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The Branded
Real Estate Ventures

The Story Behind Lusail Residence

2 Location



Project Overview

Chakras & Lusail
Residence

Amenities & Facilities

Masterplan

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Investment Opportunities: Discover investment opportunities that not only yield returns but also offer a lifestyle of sophistication.

Maximizing Equity: Our developments are strategically crafted to maximize equity, ensuring that your investment grows over time.

Details Oriented: Our detail-oriented approach ensures that every aspect of our developments contributes to a harmonious living experience.

Maximizing Return on Investment: We prioritize maximizing ROI through innovative design, strategic location, and high-demand amenities that attract discerning buyers.

Niche Community: Join a niche community that values exclusivity and sophistication, tailored for those who seek a distinctive lifestyle.

Luxury Branded Lifestyle: Experience a luxury branded lifestyle, where every home reflectselegance, comfort, and an elevated standard of living.

















Lusail Residence aims to create a unique living experience centered around the chakra concept, promoting holistic well-being and harmony among residents. This project targets individuals and families seeking a balanced lifestyle, emphasizing emotional and spiritual wellness. By integrating the chakra philosophy into architectural design, we can offer a distinctive environment that resonates with potential residents' values.





IUSAIL PROJECT OVERVIEW

SITE AREA 30 ACRE

FOOT PRINT 16%

NUMBER OF BUILDINGS 25
RESIDENTIAL - SERVICED APARTMENTS - HOTEL & RETAIL

NUMBER OF FLOORS G+6 WITH LOFT

NUMBER OF PARKING SIQTS 1350

TOTAL BUILDING
WITHOUT HOTEL BUILDING

ARCHITECTURE STYLE MODERN

TYPES

1BED - 2BED - 3BED - 4BED - LOFT SERVICED APARTMENTS (STUDIO)

NUMBER OF EACH TYPE

1 BED 133

2 BED 292

3 BED 511

4 BED 56

LOFT 85

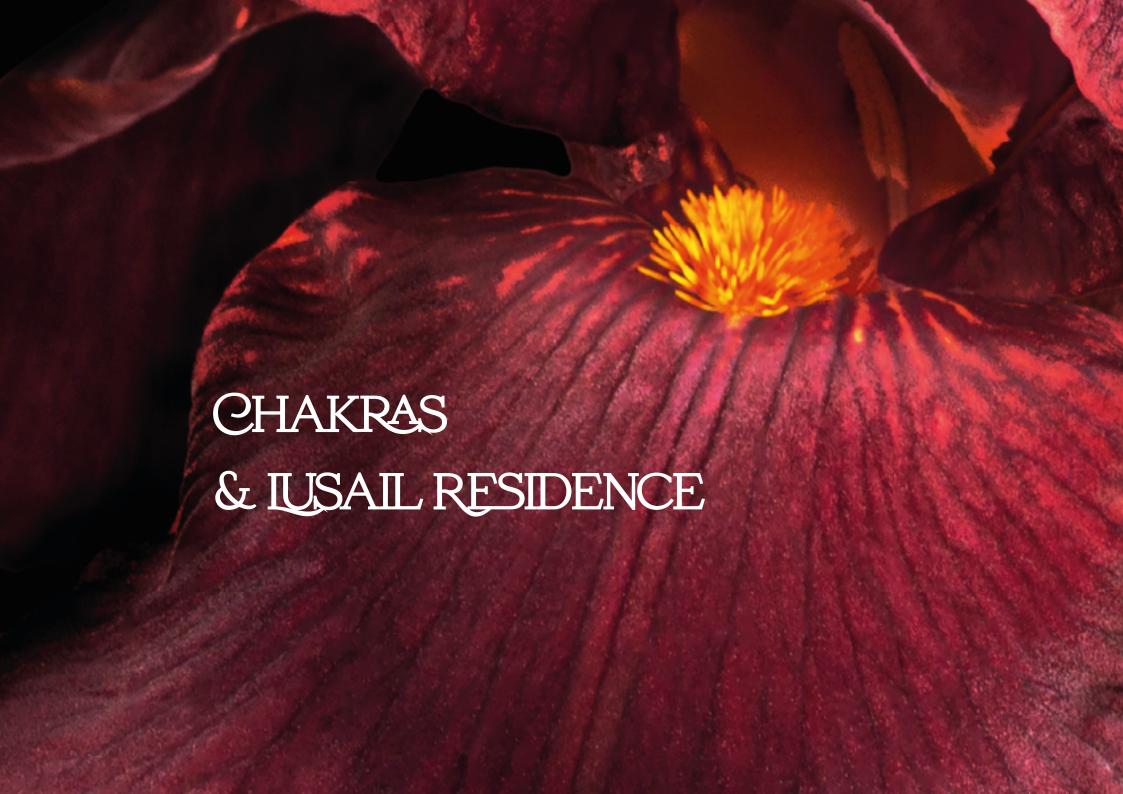
TOTAL NUMBER OF UNITS 1077

LOADING RATIO 25%

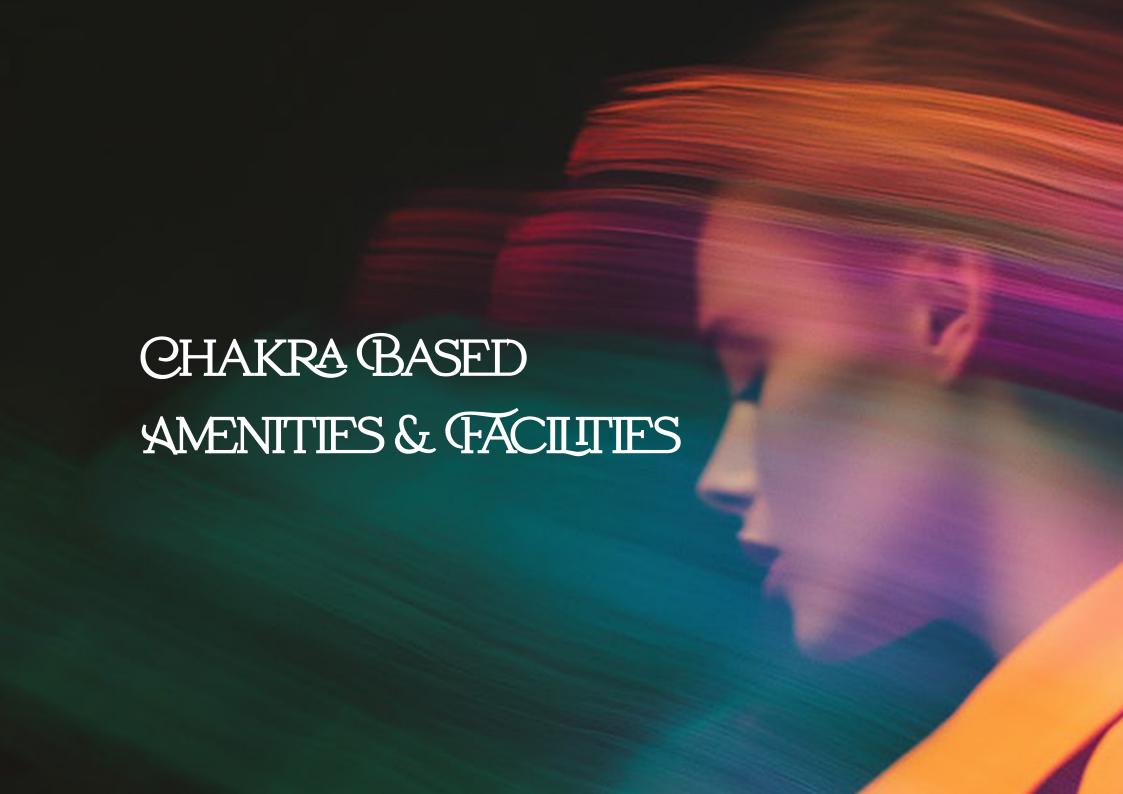
THISHING

(FULLY FINISHED - SEMI FINISHED

GREENERY & WATER FEATURES 84%



Lusail Residence is a chakra-inspired residential community where architecture seamlessly blends with the philosophy of chakras, promoting a harmonious environment that nurtures the mind, body, and spirit of its residents. Here's how this connection comes to life: Holistic Living: Lusail Residence integrates the philosophy of the chakras into its design, amenities, and activities to provide a holistic living experience. Facilities Reflecting Chakras: Each facility within Lusail Residence is inspired by a specific chakra, offering amenities that cater to various aspects of well-being associated with that energy center. Promoting Balance: By incorporating chakra-inspired elements, the compound aims to create a harmonious environment that supports residents in achieving balance and alignment in their lives.

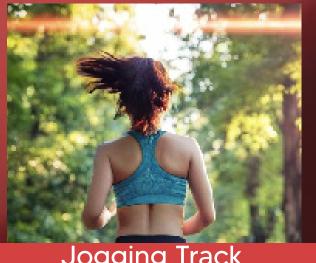


Throat Chakra: Communication, expression, truth

vality, enlightenment, connection

Third Eye Chakra. Ston Serus Tolskedmon (SNOT: TAKA) THEOM Root Chakra: Grounding, stability, security pleasure, relationships Solar plexus Chakra: Personal power, confidence, identity renition, insight, perception Sacral Chatra Creative









Jogging Track







Vibrant Gardens























Paddle Tennis

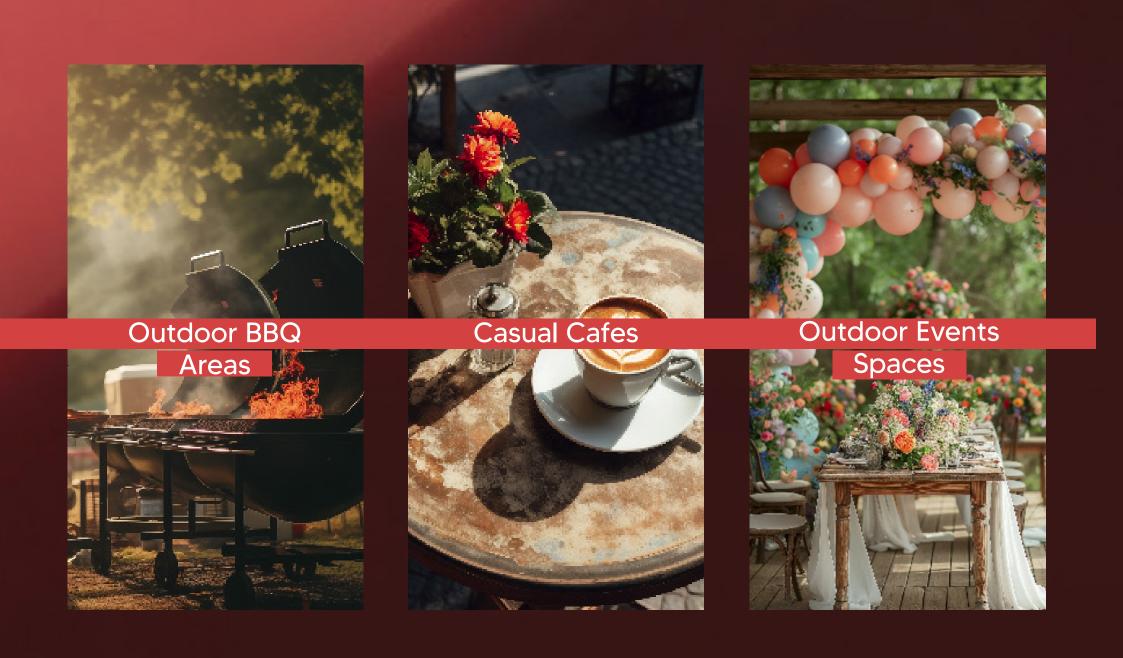




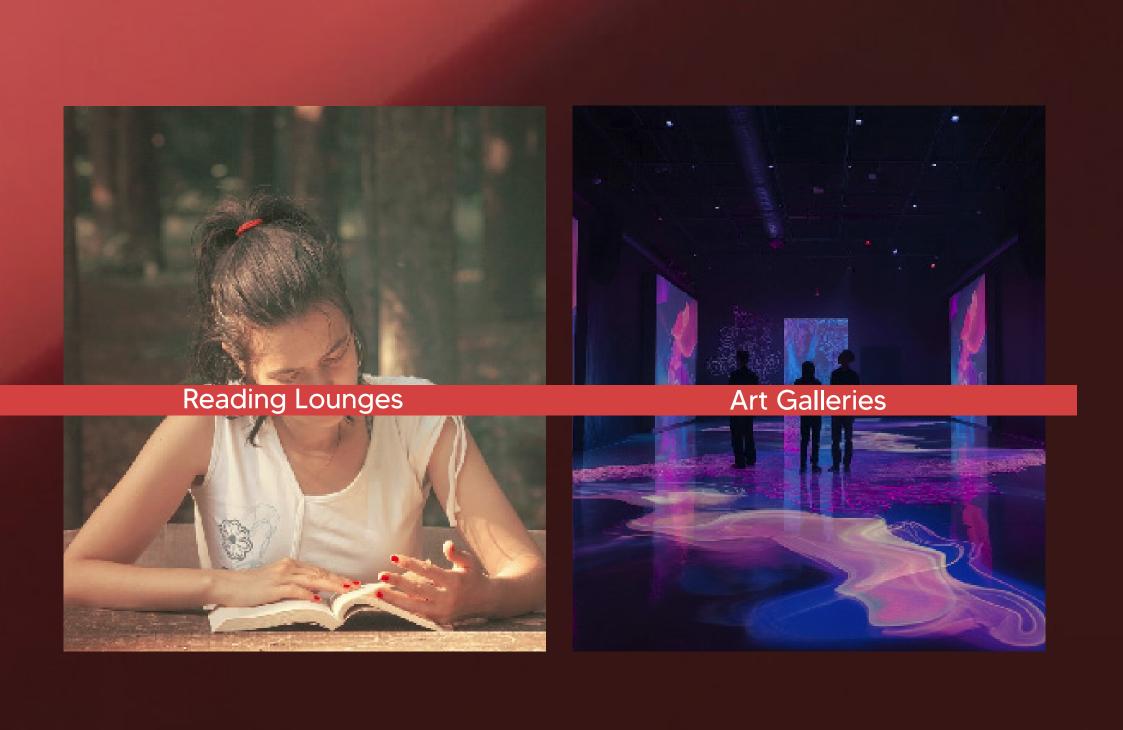
Cycle Trails



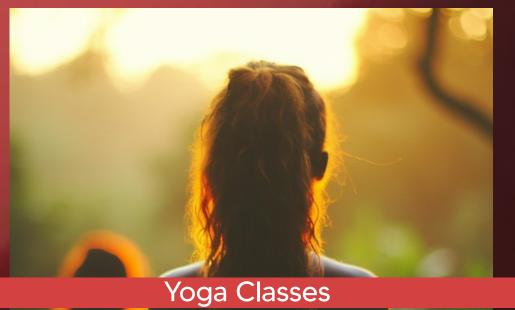














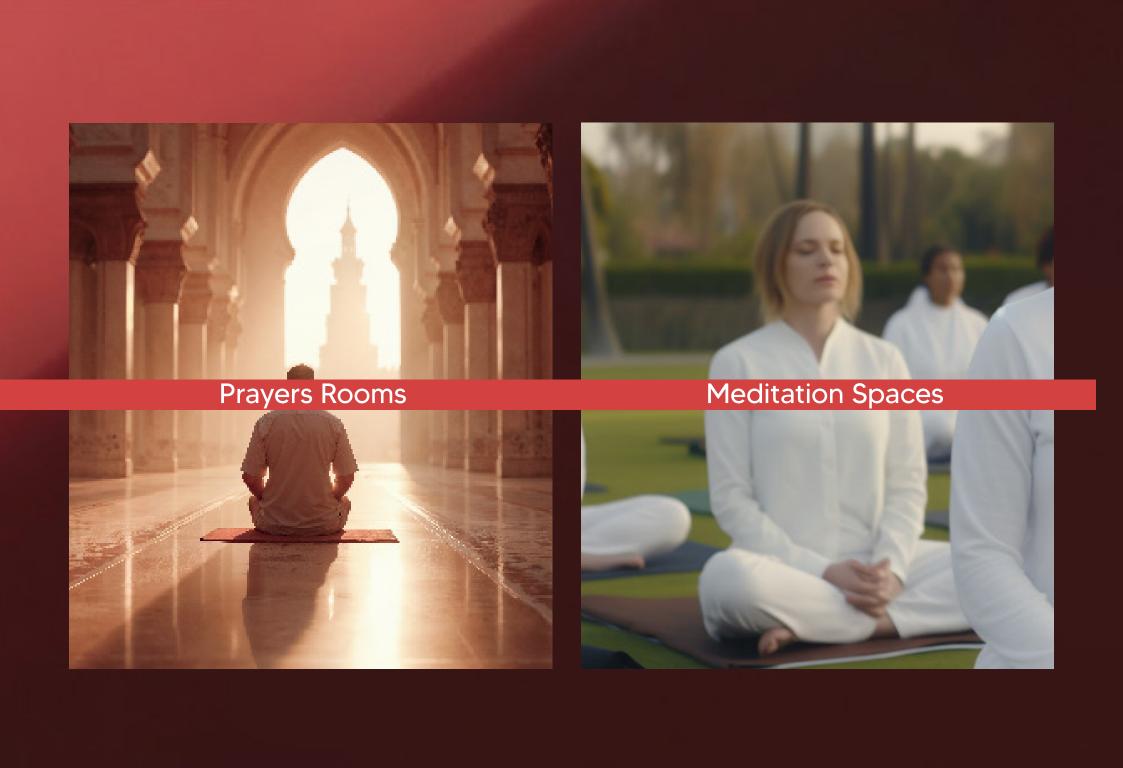


Serene Gardens























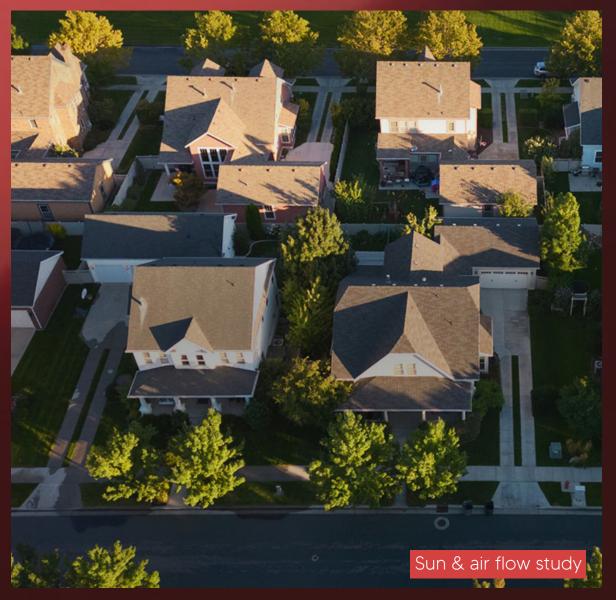




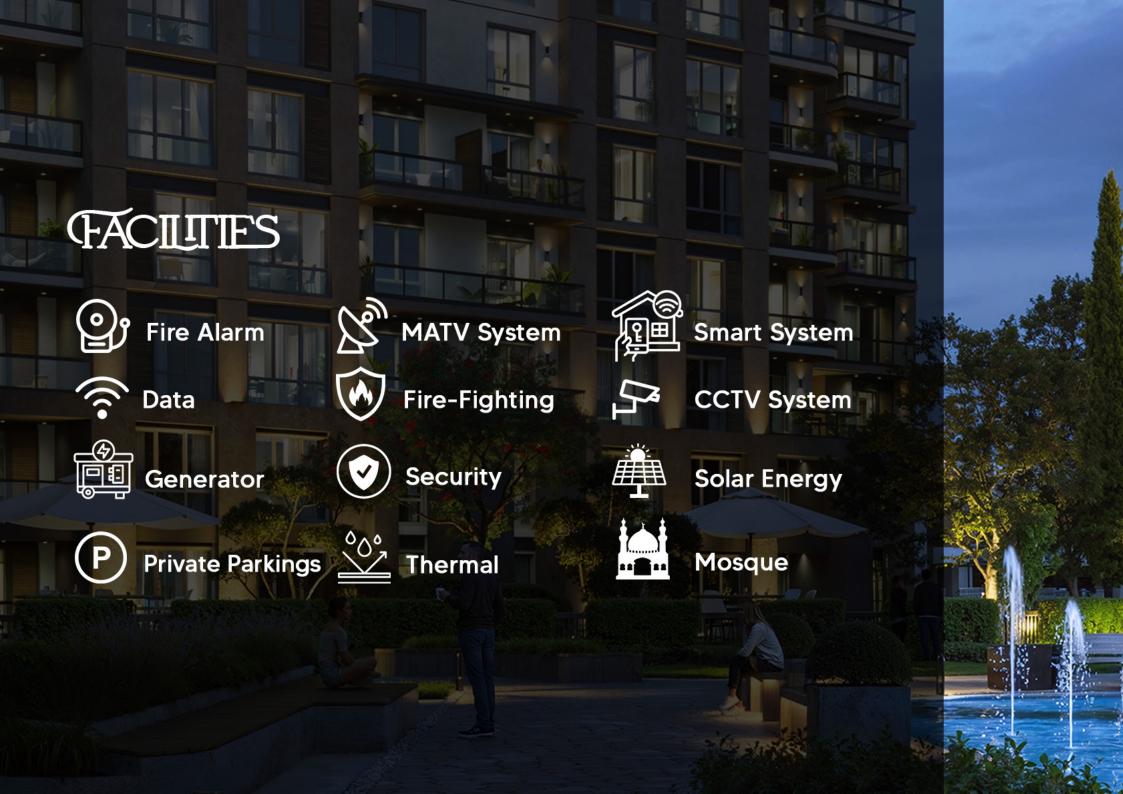


































































PATNERS



Sites International is an award-winning multidisciplinary consultancy firm founded in the 1980s by Dr. Maher Stino and Dr. Laila Stino. With offices in the U.S. and Egypt, we have established ourselves as leaders in sustainable planning, design, and construction management services. Sites International houses a collaborative team of planners, architects, and engineers delivering design and construction management solutions to our clients in the areas of Master Planning, Detailed Planning, Landscape Architecture, Architecture, Structural Engineering, Site Engineering, Site Supervision, and Project Management. Our pioneering work across the Middle East and North Africa has received international recognition for visionary designs that integrate the built and natural environments.







Cove Architecture is uplifting the regional architecture experience in the market to encounter international standards with a journey of 20 years of experience working in the fields and making global unique projects all around the world and brought to the market high standards and a responsible design approach. Organized from High-qualified staff well selected from an international background supported with a successful record of mega-scale projects, Cove was established with a commitment to transfer the architecture in the local market to a worldwide space where the high standard projects are the basic approaches and the common products, the commitment which cemented Cove's presence as a major player in the regional architectural scene.



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