

Dewan

Architects +
Engineers

Hospitality Experience

LOW-RISE

www.dewan-architects.com

[@dewan.ae](https://www.instagram.com/dewan.ae)

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Dewan
Architects +
Engineers

Who We Are

Dewan Architects + Engineers is a collective of architects, engineers, designers, planners, builders, makers, thinkers, and visionaries. Our collaborative team amasses over 35 years experience of designing and constructing innovative projects that redefine skylines, connect locals and visitors to cultural icons, and drastically raise the standard for sustainability.

+
1984

Dewan Established

1st Office,
Abu Dhabi,
United Arab Emirates

Since establishing our first office in 1984 in Abu Dhabi, Dewan has been integral to the Middle East's booming architectural and engineering industries. We've enhanced cities and suburban areas across the Middle East, from constructing Fountain Views, a spectacular mixed use residential development in Dubai, to designing Mamsha Al Saadiat, a master-planned community that promotes social cohesion through incorporating pristine beaches, stunning apartments, and world-class museums. Dewan is also a key partner in Saudi Vision 2030, the Kingdom's



Future -Ready

ambitious initiative to modernize and diversify its economy, with a focus on sustainable development. We're a team of optimists and innovators who motivate each other and our industry at-large to continue to push the boundaries of architecture. Dewan operates in a dozen countries across Europe, the Middle East, and Asia, specializing in mixed use, hospitality, residential, commercial, education, retail, and urban planning. Widely recognized by influential publications and numerous industry awards, Dewan continually elevates architecture's role in contributing to thriving societies.

What We Do

Dewan Architects + Engineers is a full-service design firm that manages complex and demanding projects of all sizes. Our multidisciplinary team leverages the latest technologies in construction and architecture to maximize sustainability, create unique and boundary-breaking designs, and deliver large-scale projects on-time under tight budgets.

+ Expertise

Architecture

- Conceptual Design
- Design Development
- BIM/Revit
- Graphic Design
- Data-Driven Design

Engineering

- Structural Engineering
- Mechanical Engineering
- Electrical Engineering
- Civil Engineering
- Architectural Engineering



Master Planning

- Structural & Regional Planning
- Urban Planning
- District Units Planning
- Urban Regeneration & Renewal
- Landscape Design

Interior Design

- Space Planning
- Furniture Schedules
- Signage & Wayfinding
- Art Design

Sustainability

- LEED/ESTIDAMA (APs/PQPs)
- Energy Modeling
- Environmental Impact Studies
- Daylighting Modeling & Analysis

Post Contract

- Construction Management
- Construction Supervision
- Defects Liability Supervision
- Progress Reporting
- Cost Control & Planning
- Pre/Post Contract QS
- BOQs
- Value Engineering
- Contract Documentation

Global Reach

Our dedicated teams work in nearly a dozen countries across the Middle East and Europe and have partnered with more than 100 high profile firms around the world.

+ At a glance

400 +

Projects

500 +

Professionals

30 +

Awards & Rankings

08

Offices

39 +

Languages

50 +

Nationalities

Offices

– Abu Dhabi
United Arab Emirates

– Dubai
United Arab Emirates

– Sharjah
United Arab Emirates

– Riyadh
Saudi Arabia

– Cairo
Egypt

– Baghdad
Iraq

– Barcelona
Spain

– Manila
Philippines





**W Abu Dhabi
Yas Island Hotel**

Location	Abu Dhabi, UAE
Size	20,000 sqm
Client	Aldar Properties
Rating	5 Star
Associates	Asymptote



The world's first hotel to span a Formula 1 racetrack.

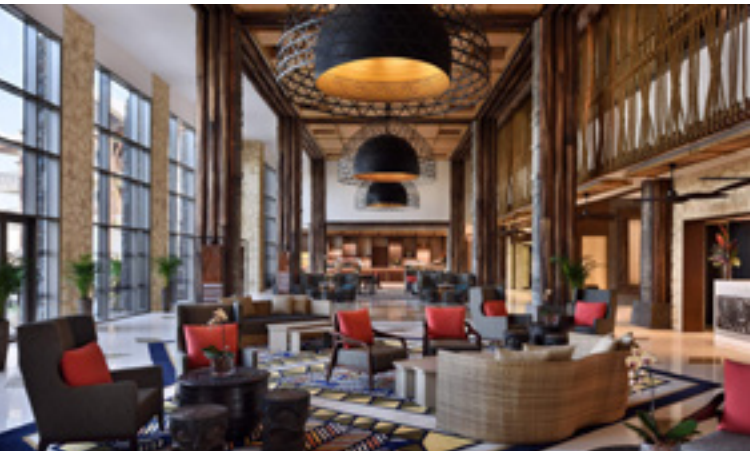
Inspirational architecture unravels in the form of a bold Welcome area, bespoke Welcome desks in the shape of oil drops, to jewel tone furnishings depicting the colours of liquid gold. Welcome also features show stopping Whatever/Whenever canoe desks, referencing the Abu Dhabi water ways and the mode of movement to the city. The vibrant 499 guest rooms and suites with floor-to-ceiling windows offer spectacular views of the race track or marina. W Abu Dhabi – Yas Island is the ultimate dining & nightlife destination with seven unique restaurants and bars ready for guests to steal the scene. Fuel up at FIT, our Spa or the modern kid's zone for the young at heart.

Lapita
Hotel

Location	Dubai, UAE
Size	37,805 sqm
Client	Meraas
Rating	5 Star
Associates	RTKL

A true testament to the essence of the Polynesian Island setting.

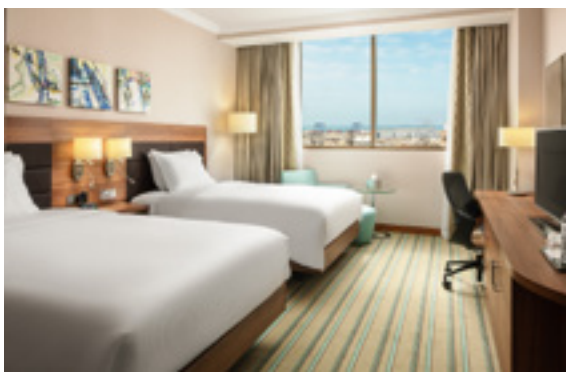
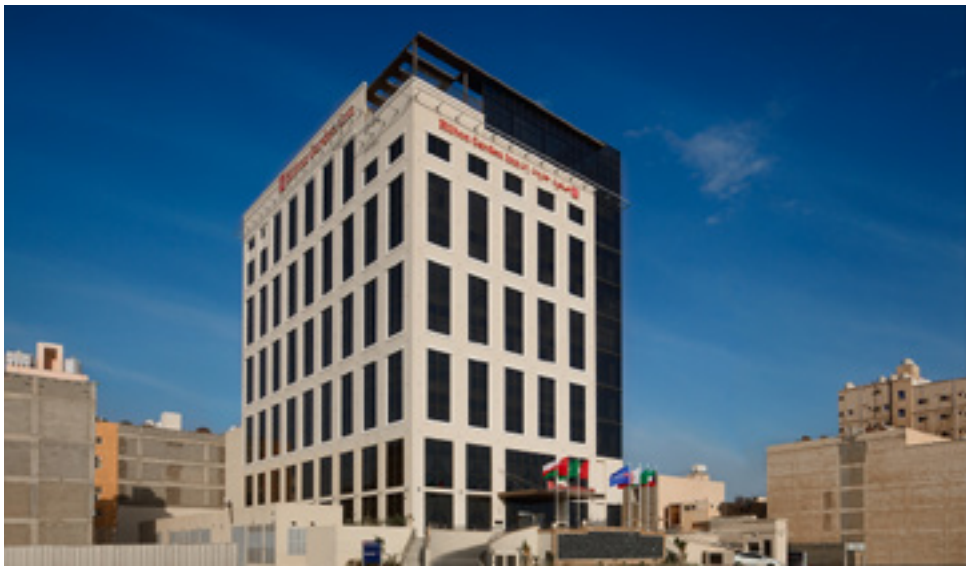
Located in the heart of Dubai Parks & Resorts, boasts a serene atmosphere, lush landscaping, and colorful designs inspired by the South Pacific. A true testament to the essence of the Polynesian Island setting, Lapita presents a genuine sense of tranquillity and splendour throughout its architecture, landscaping, authentic textures and intricate finishings. Guests are welcomed with scenic pathways lining the entrance filled with a colourful array of fawn and flora, with guest rooms offering unsurpassed comfort and luxury. The warm ambience features distinctive lighting, modern Polynesian motifs, with a selection of dining venues effortlessly taking patrons on a savoury and delectable culinary journey.





Hilton
Garden Inn

Location Jubail, KSA
Size 14,400 sqm
Client Al Ansari General Contracting



Stay in the Saudi Arabian capital’s bustling commercial center at the Hilton Garden Inn hotel in Jubail.

Set on the Jubail Corniche near the Jubail Commercial Port, the hotel is conveniently located between King Fahd Airport in Dammam and the Royal Commission of Jubail and its Industrial City. Sabic, Sadara, Tasnee, Petro Kemya, Maaden, Marafiq, King Fahd Industrial Port, Dow Chemicals, Exxon, Total, Schlumberger, Saipem-Snamprogetti, Halliburton and Baker Hughes are some of the many companies/projects that are easily accessible from our hotel. Unwind in one of the 133 guest rooms, relax in a serene Lobby overlooking the scenic Arabian Gulf, enjoy themed buffets and à la carte dishes at a Garden Grille restaurant and savor snacks, drinks and shisha (outdoor) in our trendy Garden Café.



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Park Inn by Radisson

Location Dubai, UAE
Size 43,000 sqm
Client Al Tawfeek Development & Investment



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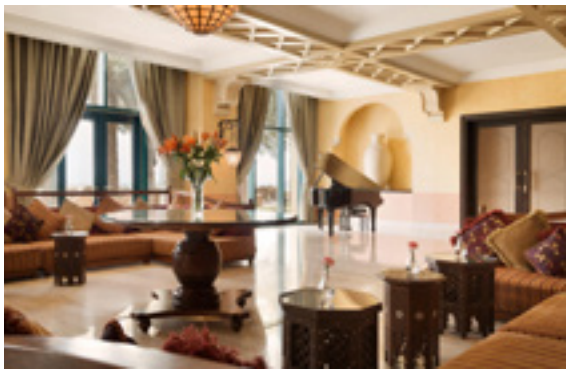
Experience the new Motor City development near great attractions.

With a brilliant location overlooking the Dubai Autodrome Racetrack and the Dubai Marina skyline serving as an impressive backdrop, the Park Inn by Radisson Hotel in Motor City is the ideal base for both business and leisure trips. This unique city development offers a multitude of recreational facilities and exciting experiences as you explore its innovative design. Motor City's sense of adventure and fun is perfectly mirrored in the contemporary design and philosophy of the Park Inn by Radisson Hotel, which offers a high standard of service and comfort for the ultimate hassle-free stay in the UAE.



**Djibouti Palace
Kempinski**

Location	Djibouti, Africa
Size	244,000 sqm
Client	Nakheel
Rating	5 Star
Associates	Taisei



Aspiring to create the ultimate hospitality experience in Africa.

Gracefully nestled on its own expanse of pristine beach a secluded and tranquil setting amidst leafy palms and blossoming bougainvillea. Aspiring to create the ultimate hospitality experience in Africa, the Djibouti Palace Kempinski is gracefully nestled on its own expanse of pristine beach a secluded and tranquil setting amidst leafy palms and blossoming bougainvillea. Representing a unique mix of contemporary elegance, traditional African luxury and intricate arabesque touches, the Djibouti Palace Kempinski offers incomparable 5-star resplendence. With 400 keys - including immaculate serviced apartments - the hotel is a destination full of wonder and royal grandeur.

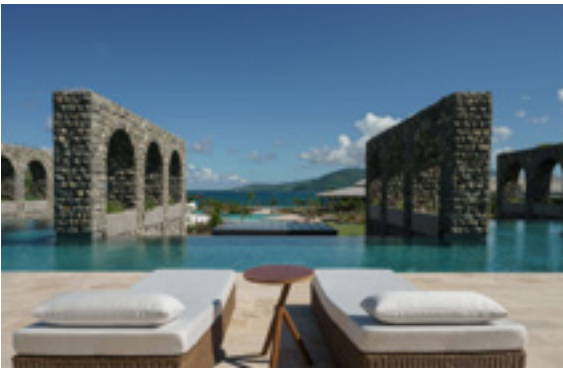
Park Hyatt

St. Kitts

Location	Christophe Harbour
Size	500,000 sqm
Client	Range Developments

Experience luxury combined with caribbean charm.

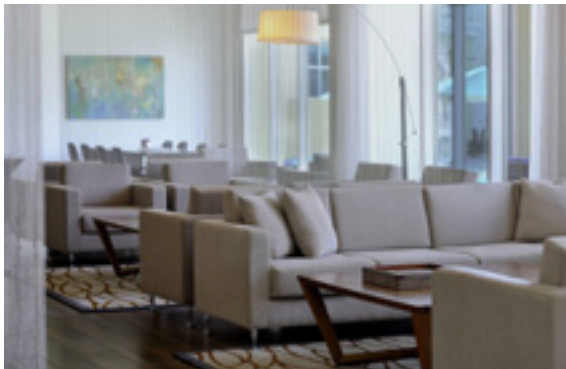
At Park Hyatt St. Kitts Christophe Harbour, guests will enjoy the highest levels of luxury. Our spacious guestrooms and suites combine contemporary architecture with a timeless feel that taps into the rich historic roots of St. Kitts. Many of the suites offer individual pools with private sun decks offering unobstructed views of the Caribbean Sea and the neighboring island of Nevis. Guest rooms at the resort have a seating area and a TV with cable channels. Suites feature terraces, bathrooms, rain showers, deep soaking tubs. individual rooftop pools with views of the island of Nevis are available in premium suites. Unique private dining experiences. Park Hyatt St Kitts offers units that have sea views, and all rooms are also fitted with a private bathroom and a walk-in-closet.





Marriott Courtyard

Location	Dubai, UAE
Size	244,000 sqm
Client	Union Properties
Rating	4 Star



The design is inspired by the gentle undulating grace of the French Riviera's Port Grimaud.

Complementing the lush splendour of the adjoining residential Green Community, the Marriott Courtyard brings 4-star hospitality to the thriving environs of Dubai Investment Park. Uncompromising in its approach to luxurious accommodation, elegant architecture and immaculate interiors, the welcoming 165-key hotel is set around a serene manmade lake. The Marriott Courtyard's low-rise buildings enhance its charming character yet retain a subtle Arabic essence. This innate appeal extends to the fine restaurants and cafés that complement the hotel's facilities.



Rove Hotel
Mauritania

Location Nouakchott, Mauritania
Size 31,056 sqm
Client Private



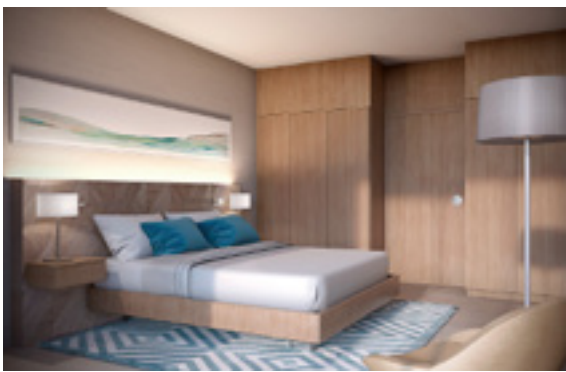
This is the first Rove outlet outside the UAE, located in the Bay La Sun waterfront district of King Abdullah Economic City in KSA.

ROVE Nouakchott offers more than just a comfortable stay. It provides an exceptional guest experience 20 km from the city center and only 6 km from the new Nouakchott airport, located in the heart of Zeina District, luxury accommodation and a dazzling outdoor Pool & recreation area, a stone's throw from Nouakchott city center. Overlooking superb Ocean view, discover the calm, comfortable, contemporary rooms at the Hotel. Each of the rooms is decorated with modern furnishings and equipped with all the comforts and state-of-the-art facilities you could need to make your stay as enjoyable as possible. The Hotel is a part of a huge Master plan that features a variety of excellent on-site facilities such as different types of Commercial villas, retail facilities and other recreation areas along with attractive landscaping.



Marriott Hotel Jubail

Location	Jubail, KSA
Size	39,774 sqm
Client	Abdullah A. Al Barrak & Sons Co.
Rating	4 Star



Marriott Hotel Jubail welcomes you with 4-star sophistication and a prime location in the city's business hub.

The philosophy of the Marriott Courtyard and Residence Inn is to provide a comfortable accommodation to suit business travellers and local guests in a modern design language which integrates traditional design motifs. The project is a 7-storey hotel located in Jubail, an industrial coastal city in the east of The Kingdom of Saudi Arabia. It also includes a casual restaurant and lobby lounge, a health and leisure club with separate facilities for men and women, an outdoor swimming pool, a business center, a deli-counter and 5,400 square feet of space in addition to pre-function areas.

| **Accor
Hotel**

Location	Riyadh, KSA
Size	30,787 sqm
Client	Al Akaria Hospitality Development
Rating	3 Star

The architecture is simultaneously iconic in form and human in scale.

The façade treatment is based on the idea of responsive architecture, where the main solid element provides a balance between shade and natural light for the interior spaces. The strategy is based on a modular grc solid panel with dimensions adjusted to the building grid. This element is repeated all over the façade, wrapping the whole building and will be typical in the dimensions resulting in a budget conscious solution. This will result in an elegant and contemporary façade, visually appealing but also environmentally efficient.





**La Mer
Hotel**

Location	Dubai, UAE
Size	6,550 sqm
Client	Meraas
Rating	3 Star



Seaside 3 star hotel located in the coastal community of Jumeirah.

A 3 star Mid-scale Hotel of 100 guest rooms and is composed of Ground + 1 floors + Roof. The Site is located at Dubai in La Mer a new vibrant waterfront area in the city, featuring rooms and suites overlooking the Gulf sea, all the accommodation at this beachfront hotel in UAE boasts stunning views of the splendid gardens or the glistening ocean backdrop. The spacious rooms and suites are stylishly decorated to reflect the natural surroundings and enhance their contemporary ambience within.

City Walk

Hotel

Location	Dubai, UAE
Size	13,100 sqm
Client	Meraas
Rating	3 Star

A boutique 3 star hotel experience found in the heart of City Walk, Dubai’s new urban living destination.

The hotel is located at Dubai in City Walk 2, area with a creative lifestyle space where you can live and enjoy a huge variety of retail offer. Built around movement, sharing and community, contemporary creativity thrives and everyone who visits is inspired to actively seek the unexpected. The project comprises of the following: Ground Floor hosting the Hotel reception area, lobby lounge, all day dinning, café, and BOH services. 1st floor with all the BOH and Hotel service facilities, meeting rooms, breakout area. 7 floors of guest rooms with a total of 224 keys. Roof level hosting swimming pool overlooking Burj Khalifa.



Bahrani
Island Retreat

Location	Abu Dhabi, UAE
Size	300,000 sqm
Client	Sorouh
Associates	Roya

A fundamental element of the retreat’s appeal is its impeccable purity and organic architecture.

Off the coast of Abu Dhabi, a mere 20 minutes by boat, the Bahraini Island Retreat welcomes guests with signature hospitality. Its remote yet accessible location is an irresistible allure to city dwellers seeking escape and rejuvenation in a pristine natural setting. Offering 5-star indulgence, the retreat hosts 104 keys comprising of 52 luxury suites and 52 private beachfront villas – vibrantly reminiscent of traditional royal Bedouin tents. A fundamental element of the retreat’s appeal is its impeccable purity and organic architecture. Fully-compliant with Estidama concepts, the architecture and design utilise fabric structures minimising the site’s ecological impact, and maximising the retreat’s efficiency and aesthetic charm.



Hospitality Experience

LOW-RISE

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