



FIROza

BY EVER GLORY

A New Landmark in Island Living

The Realm of Luxury and Possibilities

Dubai is a dynamic city that seamlessly blends cutting-edge innovation with rich cultural heritage, making it a top choice for investors and luxury seekers. Its prime location at the intersection of Europe, Asia, and Africa ensures effortless connectivity to global markets, complemented by investor-friendly policies and tax advantages.

Renowned for its iconic skyline and modern infrastructure, Dubai also boasts a vibrant lifestyle, featuring world-class shopping, fine dining, and a thriving arts scene. At the heart of its rapid evolution is **Dubai Island**, the city's most sought-after location, poised to become a premier hub for residential, commercial, and leisure experiences.

This groundbreaking development will redefine luxury living, further strengthening Dubai's reputation as a world-class destination and offering an unparalleled experience for residents and visitors alike.









Dubai Islands

Dubai Islands is set to become a tropical oasis within the city's vibrant skyline, featuring five interconnected islands with world-class luxury resorts. As a key part of Dubai's 2040 vision, this landmark development seamlessly blends waterfront living with Arabian elegance.

Spanning 17 square kilometers, Dubai Islands will offer over 60 kilometers of waterfront, 20 kilometers of pristine beaches, and nearly two kilometers of lush parks, open spaces, and championship golf courses overlooking the Gulf. At its heart lies the Central Island, the largest of the five, anchored by the iconic Dubai Mall.

Designed to be a premier destination for residential, commercial, and leisure experiences, Dubai Islands will redefine luxury living. This transformative project will further elevate Dubai's global reputation, delivering an unparalleled lifestyle and entertainment experience for residents and visitors alike.

Dubai Islands Amenities

- | | |
|-------------------------------------|--|
| 1 Wellness Resort | 11 9-Hole Golf Course |
| 2 ECO Resort | 12 Boutique Mixed Use Community |
| 3 18-Hole Golf Course | 13 Sports Clubs and Aquatic Centers |
| 4 Scenic Drive | 14 Beach Clubs |
| 5 Oasis Park | 15 Mall |
| 6 Family Resorts | 16 Urban Island Residentials |
| 7 Marina Village | 17 Destination Art & Cultural District |
| 8 Beach Front Resorts | 18 Golf Clubs / Sports Clubs |
| 9 Beach Front Residential Buildings | |
| 10 Marina Bay | |





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DIFC
10min

New Bridge 20min Downtown

DUBAI ISLANDS LUXURY RESIDENCES

Why Invest in Dubai Islands?

Prime Location:

Strategically positioned near major business hubs and the airport, ensuring seamless connectivity for global investors.

Diverse Real Estate Options:

From stylish apartments to luxurious sky villas and premium commercial spaces, catering to a wide range of investors.

High ROI Potential:

A tax-free environment with strong rental yields and long-term growth opportunities.

Exceptional Lifestyle:

World-class amenities and experiences designed for unparalleled comfort and convenience.

Sustainable Future:

A commitment to eco-friendly development and cutting-edge technology for a smarter, greener community.









BEACH *Access*



Our Location

Dubai Islands, located off the northern coast of Dubai near Deira, are a group of man-made islands in the Arabian Gulf. They offer stunning views, easy access to the city, and a tranquil escape from the urban bustle.



10 minutes from Gold Souq Metro Station



20 minutes from Dubai International Airport



22 minutes from The Dubai Frame

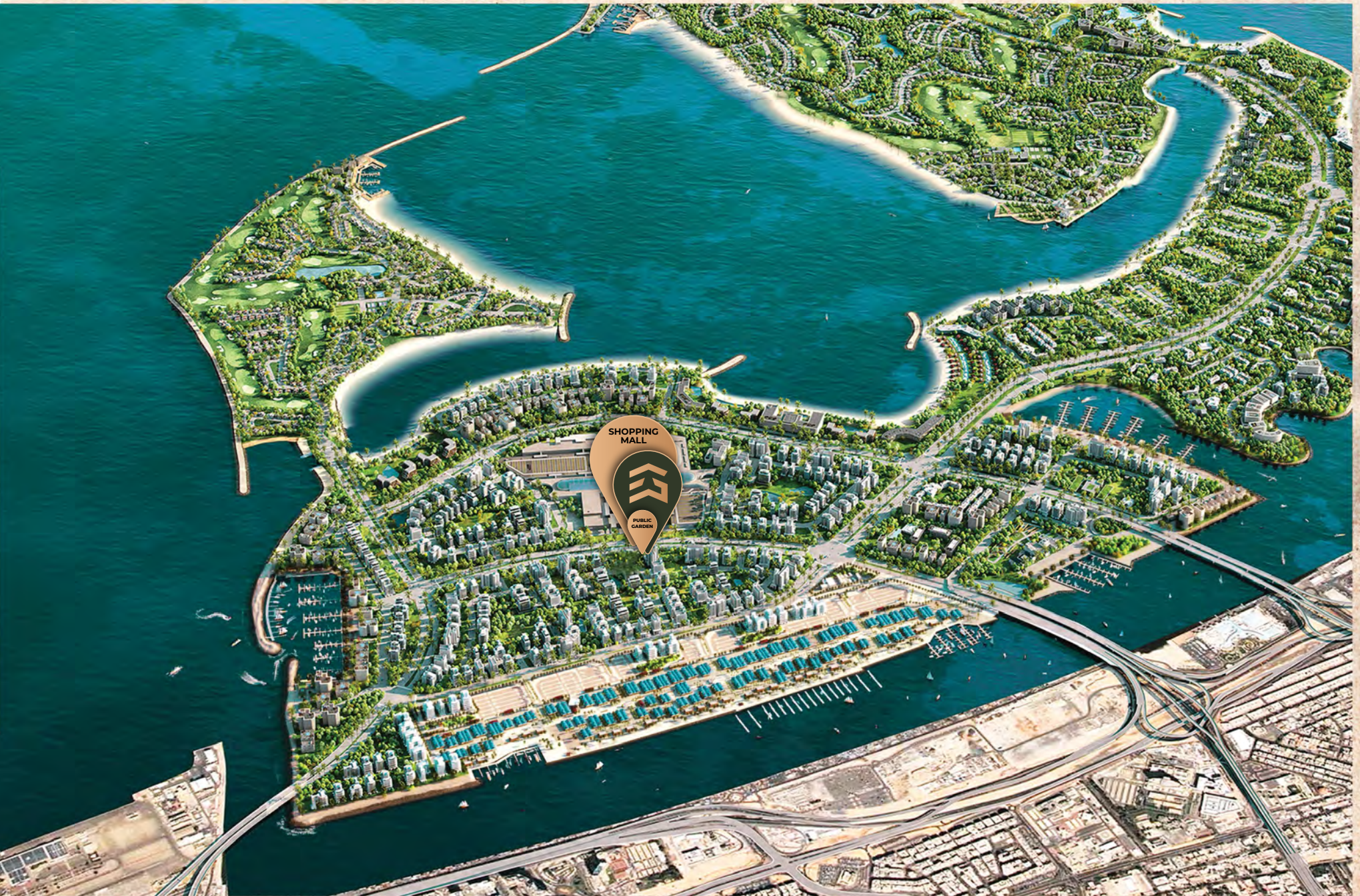


24 minutes from World Trade Centre



30 minutes from Downtown Dubai









PROJECT SPECIFICATIONS

- G + P + 8 (Total: 75 Apartments).
- Fully integrated smart home system with Siri and Alexa support.
- Frameless internal doors.
- Curtain box with provision for motorized curtains.
- Infinite pool located on the 1st floor.
- Children's play area.
- Game/Club room.
- Outdoor Cinema hall.
- Fully fitted gym/health club with TechnoGym equipment.
- 24-hour concierge service.
- Electric car parking.
- Outdoor yoga/meditation lounge.
- Business lounge with espresso bar and Wi-Fi.
- Lobby/Meet & Greet lounge.
- Luxurious finishes and branded appliances.
- Opposite the mall.
- Located 5 minutes from the beach.
- Forrest Rooftop



FIROZA

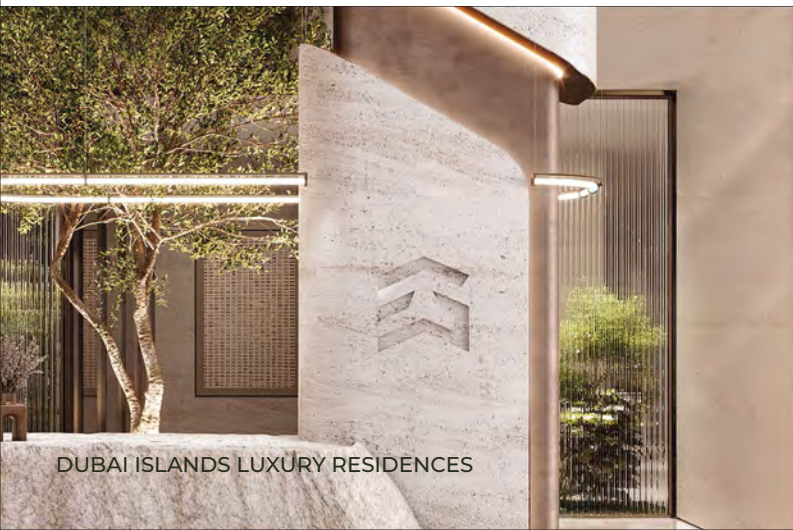
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DUBAI ISLANDS LUXURY RESIDENCES

Your gateway to a brighter future.

The lobby radiates luxury with its sophisticated design, refined lighting, and premium European craftsmanship, offering a warm and inviting welcome to residents as they step into their upscale lifestyle.



DUBAI ISLANDS LUXURY RESIDENCES





MAIN
Lobby





TYPICAL
Master Bedroom

TOWNHOUSE/DUPLEX
Living Room





TOWNHOUSE/DUPLEX
Kitchen

TOWNHOUSE
Pool Garden



WALK-IN
Closet

MASTER
Bathroom



GARDEN SIDE
Balcony

DUBAI ISLANDS LUXURY RESIDENCES

1ST FLOOR
Amenities





POOL
Views

GYM

WORK.
SWEAT.
ACHIEVE.





KIDS
Play Area



MIELE-EQUIPPED KITCHEN

Each kitchen is outfitted with top-of-the-line Miele equipment and refined accessories for a sophisticated cooking experience.



GROHE SANITARY FITTINGS

Our bathrooms feature premium Grohe sanitary fittings, combining sleek design with exceptional performance.



TIMELESS ITALIAN ELEGANCE

Our interiors are adorned with premium Italian tiles, known for their timeless elegance and superior craftsmanship.



TECHNOGYM FITNESS EXPERIENCE

Our gym is outfitted with world-renowned Technogym equipment, offering residents a premium fitness experience at their doorstep.





LG ELECTRONICS FOR MODERN LIVING

From energy-efficient appliances to advanced smart solutions, we've selected LG to bring both comfort and innovation into your everyday life.



LEGRAND ELECTRICAL FITTINGS

For a seamless blend of safety and sophistication, we've partnered with Legrand for all in-unit electrical wiring and fittings.



SCHINDLER HIGH-SPEED ELEVATORS

Experience smooth, quiet, and efficient vertical travel with Schindler elevators.

Key Amenities

Ideally located by a grand mall, Ever Glory Project blends island tranquility with vibrant urban luxury.



Zen
Garden



Infinity
Pool



Gym



Yoga
Area



Jogging
Track



Kids Play
Area



Padel
Court



Roof Top
Forest



BBQ
Area



Outdoor
Cinema



Private
Swimming Pool



Fully Furnished
Homes



Smart
Homes



Indoor
Games



Private
Lift







DUBAI ISLANDS LUXURY RESIDENCES



READY FOR
HANDOVER BY
Q3 2027

STARTING PRICE
₹ 1.6M

Opening doors to a better future

The apartment units exude luxury with their thoughtfully designed layouts, elegant lighting, and premium European craftsmanship, providing residents with a sophisticated and comfortable living experience.

Apartments	Units	Min. Area (sq. ft.)
1 Bedroom	41	822
2 Bedroom	10	1,186
2.5 Bedroom	9	1,679
3 Bedroom	6	2,040
3 Bedroom Duplex	2	3,220
3 Bedroom Town-House	3	2,793
1 Bedroom Town-House	4	1,456















EVER GLORY
DEVELOPMENTS