

# Mo<sup>re</sup>

## TOWER

JUMEIRAH VILLAGE TRIANGLE (JVT)



MANJOTHI  
DEVELOPMENTS

LEGACY IN EVERY BRICK  
SINCE 1981



دوبريكس للعقارات ذ.م.م  
DUBRICKS  
POSSIBILITIES ARE LIMITLESS

WWW.DUBRICKS.COM

A LEGACY OF BRILLIANCE,  
BUILT TO LAST GENERATIONS

Wade

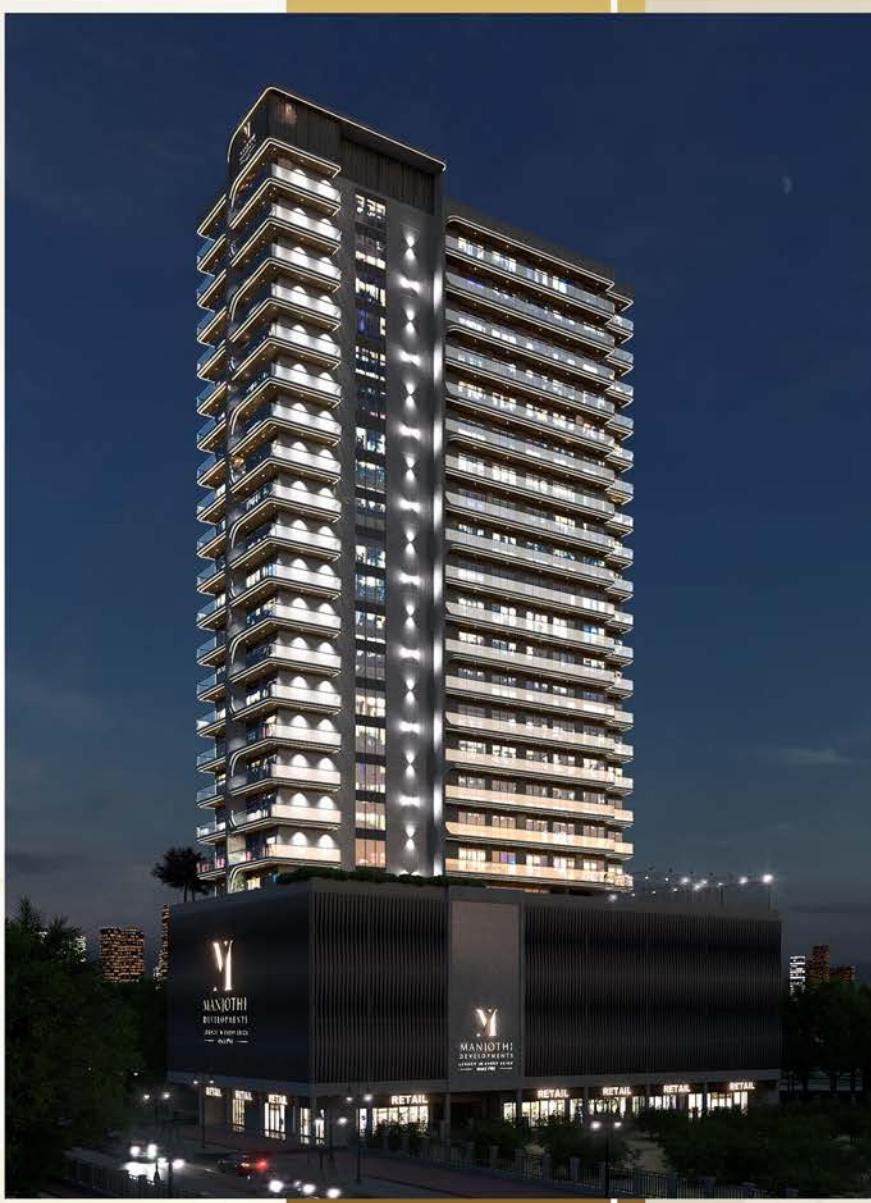
Manjothi Real Estate Development LLC, established in 1981 in Oman, has been a trusted name in the real estate and construction industry for over four decades. With a solid reputation for quality, integrity, and timely delivery, the company has successfully developed and delivered more than 200 projects across the region.

The company's portfolio includes a diverse range of developments, from residential communities and commercial complexes to mixed-use developments and modern infrastructure projects. Each project reflects Manjothi's core values of excellence in design, commitment to international standards, and customer-centric approach.

In 2015, Manjothi Real Estate Development LLC expanded its operations into Dubai, UAE, bringing its legacy of expertise and quality to one of the world's most dynamic real estate markets.

OVER **4 DECADES**  
OF REAL ESTATE EXCELLENCE





## A LEGACY OF BRILLIANCE, BUILT TO LAST GENERATIONS

Picture a landmark that rises beyond the ordinary. A vision sculpted in light, form, and design. M One Tower is more than a residence — it is an architectural statement, redefining luxury living in the heart of Dubai.





## THE ARCHITECTURE OF EMOTION

M One Tower design is a carefully orchestrated play of lines and light, a composition that stirs emotion and inspires wonder. Every detail embodies balance and flow, creating harmony between space and soul.

From its radiant exterior to the refined interiors, M One Tower is a living expression of sophistication, a modern sanctuary where serenity meets elegance.







*One*

AT M ONE TOWER  
THAT CALM BECOMES  
PART OF YOUR  
EVERY DAY.







IN THE RIGHT PLACE



LOCATION SETS THE TONE  
FOR EVERY GREAT  
LIVING EXPERIENCE





A GENTLE PAUSE IN  
THE CITY'S RUSH.











PROJECT FACTS

A CURATED COLLECTION  
OF RESIDENCES

PROPERTY TYPE

Mixed Use – Residential & Retail

PLOT AREA

19,556/= SqFt

BUILT UP AREA

113,921/= SqFt

DESCRIPTION:

G + 5P + 19

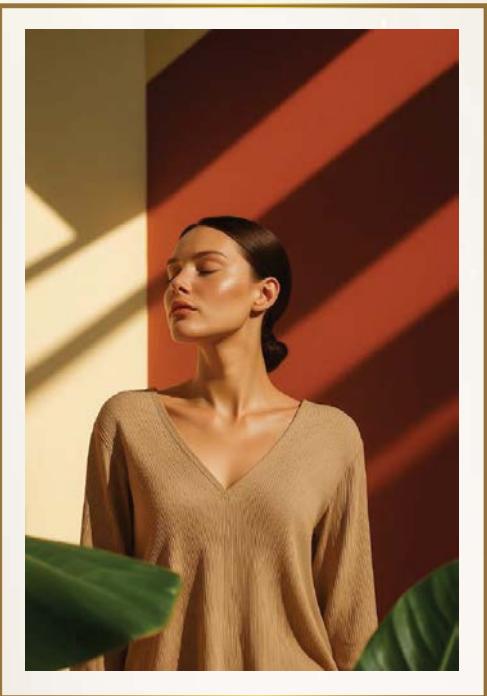
NUMBER OF UNITS

Studio:	55
1BR:	73
2BR:	19
Retail Shops:	6
Total no of Units :	153

Podium 1:	33 Parkings
Podium 2 :	43 parkings
Podium 3:	43 parkings
Podium 4:	43 parkings
Podium 5:	43 parkings
Total parkings:	205



A NAME THAT MEANS LIGHT



A HOME THAT BRINGS  
IT TO LIFE.







# MANJOTHI DEVELOPMENTS

LEGACY IN EVERY BRICK  
— SINCE 1981 —

RETAIL



RETAIL



RETAIL





## JUMERIAH VILLAGE TRIANGLE

JUMERIAH VILLAGE TRIANGLE (JVT) is renowned for its outstanding architecture and magnificent natural scenes, making it a genuinely extraordinary site in the United Arab Emirates. It offers its people a unique style of living in Dubai as a bustling neighborhood tucked away in beautiful surroundings.

Various amenities, such as Sports Fields, Parks and Playgrounds are available at JVT to suit every individual's requirements



## ALL 9 DISTRICTS OF JUMERIAH VILLAGE TRIANGLE

All 9 districts of JUMERIAH VILLAGE TRIANGLE (JVT) have parks, Jogging Tracks, Swimming Pools, Tennis Courts, Children Play Areas, Schools, Community Centre and a Shopping Mall.



# A PRIME LOCATION

M ONE Tower is Strategically located in Jumeirah Village Triangle (JVT), M One Tower offers residents seamless access to Dubai's most iconic destinations:

 Dubai Marina & Harbour  
10 minutes

 Ain Dubai  
10 minutes

 DUBAI AUTODROME  
10 minutes

 IBN BATTUTA MALL  
10 minutes

 PALM JUMEIRAH  
12 minutes

 EXPO CITY DUBAI  
15 minutes

 BURJ AL ARAB & JUMEIRAH BEACH  
20 minutes

 AL MAKTOUM INTL. AIRPORT  
22 minutes

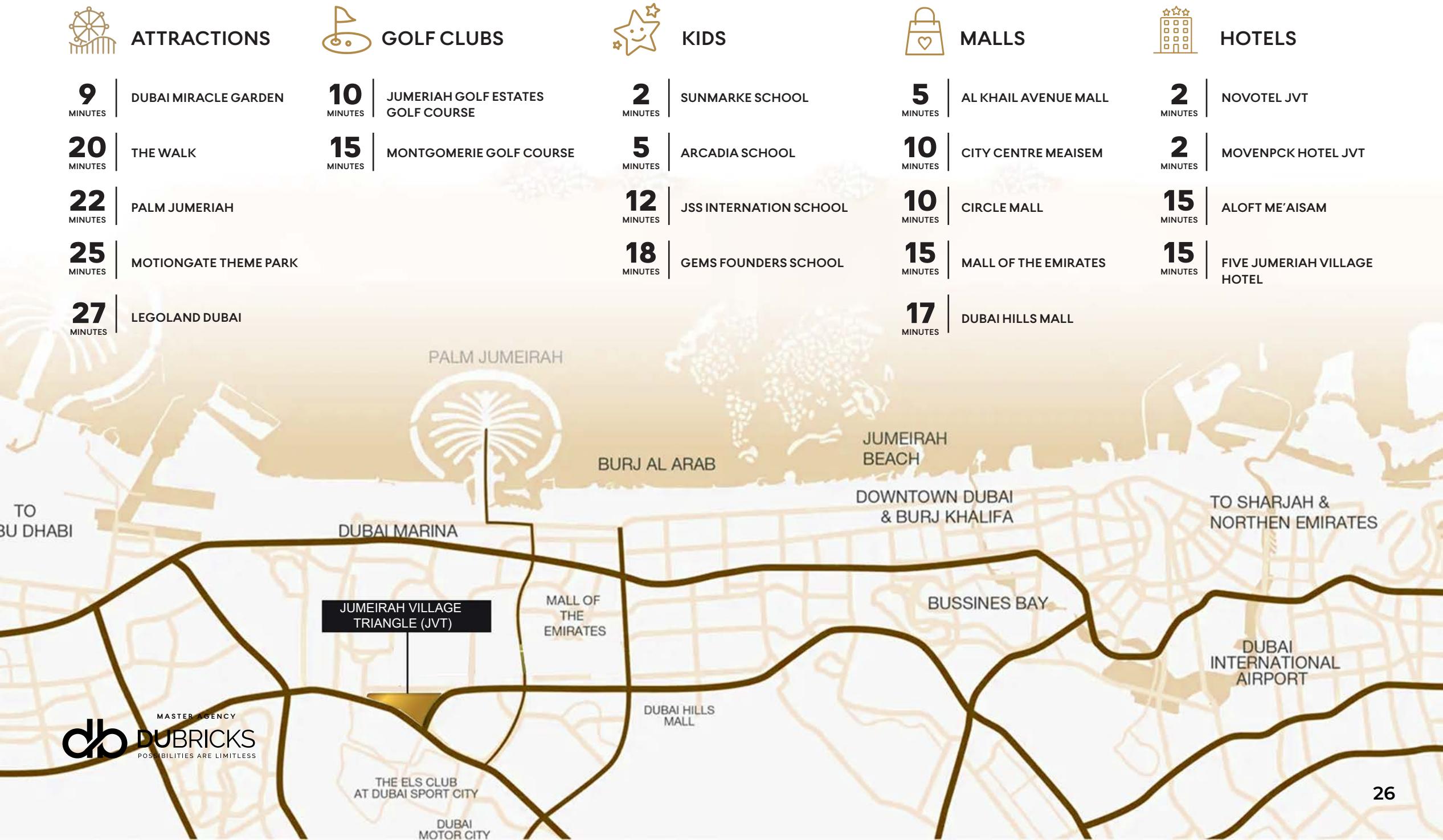
 PALM JEBEL ALI  
25 minutes



# CONNECTED TO THE CITY

**JUMERIAH VILLAGE TRIANGLE (JVT)** Located at the junction of Sheikh Mohammad Bin Zayed Road (E11) and Al Khail Road (E44), conveniently located the coastal areas to Jumeriah Island, Palm Jumeriah and Palm Jebel Ali. It Offers easy access to central locations within the emirates.

 <b>ATTRACTIOnS</b>	 <b>GOLF CLUBS</b>	 <b>KIDS</b>	 <b>MALLS</b>	 <b>HOTELS</b>	
<b>9</b> MINUTES	DUBAI MIRACLE GARDEN	<b>10</b> MINUTES	JUMERIAH GOLF ESTATES GOLF COURSE	<b>2</b> MINUTES	SUNMARKE SCHOOL
<b>20</b> MINUTES	THE WALK	<b>15</b> MINUTES	MONTGOMERIE GOLF COURSE	<b>5</b> MINUTES	AL KHAIL AVENUE MALL
<b>22</b> MINUTES	PALM JUMERIAH			<b>10</b> MINUTES	CITY CENTRE MEAISEM
<b>25</b> MINUTES	MOTIONGATE THEME PARK			<b>12</b> MINUTES	JSS INTERNATION SCHOOL
<b>27</b> MINUTES	LEGOLAND DUBAI			<b>18</b> MINUTES	GEMS FOUNDERS SCHOOL
				<b>15</b> MINUTES	MALL OF THE EMIRATES
				<b>17</b> MINUTES	DUBAI HILLS MALL
				<b>15</b> MINUTES	FIVE JUMERIAH VILLAGE HOTEL





# AMENITIES

We offer a curated selection of world-class amenities designed to enhance your well-being and create a vibrant community atmosphere,



These amenities provide residents with opportunities to relax, rejuvenate, socialise, and stay active, all within the comfort of their own community.





**M ONE TOWER**  
KEEPS PACE WITH THE  
WAY WE LIVE TODAY.





DESIGN  
DESIGN  
DESIGN  
DESIGN

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DESIGN

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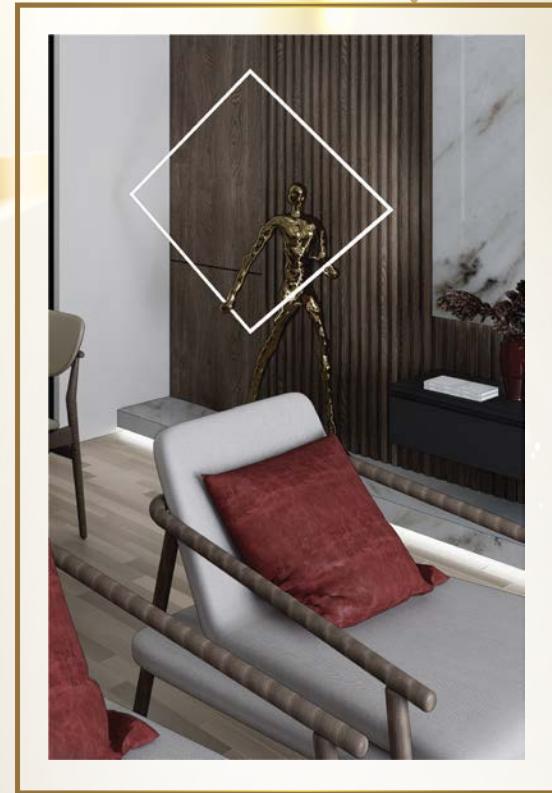
4 HIGH SPEED ELEVATORS



# INTERIORS



CRAFTED AROUND YOU



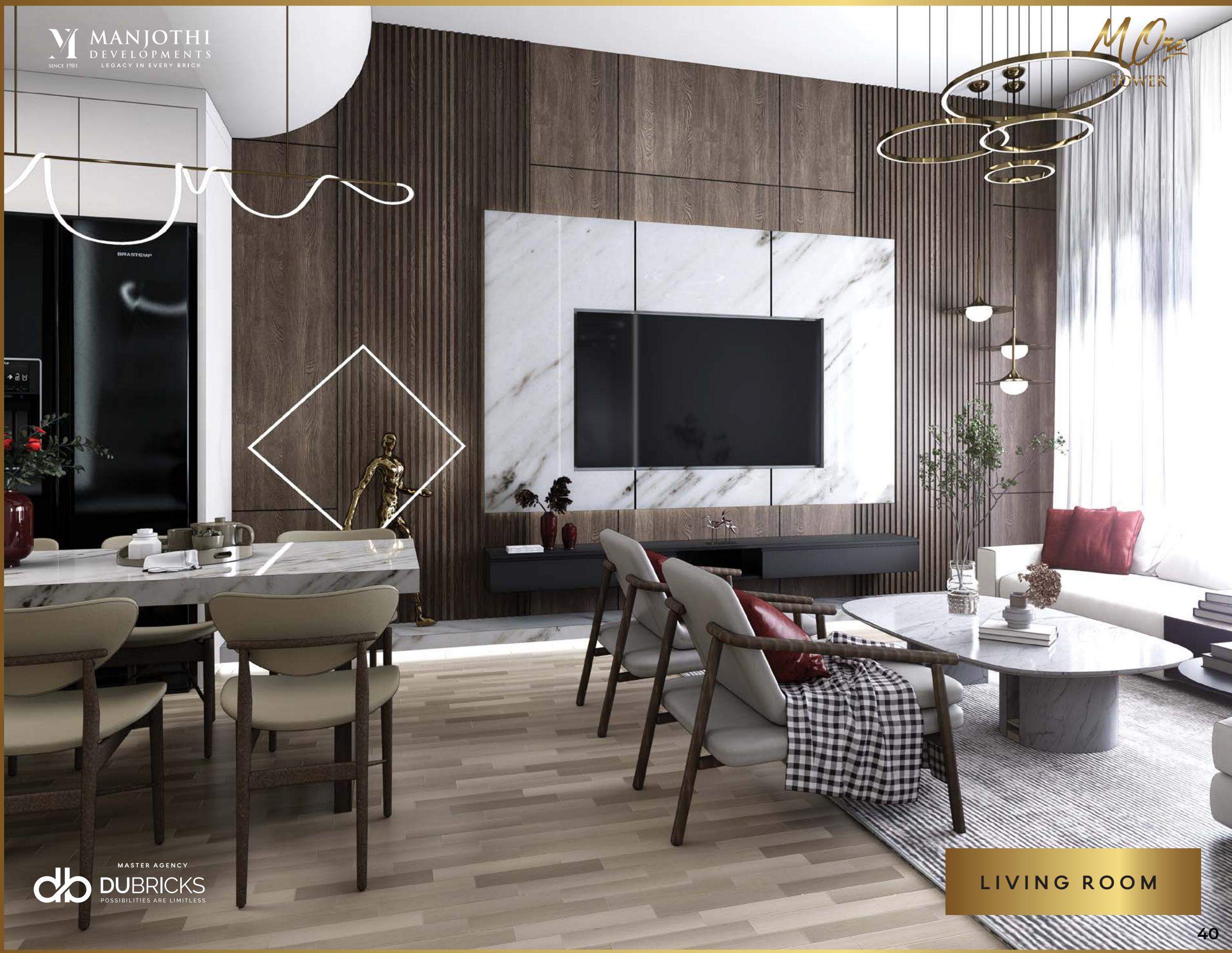
A WELL-DESIGNED HOME'S  
RHYTHM MATCHES  
YOUR OWN.

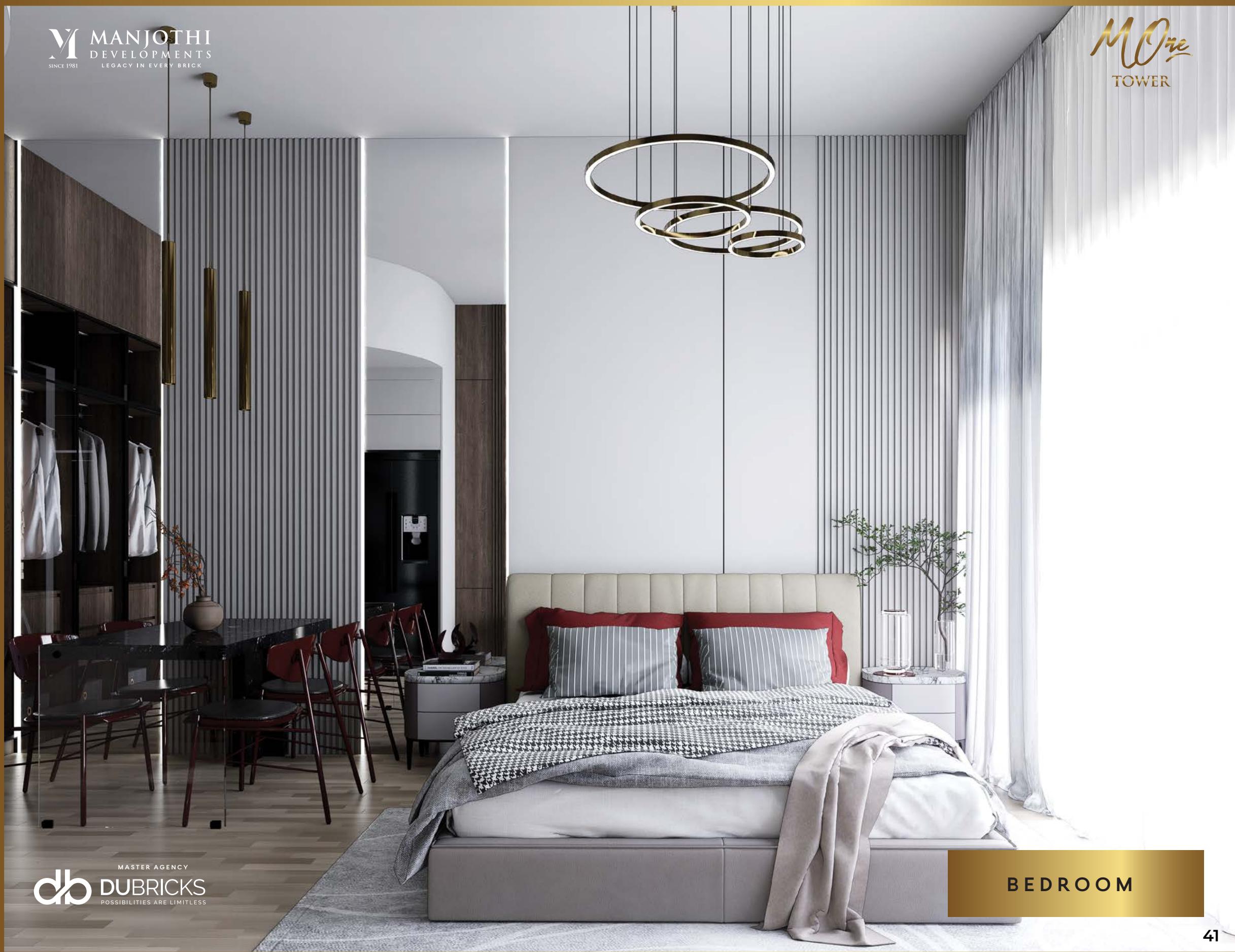
## COMPOSED FOR LIVING

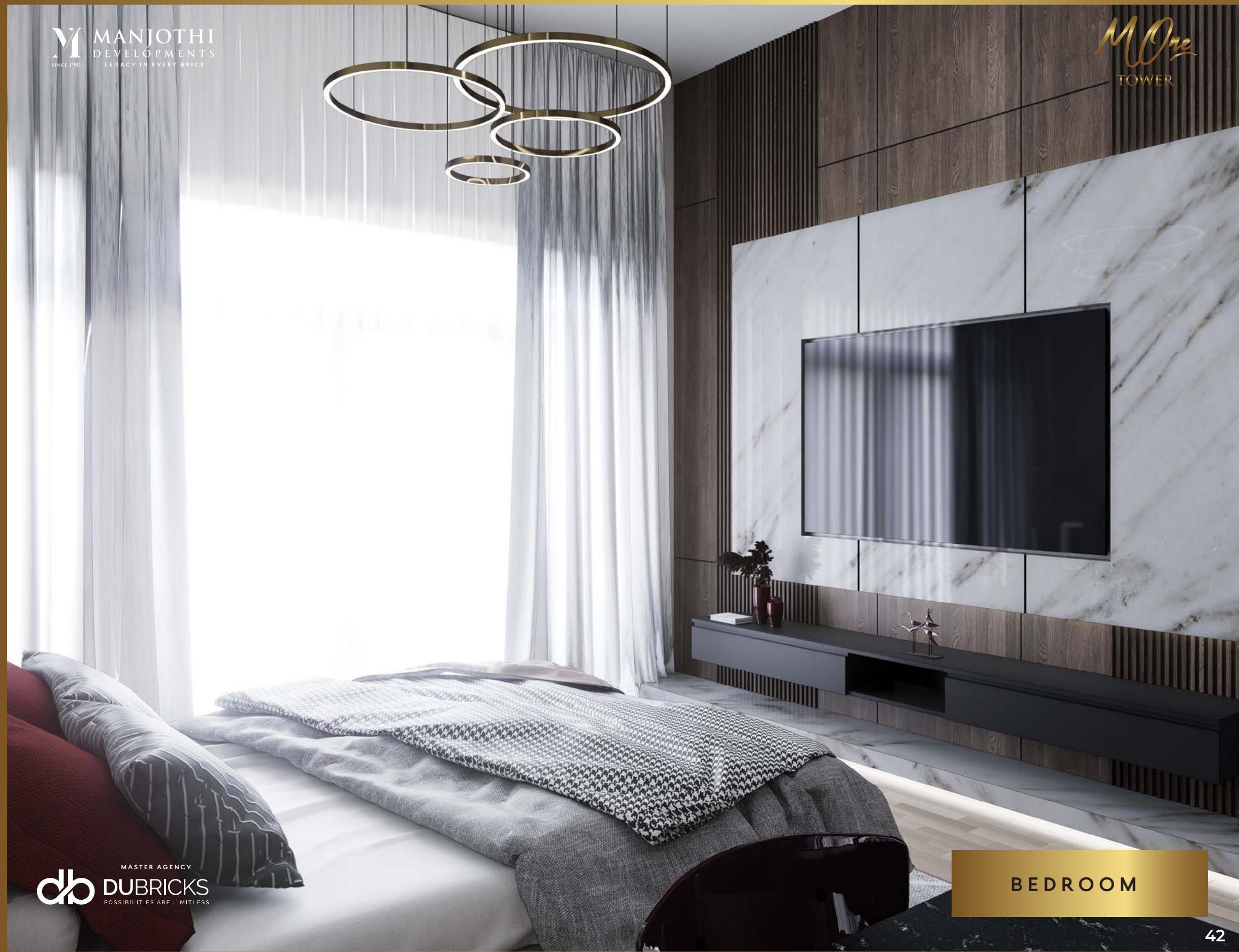
Every M ONE TOWER apartment feels like it  
understands you.











## SPACES WITH SOUL

From the entrance to every shared corner, M ONE TOWER is built for human connection—gentle, unspoken, intuitive. Every detail, from layout to lighting, has been considered with care.

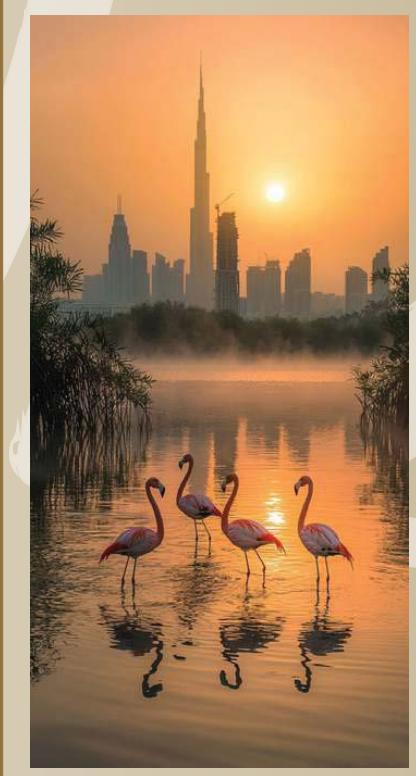
More human. More like home.



HOME AS IT  
SHOULD BE.



The finishes are polished and the details, smooth-close drawers, reliable appliances, lighting that feels just right, aren't there by accident.



Everything flows with an easy confidence, the kind that makes you smile the moment you step inside because it just feels right.







AMÉNITÉS  
AMENITIES  
AMENITIÉS  
AMENITIÉS  
AMENITIÉS  
AMENITIÉS

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AMENITIES

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CRICKET PITCH







MASTER AGENCY  
**db** DUBRICKS  
POSSIBILITIES ARE LIMITLESS



CHILDREN PLAY AREA





















FLOORPLANS  
FLOORPLANS  
FLOORPLANS  
FLOORPLANS

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— FLOOR PLANS —

# MOre.

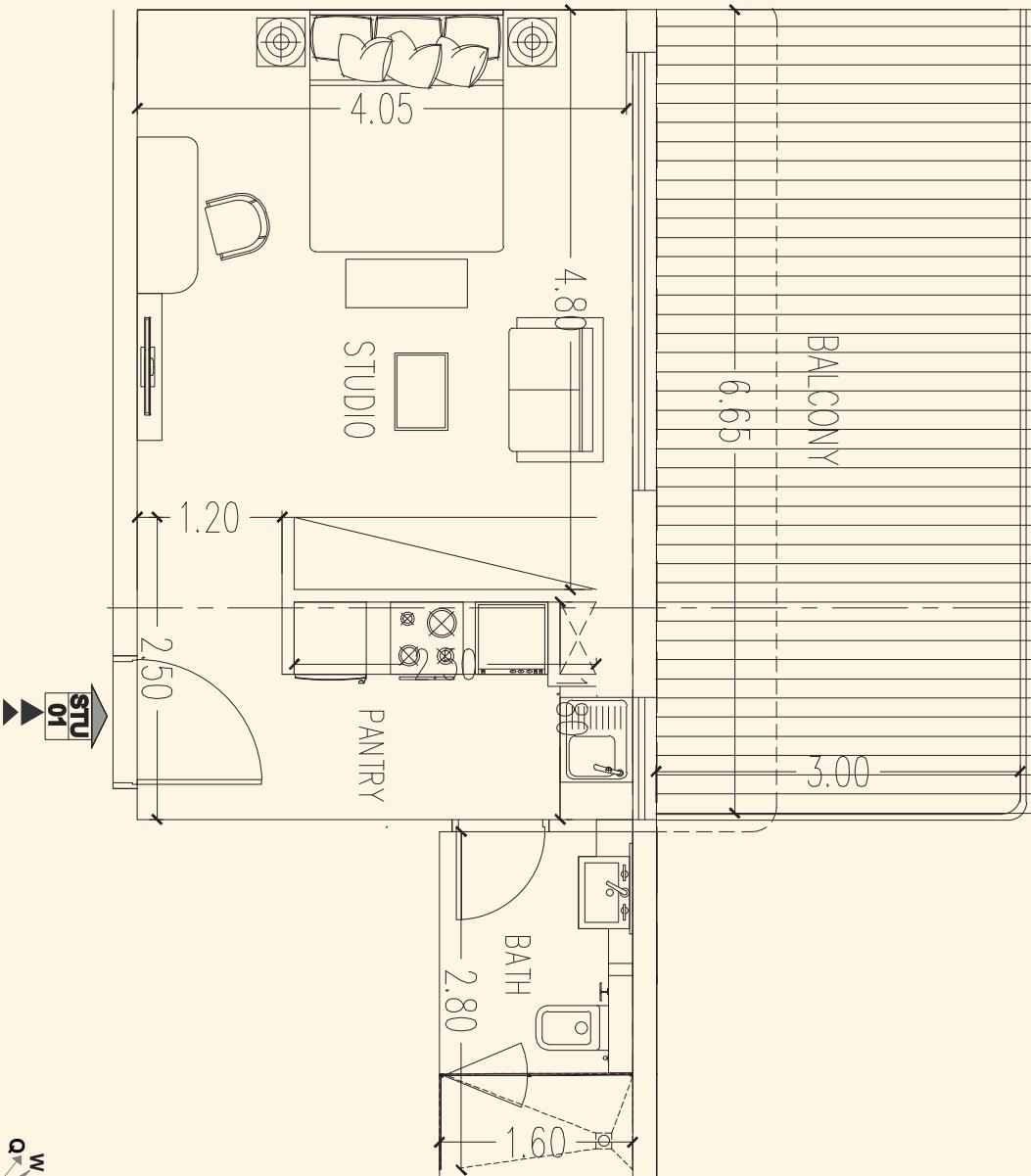
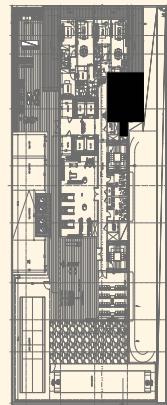
JUMEIRAH VILLAGE TRIANGLE (JVT)

## STUDIO APARTMENT

FIRST FLOOR UNIT TYPE  
**APARTMENT# 101**

TYPE-A

Suit Area:	388.97 SqFt	36.14 Sqm
Balcony Area	229.35 SqFt	21.31 Sqm
Total Unit Area	618.31 SqFt	57.44 Sqm



# MOre. TOWER

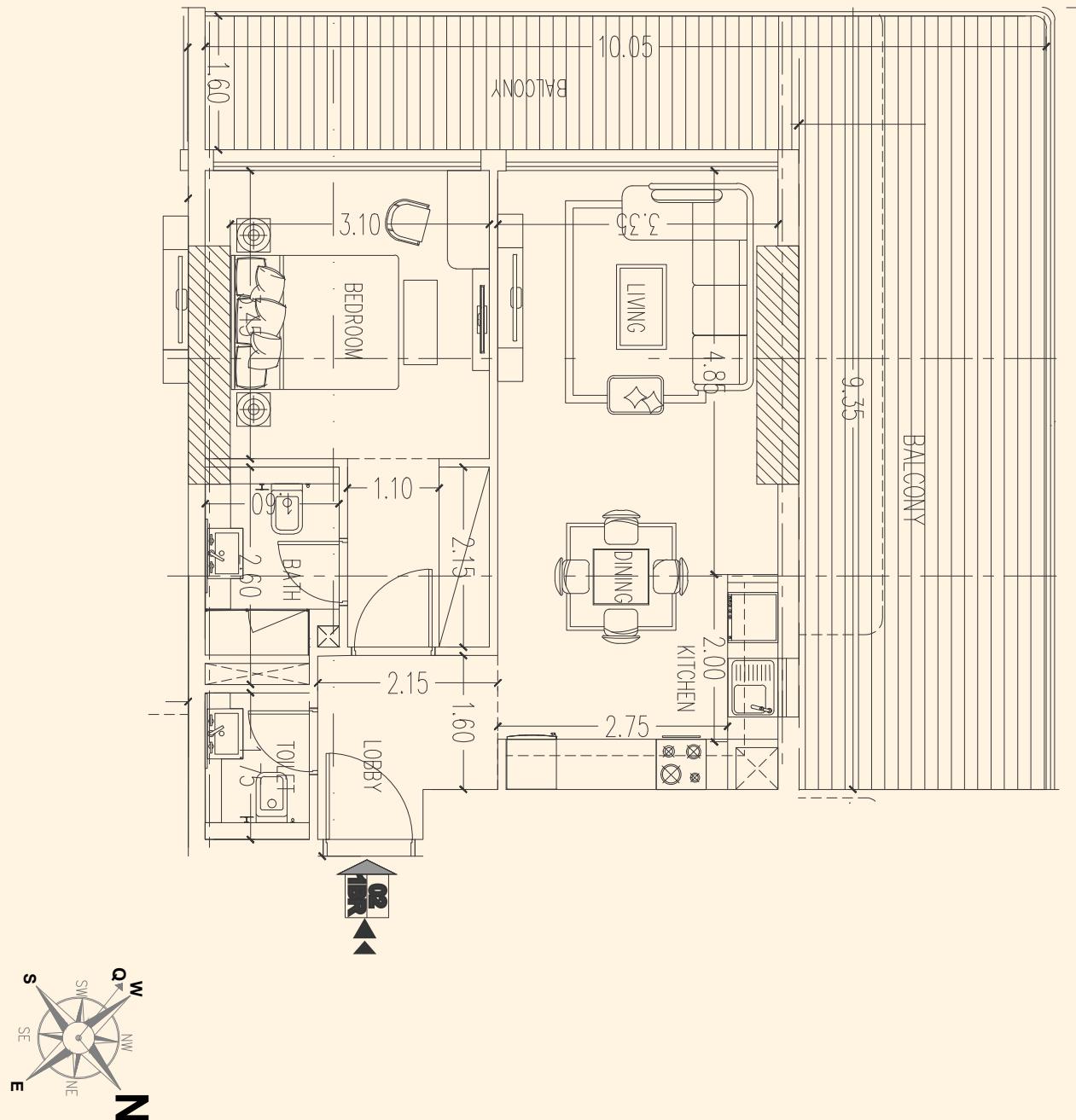
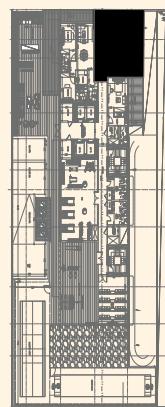
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 1 BEDROOM APARTMENT

FIRST FLOOR UNIT TYPE  
**APARTMENT# 102**

**TYPE-B**

Suit Area:	611.86 SqFt	56.85 Sqm
Balcony Area	448.17 SqFt	9.89 Sqm
Total Unit Area	1060.04 SqFt	98.74 Sqm



# MOre. TOWER

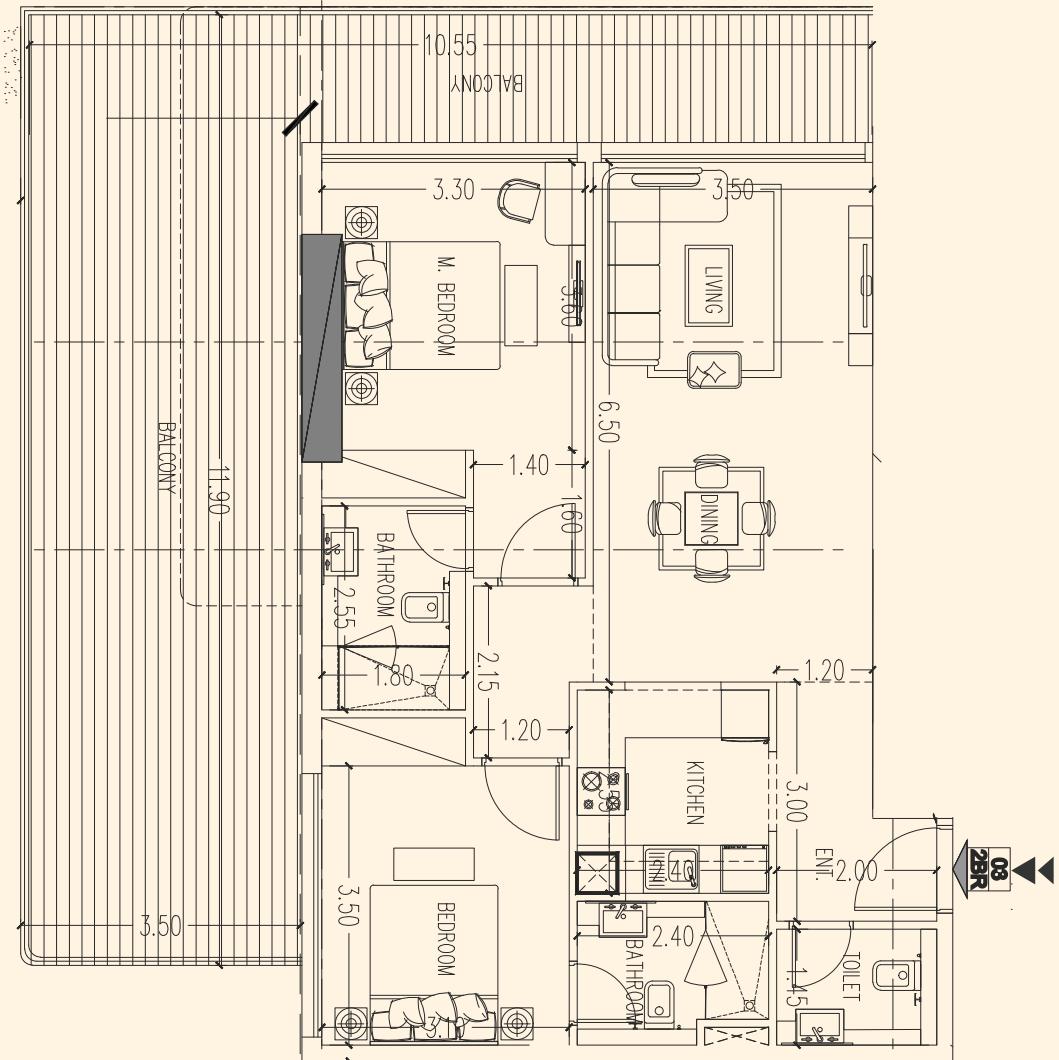
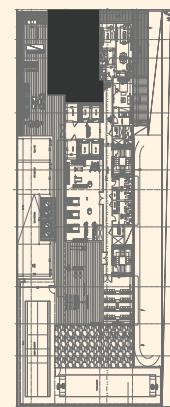
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 2 BEDROOM APARTMENT

FIRST FLOOR UNIT TYPE  
**APARTMENT# 103**

**TYPE-C**

Suit Area:	920.58 SqFt	85.52 Sqm
Balcony Area	587.46 SqFt	54.58 Sqm
Total Unit Area	1508.04 SqFt	140.1 Sqm



# MOre. TOWER

JUMEIRAH VILLAGE TRIANGLE (JVT)

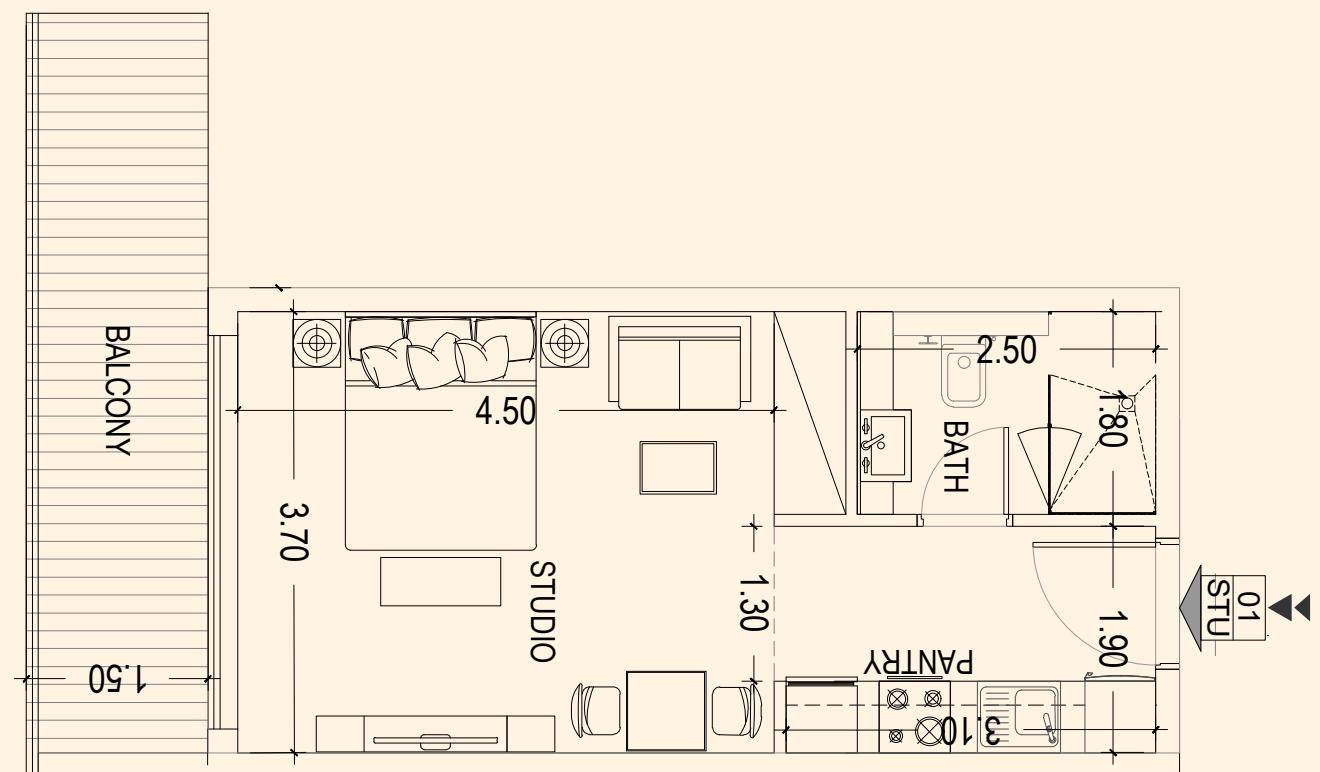
## STUDIO APARTMENT

2ND - 19TH FLOOR UNIT TYPE

**APARTMENT# 201-1901**

### TYPE-D

Suit Area:	349.79 SqFt	32.5 Sqm
Balcony Area	106.42 SqFt	9.89 Sqm
Total Unit Area	456.21 SqFt	42.38 Sqm



# MOre. TOWER

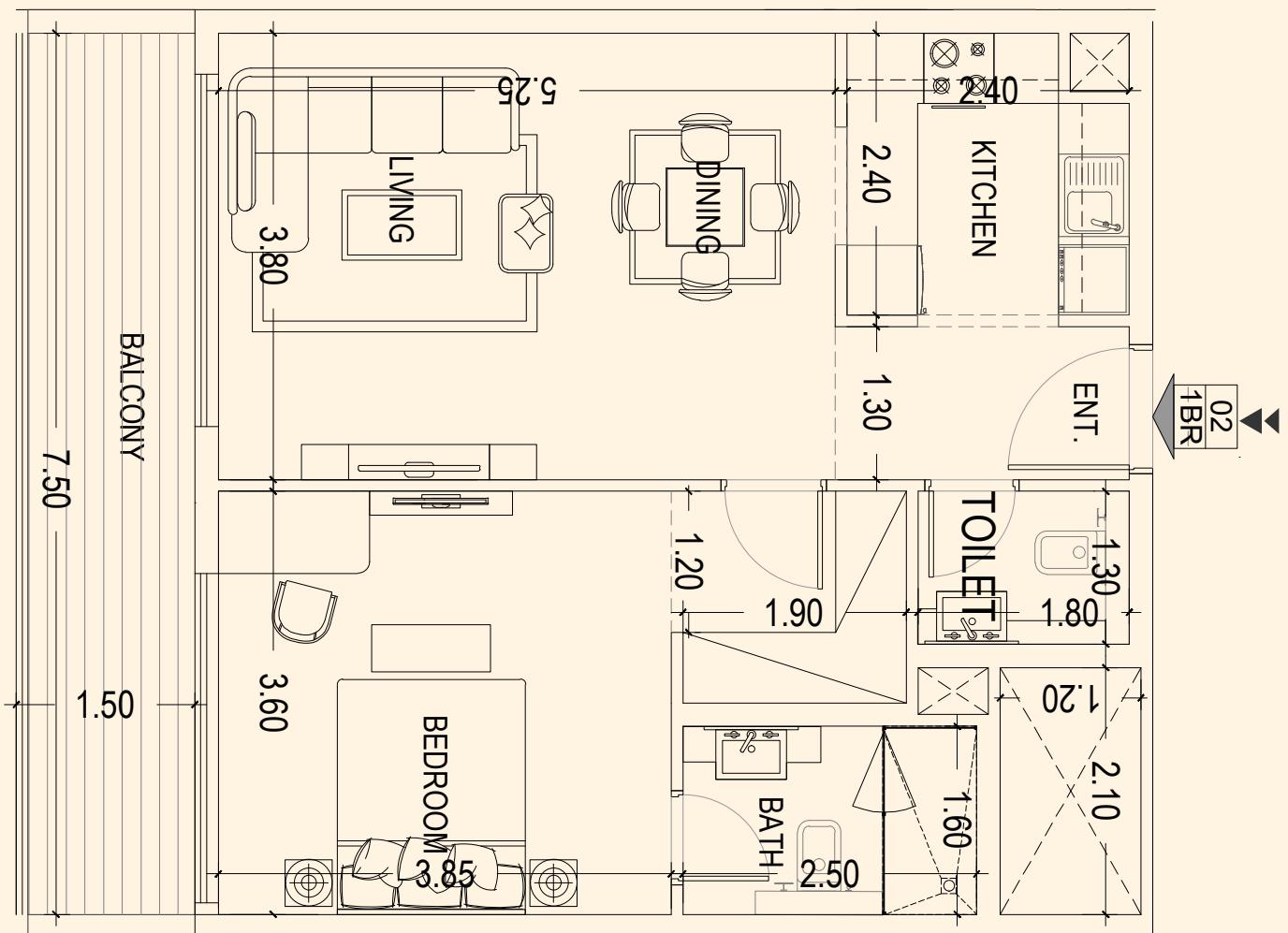
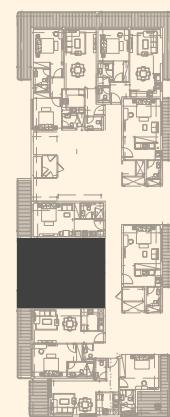
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 1 BEDROOM APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 202-1902**

TYPE-E

Suit Area:	637.06 SqFt	59.18 Sqm
Balcony Area	124.35 SqFt	11.55 Sqm
Total Unit Area	761.41 SqFt	70.74 Sqm



# MOre. TOWER

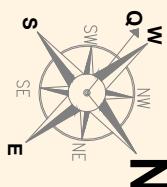
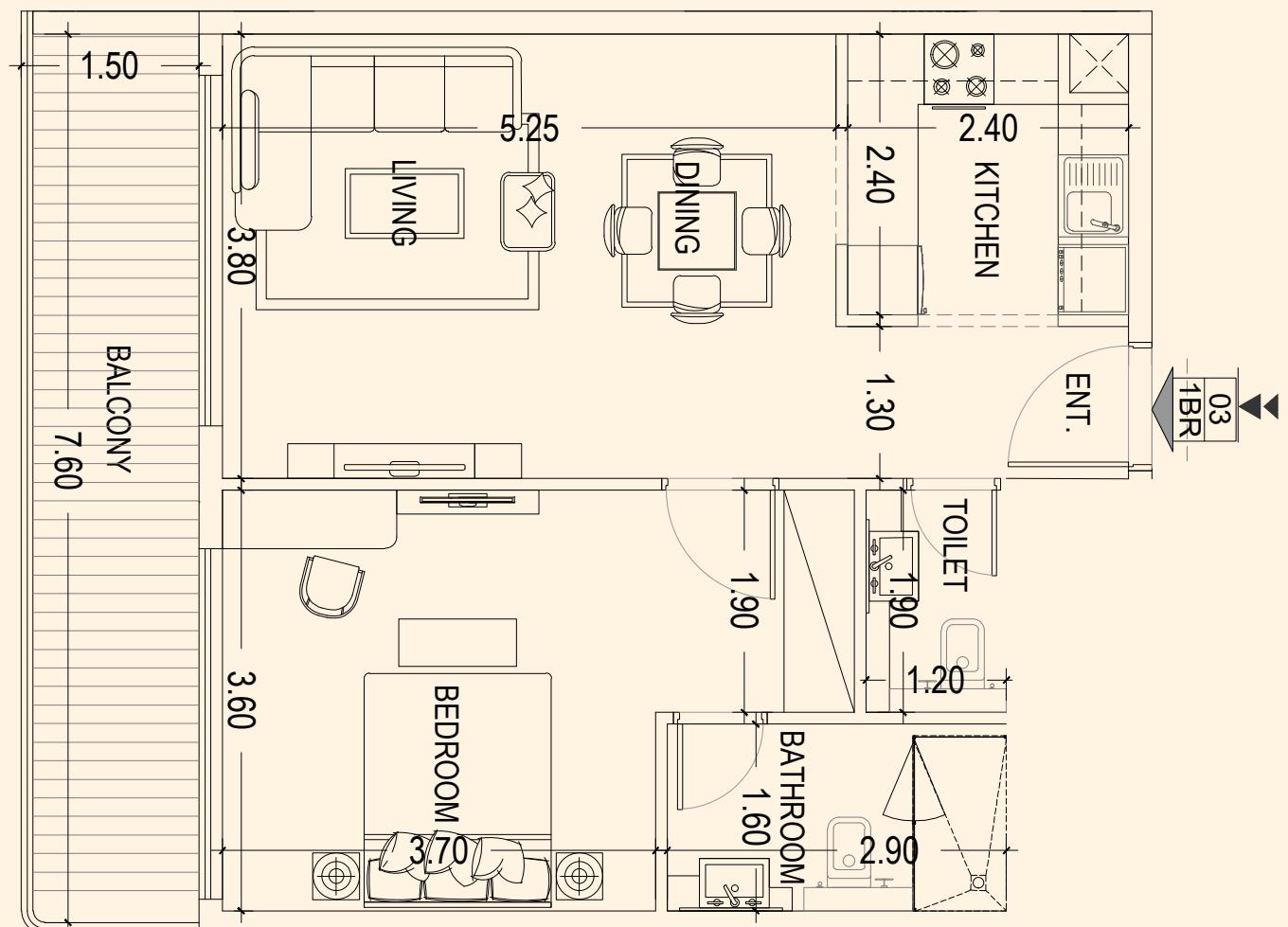
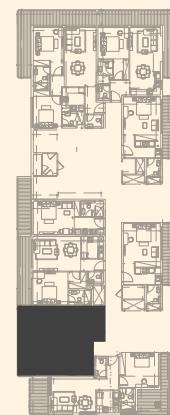
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 1 BEDROOM APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 203-1903**

TYPE-F

Suit Area:	637.69 SqFt	59.24 Sqm
Balcony Area	127.37 SqFt	11.83 Sqm
Total Unit Area	765.06 SqFt	71.08 Sqm



# MOre. TOWER

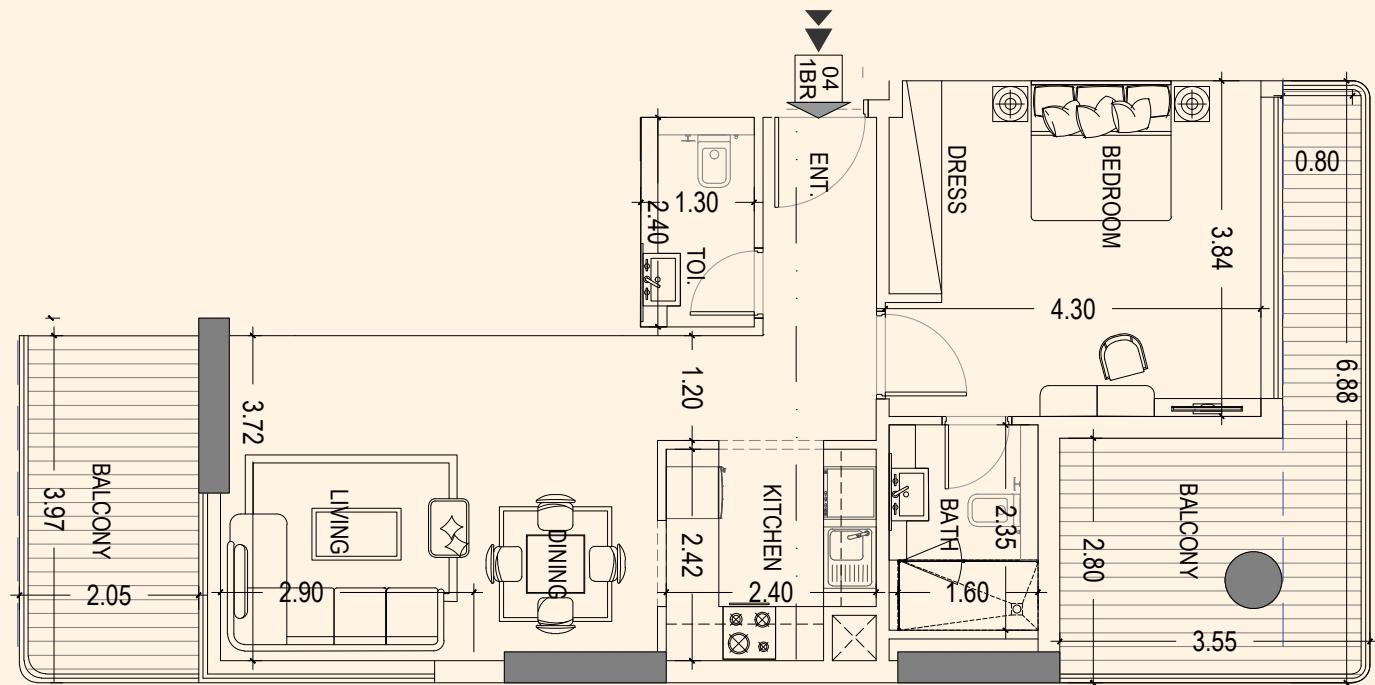
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 1 BEDROOM APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 204-1904**

### TYPE-G

Suit Area:	667.73 SqFt	62.03 Sqm
Balcony Area	238.68 SqFt	22.17 Sqm
Total Unit Area	906.41 SqFt	84.21 Sqm



# MOre. TOWER

JUMEIRAH VILLAGE TRIANGLE (JVT)

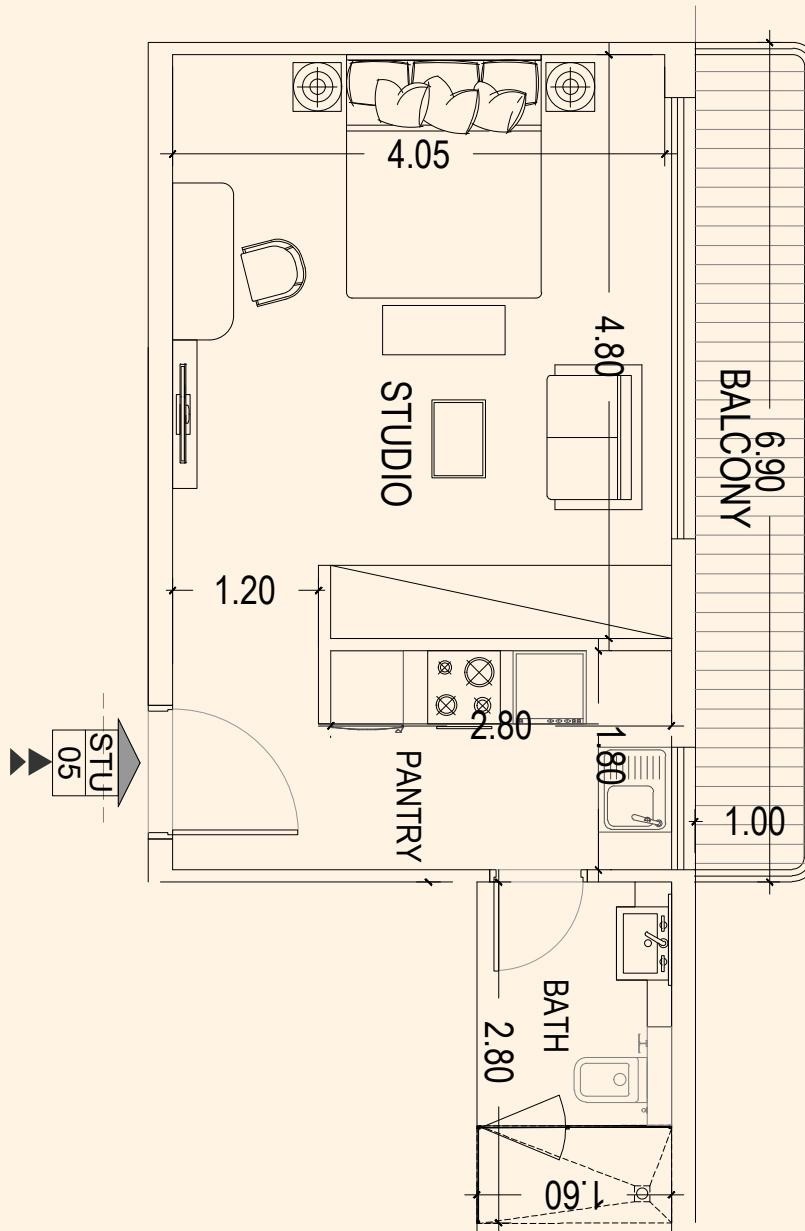
## STUDIO APARTMENT

2ND - 19TH FLOOR UNIT TYPE

**APARTMENT# 205-1905**

TYPE-H

Suit Area:	391.00 SqFt	36.33 Sqm
Balcony Area	73.02 SqFt	6.78 Sqm
Total Unit Area	464.02 SqFt	43.11 Sqm



# MOre. TOWER

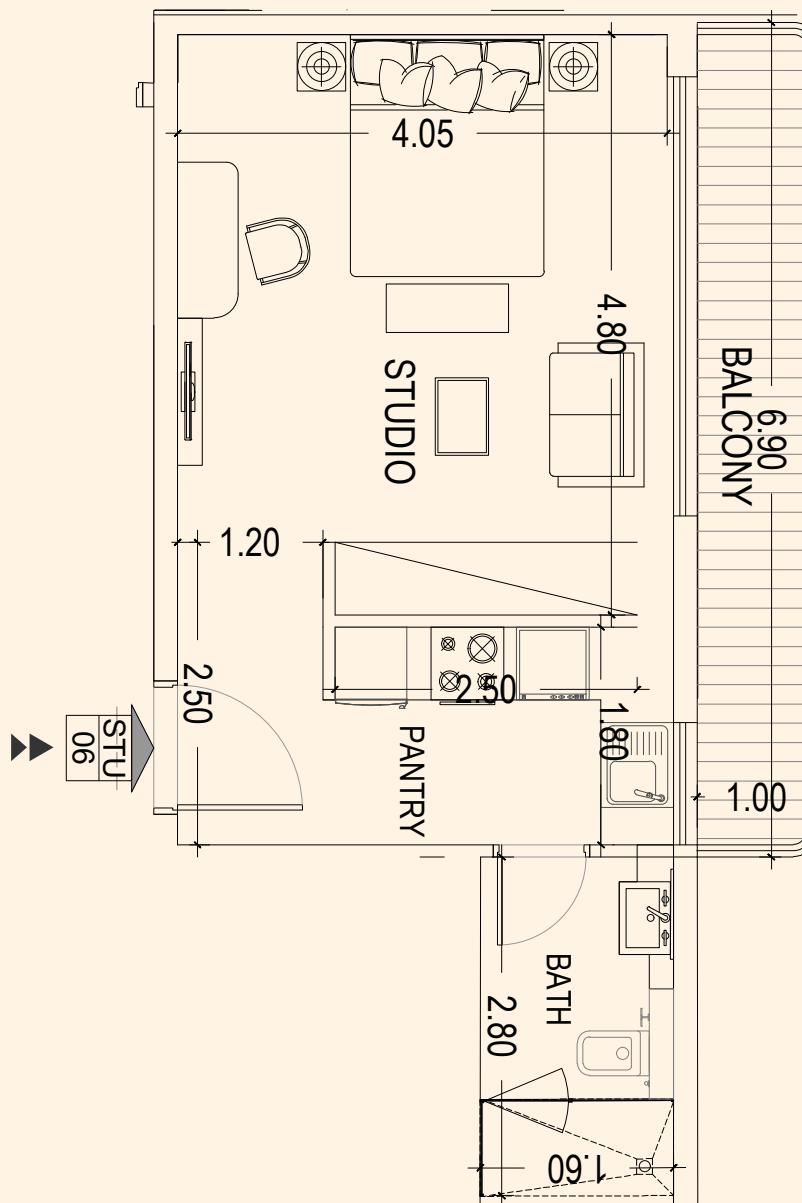
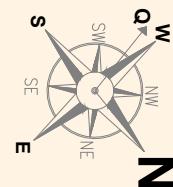
JUMEIRAH VILLAGE TRIANGLE (JVT)

## STUDIO APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 206-1506**

### TYPE-I

Suit Area:	388.97 SqFt	36.14 Sqm
Balcony Area	72.95 SqFt	6.78 Sqm
Total Unit Area	461.92 SqFt	42.91 Sqm



# MOre. TOWER

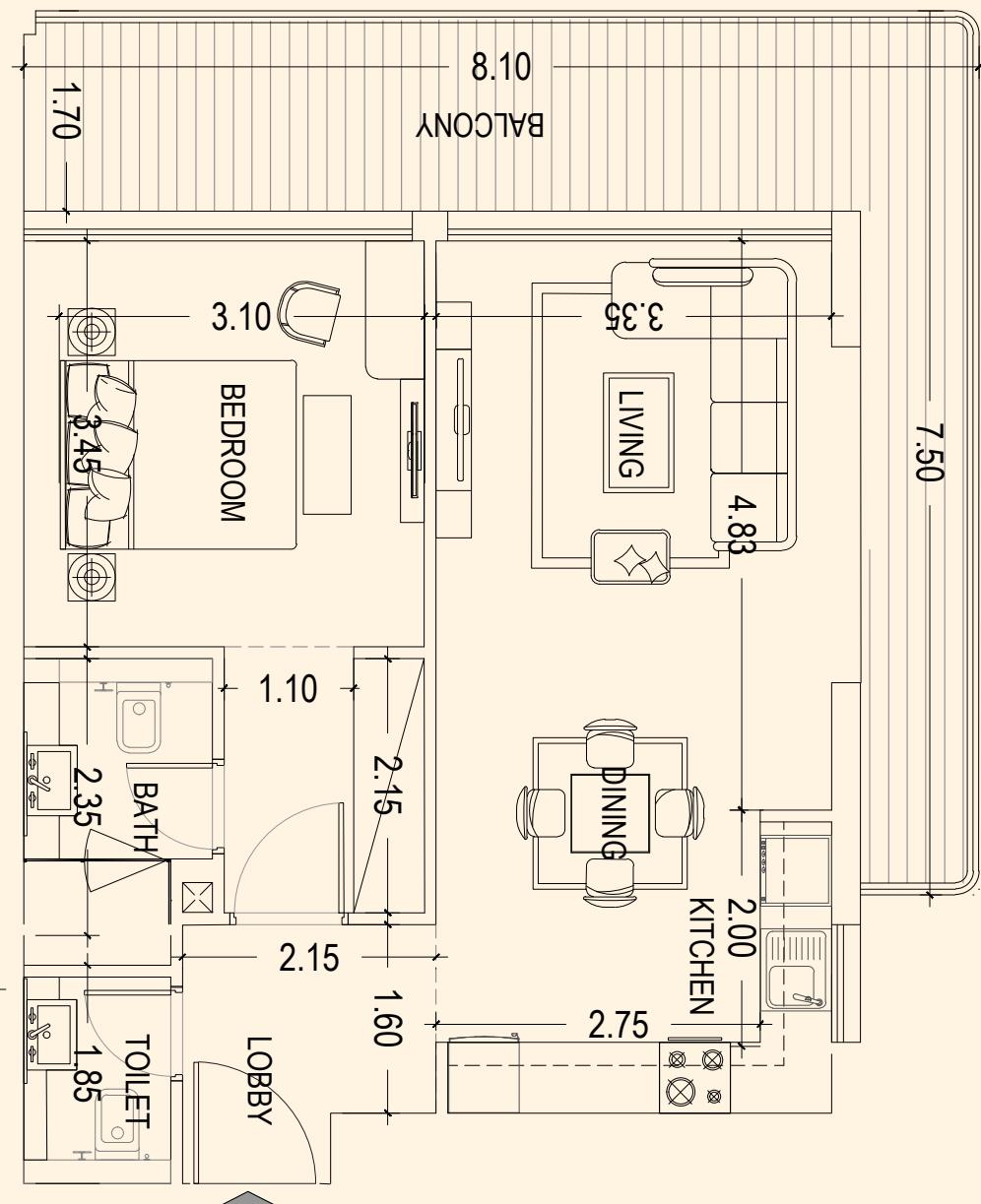
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 1 BEDROOM APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 207-1907**

TYPE-J

Suit Area:	611.87 SqFt	56.84 Sqm
Balcony Area	212.43 SqFt	19.73 Sqm
Total Unit Area	824.3 SqFt	76.58 Sqm



# MOre. TOWER

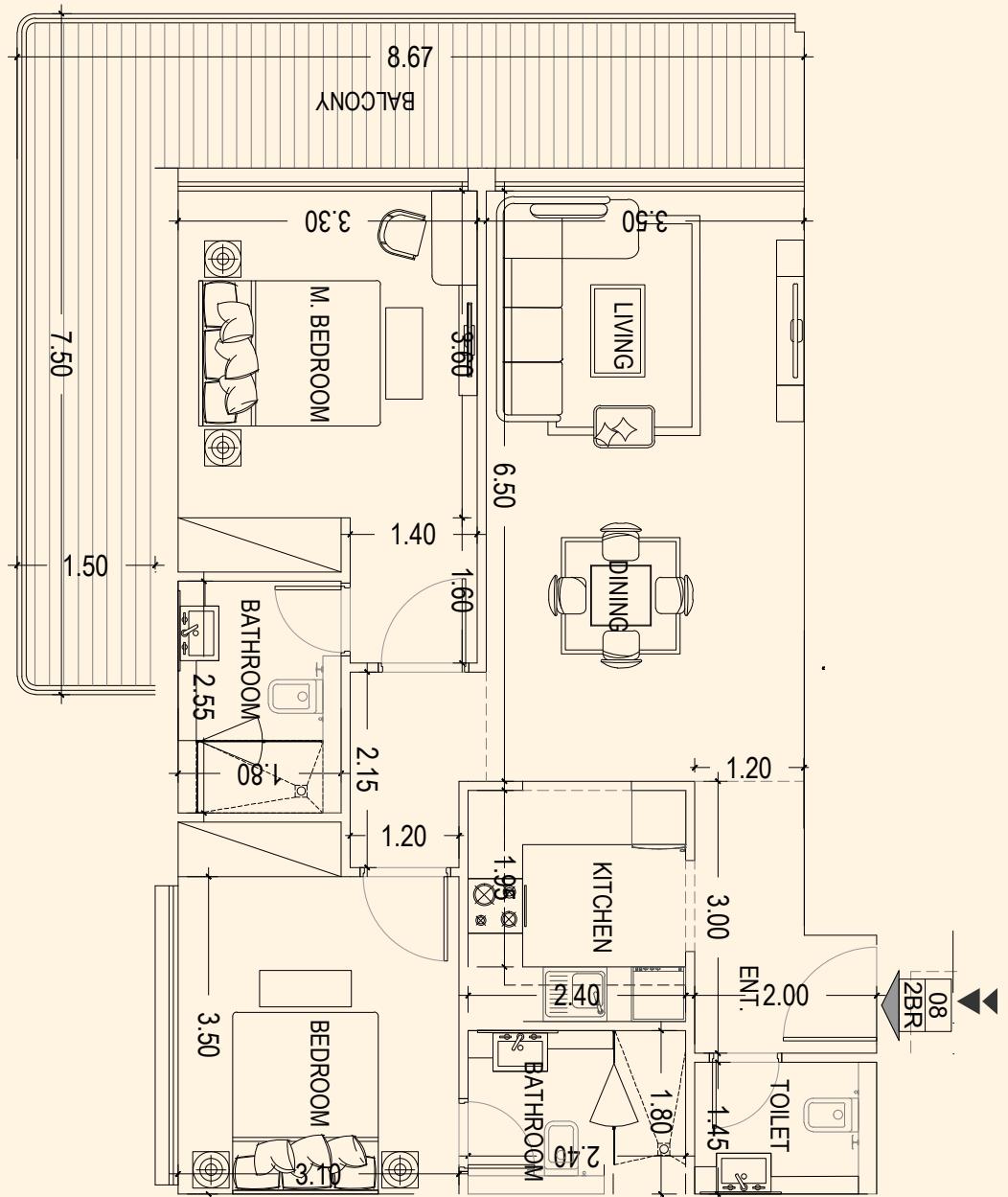
JUMEIRAH VILLAGE TRIANGLE (JVT)

## 2 BEDROOM APARTMENT

2ND - 19TH FLOOR UNIT TYPE  
**APARTMENT# 208-1908**

TYPE-K

Suit Area:	931.34 SqFt	86.52 Sqm
Balcony Area	255.33 SqFt	23.72 Sqm
Total Unit Area	1186.67 SqFt	110.25 Sqm















MEET  
**M**One

TOWER  
WHERE EVERYTHING  
FALLS INTO PLACE



# OVERVIEW

Project Type	Mixed Use – Residential & Retail
Location	Jumeirah Village Triangle
Project's Configuration	G + 5P + 19
Total Units	153
Total Shops	06

Unit Types	Sizes	Price
Studio	From 456 SqFt - 464 SqFt	迪 821,000 -迪 835,000
1 Bed Room	From 761 SqFt - 906 SqFt	迪 1,332,000 -迪 1,586,000
2 Bed Room	1186 SqFt	迪 2,077,000
Shops	From 799 SqFt - 1308 SqFt	迪 3,196,000 -迪 4,580,000

Project Status	Handover	Payment Plan
Off-plan	Q4 2027	60/40





A LEGACY OF  
BRILLIANCE,  
BUILT TO LAST  
GENERATIONS



JUMEIRAH VILLAGE TRIANGLE (JVT)

—MASTER AGENCY—



For more information, please contact us.

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