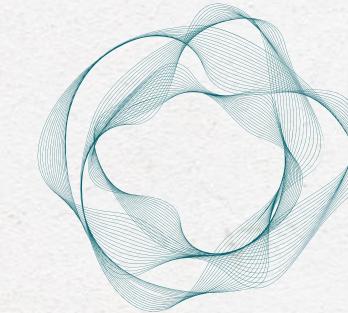


LUXURY LIVING  
STARTS HERE



CRESSWELL  
PLAZA

## ABOUT THE DEVELOPER

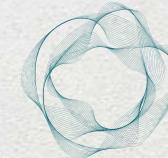


At Merath Development, we offer tailored asset management services, including portfolio management, investment analysis, and risk management. Our holistic approach and innovative strategies align with your goals, mitigating risks and driving growth. We are committed to exceptional value and client satisfaction. Partner with us to enhance your investment experience and achieve your financial objectives.





## ABOUT THE PROJECT



CRESSWELL  
PLAZA

Welcome to Cresswell Plaza, a symbol of luxury in the heart of Residential City, Dubai South. This elegant mid-rise spans 2,229.27 sqm (23,995.66 sqft), offering seven floors of spacious one and two apartments designed for modern comfort. Residents enjoy premium amenities, including a rooftop pool with stunning views, a state-of-the-art gym, a dedicated sitting area, and beautifully landscaped gardens. Whether unwinding in the pool, staying active in the gym, or relaxing in the gardens, Cresswell Plaza offers a lifestyle of unmatched convenience and luxury.

# ABOUT DUBAI SOUTH

Dubai South is a rapidly growing district designed for innovation, sustainability, and connectivity.

Strategically located near Al Maktoum International Airport (DWC), it offers unmatched global access. Key attractions include Expo City Dubai, Dubai South Golf Club, the Logistics District, and the Aviation District, supporting trade and aviation growth.

With world-class infrastructure, green spaces, and a thriving business hub, Dubai South is a premier destination for modern living and global opportunities.







# TRANSPORTATION HUBS



AL MAKTOUM INT'L AIRPORT



BROWNLINE METRO



ETIHAD RAILS STATION

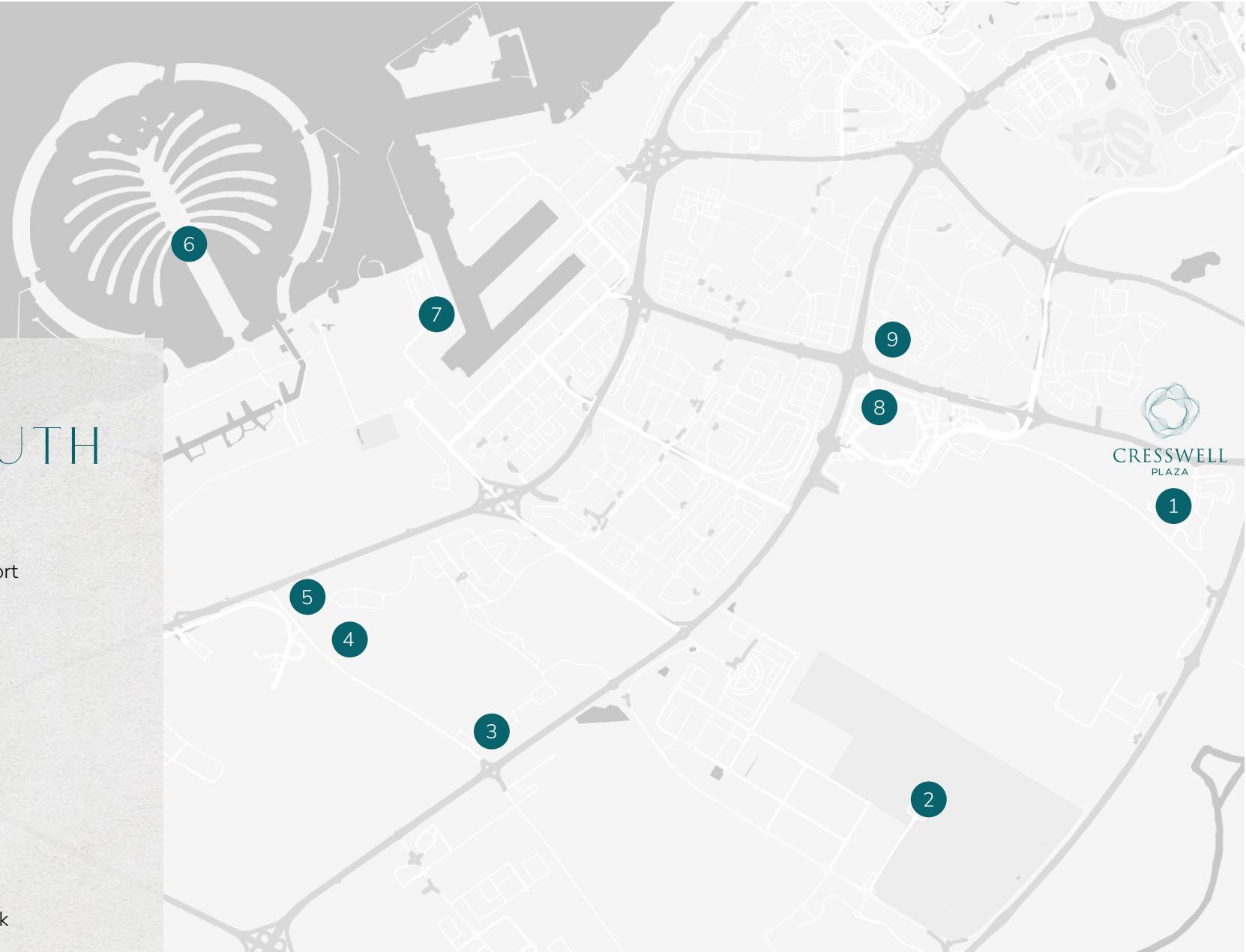


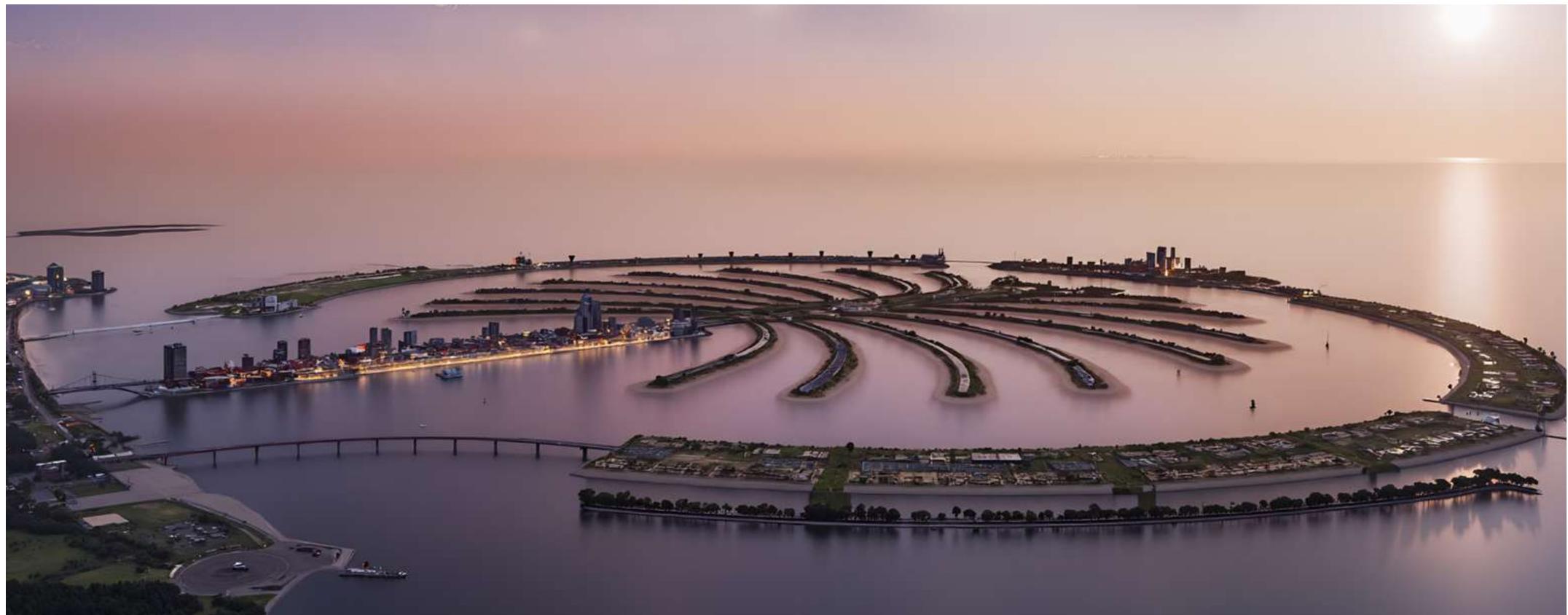
ACCESS TO MAJOR HIGHWAYS:

- SHK. MOHAMMED BIN ZAYED
- EMIRATES ROAD
- EXPO ROAD

# THE MAP OF DUBAI SOUTH

- 1 Cresswell Plaza
- 2 Al Maktoum Int'l Airport
- 3 Dubai Industrial City
- 4 Lego Land Dubai
- 5 Motion Gate Dubai
- 6 Palm Jebel Ali
- 7 Jebel Ali Freezone
- 8 Expo City Dubai
- 9 Dubai Investments Park





## PROXIMITY TO KEY LOCATIONS

Cresswell Plaza offers unmatched connectivity, with easy access to major attractions and key business hubs like the Logistics District and Business Park Free Zone, it's ideal for both leisure and professionals.



# NEARBY FACILITIES

## EDUCATIONAL INSTITUTION

1. GEMS Education
2. South View School
3. Jabel Ali School
4. Fairgreen International School

## RETAIL & ENTERTAINMENT

1. The Outlet Village
2. Dubai South Mall
3. Dubai Expo

## HEALTHCARE

1. NMC Royal Hospital
2. Emirates Hospital - Day Surgery & Med. Center

## LEISURE

1. Jumeirah Golf Estate
2. The EIS Club
3. Dubai South Park





## PREMIUM COMFORT FACILITIES & AMENITIES

Cresswell Plaza provides its residence luxurious facilities and amenities such as spacious reception and sitting area, state of art gymnasium, a rooftop infinity pool, a steam room and sauna.



## ROOFTOP INFINITY POOL

At the edge of our infinity pool, the sky melts into the water, blurring where earth ends and dreams begin. Here, every glance is a horizon, every moment a whisper of calm, inviting you to drift in timeless serenity







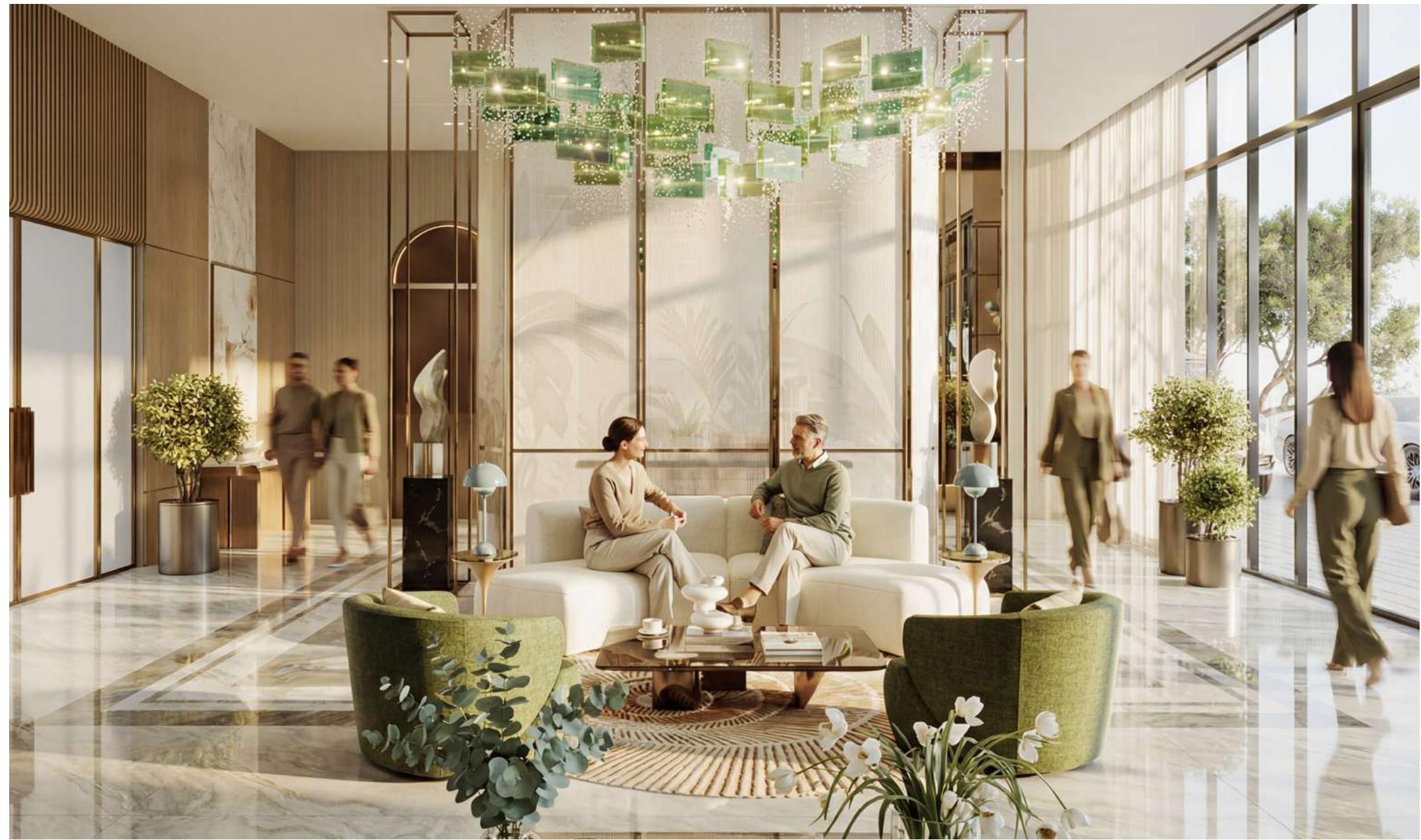
## STATE-OF-THE-ART GYMNASIUM

Elevate your fitness routine in our fully equipped state-of-the-art gym. Designed to inspire, it features cutting-edge equipment and a vibrant atmosphere to keep you motivated.





LAVISH  
RECEPTION & LOBBY





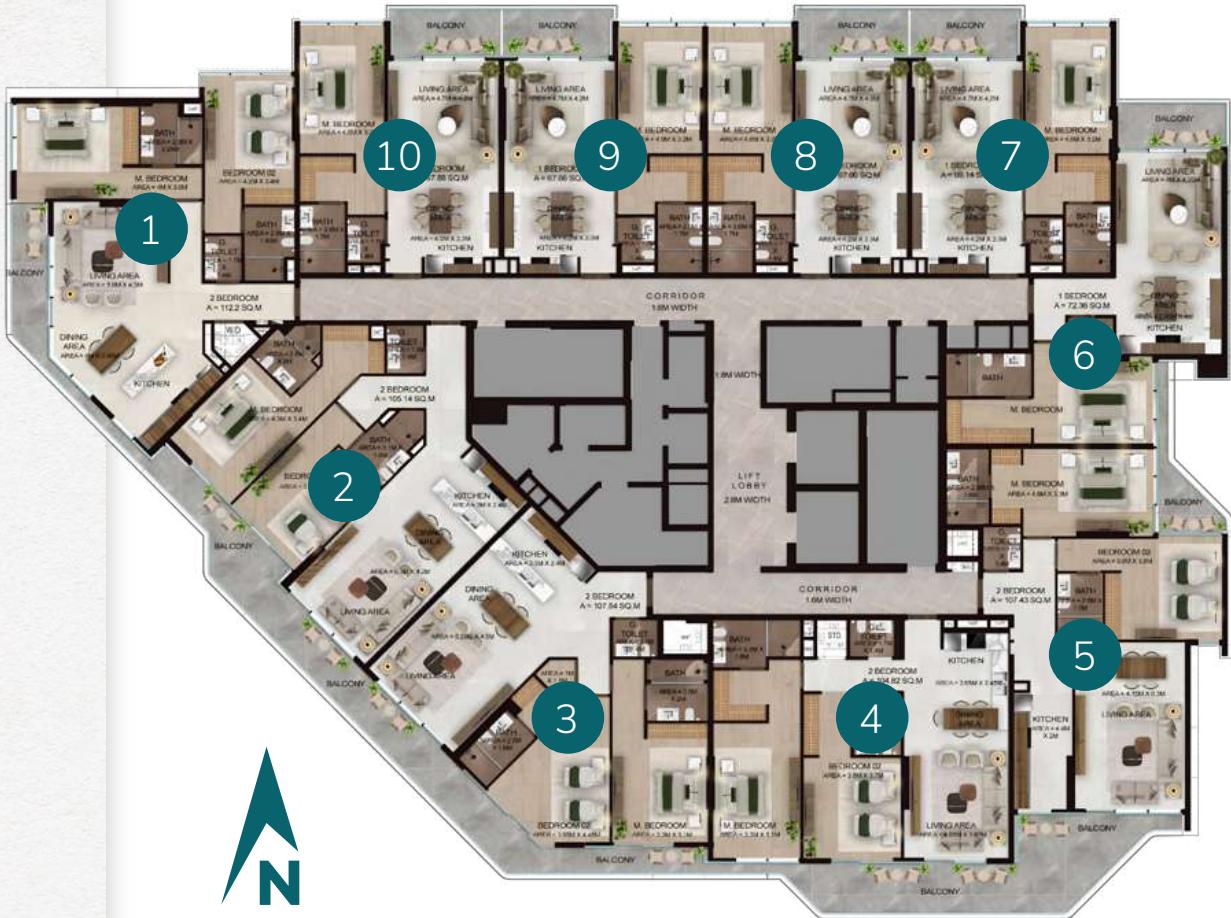
## AN ELEGANT RETREAT CRESSWELL PLAZA UNITS

Cresswell Plaza features light-filled interiors with floor-to-ceiling windows framing a breathtaking coastal skyline. The design pairs plush white seating and green velvet accents with refined marble finishes and modern lighting. This elegant space offers a seamless blend of contemporary luxury and serene, tranquil style.

# CRESSWELL PLAZA

## TYPIICAL FLOOR

FLAT NO.	AREA (SQFT)	BALCONY (SQFT)
Flat 1	1290.27	110.87
Flat 2	1332.14	214.09
Flat 3	1389.62	247.57
Flat 4	1286.61	187.40
Flat 5	1358.94	223.03
Flat 6	855.95	94.83
Flat 7	803.63	85.14
Flat 8	806.97	85.14
Flat 9	802.66	85.14
Flat 10	806.97	85.14



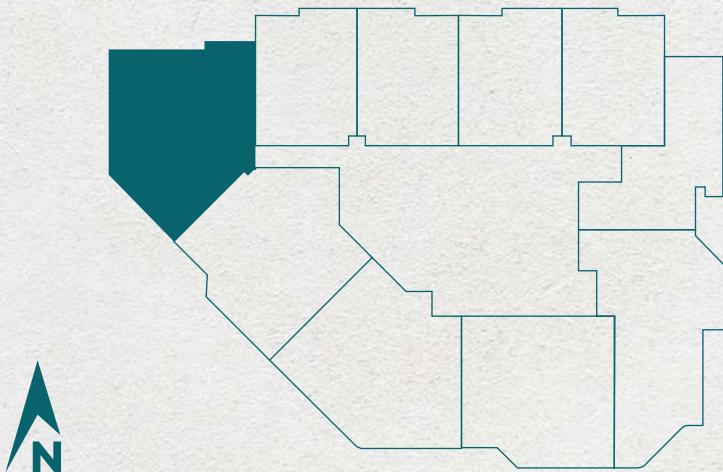
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MAIN ROAD

# 2 BEDROOM | TYPE A

TOTAL UNIT: 1290.27 SQFT  
BALCONY: 110.87 SQFT

## APARTMENT LOCATION

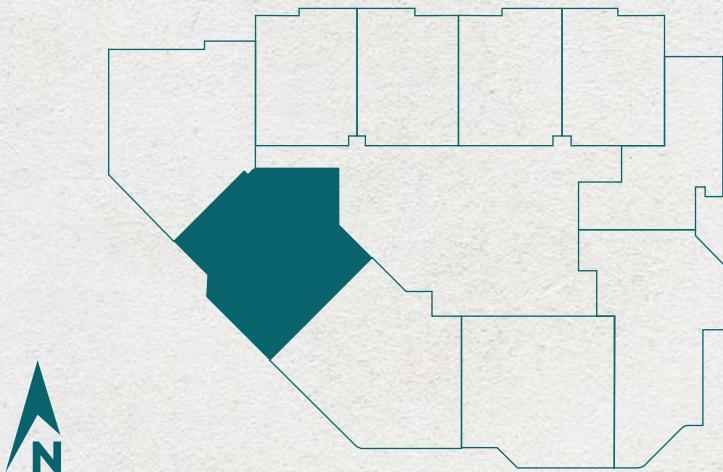


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# 2 BEDROOM | TYPE B

TOTAL UNIT: 1332.14 SQFT  
BALCONY: 214.09 SQFT

## APARTMENT LOCATION



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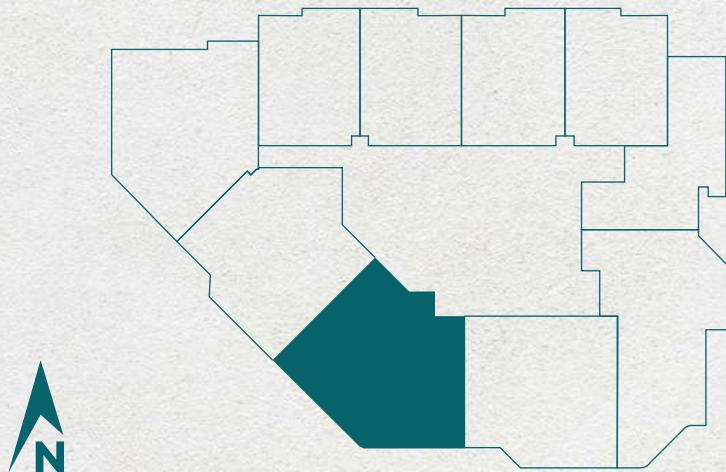


CRESSWELL  
PLAZA

# 2 BEDROOM | TYPE C

TOTAL UNIT: 1389.62 SQFT  
BALCONY: 247.57 SQFT

## APARTMENT LOCATION

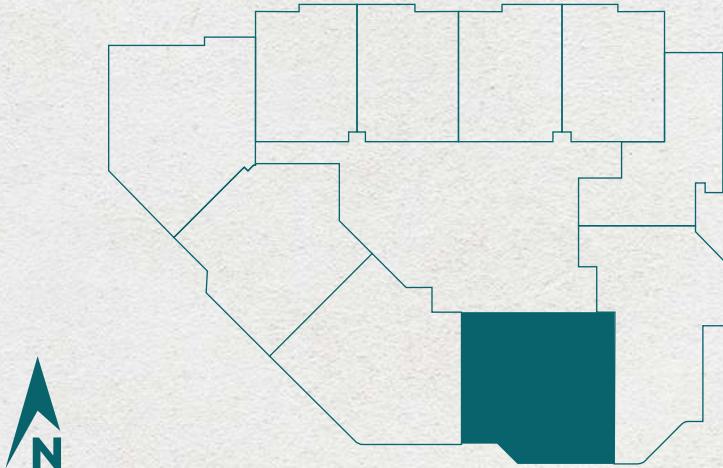


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# 2 BEDROOM | TYPE D

TOTAL UNIT: 1286.61 SQFT  
BALCONY: 187.40 SQFT

## APARTMENT LOCATION

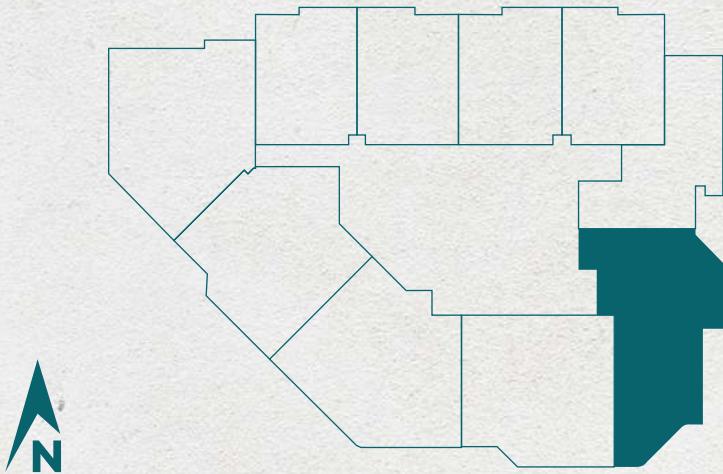


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# 2 BEDROOM | TYPE E

TOTAL UNIT: 1358.94 SQFT  
BALCONY: 223.03 SQFT

## APARTMENT LOCATION

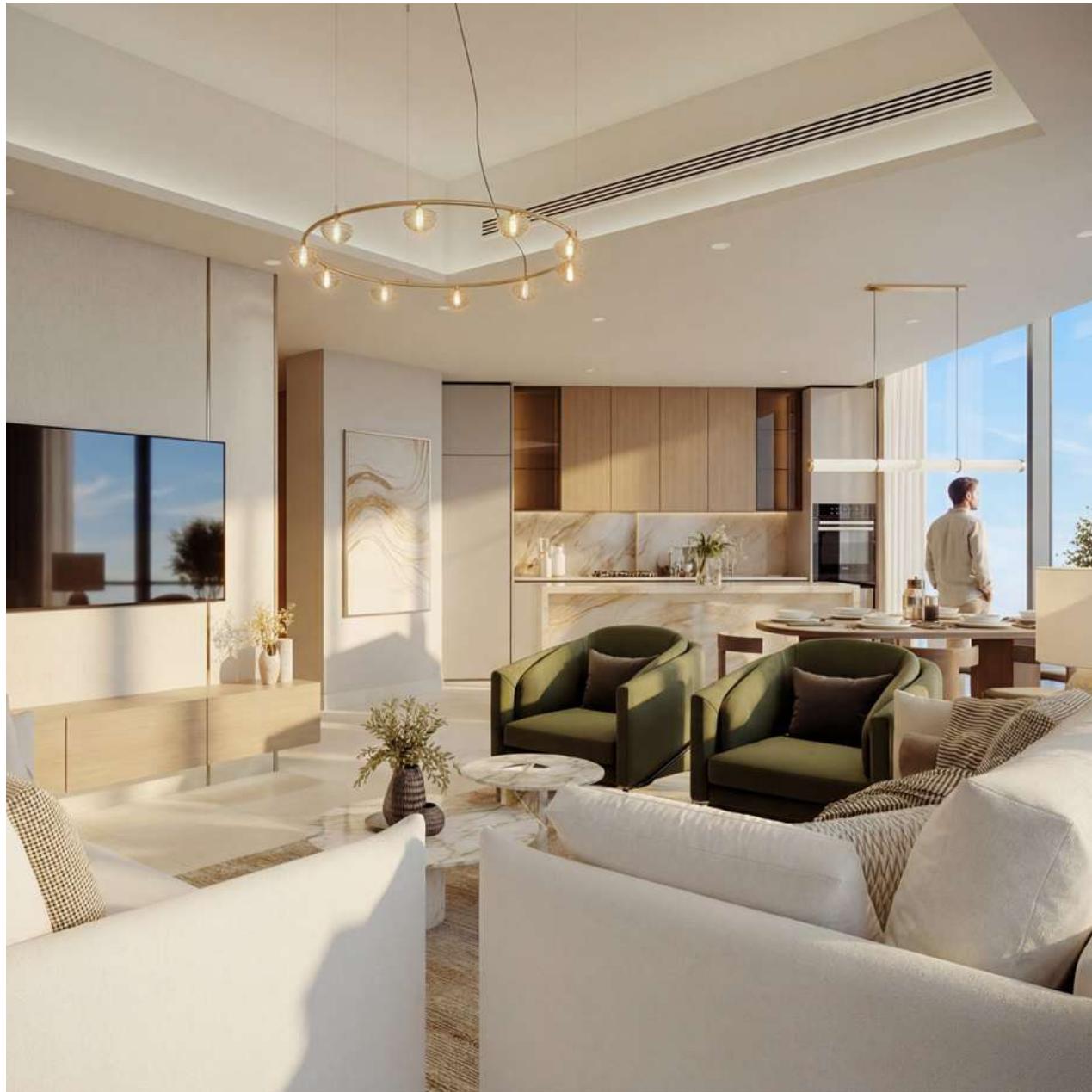


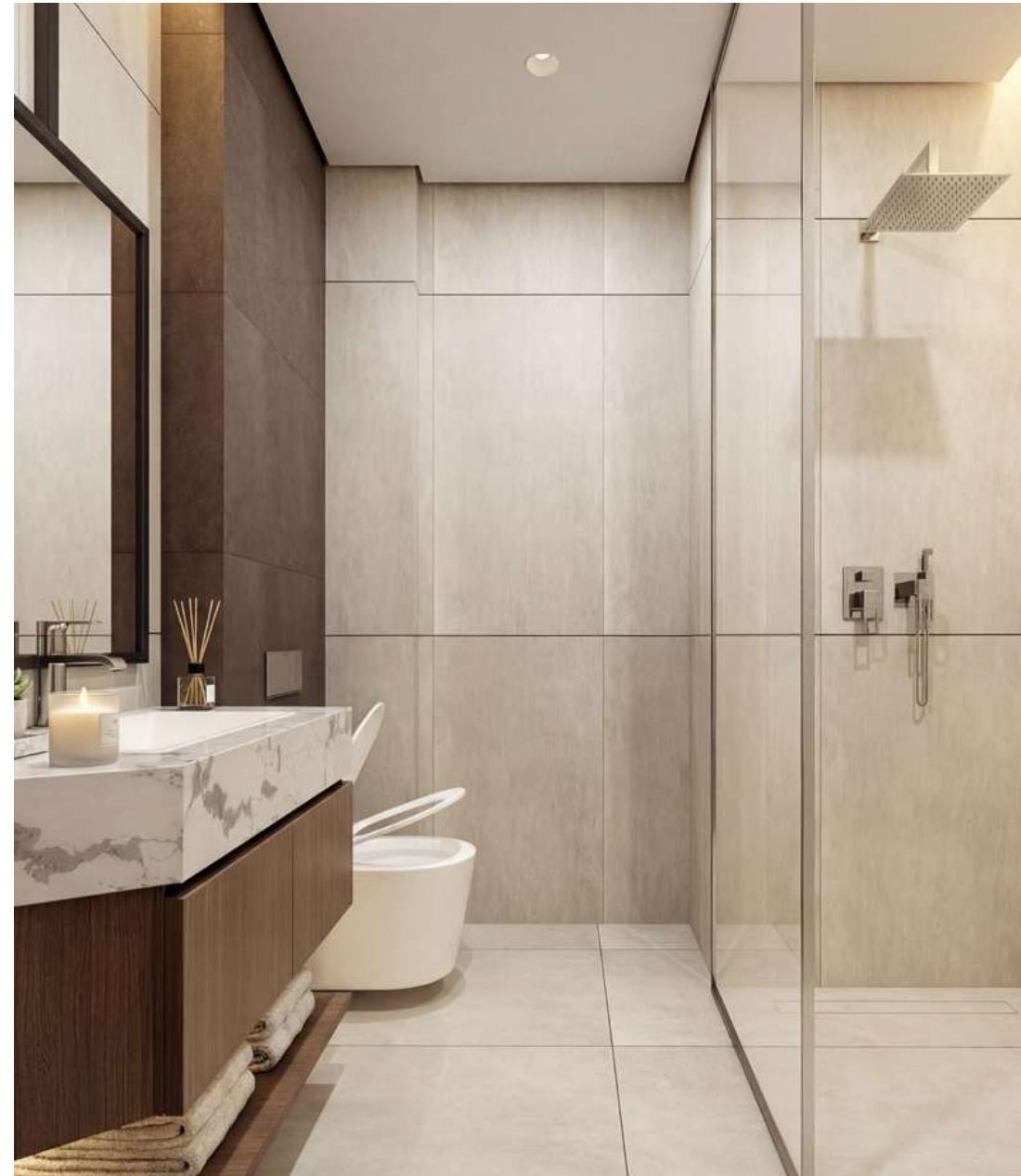
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CRESSWELL  
PLAZA





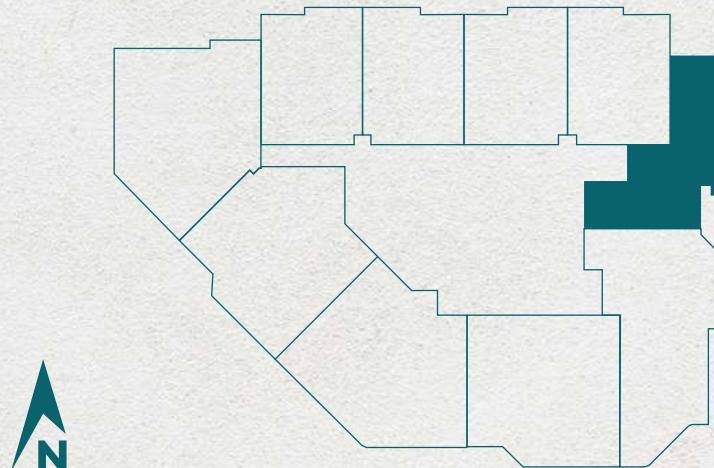




# 1 BEDROOM | TYPE A

TOTAL UNIT: 855.95 SQFT  
BALCONY: 94.83 SQFT

## APARTMENT LOCATION



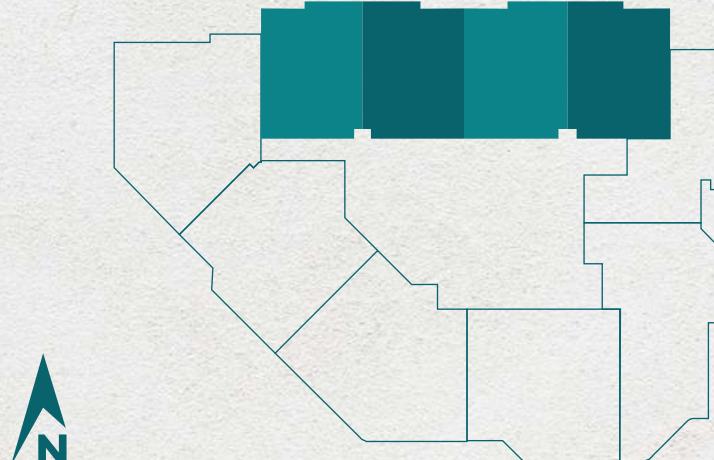
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## 1 BEDROOM | TYPE B

TOTAL UNIT: 802.66 - 806.97 SQFT  
BALCONY: 85.14 SQFT

### APARTMENT LOCATION



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