



**BAY RESIDENCES**  
CENTRAL I





Adventure  
*Awaits*

Live in the  
.moment



Hayat  
island





RAS AL KHAIMAH

# A rising *star*

PROSPEROUS AND AMBITIOUS, RAS AL KHAIMAH  
IS EXPERIENCING NEW ENERGY

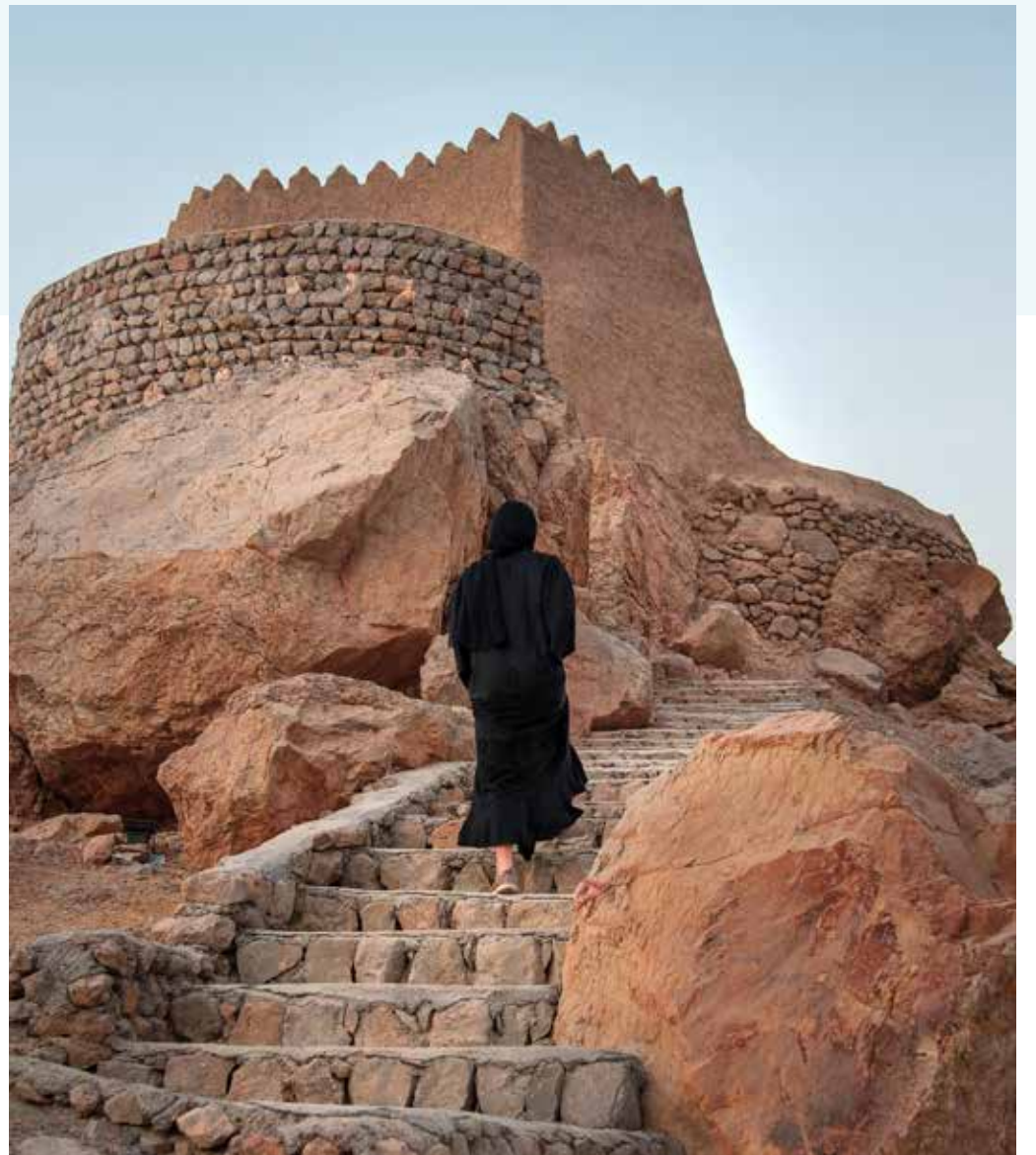
Ras Al Khaimah (RAK) is the northernmost of the seven Emirates that make up the United Arab Emirates. It is known for its rich history, dating back 7,000 years, and diverse landscape, from 64km of pristine beaches, to terracotta deserts and an imposing mountain backdrop.

## Enchanting *Beauty*

The Emirate is home to the highest peak in the UAE, Jebel Jais, which features the world's longest zip line, at almost 3km.



Ras Al Khaimah is also 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*

1. THE BEACH FRONT
2. THE LAGOON WALK
3. THE HARBOUR
4. GRANADA
5. MALIBU
6. BERMUDA
7. MARBELLA

8. FLAMINGO VILLAS
9. ECO LODGE
10. GATEWAY RESIDENCES
11. ANANTARA RESORT & SPA
12. INTERCONTINENTAL HOTEL:  
RESORT & SPA
13. GATEWAY II RESIDENCES







HAYAT ISLAND

# *Masterplan*

1. MARBELLA RESIDENCE CLUB & POOL

2. MARBELLA VILLAS

3. NEIGHBOURHOOD PARK

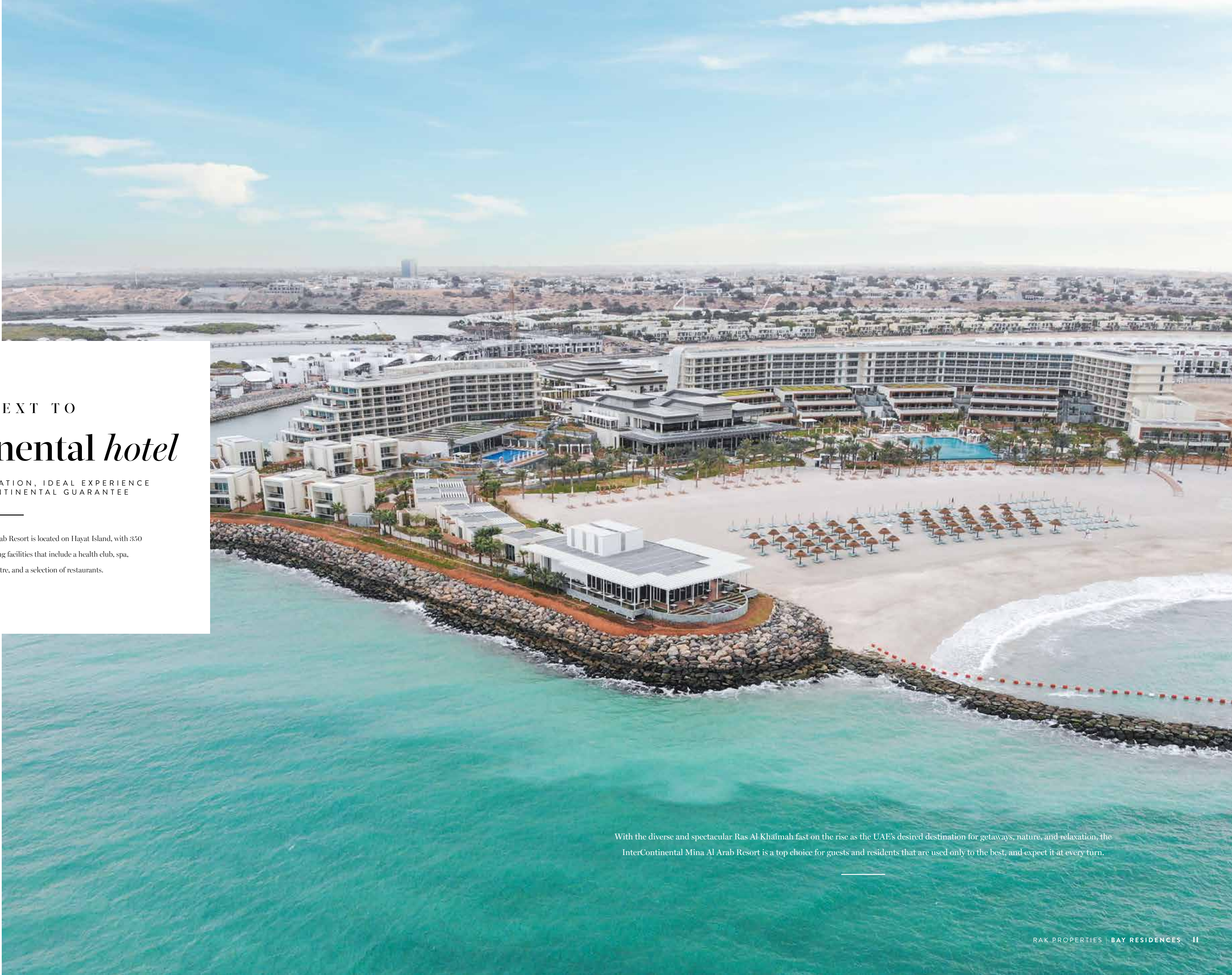
4. INTERCONTINENTAL HOTEL RESORT & SPA

5. BAY RESIDENCES

6. GATEWAY II RESIDENCES

7. LIFESTYLE HOTEL





LIVE NEXT TO

# InterContinental *hotel*

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

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The prestigious InterContinental Mina Al Arab Resort is located on Hayat Island, with 350 guest rooms and suites, as well as dazzling facilities that include a health club, spa, two swimming pools, fitness centre, and a selection of restaurants.

With the diverse and spectacular Ras Al Khaimah fast on the rise as the UAE's desired destination for getaways, nature, and relaxation, the InterContinental Mina Al Arab Resort is a top choice for guests and residents that are used only to the best, and expect it at every turn.



BAY RESIDENCES

## Idyllic *Location*



THE BAY RESIDENCES IS DESIGNED TO EXEMPLIFY  
AND ACCENTUATE THE IDYLIC NATURAL  
ENVIRONMENT OF RAS AL KHAIMAH

Swim in the turquoise waters of the Arabian Gulf while gazing upon the majestic views in the background. Soak in the sun on enchanting beaches, and feel the pearly white sand on your toes. In this natural paradise, with dolphins and flamingos, secluded coves, pearly white sand beaches, nature trails, the Bay Residences offers a unique combination of the best of luxury living situated within pure nature, with the ultimate in both recreation and relaxation.





# Ocean Views *forever*

## SUBLIME SURROUNDINGS

The Bay Residences is on the prestigious Hayat Island of the Mina Al Arab, with the best-in-class amenities the region has to offer, superb beach views, and the breathtaking expanse of the Arabian Gulf.







## A PEARL OF BEAUTY

As all development on Hayat Island, the Bay Residences is both ultra-modern and in sync with its natural surroundings.

The highlight of the Bay Residences, its position on Hayat Island and the Arabian Gulf, are the terraces, which provide the possibility to fully take in the stunning beauty of the ocean, the beaches and to enjoy a life where contemplating the vast and immense horizon is an amazing daily experience.

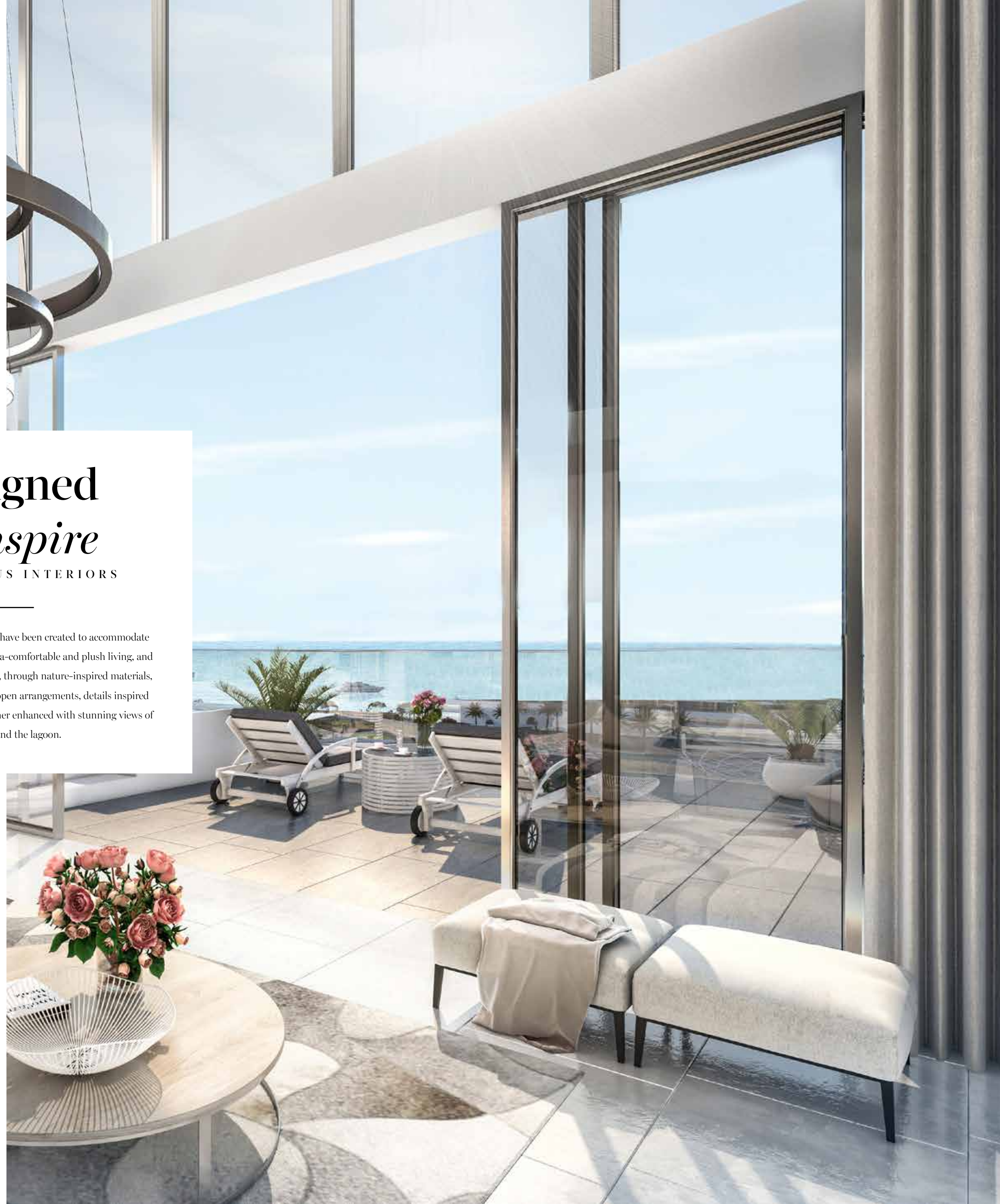


Its organic design exemplifies both the latest architectural trends and the island's form, expressing the fluidity of the ocean, the sway of the winds, mimicking the color of Ras Al Khaimah's pearly beaches.



The masterful interplay of the specifics of the landscape, the culture, the surrounding architecture, art and ecology translates into a unique design and living experience.





## Designed to Inspire

HARMONIOUS INTERIORS

The Bay Residence apartments have been created to accommodate all the necessities needed for ultra-comfortable and plush living, and to render them truly exceptional, through nature-inspired materials, smooth surfaces, clear spaces, open arrangements, details inspired by culture and tradition, all further enhanced with stunning views of the ocean and the lagoon.

## In the Centre of it all

FEEL THE BUZZ

The Bay Residences is conveniently close to Hayat Island's fascinating public areas and amenities, which include the wide array of dining, retail and entertainment possibilities, promenades, walkways, boardwalks, parks, playgrounds and events spaces. It is adjacent to the prestigious InterContinental Mina Al Arab resort, a center for all that is happening.



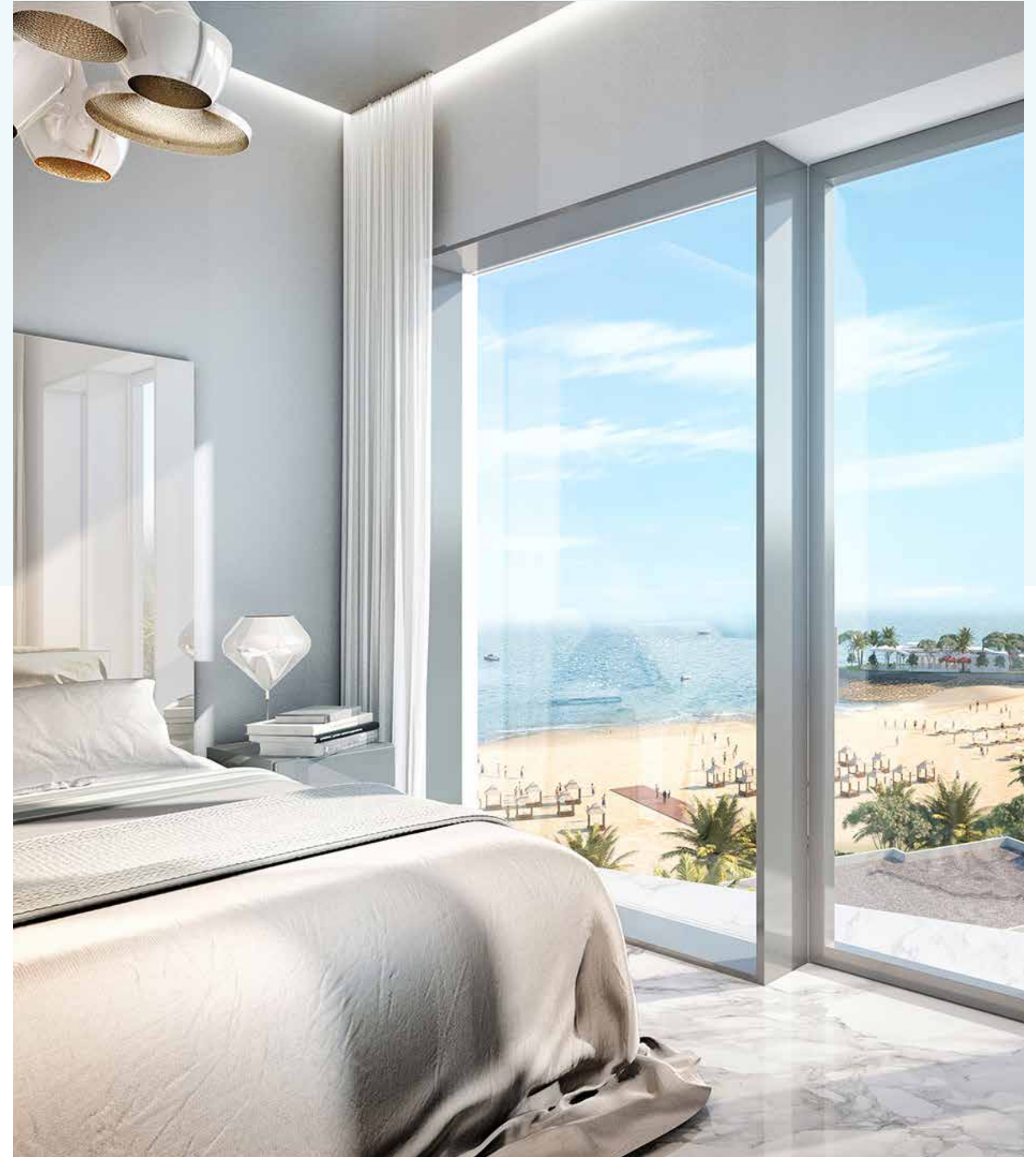
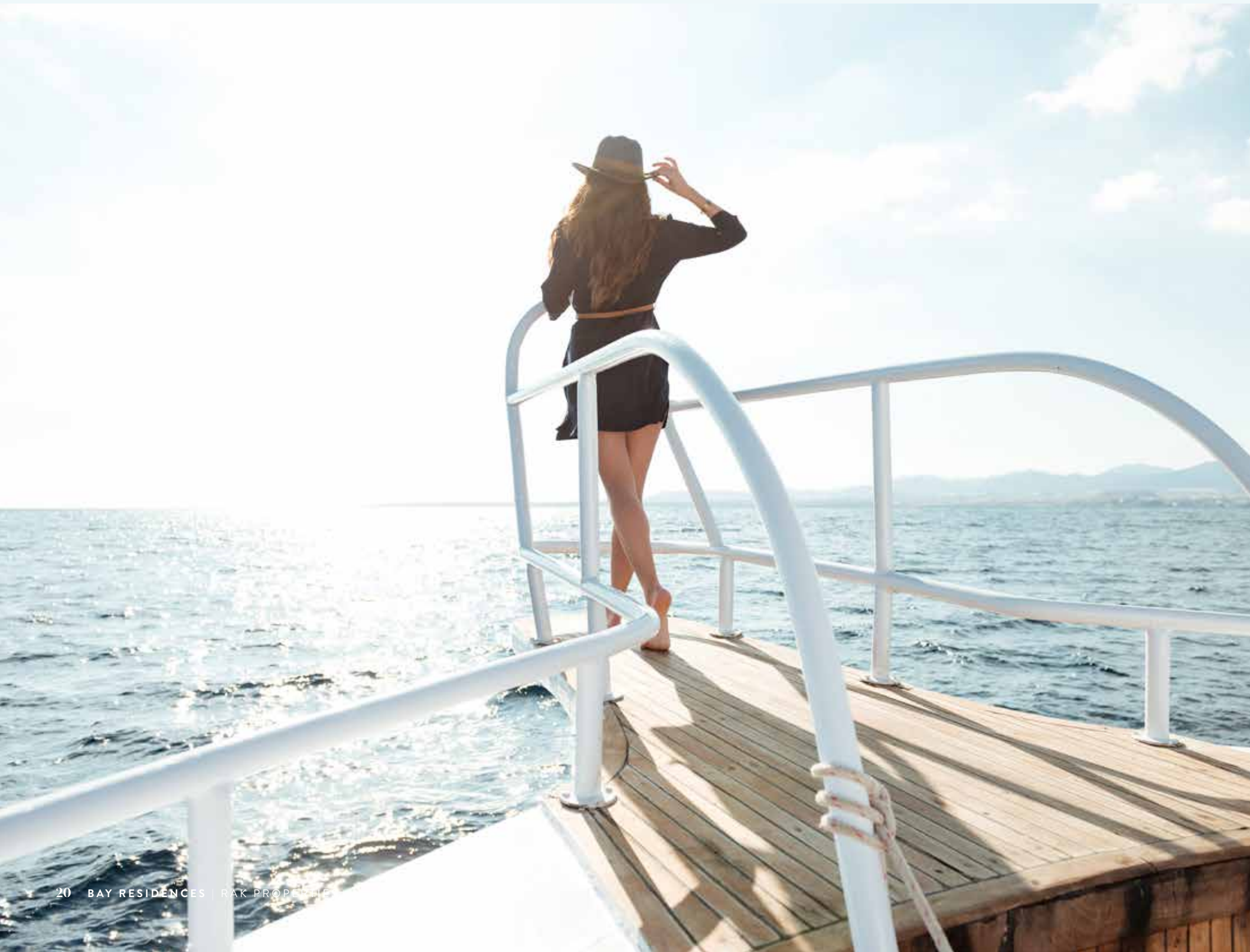


AMENITIES

# Infinite Wonder

AMENITIES OF THE BAY RESIDENCES PROVIDE ALL THE ESSENTIALS OF A LUXURY EXPERIENCE

We've got you covered with a world-class gym, a shaded kids' pool and dazzling sunbathing deck. Yet we've also thought about those super luxurious moments, such as viewing the ocean from the tranquility of an infinity pool.



The Bay Residences also provides unique, organic spaces, such as an aromatic garden, with colorful and aromatic trees, an open lawn, and a residential garden to connect and share.



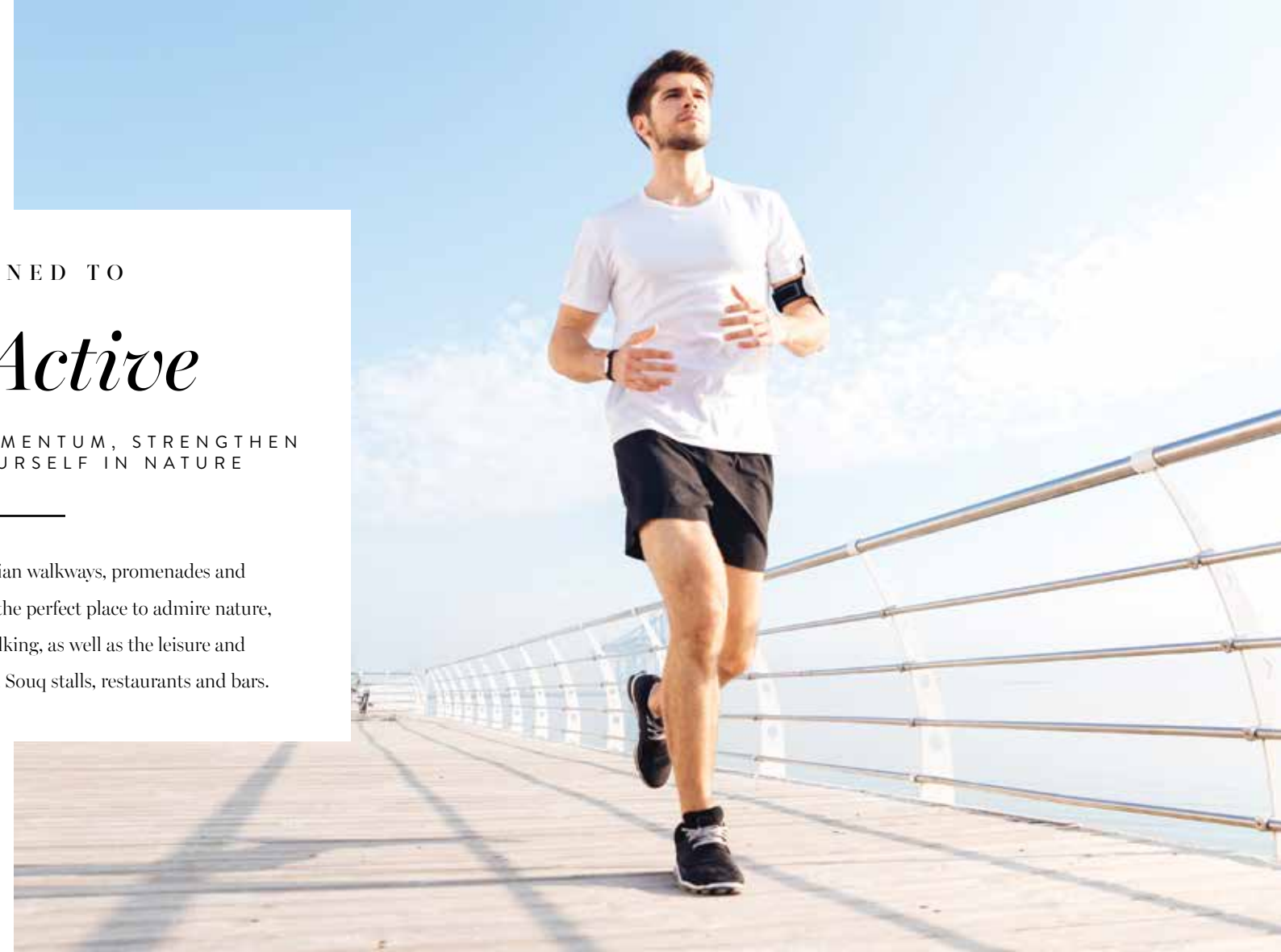


DESIGNED TO

## Get Active

GAIN POWERFUL MOMENTUM, STRENGTHEN  
AND REVIVE YOURSELF IN NATURE

With a multitude of pedestrian walkways, promenades and boardwalks, Bay Residence is the perfect place to admire nature, discover the pleasure of walking, as well as the leisure and excitement of strolling through Souq stalls, restaurants and bars.



*“The best of  
luxury living  
with the ultimate  
in both recreation  
and relaxation.”*

RAK PROPERTIES

The Bay Residences has everything you need for a perfect life – dazzling alabaster beaches, infinite ocean views, amenities to nourish and strengthen body and soul, and features that pamper and indulge to the maximum.



## CYCLING PATHS, WALKWAYS RUNNING TRACKS

Two pedestrian running tracks, one public and one semi-private, loop around the island, to promote an active and healthy lifestyle.



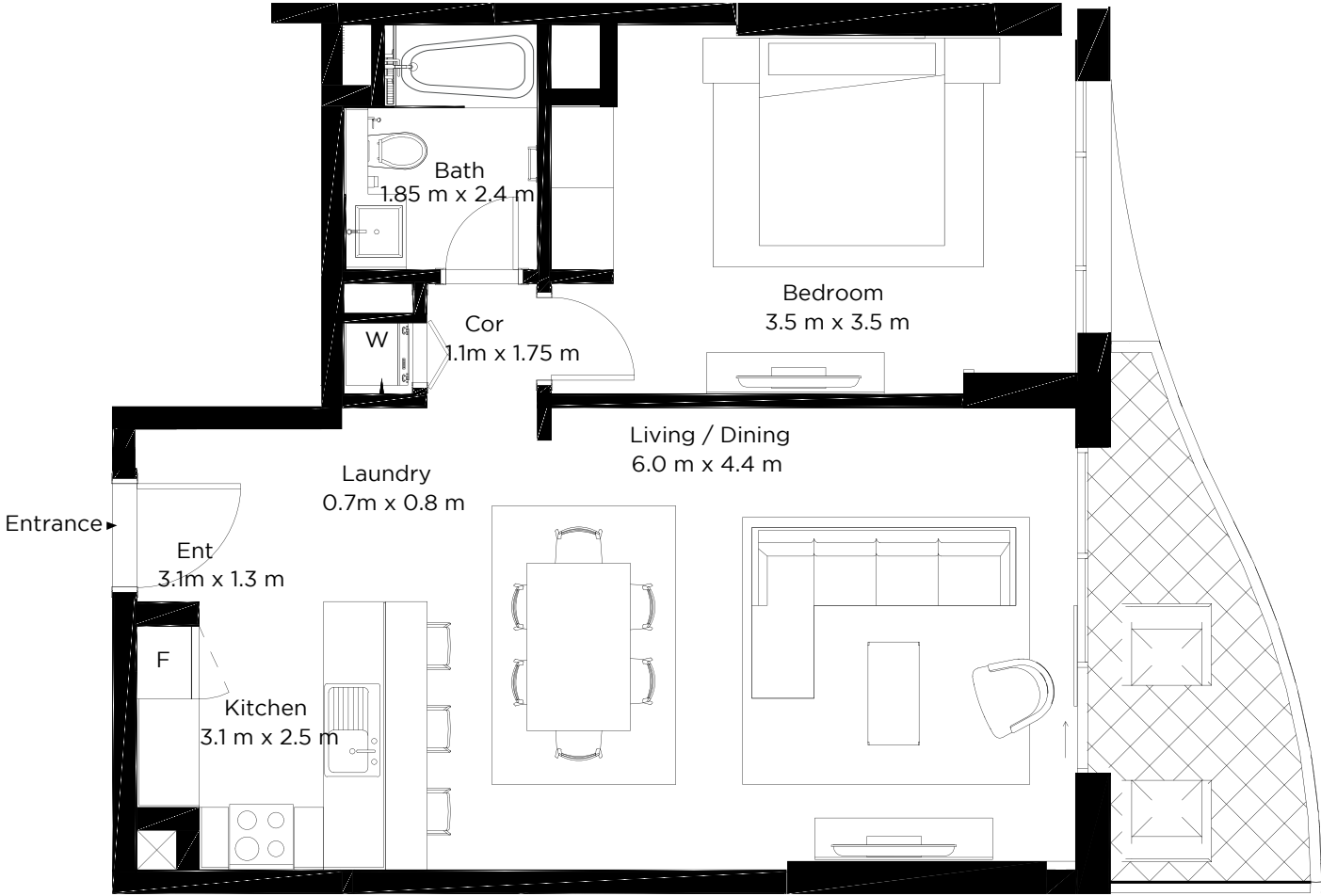


**B**  
**BAY RESIDENCES**  
FLOOR PLANS

**1**  
BEDROOM APARTMENT

**TYPE 1**

	Sq.f	Sq.mt
Unit Area	721.188	67
Balcony Area	96.876	9
Total Area	818.064	76



Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony areas for each type differ.

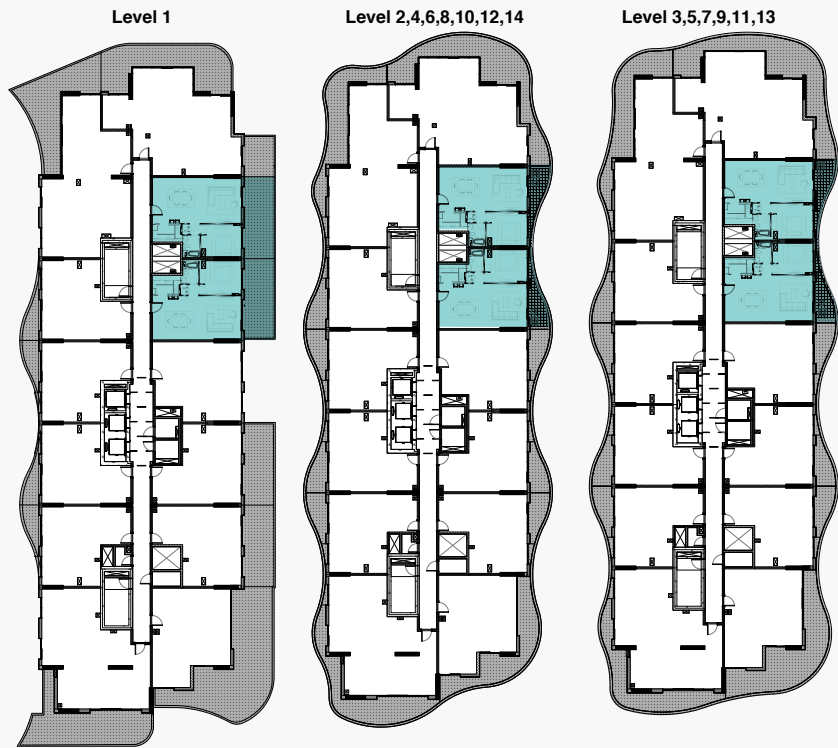
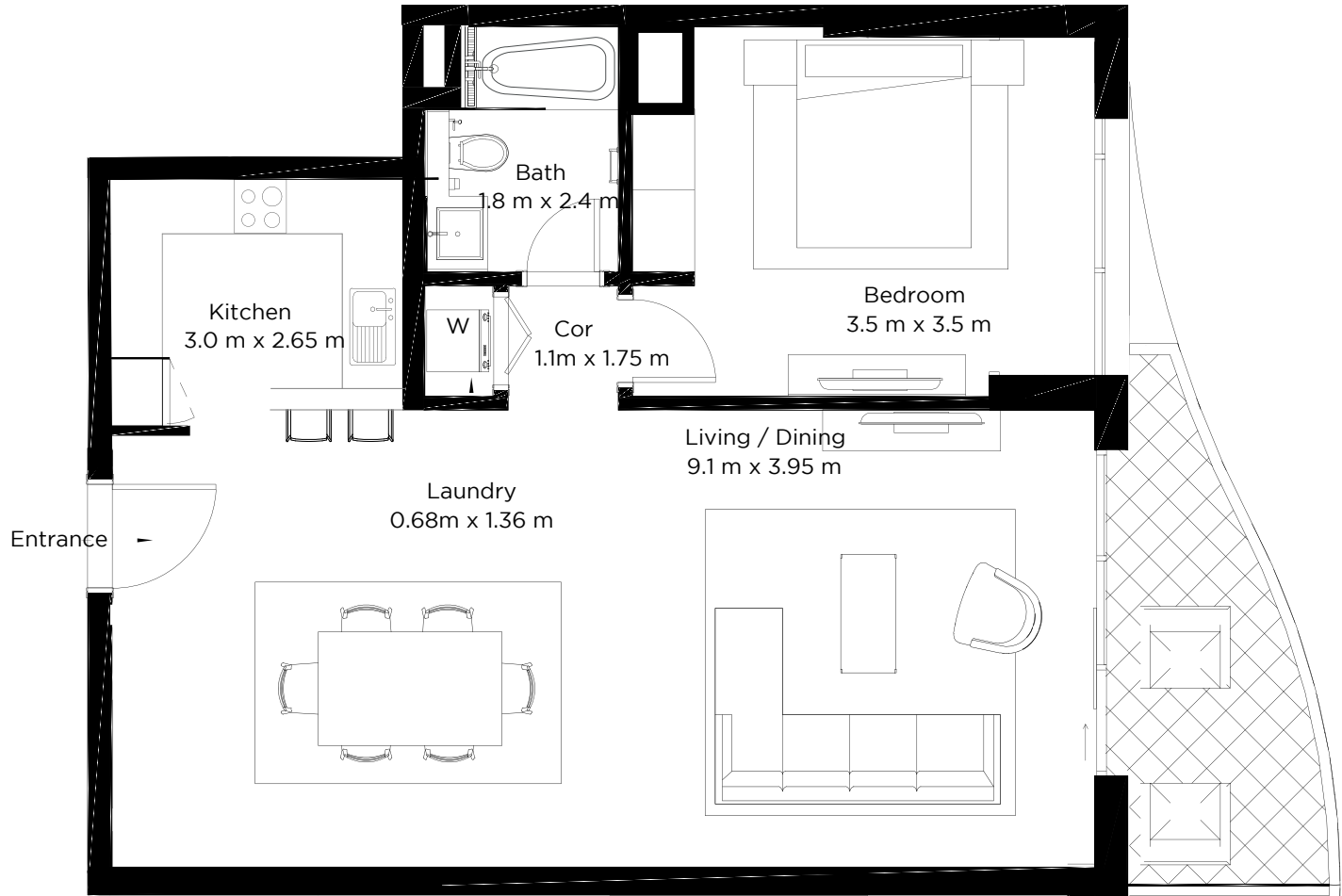


# 1

BEDROOM APARTMENT

## TYPE 1.2

	Sq.f	Sq.mt
Unit Area	796.536	74
Balcony Area	96.876	9
Total Area	893.412	83



Units | 105,106,205,206,305,306,405,406,505,506,605,606,705,706,805,806,905,906,1005,1006,1105,1106,1205,1206,1304,1404

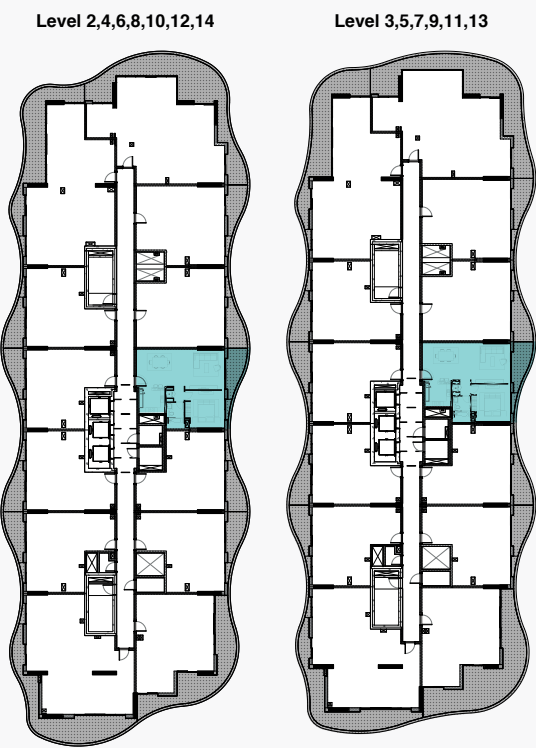
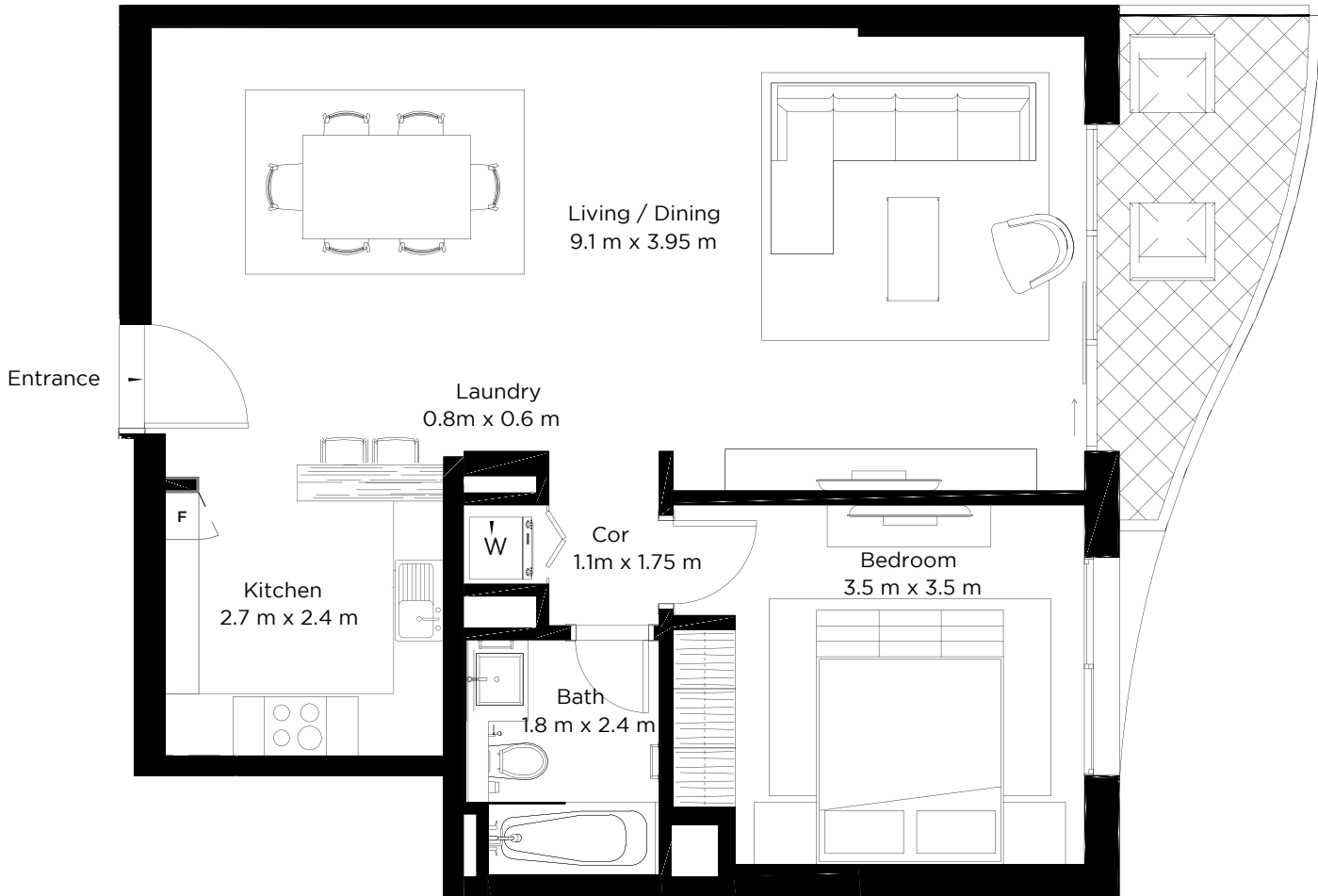
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# 1

BEDROOM APARTMENT

## TYPE 1.3

	Sq.f	Sq.mt
Unit Area	785.772	73
Balcony Area	96.876	9
Total Area	882.648	82



Units | 207,307,407,507,607,707,807,907,1007,1107,1207,1305,1405

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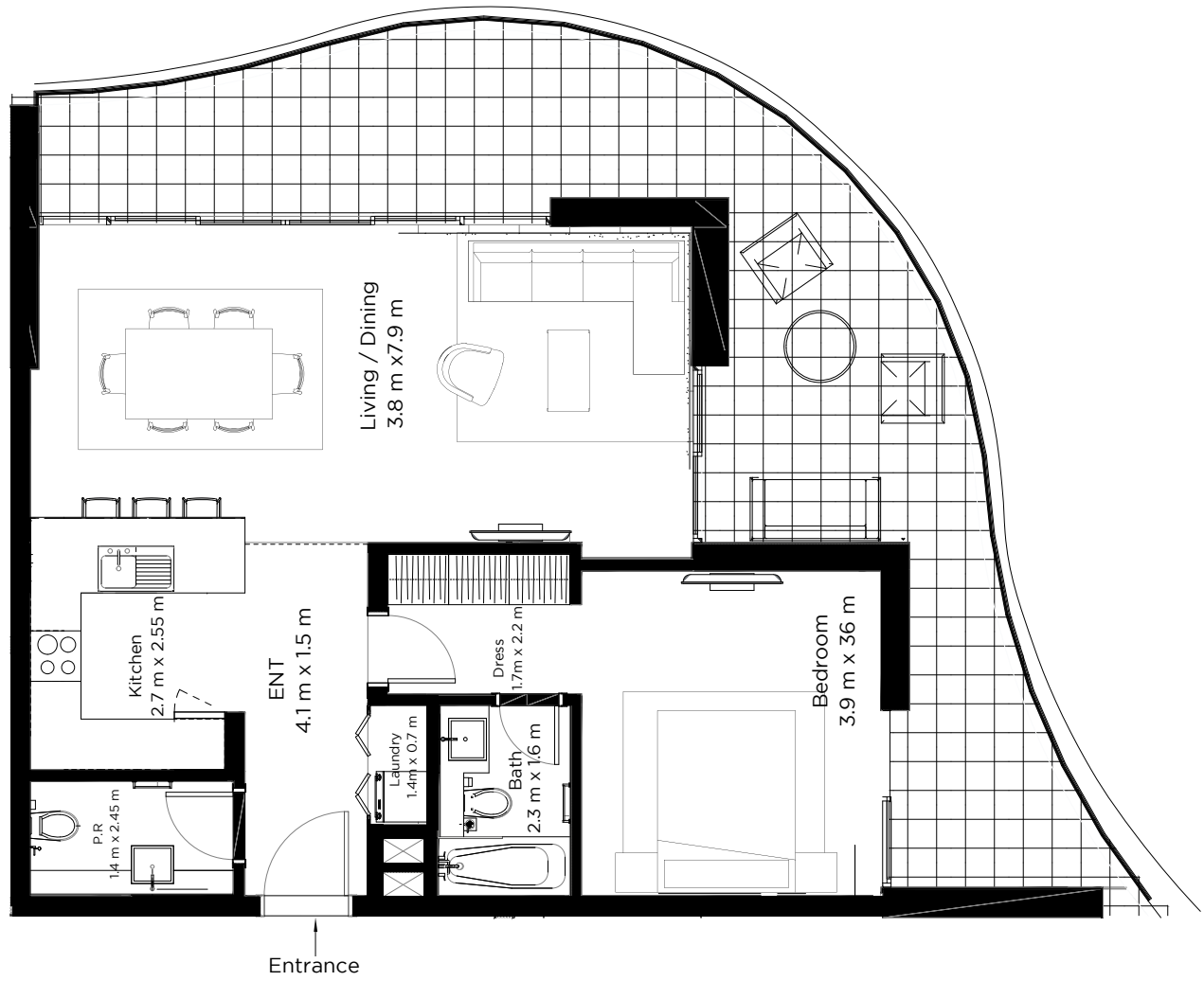


# 1

## BEDROOM APARTMENT

### TYPE 6

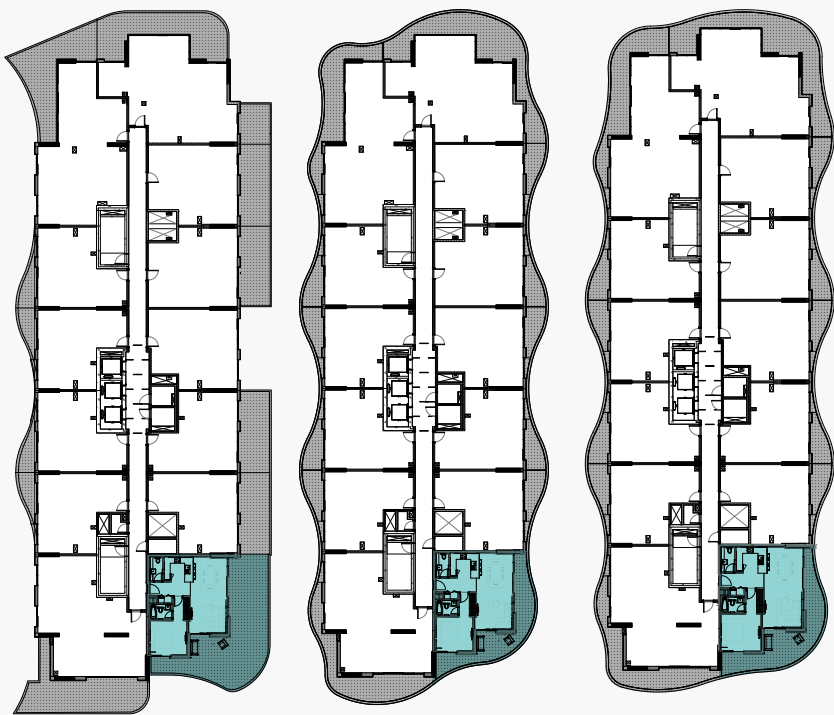
	Sq.f	Sq.mt
Unit Area	828.828	77
Balcony Area	355.212	33
Total Area	1184.04	110



Level 1

Level 2,4,6,8,10,12,14

Level 3,5,7,9,11,13



Units | 109,210,310,410,510,610,710,810,910,1010,1110,1210,1308,1408

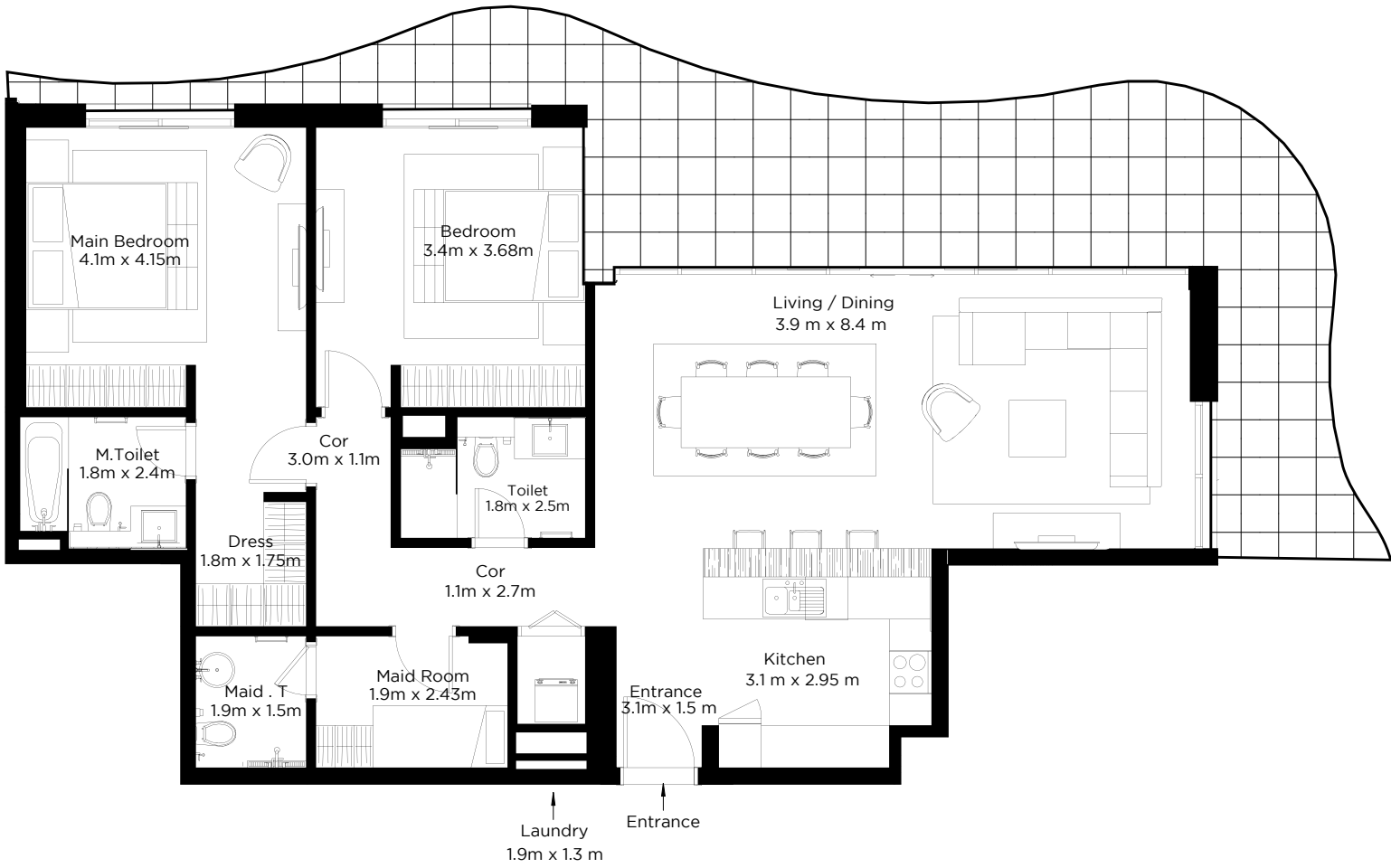
Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony areas for each type differ.

# 2

## BEDROOM APARTMENT

### TYPE 1

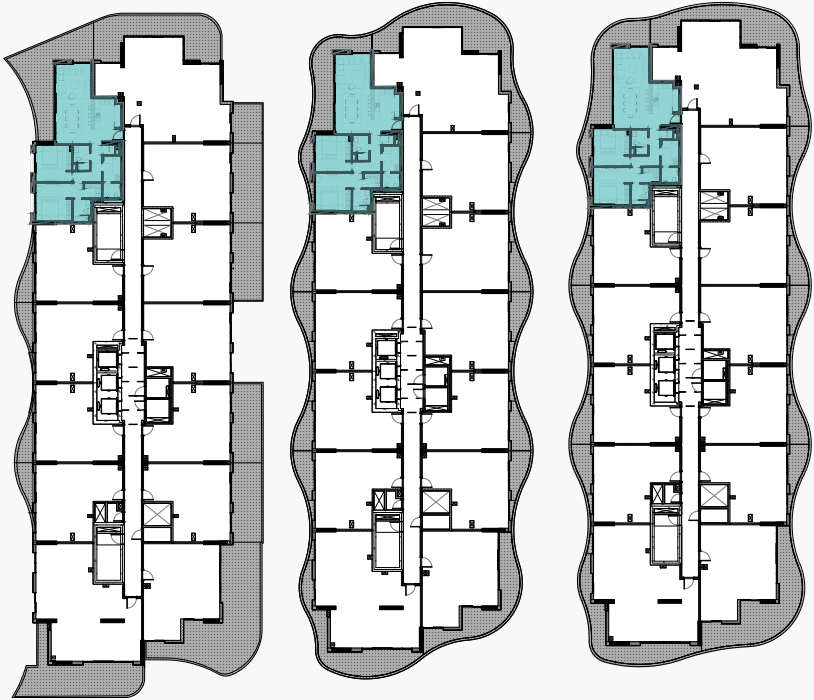
	Sq.f	Sq.mt
Unit Area	1313.208	122
Balcony Area	355.212	33
Total Area	1668.42	155



Level 1

Level 2,4,6,8,10,12

Level 3,5,7,9,11



Units | 103, 203, 303, 403, 503, 603, 703, 803, 903, 1003, 1103, 1203

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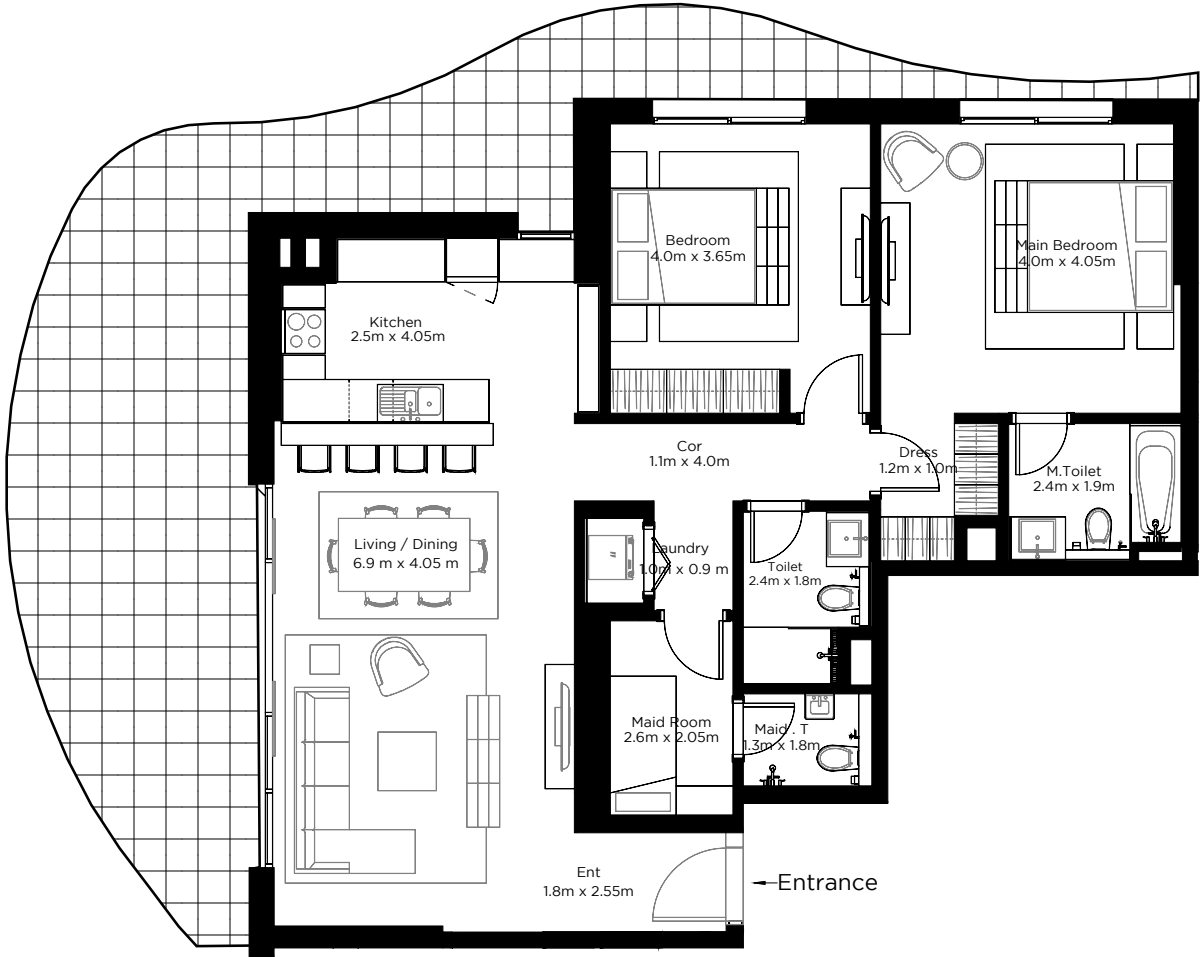


# 2

BEDROOM APARTMENT

## TYPE 2

	Sq.f	Sq.mt
Unit Area	1227.096	114
Balcony Area	387.504	36
Total Area	1614.6	150

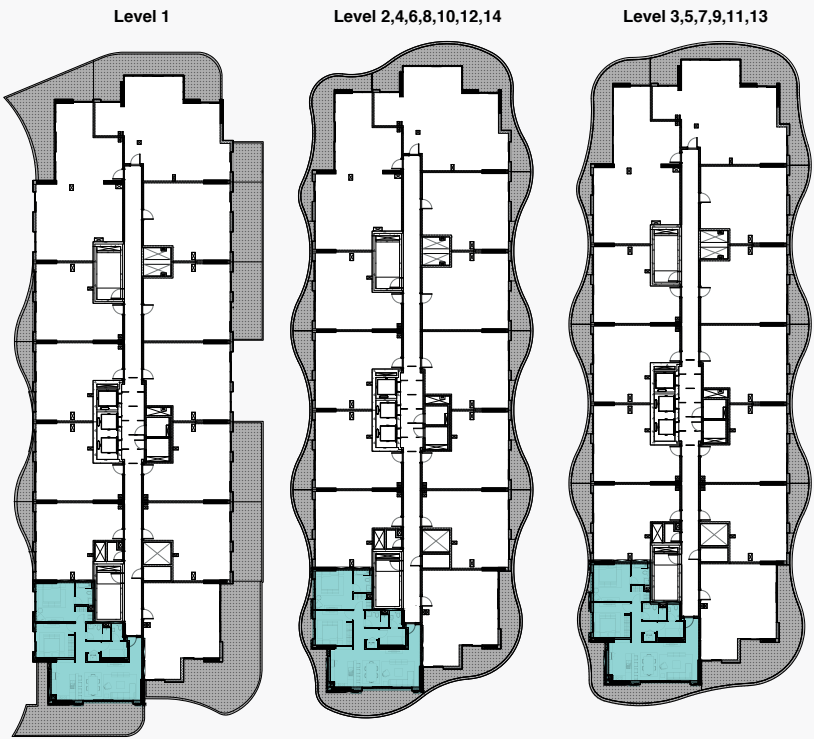
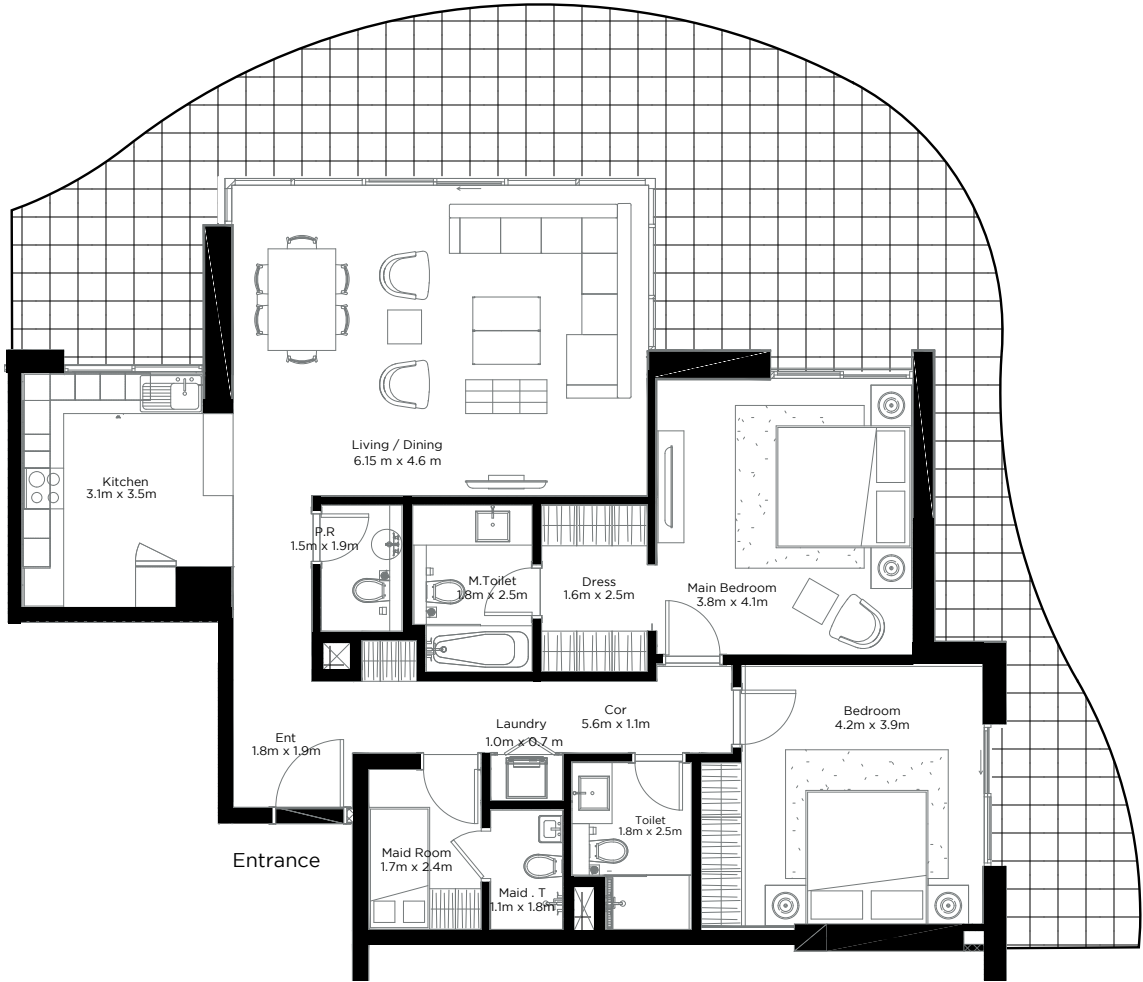


# 2

BEDROOM APARTMENT

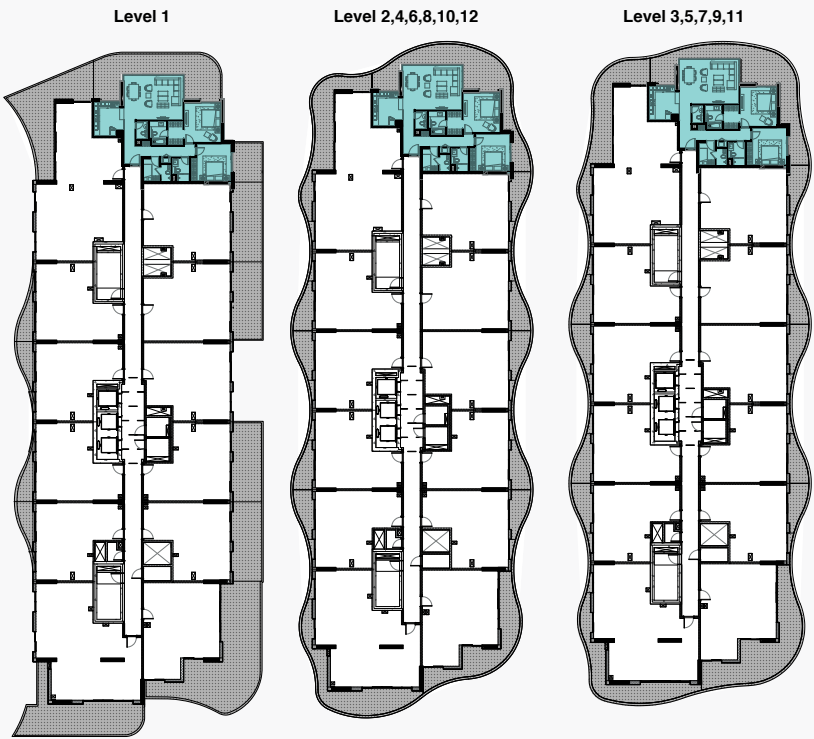
## TYPE 5

	Sq.f	Sq.mt
Unit Area	1270.152	118
Balcony Area	592.02	55
Total Area	1862.172	173



Units | 110, 211, 311, 411, 511, 611, 711, 811, 911, 1011, 1111, 1211, 1309, 1409

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony areas for each type differ.



Units | 104, 204, 304, 404, 504, 604, 704, 804, 904, 1004, 1104, 1204

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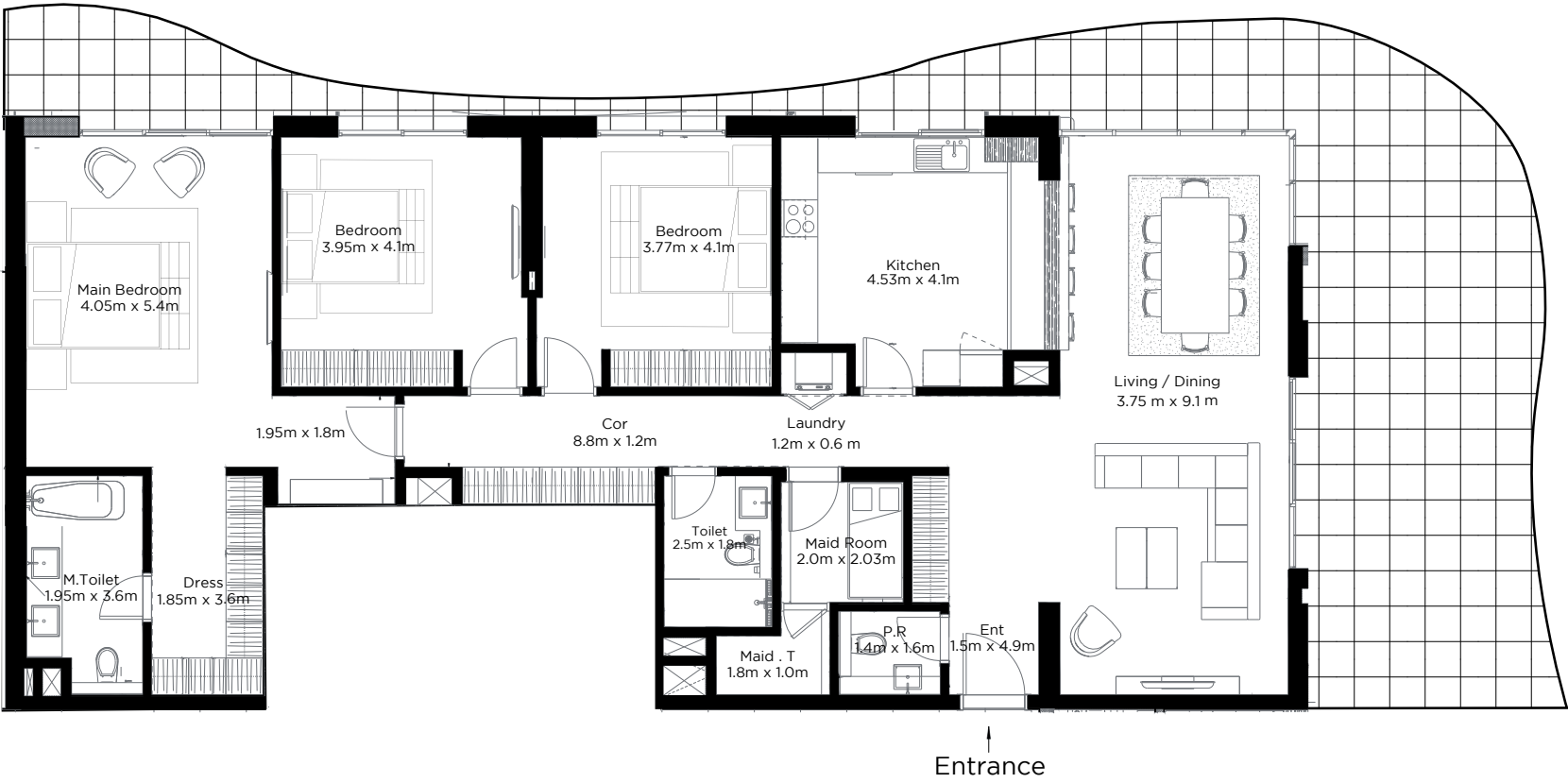


3

BEDROOM APARTMENT

TYPE 2

	Sq.f	Sq.mt
Unit Area	1928.756	179
Balcony Area	925.704	86
Total Area	2852.46	265



3

BEDROOM APARTMENT

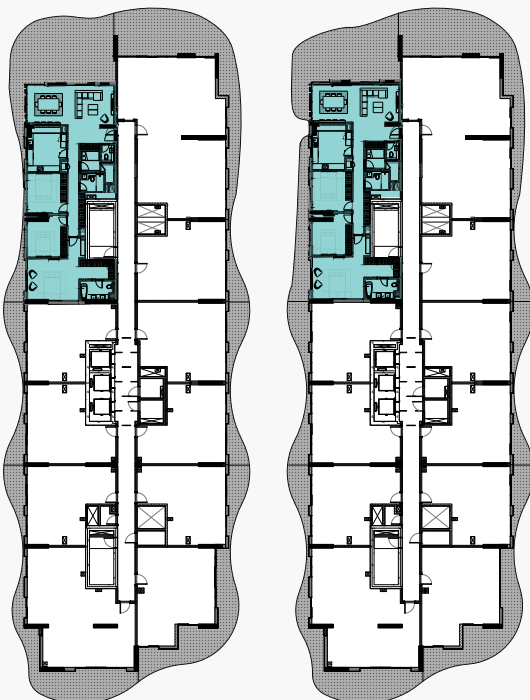
TYPE 4

	Sq.f	Sq.mt
Unit Area	1819.116	169
Balcony Area	721.188	67
Total Area	2540.304	236



Level 13

Level 14

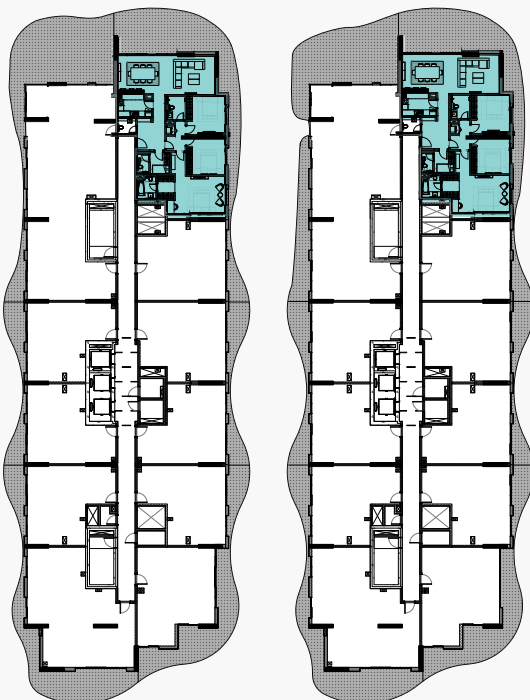


Units | 1302, 1402

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Level 13

Level 14



Units | 1303, 1403

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony areas for each type differ.



# The moment is now...

IDEAL LOCATION, IDEAL MOMENT,  
IDEAL OPPORTUNITY

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DEVELOPED BY

*RAK Properties*

SINCE RAK PROPERTIES WAS INAUGURATED IN 2005,  
WE HAVE REMAINED COMMITTED TO BEING A KEY  
PLAYER IN DEVELOPING RAS AL KHAIMAH, WHILST  
PRESERVING THE EMIRATE'S UNIQUE NATURAL  
ENVIRONMENT AND CULTURAL VALUES.

True to our ethos of Building Closer to Nature, we create residential and business communities that, even within our city developments, remain in touch with nature. Over the years, we have established ourselves as one of the UAE's leading real estate developers.

We pride ourselves on using only the highest quality workmanship, materials and finishes to create stylish homes and elegant offices. We have a growing portfolio of unique residential and office developments that have made their mark on both Ras Al Khaimah and the UAE. The projects we have delivered to date include: Julphar Towers, RAK Tower and Mfina Al Arab, A flagship master development.



