

The Royal Atlantis Resort and Residences Fact Sheet

The Royal Atlantis Resort & Residences will forever change the landscape of Dubai. Crafted by the world's leading designers, architects and artists, this new generation of distinctive luxury will offer infinite ocean views, accented with lush green spaces, encapsulated in dramatic architecture.

Located on the crescent of the iconic Palm and next to Atlantis, The Palm, this new generation of distinctive luxury offers a sophisticated lifestyle and hospitality experience featuring architecture from the finest international designers and benefits from uninterrupted views of the ocean and Dubai city skyline.

THE ENTIRE ATLANTIS FOOTPRINT

- Together, **The Royal Atlantis Resort & Residences and Atlantis, The Palm** will create a very unique entertainment destination
- The two properties will span roughly **63 hectares of land (that's about 155 football pitches)**
 - 46 hectares -Atlantis, The Palm (including Aquaventure)
 - 17 hectares - The Royal Atlantis
- **Over 2km's** of beachfront in total, it is the largest stretch of continuous, accessible privately-owned beach front in Dubai
- Over **45 restaurants and bars** in total, including **8 celebrity chef restaurants**
- **One** leading international beach club and nightclub
- **One** award-winning waterpark, **Aquaventure**, voted number one in Europe and The Middle East
- **One** of the world's largest aquariums, **The Ambassador Lagoon**, home to 65,000 marine animals
- **Over 92 swimming pools** across both properties
- **Two spa and fitness facilities**, including a **total of 42 treatment rooms**, two gyms and a yoga lawn

THE ROYAL ATLANTIS RESORT AND RESIDENCES

- The resort will be **43 storeys high and approximately 185 metres** above sea level
 - The Royal Atlantis Resort will be 185m (top floor at Level 43)
 - The Royal Atlantis Residences will be 165m (top floor at Level 37)
- The property will introduce a **revolutionary play between fire and water designed by WET**
- The Royal Atlantis sits on over **17 hectares of land** (about 42 football pitches) and the building is roughly **500 meters** in length.
- The Resort will feature **over 90 swimming pools** in total
- The chic infinity **Sky Pool** will stretch **90 metres in length** and soar almost **96 metres above The Palm (level 22)**, offering the ultimate pool experience with Dubai city views
- The lobby bar area will be home to one of the **largest jellyfish tanks in the world**, housing approximately **2,000 jellyfish**.
- The Resort and Residences will be home **to four large aquariums**, three in the lobby and one jelly fish aquarium in the lobby bar. They will hold a total of **600,000 litres of water**
- The property will be home to **17 restaurants** and bars including

- Dinner by Heston Blumenthal
- Jaleo by José Andrés
- Ariana's Kitchen by Ariana Bundy
- Hakkasan
- Milos by Costas Spiliadis
- The property will be home to a **1,000sqm ballroom** with a seating capacity of approximately **660 guests**. This space will also include **six meeting rooms, a VIP majlis and private bridal suite**, complete with a hair salon and shower
- Guests and residents will be able to relax in a **3,000sqm wellness centre**, including a **25m lap pool**, fitness centre with an outdoor yoga lawn, a hair salon and 15 treatment rooms. There will also be a traditional Hammam and male/female wet facilities including a steam room, sauna and vitality pool
- The property will be home to **1,600sqm of retail space, including 17 shops**

THE RESORT

- The Resort contains **795 guest rooms and suites (43 floors)**
 - 693 Rooms
 - 96 Suites
 - 6 Signature Suites
- The Resort will be home to **two Imperial Club Lounges**
 - A Family Imperial Club Lounge complete with a kid's buffet counter, cooking classes and children's TV lounge
 - A Premium Imperial Club Lounge complete with a bar and library

THE RESIDENCES

- The Residences will contain **231 residences (37 floors)**
 - **Two, three, four and five-bedroom** Residences, Skycourts, Penthouses (4) and Garden suites ranging in **size from 130 to 1,740 square metres**
- Floorplans will exceed **17,000 square feet** with ceiling heights of up to **three metres**
- Skycourts, Penthouses and Garden Suites, ranging from **1,434 to 17,000 square feet**
- Every Residence benefits from **views of the waters of the Arabian Gulf** and many of the residences have their **own outdoor space with terraced gardens with private infinity pools**.
- The interiors and design are created by Paris-based, **Sybille de Margerie-Interior Design**. Residents can select from **three different Interior Design themes** an array of fine textiles, architectural embroidery, hand sculpted leather and delicate porcelain pieces, bringing classic European style to the palatial homes.
- Residents will have access to all amenities at Atlantis, The Palm including **Aquaventure Waterpark**, the #1 waterpark in the Middle East and Europe and **The Lost Chambers Aquarium**, home to over 65,000 marine animals
- Leisure facilities will include a **spa, tennis court, BBQ area, library and gymnasium**
- Residents can also relax at the **exclusive private leisure pool and beach**

DESIGN AND ARCHITECTURE

- One of the world's most pre-eminent architecture firms, NYC based, **Kohn Pederson Fox Associates** designed the property. The project is led by Elie Gamburg, Director at Kohn Pedersen Fox Associates.
- **The most unusual aspect of the property design is that** the building architecture consists of not only towers, but a bridge, Skycourts and cantilevers, which is very rare within typical building designs
- The gross floor area of the property is **387,097 sqm**
- The total site area is **173,398 sqm**
- The Royal Atlantis is roughly **500 meters** in length
- **The Skybridge** will be **96m high** (Level 22) and forms the framework for one of the world's biggest suites. The three-story-tall Skybridge, weighed in at just over **1,400 tonnes** (more than an A380 Airbus!)
- There is approximately **90,000 sqm of glass** used in the building. A FIFA football field is about 8,250 sqm, this means there is enough glass to cover **10 FIFA football fields**
- **220,000 cubic metres** of concrete is being used in the construction
- There are **2,400 piles** across the site, some as deep as **45 metres**
- They key materials used in the building include:
 - **45,000 tonnes** of Steel Rebar
 - **5,500 tonnes** of Structural Steel
 - **150,000 sqm** of Marble