

The  
Boulevard

BY PRESTIGE ONE

# The Boulevard

BY PRESTIGE ONE

*The Boulevard by Prestige One* is a showcase of seamless design, wellness-focused amenities, and an address that promises unparalleled accessibility. A place where luxury and convenience come together and create a smart lifestyle.



PRESTIGE ONE  
DEVELOPMENTS

PRESTIGE ONE  
DEVELOPMENTS

# Elevating Living, Defining DLRC

Dubai Land Residence Complex- home to The Boulevard- stands as a beacon of modern living, blending sophistication with comfort. This freehold destination boasts meticulously crafted spaces, complemented by mosques, schools, and healthcare facilities, forming a harmonious neighbourhood.





**PRESTIGE ONE**  
DEVELOPMENTS



# Live. Thrive. Excel

Designed for the young, smart, and ambitious, this exclusive real estate development redefines modern luxury living. Aimed at those who aspire to excel in every aspect of life, it combines contemporary architecture, state-of-the-art amenities, and a vibrant community. Whether you're building your success, enjoying the finer things, or seeking a dynamic lifestyle, this is where opportunity meets elegance.

Experience a home that reflects your ambition and empowers your journey.

# Live in Prestige

*The Boulevard by Prestige One* offers an exclusive range of amenities designed to enhance everyday life. From state-of-the-art wellness spaces to leisure facilities, every detail reflects the essence of The Boulevard—inviting you to Live in Prestige.



SPEED  
LIMIT  
40

PRESTIGE ONE  
DEVELOPMENTS





## A Unique Vision in Urban Design

The Boulevard stands apart with its wide, bold architecture and distinctive personality. Featuring airy layouts and cheerful, light tones, the building reflects a contemporary approach to urban design, creating an inviting atmosphere.





## For the Bold and Ambitious.

The Boulevard is crafted for young, forward-thinking residents who value smart design and vibrant surroundings. From chic interiors to engaging communal spaces, it's the perfect place for those who know what they want in their life and know how to live it.





PRESTIGE ONE  
DEVELOPMENTS

# A Statement of Luxury

With sleek lines and contemporary elegance, it features a dynamic interplay of glass and premium materials, reflecting the urban sophistication of Dubai Land Residence Complex (DLRC).





PRESTIGE ONE  
DEVELOPMENTS

SPEED  
LIMIT  
40



## A Statement of Exclusivity

Created for those with a taste for the exceptional, where every detail is reserved for the few who value true exclusivity.





# Beyond Living, It's an Experience

This isn't just a place to reside; it's where modern luxury meets immersive living. Every detail, from the architectural finesse to the unparalleled amenities, has been designed to offer a unique and transformative experience.



# Effortless Lifestyle

Life at DLRC offers the perfect blend of relaxation and vibrancy. With a thoughtfully curated community, a lifestyle is fostered where families thrive, and individuals enjoy the serenity of a well-planned, lively environment.





# Design That Inspires

The Boulevard's design is a striking fusion of modernity and sophistication, with a unique character that stands as a beacon of architectural distinction in DLRC

# Building Configuration



Rooftop

Unit Floors

Podium

Ground Floor

Why The Boulevard?

# Prime Location - DLRC

DLRC offers everything you need for a modern lifestyle, combining comfort, convenience, and accessibility. The community's amenities include:



Schools



Park



Shopping  
Boulevard



Medical  
Facilities



Leisure  
Area



# Inspired by Dubai 2040 Urban Master Plan

## Residential Growth and Sustainability

Dubai Safari Park, located near Dubailand, is a premier wildlife destination featuring expansive habitats, diverse animal species, and immersive safari experiences, offering an unforgettable adventure for nature and wildlife enthusiasts.

## Infrastructure and Connectivity

The Dubai 2040 Plan aims to enhance transportation infrastructure and connectivity. DLRC is well-positioned with access to major highways and nearby developments like Dubai Sports City and the Dubai Exhibition Centre, supporting the plan's vision for more accessible, well-connected neighborhoods.

## Balance Between Urban and Green Spaces

Dubai 2040 seeks to balance urban growth with green spaces. DLRC, with its villas, townhouses, and park-like settings, exemplifies integrated residential development that supports the city's environmental goals.





# At the Heart of it all

Airport	~20 Mins
Burj Khalifa	~20 Mins
IMG World	~10 Mins
Global Village	~13 Mins
Palm Jumeirah	~35 Mins
Burj Al Arab	~31 Mins



Perfectly situated along DLRC's main boulevard, The Boulevard ensures easy access to the city's key destinations. Whether it's work, leisure, or shopping, everything you need is just moments away.

# Plation Equestrian & Polo Club

Located near Dubailand, the Platinum Equestrian & Polo Club boasts world-class polo fields, upscale facilities, and an exclusive ambiance, making it a top destination for equestrian sports and social events





# Dubai Safari Park

Dubai Safari Park, located near Dubailand, is a premier wildlife destination featuring expansive habitats, diverse animal species, and immersive safari experiences, offering an unforgettable adventure for nature and wildlife enthusiasts.

# Live in The Boulevard

*The Boulevard by Prestige One* offers a lifestyle of elegance and comfort. The spacious interiors are filled with natural light, creating a seamless flow. With high-end finishes and thoughtful design, each home feels both luxurious and welcoming.



The  
Boulevard



# A Grand Welcome Awaits

A beautifully designed lobby that combines elegance and comfort, creating a warm and welcoming atmosphere for residents and guests alike.

# Grand Lobby

---





# Interiors

*The Boulevard by Prestige One* interiors exude sophistication, with high-quality finishes and a timeless design. From studios to larger apartments, every space reflects a commitment to refined living.



# Mood Board

---



# Studio Apartment

# Studio

---



# Studio

---



# Studio

---



1 - Bedroom Apartment

# Living Room

---



# Living Room

---





# Living Room

---



# Kitchen

---



# Kitchen

---



# Bedroom

---



# Bedroom

---



# Bathroom

---





2 - Bedroom Apartment



# Bedroom

---



# Bedroom

---





# Living Room

---





# Live in Style

*The Boulevard by Prestige One* offers an exclusive range of amenities designed to enhance everyday life. From state-of-the-art wellness spaces to leisure facilities, every detail reflects the essence of The Boulevard.



# Atrium

---



## An Oasis of Sophistication

The atrium at The Boulevard combines luxury with leisure, featuring a lagoon-inspired pool, a chic poolside bar, and serene wellness areas. It's a space where elegance meets relaxation.



# Atrium Plan

- 1 Lift Lobby
- 2 Male Restroom
- 3 Female Restroom
- 4 Little Explorer's Zone
- 5 Prestige Clubhouse
- 6 Digital Library
- 7 Productivity Hub
- 8 Prestige Fitness Center
- 9 To Lower Floor  
Creativity Studio  
Gaming Zone
- 10 Green Labyrinth
- 11 Poolside Lounge
- 12 Pool Promenade
- 13 Aqua Loungers
- 14 Floating Passage
- 15 Serenity Pool
- 16 Jacuzzi Retreat
- 17 Arctic Pool
- 18 Calm Garden Corner



# Atrium

---



This atrium is a refined retreat for its residents, offering an atmosphere of understated elegance and impeccable design. Every amenity at the atrium is crafted to seamlessly blend leisure with an elevated sense of tranquility.

# Atrium

---



# Atrium

---



# Atrium

---



# Prestige Fitness Center

---



## Fitness at Your Fingertips

The Prestige Fitness Centre is a reflection of Prestige One's commitment to the well-being of its residents. This state-of-the-art space is equipped with modern machines and thoughtful design to ensure a seamless workout experience.

# Prestige Fitness Center

---



# Prestige Fitness Center

---





# Prestige Fitness Center

---





# Design.Create.Inspire

The art room is a spacious, well-lit space equipped with easels, high-quality materials, and ample storage, designed to inspire creativity. With large workstations and adjustable lighting, it provides everything you need to bring your artistic vision to life.

# Creativity Studio

---



## Unleash Creativity, Inspire Possibilities.

The Art Room is a space where creativity knows no bounds. Designed to inspire and nurture artistic expression, it offers a vibrant environment equipped for painting, crafting, and exploring various art forms.

# Podcast Room

---



# Podcast Room

---



# Gaming Zone

---



Play, Connect,  
Enjoy

The Boulevard by Prestige One offers a Games Room to excitement to your doorstep with arcade games and interactive options for all ages. It is the perfect place to create cherished moments with family and friends.

# Gaming Zone

---



# Gaming Zone

---





# Gaming Zone

---



# CineLounge



# CineLounge

---



## Cinema Luxury at Your Doorstep.

Experience luxury cinema like never before. Designed with plush seating, state-of-the-art audio-visual systems, and a cozy ambiance, it's perfect for enjoying movies, shows, or game nights with family and friends.

# Clubhouse

---



## A Space to Connect

The family lounge is a warm and welcoming space designed to bring residents together. A perfect setting for fostering connections and enjoying life's finer moments.

# Little Explorers' Zone

---

## Play, Learn, Explore

The Kids' Play Area is a vibrant and safe space designed to inspire imagination and endless fun. Thoughtfully crafted, it ensures little explorers have the perfect setting to play, enjoy, and thrive.







## Relax. Rejuvenate. Unwind

Designed for the young, smart, and ambitious, this exclusive real estate development redefines modern luxury living. Aimed at those who aspire to excel in every aspect of life, it combines contemporary architecture, state-of-the-art amenities, and a vibrant community. Whether you're building your success, enjoying the finer things, or seeking a dynamic lifestyle, this is where opportunity meets elegance.

Experience a home that reflects your ambition and empowers your journey.

# Rooftop Retreat

---



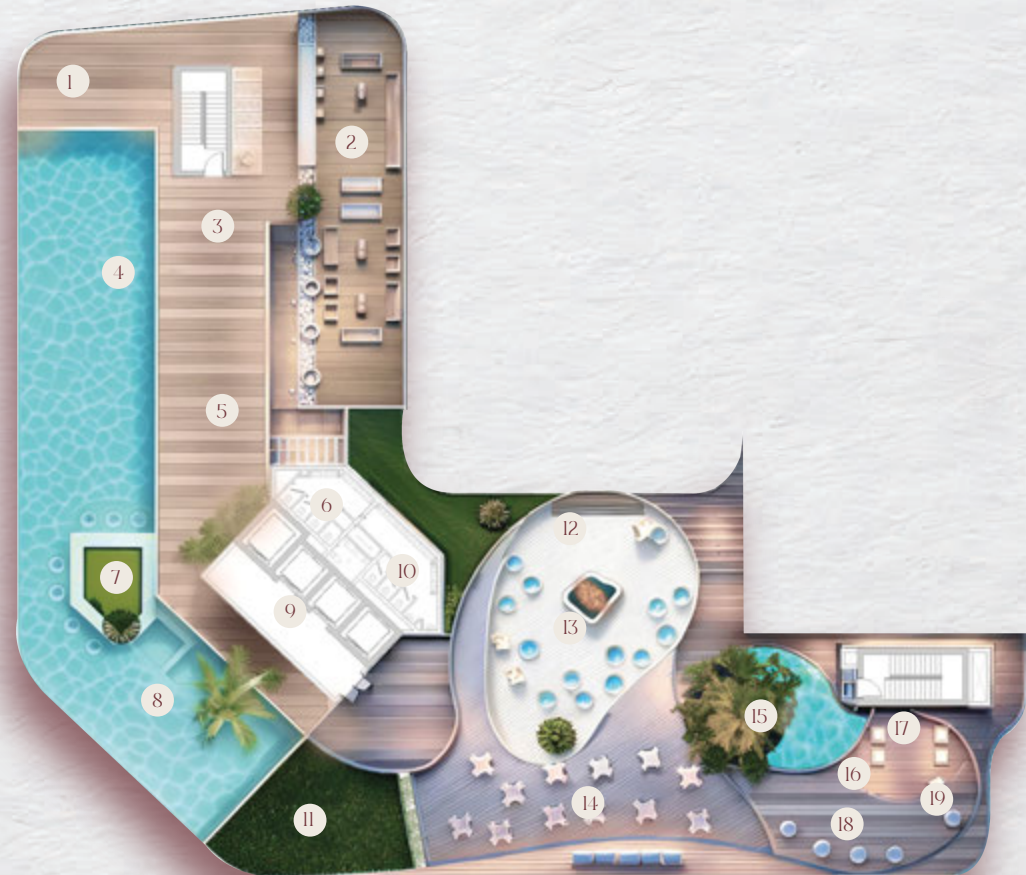
## Views Worth the Ascent

The Boulevard rooftop offers breathtaking panoramic views, creating a serene escape in the sky. Whether it's a sunrise swim or an evening retreat by the pool, this rooftop is luxury at its peak.



# Rooftop Amenities Plan

- 1 Observation Deck
- 2 Sky Lounge
- 3 Bayside Loungers
- 4 Skyline Infinity Pool
- 5 Infinity Promenade
- 6 Female Restroom
- 7 Aqua Pool Bar
- 8 Infinity Sunken Beds
- 9 Lift Lobby
- 10 Male Restroom
- 11 Tranquility Corner
- 12 Outdoor Theatre
- 13 Fire Place
- 14 Grill Spot
- 15 Serenity Pond
- 16 Relaxation Pod
- 17 Productivity Suite
- 18 Cozy Lounger Retreat
- 19 Library Lounge



# Rooftop Retreat

---



# Rooftop Retreat

---



# Rooftop Retreat

---



# Rooftop Retreat

---



The  
Boulevard



# PRESTIGE ONE

Prestige One Developments stands tall as a global powerhouse in real estate development. Since our inception, we do more than build homes—we craft experiences where luxury intertwines with lifestyle. Having the customer, community, and design at the heart of its ethos, Prestige One Developments is a premier Dubai real estate developer dedicated to high-quality lifestyles and discerning buyers.

Please scan the code to  
know about our  
Terms and Conditions



[prestigeone.ae](https://prestigeone.ae)

800 PRESTIGE



PRESTIGE ONE