

THE LUXE DEVELOPERS

CRAFTING NEW SKYLINES

LA MAZZONI

Things will never be the same again.

Step into a realm where every moment transcends the expected, and the extraordinary becomes your everyday. Where boundaries dissolve and each day ushers in a new chapter of discovery and delight. It's a lifestyle—a harmonious blend of luxury and nature.

At La Mazzoni life is elevated, with design that echoes the rhythms of the sea, the wind and spaces that invite serenity. This is where each day unfolds with new possibilities.



Al Marjan Island - Ras Al Khaimah

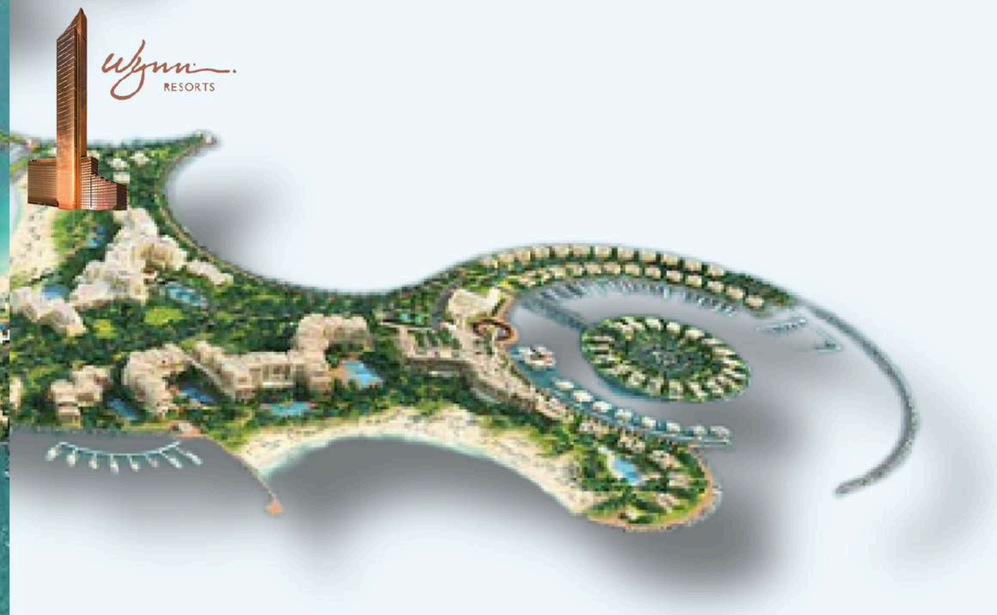
Nestled along the tranquil shores of Al Marjan Island in Ras Al Khaimah, we are a shining testament to luxury and vision. This is where the Emirate's aspiration to be a leading business and leisure hub unfolds, blending cutting-edge innovation with the island's stunning natural landscapes.



Proximity to Key Spots in Ras Al Khaimah

Marjan World	Wynn Resort	Al Hamra Mall	RAK Central	Al Hamra Golf Club
02 Mins	03 Mins	08 Mins	09 Mins	10 Mins

Royal Yacht Club	RAK Airport	Sharjah Airport	Dubai Airport
12 Mins	30 Mins	45 Mins	60 Mins





ARRIVE BEYOND

The tranquility lounge feels like a private retreat, where plush seating and carefully curated interiors create an inviting, serene space.









A World of Indulgences beyond your private haven, a realm of exclusive indulgence unfolds. Crafted for those who seek the extraordinary, every amenity is a testament to refined living. From tranquil retreats to vibrant social spaces, every detail at La Mazzoni is designed to elevate your lifestyle, offering a seamless blend of luxury, comfort, and sophistication.



THE WHISPERING WALK

The Whispering Walk forms a harmonious journey through La Mazzoni, where nature and architecture intervene. As you stroll along the gently lit path, the sound of cascading waterfalls and children's laughter fills the air.



UPPER GROUND MAP







OUTDOOR CINEMA

As the sun dips below the horizon, the outdoor cinema comes to life—a seamless fusion of luxury and enchantment.



WALKING TRAIL

Lined with lush, sculpted gardens and shaded by towering palms, the walking path meanders gracefully through the heart of La Mazzoni



OUTDOOR POWERHOUSE

Feel activated in state-of-the-art fitness facilities, spanning over 11,000 square feet between the two towers with cutting-edge equipment.



OUTDOOR KID’S PLAY AREA

For moments of quiet creativity, our outdoor play area offers a haven of imagination, with colourful toys and engaging activities to spark young minds.



INDOOR KID'S PLAY AREA

For moments of quiet creativity, our indoor play area offers a haven of imagination, with colourful toys and engaging activities to spark young minds.



11TH FLOOR MAP





CONNOISSEUR'S CORNER

Indulge in the finer things in life while escaping from the frenzy of daily life. Find your own private moment within this sophisticated corner.



LIBRARY

Crafted for those who seek inspiration in every page, La Mazzoni's Library is a haven for the refined mind, blending timeless elegance with modern sophistication



SKY LOUNGE

Whether to celebrate, unwind, or simply admire the world from above, the Sky Lounge is more than a destination—it’s an experience



COMMUNITY HALL

Designed with versatility and elegance in mind, this expansive Community Hall seamlessly adapts to every occasion, from intimate gatherings to grand celebrations.



CO-WORKING SPACE

The La Mazzoni co-working spaces are designed to fuel productivity, creativity and connection amongst green spaces.

15TH FLOOR MAP





INFINITY INDULGENCE

With cascading infinity pools La Mazzoni offers a space for both calm and invigoration. Submerge yourself in its crystal waters and let your gaze drift to the endless expanse of the Gulf.





SUNKEN SEATING

This intimate space offers an uninterrupted view of the skyline, where the horizon melts into the glow of the horizon



KID’S POOL AREA

With cascading infinity pools La Mazzoni offers a space for both calm and invigoration. Submerge yourself in its crystal waters and let your gaze drift to the endless expanse of the Gulf.



TRANQUILLITY TEMPLE

Escape to a peaceful retreat where tranquillity reigns offering an intimate space for relaxation, with treatments designed to soothe your body and mind. In this serene haven, expert hands guide you through a journey of pure rejuvenation.



INDOOR POWERHOUSE GYM

Feel activated in state-of-the-art fitness facilities, spanning over 11,000 square feet between the two towers, with cutting-edge equipment.

LIFT LOBBY




302

1-2 BEDROOM APARTMENTS





Experience the perfect balance of simplicity and sophistication in La Mazzoni's fully furnished 1-2 bedrooms. Every inch of space is thoughtfully designed to create an intimate yet functional atmosphere, where luxury furniture and regional influences blend perfectly.





The bedroom is a serene retreat, offering tranquillity and understated luxury in this elegantly crafted home.

LEGEND

1. Kitchen /Dining
2. Living Room
3. Bedroom
4. Walk-In Wardrobe
5. Toilet
6. Powder Room
7. Laundry
8. Balcony

AVE. SIZE: 815 - 1660 SQ.FT

NUMBER OF UNITS: 266

STARTING FROM: AED 2 MILLION



LEGEND

1. Kitchen /Dining
2. Living Room
3. Bedroom 1
4. Walk-In Wardrobe 1
5. Toilet 1
6. Bedroom 2
7. Walk in Wardrobe 2
8. Toilet 2
9. Powder Room
10. Laundry
11. Balcony

AVE. SIZE: 1158 - 2018 SQ.FT

NUMBER OF UNITS: 209

STARTING FROM: AED 3.1 MILLION



3 BEDROOM EXECUTIVE SUITE APARTMENTS





Redefining spacious living, our luxury furnished 3-bedroom units feature grandeur that seamlessly blends comfort and sophistication. Expansive spaces are enhanced by the best materials, adding a subtle yet elevated touch.



LEGEND

1. Kitchen /Dining
2. Living Room
3. Maid Bedroom
4. Maid Toilet
5. Bedroom 1
6. Toilet 1
7. Bedroom 2
8. Toilet 2
9. Bedroom 3
10. Toilet 3
11. Powder Room
12. Laundry
13. Balcony
14. Office

AVE. SIZE: 1693 - 4061 SQ.FT

NUMBER OF UNITS: 64

STARTING FROM: AED 4.4 MILLION



APARTMENTS GENERAL FINISHES



01 Reconstituted Stone to Counters
02 Timber Finish to FF&E
03 General Timber Finish
04 Porcelain Tile Flooring
05 Accent Tile to Bathroom Walls
06 General Metal Finish
07 Calacatta Viola Stone to FF&E
08 Accent Metal Finish
09 Fior De Bosco Stone to FF&E
10 Sanitary Fixtures Finish
11 Faux Leather to FF&E
12 Fabric to FF&E
13 Fabric to FF&E
14 Fabric to FF&E
15 Fabric to FF&E
16 Fabric to FF&E
17 Laminate to Accent Ceiling
18 Wallcovering to Bedroom
19 Laminate to Kitchen Cabinets
20 General Wallcovering
21 Sheer Fabric
22 Drapery Fabric
23 Textured Glass to Shower & Toilet Doors
24 Accent Leather to FF&E
25 Bronze-tinted Glass to Wardrobe Shutters

DUPLEX





Redefining spacious living, our luxury fully furnished 3-bedroom units feature grandeur that seamlessly blend comfort and sophistication.





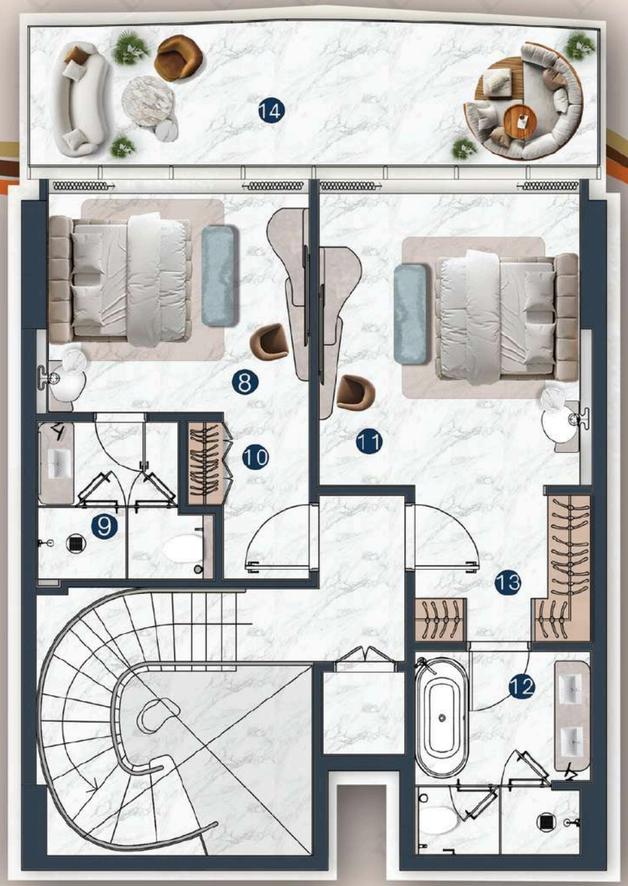




LEGEND

1. Kitchen /Dining
2. Living Room
3. Bedroom 1
4. Walk-In Wardrobe 1
5. Toilet 1
6. Powder Room
7. Balcony
8. Bedroom 2
9. Toilet 2
10. Walk in Wardrobe 2
11. Bedroom 3
12. Toilet 3
13. Walk in Wardrobe 3
14. Balcony





AVE. SIZE: 2000 - 3100 SQ.FT

NUMBER OF UNITS: 10

STARTING FROM: AED 5.5 MILLION

DUPLEX GENERAL FINISHES



01 Reconstituted Stone to Counters
02 Timber Finish to FF&E
03 General Timber Finish
04 Porcelain Tile Flooring
05 Accent Tile to Bathroom Walls
06 General Metal Finish
07 Calacatta Viola Stone to FF&E
08 Accent Metal Finish
09 Fior De Bosco Stone to FF&E
10 Sanitary Fixtures Finish
11 Faux Leather to FF&E
12 Fabric to FF&E
13 Fabric to FF&E
14 Fabric to FF&E
15 Fabric to FF&E
16 Fabric to FF&E
17 Laminate to Accent Ceiling
18 Wallcovering to Bedroom
19 Laminate to Kitchen Cabinets
20 General Wallcovering
21 Sheer Fabric
22 Drapery Fabric
23 Textured Glass to Shower & Toilet Doors
24 Accent Leather to FF&E
25 Bronze-tinted Glass to Wardrobe Shutters

PENTHOUSES





Every corner speaks of exclusivity, with open living spaces that flow effortlessly into each other, creating an atmosphere where sophistication meets comfort. This is a home where elegance is not just seen, but felt, with every detail curated to perfection.














CHANEL



LEGEND

1. Living /Dining
2. Kitchen
3. Bedroom 1
4. Toilet 1
5. Walk-In Wardrobe 1
6. Bedroom 2
7. Toilet 2
8. Walk-In Wardrobe 2
9. Bedroom 3
10. Toilet 3
11. Walk-In Wardrobe 3
12. Bedroom 4
13. Toilet 4
14. Walk-In Wardrobe 4
15. Powder Room
16. Office
17. Maid Room
18. Maid Toilet
19. Laundry
20. Mechanical Room
21. Storage
22. Balcony
23. Plunge Pool

AVE. SIZE: 7000 - 7840 SQ. FT

NUMBER OF UNITS: 6

STARTING FROM: 20.7 MILLION



PENTHOUSES GENERAL FINISHES



01 General Lever Handle
02 Bluette Stone to Show Kitchen Bar Counter
03 Porcelain Tile Flooring
04 Accent Metal Finish
05 Accent Glass Finish to Master Bedroom
06 General Wood Finish
07 Accent Glass
08 Leather to FF&E
09 Leather to FF&E
10 General Metal Finish
11 Faux Leather to FF&E
12 Fabric to FF&E
13 Fabric to FF&E
14 Fabric to FF&E
15 Fabric to FF&E
16 Fabric to FF&E
17 Fabric to FF&E
18 Timber Finish to FF&E
19 Fluted Glass to Show Kitchen Shutters
20 Special Paint Finish to Walls
21 Arabescato Stone to Master Bathroom Counter
22 Wallcovering to Master Bedroom & Wardrobe
23 General Wallcovering
24 Sheer Fabric
25 Drapery Fabric

CHALETS





For those who prefer villa-style living without losing touch with the tangible life, our fully furnished exclusive chalets offer expansive living amidst the vibrant energy of La Mazzoni.









LEGEND

1. Dining
2. Living Room
3. Kitchen 1
4. Bedroom 1
5. Walk-In Wardrobe 1
6. Toilet 1
7. Bedroom 2
8. Walk-In Wardrobe 2
9. Toilet 2
10. Maid Room
11. Maid Toilet
12. Powder Room
13. Laundry
14. Terrace
15. Plunge Pool
16. Outdoor Seating

AVE. SIZE: 4500 - 5100 SQ. FT

NUMBER OF UNITS: 7

STARTING FROM: AED 10.2 MILLION



CHALETS GENERAL FINISHES



01 Reconstituted Stone to Counters
02 Glass to Ceiling Hanging Light
03 Porcelain Tile Flooring
04 General Timber Finish
05 General Paint Finish to Walls
06 Glass to Wall Light
07 Wallcovering to Master Bedroom
08 General Metal Finish
09 Handle to FF&E
10 Timber Finish to FF&E
11 Fluted Stone to Kitchen Counter Front
12 Textured Bronze-tinted Glass to Shower & Toilet Doors
13 Crema Bianco Stone to Living Area Feature Wall
14 Fabric to FF&E
15 Fabric to FF&E
16 Fabric to FF&E
17 Fabric to FF&E
18 General Wallcovering
19 Accent Metal Finish
20 Grigio Orobico Stone to FF&E
21 Leather to FF&E
22 Sheer Fabric
23 Drapery Fabric

PAYMENT PLAN

70/30

5%
Booking Fee

15%
To be paid within
30 days

3%
To be settled quarterly in
14 payments

4%
To be settled quarterly in
2 payments

30%
Handover

OUR PARTNERS

Dewan Architects + Engineers

HBA

MEINHARDT

cracknell

WELLNESS & SPA SOLUTIONS

SHE

BRIMAXX

NOTTINGHAM MECHANICAL AND ELECTRICAL CONSULTING ENGINEERS

BARC SOLUTIONS

CLIMATIZE a serco company

VTME

RTC Road & Traffic Engineering

UMAYA LIGHTING DESIGN



THE LUXE DEVELOPERS