

BLUE MARINA

RESIDENCE



SHAKIROV
DEVELOPMENTS

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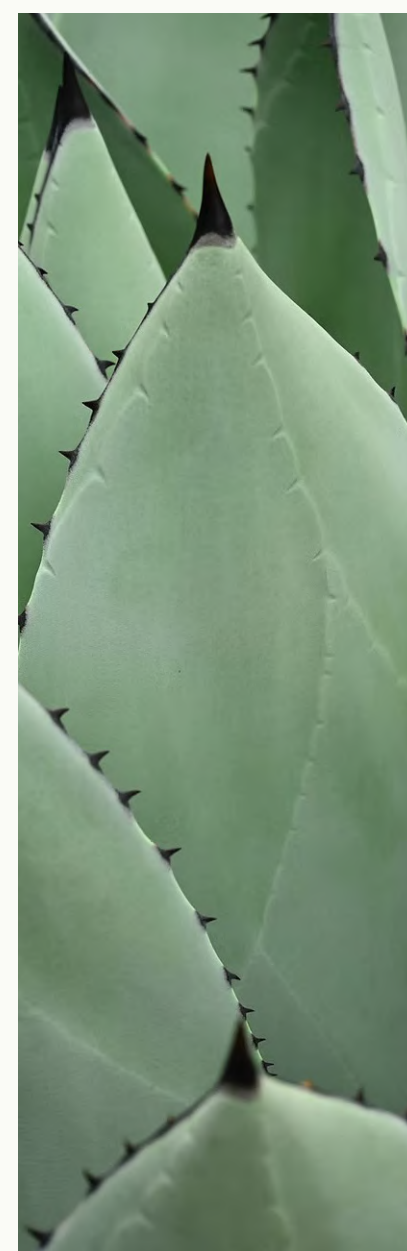
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CONNECT WITH US

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THIS IS GLAMOUR UNFETTERED,
LUXURY IN ITS PUREST FORM.



SHAKIROV DEVELOPERS

A visionary *waterfront* development, Blue Marina Residence is where elegant modern living meets seaside serenity.

Each element is created to offer a lifestyle that puts together luxury with wellness, activity with relaxation, and architecture with nature.

Welcome to a unique living experience.
Here you will savour relaxation and comfort like no other.

An aerial photograph of a tropical beach. Several palm trees are visible on the left side, casting long, dark shadows across the light-colored sand. The ocean is a vibrant turquoise color, meeting the shore with gentle waves. The overall scene is serene and idyllic.

BLUE MARINA

RESIDENCE

BEYOND LUXURY,
BESIDE THE SEA

INTRODUCTION

Blue Marina Residence offers an elevated coastal lifestyle designed for comfort, connectivity & convenience.

Surrounded by serene waterfront views and modern amenities, it's where contemporary living meets natural beauty. Whether you're seeking a vibrant residence or a tranquil escape, *Blue Marina Residence brings it all together.*

 Location Dubai Islands	 17 Square Kilometer Across 5 Islands	 20+ Kilometer Beachfront	 Road & Sea Links Mainland Dubai
 1, 2, 3, 4 Bedroom Apartments	 4 Apartments in Ground Floor	 150+ Total Parking Area	



WHERE YOUR HOME IS THE CONNECTION
TO THE ENVIRONMENT, TO YOURSELF,
IN HARMONY.



AMENITIES

Immerse yourself in a vibrant community enriched by exceptional experiences.

Infinity Pool

Unwind in the stunning infinity pool with uninterrupted views of the coastline.



Open-Air Lounges

Breathe in the coastal breeze from thoughtfully designed open-air lounges.



Beachfront Access

Step directly onto the soft sands with private access to the beach.



Fitness Centre

Stay active in a fully equipped gym with state-of-the-art equipment.



Play Area

A safe and vibrant space where little ones can laugh, learn, and explore.



Panoramic Views at Infinity Pool







Community Barbeque Zone



LED TV with Outdoor Seating



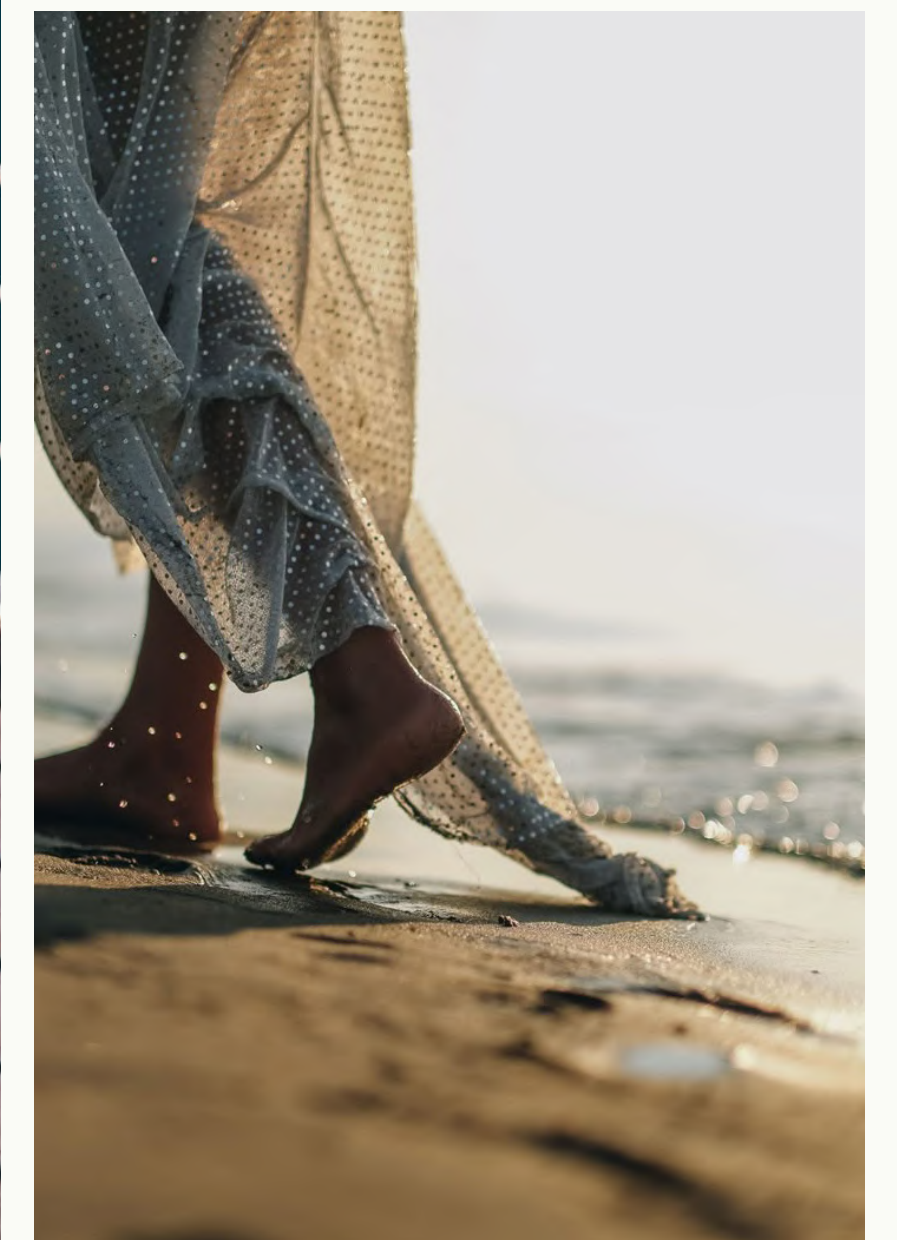
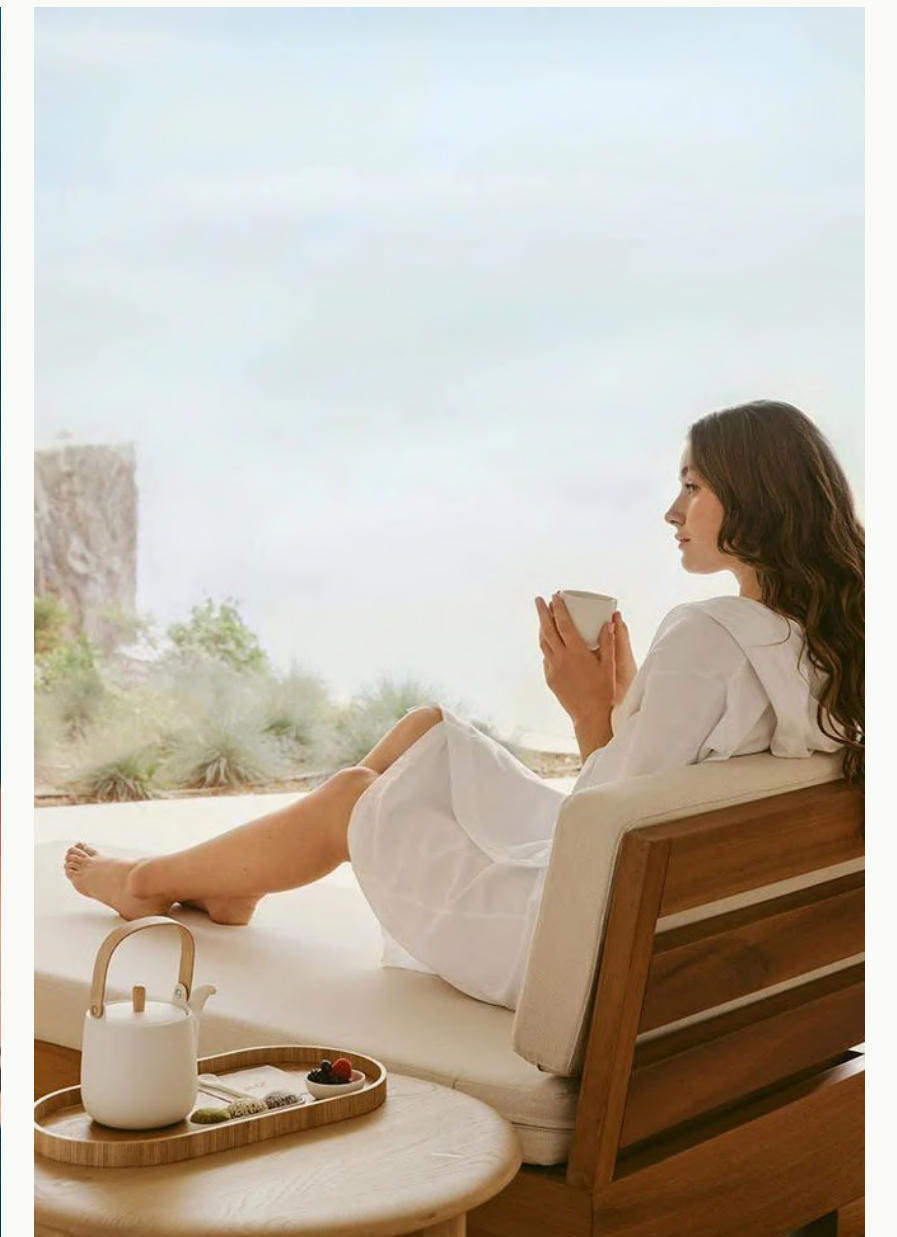
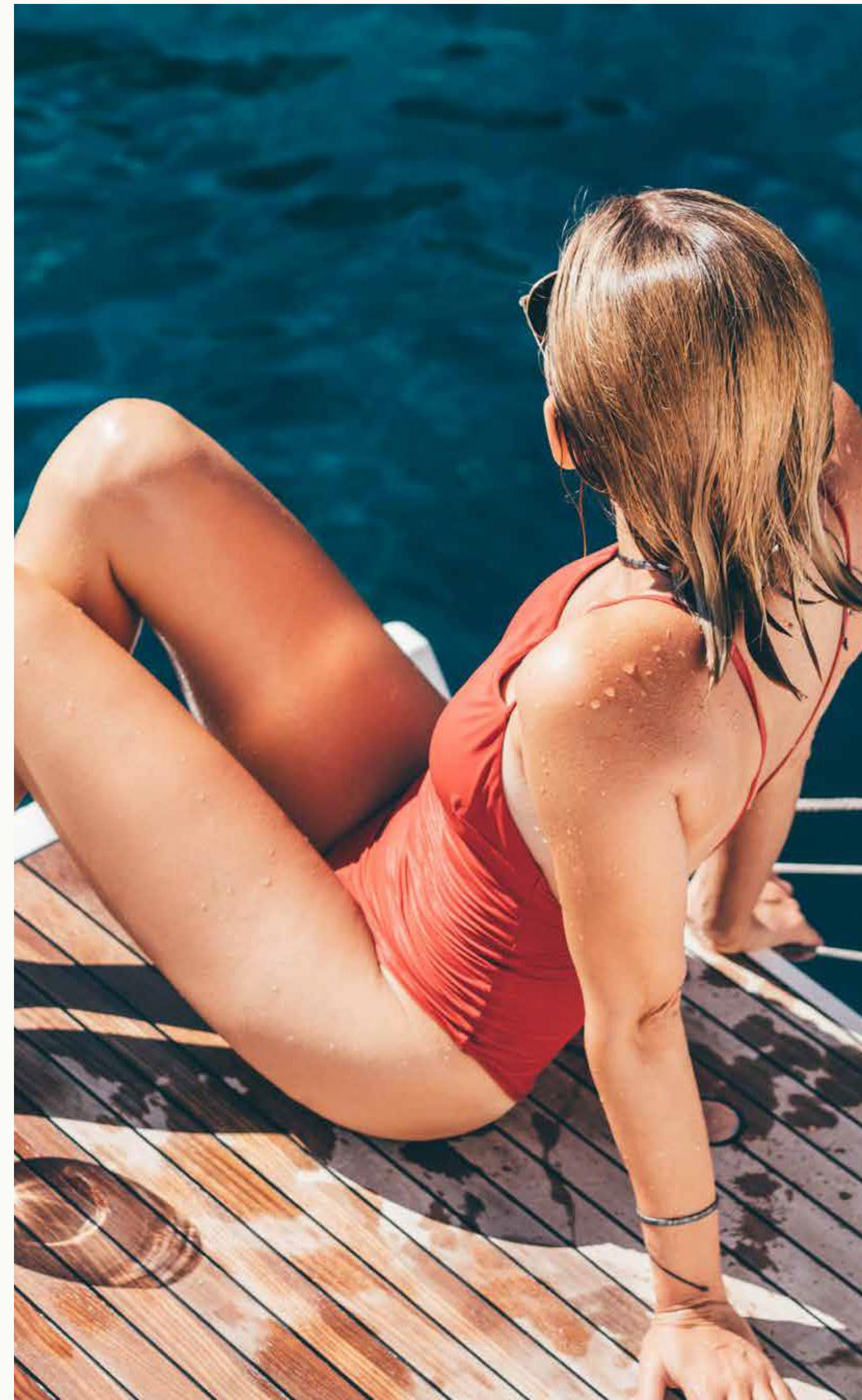


PRIME LOCATION

Dubai Islands is one of Dubai's most ambitious lifestyle projects. Spanning five interconnected islands, the development introduces:

A **Luxury** Coastal Lifestyle
80+ Upcoming Hotels
Wellness Resorts Family Getaways
Dubai's Longest **Beachfront**
A Smart **Infrastructure**
Direct Access Via **Land & Sea**

From *Port Rashid to Al Mamzar*,
Blue Marina Residence enjoys a prime spot
in the city's next premium waterfront district.



BLUE MARINA

RESIDENCE



DUBAI ISLANDS

AL MAMZAR BEACH PARK

Victoria International School

Pristine Private School Main Campus

The Elite English School

Dubai Hospital

Canadian Specialist Hospital

The Apple International School Primary Campus

PORT RASHID

INFINITY BRIDGE

DEIRA

BURJUMAN MALL

International Modern Hospital

DUBAI INTERNATIONAL AIRPORT

Dubai Creek

DUBAI

Clemenceau Medical Center Hospital

Swiss International Scientific School in Dubai

DUBAI MALL

DOWNTOWN DUBAI

JUMEIRAH

Safa British School

Collegiate International School

IN DUBAI

Connected to the Best



DEIRA CITY
CENTRE

15 MINUTES



DOWNTOWN
DUBAI

25 MINUTES



DUBAI
INTERNATIONAL
AIRPORT

20 MINUTES



BUSINESS
BAY

30 MINUTES



DUBAI
WORLD TRADE
CENTRE

25 MINUTES



DUBAI CREEK
HARBOUR

20 MINUTES



LA MER BEACH

25 MINUTES



DUBAI
MARINA

40 MINUTES



PALM
JUMEIRAH

40 MINUTES



MAMZAR BEACH
PARK

15 MINUTES



AL GHURAIR
CENTRE

15 MINUTES



CITY WALK

25 MINUTES



ARCHITECTURE

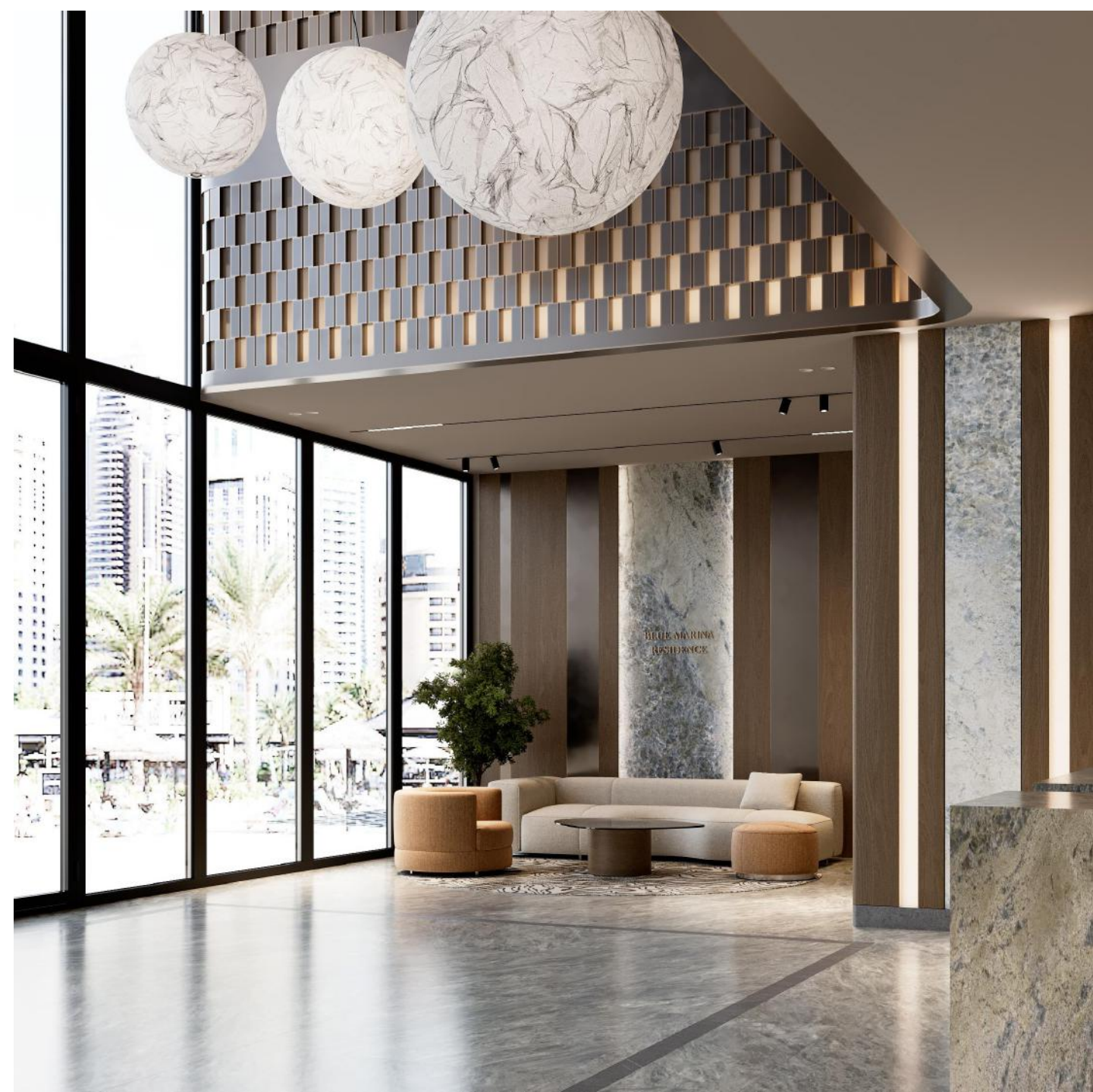
Blue Marina Residence offers an elevated coastal lifestyle designed for comfort, connectivity & convenience. Explore the exquisite finishes that adorn each *apartment residence*.

*Innovative Design
Smart Layouts
Light-Filled Homes
Elegant Facades
Premium Materials*



RECEPTION & LOBBY AREA

An elegant first impression. The lobby at Blue Marina Residence welcomes you with sophisticated coastal charm, designed for function and grace.









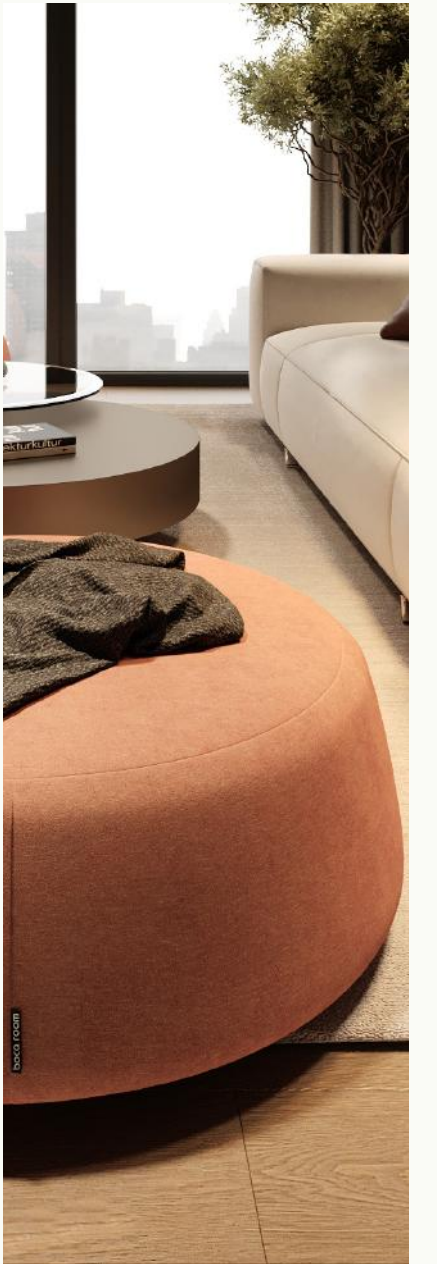
MODERN SPACES

Each apartment is finished with high-end materials, natural light streaming in through full-length windows, and serene color palettes that echo the marina surroundings.









Fully Equipped Kitchens





Spacious Bathrooms







LAYOUTS & STRUCTURE

FLOOR PLANS

TYPE 01

3 - BEDROOM
DUPLEX 01



SUITE AREA : 216.64 SQ.M 2331.89 SQ.FT

BALCONY AREA : 81.44 SQ.M 876.61 SQ.FT

TOTAL AREA : 298.08 SQ.M 3208.51 SQ.FT

TYPE 02

4 - BEDROOM
DUPLEX 01



SUITE AREA : 222.48 SQ.M 2394.75 SQ.FT

BALCONY AREA : 108.09 SQ.M 1163.47 SQ.FT

TOTAL AREA : 330.57 SQ.M 3558.23

TYPE 03

1 - BEDROOM
APARTMENT



SUITE AREA : 58.48 SQ.M 629.47 SQ.FT

BALCONY AREA : 10.43 SQ.M 112.27 SQ.FT

TOTAL AREA : 68.91 SQ.M 741.74 SQ.FT

TYPE 04

1 - BEDROOM
APARTMENT

SUITE AREA : 58.49 SQ.M 629.58 SQ.FT

BALCONY AREA : 4.56 SQ.M 49.08 SQ.FT

TOTAL AREA : 63.05 SQ.M 678.66 SQ.FT



TYPE 05

1 - BEDROOM
APARTMENT

SUITE AREA : 58.49 SQ.M 629.58 SQ.FT

BALCONY AREA : 4.53 SQ.M 48.76 SQ.FT

TOTAL AREA : 63.02 SQ.M 678.34 SQ.FT



TYPE 06

2 - BEDROOM
APARTMENT



SUITE AREA : 101.26 SQ.M 1089.95 SQ.FT

BALCONY AREA : 31.51 SQ.M 339.17 SQ.FT

TOTAL AREA : 132.77 SQ.M 1429.12 SQ.FT

TYPE 07

2 - BEDROOM
APARTMENT

SUITE AREA : 101.35 SQ.M 1090.92 SQ.FT

BALCONY AREA : 19.76 SQ.M 212.69 SQ.FT

TOTAL AREA : 121.11 SQ.M 1303.62 SQ.FT



TYPE 08

2 - BEDROOM
APARTMENT

SUITE AREA : 101.18 SQ.M 1089.09 SQ.FT

BALCONY AREA : 16.71 SQ.M 179.86 SQ.FT

TOTAL AREA : 117.89 SQ.M 1268.96 SQ.FT



TYPE 09

2 - BEDROOM
APARTMENT

SUITE AREA : 104.83 SQ.M 1128.38 SQ.FT

BALCONY AREA : 30.29 SQ.M 326.04 SQ.FT

TOTAL AREA : 135.12 SQ.M 1454.42 SQ.FT



TYPE 10

2 - BEDROOM
APARTMENT



SUITE AREA : 104.86 SQ.M 1128.70 SQ.FT

BALCONY AREA : 17.93 SQ.M 193.00 SQ.FT

TOTAL AREA : 122.79 SQ.M 1321.70 SQ.FT

TYPE 11

2 - BEDROOM
APARTMENT

SUITE AREA : 109.93 SQ.M 1183.28 SQ.FT

BALCONY AREA : 56.43 SQ.M 607.41 SQ.FT

TOTAL AREA : 166.36 SQ.M 1790.68 SQ.FT



TYPE 12

2 - BEDROOM
APARTMENT

SUITE AREA : 116.28 SQ.M 1251.63 SQ.FT

BALCONY AREA : 13.62 SQ.M 146.60 SQ.FT

TOTAL AREA : 129.90 SQ.M 1398.23 SQ.FT



TYPE 13

2 - BEDROOM
APARTMENT

SUITE AREA : 116.21 SQ.M 1250.87 SQ.FT

BALCONY AREA : 24.24 SQ.M 260.92 SQ.FT

TOTAL AREA : 140.45 SQ.M 1511.79 SQ.FT



TYPE 14

2 - BEDROOM
APARTMENT



SUITE AREA : 112.08 SQ.M 1206.42 SQ.FT

BALCONY AREA : 9.53 SQ.M 102.58 SQ.FT

TOTAL AREA : 121.61 SQ.M 1309.00 SQ.FT

TYPE 15

3 - BEDROOM
APARTMENT

SUITE AREA : 138.89 SQ.M 1495.00 SQ.FT

BALCONY AREA : 28.06 SQ.M 302.04 SQ.FT

TOTAL AREA : 166.95 SQ.M 1797.03 SQ.FT



TYPE 16

3 - BEDROOM
APARTMENT

SUITE AREA 138.89 SQ.M 1495.00 SQ.FT

BALCONY AREA : 21.75 SQ.M 234.12 SQ.FT

TOTAL AREA : 160.64 SQ.M 1729.11 SQ.FT



TYPE 17

3 - BEDROOM
APARTMENT

SUITE AREA	150.05 SQ.M	1615.12 SQ.FT
BALCONY AREA :	34.08 SQ.M	366.83 SQ.FT
TOTAL AREA :	184.13 SQ.M	1981.96 SQ.FT



TYPE 18

3 - BEDROOM
APARTMENT

SUITE AREA 149.98 SQ.M 1614.37 SQ.FT

BALCONY AREA : 47.61 SQ.M 512.47 SQ.FT

TOTAL AREA : 197.59 SQ.M 2126.84 SQ.FT



TYPE 19

3 - BEDROOM
APARTMENT

SUITE AREA 144.36 SQ.M 1553.88 SQ.FT

BALCONY AREA : 24.25 SQ.M 261.02 SQ.FT

TOTAL AREA : 168.61 SQ.M 1814.90 SQ.FT



TYPE 20

3 - BEDROOM
APARTMENT

SUITE AREA 144.30 SQ.M 1553.23 SQ.FT

BALCONY AREA : 13.69 SQ.M 147.36 SQ.FT

TOTAL AREA : 157.99 SQ.M 1700.59 SQ.FT



TYPE 21

4 - BEDROOM
APARTMENT



SUITE AREA 181.82 SQ.M 1957.09 SQ.FT

BALCONY AREA : 115.74 SQ.M 1245.81 SQ.FT

TOTAL AREA : 297.56 SQ.M 3202.91 SQ.FT