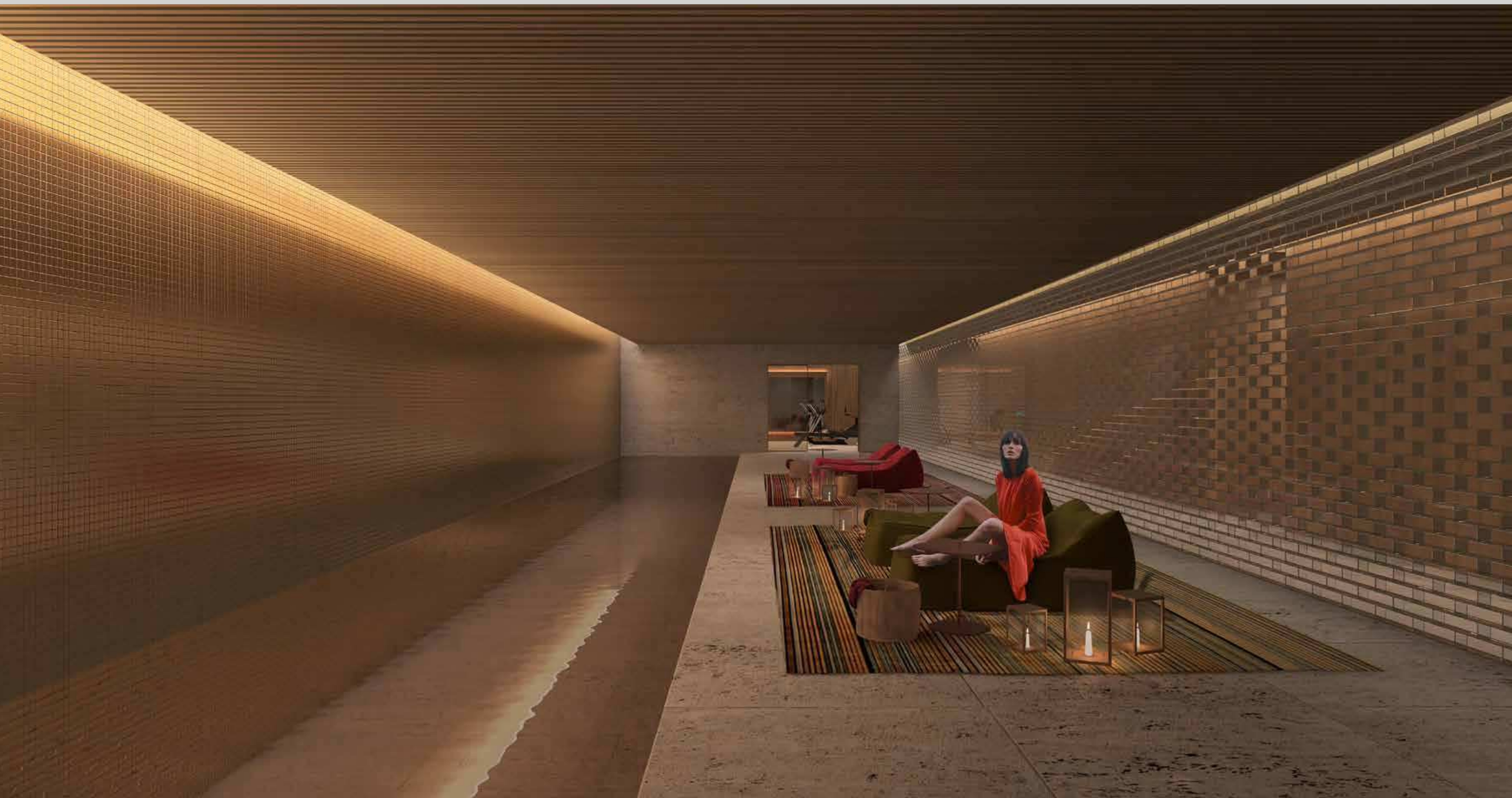
1. All dimensions are in imperial and metric, and measured to structural elements and exclude wall finished and construction tolerances. 2. All materials, dimension and drawings are approximate only. 3. Information is subject to change without notice, at the Developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings may not be perfectly to scale. 6. The Developer reserves the right to make revisions/alterations at its absolute discretion, without any liability whatsoever.









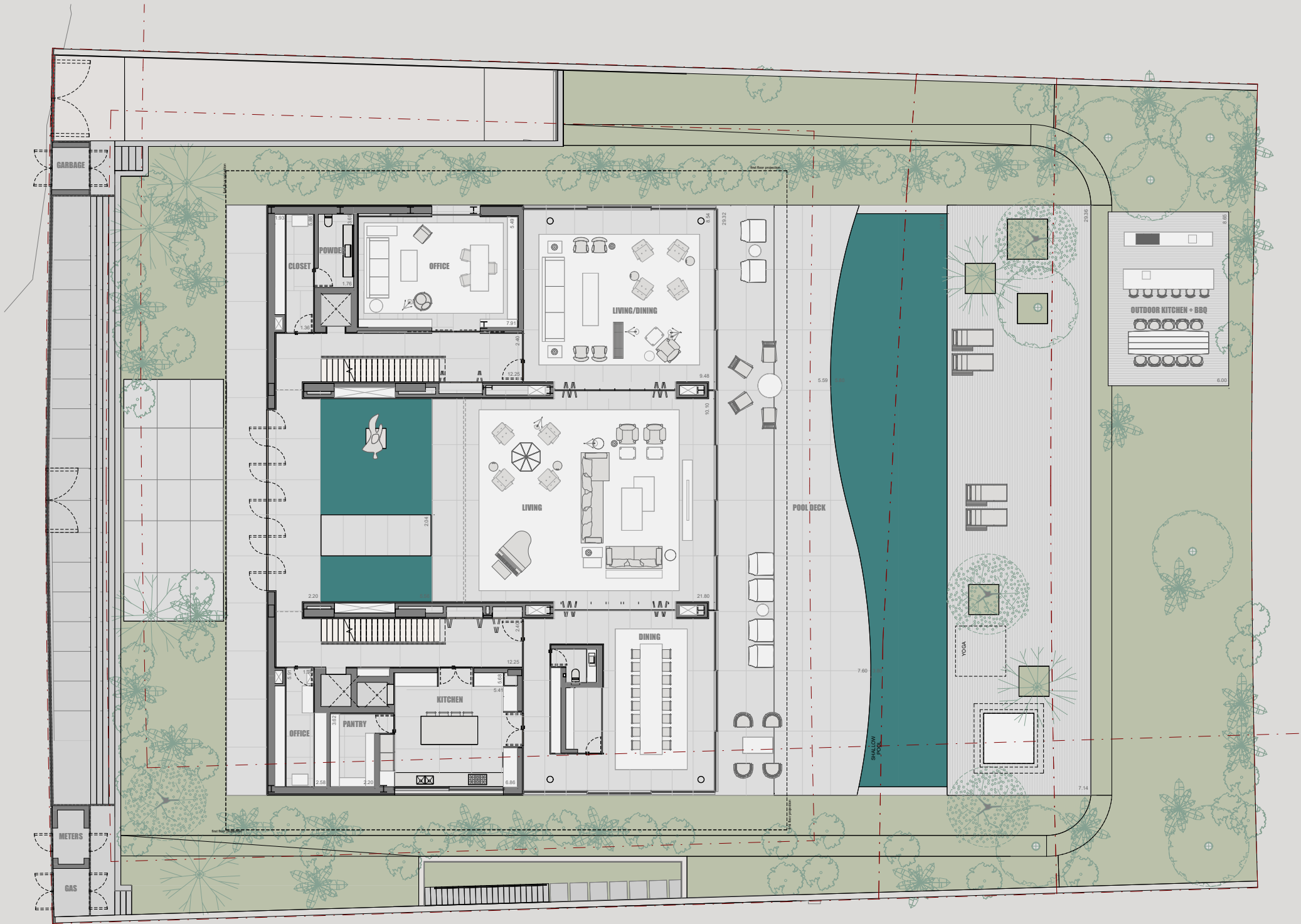




# Ground Floor

PLOT AREA: 26,994 sq.ft

TOTAL BUA: Approximately 30,000 sq.ft



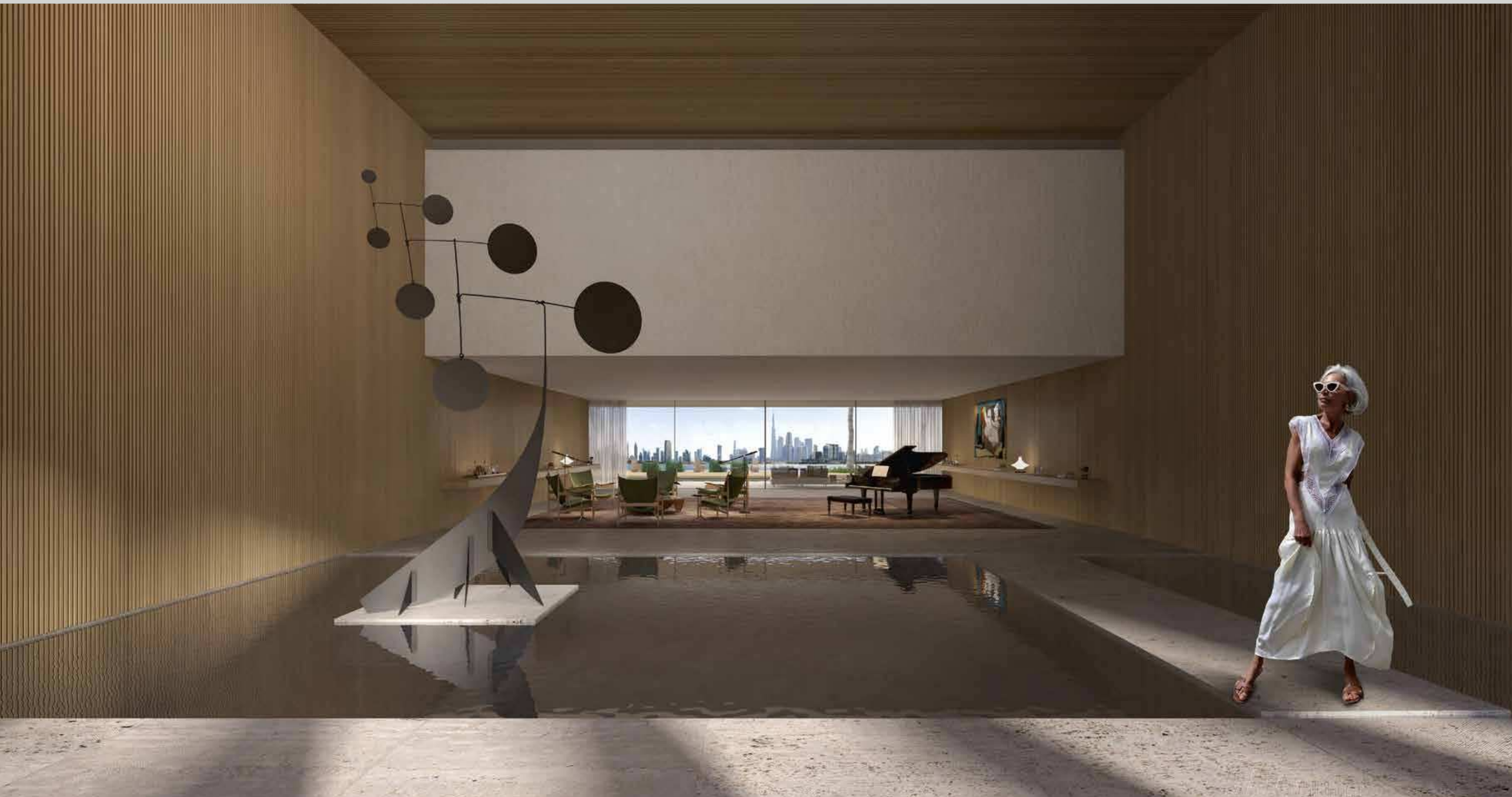
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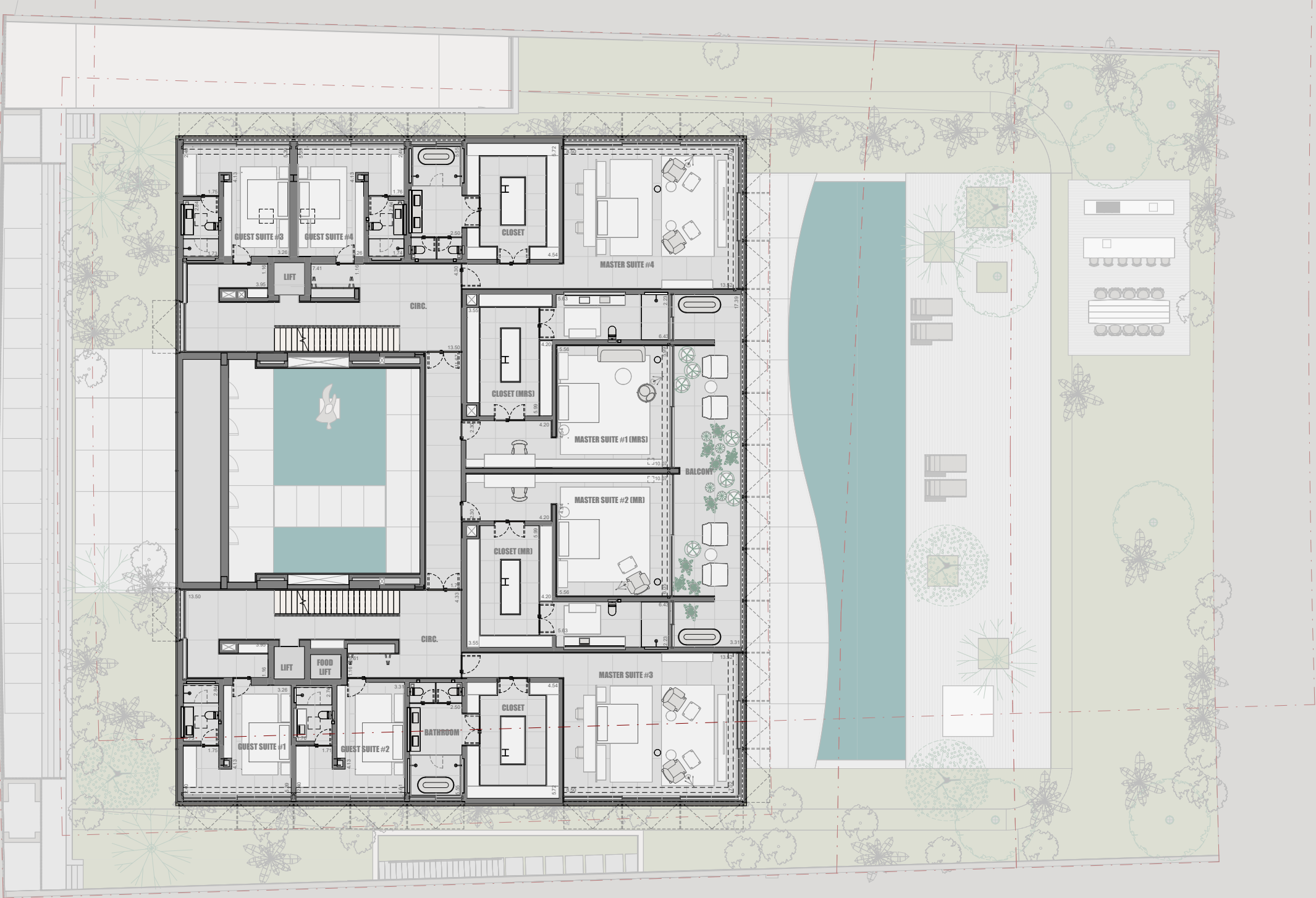




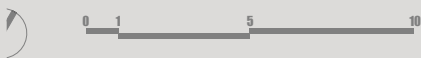
# First Floor

PLOT AREA: 26,994 sq.ft

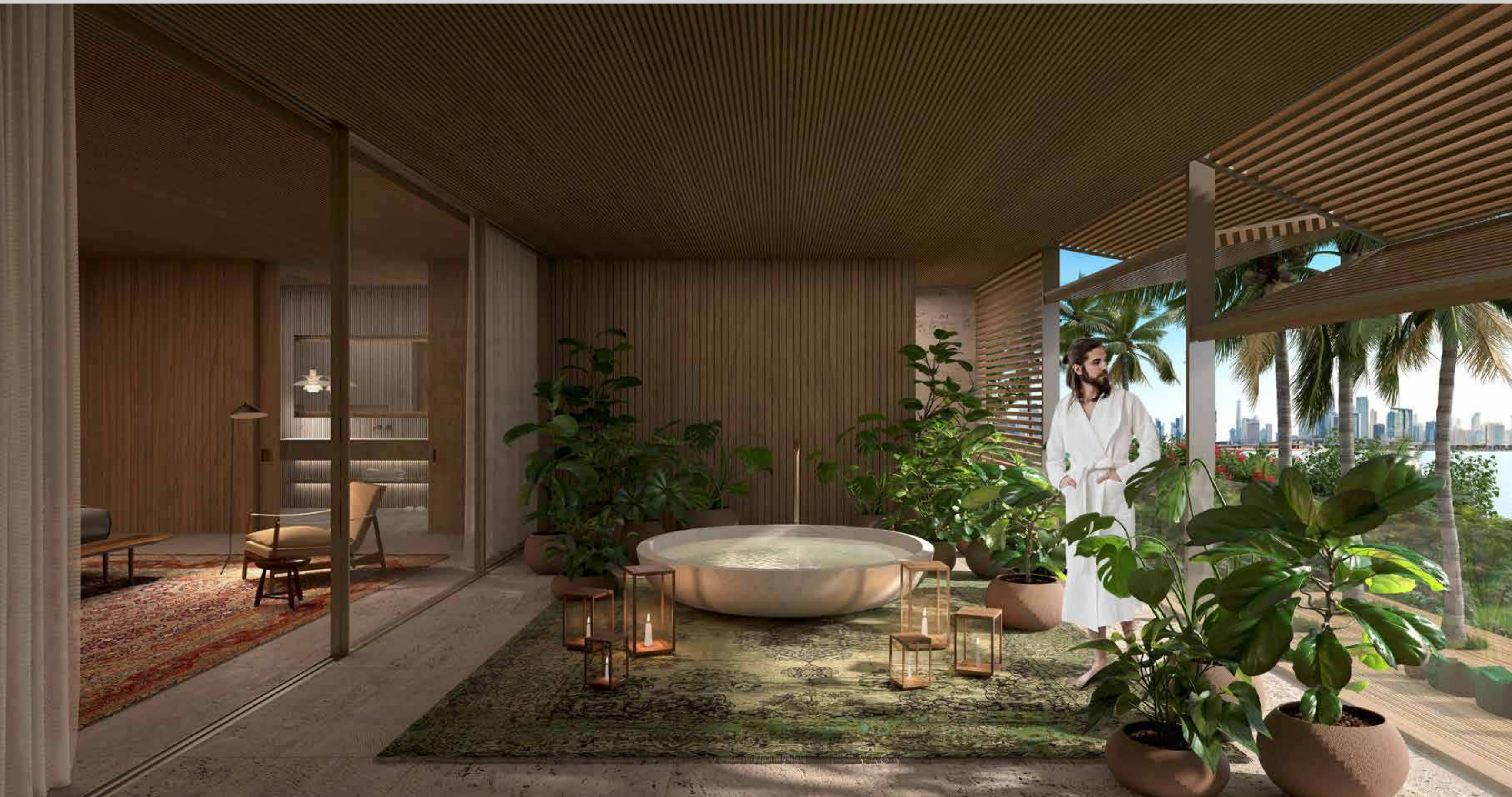
TOTAL BUA: Approximately 30,000 sq.ft



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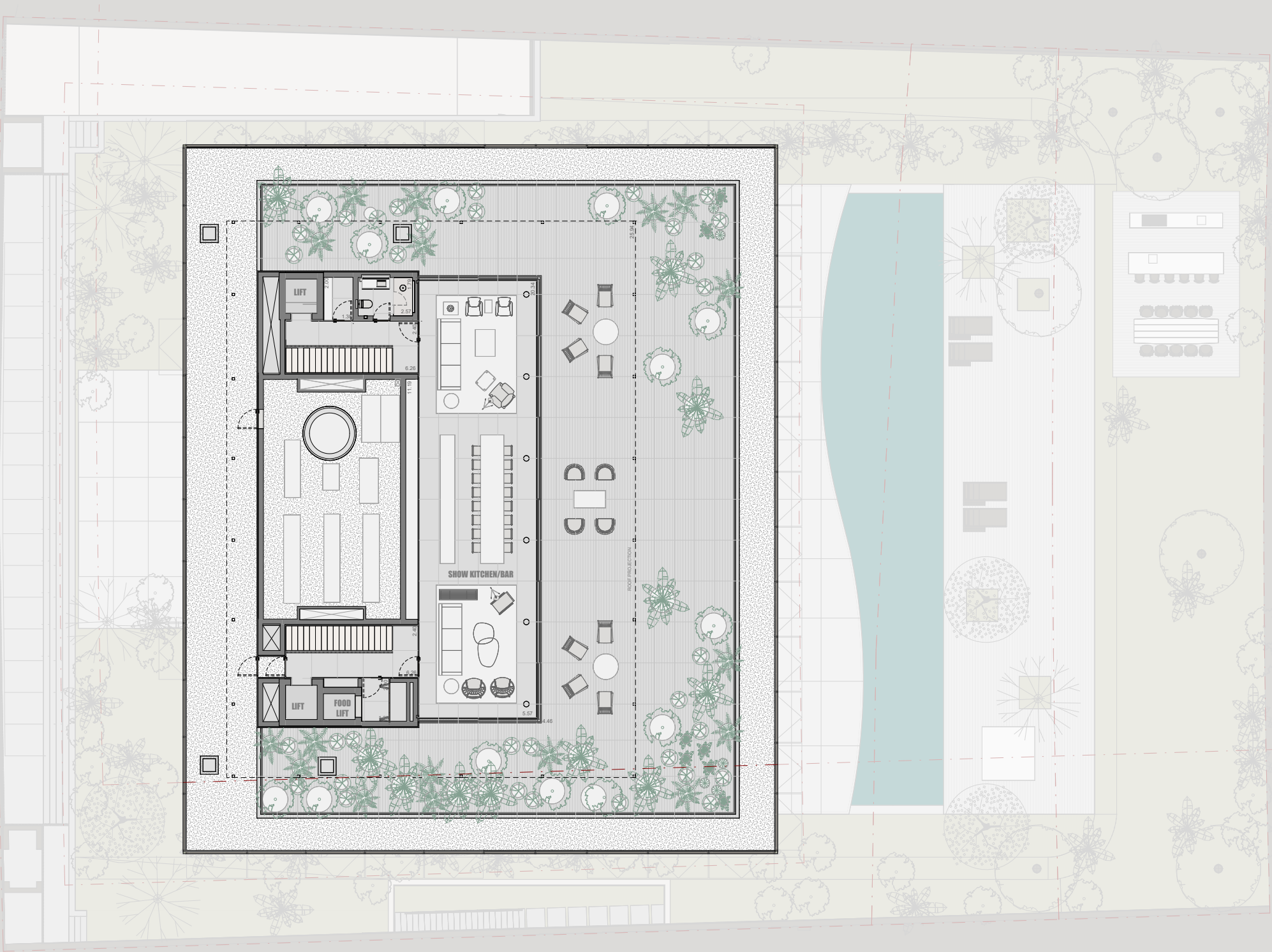




# Second Floor

PLOT AREA: 26,994 sq.ft

TOTAL BUA: Approximately 30,000 sq.ft



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Moodboard



TRAVERTINE NAVONA  
MARBLE



LIGHT OAK WOOD  
PANEL



SLATTED WOOD  
CEILING



CORTEN STEEL  
LOUVERS



