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# CENTRAL PARK

CITY WALK

*REIMAGINE THE URBAN JUNGLE*

*CASTLETON*



## *REIMAGINE THE URBAN JUNGLE*

Big city living is by definition a fast-paced lifestyle set amongst high rises and bright lights. It is almost a blessing when you get to take refuge in a green space, most of the time away from the concrete surroundings. But what if we could blur the lines between urban and nature? Central Park at City Walk brings both of these worlds together. Premium homes and lush green landscapes set in the heart of Dubai create a true park lifestyle community that will make you reimagine what the urban jungle is.





# MERAAS

Meraas is committed to creating and consistently delivering developments that strengthen Dubai's position as a global real estate investment destination of choice. Offering an extensive range of master developments, land, and property, Meraas continues its legacy of developing well-known destinations and prominent landmarks, creating well-designed and coveted lifestyle experiences.



Its cutting-edge portfolio comprises of leading developments across waterfront, urban, and suburban locations in Dubai, such as City Walk Residences, Bluewaters Residences, Nikki Beach Residences, BVLGARI Residences, Port de La Mer and Cherrywoods, to name a few. Meraas emphasises sophistication and innovation to offer best in class residential developments that appeal to a diverse customer base globally.

# *CITY WALK*

City Walk is a creative lifestyle space to live, work and play in the heart of Dubai. Conceptualised by world-renowned designers, this high-end destination includes international retail offerings, upscale gourmet restaurants, world-class residences, and luxurious hotels, combining Dubai's love of out-of-the-box thinking with contemporary convenience. Built around movement, sharing, and community, the modern urban mix and easy connectivity make it one of the most prominent and recognisable neighbourhoods in Dubai.

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# CONNECTIVITY

Connected by a well-established road network, and located between Al Wasl Road and Sheikh Zayed Road, Central Park at City Walk is ideally placed for quick and convenient access to major landmarks in Dubai.

*01*

MINUTE FROM  
CITY WALK MALL

*05*

MINUTES FROM  
COCA-COLA ARENA

*10*

MINUTES TO  
JUMEIRAH BEACH

*15*

MINUTES TO  
BURJ AL ARAB

*15*

MINUTES TO  
DUBAI INT. AIRPORT

*15*

MINUTES TO  
LA MER BEACH

*20*

MINUTES TO  
THE PALM JUMEIRAH

*20*

MINUTES TO  
DUBAI MARINA

*50*

MINUTES TO  
AL MAKTOUM AIRPORT

Imagine waking up in the heart of the city but opening your curtains and seeing nothing but lush greenery, with a backdrop of the magnificent Dubai skyline. Imagine stepping outside and being able to take part in countless activities all within your own private park. Imagine all of this being surrounded by some of the city's finest restaurants, world-class hotels, massive shopping centres and amazing leisure and entertainment outlets. You don't have to imagine anymore—live re-energised by nature in Central Park at City Walk.



## *CENTRAL PARK AT CITY WALK*



# AMENITIES

Central Park at City Walk features such a wide range of facilities and amenities that they cannot all be found in any community in the city. These include our list and many more:



Pools and water play areas | Kids play area | Running track | Dog park | Multi-use games and sports lawns | Tennis and squash courts | Half-court basketball | Skate-able landscape | Games tables | Outdoor gym and fitness station | Spa and sauna  
Yoga and meditation areas | Dining outlets and retail stores | Function rooms | Nursery | Events area  
Picnic pavilions | Outdoor barbeque areas

# CASTLETON

Castleton at Central Park is located in one of the most prime locations within the community. Featuring the signature design elements associated with Central Park at City Walk, it brings together contemporary architecture and lush greenery. A welcoming entry experience as well as spacious and well thought out interiors, make Castleton an ideal choice for all residents. It also features a two-storey penthouse offering panoramic views of the park and Dubai skyline. Choose between 1, 2, 3 and 4-bedroom apartments.





*CUTTING EDGE  
AMENITIES*



*WITHIN THE APARTMENT  
COMPLEX AND THE PARK*





*TAKE IN LUSH GREEN  
SURROUNDINGS*



*IN AN URBAN SETTING.*

*EVERYTHING  
YOU NEED*



*JUST AROUND  
THE CORNER*



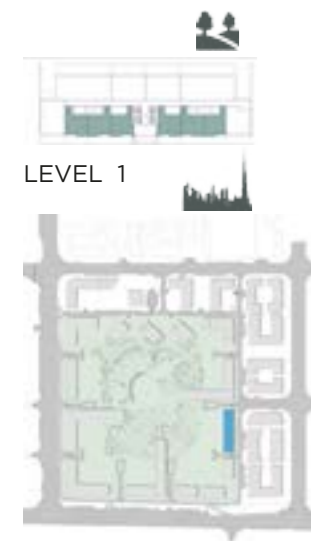
# MASTERPLAN

## CASTLETON



## CASTLETON FLOOR PLANS

1 BEDROOM  
APARTMENT TYPE A.1, A.2, A.3, A.4, A.5, A.6



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
101	66.11	711.60	24.36	262.21	90.47	973.81
102	66.52	716.02	24.42	262.85	90.94	978.87
103	66.51	715.91	24.62	265.01	91.13	980.92
109	66.36	714.29	24.62	265.01	90.98	979.30
110	66.61	716.99	24.42	262.85	91.03	979.84
111	66.49	715.69	24.36	262.21	90.85	977.90

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

1 BEDROOM  
APARTMENT TYPE A.7, A.8, A.9, A.10, A.11, A.12



LEVELS TWO - NINETEEN



LEVEL 16-19



LEVEL 15



LEVEL 14



LEVEL 2-13



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
202 302 402	66.52	716.02	6.25	67.27	72.77	783.29
502 602 702						
802 902 1002						
1102 1202 1302						
1402 1502 1602						
1702 1802 1902	66.51	715.91	6.25	67.27	72.76	783.18
203 303 403						
503 603 703						
803 903 1003						
1103 1203 1303						
201 301 401	66.11	711.61	6.25	67.27	72.36	778.88
501 601 701						
801 901 1001						
1101 1201 1301						
1401 1501 1601						
1701 1801 1901	66.49	715.70	6.25	67.27	72.74	782.97
212 312 412						
512 612 712						
812 912 1012						
1112 1212 1312						
1410 1510	66.61	716.98	6.25	67.27	72.86	784.26
211 311 411						
511 611 711						
811 911 1011						
1111 1211 1311						
1409 1509	66.28	713.44	6.25	67.27	72.53	780.71
1408 1508						
210 310 410						
510 610 710						
810 910 1010						
1110 1210 1310	66.36	714.30	6.25	67.27	72.61	781.57
210 310 410						
510 610 710						
810 910 1010						
1110 1210 1310						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

2 BEDROOM  
APARTMENT TYPE A.1, A.2

LEVEL ONE



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
106 107	109.35	1,177.03	51.97	559.40	161.32	1,736.43

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



2 BEDROOM  
APARTMENT TYPE A.3, A.4



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
206 306 406	109.35	1,177.03	8.15	87.73	117.50	1,264.76
506 606 706						
806 906 1006						
1106 1206 1306						
207 307 407						
507 607 707						
807 907 1007						
1107 1207 1307						
1405 1505 1605						
1705 1805 1905						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



2 BEDROOM  
APARTMENT TYPE B1

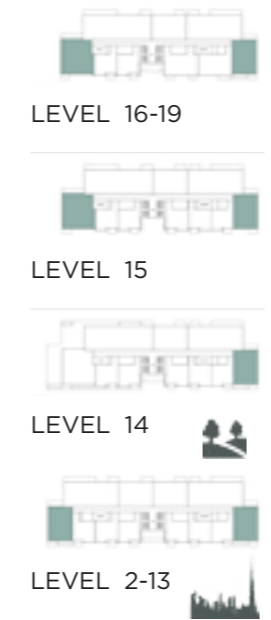


UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
104	107.68	1,159.06	17.16	184.71	124.84	1,343.77

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



2 BEDROOM  
APARTMENT TYPE  
B.2, B.3



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
204	304	404	107.55	1,157.66	18.13	195.15
504	604	704				
804	904	1004				
1104	1204	1304				
209	309	409				
509	609	709				
809	909	1009				
1109	1209	1309				
1407	1507	1607				
1707	1807	1907				

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



2 BEDROOM  
APARTMENT TYPE C1



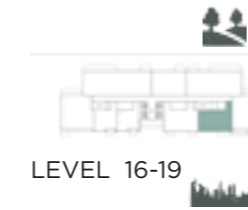
LEVEL 16-19



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1609 1709 1809	101.87	1,096.52	8.99	96.77	110.86	1,193.29
1909						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

2 BEDROOM  
APARTMENT TYPE D1



LEVEL 16-19



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1608 1708 1808	97.81	1,052.82	6.72	72.33	104.53	1,125.15
1908						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



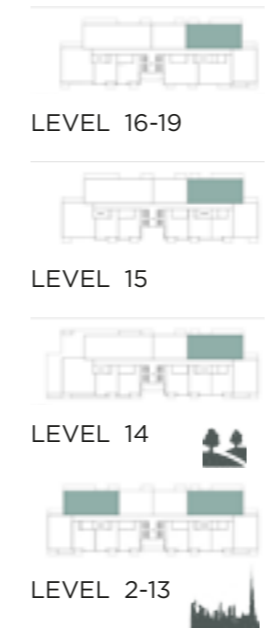
3 BEDROOM  
APARTMENT TYPE A.1, A.2



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
105	176.14	1,895.96	84.28	907.18	260.42	2,803.14
108	175.39	1,887.88	84.28	907.18	259.67	2,795.06

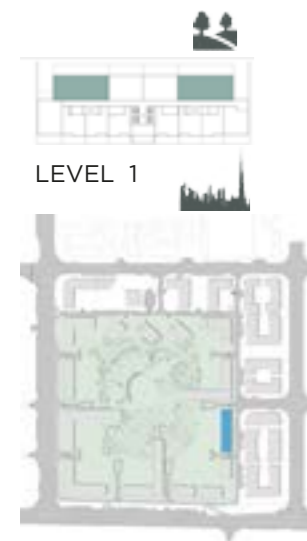
UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

3 BEDROOM  
APARTMENT TYPE A.3, A.4

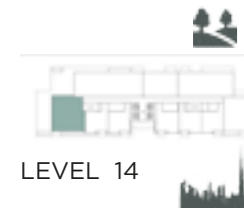


UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA			
	SQM	SQFT	SQM	SQFT	SQM	SQFT		
205	305	405						
505	605	705	176.14	1,895.96	33.46	360.16	209.60	2,256.12
805	905	1005						
1105	1205	1305						
208	308	408						
508	608	708						
808	908	1008	175.39	1,887.88	33.35	358.98	208.74	2,246.86
1108	1208	1308						
1406	1506	1706						
1606	1806	1906	175.39	1,887.88	33.46	360.16	208.85	2,248.04

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



3 BEDROOM  
APARTMENT TYPE B1

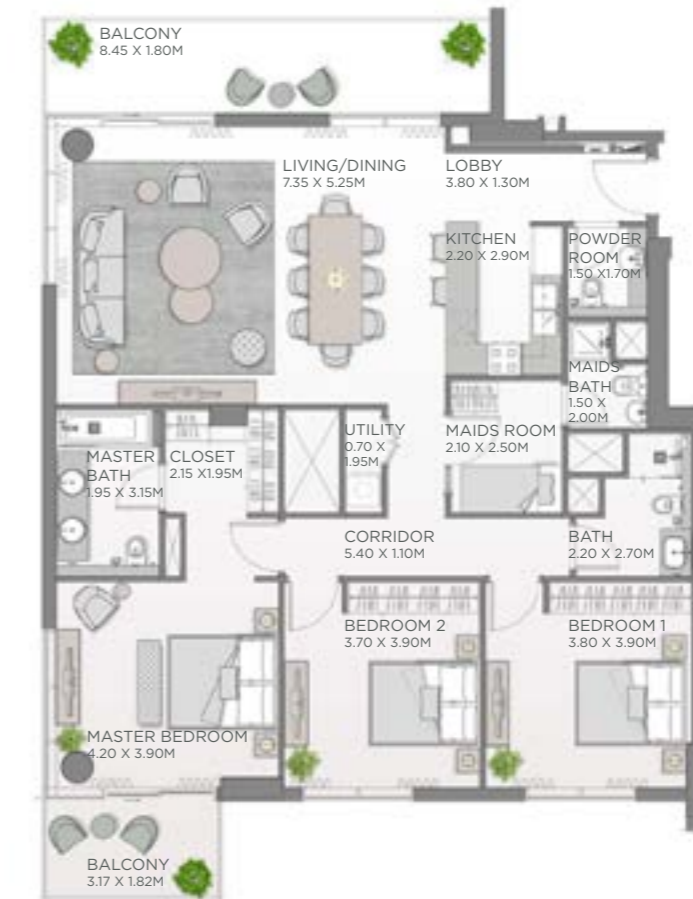
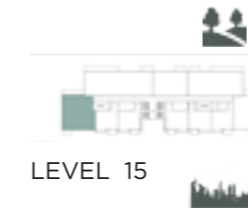


UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1403	145.89	1,570.35	140.51	1,512.43	286.40	3,082.78

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



3 BEDROOM  
APARTMENT TYPE B2



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1503 1603 1703	145.89	1,570.35	22.66	243.91	168.55	1,814.26
1803 1903						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN



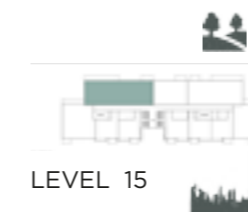
4 BEDROOM  
APARTMENT TYPE A1



4 BEDROOM  
APARTMENT TYPE A2



LEVEL 16-19



LEVEL 15



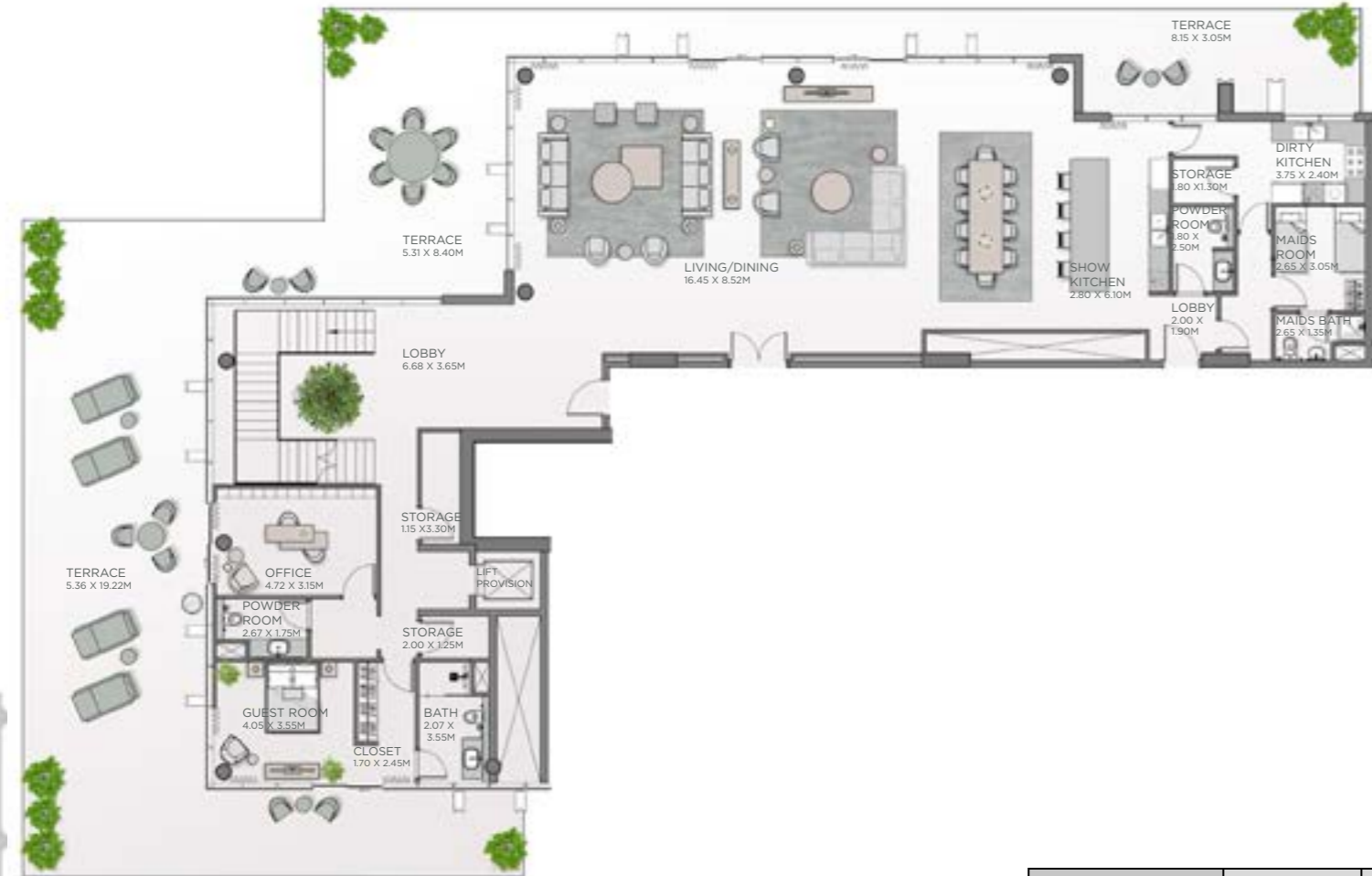
UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1404	218.02	2,346.74	68.00	731.95	286.02	3,078.69

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
1504 1604 1704	218.02	2,346.74	34.28	368.99	252.30	2,715.73
1804 1904						

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

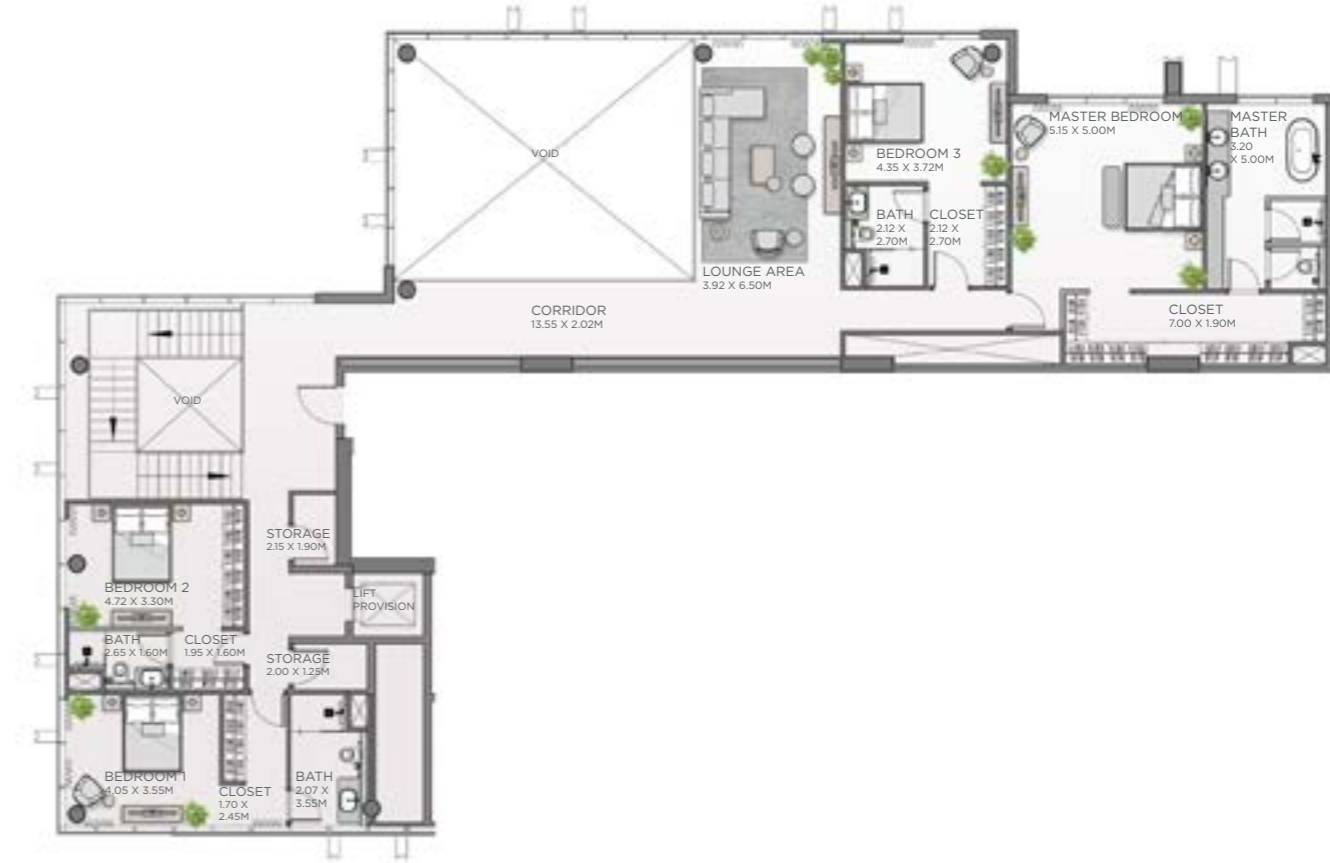
PENTHOUSE  
APARTMENT TYPE A1- LOWER LEVEL



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
2001	598.08	6,437.68	233.01	2,508.10	831.09	8,945.78

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN

PENTHOUSE  
APARTMENT TYPE A1- UPPER LEVEL



UNIT NO.	SUITE AREA		BALCONY AREA		TOTAL AREA	
	SQM	SQFT	SQM	SQFT	SQM	SQFT
2001	598.08	6,437.68	233.01	2,508.10	831.09	8,945.78

UNITS DENOTED AS "M" ARE MIRRORED IN REALITY FROM WHAT IS SHOWN ON THE PLAN





CONTACT US

Mobile: +971 52 554 9435

Email: [info@propjunction.org](mailto:info@propjunction.org)

[www.propjunction.ae/projects/castleton-central-park](http://www.propjunction.ae/projects/castleton-central-park)

ADDRESS

B301, Metha plaza Building,

Oud Metha, Dubai