



AZIZI
Riviera
Azizi Corniche X

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CEO'S MESSAGE

Dubai's dynamic real estate market deserves a new community lifestyle paradigm. We are pleased to bring you our vision for the ultimate in luxury, contemporary community living inspired by the stunning and vibrant French Riviera.

As a premier real estate developer, our projects strive to embody the UAE's multicultural and diverse outlook on life. Driven by passion, vision and promise to deliver luxury standards, we are reshaping the meaning of community living in prestigious neighbourhoods of Dubai and demonstrating our capability to deliver unique projects.

Our vision for Azizi Riviera is to create new quality living spaces nestled in luxurious enclaves reminiscent of the beauty, serenity and luxury from St Tropez to Cannes. Peace and privacy indoors and vibrant promenades outdoors, Azizi Riviera is a perfect reflection of the Riviera community living with a contemporary twist.

The design, architecture and locale, with its gardens and waterfront boulevards will transport you to the heart of the Riviera lifestyle. With a multitude of possibilities from the highly anticipated EXPO 2020 and Vision 2021, we are confident that Azizi Riviera will prove to be a prized investment opportunity for years to come.

Farhad Azizi
CEO, AZIZI Developments



EMBRACE THE NEW RIVIERA LIFESTYLE

Positioned in the prestigious Meydan One project, Azizi Riviera is set within a multiphase development of 71 buildings spread across four phases comprising 13 regions, a mega integrated retail district, luxury four- and five-star hotels and lush greenery.

The new Azizi Riviera is all about community living, evoking the classic Mediterranean Riviera lifestyle with a modern, contemporary outlook. Long walks on paved paths, beautiful sunsets and just a short distance from water transport, yachting facilities and a proposed marina, you will always feel safe and warm.

This is a place to embrace the good life and profitez, as the French say. Built to emulate the Riviera, Azizi Riviera brings the best of French Mediterranean contemporary living to Dubai to create a lasting sense of community. The open spaces and public areas offer several conveniences, while the clean lines and modern glass and wood facades add a touch of uniquely Dubai glitz and glamour.

Azizi Riviera is easily accessible via Business Bay, Sheikh Zayed Road, Al Khail Road and Meydan Road. It is also well-connected with a proposed metro line, malls, cinemas, retail, schools, hospitals and other modern necessities. The Meydan Hotel and Racecourse is a mere five minutes away, and so is the proposed One Mall and marina.

DUBAI



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NEW COMMUNITY LIVING FOR ALL

The first phase of Azizi Riviera is set within a multiphase development comprising of 18 mid-rise residential buildings comprising 2,273 units, a mega integrated retail district, waterfront views and lush greenery.

Keeping in line with contemporary community living, Azizi Riviera combines the best of French Mediterranean design perspective and modern architecture to create the ideal place for modern community living. Whether you are at work, play or simply relaxing, Azizi Riviera has it all and more. Here, you can feel at home and be a part of a diverse and multicultural community. Engage in family-friendly outdoor activities, leisure, dining and retail therapy. Live the highlife of the French Riviera without ever leaving Dubai! Azizi Riviera is creating a new paradigm for community living in Dubai and we welcome you to be a part of it.

AZIZI
Riviera

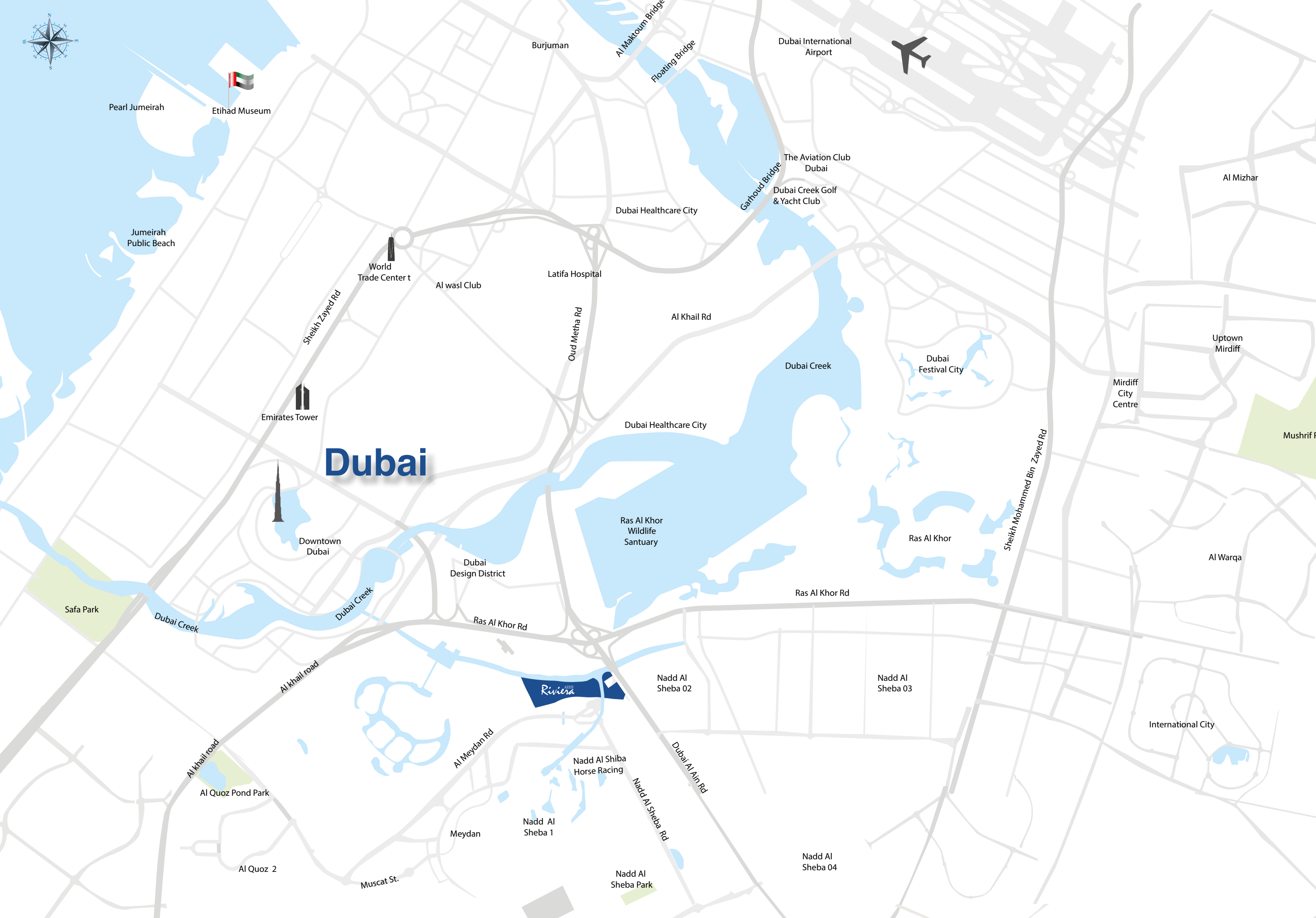
THE HEART OF THE RIVIERA

Named after the colour green, Corniche X is positioned right in the centre of Corniche VII and Corniche XI in phase 1 of the Azizi Riviera. The streets of Corniche are lined with vibrant and bustling retail, food and beverage outlets, making it the perfect place to catch up with friends, family and neighbours.

Just a short walk to the canal, with ample connections to public transport and water transportation, this is the ideal location to enjoy being a part of the Riviera community. Family activities, outdoor dining, cafes and bistros, cinemas and luxury retail will offer everything you need to live the good life of the Riviera.

Choose from studio, one- and two-bedroom apartments amongst seven mid-rise apartment buildings that ensconce the Riviera community lifestyle within modern contemporary design offering breath-taking views of the Dubai Canal, Meydan Hotel and Racecourse, Downtown Dubai and Dubai Creek.





Riviera AZIZI

Meydan One Mall 5 Minutes • Dubai Creek 13 Minutes, 13 km. • Dubai International Airport 15 Minutes, 17 km.
Dubai Mall 15 Minutes, 11 km. • Dubai Festival City 15 Minutes, 15 km.

CLEAN AND CONTEMPORARY

Come home to a relaxing apartment at Corniche and feel at one with nature and the Riviera community.

Corniche is all about inviting open spaces, much like how the colour green invokes a sense of happiness and being one with nature. Corniche is designed to be one with nature, using simple, uncluttered spaces and subtle touches to make it feel modern and sophisticated, but still welcoming. Pleasing tones, stone cladding and framed curtain glass that merge into balconies give apartments stunning facades.



GREEN LIVING

A contemporary lifestyle means we must also care for nature and the environment. We also understand that clean living means more natural materials, which is why we offer modern designs with wood and stone cladding. You can expect the best fittings and amenities at Corniche.

Framed curtain glass and beautiful floor to ceiling windows give you an eye into the world around, while there are many cosy and inviting floorplans that suit you best, to choose from. There is nothing like coming back to a cosy home after enjoying the Riviera community lifestyle, and at Corniche, you will find peace and serenity.



WARM, MINIMALIST
DESIGNS CREATE
A COCOON OF LUXURY

We reckoned that the people who would be accustomed to these privileges could be counted on our fingers – and created a limited edition of homes at Corniche.



SPRAWLING LIVING AREA FOR THE WHOLE FAMILY

Create a beautiful, relaxing living space with the quality living room designs from Azizi Development. From Chesterfield sofas to accents chairs and modern coffee tables, explore more options while decorating your living area at the Corniche.



AT THE END OF A LONG HARD DAY

there is nothing better than lying down on fresh bedding and crisp sheets, but how many of us have a conducive interior style in the bedroom? The bedroom were designed to look stylish yet functional and calming without making it look like a soulless showhome. We all know the importance of a good night's sleep but do we realise how much the great interior can impact this.



CONTRAST LIGHT AND SHADOW

Dining area and Kitchen are undeniably the heart of today's homes so, understandably, you want your Dining room and Kitchen to look its best. At Corniche we designed the Kitchens and Dining area perfectly where the space is not an issue.



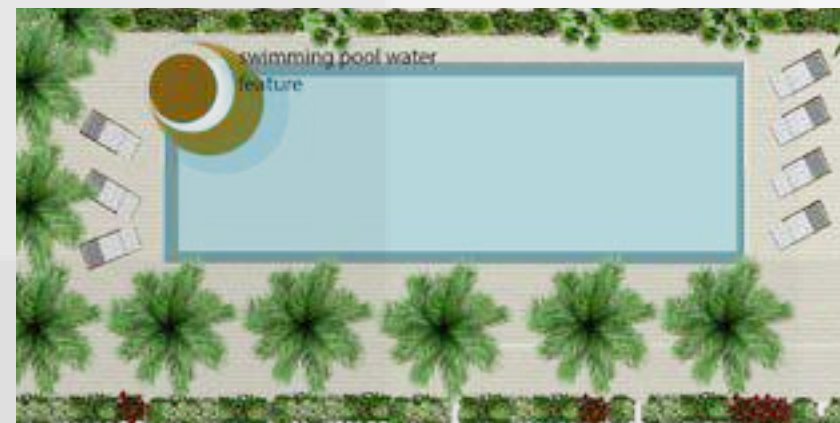
CREATE A SIMPLISTIC AND CLEAN FEELING

Since bathrooms are spaces that we use every day, their importance is far greater than we give it credit for. From bright and cheery to sophisticated and imposing, our modern bathrooms have long gone beyond the limit of space. These modern details transform dull bathrooms into fantastic relaxation and refreshing spaces.



READY WHEN YOU ARE

Large swimming pool to unwind with the whole family, plenty of space, an abundance of natural light and state of the art facility set the perfect stage for a tough workout, or an invigorating morning stretch.



Extracted from the concept design idea



BBQ SEATING AREA

Nowhere do cinematic views quite like Azizi Riviera. High up on your own rooftop terrace, you're free to entertain guests or relax alone on a sun-lounger: it's the finest way to live in Dubai, and the ultimate lifestyle.



Extracted from the concept design idea

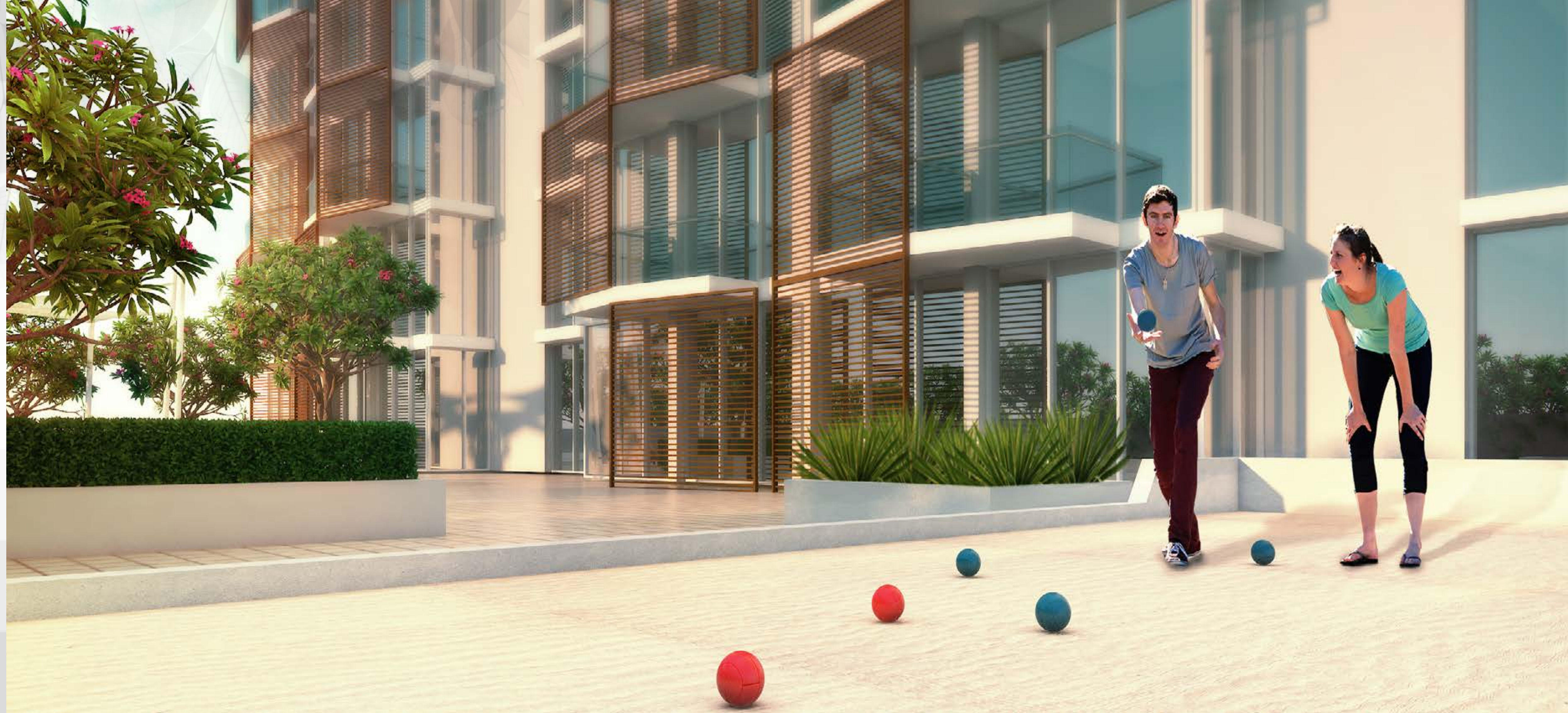


BOCCE AREA

Bocce is loved by people of all ages. Competitors or teams lob a total of eight bocce balls as close as possible to a smaller white ball called the 'pallino.' It is estimated that the game originated in 5200 B.C. It is still played today all over the world — the second most played ball sport, behind soccer. Corniche is the best place to play bocce in the Meydan area.



Extracted from the concept design idea



ZEN GARDEN

The sand or gravel in a Zen garden represent the sea or ocean and is used instead of water. Corniche Zen garden is carefully raked by our designers to create the impression of waves on the surface of a body of water. The rocks themselves represent islands or rock formations jutting out from the water.



Extracted from the concept design idea

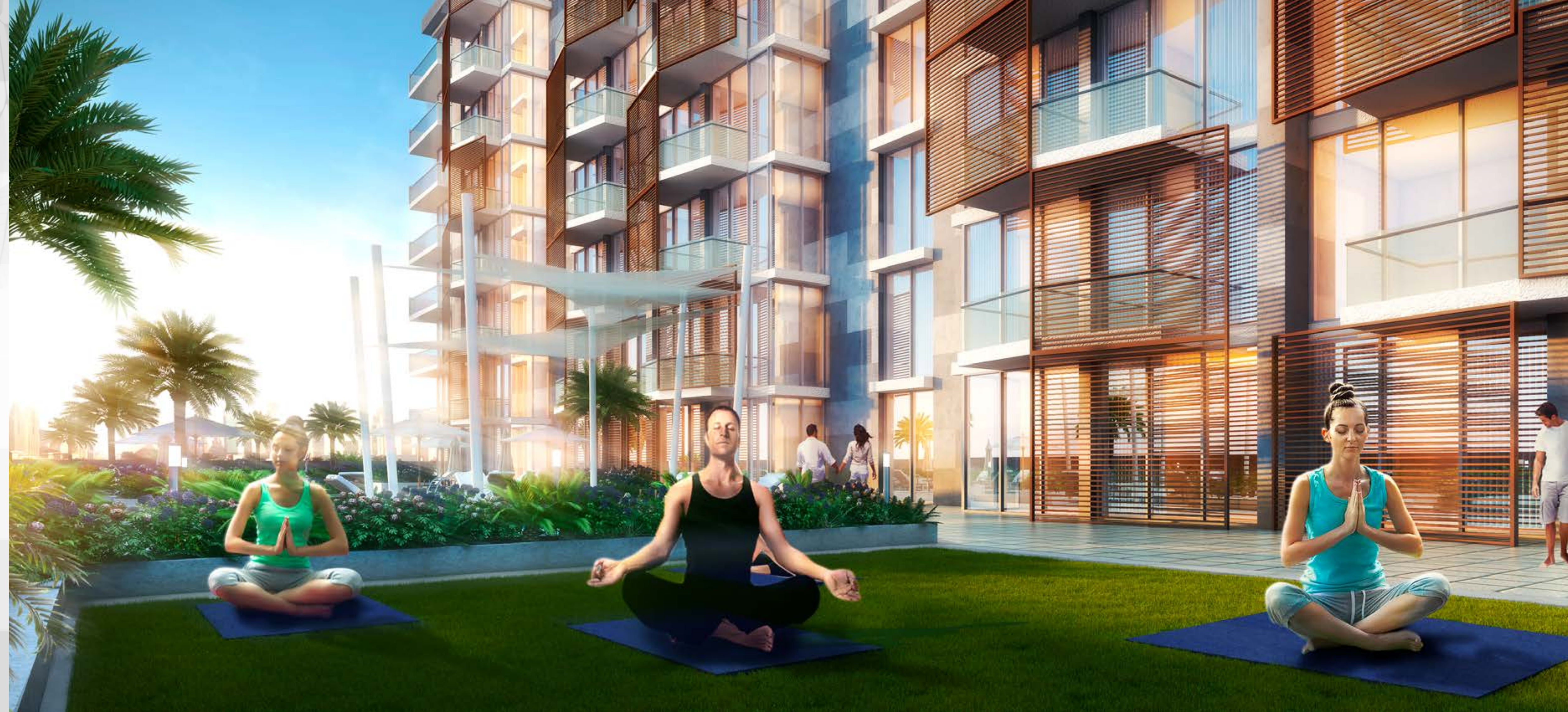


YOGA ZONE

India may be the home of yoga, but right now Dubai is among the world's greatest hubs for this super-healthy practice. Of course, it's not surprising that you can find so many different styles of yoga in Dubai, but the city has a reputation for diversity to uphold. But there truly is something for everyone and anyone—even those who prefer to take outdoor fitness classes can try outdoor yoga at Corniche. It will change your life!



Extracted from the concept design idea



PETS AGILITY AREA

As every good pet owner could tell you, being a good companion is a two-way street. Pets give people a lot of affection and fun, but they need to be taken care of, too. Since dogs need more than just food and sleep to stay healthy, finding ways to get them outside and active is so important. Our pet play area gives the animals the opportunities to exercise their growing minds and bodies outside.



Extracted from the concept design idea



LOUNGE WITH MOVIE NIGHT

Hosting an outdoor movie night is not challenging any more (at least the first time you do so) than simply popping in a DVD for the kids and leaving them in the living room. At Corniche, all you need is USB with your favourite show to make it successful movie night with family and friends.



Extracted from the concept design idea



MEYDAN ONE MALL



Facts and Features

| | |
|------------------------|--------------------------|
| Building Height | 112.69 ft. |
| No. of Studios | 148 |
| No. of 1 Bedroom units | 60 |
| Total No. of units | 208 |
| Furniture | Optional (50 AED/sq.ft.) |
| Cooling System | Air Cool Chillers |

التفاصيل و المميزات

| | |
|-----------------------------|--------------------------------|
| ارتفاع البناء | 112.69 قدم |
| عدد الاستديوهات | 148 |
| عدد الوحدات بغرفة نوم واحدة | 60 |
| العدد الكلي للوحدات | 208 |
| فرش الشقة | اختياري (50 درهم للقدم المربع) |
| نظام التبريد | شليبر تبريد بالهواء |