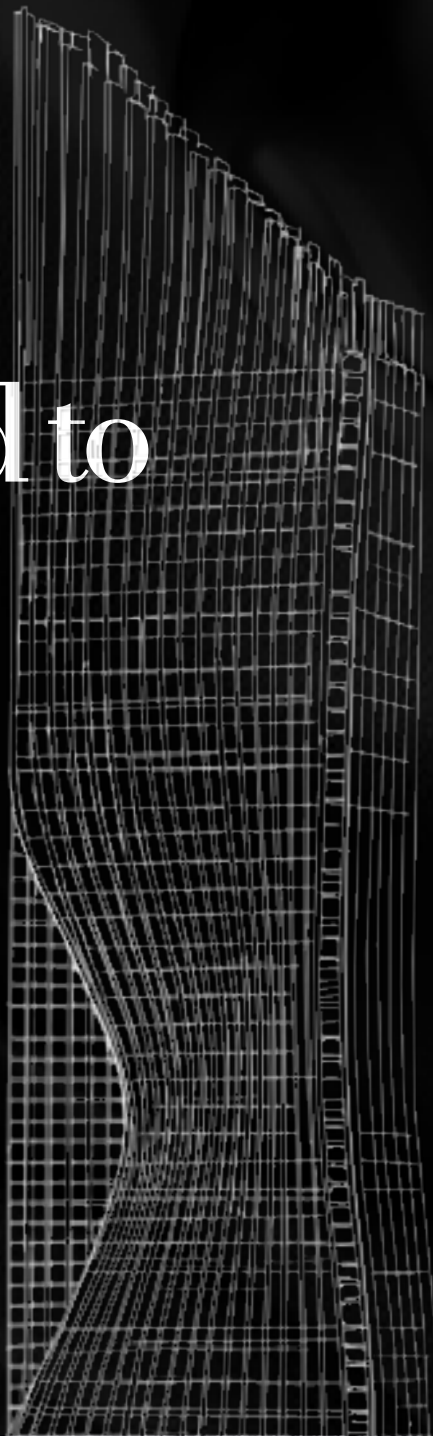




TIGER SKY  
TOWER

# Designed to Break World Records



Total number of floors

**122**

Tower Height

**532 m**

Built-up area

**2,784,122 Sq. ft**

The highest rain forest in residential building

**447 m**

The highest Rollglider through the rainforest

**447 m**

The highest restaurant in the world

**439 m**

Infinity pool (highest in the world)

**431 m**

Royal Sky penthouse

**426 m**

Number of Penthouses

**18**



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Tiger Properties is a leading real estate development company in Dubai. With a 120 million square feet built-up area, Tiger Properties has over 270 towers, including residential, retail, and hospitality. Presenting our new architectural jewel in Dubai, Tiger Sky is planned to be the world's highest rainforest with the most luxurious amenities.





Designed by the  
best, to deliver the  
best experience.

# Project Summary

Get a taste of your future luxury living at Tiger Sky Tower in Business Bay! This is your dream home, complete with notably designed flats, world-class restaurants, great adventures, and elegance in every detail.



Property Type

Luxury Residential

Built up area

2,784,122 Sq. ft

Total Floors

122

Parking floors

5

Podium floors

6

Facility Floor

1

Total units

849

Penthouses

18

Royal Sky Penthouse

1

Number of Units (fully furnished)

1 - Bedroom Apartment - 208

2 - Bedroom Apartment - 414

3 - Bedroom Apartment - 158

4 - Bedroom Apartment - 50

Inspirations

# Tiger Sky Inspiration

Tiger Sky Tower stands as the world's highest rainforest with an iconic design, the highest infinity pool in the world, the highest restaurant in the world, the most thrilling adventure experiences, and fascinating amenities. Featuring an epic design, an excellent location, and fascinating scenic views, get ready to admire a remarkable future of utmost elegance in Business Bay, Dubai.

As a symbol of luxury in Dubai, this tower redefines opulence and comfort, elevating the everyday lifestyle experience to new heights.



An aerial photograph of Dubai, United Arab Emirates, showcasing a dense urban landscape dominated by skyscrapers. The Burj Khalifa stands as the tallest building in the center. The city is surrounded by water, with artificial islands and canals visible. The sky is clear, and the overall scene conveys a sense of modernity and luxury.

*Elevating luxury  
to unprecedented  
pinnacles in  
Dubai*

Inspirations

# Representing Dubai's Opulence

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Tiger Sky Tower in Business Bay perfectly represents Dubai's opulence and vibrancy. Its alluring architecture and magnificent views guarantee a seamless blend of urban allure and luxury at every turn. Discover the charm of Tiger Sky Tower, where elegance and comfort coexist in every hushed story and expansive panorama. Its streamlined appearance and imposing presence capture the spirit of contemporary life in the city's center.







Developer name

**Tiger Properties**

Tower Height

**532 m**

Highest Royal Sky Penthouse

**426**

The highest Rollglider through the rainforest

**447 m**

Ownership

**Freehold**

Total number of floors

**122**

Infinity pool (highest in the world)

**431 m**

The highest restaurant in the world

**439 m**

Built-up area

**2,784,122 Sq Ft**

Number of Penthouses

**18**

The highest rain forest in residential building

**447 m**

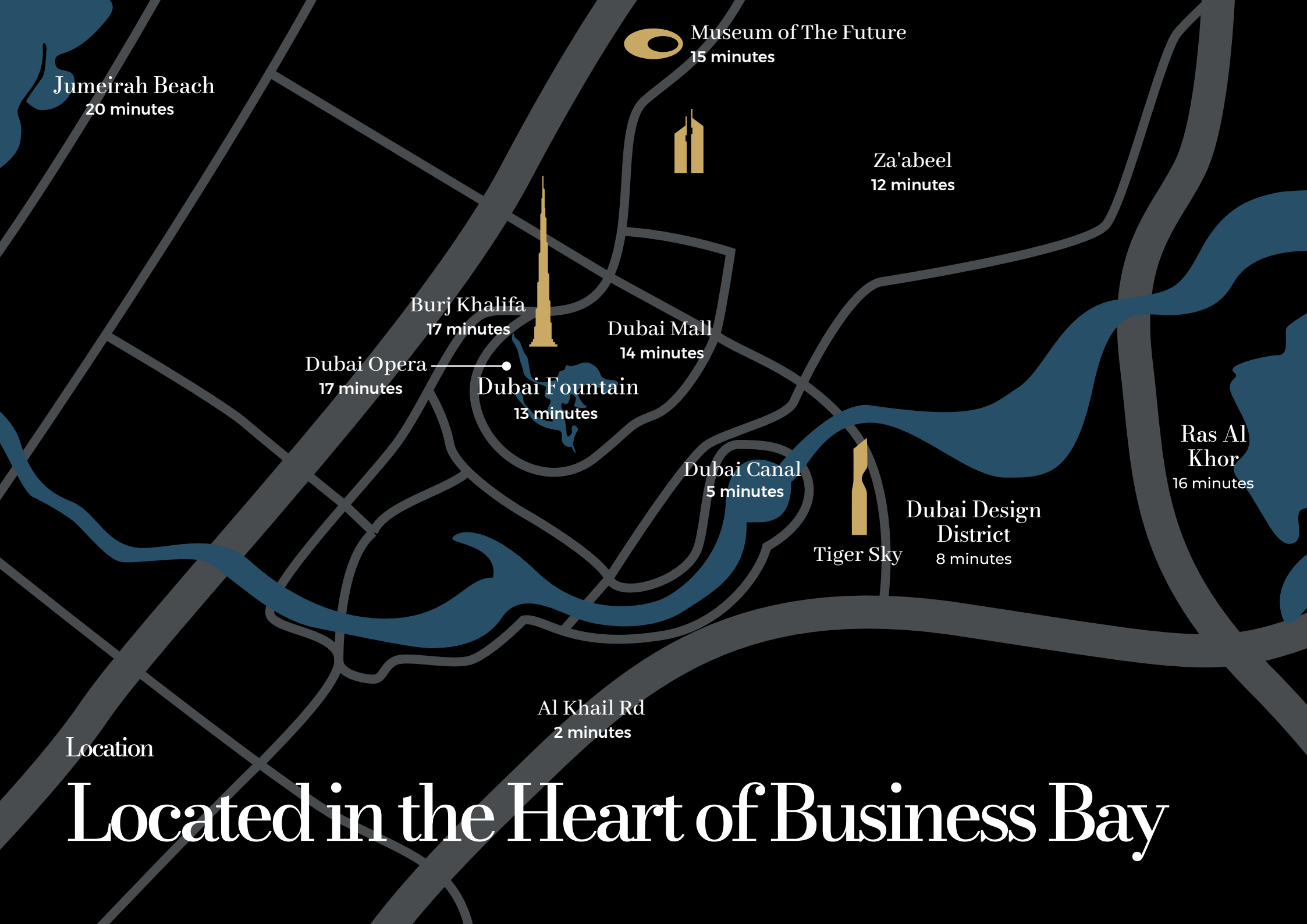
Your New Address

# Business Bay, Dubai

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Perched gracefully in the heart of Business Bay, the Tiger Sky Tower epitomizes elevated living in Dubai. With its iconic design and breathtaking views, residents are treated to a world of luxury and sophistication. The tower offers an unparalleled residential experience amidst the bustling cityscape, boasting a range of amenities, from serene rooftop gardens to state-of-the-art fitness facilities.





Jumeirah Beach  
20 minutes

Museum of The Future  
15 minutes



Za'abeel  
12 minutes

Burj Khalifa  
17 minutes

Dubai Mall  
14 minutes

Dubai Opera  
17 minutes

Dubai Fountain  
13 minutes

Dubai Canal  
5 minutes

Tiger Sky

Dubai Design  
District  
8 minutes

Ras Al  
Khor  
16 minutes

Al Khail Rd  
2 minutes

Location

# Located in the Heart of Business Bay

Location

# Redesigning Dubai's Skyline

Prepare to be enchanted by a future brimming with luxury in the heart of Business Bay, Dubai. Tiger Sky Tower emerges as a singular gem illuminating Dubai's skyline, offering every conceivable amenity for an extraordinary experience. Whether you're drawn to invest in unparalleled elegance or yearning for a tranquil abode to shape a brighter tomorrow, this tower beckons as the epitome of perfection.



Location

# An Icon Among Dubai's Skyline



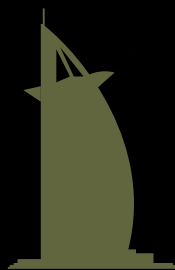
Burj  
Khalifa

Downtown Dubai



Tiger Sky  
Tower

Business Bay



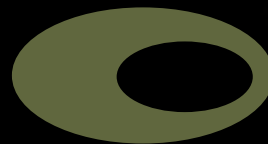
Burj Al  
Arab

Jumeirah



Dubai  
Frame

Zabeel Park



Museum  
of The Future

Trade Centre 2



Jumeirah  
Emirates Towers

Sheikh Zayed Road



Cayan  
Tower

Dubai Marina



Atlantis  
The Royal

The Palm Jumeirah

Location

# The tallest residential building in the World



**Tiger Sky Tower**

Dubai | 122 floors



**Jacob & Co.**

Business Bay | 116 floors



**Central Park Tower**

New York City | 98 floors | 472.4 m



**111 West 57th Street**

New York City | 84 floors | 435.3 m



**432 Park Avenue**

New York City | 85 floors | 425.7 m



**Marina 101**

Dubai | 101 floors | 425 m



# Blending Perfectly with Dubai's Notable Views

A tropical jungle scene with a waterfall and banana leaves. The image is split vertically. The left side is dark with a black overlay containing white text. The right side shows a bright, sunlit jungle with a waterfall in the background and large green banana leaves in the foreground. The sun is shining through the trees, creating a hazy, ethereal atmosphere.

Transcending  
the ordinary at  
Tiger Sky  
Tower



# Exclusive Amenities



Highest Infinity Pool in the World



World's Highest Rollglider Adventure



Highest Rainforest in the World



Highest restaurant in the world



Cigar Lounge



BBQ Area



Kids' Playing Area



Jogging Track



Gym & Health Club



Outdoor pool, jacuzzi and SPA





Highest  
Rainforest in  
The World

447m



Rainforest total size

1500m

Rainforest space height

5m

Take a  
Rollglider  
ride on the  
top of the  
World





Your next  
adventure awaits

At

447m

The image shows the interior of a sky restaurant. The space is modern and elegant, featuring a curved bar with white stools and a large window offering a panoramic view of a city skyline. The ceiling is a vibrant green with recessed lighting, and the walls are adorned with large, illuminated plant motifs. The overall atmosphere is sophisticated and high-end.

# Sky Restaurant

View from

# 439m



Uncover An  
Adventurous Lifestyle



# The World's Highest Infinity Pool

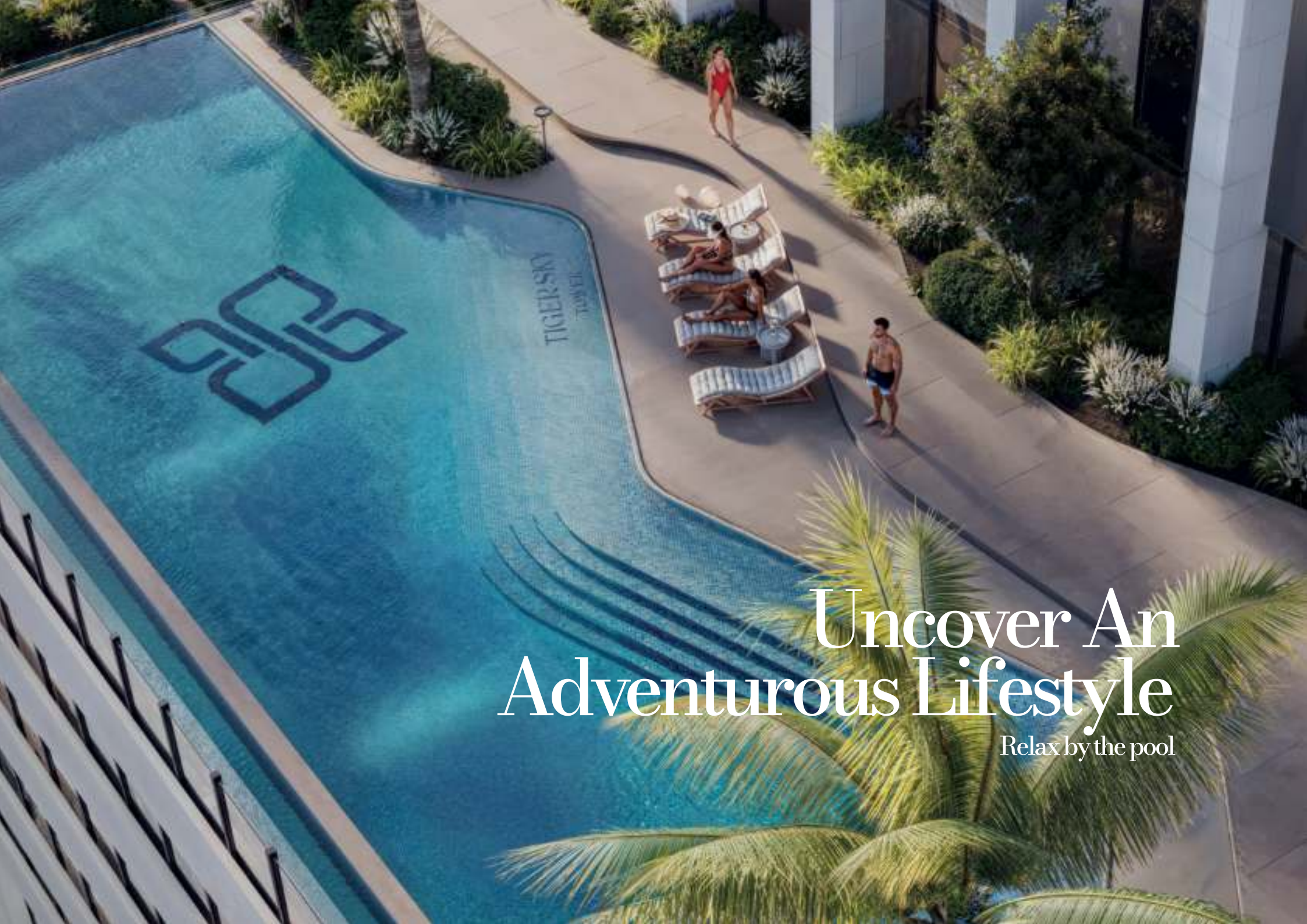
At

# 431m









Uncover An  
Adventurous Lifestyle  
Relax by the pool

# Ultimate BBQ experience



# Every Experience Counts Here

Work out with a view



Connecting  
luxury  
living with  
leisure  
amenities







Customize your own Penthouses

# Choose your style

Penthouses are

Double height

Penthouses are at

426m

Styles

Arabic Style

Chinese Style

Greek Style

French Style



Santorini Horizon



Dragon's Peak



Le Passage



Majlis Heights

Customized

# Royal Sky Penthouse

Unlock the essence of your dreams with our customizable penthouses, offering ample space for your unique vision. Experience each day as you tailor your living space to perfection. Embrace the timeless elegance of Greek, French, Arabian, and Chinese designs, complemented by Candy's exquisite built-in appliances, for a flawless aesthetic in Dubai.





Penthouses

# Majlis Heights

Arabic Style

Embrace Arabic charm and elevate your lifestyle with our bespoke interior designs. Infuse your home with cozy Arabic vibes and elevate your space with Candy's built-in appliances for an authentic touch of luxury.



*An Arabian Touch of Luxury*



Penthouses

# Dragon's Peak

Chinese Style

We built this unique Chinese interior design to fit your preferences. With built-in appliances from Candy, living in your dream home makes every day count.





Penthouses

# Santorini Horizon

Greek Style

The perfect option is always having extra space that corresponds to your dreams. Furnish your home with a Greek design from Candy's impressive built-in appliances in Dubai to give it a perfect look and feel.





Penthouses

# Le Passage

## French Style

French interior design is a brilliant way to enhance your everyday life by bringing simplicity and modernity. Complete the picture with Candy's built-in appliances, adding both functionality and flair to your breathtaking interior layout.





A tall, modern skyscraper with a wavy facade stands against a sunset sky with clouds. The building is the central focus, with its unique, undulating exterior catching the light. The sky transitions from a warm orange near the sun to a cool blue at the top. The clouds are soft and layered, adding depth to the scene.

Your Home in the  
Clouds

# Designed with Your Finest Dreams

Enter extraordinary living  
experience



Interior

# Interior Design

We prioritize every detail of your lifestyle, and that's why we've chosen the prestigious **Candy Brand** in Dubai. Our apartments feature the finest, highest-quality home appliances, curated to enhance your living experience. Each unit boasts a unique design, elevating your lifestyle to unparalleled levels of luxury and comfort.





# High-Quality Materials

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Every detail of your living environment is important to us, which is why we've selected the most exquisite materials for Tiger Sky. Our architecture incorporates the finest marble and wood sourced from renowned suppliers, ensuring a luxurious and refined ambiance. Experience the epitome of elegance and quality in every corner of Tiger Sky.

## Main Entrance



Walls - wood Veneer



Walls - Brown Tinted Glass



Wall Art - Brown Wood



Luxury Wall Paper



Walls And Ceiling - Special White Paint



Flooring - Crema Marble



Warm Bronze Stainless Steel - Reflective Finish



Warm Bronze Stainless Steel - Brush Finish

## Apartment



Furniture Fabric - 2



Bronze Mixers



Walls And Ceiling - Special White Paint



Walls - High quality Laminated Wood



Wall - Light Gray Wall Paper



Luxury Chandelier



Kitchen & Bathrooms - Travertine Marble



Furniture Fabric



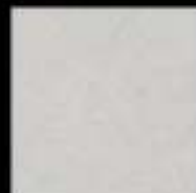
Wardrobe Doors - Brown Tinted Glass



Furniture - Green Marble



Furniture - Brown Calacatta Marble



Flooring - Crema Marble



Dark Bronze Stainless Steel - Brush Finish



Warm Bronze Stainless Steel - Reflective Finish



TIGER SKY  
TOWER







BLOCK A


Lobby Height  
8-9 m





3606

360



Suite type

1 - Bedroom Apartment

2 - Bedrooms Apartment

3 - Bedrooms Apartment

4 - Bedrooms Apartment

# Fully Furnished Apartments

With built-in  
home appliances  
Candy



Living Room





# Bedroom Apartments



Bathroom



The logo for MFS Real Estate. It features a stylized house icon on the left, composed of a thick black 'L' shape and a thin black line forming the roof. To the right of the icon, the letters 'MFS' are written in a large, bold, serif font. Below 'MFS', the words 'REAL ESTATE' are written in a smaller, all-caps, sans-serif font with wide letter spacing.

**MFS**  
REAL ESTATE

301, CONTROL TOWER. MOTORCITY. DUBAI. UAE  
[WWW.MFSREALESTATE.COM](http://WWW.MFSREALESTATE.COM)

