

ELLINGTON

EBH

BEACH HOUSE

THE STORY OF AN ICON ON  
THE PALM'S EASTERN CRESCENT

# A NEW BREED OF *ICON*

Ellington Beach House is a new lifestyle icon perched on the tranquil east crescent of Palm Jumeirah. Capturing the essence and elegance of a sophisticated private members club, it is positioned to follow the solar pathway overhead — watching the sun rise over the Gulf and set over Dubai's skyline from its panoramic views.





MARINA  
VIEWS

ATLANTIS  
VIEWS

SEA  
VIEWS



ELLINGTON BEACH HOUSE SOUTH

ELLINGTON BEACH HOUSE NORTH

COMMUNITY  
VIEWS

BURJ AL ARAB  
& DOWNTOWN  
VIEWS

### GROUND FLOOR LEVEL TYPICAL PLAN



1 BEDROOM APARTMENTS



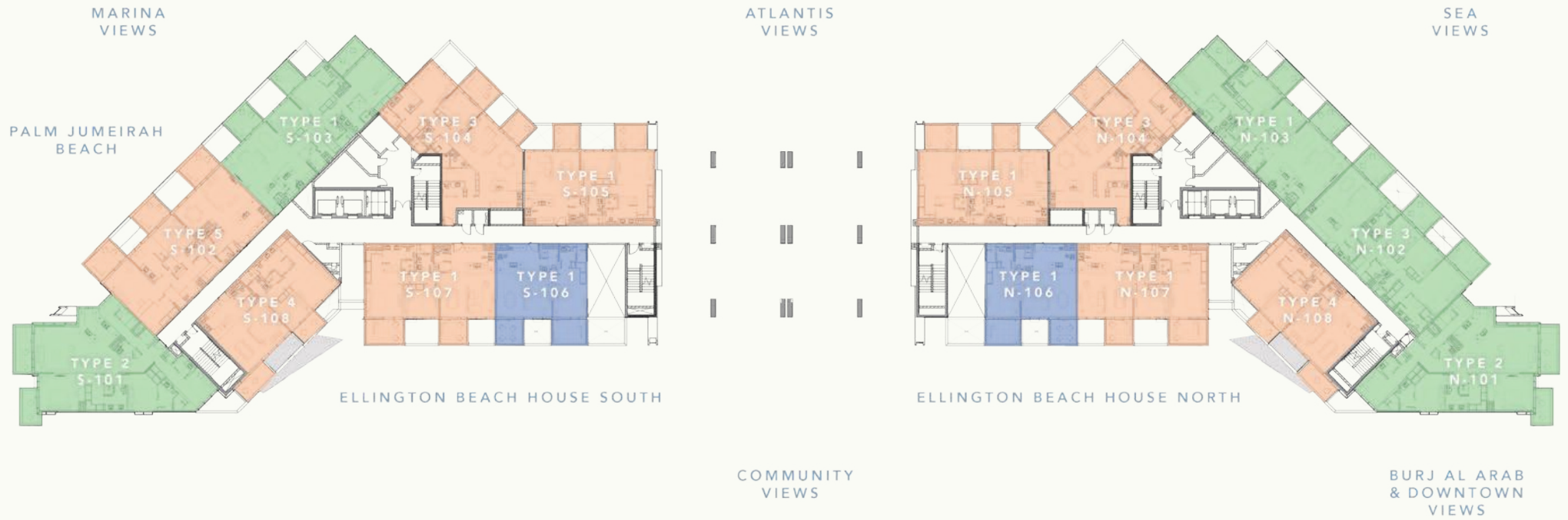
2 BEDROOM APARTMENTS



3 BEDROOM APARTMENTS

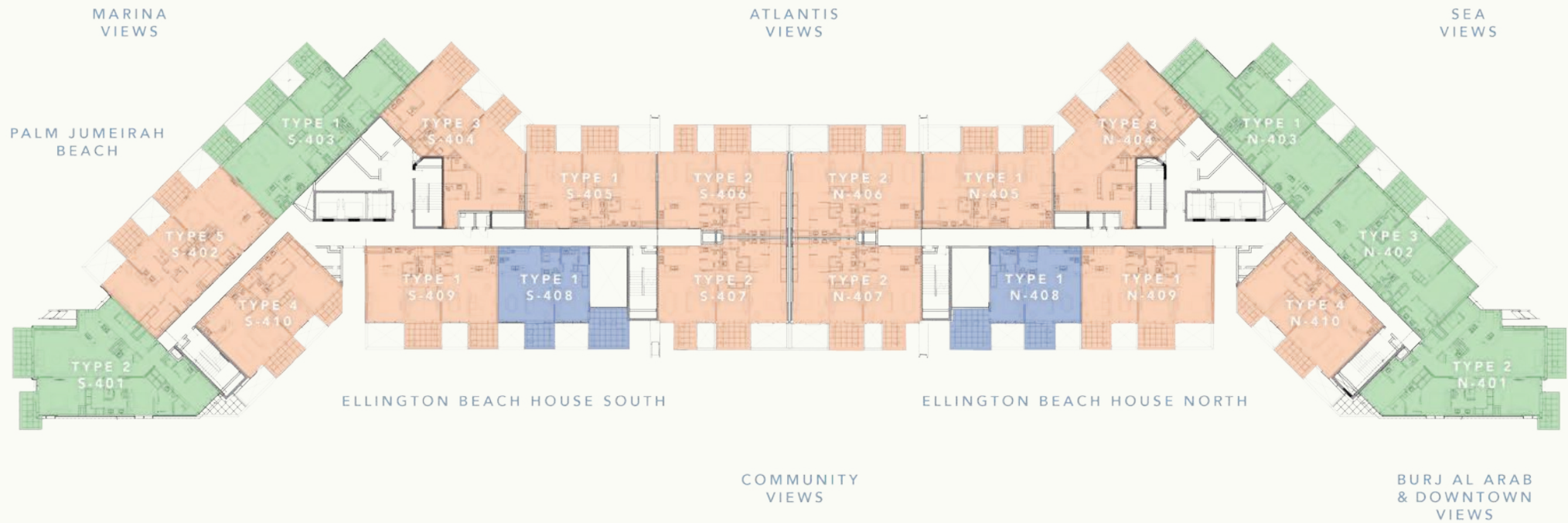


4 BEDROOM APARTMENTS  
(PRIVATE POOL)



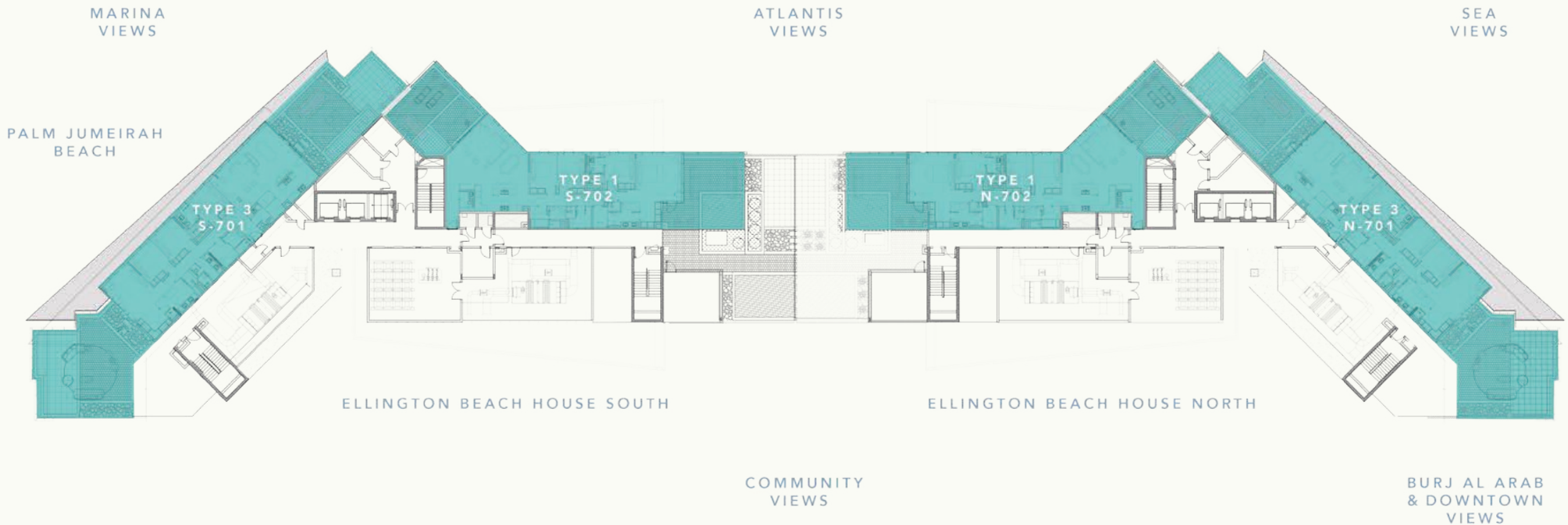
## 1<sup>ST</sup> - 3<sup>RD</sup> FLOOR LEVEL TYPICAL PLAN

-  1 BEDROOM APARTMENTS
-  2 BEDROOM APARTMENTS
-  3 BEDROOM APARTMENTS



## 4<sup>TH</sup> - 6<sup>TH</sup> FLOOR LEVEL TYPICAL PLAN





### PENTHOUSE FLOOR LEVEL TYPICAL PLAN



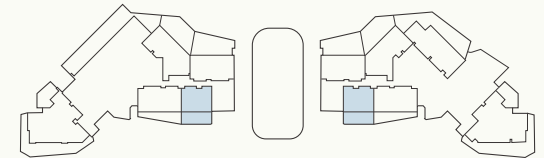
4 BEDROOM APARTMENTS

# 1 BEDROOM TYPE 1

# EBH



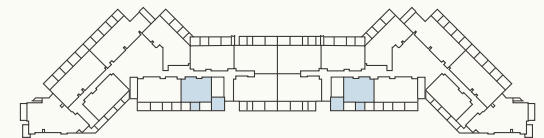
Ground Floor



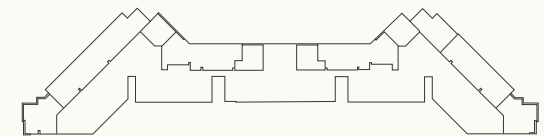
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor

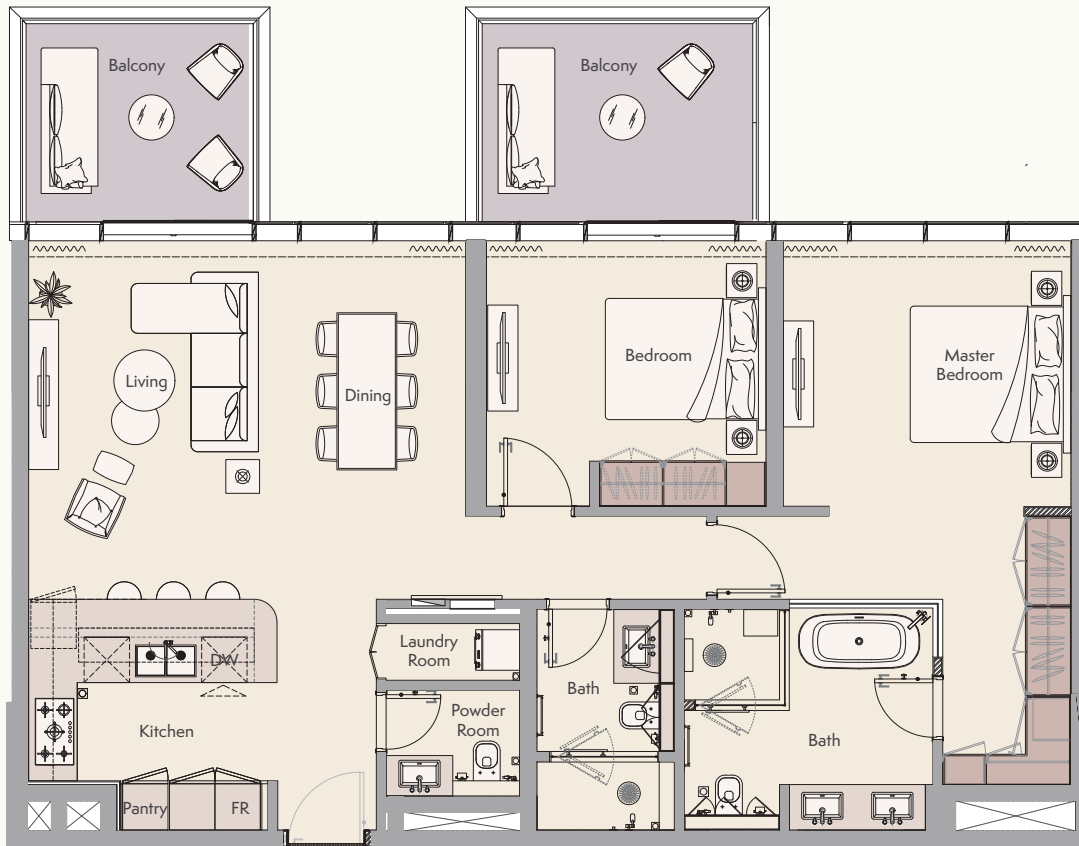


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

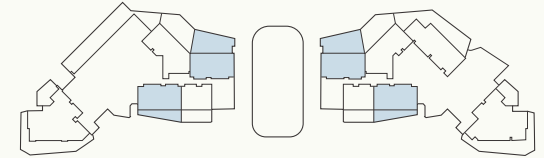
Internal Living Area	837.65 sq.ft.
Outdoor Living Area	191.06 sq.ft.
<b>Total Living Area</b>	<b>1,028.71 sq.ft.</b>

# 2 BEDROOM TYPE 1

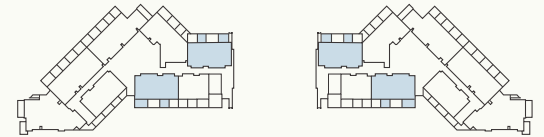
# EBH



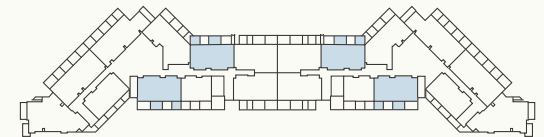
Ground Floor



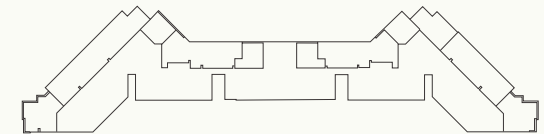
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



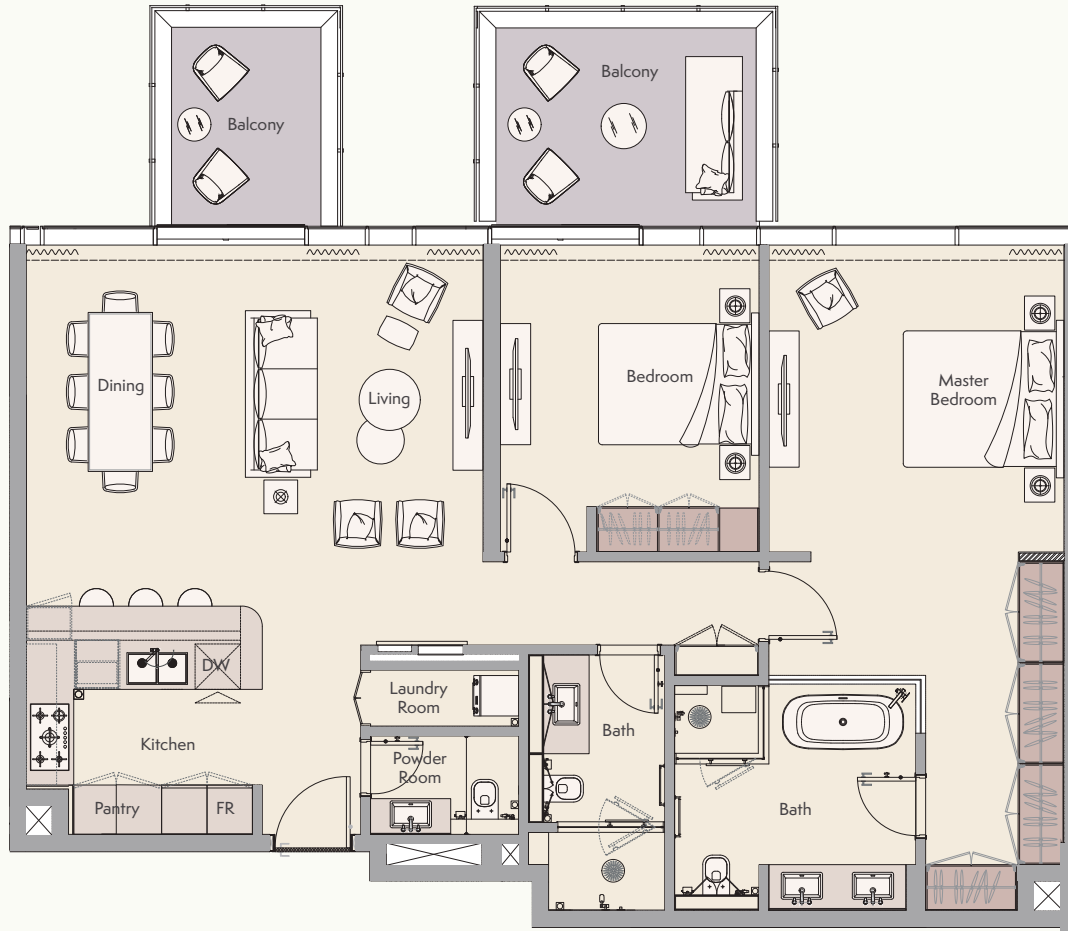
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

Internal Living Area	1,200.28 sq.ft.
Outdoor Living Area	202.47 sq.ft.
<b>Total Living Area</b>	<b>1,402.75 sq.ft.</b>

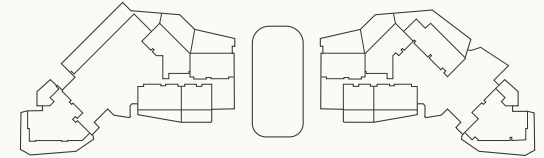


# 2 BEDROOM TYPE 2

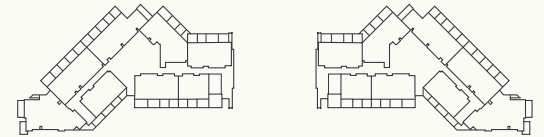
# EBH



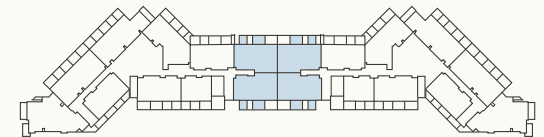
Ground Floor



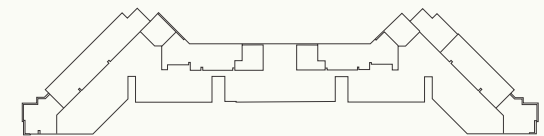
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



Internal Living Area	1,294.58 sq.ft.
Outdoor Living Area	213.34 sq.ft.
<b>Total Living Area</b>	<b>1,507.92 sq.ft.</b>

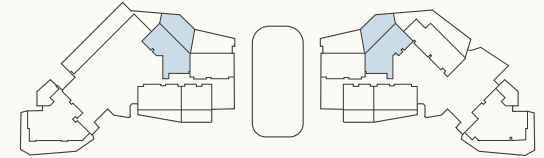
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

# 2 BEDROOM TYPE 3

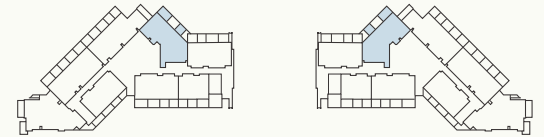
# EBH



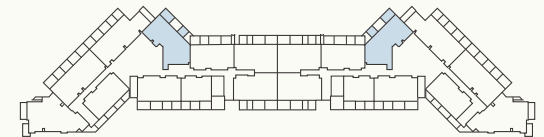
Ground Floor



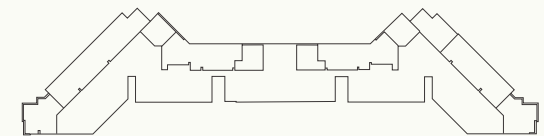
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

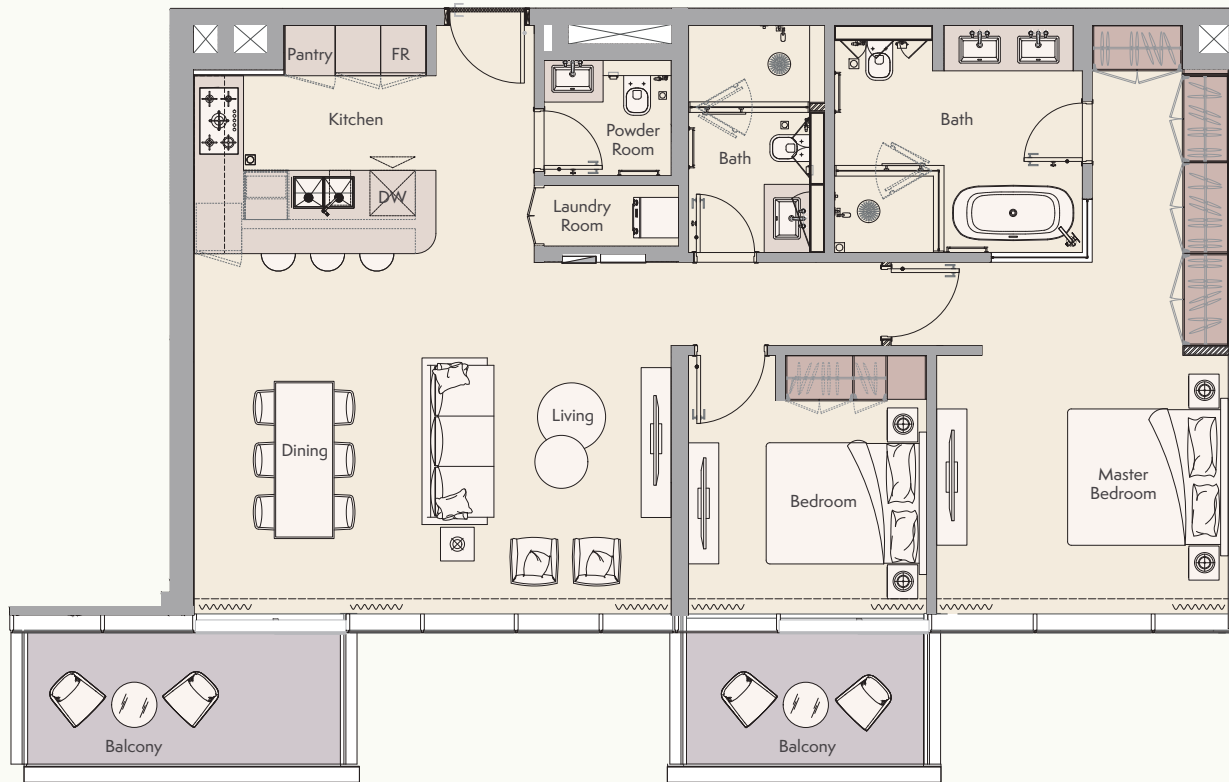
Internal Living Area 1,486.17 sq.ft.

Outdoor Living Area 185.25 sq.ft.

**Total Living Area 1,671.42 sq.ft.**

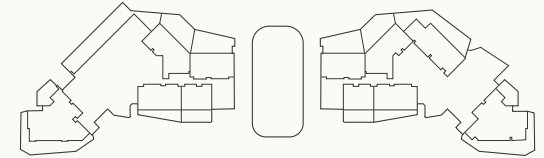
# 2 BEDROOM TYPE 4

# EBH

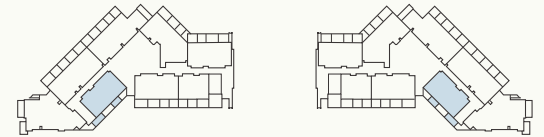


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

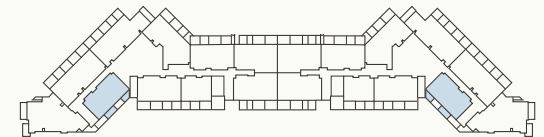
Ground Floor



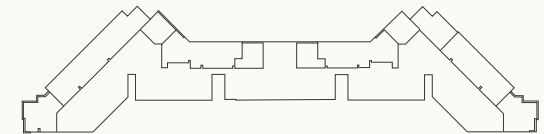
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



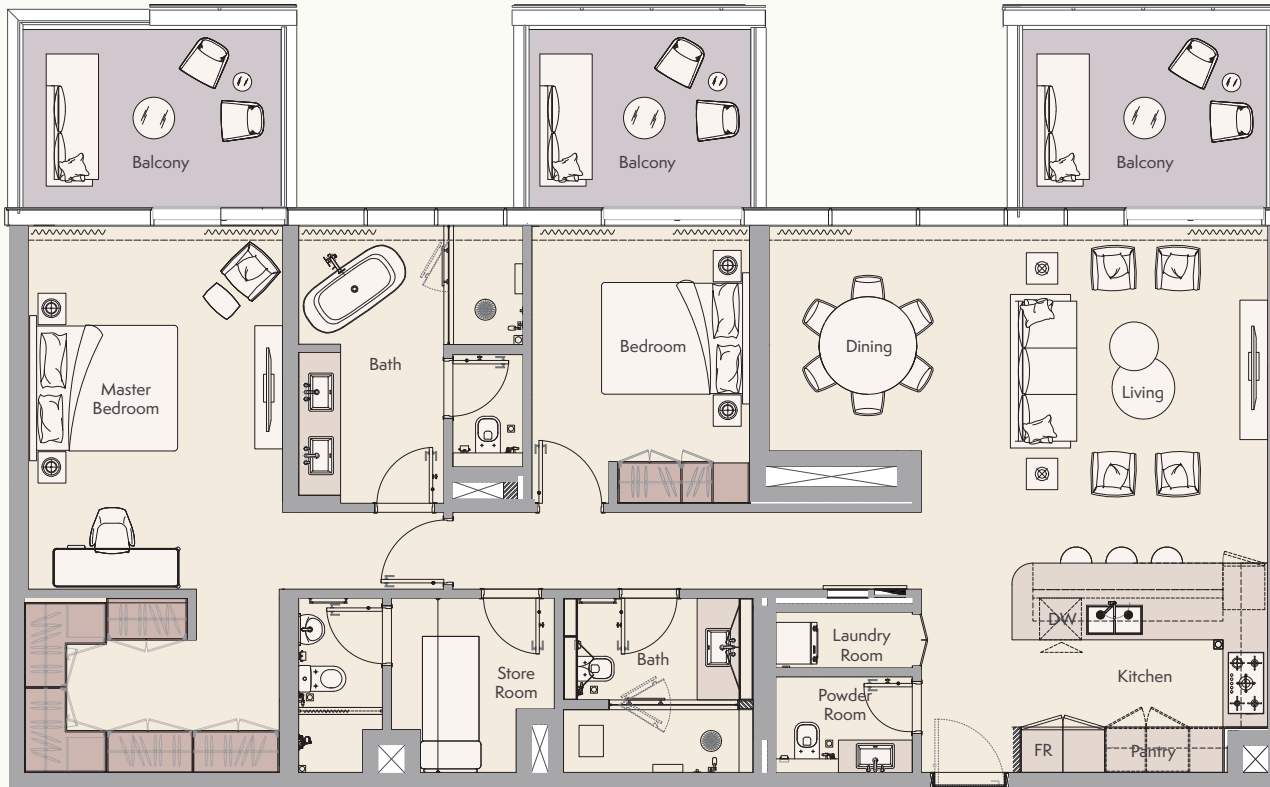
Penthouse Floor



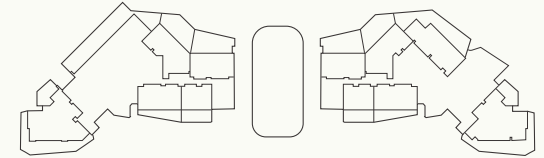
Internal Living Area	1,200.07 sq.ft.
Outdoor Living Area	142.41 sq.ft.
<b>Total Living Area</b>	<b>1,342.47 sq.ft.</b>

# 2 BEDROOM TYPE 5

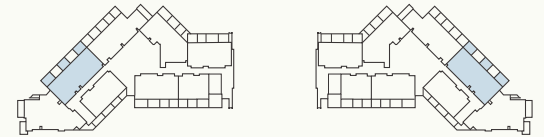
# EBH



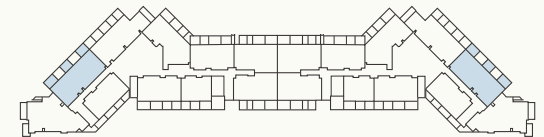
Ground Floor



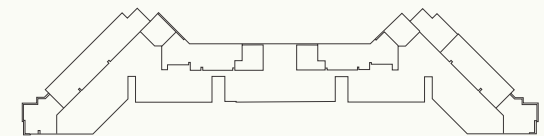
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor

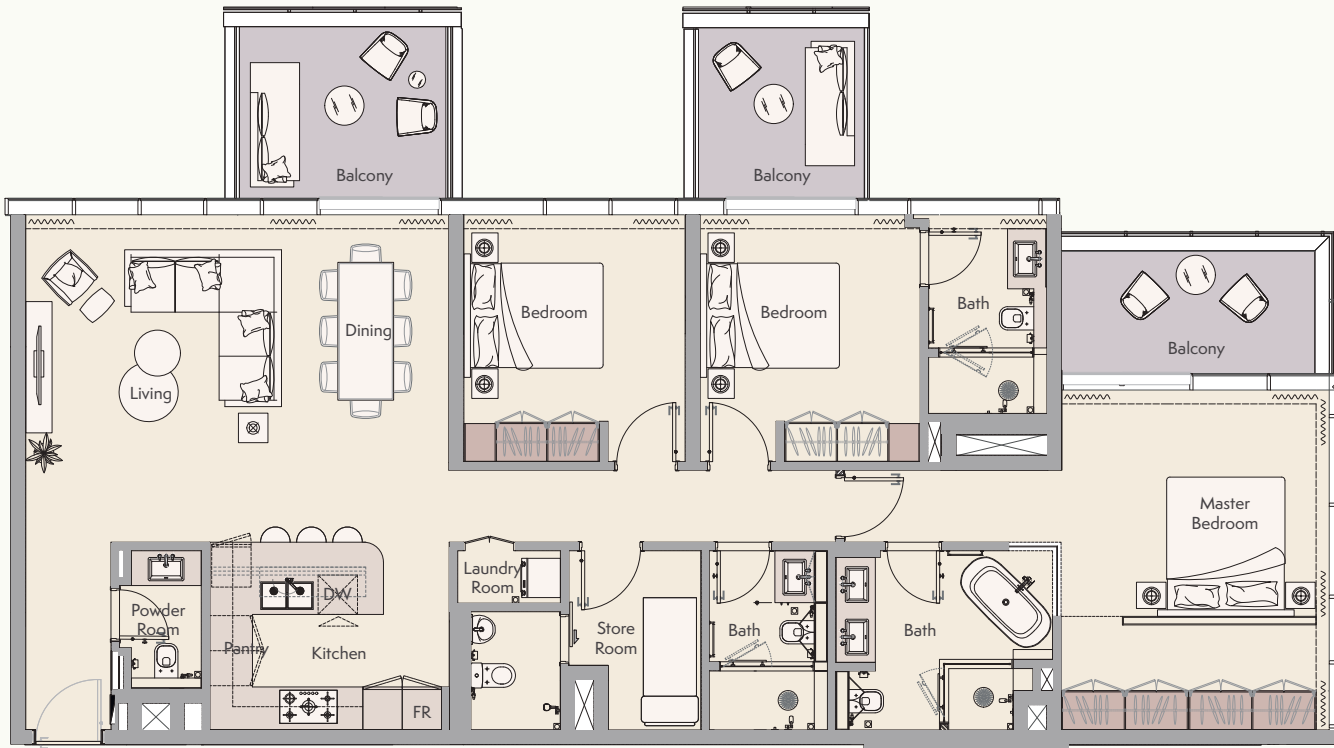


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

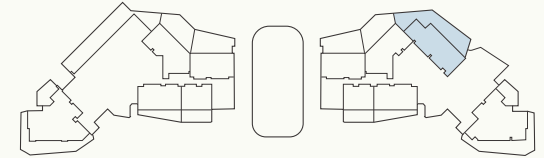
Internal Living Area	1,559.69 sq.ft.
Outdoor Living Area	315.27 sq.ft.
<b>Total Living Area</b>	<b>1,874.97 sq.ft.</b>

# 3 BEDROOM TYPE 1

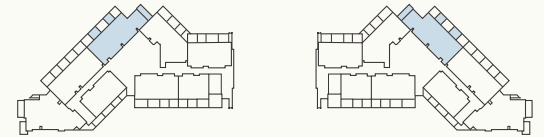
# EBH



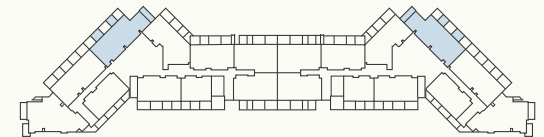
Ground Floor



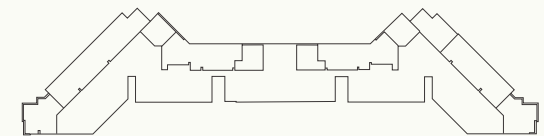
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

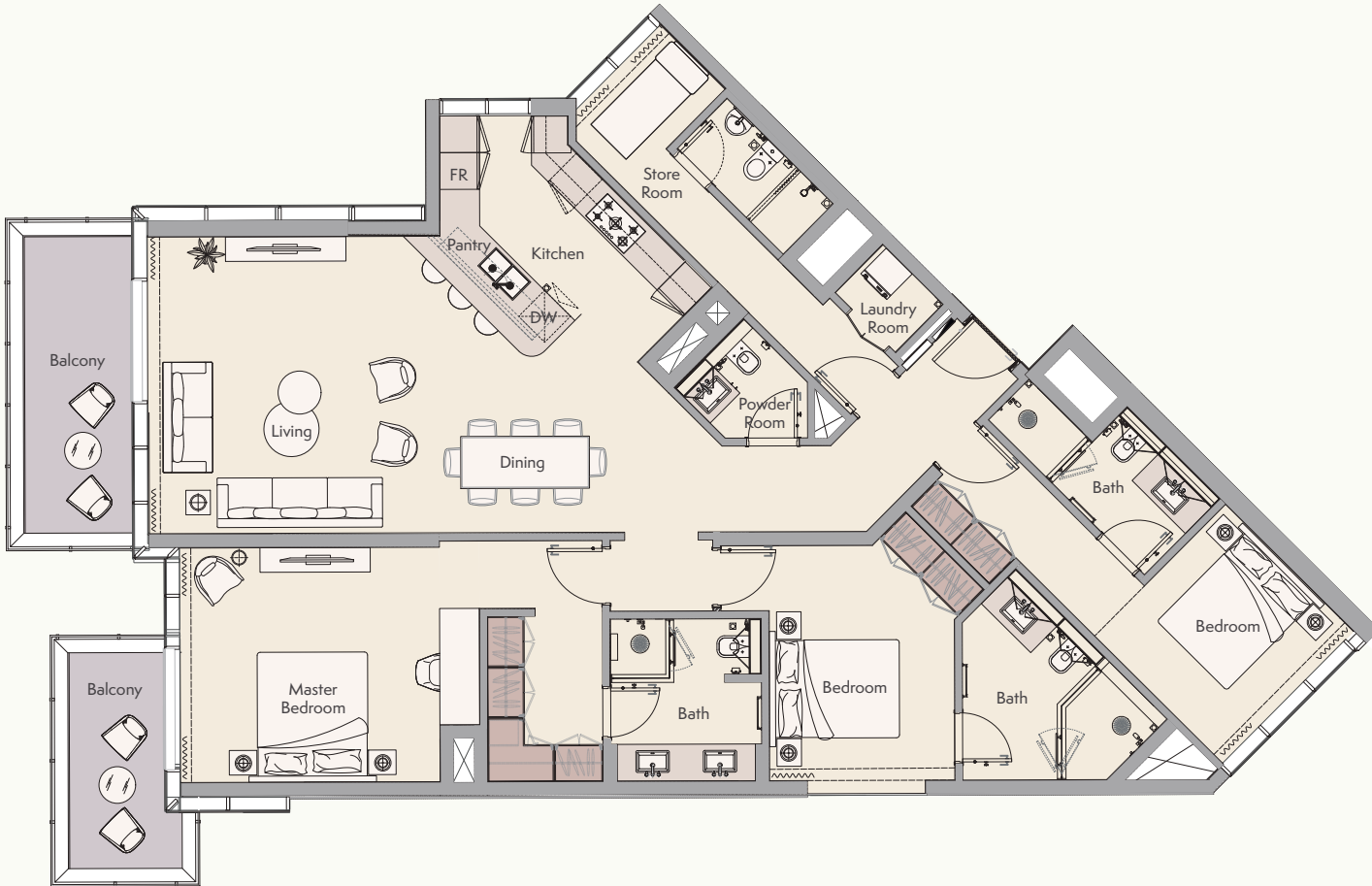
Internal Living Area 1,637.62 sq.ft.

Outdoor Living Area 262.75 sq.ft.

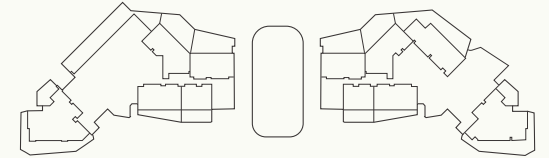
**Total Living Area 1,900.37 sq.ft.**

# 3 BEDROOM TYPE 2

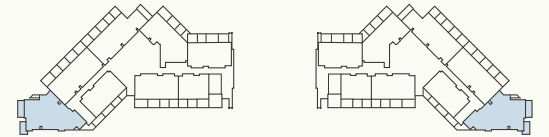
# EBH



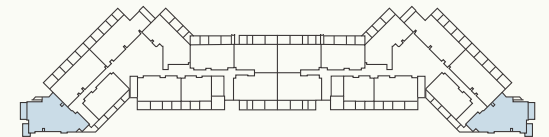
Ground Floor



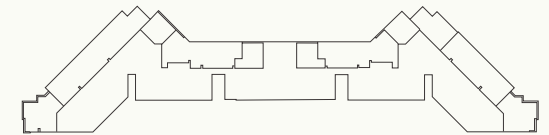
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor

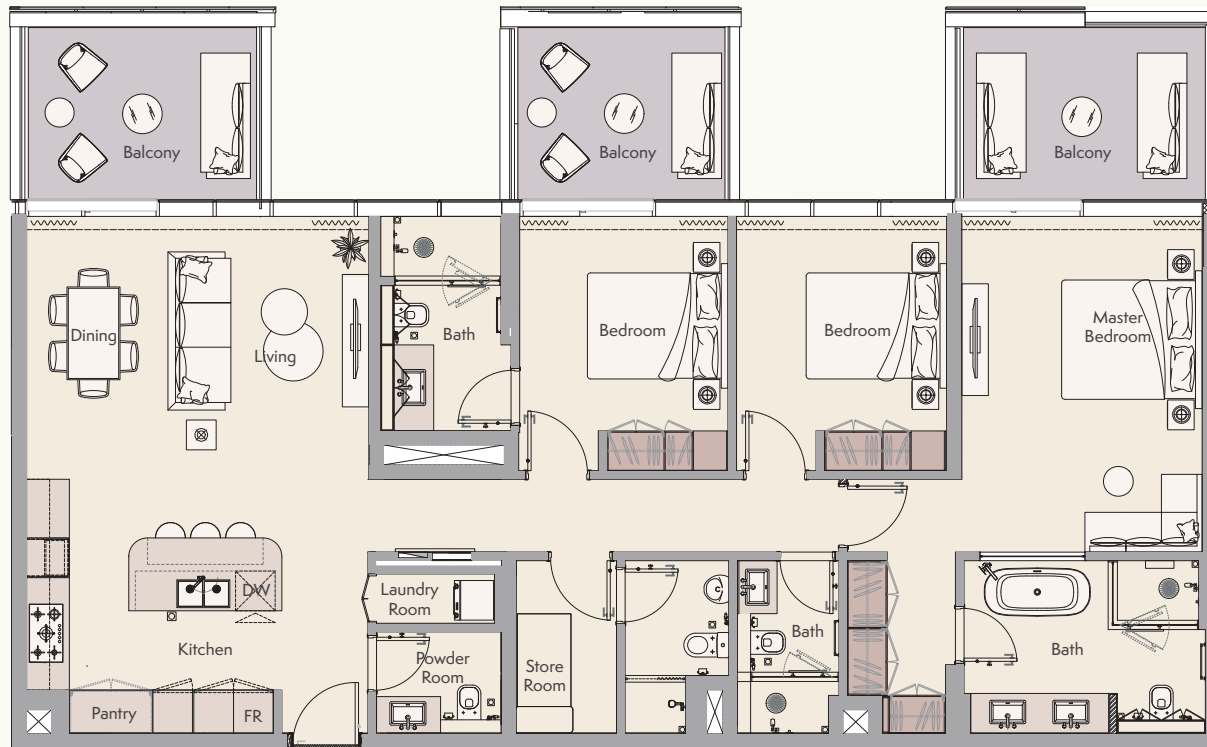


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

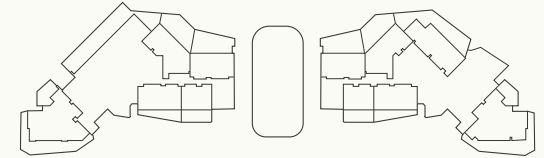
Internal Living Area	1,778.74 sq.ft.
Outdoor Living Area	208.50 sq.ft.
<b>Total Living Area</b>	<b>1,987.23 sq.ft.</b>

# 3 BEDROOM TYPE 3

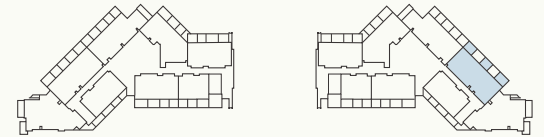
# EBH



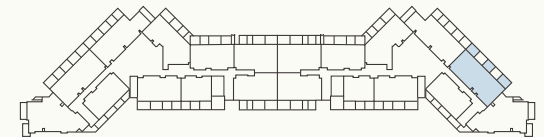
Ground Floor



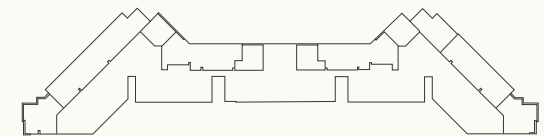
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor

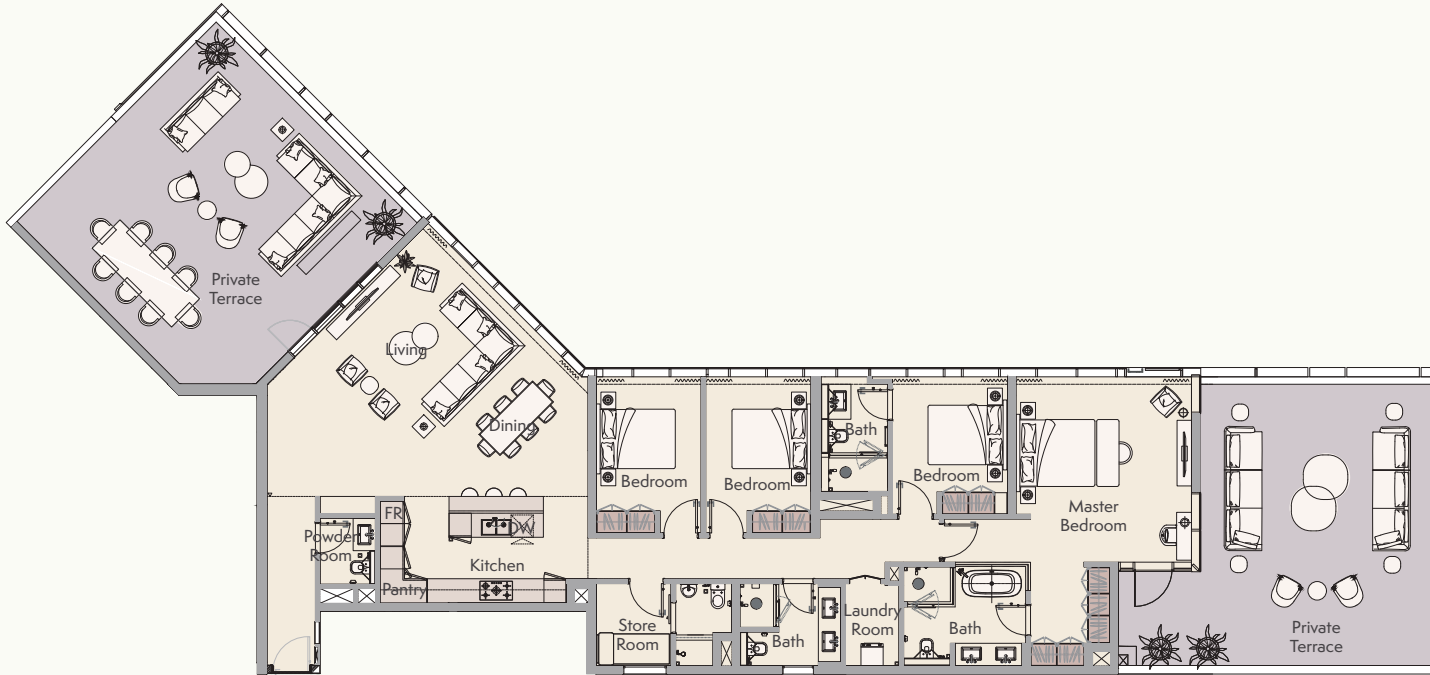


Internal Living Area	1,555.28 sq.ft.
Outdoor Living Area	313.23 sq.ft.
<b>Total Living Area</b>	<b>1,868.51 sq.ft.</b>

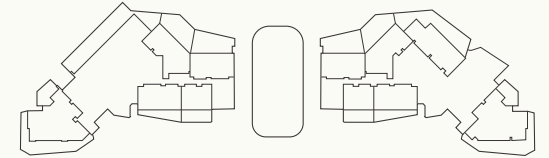
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

# 4 BEDROOM TYPE 1

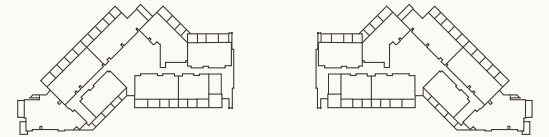
# EBH



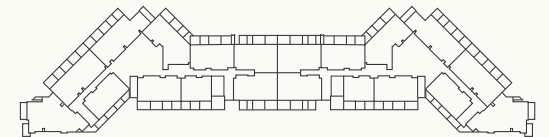
Ground Floor



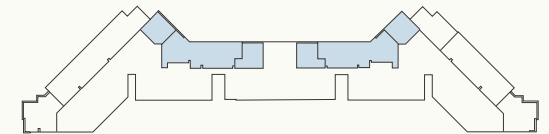
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

Internal Living Area	2,156.87 sq.ft.
Outdoor Living Area	1,246.78 sq.ft.
<b>Total Living Area</b>	<b>3,403.66 sq.ft.</b>

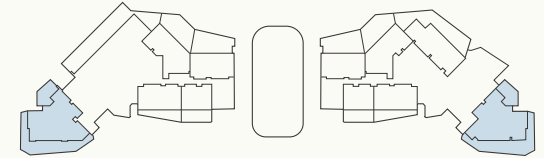


# 4 BEDROOM TYPE 2

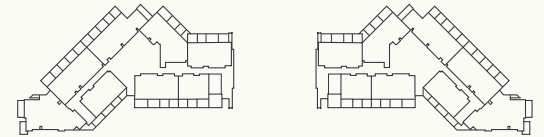
# EBH



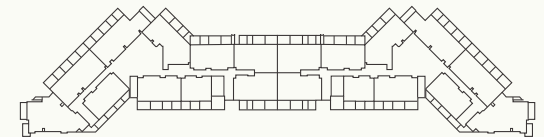
Ground Floor



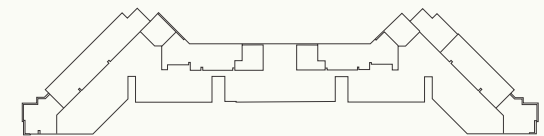
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor

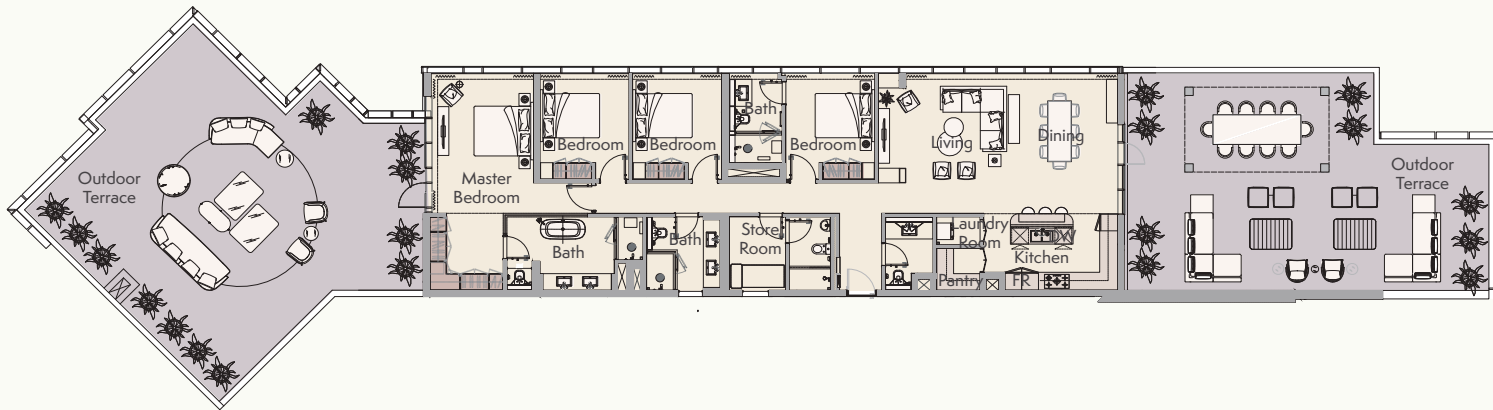


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

Internal Living Area	2,215.75 sq.ft.
Outdoor Living Area	2,008.55 sq.ft.
<b>Total Living Area</b>	<b>4,224.30 sq.ft.</b>

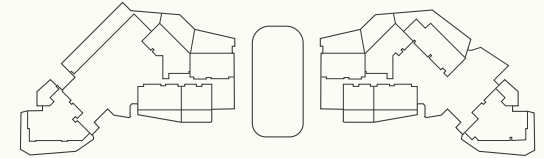
# 4 BEDROOM TYPE 3

# EBH

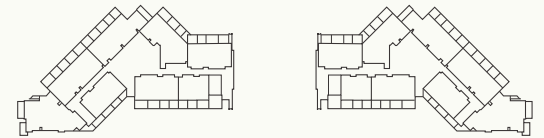


All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the Unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations. Apartment unit sizes may vary. Actual unit sizes will be reflected on the Sales and Purchase Agreement.

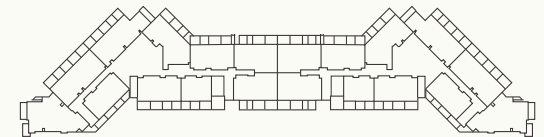
Ground Floor



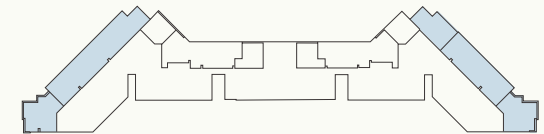
1<sup>st</sup> to 3<sup>rd</sup> Floor



4<sup>th</sup> to 6<sup>th</sup> Floor



Penthouse Floor



Internal Living Area	2,157.84 sq.ft.
Outdoor Living Area	2,240.94 sq.ft.
<b>Total Living Area</b>	<b>4,398.78 sq.ft.</b>



TO DISCUSS INVESTMENT  
OPPORTUNITIES, PLEASE CONTACT US:

Phone: +971 4 278 0888

Email: [info@ellingtongroup.com](mailto:info@ellingtongroup.com)

16th & 17th Floor, Burlington Tower, Business Bay,  
Dubai, UAE, P.O. Box 117500

[ELLINGTONPROPERTIES.AE](http://ELLINGTONPROPERTIES.AE)

Disclaimer: All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are taken from the typical floor of the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the unit and balcony varies depending on which floor and which orientation the unit is located within the building to comply with the building authority regulations.



LIVE IN *DESIGN*

ELLINGTONPROPERTIES.AE