

BORN OF PURE ELEGANCE,  
SYMBOLIZING PURITY, BEAUTY, AND AN ELEVATED WAY OF LIVING.

# SERAPH

BY WADAN

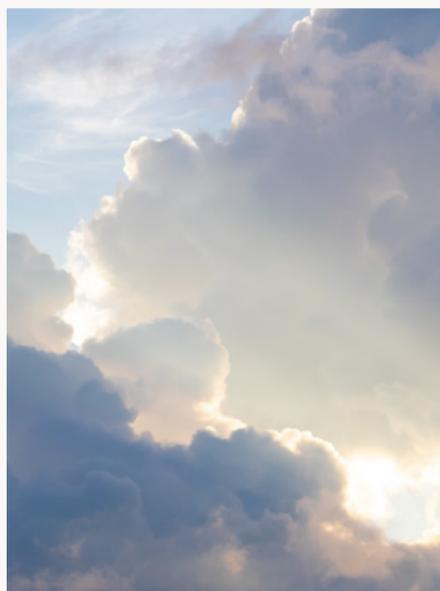
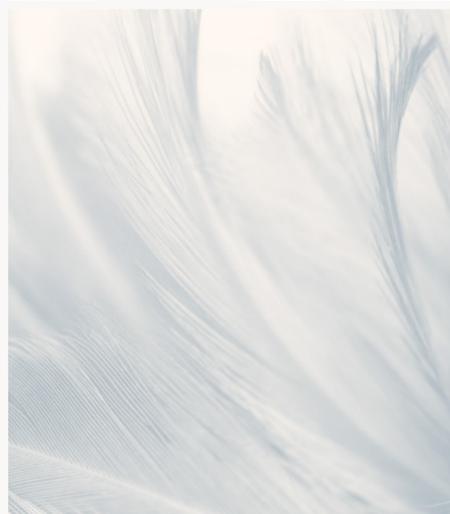




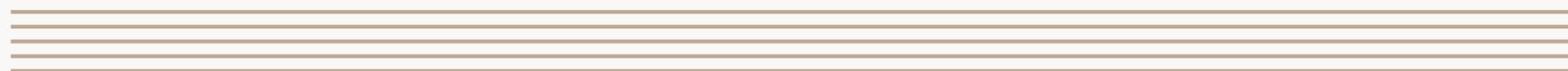
*discover*  
A LIFESTYLE DEFINED BY  
*pure beauty*



*the poetry*  
OF NATURE,  
*elevated*



SERAPH TAKES ITS CUE FROM THE QUIET BEAUTY OF THE NATURAL WORLD. THE SOFTNESS OF SILK, THE CALM OF STONE, THE LIGHTNESS OF PETALS. EVERY DETAIL IS SHAPED TO FEEL PURE, EFFORTLESS, AND DEEPLY CONNECTED TO THE WAY WE LIVE.



*designed to*  
RISE WITH  
*clarity and grace*



SERAPH  
BY WADAN



*your*  
EVERYDAY GETAWAY  
*just upstairs*





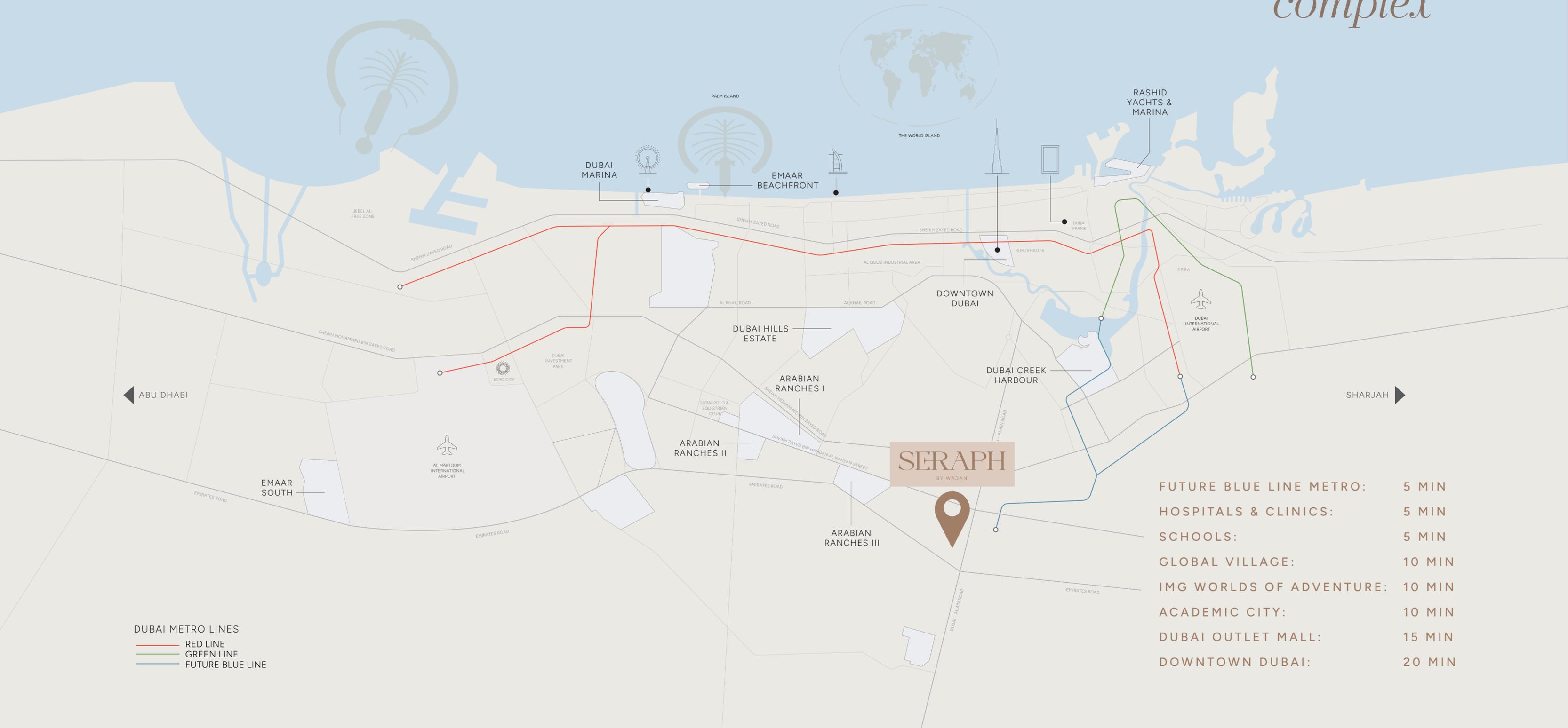
*destination*  
OF QUIET  
*beauty*



# Dubai land

## RESIDENCE

# complex



**SERAPH**  
BY WADAN

DUBAI METRO LINES  
 RED LINE  
 GREEN LINE  
 FUTURE BLUE LINE

- FUTURE BLUE LINE METRO: 5 MIN
- HOSPITALS & CLINICS: 5 MIN
- SCHOOLS: 5 MIN
- GLOBAL VILLAGE: 10 MIN
- IMG WORLDS OF ADVENTURE: 10 MIN
- ACADEMIC CITY: 10 MIN
- DUBAI OUTLET MALL: 15 MIN
- DOWNTOWN DUBAI: 20 MIN



where  
LIGHT  
*shapes living*





WADAN



SERAPH  
BY WADAN





WADAN

*features &  
amenities*



LOUNGE



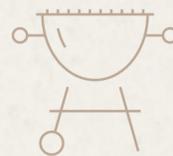
GYM



SWIMMING  
POOL



SAUNA



BBQ AREA



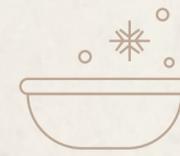
KIDS  
SWIMMING  
POOL



JACUZZI



CINEMA



ICE BATH  
THERAPY



BOSCH

LAUFEN



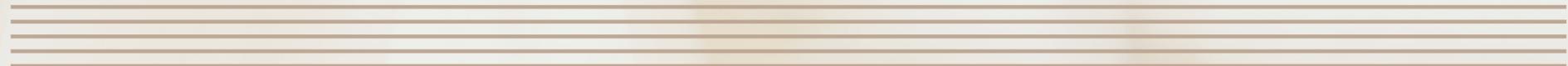
UniFi

amazon

**BOSE**



*life in its*  
PUREST  
*gentle light*





SERAPH  
BY WADAN



*the seraph*  
LOUNGE

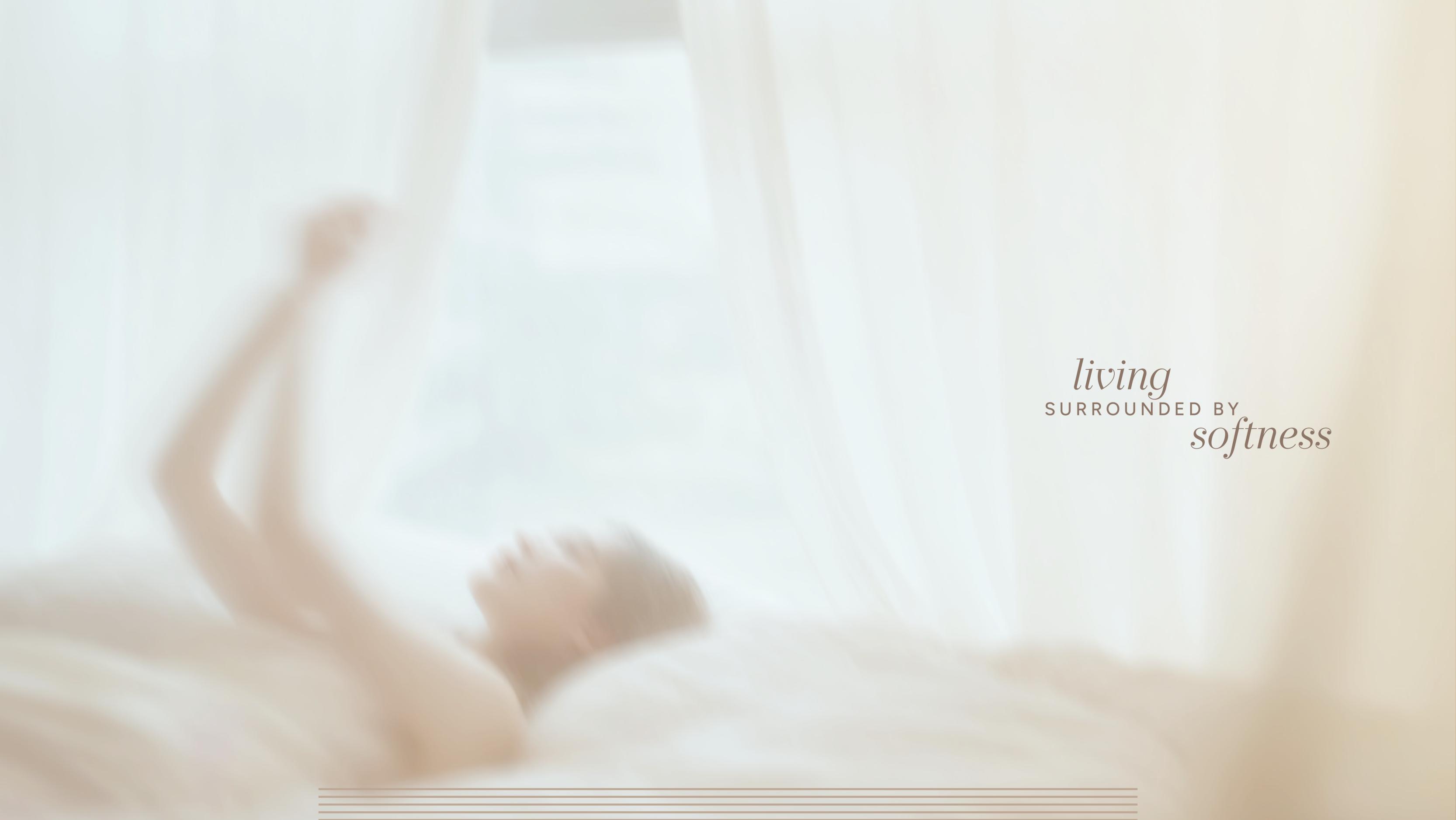




*fitness*  
& WELLNESS







*living*  
SURROUNDED BY  
*softness*



*the purity*  
OF EVERYDAY LIVING







*refined,*  
YET SIMPLE

THE BATHROOMS AT SERAPH ARE DESIGNED AS QUIET RETREATS, SPACES OF LIGHT, BALANCE, AND CLEAN SIMPLICITY. EVERY DETAIL, FROM THE CHOICE OF MATERIALS TO THE FLOW OF SPACE, IS SHAPED TO BRING EASE AND A SENSE OF CALM TO YOUR EVERYDAY RITUALS.

*studio*



THE STUDIO AT SERAPH IS DESIGNED FOR EASE AND OPENNESS, WITH A SEAMLESS FLOW BETWEEN LIVING, DINING, AND SLEEPING AREAS. NATURAL LIGHT, SOFT FINISHES, AND A PRIVATE BALCONY CREATE A CALM RETREAT IN THE HEART OF THE CITY

SIZE FROM: 371 - 477 SQ.FT

*1 bedroom*



THE 1-BEDROOM AT SERAPH OFFERS A WELL-BALANCED LAYOUT WITH DISTINCT AREAS FOR LIVING, DINING, AND REST. NATURAL LIGHT FLOWS THROUGH EVERY SPACE, WHILE SOFT FINISHES AND THOUGHTFUL DETAILS CREATE AN ATMOSPHERE OF EASE AND COMFORT. A HOME THAT FEELS BOTH PRIVATE AND OPEN.

SIZE FROM: 744 - 1041 SQ.FT

*2 bedroom*



THE 2-BEDROOM AT SERAPH IS DESIGNED FOR EASE AND OPENNESS, WITH A SEAMLESS FLOW BETWEEN LIVING, DINING, AND SLEEPING AREAS. NATURAL LIGHT, SOFT FINISHES, AND A PRIVATE BALCONY CREATE A CALM RETREAT IN THE HEART OF THE CITY

SIZE FROM: 1370 - 1450 SQ.FT



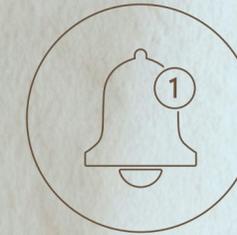


# AI powered WADAN APP

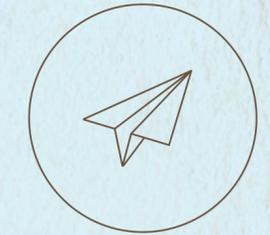
THE WADAN APP IS NOT JUST ABOUT CONVENIENCE IT'S LIKE HAVING A PERSONAL HAND OF CARE. FROM SCHEDULING SERVICES AND WELCOMING GUESTS TO TAILORED ASSISTANCE AND COMMUNITY UPDATES, EVERYTHING IS WITHIN EASY REACH. THOUGHTFULLY DESIGNED TO UNDERSTAND YOU, IT MAKES EVERYDAY LIVING FEEL EFFORTLESS.



AI ASSISTANCE



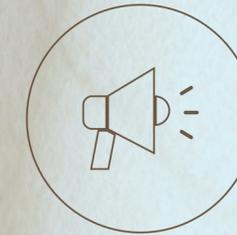
UPDATES



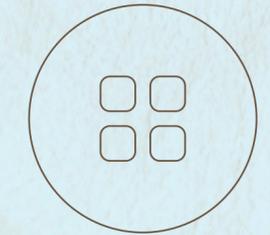
REQUESTS



DOCUMENTS



ANNOUNCEMENTS

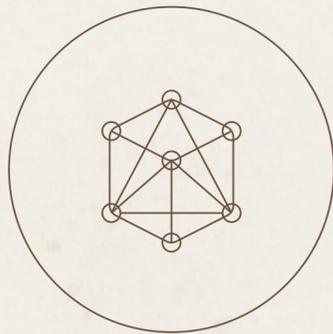


MORE

# *brand* DNA

WHAT SETS WADAN APART  
BEYOND LUXURY – INTO LIFESTYLE

TECH-INTEGRATED LIVING



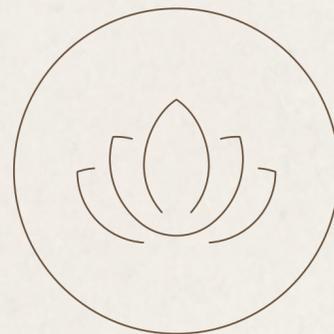
FROM SMART CLIMATE  
TO PERSONALIZED AMBIENCE

FULLY FURNISHED  
APARTMENTS



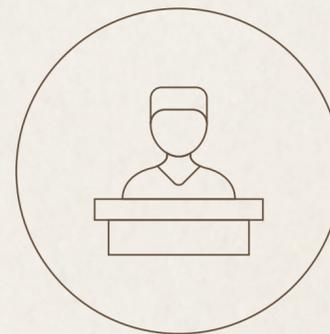
ELEGANTLY CURATED.  
READY FOR LIVING.

INTEGRATED  
WELLNESS FEATURES



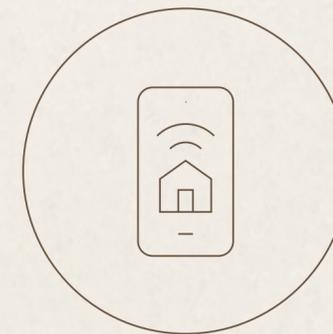
AIR PURIFICATION,  
AROMATHERAPY,  
CIRCADIAN LIGHTING

HOSPITALITY MINDSET



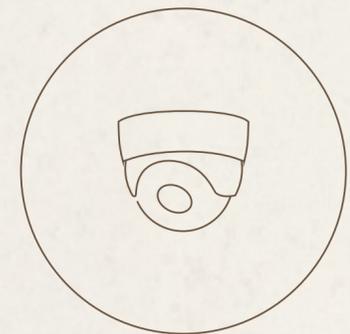
BUTLER-LEVEL CONCIERGE  
SERVICE, COMMUNITY  
CURATION

AI POWERED WADAN APP



AI-DRIVEN PERSONALIZATION,  
PREDICTIVE MAINTENANCE &  
AI CONCIERGE CHAT

AI SECURITY SYSTEM



SMART DETECTION  
PEOPLE, VEHICLES,  
FACIAL RECOGNITION,  
BEHAVIORAL ANALYSIS

# WADAN

DEVELOPMENTS

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Seraph is more than a residence. It is Wadan's second expression a place where light, calm, and beauty come together to shape a home defined by purity and ease.

At Wadan Developments, we believe true luxury goes beyond finishes and square footage, it's about how a space makes you feel, how effortlessly it supports your lifestyle, and how thoughtfully it's designed for your well-being.

Our vision is to create residences where technology, wellness, and timeless design come together in perfect harmony. Every detail we craft is guided by one purpose: to deliver Excellence, with Precision, and a sense of Finesse that defines everything we do.

This is more than real estate. This is A Vision Beyond Luxury.

[www.wadan.com](http://www.wadan.com) | 800 7744

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