SOBHA CITY

ABU DHABI

CRAFTSMANSHIP FINDS ITS CAPITAL

SOBHA

REALTY

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REALTY

Sobha Realty is defined by an uncompromising command over quality.

For over five decades, Sobha has delivered real estate through discipline, precision, and ownership of every outcome.

A legacy of perfection.

THE ART OF DETAIL.

Detail is more than an aesthetic choice. It is the system through which Sobha builds. Every line, connection, and finish is planned from the beginning, to achieve perfection.

EXCELLENCE IS A DISCIPLINE.

Excellence is practiced through control, reliability, and long-term thinking.

At Sobha, quality is planned, executed, and delivered, with absolute consistency.

THE MAN BEHIND THE VISION.

Sobha was founded by Mr. PNC Menon, a craftsman by origin and a developer by conviction.

His journey began with interiors and evolved into a philosophy of total control, precision, and accountability. That discipline continues to define Sobha today.

A LEGACY BUILT ACROSS BORDERS.

Sobha operates across key global markets, guided by the same standards everywhere it builds.

Different geographies. One discipline. One outcome.

UNITED STATES OF AMERICA

UNITED KINGDOM

ITALY

INDIA

UNITED ARAB EMIRATES

AUSTRALIA

Abu Dhabi is a capital shaped by foresight and permanence.
Its approach to growth, culture, and space mirrors Sobha's belief in long-term value.

SOBHA REALTY ARRIVES IN ABU DHABI.

In a world where cities are shaped by ambition, only a few are shaped by discipline.

Places where every decision is deliberate.

EVERY LINE CARRIES INTENT.

Where movements follow rhythm.

WATER SETS DIRECTION. LANDSCAPE CREATES BALANCE.

Where life aligns, without hesitation.

WHEN CRAFT PRACTICED FOR DECADES, SEEKS A PLACE WORTHY OF ITS STANDARD.

A capital defined by foresight.
By restraint. By stability.

The alignment is inevitable.

This is where philosophy becomes place.

Where discipline takes form. Shaped by intention.
Built with certainty.

THIS IS WHERE CRAFTSMANSHIP BELONGS.

In a world governed by haste,
to be able to disconnect.

IS A BLESSING...

To experience life as it was meant to be...

At a human pace,

SURROUNDED BY NATURE.

Spending time with what matters most...

The world surrounds you with stillness and calm.

LIKE A FALCON GLIDING ABOVE THE HORIZON.

Where the

MOVEMENT OF THE WAVES

Welcomes you to find harmony and balance...

And nature surrounds you in a blanket of peace...

WITH 50,000+ TREES.

~60% OPEN & GREEN SPACES.

Where at first light, the world moves with purpose.
Paths open into shade.
Movement feels natural. Stillness feels intentional.

A PLACE SHAPED FOR CLARITY, ELEVATED BY CRAFT.

INTRODUCING

SOBHA CITY

ABU DHABI

CRAFTSMANSHIP FINDS
ITS CAPITAL.

Sobha City marks Sobha Realty’s
first master-planned community in Abu Dhabi.

A DEFINING ARRIVAL.

A long-term commitment to the capital, conceived at
city scale, guided by precision, and built for the future.

50,000+
TREES

~20 KM
WELLNESS LOOP

~60%
OPEN & GREEN SPACES

2 KM
WATERFRONT
PROMENADE

PAR-3
EXECUTIVE
GOLF COURSE

CONNECTED BY DESIGN.

Positioned at the centre of Abu Dhabi’s cultural, leisure, and global gateways, with seamless access to the capital’s key destinations within minutes.

Connectivity here is intentional, strategic, and built for scale.

Yas Mall **13min (11km)**

Etihad Arena **15min (14km)**

Yas Bay Water Front **18min (15km)**

Zayed International Airport **14min (14km)**

Ferrari World **15 Min (13km)**

Yas Waterworld **15 Min (15km)**

Space42 Arena **15min (15km)**

Louvre Abu Dhabi **25min (35km)**

Sea World Abu Dhabi **16min (12km)**

Yas Beach **17min (15km)**

The Fountains - Yas Mall **15min (13km)**

CLYMB Yas Island **16min (13km)**

Upcoming Disney Land Abu Dhabi **15min (10km)**

Disclaimer:
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SHAPED BY WATER AND LAND.

Sobha City is structured by water, landscape, and movement.

Featuring canals, open spaces, and green corridors that shape daily life. Nature is not decorative, it is foundational.

ESSENTIALS, THOUGHTFULLY CURATED.

Amenities serve routine, not spectacle. Everything needed for daily life, planned with intent.

Daily conveniences, family spaces, leisure areas, and active living integrated throughout the city.

EVERYDAY, MADE EFFORTLESS.

Daily life moves smoothly at Sobha City. Parking, arrival courts, and concierge services are integrated into the masterplan, ensuring ease without interruption.

Designed to anticipate every need.

A COMMUNITY THAT HOLDS TOGETHER.

Spaces for families and neighbours are woven into the fabric of the community.

Children’s play areas, community lounges, and shared gathering spaces encourage connection that feels natural. Life here is social by design.

SURROUNDED BY CALM AND CONNECTION.

Promenades follow the gentle curve of the shoreline.

Tree-lined walkways and thoughtfully landscaped seatings create gentle, shaded retreats at every turn.

Outdoor spaces extend living beyond the home, creating places to pause, connect, and return to.

MOVEMENT WITH PURPOSE.

Active living is embedded across Sobha City.

Jogging and cycling tracks, open-air fitness zones, golf areas, and green corridors support daily movement as part of routine life. Wellbeing here, simply happens.

EVERYDAY LIFE, RESOLVED.

Sobha City is a fully integrated urban ecosystem.

Living, working, wellness, and community are designed to be part of one coherent plan.

Daily life functions with ease, balance, and continuity.

THE FOUNDATIONS OF SOBHA CITY.

Three pillars shape the city.

Each designed to support life at scale, without compromise.

LIVE

DESIGNED FOR LIFE, NOT JUST LIVING.

Homes shaped by light, proportion, and privacy. Villas and residences planned for every stage of life, with clarity, comfort, and lasting value.

CONNECT

WHERE COMMUNITY TAKES FORM.

Spaces that bring people together, naturally.

Retail, promenades, courtyards, and social nodes, woven into everyday movement.

RESTORE

BALANCE BUILT INTO DAILY LIFE.

Nature as infrastructure.

Shade, water, greenery, and calm, designed to restore body and mind, every day.

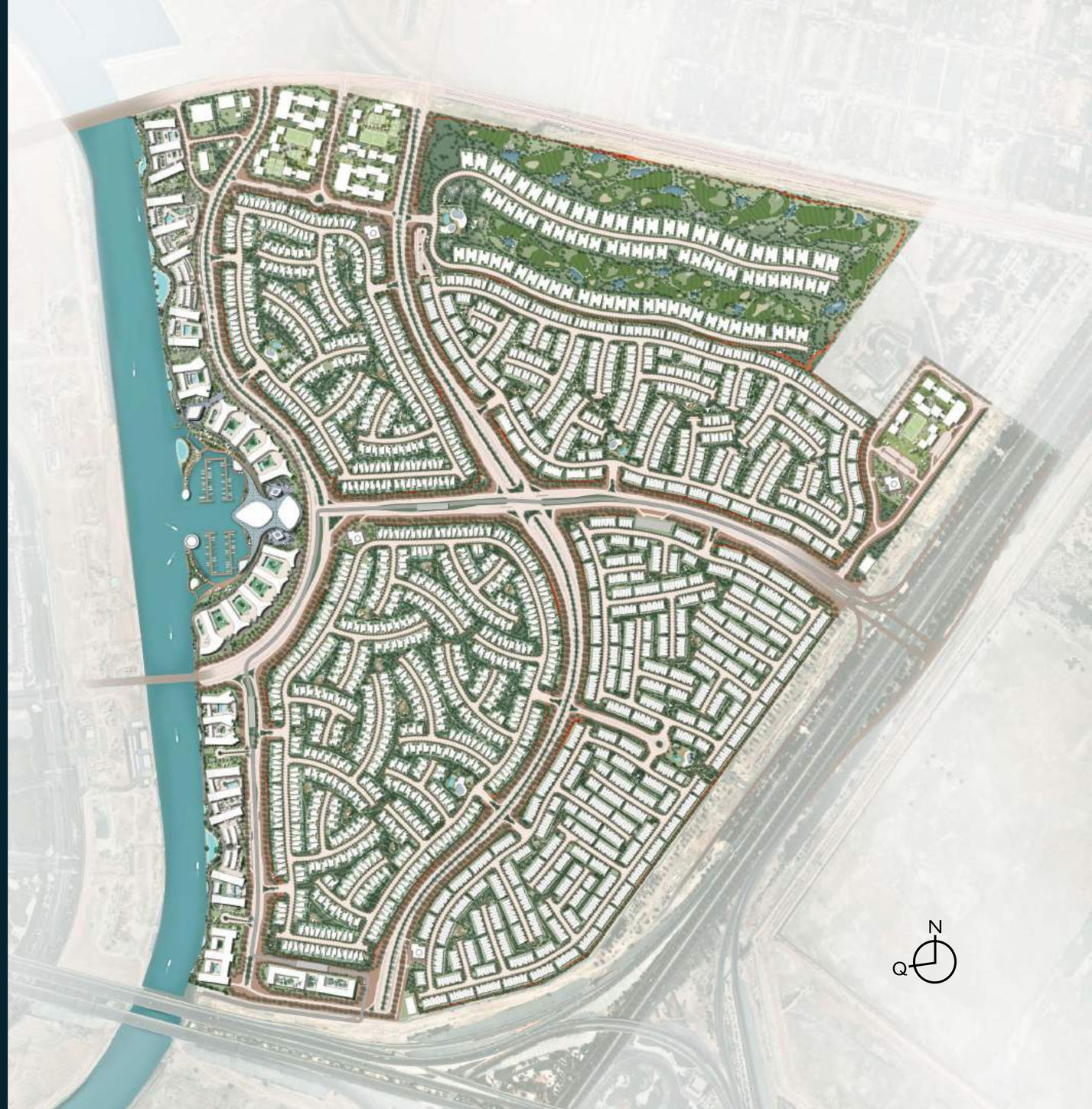
PLANNED FOR THE ENVIRONMENT.

Aligned with Abu Dhabi’s 2030 vision. Landscape-led cooling, walkability, and reduced car dependency support long-term environmental balance.

SOBHA CITY

ABU DHABI

ILLUSTRATIVE MASTERPLAN



INTRODUCING

THE ORCHARD
AT SOBHA CITY

THE TERRACES
AT SOBHA CITY

RIVER COVE RESIDENCES
AT SOBHA CITY

A LANDSCAPE DESIGNED FOR DAILY LIFE.

Shaped by green networks and open-air experiences.

- Children’s play areas
- Forest trails
- Family parks
- Shaded seating gardens
- Open-air fitness zones

Nature is not placed around the homes, it defines them.

SPACES TO GATHER.
SPACES TO GROW.

Community unfolds across crafted outdoor destinations.

- Mosque
- Multi-purpose lawns
- Amphitheatre
- Pavilion & social decks
- Sculptural gardens
- Tai-chi & wellness lawns
- Outdoor dining and gathering zones

Each space encourages interaction.
Each setting supports privacy.

ACTIVE BY DESIGN.

Movement, embedded into
the masterplan.

- Jogging & forest cycling loop
- Open-air gym
- Multi-sport courts
- Indoor games zone
- Climbing and adventure park
- Meditation zones
- Shaded walkways throughout

Activity flows naturally.
Wellbeing becomes part of the everyday rhythm.

HOMES SHAPED FOR LIVING.

Layouts designed for efficiency, light, and adaptability.

Every home prioritises comfort, privacy, and long-term liveability.

Spaces made to settle into.

THE ORCHARD

AT SOBHA CITY

WHERE LIVING FINDS BALANCE.

THE TERRACES

AT SOBHA CITY

GARDEN LIVING, RE-IMAGINED.

RIVER COVE RESIDENCES

AT SOBHA CITY

YOUR WATERFRONT ADDRESS WITHIN THE CITY.

SOBHA CITY

ABU DHABI

ACD : DECEMBER 2029

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