



# TIGER SKY

## TOWER

# Designed to Break World Records



Total number of floors

122

Tower Height

532 m

Built-up area

2,784,122 Sq. ft

The highest rain forest in residential building

447 m

The highest Rollglider through the rainforest

447 m

The highest restaurant in the world

439 m

Infinity pool (highest in the world)

431 m

Royal Sky penthouse

426 m

Number of Penthouses

18



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Tiger Properties is a leading real estate development company in Dubai. With a 120 million square feet built-up area, Tiger Properties has over 270 towers, including residential, retail, and hospitality. Presenting our new architectural jewel in Dubai, Tiger Sky is planned to be the world's highest rainforest with the most luxurious amenities.





Designed by the  
best, to deliver the  
best experience.



# Project Summary

Get a taste of your future luxury living at Tiger Sky Tower in Business Bay! This is your dream home, complete with notably designed flats, world-class restaurants, great adventures, and elegance in every detail.



Property Type

Luxury Residential

Built up area

2,784,122 Sq. ft

Total Floors

122

Parking floors

5

Podium floors

6

Facility Floor

1

Total units

849

Penthouses

18

Royal Sky Penthouse

1

Number of Units (fully furnished)

1 - Bedroom Apartment - 208

2 - Bedroom Apartment - 414

3 - Bedroom Apartment - 158

4 - Bedroom Apartment - 50

Inspirations

# Tiger Sky Inspiration

Tiger Sky Tower stands as the world's highest rainforest with an iconic design, the highest infinity pool in the world, the highest restaurant in the world, the most thrilling adventure experiences, and fascinating amenities. Featuring an epic design, an excellent location, and fascinating scenic views, get ready to admire a remarkable future of utmost elegance in Business Bay, Dubai.

As a symbol of luxury in Dubai, this tower redefines opulence and comfort, elevating the everyday lifestyle experience to new heights.





An aerial photograph of Dubai, United Arab Emirates, showcasing its dense urban landscape and iconic skyline. The Burj Khalifa, the world's tallest building, stands prominently in the center, reaching towards the sky. Surrounding it are numerous other skyscrapers and modern architectural structures. The city is interspersed with green spaces and water bodies, including the Dubai Creek and the artificial islands in the Persian Gulf. The overall scene captures the essence of Dubai's rapid development and its status as a global hub for luxury and innovation.

Elevating luxury  
to unprecedented  
pinnacles in  
Dubai



Inspirations

# Representing Dubai's Opulence

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Tiger Sky Tower in Business Bay perfectly represents Dubai's opulence and vibrancy. Its alluring architecture and magnificent views guarantee a seamless blend of urban allure and luxury at every turn. Discover the charm of Tiger Sky Tower, where elegance and comfort coexist in every hushed story and expansive panorama. Its streamlined appearance and imposing presence capture the spirit of contemporary life in the city's center.







Developer name

Tiger Properties

Tower Height

532 m

Highest Royal Sky Penthouse

426

The highest Rollglider through the rainforest

447 m

Ownership

Freehold

Total number of floors

122

Infinity pool (highest in the world)

431 m

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Built-up area

2,784,122 Sq Ft

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The highest rain forest in residential building

447 m

Your New Address

# Business Bay, Dubai

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Perched gracefully in the heart of Business Bay, the Tiger Sky Tower epitomizes elevated living in Dubai. With its iconic design and breathtaking views, residents are treated to a world of luxury and sophistication. The tower offers an unparalleled residential experience amidst the bustling cityscape, boasting a range of amenities, from serene rooftop gardens to state-of-the-art fitness facilities.



Jumeirah Beach  
20 minutes

Museum of The Future  
15 minutes

Za'abeel  
12 minutes

Burj Khalifa  
17 minutes

Dubai Mall  
14 minutes

Dubai Opera  
17 minutes

Dubai Fountain  
13 minutes

Dubai Canal  
5 minutes

Tiger Sky  
Dubai Design  
District  
8 minutes

Ras Al  
Khor  
16 minutes

Al Khail Rd  
2 minutes

Location

# Located in the Heart of Business Bay



Location

# Redesigning Dubai's Skyline

Prepare to be enchanted by a future brimming with luxury in the heart of Business Bay, Dubai. Tiger Sky Tower emerges as a singular gem illuminating Dubai's skyline, offering every conceivable amenity for an extraordinary experience. Whether you're drawn to invest in unparalleled elegance or yearning for a tranquil abode to shape a brighter tomorrow, this tower beckons as the epitome of perfection.





Location

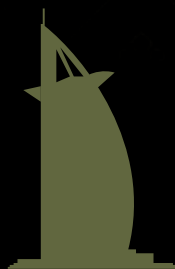
# An Icon Among Dubai's Skyline



Burj  
Khalifa  
Downtown Dubai



Tiger Sky  
Tower  
Business Bay



Burj Al  
Arab  
Jumeirah



Dubai  
Frame  
Zabeel Park



Museum  
of The Future  
Trade Centre 2



Jumeirah  
Emirates Towers  
Sheikh Zayed Road



Cayan  
Tower  
Dubai Marina



Atlantis  
The Royal  
The Palm Jumeirah

Location

# The tallest residential building in the World



Tiger Sky Tower

Dubai | 122 floors



Jacob & Co.

Business Bay | 116 floors



Central Park Tower

New York City | 98 floors | 472.4 m



111 West 57th Street

New York City | 84 floors | 435.3 m



432 Park Avenue

New York City | 85 floors | 425.7 m



Marina 101

Dubai | 101 floors | 425 m





# Blending Perfectly with Dubai's Notable Views



A vertical split-image background. The left half is a dark, moody close-up of a waterfall cascading over rocks. The right half shows a bright, sunlit tropical jungle with large green banana leaves in the foreground and a waterfall visible in the distance through the trees.

# Transcending the ordinary at Tiger Sky Tower



# Exclusive Amenities



Highest Infinity  
Pool in the World



World's Highest  
Rollglider  
Adventure



Highest Rainforest  
in the World



Highest restaurant  
in the world



Cigar Lounge



BBQ Area



Kids' Playing Area



Jogging Track



Gym & Health Club



Outdoor pool,  
jacuzzi and SPA







Highest  
Rainforest in  
The World

447m





Rainforest total size

1500m

Rainforest space height

5m



Take a  
Rollglider  
ride on the  
top of the  
World







Your next  
adventure awaits

At

447m



# Sky Restaurant

View from

# 439m







Uncover An  
Adventurous Lifestyle



# The World's Highest Infinity Pool

At

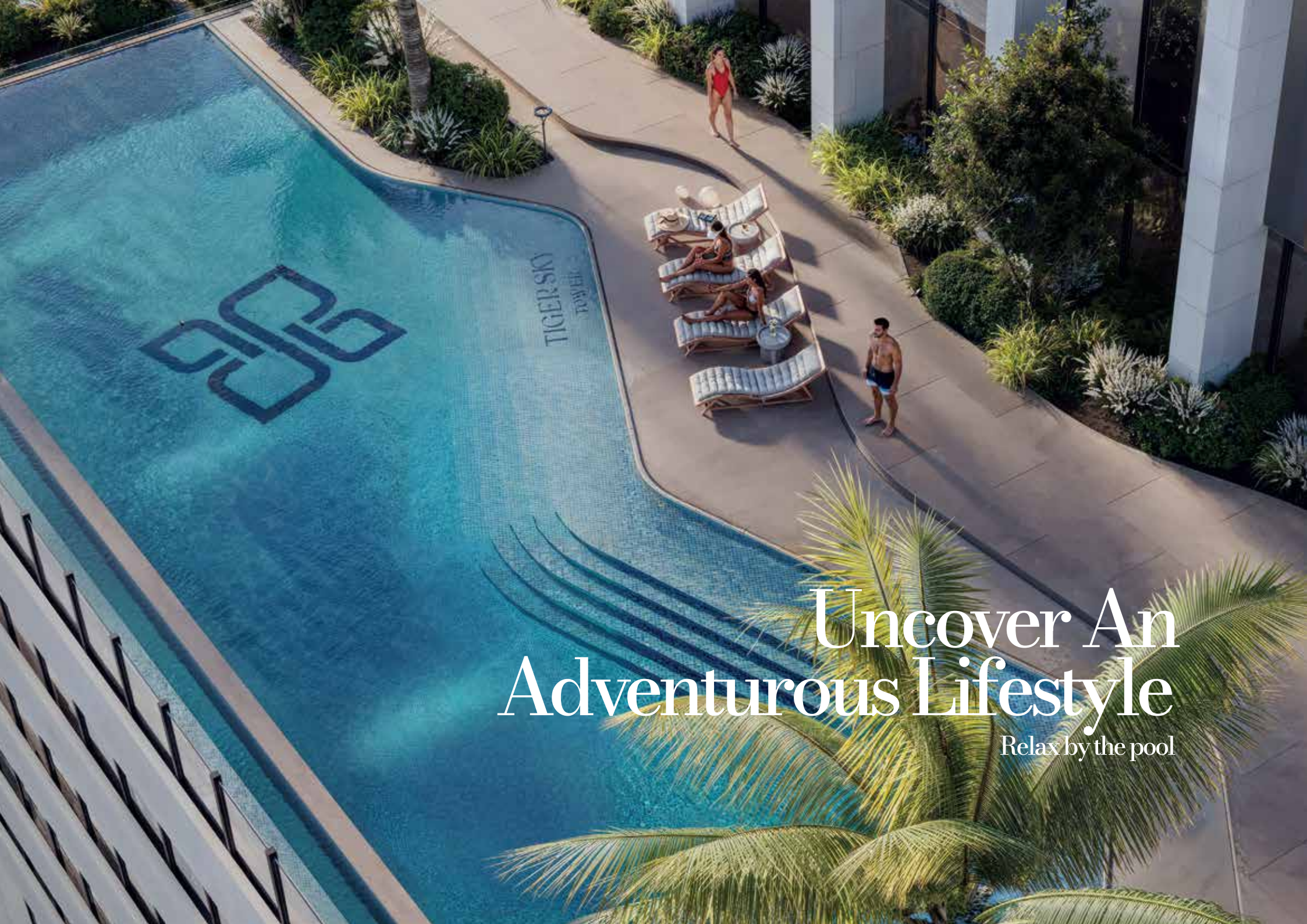
# 431m











# Uncover An Adventurous Lifestyle

Relax by the pool



# Ultimate BBQ experience





# Every Experience Counts Here

Work out with a view





Connecting  
luxury  
living with  
leisure  
amenities











Customize your own Penthouses

# Choose your style

Penthouses are

Double height

Penthouses are at

426m

Styles

Arabic Style

Chinese Style

Greek Style

French Style





Santorini Horizon



Dragon's Peak



Le Passage



Majlis Heights

Customized

# Royal Sky Penthouse

Unlock the essence of your dreams with our customizable penthouses, offering ample space for your unique vision. Experience each day as you tailor your living space to perfection. Embrace the timeless elegance of Greek, French, Arabian, and Chinese designs, complemented by Candy's exquisite built-in appliances, for a flawless aesthetic in Dubai.





Penthouses

# Majlis Heights

Arabic Style

Embrace Arabic charm and elevate your lifestyle with our bespoke interior designs. Infuse your home with cozy Arabic vibes and elevate your space with Candy's built-in appliances for an authentic touch of luxury.





*An Arabian Touch of Luxury*





Penthouses

# Dragon's Peak

## Chinese Style

We built this unique Chinese interior design to fit your preferences. With built-in appliances from Candy, living in your dream home makes every day count.









Penthouses

# Santorini Horizon

Greek Style

The perfect option is always having extra space that corresponds to your dreams. Furnish your home with a Greek design from Candy's impressive built-in appliances in Dubai to give it a perfect look and feel.









Penthouses

# Le Passage

## French Style

French interior design is a brilliant way to enhance your everyday life by bringing simplicity and modernity. Complete the picture with Candy's built-in appliances, adding both functionality and flair to your breathtaking interior layout.







A tall, modern skyscraper with a wavy facade rises above a sea of clouds. The sun is setting on the left, casting a warm orange glow over the scene. The sky is a mix of blue and orange, with wispy clouds. The building's facade is made of vertical glass panels that reflect the light. The overall mood is serene and futuristic.

# Your Home in the Clouds



# Designed with Your Finest Dreams

Enter extraordinary living  
experience





Interior

# Interior Design

We prioritize every detail of your lifestyle, and that's why we've chosen the prestigious **Candy Brand** in Dubai. Our apartments feature the finest, highest-quality home appliances, curated to enhance your living experience. Each unit boasts a unique design, elevating your lifestyle to unparalleled levels of luxury and comfort.







# High-Quality Materials

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Every detail of your living environment is important to us, which is why we've selected the most exquisite materials for Tiger Sky. Our architecture incorporates the finest marble and wood sourced from renowned suppliers, ensuring a luxurious and refined ambiance. Experience the epitome of elegance and quality in every corner of Tiger Sky.



## Main Entrance



Walls - wood Veneer



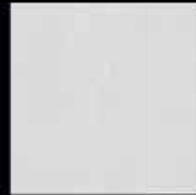
Walls - Brown Tinted Glass



Wall Art - Brown Wood



Luxury Wall Paper



Walls And Ceiling - Special White Paint



Flooring - Crema Marble



Warm Bronze Stainless Steel - Reflective Finish



Warm Bronze Stainless Steel - Brush Finish

## Apartment



Furniture Fabric - 2



Bronze Mixers



Walls And Ceiling - Special White Paint



Walls - High quality Laminated Wood



Wall - Light Gray Wall Paper



Luxury Chandelier



Kitchen & Bathrooms - Travertine Marble



Furniture Fabric



Wardrobe Doors - Brown Tinted Glass



Furniture - Green Marble



Furniture - Brown Calacatta Marble



Flooring - Crema Marble



Dark Bronze Stainless Steel - Brush Finish



Warm Bronze Stainless Steel - Reflective Finish





# TIGER SKY TOWER











BLOCK A

Lobby Height  
8-9 m





3606

360



Suite type

1 - Bedroom Apartment

2 - Bedrooms Apartment

3 - Bedrooms Apartment

4 - Bedrooms Apartment

# Fully Furnished Apartments

With built-in  
home appliances  
Candy





Living Room







# Bedroom Apartments



Bathroom







Design District  
Greek Harbour

Floor Plan  
8th-32nd & 34th-54th

Meydan

Entrance

Al Khail Rd

Za abeel 2

Dubai Canal  
Burj Khalifa







Design District

Greek Harbour

74th Floor Plan

Meydan

Entrance

Al Khail Rd

Za abeel 2

Dubai Canal  
Burj Khalifa







1st-6th & 8th-32nd & 34th-54th  
APT03 Type 1BR



1st-6th & 8th-32nd & 34th-54th  
APT04 Type 3BR



74th floor APT05 Type 4BR



74th floor APT06 Type 3BR



# ROYAL PENTHOUSE

## 105th fLOOR



105th Floor Plan  
UPPER FLOOR PLAN

# ROYAL PENTHOUSE

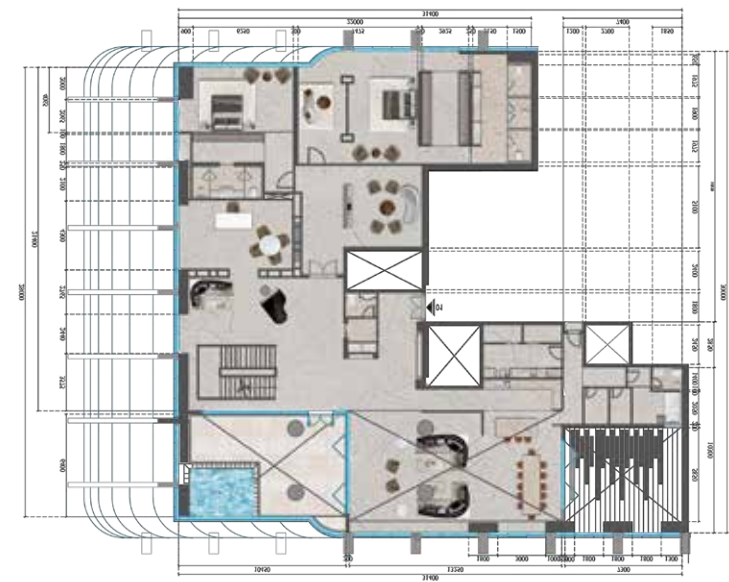
## 104th fLOOR



104th Floor Plan  
LOWER FLOOR PLAN

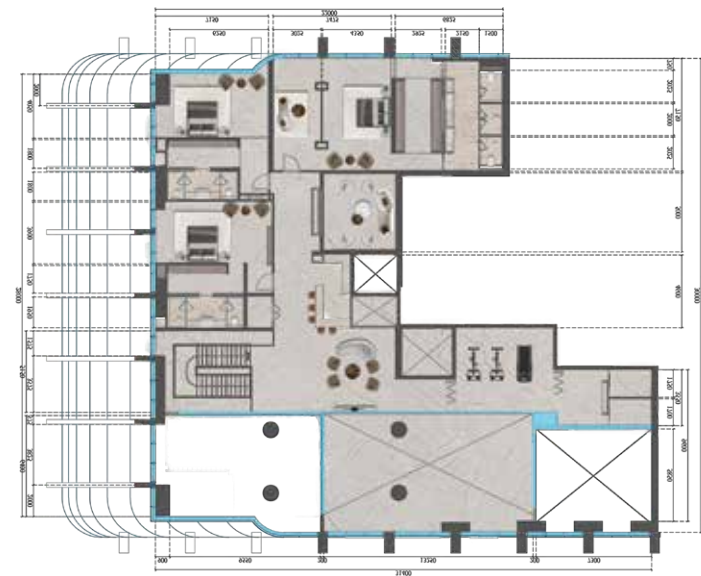


# PENTHOUSE 85th fLOOR



LOWER FLOOR PLAN

# PENTHOUSE 86th fLOOR



UPPER FLOOR PLAN



Design District  
Greek Harbour

INFINITY POOL  
106th fLOOR

Meydan

Entrance

Al Khail Rd

Za abeel 2

Dubai Canal  
Burj Khalifa





Design District  
Greek Harbour

RESTAURANT  
107th floor

Meydan

Entrance

Al Khail Rd

Za abeel 2

Dubai Canal  
Burj Khalifa







Design District

Greek Harbour

RAIN FOREST ADVENTURE  
108th -109th fLOOR

Meydan

Entrance

Al Khail Rd

Za abeel 2

Dubai Canal  
Burj Khalifa

N





# Decades of Achievements

Tiger Properties is a highly renowned company in the Middle East, established in the UAE in 1976. It holds the prestigious “First Category” distinction. Reflecting its commitment to excellence and quality standards, our goal is to build homes that blend the Emirate’s heritage with modern architecture and create vibrant spaces that reflect their residents’ stories.

• Years of Experience

+45

• Completed Projects

+270

• Companies

42



# Completed Projects



The Square Tower



O2 Tower



Regina Tower



Blue Waves Tower



V Tower



# Under Construction



Jade Tower



Volga Tower



Elbrus Tower



Lilium Tower



Altai Tower



Red Square



Neva Residences



Cloud Tower



Seslia Tower



Nobels Tower



Renad Tower



Faradis Tower









# TIGER SKY TOWER