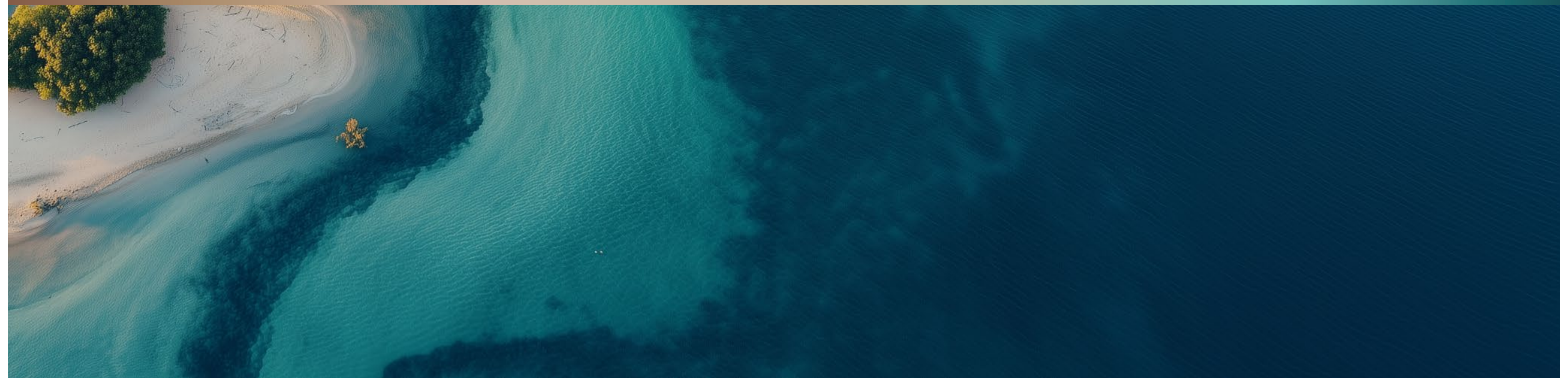


TRIO ISLE



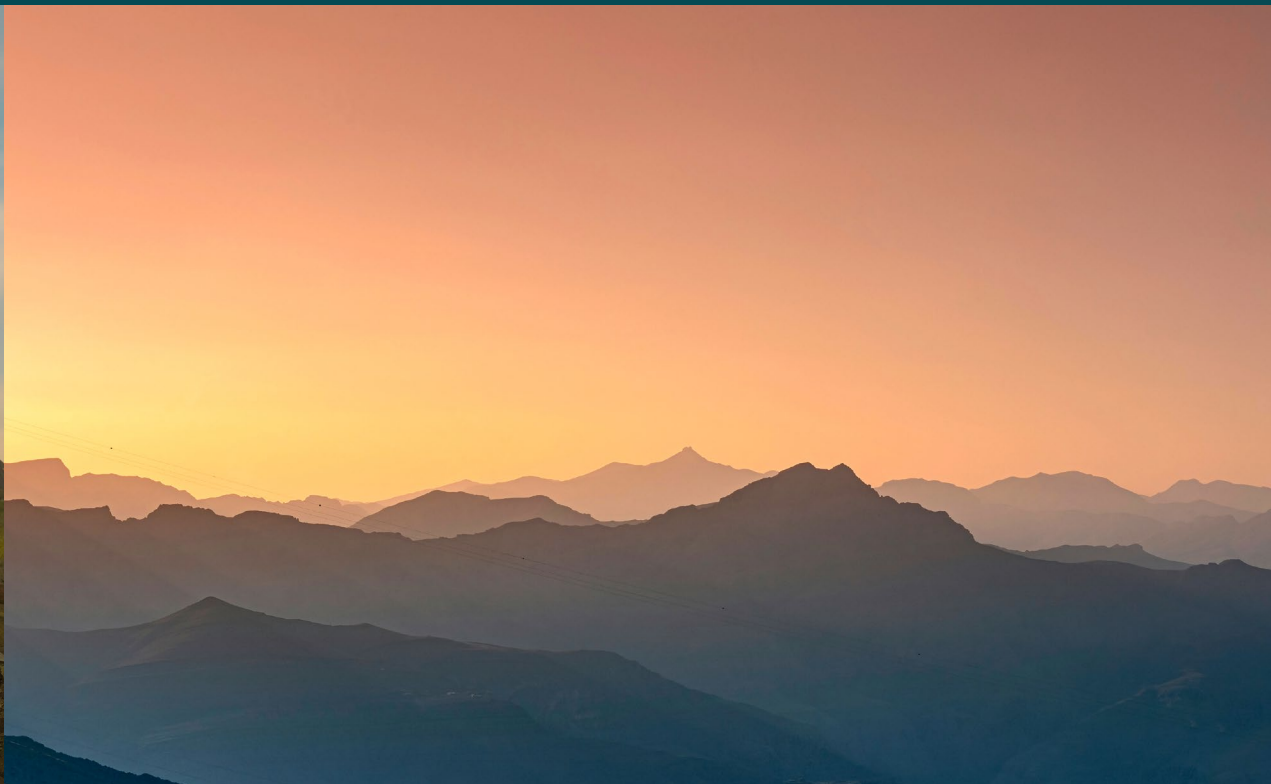


Ras Al Khaimah. *Ras Al Khaimah.* Ras Al Khaimah.



CULTURE

- Archeological findings dating back to 5,000 BC
- Area continuously inhabited for 7,000 years, 18 historic forts, castles, and towers.
- Offers unique perspective of UAE and RAK heritage



MOUNTAINS

- Jebel Jais, the UAE's tallest mountain at 1,900 meters
- Offers views of the coastline and valleys
- Up to 20-degree temperature differential to the coastline
- Offers hiking, rock-climbing, off-road trails and longest zipline in the world



DESERTS

- One of the UAE's most accessible pristine deserts
- Easily accessible from both the beach and the mountains
- Unique fauna and flora and dedicated nature reserves
- Offers off-roading, camping and safari experience



COASTLINE

- 43 kilometers of pristine coastline
- Golden-sand beaches and crystal-clear waters
- Natural mangroves
- Offers water sport activities

Nestled between the Hajar Mountains and the Arabian Gulf, it boasts a diverse landscape that includes stunning mountains, pristine beaches, and desert expanses.

Ras Al Khaimah is known for its rich cultural heritage and modern amenities, including luxury resorts, making it a popular destination for both tourists and expatriates seeking a unique blend of tradition and progress in the heart of the United Arab Emirates.

29.7%

YoY increase in total revenues earned by hospitality establishments in 2022 (316 million USD) amounting to 127 USD per available room.

3.53m

Number of guest nights spent in RAK in 2022. This represents a 27% YoY growth from 2021 figures.

56%

Market share held by domestic visitors in RAK in 2022, a slight drop from 2021 figures of 58%, pointing towards increased appeal to inbound visitors.



TRIO ISLE

Wynn Al Marjan

Al Marjan Island

Located at the tip of the UAE, Ras Al Khaimah enjoys a strategic location only 60 minutes from Dubai International Airport.

4

Islands

6

Fully Operational
World-Class Hotels

7.8

Km of Prestine
Beaches

2.7

Million Sqm of
Reclaimed Land

The Story

Trio Isle features three stunning buildings, each offering world-class design and impeccable finishes. With three levels of exceptional amenities, ***Trio Isle*** creates a harmonious blend of luxury and comfort.

Residents will enjoy a unique blend of experiences, from the serene beach to the refreshing pool and lush garden, all designed to elevate your lifestyle to new heights.

Trio Isle is where elegance meets innovation, making it the perfect destination for those seeking the ultimate in coastal living.



All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings and furnishings. The developer reserves the right to make revisions / alterations, at its absolute discretion, without any liability whatsoever.



Isle C

Isle B

Isle A

Masterplan



Ground Level (Indoor)

- 1. Main Lobby - Isle A,B & C
- 2. Pier Lobby - Isle A
- 3. Pier Restaurant- Isle A (2,592 Sqft)
- 4. Retail



Ground Level (Outdoor)

- 1. Water feature (7,212 Sqft)
- 2. Seating Pods (710 Sqft)
- 3. Sea View Restaurant Dining (2,852 Sqft)
- 4. Swimming Pool (2,583 Sqft)
- 5. Swimming Pool Bar & Dining (1,453 Sqft)
- 6. Viewing Points (215 Sqft)
- 7. Outdoor Seating (1,614 Sqft)
- 8. Fire Pit
- 9. Seating Area (7,212 Sqft)
- 10. Swim Up Bar
- 11. Feature Wall



Amenities Walkthrough - Ground Level



Swimming Pool

Seating Pods

Pool Bar & Dining

View Point

Public Promenade

Fire Pit

First Level (Indoor)

- 1. Entertainment Room (914 Sqft)
- 2. Office (58 Sqft)
- 3. Music & Art Room (1,269 Sqft)
- 4. Table Tennis Room (1,269 Sqft)
- 5. Teen's Club (914 Sqft)
- 6. Female Spa (1,346 Sqft)
- 7. Male Spa (1,346 Sqft)
- 8. Gym (3,541 Sqft)
- 9. Changing Room (Male/Female) (602 Sqft)

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First Level (Outdoor)

- 1. Adult Urban Beach Pool (4,843 Sqft)
- 2. Urban Beach Lap Pool
- 3. Pool Deck
- 4. GYM Pool (1,237 Sqft)
- 5. Kids Pool (484 Sqft)
- 6. Kids Play Area (645 Sqft)
- 7. BBQ & Social Area (2,260 Sqft)
- 8. Beach Volleyball (1,022 Sqft)
- 9. Beach Gym (430 Sqft)
- 10. Boules Court (269 Sqft)
- 11. Co-working Space (215 Sqft)
- 12. Sunbeds
- 13. Sunken Beds
- 14. Stargazing
- 15. Chill Area
- 16. Outdoor Shower
- 17. Salt Water Pool (5,112 Sqft)
- 18. Fire Pit



Amenities Walkthrough - First Level



Lap Pool

Gym Pool

Adult Urban Beach Pool

Amenities Walkthrough - First Level



Beach Gym

Adult Urban Beach Pool

Sun Beds

Beach Volleyball

Boules Court

Amenities Walkthrough - First Level



BBQ & Social Area

Salt Water Pool

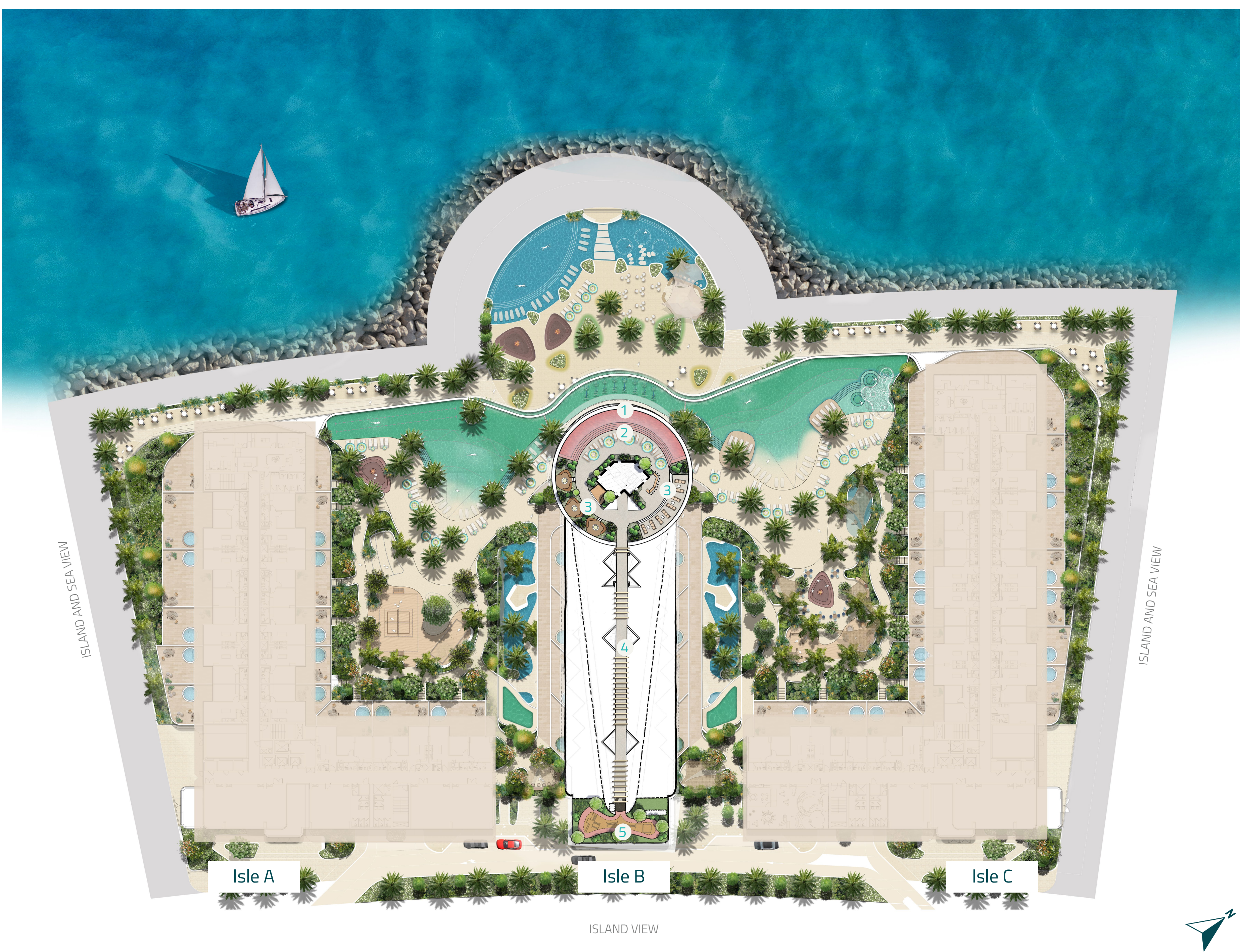
Kids Pool

Chill Area

Kids Play Area

Rooftop Level (Outdoor)

- 1. Swimming Pool (915 Sqft)
- 2. Pool Deck
- 3. Bar & Seating Area (861 Sqft)
- 4. Catwalk (861 Sqft)
- 5. Social Garden (323 Sqft)



The background is a full-page image of marbled paper. It features a complex, organic pattern of swirling, wavy lines in various shades of teal, turquoise, and deep blue, interspersed with veins and patches of gold, tan, and light brown. The overall effect is reminiscent of natural stone or liquid pigments mixed together and dried.

Floor Plans. *Floor Plans.* Floor Plans.

Building Configuration



Typical Floor
4th-10th Level

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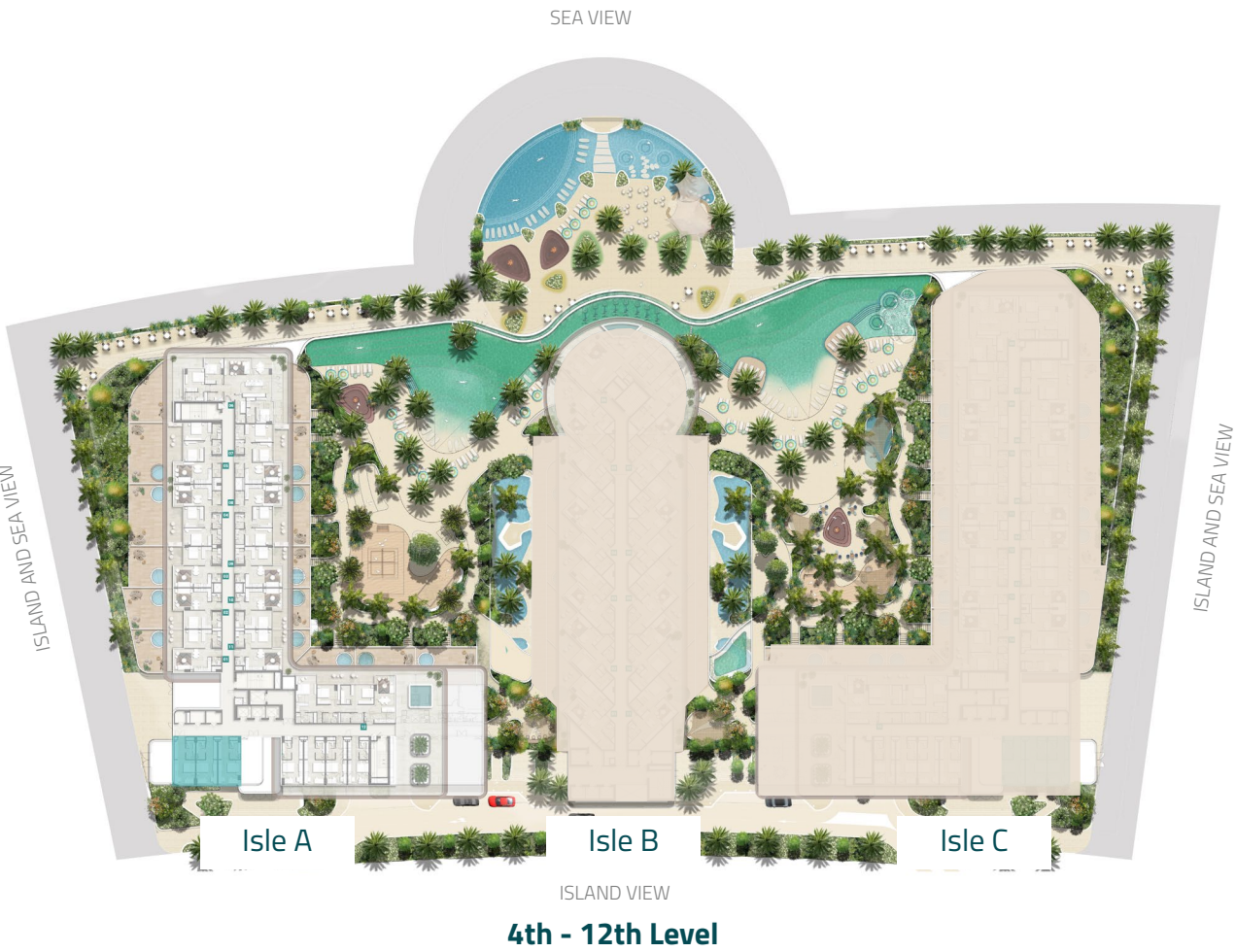




Unit Layouts. *Unit Layouts.* Unit Layouts.

Studio Type 1

- 1. BEDROOM/ LIVING AREA (4240 x 3600)
- 2. BATHROOM (3310 x 1560)
- 3. KITCHEN (3310 x 1840)

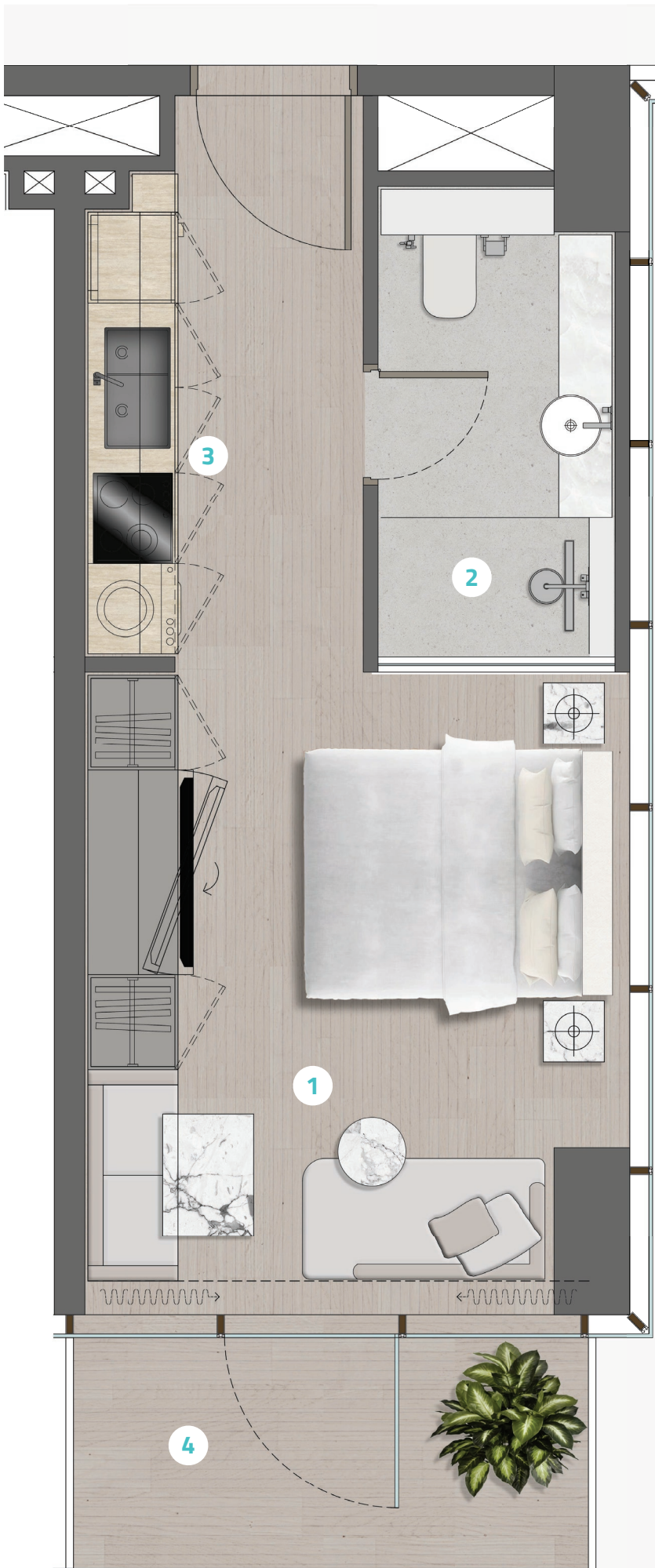


DESCRIPTION	SIZE RANGE
INTERNAL AREA	312 - 337 Sqft
BALCONY AREA	0
TOTAL AREA	312 -337 Sqft



Studio Type 2

- 1. BEDROOM/ LIVING AREA (4365 x 3600)
- 2. BATHROOM (3110 x 1560)
- 3. KITCHEN (3310 x 1840)
- 4. BALCONY



DESCRIPTION	SIZE RANGE
INTERNAL AREA	304 - 325 Sqft
BALCONY AREA	35 - 168 Sqft
TOTAL AREA	353 - 481 Sqft





Interiors. *Interiors.* Interiors.



Kitchen & Seating Area







Reasons to
Invest



Prime Location
for Luxury Living



Architectural
Excellence



Unmatched
Holiday Living



Mesmerizing Sunrise
& Sunset Views



Integrated
Amenities



Ras Al Khaimah's
Waterfront Marvels

68% / 32%

3 Years Post Handover

Anticipated Completion Date

Q4 2027

CONTACT: +971 58 579 5865
E-MAIL: mirka@iqproinvestment.ae
www.iqprorealestate.com