

The background of the entire image is an abstract, painterly composition. It features deep teal and turquoise as the primary colors, with several thick, wavy, horizontal strokes of a vibrant pink or magenta color. These strokes create a sense of movement and depth, resembling waves or perhaps the veins of a stone or wood. The overall effect is organic and artistic.

THE  
ARTERY  
RESIDENCES

ARTFUL LIVING. BY THE SEA.



# A LIVING WORK OF ART

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Located on the Abu Dhabi waterfront in the heart of Al Reem Island,  
The Artery Residences is a youthful, design-led community where  
urban energy and coastal calm coexist.



# WHERE LIFE FLOWS IN EVERY DIRECTION

Built for those who want more from home, The Artery Residences sits at the crossroads of culture, commerce, and coastline.



**20 MINUTES**  
TO DOWNTOWN  
ABU DHABI



**20 MINUTES**  
TO LOUVRE  
ABU DHABI



**20 MINUTES**  
TO ZAYED  
MUSEUM



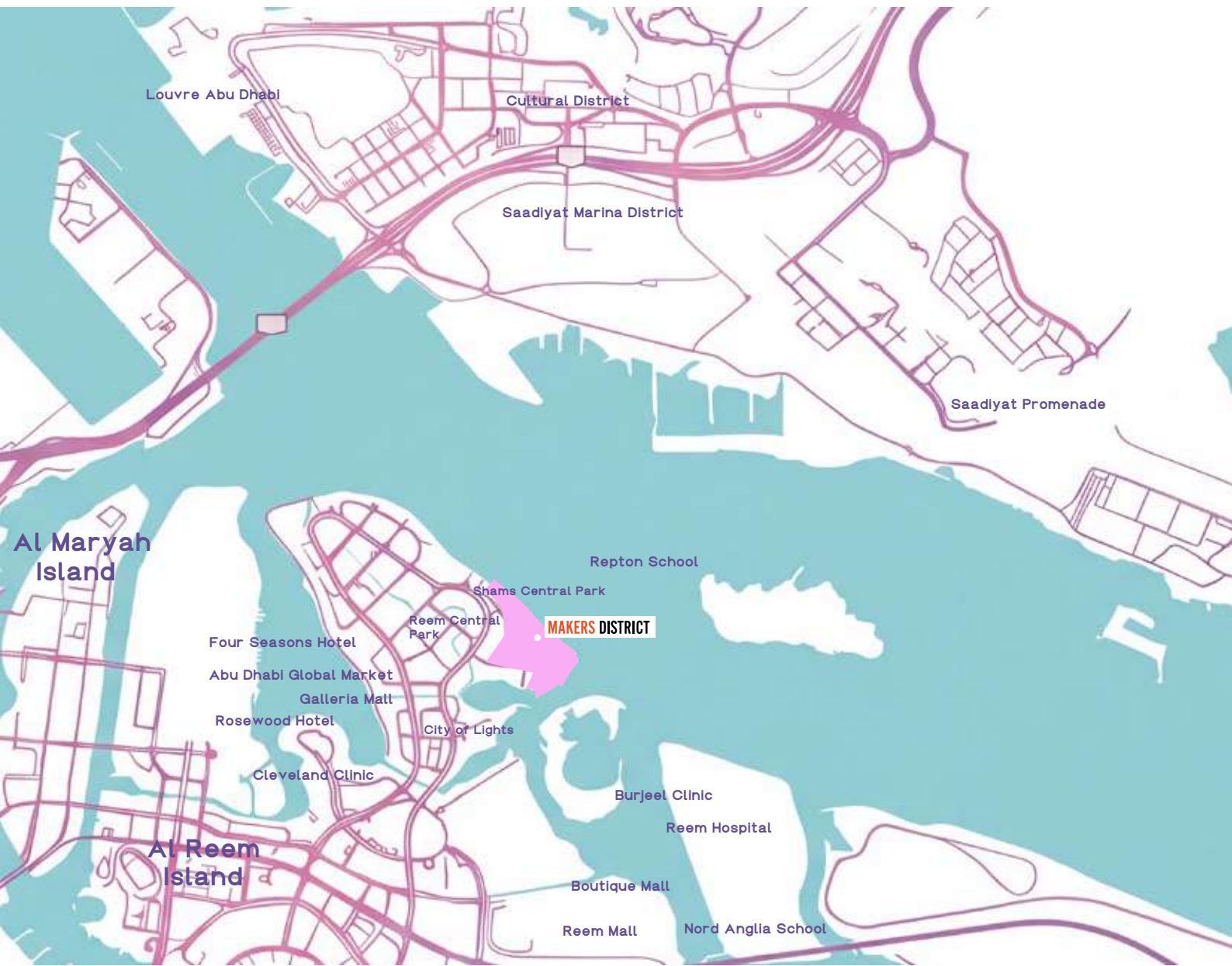
**30 MINUTES**  
TO ABU DHABI  
AIRPORT



**50 MINUTES**  
TO AL MAKTOUM  
INTERNATIONAL  
AIRPORT



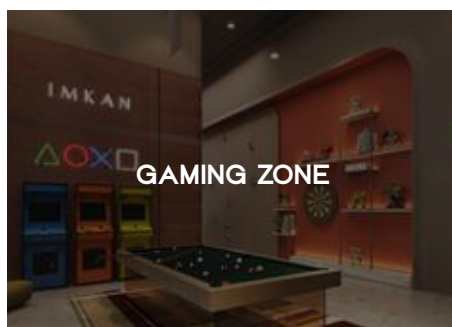
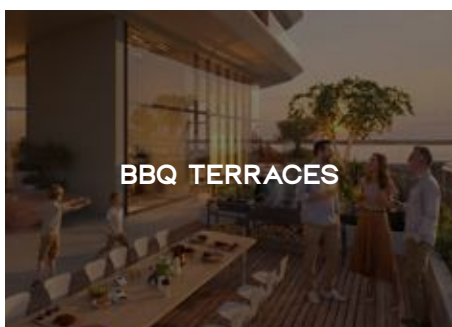
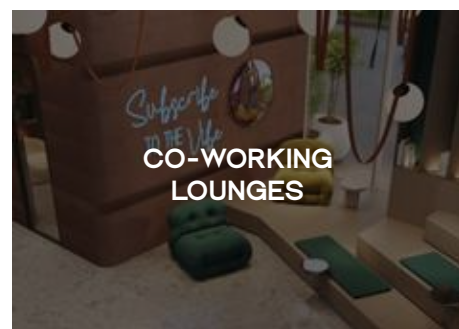
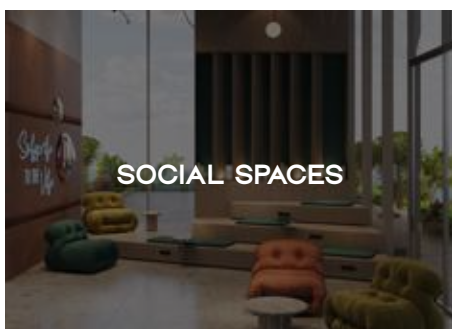
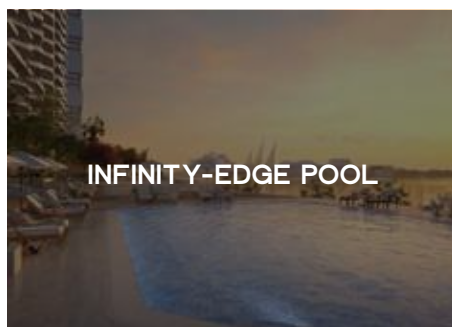
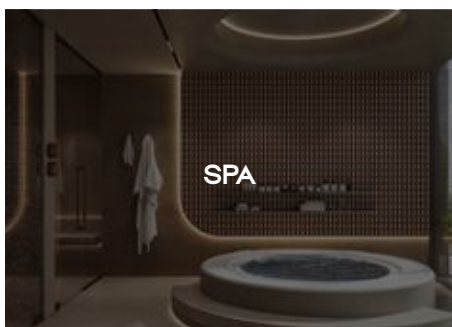
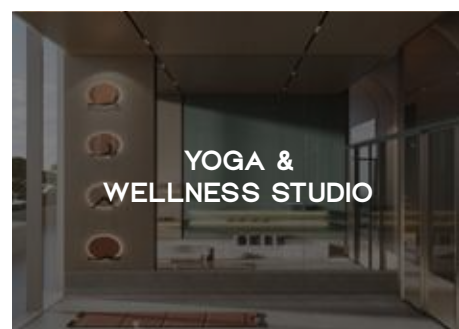
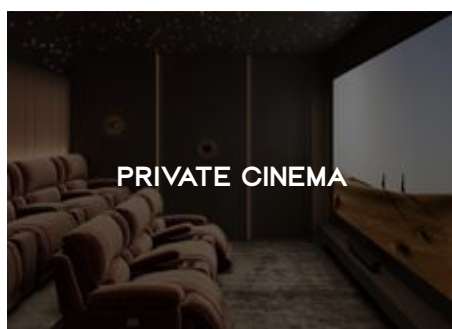
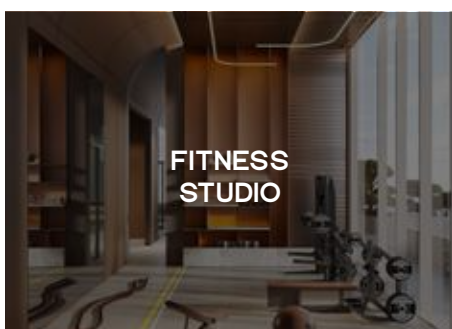
**20 MINUTES**  
TO GUGGENHEM  
MUSEUM





# FROM WELLNESS TO WONDER

Every space has been curated with the same creative intent that shapes the architecture. Wellness, creativity, and community run through the building like a current.



# PAYMENT PLAN

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| Instalment Number           | Percentage of Purchase Price | Instalment Due Date |
|-----------------------------|------------------------------|---------------------|
| First Instalment<br>BOOKING | 10%                          |                     |
| Second Instalment           | 5%                           | 01/01/2027          |
| Third Instalment            | 5%                           | 01/04/2027          |
| Fourth Instalment           | 5%                           | 01/08/2027          |
| Fifth Instalment            | 5%                           | 01/12/2027          |
| Sixth Instalment            | 5%                           | 01/04/2028          |
| Seventh Instalment          | 5%                           | 01/08/2028          |
| Upon Project Completion     | 60%                          | 01/11/2029          |



إمكان  
I M K A N

## GET IN TOUCH



CALL: 800 IMKAN (46526)



EMAIL: [info@imkan.ae](mailto:info@imkan.ae)



VISIT OUR WEBSITE: [www.imkan.ae](http://www.imkan.ae)

**Disclaimer:**

All renderings, floorplans, features and specifications are conceptual only and subject to change. All above drawings are not to scale. The architectural details, dimensions and area in the plan are based on draft schematic designs. The contents of this brochure contain conceptual and schematic design information only, all dimensions are approximate and may vary with actual construction and/or more detailed design. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. Residential units are sold as unfurnished without furnishings and decoration. A furniture package may be available - please contact IMKAN or your agent for more details. Landscaping, pools and out-buildings (including but not limited to summer-house(s), majlis, drivers room(s) unless indicated otherwise are not included within the sale of the unit. They have been provided for illustrative purposes only. The Sale and Purchase Agreement shall include more accurate details of the items included as part of the units sold. Masterplans, illustrations and sections are "work in progress" which may periodically change as circumstances require and according to applicable government regulations and permits. Overall concepts may be used as general reference sources, but specific details are not to be viewed as "set in stone" or binding. IMKAN reserves the right at any time to make revisions and alterations to the units represented in this brochure, at its absolute discretion, and without any liability whatsoever.



# PROJECT LAUNCH DAY BROKER BRIEFING POINTS

Welcome to the launch and thank you for your continued partnership with IMKAN. To ensure a smooth, transparent, and fair launch experience, please follow the approved process below.

Only registered broker agencies will have access to the Broker Portal, and all sales agents must be added before the launch to ensure Customer leads must be created through the Broker Portal. Please be informed that lead created by portal will remain secure and accessible only to your agency unless you choose to share them with IMKAN. IMKAN will not contact your customers directly.

## **Key Reminders**

- Only registered agencies and their authorized agents can access the Broker Portal to create and manage customer leads.
- Agency must ensure to Create customer leads using accurate information before booking appointments. Incorrect lead details may block appointment booking.
- Only Agency Admins will receive access to the Appointment System on 27 July to book customer appointments for the 29 July launch day.
- Bring all mandatory customer documents, including Third-Party Authorization, NOC (where applicable), and a minimum of 8 cheques for domestic customers.
- Do not initiate wire transfers towards the until the customer has been officially onboarded by IMKAN and the sales agent confirms the payment instructions.
- Customers and brokers must arrive at their scheduled appointment time, collect their token at registration, and follow the guided booking journey.
- IMKAN representatives will be available throughout the event to assist and support you.
- All required information and process guidance will be shared shortly via email to all registered agencies.

THE  
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