

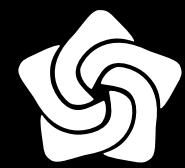
BURJ CAPITAL

BUSINESS BAY

PHASE TWO

THE CAPITAL OF BUSINESS
THE ADDRESS THAT MATTERS

ABOUT THE DEVELOPER



CENTURION
PROPERTIES

Centurion Properties is a leader in reshaping urban environments through innovative, sustainable real estate development.

Focused on creating vibrant communities where people can live, work, and relax, we blend cutting-edge design with environmental stewardship to ensure our projects are both functional and future-ready. With a strong commitment to customer centricity, we combine masterful craftsmanship, premium quality, and visionary planning to deliver timeless spaces defined by luxury and distinction.

- Committed to integrity, sustainability, and customer satisfaction
- Strive to exceed expectations
- Deliver lasting value for communities and stakeholders
- Guided by visionary planning and future-ready designs
- Enhance quality of life and foster resilient, thriving cities with every development



DOWNTOWN HUB

As the city's premier business hub, the Downtown District is synonymous with ambition and progress.

It embodies the city's vibrant spirit and relentless pursuit of excellence.

Neighbors iconic landmarks like the Burj Khalifa and Dubai Mall, DIFC.

A dynamic ecosystem of multinational corporations, startups, and innovators.

Offers high-end commercial spaces, luxury amenities, and waterfront views.

A district designed for work-life integration, fostering success and growth.



BURJ CAPITAL

BUSINESS BAY

LEAD WITH
MAGESTIC PRESENCE

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A FACADE THAT SPEAKS POWER

DESIGN

BURJ CAPITAL'S architecture reflects its purpose: bold, impactful, and unmistakably exclusive.

THE SILHOUETTE

Distinct and iconic, the building's silhouette is not only a mark of design excellence, but also the inspiration behind BURJ CAPITAL'S logo; powerful, intentional, and memorable.

CREATE IMPACT

A space for disruptors and visionaries, where bold ideas ignite bold actions.



RESERVED FOR THE ELITE

This is for those who seek the exceptional.

It is for the change-makers, the visionaries, the leaders who shape the world, and the agents of transformation who rewrite its future.

Urban Park View

Overlooking the city's largest urban park, offering a rare blend of prestige business and endless green.

Access to Business Bay Canal

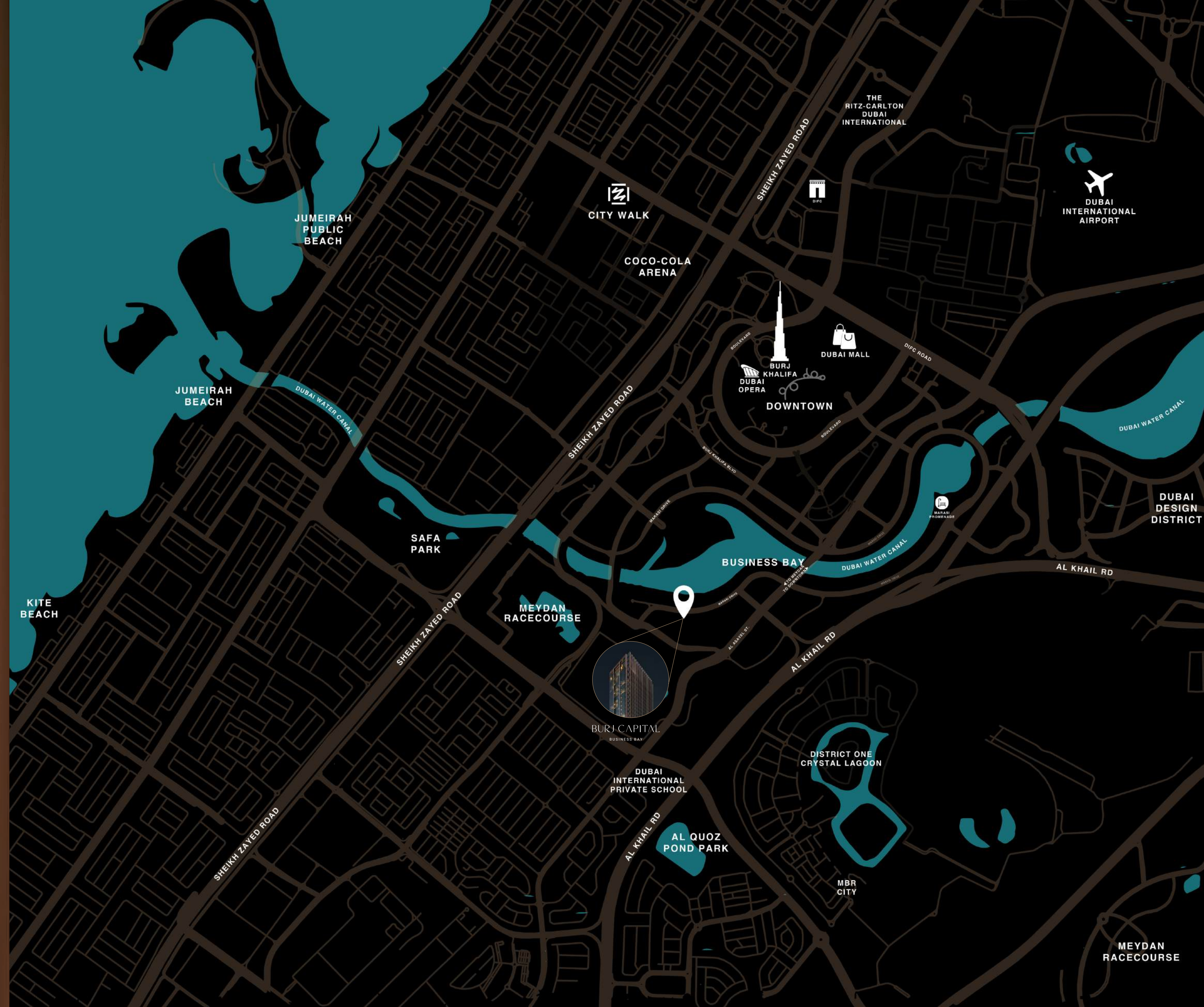
A premier commercial address with direct access to the Business Bay Canal, seamlessly connecting business with waterfront prestige.



LOCATION MAP

Effortless Connectivity. Direct access to Al Khail Road, Al Assayel Street, and Sheikh Zayed Road.

- | | |
|---------------------------------------|----------------------------------------------|
| 6 MIN
Dubai Design District | 12 MIN
City Walk |
| 10 MIN
Burj Khalifa | 12 MIN
Safa Park |
| 10 MIN
Dubai Mall | 18 MIN
Jumeirah Beach |
| 10 MIN
Dubai Opera | 18 MIN
Kite Beach |
| 12 MIN
Coca-Cola Arena | 20 MIN
Dubai International Airport |



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LARGEST URBAN PARK
IN BUSINESS BAY





Urban park size 623,000 Sqft

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THE ARRIVAL
EXPERIENCE



A GRAND ENTRANCE TO ELITE BUSINESS

Arriving at BURJ CAPITAL is an experience in itself; designed to impress, inspire, and elevate.

Guests are welcomed through two distinguished drop-off points: a grand public entrance that radiates sophistication and a private VIP arrival for discreet access, reserved for high-level executives and dignitaries. The journey begins in the prestigious 33-meter-long and 6-meter-wide lobby, a space of architectural elegance, where soaring ceilings, fine finishes, and curated art reflect the spirit of elite commerce.

This magnificent arrival zone sets the tone for the 5-star amenities that await within and surrounding high-end retail. With 16 high-speed lifts, including a dedicated service elevator, vertical movement is seamless, efficient, and resembling a signature commercial address. BURJ CAPITAL doesn't just offer office space; it delivers a landmark statement of prestige.



LOBBY





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EXECUTIVE
COLLECTION



CANAL SKY GARDEN



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CANAL SKY GARDEN



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SKY COLLECTION MEETING ROOM

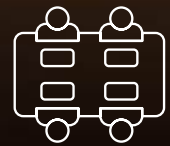


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CEO'S OFFICE

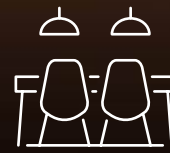


PROJECT AMENITIES



CANAL SKY GARDEN
CO-WORKING AREA

320 Sqft.



MEETING ZONE

283 Sqft.



WORK PODS

96.8 Sqft.



FEATURE SEATING ZONE

527 Sqft.



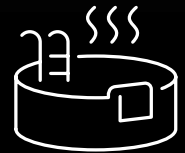
RECREATION ZONE

345 Sqft.



CANAL SKY GARDEN
SUNKEN SEATING

172 Sqft.



JACUZZI & SEATING ZONE

387.5 Sqft.



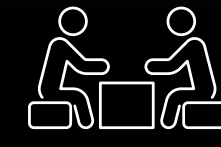
VIEWING DECK

745 Sqft.



OUTDOOR SHOWER

24.2 Sqft.



SKYLINE LOUNGE
SUNKEN SEATING

270 Sqft.



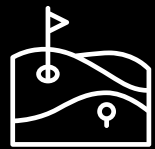
WATER FEATURE

98.5 Sqft.



SUN LOUNGER ZONE

215 Sqft.



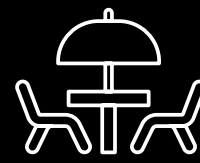
PUTTING GREENS

1,065 Sqft.



F&B SEATING

828.8 Sqft.



SEATING LOUNGES

1,014 Sqft.



SWIMMING POOL

1,291 Sqft.



YOGA DECK

395 Sqft.



INDOOR PLANTED LOUNGE

1,528 Sqft.



POOL DECK

861 Sqft.



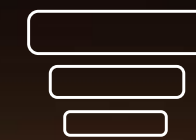
FITNESS ZONE

964 Sqft.



OUTDOOR MEETING AREA

1,365 Sqft.



AMPHITHEATRE SEATING

129 Sqft.



RUNNING TRACK

532 Sqft.



PICKLEBALL

872 Sqft.

SWIMMING POOL



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SWIMMING POOL



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YOGA DECK



FITNESS ZONE



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FITNESS
ZONE
CAFE



FITNESS
ZONE
CAFE



SKYLINE
LOUNGE



SKYLINE LOUNGE



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