



# IL VENTO





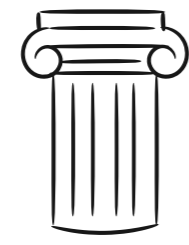


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THE DEVELOPER



CREATORS  
OF TIMELESS  
LIVING.



THE DEVELOPER

FASHIONING A NAME ON THE  
FOUNDATIONS OF TRUST.

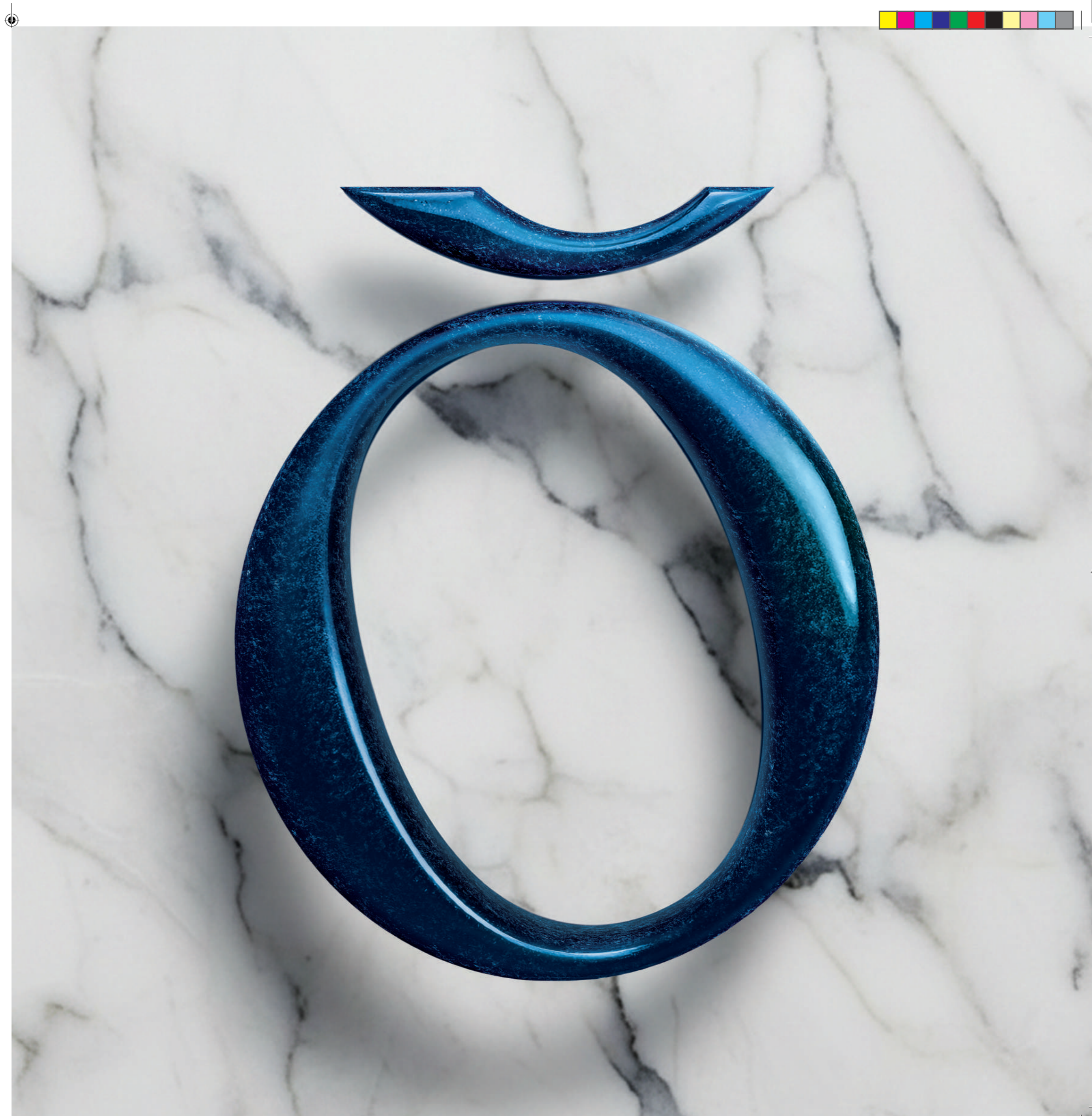


THE DEVELOPER

KORA PROPERTIES MARKS APPAREL GROUP'S FORAY INTO THE REAL ESTATE SECTOR. A PART OF APPCORP HOLDING – A MULTI-BILLION-DOLLAR TRANSNATIONAL COMPANY, FOUNDED IN 1996, APPAREL GROUP IS A LEADING FASHION AND LIFESTYLE RETAIL CONGLOMERATE WITH OVER 2,500 STORES, 85+ BRANDS, AND 27,000+ MULTICULTURAL STAFF ACROSS 14 COUNTRIES, SERVING MILLIONS OF CUSTOMERS WORLDWIDE.

**APPAREL GROUP**  
SINCE 1996  
EXCEED EXPECTATIONS EVERYDAY

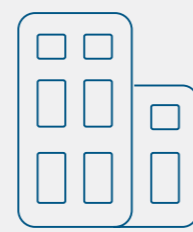
**KÖRA**  
PROPERTIES



THE DEVELOPER



25 Years  
of Trust

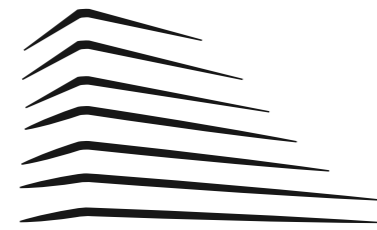


Fully Integrated  
Real Estate Developer





THE DESIGNER



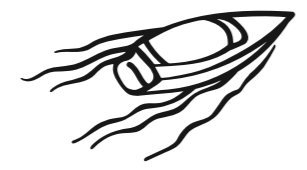
DESIGN THAT SHAPES  
THE CONCEPT OF LIVING.

THE DESIGNER

PININFARINA ARCHITECTURE IS  
A SYMBOL OF ITALIAN STYLE WORLDWIDE.  
THEIR MISSION IS TO DEVELOP  
TIMELESS BEAUTY,  
SIMULTANEOUSLY EMBRACING,  
BUT NOT BEING AFFECTED BY,  
THE INCREASINGLY RAPID CHANGES IN  
SOCIETY AND AROUND THE WORLD.  
BEAUTY, NOT JUST FOR ITS OWN SAKE,  
BUT WITH A DISTINCT IDENTITY,  
SIGNIFICANCE, AND, ABOVE ALL, IMPACT.



LIFE BY THE SEA



REIMAGINE  
LUXURY LIVING  
BY THE SEA.



FEEL  
THE  
WIND



AWAKEN YOUR SENSES,  
IMMERSE IN  
THE INFINITE BLUE.

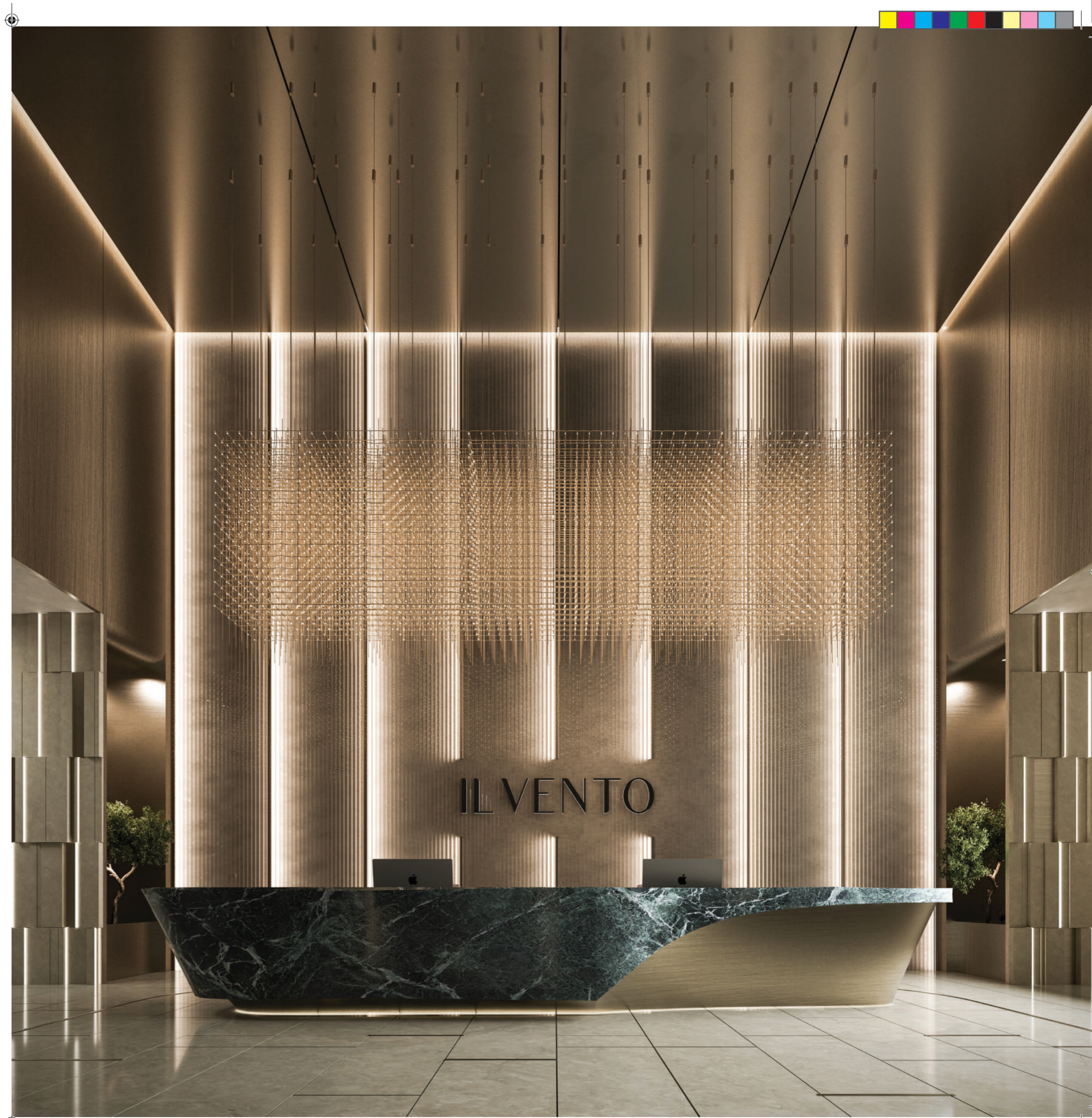


# IL VENTO

LIFE BY THE SEA

# A GRAND WELCOME.

BE GREETED BY WAVES OF OPULENCE,  
BE DAZZLED BY THE GRAND LOBBY.







LIFE BY THE SEA

WELCOME TO  
IL VENTO BY KORA PROPERTIES.  
MARITIME-INSPIRED  
SEAFRONT LIVING,  
REIMAGINED TO INSPIRE YOU.  
INDULGE IN UNPARALLELED  
VIEWS OF THE MARINA  
AND THE DUBAI SKYLINE.

EXPERIENCE AN EXCEPTIONAL LIFESTYLE  
IN THE HEART OF THE NEWEST SAILING  
AND CRUISE DESTINATION: DUBAI MARITIME CITY.





LIFE BY THE SEA

IL VENTO STANDS TALL AS  
A MAJESTIC EMBODIMENT OF THE SEA.  
DELIVERING WORLD-CLASS  
LUXURY LIVING IN AN ELEGANTLY  
DESIGNED RESORT-STYLE APARTMENT.  
THE ARCHITECTURAL AESTHETICS OF  
THE TOWER IS ROOTED IN THE ESSENCE  
OF A SUMMER GETAWAY.

IMMERSE YOURSELF IN A METICULOUSLY  
CRAFTED SPACE, CAPTURING AN ATMOSPHERE  
OF SERENE SOPHISTICATION.



LIFE BY THE SEA

WHERE EVERY RESIDENCE  
WILL ENJOY ITS UNIQUE BREATHTAKING  
VIEWS OF THE ENDLESS SEA.  
WHERE THE LIVING SPACE IS  
A HARMONIOUS FUSION OF OPULENCE AND  
LEISURE. WITH OCEAN-INSPIRED LINES  
AND MODERN DETAILS TO LEND  
AN AURA OF EXCLUSIVE  
MARITIME CULTURE.

1-3  
BEDROOM  
APARTMENTS &  
PENTHOUSES

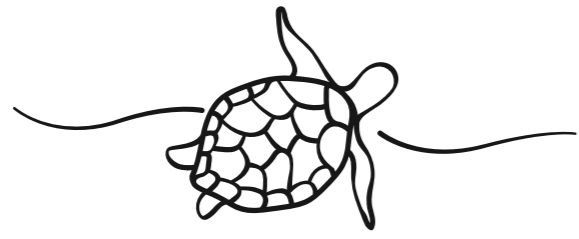
330  
RESIDENCES



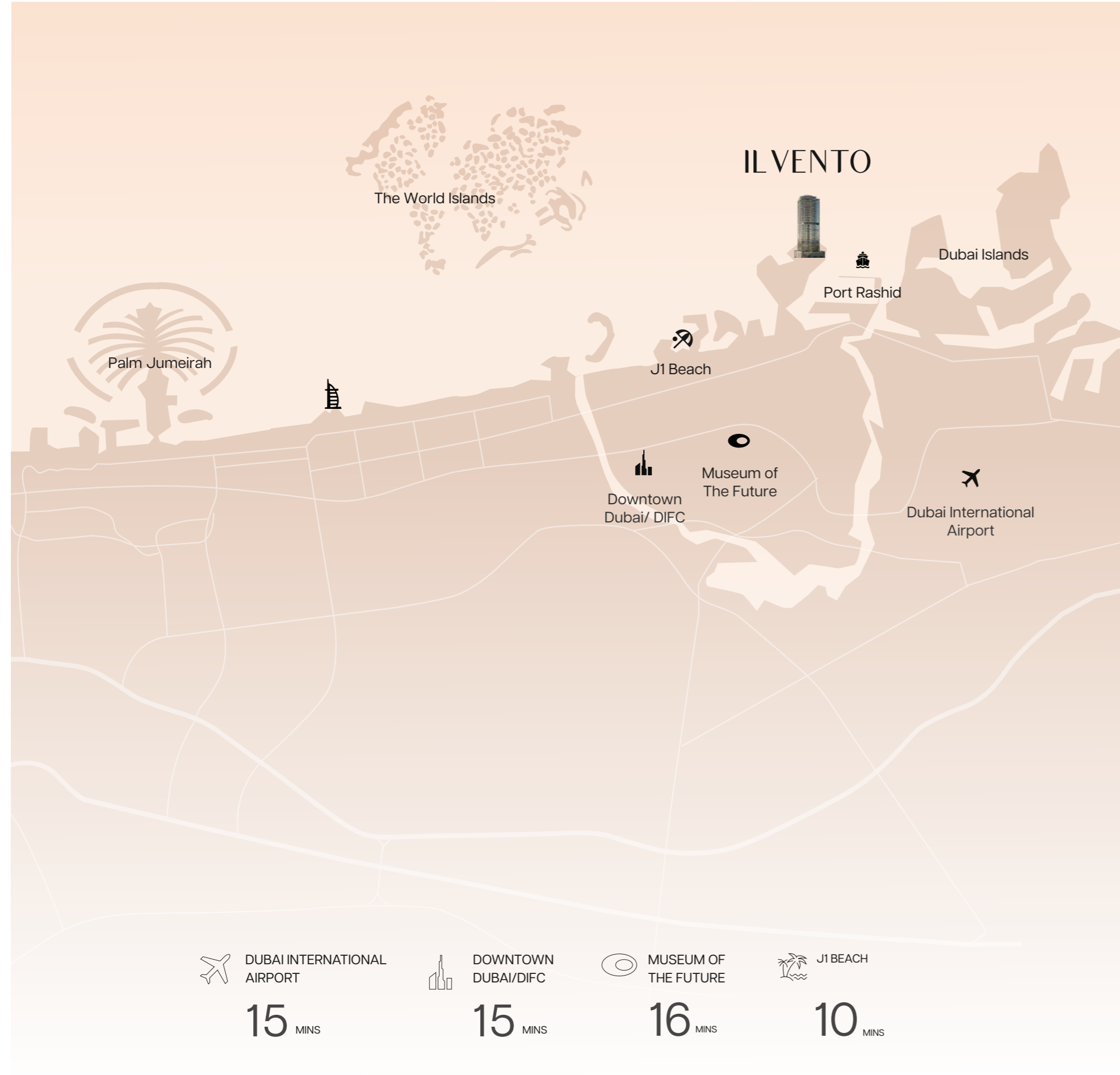
EVERY SUNRISE  
IS A PRIVATE MASTERPIECE.



THE ADDRESS



A SEA OF POSSIBILITIES  
AT YOUR DOORSTEP.



THE ADDRESS

THRIVE IN A DESTINATION THAT PROMISES AN EVERLASTING VACATION.

DUBAI MARITIME CITY



THE ADDRESS

TAKE IN THE STUNNING  
SKYLINES AND THE VIBRANT  
NEIGHBOURHOOD ENERGY.

THE ADDRESS

IL VENTO IS LOCATED CLOSE TO  
A WEALTH OF CHOICES.  
LOSE YOURSELF IN A DAZZLING  
TAPESTRY OF CONTRASTS  
WITH A VIBRANT URBAN EXPERIENCE.

INDULGE YOUR SENSES AT CAFES AND RESTAURANTS,  
SAVOURING INTERNATIONAL CUISINES AND LOCAL DELICACIES.





LIFESTYLE OF THE DISCERNING



IMMERSE IN LIFE BY THE SEA.  
INDULGE IN ELEGANCE BY  
THE WATERFRONT.





LIFESTYLE OF THE DISCERNING

IN A WORLD OF SEASIDE LUXURY,  
EVERY DAY AT IL VENTO  
IS A COASTAL ADVENTURE.

LIFESTYLE OF THE DISCERNING

ENJOY A UNIQUE WATERFRONT  
LIFESTYLE AT IL VENTO. EXPERIENCE  
THE THRILL OF ACCESSING  
THE YACHT BERTH AND SETTING SAIL  
ON THE CRYSTAL-CLEAR WATERS OF  
THE ARABIAN GULF. EXPLORE THE  
SCENIC WATERFRONTS, PERFECT FOR  
A LEISURELY WALK OR A JOG.

STROLL ALONG THE PROMENADES, TAKING IN THE BREATHTAKING  
VIEWS OF THE MARINA AND THE CITY SKYLINE.







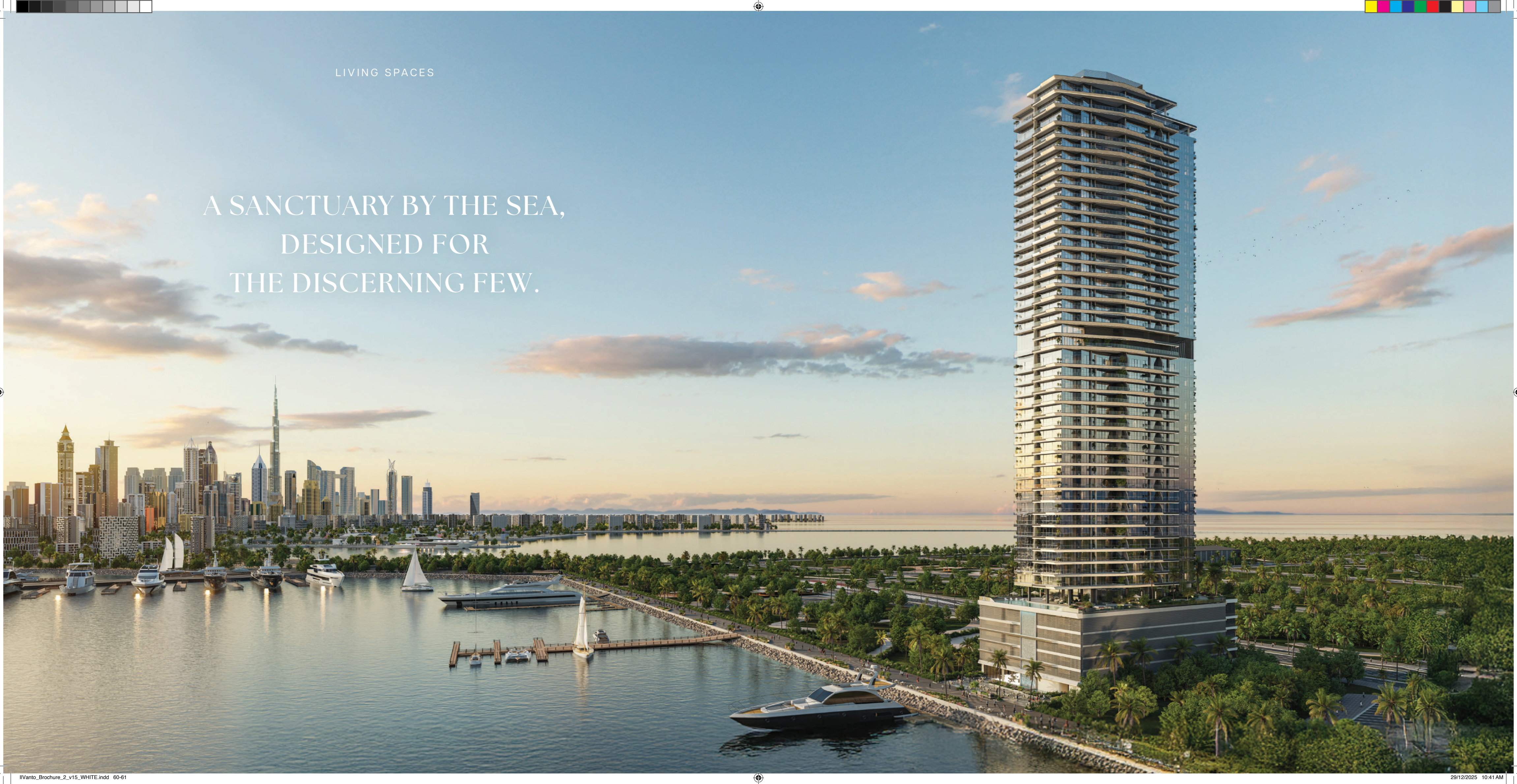
LIVING SPACES



SEA OF SERENITY OUTSIDE,  
SPACIOUS SOPHISTICATION INSIDE.

LIVING SPACES

A SANCTUARY BY THE SEA,  
DESIGNED FOR  
THE DISCERNING FEW.





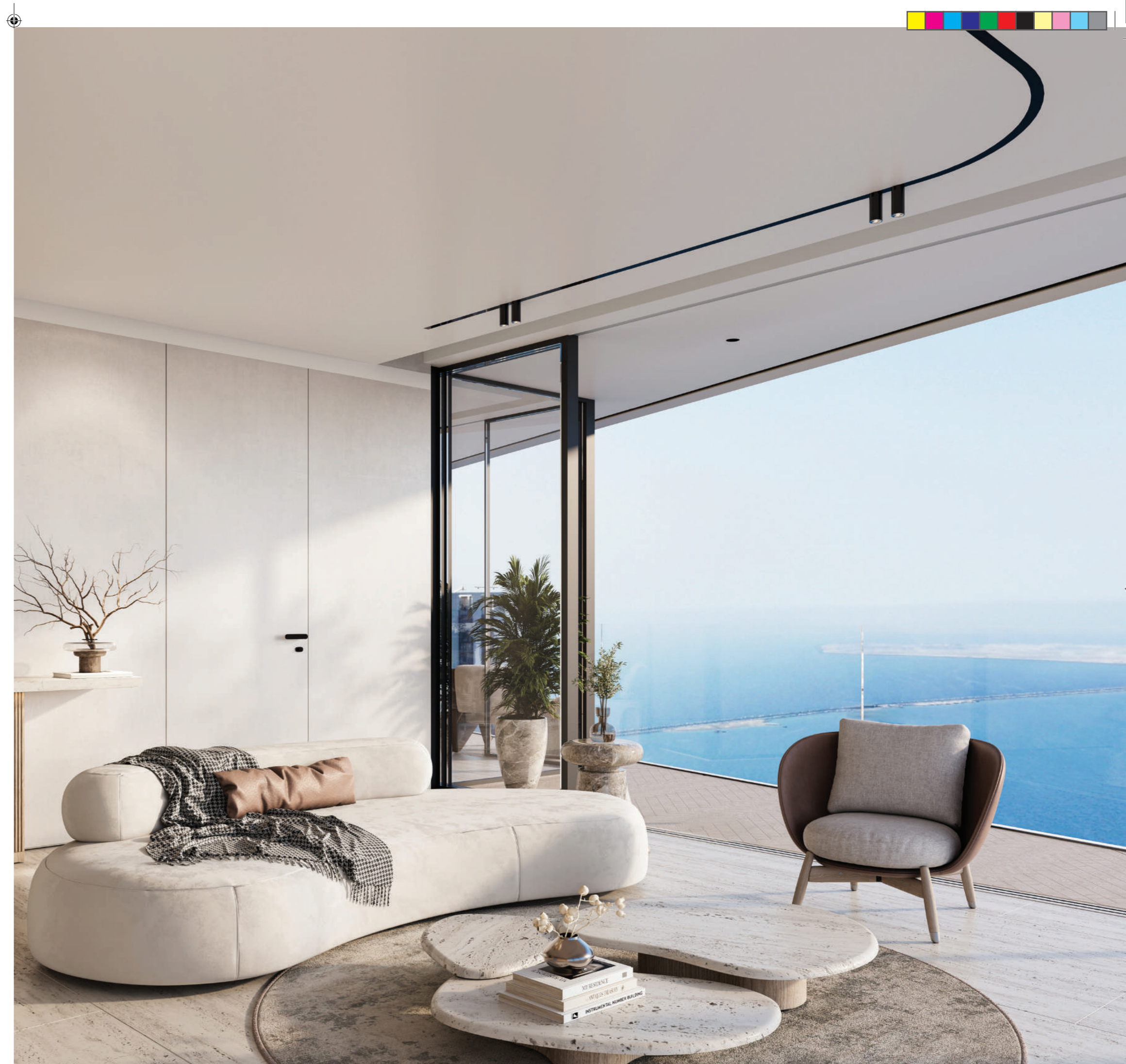
LIVING SPACES

AN OASIS INSPIRED BY  
MARITIME LUXURY.

LIVING SPACES

THE LIVING SPACES AT IL VENTO  
ARE SPACIOUS AND REFINED, FRAMED  
BY FLOOR-TO-CEILING GLASS WINDOWS.  
OFFERING SWEEPING VIEWS  
OF THE OCEAN AND THE CITY SKYLINE.

DESIGN THAT SEAMLESSLY INTEGRATES INDOORS AND OUTDOORS.  
ELEGANTLY SHADED WALLS. PLEASANTLY SOOTHING SUNLIGHT  
WRAPPING THE LIVING SPACES WITH WARMTH AND COMFORT.





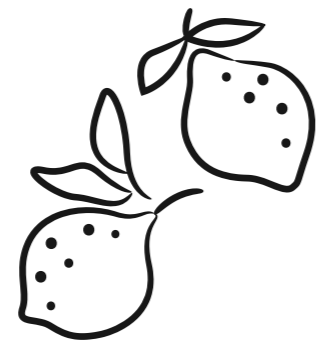








PENTHOUSE



CRAFTED FOR  
CONNOISSEURS OF  
ELEGANCE.











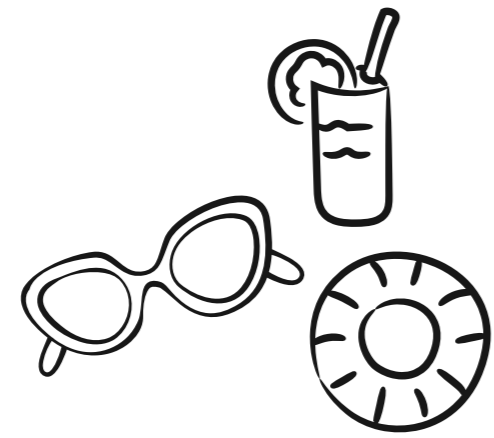








CURATED AMENITIES



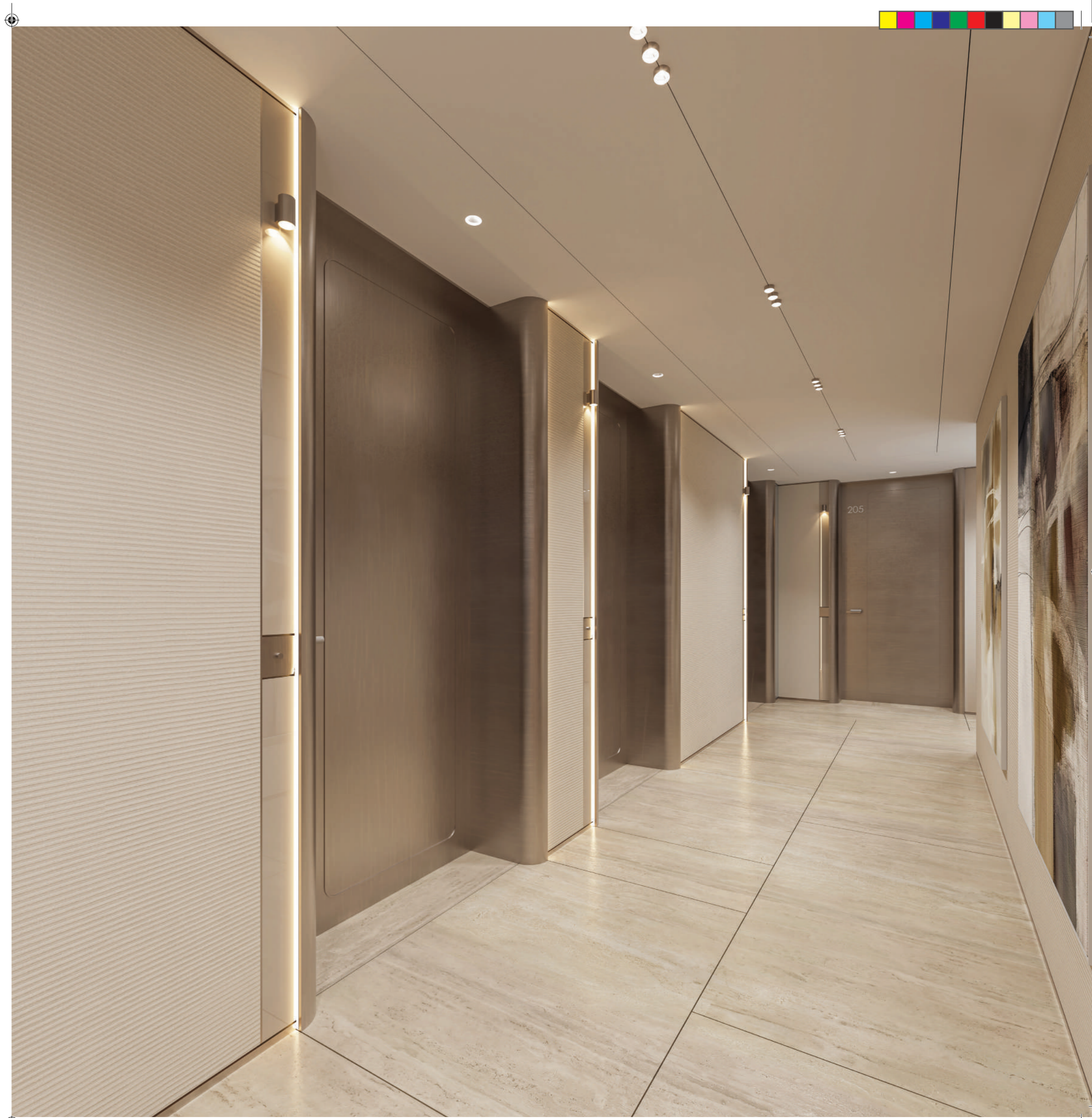
URBAN TREASURES THAT  
MAKE LIFE PRICELESS AT  
IL VENTO.



AMENITIES

IMAGINE A LIFE WHERE THE EPITOME  
OF SEASIDE LUXURY LIVING IS BLENDED  
WITH WORLD-CLASS AMENITIES  
AND FEATURES DESIGNED TO ELEVATE  
YOUR LIFESTYLE.

WHERE EVERY FEATURE IS CRAFTED TO  
ENHANCE THE EXTRAORDINARY.





AMENITIES

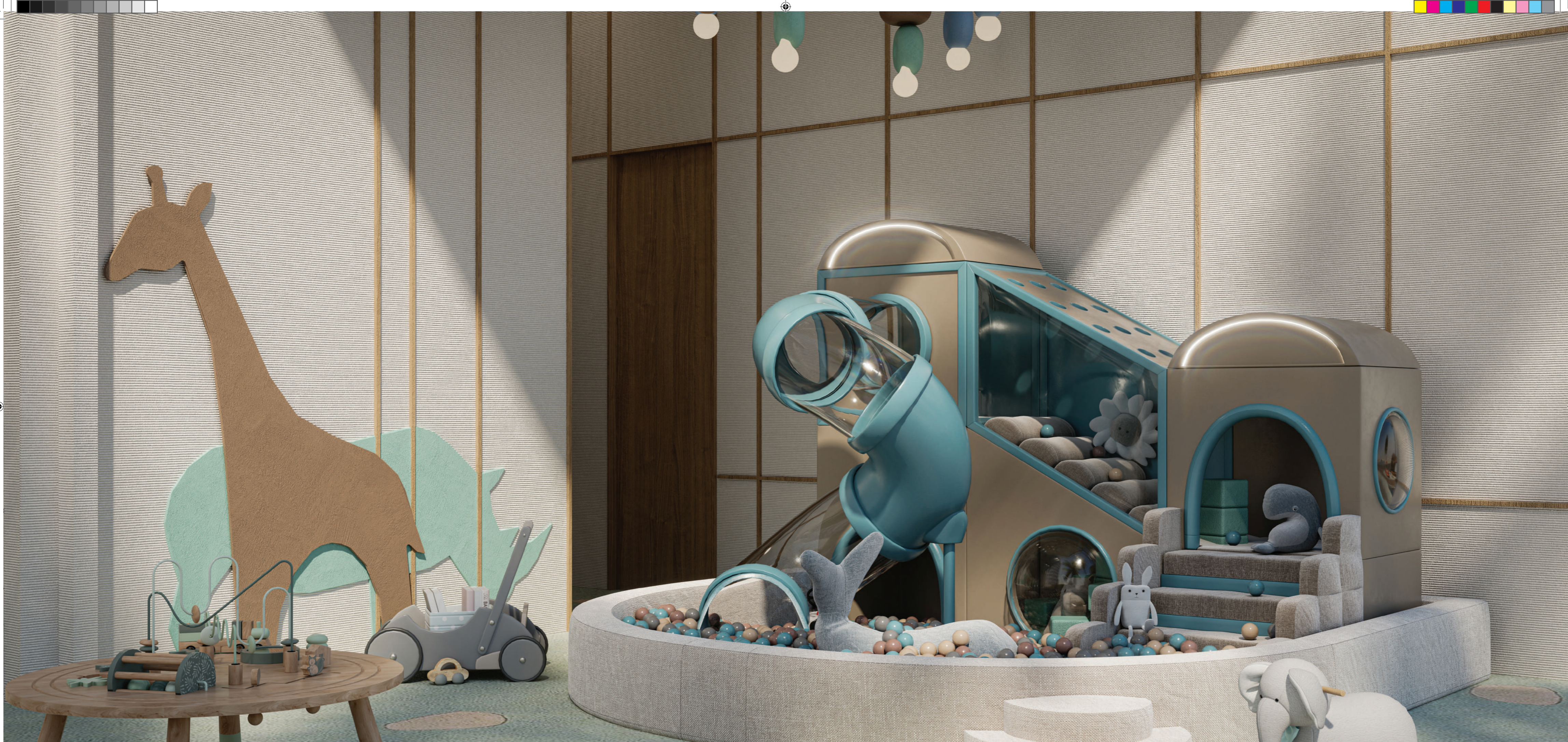
SEASIDE DREAMS  
COME TRUE.

















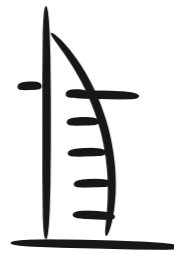








WHY DUBAI

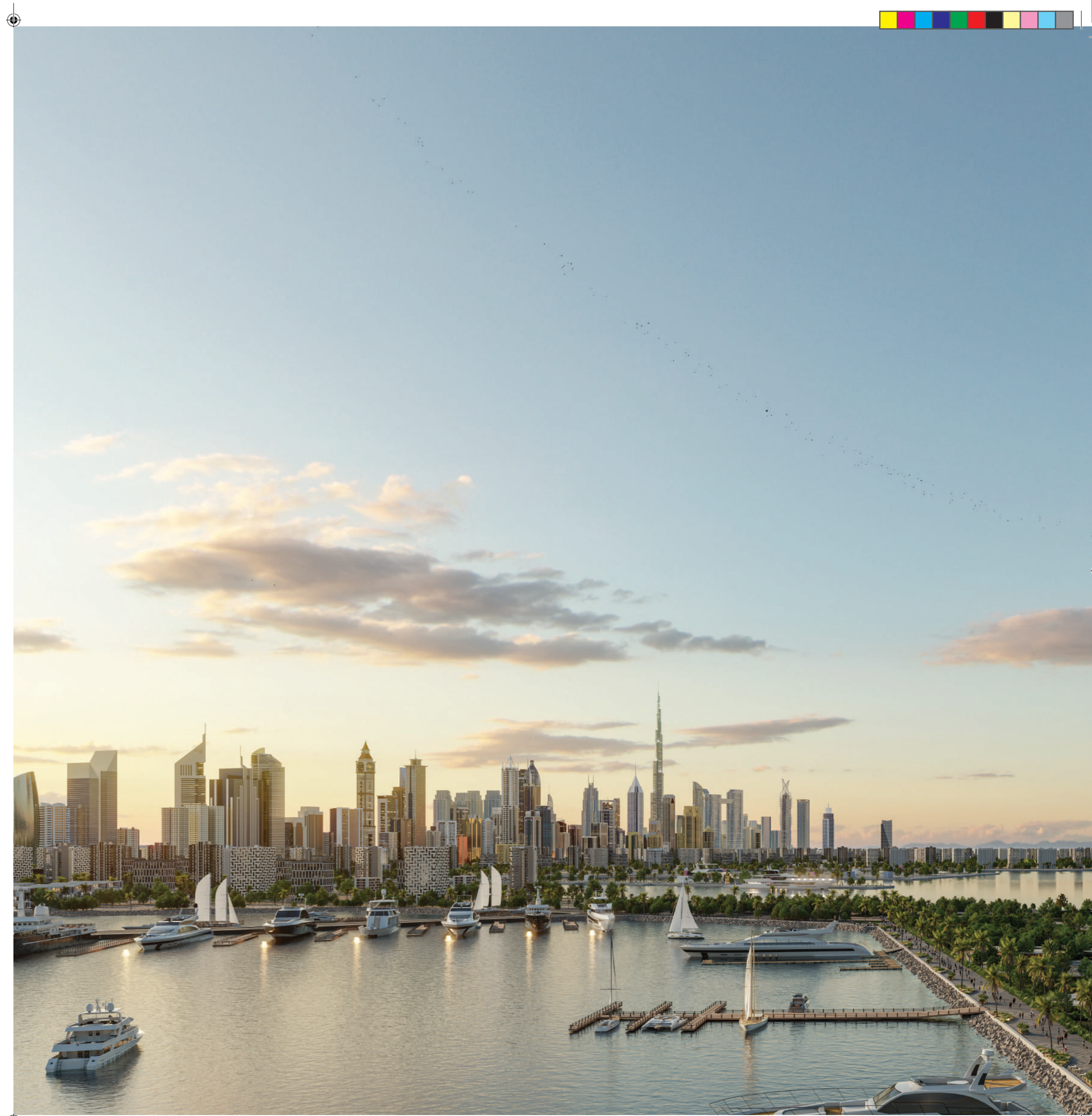


QUALITY OF LIFE MEETS  
COMPELLING INVESTMENT  
OPPORTUNITY.

WHY DUBAI

WITH WORLD-CLASS INFRASTRUCTURE,  
THRIVING ECONOMY, AND TAX-FRIENDLY  
POLICIES, DUBAI GUARANTEES  
A HIGH RETURN ON INVESTMENT.  
BEYOND FINANCIAL BENEFITS, THE  
CITY'S EXCEPTIONAL QUALITY OF LIFE,  
BOASTING STUNNING BEACHES, WORLD-  
CLASS SHOPPING MALLS,  
AND A VIBRANT CULTURAL SCENE,  
MAKES IT AN IDEAL PLACE TO LIVE,  
WORK, AND PLAY.

SAFETY AND CLEANLINESS ARE PARAMOUNT  
IN DUBAI, MAKING IT AN IDEAL ENVIRONMENT FOR  
FAMILIES AND INDIVIDUALS ALIKE.





FLOOR PLANS



LIVING AREAS  
YOU DREAM OF.

FLOOR PLAN

1 BEDROOM

TYPE - 1 | UNIT 02

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	63.46	683.03
OUTDOOR AREA	22.61	243.37
TOTAL AREA	86.07	926.40

DISCLAIMER: ALL DRAWINGS AND DIMENSIONS ARE APPROXIMATE. DRAWINGS ARE NOT TO SCALE AND ARE SUBJECT TO CHANGE WITHOUT NOTICE. THE DEVELOPER RESERVES THE RIGHT TO MAKE REVISIONS. THE UNITS ARE MEASURED AT TYPICAL FLOORS IN THE BUILDING AND COLUMNS MAY VARY IN SIZE DEPENDING ON THE FLOOR LEVEL. THE FURNISHING AND ACCESSORIES SHOWN ARE FOR REPRESENTATION ONLY. THE AVAILABILITY, LENGTH AND WIDTH OF THE BALCONY VARIES DEPENDING ON WHICH FLOOR AND WHICH ORIENTATION THE UNIT IS LOCATED WITHIN THE BUILDING. THERE WILL BE SLIGHT DIFFERENCES IN THE INTERNAL AREAS BETWEEN THE SAME UNIT TYPES DEPENDING ON THE SHAFT SIZES THAT GO THROUGH THE UNITS.



FLOOR PLAN

1 BEDROOM

TYPE - 1A | UNIT 02

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	63.46	683.03
OUTDOOR AREA	32.00	344.44
TOTAL AREA	95.46	1,027.47

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FLOOR PLAN

**1 BEDROOM**

TYPE - 2 | UNIT 05

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	66.54	716.19
OUTDOOR AREA	14.43	155.32
TOTAL AREA	80.97	871.51



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FLOOR PLAN

**1 BEDROOM**

TYPE - 3 | UNIT 06

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	66.95	720.64
OUTDOOR AREA	17.51	188.48
TOTAL AREA	84.46	909.12



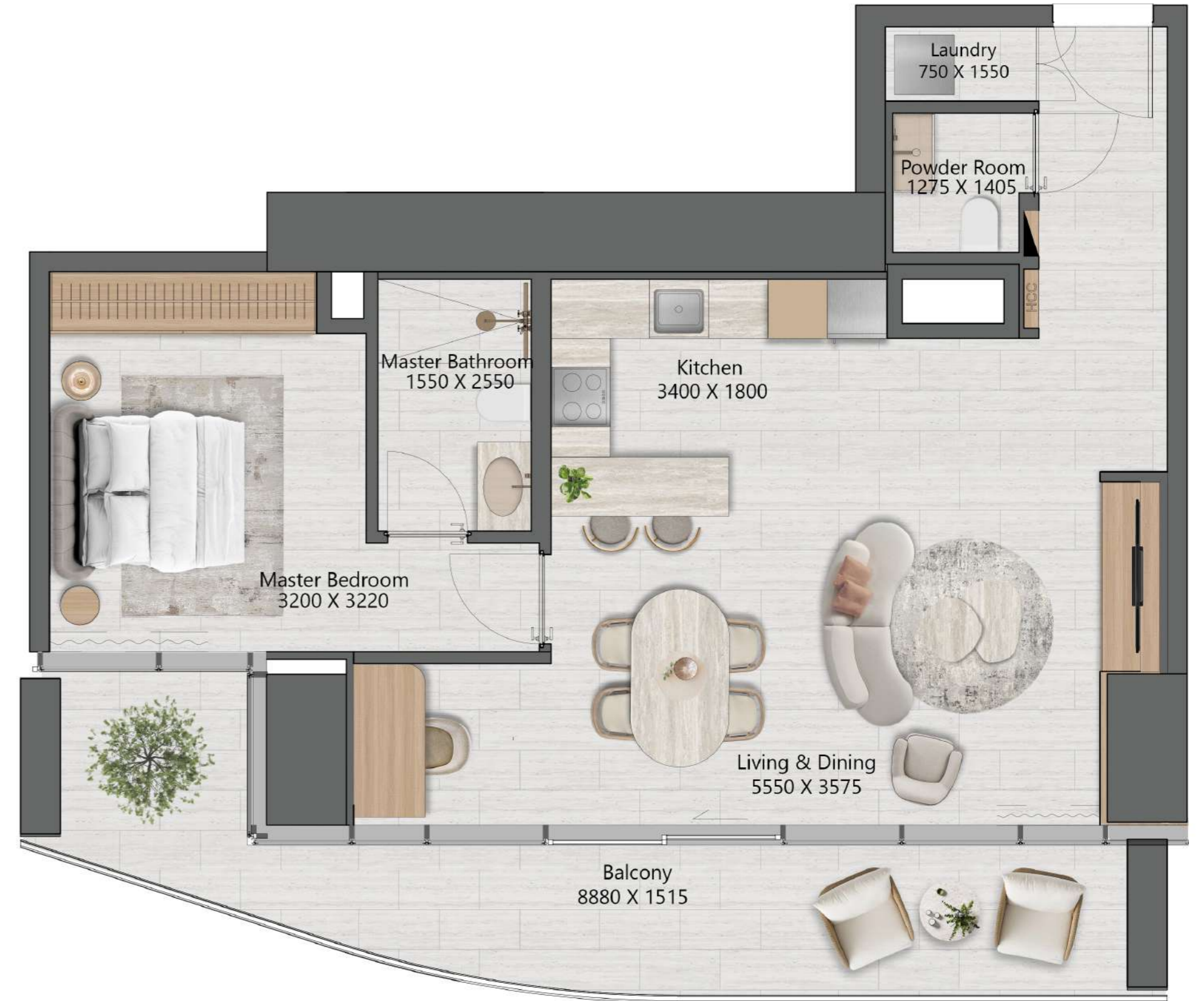
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FLOOR PLAN

1 BEDROOM

TYPE - 4 | UNIT 07

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	71.47	769.33
OUTDOOR AREA	17.72	190.68
TOTAL AREA	89.19	960.01



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FLOOR PLAN

# 1 BEDROOM

TYPE - 4A | UNIT 07

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	71.47	769.33
OUTDOOR AREA	21.04	226.47
TOTAL AREA	92.51	995.80



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FLOOR PLAN

1 BEDROOM

TYPE - 5 | UNIT 09

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	66.48	715.58
OUTDOOR AREA	16.75	180.30
TOTAL AREA	83.23	895.88



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FLOOR PLAN

**1 BEDROOM**

TYPE - 6 | UNIT 10

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	66.89	720.01
OUTDOOR AREA	11.85	127.55
TOTAL AREA	78.74	847.56



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FLOOR PLAN

1 BEDROOM

TYPE - 7 | UNIT 04

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	58.17	626.09
OUTDOOR AREA	13.91	149.73
TOTAL AREA	72.08	775.82

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FLOOR PLAN

1 BEDROOM

TYPE - 8 | UNIT 05

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	67.20	723.31
OUTDOOR AREA	15.23	163.93
TOTAL AREA	82.43	887.25



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FLOOR PLAN

2 BEDROOM

TYPE - 1 | UNIT 01

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	108.80	1171.11
OUTDOOR AREA	29.56	318.18
TOTAL AREA	138.36	1,489.29



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FLOOR PLAN

2 BEDROOM

TYPE - 2 | UNIT 03

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	94.83	1,020.74
OUTDOOR AREA	28.89	310.97
TOTAL AREA	123.72	1,331.71



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FLOOR PLAN

## 2 BEDROOM

TYPE - 2A | UNIT 03

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	94.83	1,020.74
OUTDOOR AREA	34.02	366.19
TOTAL AREA	128.85	1,386.93



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FLOOR PLAN

## 2 BEDROOM

TYPE - 3 | UNIT 04

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	101.00	1,087.15
OUTDOOR AREA	14.76	158.88
TOTAL AREA	115.76	1,246.03



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FLOOR PLAN

2 BEDROOM

TYPE - 4 | UNIT 08

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	97.31	1,047.39
OUTDOOR AREA	25.75	277.17
TOTAL AREA	123.06	1,324.56



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FLOOR PLAN

2 BEDROOM

TYPE - 4A | UNIT 08

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	97.31	1,047.39
OUTDOOR AREA	32.19	346.49
TOTAL AREA	129.50	1,393.88



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FLOOR PLAN

3.5 BEDROOM

TYPE - 1 | UNIT 02

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	155.67	1,675.66
OUTDOOR AREA	65.56	705.68
TOTAL AREA	221.23	2,381.34



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FLOOR PLAN

# 3.5 BEDROOM

TYPE - 1A | UNIT 02

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	155.67	1,675.66
OUTDOOR AREA	51.29	552.08
TOTAL AREA	206.96	2,227.74



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FLOOR PLAN

### 3.5 BEDROOM

TYPE - 2 | UNIT 03

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	143.74	1,547.20
OUTDOOR AREA	23.44	252.31
TOTAL AREA	167.18	1,799.51



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FLOOR PLAN

# 3.5 BEDROOM

TYPE - 3 | UNIT 06

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	141.77	1,526.00
OUTDOOR AREA	47.49	511.18
TOTAL AREA	189.26	2,037.18



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FLOOR PLAN

# 3.5 BEDROOM

TYPE - 3A | UNIT 06

UNIT AREA	SQ. M	SQ. FT
INTERNAL AREA	141.77	1,526.00
OUTDOOR AREA	37.77	406.55
TOTAL AREA	179.54	1,932.55



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