

AMAAAL

Amaal, a dynamic real estate developer, is at the forefront of transforming Dubai's urban landscape with elevated and community-centric projects.

Established under the visionary leadership of Abdulla Lahej, Amaal leverages over two decades of industry expertise to deliver residential masterpieces that blend sophisticated design with functional living. Rooted in the Arabic word for 'aspiration,' Amaal reflects a commitment to turning the aspirations of landowners and investors into reality, seamlessly integrating properties with Dubai's vibrant urban and natural landscapes.

THE REAL ESTATE ECOSYSTEM

Delivering comprehensive, end-to-end solutions tailored for landowners and investors worldwide.





VX Studio is an internationally renowned architectural design firm. Since 2011, they have delivered iconic projects of varying size and complexity, specializing in master planning, hospitality, multi and single family residential, retail and mixed use, repositioning, cultural and healthcare. As an award-winning practice, their portfolio of work spans local and international markets, exhibiting their extensive experience across multiple industry sectors.

VX Studio currently manages a portfolio of over US\$5 billion. With proven ability in producing highly acclaimed projects, they continue partnering with prominent real estate developers to deliver the most successful and profitable developments. With dedication to high quality design, regardless of budget, VX Studio is placed at the forefront of the building and property industry.

Renowned architectural design firm with projects and developments globally.



RESIDENTIAL
AL HAMRA WATERFRONT, RAK



RESIDENTIAL
MARRIOTT RESIDENCES, BUSINESS BAY, DUBAI



HOSPITALITY
STC MARIOTT HOTEL, RIYADH



RESIDENTIAL & MIXED USE
ETILER GARDENS, ISTANBUL, TURKEY



RESIDENTIAL & MIXED USE
CAVALLI RESIDENCES, BUSINESS BAY, DUBAI



HOSPITALITY
ANDAZ HOTEL, JUMEIRAH, DUBAI



SERVICED APARTMENTS
CORAL BAY RESORT, AL MARJAN ISLAND, RAK



DESIGN COMPETITION
SELECT BAY MASTERPLAN, BUSINESS BAY, DUBAI



HOTEL, SERVICED APARTMENT, BRANDED RESIDENTIAL,
COMMERCIAL, F&B
SWAROVSKI TOWERS, DOWN TOWN, DUBAI



RETAIL & MIXED USE
VUE GREEN CITY, NEW CAPITAL, EGYPT



CULTURAL
THINK TANK, KING ABDULLAH ECONOMIC CITY, KSA



RESIDENTIAL
WEST 5 TOWER, BUSINESS BAY, DUBAI



MASTERPLANNING
MAG CREEK WELLBEING RESORT, DUBAI



RESIDENTIAL
AHAD RESIDENCES, BUSINESS BAY, DUBAI



RETAIL & MIXED USE
AGORA MALL, DUBAI



RETAIL & MIXED USE/HOSPITALITY/COMMERCIAL
AL MASHTAL, ABU DHABI



RETAIL & LEISURE
SHAMS AL AROUS, JEDDAH



RETAIL
AL BATEEN BEACH, ABU DHABI



RETAIL & MIXED USE
SHAMS AL RIYADH, KSA



RESIDENTIAL
MID RISE RESIDENTIAL DUBAI HILLS, DUBAI



RESIDENTIAL & MID-RISE
ACACIA ESTATES, RIYADH, KSA



LEISURE & CULTURAL
MARTYRS MEMORIAL, ZABEEL PARK, DUBAI

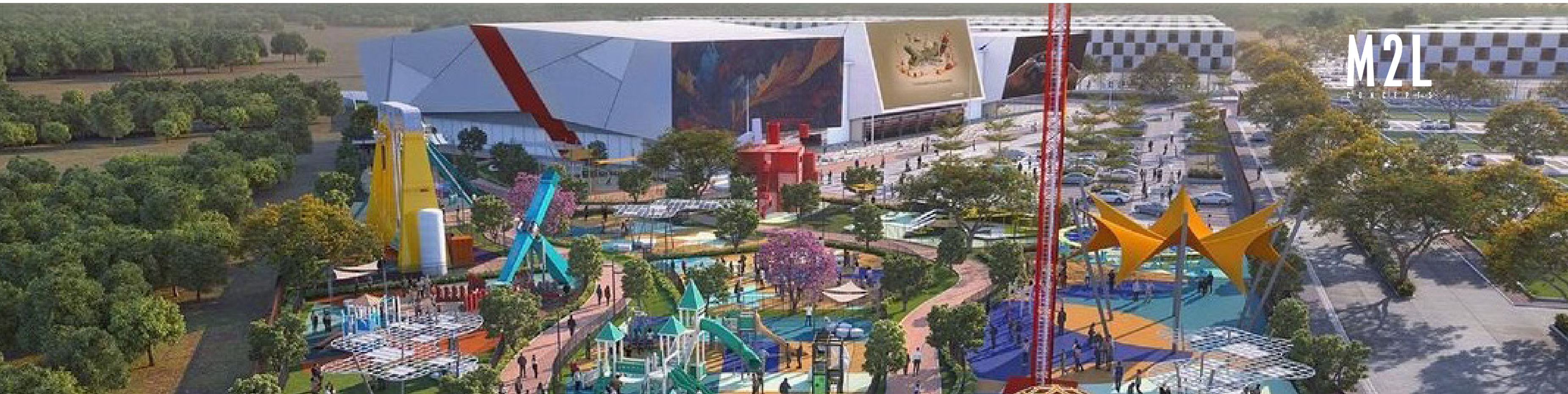


RESIDENTIAL
PRIVATE VILLA, JUMEIRAH, DUBAI



RETAIL & LEISURE
AL RESALA MALL, BANIYAS, ABU DHABI





Our mission is to propel enterprises and consumers to unparalleled Immersive Experiences, greater levels of engagement and higher performance by activating spaces with unique concepts.

We leverage outdoor and indoor Entertainment, traditional Leisure activities as well as Mixed Realities (XR) Experiences creating compelling content for entertainment, relaxation, and education.

We work with a variety of clients such as Mall Developers, Real Estate Developers, Hospitality ,Government Entities and craft bespoke solutions to boost performance, profitability and loyalty.

Our consultancy and delivery scope includes ideation, concept master-planning, content development, feasibility all the way through to implementation, launch as well as ongoing support, aftercare and potential joint ventures.

M2L redefine experiences through new realities.



CONCEPT DESIGN
NEOM - ADVENTURE SPORTS VILLAGE



CONCEPT & SCHEMATIC DESIGN
RAMA HIGH STREET - ENTERTAINMENT & LEISURE PARK



DETAIL & BUILD OPERATIONS
IMKAN - INDOOR KIDS ENTERTAINMENT



DESIGN, EXECUTION AND OPERATIONS
FOR TEMPORARY DESTINATION
RAMADAN DISTRICT AND WINTER DISTRICT



CONCEPT DESIGN AND 3D ANIMATION
APEX INV - MAWASEM PWR HOUSE



CONCEPT DESIGN & LAUNCH
IMKAN - OUTDOOR UNIQUE WATER ATTRACTIONS



CONCEPT & DEVELOPMENT, PROJECT DELIVERY,
OPERATIONS PLAN, POST OPENING SUPPORT
VR PARK - INDOOR VR ENTERTAINMENT



RETAIL CURATION & MARKET MANAGEMENT
RAMADAN SHOPPING EXPERIENCE AT EXPO



CONCEPT & SCHEMATIC DESIGN TO TENDER
MAG GROUP HOLDING - OUTDOOR PARK
ENTERTAINMENT



CONCEPT MASTERPLANNING & DETAILED DESIGN
OUTDOOR FUJAIRAH ADVENTURE PARK



CONCEPT DESIGN & SCHEMATIC DESIGN
HATTA SCHOOL REPURPOSING



EVENT MANAGEMENT
EMIRATES - GLOBAL CONFERENCE





opaal
space reimagined

Opaal Interiors is the Middle East’s leading interior design company with services that include interior styling, furnishing, brand design and concept design. Since inception, they have fashioned hospitality sectors, model homes, commercial and sales centres, and a string of luxury interiors for homeowners and up-and-coming retailers.

Internationally recognized, leading interior design company.

Using ingenuity, enthusiasm and experience, Opaal’s speciality is finding the intricate balance between the ambitions of the user, the needs of the industry and the shape of its physical space. Pioneers in the field of interior design they have a keen eye for spatial awareness, an intimate understanding of aesthetic aspects, and an aptitude for making the most of available space that is practical, as well as beautiful.



RESIDENTIAL
AHAD RESIDENCES, BUSINESS BAY, DUBAI



RETAIL & MIXED USE
AL RESALA CENTER, BANIYAS, ABU DHABI



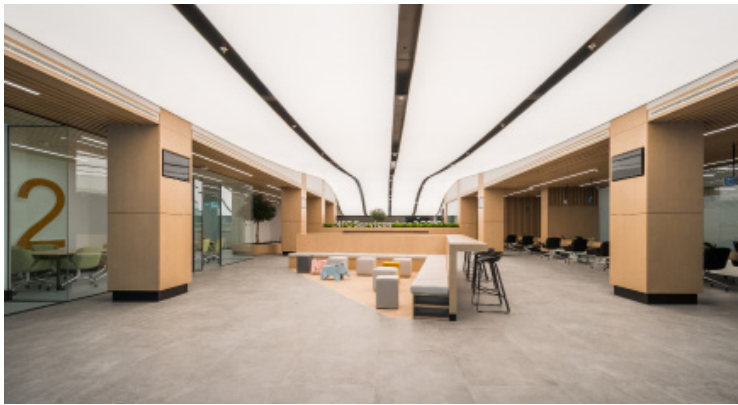
HOSPITALITY
MANDARIN ORIENTAL, DUBAI



RESIDENTIAL
WEST 5, BUSINESS BAY, DUBAI



VILLAS
AL MANARA VILLA, DUBAI



OFFICES
DIFC-CONFERENCE CENTER + GSO, DUBAI



SALES CENTRE
MARSEYA SALES CENTER, KSA



HOSPITALITY
PARAMOUNT, DUBAI



RETAIL & MIXED USE
BURJUMAN MALL, DUBAI



RESIDENTIAL
THE PENINSULA TOWERS, DUBAI



HOSPITALITY
ROVE HOTEL, ABU DHABI



OFFICES
DAMAC HEAD QUARTERS, DUBAI



With over two decades of experience in the real estate industry, our leaders bring a wealth of knowledge and expertise across all facets of the real estate field. Their extensive background encompasses residential, commercial, and industrial real estate, including property development, investment, management, and brokerage services. This seasoned leadership ensures that our partners and clients benefit from unparalleled insights, strategic guidance, and a deep understanding of market dynamics, ultimately driving successful outcomes and fostering long-term relationships.

ABDULLA LAHEJ
CHAIRMAN, AMAAL
CHAIRMAN & FOUNDING
PARTNER, AYANA HOLDING



Abdulla Lahej is the Chairman of Amaal and drives its strategic direction and vision. With over two decades of experience in the UAE real estate sector, leading the launch of innovative high-end residential projects that showcase cutting-edge design and architectural excellence.

His 21-year career in real estate in the region has contributed meaningfully to Dubai’s evolution and position as a globally recognized desirable real estate hub. Formerly Group CEO of Emaar Properties and Group CEO of Dubai Properties, he was directly involved in the creation of such communities as Downtown Dubai (including The Burj Khalifa and Dubai Mall), Dubai Marina, Business Bay and Arabian Ranches.

Abdulla Lahej is also the co-founder and Chairman of Ayana Holding, a diversified, multi-award winning holding company with capabilities ranging from master planning and architecture to interior design and modular building systems. He is very active in driving the growth of Amaal’s development pipeline and ensuring the strategic and timely execution of its current projects.

HAMID KERAYECHIAN
CEO & FOUNDING PARTNER
AYANA HOLDING



Hamid Kerayechian is the CEO & Founding Partner of Ayana Holding, and has full responsibility for executing the strategic direction and ongoing operations for the firm with a strong desire to continually rise to new challenges. With over 20 years of robust experience in the luxury development space and a dynamic entrepreneurial spirit, Hamid is inspired by an innate sense of boldness, integrity and resourcefulness - qualities that he injects to all of his companies, projects and developments. Hamid infuses his companies with an essence of drive, growth and enterprise, which. has enabled him to assemble a portfolio of the most prestigious global organizations.

As an energetic and interactive leader, he prides himself on managing teams of highly motivated and experienced professionals, who play a fundamental role in the growth, development and delivery of the quality projects and companies that comprise Ayana Holding.



THOMAS GATEFF
Managing Director & Founding Partner
M2L CONCEPTS

Thomas Gateff led a diverse career in the leisure industry, where he began working for the Entertainment division of Majid Al Futtaim as Head of Operations and eventually being appointed as one of the General Managers.

Throughout his 8 years with the organization, he led key projects including overall operations, business growth and projects delivery, as well as establishing new concepts for the company across leisure and entertainment in the UAE, KSA and Egypt.



NOOR AL-MUHAIDEB
CEO & Founding Partner
OPAAL INTERIORS

With twenty years of professional experience, Noor built her impressive portfolio by implementing and delivering countless residential, hospitality and commercial developments for Emaar Properties. As a natural creative, Noor advocates the belief that the influence of articulate and beautiful interiors transform daily life. She sets the benchmark within the organization for a client responsive approach to design, resulting in a service oriented standard of success within the industry.

Noor guides clients throughout each stage of the design process, working on projects across a range of budgets, requirements and timeframes.

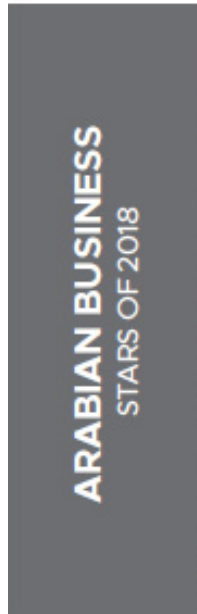
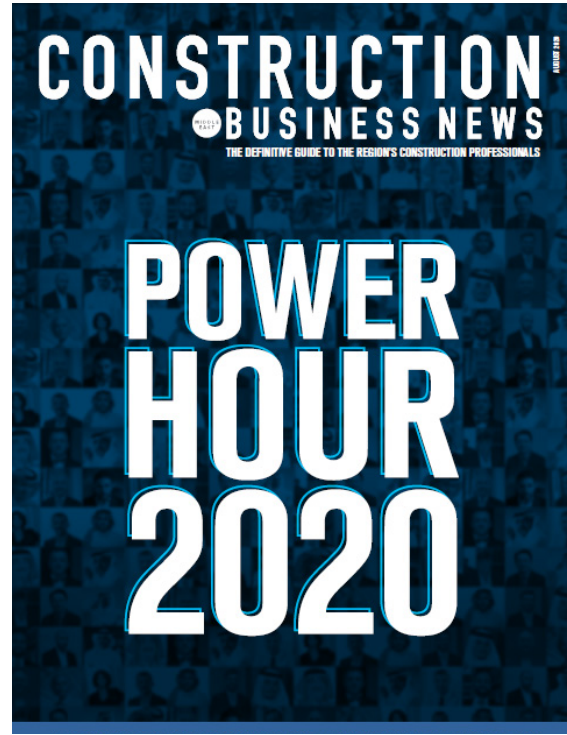


BARRY EBRAHIMY
CEO
AYANA PROPERTIES

Barry Ebrahimy is a leading strategist in revenue, marketing, and operations for major property developers in the UAE, with a career spanning internationally. An MBA graduate from the University of Ottawa, he has shaped sales, marketing, and customer service functions at top organizations worldwide.

Since moving to Dubai in 2006, Barry has held senior executive positions, including leading a successful sales team at Damac and serving as Director of Sales and Marketing at Emaar. At Al Hamra, he led multiple departments and managed personal assets of the ruling family of Ras Al Khaimah.







2024 | DESIGN MIDDLE EAST AWARDS
INTERIOR DESIGN FIRM OF THE YEAR – Opaal Interiors



2024 | PILLARS OF REAL ESTATE AWARDS
DIVERSIFIED REAL ESTATE PORTFOLIO – Ayana Holding



2023 | ENTERPRISE AGILITY AWARDS
Holding Company of the Year – Ayana Holding



2023 | ENTERPRISE AGILITY AWARDS
Design and Architecture Company of the Year – VX Studio



2023 | ENTERPRISE AGILITY AWARDS
Ingenuity in Design for Events and Entertainment – M2L Concepts



2023 | WORLD REALTY RECOGNITION
Key Contributor to the Real Estate Industry – Ayana Holding



2020 | INNOVATION IN CONSTRUCTION & FB AWARD
Supplier of the Year – Nioum General Trading



2019-20 | INTERNATIONAL PROPERTY AWARD
Public Service Interior Dubai, DIFC Services – Opaal Interiors



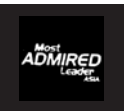
2019 | ARABIAN BUSINESS REAL ESTATE AWARD
Best Interiors Company – Opaal Interiors



2019 | ARABIAN BUSINESS REAL ESTATE AWARD
Best Diversified Holding Company – Ayana Holding



2019 | MEA MARKETS UAE EXCELLENCE AWARD
Leading Interior Design Firm – Opaal Interiors



2018-19 | MOST ADMIRLED LEADER ASIA AWARD
Hamid Kerayechian, Ayana Holding



2018 | MIDDLE EAST BEST BRAND AWARD
Real Estate Sector – VX Studio



2018 | CEO MIDDLE EAST AWARD
Young CEO of the Year Award – Hamid Kerayechian, Ayana Holding



2018 | MIDDLE EAST LIGHTING SUMMIT
Distinguished Speaker Award



2018 | MEA MARKETS UAE BUSINESS AWARD
Best High-End Realty Development Design Management -VX Studio



2018 | DESIGN MIDDLE EAST AWARD
Lifetime Achievement Award – Noor Al Muhaideb, Opaal Interiors



2018 | ARABIAN BUSINESS REAL ESTATE AWARD
Architectural Design Company of the Year – VX Studio



2018 | MEA MARKETS UAE EXCELLENCE AWARD
Leading Interior Design Firm – Opaal Interiors



2018 | MEA MARKETS EXCELLENCE AWARD
Excellence in Architecture – VX Studio



≡ MANSORY ≡
RESIDENCES

AMAAL

LUXURY LIVING. REENGINEERED.

≡ MANSORY ≡
RESIDENCES

AMAAL

A groundbreaking collaboration that brings together Amaal's expertise in real estate with MANSORY's legacy of luxury craftsmanship. Together, we are reimagining what it means to call a space home, where beauty is matched by performance, and every detail serves a purpose.

This is more than a place to live. It is the beginning of a new kind of community, where thoughtful design encourages meaningful connection, refined craftsmanship creates a sense of belonging, and every element is curated to reflect the aspirations of those who value elevated living.



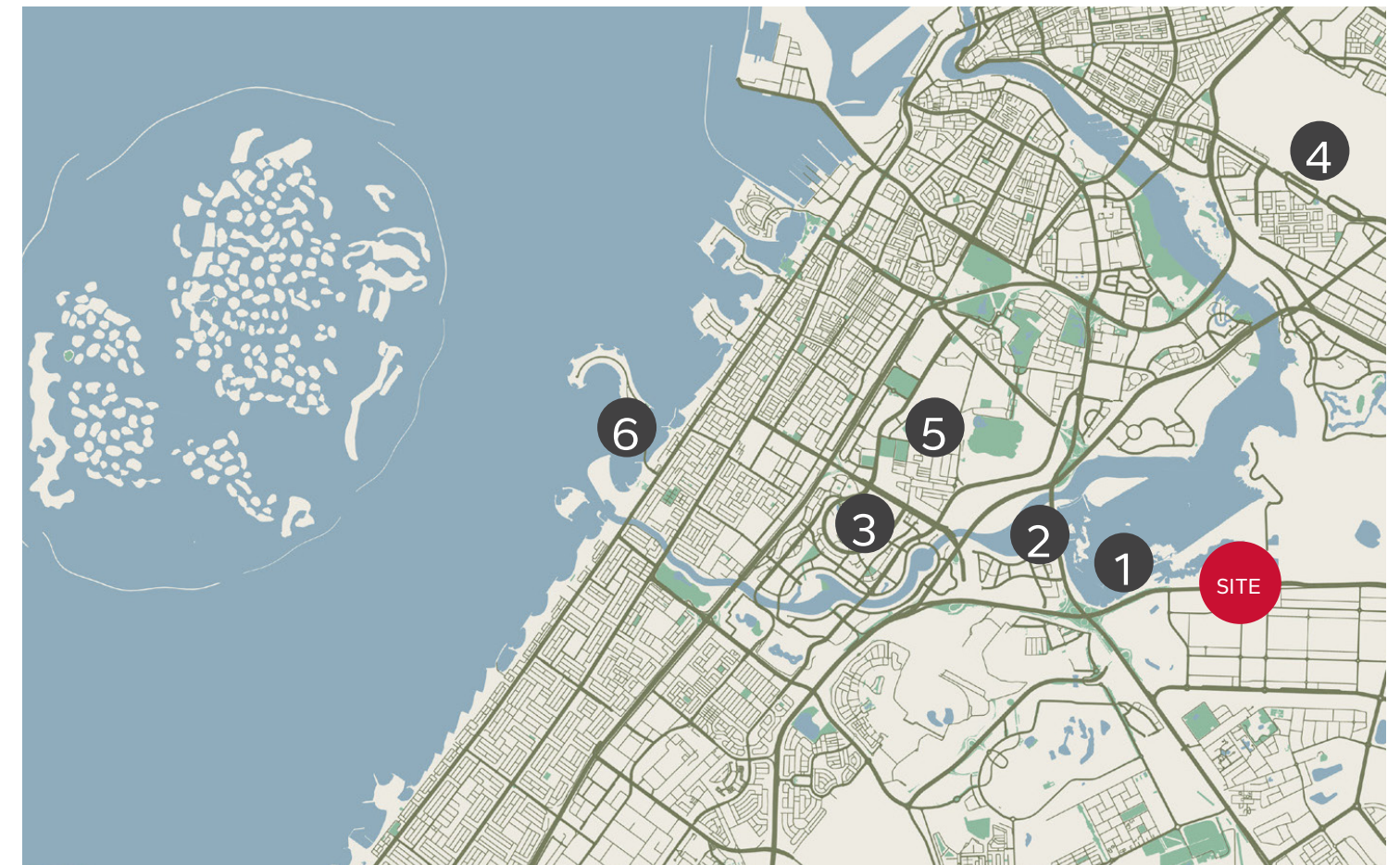
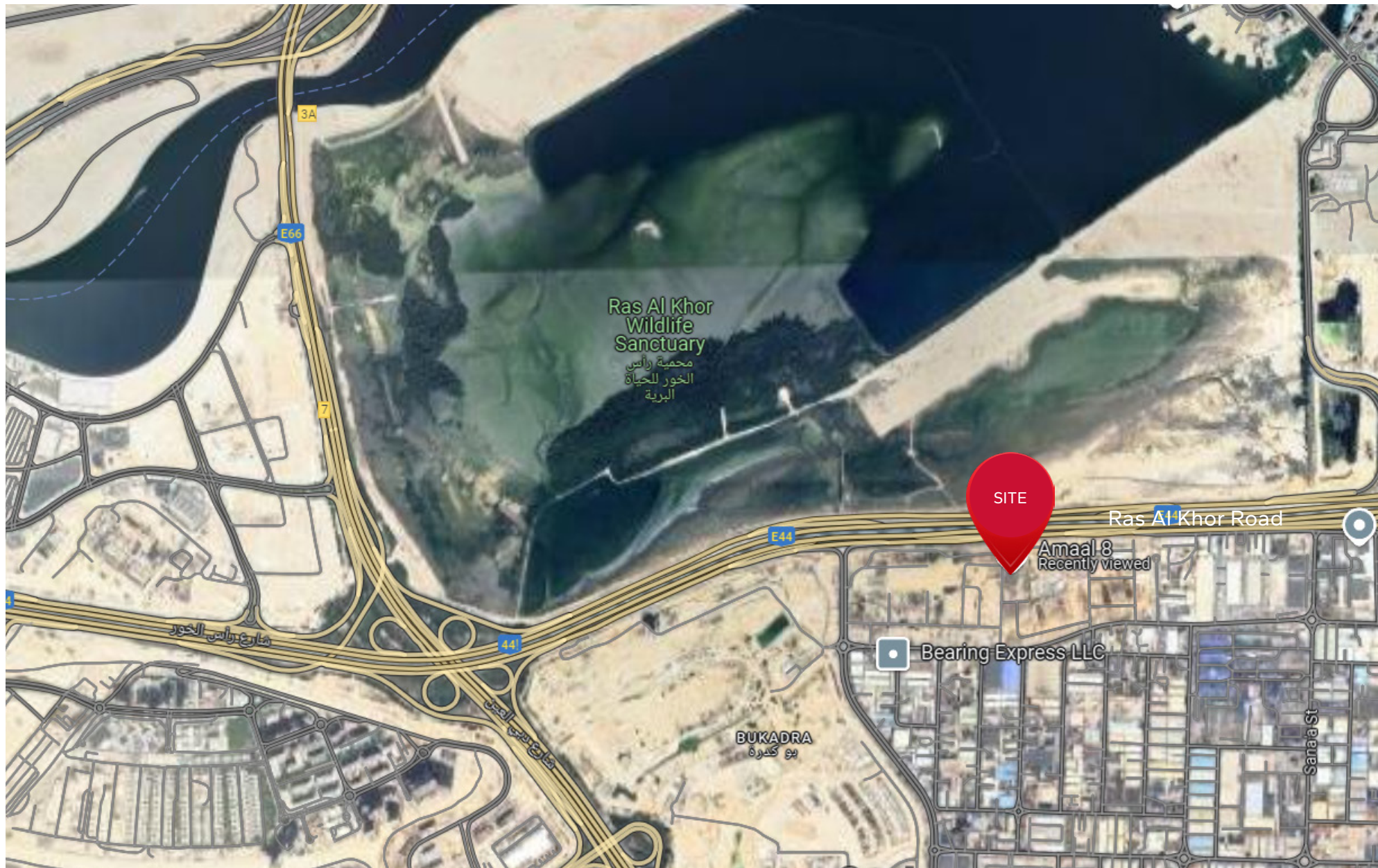
PROJECT BRIEF

PRIME LOCATION



Located within the Meydan Horizon masterplan community across from the Ras Al Khor Wildlife Sanctuary along Ras Al Khor road.

- 1 Ras Al Khor Wildlife (5 mins)
- 2 Dubai Design District (5 mins)
- 3 Downtown Dubai (10 mins)
- 4 Dubai International Airport (10 mins)
- 5 Dubai International Financial Centre (15 mins)
- 6 Jumeirah Beach (17 mins)







MEYDAN HORIZON

At the center of the community, four crystal-clear lagoons, surrounded by a 4km promenade, form a picturesque oasis.

A series of pristine beaches line the crystal lagoons, offering residents private beach access, stylish lounge and cabana areas, and an array of exciting leisure and recreational watersports.





MANSORY's design philosophy expresses the symbiosis between performance and refined craftsmanship. Rooted in the brand's legacy of supercar customisation, this philosophy brings bold forms and technical precision into the realm of luxury living. Every line, texture, and surface is curated to evoke both strength and elegance. Spaces that are not only seen, but deeply felt.

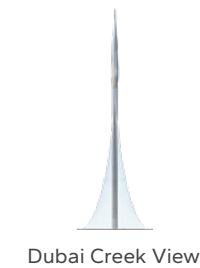
Sculpted vigor transforms the principles of aerodynamics, material mastery, and bespoke design into residences that are powerful in presence and pure in aesthetic. The result: a living experience that is as emotionally engaging as it is meticulously engineered.



GROUND LEVEL

AMENITIES

- 1 Premium Arrival / Drop-Off
- 2 South Tower Lobby Lounge
- 3 North Tower Lobby Lounge
- 4 Retail Promenade
- 5 Prayer Room





Crystal Lagoon View



Downtown
Dubai View



Ras Al Khor Wildlife
Sanctuary
view



N



Dubai Creek View



Golf Course
View

LEVEL 1

AMENITIES FLOOR

- 1 Padel Court
- 2 Outdoor Gym
- 3 Indoor Gym with Yoga Studio
- 4 Male Spa (Massage, Steam and Sauna)
- 5 Female Spa (Massage, Steam and Sauna)
- 6 Outdoor Spa
- 7 Infinity Pool
- 8 Kids Pool
- 9 Outdoor Play Area
- 10 Kids Play Area
- 11 Mini Golf
- 12 Indoor Cinema
- 13 Racing Simulation Pavilion
- 14 Golf Simulation Pavilion
- 15 Lobby Lounge
- 16 Outdoor Dining
- 17 Restaurant and Bar
- 18 VIP Outdoor Seating
- 19 Residential Lounge
- 20 Outdoor Multi-purpose Area
- 21 Outdoor Shower
- 22 Ladies Changing Room
- 23 Gents Changing Room
- 24 Sun Loungers



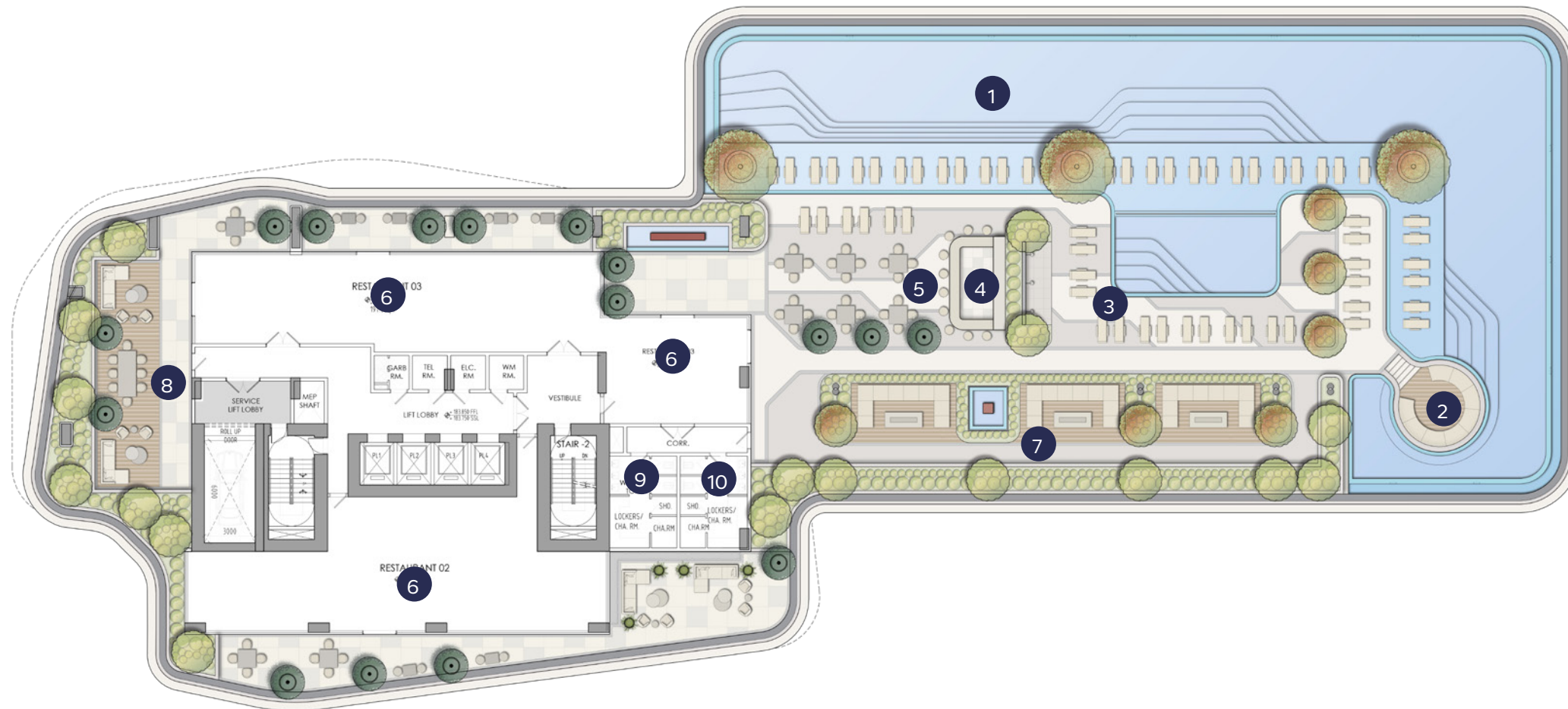
Crystal Lagoon View



Downtown
Dubai View

LEVEL 41

AMENITIES FLOOR



Ras Al Khor Wildlife
Sanctuary
view



N

- 1 Infinity Pool
- 2 Sunken Pool Seating
- 3 Sun Loungers
- 4 Pool Bar
- 5 Outdoor Dining
- 6 Restaurants
- 7 Outdoor Seating
- 8 Outdoor Terrace
- 9 Female Lockers and Washrooms
- 10 Male Lockers and Washrooms



Golf Course
View



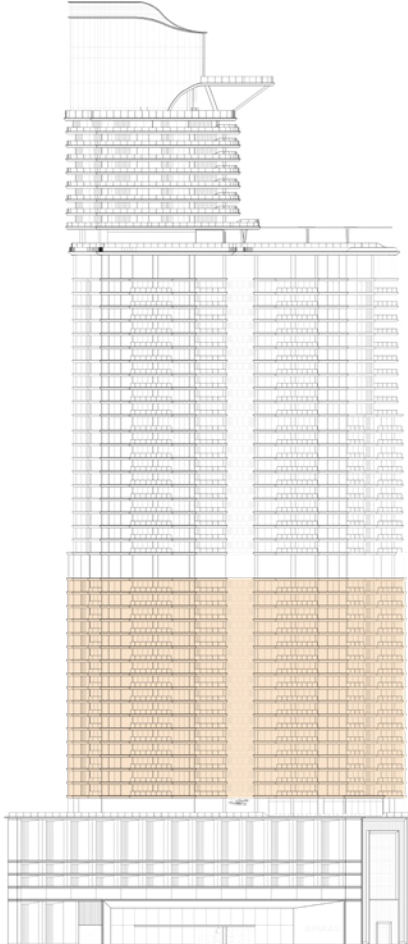
Dubai Creek View



Ras Al Khor Wildlife Sanctuary

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Dubai Creek



TIER 1
RESIDENCE

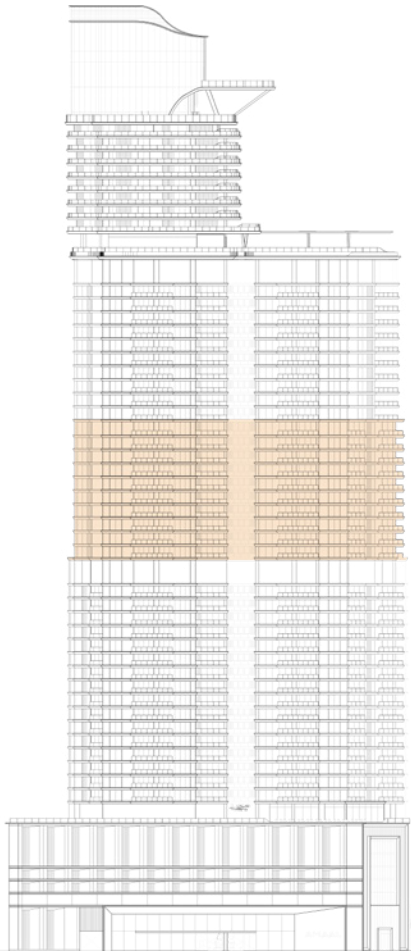
- 1 Bedroom
675 sqft - 948 sqft
- 2 Bedroom
1,222 sqft - 1,758 sqft
- 3 Bedroom
2,053 sqft



Ras Al Khor Wildlife Sanctuary

→N

Dubai Creek



TIER 2
RESIDENCE

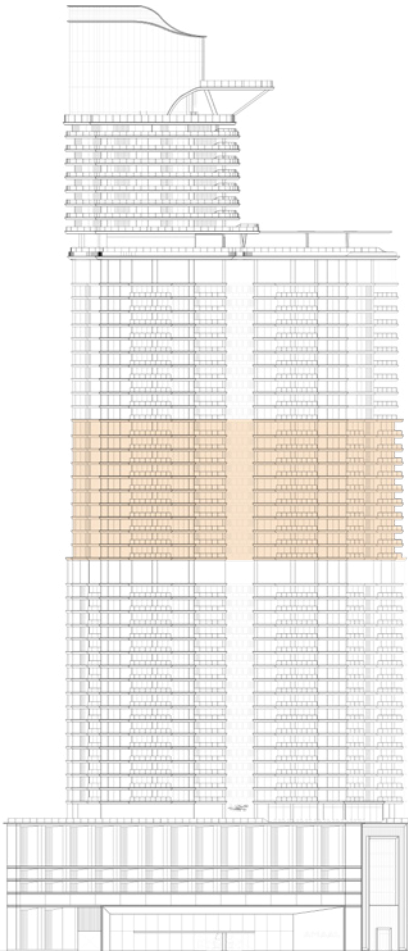
- 1 Bedroom
765 sqft - 948 sqft
- 2 Bedroom
1,222 sqft - 1,852 sqft
- 3 Bedroom
1,969 sqft - 2,009 sqft



Ras Al Khor Wildlife Sanctuary

→N

Dubai Creek



TIER 2
RESIDENCE

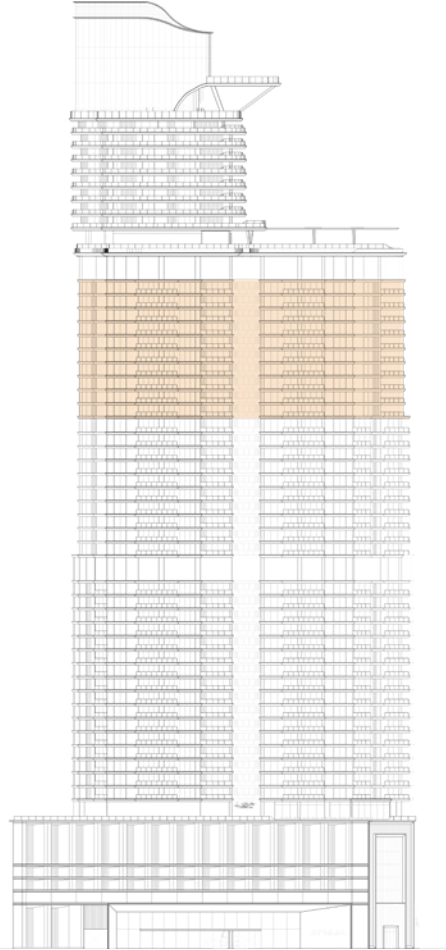
- 1 Bedroom
765 sqft - 948 sqft
- 2 Bedroom
1,222 sqft - 1,852 sqft
- 3 Bedroom
1,969 sqft - 2,009 sqft
- 4 Bedroom Duplex
3,561 sqft



Ras Al Khor Wildlife Sanctuary

→N

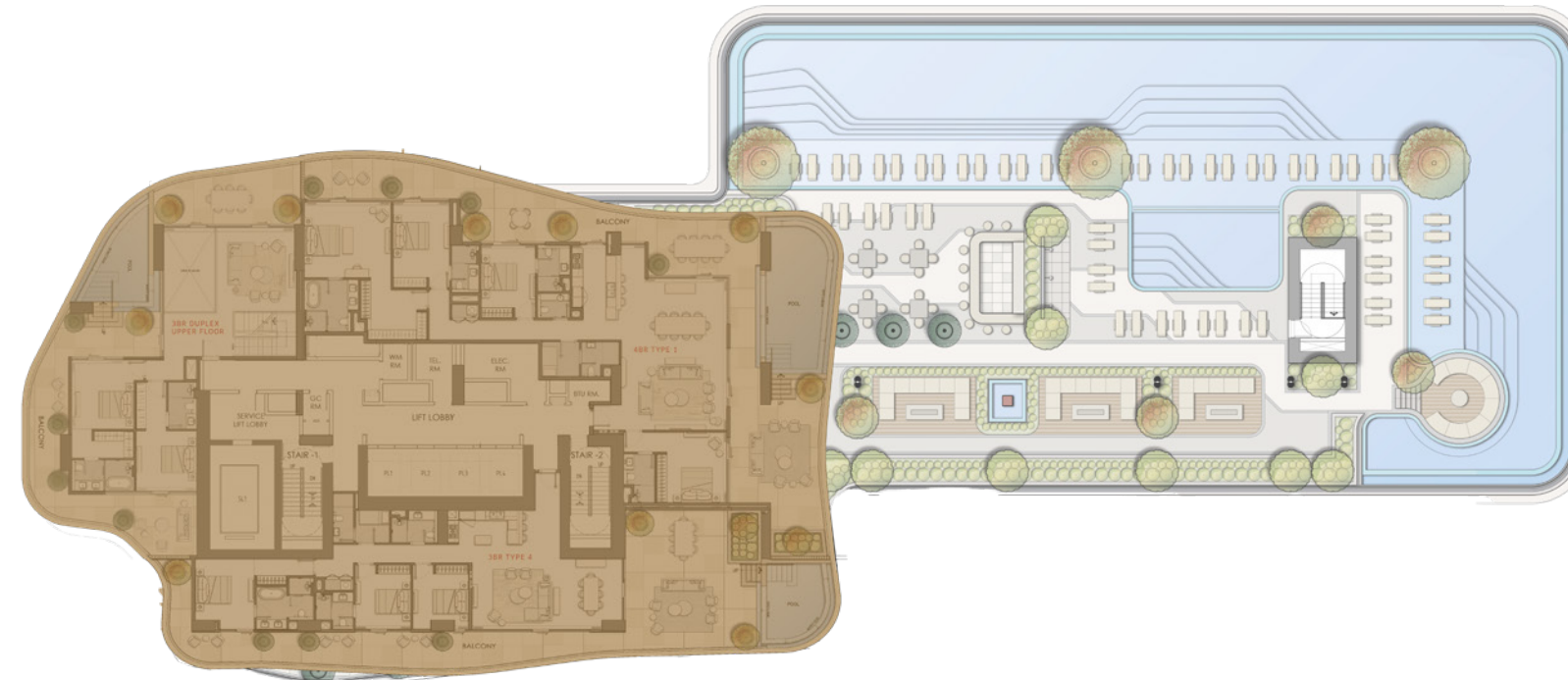
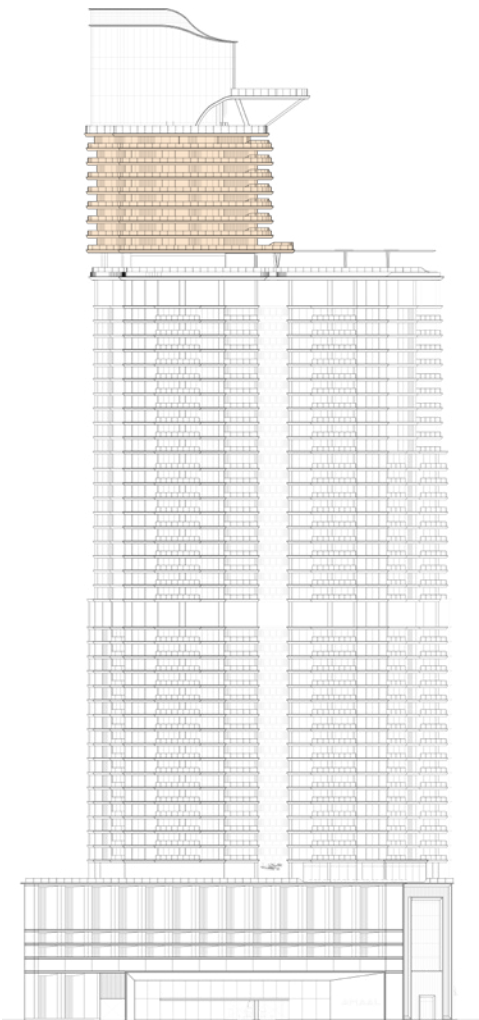
Dubai Creek



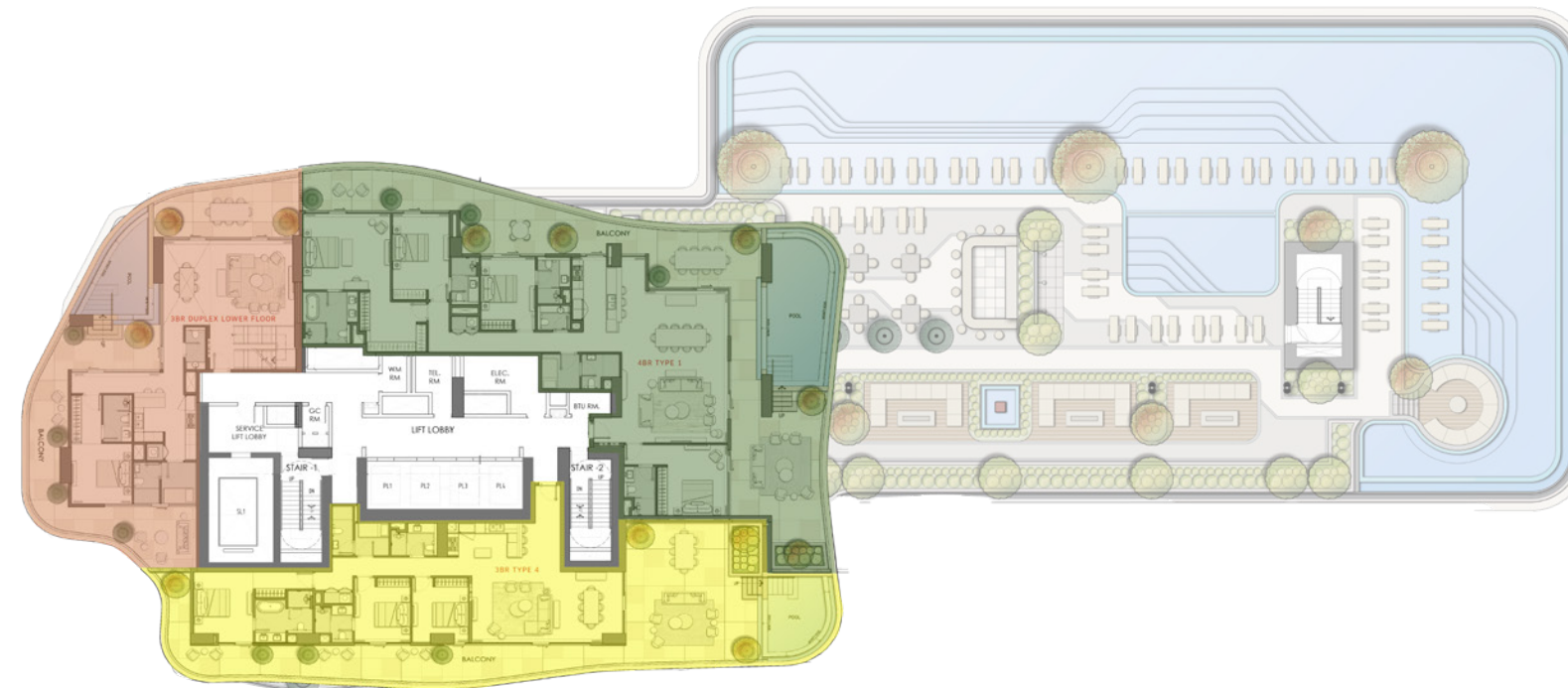
TIER 3
RESIDENCE

- 1 Bedroom
765 sqft - 948 sqft
- 2 Bedroom
1,222 sqft - 1,757 sqft
- 3 Bedroom
2,986 sqft

Level 29 to 38



Level 46 to 49



Level 42 to 45

Ras Al Khor Wildlife Sanctuary

→N

Dubai Creek

TIER 4 INFINITY COLLECTION

Level 42 to 49

- 2 Bedroom Residences
2,633 sqft - 2,576 sqft
- 3 Bedroom Residences
3,684 sqft - 3,814 sqft
- 4 Bedroom Residences
4,482 sqft - 5,343 sqft
- 5 Bedroom Full-floor Residences
11,481 sqft

115

One Bedroom
Residences

864 TO 921 FT²

80

Two Bedroom
Residences

1,248 TO 1,852 FT²

46

Three Bedroom
Residences

2,009 TO 2,986 FT²

4

Four Bedroom
Duplex

3,561 FT²

4

Infinity Collection
Two Bedroom Residences

2,633 FT² TO 2,576 FT²

4

Infinity Collection
Three Bedroom Residences

3,684 TO 3,814 FT²

4

Infinity Collection
Four Bedroom Residences

4,482 TO 5,343 FT²

4

Infinity Full-Floor
Five Bedroom Residences

11,481 FT²











177
One Bedroom
Residences

675 TO 948 FT²

73
Two Bedroom
Residences

1,222 TO 1,758 FT²

9
Three Bedroom
Residences

414 FT²









EXTERIOR



























THANK YOU