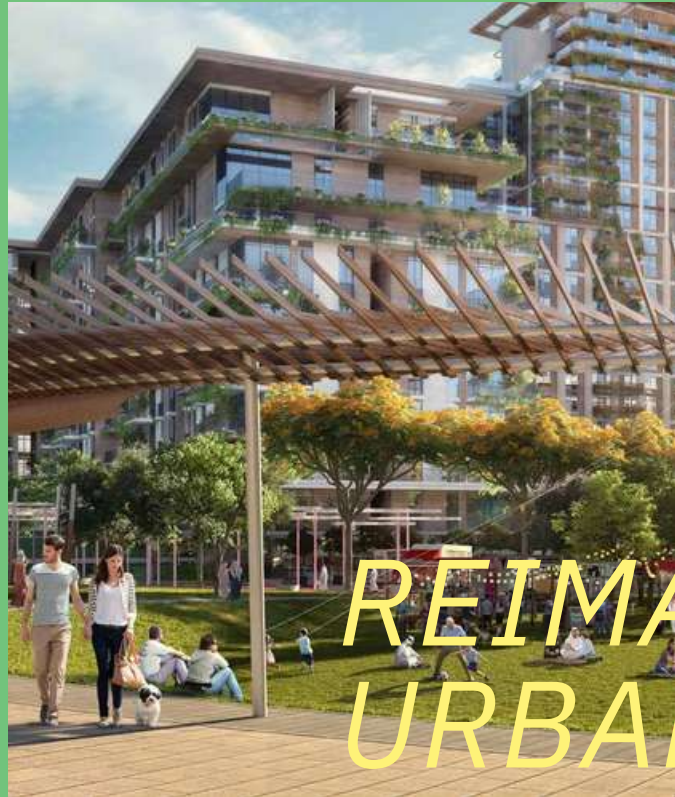


RE
G
N



*CENTRAL
PARK*
CITY WALK

REIMAGINE THE URBAN JUNGLE



REIMAGINE THE URBAN JUNGLE

Big city living is by definition a fast-paced lifestyle set amongst high rises and bright lights. It is almost a blessing when you get to take refuge in a green space, most of the time away from the concrete surroundings. But what if we could blur the lines between urban and nature? Central Park at City Walk brings both of these worlds together. Premium homes and lush green landscapes set in the heart of Dubai create a true park lifestyle community that will make you reimagine what the urban jungle is.





MERAAS

Meraas is committed to creating and consistently delivering developments that strengthen Dubai's position as a global real estate investment destination of choice. Offering an extensive range of master developments, land, and property, Meraas continues its legacy of developing well-known destinations and prominent landmarks, creating well-designed and coveted lifestyle experiences.



Its cutting-edge portfolio comprises of leading developments across waterfront, urban, and suburban locations in Dubai, such as City Walk Residences, Bluewaters Residences, Nikki Beach Residences, BVLGARI Residences, Port de La Mer and Cherrywoods, to name a few. Meraas emphasises sophistication and innovation to offer best in class residential developments that appeal to a diverse customer base globally.

CITY WALK

City Walk is a creative lifestyle space to live, work and play in the heart of Dubai. Conceptualised by world-renowned designers, this high-end destination includes international retail offerings, upscale gourmet restaurants, world-class residences, and luxurious hotels, combining Dubai's love of out-of-the-box thinking with contemporary convenience. Built around movement, sharing, and community, the modern urban mix and easy connectivity make it one of the most prominent and recognisable neighbourhoods in Dubai.





CONNECTIVITY

Connected by a well-established road network, and located between Al Wasl Road and Sheikh Zayed Road, Central Park at City Walk is ideally placed for quick and convenient access to major landmarks in Dubai.

01
MINUTE FROM
CITY WALK MALL

15
MINUTES TO
BURJ AL ARAB

20
MINUTES TO
THE PALM JUMEIRAH

05
MINUTES FROM
COCA-COLA ARENA

15
MINUTES TO
DUBAI INT. AIRPORT

20
MINUTES TO
DUBAI MARINA

10
MINUTES TO
JUMEIRAH BEACH

15
MINUTES TO
LA MER BEACH

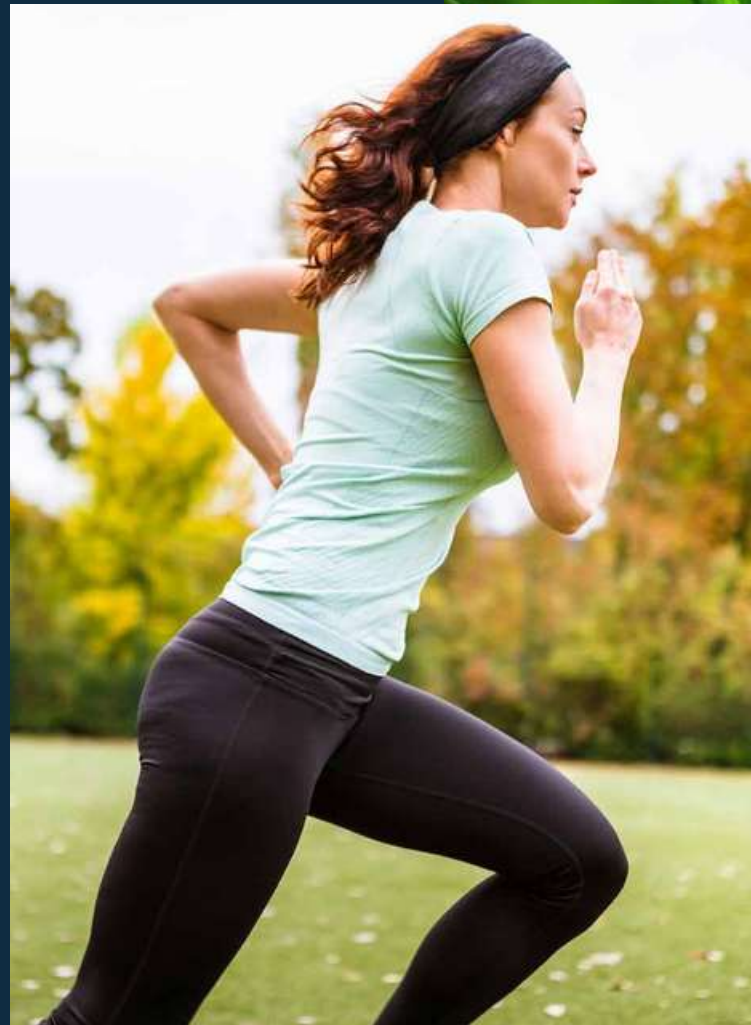
50
MINUTES TO
AL MAKTUUM AIRPORT

Imagine waking up in the heart of the city but opening your curtains and seeing nothing but lush greenery, with a backdrop of the magnificent Dubai skyline. Imagine stepping outside and being able to take part in countless activities all within your own private park. Imagine all of this being surrounded by some of the city's finest restaurants, world-class hotels, massive shopping centres and amazing leisure and entertainment outlets. You don't have to imagine anymore—live re-energised by nature in Central Park at City Walk.



CENTRAL PARK AT CITY WALK





AMENITIES

Central Park at City Walk features such a wide range of facilities and amenities that they cannot all be found in any community in the city. These include our list and many more:



Pools and water play areas | Kids play area | Running track | Dog park | Multi-use games and sports lawns | Tennis and squash courts | Half-court basketball | Skate-able landscape | Games tables | Outdoor gym and fitness station | Spa and sauna
Yoga and meditation areas | Dining outlets and retail stores | Function rooms | Nursery | Events area
Picnic pavilions | Outdoor barbeque areas

MYRTLE

Explore Myrtle, the newest addition to Central Park at City Walk. It features the community's signature design philosophy of blending modern architecture with lush nature. The bright interiors are complemented by terraces that offer amazing views of the community's verdant park — a truly unique place in the heart of the city. Choose from spacious 1 and 2-bedroom apartments.



COUNTLESS ACTIVITIES
AND AMENITIES



FOR A BETTER
QUALITY OF LIFE





*ENJOY NATURE'S
SERENITY*



*WHILE
LIVING IN THE CITY*

EVERYTHING
YOU NEED

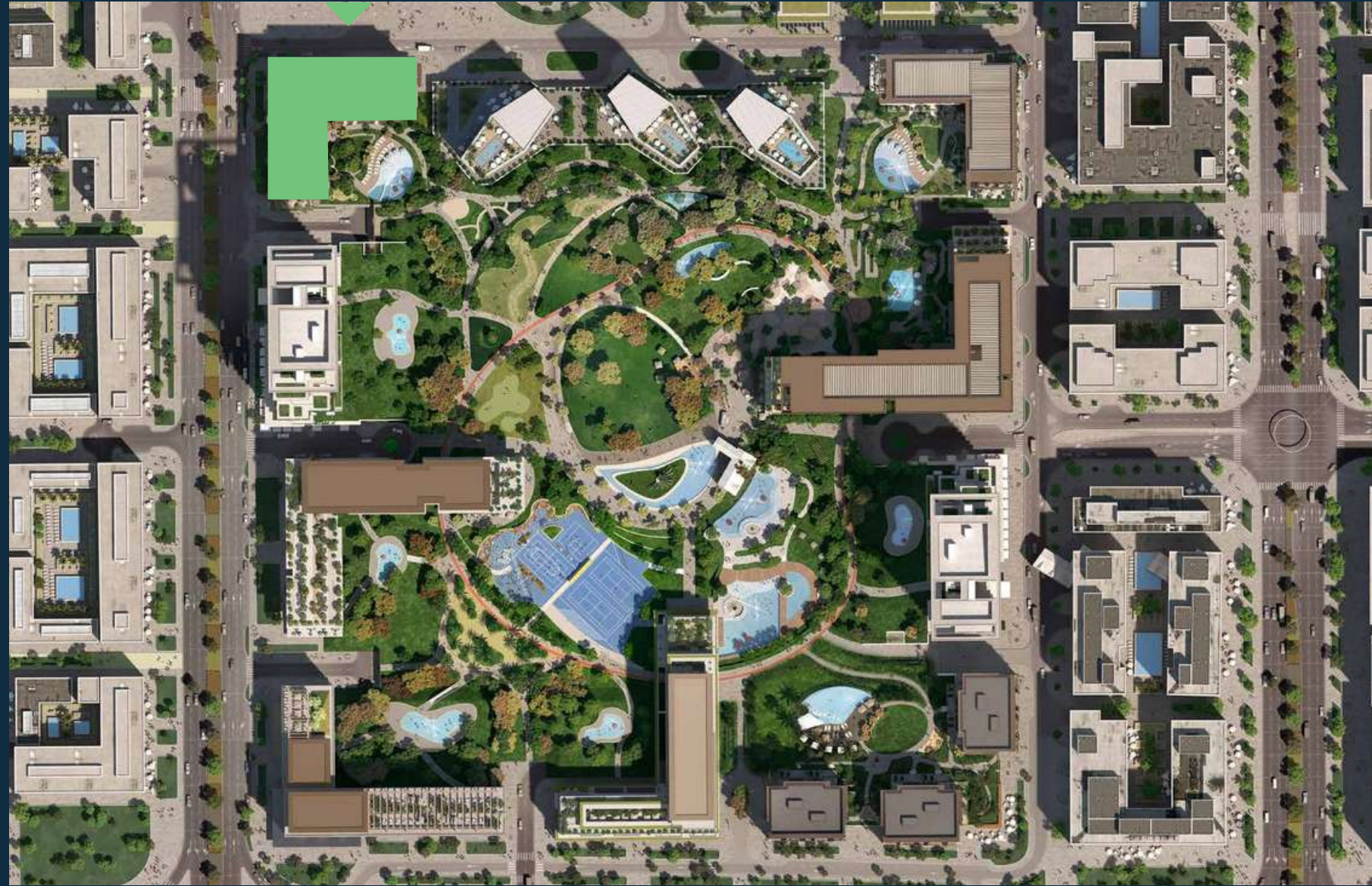


JUST AROUND
THE CORNER



MASTERPLAN

MYRTLE



MYRTLE
FLOOR PLANS

MYRTLE

1 BEDROOM

APARTMENT TYPE A1
LEVEL 1



LEVEL 1

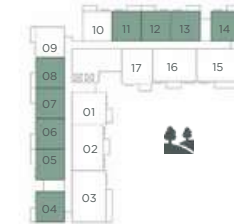
UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
103	56.47	607.84	11.03	118.73	67.50	726.57
104(M)	56.62	609.46	11.03	118.73	67.65	728.18
105 107	56.62	609.46	11.77	126.69	68.39	736.15
106(M) 110(M)	56.62	609.46	9.83	105.81	66.45	715.27
111	56.62	609.46	11.76	126.58	68.38	736.04
112(M)	56.65	609.78	10.03	107.36	66.68	717.74
113(M)	56.65	609.78	11.03	118.73	67.68	728.51

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

1 BEDROOM

APARTMENT TYPE A2
LEVEL 2 - 7



LEVEL 7



LEVEL 2 - 6

UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA		
	SQM	SQFT	SQM	SQFT	SQM	SQFT	
205	56.47	607.84	6.03	64.91	62.50	672.75	
206(M) 207							
209 212(M) 213							
306(M) 307							
309 312(M) 313							
400(M) 407							
409 412(M) 413							
506(M) 507	56.62	609.46	6.19	66.63	62.81	676.09	
509 512(M) 513							
606(M) 607							
609 612(M) 613							
705(M) 706							
708 711(M) 712							
713(M)							
714(M)	56.6	609.7	6.1	65.6	62.7	675.4	
214(M) 215(M)	5	8	0	6	5	4	
305 405	56.7	611.0	6.0	64.9	62.8	675.9	
314(M) 414(M)	605	7	7	3	1	0	
514(M)	56.6	609.7	6.0	64.9	62.6	674.6	
415(M) 415(M)	5	8	3	1	8	9	
615(M)	515(M)	56.4	607.8	5.5	59.5	62.0	667.3
505		7	4	3	2	0	
704	56.6	609.7	5.6	60.2	62.2	670.0	

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

5	8	3	0	8	8
56.4	607.8	5.5	59.6	62.0	667.4
56.4	607.8	5.9	64.2	62.4	672.1
7	4	7	6	4	0

MYRTLE

1 BEDROOM

APARTMENT TYPE B1
LEVEL 1



LEVEL 1

UNIT NO	SUITE AREA	BALCONY AREA	TOTAL AREA
	SQM SQFT	SQM SQFT	SQM SQFT
108	57.51 619.04	9.47 101.94	66.98 720.97

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

1 BEDROOM

APARTMENT TYPE B2
LEVEL 1



LEVEL 1

UNIT NO	SUITE AREA	BALCONY AREA	TOTAL AREA
	SQM SQFT	SQM SQFT	SQM SQFT
109	57.37 617.53	11.32 121.85	68.69 739.38

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

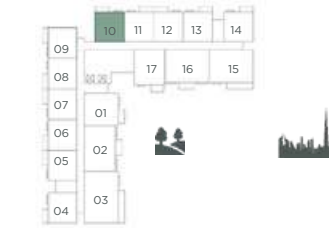
1 BEDROOM

APARTMENT TYPE B3
LEVEL 2 - 7

MYRTLE

1 BEDROOM

APARTMENT TYPE B3 (M)
LEVEL 2 - 7



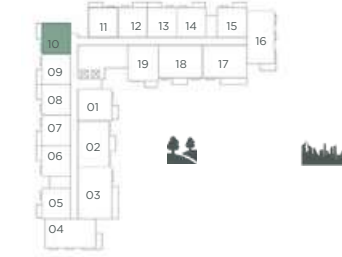
LEVEL 7



LEVEL 2 - 6



LEVEL 7



LEVEL 2 - 6



UNIT NO.	SUITE AREA		BALCONY AREA SQM		TOTAL AREA
	SQFT	SQM	SQFT	SQM	SQM SQFT
211	57.37	617.53	5.88	63.29	63.25 680.82
311 411	57.37	617.53	5.81	62.54	63.18 680.07
611	57.37	617.53	5.81	62.54	63.18 680.07
711	57.37	617.53	5.81	62.54	63.18 680.07

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

UNIT NO.	SUITE AREA		BALCONY AREA SQM		TOTAL AREA
	SQFT	SQM	SQFT	SQM	SQM SQFT
210	57.42	618.07	5.80	62.43	63.22 680.50
310 410	57.42	618.07	6.00	64.58	63.42 682.65
610	57.42	618.07	6.00	64.58	63.42 682.65
709	57.42	618.07	6.00	64.58	63.42 682.65

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

1 BEDROOM

APARTMENT TYPE C1
LEVEL 1



LEVEL 1

UNIT NO	SUITE AREA	BALCONY AREA	TOTAL AREA
	SQM SQ'FT	SQM SQ'FT	SQM SQ'FT
117	70.65 760.58	8.32 304.84	98.98 1,065.42

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

1 BEDROOM

APARTMENT TYPE C2
LEVEL 2 - 7



LEVEL 7



LEVEL 2 - 6

UNIT NO.	SUITE AREA	BALCONY AREA	TOTAL AREA	
	SQM SQ'FT	SQM SQ'FT	SQM SQ'FT	
201(M)	70.48 758.65	6.81 73.30	77.29 831.95	
219	70.65 760.58	6.81 73.30	77.47 833.89	
301(M) 401(M)	501(M)	70.48 758.65	73.20	77.28 831.84
601(M) 701(M)				
319 419	519	70.65 760.58	6.80 73.20	77.46 833.78
619 717				

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

2 BEDROOM

APARTMENT TYPE A1
LEVEL 1 - 6

MYRTLE

2 BEDROOM

APARTMENT TYPE A2
LEVEL 1



LEVEL 2 - 6



LEVEL 1

UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
102	96.77	1,041.63	10.11	108.82	106.88	1,150.46
204	96.77	1,041.63	10.29	110.76	107.06	1,152.39
216(M)	96.62	1,040.02	10.40	111.95	107.02	1,151.96
304 404	96.77	1,041.63	10.27	110.55	107.04	1,152.18
604	96.71	1,040.99	10.60	114.00	107.31	1,155.08
810(M)	96.62	1,040.02	10.62	114.31	107.24	1,154.33
410(M) 510(M) 616(M)	96.62	1,040.02	10.62	114.31	107.24	1,154.33

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



UNIT NO	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
114	96.62	1,040.01	6.07	65.78	157.69	1,697.36

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



LEVEL 7



LEVEL 2 - 6



LEVEL 1

UNIT NO	SUITE AREA BALCONY AREATOTAL AREA			
	SQM	SQFT	SQM	SQFT
115	94.30	1,015.05	4.39	477.81
			138.66	1,492.86

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

UNIT NO.	SUITE AREA BALCONY AREATOTAL AREA			
	SQM	SQFT	SQM	SQFT
217 417	517	94.30	1,015.05	12.78
617			137.66	1,152.61
317		94.30	1,015.05	12.79
715		94.40	1,016.12	12.83
			138.10	1,154.22

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

2 BEDROOM

APARTMENT TYPE C1
LEVEL 1



LEVEL 1

UNIT NO	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
116	92.96	1,000.62	5.04	54.30	143.44	1,543.67

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

MYRTLE

2 BEDROOM

APARTMENT TYPE C2
LEVEL 2 - 7



LEVEL 7



LEVEL 2 - 6

UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
202(M) 218	302(M)					
318 402(M)	418					
502(M) 518	602(M)	92.96	1,000.62	5.04	8.82	94.94
618 702(M)	716				101.78	1,095.56

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



LEVEL 1



UNIT NO	SUITE AREA			BALCONY AREA			TOTAL AREA		
	SQM	SQFT	%	SQM	SQFT	%	SQM	SQFT	%
101	115.41	1,242.27	56.53	608.49	171.94	1,850.76			

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



LEVEL 7



LEVEL 2 - 6



UNIT NO.	SUITE AREA			BALCONY AREA			TOTAL AREA		
	SQM	SQFT	%	SQM	SQFT	%	SQM	SQFT	%
203	115.43	1,242.49	56.15	163.07	1,305.56				
303 403	115.43	1,242.49	56.19	163.51	1,306.00				
503	115.41	1,242.27	56.19	163.51	1,305.78				
703	115.44	1,242.60	56.15	163.07	1,305.67				

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



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