

REMINGTON PROPERTIES

PRESTIGE ONE DEVELOPMENTS

MEYDAN HORIZON

Sanctuary Residences

By Prestige One Developments | Mohammed Bin Rashid City, Dubai

One bedroom from
AED 1,850,000

Expected handover
Q3 2029

Freehold homes | One bedroom to three bedrooms

Prepared 27 November 2026 | remington.ae

PROJECT AT A GLANCE

A clear beginning.

Sanctuary Residences brings freehold one-, two- and three-bedroom homes to Meydan Horizon, with starting prices from AED 1,850,000, a 65/35 payment plan and expected handover Q3 2029. Contact Remington Properties for current availability and unit details.

From AED 1,850,000	Expected handover Q3 2029
Ownership Freehold	Status Launched

Launched | Meydan Horizon, Mohammed Bin Rashid City, Dubai

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Explore the project online

Watch the project video

PROJECT AT A GLANCE

Project at a glance

Residences facing the sanctuary and skyline

Sanctuary brings one-, two- and three-bedroom residences to Meydan Horizon. Curved balconies and a wave-shaped façade give the building its profile, while the homes are arranged to take in views towards the wildlife sanctuary, Downtown Dubai and Dubai Creek Harbour.

The residential collection sits within a mixed-use development that also includes offices and retail. Residents have parking, three passenger lifts and a dedicated lobby. The outlook, balcony arrangement and any private pool vary by residence; we will compare these details for the units on your shortlist.

Two levels for swimming, exercise and time outdoors

The Living Deck on Level 9 combines a serenity garden, viewing and yoga decks with a water cascade, children’s pool, indoor and outdoor fitness, cinema spaces and play areas. On Level 21, the Sky Garden brings an infinity pool and jacuzzi together with a sauna, steam bath, barbecue space, owners’ lounge, and bonsai and relaxation gardens.

Facilities shown in the renderings are planned; access and final specifications form part of the sales terms.

Ownership costs

The annual service charge is awaiting confirmation. We will provide the applicable charges for your selected residence.

Schools and family commutes in Meydan Horizon

For a family move, compare the school journey alongside curriculum and year group. The estimates below model driving from the Sanctuary project pin; they do not establish a school-hour commute.

Project at a glance

North London Collegiate School Dubai

North London Collegiate School Dubai offers IB curriculum from pre-primary to Grade 12 and was rated Very good in its 2023–2024 KHDA inspection. The modeled drive from the project pin is approximately 10.2 km and 16 minutes. Compare more options in our **Dubai KHDA school guide**, and view **driving directions to the school**.

Hartland International School

Hartland International School offers a British curriculum pathway from FS1 to Year 13 and was rated Very good in its 2023–2024 KHDA inspection. The modeled drive from the project pin is approximately 10.3 km and 16 minutes. Compare more options in our **school curriculum and KHDA rating guide**, and view **driving directions to the school**.

GEMS Wellington Academy Al Khail

GEMS Wellington Academy Al Khail offers a UK curriculum from its Early Childhood Centre (ages 2–3) to Year 13 and was rated Very good in its 2023–2024 KHDA inspection. The modeled drive from the project pin is approximately 20.4 km and 24 minutes. Compare more options in our **guide to Dubai schools and inspection ratings**, and view **driving directions to the school**.

Route snapshot: 27 November 2026, driving mode using OSRM and the OpenStreetMap road network, without live traffic and outside school hours. Routes start at the nearest mapped approach, approximately 46 m from the project pin. Final site access, traffic and toll choices can change the journey. These estimates do not predict conditions at handover.

HOMES, SIZES & PRICES

Choose the way you want to live.

Home type	Indicative size	Starting price
One bedroom	649.17–1,516.53 sq ft	From AED 1,850,000
Two bedrooms	1,010.19–2,471.72 sq ft	From AED 2,800,000
Three bedrooms + maid's room	2,046.76–2,063.87 sq ft	From AED 5,170,000

Request a current unit shortlist



Indicative ranges. Confirm current unit prices, exact saleable areas, layouts and availability before reservation. 39 published plan sheets.

PAYMENT STRUCTURE

A clear plan for your purchase.

Payment	Milestone	Timing
20%	Booking	On reservation
5%	Construction instalment 1	90 days after booking
5%	Construction instalment 2	180 days after booking
5%	Construction instalment 3	270 days after booking
10%	Construction instalment 4	360 days after booking
5%	Construction instalment 5	450 days after booking
5%	Construction instalment 6	540 days after booking
5%	Construction instalment 7	630 days after booking
5%	Construction instalment 8	720 days after booking
35%	Final payment	On handover

Expected handover

Q3 2029

Payment dates and construction milestones remain subject to the developer's current reservation documents.

Before you reserve

Request the current unit quote, complete instalment schedule, reservation conditions and itemised purchase costs.

PAYMENT & COMMERCIAL TERMS

Payment & commercial terms

Sanctuary gives buyers a freehold residential option in Meydan Horizon with views towards a protected natural area and Dubai's established skyline. The one- to three-bedroom mix allows comparison across different household sizes, while the 65/35 payment structure makes the final handover commitment clear. We will compare the price, exact saleable area, balcony use and outlook of available residences for your brief. For investors, we will assess current rental comparables and ownership costs once unit details and service charges are available; no rental return is guaranteed.

LIFESTYLE & AMENITIES

A place for everyday living.



- Level 9: Serenity Garden, viewing and yoga decks
- Level 9: Indoor and outdoor fitness and cinema spaces
- Level 21: Sauna and steam bath
- Level 21: Bonsai and relaxation gardens
- Level 9: Children’s pool, play areas and water cascade
- Level 21: Infinity pool and jacuzzi
- Level 21: Owners’ lounge, outdoor dining, barbecue and coffee/juice bars
- Residents’ parking and three passenger lifts

Illustrative project amenities. Final specifications are subject to the developer’s sales documents.

LOCATION & COMMUNITY

Connected to Meydan Horizon.

Meydan Horizon, Dubai

Meydan Horizon is a mixed-use district within Mohammed Bin Rashid City, next to Ras Al Khor Wildlife Sanctuary. Its masterplan includes residential buildings, workplaces, retail and planned lagoon-front public spaces. Sanctuary's building amenities are separate from these wider community plans. Access, public spaces and surrounding construction will develop in stages. Sanctuary Residences is in

Open the project location

View the location

Indicative driving times. Actual journeys depend on traffic and route.



LOCATION & CONNECTIVITY

Location & connectivity

Meydan Horizon, within Mohammed Bin Rashid City, facing Ras Al Khor Wildlife Sanctuary. Downtown Dubai, Business Bay and Dubai Creek Harbour form part of its wider setting. The map shows an indicative project pin; the exact plot boundary, final entrance and driving routes await confirmation. Travel times vary with route and traffic.

PROJECT GALLERY

See the project in detail.



Exterior view



Aerial view



Balconies and waterfront outlook



Street-level exterior view



Infinity pool and skyline



Landscaped seating and water feature

Illustrative project images. Open an image to view it in full.

PROJECT GALLERY

See the project in detail.



Outdoor lounge at night



Landscaped outdoor lounge



Outdoor children’s play area



Outdoor recreation terrace



Reception lobby

Illustrative project images. Open an image to view it in full.

PROJECT GALLERY

See the project in detail.



Lift lobby



Residential corridor



Fitness room



Spa interior



Cinema room

Illustrative project images. Open an image to view it in full.

PROJECT GALLERY

See the project in detail.



Indoor children’s play area



Residents’ lounge



Apartment living and dining area



Bedroom interior

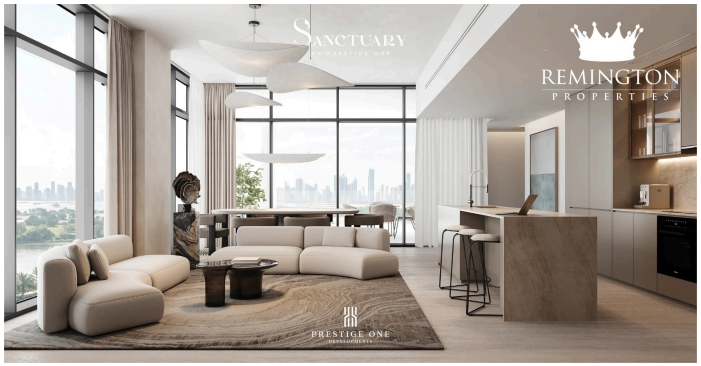


Apartment kitchen and dining area

Illustrative project images. Open an image to view it in full.

PROJECT GALLERY

See the project in detail.



Apartment living room



Bedroom with window outlook



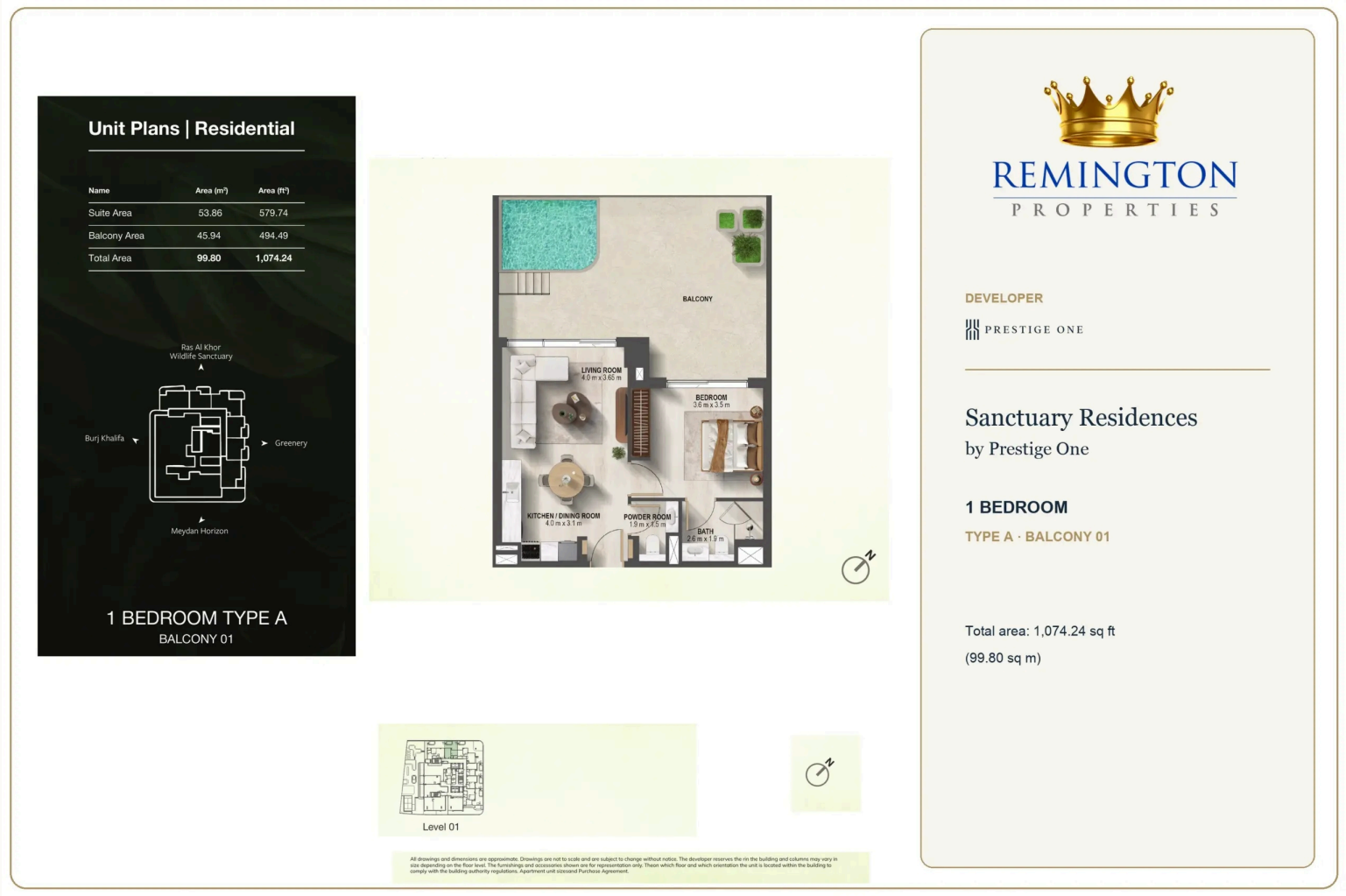
Bathroom vanity



Bathroom interior

Illustrative project images. Open an image to view it in full.

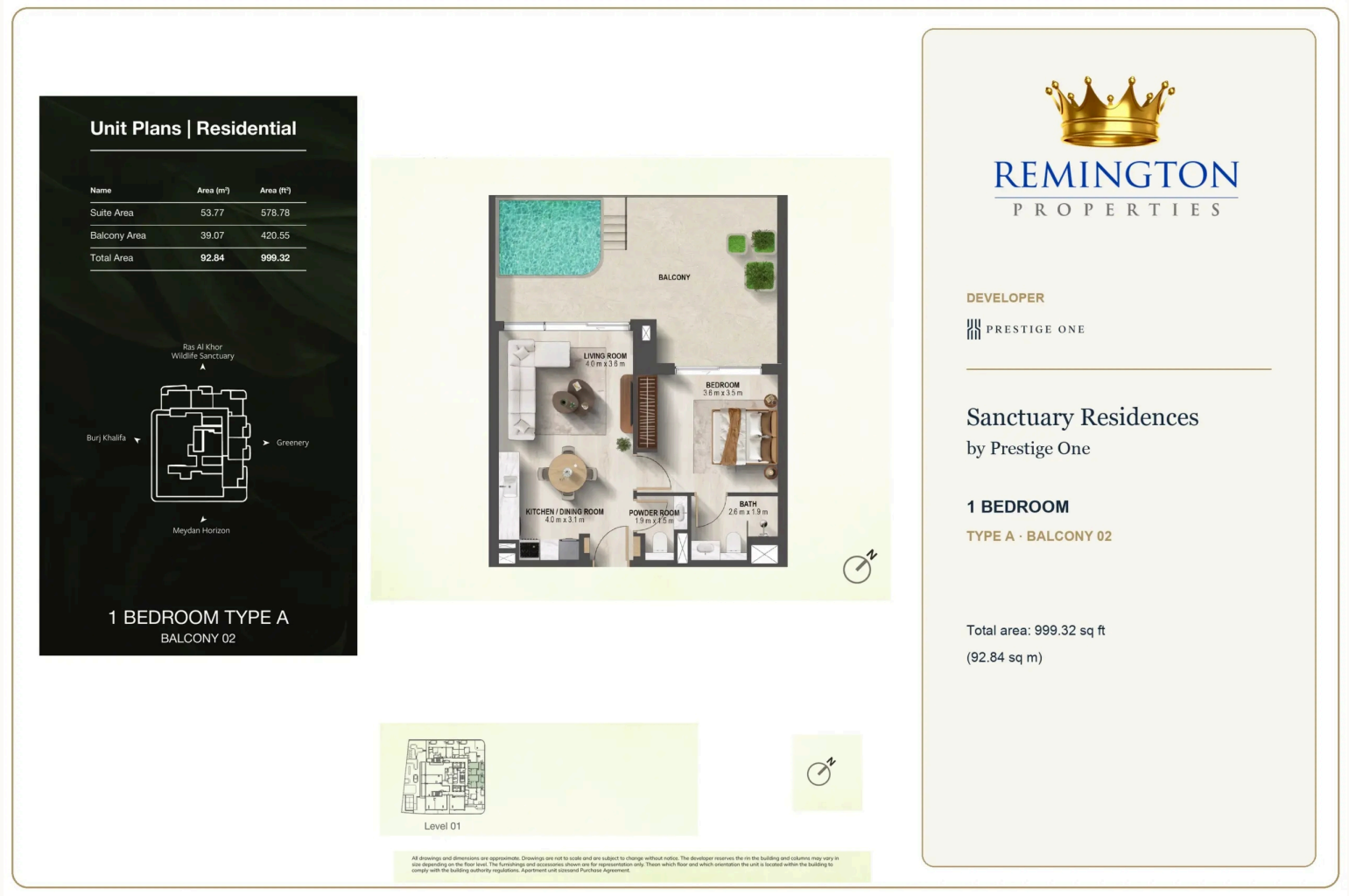
One-Bedroom / Type A



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

One-Bedroom / Type A



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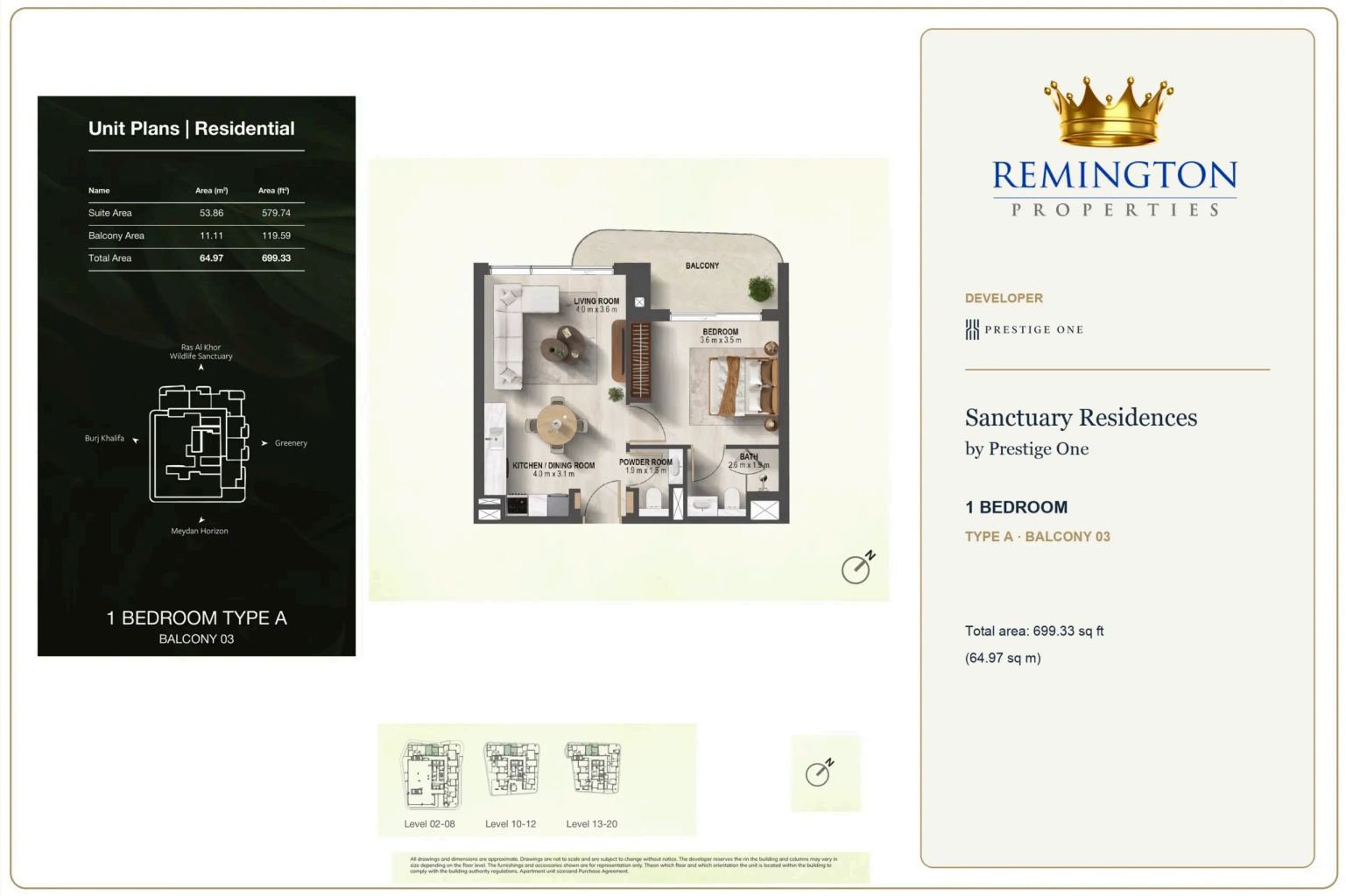

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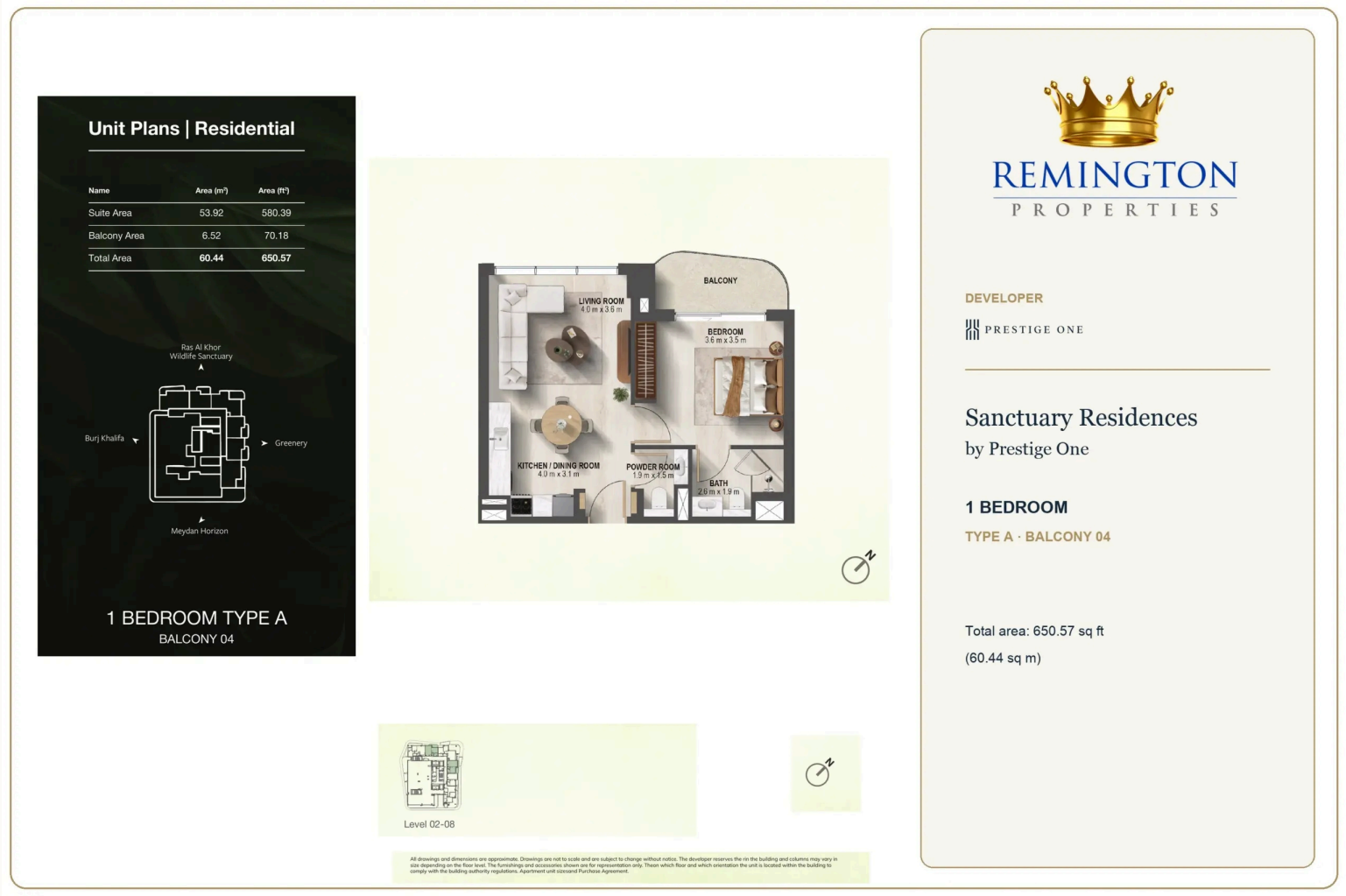

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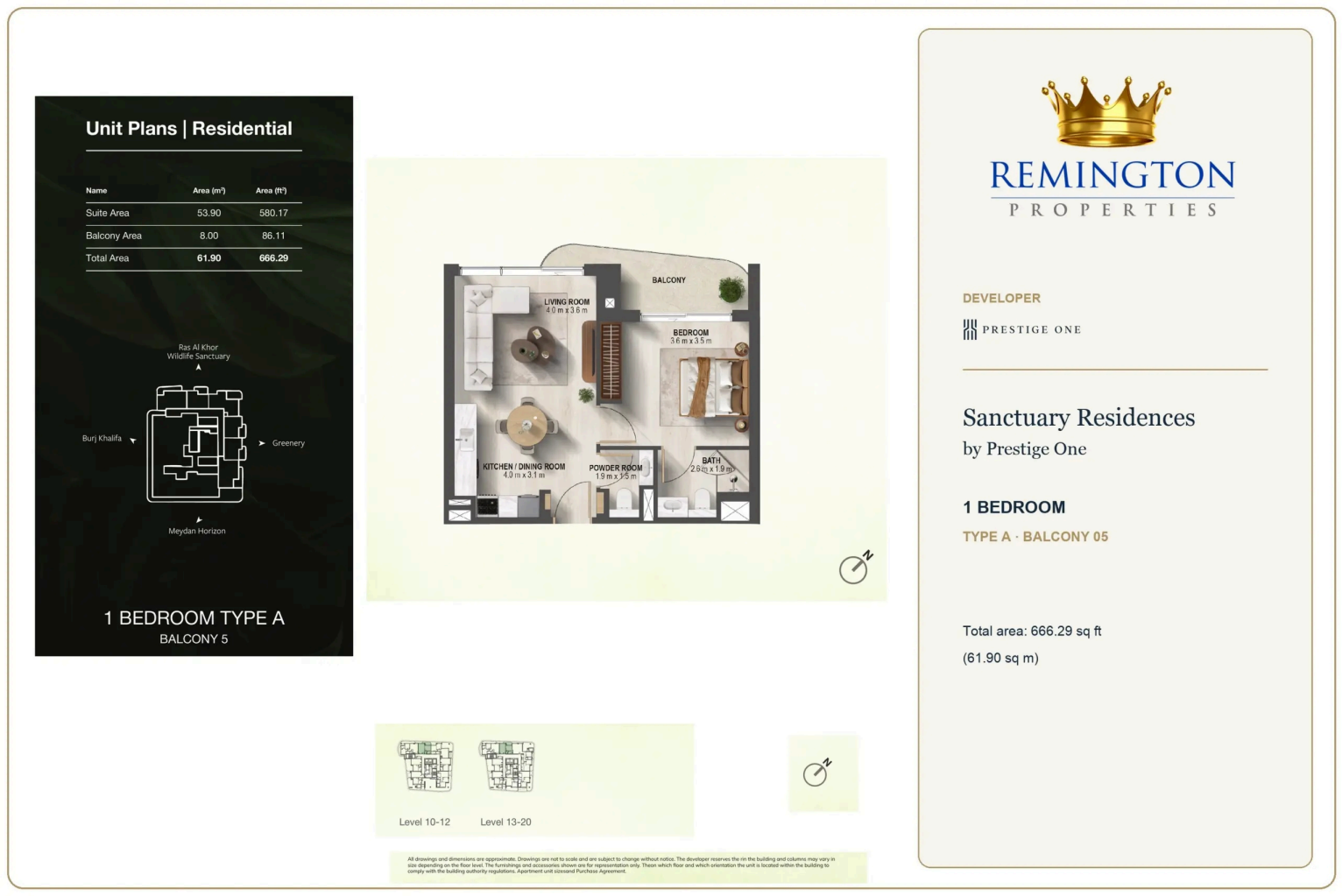

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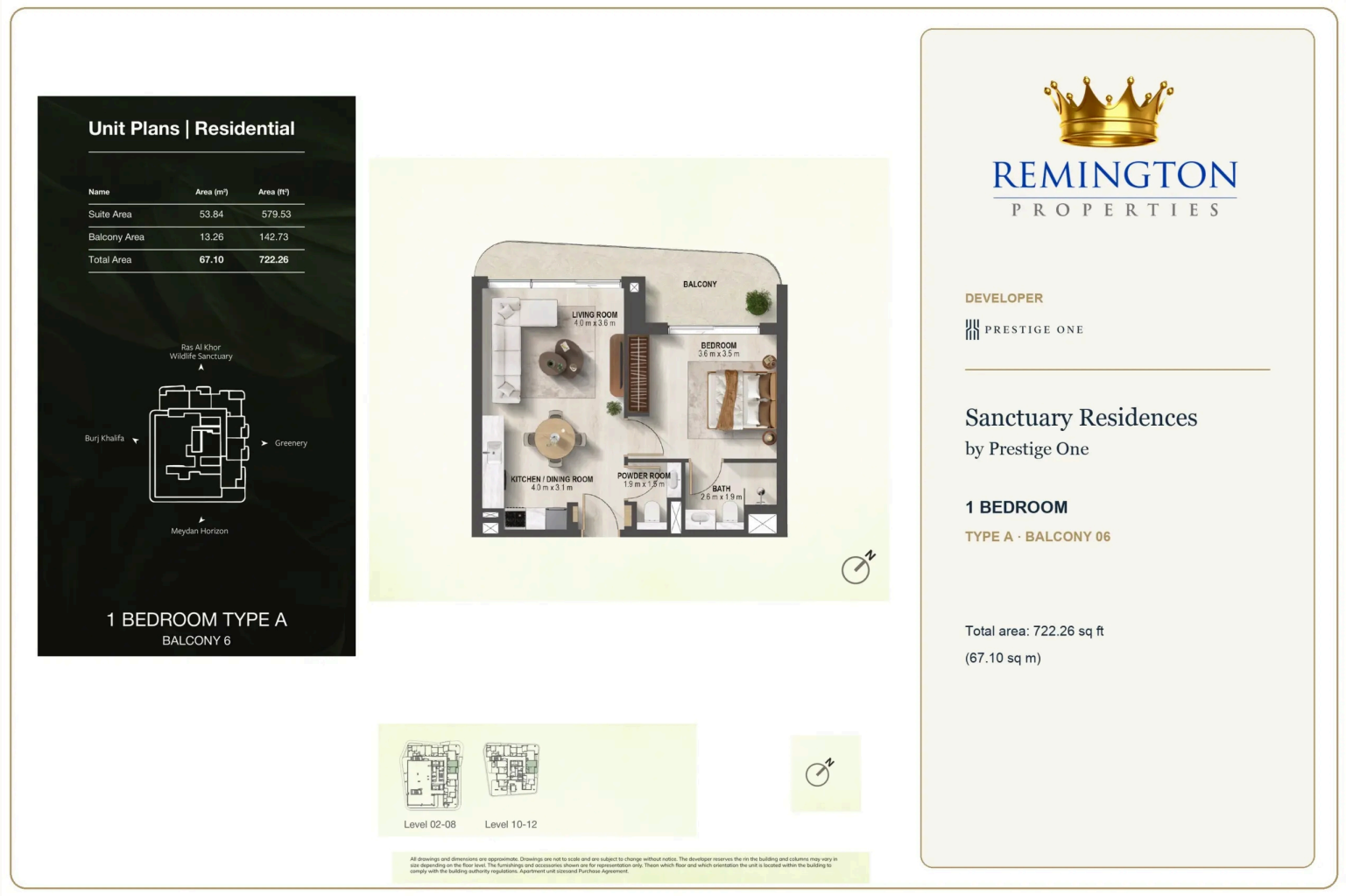

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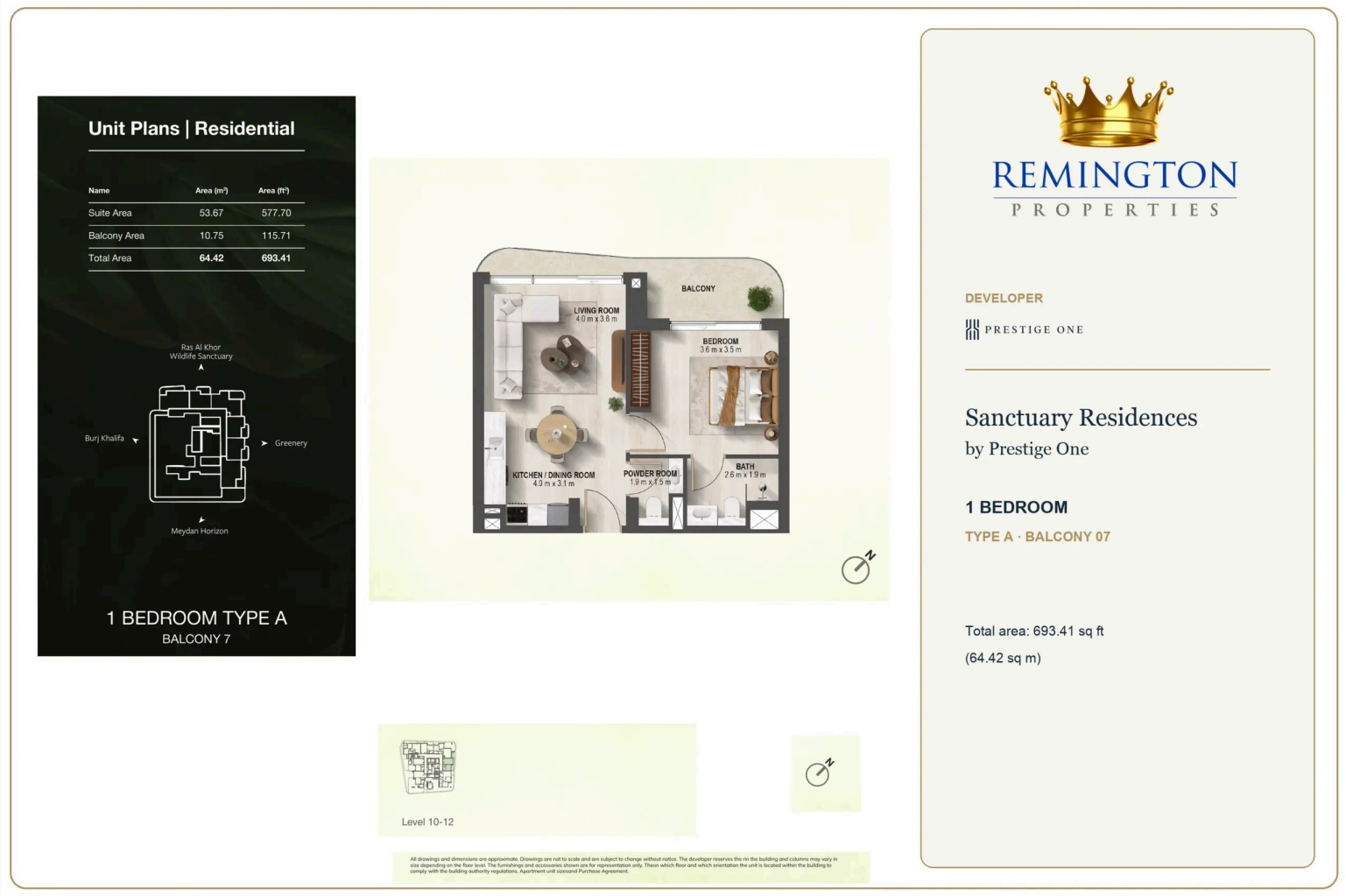

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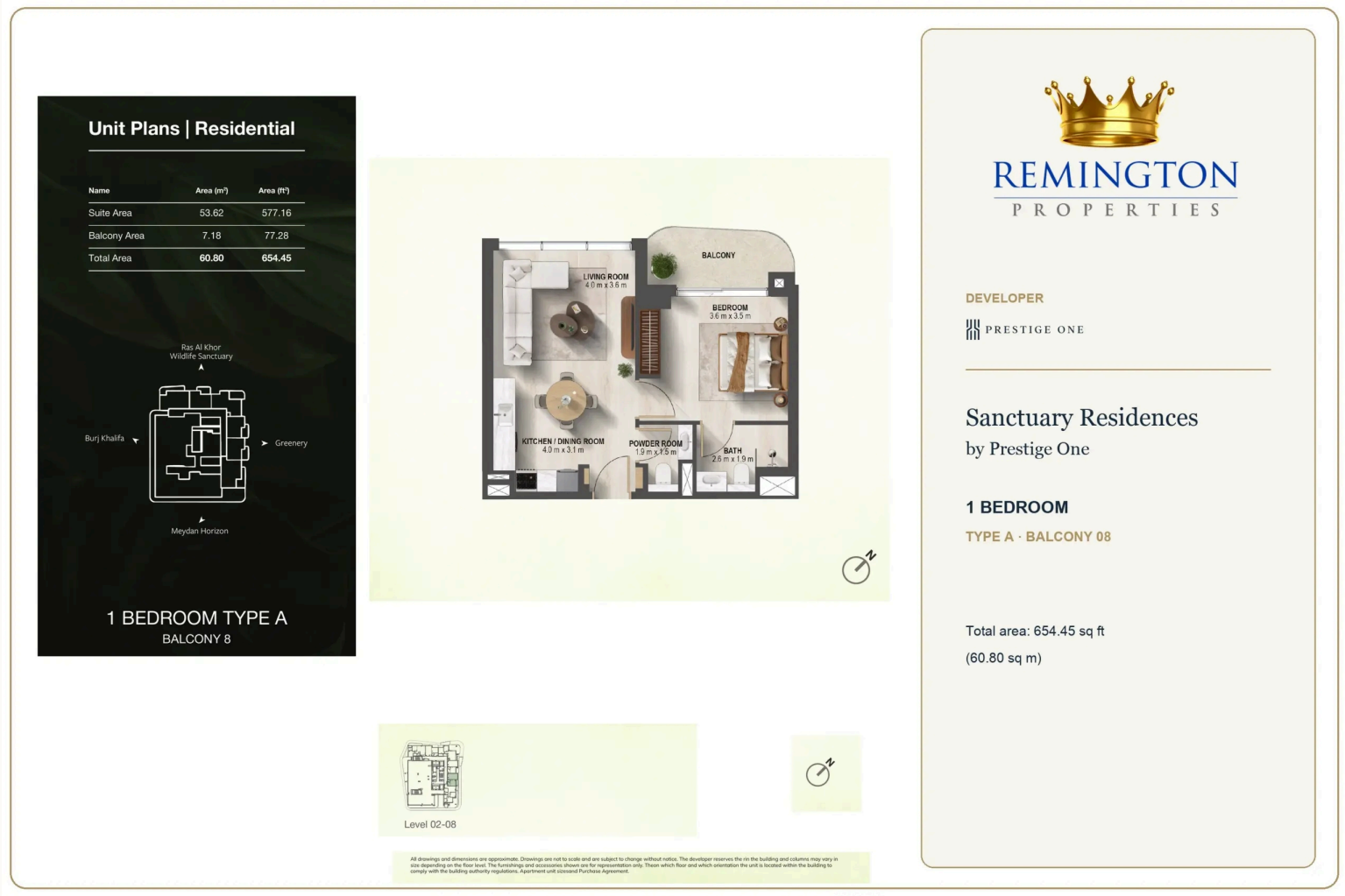
One-Bedroom / Type A



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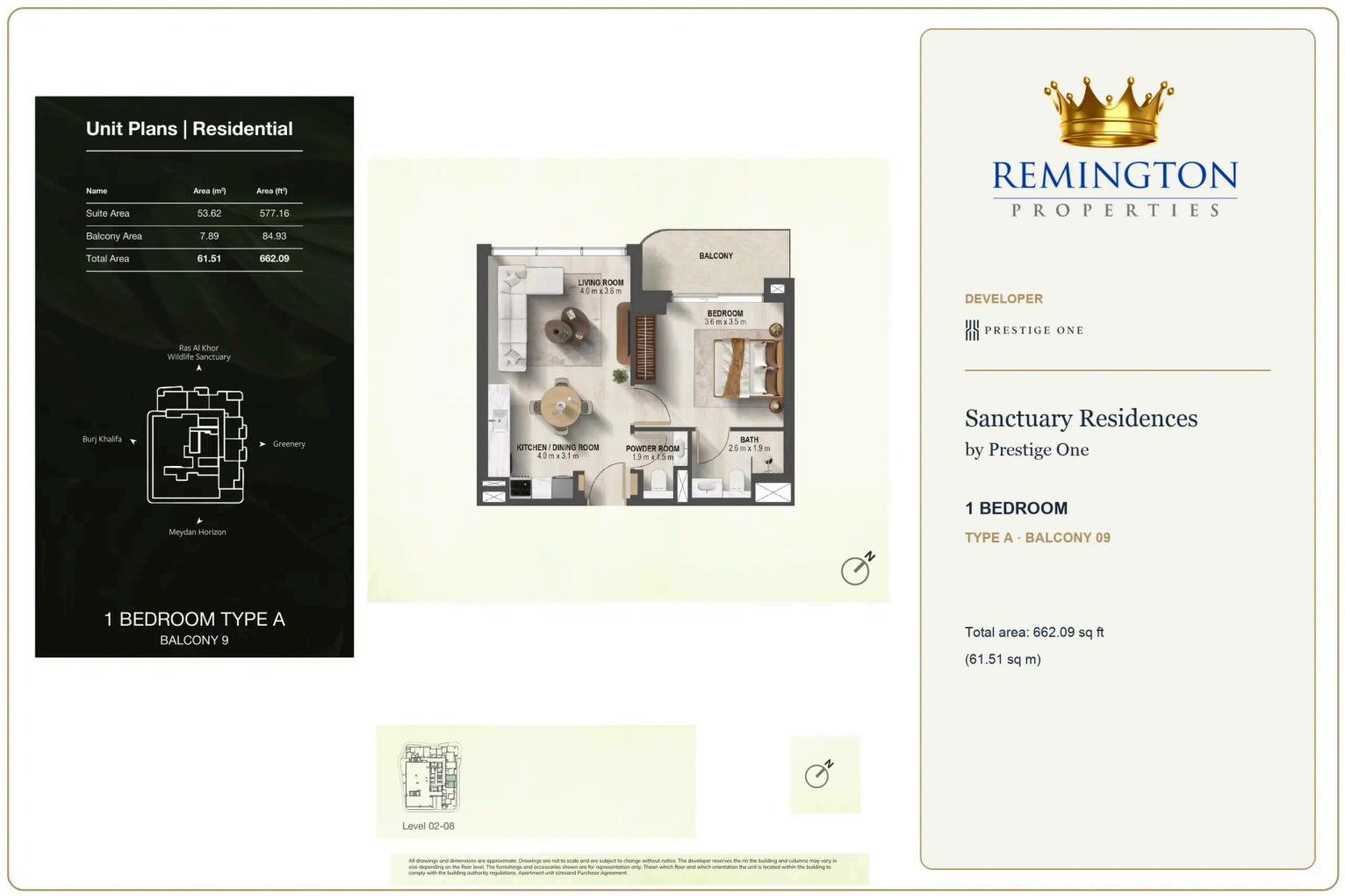

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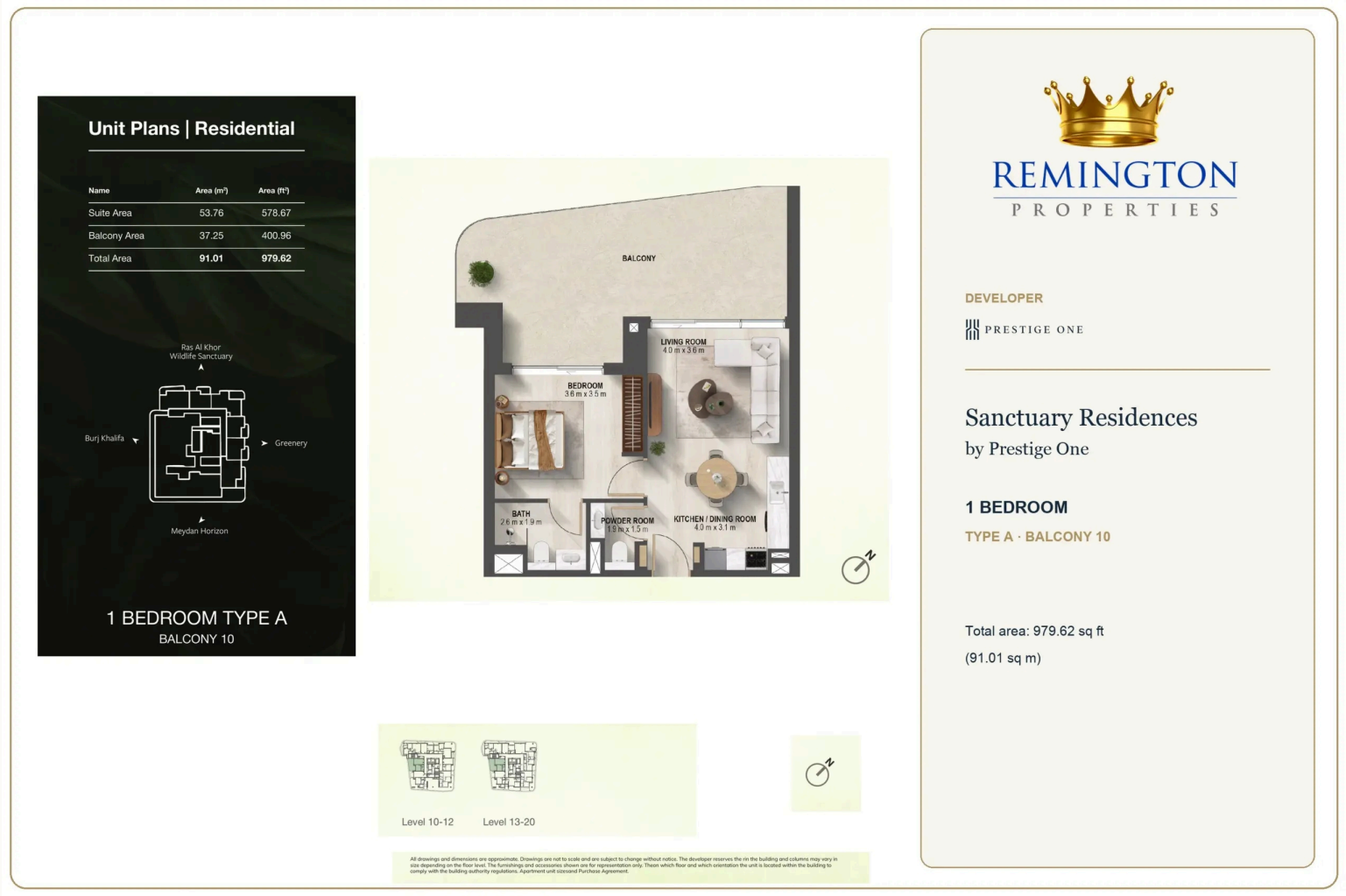

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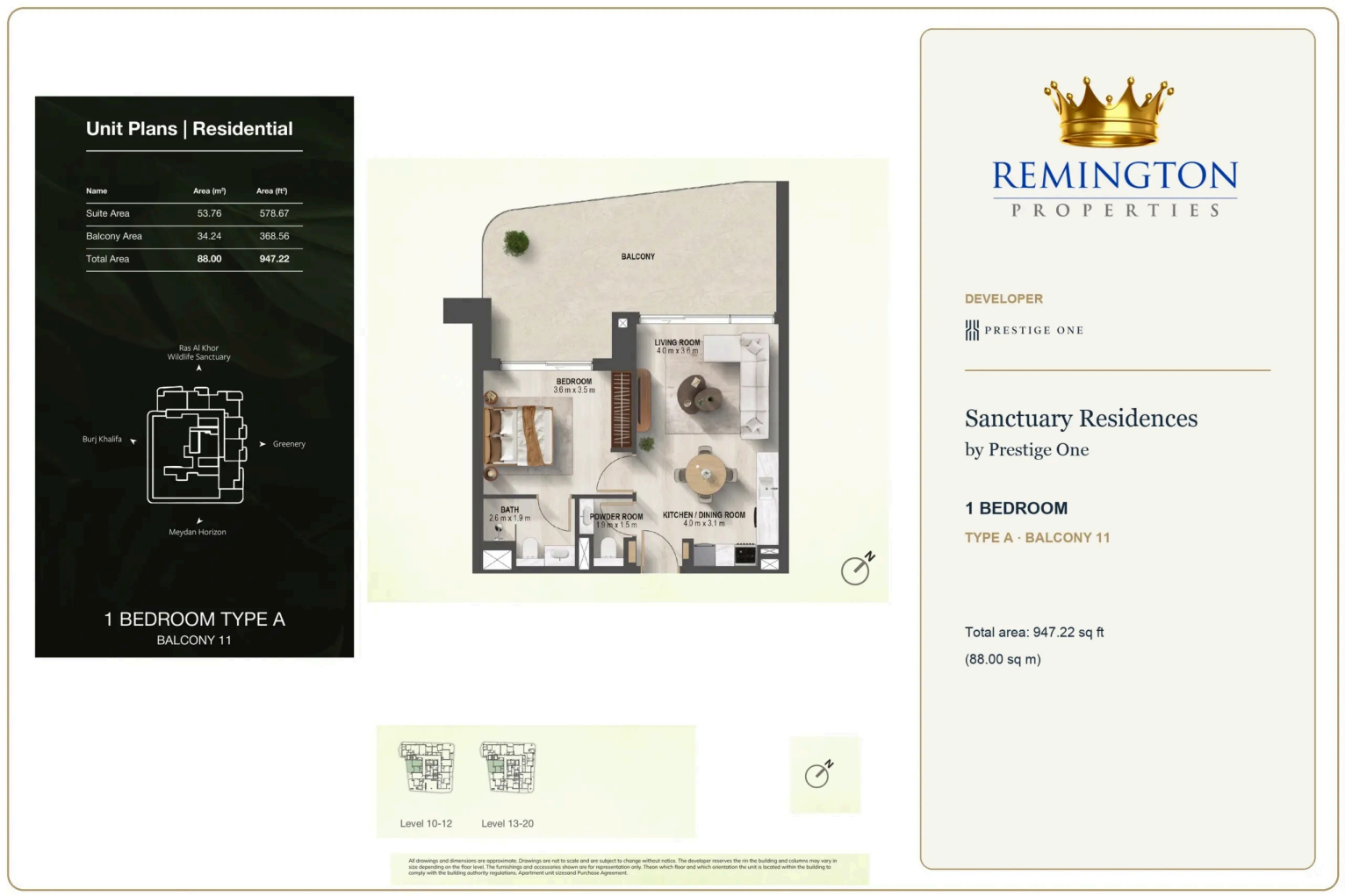

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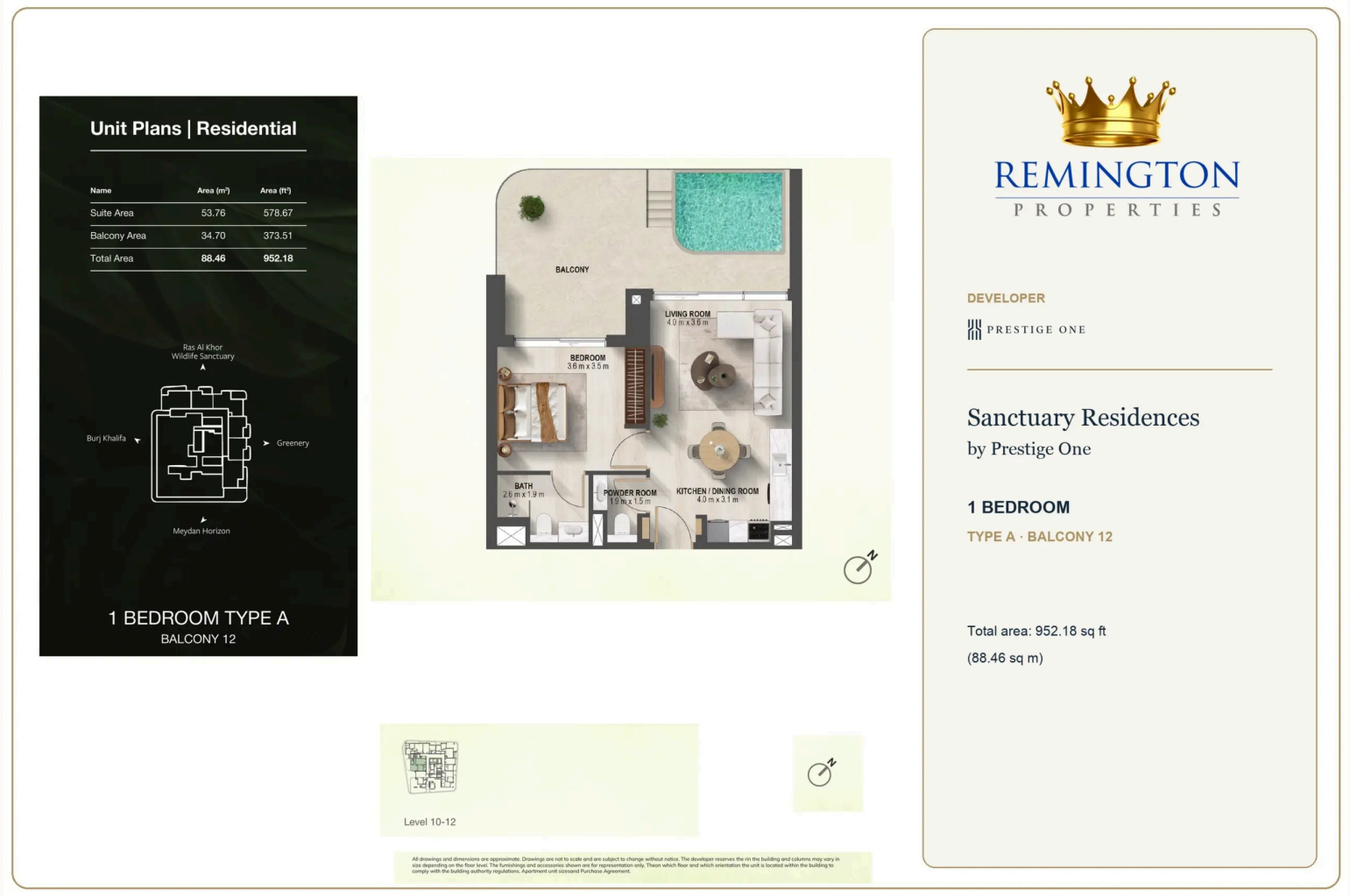

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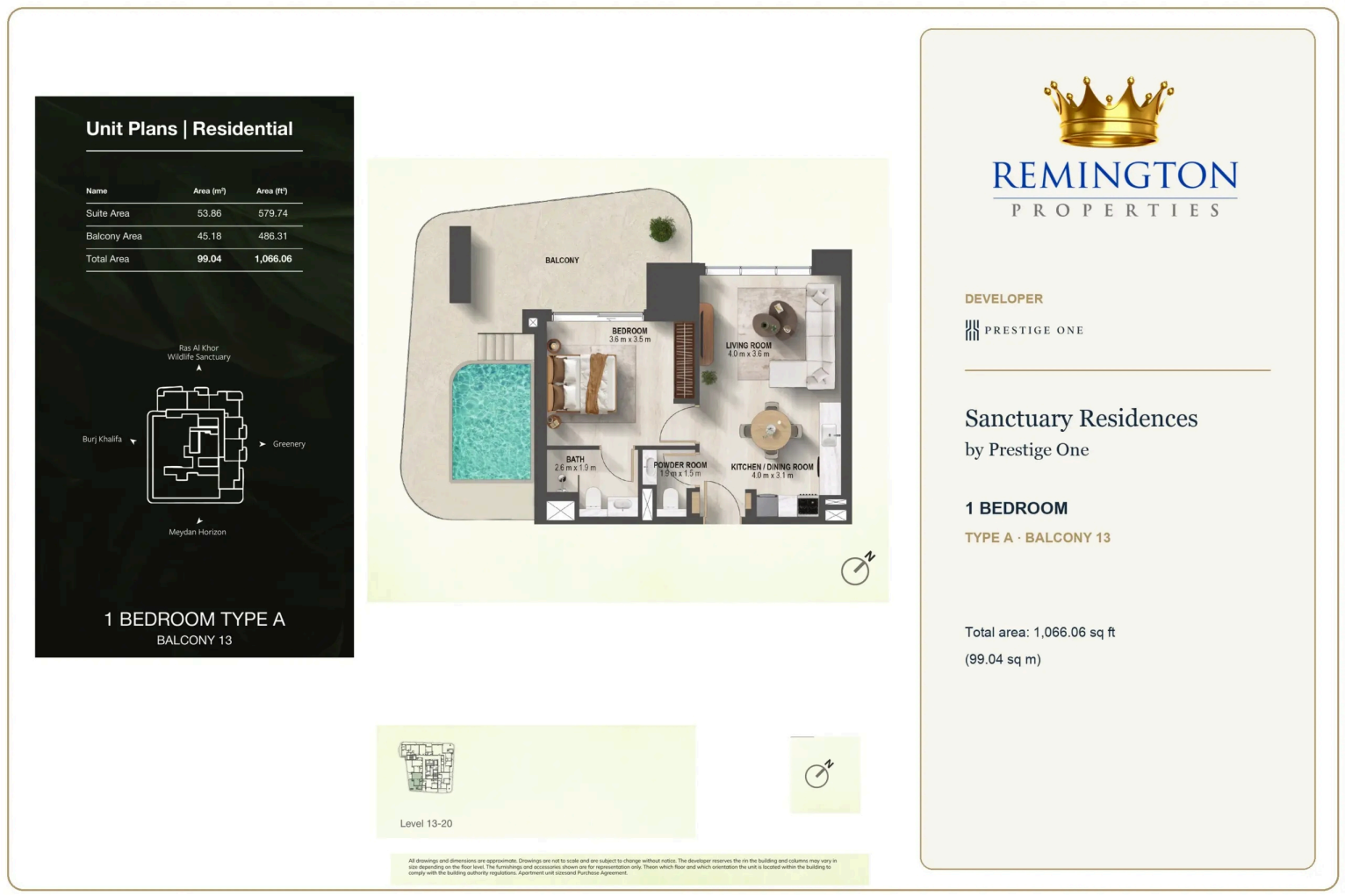

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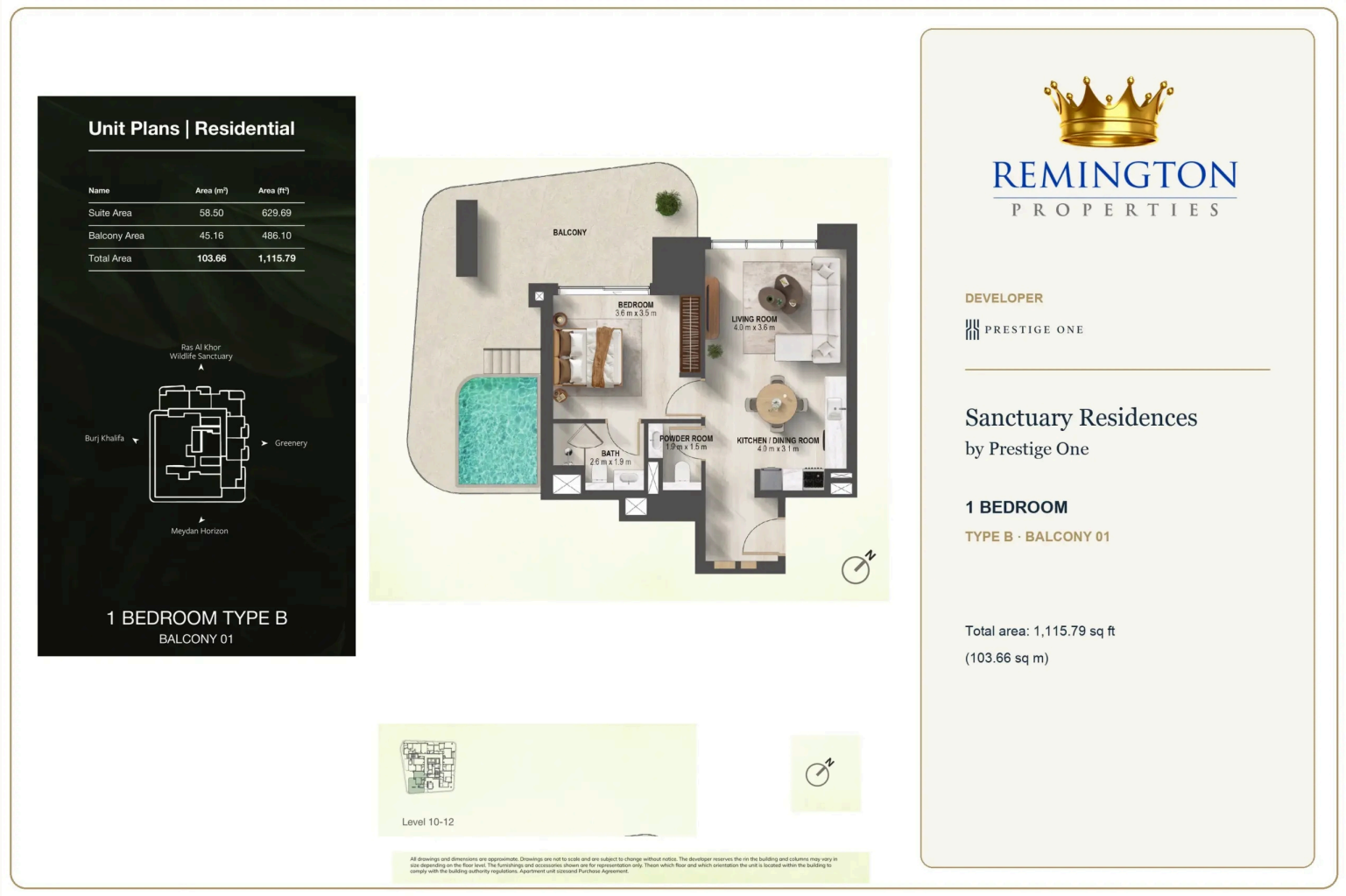
Open original plan

One-Bedroom / Type B



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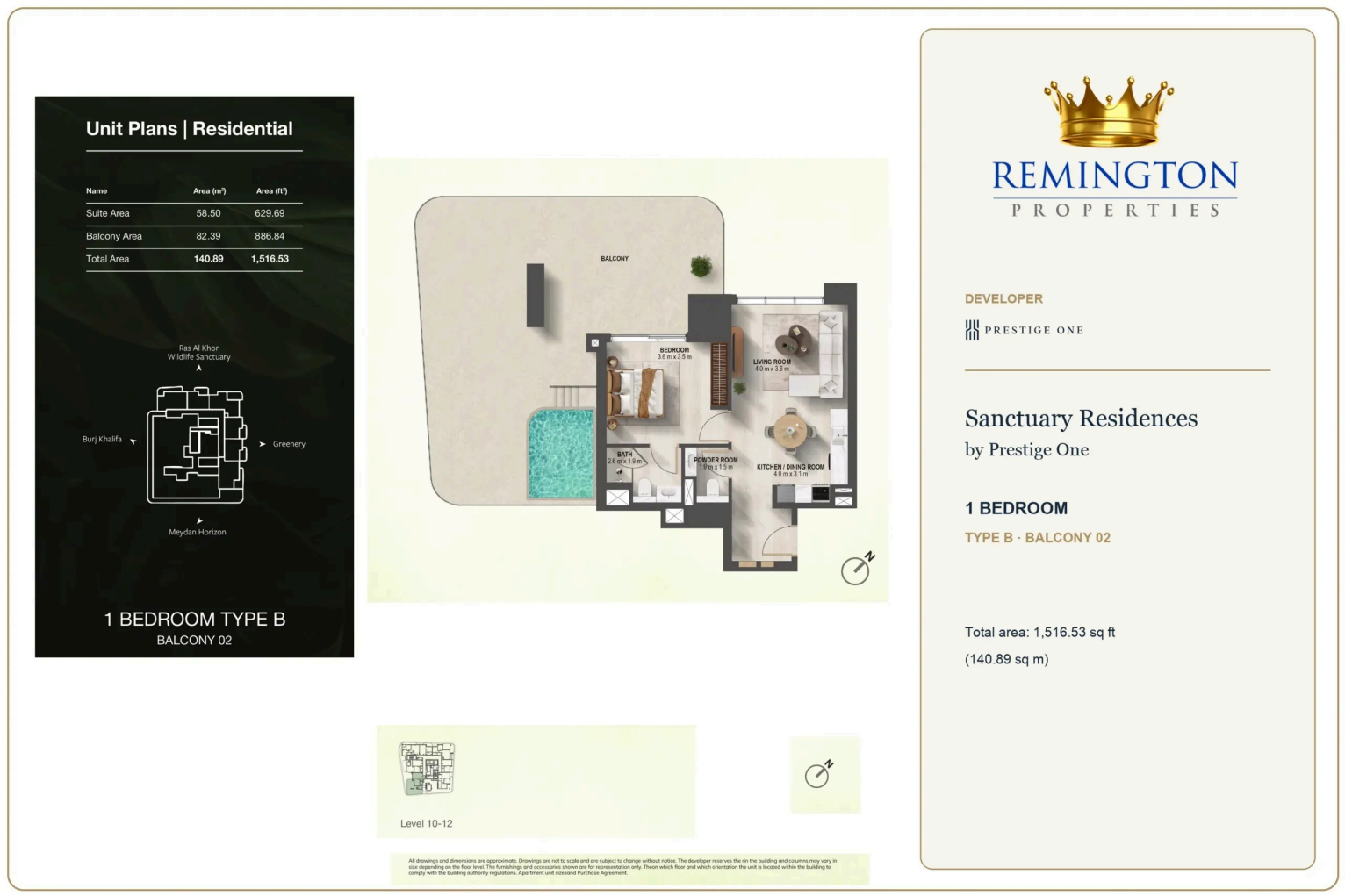
Open original plan

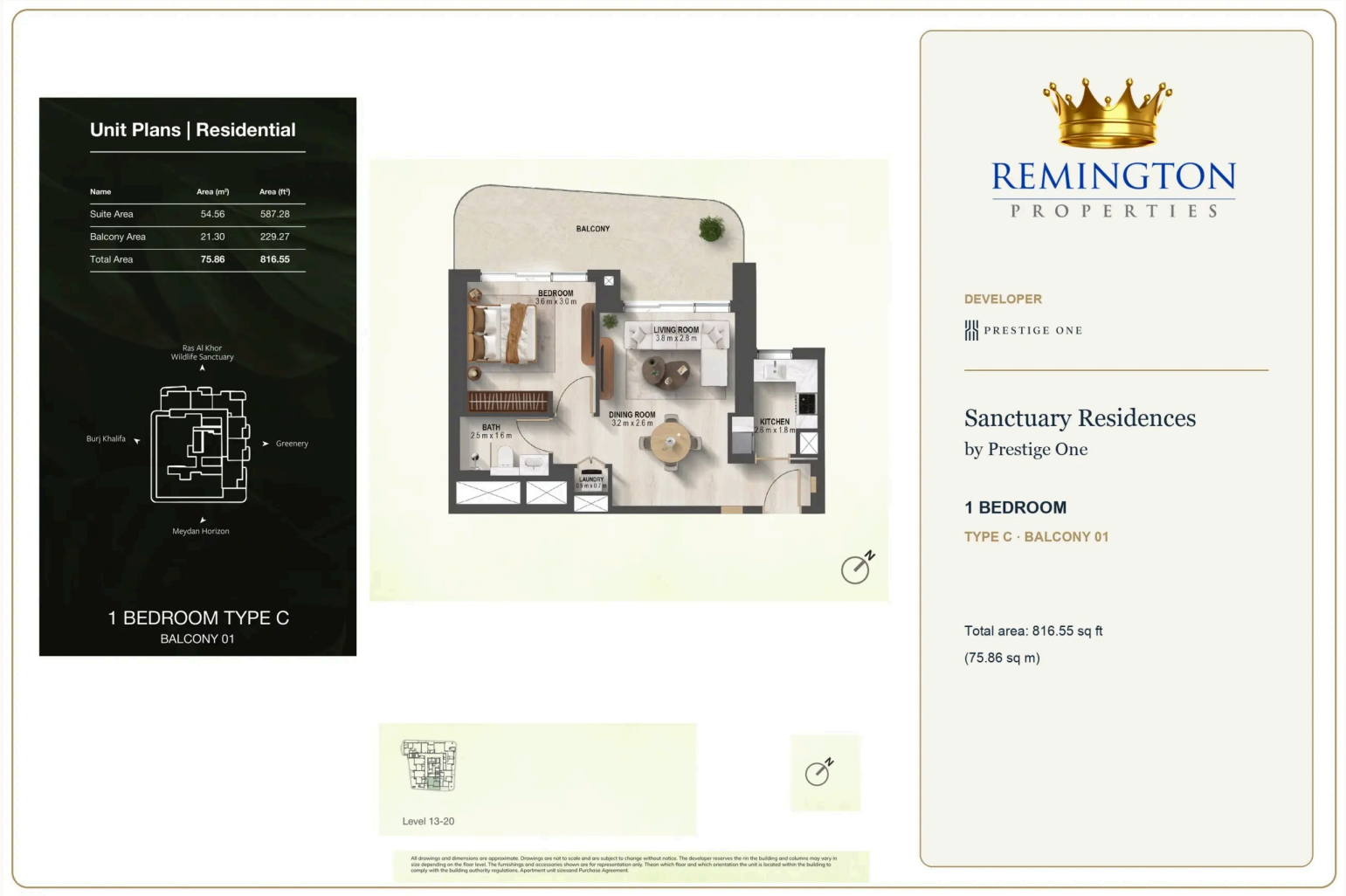
One-Bedroom / Type B



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

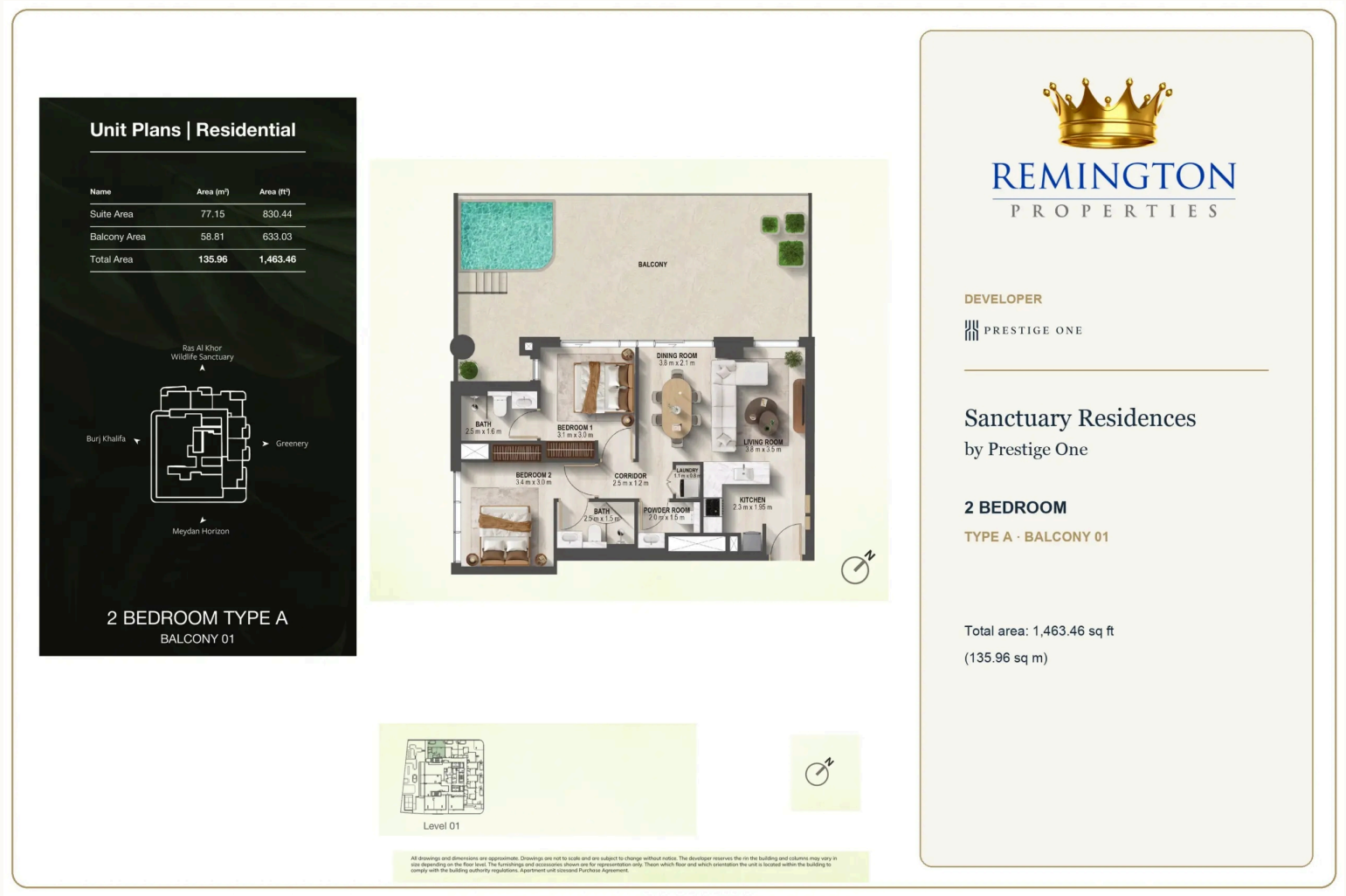
One-Bedroom / Type C



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

Two-Bedroom / Type A



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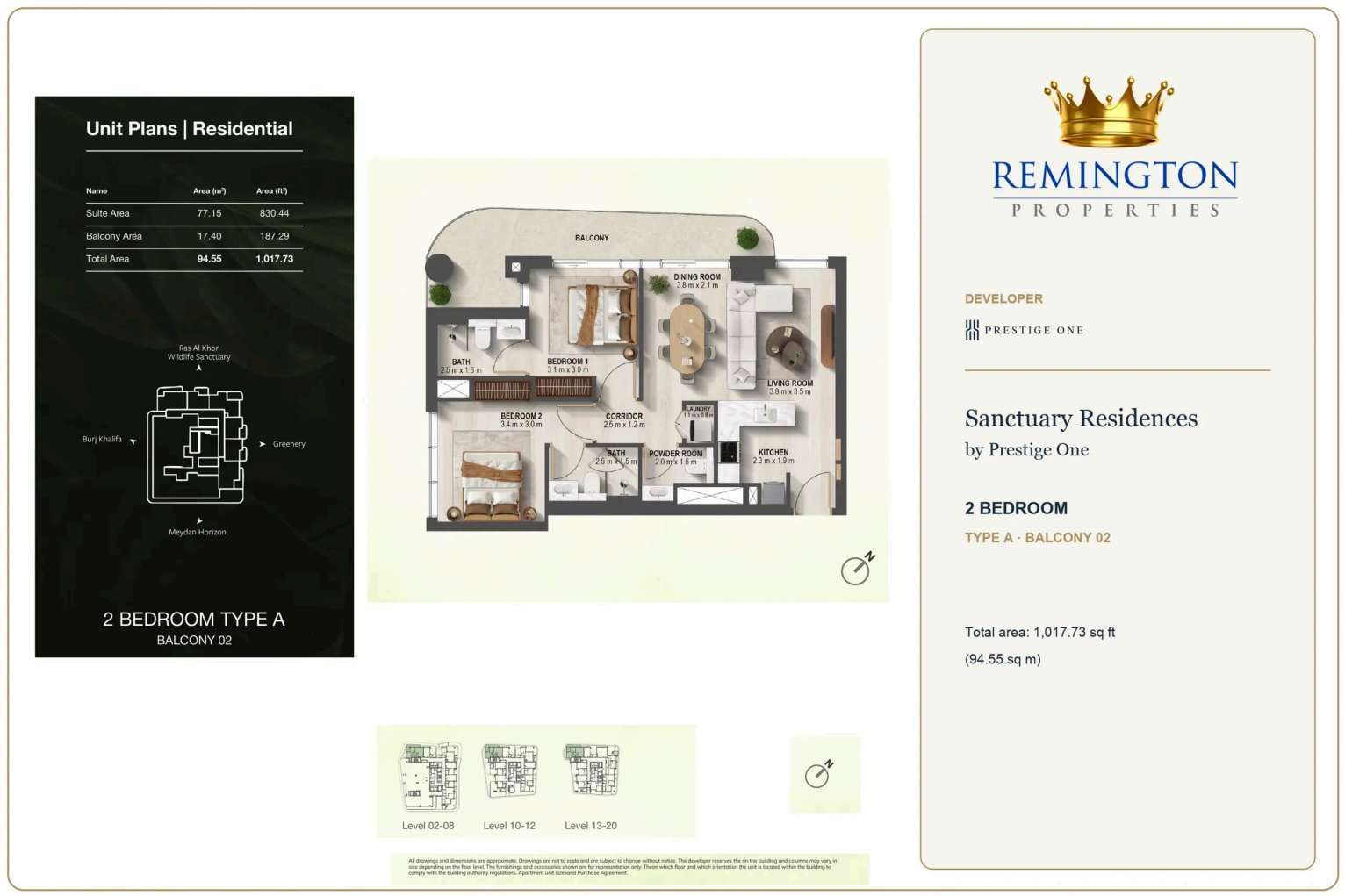
Two-Bedroom / Type A



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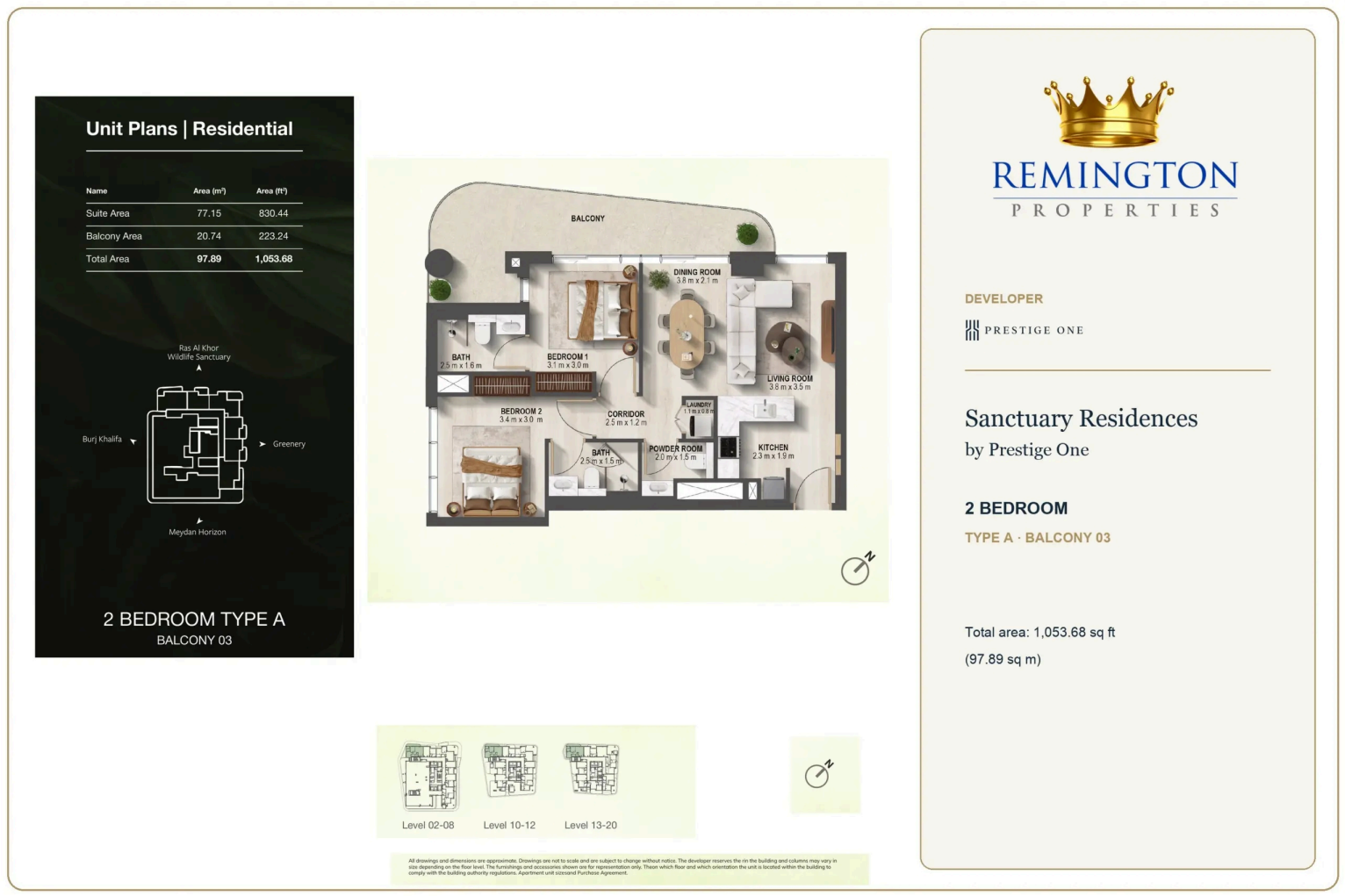
Two-Bedroom / Type A



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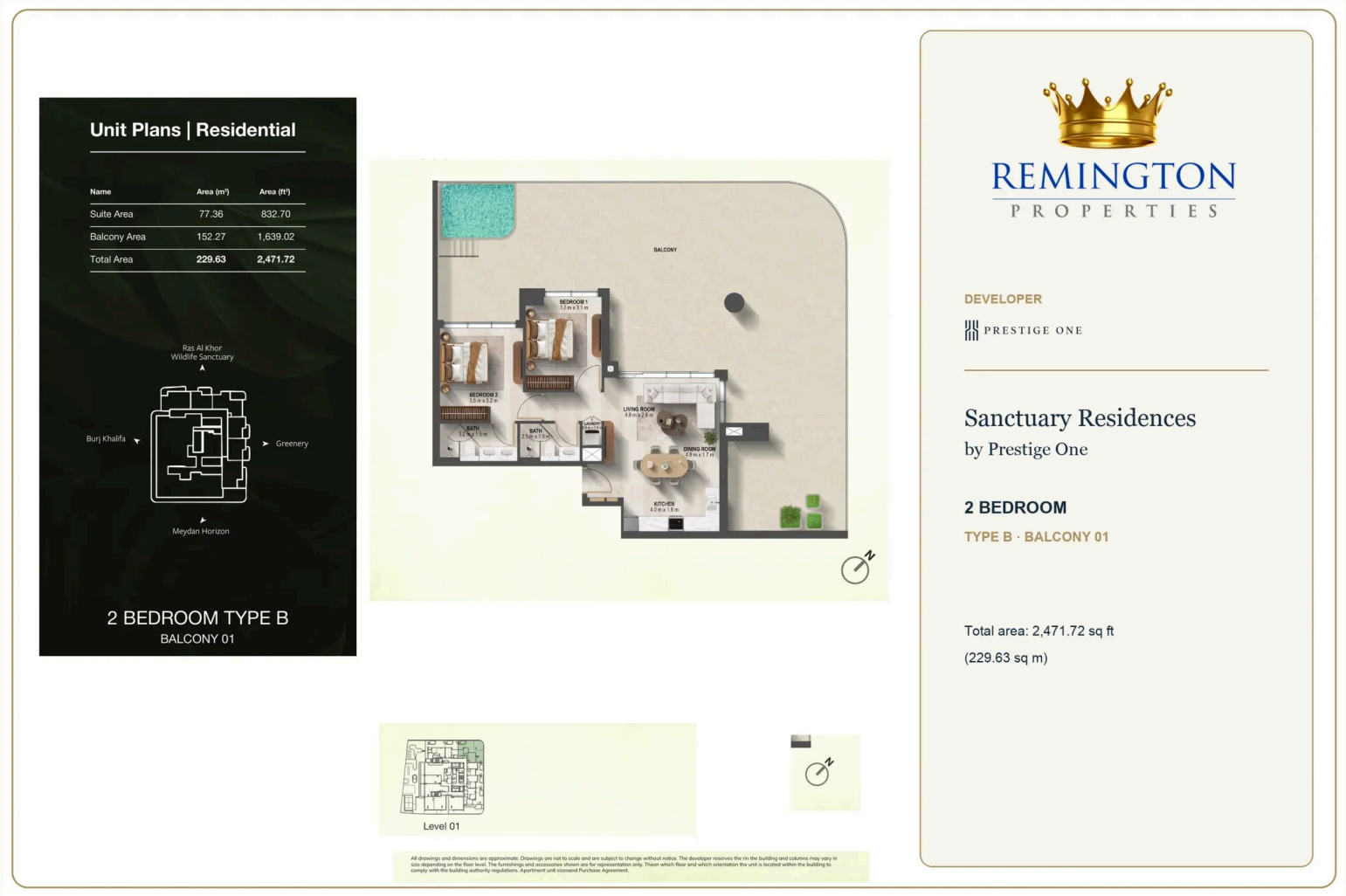
Two-Bedroom / Type B



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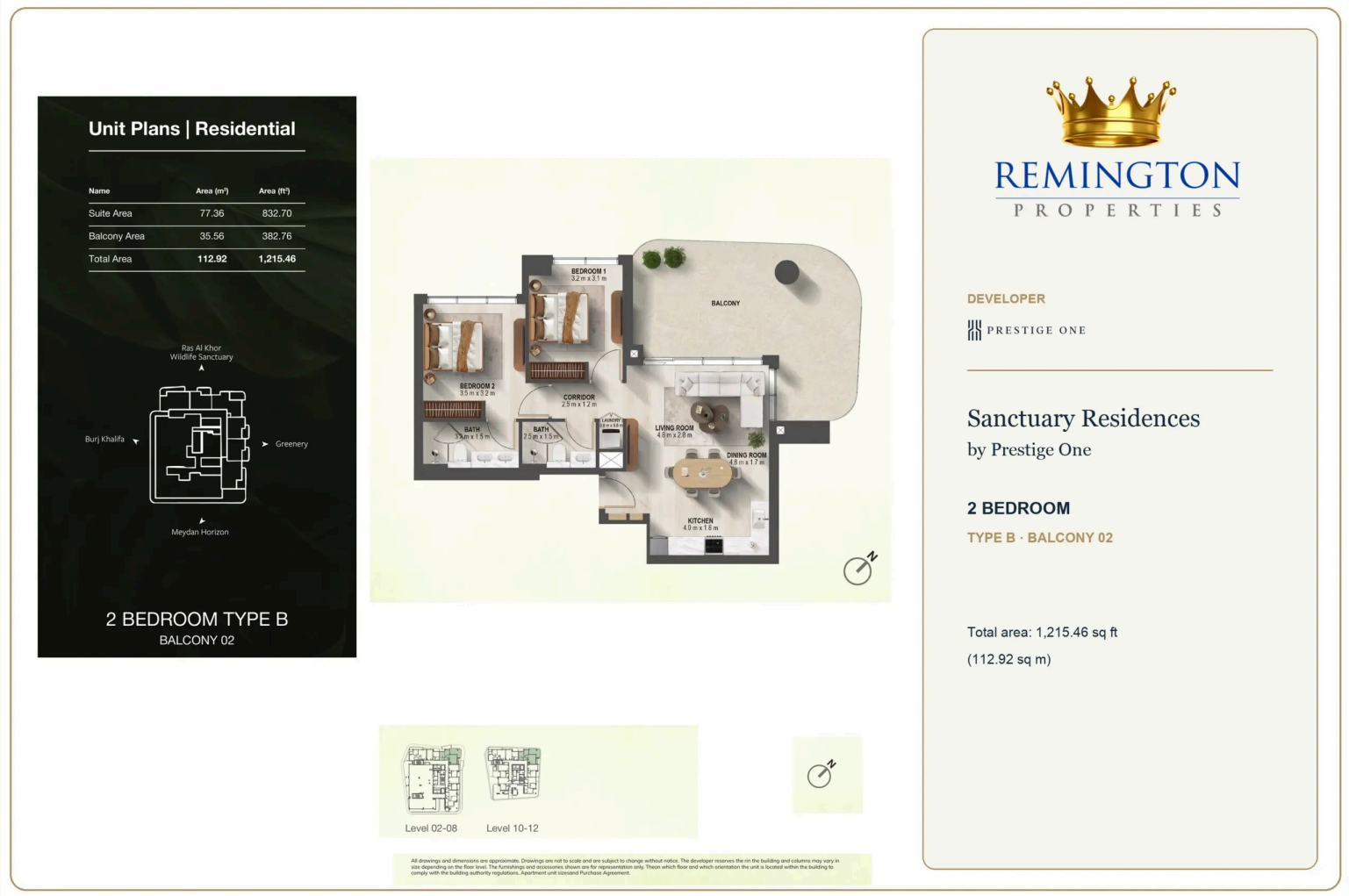

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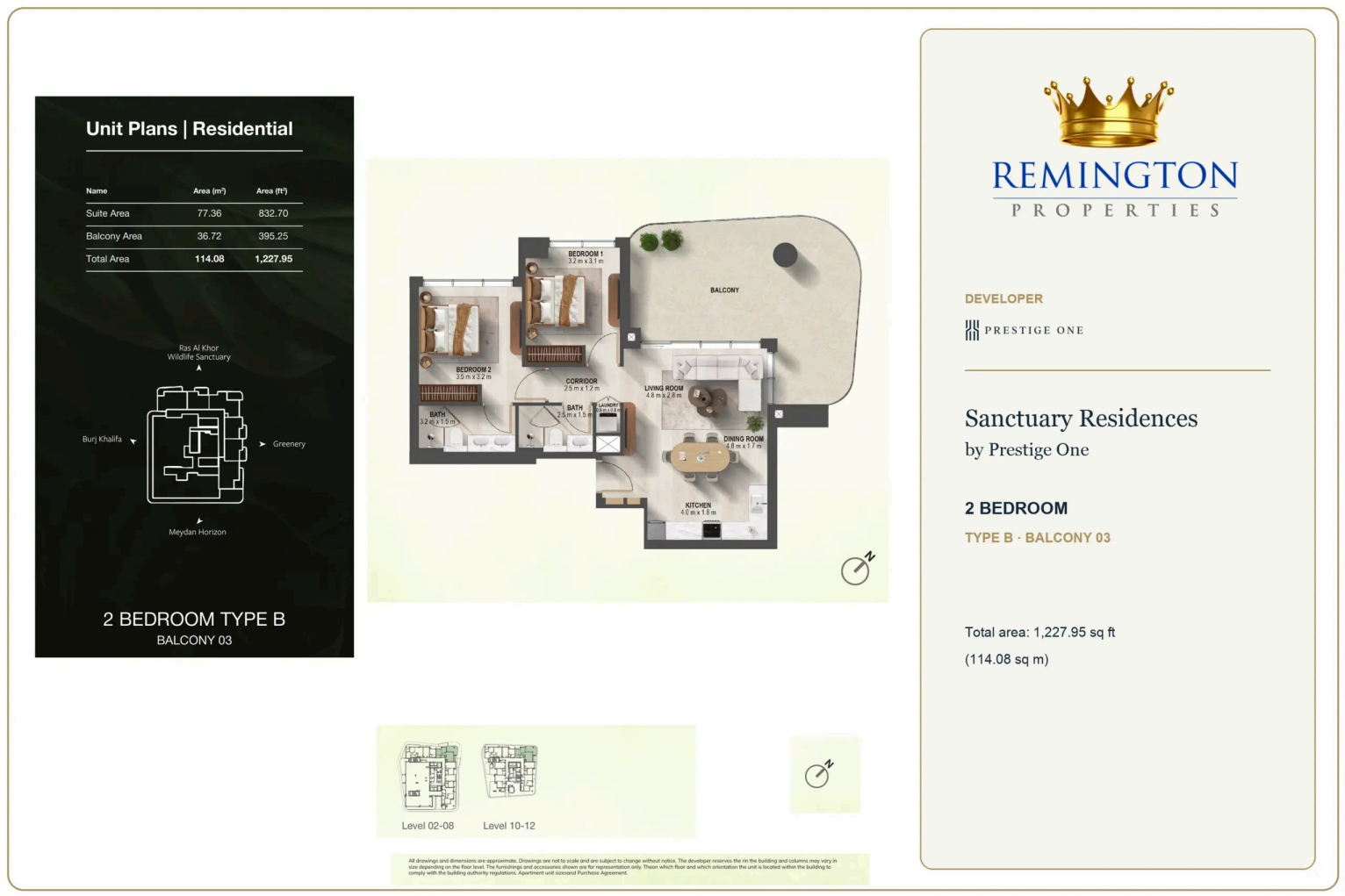

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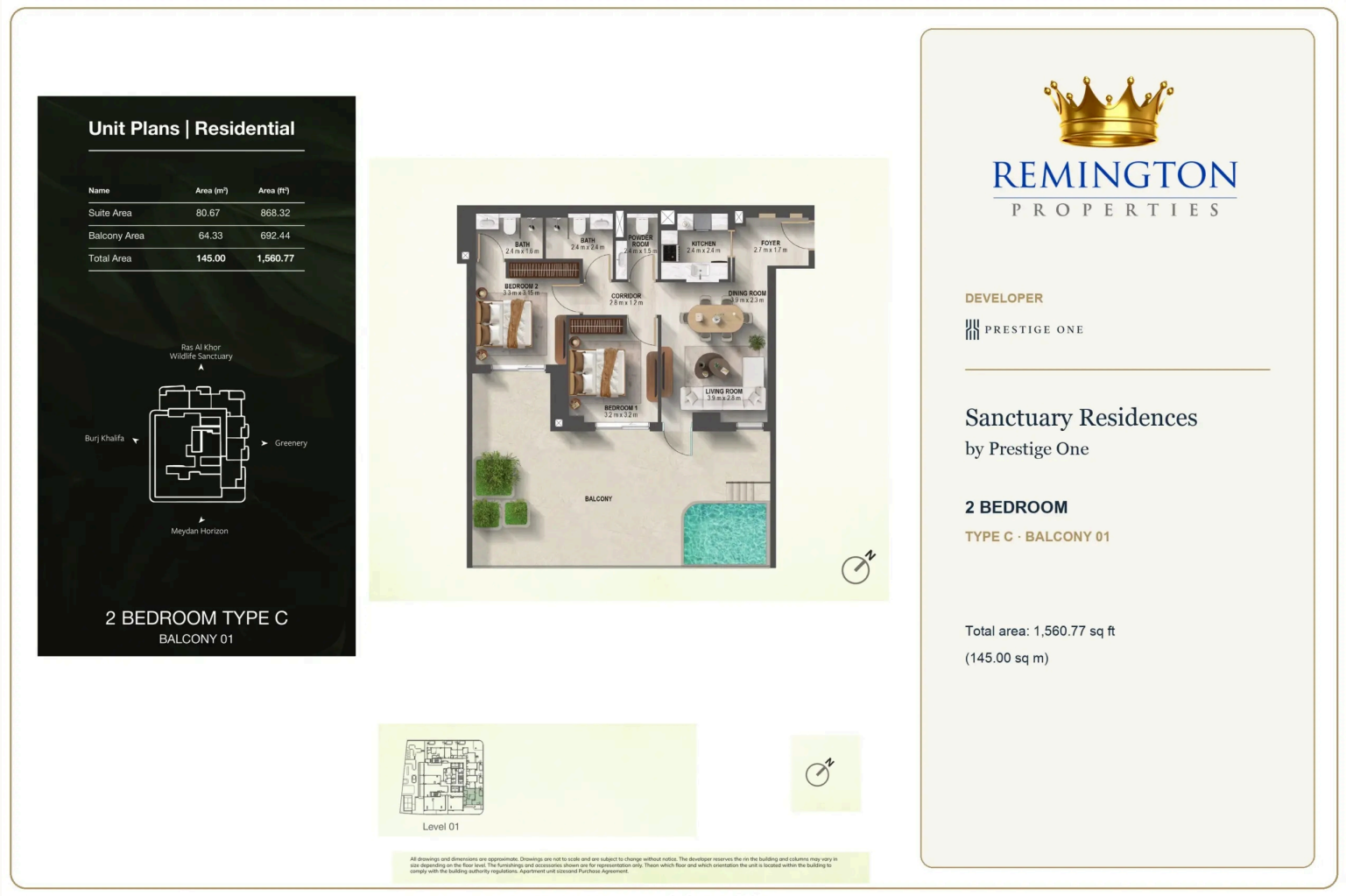

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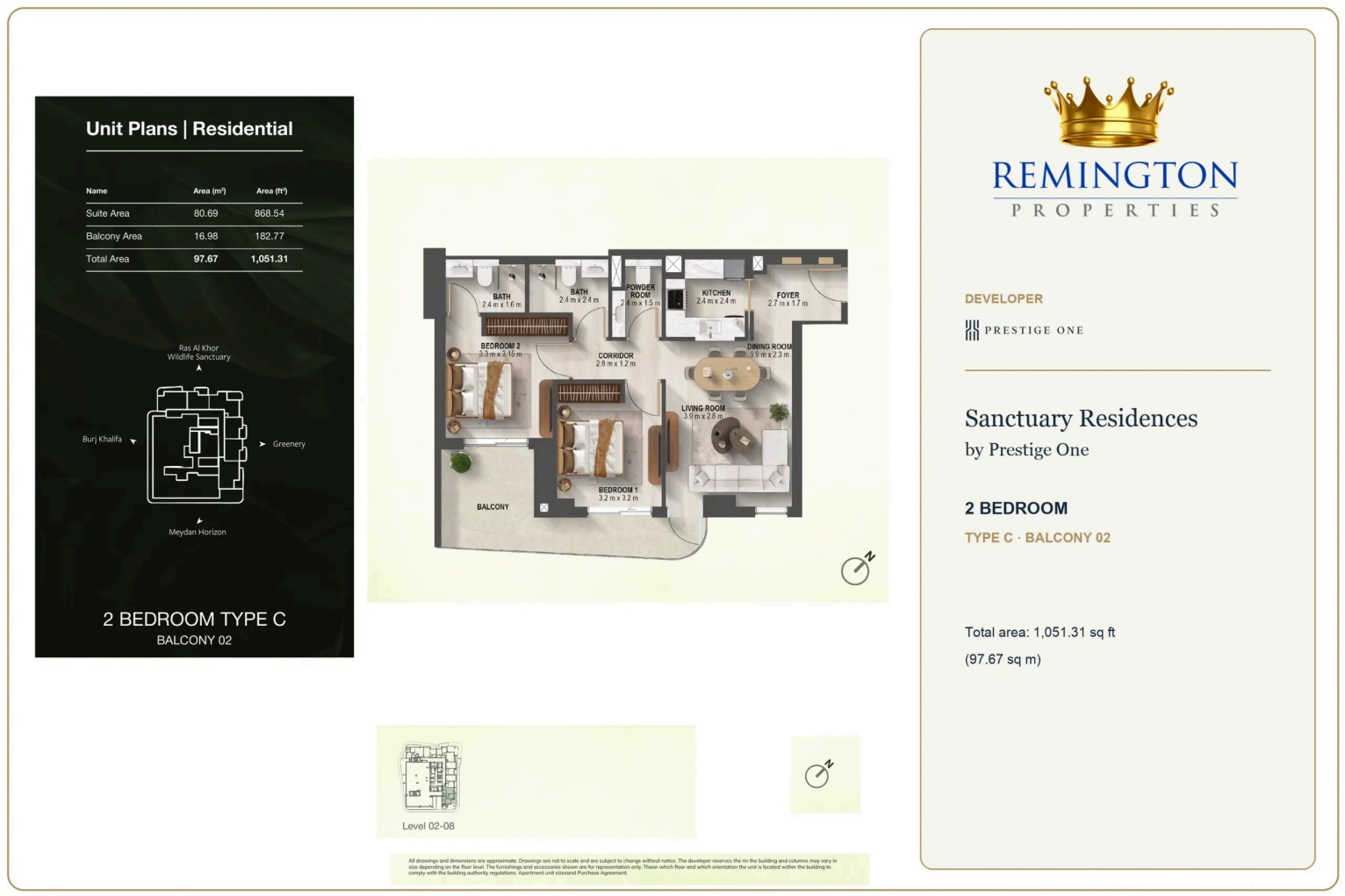

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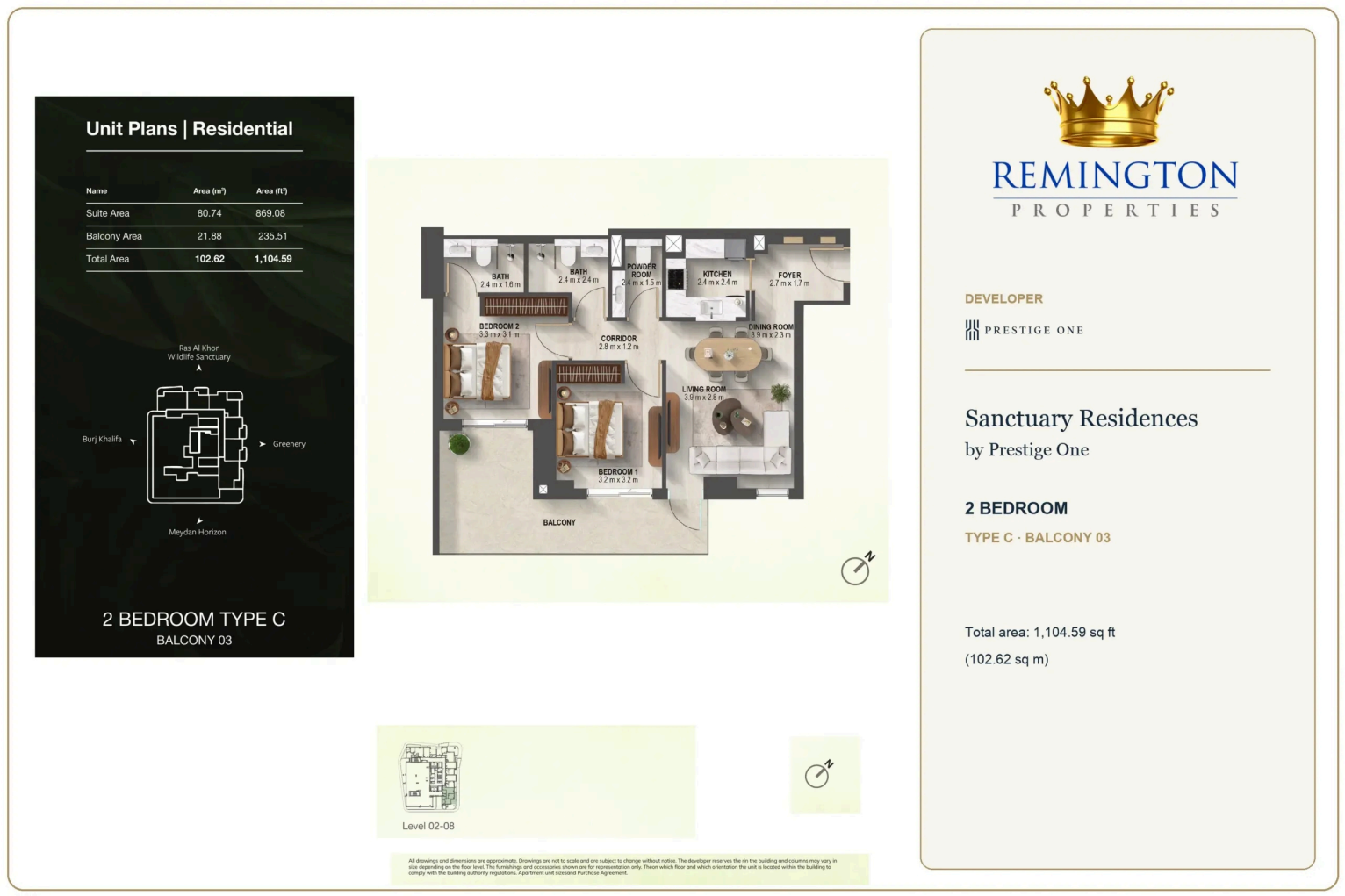

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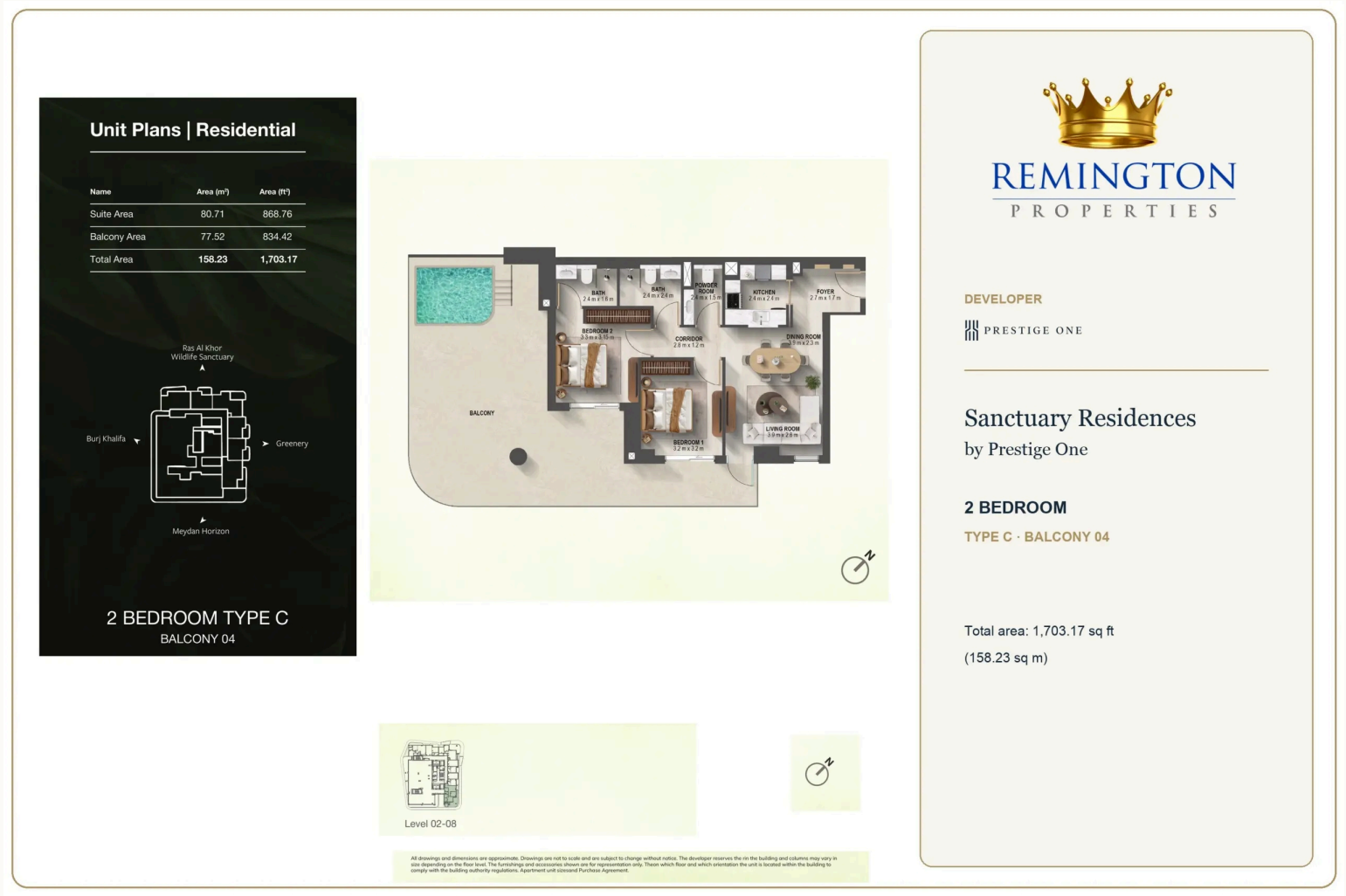

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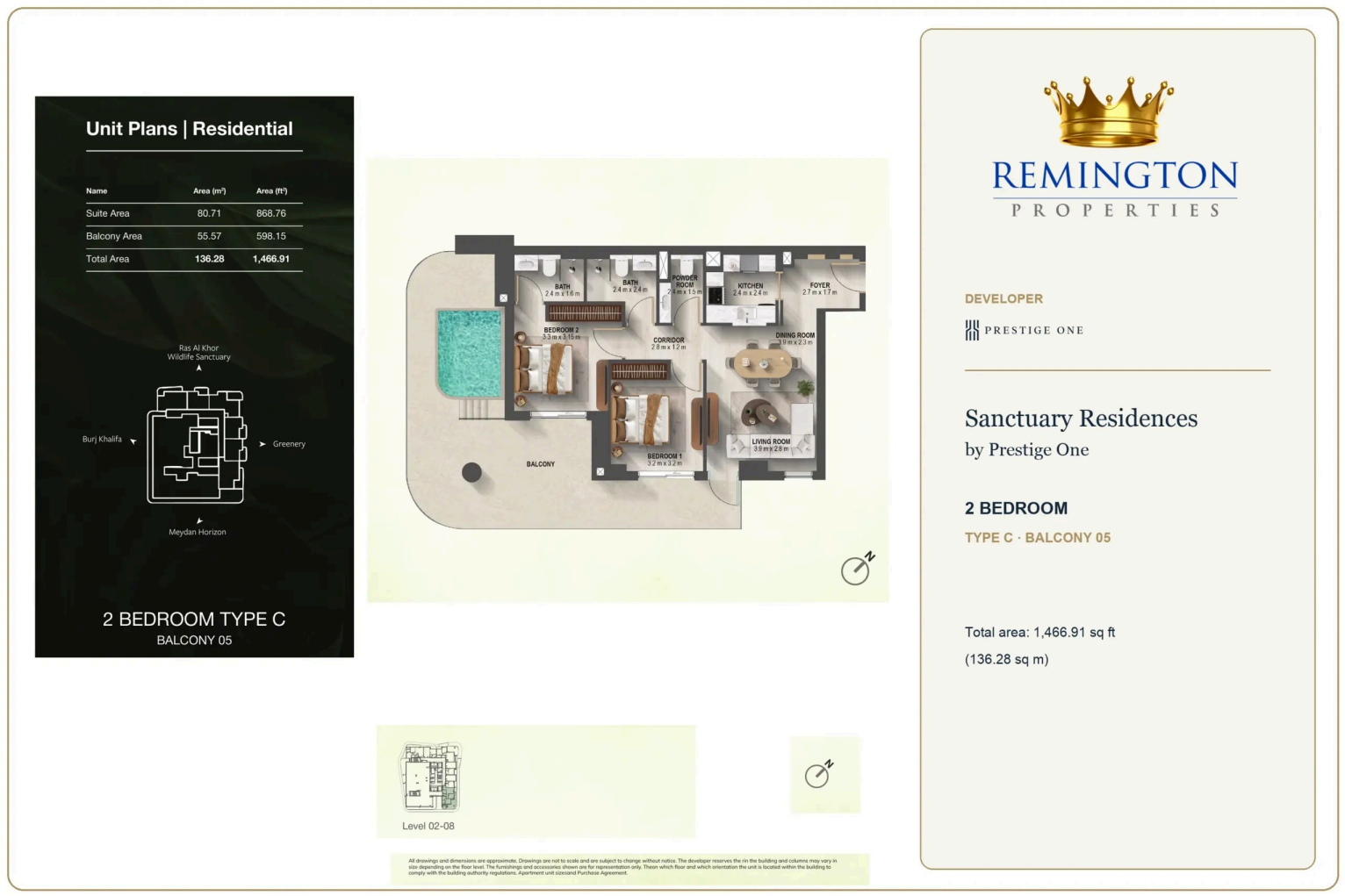

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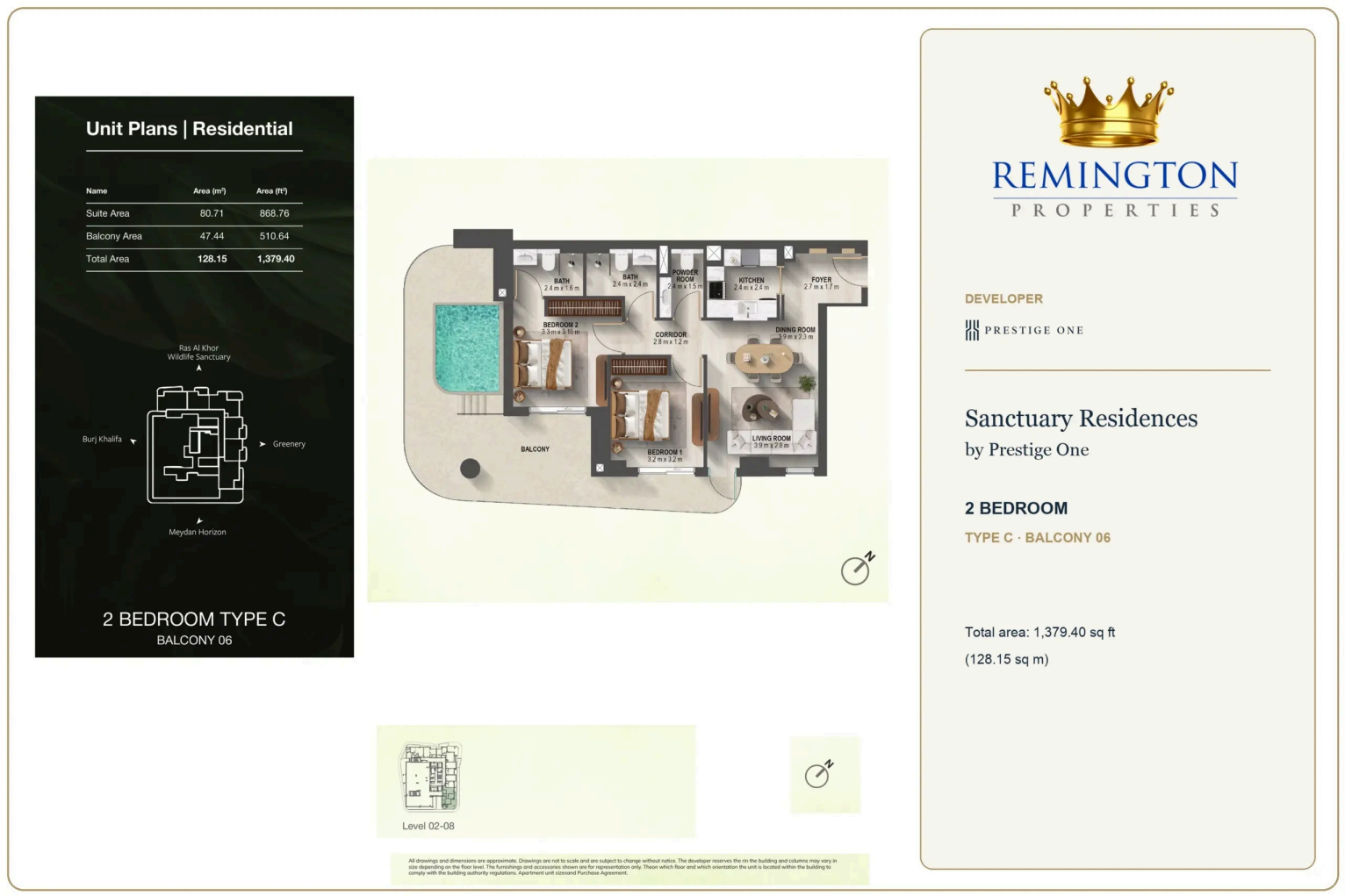

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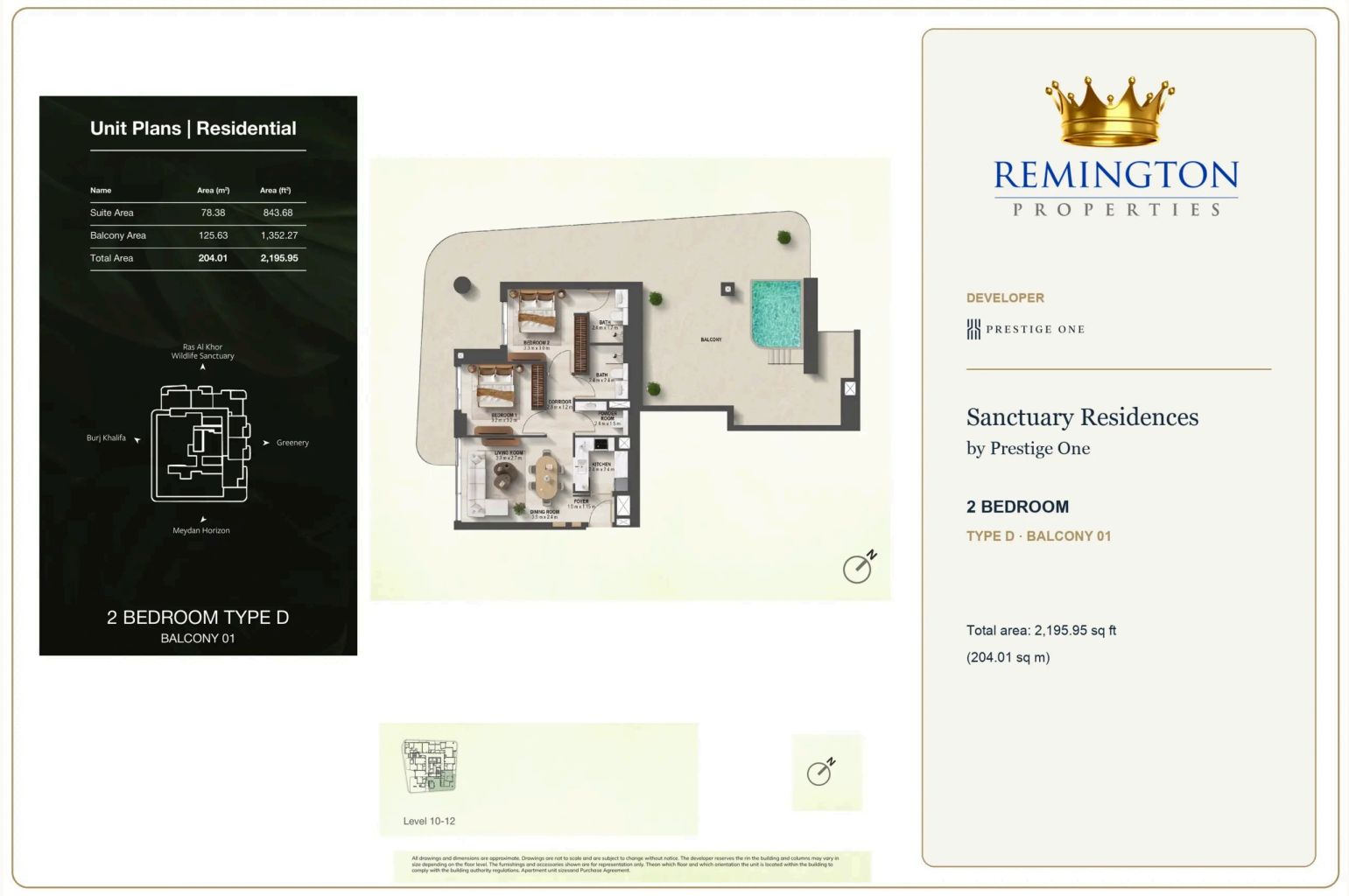
Open original plan

Two-Bedroom / Type D



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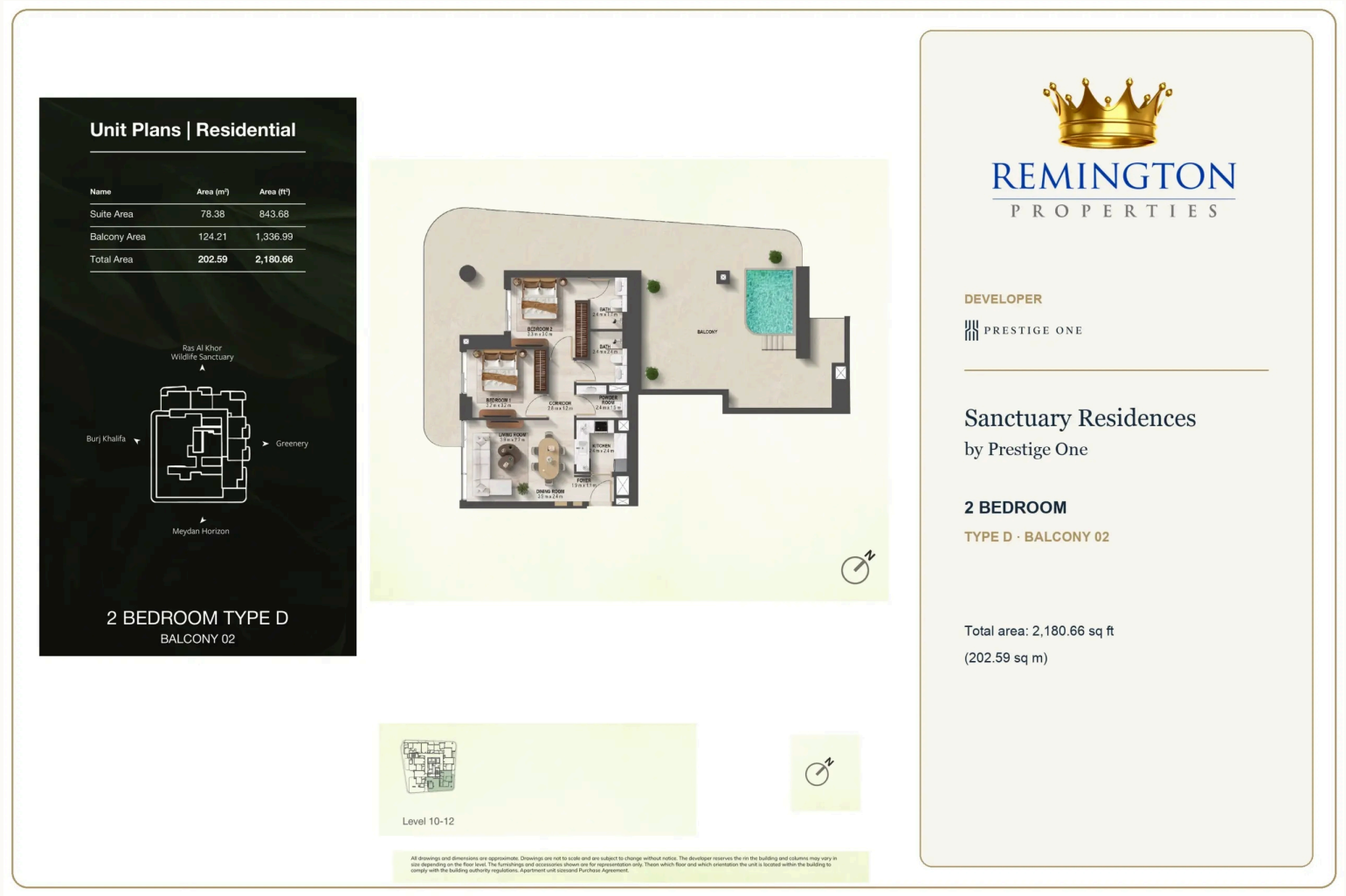
Two-Bedroom / Type D



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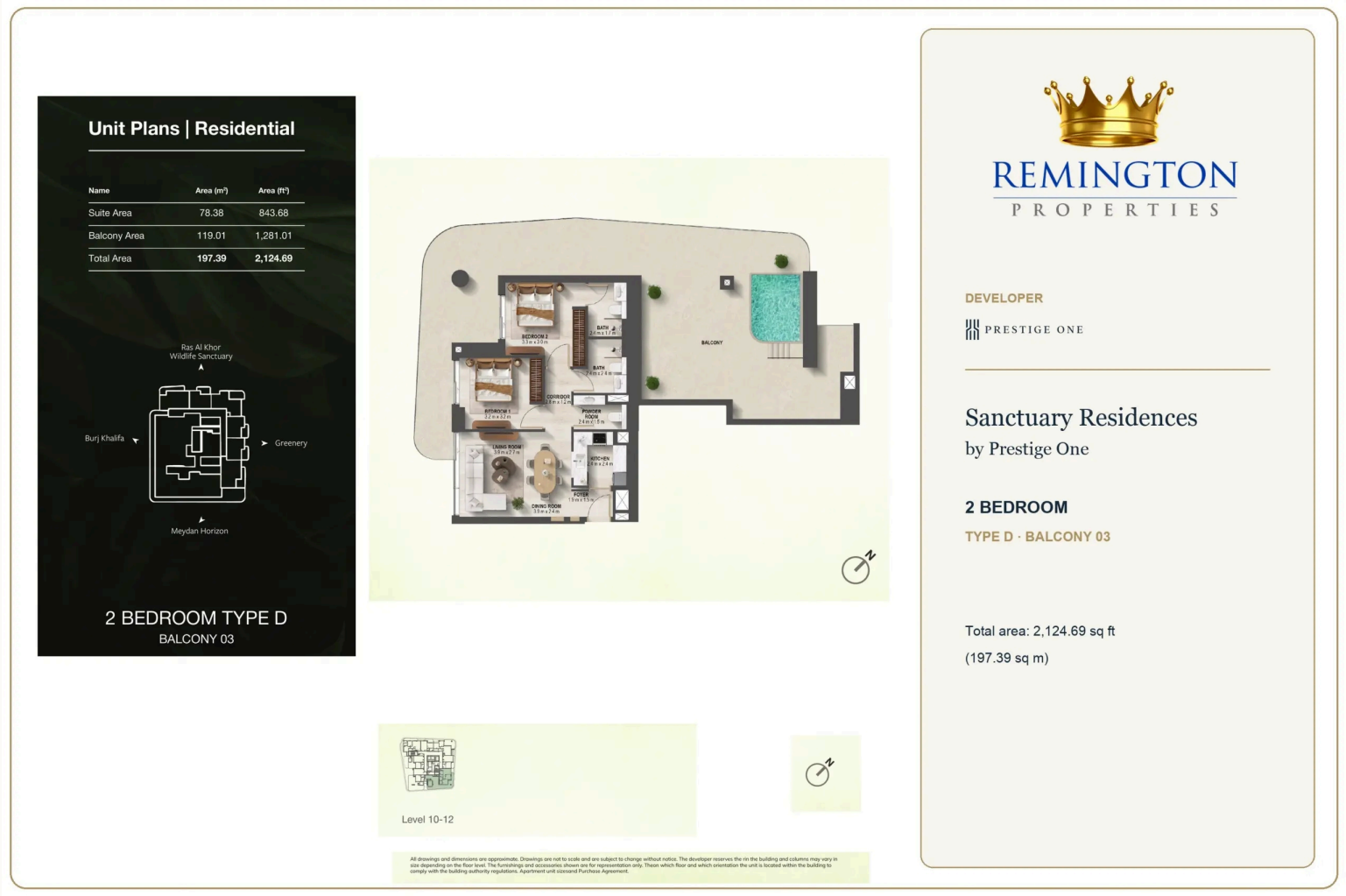
Two-Bedroom / Type D



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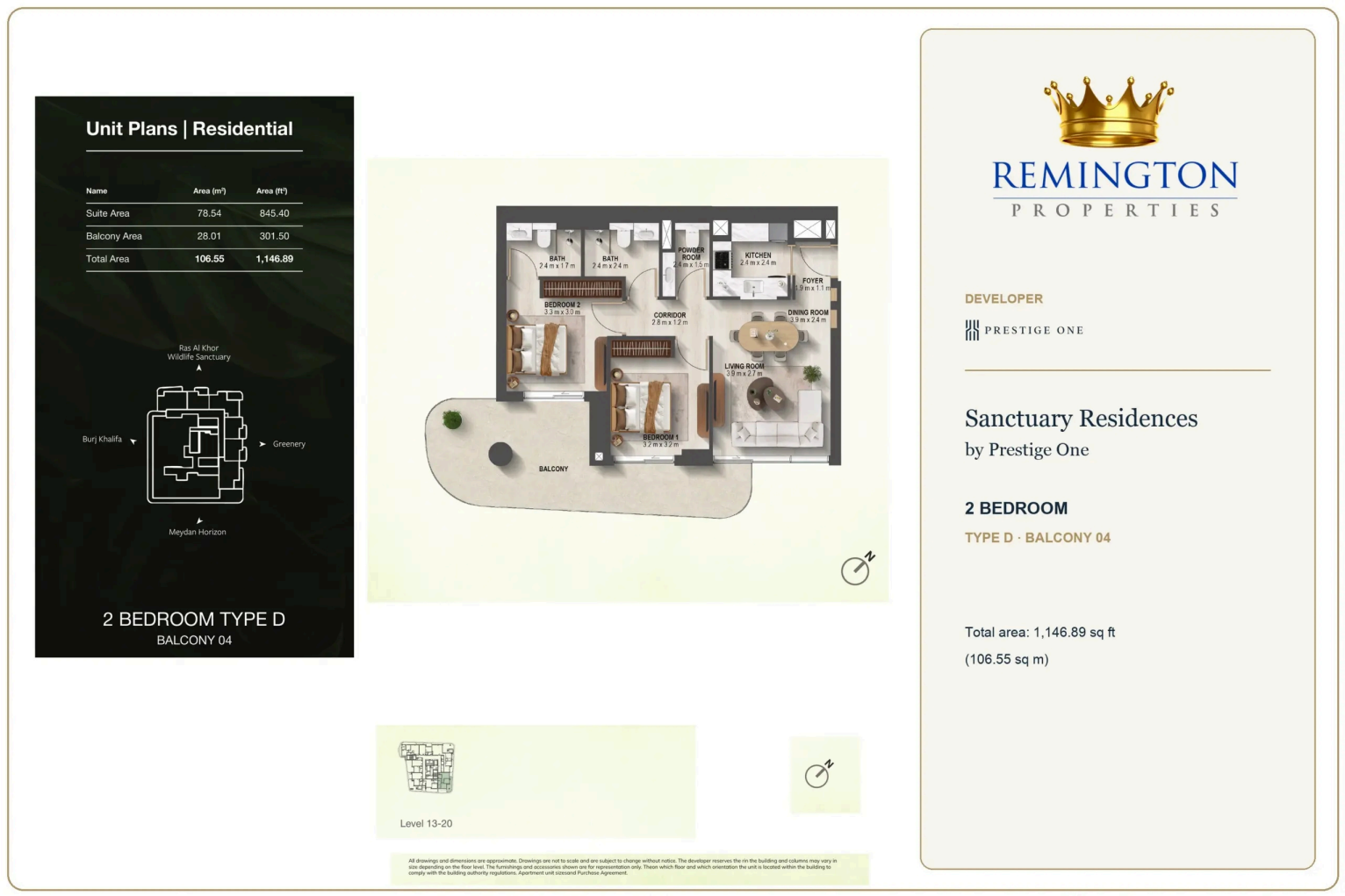
Two-Bedroom / Type D



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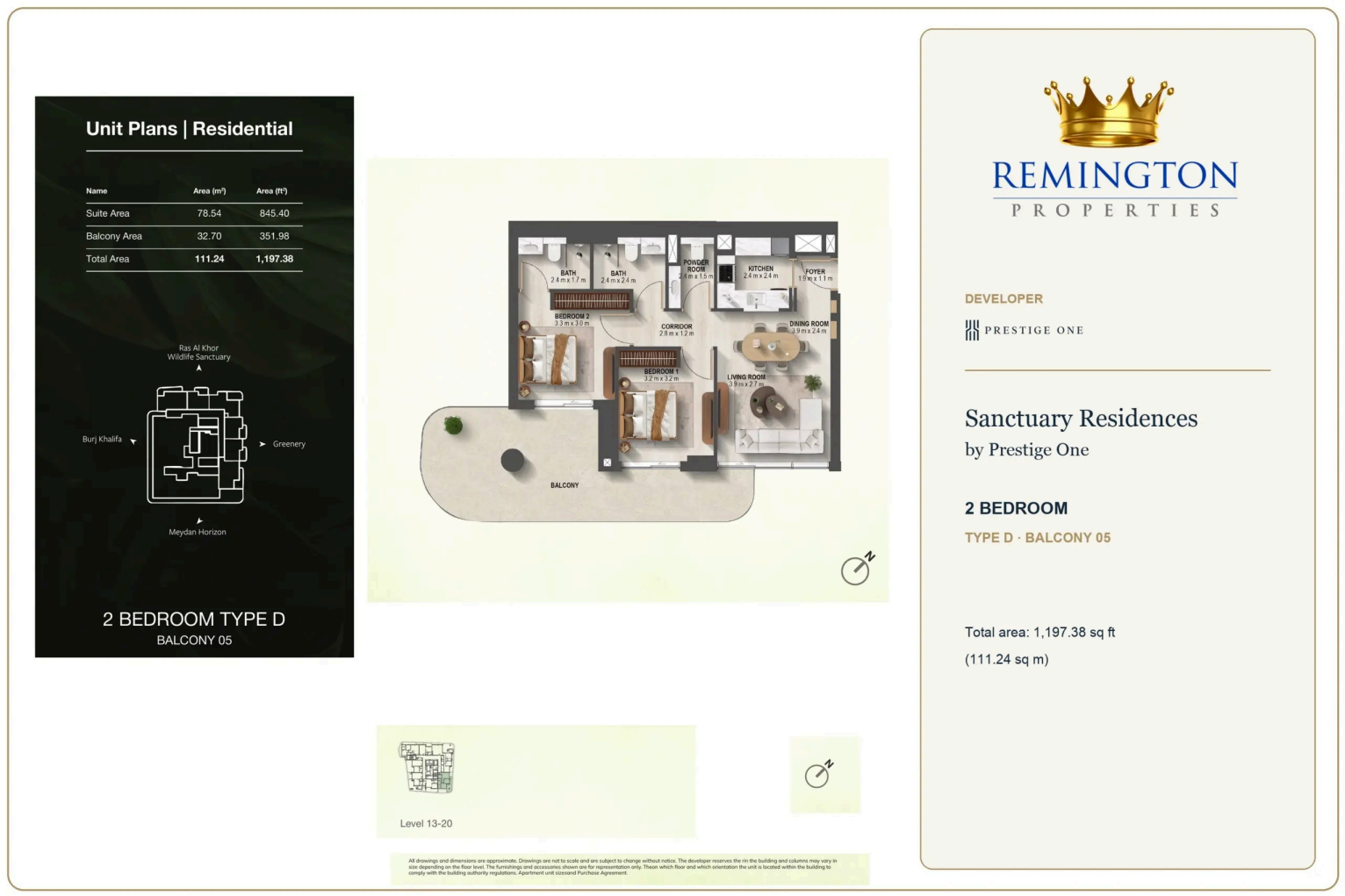
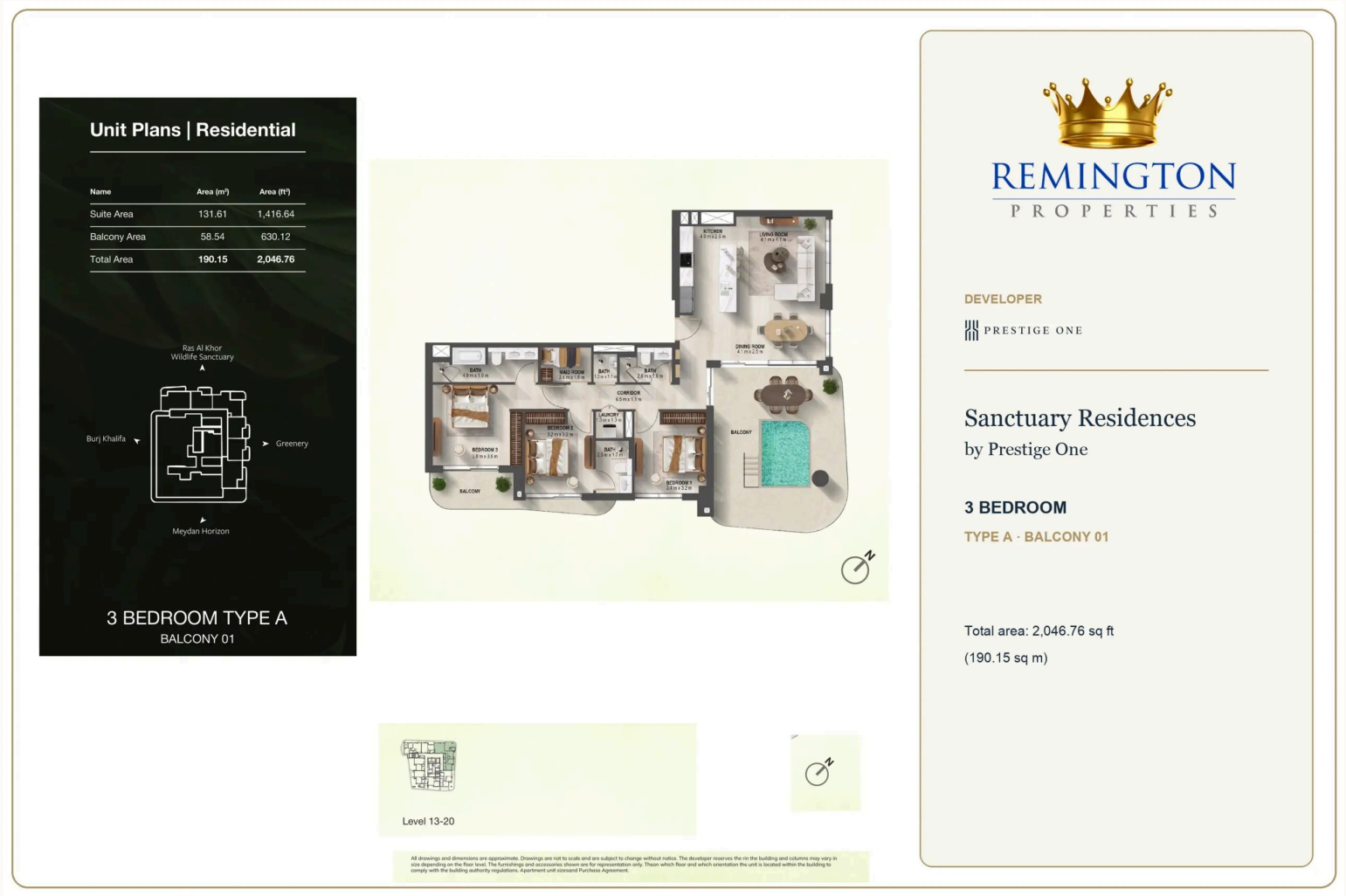


Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

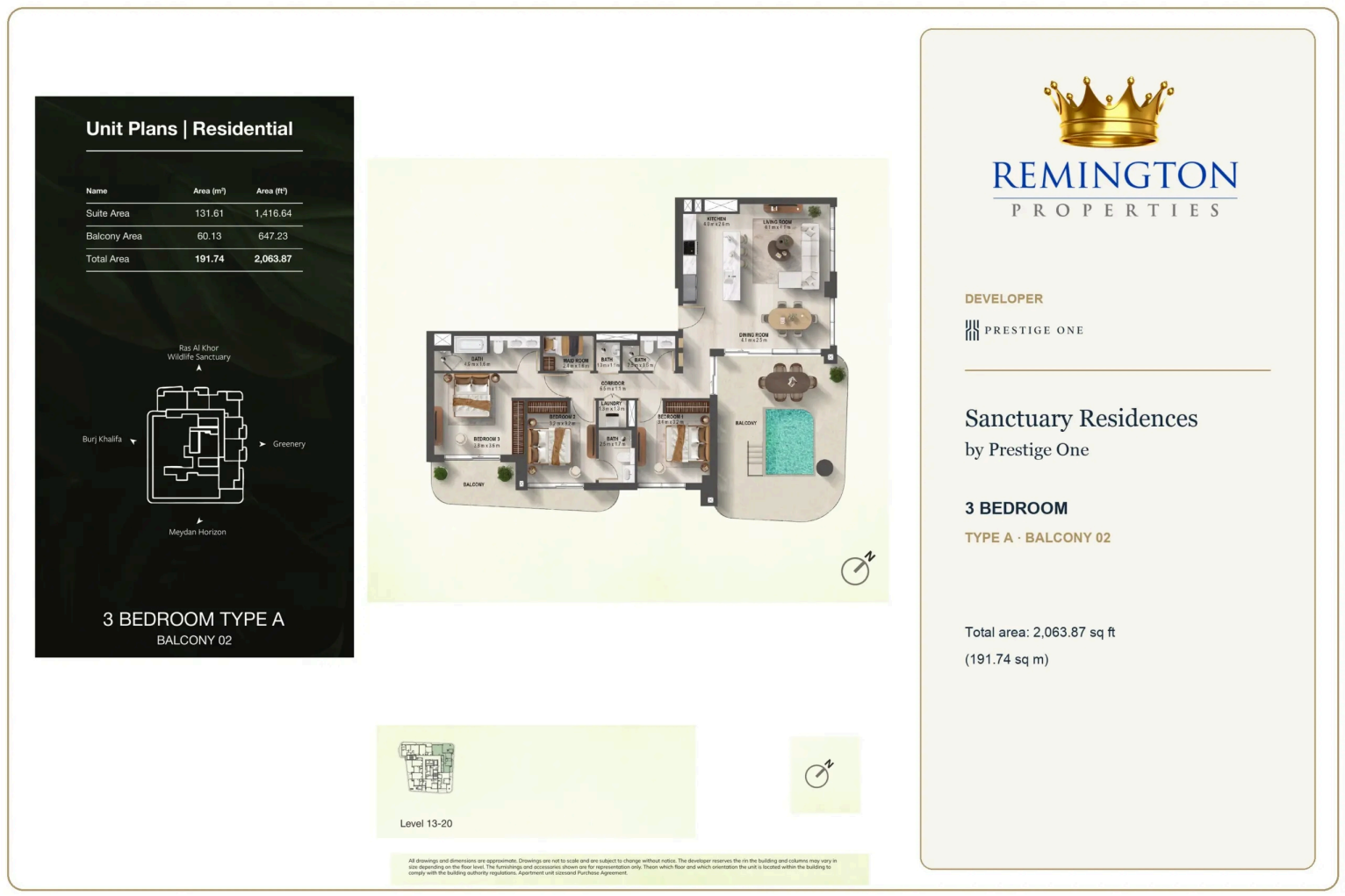
Three-Bedroom / Type A



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

Three-Bedroom / Type A



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

Plan sheet 36



REMINGTON PROPERTIES

DEVELOPER

PRESTIGE ONE

Sanctuary Residences
by Prestige One

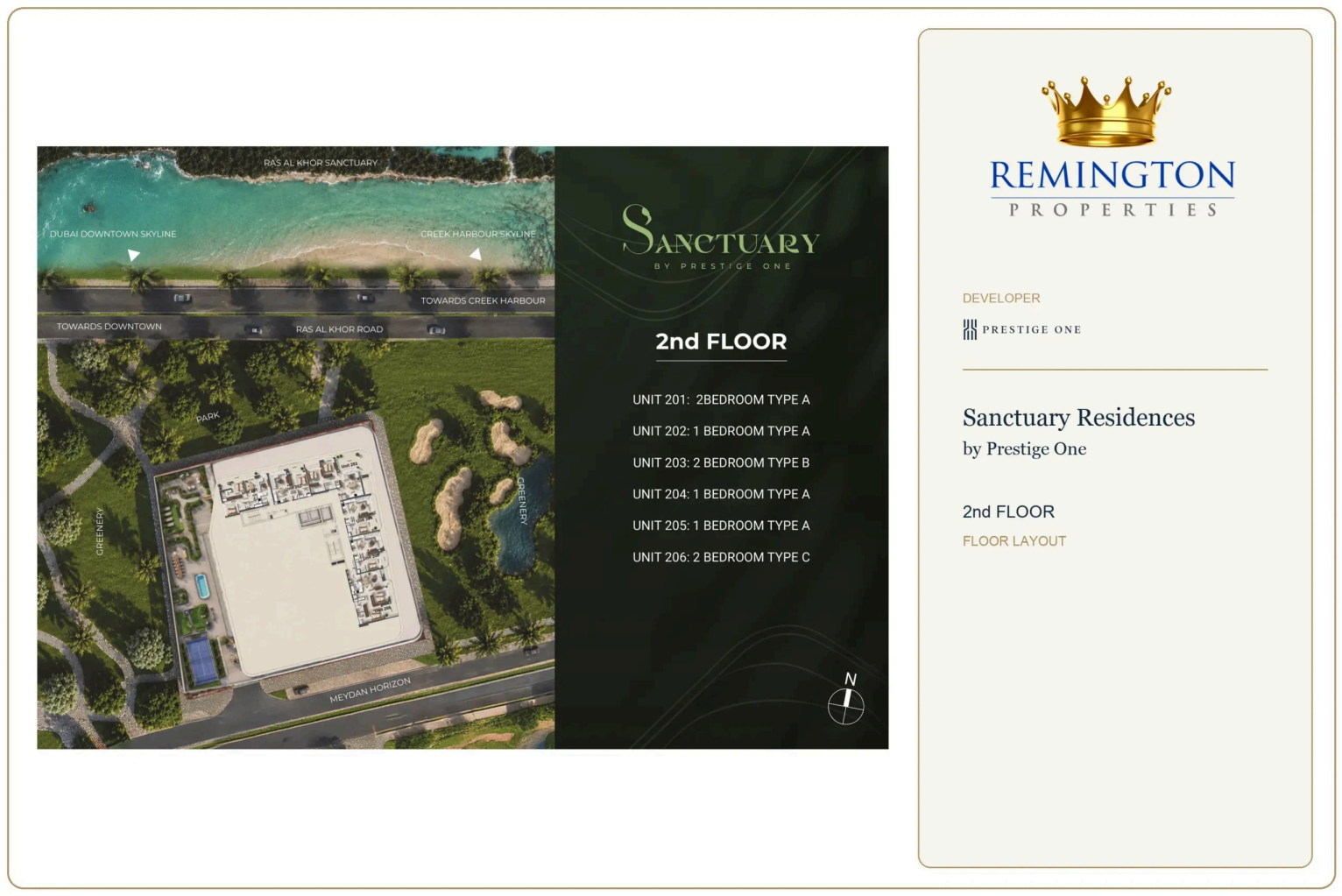
1st FLOOR

FLOOR LAYOUT

Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

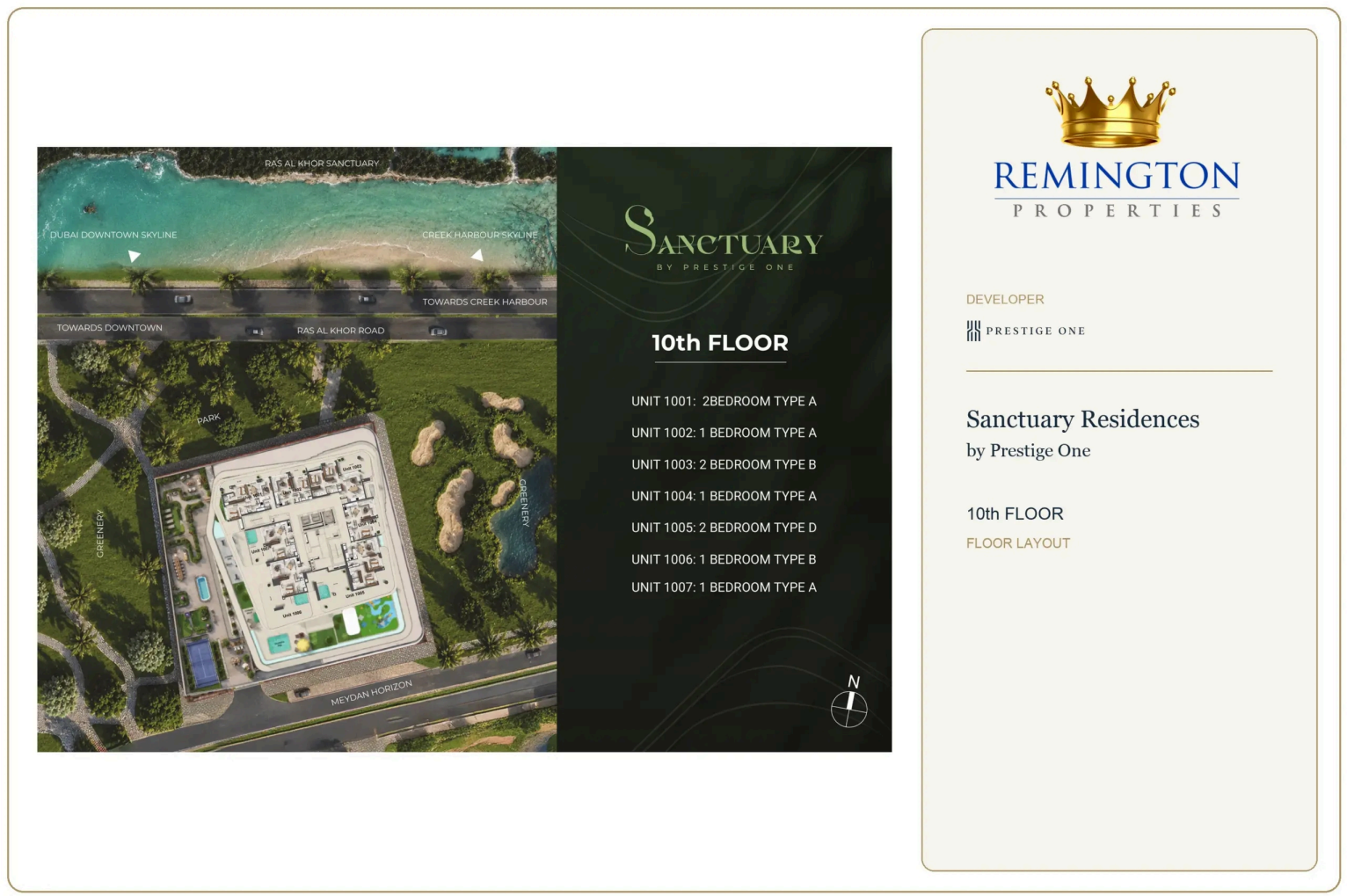
Plan sheet 37



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

Plan sheet 38



Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

Plan sheet 39



REMINGTON PROPERTIES

DEVELOPER

PRESTIGE ONE

Sanctuary Residences
by Prestige One

13th FLOOR

FLOOR LAYOUT

Indicative layout. Confirm the allocated unit's saleable area, balcony dimensions and approved plan. Zoom in or open the original for room dimensions.

Open original plan

ABOUT THE DEVELOPER

The team behind the project.

Prestige One Developments

Established in 2023

PRESTIGE ONE DEVELOPMENTS

Prestige One Developments is a Dubai developer founded in 2023 after the wider group had invested in the city's property market for more than a decade. Its residential portfolio focuses on design-led homes, amenity programmes and established Dubai neighbourhoods.

Selected projects

- The One Offices by Prestige One
- The Residence by Prestige One
- The Waterway by Prestige One
- Vista Hub by Prestige One
- Vista by Prestige One

Visit the developer website

GLOBAL INTRODUCTIONS

Introduce an investor.

Introduce a prospective UAE property buyer, with their permission. We handle advice and the transaction. Referral eligibility and signed agreement terms apply; fees are paid after completion of an eligible purchase.

Explore Global Introductions

Introduction programme

YOUR QUESTIONS ANSWERED

Questions before you reserve.

Where is Sanctuary Residences by Prestige One?

Sanctuary Residences is in Meydan Horizon, within Mohammed Bin Rashid City, Dubai. Its setting faces Ras Al Khor Wildlife Sanctuary, with outlooks towards Downtown Dubai and Dubai Creek Harbour. The map shows an indicative project pin; the exact plot boundary, final entrance and access arrangements await confirmation.

Has Sanctuary Residences by Prestige One launched?

Yes. Sanctuary Residences is launched. We can obtain current availability and compare residences by price, layout and outlook.

What are the starting prices at Sanctuary Residences by Prestige One?

One-bedroom residences start from AED 1,850,000, two-bedroom residences from AED 2,800,000, and three-bedroom residences with a maid’s room from AED 5,170,000. Prices and availability are subject to confirmation for the selected unit.

Is Sanctuary Residences by Prestige One freehold?

Yes. Sanctuary Residences offers freehold ownership.

When is handover at Sanctuary Residences by Prestige One?

Expected handover is Q3 2029. The delivery date and applicable terms will be confirmed in the sale agreement.

What is the payment plan for Sanctuary Residences by Prestige One?

The payment plan is 65% before handover, including 20% at booking, and 35% on handover. The construction instalments are measured from the booking date. We will confirm the dated schedule for your selected residence before reservation.

Prices and availability may change. Contact your adviser for a current unit-specific quote and complete reservation documents.

YOUR QUESTIONS ANSWERED

Questions before you reserve.

What are the apartment sizes at Sanctuary Residences by Prestige One?

Total areas range from 649.17 to 1,516.53 sq ft for one-bedroom homes, 1,010.19 to 2,471.72 sq ft for two-bedroom homes, and 2,046.76 to 2,063.87 sq ft for three-bedroom homes. These areas include the suite and balcony. We will confirm the exact area of your selected residence.

Does every home at Sanctuary Residences by Prestige One have a sanctuary or Burj Khalifa view?

Outlooks include Ras Al Khor Wildlife Sanctuary, Downtown Dubai and Dubai Creek Harbour. The view from an individual residence depends on its floor, orientation and surrounding development. We will compare the outlook of available units with you before reservation.

Which amenities are planned at Sanctuary Residences by Prestige One?

The Level 9 Living Deck includes gardens, viewing and yoga decks, indoor and outdoor fitness, cinema spaces, children’s play areas and a children’s pool. The Level 21 Sky Garden includes an infinity pool, jacuzzi, sauna, steam bath, barbecue space, an owners’ lounge, and bonsai and relaxation gardens.

How can I compare floor plans at Sanctuary Residences by Prestige One?

Share your bedroom preference and space requirements with Remington Properties. We will compare the available layouts, saleable areas, balcony space and payment commitments, then provide the exact plan for each shortlisted home.

Prices and availability may change. Contact your adviser for a current unit-specific quote and complete reservation documents.

YOUR REMINGTON ADVISER

Anahita Zamanian

Senior Property Consultant | BRN 1805

Discuss your preferred home, budget and timeline. We will guide you through the available options and the next steps.



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Trakheesi Permit

1414689052

Prices and availability are indicative and subject to confirmation for the selected unit. Expected handover is Q3 2029, subject to the sale agreement. Areas, layouts, views, amenities and payment dates may change; renderings illustrate the planned design.