



THE
ARTHOUSE

SAADIYAT GROVE

DISCLAIMER: SCREENSHOTS OF THIS WEBINAR ARE NOT ALLOWED TO BE TAKEN OR SHARED. KINDLY COMPLY.

THE ART OF CREATING COMMUNITIES

Recognised as one of the most trusted real estate developers in the UAE, Aldar continues to create iconic landmarks and curate extraordinary lifestyle experiences—while developing communities where residents feel inspired by each space, every day.

SAADIYAT ISLAND LIVING



An ever-evolving, ever-invigorating destination at the heart of the island, Saadiyat Grove makes art and culture a part of life. Interactive artworks and digital murals surround you, while exquisite style is reflected through every window.

SAADIYAT
GROVE
ABU DHABI

IN THE HEART OF SAADIYAT ISLAND'S CULTURAL DISTRICT

If you were to design the ultimate lifestyle, Saadiyat Island's exquisite coastline and inspiring Cultural District would exceed expectation. Home to white-sand beaches, as well as the Zayed National Museum, Guggenheim Abu Dhabi, Louvre Abu Dhabi and Saadiyat Grove; this is a lifestyle destination that's redefining the UAE's role in global culture, creativity and natural beauty.



IN THE HEART OF SAADIYAT ISLAND'S CULTURAL DISTRICT

01



LOUVRE
ABU DHABI

02



ZAYED NATIONAL
MUSEUM



03



04

THE ABRAHAMIC
FAMILY HOUSE

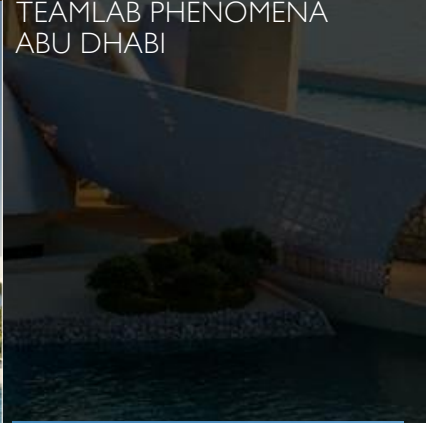


05

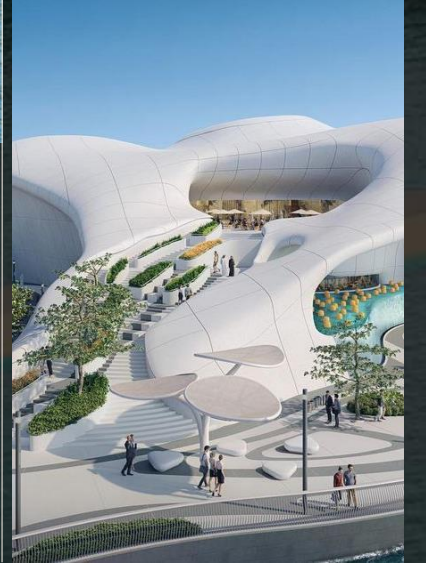


NATURAL
HISTORY MUSEUM
ABU DHABI

06



TEAMLAB PHENOMENA
ABU DHABI



A GALLERY FOR LIVING

Exclusive private's club- inspired homes. Designed for inspiring conversation and bold collaboration. A one-of-a-kind setting, for a creative and exclusive lifestyle.

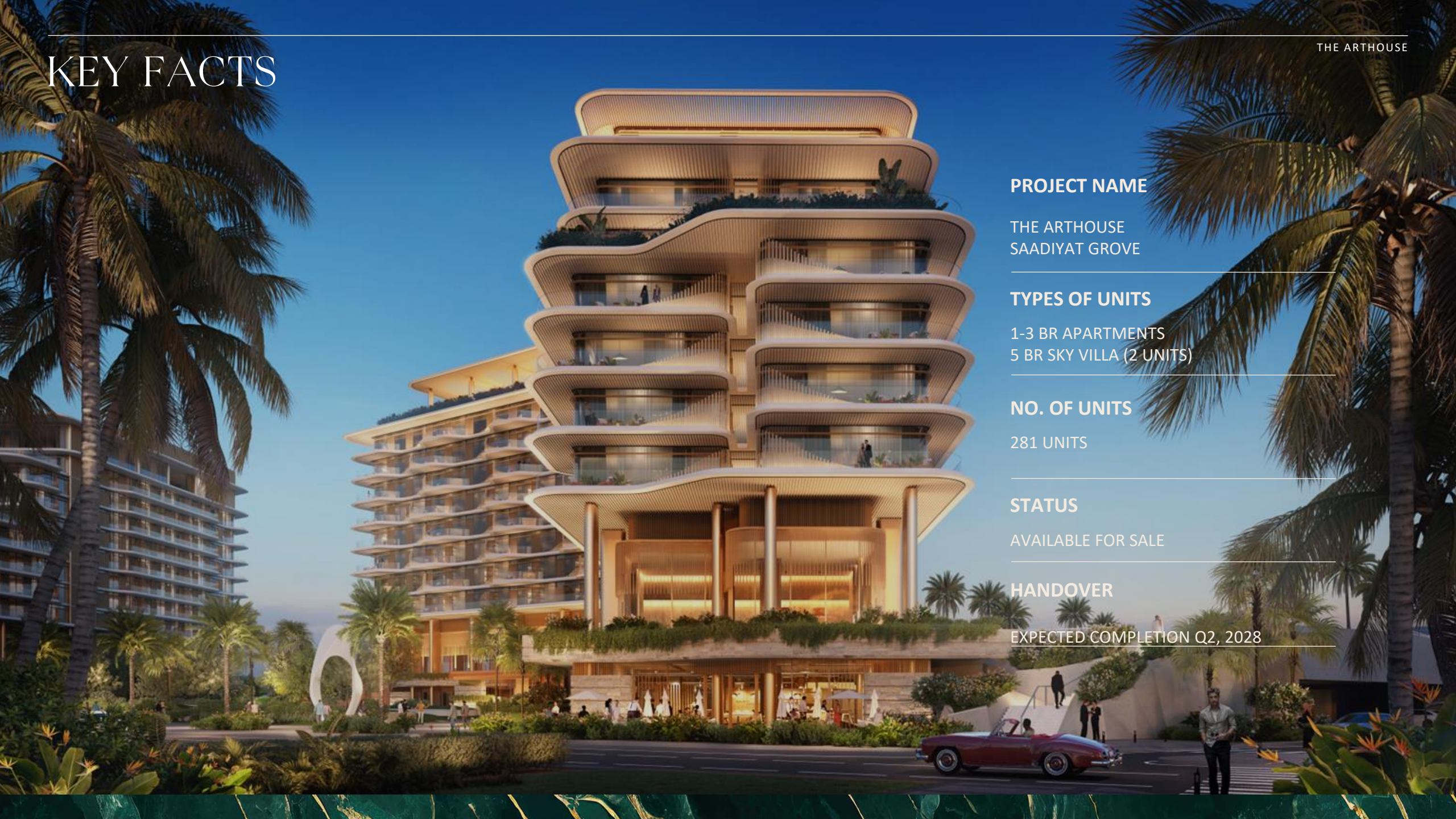






KEY FACTS

THE ARTHOUSE



PROJECT NAME

THE ARTHOUSE
SAADIYAT GROVE

TYPES OF UNITS

1-3 BR APARTMENTS
5 BR SKY VILLA (2 UNITS)

NO. OF UNITS

281 UNITS

STATUS

AVAILABLE FOR SALE

HANDOVER

EXPECTED COMPLETION Q2, 2028

LOCATION MAP



THE ARTHOUSE

▪ SAADIYAT BEACH CLUB

THE
ARTHOUSE
SAADIYAT GROVE

▪ SAADIYAT BEACH GOLF CLUB

GUGGENHEIM
ABU DHABI

▪ MAMSHA AL SAADIYAT

SAADIYAT
GROVE

▪ JAWAHER SAADIYAT

LOUVRE ABU DHABI

▪ ZAYED NATIONAL
MUSEUM

▪ MANARAT AL SAADIYAT

CULTURAL
DISTRICT

SAADIYAT ISLAND

MARINA
DISTRICT

▪ NYU ABU DHABI

▪ SARAYA

AL MARYAH
ISLAND

▪ THE BRIDGES

▪ REEM CENTRAL PARK

▪ MEERA

▪ BURJ
MOHAMMED
BIN RASHID

▪ THE GATE &
ARC TOWERS

▪ WORLD
TRADE CENTER

REEM ISLAND

▪ KHALIDIYA
VILLAGE

▪ BANIYAS
TOWERS





AMENITIES

THE ARTHOUSE

RESIDENTS CLUB EXCLUSIVE AMENITIES

Secret garden (Tropical landscaped gardens & nooks)

Sky garden (Rooftop lounge with stage & bar)

Night tennis (Tennis court)

Rooftop deck (Rooftop adult and kids pools)

Grand Lobby

Creative majlis (Residents majlis)

Arthouse cinema (Community Cinema)

Health club (GYM)

Art studio (Creative workshop)

Supper club (Social kitchen / dining area)

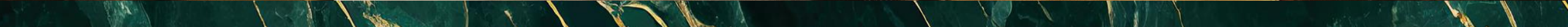
Kids playroom

Core studio (Meditation/ pilates / yoga rooms)

Entertainment lounge

Co-working spaces









SERVICES



PERSONAL SERVICES

Housekeeping

Laundry

Pet sitting

Cooking

Rental Management

Spa Services

Barber

Salon

COMMUNITY SERVICES

Fitness Classes

Swimming Classes

Pool services

LEISURE SERVICES

Valet

Concierge

*Some of the services are subject to additional payment.





DESIGNED WITH
SUSTAINABILITY
IN MIND

THE ARTHOUSE

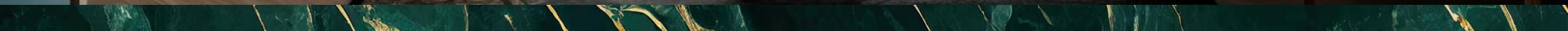


Eco-friendly materials and energy-efficient systems ensure a reduced carbon footprint and a harmonious living environment that celebrates the natural beauty of Saadiyat Island.





FLOOR PLANS



1 BR APARTMENT (A1)

Area: 95 Sqm



1 BR APARTMENT (A2)



Area: 140 Sqm

1 BR APARTMENT (A3)

Area: 92 Sqm



2 BR APARTMENT (A1)



Area: 147 Sqm

2 BR APARTMENT (A2)



Area: 204 Sqm

2 BR APARTMENT + M (B1)



Area: 229 Sqm

2 BR APARTMENT + STUDY (A3)



Area: 179 Sqm

3 BR APARTMENT + M (A1)



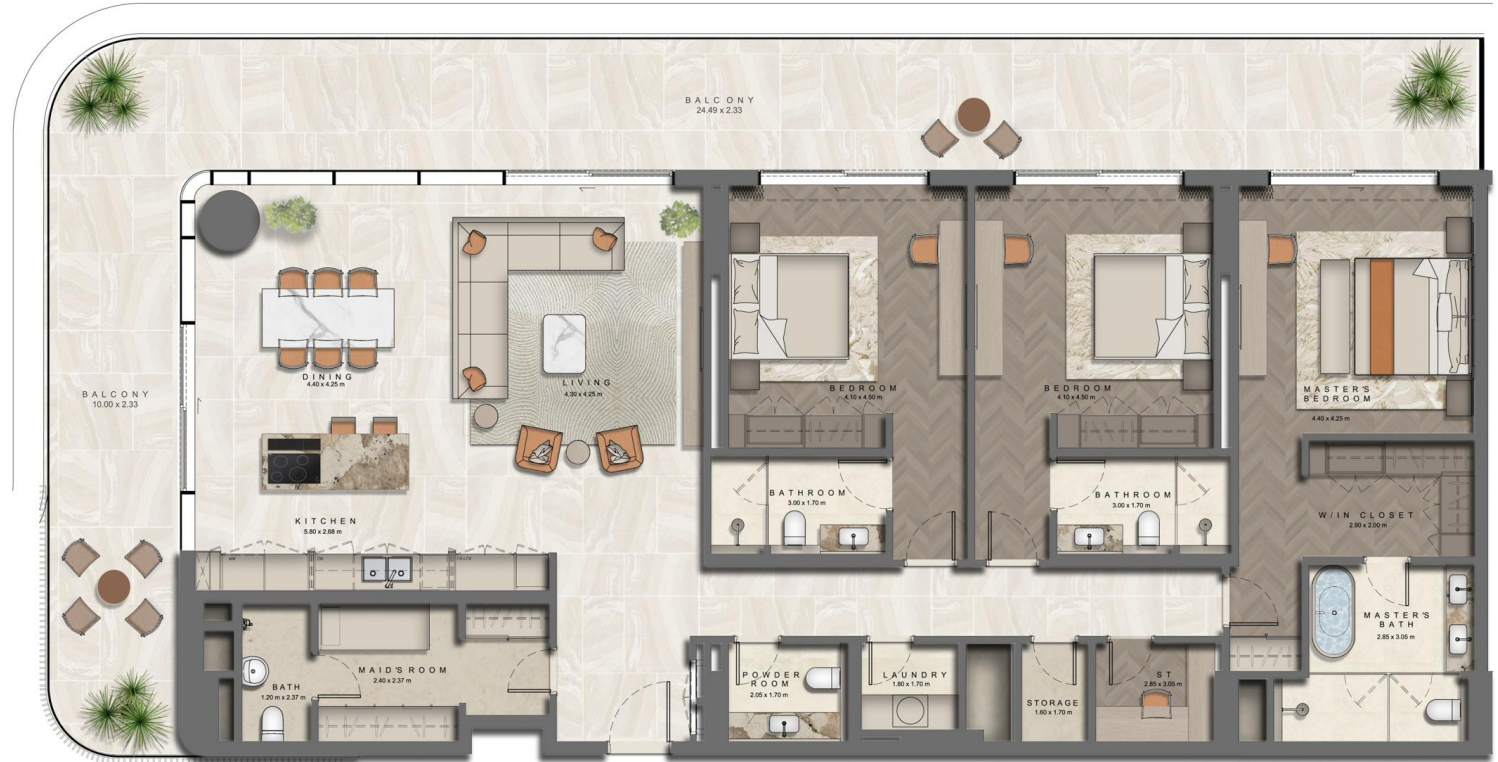
Area: 256 Sqm

3 BR APARTMENT + M (A2)



Area: 271 Sqm

3 BR APARTMENT + M (A3)



Area: 270 Sqm

3 BR APARTMENT + M (A4)



Area: 250 Sqm

5BR SKY VILLA APARTMENT

(LOWER LEVEL)



Area: 1288 Sqm

5BR SKY VILLA APARTMENT

(UPPER LEVEL)

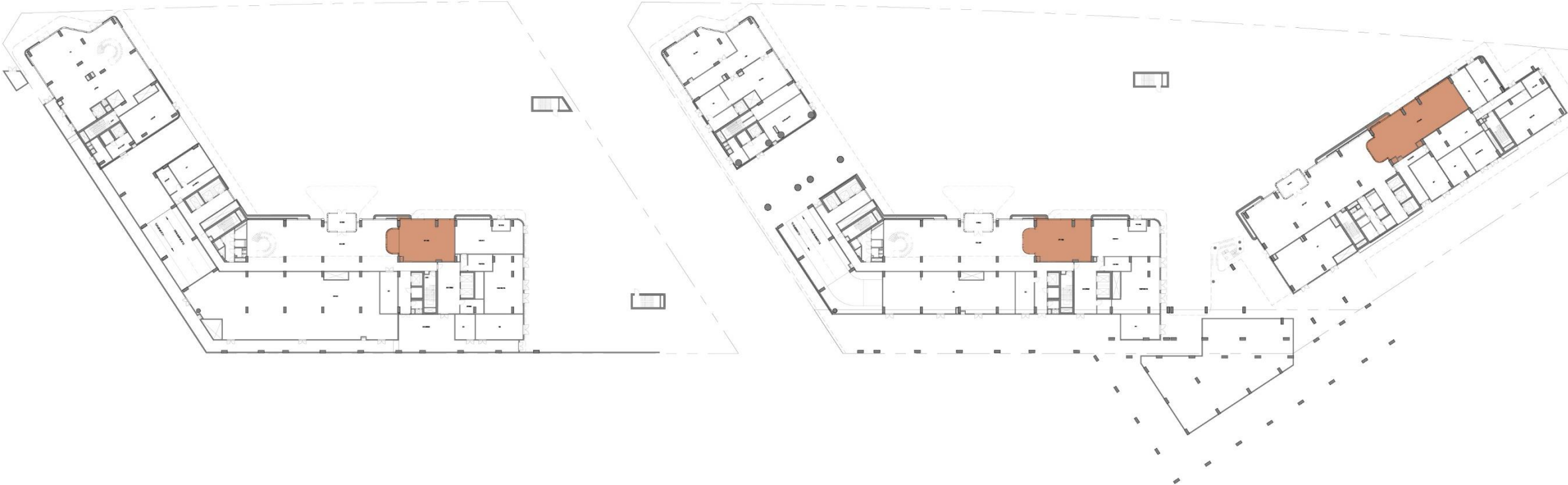
Area: 1288 Sqm



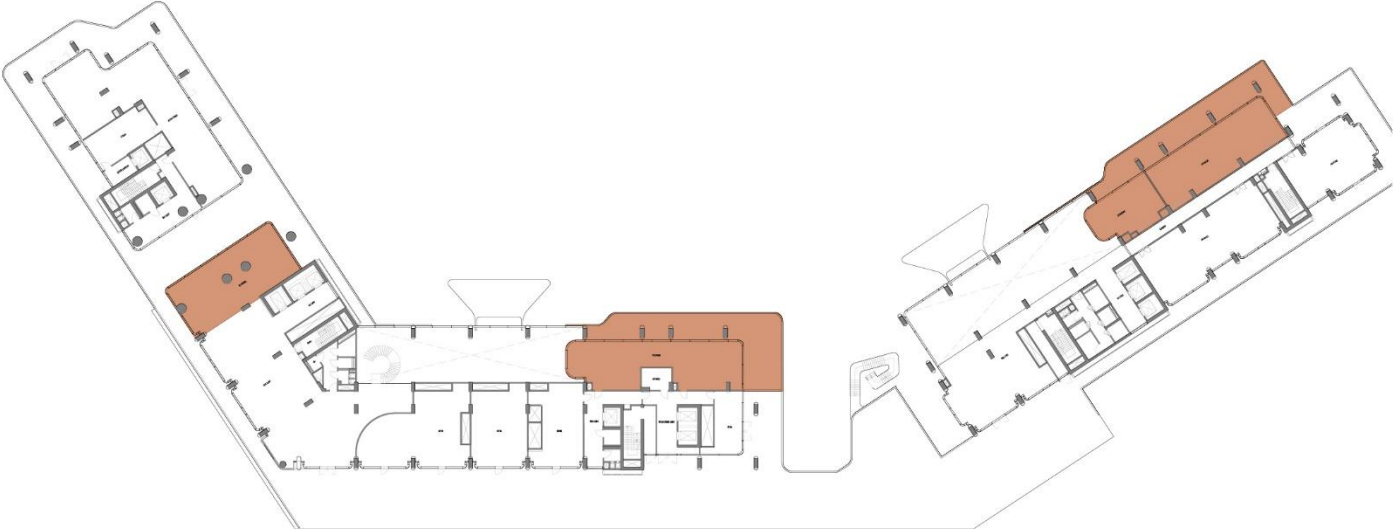
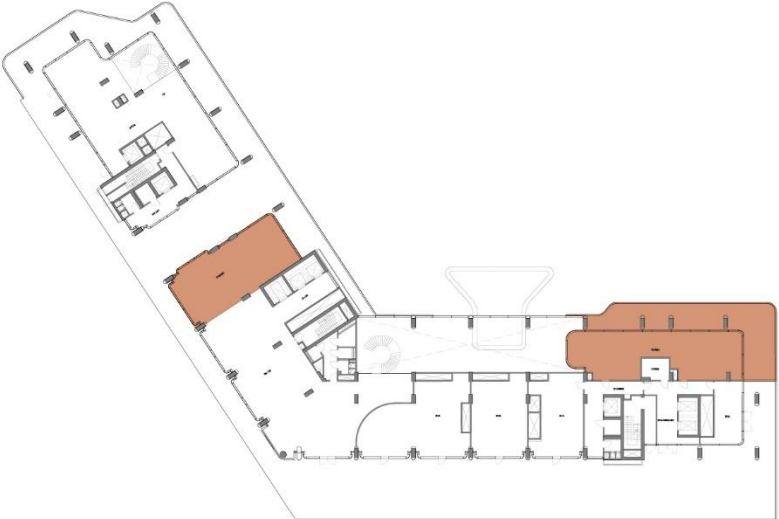
FLOOR PLATES



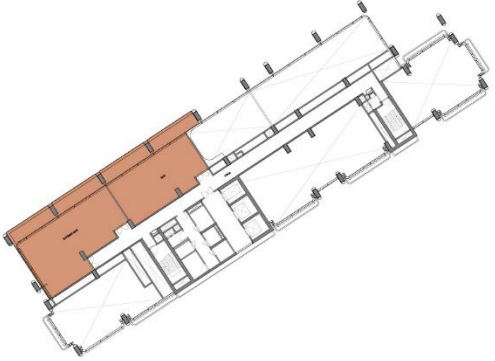
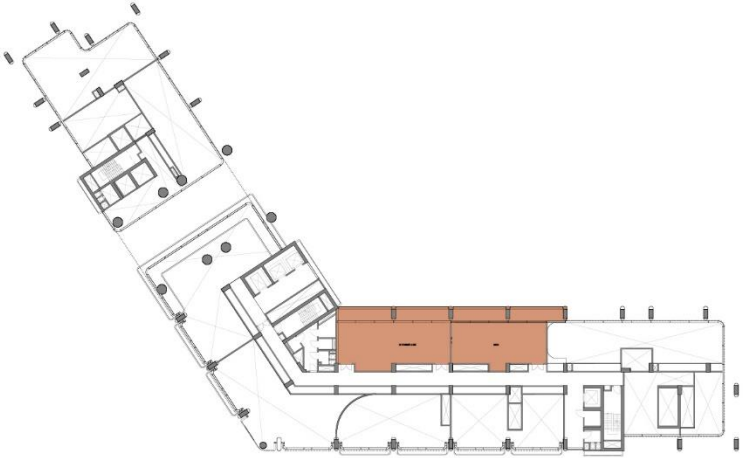
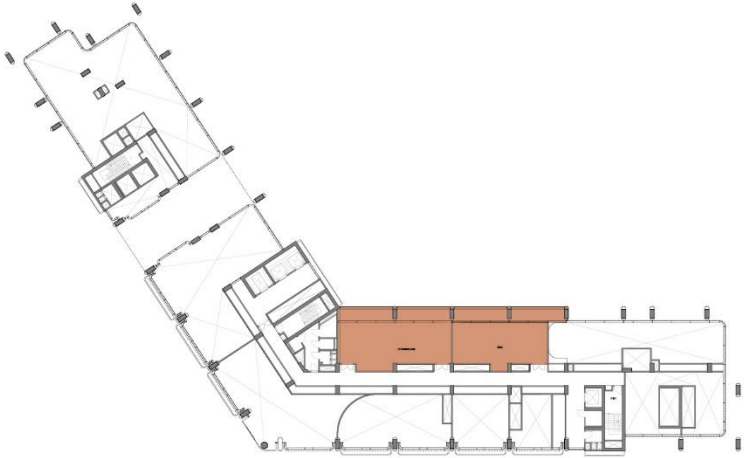
LOWER GROUND



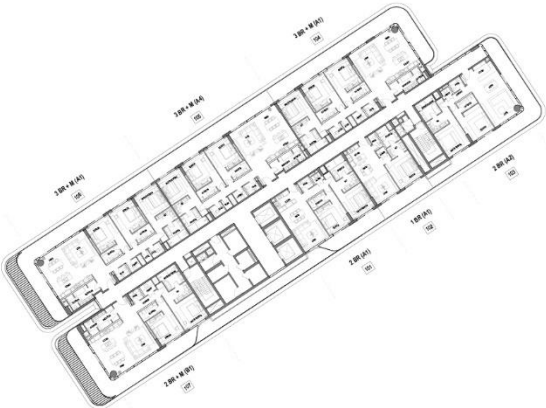
UPPER GROUND



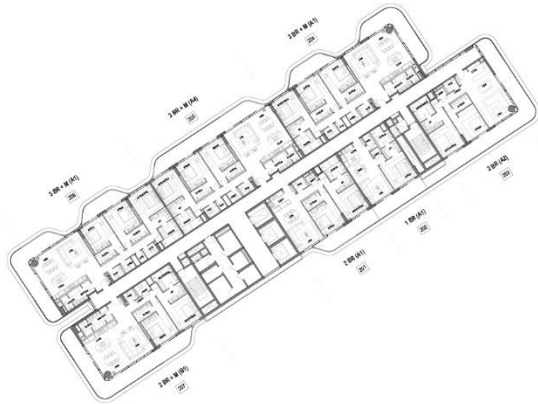
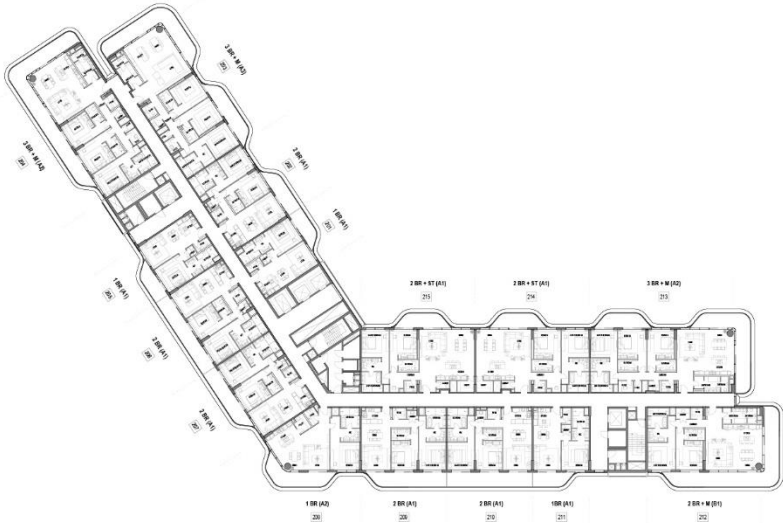
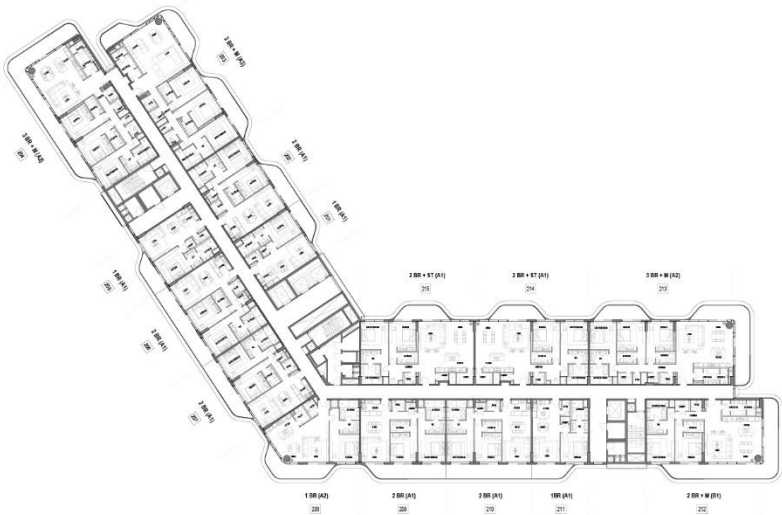
MEZZANNINE



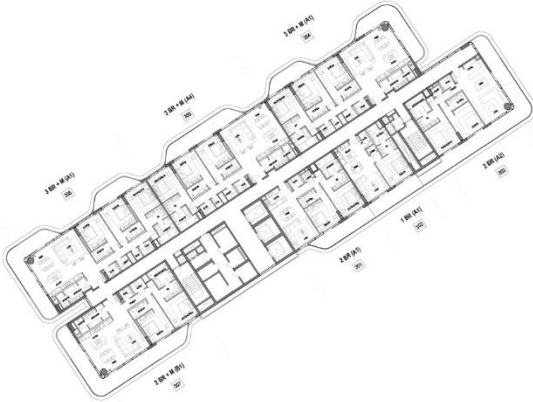
LEVEL 1



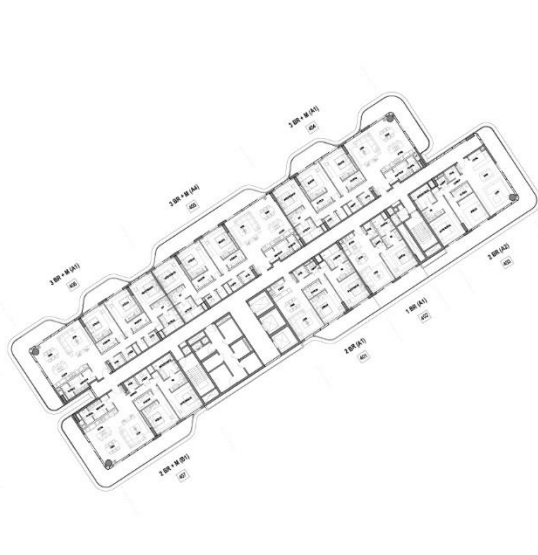
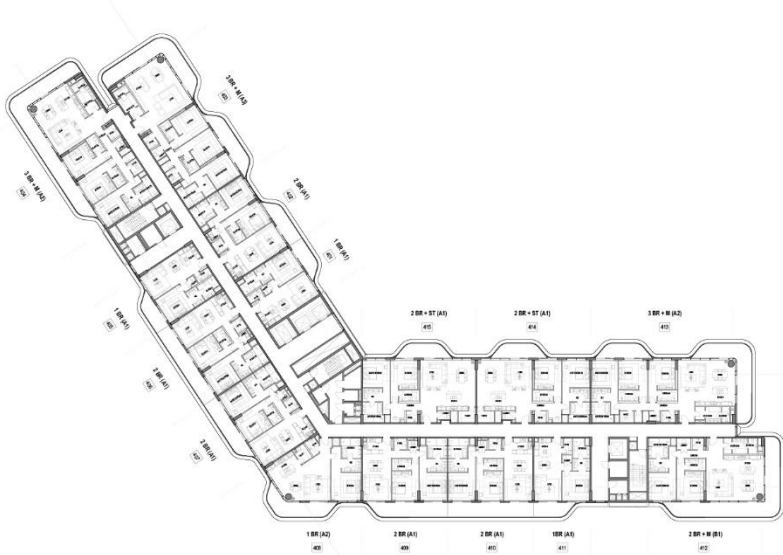
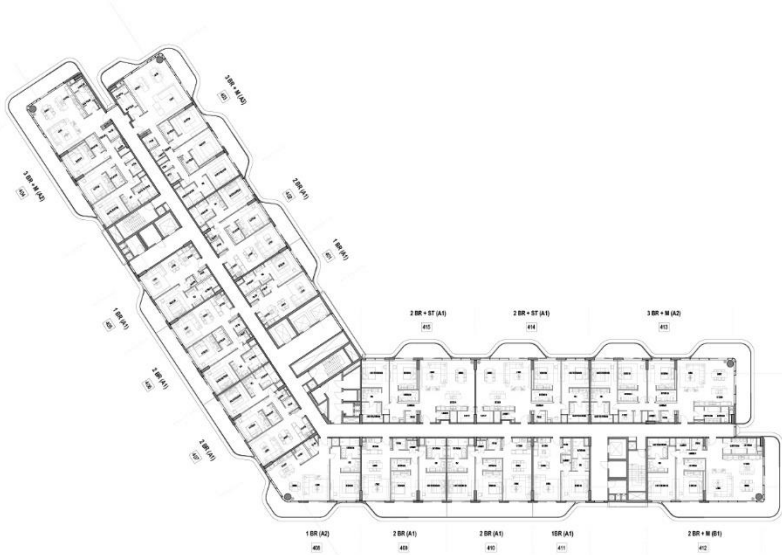
LEVEL 2



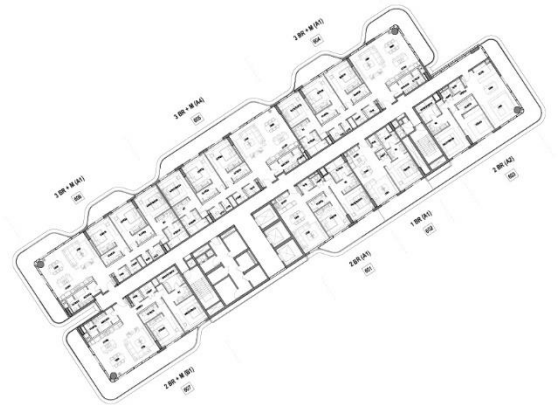
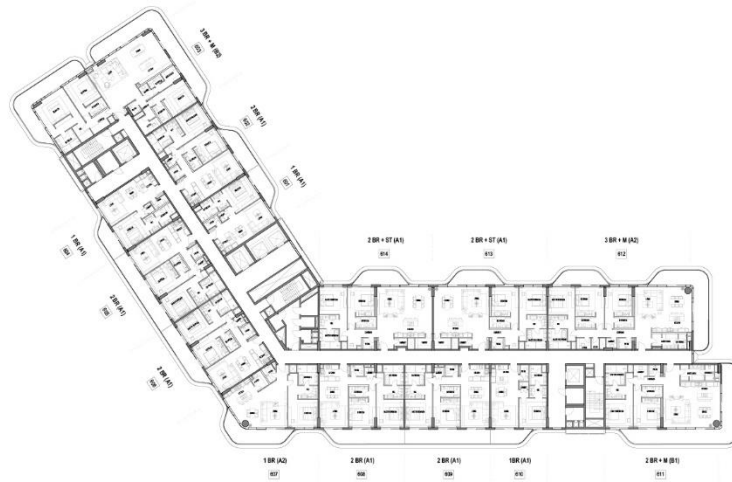
LEVEL 3



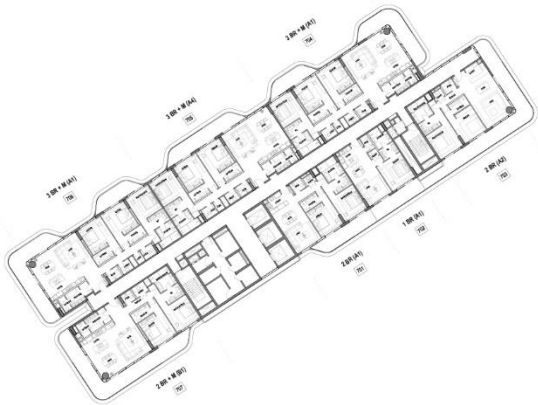
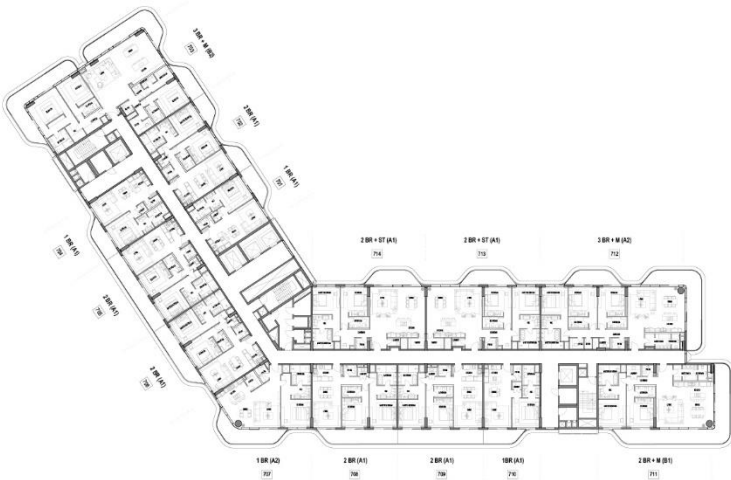
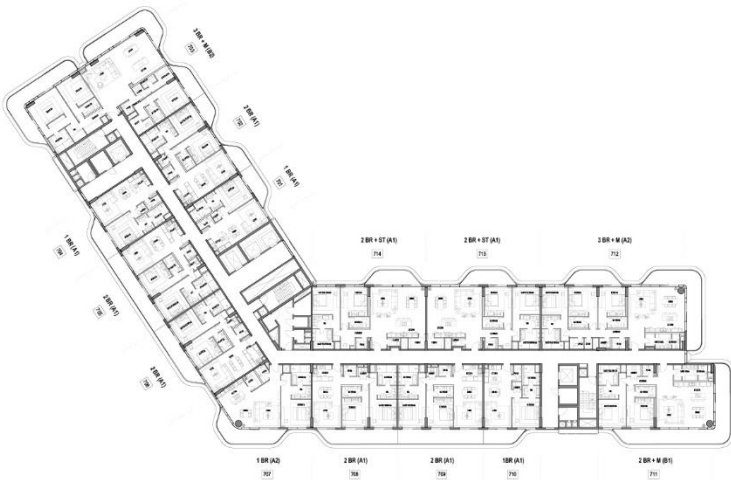
LEVEL 4



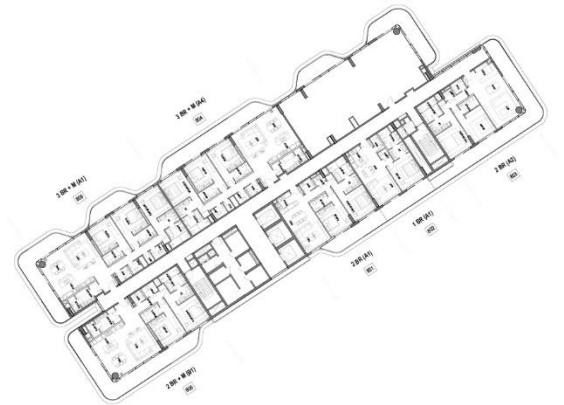
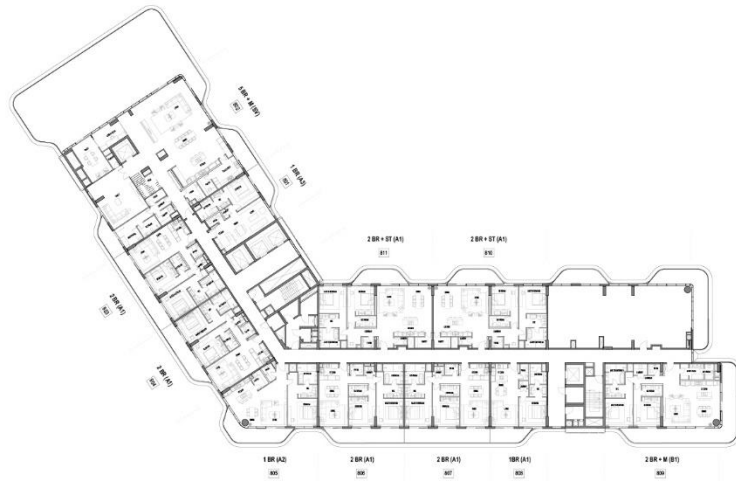
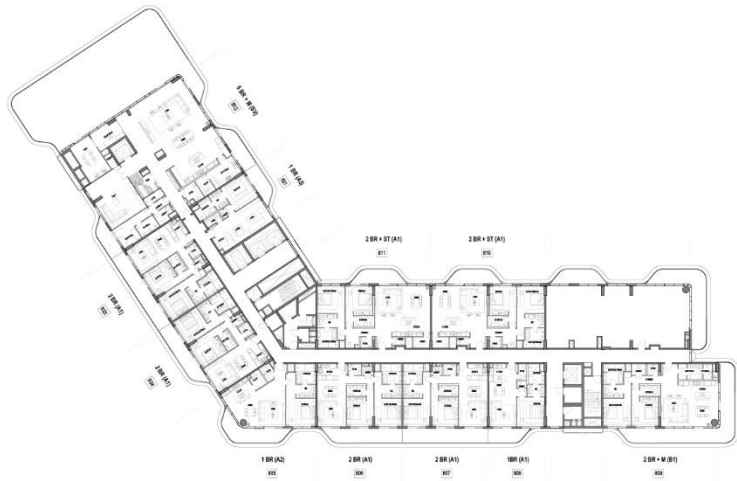
LEVEL 6



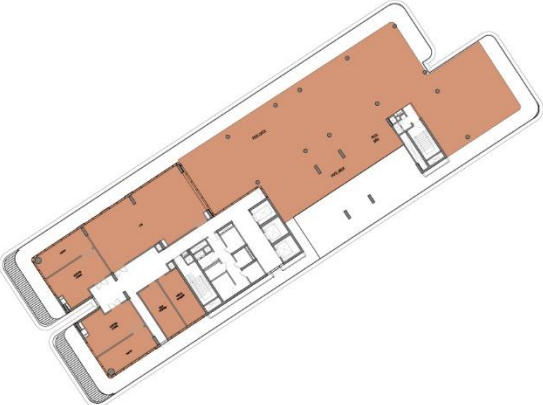
LEVEL 7



LEVEL 8

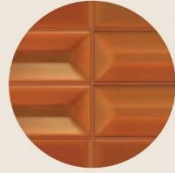


LEVEL 9



FINISHES

MATERIAL BOARD WARM



Accent wall tiles



Bathroom tile



Bedroom flooring



Entrance door laminate



General flooring



Accent sanitaryware



Laminate



Sanitaryware



Secondary door laminate



Shower partition



Soild surface

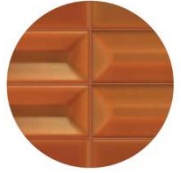


Wall and ceiling paint



Wall covering

MATERIAL BOARD LIGHT



Accent wall tiles



Bathroom tiles



Bedroom floor



Entrance door laminate



General flooring



Accent sanitaryware



Laminate



Sanitaryware



Secondary door laminate



Shower partition



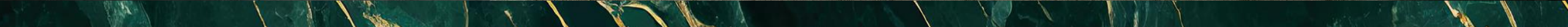
Soild surface

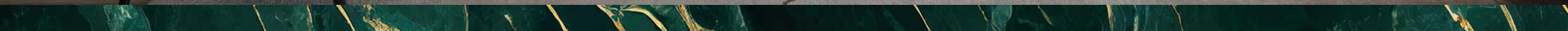


Walls and ceiling paint



Wall covering







PAYMENT PLAN

Milestone	Payment Date	Instalment #	PP1- 65/35
Payment 1	On Booking	1	10%
Payment 2	31-Jan-25	2	10%
Payment 3	30-Sep-25	3	10%
Payment 4	31-May-26	4	15%
Payment 5	31-Jan-27	5	10%
Payment 6	30-Sep-27	6	10%
Handover	31-May-28	7	35%
			100%

AVAILABILITY

Unit Model	Total Units	Average Area	Average Balcony
1 Bed	70	105	19
2 Bed	94	152	32
2 Bed + S	32	179	21
2 Bed + M	24	229	67
3 Bed + M	59	281	80
Sky Villa	2	1288	473

PRICING

STARTING FROM 3.3 M

Unit type	Starting price (AED)
1 BED	3.3 M
2 BED	5.2 M
2 BED + STUDY	6 M
2 BED + MAID	7.5 M
3 BED + MAID	13 M







800 ALDAR | ALDAR.COM