

OMORIA

PRIVATE RESIDENCES
DUBAI ISLANDS

INNOVATE
LIVING

This is OMORIA

CRAFTING LUXURY LIVING,
INSPIRING HOLISTIC WELL-BEING.



OMORIA

OMORIA is the world’s first ultra-luxury hospitality residential brand, developed by **Innovate Living**, designed for those who appreciate curated living experiences that are both welcoming and world-class. With an emphasis on thoughtful design, personalized service, and understated luxury, OMORIA redefines the meaning of home for a new generation of global travelers and residents.

THE NAME

The name combines “Omo” a nod to the Japanese concept of home and hospitality, and “Ria” reflects Italian refinement and elegance. Signaling the sophisticated experience OMORIA is committed to deliver. Together, OMORIA stands for a unique balance of comfort and sophistication, offering guests and residents a high-end retreat that feels personal, intimate, and deeply luxurious.





WORLD CLASS *à la carte* HOSPITALITY SERVICES

OMORIA elevates everyday life with world-class hospitality services, ensuring seamless comfort and sophistication.

- In-home dining
- Personalized meal plans by renowned chefs
- Car rental service with chauffeur
- Tailored wellness and spa treatments
- Private event planning and catering
- Personal shopping and wardrobe management
- Bespoke travel arrangements and VIP access
- Dedicated security and privacy management
- Personal training and fitness programs
- Padel tennis trainer
- Car service scheduling / booking
- Well-being concierge
- In-house landscaping and plant care
- Grocery shopping
- Meal planning
- Away-from-home care service

General View

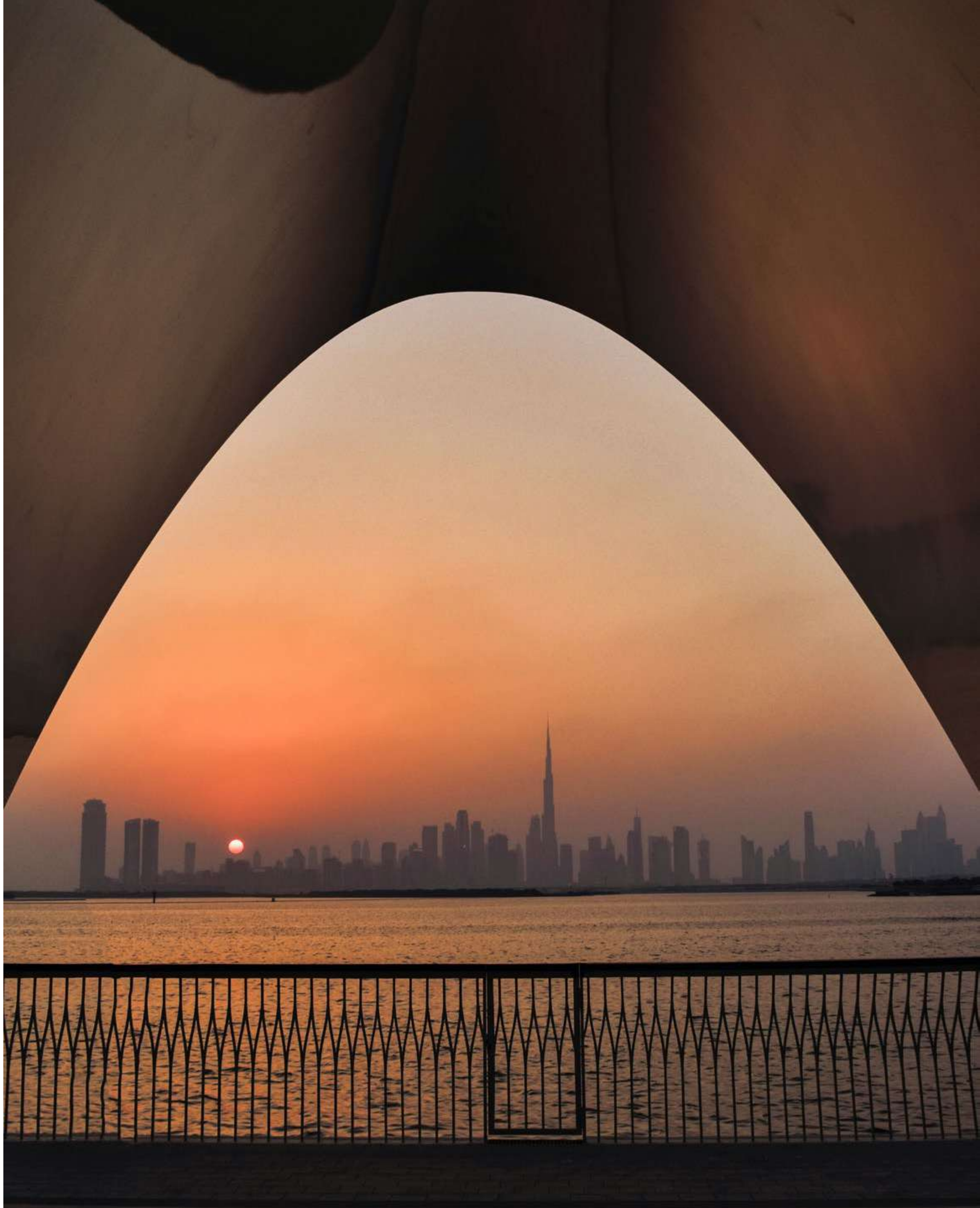
Boutique COASTAL CHARM

EXPERIENCE MESMERIZING VIEWS OF THE SEA ALLROUND AND
UNPARALLELED PRIVACY IN THIS COASTAL SANCTUARY.



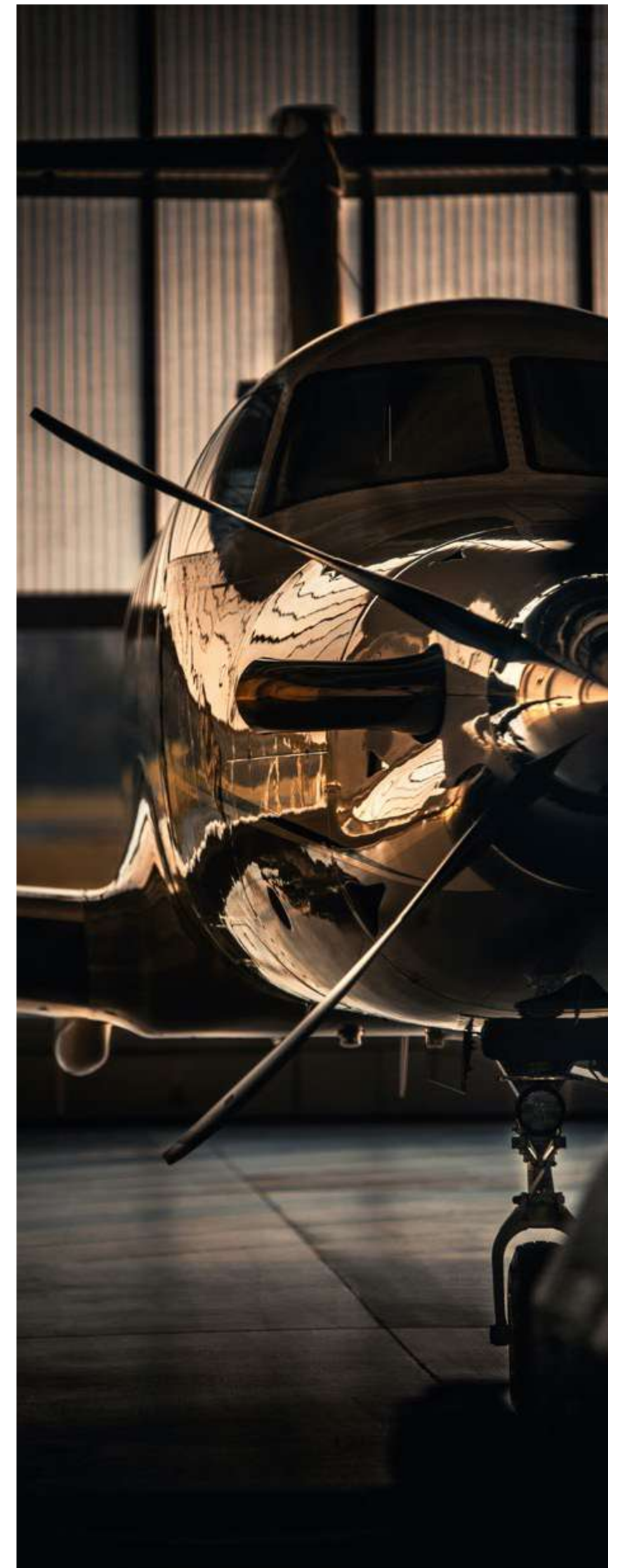
THE IDEAL LOCATION

LOCATION



A NEIGHBOURHOOD
DESIGNED TO IMPRESS.

Whether basking in golden daylight or shimmering under starlit skies, Dubai Islands never ceases to inspire. Explore high-end retail at **Dubai Islands Mall** and indulge in **exceptional culinary journeys**. Every moment here is crafted to delight, from tranquil days by the waterfront to evenings with glowing backdrops of the city skyline.





OMORIA
PRIVATE RESIDENCES
DUBAI ISLANDS

DUBAI ISLANDS
Locations PROXIMITY

Dubai Islands offers prime accessibility directly to the heart of the city.

Two bridges are currently under construction that will provide direct access to downtown Dubai and Sheikh Zayed Road, easily bypassing traffic and cutting down travel time by 8-10 minutes.

14 *MINS TO*
The Dubai
Frame

15 *MINS TO*
Dubai World
Trade Center

20 *MINS TO*
Dubai
International
Airport

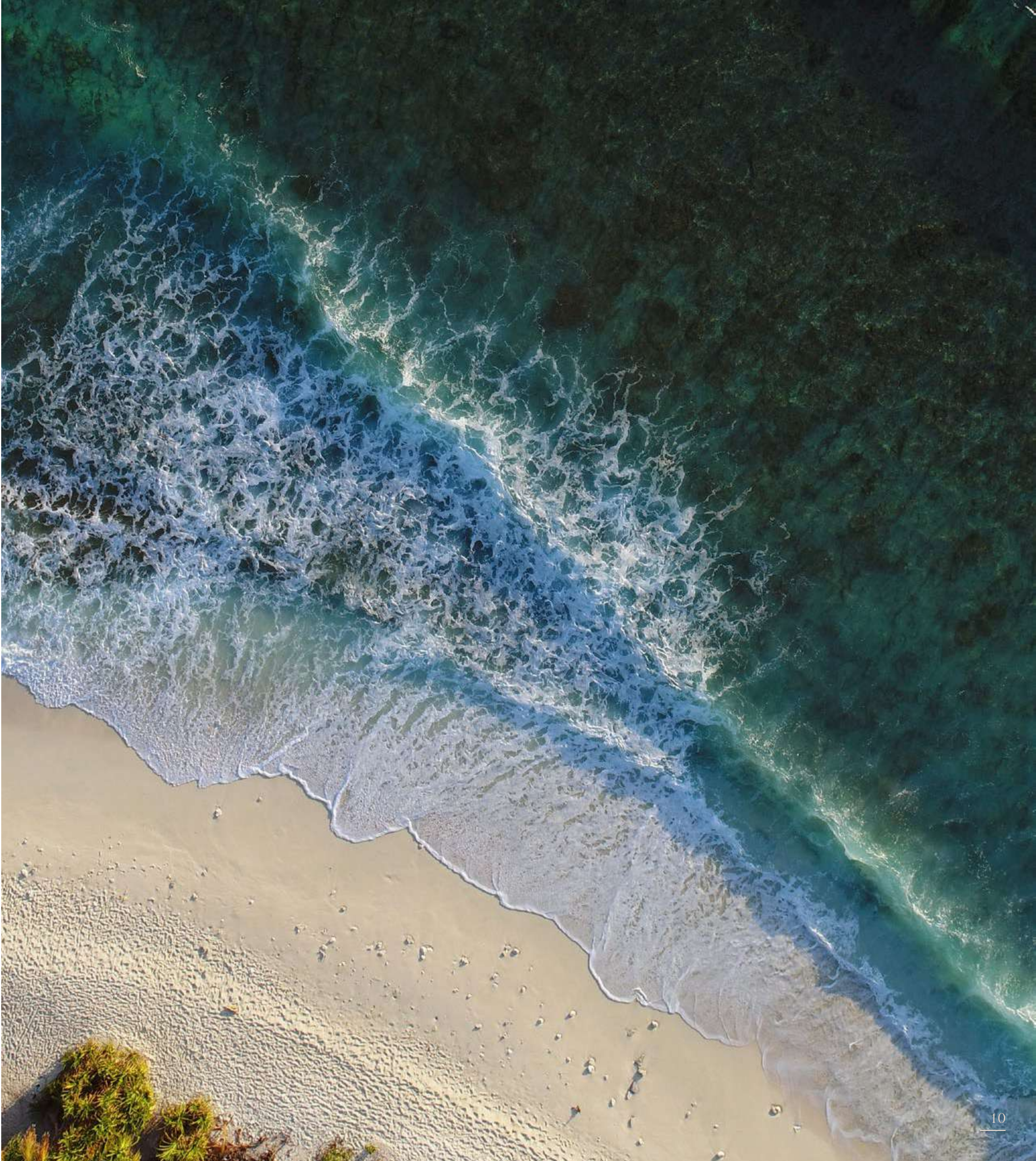
18 *MINS TO*
Dubai
Mall

20 *MINS TO*
Burj
Khalifa

21 *MINS TO*
Downtown
Dubai

21 *MINS TO*
Business
Bay

18 *MINS TO*
J1
Beach





Map



OMORIA

PRIVATE RESIDENCES
DUBAI ISLANDS

⊕ *The World Islands*

Dubai Islands
Golf Course

Oasis Park

Jumeirah Peninsula

Pearl
Jumeirah

Mina Rashid

Marina

Retail Shopping Mall

School

Art & Cultural District

Island Bridge

The Elite
English School

Burjuman

Zabeel Park

Dubai Frame

DIFC

La Mer Beach

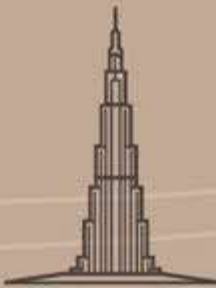
J1 Beach

Jumeirah 1

Jumeirah
Beach Coast

Jumeirah 2

Jumeirah 3



Burj
Khalifa

Dubai Mall

Downtown
Dubai

Business Bay

Jumeirah

Dubai

Legend

1. Beach Front Hotel/Resort
2. Marina
3. Marina Hotels & Apartments
4. Mall
5. Urban Island Residential
6. Waterfront Residential
7. Beach
8. Promenade
9. Community Park
10. Destination Art & Cultural District

Island (A)

OMORIA

PRIVATE RESIDENCES
DUBAI ISLANDS

Island D

Island C

Dubai Islands
Golf Course

Oasis Park

Jumeirah Peninsula

Mina Rashid

Infinity Bridge

Island A

Island B

Island E

Island Bridge

A GOLF EXPERIENCE, *Attuned to its* ISLAND SURROUNDINGS

Set against a backdrop of lush greens and open fairways, Dubai Islands' premier golf courses offer a refined escape for enthusiasts. Just minutes from OMORIA Private Residences, this exclusive destination blends sport and serenity, inviting you to experience the rhythm of the game amidst breathtaking landscapes and world-class design.





BESPOKE *Italian* FURNITURE

Our residences feature meticulously selected furnishings from the finest Italian brands, blending elegance, comfort, and craftsmanship to create a refined living experience.

FLEXFORM
MADE IN ITALY

B&B
ITALIA

Minotti

Emmemobili

Poliform

MAXALTO

Poltrona
Frau

Kitchen brands

Poliform **Miele**

Technical brands

BARAUSSE FLOS **antoniolupi** CEA

Fixtures - Lighting Brands

bomma

HENGE

baxter
MADE IN ITALY

FLOS

BROKIS®

P R O J E C T W A L K T H R O U G H

EVERY DETAIL MATTERS





GROUND FLOOR OVERVIEW





Lobby



RETAIL AND DINING
complemented
BY SOPHISTICATION

Located at your doorstep, experience luxury retail. Explore exclusive boutiques, thoughtfully curated to delight the senses and create lasting memories.



Residents Lounge & Library



AN UNFORGETTABLE *journey through* FLAVOURS



Indulge in exceptional dining experiences right at your doorstep. Two fine dining restaurants offer exquisite menus inspired by Japanese and Italian culinary traditions, with indoor and outdoor seating spaces. This curated selection of experiences ensures that every desire is met with sophistication, providing a lifestyle of the finest taste and elegance.









LEVEL 1 OVERVIEW

OMORIA PRIVATE RESIDENCES | PROJECT WALKTHROUGH

- 1-BEDROOM SUITE
- 2-BEDROOM SUITE
- 3-BEDROOM SUITE
- 4-BEDROOM SUITE



OMORIA PRIVATE RESIDENCES | PROJECT WALKTHROUGH

4 BEDROOM SIGNATURE SUITE

LEVEL ONE

Area	3,775 sq.ft
External Terrace Area	2,138 sq.ft
Total	5,913 sq.ft



▲ SEA VIEW ▲



Unit no. 106





















STATE-OF-THE-ART FITNESS AND
WELLNESS EXPERIENCES.

Designed for ultimate well-being, the fitness center offers more than just equipment, it's a sanctuary for your health. With cutting-edge gym facilities and a dedicated reformer Pilates room, every aspect of the space is crafted to elevate your fitness journey.







COMPREHENSIVE *care at your* FINGERTIPS



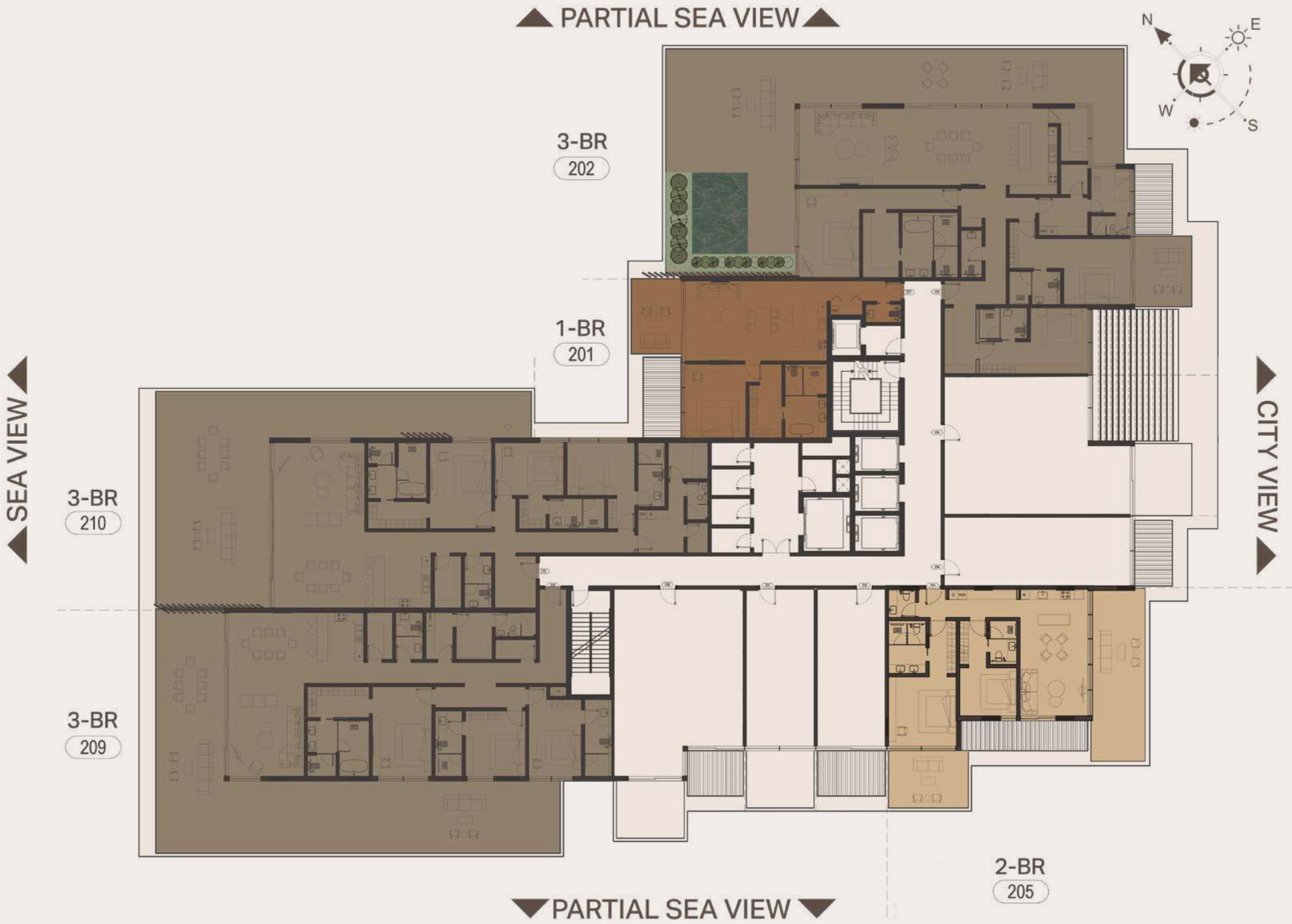
- Massage Treatments
- Salt room
- Infrared sauna
- Oxygen room
- Ice & hot plunges



LEVEL 2 OVERVIEW

OMORIA PRIVATE RESIDENCES | PROJECT WALKTHROUGH

- 1-BEDROOM SUITE
- 2-BEDROOM SUITE
- 3-BEDROOM SUITE
- 4-BEDROOM SUITE



OMORIA PRIVATE RESIDENCES | PROJECT WALKTHROUGH

3 BEDROOM SIGNATURE SUITE

LEVEL TWO

Area	3, 327 sq.ft
External Terrace Area	2, 598 sq.ft
Total	5, 925 sq.ft



Unit no. 202















LEVEL 3 OVERVIEW



LEVEL 4 OVERVIEW



1 BEDROOM SUITE

LEVEL FOUR

Area	1, 250 sq.ft
External Terrace Area	190 sq.ft
Total	1, 440 sq.ft

▲ SEA VIEW ▼



Unit no. 401

LEVEL 5 OVERVIEW

- 1-BEDROOM SUITE
- 2-BEDROOM SUITE
- 3-BEDROOM SUITE
- 4-BEDROOM SUITE



4 BEDROOM DUPLEX SUITE

LEVELS FIVE & SIX

Area	4, 964 sq.ft
External Terrace Area	1, 679 sq.ft
Total	6, 643 sq.ft

▲ SEA VIEW ▼



FIRST LEVEL

▲ SEA VIEW ▼



SECOND LEVEL



Unit no. 509





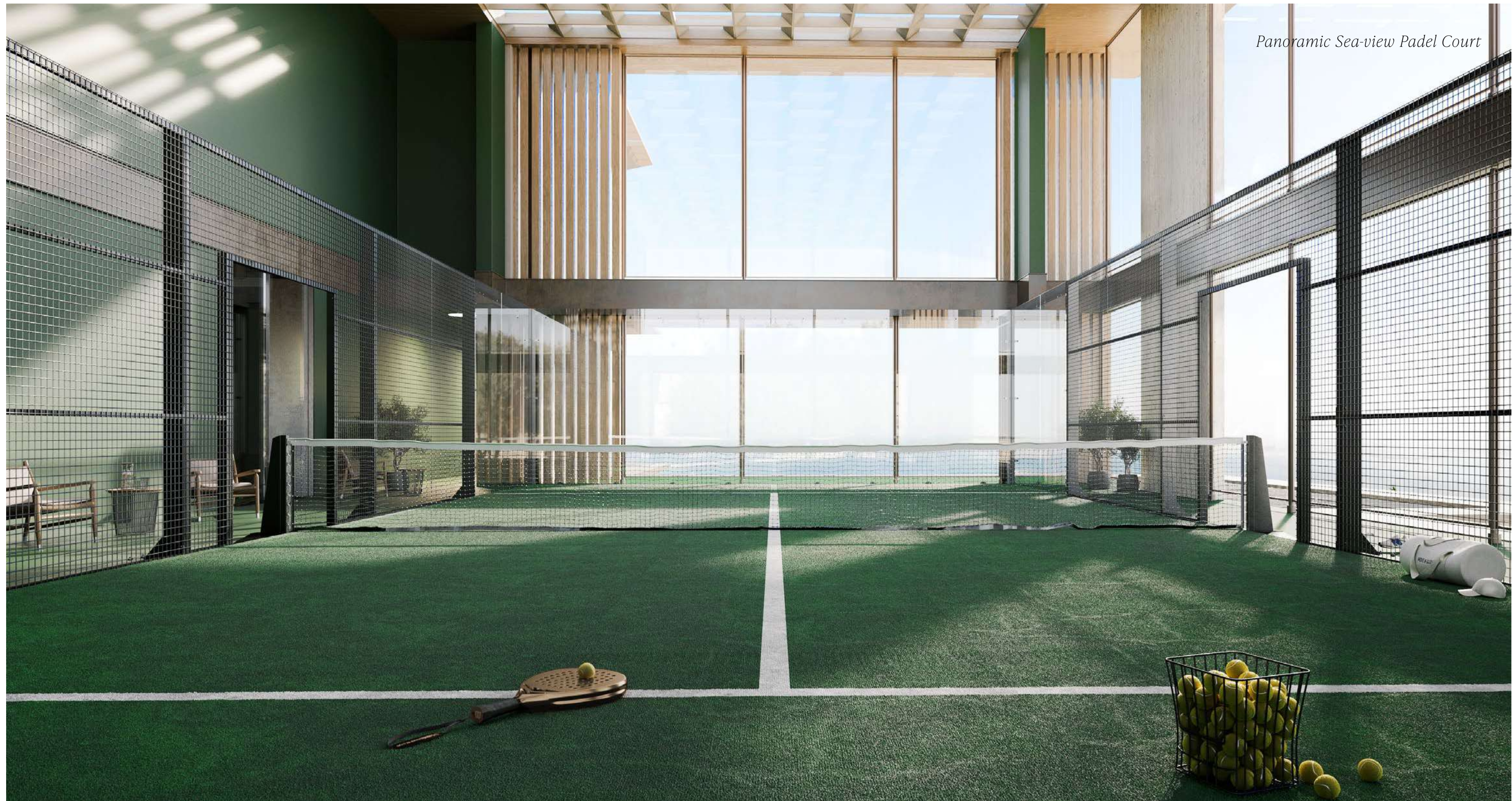




LEVEL 6 OVERVIEW

- 1-BEDROOM SUITE
- 2-BEDROOM SUITE
- 3-BEDROOM SUITE
- 4-BEDROOM SUITE





Panoramic Sea-view Padel Court

PANORAMIC *sea-view* PADEL COURT

Perched atop the building, the city's first panoramic sea-view padel court redefines the game with breathtaking horizons. Play against a backdrop where sky and sea blend seamlessly, elevating every match into an experience of exhilaration and elegance. Whether for competition or leisure, the court offers an unmatched fusion of sport, luxury, and endless inspiration.



PENTHOUSE OVERVIEW

LEVEL 7

Area	9,850 sq.ft
External Terrace Area	5,298 sq.ft
Total	15,148 sq.ft

▲ SEA VIEW ▲



Unit no. 701











Penthouse Living Room

















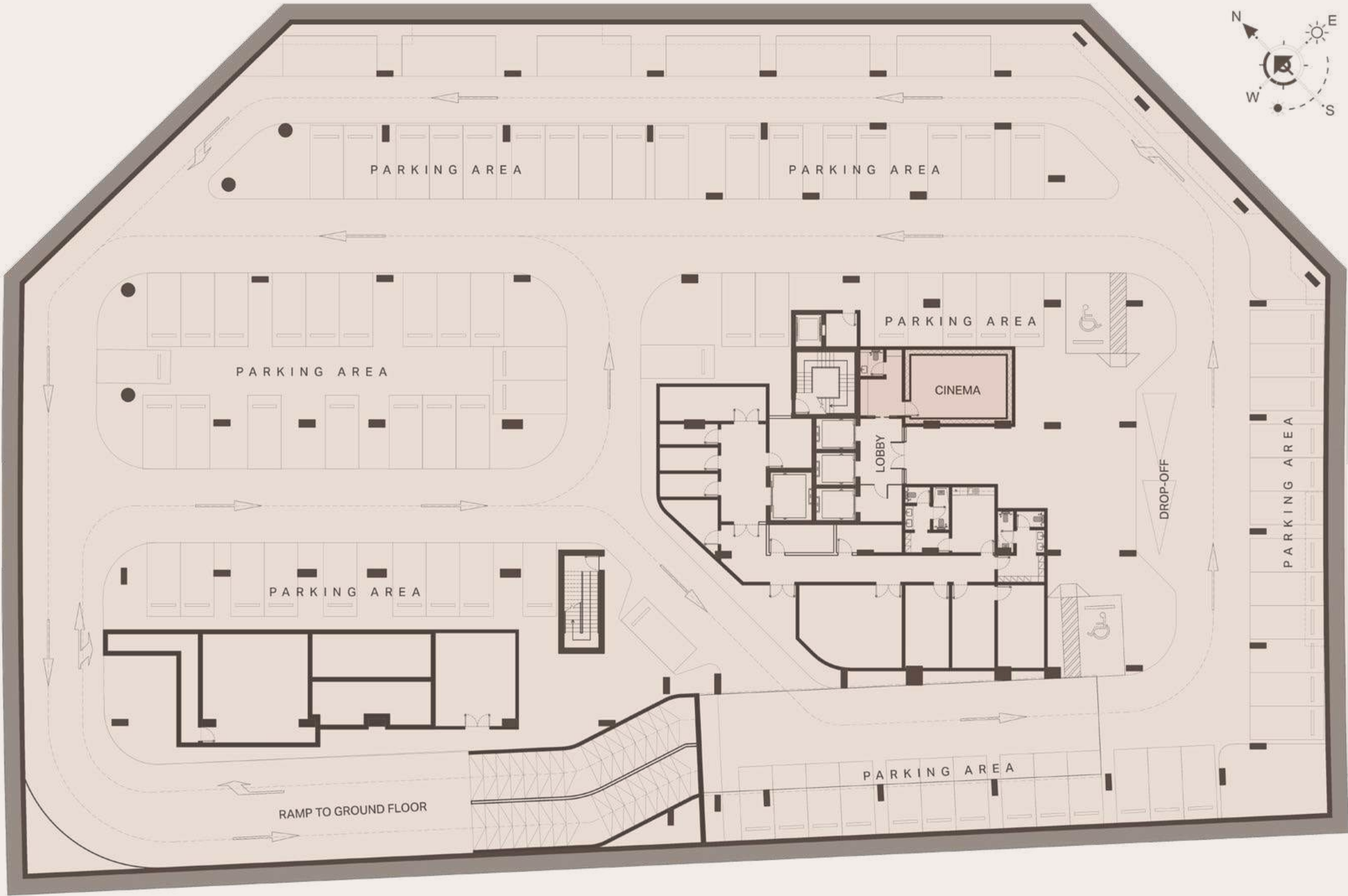
Master Bathroom







BASEMENT OVERVIEW







DELIVERING
unequalled COMFORT

A private library, an intimate cinema, and a cozy lounge invite you to unwind in quiet luxury. These spaces are crafted for those moments of peace, where comfort is paramount and elegance is felt in the smallest details. It's a home within a home, offering escape when needed.

Private Cinema

