ELLINGTON
PROPERTIES

MERCER
HOUSE

PROJECT BRIEF

NORTH TOWER

ENERGISED

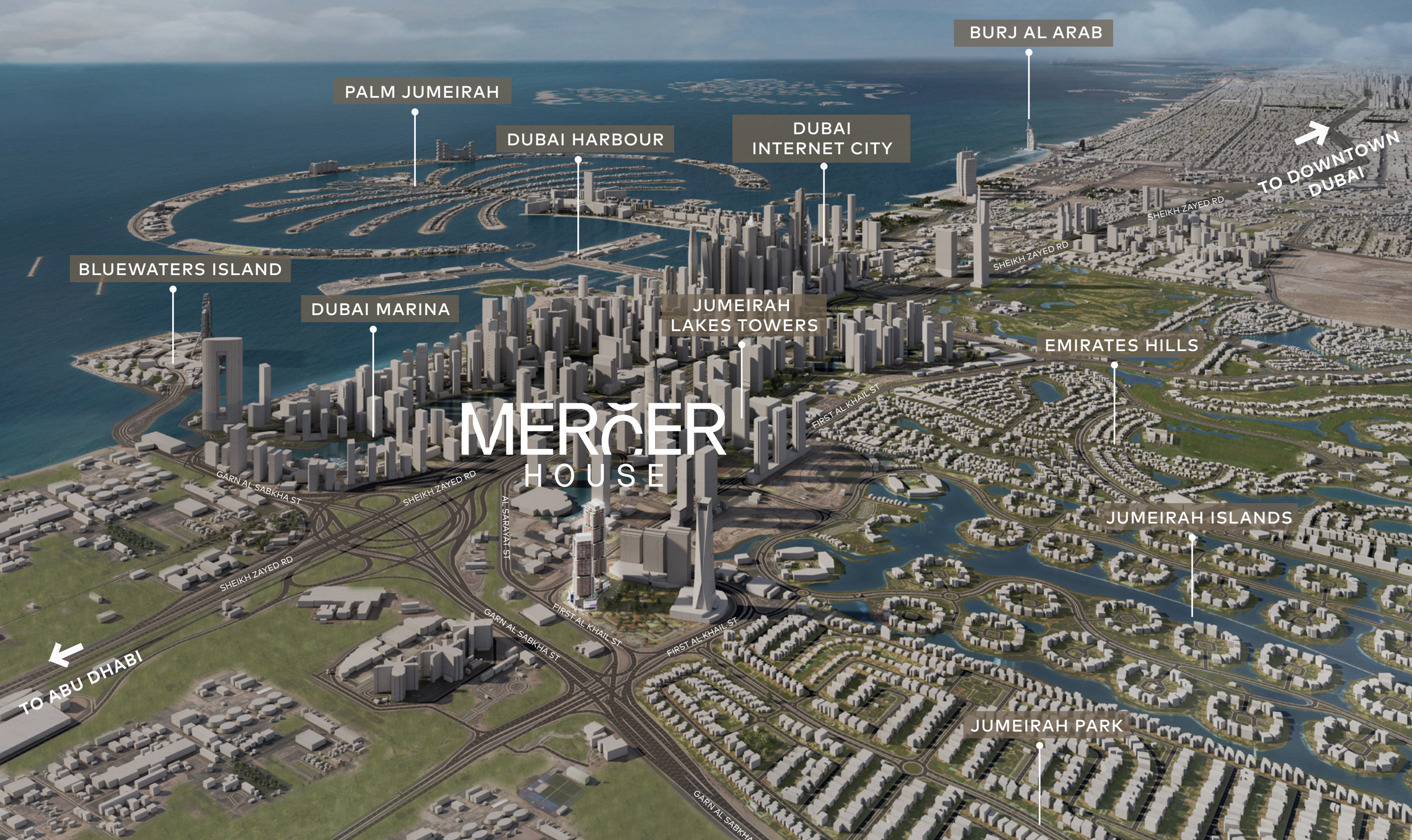
URBAN LIVING

In response to the overwhelming demand following the sell-out success of Mercer House South, we are delighted to unveil Mercer House North—the second phase of Ellington's pioneering Uptown District development. This new addition features 325 signature apartments offering breathtaking views of Ain Dubai, Uptown Dubai, and Jumeirah Islands.

WELCOME TO

MERCER HOUSE

Mercer House is home to residents who will bring new energy to Uptown Dubai. It is a place of belonging for everyone, where the boundaries between shared and resident-only experiences begin to overlap. Lives are enhanced through creativity, design, wellness, and entertainment.


BURJ AL ARAB
PALM JUMEIRAH
DUBAI HARBOUR
DUBAI INTERNET CITY
TO DOWNTOWN DUBAI
SHEIKH ZAYED RD
SHEIKH ZAYED RD
BLUEWATERS ISLAND
DUBAI MARINA
JUMEIRAH LAKES TOWERS
EMIRATES HILLS
FIRST AL KHAIL ST
MERCER HOUSE
GARN AL SABKHA ST
SHEIKH ZAYED RD
AL SARAYAT ST
FIRST AL KHAIL ST
FIRST AL KHAIL ST
GARN AL SABKHA ST
SHEIKH ZAYED RD
JUMEIRAH ISLANDS
TO ABU DHABI
JUMEIRAH PARK
GARN AL SABKHA ST

DRIVING DISTANCES

01
MINUTE
Uptown Plaza

05
MINUTES
DMCC Metro Station

06
MINUTES
Marina Mall

08
MINUTES
Ain Dubai

08
MINUTES
Montgomerie Golf Club

10
MINUTES
Emirates Golf Club

11
MINUTES
Jumeirah Islands Clubhouse

15
MINUTES
Mall of the Emirates

12
MINUTES
Ibn Battuta Mall

17
MINUTES
Palm Jumeirah

18
MINUTES
Burj Al Arab

22
MINUTES
Dubai Mall & Burj Khalifa

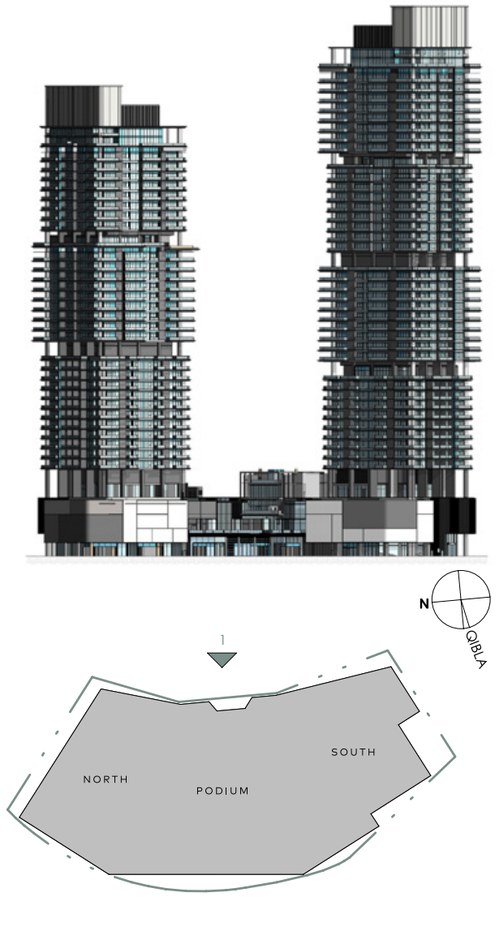
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MINUTES
Dubai International Financial Centre

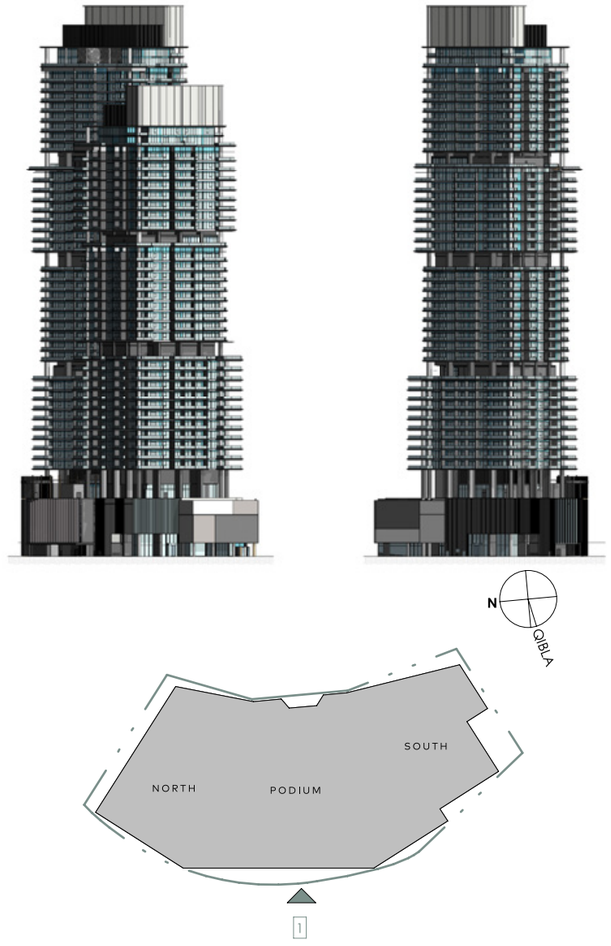
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MINUTES
Al Maktoum International Airport

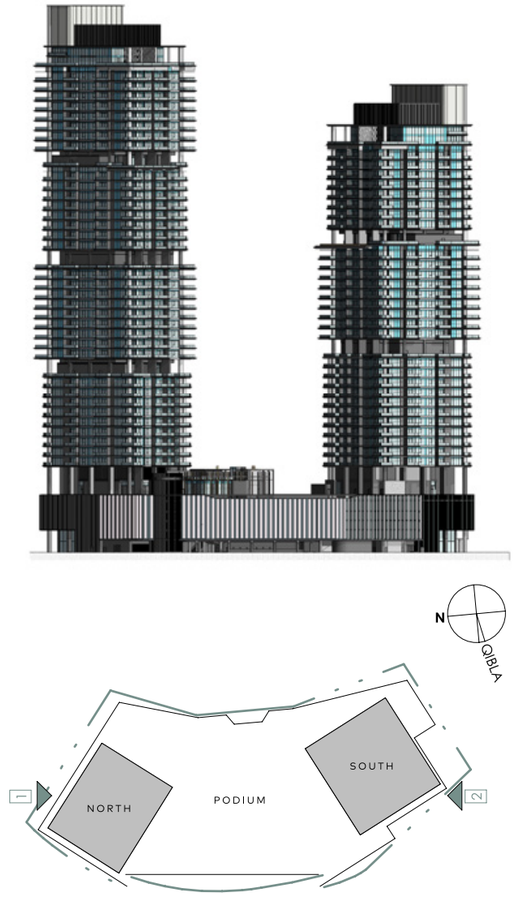
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MINUTES
Dubai International Airport



CREATING
A RHYTHM

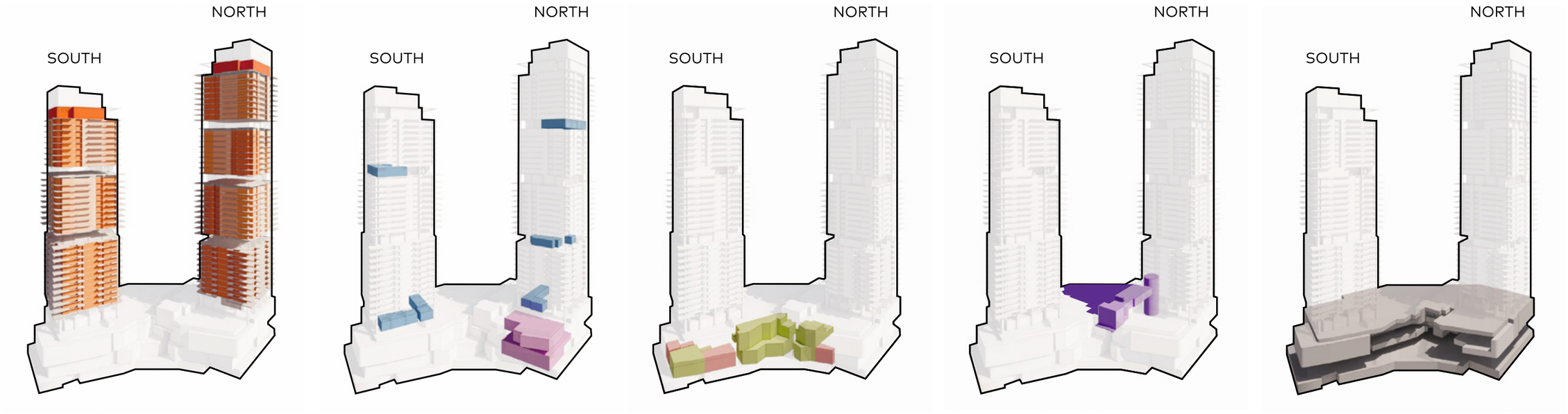






Public access points are carved into the form responding to the rhythm and language of the wider context, and forming a backdrop to the entertainment plaza. Arrival points further enhance the arrival experience and allow for key linkages to commercial offers at the ground floor and upper levels, as well as creating an activated experience for visitors and residents alike.

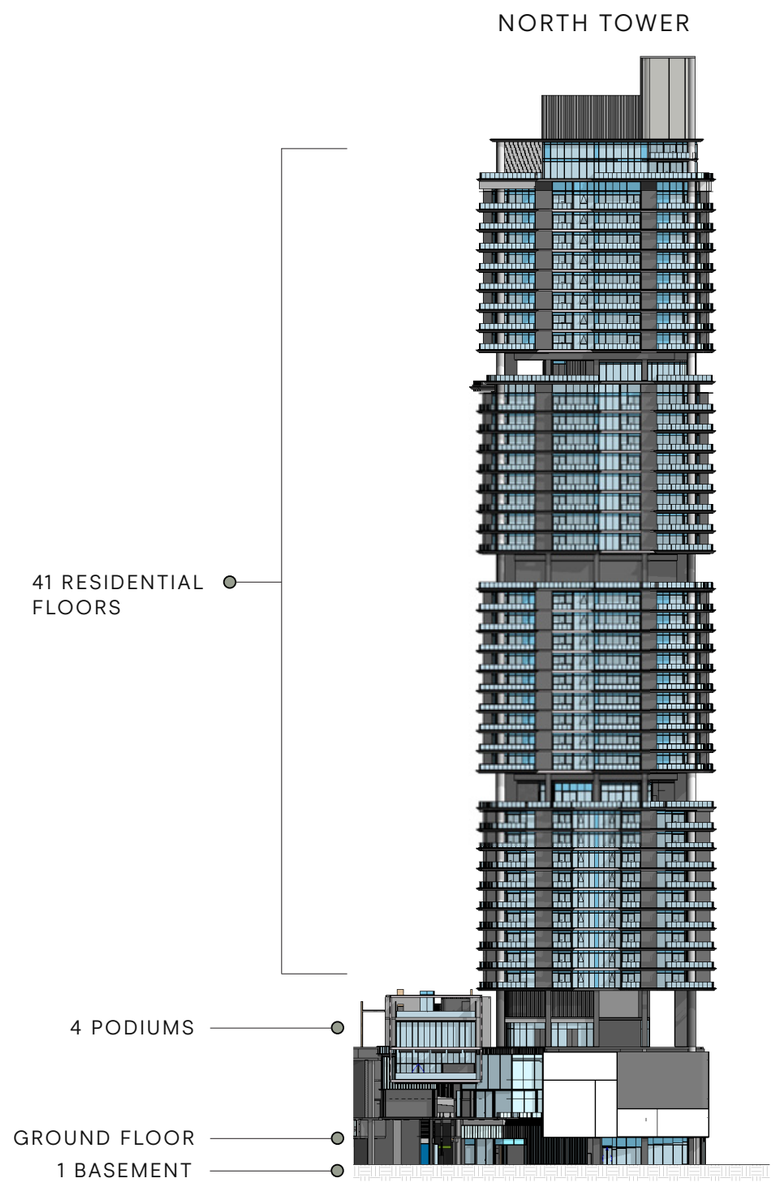
DESIGN
STRATEGY



UNIT MIX | AMENITIES & SPORTS | RETAIL/ F&B | BEACH CLUB | PARKING

At the heart of the design concept is the idea of seamless integration – uniting modern urban living, immersive retail experiences, and exceptional dining offerings. The project is driven by the principle of enhancing the quality of life for both residents and visitors, providing a multi-dimensional environment that caters to their diverse needs.

BUILDING CONFIGURATION



ELEVATORS

19 passenger elevators
6 service elevators
1 escalator (podium level)

*This applies to the entire residential development

ANTICIPATED SERVICE CHARGE

AED 22 per sq.ft

ANTICIPATED COMPLETION DATE

Q3 2027

PARKING

Studio, 1 and 2-bedroom: 1 car parking space
3 and 4-bedroom: 2 car parking spaces

OWNERSHIP

Freehold

KEY VIEWS

Jumeirah Island, Dubai Marina skyline, Ain Dubai, Arabian Gulf



SIZE RANGE
PER UNIT TYPE

NORTH TOWER

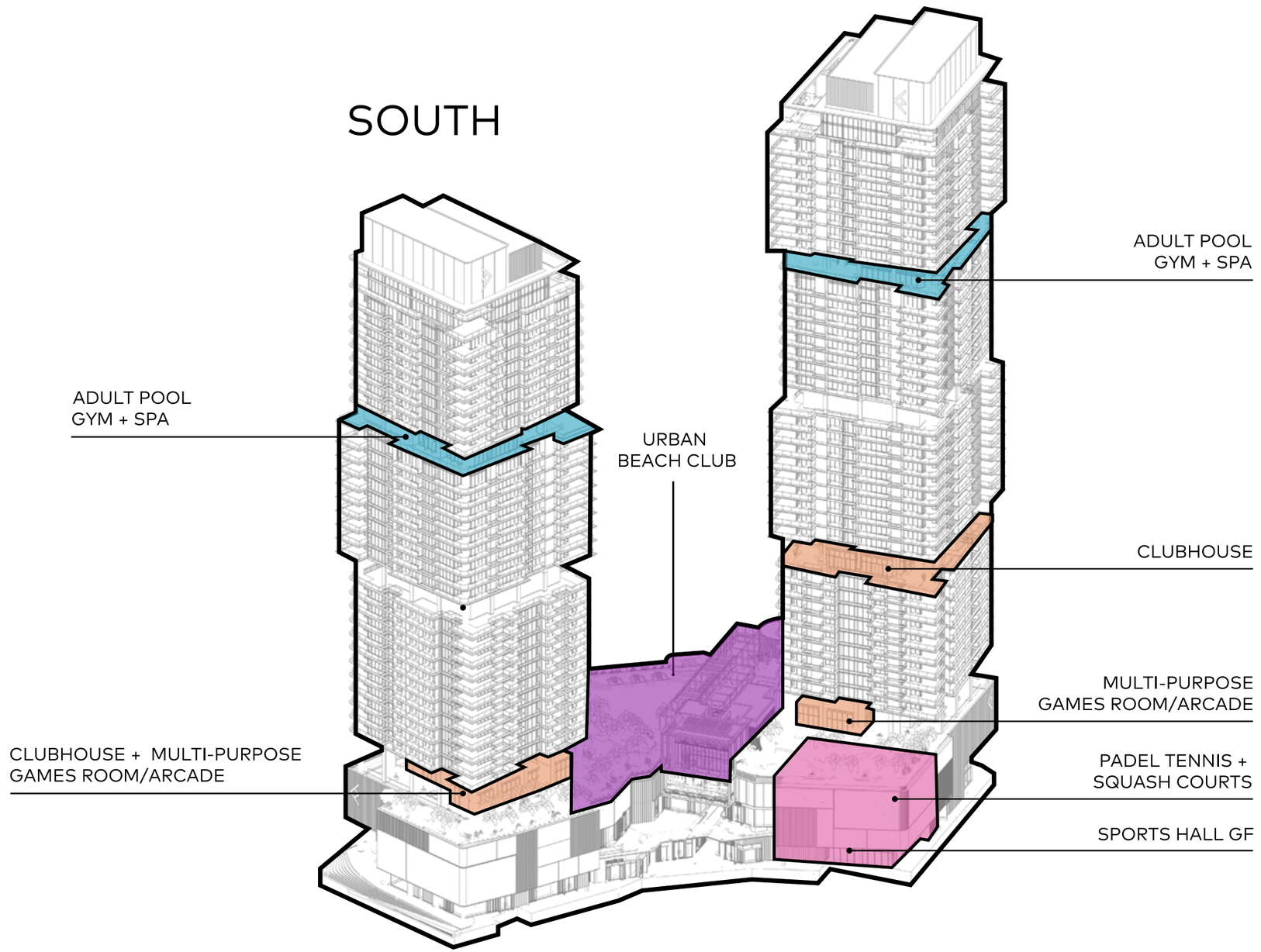
Studio	From 513 sq. ft to 590 sq. ft
1 Bedroom	From 931 sq. ft to 972 sq. ft
2 Bedrooms	From 1,375 sq. ft to 1,495 sq. ft
2 Bedrooms + Study	From 1,589 sq. ft to 1,680 sq. ft
3 Bedrooms	From 2,135 sq. ft to 2,597 sq. ft
4 Bedrooms Penthouse	From 9,477 sq. ft to 9,485 sq. ft

NUMBER OF UNITS
PER TYPE

NORTH TOWER

Studio	45 units
1 Bedroom	108 units
2 Bedrooms	68 units
2 Bedrooms + Study	59 units
3 Bedrooms	43 units
4 Bedrooms Penthouse	2 units

AMENITIES
BREAKDOWN



RETAIL AND F&B COMPLEX



GROUND FLOOR
AMENITIES



ARRIVAL
AREA

3 drop-off areas

EXPERIENTIAL
EXPERIENTIAL
ESCALATOR

Escalators from the Ground Floor to the Podium 2 retail area

LOBBY

LOBBY
RECEPTION

More than just a welcome

UNWIND IN ELEGANCE
AT THE SERENITY LOUNGE

The Serenity Lounge is a cozy retreat promoting relaxation and comfort. A large bookcase takes center stage, stocked with a diverse collection of board games and books.



LIFT
LIFT LOBBY

It is not just a transition; it›s an ascent to elevated experiences

GROUND FLOOR
RETAIL

Explore sophistication with a curated selection of premier brands and experiences



MULTI-SPORTS
HALL

Offering various ball games from football, netball, basketball, tennis, volleyball, and badminton



TENNIS
HALL

9.2-meter clear ceiling height sports hall that accommodates a full-size tennis court



GROUND FLOOR AMENITIES PLAN

1. VEHICLE ENTRANCE
2. DROP-OFF AREA
3. LOBBY ENTRANCE
4. LOBBY RECEPTION
5. SERENITY LOUNGE
6. LOBBY WORKSTATION
7. RESIDENTS LIFTS LOBBY
8. RESIDENTS SERVICE LIFTS
9. RESIDENTS MOVE-IN TRUCK ZONE
10. VISITORS F&B/RETAIL LIFT
11. F&B/RETAIL SERVICE LIFTS
12. F&B SERVICE YARD/DELIVERIES
13. URBAN BEACH CLUB LIFT
14. ESCALATORS
15. WAITING AREA
16. VIP VALET PARKING
17. ENTRANCE WATER FEATURE
18. BASEMENT ENTRANCE/EXIT
19. PODIUM ENTRANCE/EXIT
20. BICYCLE PARKING
21. ACCESS TO UPTOWN PLAZA
22. SPORTS HALL LIFT
23. MALE CHANGE ROOM
24. FEMALE CHANGE ROOM
25. MULTI-SPORTS HALL

MULTI-SPORTS HALL SECTION

- FOOTBALL
- NETBALL
- BASKETBALL
- TENNIS
- VOLLEYBALL
- BADMINTON

PODIUM 2 FLOOR
AMENITIES

RESTAURANT
OUTDOOR TERRACE

Culinary delights with Uptown Dubai view

RETAIL CENTER

Shop beyond boundaries and immerse in a journey of discovery

UPTOWN PLAZA

RETAIL

RETAIL

RETAIL

N

NORTH

SOUTH

SOUTH

NORTH

PODIUM 2 FLOOR AMENITIES PLAN

1. RESTAURANT OUTDOOR TERRACE
2. ACCESS TO F&B/RETAIL
3. VISITOR F&B/RETAIL LIFTS
4. F&B/RETAIL SERVICE LIFTS
5. ESCALATORS
6. SPORTS HALL LIFT
7. RESIDENTS SERVICE LIFTS
8. RESIDENTS LIFTS LOBBY

PODIUM 3 AND 4 FLOOR
AMENITIES

PADEL COURTS

Double-volume indoor padel tennis courts

SQUASH COURTS

Double-volume squash courts



PODIUM 3 FLOOR AMENITIES PLAN

1 PADEL COURTS
2 SQUASH COURTS
3 SPORTS HALL LIFT
4 RESIDENTS SERVICE LIFTS
5 RESIDENTS LIFTS LOBBY



PODIUM 4 FLOOR AMENITIES PLAN

1. VISITORS F&B/RETAIL LIFTS
2. F&B/RETAIL SERVICE LIFTS
3. RESIDENTS SERVICE LIFTS
4. RESIDENTS LIFTS LOBBY

FIRST FLOOR
URBAN BEACH CLUB
AMENITIES

BEACH
BEACH
POOL

45,000 sq.ft of fully landscaped man-made beach with natural sand

INTEGRATED
INTEGRATED
POOL BAR

Dive into a unique experience where you can sip, swim, and savor

BEACH BEACH BAR

Indulge in a one-of-a-kind experience, where you can sip cocktails, take a dip, and soak up the vibrant beach atmosphere

BEACH CLUBHOUSE

3-floor level beach clubhouse to provide a variety of dining options, with an upper floor club terrace



BEACH
BEACH
RUNWAY

Elevate your dining adventure at our three-story beach clubhouse, with an upper-floor club terrace offering mesmerizing views

BEACH CLUB LIFT

Your journey from ground to beach sanctuary

FIRST FLOOR
EXCLUSIVE RESIDENT AMENITIES

FAMILY
POOL

27M x 6M family pool with sun lounger and cabanas

INDOOR
KIDS PLAY

Submarine themed kids play area with an outdoor playground

GAME ROOM

Arcade zone with sing and dance revolution area

UPTOWN PLAZA

N

RETAIL

RETAIL

RETAIL

27M X 6.5M

NORTH

27M X 6.5M

SOUTH

45,000 SQ. FT

SOUTH

NORTH

1ST FLOOR AMENITIES PLAN

URBAN BEACH CLUB

1. BEACH POOL
2. BUBBLE POOL
3. BEACH LOUNGERS AREA
4. SUN LOUNGERS AREA
5. BEACH CABANAS
6. POOL BAR
7. DJ BOOTH
8. ISLAND PODIUM
9. FIRE PIT
10. BEACH BAR
11. BEACH CLUB CHANGE ROOMS
12. BEACH CLUB LIFT
13. BEACH CLUB ARRIVAL AREA
14. CLUBHOUSE F&B
15. OUTDOOR DINING AREA

EXCLUSIVE RESIDENT AMENITIES

16. FAMILY POOL
17. POOL DECK
18. MALE/FEMALE CHANGE ROOMS
19. RESIDENTS LIFTS LOBBY
20. RESIDENTS SERVICE LIFTS
21. OUTDOOR SEATING
22. OUTDOOR BARBEQUE AREA
23. OUTDOOR DINING
24. OUTDOOR GAMES AREA
25. OUTDOOR KIDS PLAY AREA
26. KIDS WET PLAY AREA
27. INDOOR KIDS PLAY AREA
28. SING & DANCE REVOLUTION AREA
29. ARCADE ZONE
30. RESIDENTS CLUBHOUSE (SOUTH TOWER)

12TH & 31ST FLOOR
AMENITIES

CLUBHOUSE
PRIVATE DINING & MEETING AREA

Where culinary craftsmanship meets community

CLUBHOUSE
KITCHEN & DINING

SKYLINE POOL

30M x 6M infinity-edge swimming pool overlooking the Uptown Dubai DIstrict



FITNESS STUDIO

Featuring an interactive bike area with a pedal-powered lighting ring

SCENIC SAUNA
AND ICE ROOM

Scenic sauna with relaxing short clips of nature for meditation



12TH FLOOR AMENITIES PLAN

1. PRIVATE DINING
2. INDOOR DINING
3. INDOOR LOUNGE
4. KITCHEN
5. PANTRY
6. MEETING AREA
7. OUTDOOR LOUNGE
8. OUTDOOR DINING
9. WASHROOM
10. RESIDENTS LIFTS LOBBY
11. RESIDENTS SERVICE LIFT
12. CLUB TERRACE

31ST FLOOR AMENITIES PLAN

1. INFINITY-EDGE ADULT POOL
2. POOL LOUNGE AREA
3. CABANAS
4. SUN LOUNGERS AREA
5. OUTDOOR LOUNGE AREA
6. YOGA AREA
7. PEDAL-POWERED CYCLING AREA
8. CARDIO, WEIGHTS AND LIFT AREA
9. MALE CHANGE ROOM
10. SCENIC SAUNA
11. ICE ROOM
12. FEMALE CHANGE ROOM
13. SHOWER AREA
14. RESIDENTS LIFTS LOBBY
15. RESIDENTS SERVICE LIFT

30M X 6M

NORTH



TYPICAL
APARTMENTS



TYPICAL

TYPICAL
LIVING & DINING

TYPICAL
KITCHEN



TYPICAL
BEDROOM



TYPICAL
BATHROOM

BALCONY
VIEW

PENTHOUSE
APARTMENTS

PENTHOUSE

PENTHOUSE
LIVING & DINING

PENTHOUSE
KITCHEN

PENTHOUSE
BEDROOM

PENTHOUSE
PENTHOUSE
BATHROOM

PENTHOUSE
POOL



HOME
AUTOMATION

3 AND 4 BEDROOM UNITS
KITCHEN FEATURES



Integrated drop-in kitchen sinks in
Gunmetal Grey Stainless Steel



Integrated pop-up Downdraft Hood Slider
with touch control and charcoal filter

FLOOR PLANS



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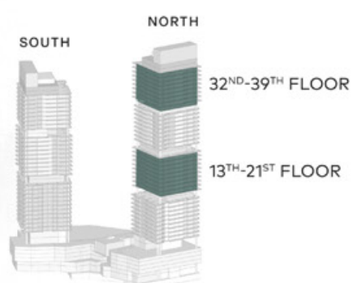
3RD - 11TH FLOOR
TYPICAL PLAN

- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM



13TH - 21ST & 32ND - 39TH
FLOOR TYPICAL PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM





N

23RD - 29TH FLOOR
TYPICAL PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM



30TH FLOOR
TYPICAL PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM

40TH FLOOR
TYPICAL PLAN

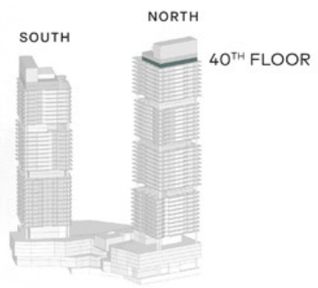
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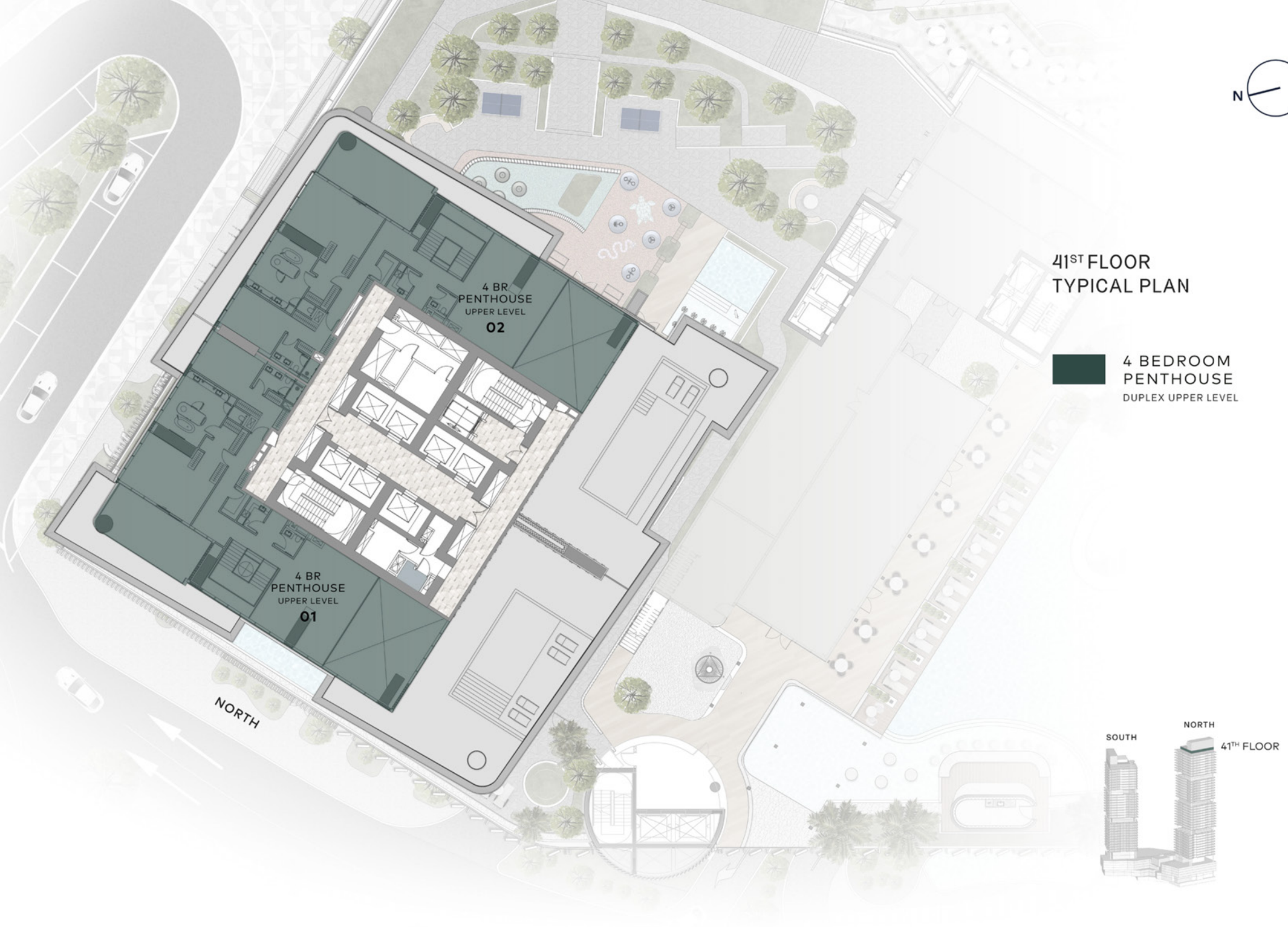
4 BR
PENTHOUSE
LOWER LEVEL
02

4 BR
PENTHOUSE
LOWER LEVEL
01

NORTH

4 BEDROOM
PENTHOUSE
DUPLEX LOWER LEVEL





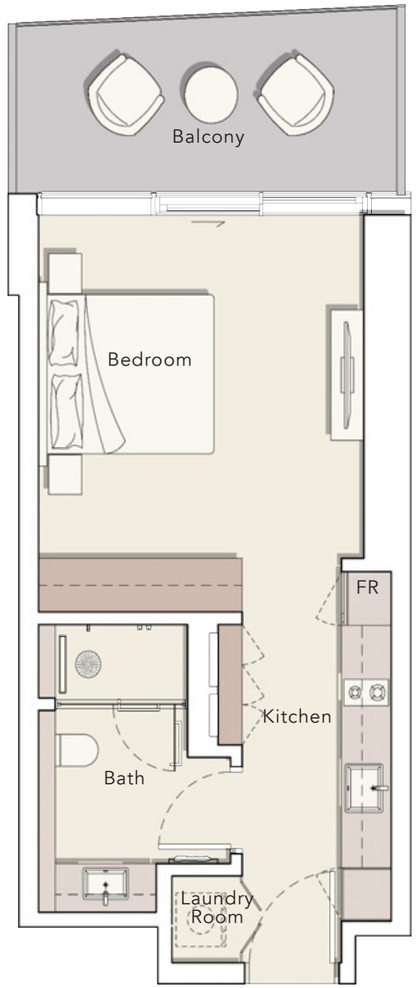
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41ST FLOOR
TYPICAL PLAN

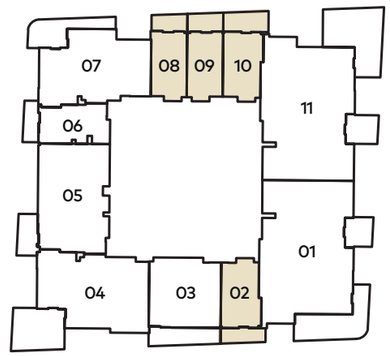
4 BEDROOM
PENTHOUSE
DUPLEX UPPER LEVEL

STUDIO
TYPE A

Internal Living Area	:	**408.06 Sq. Ft**
Outdoor Living Area	:	**105.81 Sq. Ft**
Total Living Area	:	**513.87 Sq. Ft**



3rd - 11th FLOOR

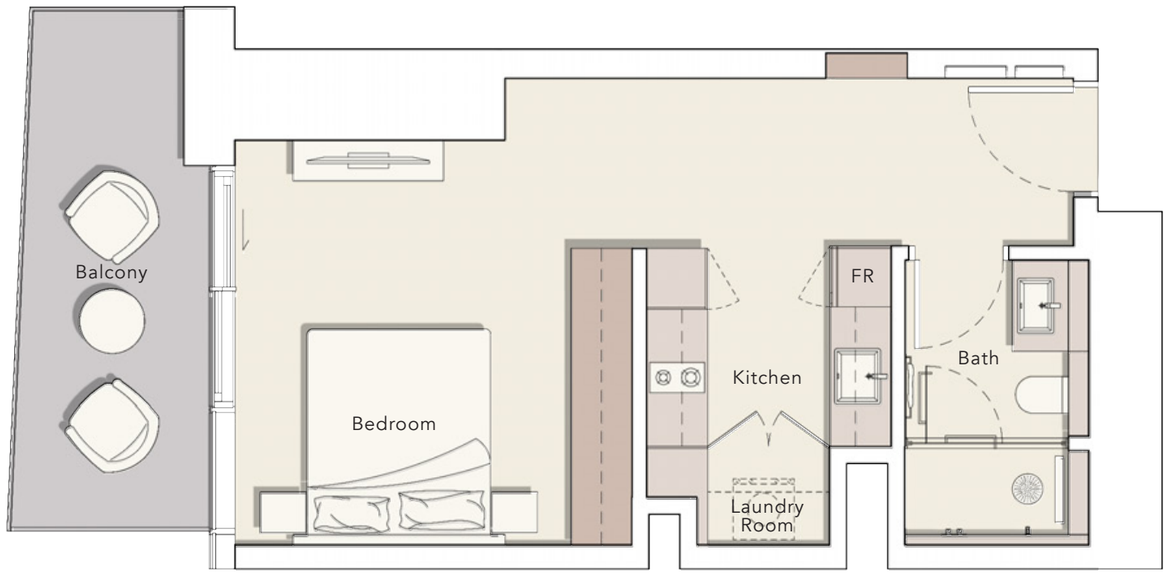




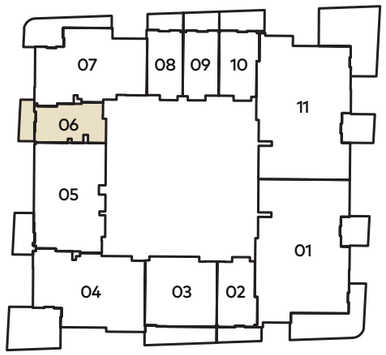
STUDIO

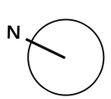
TYPE B

Internal Living Area	:	**446.81 Sq. Ft**
Outdoor Living Area	:	**110.44 Sq. Ft**
Total Living Area	:	**557.25 Sq. Ft**



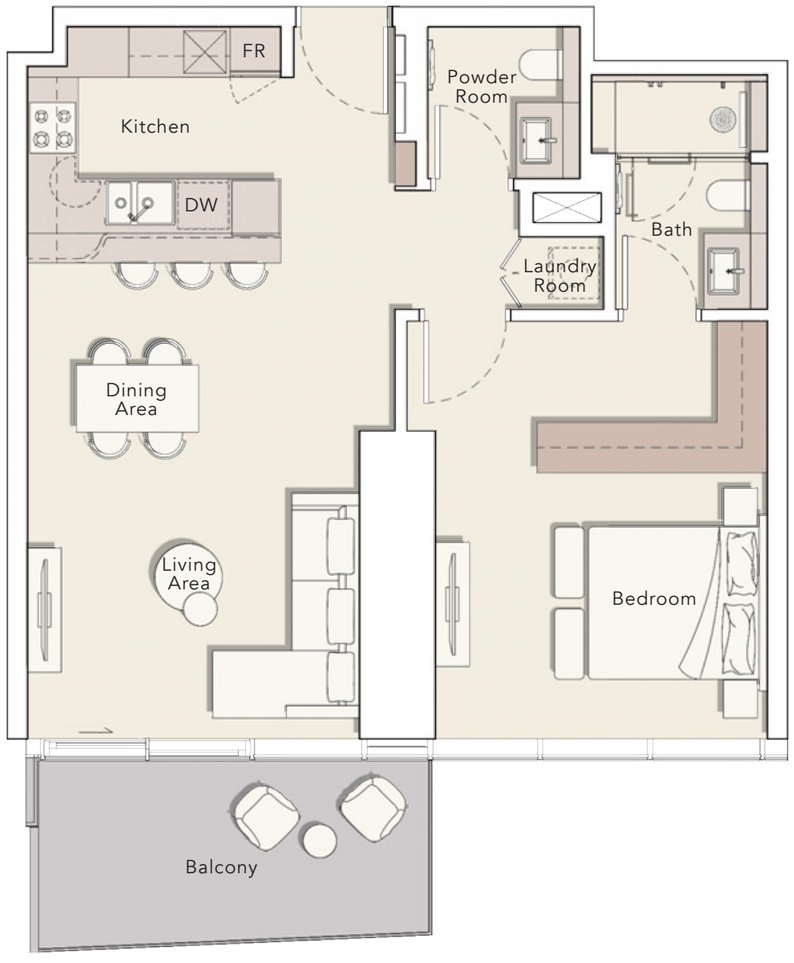
3rd - 11th FLOOR





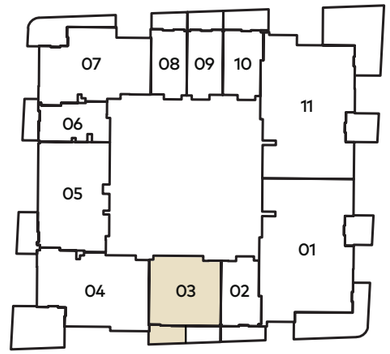
1 BEDROOM

TYPE A



Internal Living Area	:	**824.41 Sq. Ft**
Outdoor Living Area	:	**115.28 Sq. Ft**
Total Living Area	:	**939.69 Sq. Ft**

3rd - 11th FLOOR



3rd - 11th FLOOR

303

13th - 21st FLOOR

1302
1307

23rd - 29th FLOOR

2303
2308

30th FLOOR

3008

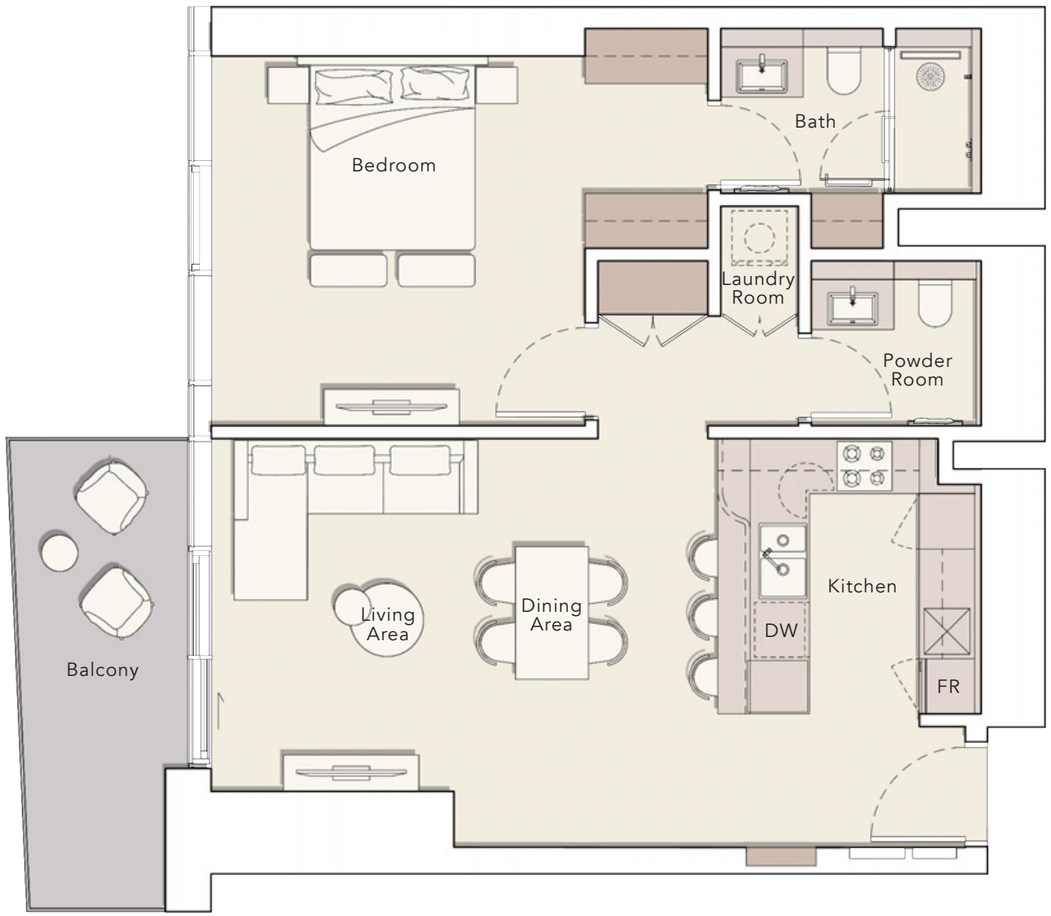
32nd - 39th FLOOR

3202
3207

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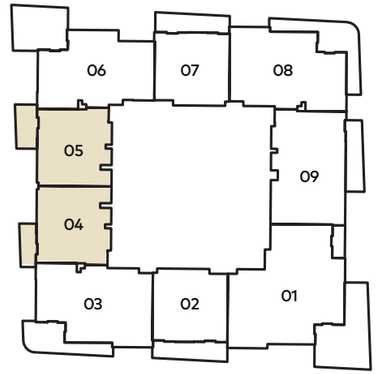
1 BEDROOM

TYPE B



Internal Living Area	:	**862.08 Sq. Ft**
Outdoor Living Area	:	**109.36 Sq. Ft**
Total Living Area	:	**971.44 Sq. Ft**

13th - 21th FLOOR



13th - 21st FLOOR

1304
1305

23rd - 29th FLOOR

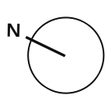
2305
2306

30th FLOOR

3005
3006

32nd - 39th FLOOR

3204
3205



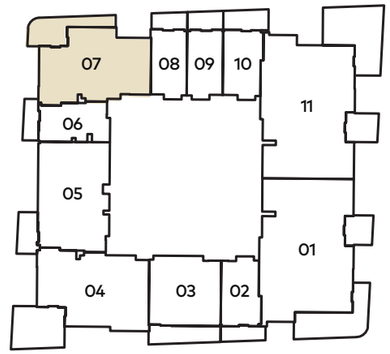
2 BEDROOM

TYPE A



Internal Living Area	:	**1221.27 Sq. Ft**
Outdoor Living Area	:	**273.94 Sq. Ft**
Total Living Area	:	**1495.21 Sq. Ft**

3rd - 11th FLOOR



3rd - 11th FLOOR

307

13th - 21st FLOOR

1306

23rd - 29th FLOOR

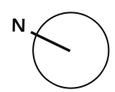
2307

30th FLOOR

3007

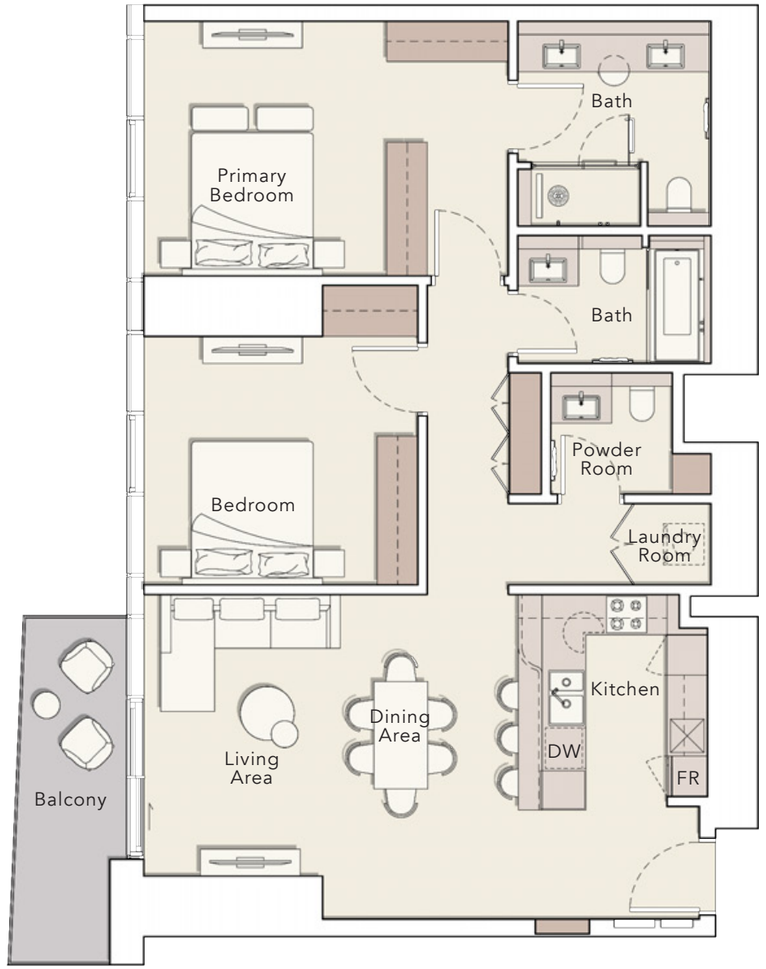
32nd - 39th FLOOR

3206



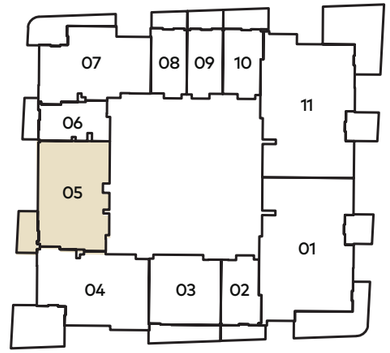
2 BEDROOM

TYPE B



Internal Living Area	:	**1278.11 Sq. Ft**
Outdoor Living Area	:	**97.09 Sq. Ft**
Total Living Area	:	**1375.20 Sq. Ft**

3rd - 11th FLOOR



3rd - 11th FLOOR

305

13th - 21st FLOOR

1309

23rd - 29th FLOOR

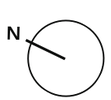
2301

30th FLOOR

3001

32nd - 39th FLOOR

3209



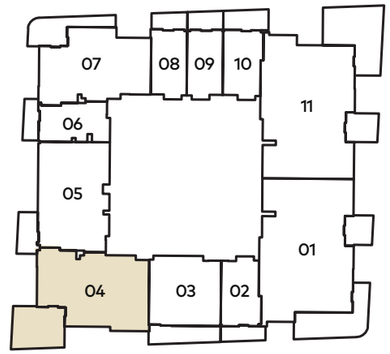
2 BEDROOM + S

TYPE A



Internal Living Area	:	**1329.45 Sq. Ft**
Outdoor Living Area	:	**260.49 Sq. Ft**
Total Living Area	:	**1589.94 Sq. Ft**

3rd - 11th FLOOR



3rd - 11th FLOOR

304

13th - 21st FLOOR

1303
1308

23rd - 29th FLOOR

2302
2304

30th FLOOR

3002
3004

32nd - 39th FLOOR

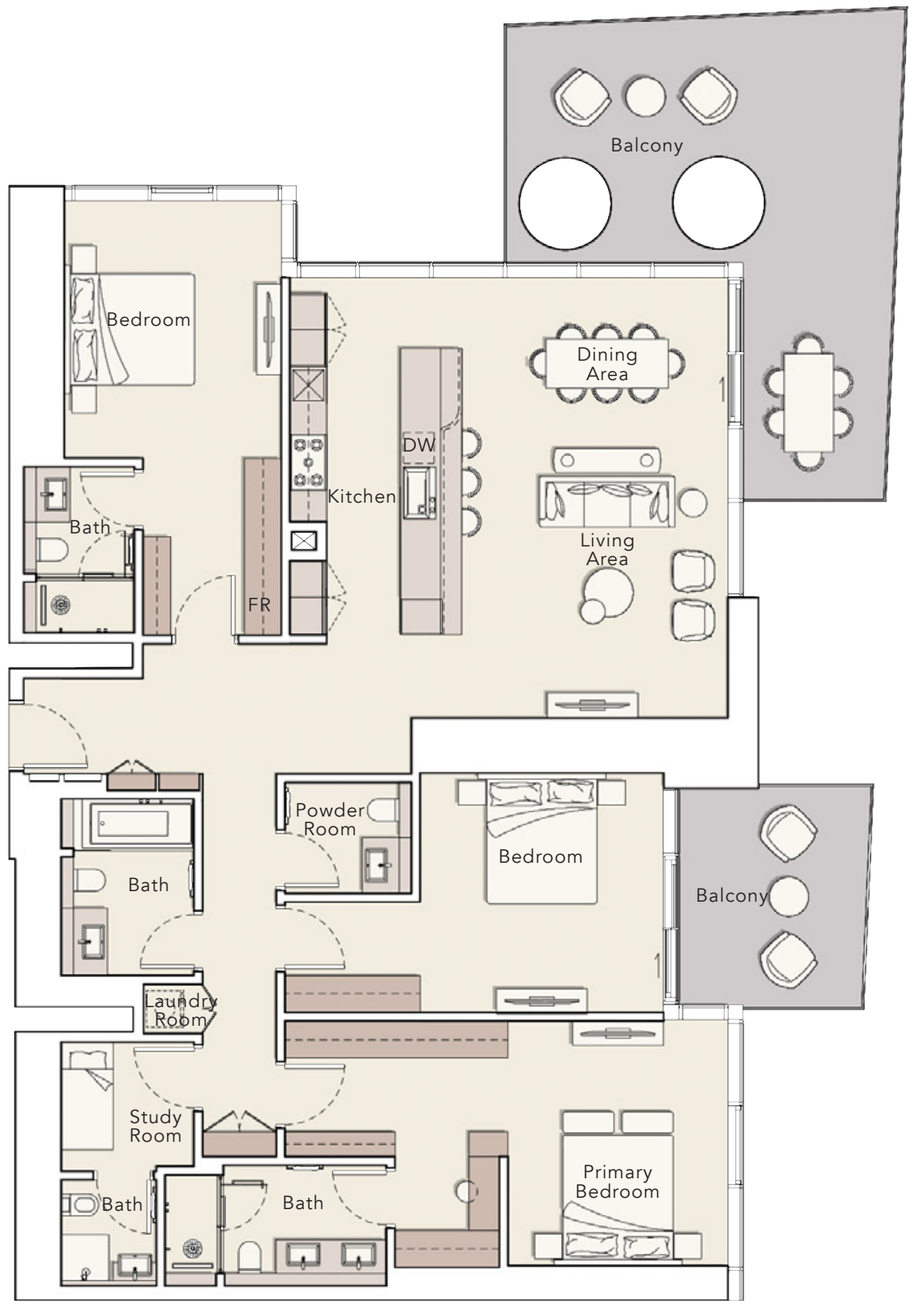
3203
3208

N

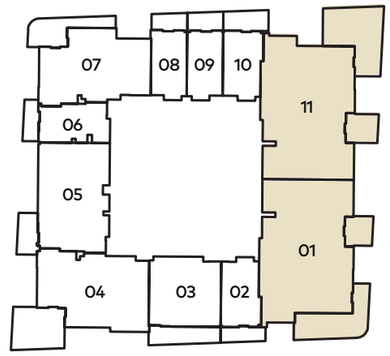
3 BEDROOM + S

TYPE A

Internal Living Area	:	**2070.22 Sq. Ft**
Outdoor Living Area	:	**506.98 Sq. Ft**
Total Living Area	:	**2577.20 Sq. Ft**



3rd - 11th FLOOR



N

3 BEDROOM + S

TYPE B



Internal Living Area	:	**1740.74 Sq. Ft**
Outdoor Living Area	:	**394.39 Sq. Ft**
Total Living Area	:	**2135.13 Sq. Ft**

13th - 21th FLOOR



13th - 21st FLOOR

1301

23rd - 29th FLOOR

2309

30th FLOOR

3009

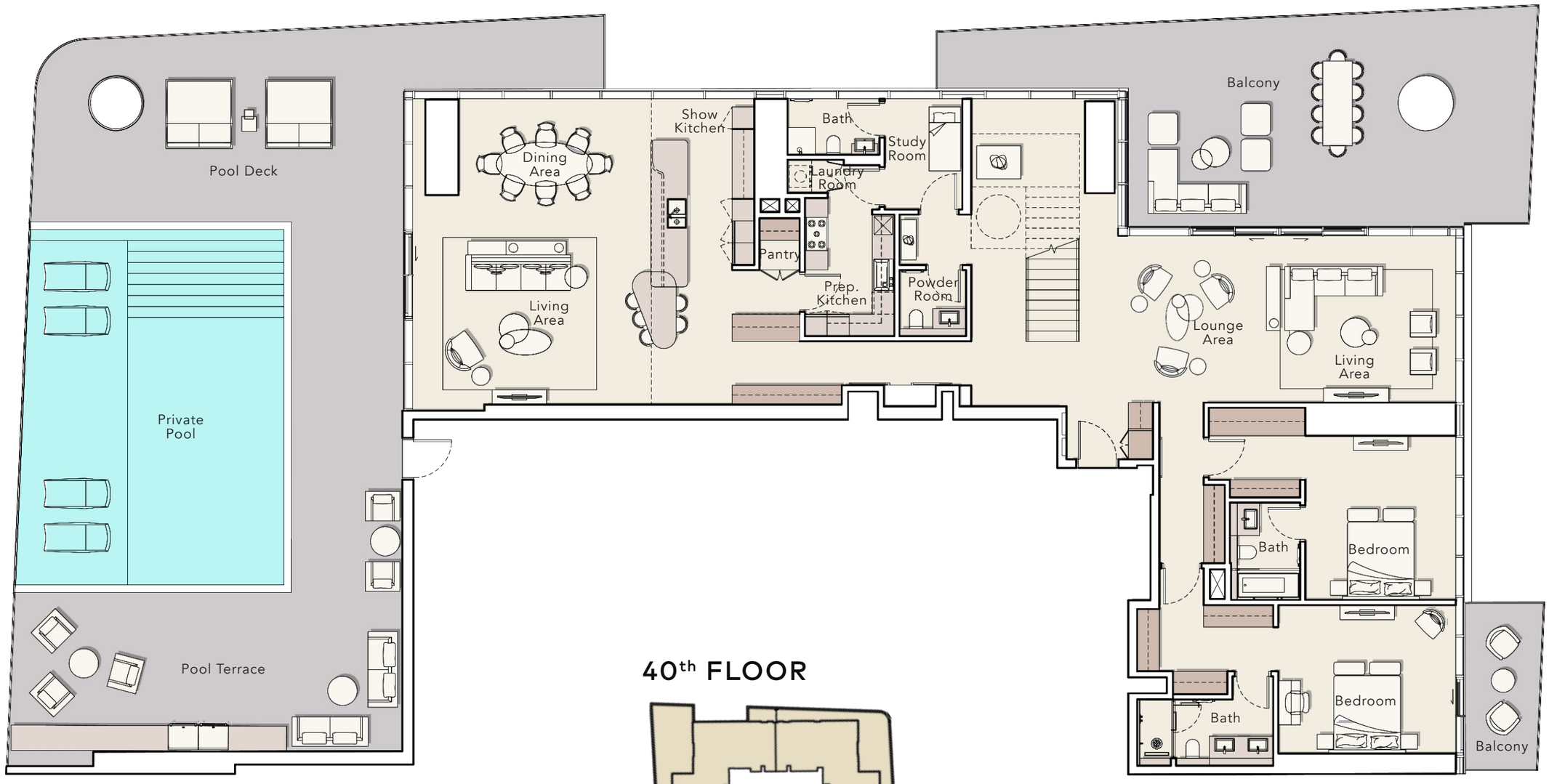
32nd - 39th FLOOR

3201

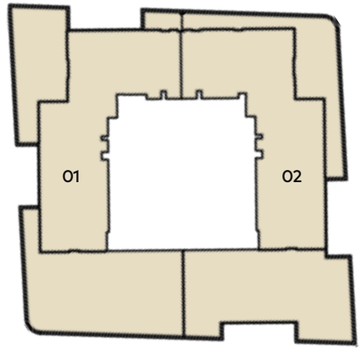
N

PENTHOUSE

DUPLEX LOWER LEVEL



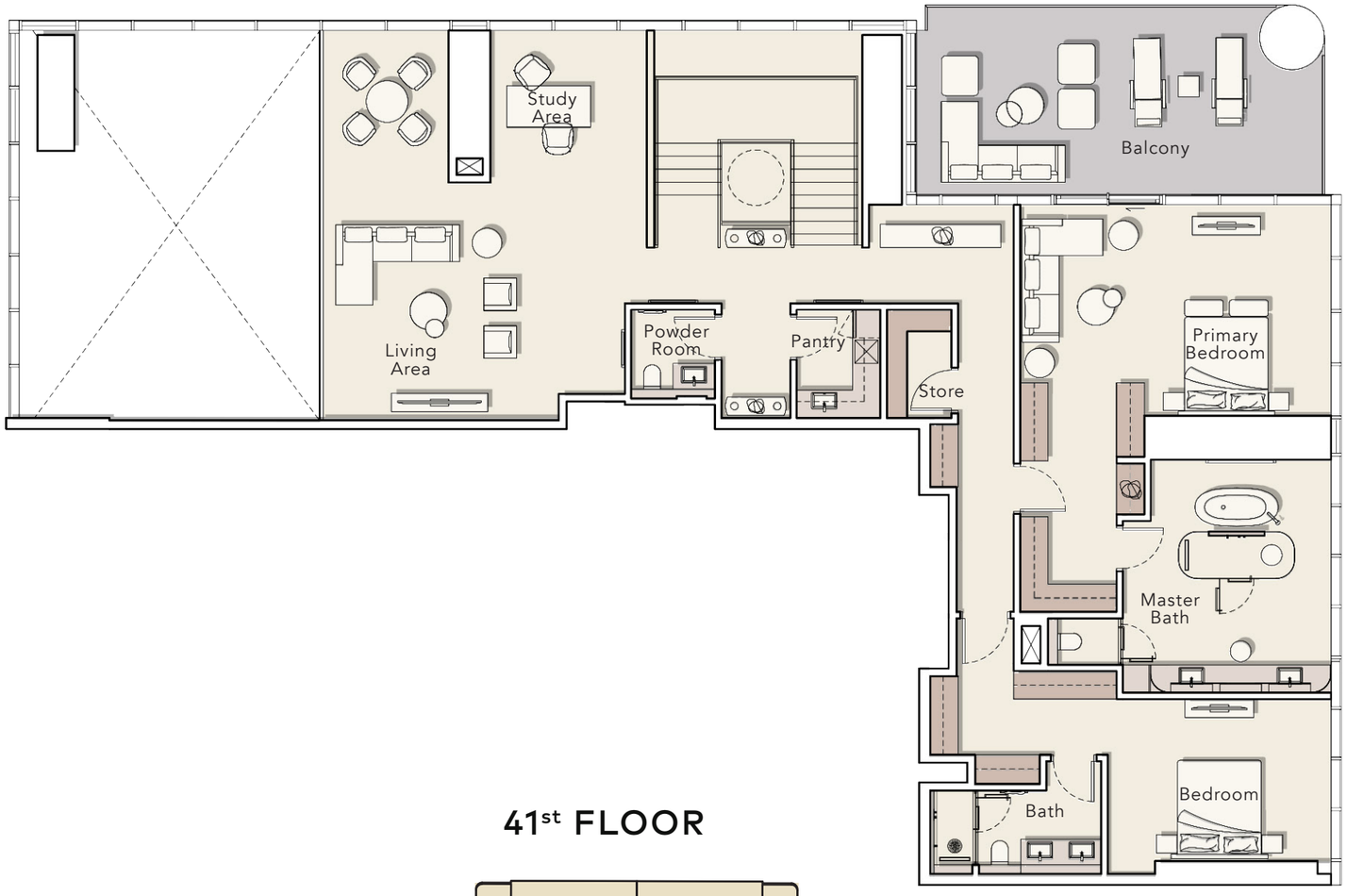
40th FLOOR



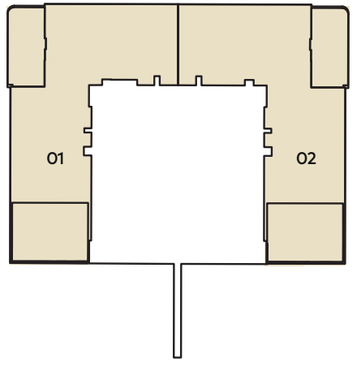
Internal Living Area	:	**5856.43 Sq. Ft**
Outdoor Living Area	:	**3620.66 Sq. Ft**
Total Living Area	:	**9477.08 Sq. Ft**

PENTHOUSE

DUPLEX UPPER LEVEL



41st FLOOR



N

Internal Living Area	:	**5856.43 Sq. Ft**
Outdoor Living Area	:	**3620.66 Sq. Ft**
Total Living Area	:	**9477.08 Sq. Ft**

PAYMENT PLAN

20%
At the time of booking

10%
60 days after the reservation date

10%
120 days after the reservation date

5%
240 days after the reservation date

5%
360 days after the reservation date

5%
On completion of 30% construction of the project

5%
On completion of 40% construction of the project

5%
On completion of 50% construction of the project

5%
On completion of 60% construction of the project

30%
On completion