

# ASQUIN

BY BNW DEVELOPMENTS

AL MARJAN ISLAND



# DISTINCTIVE CRAFTSMANSHIP

MASTERY IN EVERY DETAIL

The design of the structure flawlessly integrates aesthetics and purpose, with each angle meticulously crafted to establish an iconic presence. Its refined lines, contemporary materials, and balanced proportions create a striking silhouette while seamlessly complementing its environment. The exterior transcends mere design—it embodies a marriage between elegance and functionality.





# A TAPESTRY OF GOLDEN MEMORIES

EVERY SUNSET FEELS MAGICAL

As the day fades, indulge in sunsets that paint the sky with serene brilliance. Here, every evening unfolds as a tribute to nature's finest artistry. The sky transitions into a rich drapery of hues, inviting reflection and serenity. It's a perfect blend of elegance and grandeur, where time gently lingers, and every dusk becomes a living masterpiece.



# LUSH RETREAT

VERDANT CALM NATURAL EMBRACE

Immerse yourself in lush greenery, where every breath is fresher and every moment feels alive. Surrounded by nature's endless beauty, life here is perfectly distinguished. Wake up to the rustling of leaves, unwind beneath a canopy of endless green, and embrace a lifestyle that nurtures both soul and spirit.







# ENDURING STYLE

CUSTOM SPACES, TIMELESS ELEGANCE

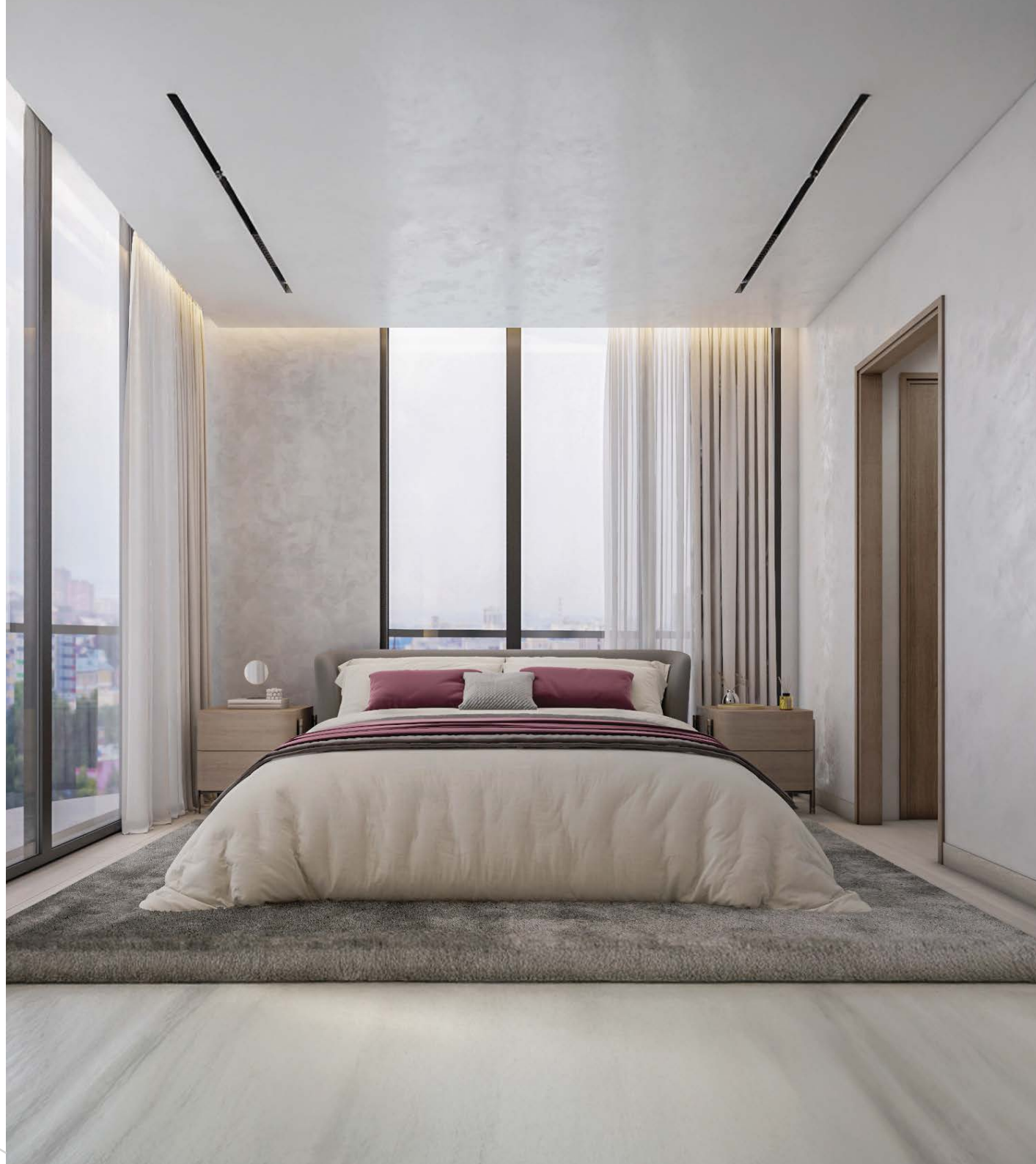
Modular interiors fuse effortless versatility with sophisticated design, offering you the freedom to shape each space with exceptional precision. Carefully curated to evolve with your lifestyle, these interiors harmonize utility with beauty, maximizing every inch.



# ARTFUL LIVING

SPACES THAT REFLECT YOU

Whether it's a spacious living room, an inviting bedroom, or a well-appointed 1BHK or 2BHK residence, distinctive furnishings curate an environment that mirrors your essence.





# LANDMARKS IN PROXIMITY



**04 Minutes**

Al Marjan Island Boulevard



**05 Minutes**

DoubleTree by Hilton



**08 Minutes**

Wynn Resort



**10 Minutes**

Al Hamra Village



**10 Minutes**

Al Hamra Mall



**11 Minutes**

Waldorf Astoria Hotel



**13 Minutes**

Al Hamra Golf Club



**16 Minutes**

Royal Yacht Club, RAK



**20 Minutes**

Cosmo Health Center



**23 Minutes**

Dreamland Aqua Park



**26 Minutes**

The Ritz-Carlton, RAK



**30 Minutes**

National Museum of RAK





# SCULPTED ELEGANCE

A SYMPHONY OF FORM AND FUNCTION

Graceful architecture, defined by clean lines and intricate detailing, creates an environment of visual harmony. Every element is purposefully placed, ensuring a striking yet timeless presence in every space.





# BATHED IN NATURAL RADIANCE

Floor-to-ceiling windows invite streams of golden light, creating a luminous atmosphere. The interplay of shadows and sunshine transforms your home into an ever-changing canvas of warmth and brilliance.





# TRANQUIL HORIZONS

SKY MEETS SEA IN PERFECT HARMONY

Unwind to breathtaking panoramas that stretch beyond the horizon. Each view is a masterpiece, framing the endless blue and inviting serenity into every moment of your day.





## ARTISTIC INTRICACIES

From sleek lines to luxurious textures, every space, indoor or outdoor, is a testament to elegance. The meticulous layout and focus on refinement ensure that every corner embodies excellence, providing the perfect backdrop for both leisure and entertainment.



# AN EXCLUSIVE

RETREAT, JUST FOR YOU

This sanctuary blends coastal charm with urban sophistication - a perfect balance of privacy and vibrancy awaits in every thoughtfully designed corner.





# EACH ELEMENT CRAFTED TO STAND OUT

## DAZZLING DETAILS

Step into a space where every detail is meticulously crafted, with interiors that exude elegance. The polished features and high-quality finishes create an atmosphere of understated luxury, where functionality meets aesthetic appeal. From sleek surfaces to sophisticated textures, each room is designed to offer both comfort and style.



# AMENITIES BEYOND COMPARE

Engage in a life enriched by extraordinary facilities, tailored to offer unmatched comfort and sophistication.



Opulent  
Swimming Pool



Modern  
Outdoor Gym



Dynamic  
Kids Pool



Gourmet  
Barbecue Area



Cozy  
Seating Area



Serene  
Landscape Zones



Panoramic  
Beach View



Elite Concierge  
Lobby



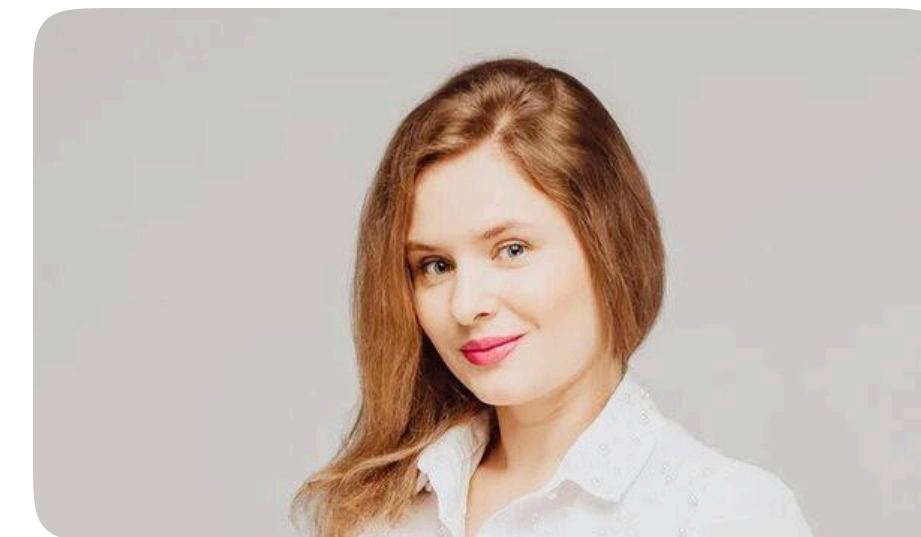




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