



RESIDENCES

Although different in proportion, all share the same generous features, including high ceilings, west-facing panoramic views from private terraces and interiors that have been designed and curated with peerless attention to detail.

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



LIVING ROOM - 3 BEDROOM RESIDENCE

MANHATTAN RESIDENCES

TYPE 1A

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

104, 204, 224, 304, 324, 404, 424, 504,
524, 604, 624, 704, 724, 804, 824, 904,
922, 1004, 1022, 1104, 1122, 1204, 1222,
1303, 1401

Net Internal Area

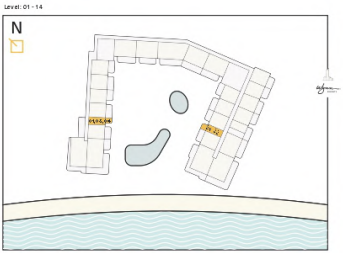
323.46 sq ft

Balcony

93.54 sq ft

Total

416.99 sq ft



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5. Drawings not to scale.
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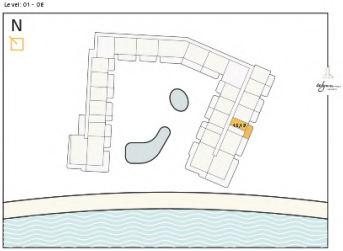
MANHATTAN RESIDENCES

TYPE 1B

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

118, 219, 319, 419, 519, 619,
719, 819

Net Internal Area

340.25 sq ft

Balcony

209.90 sq ft

Total

550.14 sq ft

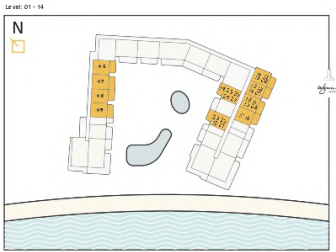
1 BEDROOM RESIDENCES

TYPE 1A, 1B & 1C

MONDRIAN AL MARJAN ISLAND BEACH RESIDENCES



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Units

105, 106, 107, 108, 114, 115, 116, 117
205, 206, 207, 208, 215, 216, 217, 218, 225, 227
305, 306, 307, 308, 315, 316, 317, 318, 325, 327
405, 406, 407, 408, 415, 416, 417, 418, 425, 427
505, 506, 507, 508, 515, 516, 517, 518, 525, 527
605, 606, 607, 608, 615, 616, 617, 618, 625, 627
705, 706, 707, 708, 715, 716, 717, 718, 725, 727
805, 806, 807, 808, 815, 816, 817, 818, 825, 827
905, 906, 907, 908, 914, 915, 916, 923, 925
1005, 1006, 1007, 1008, 1014, 1015, 1016, 1023, 1025
1105, 1106, 1107, 1108, 1114, 1115, 1116, 1123, 1125
1205, 1206, 1207, 1208, 1214, 1215, 1216, 1223, 1224
1304, 1305, 1306, 1307, 1313, 1314, 1315, 1321, 1323
1402, 1403, 1404, 1405, 1406, 1407, 1408, 1412, 1414

Net Internal Area

629.58 sq ft

Balcony

179.97 sq ft

Total

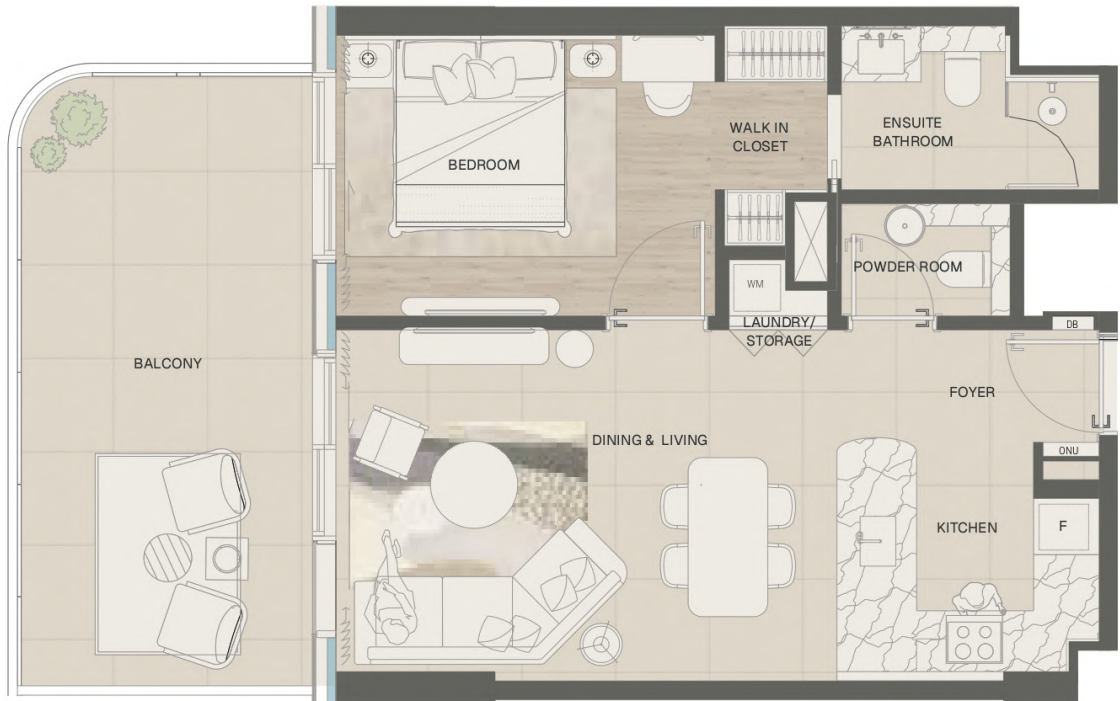
809.55 sq ft

1 BEDROOM RESIDENCES

TYPE 2

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



Units

226, 326, 426, 526, 626, 726,
826, 924, 1024, 1124, 1224,
1322, 1413

Net Internal Area

629.47 sq ft

Balcony

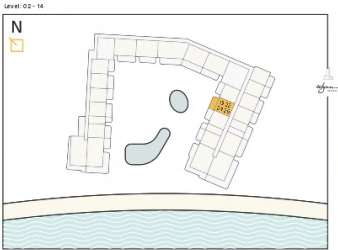
230.67 sq ft

Total

860.14 sq ft



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1 BEDROOM RESIDENCES

TYPE 3

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



Units

103, 203, 223, 303, 323, 403, 423, 503, 523, 603,
623, 703, 723, 803, 823, 903, 921, 1003,
1021, 1103, 1121, 1203, 1221

Net Internal Area

619.03 sq ft

Balcony

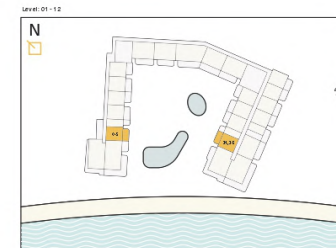
216.89 sq ft

Total

835.93 sq ft



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1 BEDROOM RESIDENCES

TYPE 4

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



Units

1320, 1411

Net Internal Area

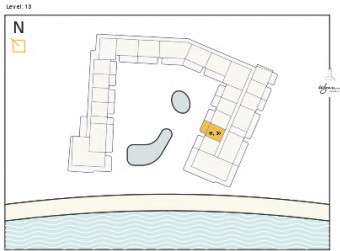
629.69 sq ft

Balcony

197.73 sq ft

Total

827.42 sq ft



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1 BEDROOM RESIDENCES

TYPE 5A, 5B, 5C & 5D

MONDRIAN AL MARJAN ISLAND BEACH RESIDENCES

Units

109, 110, 112, 113, 1319, 1410

Net Internal Area

632.60 sq ft

Balcony

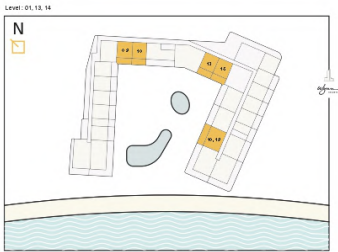
257.47 sq ft

Total

890.07 sq ft



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2 BEDROOM RESIDENCES

TYPE 1A, 1C & 1D

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



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Units

119, 210, 212, 220, 310, 312, 320, 410, 412,
420, 510, 512, 520, 610, 612, 620,
710, 712, 720, 810, 812, 820,
910, 912, 918, 1010, 1012, 1018, 1110, 1112,
1118, 1210, 1212, 1218

Net Internal Area

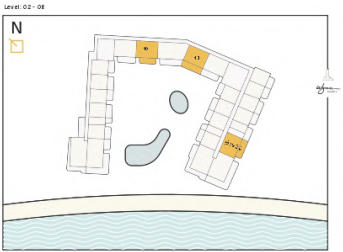
930.43 sq ft

Balcony

348.97 sq ft

Total

1276.40 sq ft



2 BEDROOM RESIDENCES

TYPE 1B, 1E & 1F

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES

Units

209, 213, 309, 313, 409, 413, 509, 513,
609, 613, 709, 713, 809, 813, 909, 913,
917, 1009, 1013, 1017, 1109, 1113, 1117,
1209, 1213, 1217, 1316, 1409

Net Internal Area

950.24 sq ft

Balcony

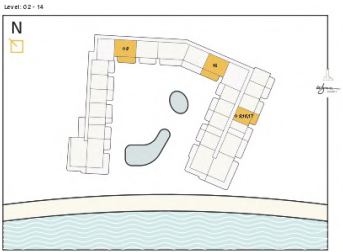
320.44 sq ft

Total

1270.68 sq ft



- N
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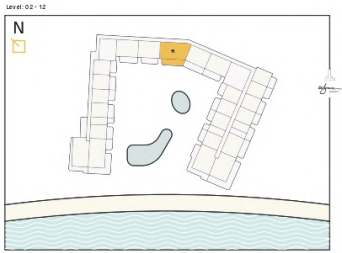
2 BEDROOM RESIDENCES

TYPE 2

MONDRIAN AL MARJAN ISLAND BEACH RESIDENCES



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Units

211, 311, 411, 511, 611, 711, 811, 911, 1011, 1111, 1211

Net Internal Area

1012.99 sq ft

Balcony

385.13 sq ft

Total

1398.12 sq ft

2 BEDROOM RESIDENCES

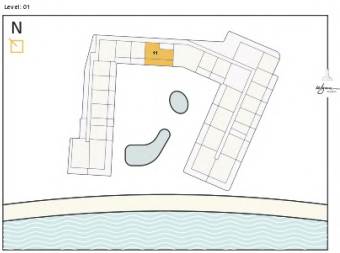
TYPE 3

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES



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Units

111

Net Internal Area

995.98 sq ft

Balcony

500.63 sq ft

Total

1,496.61 sq ft

3 BEDROOM RESIDENCES

TYPE 1

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES

Units

221, 321, 421, 521, 621, 721, 821, 919,
1019, 1119, 1219

Net Internal Area

1265.94 sq ft

Balcony

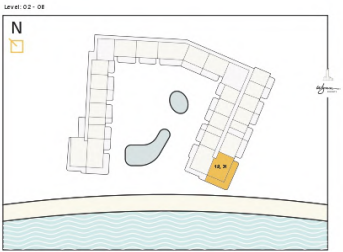
782.32 sq ft

Total

2048.26 sq ft



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3 BEDROOM RESIDENCES

TYPE 2

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES

Units

202, 302, 402, 502, 602, 702, 802, 902,
1002, 1102, 1202

Net Internal Area

1,323.53 sq ft

Balcony

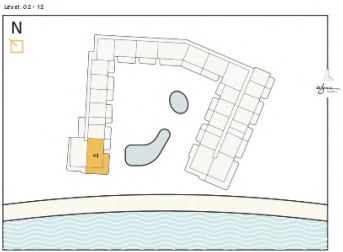
817.52 sq ft

Total

2,141.05 sq ft



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3 BEDROOM RESIDENCES

TYPE 3

MONDRIAN AL MARJAN ISLAND BEACH RESIDENCES

Units

201, 301, 401, 501, 601, 701, 801, 901,
1001, 1101, 1201

Net Internal Area

1,288.22 sq ft

Balcony

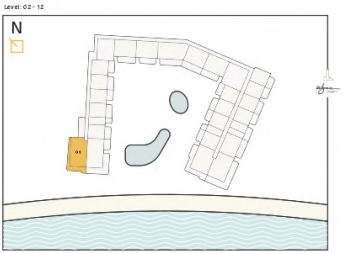
444.87 sq ft

Total

1,733.10 sq ft



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3 BEDROOM RESIDENCES

TYPE 4

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES

Units

222, 322, 422, 522, 622, 722, 822, 920,
1020, 1120, 1220

Net Internal Area

1265.62 sq ft

Balcony

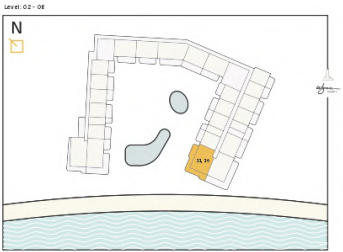
668.33 sq ft

Total

1933.95 sq ft



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FRONT ROW COLLECTION

Front Row Collection townhouses make the most of their proximity to Al Marjan Island's crisp, white sand. Step through huge sliding glass doors and you are there – your own private beach on your doorstep. A beautiful, pristine space that makes Mondrian Residences much more than just a home. They add a unique lifestyle experience so rarely found here or indeed anywhere in the world.

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



LIVING + TERRACE - FRONT ROW COLLECTION

3 BEDROOM TOWNHOUSE

TYPE 1

MONDRIAN

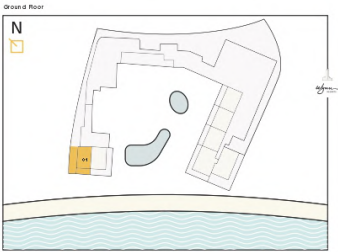
AL MARJAN ISLAND
BEACH RESIDENCES



LOWER FLOOR



- N**
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Units

101

Net Internal Area

2,177.65 sq ft

Balcony

762.52 sq ft

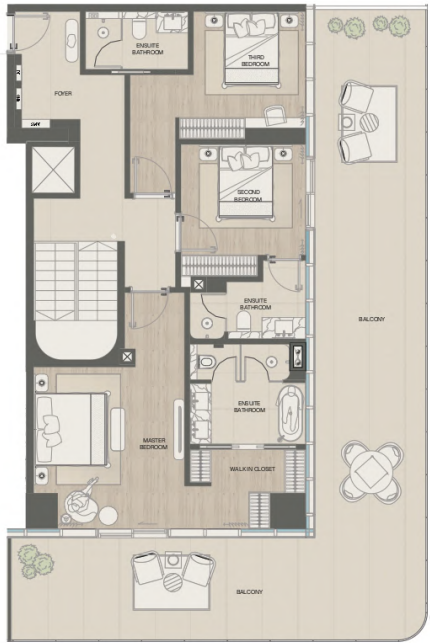
Total

2,940.16 sq ft

3 BEDROOM TOWNHOUSE

TYPE 1

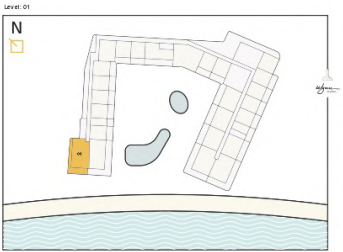
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



UPPER FLOOR



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Units

101

Net Internal Area

2,177.65 sq ft

Balcony

762.52 sq ft

Total

2,940.16 sq ft

3 BEDROOM TOWNHOUSE

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

102

Net Internal Area

2142.13 sq ft

Balcony

1551.83 sq ft

Total

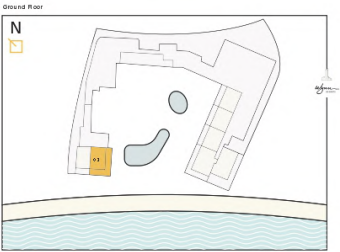
3693.96 sq ft



LOWER FLOOR



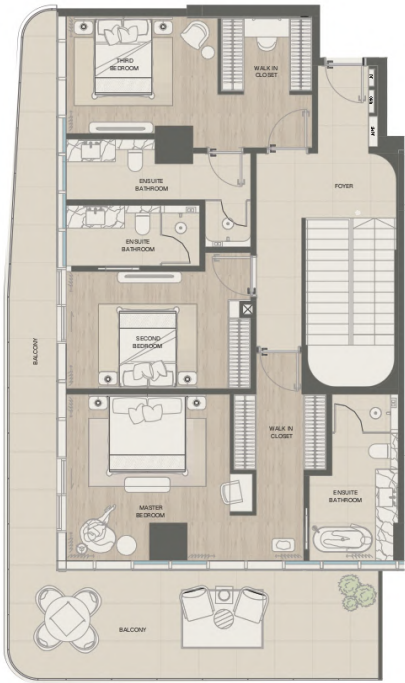
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3 BEDROOM TOWNHOUSE

TYPE 2

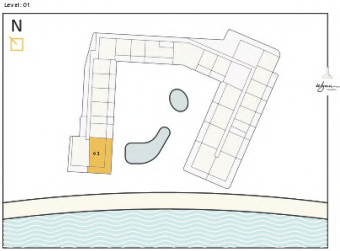
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



UPPER FLOOR



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Units

102

Net Internal Area

2142.13 sq ft

Balcony

1551.83 sq ft

Total

3693.96 sq ft

3 BEDROOM TOWNHOUSE

TYPE 3A, 3B & 3C

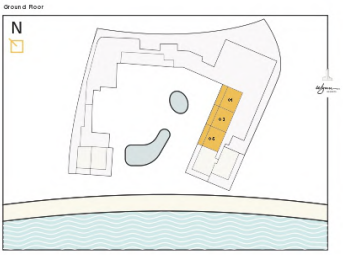
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BEACH RESIDENCES



LOWER FLOOR



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Units

G01 / G02 / G03

Net Internal Area

1868.08 sq ft

Balcony

682.32 sq ft

Total

2550.40 sq ft

3 BEDROOM TOWNHOUSE

TYPE 3A, 3B & 3C

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

G01 / G02 / G03

Net Internal Area

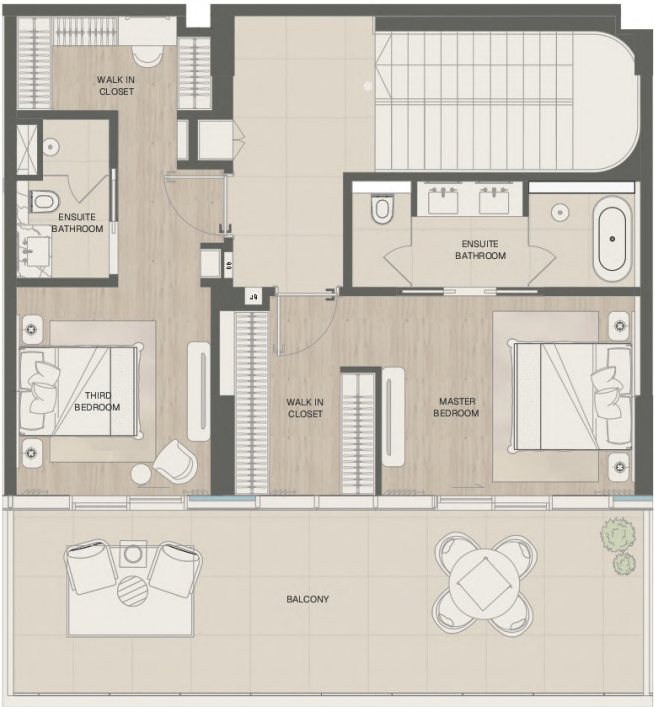
1868.08 sq ft

Balcony

682.32 sq ft

Total

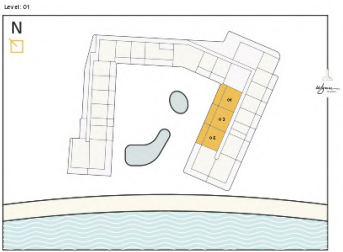
2550.40 sq ft



UPPER FLOOR



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4 BEDROOM TOWNHOUSE

TYPE 1

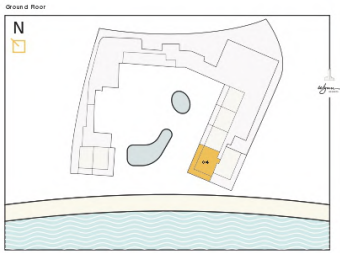
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



LOWER FLOOR



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Units

G04

Net Internal Area

2537.91 sq ft

Balcony

1552.59 sq ft

Total

4090.50 sq ft

4 BEDROOM TOWNHOUSE

TYPE 1

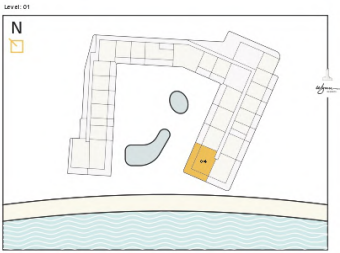
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



UPPER FLOOR



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Units

G04

Net Internal Area

2537.91 sq ft

Balcony

1552.59 sq ft

Total

4090.50 sq ft

4 BEDROOM TOWNHOUSE

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

G05

Net Internal Area

2622.84 sq ft

Balcony

1822.87 sq ft

Total

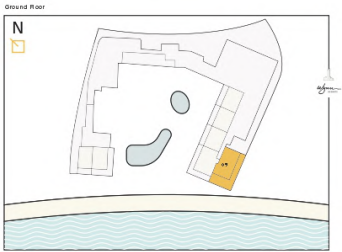
4445.71 sq ft



LOWER FLOOR



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4 BEDROOM TOWNHOUSE

TYPE 2

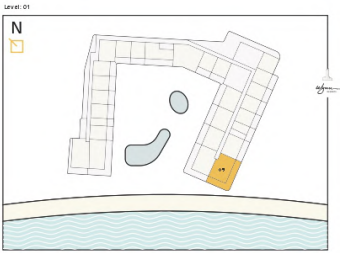
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

G05

Net Internal Area

2622.84 sq ft

Balcony

1822.87 sq ft

Total

4445.71 sq ft

SKY COLLECTION

Sky Collection villas look out across the ocean from the top two storeys of the building. Not only are the views the most panoramic, the floorplates are the most generous, ranging from around 4000 sq ft to almost 9500 sq ft. This is life lived on a grand, elevated scale, with sweeping private terraces opening out from airy, 4 and 5 bedroom duplex penthouse apartments. Sky Collection residents also benefit from an enhanced level of amenities, many of which are exclusive.

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



LIVING ROOM - SKY COLLECTION

3 BEDROOM PENTHOUSES

TYPE 1A, 1B, 1C & 1D

MONDRIAN

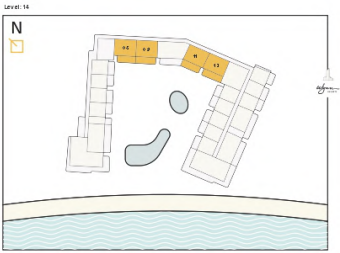
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

1308, 1309, 1311, 1312

Net Internal Area

1882.61 sq ft

Balcony

679.74 sq ft

Total

2562.35 sq ft

3 BEDROOM PENTHOUSES

TYPE 1A, 1B, 1C & 1D

MONDRIAN

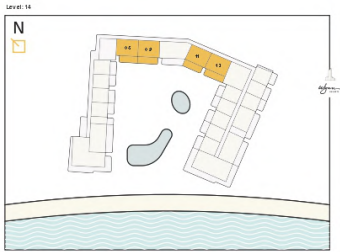
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

1308, 1309, 1311, 1312

Net Internal Area

1882.61 sq ft

Balcony

679.74 sq ft

Total

2562.35 sq ft

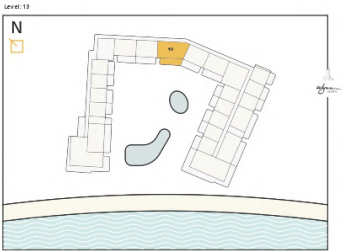
3 BEDROOM PENTHOUSES

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



LOWER FLOOR



Units

1310

Net Internal Area

2022.86 sq ft

Balcony

766.61 sq ft

Total

2789.47 sq ft

- N**
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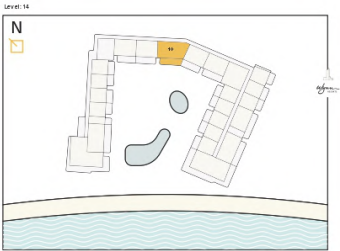
3 BEDROOM PENTHOUSES

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



UPPER FLOOR



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2022.86 sq ft

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4 BEDROOM SKY VILLA

TYPE 1

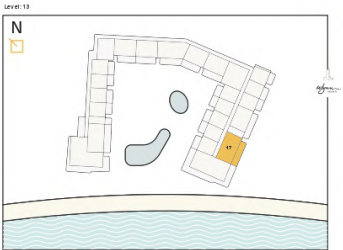
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

1317

Net Internal Area

2650.94 sq ft

Balcony

2397.02 sq ft

Total

5047.95 sq ft

4 BEDROOM SKY VILLA

TYPE 1

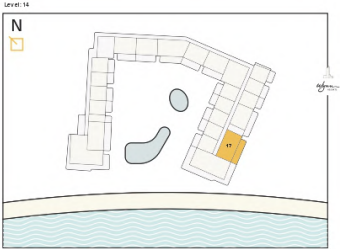
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



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Balcony

2397.02 sq ft

Total

5047.95 sq ft

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TYPE 1

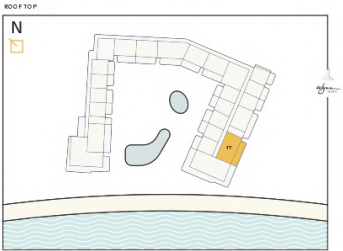
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



ROOF TOP



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Units

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2650.94 sq ft

Balcony

2397.02 sq ft

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TYPE 2

MONDRIAN
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BEACH RESIDENCES



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Units

1302

Net Internal Area

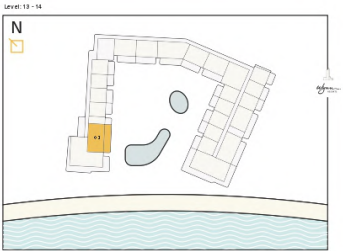
2699.70 sq ft

Balcony

2979.99 sq ft

Total

5679.68 sq ft



4 BEDROOM SKY VILLA

TYPE 2

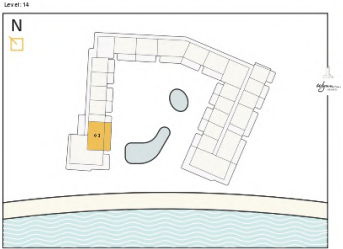
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



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Units

1302

Net Internal Area

2699.70 sq ft

Balcony

2979.99 sq ft

Total

5679.68 sq ft

4 BEDROOM SKY VILLA

TYPE 2

MONDRIAN

AL MARJAN ISLAND
BEACH RESIDENCES

Units

1302

Net Internal Area

2699.70 sq ft

Balcony

2979.99 sq ft

Total

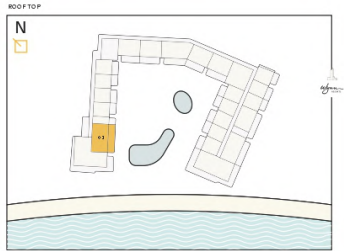
5679.68 sq ft



ROOF TOP



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5 BEDROOM SKY VILLA

TYPE 1

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

1301

Net Internal Area

3877.70 sq ft

Balcony

4704.91 sq ft

Total

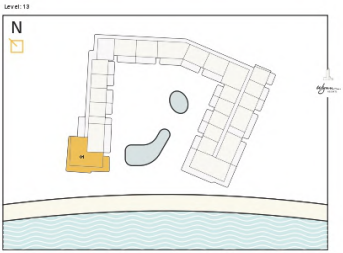
8582.60 sq ft



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TYPE 1

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BEACH RESIDENCES

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1301

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3877.70 sq ft

Balcony

4704.91 sq ft

Total

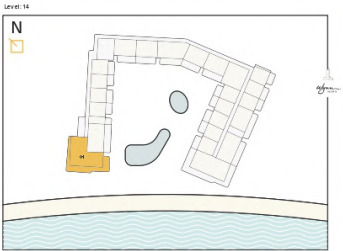
8582.60 sq ft



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5 BEDROOM SKY VILLA

TYPE 1

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

1301

Net Internal Area

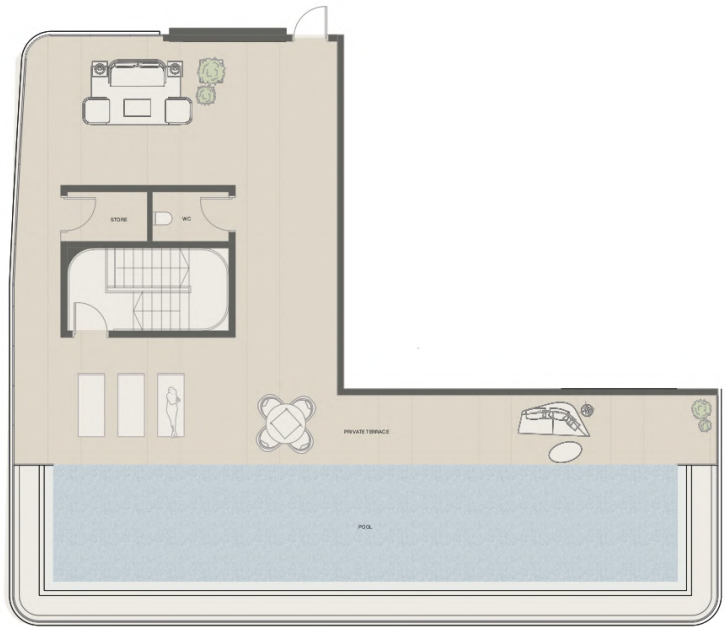
3877.70 sq ft

Balcony

4704.91 sq ft

Total

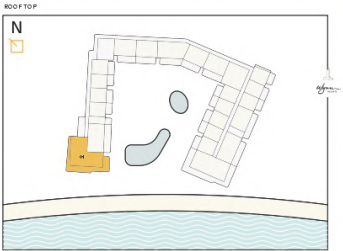
8582.60 sq ft



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5 BEDROOM SKY VILLA

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES

Units

1318

Net Internal Area

3553.81 sq ft

Balcony

5914.02 sq ft

Total

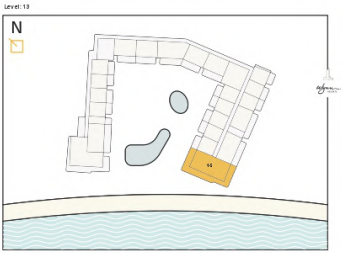
9467.83 sq ft



LOWER FLOOR



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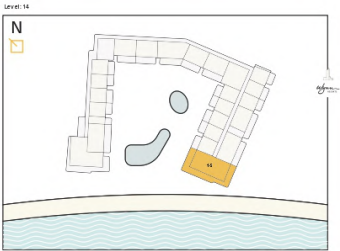
5 BEDROOM SKY VILLA

TYPE 2

MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



UPPER FLOOR



Units

1318

Net Internal Area

3553.81 sq ft

Balcony

5914.02 sq ft

Total

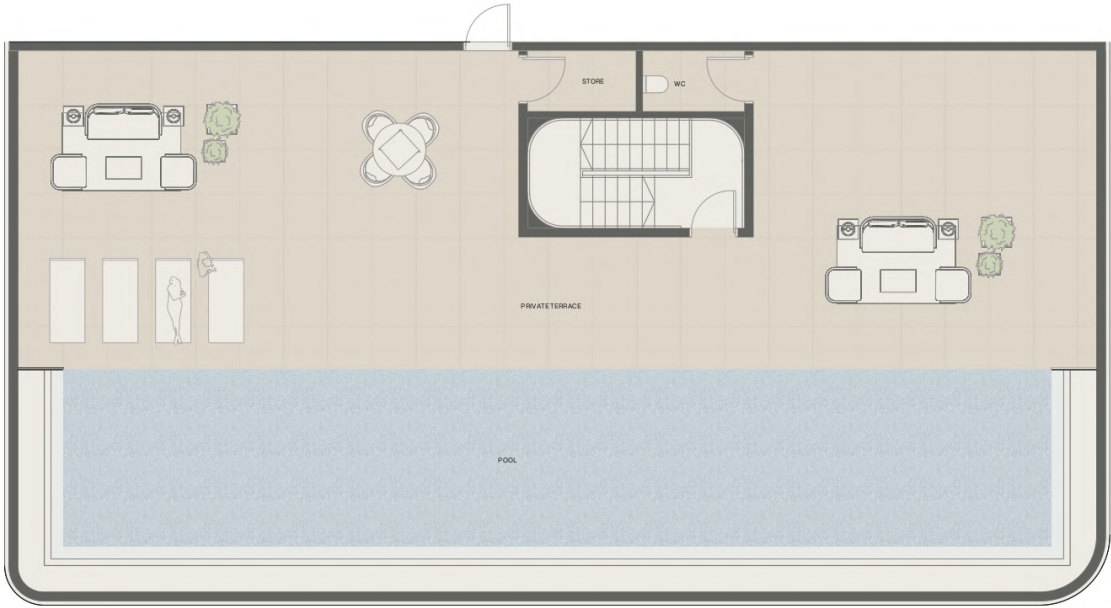
9467.83 sq ft

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TYPE 2

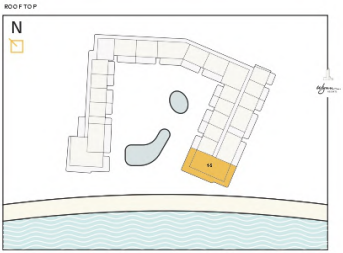
MONDRIAN
AL MARJAN ISLAND
BEACH RESIDENCES



ROOF TOP



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Units

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Balcony

5914.02 sq ft

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