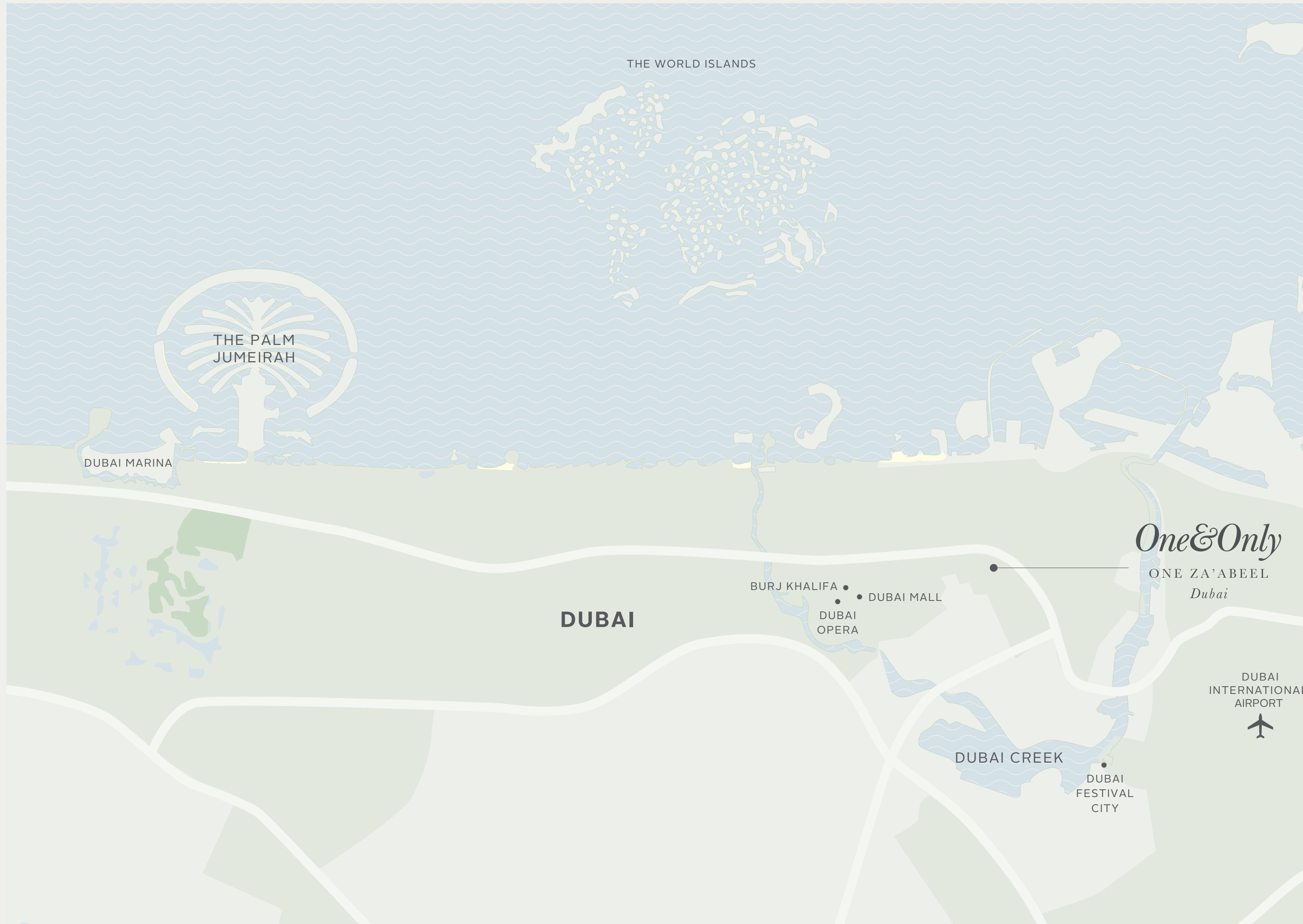


An aerial night view of the Dubai skyline. The One & Only Za'abeel hotel is the central focus, a tall, dark skyscraper with a distinctive horizontal band of lights. The city is illuminated with various lights, and the sky is a deep twilight blue. The text 'One & Only' is overlaid in a white, elegant script font, with 'ONE ZA'ABEEL' in a smaller, white, all-caps serif font below it, and 'Dubai' in a white, elegant script font at the bottom.

One & Only

ONE ZA'ABEEL

Dubai



15-minute drive from Dubai International Airport

10-minute drive from DIFC (Dubai International Financial Centre)

15-minute drive from and to Dubai Mall

20-minute drive from One&Only Royal Mirage and
30-minute drive from One&Only The Palm



Key Resort Highlights - Overview

An exceptional one-off resort in the city

Located in the prestigious One Za'abeel development, at the confluence of heritage and innovation

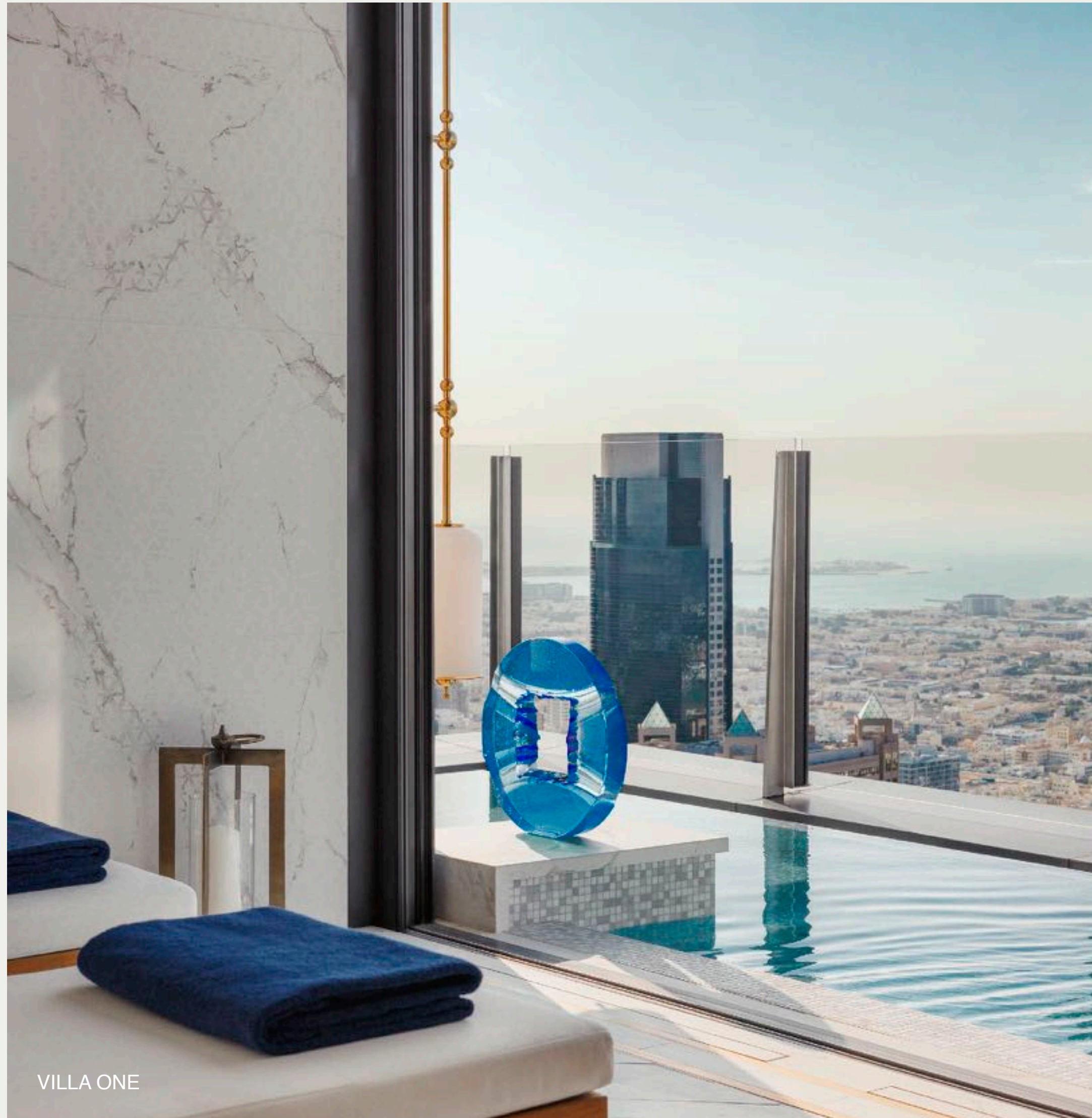
A true lifestyle destination, delivering an ultra-luxury resort experience in a dynamic city setting

The Link - the world's longest cantilever - is a floating boulevard and a destination on everyone's bucket list. Featuring world-class dining from Michelin chefs, a destination bar, and immersive experiences

Two pools: Adult-only infinity pool on The Link rooftop and a family garden swimming pool on the 4th floor

Convenient location for business and leisure travellers

ACCOMMODATION: ROOMS & SUITES



VILLA ONE

Key Resort Highlights - Accommodation

229 rooms and suites encapsulating views over Dubai's futuristic skyline

Sophisticated rooms and suites among the largest in the city

A collection of themed corner suites for business, wellness and creative pursuits

1 signature Villa One with outdoor terrace and private pool

Contemporary interior design and ultra-luxury finishes

94 One&Only Private Homes and 9 penthouses



SKYLINE LOFT

Maximising space and seclusion, this designer duplex is the epitome of chic city living. Double-height windows create a cinematic backdrop in the lower-level living room, bathing the space in Dubai's year-round sunshine and framing skyline views that rival the exquisite artworks on the walls.

Follow the staircase to the second storey to discover a master bedroom, writing desk, walk-in wardrobe and spa-inspired bathroom, creating an unrivalled sense of privacy.

	VIEW	KEYS	SIZE	OCCUPANCY	AMENITIES	INCLUSIONS
SKYLINE LOFT	Burj Khalifa or City	8	168 SQM	2 Adults & 1 Child or 3 Adults	<ul style="list-style-type: none"> - Daybed - Dyson - Breakfast - In-Room Bar - Bath - Dining Area - Pantry - Living Room - Connecting Grand Za'abeel Double Queen Room 	<ul style="list-style-type: none"> - Access to Private Club on Level 53 - Daily Breakfast at Aelia or Private Club - 30-Hour Suite - flexible check-in and check-out - One Weekend Afternoon Tea at Aelia - Complimentary Access to Tapasake - Dedicated Host Service - Luggage Packing and Unpacking Service - Express Garment Pressing - One Complimentary Pre-Dinner Drink at The Link - One Complimentary Longevity Index Assessment at Longevity Hub - Complimentary use of Movement Studio - Access to The Garden Pool

SKYLINE LOFT
VIRTUAL TOUR

F&B: THE GARDEN AND THE LINK

F&B OVERVIEW



LA DAME DE PIC 🌸

Charismatic, elegant and feminine, La Dame De Pic promises refined French cuisine from the world's most-decorated female chef, Anne-Sophie Pic, who combines creative techniques with unexpected ingredients to craft an exquisite gastronomic experience in Dubai.



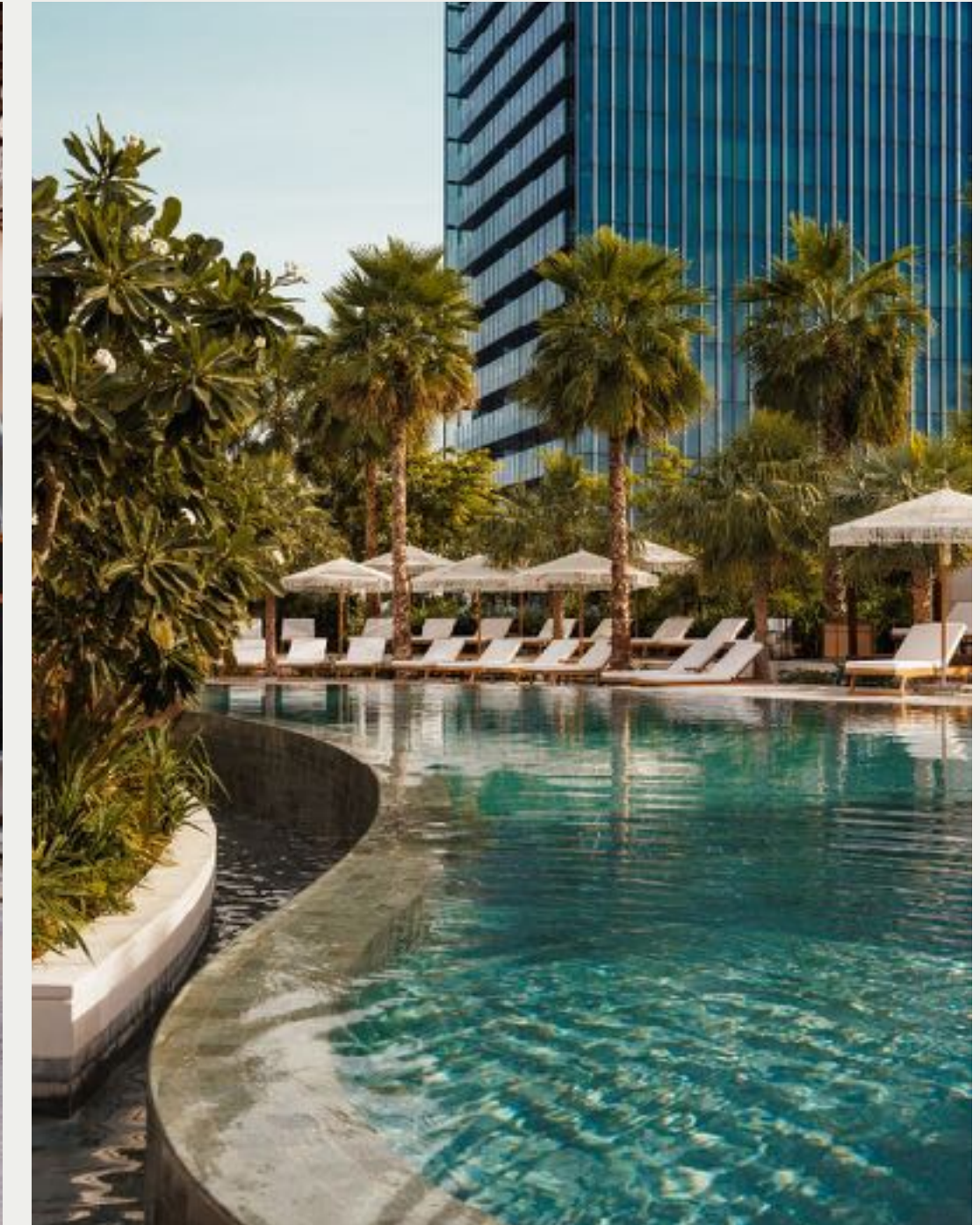
MAISON DEVOILLE

Step into a world where timeless elegance meets culinary artistry. Born from the imagination of celebrated pastry chef Christopher Devoille, Maison Devoille is a tribute to the sweet nostalgia of Paris' Golden Age.



AELIA

Meaning 'sun' in Latin, Aelia offers a subtle nod to the Mediterranean accent of the restaurant, while referencing its all-day nature – from sunrise breakfasts to effortlessly chic sundowners, and everything under the sun.



THE GARDEN POOL BAR

Spend your days soaking up the sunshine at One&Only One Za'abeel's Garden Pool Bar, where a family-friendly swimming pool, dedicated kids' pool, swim-up bar, and relaxed menu of South-East Asian flavours transport you to your favourite tropical beach, right in the centre of Dubai.

F&B OVERVIEW



CULINARA SOCIAL DINING

CULINARA Food Hall is a one-of-a-kind culinary destination in The Link at One Za'abeel. This reimagined food hall and marketplace celebrates vibrant cuisines from around the world with twelve interactive kitchens, and gourmet retail for you to take home.



ANDALIMAN

Embrace the bold flavours of the Indonesian archipelago at this soulful restaurant and lounge. Ideal for all ages, Andaliman is an approachable, engaging and interactive dining experience with an open kitchen, coconut husk grill, and array of flavour-packed sambals prepared tableside.



STREETXO by Dabiz Muñoz

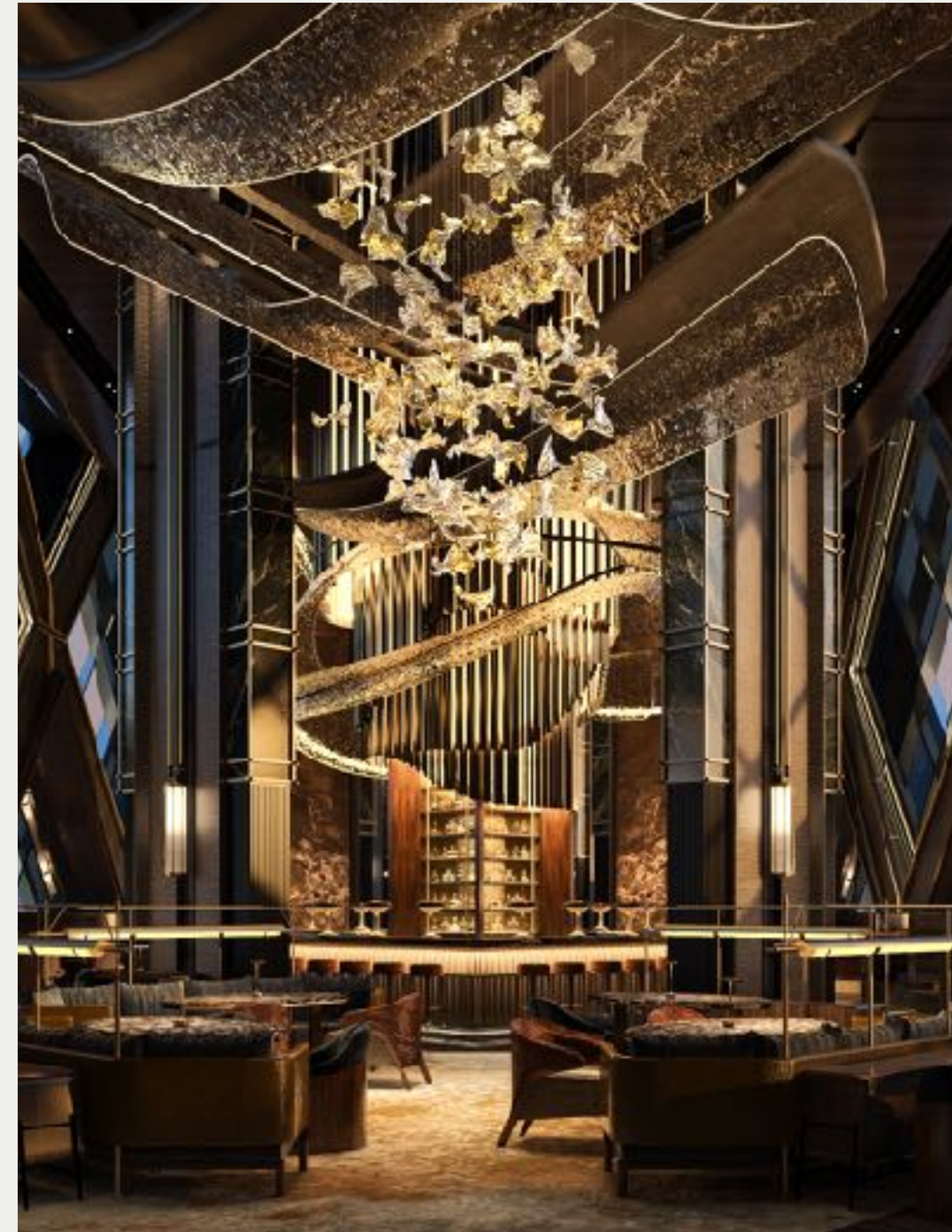
From star-studded, boundary-pushing Spanish Chef Dabiz Muñoz comes StreetXO, a roguish reimagining of the global street-food experience. In this high-octane setting, the avant-garde is made accessible, with an intrepid menu of flavours from Europe, Asian, South America and beyond.



N53 CIGAR LOUNGE

Step into N53's cigar lounge, an exclusive and discreet sanctuary for connoisseurs. Discover curated, one-of-a-kind selection of cigars, perfectly paired with fine spirits and cocktails, all served in an atmosphere of understated luxury and timeless sophistication.

COMING SOON



NOBU

Nobu One Za'abeel presents the brand in a vibrant, contemporary setting, combining curated Nobu dishes with a creative twist and a lively, immersive atmosphere. With its dynamic design, engaging environment, and modern spirit, Nobu One Za'abeel defines Nobu for a new generation of diners seeking both excellence and excitement.



TAPASAKE

Perched atop The Link, Tapasake is Dubai's newest place to see and be seen. Sink into a luxurious cabana, take a dip in the UAE's longest infinity pool, and indulge in vibrant Japanese-Mediterranean cuisine and cocktails, all backdropped by uninterrupted views of the Dubai skyline.

WELLNESS



Key Resort Highlights - Wellness

Home to the first Longevity Hub by Clinique La Prairie in the UAE, spread over 2,500 square metres

Holistic approach to health and wellness, drawing on the latest advancements in wellbeing

28 single spa treatment rooms, and 1 couple's treatment room

Expert treatments that focus on longevity, vitality and wellbeing

Movement Studio including the latest training equipment, guided workouts and classes



City Wellness Retreat

Experience the world's first Longevity Hub by Clinique La Prairie retreat at One&Only One Za'abeel – an ultra-personalised four-day journey that combines longevity, movement, wellbeing and nutrition, scientifically designed to unlock longevity and lasting vitality.

Offer includes:

- 1 Longevity Index Assessment
- 1 Advanced Diagnostic (Bio-Panel + Calorimetry test)
- 1 Functional Medicine Consultation
- 1 In-depth Nutritionist Consultation
- 1 Cognitive Assessment
- 1 Dermatologist Consultation
- 4-day tailored plan with medical experts based on your Longevity Index Assessment results
- Personalised full-board anti-inflammatory dining plan
- 3 Movement and Recovery sessions per stay
- 5 Wellbeing treatments per stay
- Unlimited access to Wellness facilities

SHOPPING

Stop & Shop Package



Luxury in transit. From bespoke personal shopping to a revitalizing Longevity Hub treatment, transform your Dubai stopover into a seamless indulgence.

Offer includes:

- Daily breakfast at Private Club or Aelia
- Round-trip luxury transfer to Dubai Mall
- Personal shopping & styling session at the Dubai Mall Personal Shopping Lounge by ELITE or in-suite
- Your choice of complimentary treatment at Longevity Hub by Clinique La Prairie including Cryotherapy, Welnamis, Infrared, or Pressotherapy per person per stay



One & Only

ONE ZA'ABEEL

Dubai

THANK YOU