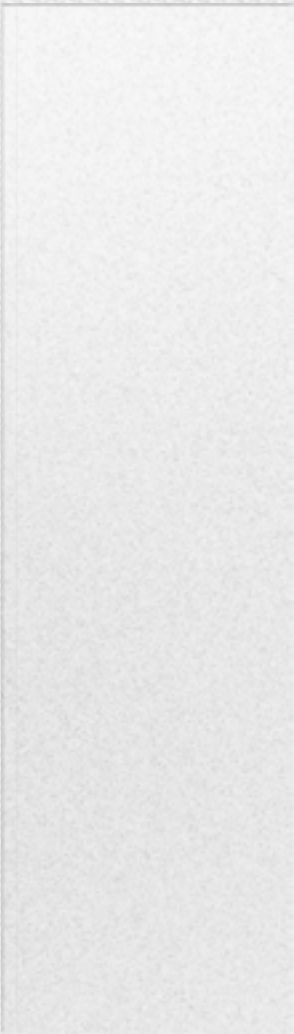


MARINA  
BAY

REEF ISLAND







Life In Full Glory









A Floating Lifestyle

Evoking Timeless Sentiments of Calm.

Marina Bay introduces a new era of floating luxury on 34,000 sqm where mesmerizing sea views stretch out as far as your imagination. Immaculately designed as a tight-knit island community in the heart of Bahrain, the iconic destination is a one-of-a-kind invitation to disconnect from the stresses of city life while reconnecting with pristine nature from the comfort of your own living room.

The elemental edge of Marina Bay lies in its breakthrough elevation technique that not only transforms every home into an open amphitheatre of sky and sea, but also breaks down the optimum in island tranquillity for your ultimate regeneration. Sleek, serene and highly sophisticated, Marina Bay is a waterfront reality where every villa dreams in all shades of blue to immerse you in

a floating lifestyle, born in water, basked in beauty and alive with select world-class amenities, enriching your very own island paradise.





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A unique living experience  
of uninterrupted solace  
close to everywhere.

**Location & Proximity**

Marina Bay is smartly designed with residents’ privacy and utmost convenience in mind. Therefore, the destination enjoys an ideal location in Reef Island which is nestled between Bahrain’s City Centre, Seef District and the thriving financial harbour for those wishing to execute business next-door.

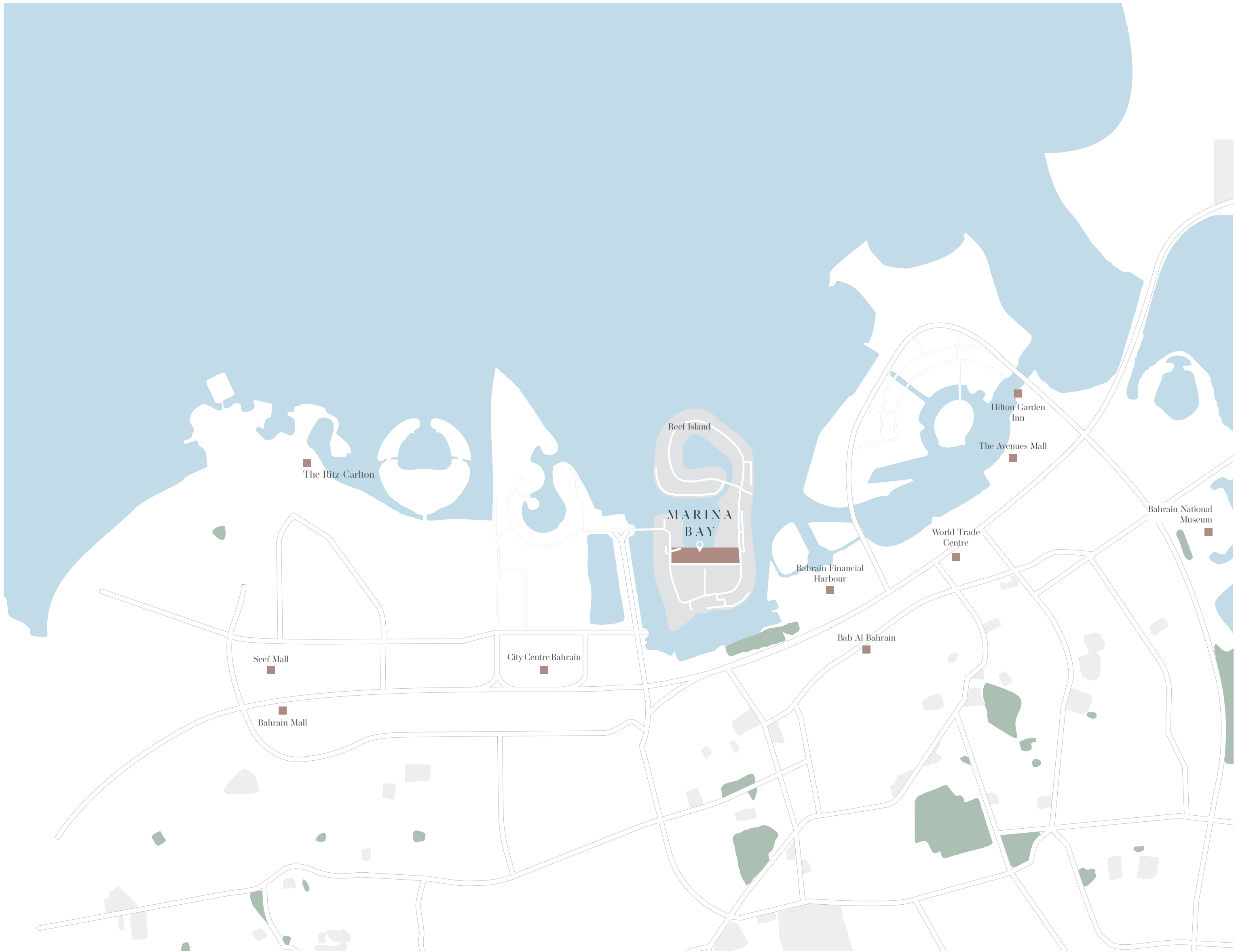
Interconnected to lively happenings from every direction, Marina Bay is directly linked to Bahrain’s main highway network, allowing homeowners to reach anywhere they wish in record time.

Situated 15 minutes away from Bahrain International Airport, Marina Bay sets itself as a main intersection, that offers worlds of floating serenity to investors from around the world.

**Getting there**

- 5 minute drive to Bahrain Financial Harbour
- 5 minute drive to Bahrain City Centre and Seef District
- 15 minute drive to Bahrain International Airport
- 20 minute drive to Saudi Causeway
- 30 minute drive to Bahrain International Circuit













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# Artfully designed

# around you



Designed by internationally acclaimed TAEP, Marina Bay adopts an open plan philosophy that re-defines the harmonious existence of people, nature and refined architecture on one breathtaking island.

The smart masterplan is carefully elevated around the vastness of the open sea, lending every villa type unobstructed views on an open horizon, as well as prolonged hours of sunlight and fresh breeze circulation for ultimate wellbeing.

By melding the best in sleek modern architecture and floating beauty, homes at Marina Bay are gracefully perched over the water to crown a front-row seat on timeless beauty, perfected by lush landscaping and pedestrian friendly paths winding along the project for daily recreation. Boasting a bustling marina that is a perfect launch pad for endless water adventures, Marina Bay is in short, the place to unwind on shimmering pools coming one with the open sea, sail away to make new discoveries or simply watch breathtaking sunsets, thanks to an ideal orientation that invites you to live a life of peaceful connection to nature.

# and open views.



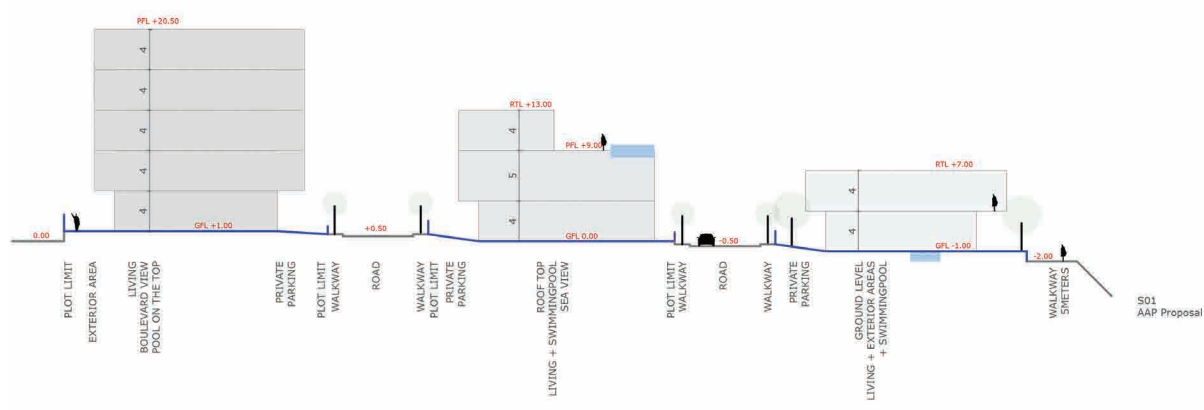
Elevating new standards

of intricate luxury

in absolute harmony

with the open sea.









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## An Architectural Marvel Blending Nature & Contemporary Elegance

At Marina Bay, it's hard to tell whether homes are a natural extension of the expansive sea or vice versa. Every elegantly-appointed villa offers a serene escape that seamlessly blends indoor and outdoor spaces, allowing for nature to bloom inside your personal space. Boasting a sleek and streamlined facade, each villa is smartly designed to maximize stunning sea views and natural daylight with floor-to-ceiling windows and expansive rooftop terraces that bring the outdoors in.

Dressed in a washed out pearl white colour, neutral stone and chic marble punctuations, your villa stands as a true testament to sustainable design, thanks to durable materials that resist the salty sea air while beautifully contrasting with the site's mesmerizing surroundings.







Landscaping & Boardwalks

## A Breathing Lifestyle to Grow Forever Young.

Stepping into Marina Bay is like journeying through a private oasis of clam, lined with towering trees, native plantations and manicured gardens that directly open onto the tranquil blue sea. The signature island teleports residents to an evergreen dimension, thanks to a smart landscaping scheme that encourages seamless walkability through verdant boardwalks and safe pedestrian paths set against a magical backdrop.

Admired for being not only beautiful but also functional, the project's landscaping offers quiet shaded areas for homeowners to reflect and generous gardens luring the community to socialize in a sustainable ambience, second to none.









Where Film & Fantasy  
Meet on an Island.

### Marina Bay Cinema

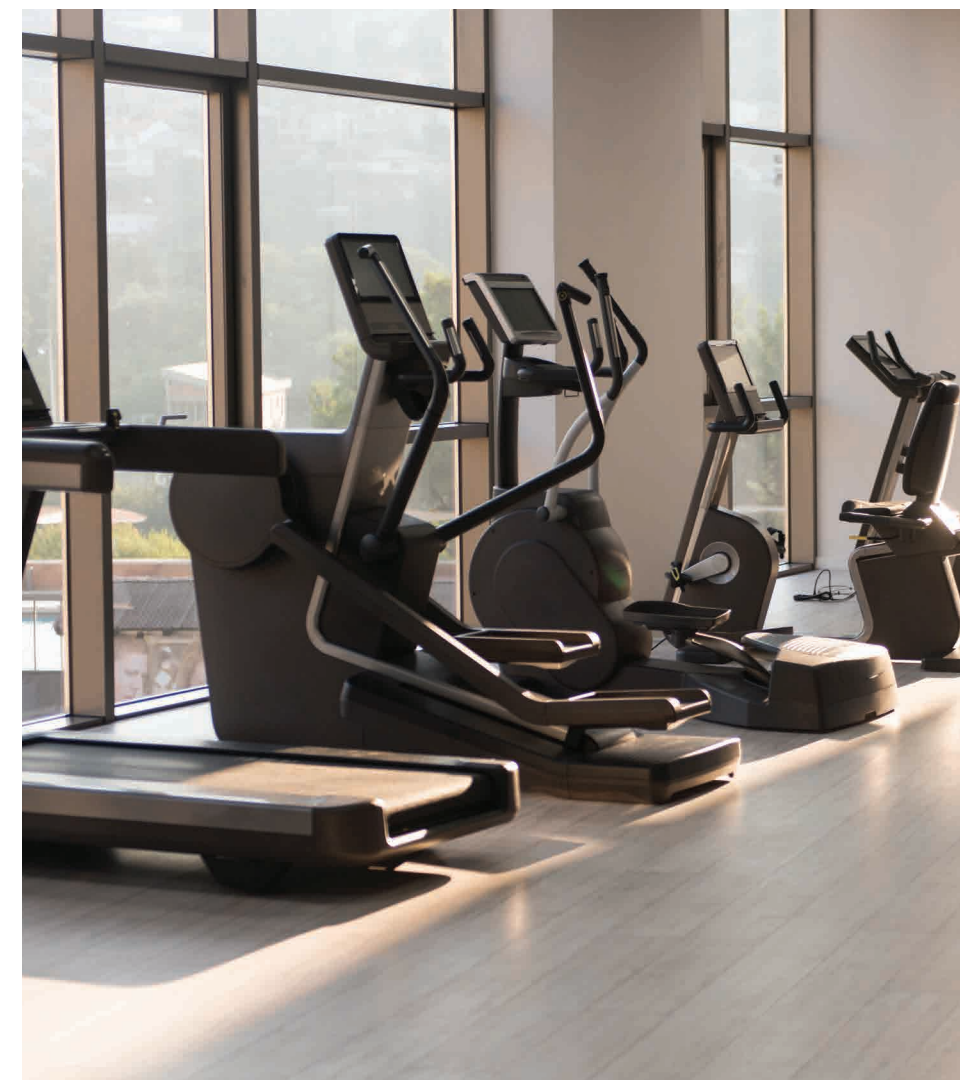
Imagine enjoying a quiet movie night with friends or family on one big cinema screen.

The cinema is more than just a place to watch movies, it's an exciting community spot, inviting everyone to connect over their love for nature and film.

Stay Fit in  
Floating Surroundings

### Marina Bay Gym

Every aspect of Marina Bay is carefully planned to promote a healthier lifestyle. The iconic island offers a state-of-the-art gym, inviting professional athletes and everyone wishing to remain fit to experience true wellness in inspirational settings.







Shimmering Pools

Touching the

Open Sea

Marina Bay Swimming Pools

Whether you wish to spend the day lounging under the sun with a refreshing cocktail in hand or simply want to swim and refresh, as you take in open vistas of the deep blue sea, Marina Bay offers all that and much more.

Designed to maximize water-front beauty in every direction, Marina Bay invites you to dive deep and surface all new before captivating sea views.







A SLICE OF  
ISLAND PARADISE  
TO CALL HOME.



THE SIGNATURES  
SERENEVILLAS













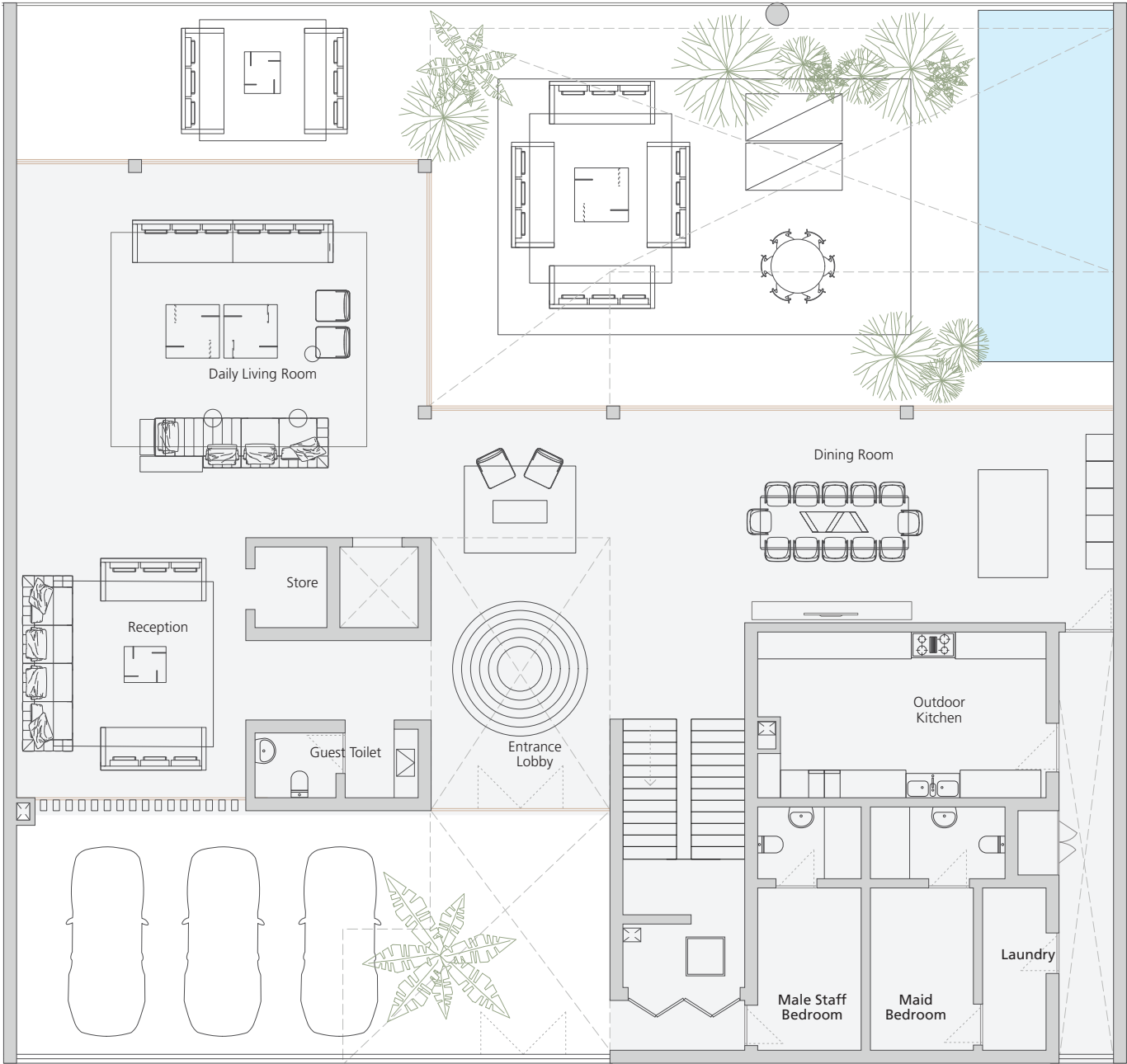


Plot 590 sqm

Total BUA 1,076 sqm

2 Storeys

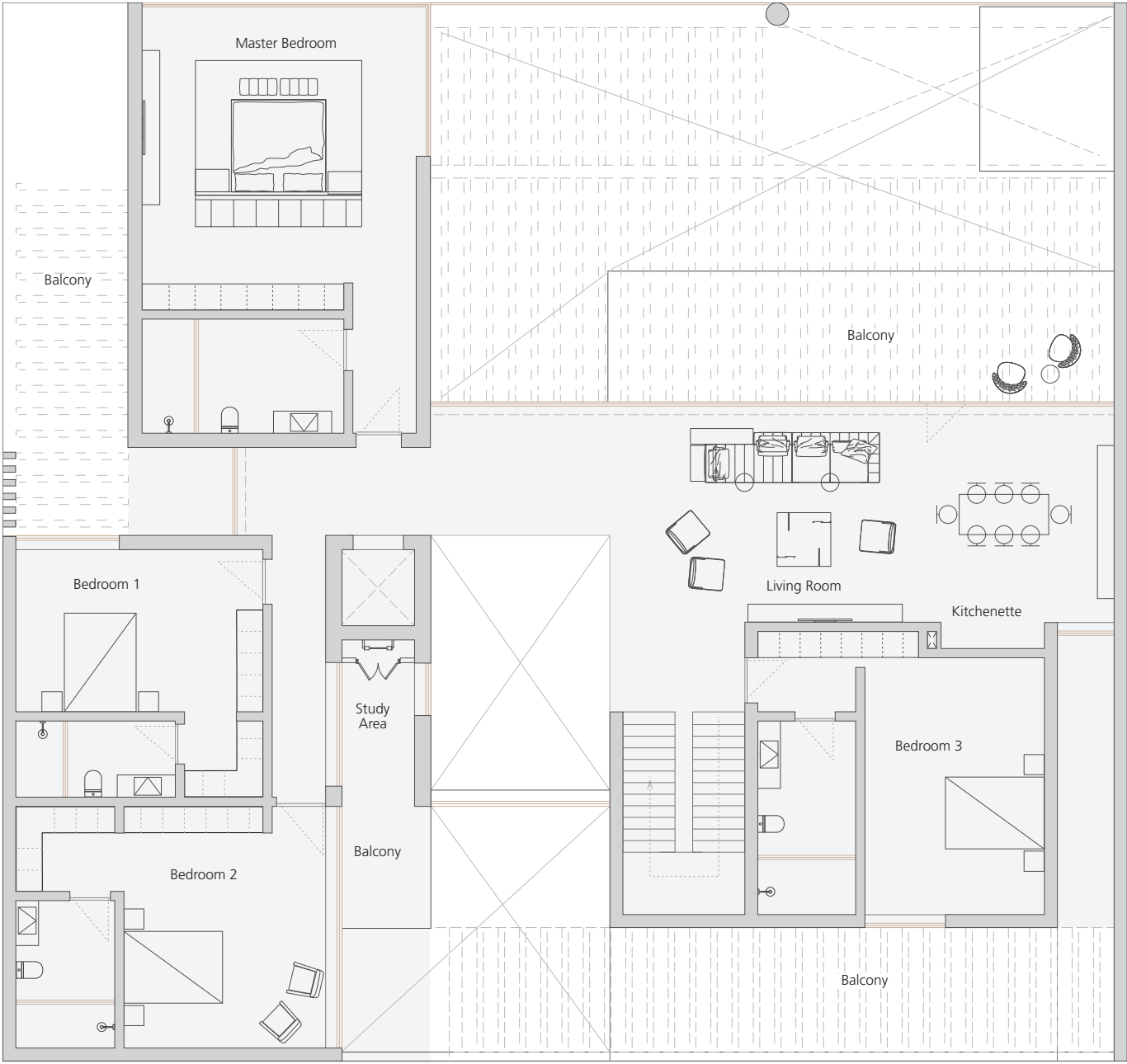
GROUND FLOOR



ENTRANCE LOBBY 23 sqm	DAILY LIVING ROOM 73 sqm	MAID BEDROOM 13 sqm
GUEST TOILET 5 sqm	DINING ROOM 67 sqm	MALE STAFF BEDROOM 10 sqm
RECEPTION 37 sqm	OUTDOOR KITCHEN 23 sqm	
STORE 3 sqm	LAUNDRY 5 sqm	

A1

FIRST FLOOR



MASTER BEDROOM 51 sqm	STUDY AREA 5 sqm
BEDROOM 1 29 sqm	LIVING ROOM 106 sqm
BEDROOM 2 36 sqm	
BEDROOM 3 37 sqm	

A1













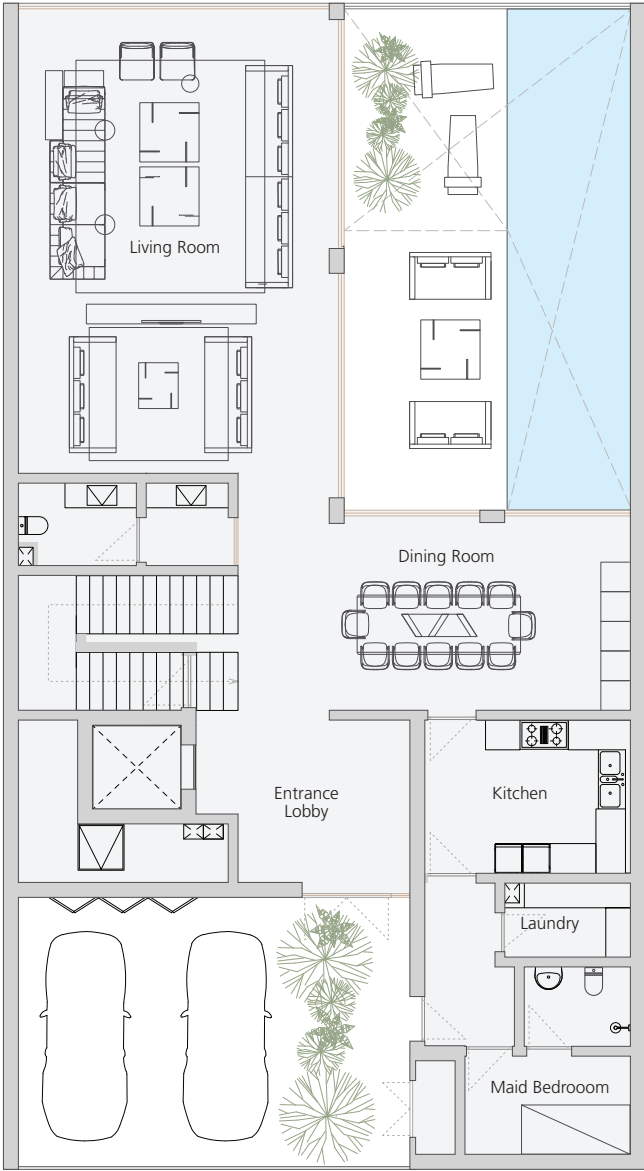


Plot 307 sqm

Total BUA 569 sqm

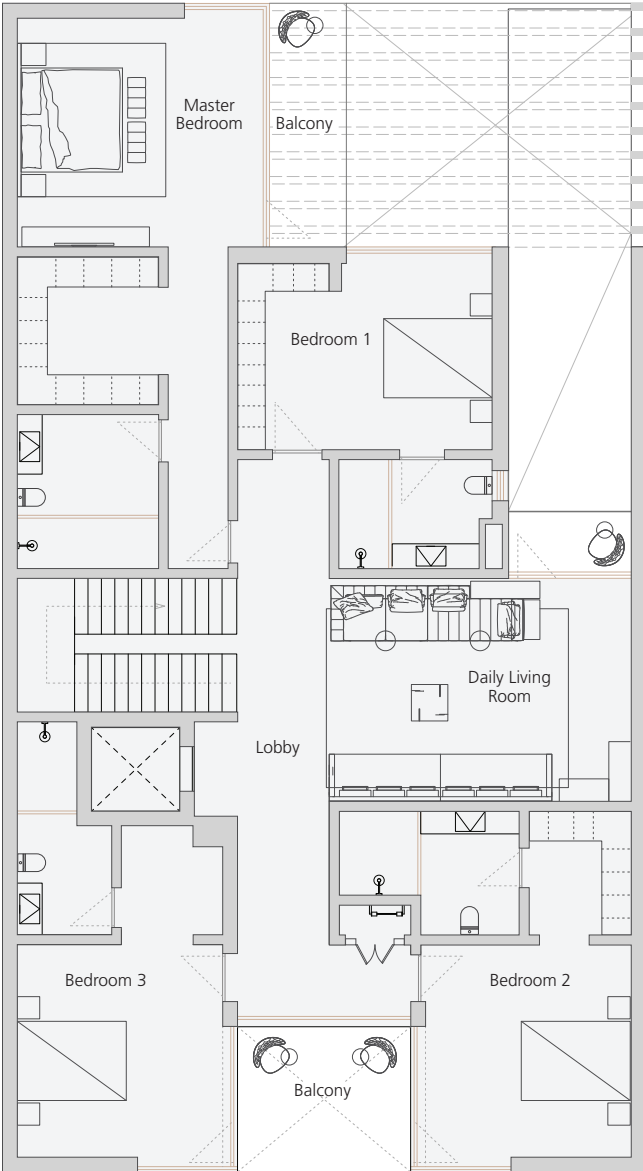
2 Storeys

GROUND FLOOR



- ENTRANCE LOBBY  
23 sqm
- KITCHEN  
13 sqm
- LAUNDRY  
4 sqm
- MAID BEDROOM  
10 sqm
- DINING ROOM  
23 sqm
- LIVING ROOM  
59 sqm
- GUEST TOILET  
7 sqm

FIRST FLOOR



- LOBBY  
24 sqm
- MASTER BEDROOM  
48 SQM
- BEDROOM 1  
25 sqm
- BEDROOM 2  
26 sqm
- BEDROOM 3  
25 sqm
- DAILY LIVING ROOM  
28 sqm















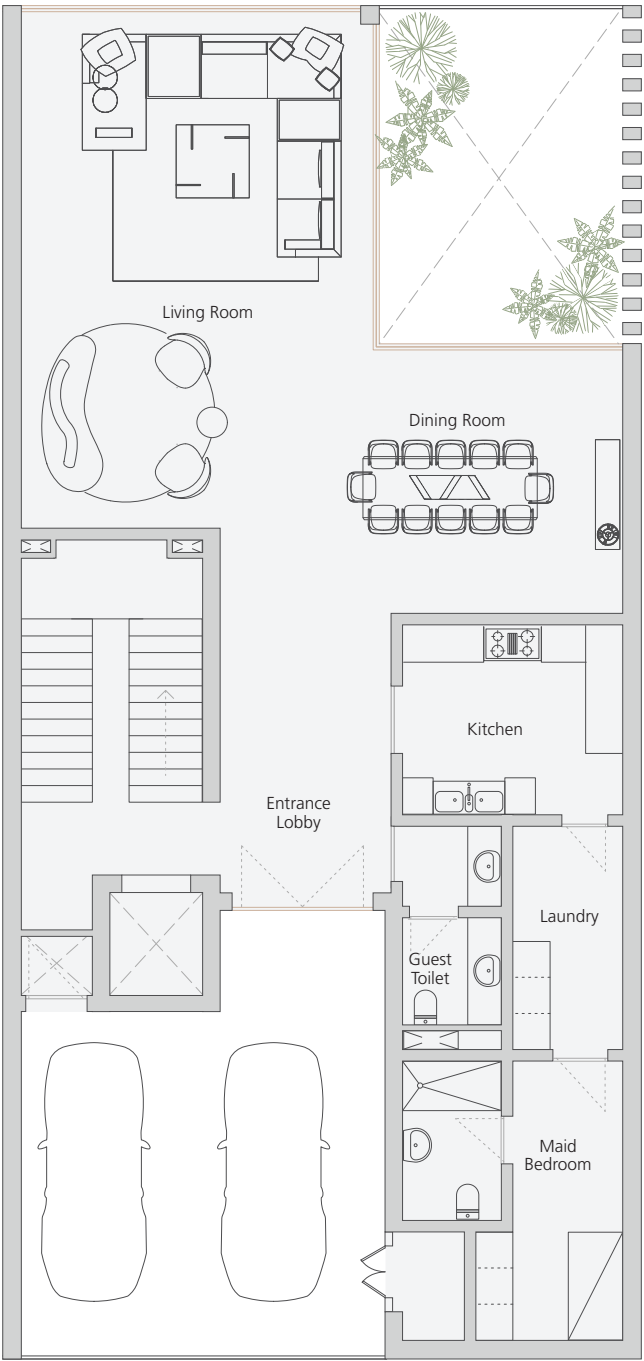


Plot 233 sqm

Total BUA 652 sqm

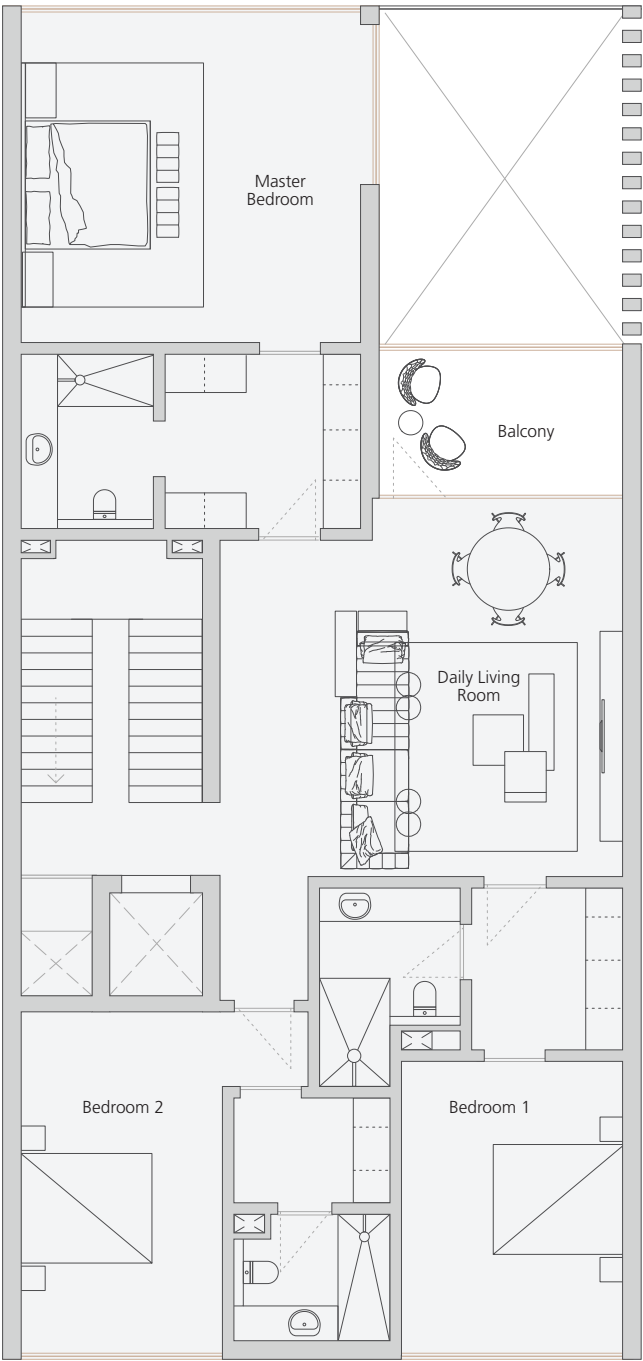
3 Storeys

GROUND FLOOR



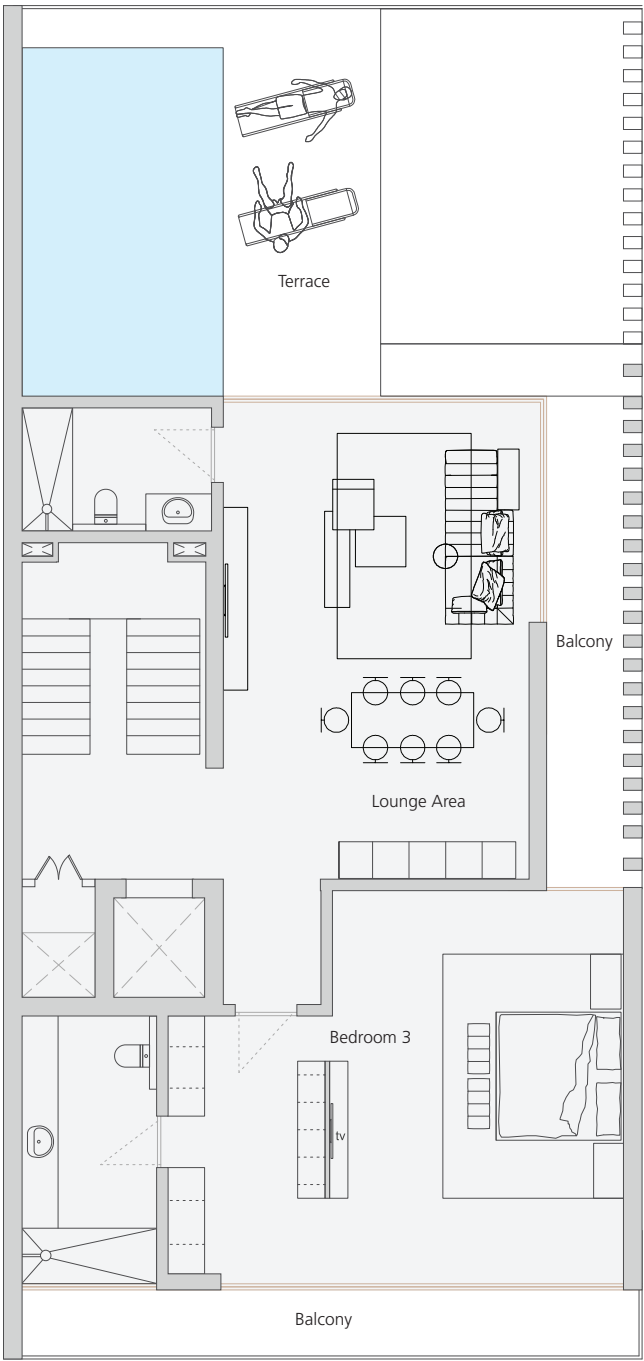
- ENTRANCE LOBBY  
13 sqm
- KITCHEN  
11 sqm
- LAUNDRY  
7 sqm
- MAID BEDROOM  
13 sqm
- DINING ROOM  
23 sqm
- LIVING ROOM  
44 sqm
- GUEST TOILET  
5 sqm

FIRST FLOOR



- MASTER BEDROOM  
45 sqm
- BEDROOM 1  
30 sqm
- BEDROOM 2  
29 sqm
- DAILY LIVING ROOM  
42 sqm

SECOND FLOOR



- BEDROOM 3  
50 sqm
- LOUNGE AREA  
43 sqm

B3

B3

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APARTMENT TYPE C1 / C2

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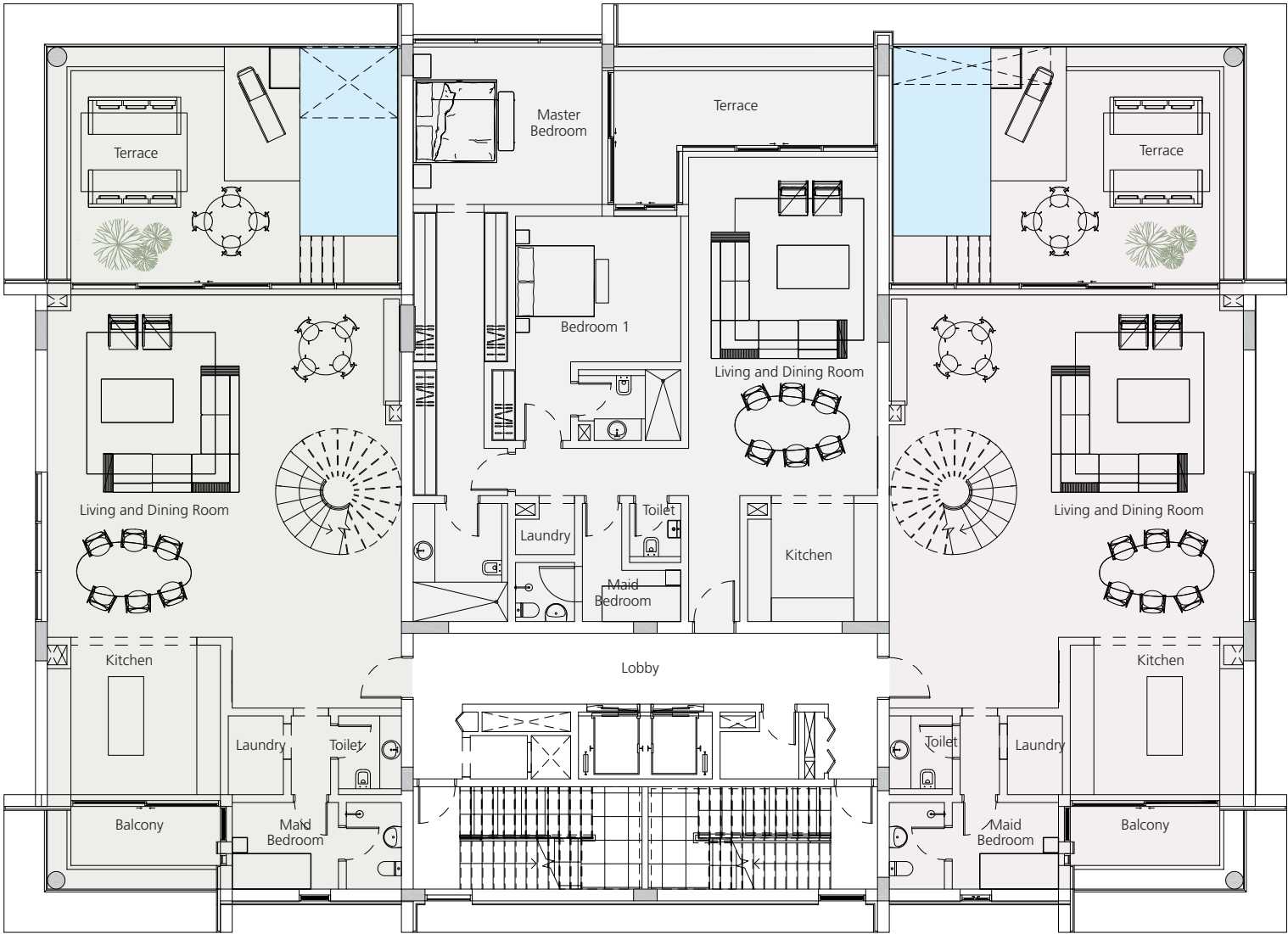
FIRST FLOOR

5 Storeys

TYPE ONE  
DUPLEX

TYPE TWO  
APARTMENT

TYPE THREE  
DUPLEX



TOTAL AREA  
402 sqm

TOTAL AREA  
188 sqm

TOTAL AREA  
404 sqm

C1

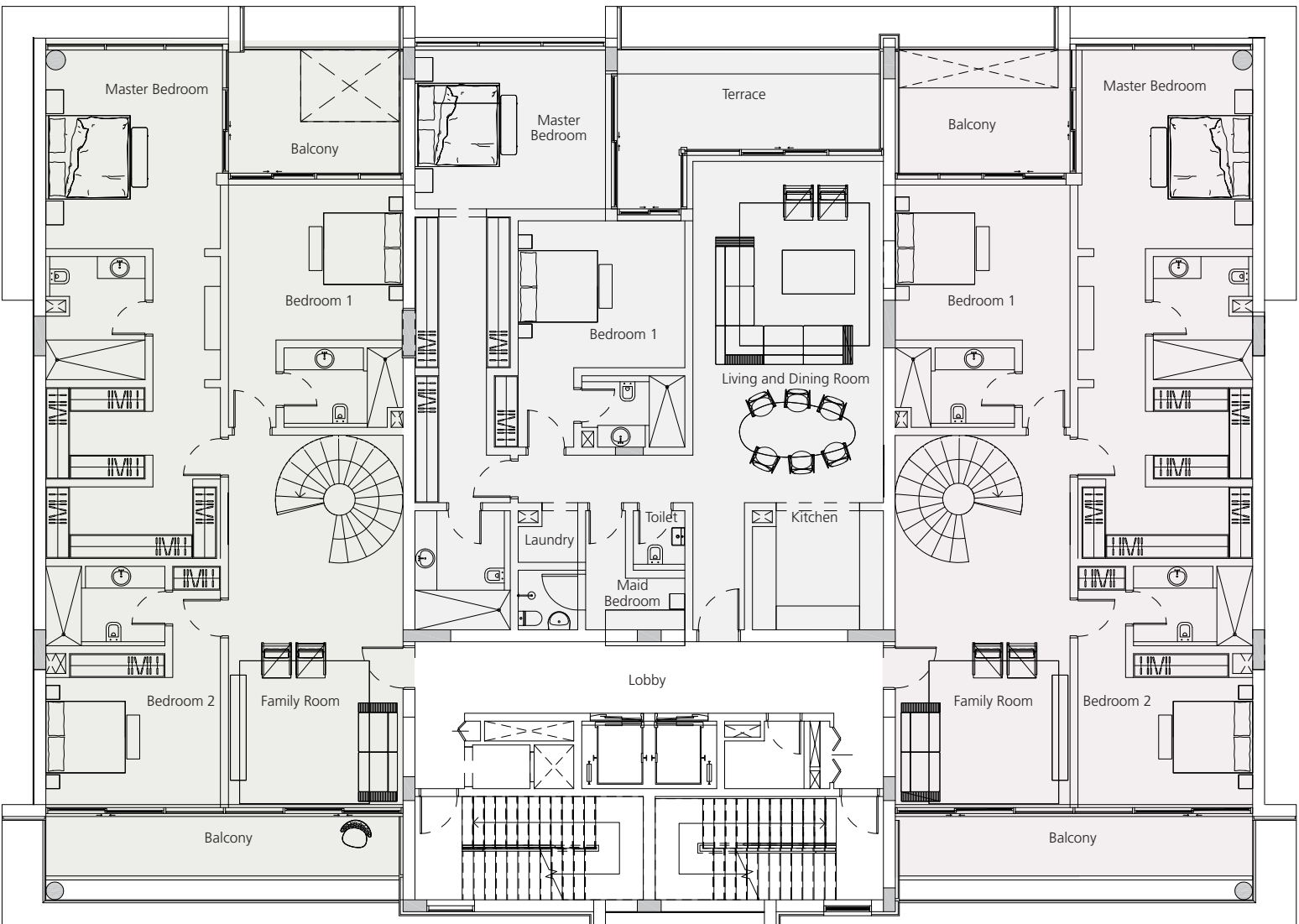
SECOND FLOOR

5 Storeys

TYPE ONE  
DUPLEX

TYPE FOUR  
APARTMENT

TYPE THREE  
DUPLEX



TOTAL AREA  
402 sqm

TOTAL AREA  
188 sqm

TOTAL AREA  
404 sqm

C1

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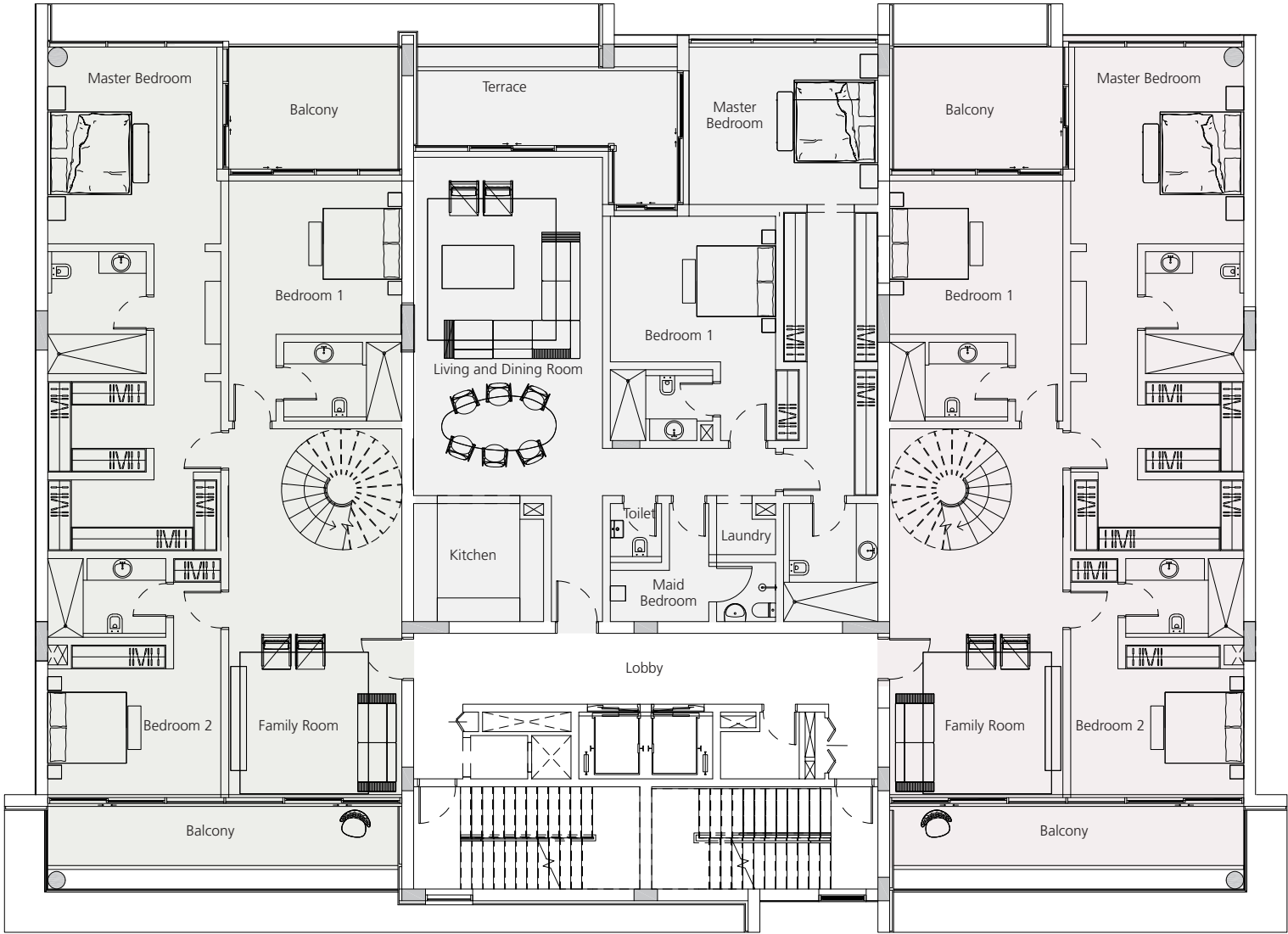
THIRD FLOOR

5 Storeys

TYPE FIVE  
DUPLEX

TYPE SIX  
APARTMENT

TYPE SEVEN  
DUPLEX



TOTAL AREA  
409 sqm

TOTAL AREA  
188 sqm

TOTAL AREA  
410 sqm

C1

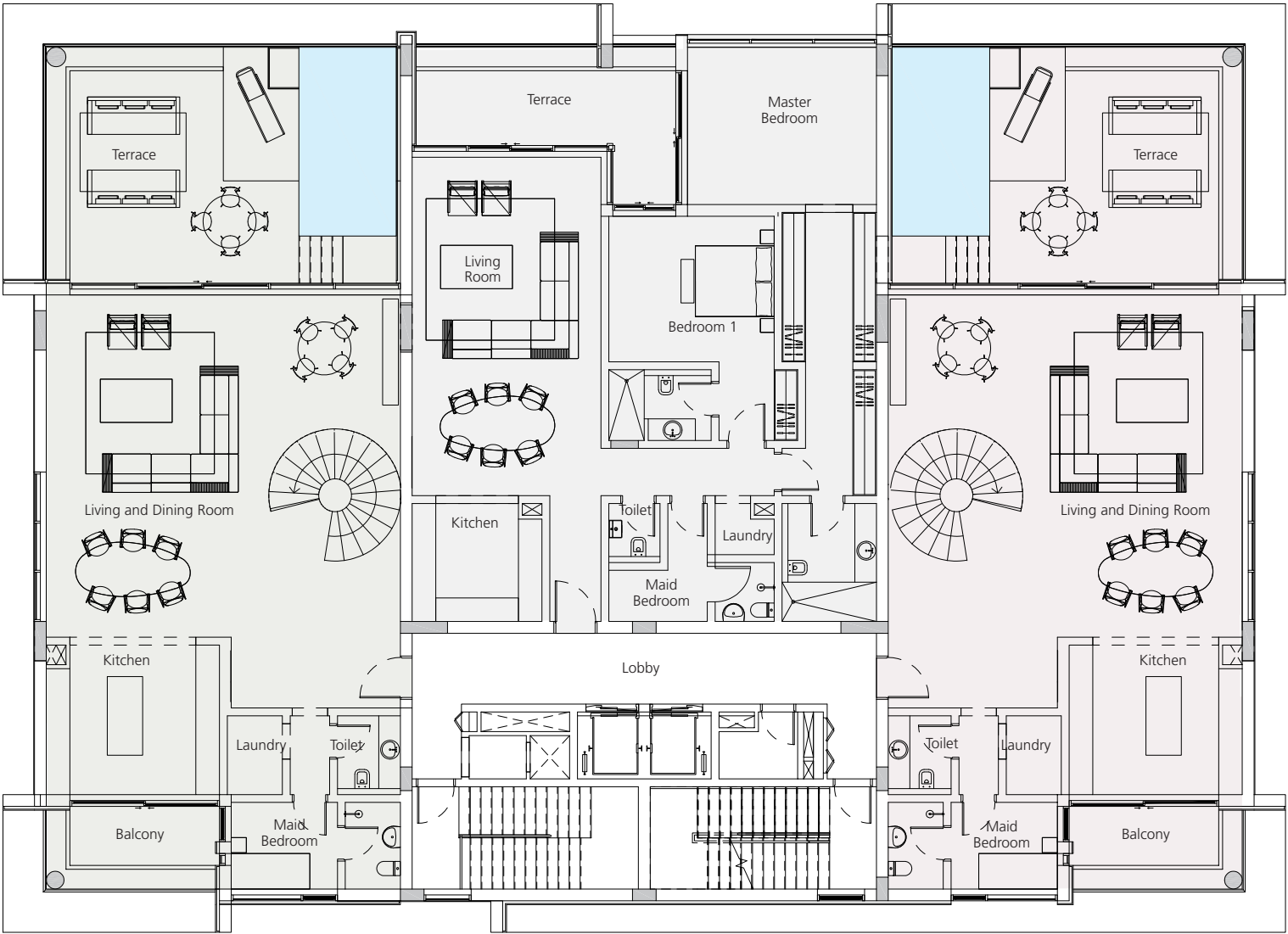
FOURTH FLOOR

5 Storeys

TYPE FIVE  
DUPLEX

TYPE EIGHT  
APARTMENT

TYPE SEVEN  
DUPLEX



TOTAL AREA  
409 sqm

TOTAL AREA  
188 sqm

TOTAL AREA  
410 sqm

C1

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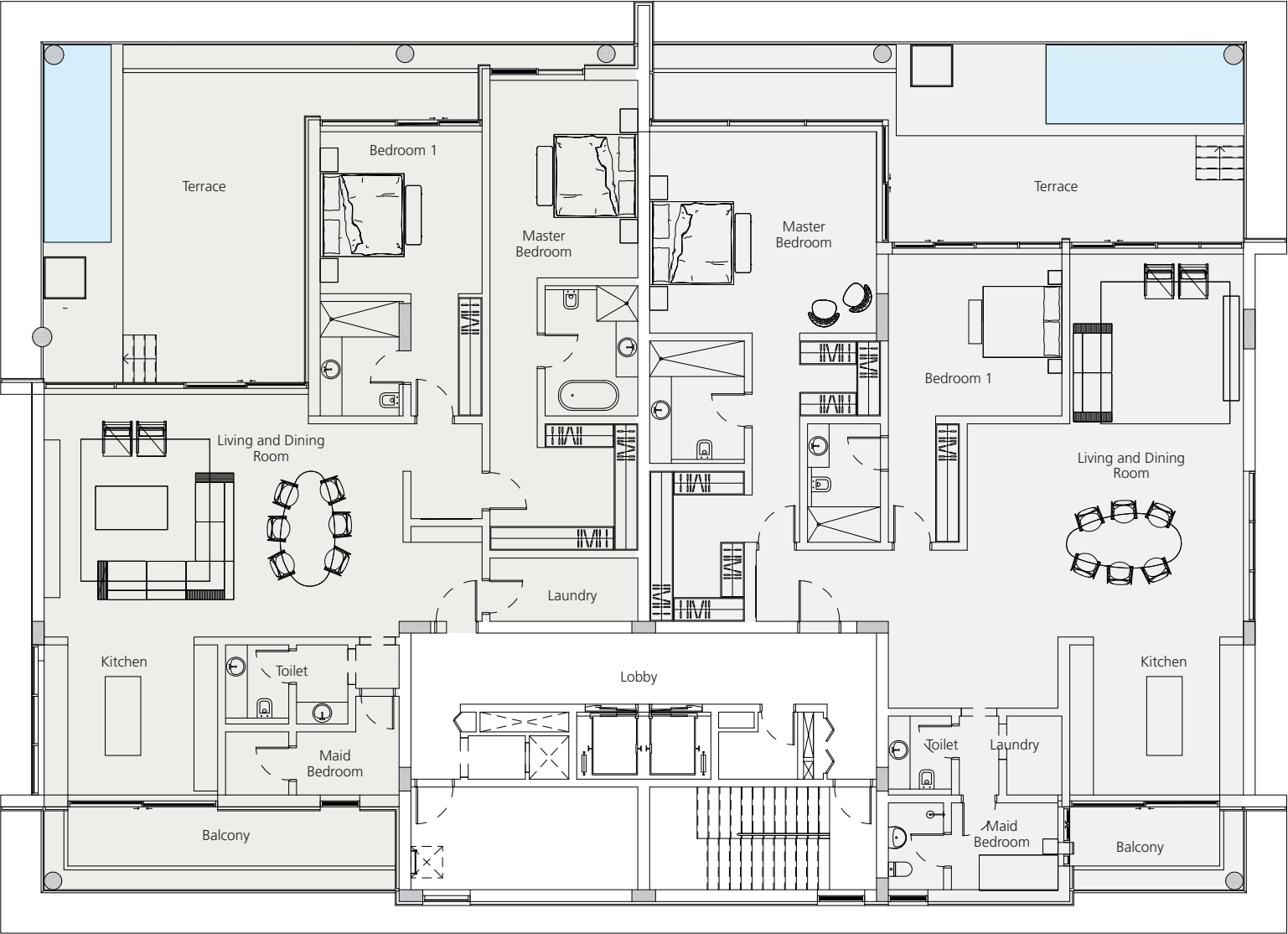


FIFTH FLOOR

5 Storeys

TYPE NINE  
PENTHOUSE

TYPE TEN  
PENTHOUSE



TOTAL AREA  
302 sqm

TOTAL AREA  
302 sqm

C1



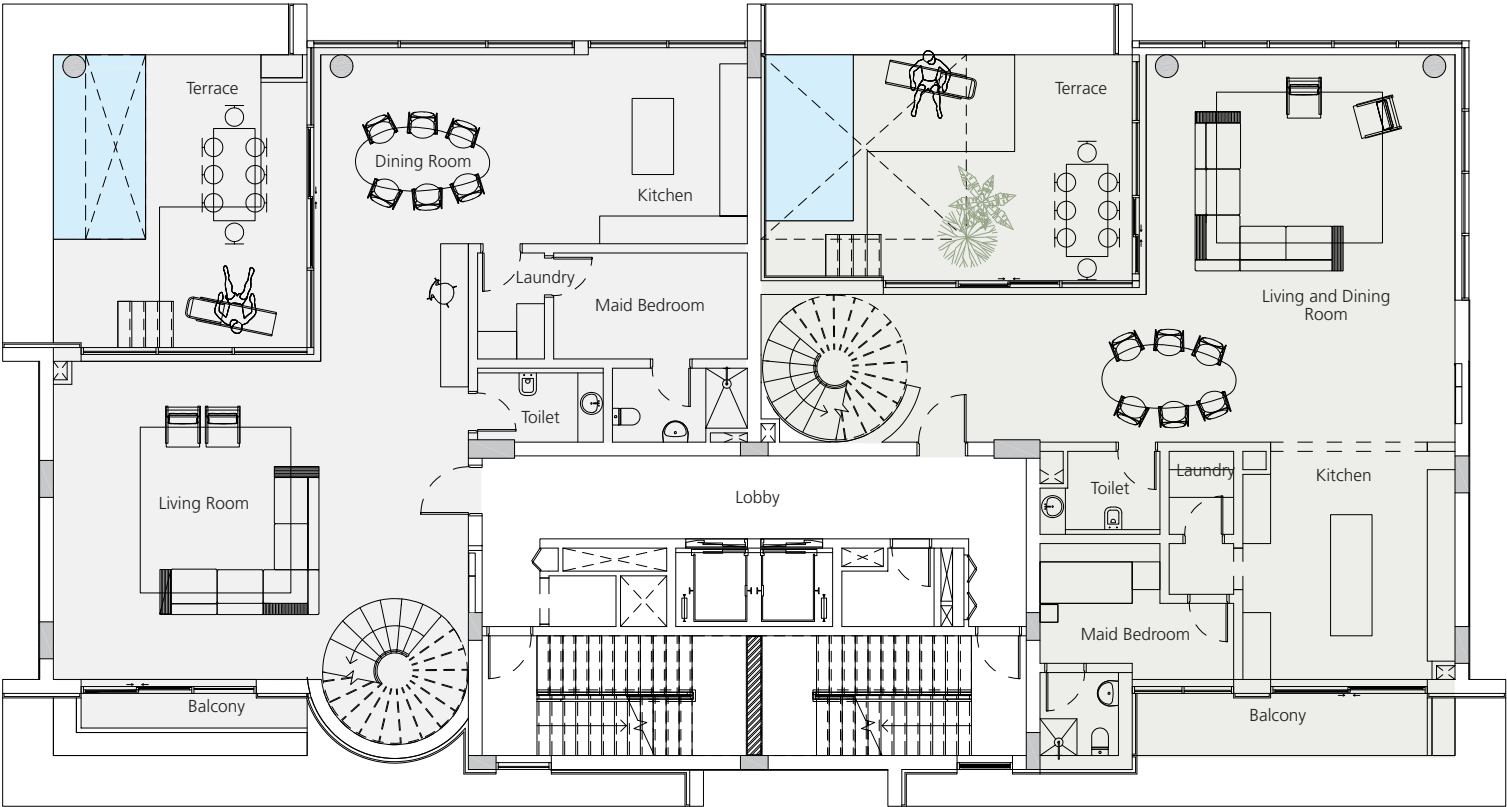


FIRST FLOOR

5 Storeys

TYPE ONE  
DUPLEX

TYPE TWO  
DUPLEX



TOTAL AREA  
383 sqm

TOTAL AREA  
390 sqm

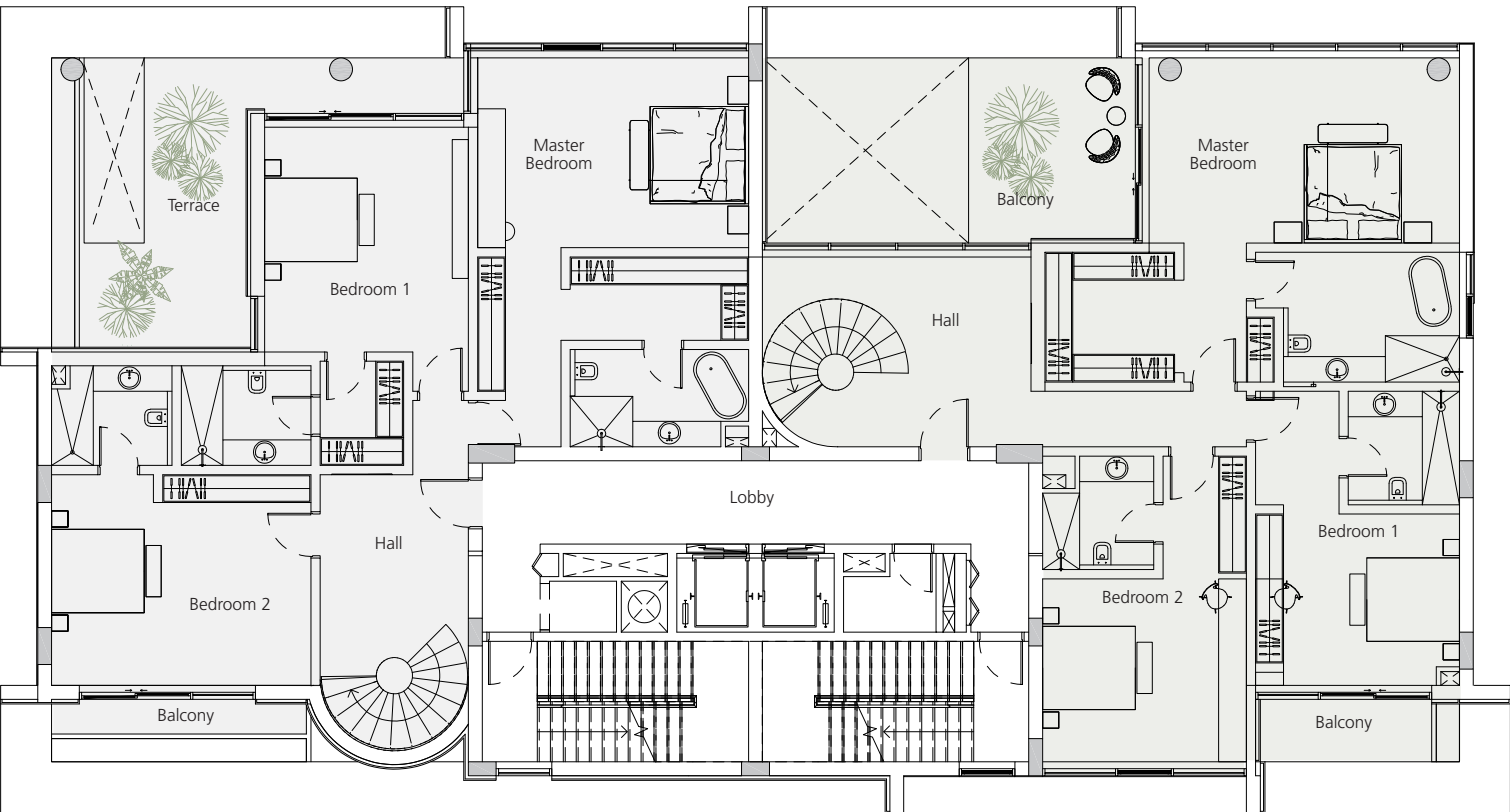
C2

SECOND FLOOR

5 Storeys

TYPE ONE  
DUPLEX

TYPE TWO  
DUPLEX



TOTAL AREA  
383 sqm

TOTAL AREA  
390 sqm

C2

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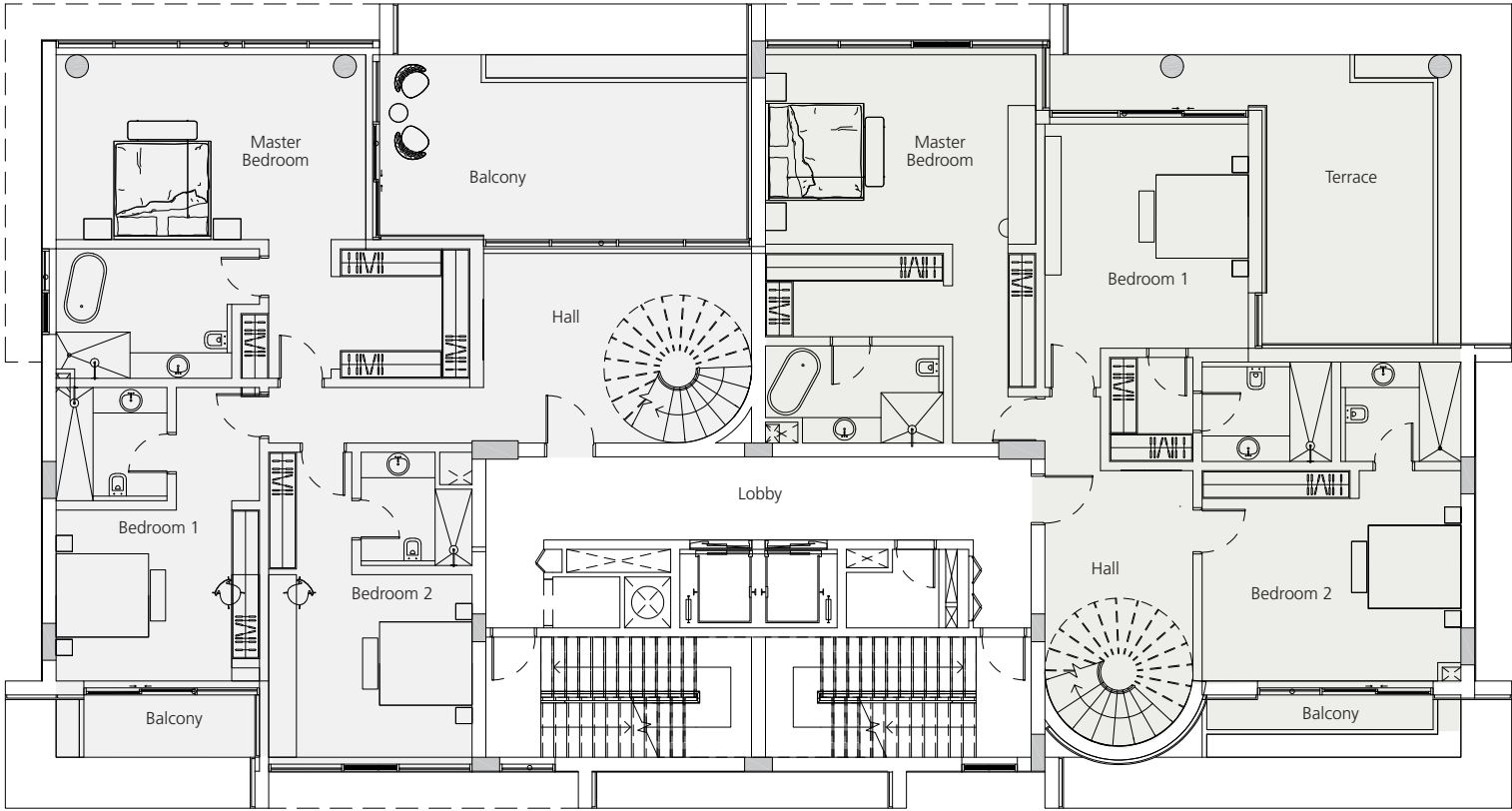


THIRD FLOOR

5 Storeys

TYPE THREE  
DUPLEX

TYPE FOUR  
DUPLEX



TOTAL AREA  
403 sqm

TOTAL AREA  
397 sqm

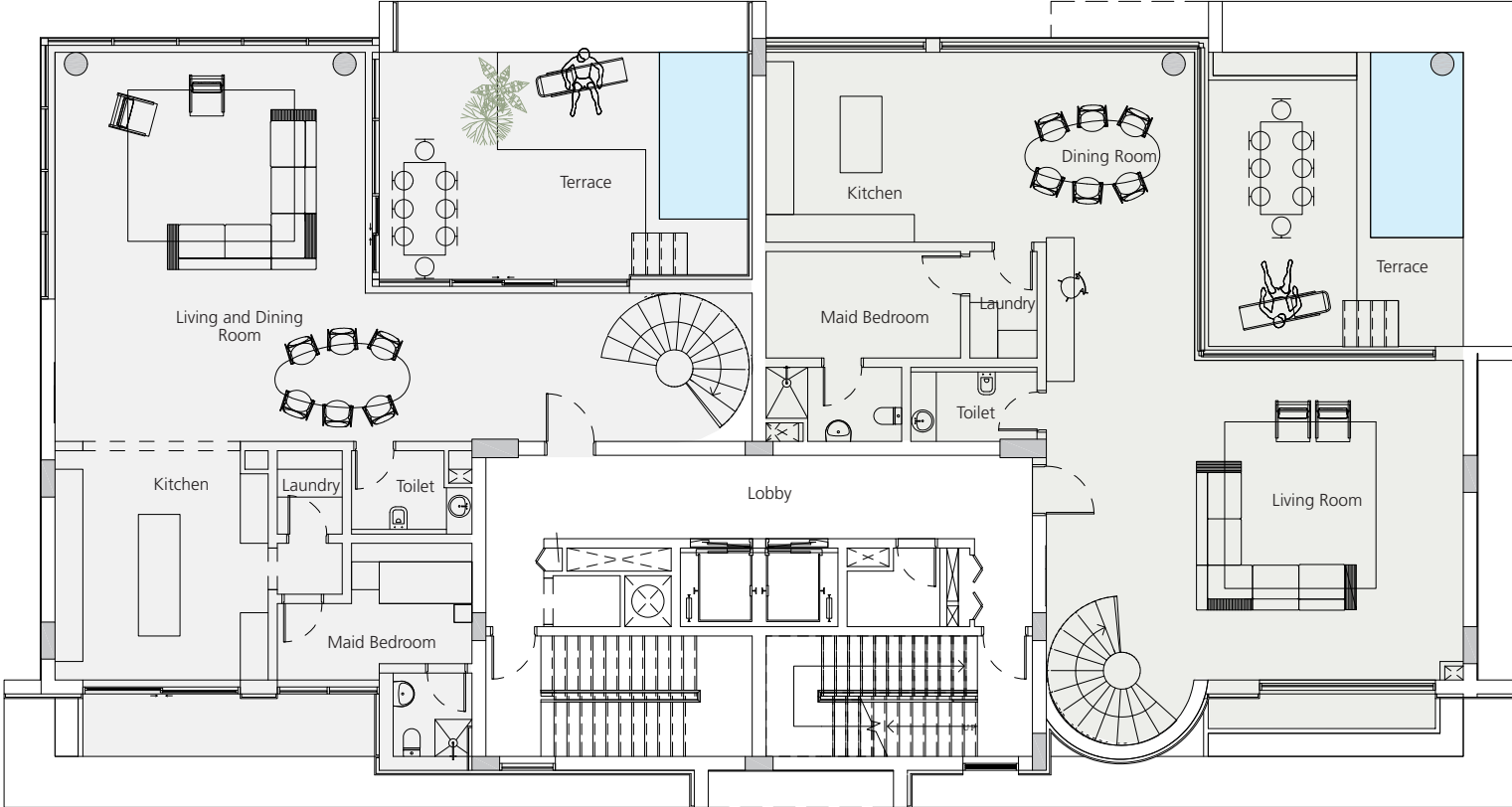
C2

FOURTH FLOOR

5 Storeys

TYPE THREE  
DUPLEX

TYPE FOUR  
DUPLEX



TOTAL AREA  
403 sqm

TOTAL AREA  
397 sqm

C2

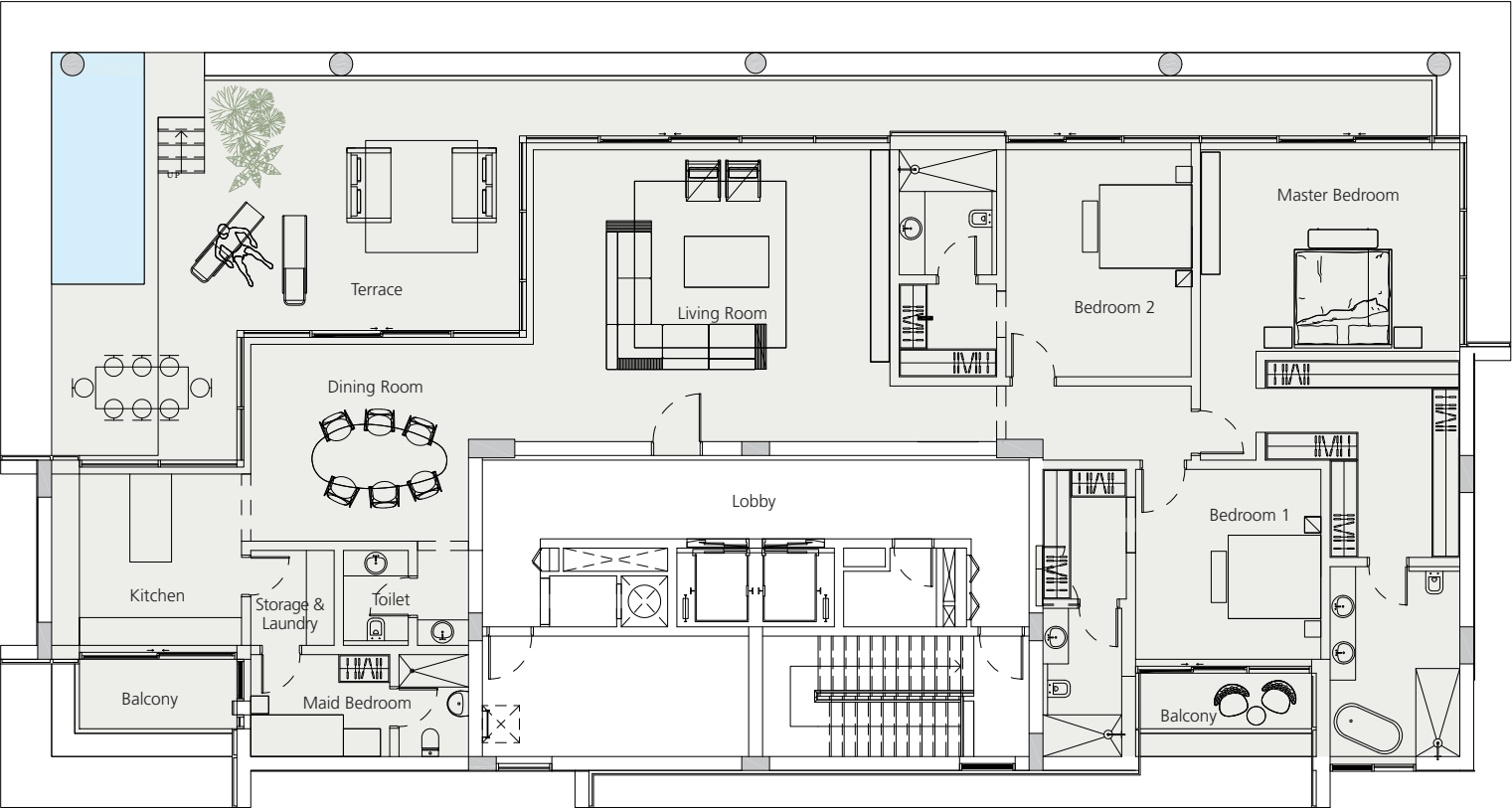
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FIFTH FLOOR

5 Storeys

TYPE FIVE  
PENTHOUSE



TOTAL AREA

402 sqm

C2

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