



ONE CANAL

A blue-tinted photograph of water with ripples and three white pills floating on the surface. The pills are arranged in a small cluster. The text "ONE OF A KIND" is centered in the lower half of the image.

ONE OF A KIND

A close-up, profile view of a woman's face, looking towards the left. Her face is partially in shadow, with bright light filtering through green, leafy plants in the foreground, creating dramatic shadows and highlights on her skin and hair. Her hand is visible near her chin, with fingers slightly curled. The overall mood is serene and natural.

ONE FOR THE FEW



THE FUTURE IS NOW  
**ONE CANAL**  
THE FUTURE IS NOW



ARRIVE  
AT  
TRUE  
LUXURY

BY  
INVITATION



WELCOME  
TO WHERE  
YOU  
BELONG

*A prestigious new landmark in Dubai, reserved for the select few.*

*A stunning collection of J.E. Heineken Penthouses  
and J.E. Heineken Sky Villas, in a contemporary design edition  
in collaboration with Urruti Casa. Redefining luxury, amenities,  
craftsmanship and a lifestyle beyond compare.*



## ARRIVE BY LAND, AIR OR SEA

*A waterfont through beyond the  
ordinary. Select waterfont on your yacht with the  
water sterilizing technology in front of you... Boat  
parties which help to smooth out the rough days...  
Use the dream of One Canal.*





## LOCATED AT DUBAI CANAL ADJACENT TO SAFA PARK

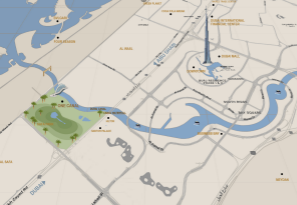
*Our Canal is located at the center of everything that matters. Enjoy family picnics at the lush green Safa Park, and evening walks by the Dubai Water Canal right next to your signature residence.*





ICONIC OUTDOORS  
OUTSIDE YOUR DOOR





Yas Viceroy Hotel



Yas Viceroy Mall



Yas Viceroy Golf Course



Yas Viceroy Mall  
Yas Viceroy Mall  
Yas Viceroy Mall



Yas Viceroy Hotel  
Yas Viceroy Hotel  
Yas Viceroy Hotel

ONE CANAL

ANNOUNCES ITS COLLABORATION WITH



**FENDI**  
CASA



Fendi's tradition of savoir-faire, craftsmanship and innovation informs the new Fendi Casa collection - a complete range of designs that showcase the maison's signature artisanal heritage and distinctly modern vision.

Residents at The Canal will experience every day an immersive journey into the Maison's tradition of excellence and creativity.

# CRAFTED WITH A UNIQUE ARTISTIC VISION

*"In the new David Cassiani,  
Beauty finds its purpose in  
objects with the highest craftsmanship."*

*This is our idea of interior design:  
elegant and light,  
classic yet innovative."*



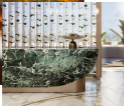


## CONTEMPORARY SOPHISTICATION

Rooted in a tradition of superb taste, craftsmanship and innovation, Ferris Casa embodies the essence of a sophisticated yet contemporary cultured home. With the attention to the exclusive concept of being, material mastery of a long tradition of excellence, Ferris Casa offers a complete range of design created with the highest level of expertise and symbols of the Italian taste. A full range of offerings that combine the historic Italy tradition with design experimentation.







## RESIDENCE FEATURES

### Discover the finer details

- Stunning architectural masterpiece, designed by Shauq Killa
- In collaboration with **Remix Casa**
- Design consultants **HEA**
- 24 exclusive residences comprising of Penthouses, My Villa, and our My Mansion
- Residences Types 1, 4, 5 and 6 bedrooms
- Sizes ranging from 4,800 sq. ft. to 18,000 sq. ft.
- All residences with stunning **Water Canal View** and **Park View**
- Private Elevation that opens directly to your living room
- Quietest spaces with ceiling height from 22 meters to 3 meters
- No public hallways
- Fully equipped **Remix Kitchens**
- Private-Children Terrace with **My Pools**
- **My Gardens**
- Outdoor Dining Area
- Storage Room
- Luxury Garage



## Here every day is Exceptional

- 20 x 7 Luxury Concierge Service
- Dedicated Concierge App
- Membership of Invitation-only Lifestyle Platforms Clubs
- Chauffeur/Black Rover Service
- Valet Service
- Butler, Bellboy & Housekeeping Services
- In-room Dining
- Residents Lounge
- Cigar Lounge
- Cinema Room
- Closet Call
- Indoor Pool & Hot Lounge
- Gym & Yoga studio
- Wellness Spa
- Onboard Experience



## EXCLUSIVE AMENITIES & SERVICES



## DESIGNED TO IMPRESS BY SHAUN KILLA

*Canal One is designerly like architects  
renowned for creating timeless, transformation, adaptive  
yet resilient buildings and designs that are unique, innova-  
tive, embrace sustainability and are  
continuously inspired with a vision for shaping a brighter  
future. Their award-winning studio is  
committed to creating notable and high-quality  
projects and is renowned for being highly sensitive  
with ideologies and design philosophies that are  
passionate about innovation, smart technologies and future-  
fable design and respectful to social  
and ecological sustainability, space making  
and urban realm.*



## DESIGN CRAFT BY HBA

Heath Barker Associates (HBA) is world-renowned as a leading hospitality design firm. They create signature hotels for today's luxury brands and among the world's most anticipated hotels, resorts, spas, casinos, restaurants, cruise ships, independent contemporary boutique hotels and world-class residences.

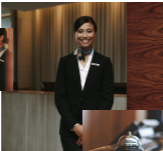


HBA defines new standards in design and aims to add significant value by elevating and enhancing the brand experiences of their clients, owners and operators. From concept to completion, each HBA interior is the result of a unique and sensitive response to location, architecture, and client vision.

24

PENTHOUSE & SKY VILLAS





## 24x7 CONCIERGE

Your every wish, waiting to be fulfilled from  
in-air bookings to ensuring facilities for  
night-after-night stays to customized experiences,  
the dedicated concierge team is trained to  
handle every request with utmost care and  
professionalism.





## THE ART OF WELLNESS

Relax yourself in the Exclusive Spa  
at One-Canal. Find your refuge from  
daily worries, escape to a perfect  
state of calm. Plan your longest  
respite and emerge fully  
rejuvenated.



## SIGNATURE TREATMENTS TO SOOTHE YOUR SENSES

*The international massages at One Canal Spa are redefined  
in various massage techniques including Swedish Massage.*

*Thai Massage, Shiatsu and Deep Tissue using aromatherapy, fragrant  
medicinal oils and steaming showers they pamper you and take you  
on a relaxing sensory journey with signature therapies.*

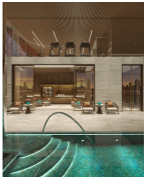






## MEET YOU AT THE POOL

The private, temperature-controlled pool invites you for a leisurely swim for fitness and pleasure. Make a splash and make new friends. The poolside is where the Deer Creek residents gather to wind down after a hard day's work.





Roll in to the next level of comfort at the well-appointed Cigar Lounge with a fine selection of cigars, spirits and hours of service.

## A CLASS ACT THE CIGAR LOUNGE





## HOUSE KEEPING SERVICES

Enjoy 5 star level attention, detail and service standards with a team of hospitality staff who elevate your daily lifestyle experience. Traveling service to suit you, with an exceptional every day.





## ALWAYS A SMOOTH RIDE

Take in the sights and sounds of  
Dubai in style! Chauffeur'd Limousine  
service is available for guests, friends  
and family of Deer Casual residents.



## THE CINEMA ROOM - A BLOCKBUSTER EXPERIENCE

Enjoy the big screen experience from the comfort of your home. Treat guests and family to their favorite movies or create "blockbuster" birthday parties (powered by the magic of music!)



# YOGA OR CARDIO. YOU CHOOSE!

Mix and match your workout schedule in the state-of-the-art Gym & Yoga Studio at Canal One. The fully-equipped studio has everything you need to stay fit and in great shape!



# YOUR CURATED UHNI NETWORK

During a residence at One-Coral automatically entitles you to be a part of a super-exclusive club of ultra-high-net-worth individuals. You will be a part of the UHN community a top-quality luxury concierge service and lifestyle platform that caters to you with compelling and well-curated recommendations together with personalized advice and suggestions from around the world directly to your phone.



THE WORLD  
IS YOUR  
PLAYGROUND

THE LUJO EXPERIENCE







## AVIATION

Exclusive flights in a global fleet of over 7000 aircraft, which are reserved for all the members. Spectacular service, attention and absolutely pleasant experience will unlock new horizons for you.



## YACHTING

Through an extensive fleet selection of the finest yachts, dive into the world's ultimate privacy, luxury and beauty. It is no time you will be coasting into the unimagined, soaking up the sun and exploring the world's most outstanding destinations.



## RESTAURANTS

The world of dining has never looked this incredible, with such a versatile palate, all tastes and preferences are bound to be satisfied. You can look forward to gourmet experiences that can be immersive and transformative - linking culture, tradition and innovation.



#### EVENTS

Enjoy the incredible array of live performances from theater spectacles, concerts, film festivals to car races and sports events around the globe. Our concierge partner will grant you access to a wide range of distinctive events.



#### EXPERIENCE

Embark on a journey in a myriad of worldly possibilities, curated to each and every detail according to your taste. Our talented team of experts will attentively design an unforgettable experience that will combine all of your delights in one.



#### ENTERTAINMENT

Dive through the fabulous nightlife of the city, savor exciting cosmopolitan hotspots, with ease and the ultimate enjoyment, and assured you are always at the right place. The most attractive and the most private spots will be reserved for you.



# DUBAI'S MOST COVETED VIEWS, FROM YOUR HOME.

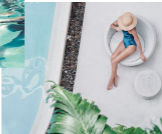
Every residence at One Canal enjoys stunning views of Safa Park  
and Dubai Canal. Life is mesmerizing views of nature, water and  
some of Dubai's most iconic landmarks.





## LUXURIATE IN YOUR PRIVATE SKY POOL

Your floor is a rejuvenating swim in your temperature-controlled private pool every day after work on a long flight. Float above the clouds, while savouring mesmerizing views.





## DINE UNDER THE STARS ON THE SKY TERRACE

*Exceptional nights in the company of friends. This is where memories are made! The Sky Terrace offers sweeping views where you can entertain guests in style.*



THE  
TEPPANYAKI  
EXPERIENCE,  
EVERY DAY



Every residence at the One Canal comes filled with a  
Teppanyaki Station. Individual garnish and family with a bar front  
for all the occasions.

## IN-ROOM DINING, SERVICED BY YOUR BUTLER

You don't need to leave the comfort of your room for an exquisite dining experience. The master chefs at One-C and our creative restaurant chefs can accommodate any demand, served to your room by your personal Butler.







## THE ELEGANCE OF OMAKASE DINING

*Enjoy the exclusive, Japanese art of 'Omakase' dining at Our-Casual. Selected ingredients and the finest ingredients by the visionary chefs create a supertasteful feast for the senses.*



## MAKE A POWER POINT

Your time is precious, so you can host critical meetings without leaving One-Casual.

The well-appointed Meeting Room at One-Casual is perfect to hold relaxed discussions or host working lunches for your clients and acquaintances.



## YOUR FLEET, YOUR PRIDE

The Luxury Garage at One Canal is a fitting tribute to your exclusive car collection. Showcase your hand-picked fleet in the state-of-the-art garage designed to inspire.



## JACUZZIS. WITH VIEWS -ATTACHED

*Include hot tubs with stunning views.*


*The jacuzzis and the state-of-the-art amenities in your private room, offers a truly relaxing and rejuvenating experience.*



A  
RARIFIED  
LIFESTYLE







"Details make perfection,  
and perfection is not a detail."

- Leonardo Da Vinci

