




B U R J  
C R O W N

EMAAR

A photograph of a man and a woman in formal attire, seen from behind, looking towards a blurred crowd at a social event. The man is in the foreground, wearing a dark suit jacket and a white shirt. The woman is to his left, with blonde hair and a pearl earring. The background is filled with out-of-focus people and bright lights, creating a bokeh effect. A quote is overlaid on the right side of the image.

"THE REALLY  
IMPORTANT THING  
IS NOT TO LIVE, BUT  
TO LIVE WELL."

- SOCRATES



# THIS IS LIVING

There's living, and then there's Burj Crown living. Rising on the vibrant Sheikh Mohammed bin Rashid Boulevard, the 44-storey tower boasts 1-, 2- and 3-bedroom apartments with priceless views of Dubai's landmarks.

What's more, Burj Crown gives you a wealth of amenities, and an abundance of shopping, culture, entertainment and culinary experiences — all at your fingertips.



1-, 2- & 3-BEDROOM  
APARTMENTS



PRIME LOCATION ON  
SHEIKH MOHAMMED BIN  
RASHID BOULEVARD



VIEWS OF THE BURJ  
KHALIFA & DUBAI OPERA



DEDICATED  
LEISURE DECK



# ARRIVE IN STYLE

Flanked on each side by major roads, Sheikh Zayed Road to the west and Al Khail Road to the east, Downtown Dubai has unfettered access to the rest of the city and beyond.

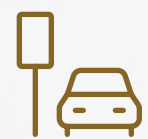
As a resident of Burj Crown, your arrival will be made even easier with:



DIRECT ACCESS FROM  
THE BOULEVARD



DEDICATED DROP-OFF  
AREA WITHIN THE PODIUM



TAXI DROP-OFF AT  
MAIN ENTRANCE



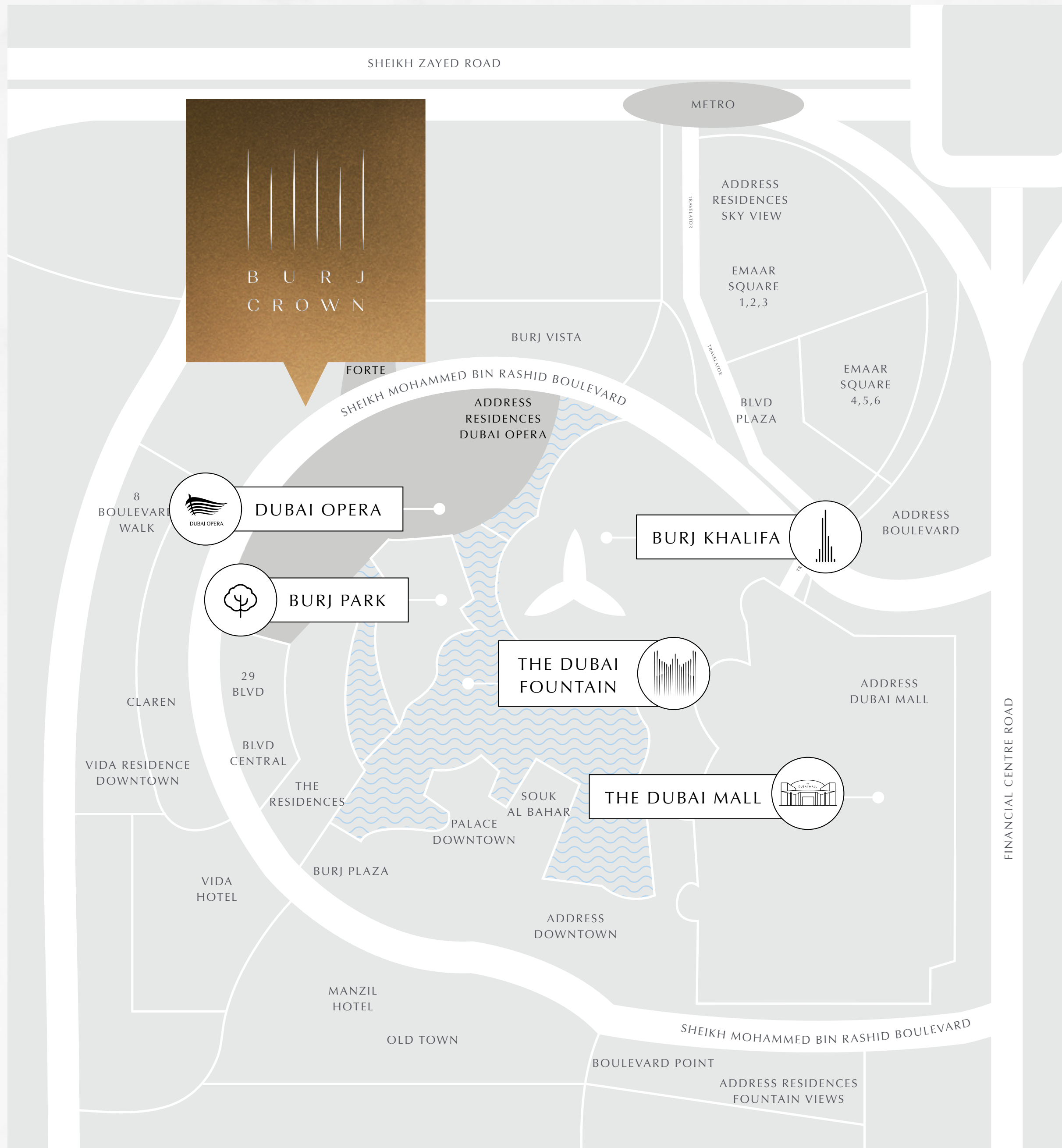
EFFICIENT  
TRANSPORT NETWORK



DUBAI LANDMARKS

ON YOUR DOORSTEP





# THIS IS PRESTIGE

Burj Crown enjoys a prestigious location on the trend-setting Sheikh Mohammed bin Rashid Boulevard. From here, it's just a leisurely stroll to Dubai's premier landmarks:



**BURJ KHALIFA**  
The world's tallest building



**THE DUBAI MALL**  
The city's most-visited retail destination



**THE DUBAI FOUNTAIN**  
The world's tallest performing fountain



**DUBAI OPERA**  
The city's multi-format performing arts centre



**SHEIKH MOHAMMED BIN RASHID BOULEVARD**  
Trendy cafés and restaurants



**BURJ PARK**  
The perfect leisure attraction on a little island

With Dubai Int'l Airport just 10 minutes away, even reaching the wider world couldn't be easier.

# THE DUBAI MALL

Spend an enchanting afternoon in the place where haute couture fashion, luxury brands and cutting-edge entertainment converge seamlessly. And be spoilt in the company of world-leading dining options, with 5-star service at your beck and call.



80 MILLION  
VISITORS ANNUALLY



DEDICATED DROP-OFF  
AREA WITHIN THE PODIUM



VR PARK & OTHER FAMILY  
ATTRACTIONS



DUBAI AQUARIUM &  
UNDERWATER ZOO



TAKE YOUR SEAT AT THE OPERA IN 5 MINUTES







# THIS IS LEISURE

The Burj Crown is home to a myriad of amenities crafted with you and your loved ones. Here, convenience, wellness and entertainment are at the forefront of importance.

Savour every lasting moment of free time as sweeping panoramic views and vibrant greenery adorn the lavish facilities purposefully designed to enrich your day-to-day life.

OUTDOOR  
KIDS' PLAY  
AREA

DEDICATED  
BBQ  
AREA

SPACIOUS  
& VERDANT  
LEISURE DECK

SWIMMING  
POOLS FOR  
CHILDREN &  
ADULTS

EXQUISITELY  
DESIGNED  
MULTI-PURPOSE  
ROOM

ACTIVE  
ROOFTOP WITH  
VIEWS OF THE  
BURJ KHALIFA



THE  
LEISURE  
DECK

YOUR REALM TO RELAX & UNWIND

THE BRONZE ELEMENTS ADD  
SOPHISTICATED DETAILS FOR THOSE  
WHO VALUE GREAT DESIGN



# RECEPTION & LOUNGE

A REFINED MEETING PLACE





# THIS IS ELEGANCE

Urban sophistication with contemporary simplicity has been the primary goal for the design approach of the Burj Crown interiors.

The exquisitely crafted 1-, 2- & 3-bedroom apartments are the epitome of understated luxury.







# WHY INVEST IN DUBAI?

Icon representing visitors or people.

20 MN EXPECTED ANNUAL VISITORS BY 2025

Icon representing Expo 2020.

HOME TO EXPO 2020

Icon representing nationalities.

HOME TO OVER 200 NATIONALITIES

Icon representing property investment.

ONE OF THE MOST SECURE CITIES FOR VALUE GAINS THROUGH PROPERTY INVESTMENT

Icon representing real estate prices.

COMPETITIVE RESIDENTIAL REAL ESTATE PRICES

Icon representing city visits.

AMONGST 10 MOST VISITED CITIES IN THE WORLD IN 2018\*

Icon representing residents.

OVER 3 MN RESIDENTS

Icon representing city visits.

1ST MOST VISITED CITY IN THE WORLD BY 2025

# DUBAI'S MASTER DEVELOPER

A leader in the global real estate market, EMAAR has grown over the years to become the largest real estate developer outside of China. You will be investing with one of the best-regarded brands in the world\*.

PRESENCE IN  
**12+**  
GLOBAL MARKETS

**105,000+**  
HAPPY HOMEBUYERS  
GLOBALLY

**1.6BN**  
SQUARE FEET  
OF LANDBANK

**69,000+**  
HAPPY HOMEBUYERS  
IN THE UAE

**4.5BN**  
USD MARKET CAP  
EMAAR DEVELOPMENT

**56,000**  
UNITS COMPLETED  
TO DATE GLOBALLY





An architectural rendering of the Burj Crown skyscraper in Downtown Dubai, UAE, at night. The building is illuminated with warm lights, and its distinctive crown is visible. The surrounding area includes a large fountain, palm trees, and other high-rise buildings. The scene is framed by a gold border.

BURJ  
CROWN

AT DOWNTOWN DUBAI

LIVING WELL STARTS HERE