

ARTHOUSE RESIDENCES

AL MARJAN ISLAND

by

 CLÉDOR



FROM MANHATTAN
TO MARJAN

THE BRAND

ARTHOUSE HOTEL NYC

Located in the heart of New York City, Arthouse Hotel
blends creativity with comfort.

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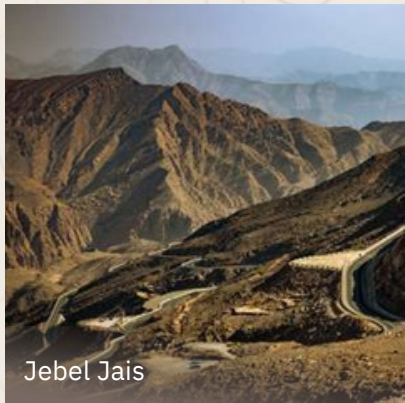
WHERE MANHATTAN ENERGY MEETS ISLAND SERENITY

Nestled between the Hajar Mountains and the Arabian Gulf,
Ras Al Khaimah is a land of contrast and beauty.

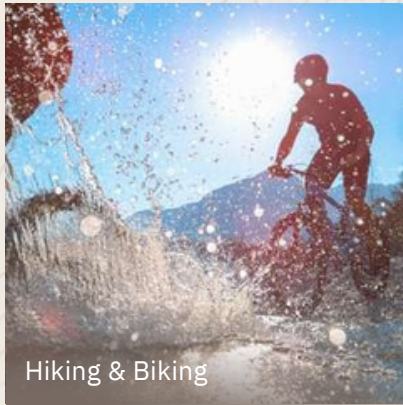
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RAS AL KHAÏMAH

Ras Al Khaimah is made for the curious.



Jebel Jais



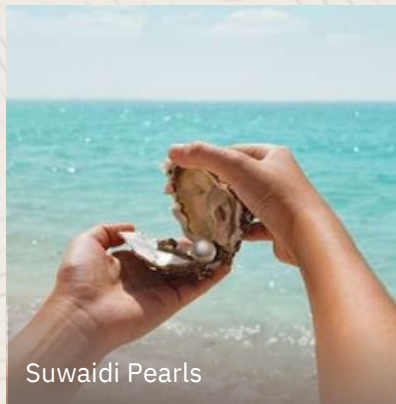
Hiking & Biking



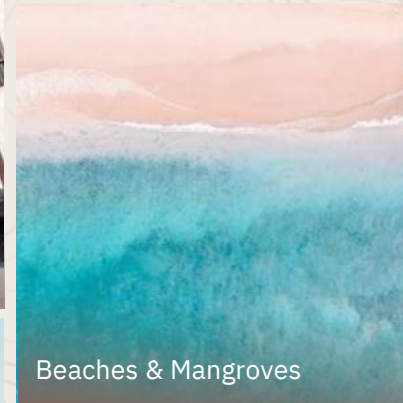
Dhayah Fort



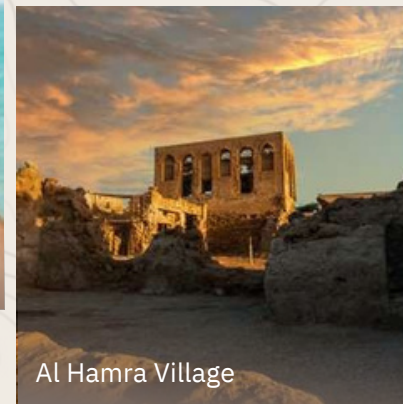
National Museum
of Ras Al Khaimah



Suwaidi Pearls



Beaches & Mangroves



Al Hamra Village



Desert Safaris



Wadi Shawka

THE WYNN EFFECT

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- Property Value
 - Investment Demand
 - Infrastructure
 - Tourism Growth
 - Global Prestige
- Job Creation
 - Community Impact
 - Long-Term Residency



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ARTHOUSE RESIDENCES AL MARJAN

Perched on Al Marjan Island, Arthouse Residences draws from the bold spirit of NYC's Arthouse Hotel.

CONNECTED
TO EVERYTHING,
MINUTES FROM
ANYTHING

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A MENiTiES



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Private Beach Club

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Kids Play Area

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Rooftop Adults-only
Infinity Pool

A modern outdoor patio featuring a swimming pool, lounge furniture, and a barbeque area. The patio is furnished with a large sectional sofa in orange and grey, a long wooden bar with stools, and a barbeque area with two grills. The space is decorated with several potted plants and a large glass wall on the left. The overall design is clean and contemporary.

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Barbeque Area



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Retail Outlets and Cafe



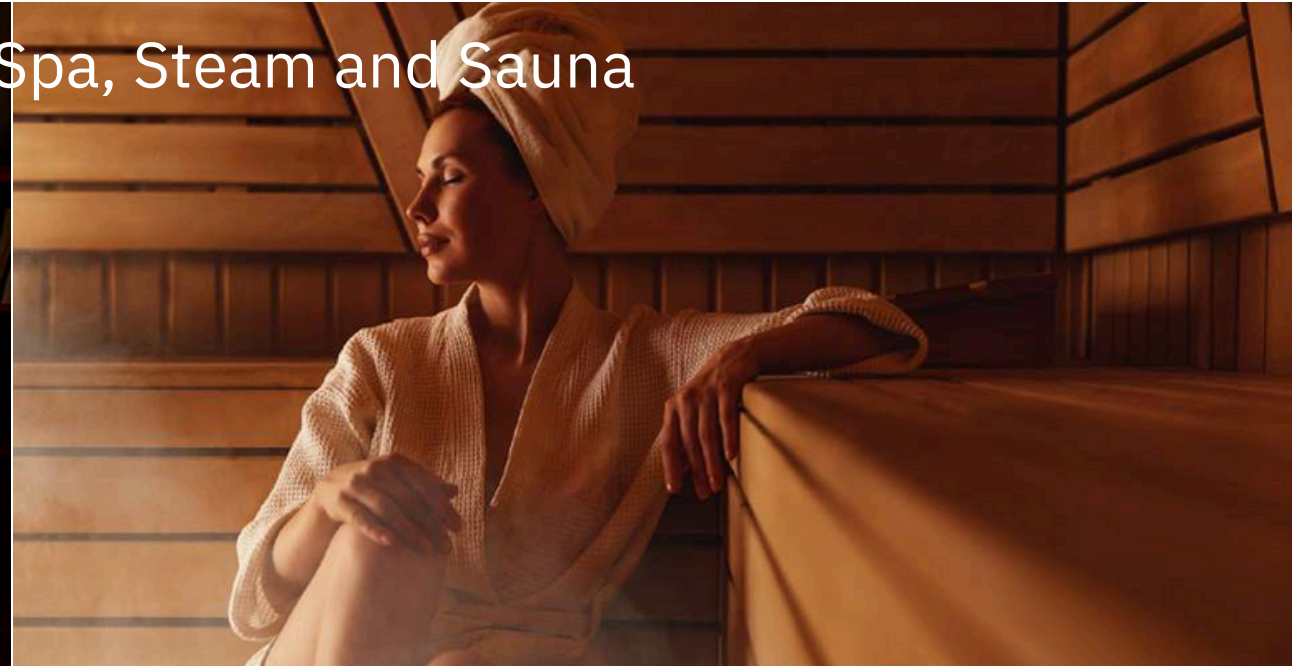
Fitness Club



Park



Yoga Deck



Spa, Steam and Sauna



Concierge Valet



À La Carte Hotel Services



Housekeeping On Call

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iN T E R i O R S

Arthouse Hotel Standard Interiors

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ARTHOUSE
RESIDENCES

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THE RESIDENCES

Spaces that fit just right, each thoughtfully designed.

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STUDIO
Efficient Living. No Wasted Space.

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1 BEDROOM RESIDENCES

Balanced Proportions. Generous Natural Light.

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CLÉ DOR



CLÉ DOR



CLÉ DOR



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DUPLEXES, 1 BEDROOM+ STUDY RESIDENCES

Live Differently. Beautifully.

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CLÉ D'OR



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CLÉ D'OR



CLÉ D'OR

ARTHOUSE RESIDENCES
AL MARJAN



LOBBY

CLÉDOR

CLÉDOR



SPACES DESiGNE*D* TO iNSPIRE

Every apartment features a fully equipped kitchen, ensuring your home is as practical as it is beautiful.

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A SYMPHONY OF Light

Floor-to-ceiling windows turn sunlight into design element, casting dynamic shadows and creating an ever-changing interior.

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HEIGHTENED PERSPECTIVES

Soaring ceilings infuse every space with openness and grandeur, creating a living experience that feels as boundless as the horizon.

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ORGANISATION AS AN ART FORM

Designed for both functionality and sophistication, the walk-in closets deliver organized refinement, where every item finds its place.

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WHERE INDOORS AND OUTDOORS BECOME ONE

Wrap-around balconies blur the lines between interior comfort and exterior beauty, offering uninterrupted ocean and park views.

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SPACES CRAFTED FOR A LIFE WELL-LIVED

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ArthouseResidencesAlMarjan's amenities are designed for both comfort and convenience, every detail harmonising style with functionality, creating a seamless flow between refined interiors and serene open spaces.



Private
beach club



Kids Play
Area



Rooftop Adults -
Only Pool
Infinity



Barbeque
Area



Retail outfits
and cafe



Fitness Club



Yoga Deck



Park



Spa , Steam
and Sauna



Concierge



Valet



A La Carte
Hotel Services



Housekeeping
on call

PROJECT
OVERVIEW

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THE FIRST ARTHOUSE NYC RESIDENCE IN THE MIDDLE EAST

- 50 Studios
- 75 One-Bedroom Residences
- 68 One-Bedroom Residences with Study
- 8 Two-Bedroom Duplexes

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ARTHOUSE RESIDENCES
AL MARJAN

THE DEVELOPER

Clédor is a dynamic real estate company known for delivering visionary urban spaces.

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STR ATEgiC PARTNER

Prospect Properties is a Dubai-based real estate development and investment company offering comprehensive turn-key solutions across the UAE.

PROSPECT.

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