TEREZAESTATES.COM
BUY | SELL | RENT

Impressive Sky Villa with Spectacular Views | Private Pool

Ras Al Khaimah, United Arab Emirates, Al Marjan Island, Oceano

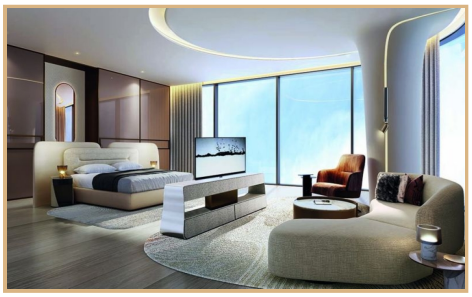
AED 88,433,000

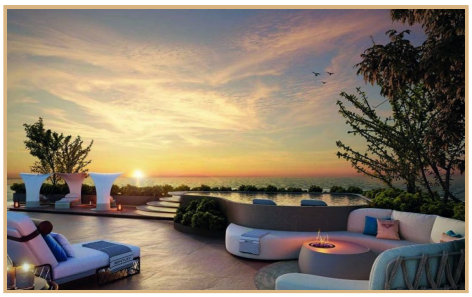
Ref: S-1142

FIELD TYPE **For Sale**	STATUS **Ras Al Khaimah**
BEDROOMS **6**	BATHROOMS **7**
BUILT-UP AREA **16775 sq ft**	TERRACE **4280 sq ft**

TEREZAESTATES.COM
BUY | SELL | RENT

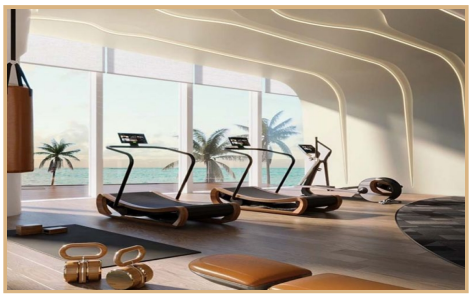
Gallery





TEREZAESTATES.COM

BUY | SELL | RENT



TEREZAESTATES.COM
BUY | SELL | RENT

Property Description

Location: Oceano, Al Marjan Island, Ras Al Khaimah, United Arab Emirates

Tereza Estates is delighted to present Oceano by Luxe Developers located in Al Marjan Island in the Emirate of Ras Al Khaimah. Al Marjan Island boasts world-class infrastructure from its striking waterfront promenade to its luxurious hotels and resorts that are to be home also to the very first Casino opening in the United Arab Emirates - the long awaited Wynn Resorts UAE, that is set to welcome over 5 milion tourists to Ras Al Khaimah by 2030 only.
A true game changer for RAK (Ras Al Khaimah) tourism and also a wonderful island escape for Dubai residents, located within a 1 hour drive from our beloved Dubai.

This luxury new development on Al Marjan Island in Ras Al Khaimah - Oceano - is nestled along the pristine coastline, with its coveted position on the apex plot of Island 4, complete with its very own private beach. It is designed to provide an upscale waterfront living lifestyle and comprises of residential and commercial units with panoramic views of the sea and views of the Wynn Casino resort, being located only 3-5 min boat ride from Wynn Casino itself. Oceano features not only a private beach but also its very own jetty so you can easily move around the island by boat to nearby restaurants, casinos and other attractions that Al Marjan Island in RAK has to offer.

Oceano's architecture impresses by its avant-garde style that transcends the conventional living - created by DEWAN Architects + Engineers. Dewan has been at the forefront of The Middle East's booming architectural and engineering design sector for almost three decades and is recognized as a global multi-disciplinary practice, ranked as one of the TOP 3 firms regionally, also recognized as one of the top firms in the industry by Building Design Magazine. The development has a massive built up area of 79,000 sqm and features G+18 floors of absolute opulence comprised of 206 units total, ranging then from 1, 2, 3 and 4 bedroom apartments for sale in Oceano, Al Marjan Island, Ras Al Khaimah.

Additionally Oceano features also an exclusive collection of five bedroom duplex penthouses for sale and seven bedrooms sky villas for sale offering spectacular views of of the all time favourite combination of nature the sea & the mountains that the Emirate of Ras Al Khaimah can be proud of. Oceano's exclusive collection of penthouses and sky villas features expansive indoor-outdoor spaces finished to the highest standard with quality materials and impressive interior designs that exceed expectations even of the most demanding of us and leave you in a complete ave of excitement while enjoying what only UAE lifestyle has to offer, a world where cutting-edge designs meet exhilarating entertainment and constant innovation & lifestyle elevation.

If you would like to know more about Oceano at Al Marjan Island in Ras Al Khaimah, please contact us at **+971585365111** or fill an inquiry form with your details to request a call back. We will be looking forward to arrange a private presentation for you along with answering any questions that you may have about your future luxury lifestyle home.

Payment Plan: 70% during construction / 30 % on Handover

Estimated Completion Date of Oceano: Q2 2026
Estimated Completion Date of Wynn Resorts UAE: Q1 2027

TEREZAESTATES.COM
BUY | SELL | RENT

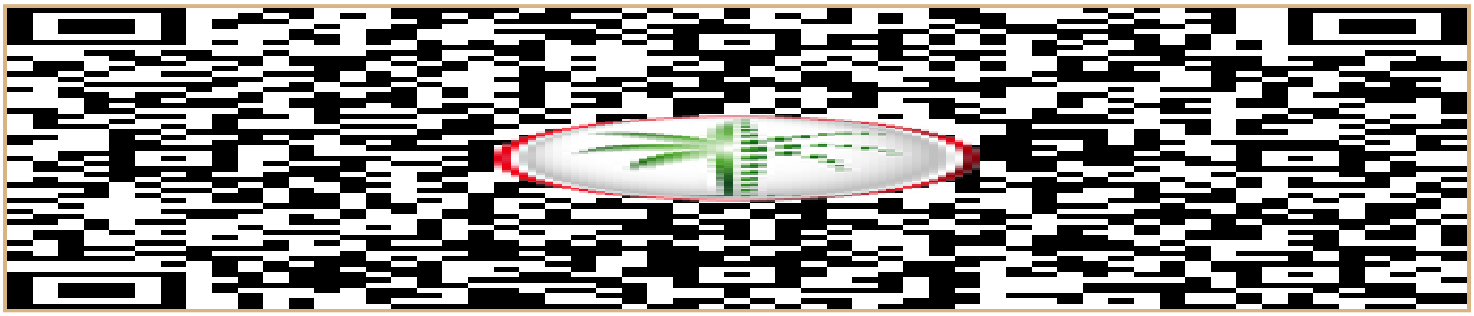
Key Features

- ✓ For Sale
- ✓ Floor Area : 16775 sq ft
- ✓ Al Marjan Island RAK
- ✓ 5min from Wynn Resorts UAE
- ✓ Luxury New Development
- ✓ DEWAN Architects & Engineers
- ✓ High-End Finishes
- ✓ Massive Welcome Lobby Area
- ✓ Resort Style Living
- ✓ Private Beach
- ✓ Retail Outlets
- ✓ Restaurants
- ✓ Private Jetty for Boat Rides

Amenities

- ✓ Private Beach / Secluded
- ✓ Infinity Swimming Pool
- ✓ Powerhouse Gym & Spa
- ✓ Wellness Sanctuary
- ✓ Reader's Vault
- ✓ Cuban Cove
- ✓ Private Jetty for Boats
- ✓ Cafes & Restaurants
- ✓ Fashion Boutiques & Retal
- ✓ Welcome Lobby Area
- ✓ Concierge Services
- ✓ Kids Pool & Playground
- ✓ Penguin's Town for Kids
- ✓ 24/7 Security
- ✓ Vallet Parking
- ✓ Chauffer's Lounge

FloorPlans



TEREZAESTATES.COM
BUY | SELL | RENT

Mobile: +971 585 365 111
Email: hello@terezaestates.com
TEREZA REAL ESTATE LLC
ORN: 32523, BRN: 35616
Dubai, United Arab Emirates
https://terezaestates.com