

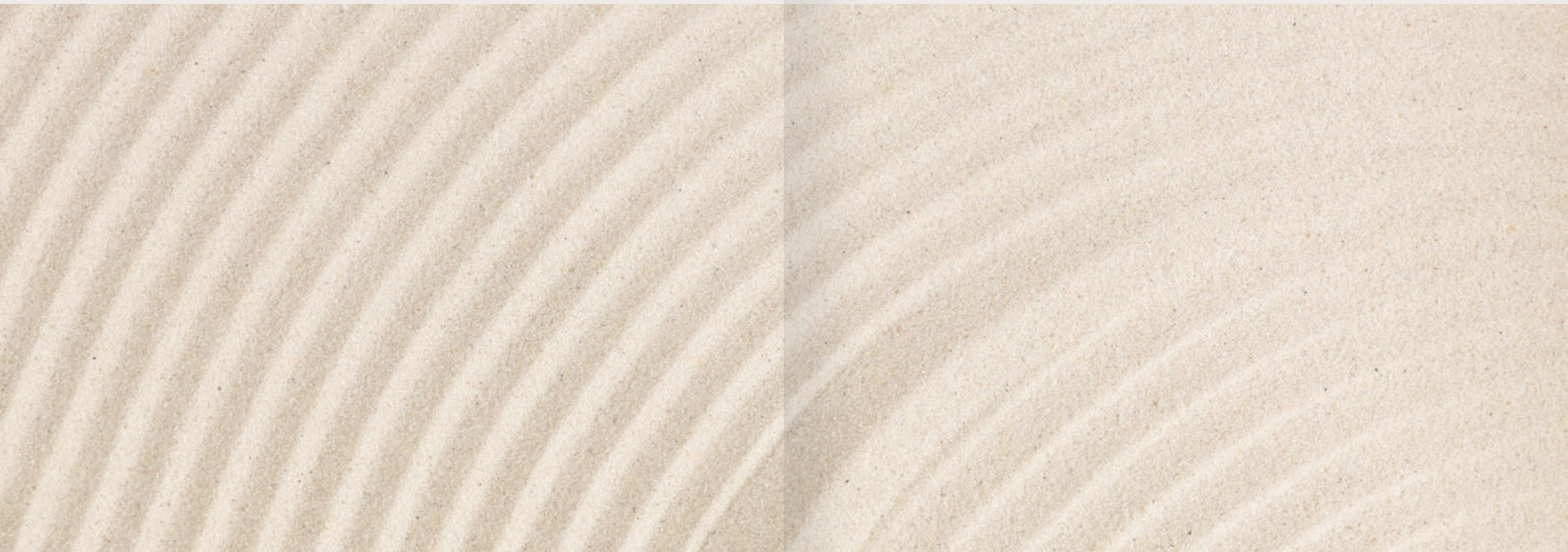


MARINA RESIDENCES

SOBHA
Siniga Island

The Sea lives in
everyone of us

MARINA RESIDENCES
at Sobha Siniya Island



The Sobha way

The Sobha way

Sobha Realty redefines the concept of luxury residential living with a repertoire of real estate projects across UAE.

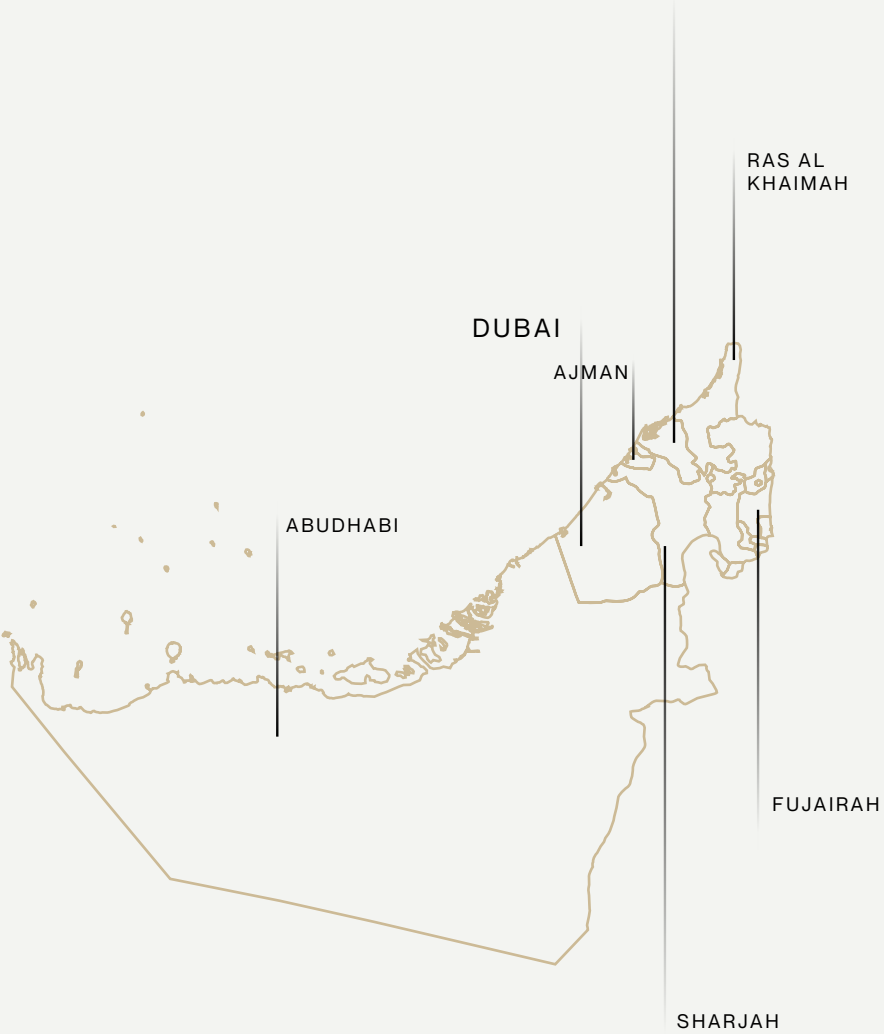
Pioneering the 'Backward Integration' model in real estate, Sobha Realty employs in-house mastery to create a unique offering of fine living that extends beyond the customer's expectations.

GEOGRAPHICAL
LOCATION

UNITED
ARAB EMIRATES



UMM AL QUWAIN





SOBHA
Siniya Island

10 minutes from
Al Marjan

30 minutes from
Sharjah

50 minutes from
Dubai

20 minutes from
Sobha Siniya Island

40 minutes from
Dubai

BOTH COMMUNITIES CONNECTED VIA **E11 & E311**

CONNECTIVITY

EASY TO REACH, IMPOSSIBLE TO FORGET

Imagine a serene island seamlessly connected to the bustling city by a magnificent 1.7 km bridge. This not only enhances accessibility for residents but also invites visitors to experience the island's enchanting beauty with ease.

The bridge offers a smooth, scenic route, allowing you to transition effortlessly from the urban landscape to a tranquil paradise. Whether you're commuting for work or planning a leisurely getaway, this bridge ensures a convenient and picturesque journey, making the island an ideal destination for relaxation and adventure alike.

CONNECTIVITY

YOUR JOURNEY TO TRANQUILLITY

Enjoy seamless connectivity, with major hubs just a short drive away.

The ease of access opens a world of possibilities, from spontaneous weekend escapes to frequent visits, ensuring that the island's pristine beaches and serene atmosphere are always within reach.

Reach

Marjan Island
in just 10 minutes

Sharjah
in 30 minutes

Dubai
in 50 minutes.





LIFE FINDS ITS PERFECT FLOW

INTRODUCING

CANALSIDE

MARINA RESIDENCES

At Canalside Marina Residences, every day is shaped by the free flow of water and the ease of seamless connections. Set along the canal that leads to the Arabian Sea, this cluster offers a sense of openness and possibility. Just steps from the footbridge, you're effortlessly linked to the rest of the community, while expansive views of the yacht club bring the marina's energy and elegance into daily life. Whether you're enjoying a quiet morning by the water or setting out for a walk across the promenade, Canalside Marina Residences invites you to live with ease, clarity, and a natural sense of connection.

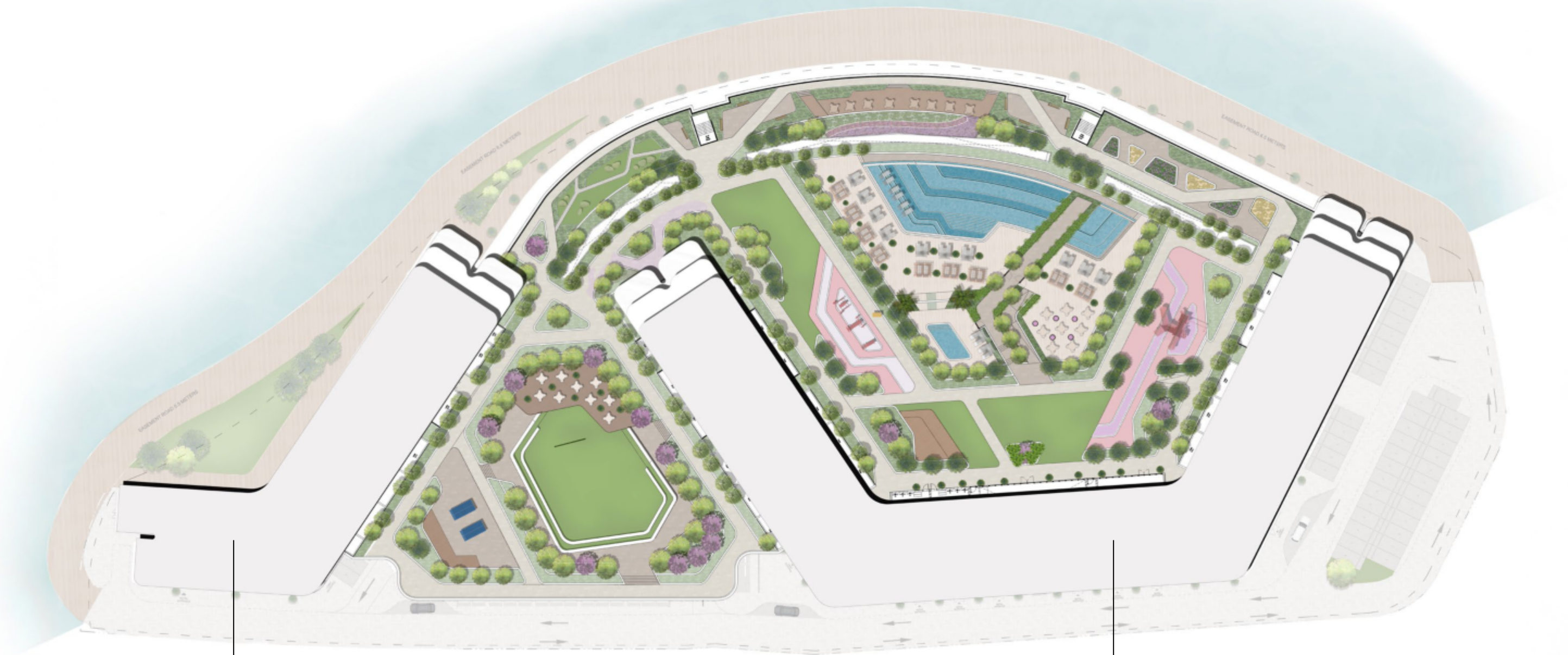
LOCATION ON MASTER PLAN



CANALSIDE

MARINA RESIDENCES

SITE PLAN



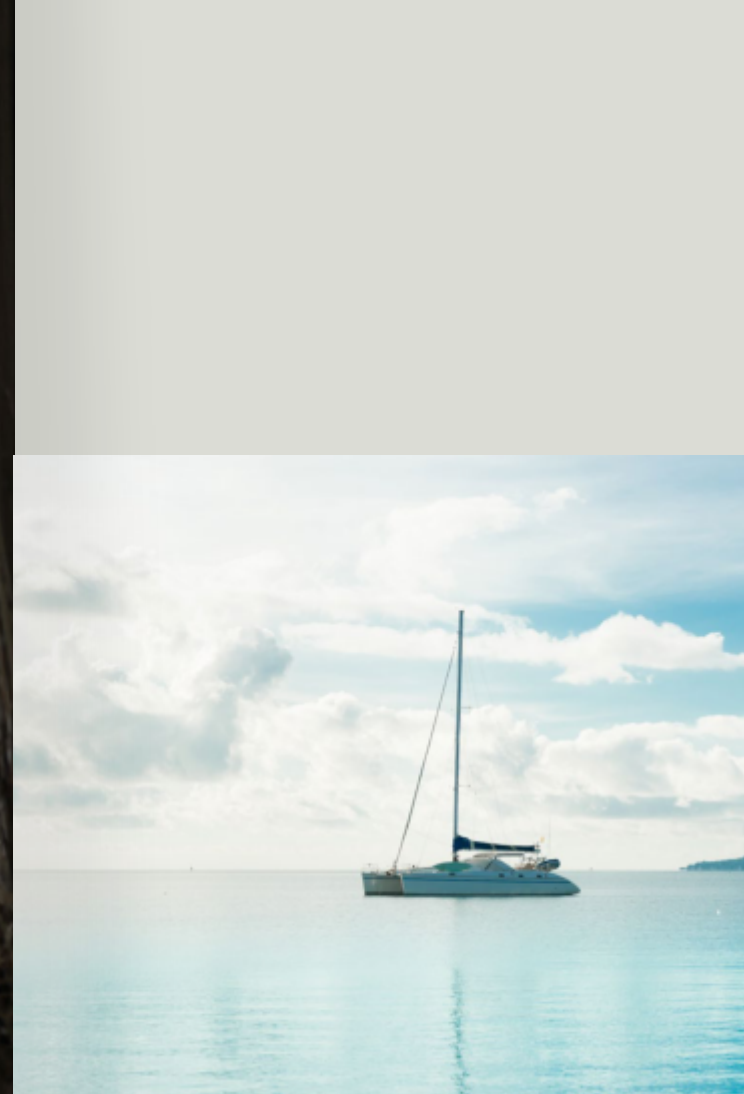
• **TOWER A**
FULLY FURNISHED
RESIDENCE

• **TOWER B**



A PLACE TO FEEL ALIVE

Wander along the promenade where street cafés buzz with warmth, and every turn brings a new delight. Just steps away, the yacht club calls for spontaneous sails, while a luxury mall and hotel promise indulgence at a moment's notice. Every detail is designed to stir the senses.



SERENITY AT HOME

AN EMBRACE YOU LONG FOR

As the call of flamingos echoes softly in the distance, peaceful mornings take on a renewed sense of joy. With every turn of the page in your favourite book, the open sea unfolds before you, its gentle waves setting the perfect rhythm to your day.

This is more than just a moment - it's a sense of belonging, where the beauty of the sea and the calm of your surroundings create a comforting embrace. Rediscover the simple pleasure of a home that feels uniquely and truly yours.





AMENITIES PODIUM

AMENITY-RICH PODIUMS

As you explore the dedicated podiums at Marina Residences, a world of possibilities unfolds before you. Dive into the crystal-clear infinity pools that seem to blend seamlessly with the horizon or find your rhythm at the state-of-the-art fitness centres overlooking the marina. Cozy lounges invite you to relax and reconnect, while vibrant outdoor play areas offer boundless joy for your toddlers.

With the sea as your constant companion, every moment feels like a story waiting to be written - one filled with serenity, energy, and the endless charm of life by the water.

LUSH PARKS & LANDSCAPED GARDENS

NATURE'S EMBRACE – LUSH GREENERY TO SOOTHE YOUR SOUL

Walk through pathways framed by colourful blooms while every little giggle and tiny eager steps of your toddlers bring you endless joy. Watch these precious moments unfold while you reconnect with nature in the lush parks and beautifully landscaped gardens.

The lush green spaces are more than just a visual treat; they're a sanctuary that nurtures your well-being.



YOUR FULLY FURNISHED RETREAT AWAITS



Experience effortless luxury at Tower A - Marina Residences. Each unit is fully furnished, with every detail meticulously crafted for immediate comfort and style. Simply pack your bags and start enjoying a life of sophistication and ease from day one.

EFFORTLESS PROPERTY MANAGEMENT

STAY CONFIDENT

For the first time, Marina Residences at Sobha Siniya Island proudly offers post-handover property management services, designed to simplify your life and secure your investment with Stay by Latinem.

At Stay by Latinem, property management is effortless, allowing you to maximize your investment returns without lifting a finger. From the moment you decide to list your property, every aspect of the process is handled, ensuring a smooth and profitable experience.



STAY BY LATINEM



LEAVE THE DETAILS TO US

A comprehensive property management solution that takes care of everything, from onboarding to day-to-day operations.

TYPES OF SERVICES WE PROVIDE TO HOMEOWNERS

- Owner dashboard and app
- Professional photography of apartment
- Payment of tourism tax
- Monthly reports
- Daily pricing
- Applicable authority registration
- Housekeeping & upkeep
- Organizing maintenance
- Client relationship manager
- Guest vetting

TYPES OF SERVICES WE PROVIDE TO GUESTS

- World class community stay
- Luxury linens and towels
- Premium amenities
- Quick communication
- Personalized Check-in/Check-Out

Stay by Latinem, commits on delivering exceptional service to both property owners and guests, ensuring that every stay is a memorable one.





housebook

international real estate
IT-platform for agents

Whatsapp contacts 

Partnership managers



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Kapustina



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