

An underwater photograph showing sunlight filtering through the water surface, creating a shimmering, dappled light effect on the sandy ocean floor. The water is a deep blue, and the light rays are clearly visible. The overall mood is serene and elegant.

SKAI

Where the rhythm of water meets timeless luxury

MAJARA LUXURY REAL ESTATE LLC

Head Office Level 36-01, Po Box :124382 , Trade Center 1, Sheikh Zayed Road , Burj Al Salam Tower Dubai UAE

Majara Presents SKAI – The Pinnacle of Island Elegance
Mina Al Arab

Located along the vibrant canals of Raha Island. Skai boasts striking waterfront views that enhance everyday life. Its prime position places you in the midst of a bustling destination.

S K A I

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Skai redefines harbor living with bold design and a prime waterfront location. Enjoy seamless access to exciting destinations. Exceptional amenities and a charming connected neighborhood crafted for those who seek effortless luxury.

S K

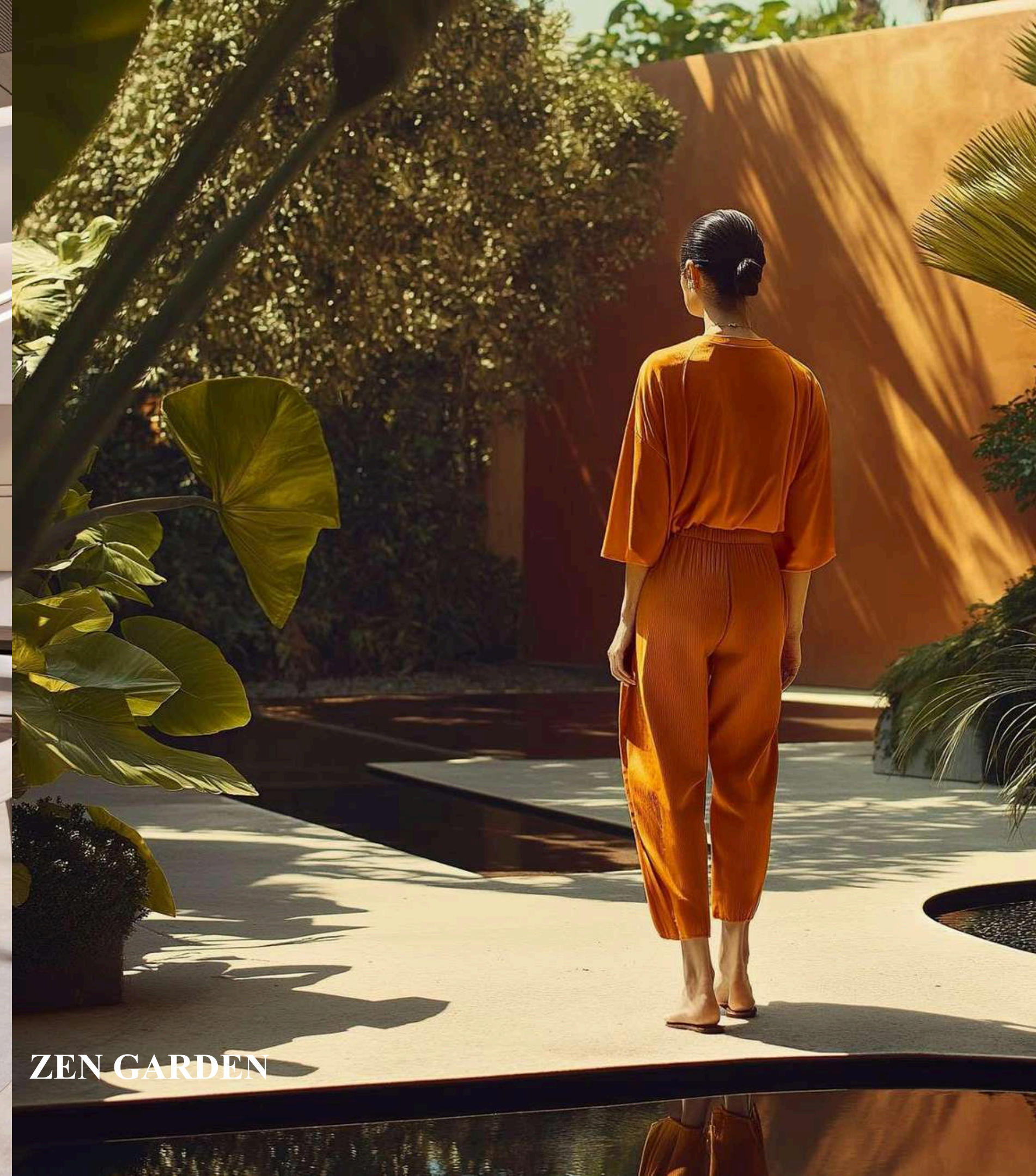
A I







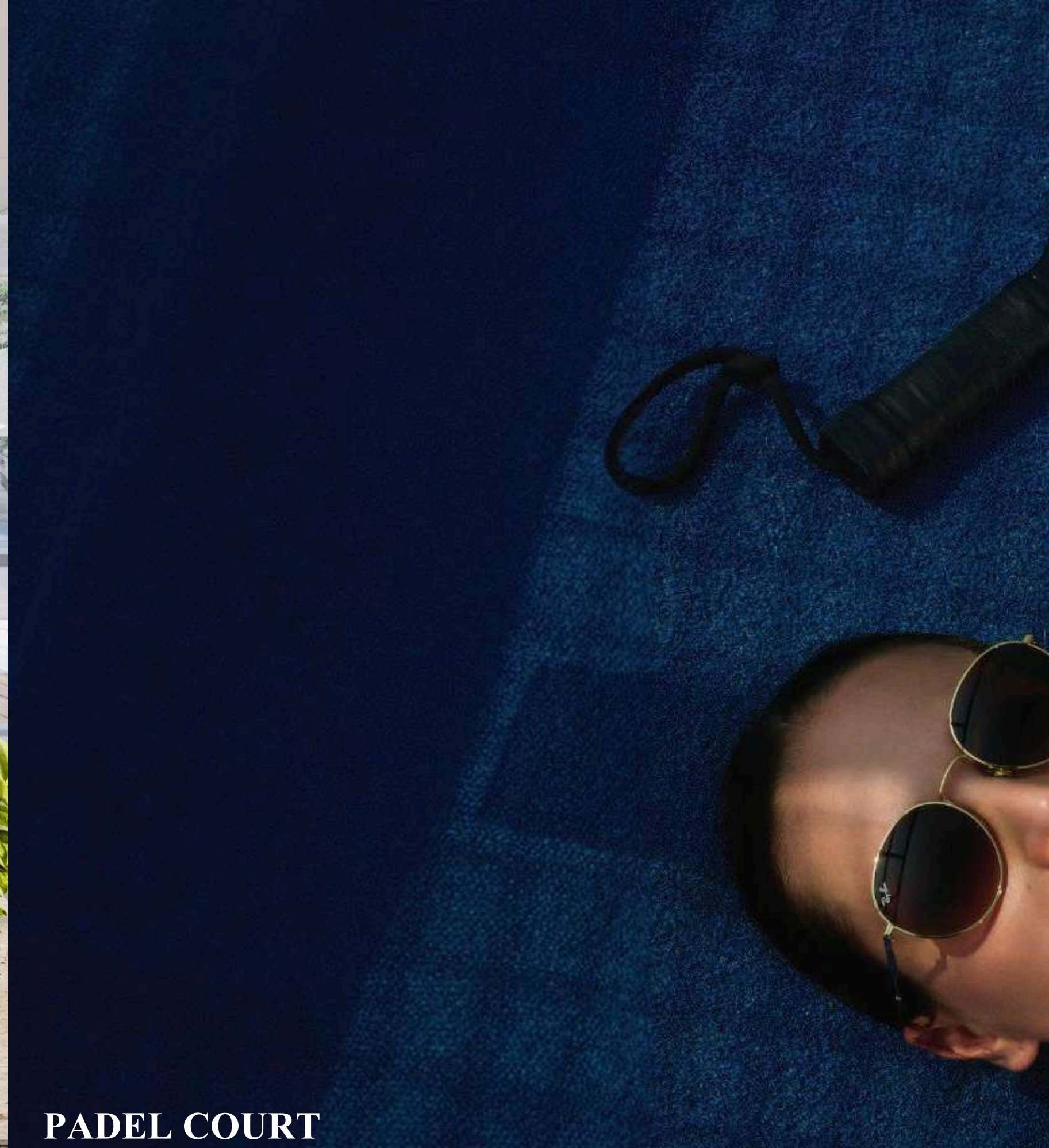
SKAI CLUB



ZEN GARDEN



GYM



PADEL COURT



SKAH

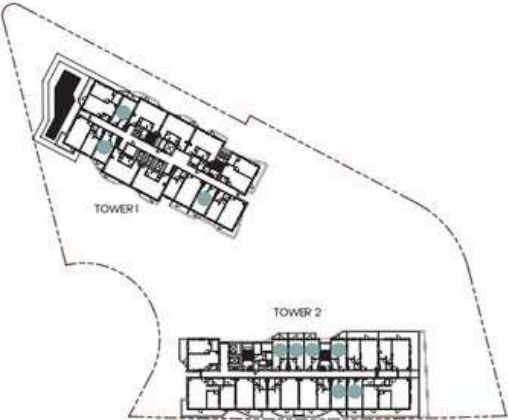
SKY POOL



Studio

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	31.6 - 33.8	340.8 - 364.7
BALCONY AREA	3.3 - 21.2	36.27 - 228.4
TOTAL AREA	35.20 - 53.86	378.89 - 579.74

LOCATION	LEVEL	SERIES
TOWER O1	LEVEL O1	O1, O3
	LEVEL O2 to O5	O3, O7, 13
	LEVEL O6 to 15	11
TOWER O2	GROUND LEVEL	O2, O8
	MEZZANINE LEVEL	O2, O6, O9
	LEVEL O1	O6, O7, 11, 13
	LEVEL O2	O6, O7, 11, 12, 13, 14
	LEVEL O3	O8, O9, 10
	LEVEL O4	O8, O9, 10



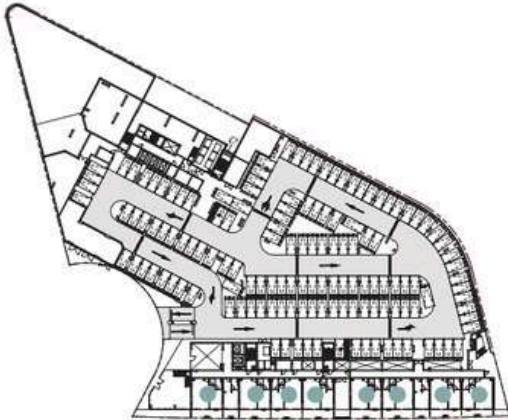
Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.



1 Bedroom - Premium / Premium Chalet

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	64.9 - 66.4	699.2 - 715.5
BALCONY AREA	5.5 - 35.5	59.8 - 382.3
TOTAL AREA	71.65 - 100.57	771.23 - 1082.53

LOCATION	LEVEL	SERIES
TOWER O1	LEVEL O1 to O5	O6
	LEVEL O6 & 15	O5
	LEVEL 16 to 17	O4
	LEVEL 18 to 19	O3
TOWER O2	GROUND LEVEL	O1, O3, O4, O5, O6, O7, O9, 10
	MEZZANINE LEVEL	O1, O3, O4, O5, O7, O8, 10, 11
	LEVEL O1	O3, O4, O5, 10, 12
	LEVEL O2	O3, O4, O5, 10
	LEVEL O3 to O4	O3, O4, O5



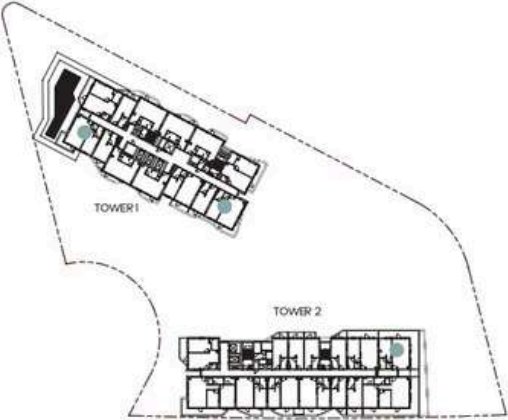
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1 Bedroom - A (Premium Corner)

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	66.36 - 66.7	714.29 - 718.06
BALCONY AREA	8.89 - 70.47	95.69 - 758.53
TOTAL AREA	75.6 - 136.83	813.75 - 1472.83

LOCATION	LEVELS	SERIES
TOWER 01	LEVEL 01	O2
	LEVEL 02	O2, O8
	LEVEL 03 to 05	O2, O8
TOWER 02	LEVEL 01 & 02	O9

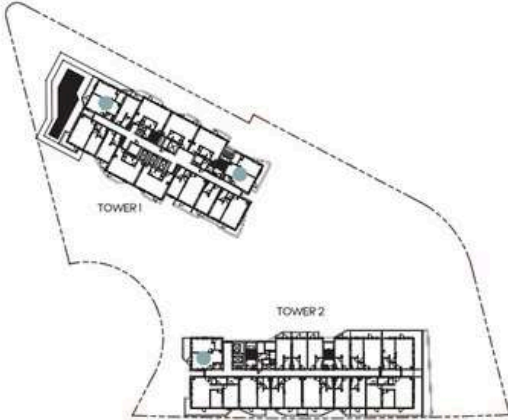


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1 Bedroom - B (Premium Corner)

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	64.61 - 65.93	695.46 - 709.66
BALCONY AREA	10.97- 56.33	118.08 - 606.33
TOTAL AREA	76.51 - 120.94	823.55 - 1301.79

LOCATION	LEVELS	SERIES
TOWER 01	LEVEL 02 to 05	O1, O9
	LEVEL 06 to 15	O1, O7
	LEVEL 16 & 17	O6
	LEVEL 18 & 19	O5
TOWER 02	LEVEL 01 to 05	O1

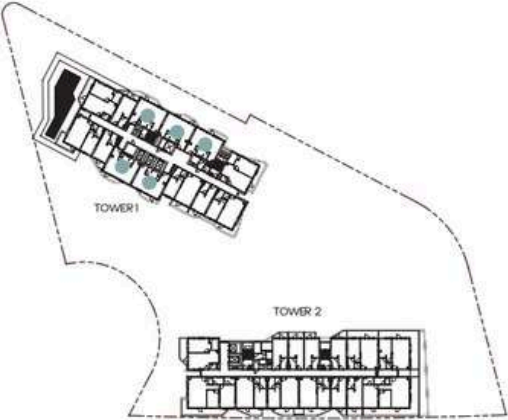


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

1 Bedroom Suite

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	53.5 - 54.7	576.4 - 589.3
BALCONY AREA	5 - 29.8	54.5 - 321.4
TOTAL AREA	58.9 - 84.5	633.99 - 908.9

LOCATION	LEVELS	SERIES
TOWER O1	LEVEL O1	O4,O5,O7
	LEVEL O2 to O5	O4,O5,10,11,12
	LEVEL O6 to 15	O3,O4,O8,O9,10
	LEVEL 16 & 17	O3,O7,O8
	LEVEL 18 & 19	O2,O6,O7

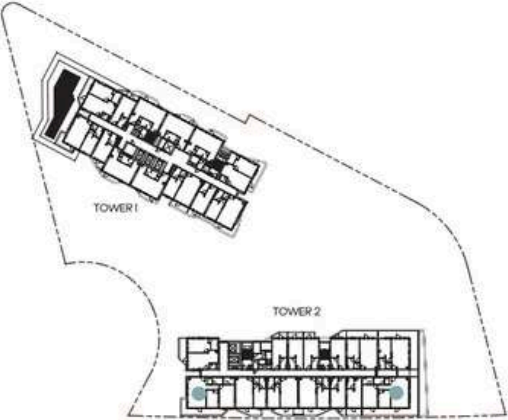


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

2 Bedroom - A

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	98.9 - 104.17	1064.77 - 1085.2
BALCONY AREA	11 - 61.8	118.7 - 665.8
TOTAL AREA	111.85 - 161.74	1203.94 - 1740.95

LOCATION	LEVELS	SERIES
TOWER O1	LEVEL O6 to 15	O2, O6
	LEVEL 16 & 17	O5
	LEVEL 18 & 19	O4
TOWER O2	LEVEL O1 & O2	O2, O8
	LEVEL O3 & O4	O2

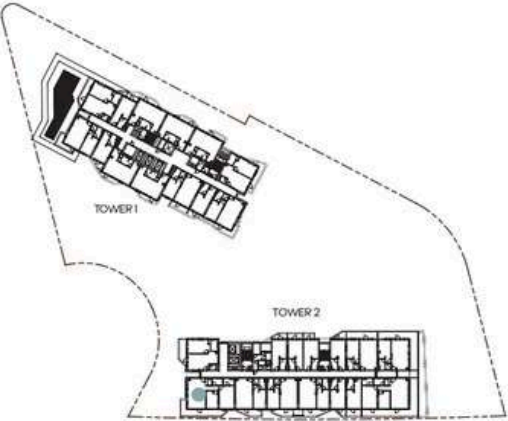


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2 Bedroom - B

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	102.6 - 104.17	1105.3 - 1121.2
BALCONY AREA	29.4 - 47.1	317 - 507.2
TOTAL AREA	132 - 149.8	1422.3 - 1612.54

LOCATION	LEVELS	SERIES
TOWER 02	LEVEL 03 & 04	06, 07

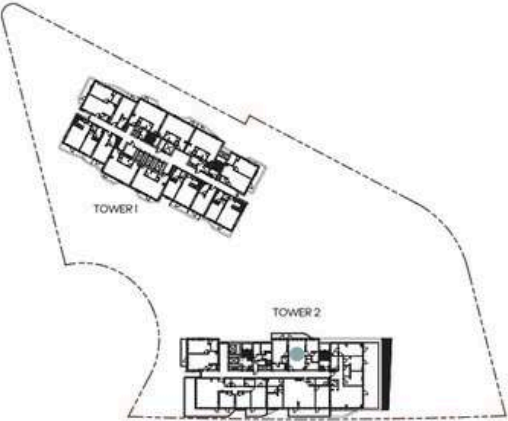


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

2 Bedroom P-A

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	97.2	1046.6
BALCONY AREA	14.4	155.4
TOTAL AREA	111.6	1202.11

LOCATION	LEVELS	SERIES
TOWER 02	LEVEL 05	05

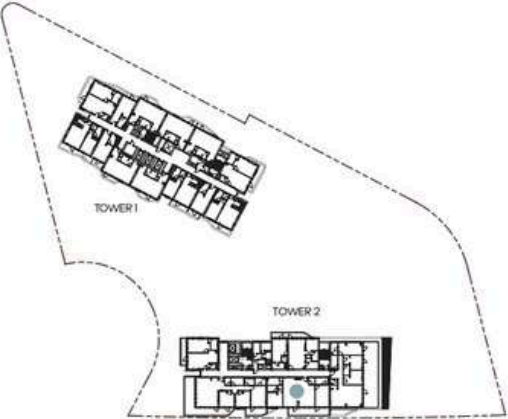


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2 Bedroom P-B

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	129.4	1393.1
BALCONY AREA	23.1	249.2
TOTAL AREA	152.5	1642.47

LOCATION	LEVELS	SERIES
TOWER O2	LEVEL O5	O3

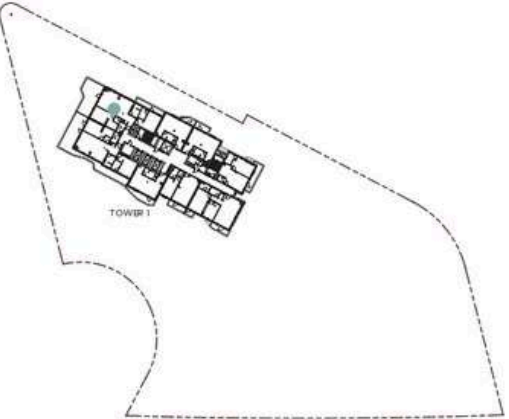


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

2 Bedroom S-A

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	127.8	1375.6
BALCONY AREA	20 - 52.6	215.6 - 566.8
TOTAL AREA	147.8 - 180.4	1591.2 - 1942.4

LOCATION	LEVELS	SERIES
TOWER O1	LEVEL 16 & 17	O1

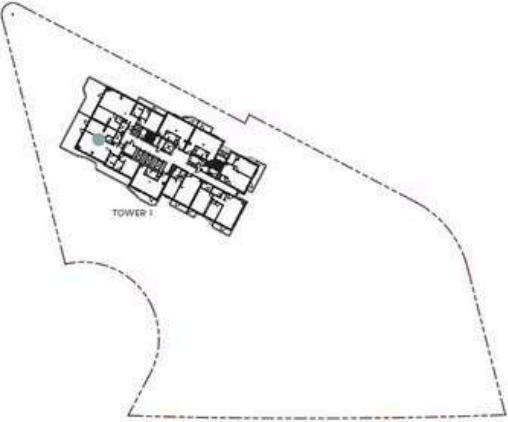


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

2 Bedroom S-B

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	124.4	1339.4
BALCONY AREA	9.1 - 67.4	98.1 - 726.1
TOTAL AREA	133.5 - 191.9	1437.6 - 2065.5

LOCATION	LEVELS	SERIES
TOWER 01	LEVEL 16 & 17	O2

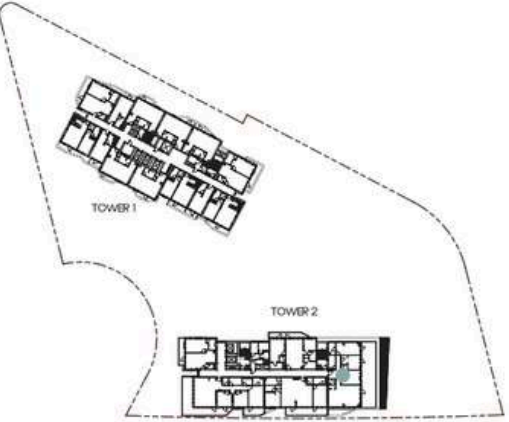


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

3 Bedroom P-A

UNIT SIZE (FROM - TO)	SQM	SQFT
INTERNAL AREA	148	1593.1
BALCONY AREA	68.8	741.1
TOTAL AREA	216.8	2334.2

LOCATION	LEVELS	SERIES
TOWER 02	LEVEL 05	O4

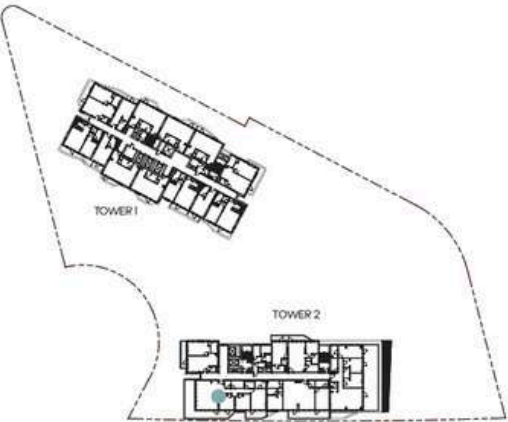


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

3 Bedroom P-B

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	146.7	1579.3
BALCONY AREA	60.8	655
TOTAL AREA	207.5	2233.5

LOCATION	LEVELS	SERIES
TOWER 02	LEVEL 05	02

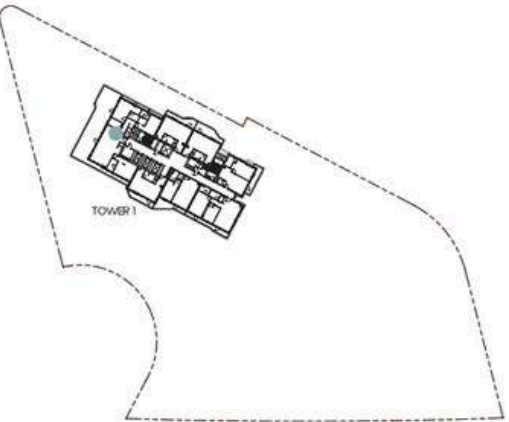


Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

3 Bedroom P-C

UNIT SIZE(FROM - TO)	SQM	SQFT
INTERNAL AREA	175.1	1884.9
BALCONY AREA	36.6 - 113.2	393.9 - 1219.3
TOTAL AREA	211.7 - 288.3	2278.94 - 3104.31

LOCATION	LEVELS	SERIES
TOWER 01	LEVEL 18 & 19	01



Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

Ground Floor



Studio
1 Bedroom Premium Chalet

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Mezzanine



Studio
1 Bedroom Premium Chalet

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

First Floor



- Studio
- 1 Bedroom - A (Premium Corner)
- 1 Bedroom - Suite
- 1 Bedroom Premium
- 1 Bedroom - B (Premium Corner)
- 2 Bedroom - A

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

Second Floor



- Studio
- 1 Bedroom - A (Premium Corner)
- 1 Bedroom - Suite
- 1 Bedroom Premium
- 1 Bedroom - B (Premium Corner)
- 2 Bedroom - A

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

Third Floor



- | | | | |
|-------------------|--------------------------------|-------------------|---------------|
| Studio | 1 Bedroom - A (Premium Corner) | 1 Bedroom - Suite | 2 Bedroom - B |
| 1 Bedroom Premium | 1 Bedroom - B (Premium Corner) | 2 Bedroom - A | |

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

Fourth Floor



- | | | | |
|-------------------|--------------------------------|-------------------|---------------|
| Studio | 1 Bedroom - A (Premium Corner) | 1 Bedroom - Suite | 2 Bedroom - B |
| 1 Bedroom Premium | 1 Bedroom - B (Premium Corner) | 2 Bedroom - A | |

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

Fifth Floor



Studio	1 Bedroom - A (Premium Corner)	1 Bedroom - Suite	2 Bedroom P-B	3 Bedroom P-B
1 Bedroom Premium	1 Bedroom - B (Premium Corner)	2 Bedroom P-A	3 Bedroom P-A	

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

06 to 15 Floor



Studio	1 Bedroom - Suite	2 Bedroom - A
1 Bedroom Premium	1 Bedroom - B (Premium Corner)	

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

16 to 17 Floor



- | | | |
|--|-------------------------------|---------------------------|
| <div></div> 1 Bedroom Premium | <div></div> 1 Bedroom - Suite | <div></div> 2 Bedroom S-A |
| <div></div> 1 Bedroom - B (Premium Corner) | <div></div> 2 Bedroom - A | <div></div> 2 Bedroom S-B |

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.

18 to 19 Floor



- | | | |
|--|-------------------------------|---------------------------|
| <div></div> 1 Bedroom Premium | <div></div> 1 Bedroom - Suite | <div></div> 3 Bedroom P-C |
| <div></div> 1 Bedroom - B (Premium Corner) | <div></div> 2 Bedroom - A | |

Floor plan numbers, square footage, and floor plans are approximate. Final dimensions, square footage and floor plans may vary or may be mirrored. Balcony area varies depending on location of unit on the floor.



Where Prestige Meets Property



At Majara Luxury Real Estate L.L.C., we redefine the art of luxury living. Based in the heart of the UAE, we specialize in curating exceptional real estate experiences tailored to the needs of discerning investors, end-users, and global clientele.



With a refined portfolio of premium properties across all seven Emirates, our expertise lies in both off-plan and ready-to-move assets, offering opportunities that blend architectural excellence with investment potential.



We are more than just property consultants & we are partners in your journey to finding the perfect home, investment, or lifestyle. Driven by integrity, market insight, and personalized service, Majara stands as a trusted name in an ever-evolving market.

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