



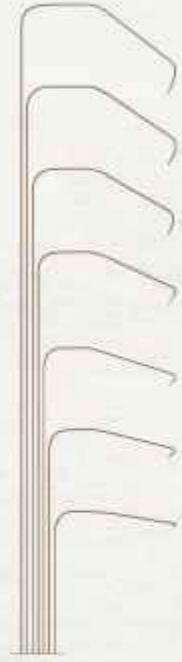
CLAYDON HOUSE

PROJECT BRIEF

AN ADDRESS OF NATURAL GRACE, BY THE WATER'S EDGE

Waterside decadence meets the rhythm of nature at Claydon House, Ellington Properties' latest residential offering in Mohammed Bin Rashid City





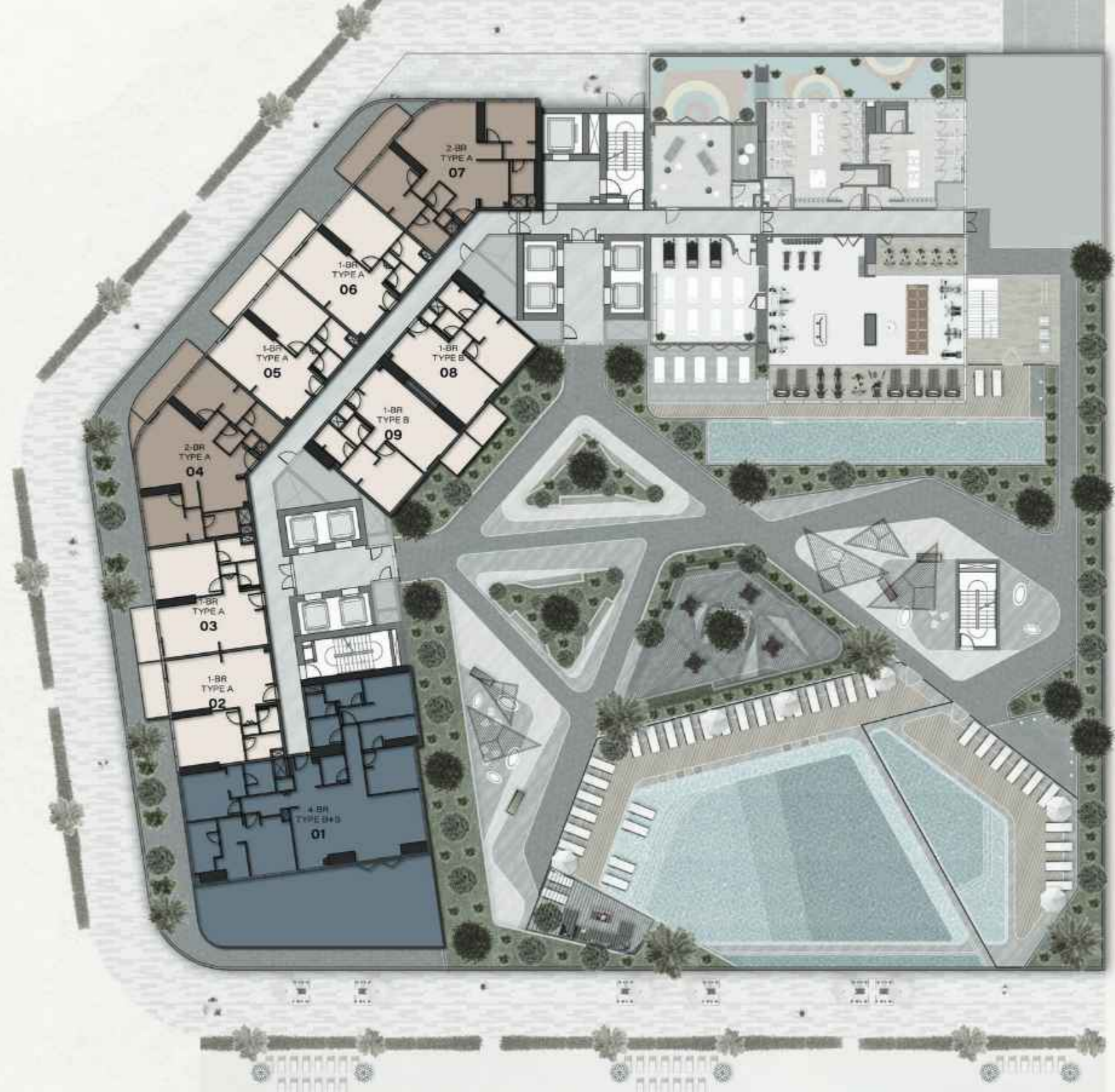
CLAYDON HOUSE

TYPICAL PLANS



1st FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



2nd FLOOR PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- 4 BEDROOM



CRYSTAL LAGOON





3rd - 6th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



7th & 13th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





8th - 9th & 14th - 15th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



10th & 16th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





11th - 12th & 17th - 18th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



11th - 12th Floor
17th - 18th Floor



20th FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



21st - 22nd FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





23rd FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



24th - 25th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



26th FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





27th - 28th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



29th FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON

30th - 31st FLOOR
TYPICAL PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM
- 4 BEDROOM



CRYSTAL LAGOON



32nd FLOOR PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON



33rd - 34th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





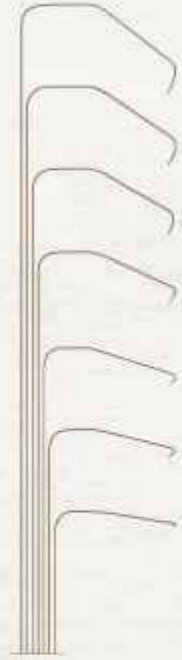
35th - 37th FLOOR
TYPICAL PLAN

-  1 BEDROOM
-  2 BEDROOM
-  3 BEDROOM
-  4 BEDROOM



CRYSTAL LAGOON





CLAYDON
HOUSE

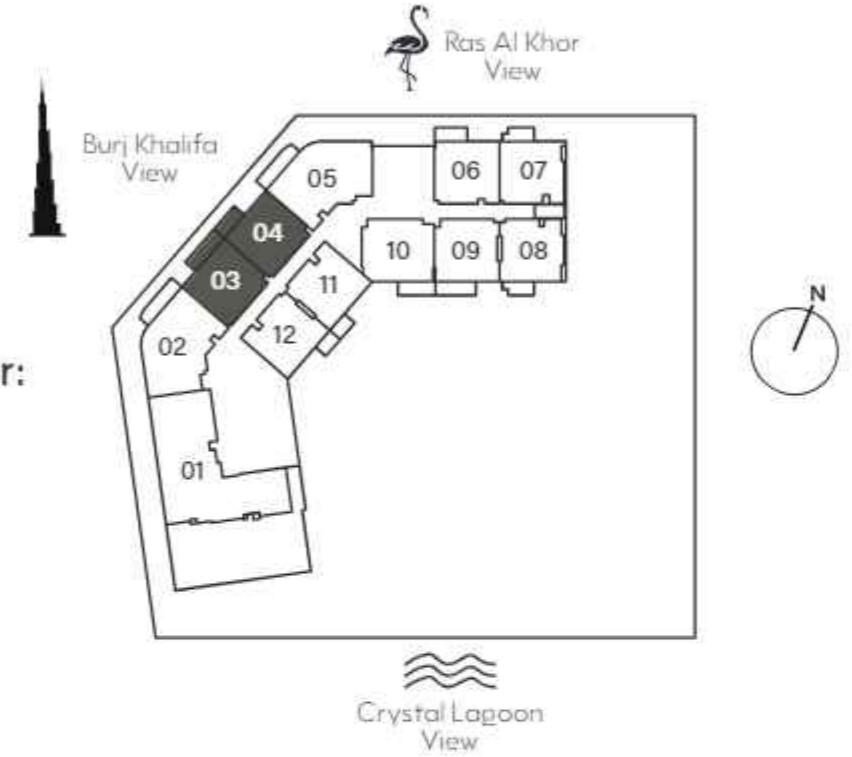
FLOOR PLANS

1 BEDROOM TYPE A



Internal Living Area : 730.76 Sq. Ft
 Outdoor Living Area : 110.01 Sq. Ft
 Total Living Area : 840.77 Sq. Ft

20th Floor:



1st Floor:

102 105
103 106

2nd Floor:

202 205
203 206

3rd - 6th Floor:

305
306

7th & 13th Floor:

704
705

8th - 9th &
 14th - 15th Floor:

804
805

10th & 16th Floor:

1005
1006

11th - 12th &
 17th - 18th Floor:

1105
1106

20th Floor:

2003
2004

21st - 22nd Floor:

2103
2104

23rd Floor:

2305
2306

24th - 25th Floor:

2405
2406

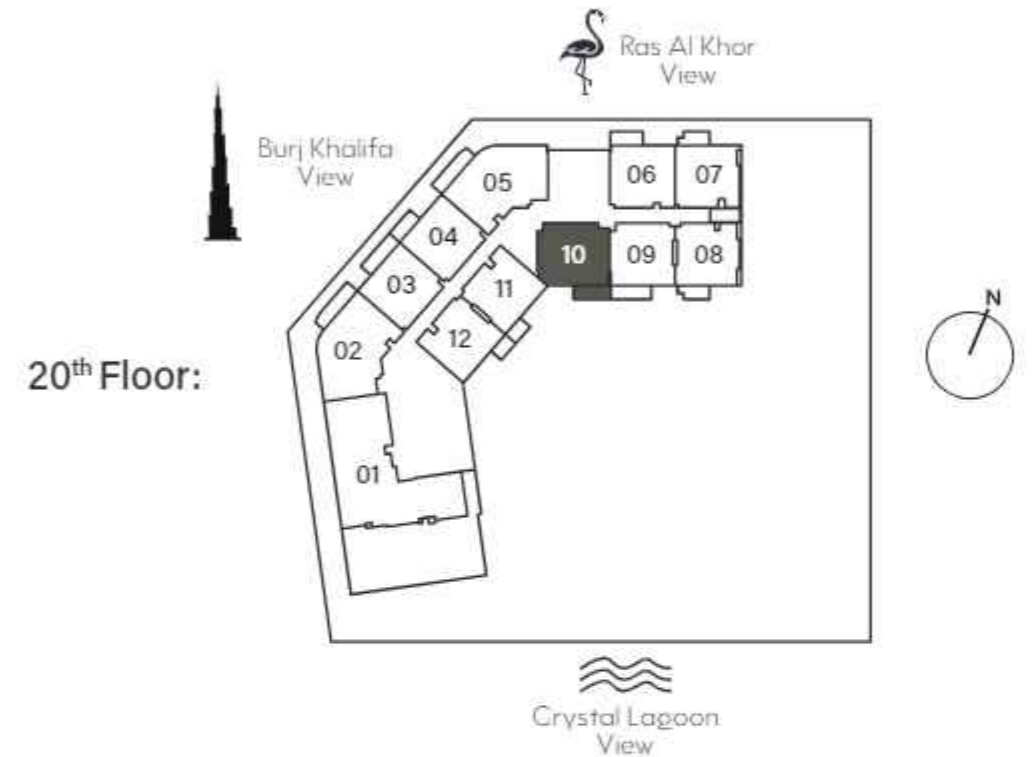
35th - 37th Floor:

3502
3503

1 BEDROOM TYPE A1



Internal Living Area : 784.37 Sq. Ft
 Outdoor Living Area : 95.05 Sq. Ft
 Total Living Area : 879.41 Sq. Ft



20th Floor:

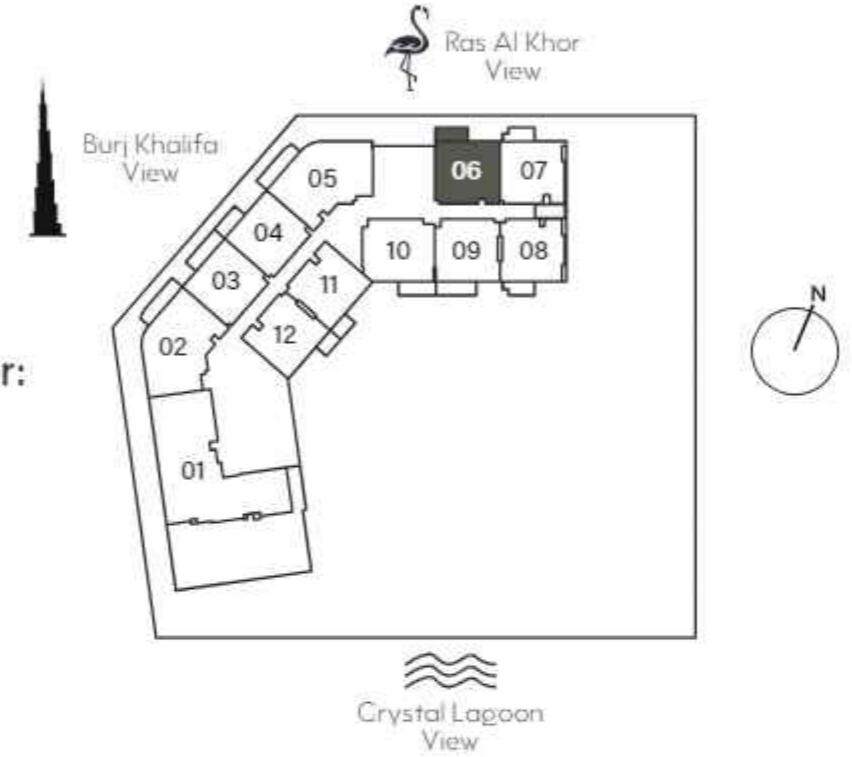
20 th Floor: <u>2010</u>	21 st - 22 nd Floor: <u>2110</u>	26 th Floor: <u>2610</u>
27 th - 28 th Floor: <u>2710</u>	32 nd Floor: <u>3208</u>	33 rd - 34 th Floor: <u>3308</u>
35 th - 37 th Floor: <u>3507</u>		

1 BEDROOM TYPE A2



Internal Living Area : 742.93 Sq. Ft
 Outdoor Living Area : 82.34 Sq. Ft
 Total Living Area : 825.27 Sq. Ft

20th Floor:



3rd - 6th Floor:
308

7th & 13th Floor:
707

8th - 9th &
14th - 15th Floor:
807

10th & 16th Floor:
1008

11th - 12th &
17th - 18th Floor:
1108

20th Floor:
2006

21st - 22nd Floor:
2106

26th Floor:
2606

27th - 28th Floor:
2706

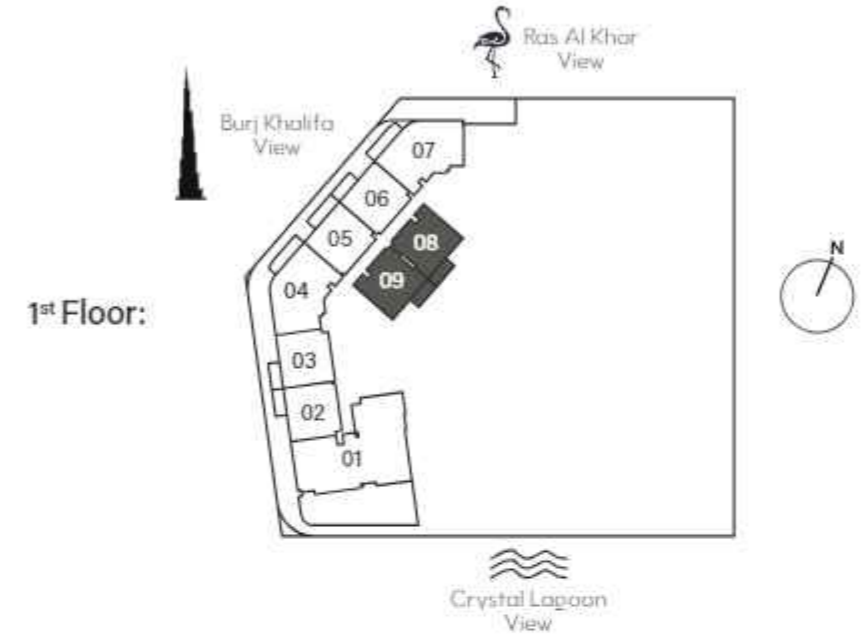
32nd Floor:
3205

33rd - 34th Floor:
3305

1 BEDROOM TYPE B



Internal Living Area : 716.02 Sq. Ft
 Outdoor Living Area : 82.88 Sq. Ft
 Total Living Area : 798.90 Sq. Ft



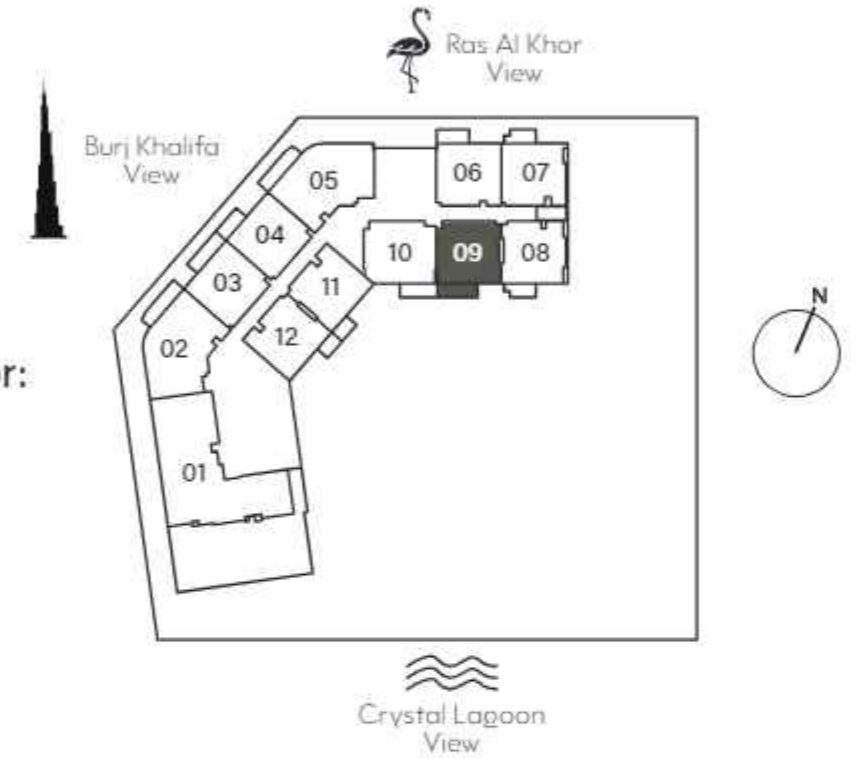
1 st Floor: 108 109	2 nd Floor: 208 209	3 rd - 6 th Floor: 312 313
7 th & 13 th Floor: 711 712	8 th - 9 th & 14 th - 15 th Floor: 811 812	10 th & 16 th Floor: 1010 1011
11 th - 12 th & 17 th - 18 th Floor: 1111 1112	20 th Floor: 2011 2012	21 st - 22 nd Floor: 2111 2112
23 rd Floor: 2310 2311	24 th - 25 th Floor: 2410 2411	26 th Floor: 2611 2612
27 th - 28 th Floor: 2711 2712	29 th Floor: 2909 2910	30 th - 31 st Floor: 3009 3010
32 nd Floor: 3209 3210	33 rd - 34 th Floor: 3309 3310	35 th - 37 th Floor: 3508 3509

1 BEDROOM TYPE B1



Internal Living Area : 727.21 Sq. Ft
 Outdoor Living Area : 102.26 Sq. Ft
 Total Living Area : 829.47 Sq. Ft

20th Floor:



3rd - 6th Floor:
311

7th & 13th Floor:
710

8th - 9th &
14th - 15th Floor:
810

11th - 12th &
17th - 18th Floor:
1110

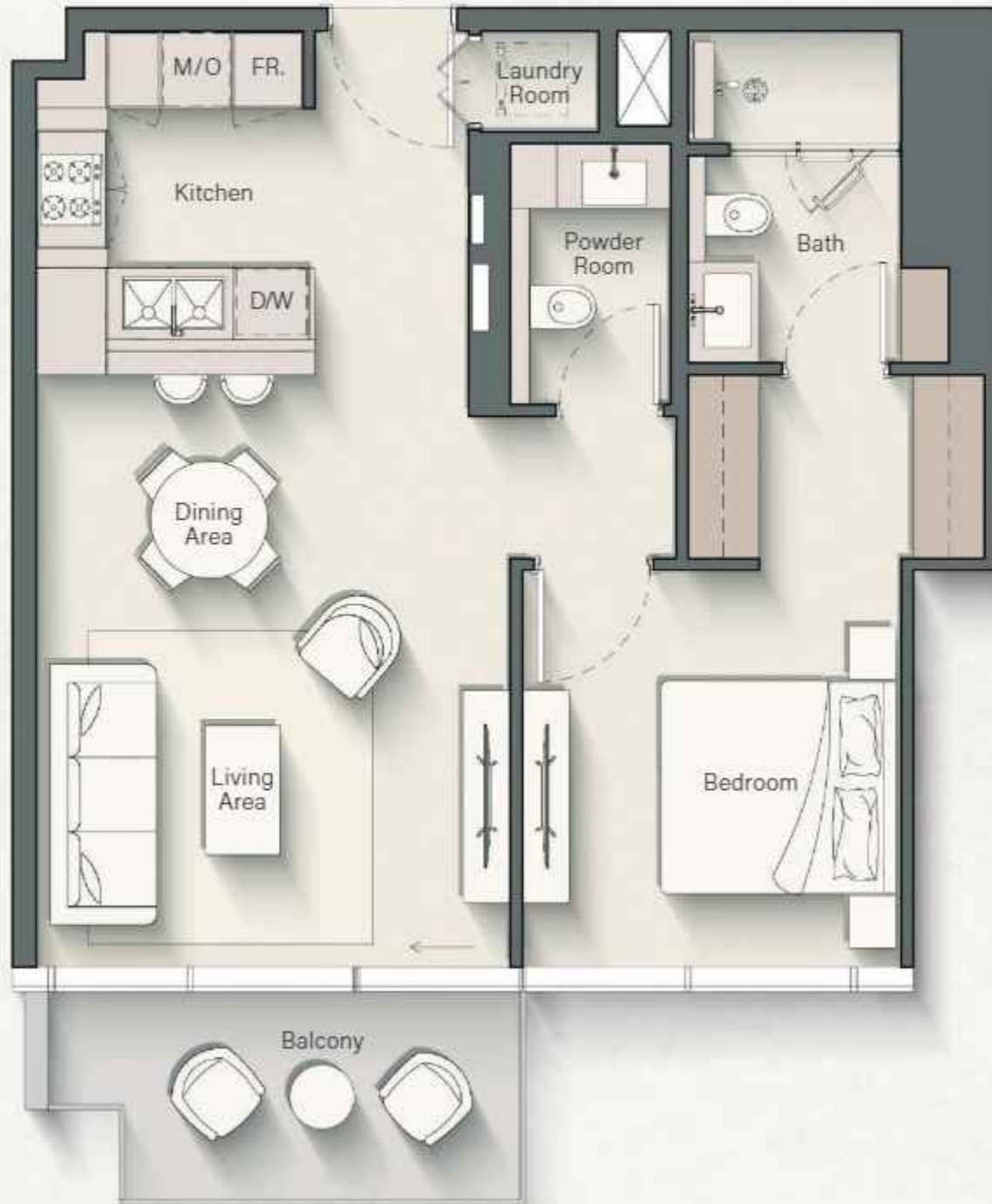
20th Floor:
2009

21st - 22nd Floor:
2109

26th Floor:
2609

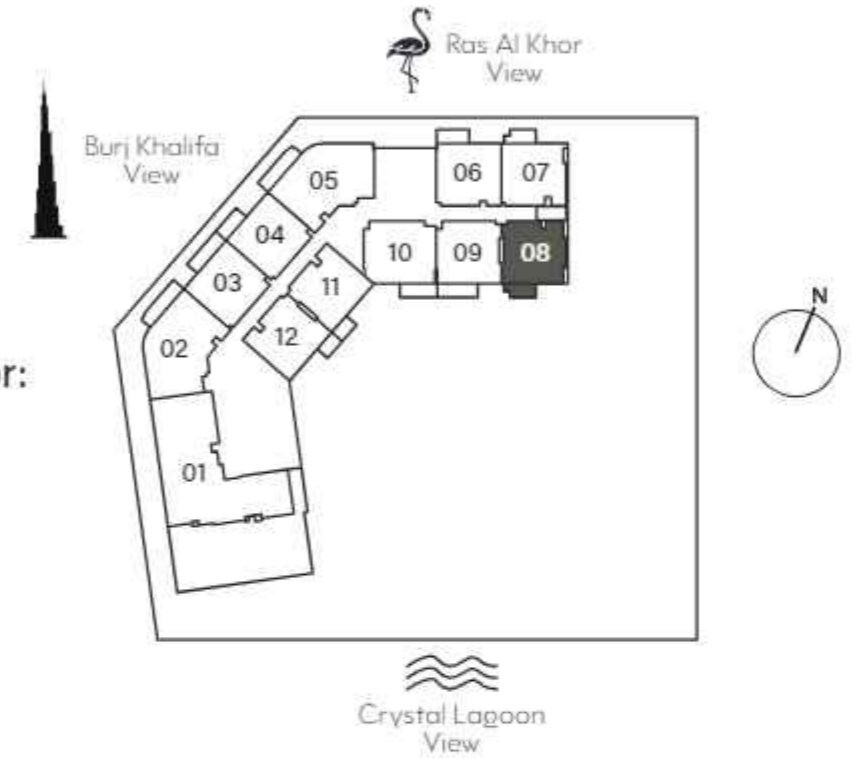
27th - 28th Floor:
2709

1 BEDROOM TYPE B2



Internal Living Area : 694.38 Sq. Ft
 Outdoor Living Area : 73.30 Sq. Ft
 Total Living Area : 767.68 Sq. Ft

20th Floor:



3rd - 6th Floor:
310

7th & 13th Floor:
709

8th - 9th &
14th - 15th Floor:
809

11th - 12th &
17th - 18th Floor:
1109

20th Floor:
2008

21st - 22nd Floor:
2108

26th Floor:
2608

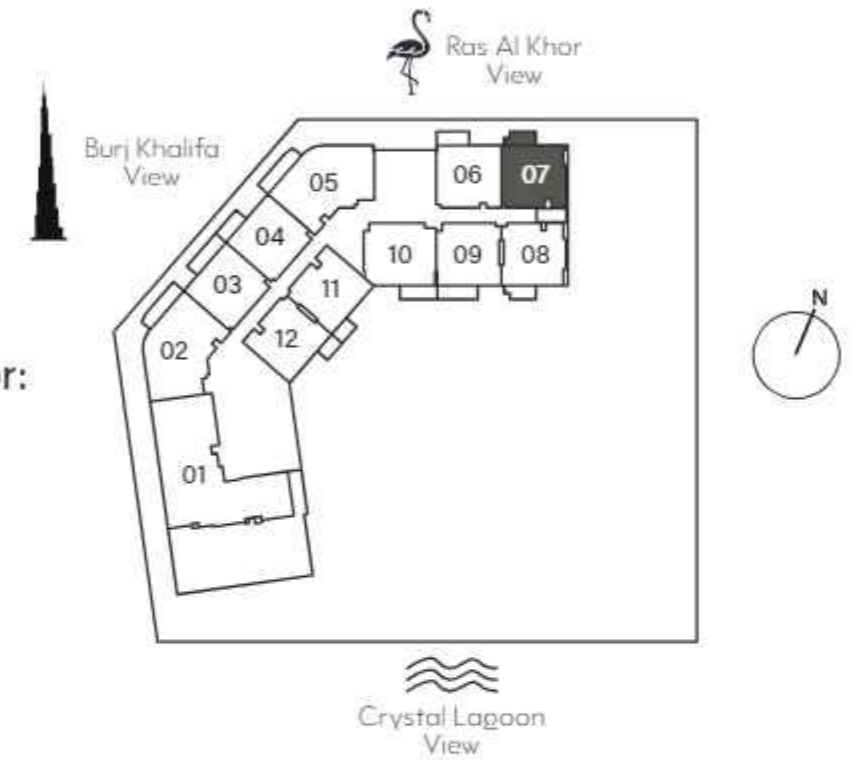
27th - 28th Floor:
2708

1 BEDROOM TYPE B3



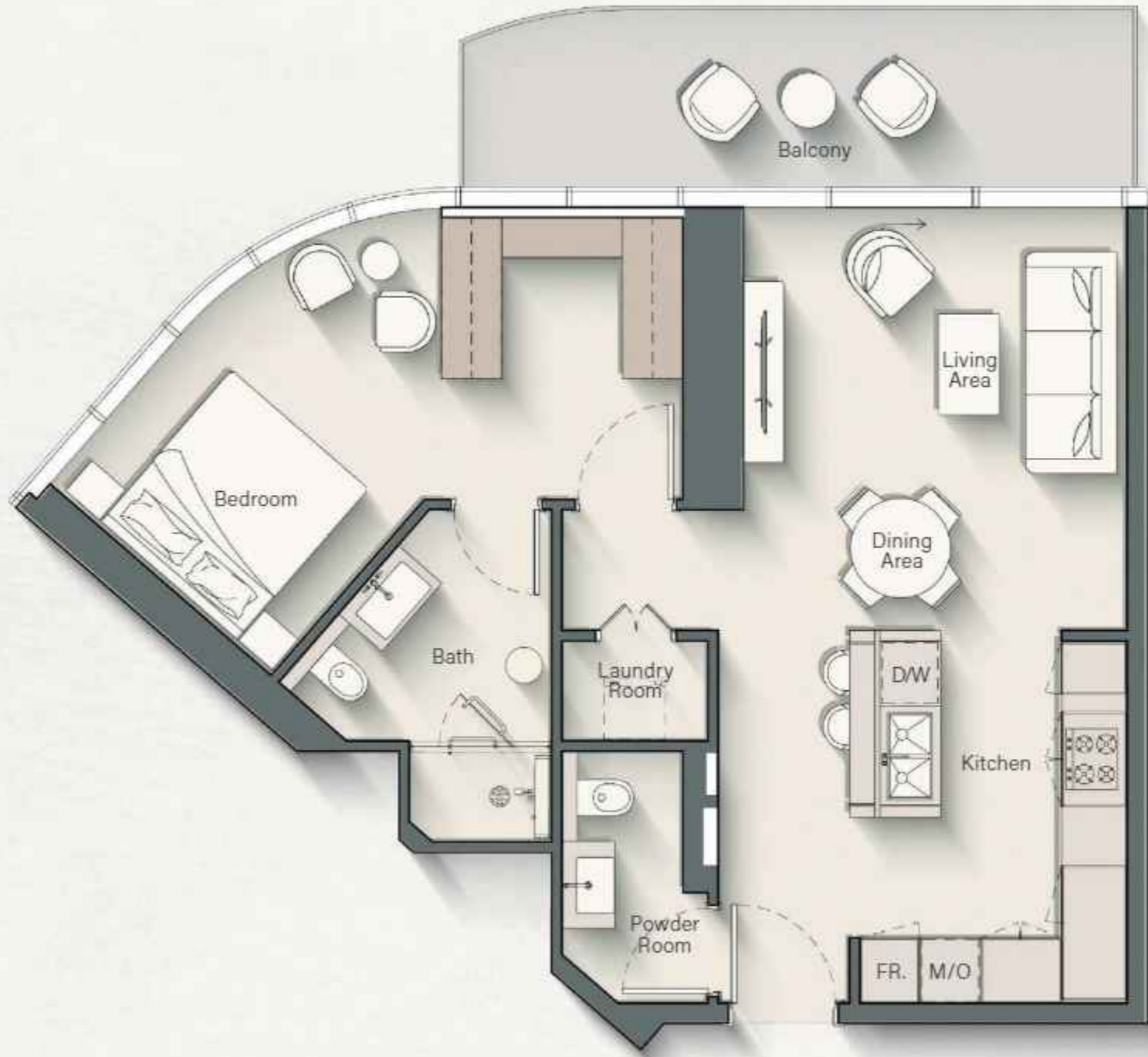
Internal Living Area : 714.94 Sq. Ft
 Outdoor Living Area : 73.30 Sq. Ft
 Total Living Area : 788.24 Sq. Ft

20th Floor:



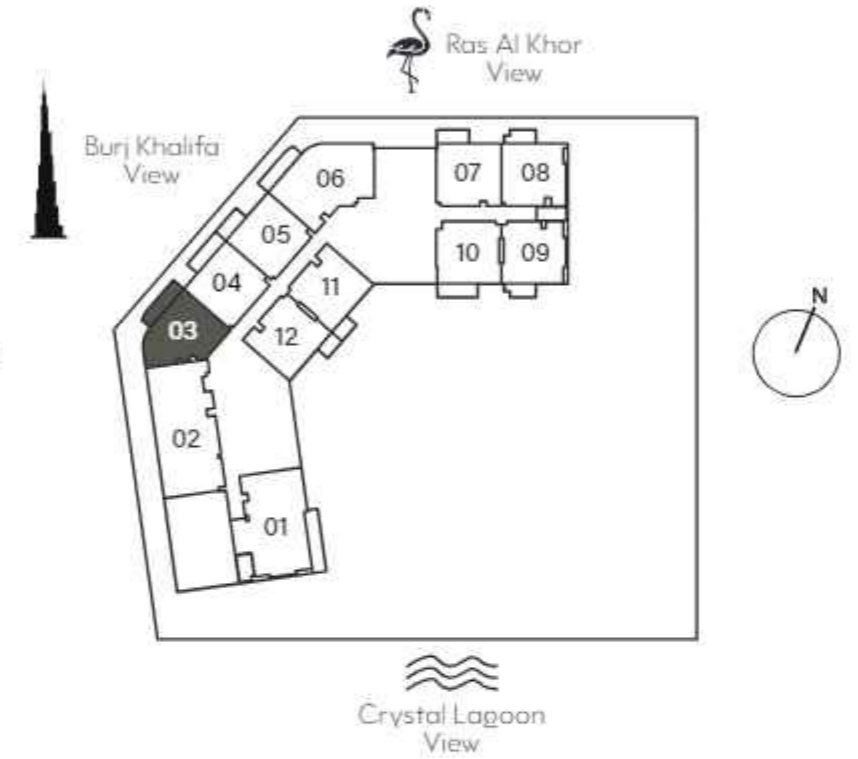
3 rd - 6 th Floor: <u>309</u>	7 th & 13 th Floor: <u>708</u>	8 th - 9 th & 14 th - 15 th Floor: <u>808</u>
20 th Floor: <u>2007</u>	21 st - 22 nd Floor: <u>2107</u>	26 th Floor: <u>2607</u>
27 th - 28 th Floor: <u>2707</u>	32 nd Floor: <u>3206</u>	33 rd - 34 th Floor: <u>3306</u>

1 BEDROOM TYPE C



Internal Living Area : 753.69 Sq. Ft
 Outdoor Living Area : 127.44 Sq. Ft
 Total Living Area : 881.13 Sq. Ft

7th & 13th
Floor:



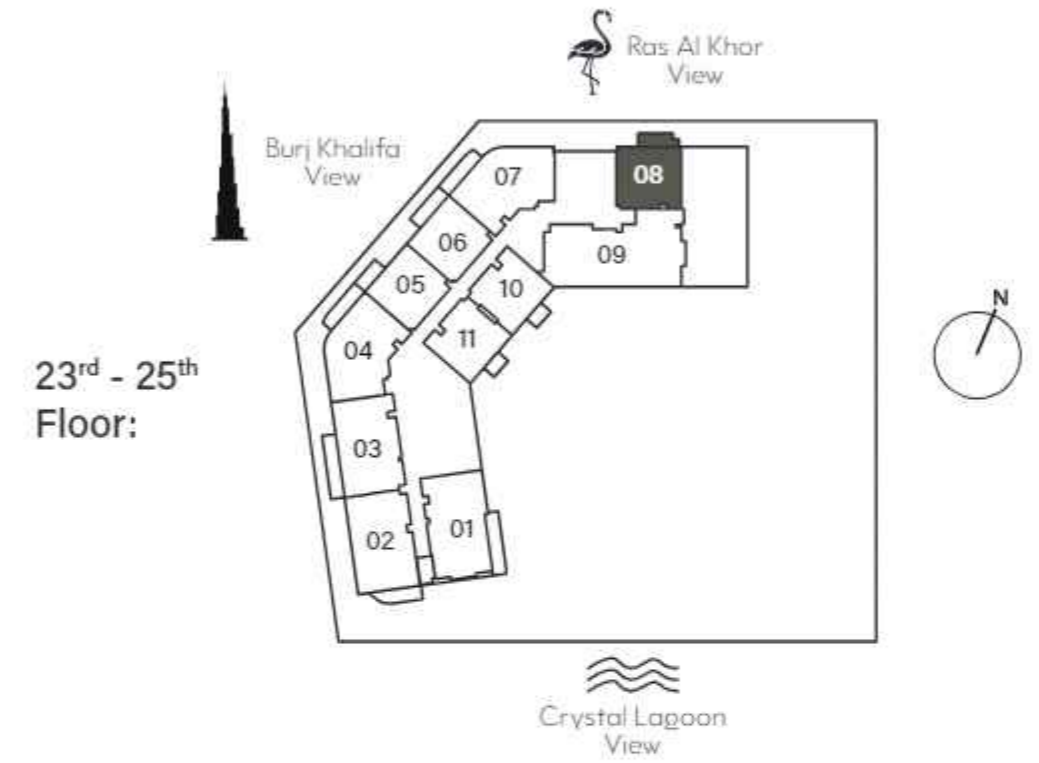
7th & 13th Floor:
703

26th Floor:
2603

1 BEDROOM TYPE D



Internal Living Area : 743.25 Sq. Ft
 Outdoor Living Area : 96.12 Sq. Ft
 Total Living Area : 839.37 Sq. Ft



23rd - 25th
Floor:

23rd Floor:
2308

24th - 25th Floor:
2408

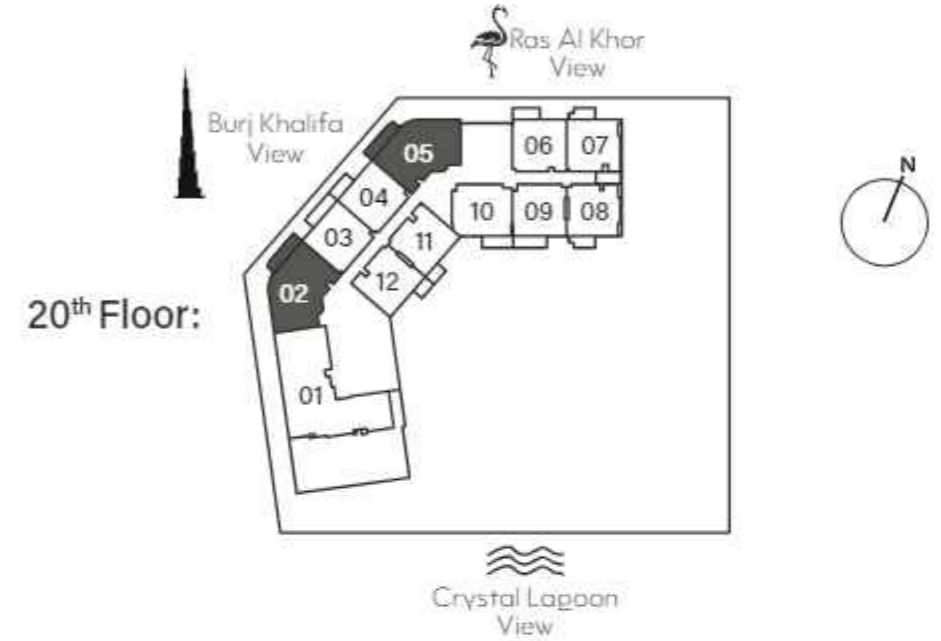
29th Floor:
2907

30th - 31st Floor:
3007

2 BEDROOM TYPE A

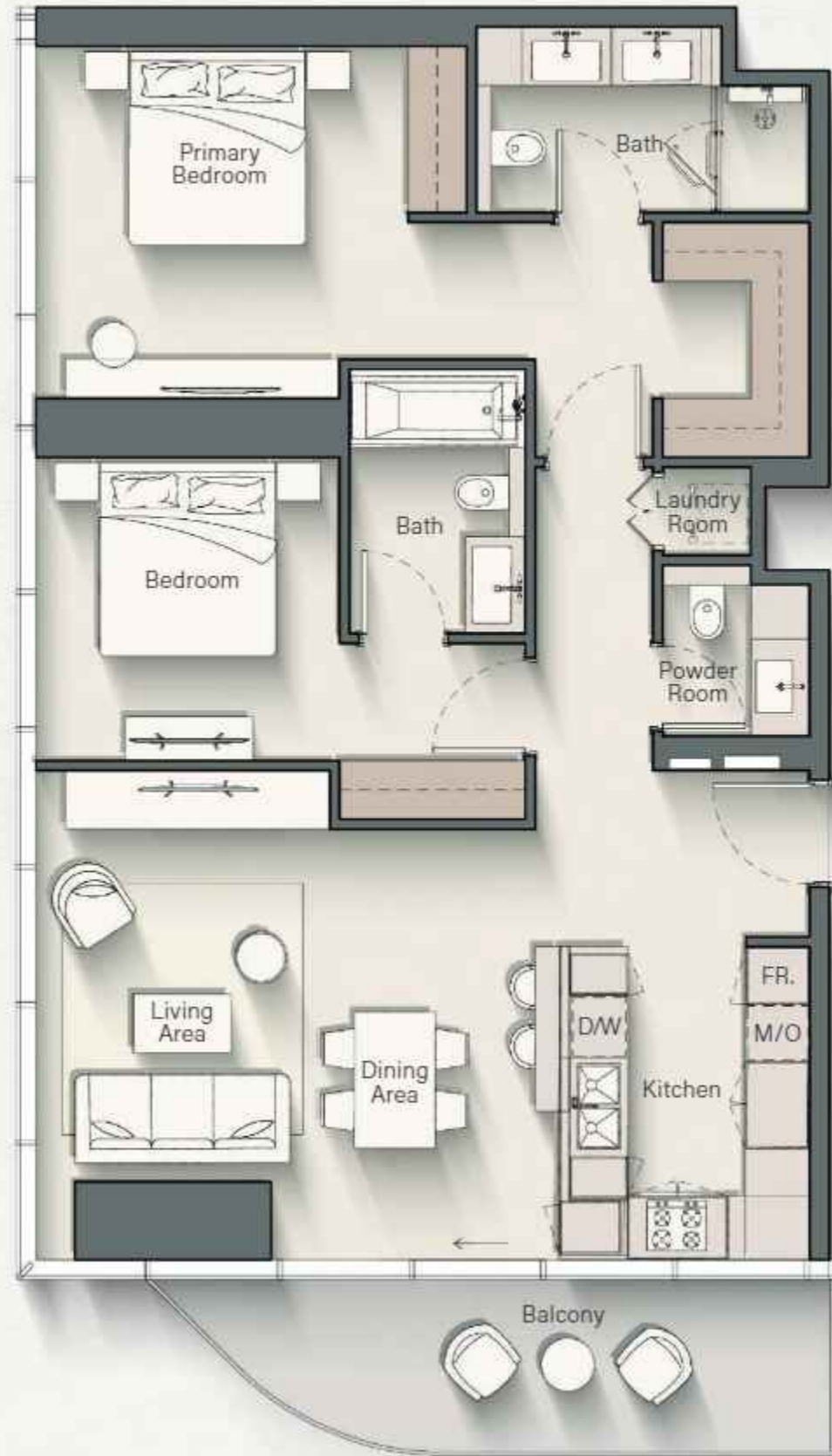


Internal Living Area : 1114.06 Sq. Ft
 Outdoor Living Area : 127.44 Sq. Ft
 Total Living Area : 1241.51 Sq. Ft



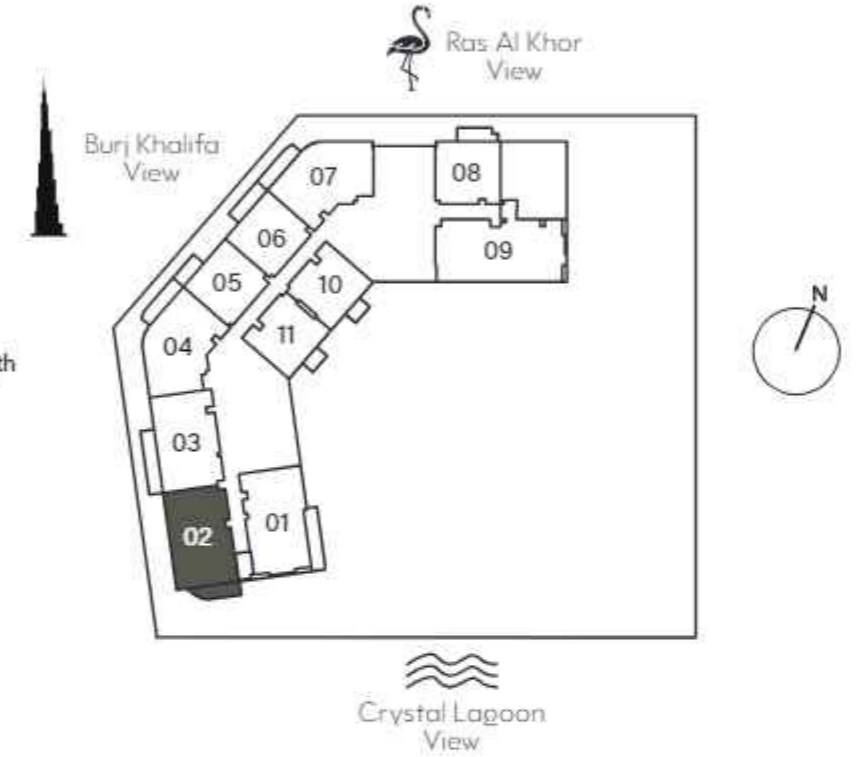
1 st Floor: <u>104</u> <u>107</u>	2 nd Floor: <u>204</u> <u>207</u>	3 rd - 6 th Floor: <u>304</u> <u>307</u>
7 th & 13 th Floor: <u>706</u>	8 th - 9 th & 14 th - 15 th Floor: <u>803</u> <u>806</u>	10 th & 16 th Floor: <u>1004</u> <u>1007</u>
11 th - 12 th & 17 th - 18 th Floor: <u>1104</u> <u>1107</u>	20 th Floor: <u>2002</u> <u>2005</u>	21 st - 22 nd Floor: <u>2102</u> <u>2105</u>
23 rd Floor: <u>2304</u> <u>2307</u>	24 th - 25 th Floor: <u>2404</u> <u>2407</u>	26 th Floor: <u>2605</u>
27 th - 28 th Floor: <u>2703</u> <u>2705</u>	29 th Floor: <u>2904</u> <u>2906</u>	30 th - 31 st Floor: <u>3004</u> <u>3006</u>
32 nd Floor: <u>3202</u> <u>3204</u>	33 rd - 34 th Floor: <u>3302</u> <u>3304</u>	35 th - 37 th Floor: <u>3504</u> <u>3506</u>

2 BEDROOM TYPE B



Internal Living Area : 1119.55 Sq. Ft
 Outdoor Living Area : 116.14 Sq. Ft
 Total Living Area : 1235.70 Sq. Ft

10th & 16th
Floor:



3rd - 6th Floor:
302

10th & 16th Floor:
1002

11th - 12th &
17th - 18th Floor:
1102

23rd Floor:
2302

24th - 25th Floor:
2402

29th Floor:
2902

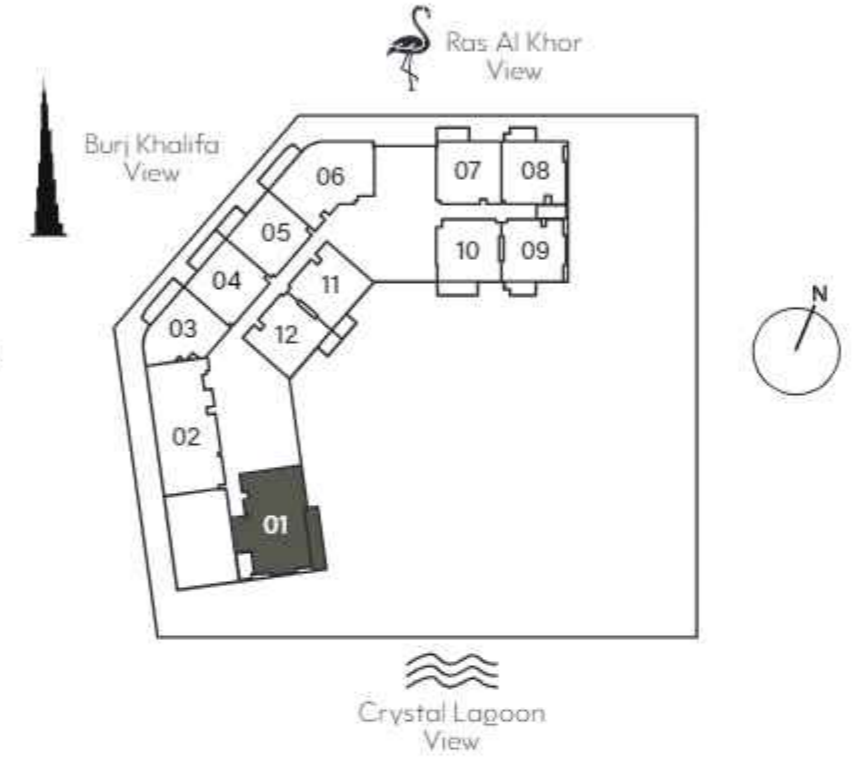
30th - 31st Floor:
3002

2 BEDROOM + S TYPE C



Internal Living Area : 1234.62 Sq. Ft
 Outdoor Living Area : 159.31 Sq. Ft
 Total Living Area : 1393.93 Sq. Ft

7th & 13th
Floor:



7th & 13th Floor:
701

8th - 9th &
14th - 15th Floor:
801

26th Floor:
2601

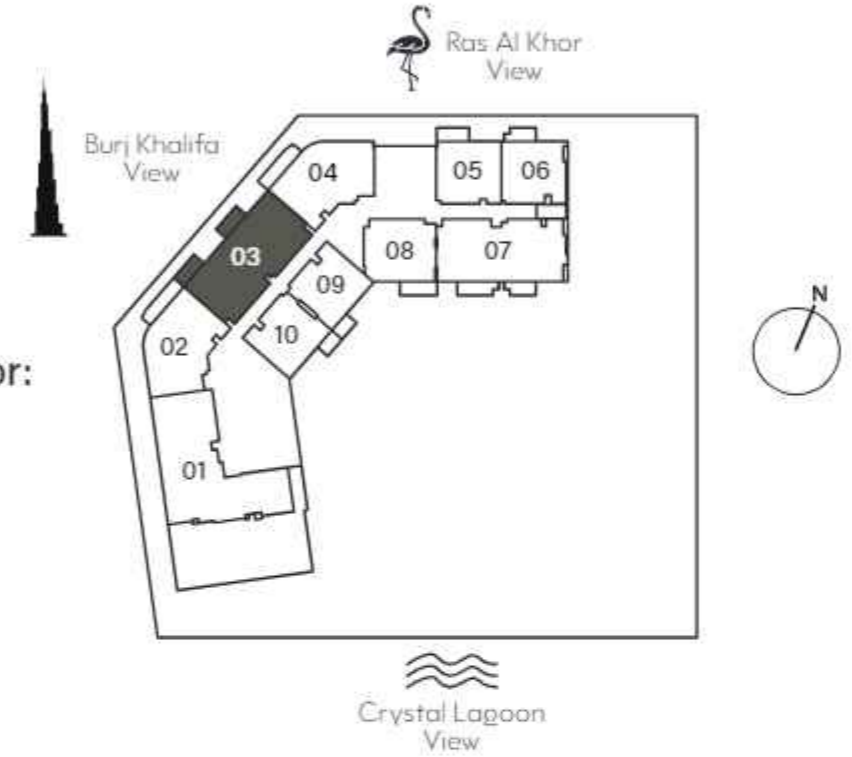
27th - 28th Floor:
2701

3 BEDROOM + S TYPE A



Internal Living Area : 1451.62 Sq. Ft
 Outdoor Living Area : 157.69 Sq. Ft
 Total Living Area : 1609.31 Sq. Ft

32nd Floor:



26th Floor:
2604

27th - 28th Floor:
2704

29th Floor:
2905

30th - 31st Floor:
3005

32nd Floor:
3203

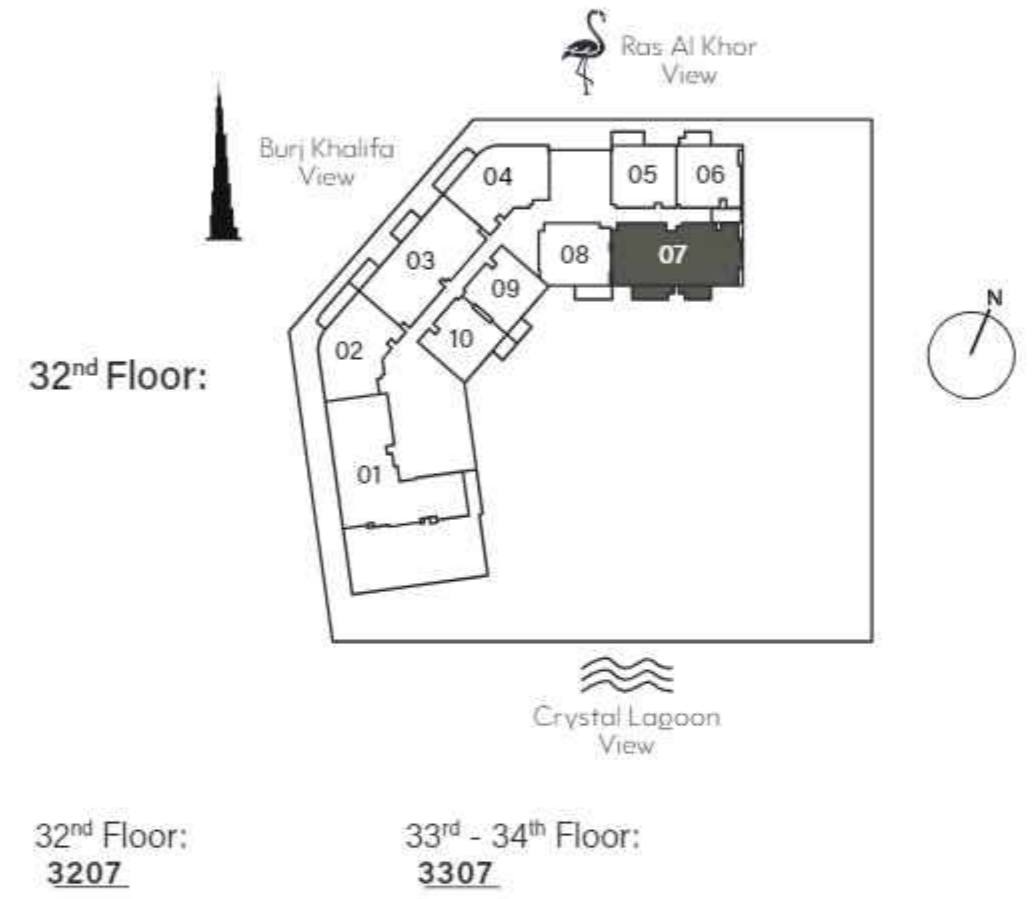
33rd - 34th Floor:
3303

35th - 37th Floor:
3505

3 BEDROOM + S TYPE B



Internal Living Area : 1441.29 Sq. Ft
 Outdoor Living Area : 171.36 Sq. Ft
 Total Living Area : 1612.65 Sq. Ft

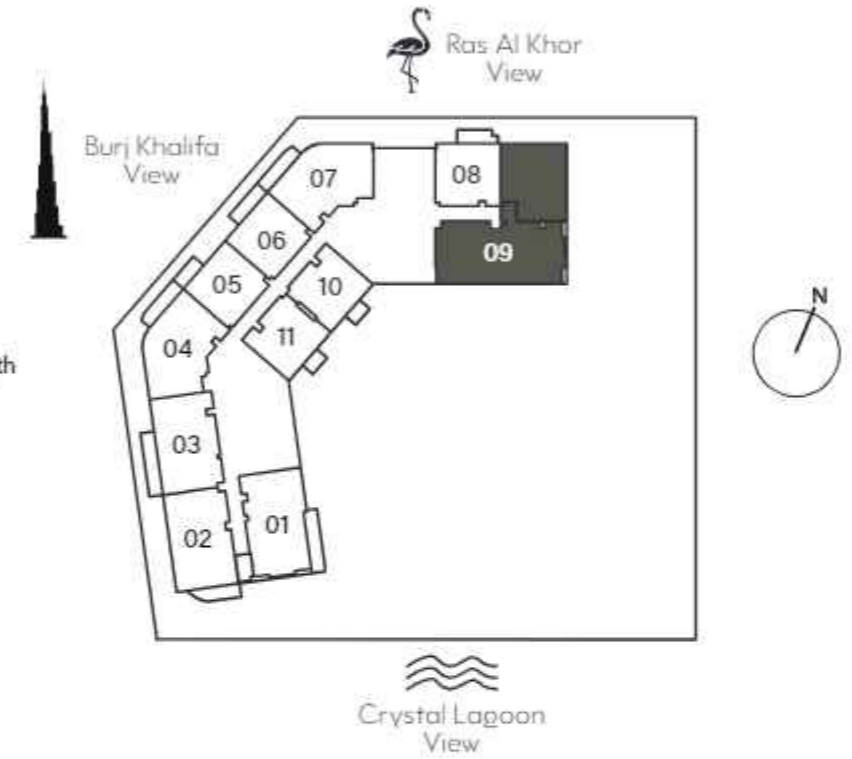


3 BEDROOM + S TYPE C



Internal Living Area	:	1498.55 Sq. Ft
Outdoor Living Area	:	616.45 Sq. Ft
Total Living Area	:	2115.00 Sq. Ft

10th & 16th
Floor:



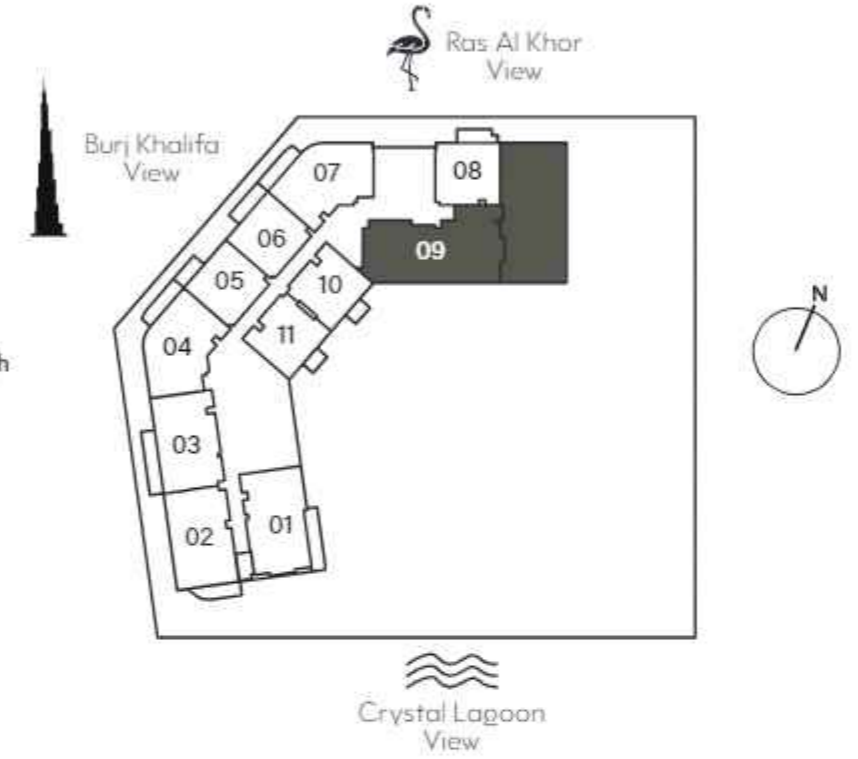
10th & 16th Floor:
1009

3 BEDROOM + S TYPE D



Internal Living Area : 1681.54 Sq. Ft
 Outdoor Living Area : 1132.58 Sq. Ft
 Total Living Area : 2814.12 Sq. Ft

23rd - 25th
Floor:



23rd Floor:
2309

24th - 25th Floor:
2409

29th Floor:
2908

30th - 31st Floor:
3008

3 BEDROOM + S TYPE E



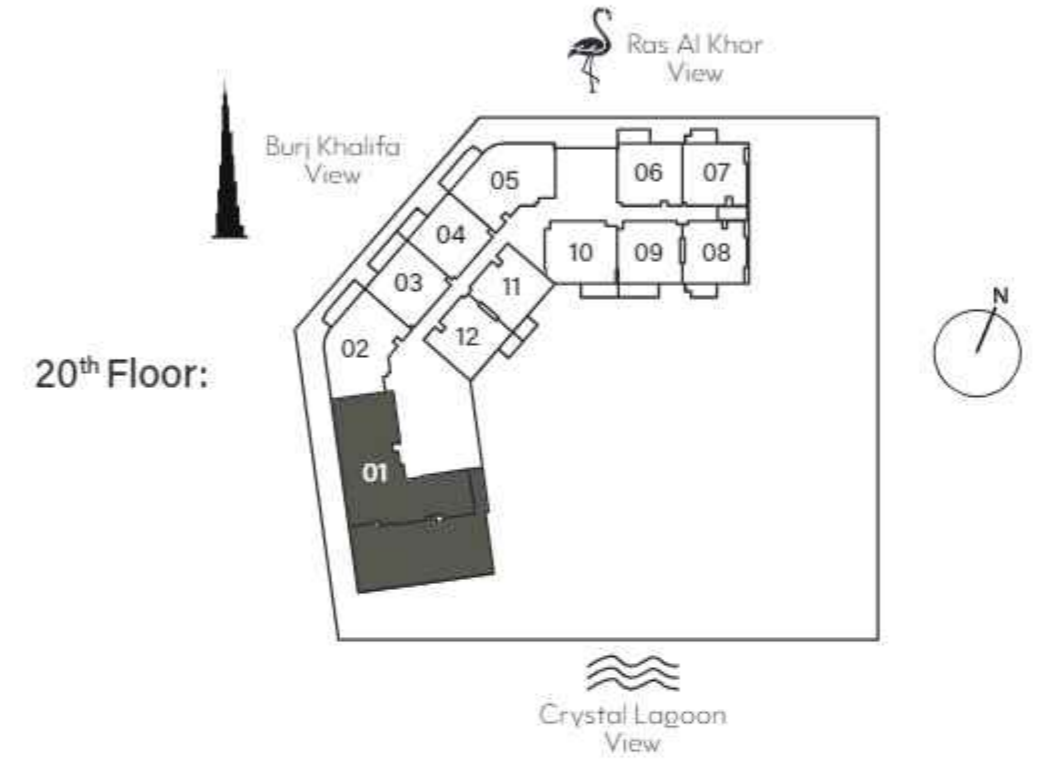
Internal Living Area : 1479.93 Sq. Ft
 Outdoor Living Area : 786.63 Sq. Ft
 Total Living Area : 2266.56 Sq. Ft



4 BEDROOM + S TYPE A



Internal Living Area : 1988.74 Sq. Ft
 Outdoor Living Area : 1106.42 Sq. Ft
 Total Living Area : 3095.16 Sq. Ft



20th Floor:

20th Floor:
2001

21st - 22nd Floor:
2101

32nd Floor:
3201

33rd - 34th Floor:
3301

4 BEDROOM + S TYPE B



Internal Living Area : 2048.80 Sq. Ft
 Outdoor Living Area : 1150.12 Sq. Ft
 Total Living Area : 3198.93 Sq. Ft

