aurésta

BY TIGER PROPERTIES

WELCOME TO AURESTA

WHERE LUXURY ASCENDS, AND SO DO YOU.



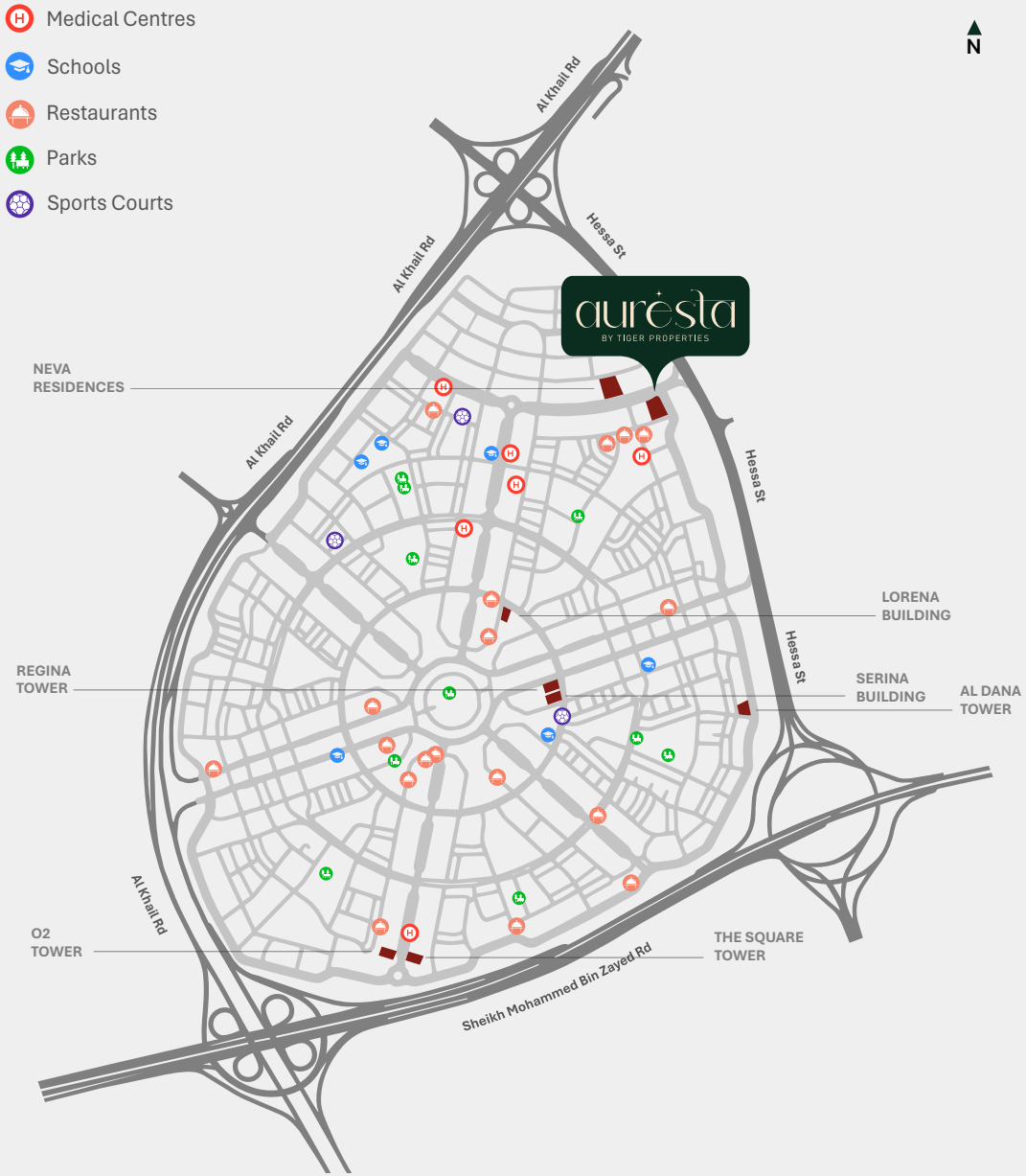
Rising gracefully above the skyline, Auresta is more than a tower, it's a symbol of aspiration, achievement, and architectural excellence. Developed by the visionary minds at Tiger Properties, Auresta stands as a 63-story statement of modern luxury, innovation, and lifestyle, situated in the heart of Jumeirah Village Circle.



THE CIRCLE OF CONVENIENCE - JVC

Auresta Tower rises in the heart of JVC, bringing a new level of sophistication to one of Dubai's most sought-after communities. JVC offers the perfect blend of tranquility and connectivity. A peaceful, family-friendly environment just minutes away from Dubai's key destinations. With lush parks, schools, cafes, and seamless access to major highways like Al Khail Road and Sheikh Mohammed Bin Zayed Road, life at Auresta means you're always close to what matters, yet far from the city's hustle.



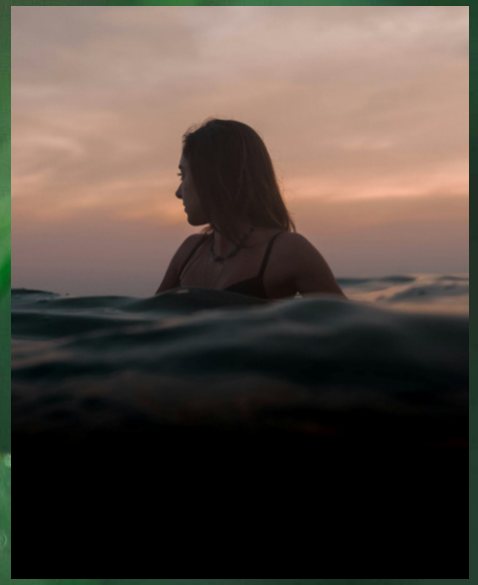


A PERFECT GATEWAY TO DUBAI'S LANDMARKS

CONNECTED TO DUBAI'S ICONS.

10 MINUTES	Dubai Hills Mall	10 MINUTES	Dubai Autodrome
13 MINUTES	Dubai Marina	14 MINUTES	Emirates Golf Club
15 MINUTES	Burj Al Arab	16 MINUTES	Downtown Dubai
18 MINUTES	Palm Jumeirah	25 MINUTES	Dubai International Airport


BREATHE
GREEN...
IMMERSE
FRESH...



Where every day begins with
peace, and ends in balance.

A space designed to nurture your
well-being inside and out.

REFRESH YOUR PERSPECTIVE



PROJECT SUMMARY

This luxury residential tower features fully-furnished Studio, 1-2 Bedroom Apartments & 3 Bedroom Duplexes.

Available Units:

STUDIOS	1 BED	2 BED	DUPLEX
568	**202**	**40**	**4**

PARKING	RETAIL	OFFICE
7 Levels	**G**	**1-4 Floors**

Handover: **Q4 - 2028**

INDULGE IN A WORLD OF EXQUISITE AMENITIES

Live to the max with next-level comfort and curated amenities designed to elevate every moment.

- Swimming Pool
- Fitness Center
- Kids' Pool
- Kids' Play Area
- Sauna & Steam Rooms
- Sports Courts
- Jogging & Cycling Tracks
- Yoga & Meditation Decks
- Garden Zones
- Indoor Lounge
- 24/7 Surveillance
- BBQ Areas

EMBRACE THE VIBRANT JVC COMMUNITY

Experience a vibrant JVC community with essential and leisure amenities close by.

- Malls
- Schools & Nurseries
- Healthcare Centres
- Dining & Cafés
- Parks & Recreation Areas
- Community Mosques




LIFESTYLE
MOMENTS
WELLNESS





A GRAND WELCOME, EVERY TIME

Step into elegance the moment you arrive. The lobby at Auresta Tower blends high design with warm hospitality, offering a sophisticated space that sets the tone for the lifestyle within. From refined finishes to serene lighting and curated details, every element is designed to make you feel right at home.

Hospitality

Surveillance

Waiting Area


LIFE AT THE EDGE





WHERE MINIMALISM MEETS SOPHISTICATION

A journey through refined design begins the moment you enter. Clean lines, ambient lighting, and thoughtful details create a tranquil atmosphere that whispers luxury without saying a word. This is more than a corridor. It's a prelude to the elegance that lies beyond.

Ambience

Quietude

Aesthetic

RELAXATION MEETS REFINED DESIGN

Step into a living room where sophistication is seamlessly woven into every element. Sleek forms, natural textures, and ambient warmth come together to create a welcoming retreat that balances style with serenity. It’s not just a space to unwind. It’s where memories are made, and moments are lived beautifully.







WHERE SERENITY EMBRACES STYLE

Step into a bedroom designed to be your personal sanctuary where every element evokes calm, elegance, and quiet luxury. Soft textures, ambient lighting, and thoughtfully selected finishes create an atmosphere that soothes the senses and invites rest. This is more than a place to sleep; it's a retreat where comfort is elevated and tranquility is reimagined. Here, peaceful nights and inspired mornings begin.





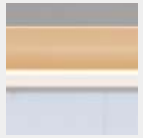
SERENE LIVING, IMMERSED IN CALM

Experience a sanctuary of sophistication where timeless elegance meets serene functionality. Meticulously appointed with premium materials, bespoke fixtures, and an expansive layout, the bathroom is thoughtfully designed to evoke a spa-like ambiance, elevating everyday rituals into moments of pure tranquility and renewal.

Entrance



High-gloss glass panels



Cylindrical LED Light



Designer Area rug



Matte ceiling panels



Dark wood veneer finish



Large-format surface tiles



Plush upholstered furniture



Artistic Floral Arrangement

Apartment



Grooved decorative wall



Wall & Cieling Spcial Paint



Bronze Mixers



Furniture Fabric - 2



Kitchen & Bathroom Travertine Marble



Furniture Beige Marble



Furniture - Brown Calacatta Marble

Flooring - Crema Marble

* The images (only) shown are for illustrative purposes and may not accurately represent the actual materials used in the project.

BUILT TO INSPIRE. DESIGNED TO ENDURE.

At Auresta every element is thoughtfully curated to embody timeless sophistication and enduring quality. From refined stone surfaces and warm wood textures to sleek glass panels and contemporary finishes, each material tells a story of elevated living. The seamless blend of form and function ensures that your home isn't just beautifully crafted — it's built to stand the test of time.



Premium Finishes



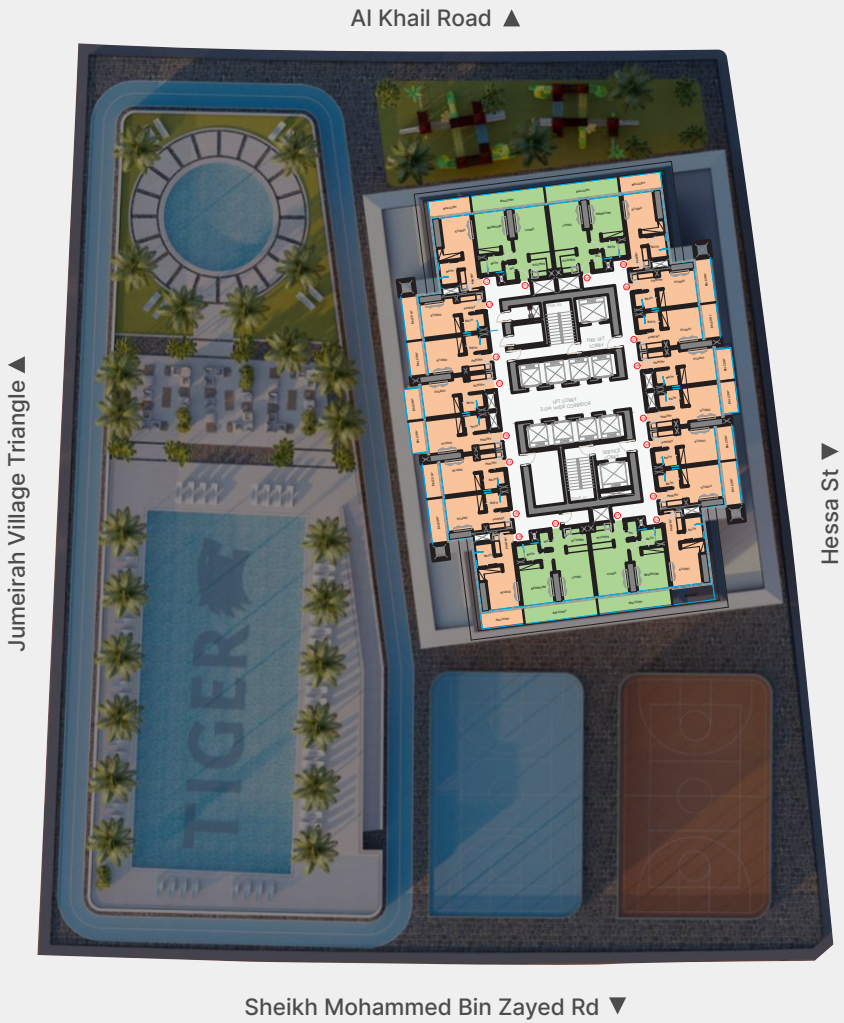
Smart Climate Control



Acoustic Comfort

AURESTA TOWER MASTERPLAN

A STRATEGIC OVERVIEW OF LAYOUT & CONNECTIVITY



6th-15th & 17th-34th Floor

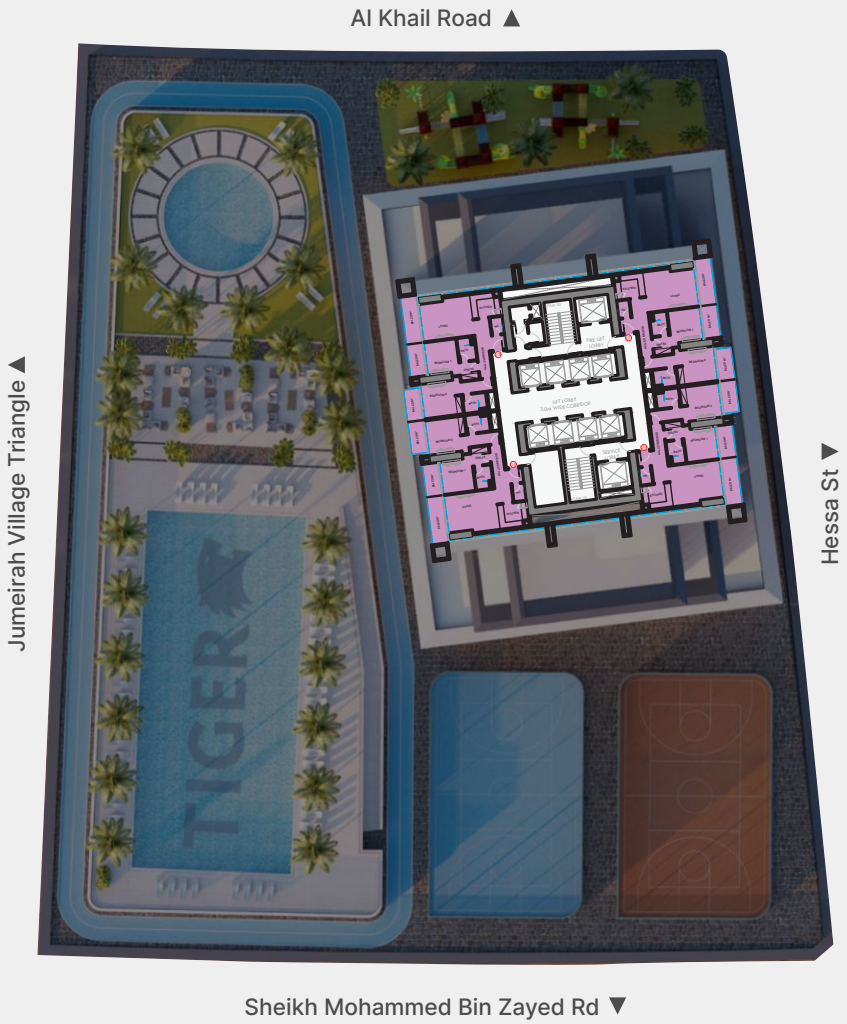
STUDIO

1 BEDROOM



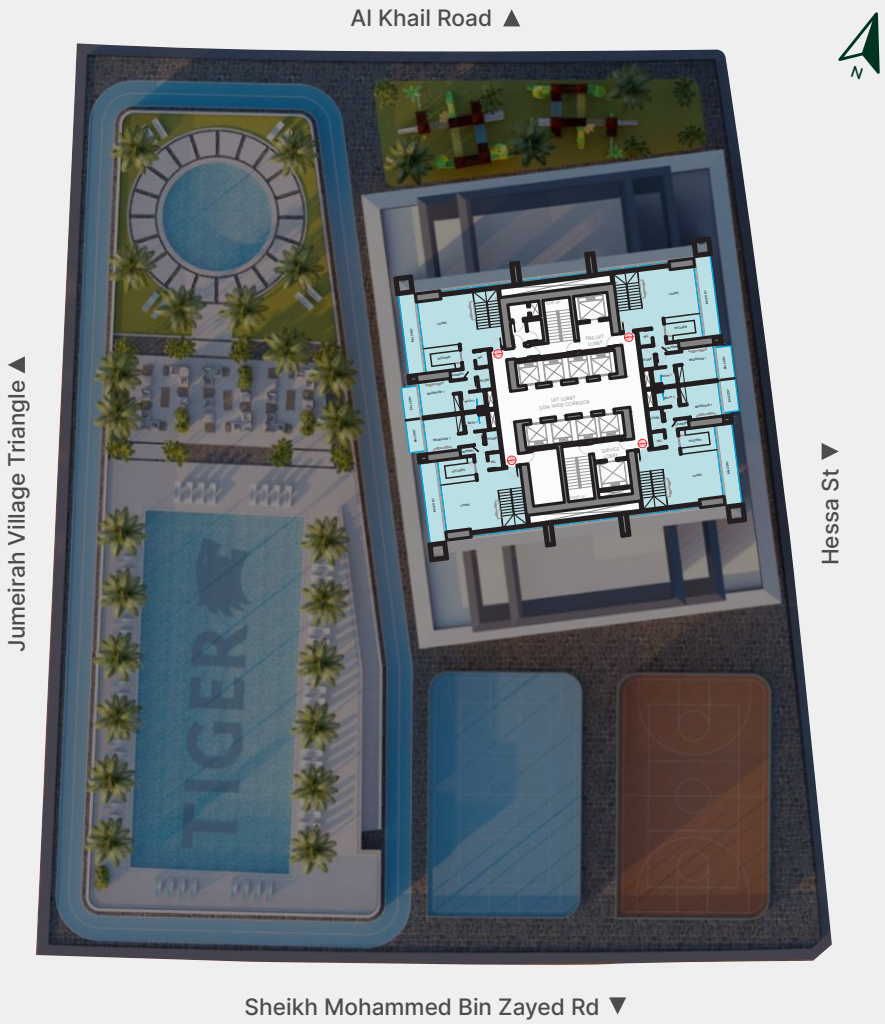
36th - 50th Floor

STUDIO 1 BEDROOM



52nd - 61st Floor

2 BEDROOM



DUPLEX - 62nd Floor (Lower Level)

DUPLEX LOWER LEVEL



DUPLEX - 62nd Floor (Upper Level)

DUPLEX UPPER LEVEL

SOME OF OUR

ONGOING PROJECTS



Ananda Residences
Motor City, Dubai



Guzel Towers
JVT, Dubai



Tiger Sky
Business Bay



Jade Tower
Majan, Dubai



Faradis Tower
Sharjah



Red Square
JVT, Dubai



Volga Tower
JVT, Dubai



Renad Tower
Abu Dhabi

SOME OF OUR

ONGOING PROJECTS



Lilium Tower
JVT, Dubai



Altai Tower
JVT, Dubai



Elbrus Tower
JVT, Dubai



Seslia Tower
JVT, Dubai



Cloud Towers
JVT, Dubai



Neva Residences
JVC, Dubai

SOME OF OUR

COMPLETED PROJECTS



Nobles Tower
Business Bay, Dubai



The Square Tower
JVC, Dubai



O2 Tower
JVC, Dubai



Regina Tower
JVC, Dubai



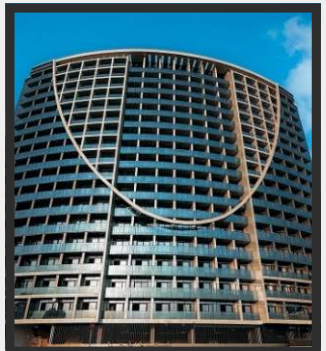
Lake City Tower
JLT, Dubai



Al Jawahara Tower
JVT, Dubai



Marina Pinnacle
Dubai Marina



The V Tower
Dubai Land

DECADES OF ACHIEVEMENTS

Tiger Properties is a leading real estate development company in the UAE. With over 120 million square feet of built-up area and more than 270 towers across residential, retail, and hospitality sectors, Tiger continues to shape the skyline. Presenting our newest architectural jewel in Jumeirah Village Circle.

48+
YEARS
of Building Trust

270+
PROJECTS
Completed & Counting

40+
COMPANIES
Driving Innovation



VERTICAL EXCELLENCE

A COMPARISON OF TIGER'S ICONIC TOWERS



TIGER

PROPERTIES

contact@tigergroup.ae

www.tigergroup.ae