ELLINGTON
PROPERTIES



THE MERIVA
COLLECTION

SUNSET GARDENS SHORES

Watch the horizon *unfold*



Leave the city outside, *find serenity within*

At a coveted beachfront location, nestled within a pedestrianised sanctuary, The Meriva Collection is a community of residences and penthouses. Here, every moment is unhurried, and the rhythm of life is directed not by clocks but by the gentle flow of water and the soothing sounds of nature.

With its contemporary design, interiors, and carefully curated amenities, Meriva celebrates nature, connection, and the simple joy of slowing down.

Spaces and amenities are woven around serene meandering waterways that guide residents and visitors to the tranquil shoreline.

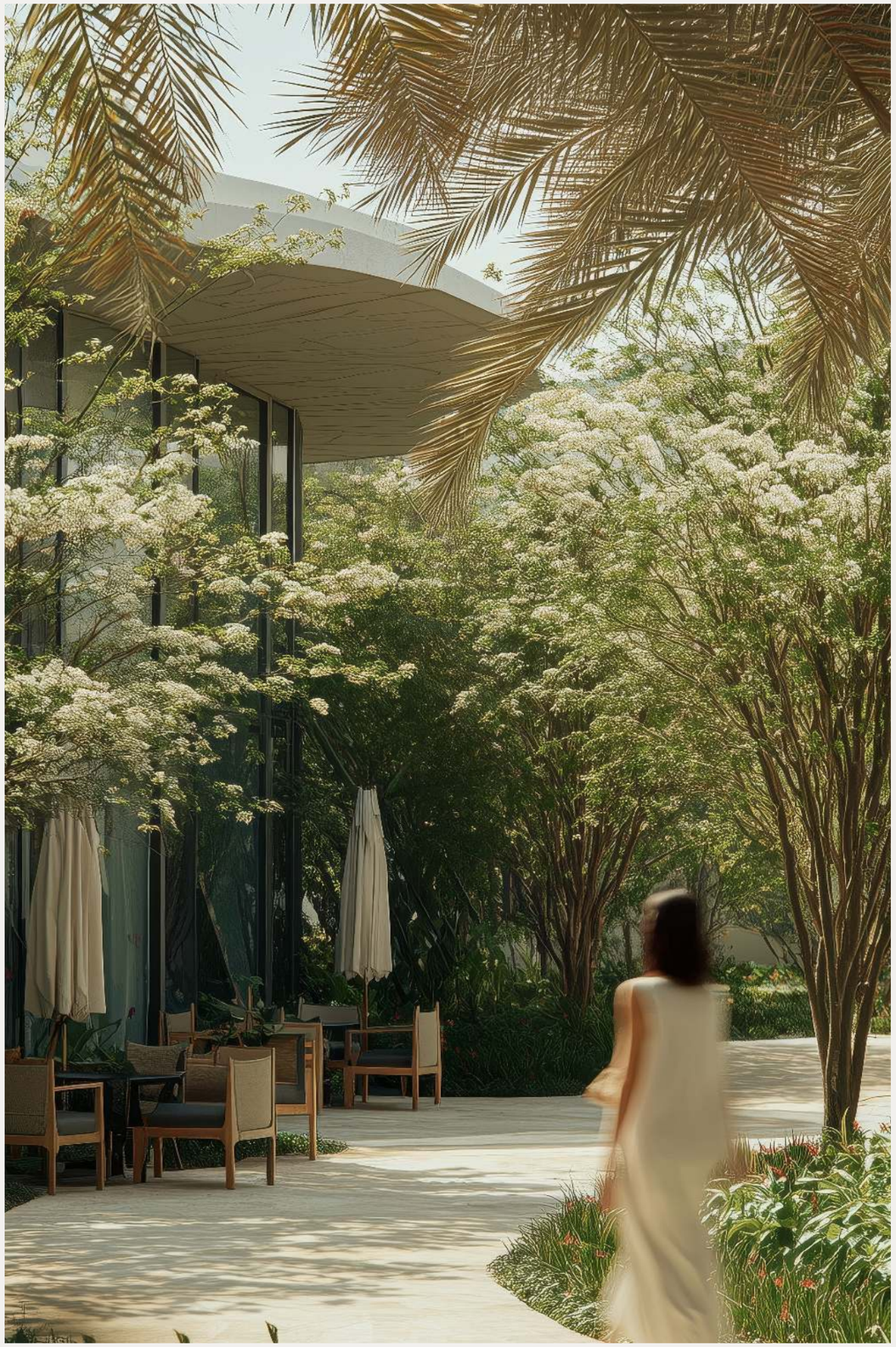


MERIVA

SUNSET

Look out across uninterrupted ocean vistas from The Meriva Collection's highest viewpoint.

Perched at the top of the collection, Meriva Sunset is for those who feel most alive in the quiet glow of evening light. Where the sunrises and sunsets cast an ever-changing canvas that transforms from morning calm to radiant dusk. Elevated terraces, soft interior palettes, and thoughtfully composed spaces draw the outside in, allowing every moment to unfold with ease. This is a place where days feel lighter, evenings stay with you longer, and residents have a front-row seat to the beauty of the horizon.



MERIVA

GARDENS

Live a life soothed by nature, within lush gardens and meandering waterways.

Meriva Gardens is a gentle retreat where greenery sets the rhythm of your days. Meandering paths guide you through shaded pockets, quiet seating alcoves, and flowing waterways that bring a sense of calm to every step. These tranquil homes are framed by soft landscaping and natural light, creating living spaces that feel grounded, refreshing, and deeply restorative. Mornings begin with birdsong, afternoons drift beneath leafy canopies, and evenings settle into a quiet, enveloping stillness.



MERIVA

SHORES

Begin every day in beachfront serenity, moments from the white sands and pristine waters.

Welcome to coastal living at its most natural. Where the beachfront becomes an extension of your home. Welcome the soft sea breeze through open terraces, and relish interiors shaped around natural textures. Whether it's a morning walk along the sands or a quiet evening by the water, residences at Meriva Shores bring you closer to the elements, inspiring clarity, calm, and a beautifully unhurried way of life.



Contents

01 CONCEPT 14

02 ARCHITECTURE 16

03 LOCATION 23

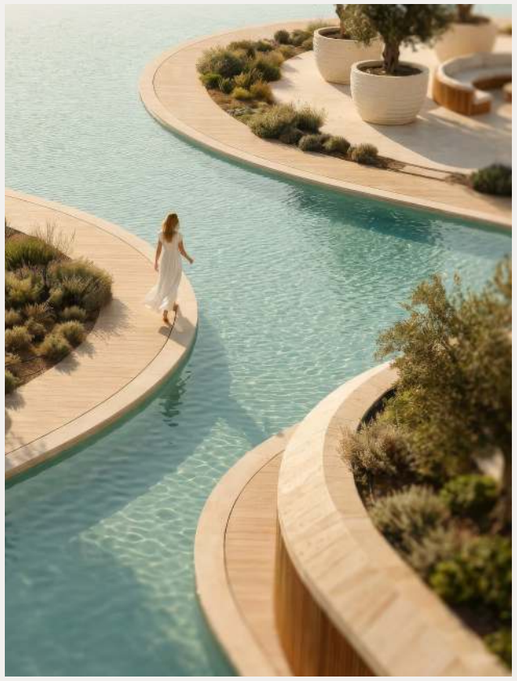
04 AMENITIES 29

05 RESIDENCES 56

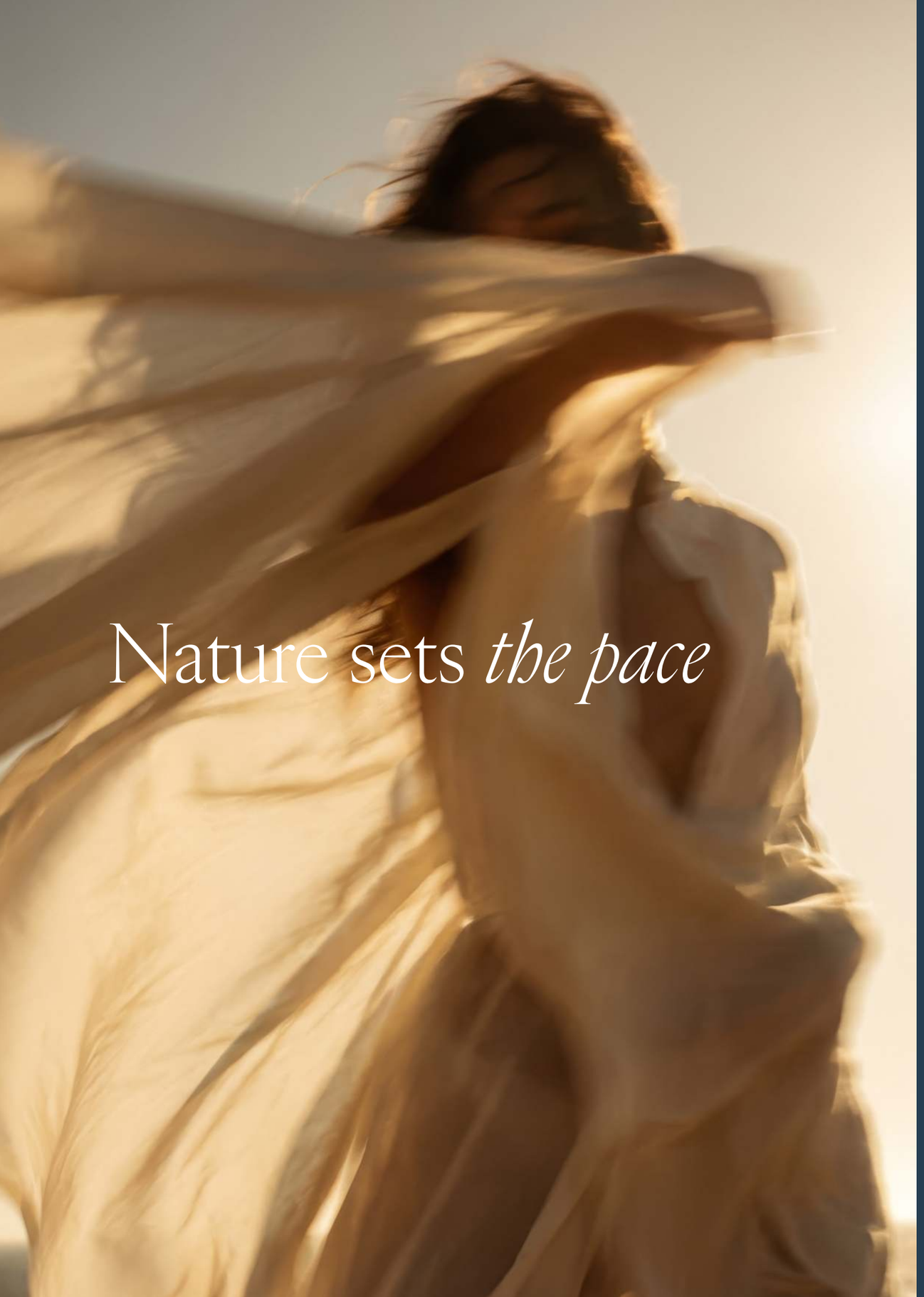
06 ELLINGTON ART FOUNDATION 80

Take the *scenic route*

Meriva represents a new outlook on coastal living with a pedestrianised enclave where residents are part of a shared, flowing environment. Five residential buildings are arranged around lush landscaped pathways, meandering waterways, and intimate public spaces, creating a harmonious blend of private retreats and communal experiences.



Every curve, terrace, and waterway is designed to slow down the pace of life, encouraging residents to *wander, pause, and rediscover* the luxury of time spent together.



Nature sets *the pace*

Let your mind *wander*

Not a straight line *in sight*



EXTERIORS

Meriva's architecture embraces movement and fluidity. Each building is composed of layered terraces and gently curved lines, echoing the roundness and smoothness of a pebble shaped by the sea.

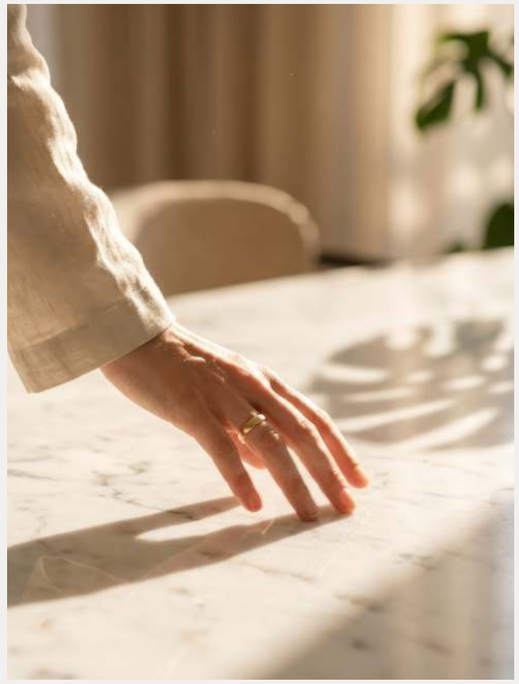
Balconies, overhangs, and cantilevered forms give the buildings their dynamic rhythm, framing views of the waterways, gardens, and ocean beyond.

The facades respond gently to light and shadow, with materials chosen for their warmth, tactility, and coastal elegance. Glass, stone, and metal integrate seamlessly with organic shapes, creating a sense of continuity between inside and out.

Soothing curves and layers *capture the coastal breeze, optimise sunlight,* and offer residents intimate corners of calm within a lively, communal environment.



Togetherness becomes *effortless*



INTERIORS

Inside, the Meriva continues its dialogue of fluid design. Open-plan layouts, floor-to-ceiling glazing, and sculptural detailing extend living spaces into private terraces. Interiors balance calm neutral palettes with warm textures, evoking understated elegance and a serene coastal lifestyle.

This is an *effortless connection* to the waterways and the beach.

Views worth *slowing down for*

Follow *nature's path*

Coastal *elegance*



Meriva sits at the heart of a pedestrianised ocean-front enclave. Meandering waterways connect every building, garden, and amenity along an ambling pathway to the beach.

This thoughtfully designed environment encourages residents to walk, cycle, and explore, while maintaining easy access to nearby schools, business hubs, and lifestyle destinations.

Belong by *the coast*

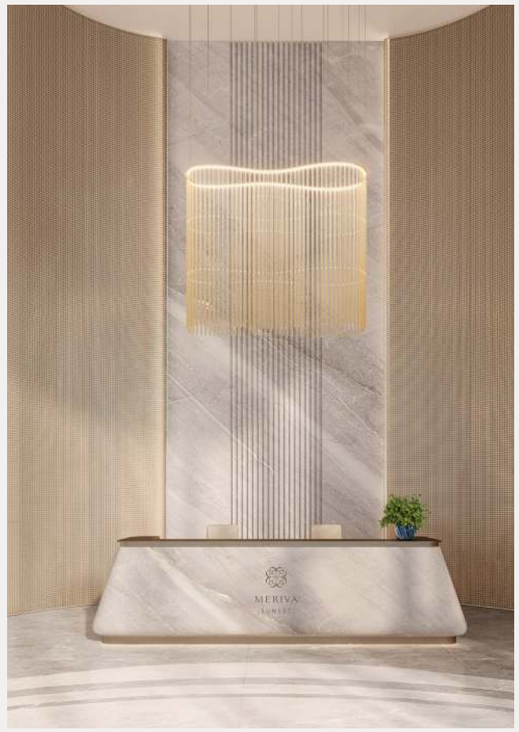


Leisure, *recalibrated*

A welcome

from the ocean

Time, space
& serenity



MAIN LOBBY

In a signature Ellington arrival experience, Meriva welcomes you among double-height ceilings, refined materials, and layered lighting. Curated furnishings and art create a welcoming environment.

From the public realm
to your private sanctuary.


ELLINGTON

Elegance in sound

JAZZ CLUB & DINING

A free-flowing harmony of design sophistication inspired by music, Meriva Jazz Club is an intimate venue centred around a beautiful grand piano.

It includes a pantry with a large dining table, cosy seating, and a library with a traditional sliding ladder. It balances the eccentricity of jazz with the functionality of contemporary living for harmonious evenings of music and conversation.





Find *your pace*



FITNESS PAVILION

The Pavilion encourages a holistic approach to health and wellbeing. A dedicated standalone gym equipped for all types of training, with the addition of yoga and Pilates studios, wellness areas, and a juice bar.

All layouts and equipment calibrations have been designed in collaboration with top fitness specialists. Spacious facilities with saunas, steam rooms, showers, WCs, personal lockers, and private treatment rooms for men and women.



Aquatic *adventure*

CHILDREN'S PLAY AREA

Our younger residents have endless fun at an indoor-outdoor underwater-themed play area. They can explore subaquatic worlds with an interactive screen and make new friends at multiple gaming zones.

The area is fully equipped with child-friendly toilets and baby changing facilities for convenience and safety.



Continuous *calm*



INDOOR SWIMMING POOL

Residents are invited to revitalise their workouts in a serene lap pool anchored by clean architectural lines, ambient lighting, and a variety of seating zones. Relaxation is encouraged through built-in lounge benches, intimate seating alcoves, and expansive windows that bring nature inside.

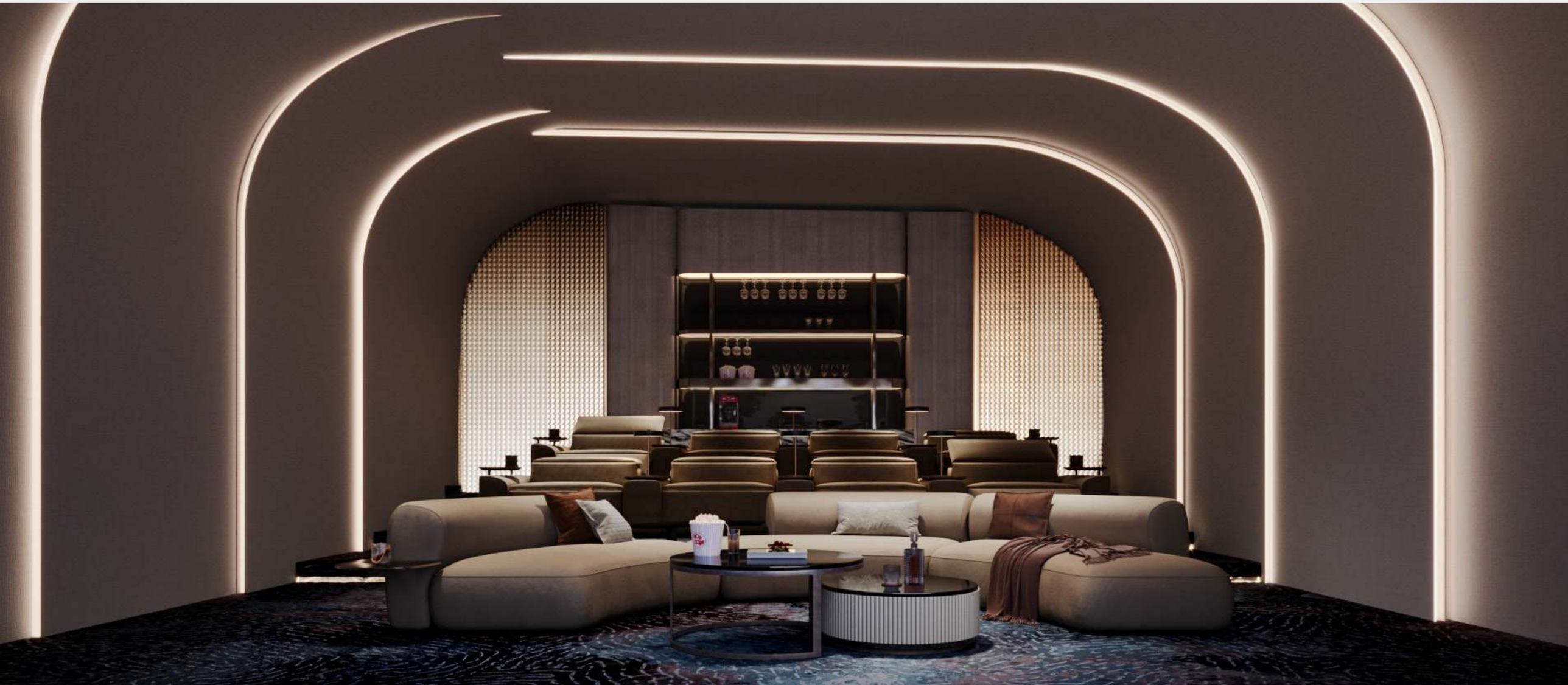
Expansive glazed openings
that *bring nature inside.*



Viewing *excellence*

PRIVATE CINEMA

Meriva's private cinema offers comfort to match an exemplary viewing experience with plush recliners, advanced projection, and cinematic sound systems. An integrated pantry for refreshments completes the indulgence.



Flowing conversation



GAMES ROOM

For residents of all ages, the Games Room is a dynamic social hub featuring PlayStations, interactive air hockey and VR zones, as well as, more analogue entertainment, including chess, and a collection of classic board games.

Comfortable seating encourages
connection, conversation, and leisure..





Ascend to a loftier realm *of coastal poise*

ADULTS POOL

Elevated above the shoreline, the infinity pool extends toward the skyline and the distant city glow. Integrated with the architecture, its refined lines follow the cadence of the coast, while submerged loungers create space to pause and unwind.





Made for life *by the water*

The tide *has turned*

Take a breath,
live beautifully



THE RESIDENCES

The Meriva Collection offers one-to-four-bedroom apartments and penthouses, each with considered layouts and adorned in elegant finishes. Interiors are brought to life by natural light, sculptural details, and open-plan designs that seamlessly extend to private terraces overlooking flowing waterways.

Comfort you can *live in*



LIVING AREA

A restrained palette of soft neutrals, marble-look surfaces, and finely detailed wood establishes a composed architectural language. The living space extends seamlessly toward an infinity-edge pool through fully openable glass, allowing water and horizon to become part of the interior composition. Sculptural ceiling details and a statement chandelier introduce rhythm and contrast, while natural light animates the space throughout the day.



An aesthetic drawn from the shoreline *flowing through the space*

Retreats by the ocean



BEDROOMS & WARDROBES

Bedrooms look out across gentle vistas through full-height glazing, inviting natural light to fill the space and draw the outside in.

L-shaped wardrobes in leather, warm wood, and champagne accents offer boutique-style storage, while integrated lighting and mirrored surfaces enhance the sense of peace.

Private sanctuaries where *supreme comfort* and ocean rhythms converge.



The warmth of *home*



KITCHENS

Soft greys, warm taupe, and natural beige tones create a soothing palette to complement light wood cabinetry and grey marble surfaces. Sophisticated functionality supports layered lighting and integrated shelving for ease, comfort, and elegance.



Sculpted spaces embody *effortless coastal living.*

Crafted calm



BATHROOMS

These serene and uncluttered spaces feature double vanities, sculptural stone finishes, and tinted glass showers to incorporate practicality, style, and integrated storage. Warm wood panelling adds depth and tactile richness. Integrated laundry boxes are thoughtfully concealed within the cabinetry, preserving the uncluttered look while maximizing convenience.

Transform daily routines into
moments of indulgence.



Galleries of *light*



POWDER ROOMS

Powder rooms at The Meriva Collection are an intimate statement of design. Striking glass basins and marble-clad cabinetry create a sculptural focal point, while mirrors and layered lighting amplify depth.

Where function and artistry meet in *perfect balance.*

Your window to the *horizon*



PENTHOUSES

The penthouses are instantly recognised by their expansive terraces, infinity-edge pools, and uninterrupted sea views. Within a microcosm of boundless elegance, every element is orchestrated to elevate daily life into a harmonious, effortless experience.

Every moment is designed for
wonder and repose.





Supporting the *next generation of talent*

ELLINGTON ART FOUNDATION

We nurture the UAE's emerging talent across painting, photography, sculpture, installation and mixed media, championing artists who are redefining the region's cultural landscape. Through thoughtfully curated workshops, competitions, and collaborative initiatives, we provide opportunities for young talent to expand their craft and engage with new audiences.

As a design-led developer, we see our buildings not merely as structures, but as living canvases where art can inspire daily life. By integrating the work of regional artists into our lobbies, residences, and communal spaces, we elevate their visibility while enriching the environments our residents call home.

Art has the power to shape more meaningful, *expressive* communities.



Crowned in *golden light*

ELLINGTON
PROPERTIES

800 8288
info@ellingtongroup.com

ELLINGTONPROPERTIES.AE

The renderings and visualizations contained in this brochure are provided for illustrative and marketing purposes.
While the information provided is believed to be accurate and reliable at the time of printing, only the information contained in the final Sales and Purchase Agreement will have any legal effect.