

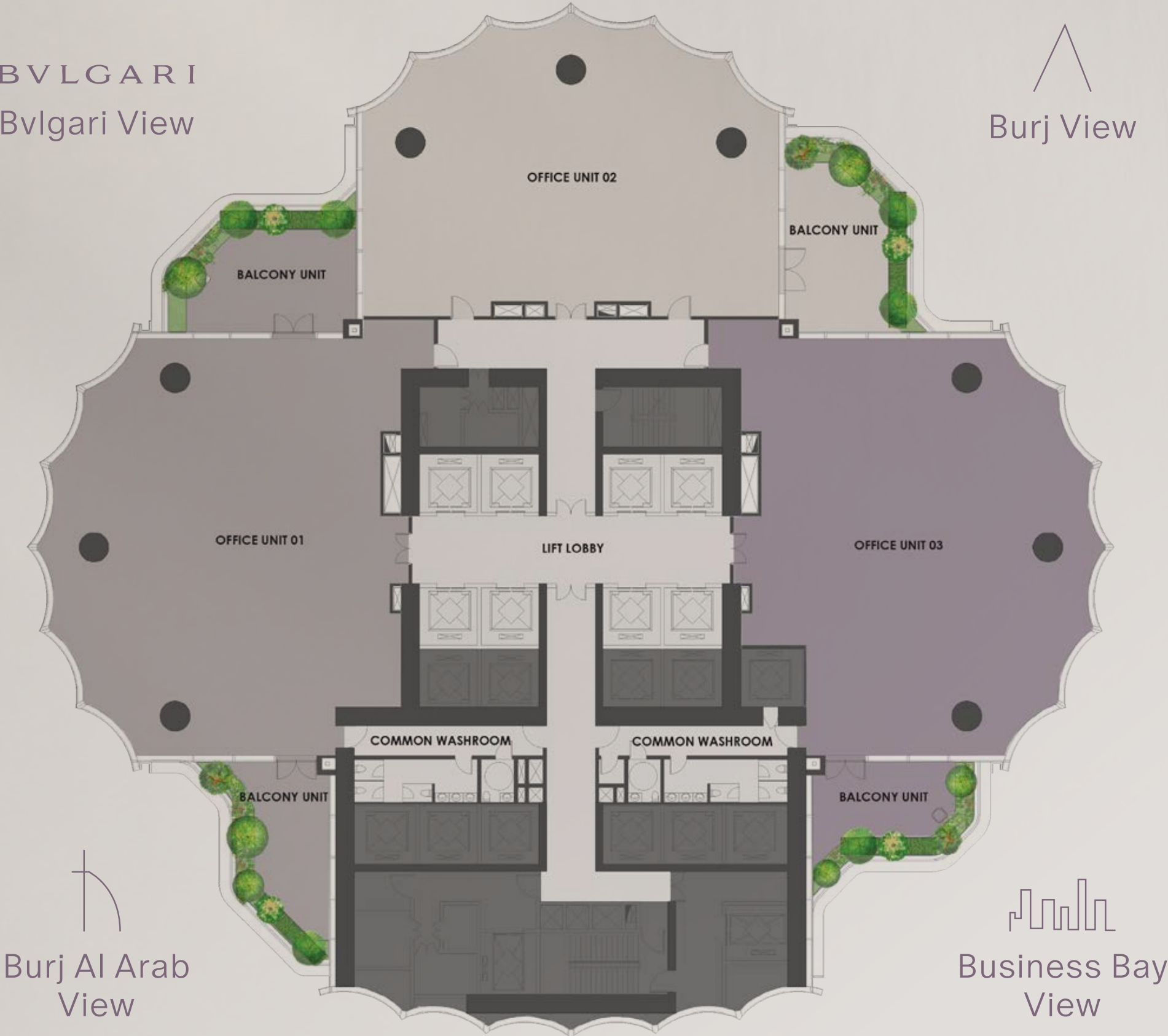


LUMENA

BY OMNIYAT

OFFICE

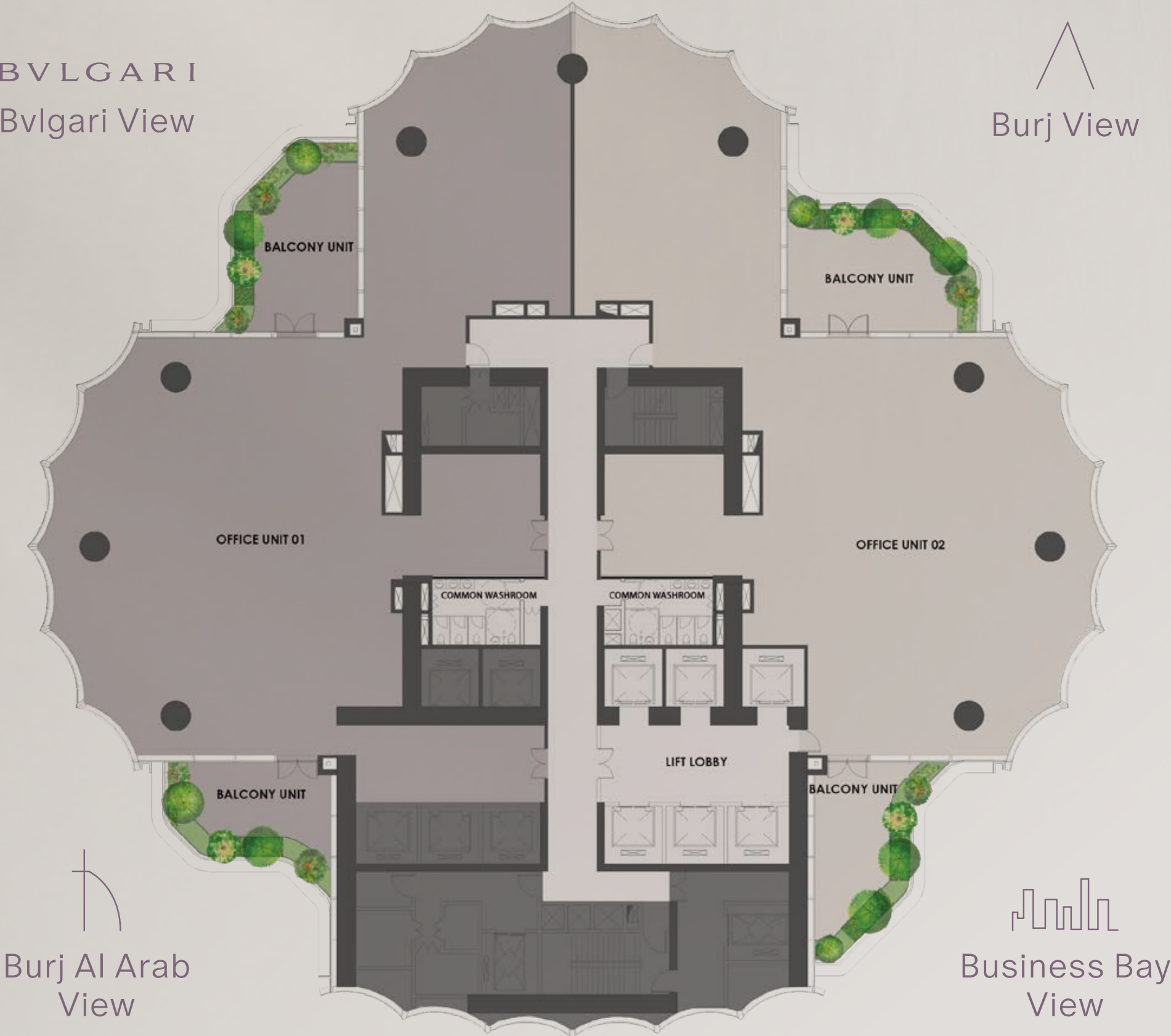
59-Offices



UNIT TYPE	UNIT 01	UNIT 02	UNIT 03
Approx Unit Areas:	Internal: 4,329 sq.ft External: 1,308 sq.ft Total: 5,636 sq.ft	Internal: 3,576 sq.ft External: 690 sq.ft Total: 4,268 sq.ft	Internal: 4,387 sq.ft External: 619 sq.ft Total: 5,005 sq.ft
Internal Dimensions:	Northwest Unit: 23m x 21m	North Unit: 22m x 17m	Northeast Unit: 23m x 21m
Floor to Ceiling Height	3.0m	3.0m	3.0m
Density @ 1in10	40 pax	33 pax	40 pax
Views:	Burj Al Arab and Jumeriah Beach	Burj Khalifa, Burj Al Arab and Jumeriah Beach	Burj Khalifa and Dubai Canal
Developer Washrooms:	Included		
Finishes	Internal Office Shell and Core. Office Terrace: General Stone (granite/ travertine/ limestone) or similar, with soft landscaping		
Parking Spaces	7	5	7

HALF FLOOR

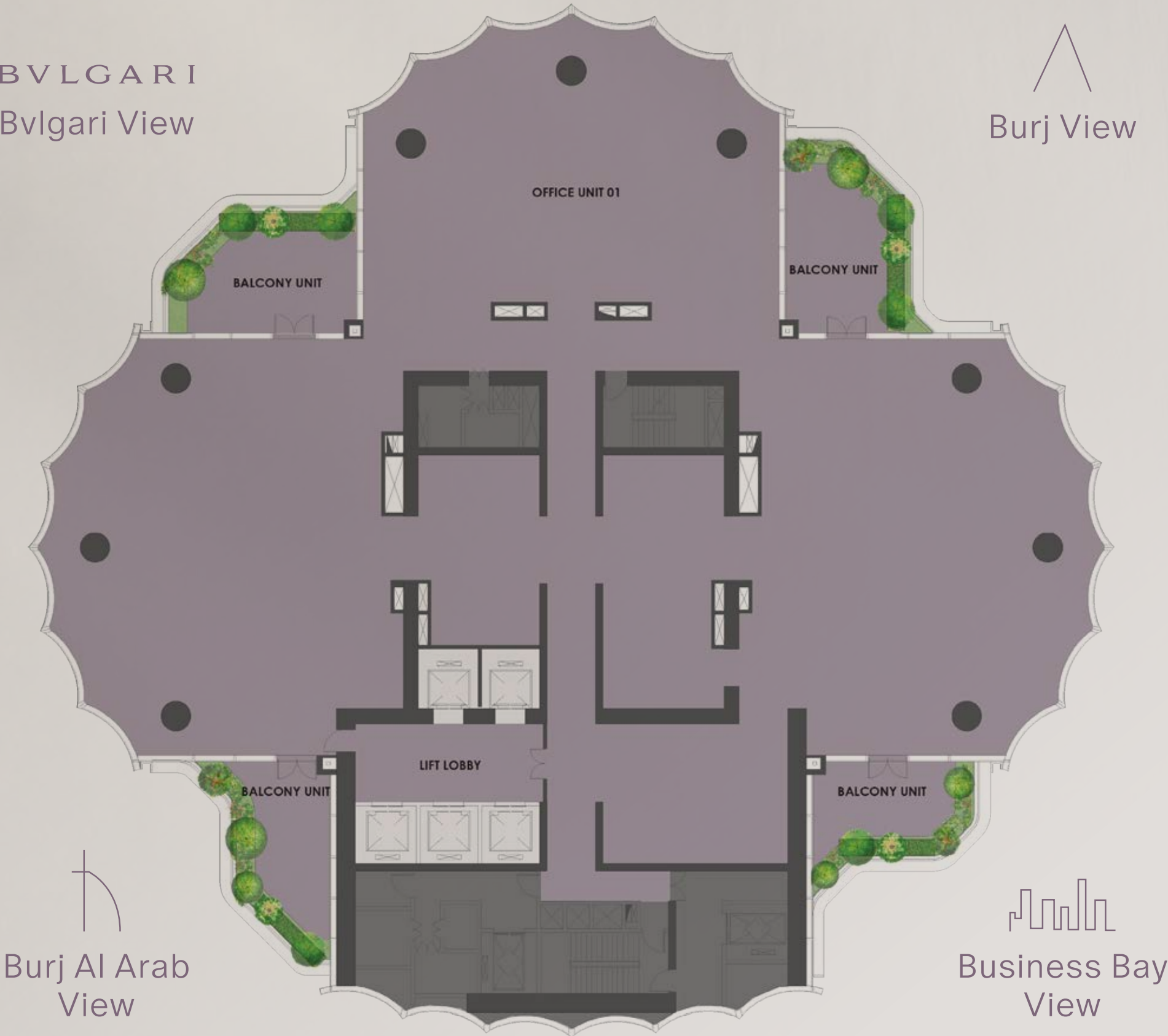
30-Offices



UNIT TYPE	UNIT 01	UNIT02
Approx Unit Areas:	Internal: 7,278 sq.ft External: 1,308 sq.ft Total: 8,586 sq.ft	Internal: 7,008 sq.ft External: 1,308 sq.ft Total: 8,316 sq.ft
Internal Dimensions:	Northwest Unit: 20m x 31m	Northeast Unit: 20m x 31m
Floor to Ceiling Height	3.0m	3.0m
Density @ 1in10	65 pax	62 pax
Views:	Northwest Unit: Jumeriah Beach and Burj Al Arab View	Northeast Unit: Burj Khalifa View
Developer Washrooms:	Included. Option to purchase area and fit out with full floor purchase	
Finishes	Internal Office Shell and Core. Office Terrace: General Stone (granite/ travertine/ limestone) or similar, with soft landscaping	
Parking Spaces	14	12

FULL FLOOR

02-Offices



UNIT TYPE	UNIT 01
Approx Unit Areas:	Internal: 7,167 sq.ft External: 1,037 sq.ft Total: 8,204 sq.ft
Internal Dimensions:	Unit: 56m x 34m
Floor to Ceiling Height	3.0m
Density @ 1in10	126 - 114 pax
Views:	Burj Khalifa, Burj Al Arab and Jumeriah Beach
Developer Washrooms:	Not included
Finishes	Internal Office Shell and Core. Office Terrace: General Stone (granite/ travertine/ limestone) or similar, with soft landscaping
Parking Spaces	21-27

ABODE

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