

THE ELEM^{ENT}
AT SOBHA ONE

The Sobha Way

The Sobha way

Sobha Realty redefines the concept of luxury residential living with a repertoire of real estate projects across Dubai.

Pioneering the 'Backward Integration' model in real estate, Sobha Realty employs in-house mastery to create a unique offering of fine living that extends beyond the customer's expectations.

Dubai

The Golden Gateway

Renowned for its tax-friendly environment, strategic location, and visionary development, Dubai offers a gateway to unparalleled life. Experience a lifestyle of opulence and exclusivity, surrounded by an international community of like-minded individuals. With a lifestyle that blends extravagance and sophistication, Dubai grants access to a world of exclusive experiences and limitless possibilities.



An Address *of* Distinction



Discover a community which is
Designed around you
Designed for you.



Sobha One redefines luxury living with a vibrant community designed for connection and convenience. With lush landscapes, an 18-hole pitch & putt golf course, and world-class amenities, it's a haven where residents thrive together. Every detail is crafted to create a harmonious blend of nature, leisure, and unmatched sophistication.

Where *Luxury Meets* Central Convenience



Nestled gracefully within the twin interchanges on Ras Al Khor Road, lies a haven touched by the essence of the elements. Here, the Ras Al Khor Wildlife Sanctuary stretches its timeless arms gently across one’s vista. Embrace the Creek’s serene waters and Dubai skyline’s eloquent dance of ambition. All converge to echo the meaning of the element’s: harmony, balance, and the eternal flow of life’s interconnected beauty.




RAS AL KHOR
WILDLIFE SANCTUARY
05 MINUTES


MEYDAN
RACE COURSE
10 MINUTES


SOBHA HARTLAND &
2 INTERNATIONAL SCHOOLS
10 MINUTES


DUBAI INTERNATIONAL
AIRPORT
12 MINUTES


BUSINESS BAY
12 MINUTES


THE DUBAI MALL
15 MINUTES


BURJ KHALIFA &
DOWNTOWN DUBAI
15 MINUTES


DUBAI FRAME
15 MINUTES


DUBAI OPERA
15 MINUTES


PALM JUMEIRAH
25 MINUTES



A Masterpiece of Urban Sophistication *and Natural Harmony*



The Element is a masterpiece in elegance, with views unparalleled in their splendour and expansive open spaces that warmly embrace each resident. Inspired by the finest of elements redefining luxury with an elevated living experience. Tranquil open spaces revive the soul, while sweeping vistas captivate the eye.

This architectural marvel features a mix of 1 to 4-bedroom units, seamlessly blending modern elegance with unparalleled comfort. This standalone masterpiece combines modern design with timeless charm.

Your Gateway *to* World-Class Living



Step into a world with state-of-the-art facilities designed for both relaxation and recreation. Dive into luxury with our stunning swimming pools, unwind at the exclusive podium offering breathtaking views or connect at our elegant clubhouse*, the perfect place for creating lasting memories.

*Clubhouse shall be part of the community offering available to all users with a paid membership.





Play Beyond *the* Ordinary Fairways

The first of its kind in Dubai, a world class Pitch and Putt golf course featuring 18 holes of golf, each meticulously designed.

It is the perfect way to unwind after a long day at work. After all, there's nothing like sinking a long putt on a sun-drenched fairway. The clubhouse* is appointed with upscale amenities and a patio overlooking the greens.

*Clubhouse shall be part of the community offering available to all users with a paid membership.

Dine *by* The Waters

The food & beverage esplanade that borders the calm waters is also a feast for the palate to suit every taste and time. It offers fine restaurants for an intimate dinner, quick catch-up over a cup of coffee, or a power lunch.



The Pinnacle of Indulgence



Indulge in rooftop luxury with a resort-style pool offering 270° panoramic views and a stylish observation deck. The podium level seamlessly blends indoor and outdoor spaces, featuring amenities for health, recreation, and entertainment-crafted for a life beyond extraordinary.

Disclaimer: The images shown are for illustration purposes only and may not be an exact representation of the product and "The images uses computer graphics technology (photorealistic rendering) to showcase the building and apartment's design, including the façade, elevations, and interiors. All furniture, lighting, finishes, facade and art shown are for marketing purposes only. All contents in these images are for illustrative purposes only and subject to change.

Outdoor Amenities



Swimming pool Equipped with Aqua Fitness Activities



Jacuzzi



Padel Court



Obstacle Course or CrossFit



Table Tennis



Battle Ropes



Observation Deck



Outdoor Gym



Children Play Area



Outdoor BBQ



Yoga/ Meditation Deck



Cycling track, Walking Track and Cycling Track*



Lawn with Seating



Pet-Friendly spaces

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*In Master Community



Indoor Amenities



Co-working Spaces
& Business Lounge



Cinema Room



Multipurpose Hall



VR Games/
Youth Zone



Indoor Gym



Roof Top Lounge



Pilates & Yoga



Kids Club/
Toddler Club



Library



Nursing Room

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Location Plan



Master Plan



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Site Plan



Amenities

Podium Level

- 1 Circulation Walkways
- 2 Kids Play Area
- 3 BBQ + Dining Area
- 4 Game Zone: Table Tennis, Foosball
- 5 Open Lawn
- 6 Yoga/ Meditation Area
- 7 Outdoor Gym
- 8 Battle Ropes
- 9 Obstacle Course/ Crossfit Area
- 10 Paddle Court
- 11 Raised Planter

Rooftop Level

- 12 Main Swimming Pool
- 13 Wet Deck
- 14 Jacuzzi
- 15 Kids Pool
- 16 Sun Loungers
- 17 Pool Shower
- 18 Observation Deck
- 19 Outdoor Lounge

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