

mangrove
VILLAGE



Timeless elegance lives here.
An urban beachfront escape.



An exclusive community










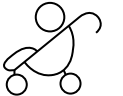
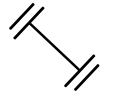
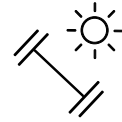


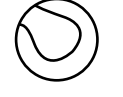

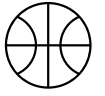
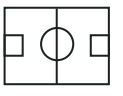






Since its Launch, Mangrove Village has established itself as one of Abu Dhabi's most exclusive neighborhoods. This unique gated development seamlessly combines leisure and elegance, providing residents with a meticulously curated lifestyle experience in the capital.

Comprising a limited collection of 312 four-and-five-bedroom villas, ranging from 297 to 435 square meters, the community exudes sophistication. Each residence is thoughtfully designed with generously proportioned entertaining and living spaces, ample storage, verandas, expansive gardens, a maid's room, independent chilling systems, and a separate laundry room. The compound's high-end community design ensures residents' privacy while granting easy access to on-site amenities and a private beach. Mangrove Village epitomizes a distinctive living experience that harmoniously blends luxury and comfort.

Villa options include:

- Four Bedroom
- Four Bedroom Large
- Five Bedroom
- Five Bedroom Pool
- Five Bedroom Pool & Park View
- Five Bedroom Pool & Sea View

The high tide of living

-  Resident Relation Officer
-  Concierge Service
-  Maintenance Call Center
-  24 Hour Security
-  Beach Club House
-  Indoor Pool
-  Outdoor Pool
-  Kids' Pool
-  Kids' Play Area
-  Kids Nursery
-  Indoor Gym
-  Outdoor Gym
-  Yoga
-  Sauna
-  Tennis Court
-  Padel Court
-  Basketball Court
-  Football Court
-  Jogging Track
-  Private Beach
-  Kayaking
-  Marina
-  Supermarket
-  Cafe





Managed with expert care

Being one of Abu Dhabi's foremost communities, Mangrove Village adheres to the highest standards of quality and engagement. The community offers a dedicated concierge service for residents, along with a diverse calendar of social events.



- Nursery
- Lounge
- Cafe

Al Dhannah St.

Spinneys

4 Bedroom Large

4 Bedroom

4 Bedroom

Al Ziyadah St.

Mangrove Marina Rd.

5 Bedroom

5 Bedroom Pool

5 Bedroom

5 Bedroom

Beach Club House

5 Bedroom Pool

Indoor Pool

Gym

5 Bedroom Pool and Park View

Outdoor Pool

Football Pitch

5 Bedroom Pool and Sea View

Jogging Track

Outdoor Gym

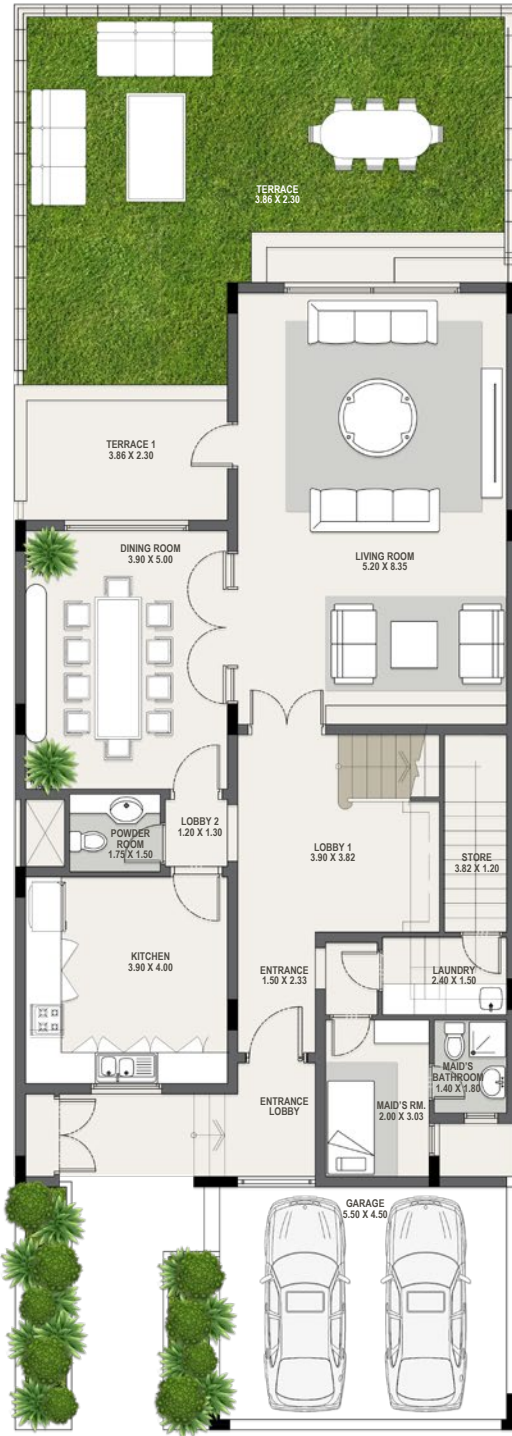
Kids' Shaded Playground

Yoga Deck

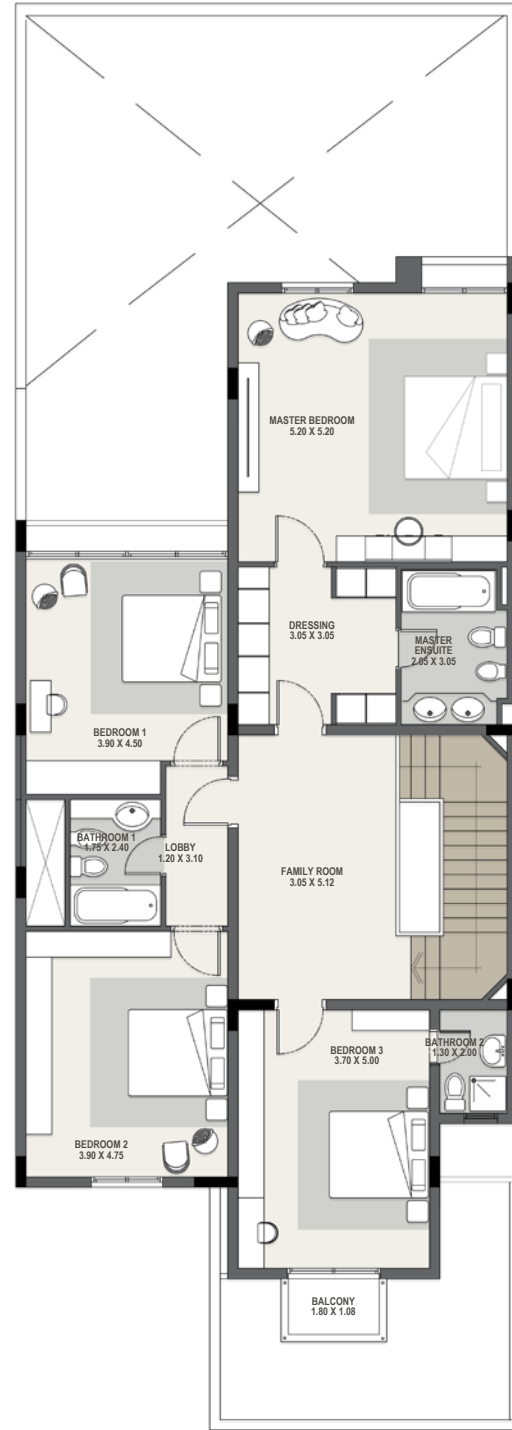
Basketball, Padel & Tennis Courts

Marina

GROUND FLOOR



FIRST FLOOR



4-Bedroom

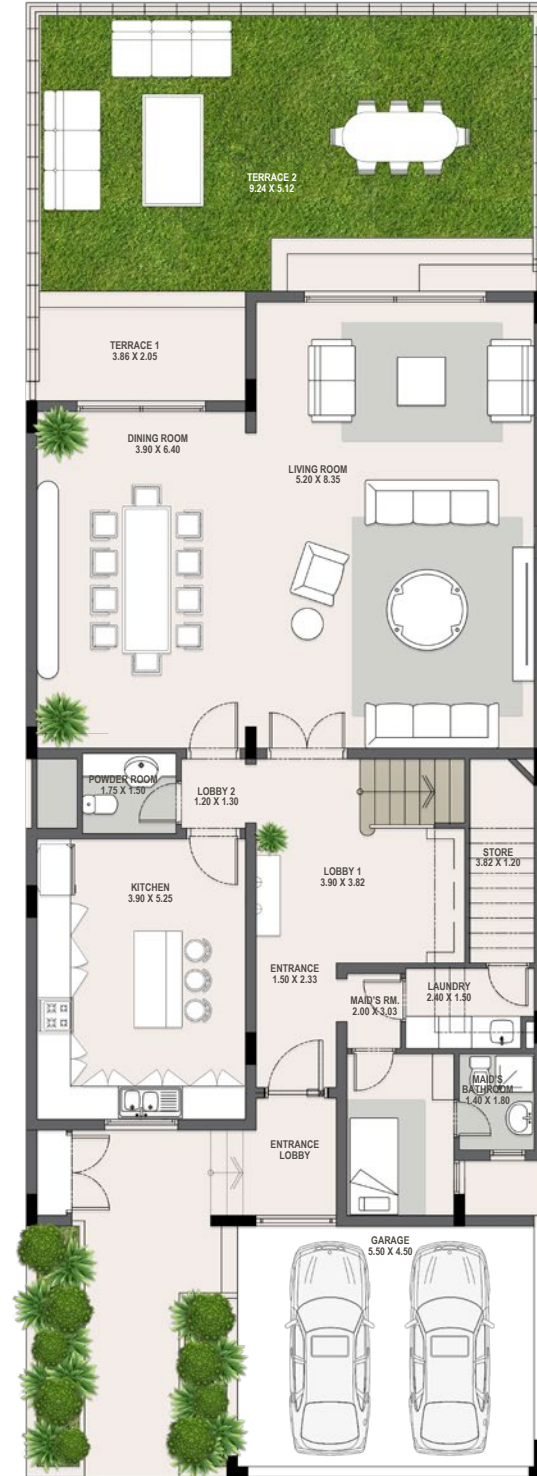
Typical unit size:
299 m²

Typical garden size:
70 m²

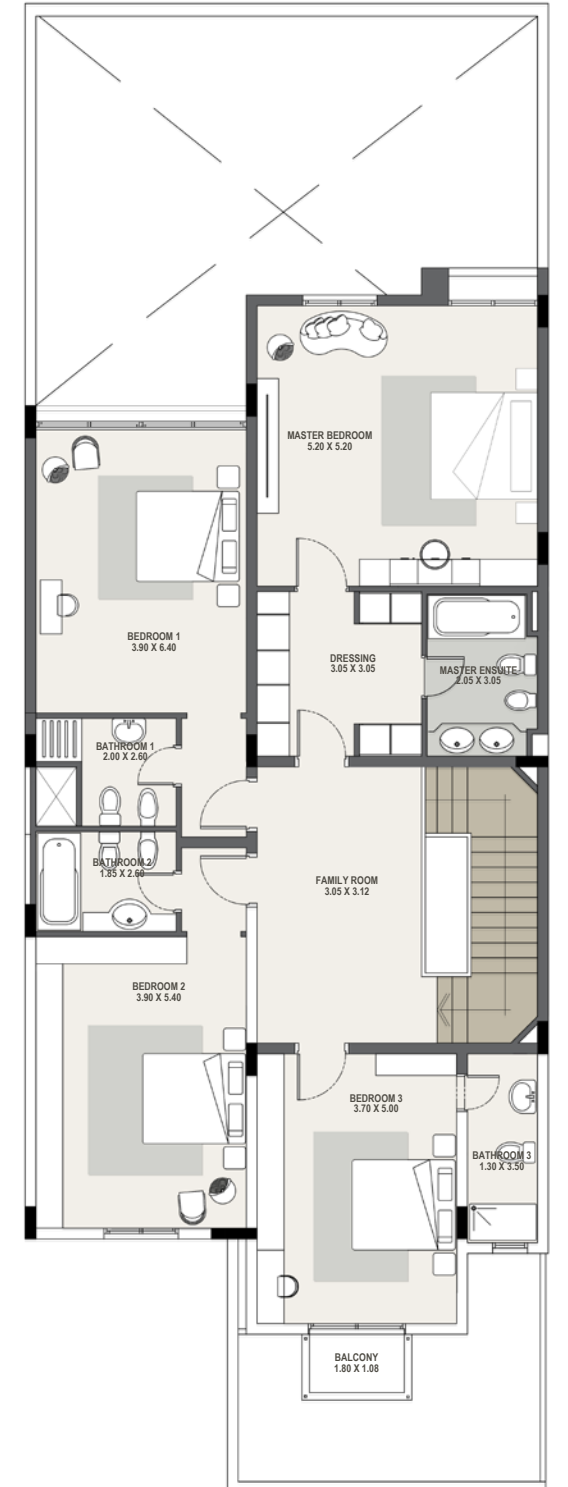
Typical plot size:
283 m²

*Disclaimer: floor plans are indicative only, sizes and layouts are subject to change on specific units.

GROUND FLOOR



FIRST FLOOR



4-Bedroom,
Large

Typical unit size:
324 m²

Typical garden size:
66 m²

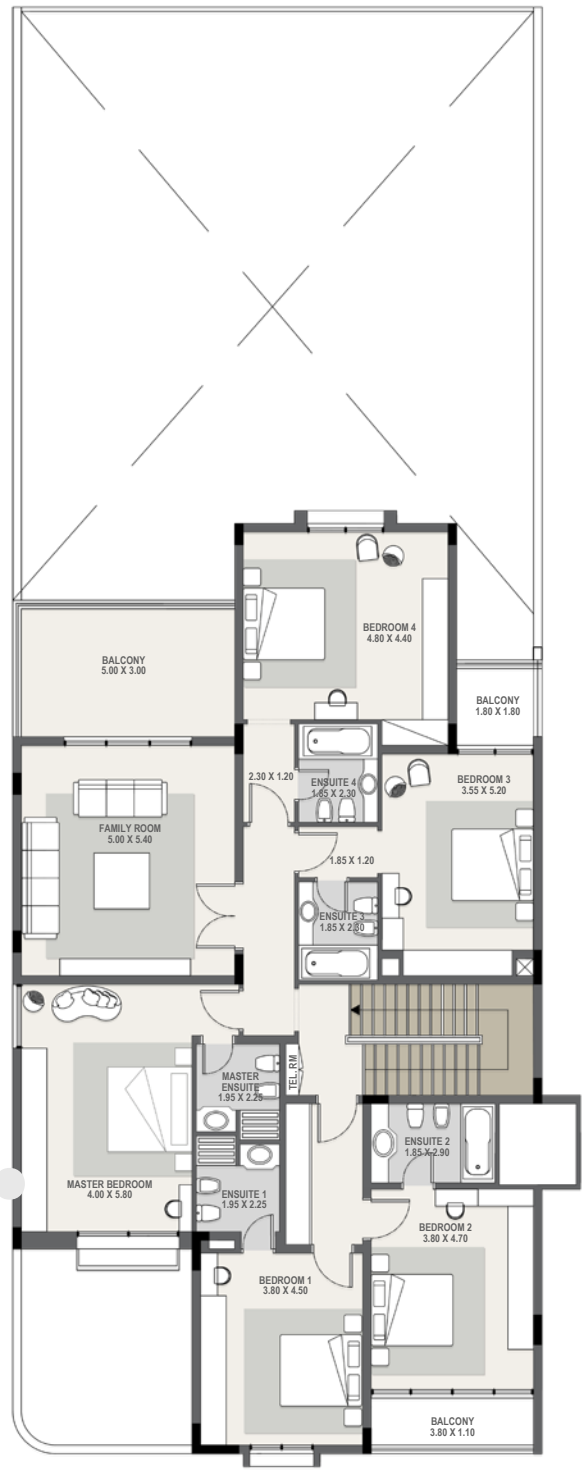
Typical plot size:
272 m²

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GROUND FLOOR



FIRST FLOOR



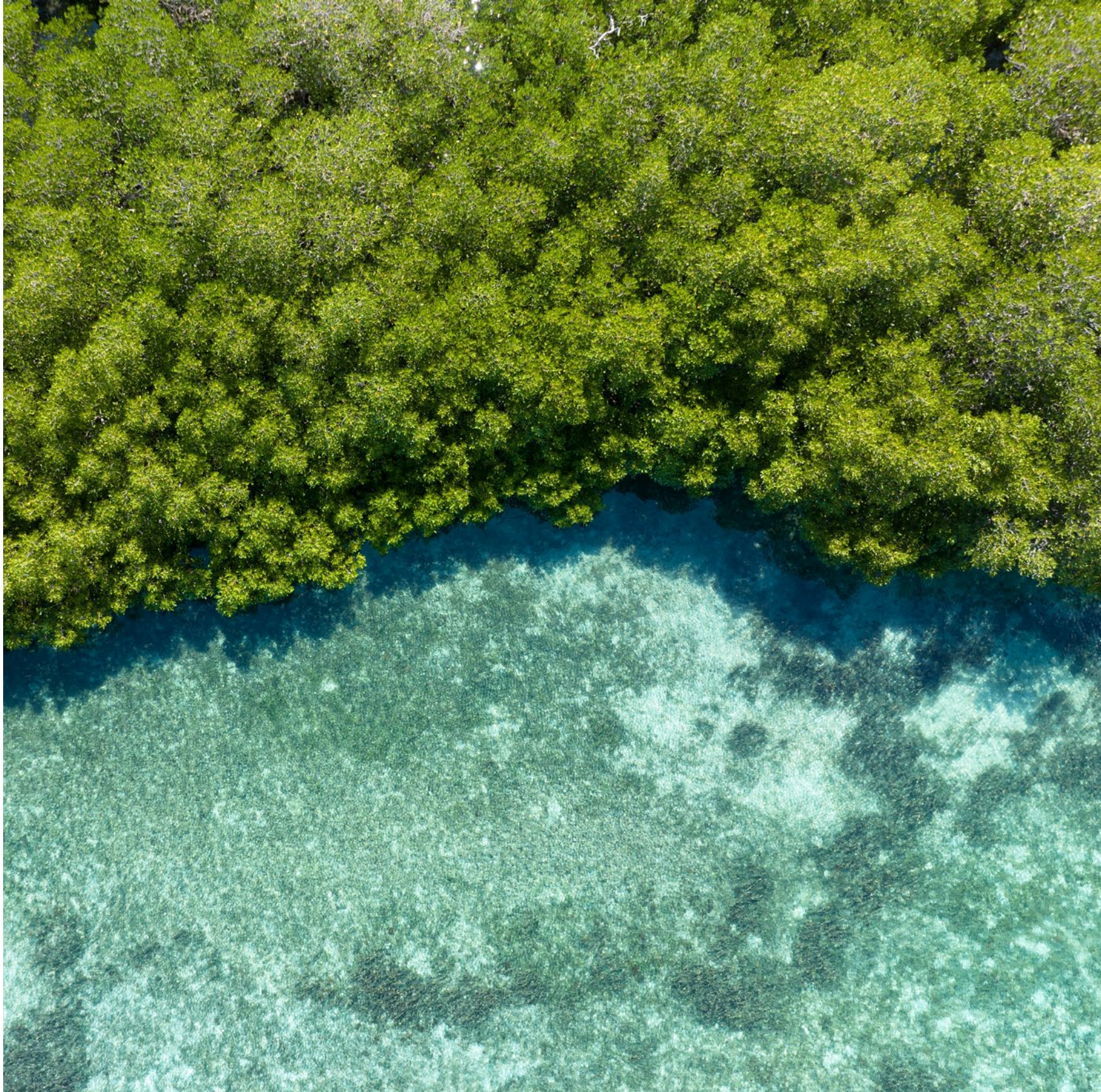
5-Bedroom

Typical unit size:
428 m²

Typical garden size:
287 m²

Typical plot size:
533 m²

*Disclaimer: floor plans are indicative only, sizes and layouts are subject to change on specific units.



At the heart of Abu Dhabi

Mangrove Village is strategically located, just 20-minute drive from the city center and within an hour's drive from Dubai. Furthermore, it is conveniently positioned, being only a mere 16-minute drive from Abu Dhabi International Airport, ensuring easy access to all key destinations.

Religious Sites:

- Sheikh Zayed Grand Mosque 11 mins
- Abrahamic Family House 31 mins

Entertainment Destinations:

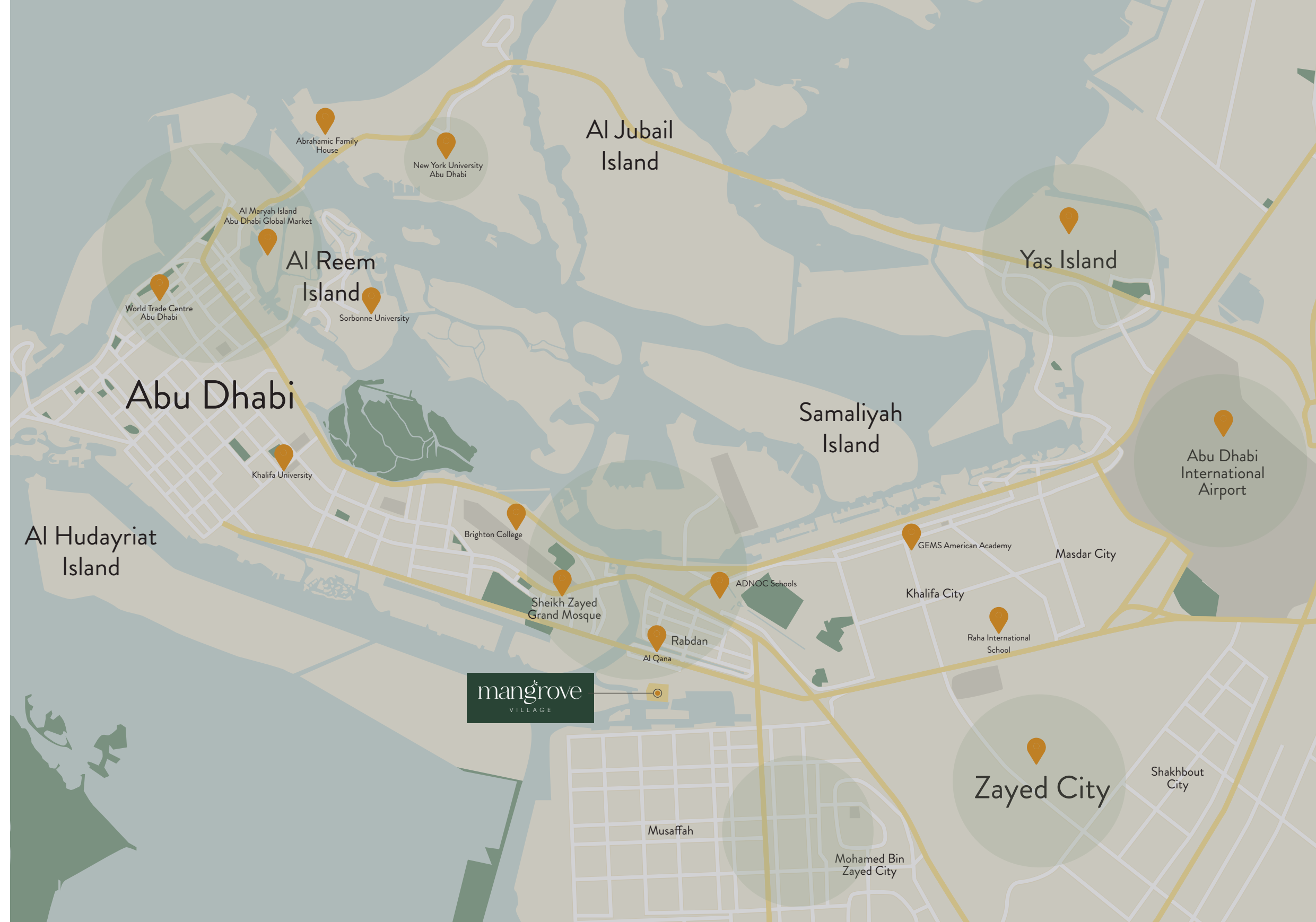
- Al Qana 7 mins
- Zayed Sports City 9 mins
- Yas Island 27 mins

Educational Institutions:

- Brighton College 14 mins
- ADNOC Schools 15 mins
- Raha International School 16 mins
- Gems American Academy 17 mins
- Khalifa University 19 mins
- Sorbonne University 22 mins
- New York University (NYU) Abu Dhabi 32 mins

Business Destinations:

- Abu Dhabi Global Market 23 mins
- World Trade Centre Abu Dhabi 25 mins



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