



NASAYEM

Abu Dhabi

A WORK OF SUBSTANCE

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Abu Dhabi

Abu Dhabi & Saadiyat Island

Components & Program

Concept

Colour Palette & Materials

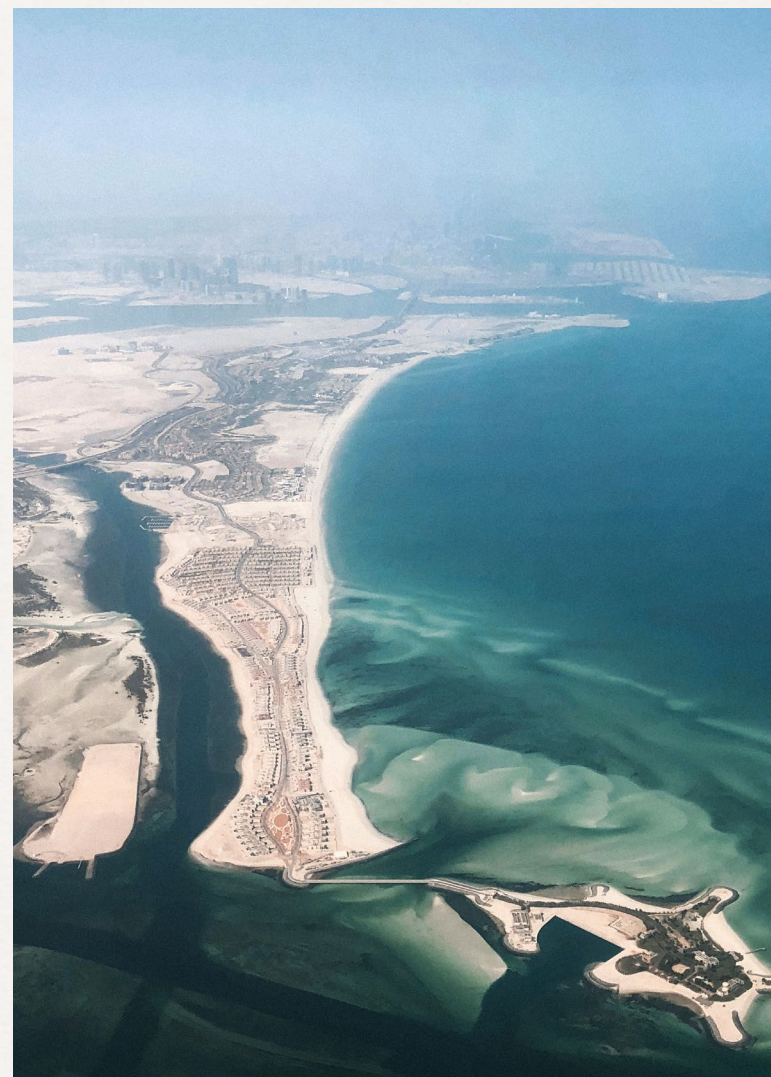
Interiors

Outdoors

INTRODUCTION

On the edges of Saadiyat golf course, our latest residential project emerges as a dialogue between seclusion and the expression of wind. Guided by this philosophy, we reinterpret the tangible flow and visual resonance of these currents as defining forces in shaping both form and experience. Through deliberate layering, we articulate a spatial narrative that evokes curiosity and a desire for discovery. Exploring our connection to nature, we allow its rhythms to guide our design, where light and shadow intertwine within a home that breathes with the environment.

Blending natural beauty with cultural attractions and modern conveniences, Saadiyat Island offers a resort-like ambiance within a 10-minute drive from downtown Abu Dhabi. As a cultural destination, it provides a lifestyle of both luxury and refinement. The area's rich arts and educational offerings, including renowned museums and institutions, create a backdrop for a life of inspiration and tranquility. Here, the home becomes a sanctuary—one that not only reflects the island but also embraces its vibrant spirit.



LOCATION

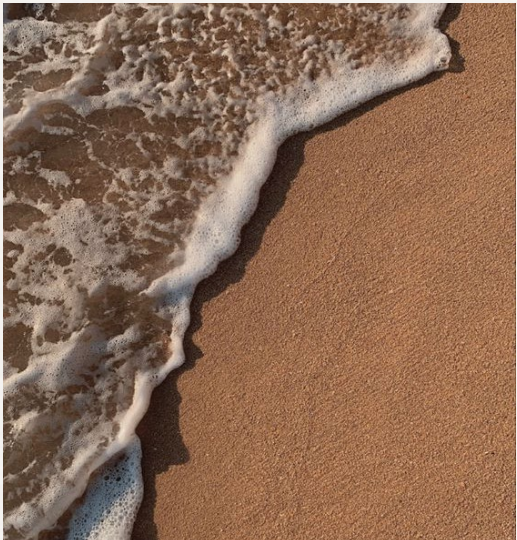


Cultural District



Date palm trees (Phoenix Dactylifera)

*As the nation’s capital and administrative heart,
Abu Dhabi is a study in duality — where natural islands
and luxury resorts meet shifting dunes and tranquil oases.*



Saadiyat Island & Beaches



‘Empty Quarter’ Desert near Abu Dhabi

A skyline of soaring high-rises rises beside pristine beaches,
framing a city that has evolved from a coastal enclave
into a dynamic global hub.

Steeped in heritage yet propelled by innovation,
Abu Dhabi balances its rich history with an unmistakable
contemporary energy. Here, creativity is not merely
an aesthetic pursuit but a fundamental force —
one that inspires, stimulates, and rejuvenates.



SITE

Saadiyat Island, Abu Dhabi

A ten-minute drive from downtown Abu Dhabi, the natural 27-square-kilometer Saadiyat Island has been transformed into a world-class leisure, residential, business, and cultural hub.

KEY COMPONENTS

We drew inspiration from the owner's Bedouin heritage, embedding historical and cultural cues of nomadic life into the design. The concept honours the tribes' deep connection to the land, their resilience in harsh environments, and their artisanal traditions.

↙ *Photography: Abdullah Alallab*



↑ *Duraznos House,
V Taller,
Photography: Miguel Valverde*

→ *Photography: Edouard Sepulchre*





Materiality

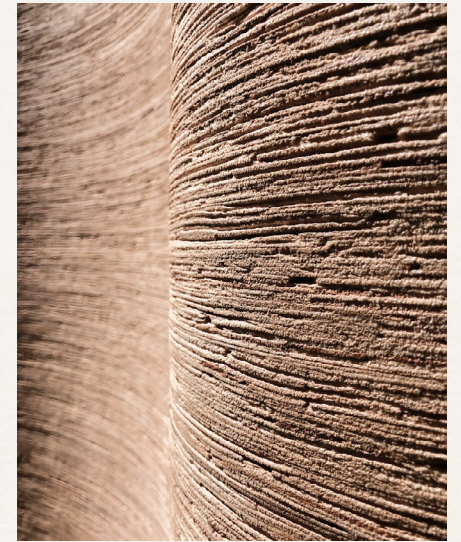
The interior draws materiality directly from the desert landscape—neutral, natural, and quietly expressive. Surfaces are finished in powdery, matte textures that evoke weathered stone and sun-bleached sand. Neutral plasters, raw timber, and natural stones create a grounded palette that feels both elemental and enduring.

Material choices emphasize tactility and softness within a minimalist framework. Fabrics are lightweight, woven from natural fibers in shades of clay, and bone, reflecting the layered tones of desert terrain.

↑ *Absan Residence,
Ground One,
Photography: Junaid Hasan Pranto*

→ *Canyon Walls,
Photography: Rasem Kamal*

↓ *On Weaving,
EAST Architecture Studio, AKT II
Photography: Rayyane Tabet*



PROGRAM



Secluded

- Guest Suites*
- Oasis Suite*
- Kids Sanctuary*
- Mantuary*
- Media Room*
- Wellness*



Social

- Kitchen*
- Dining*
- Cellar*
- Salons*
- Playroom*
- Living Area*
- Outdoor Pavilions*



Focused

- Atelier*
- Office*
- Service Areas*

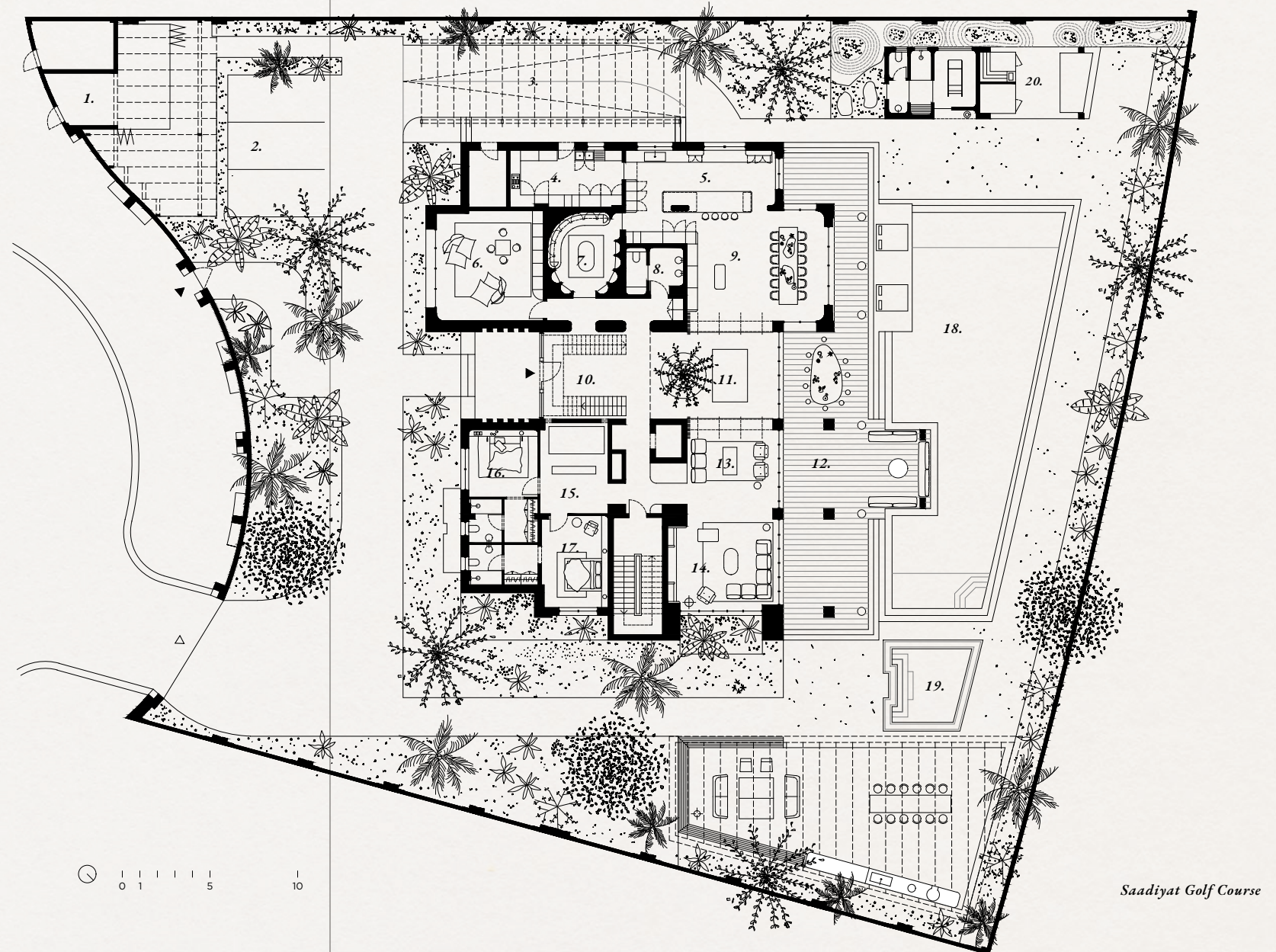


Contemplative

- Courtyard*
- Terraces*

Ground Floor

The ground floor layers social areas—an open kitchen and dining area, and a lounge and living room—all extending towards outdoor spaces. Additional rooms include a wine cellar, guest suites, and a dedicated children's playroom.

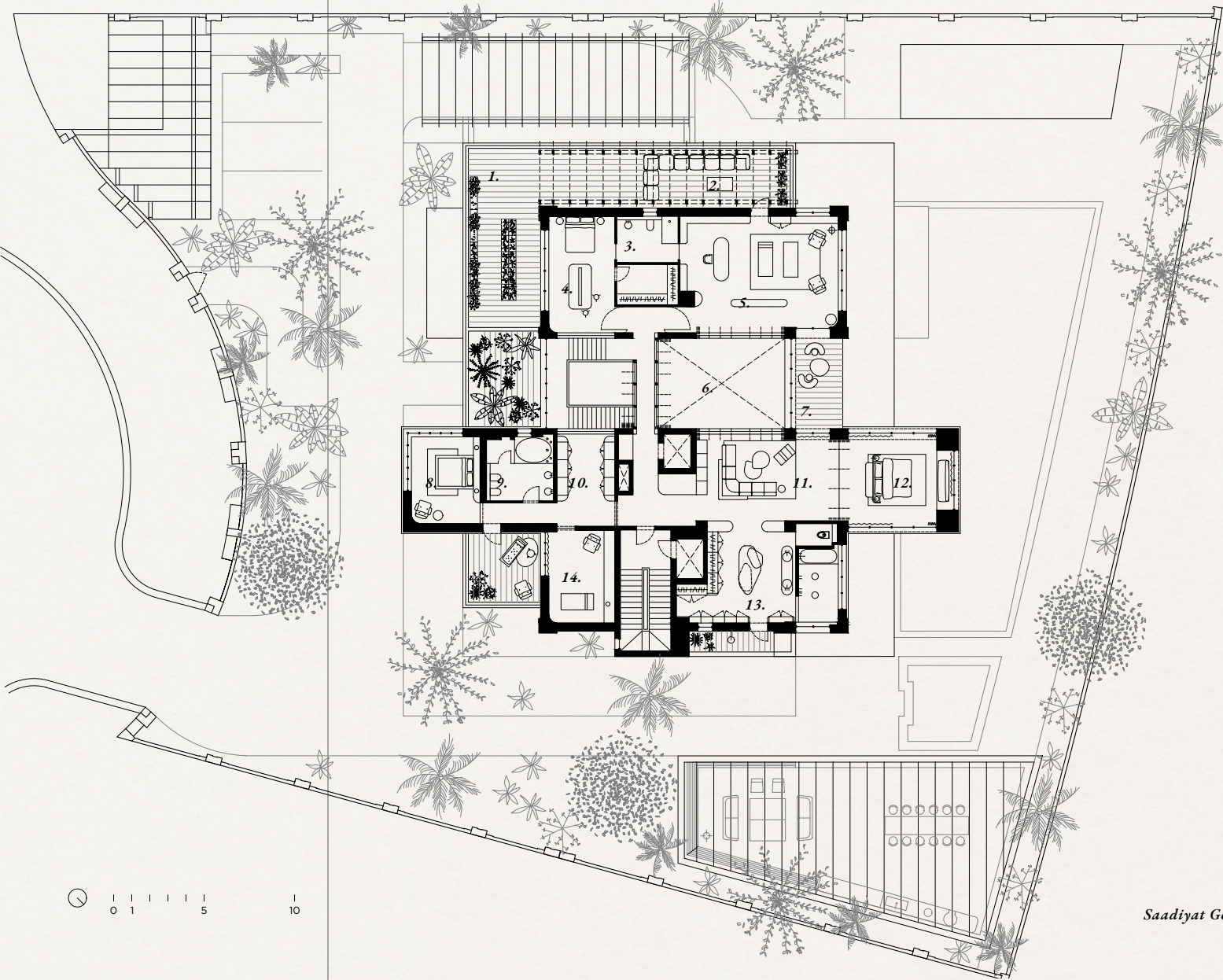


- | | |
|--------------------|-------------------------|
| 1. Gym | 11. Courtyard |
| 2. Car Park | 12. Terrace & Pool Deck |
| 3. To Basement | 13. Lounge |
| 4. Service Kitchen | 14. Living Room |
| 5. Open Kitchen | 15. Guest Lounge |
| 6. Playroom | 16. Guest Suite 1 |
| 7. Winery | 17. Guest Suite 2 |
| 8. Washroom | 18. Pool |
| 9. Dining | 19. Jacuzzi |
| 10. Entrance | 20. Spa |

Saadiyat Golf Course

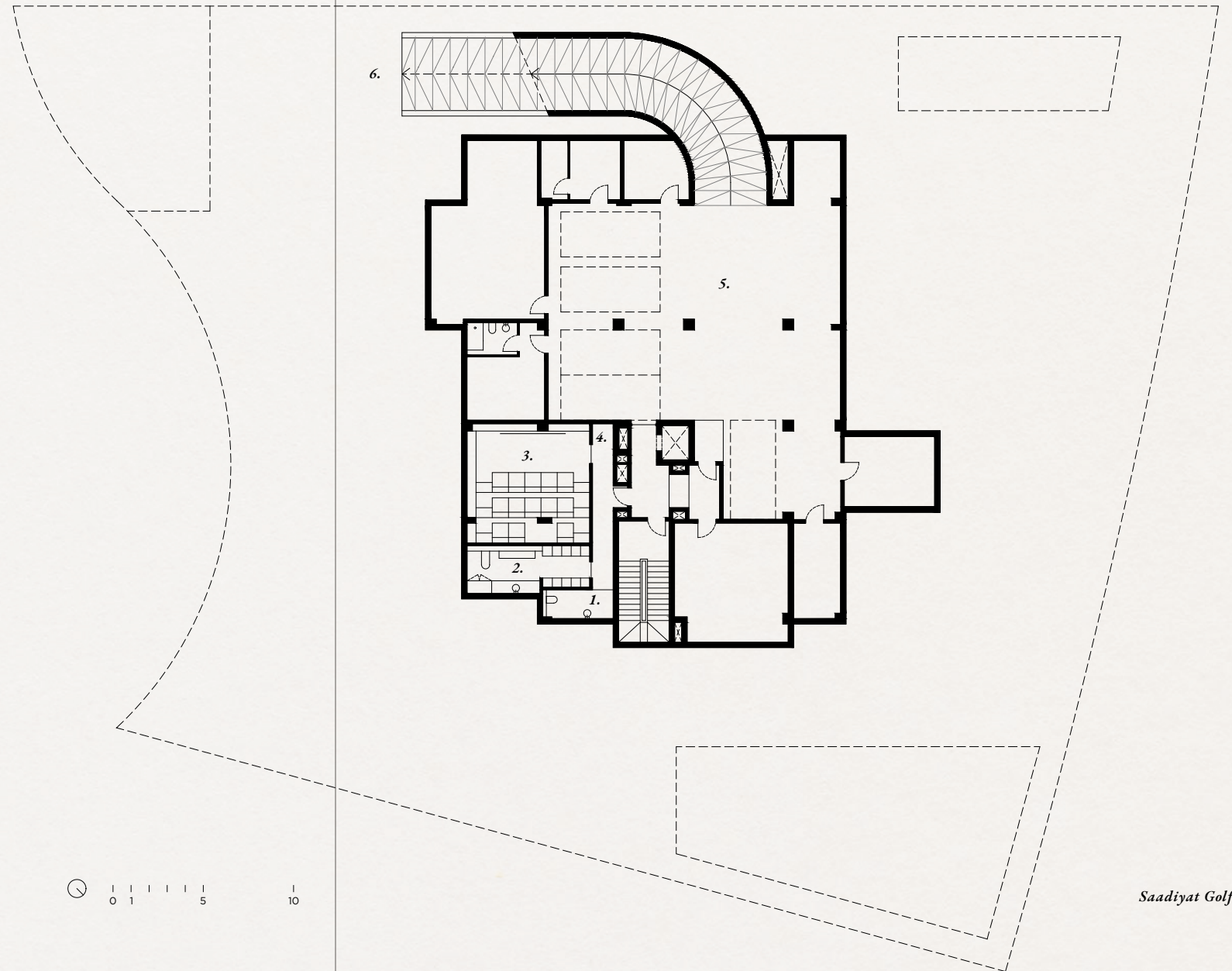
First Floor

The first floor prioritises privacy, anchored by the master bedroom suite with its dedicated lounge on one wing, balanced by children’s bedrooms and a nursery on the other. A private office—doubling as a mantuary—and an atelier complete this level, offering secluded spaces for work and rest.



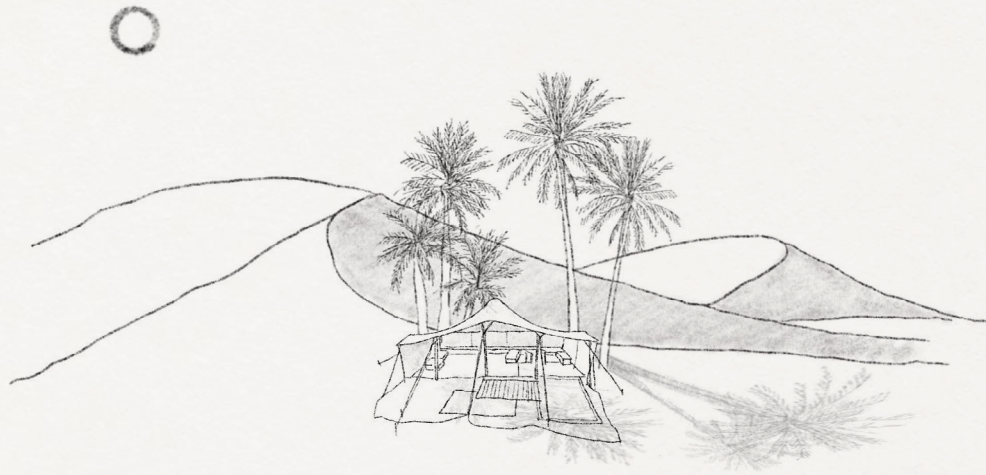
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|----|-----------------|-----|------------------|
| 1. | Terrace | 8. | Kids Room |
| 2. | Canopy | 9. | Kids Washroom |
| 3. | Washroom | 10. | Walk In Closet |
| 4. | Atelier | 11. | Master Salon |
| 5. | Office Mantuary | 12. | Master Bedroom |
| 6. | Open Mezzanine | 13. | Bathroom Ensuite |
| 7. | Terrace | 14. | Nursery |

Saadiyat Golf Course



Saadiyat Golf Course

1. Washroom
2. Laundry Room
3. Cinema
4. Beverage & Snacks
5. Car Park
6. To Ground Floor



Tales of Wind

Nasayem — an Arabic term meaning "breezes" or "gentle winds," and the plural of Naseema (a soft, refreshing wind)—inspires an architectural approach that recognises the wind not as an external force to resist, but as a co-creator in the built environment. Here, architecture becomes a medium through which natural forces, human presence, and memory converge. Wind shapes the surrounding landscape as well as the function of dwellings, informing spatial orientation and materiality.

Tales of Wind proposes an architecture of responsiveness, where design is informed by listening: to the land, to the air, and to those who dwell within. It is a built environment shaped not only by intention, but by memory, use, and the constant, creative force of the wind. Nasayem is blessed by the constant and ever present breeze of Saadiyat Island.

Light and Shadow

Shelter

We observe nature and create coexistence with it. Learning from the traditional dwellings steeped in windswept dunes, we tailor privacy with screens and shades, creating our shield to filter and protect comfort.

Landscape

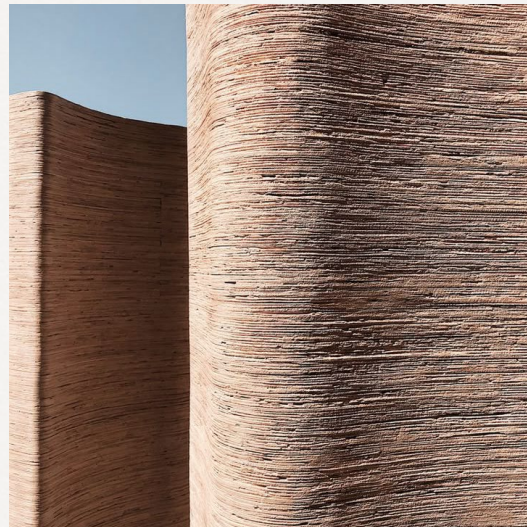
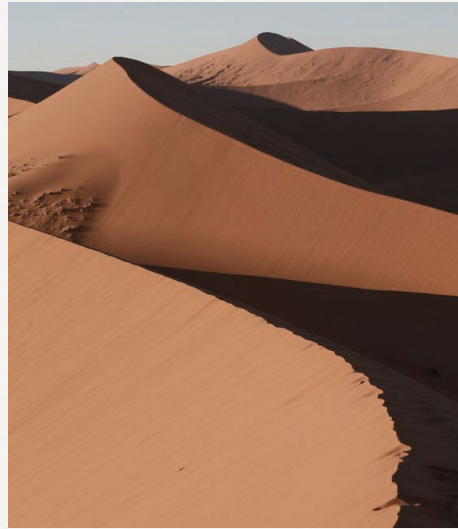
Nurture

We nourish a man-made oasis. Weaving the landscape as the integral thread of the space, we cultivate breathing pockets, providing much-needed verdancy and celebrating the indigenous species.

Collection of Cultures

Curate

We pursue tales of the people and their journeys. Following the nomadic trails, we harvest various cultural influences and safeguard them. Passions and collected memories passed down through time are intertwined and manifested in our patterns and motives.



COLOUR PALETTE

Moodboard

A soft, muted palette drawing directly from nature and it's more complex hues. A simplified collection that uses complementary colours to invite balance and harmony.



Olive Green



Date Palm



Sand



Dusty Rose



Plumeria

Whether it's the warm, aureate hue of undulating sand dunes or a sunset's permeating glow, the color scheme promises intimate and wondrous moments.

To balance the primary golden hues, green tones invite harmony and a soft sense of comfort. The greens are faded so as not to detract from the impact of the gold, offering a serene canvas for the gleaming colours to shine through.



MATERIAL BOARD
General

1. Marble floor finish
2. Matt tadelakt wall finish
3. Solid teak screen
4. Timber floor finish
5. Calcutta Verde marble
6. Clay green lacquer cabinetry
7. Upholstery
8. Green ceramic tiles
9. Wood carving detail
10. Untreated black steel
11. Glossy tadelakt wall finish

THE ENTRANCE



← Solid Teak Vintage Bench,
Homage to Pierre Jeanneret

Central Courtyard

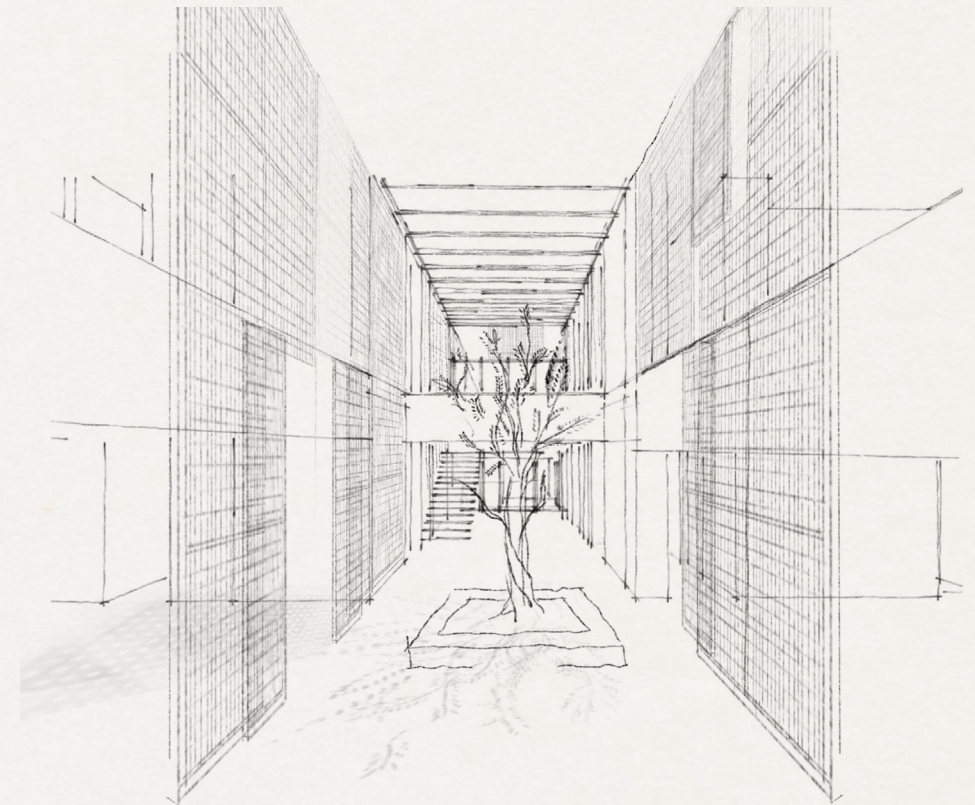
The double-height space is the central core of the house; an airy breathing void standing rooted in the middle as the main growing and connecting element that branches out to all floors. Central to the courtyard is a 200-year-old Olea Europaea Tree.

Central Skylight

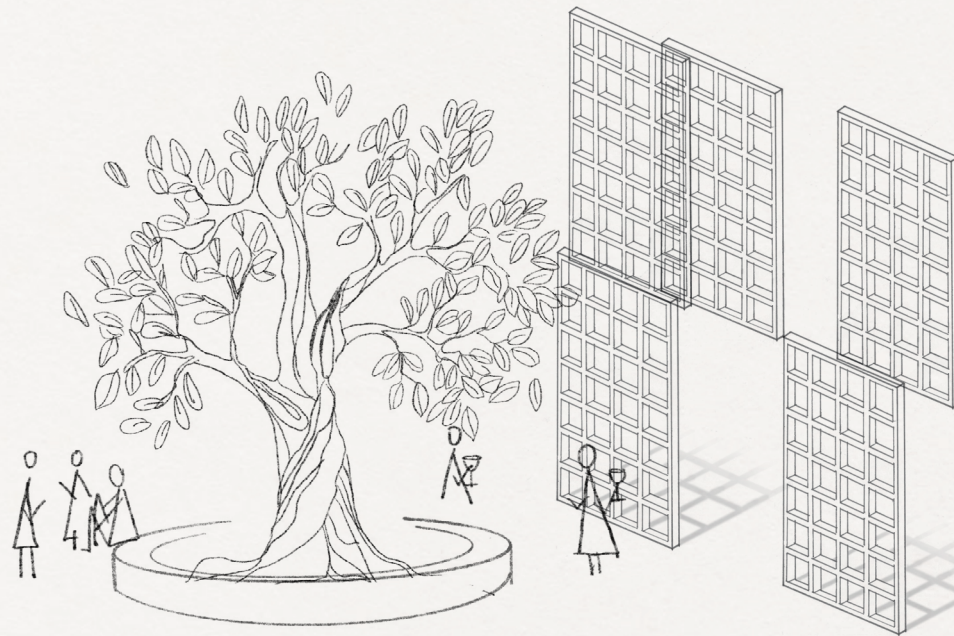
The space is further expanded by the use of an extensive skylight to the ceiling. The clear skylight is lined with facade blades that filters natural sunlight into the body of the home.

Open Mezzanine

The open mezzanine that envelops the internal courtyard creates an inward facing spacial dynamic, creating both vertical and horizontal connections.

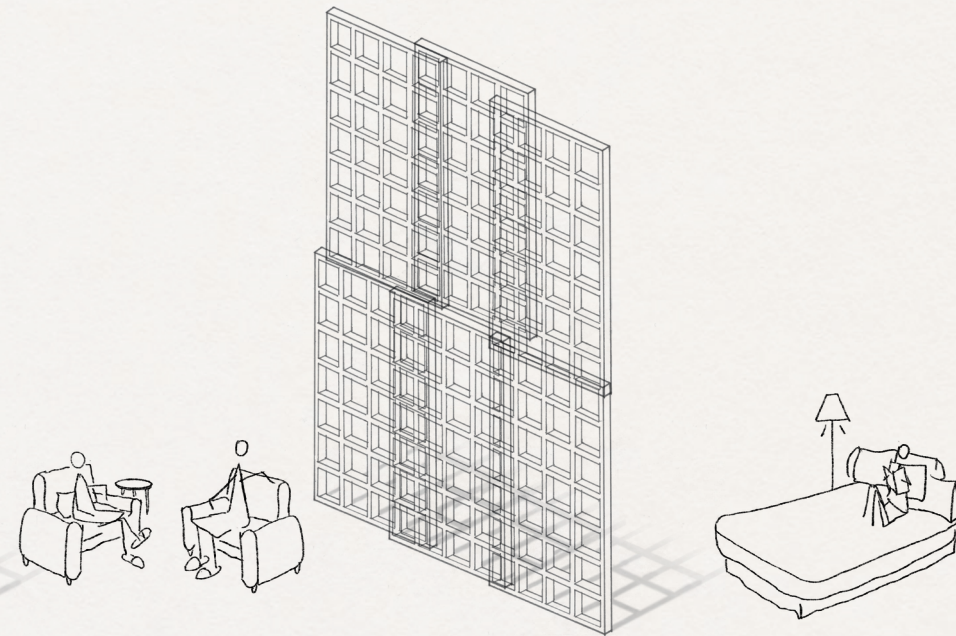


Social



Light
Playful
Patterned
Landscaped
Exposed
Edged Forms

Intimate

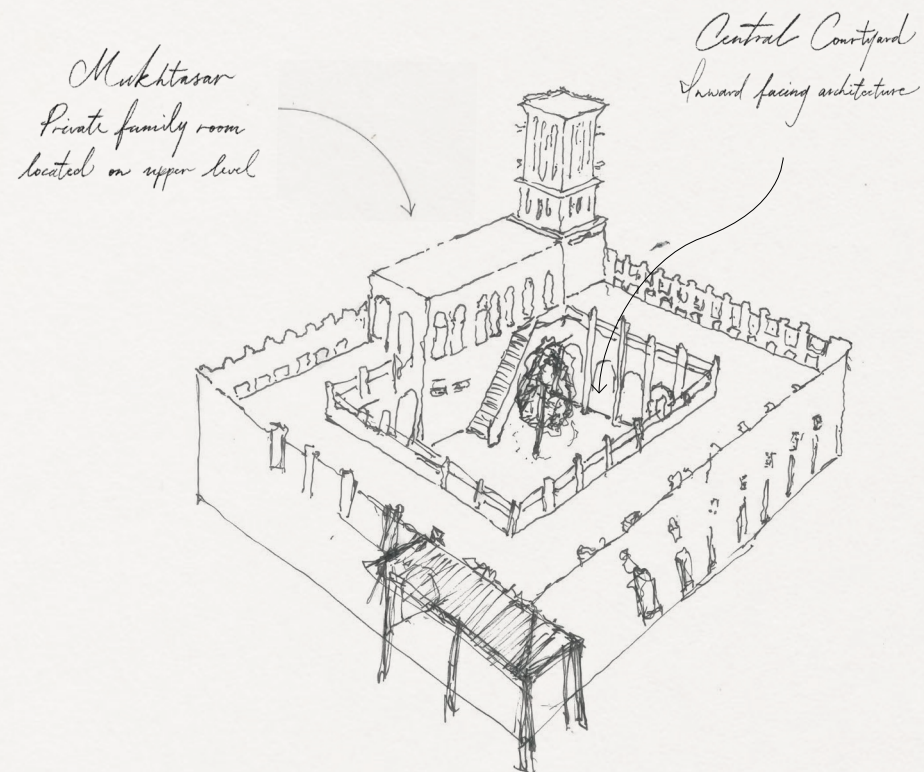


Shadow
Serene
Soft hues
Shaded
Filtered
Rounded Lines

Traditional House Layout

The design weaves together the desert-born typologies of Maghrebi riads and historic Emirati courtyards—a dialogue between tradition and place. Courtyards anchor the home as both a social nucleus and a climatic mediator, channeling airflow for natural ventilation while offering shelter from sun and wind-blown sand.

Within this framework, the home embraces duality: expansive spaces for gathering, lounging, and entertaining flow between indoors and out, while intimate zones foster quiet retreats for work, creativity, or solitude. It is a sanctuary that balances connection with privacy, where communal energy and personal respite coexist.



→ *Antique Chinese Worker Bed,
Enm Wood*



Natelee Cocks

The Courtyard

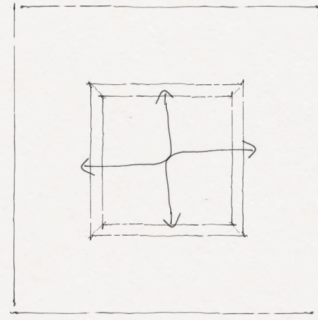
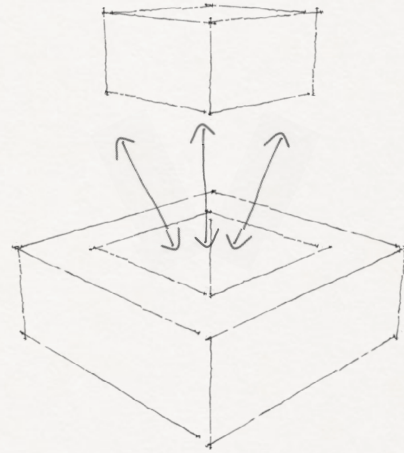
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The Entrance

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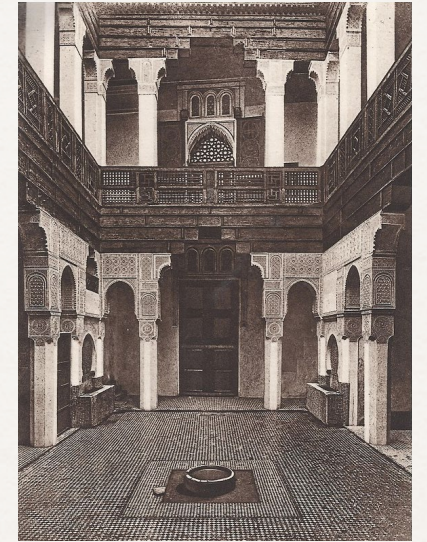
Vertical Interaction

The internal courtyard creates a void of negative space that vertically connects multiple levels, creating an internal spectacle, dedicated to Nature or contemplative moments.

Horizontal Interaction

The internal courtyard is used as a connection point between communal and intimate zones positioned around central space.

→ *Le Jardin et la Maison Arabe
au Maroc, Jean Gallotti, 1926*



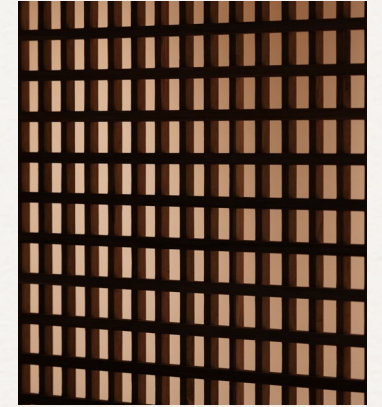
← *Opium Bed,
Maison Aimée, Henan Province,
Elm Wood and Bamboo,
1875*



Layers of handmade, solid teak latticework partitions soften the sun's intensity, casting patterns of light and shadow. They define the boundaries between public and private retreats, while marrying geometric precision with functionality.

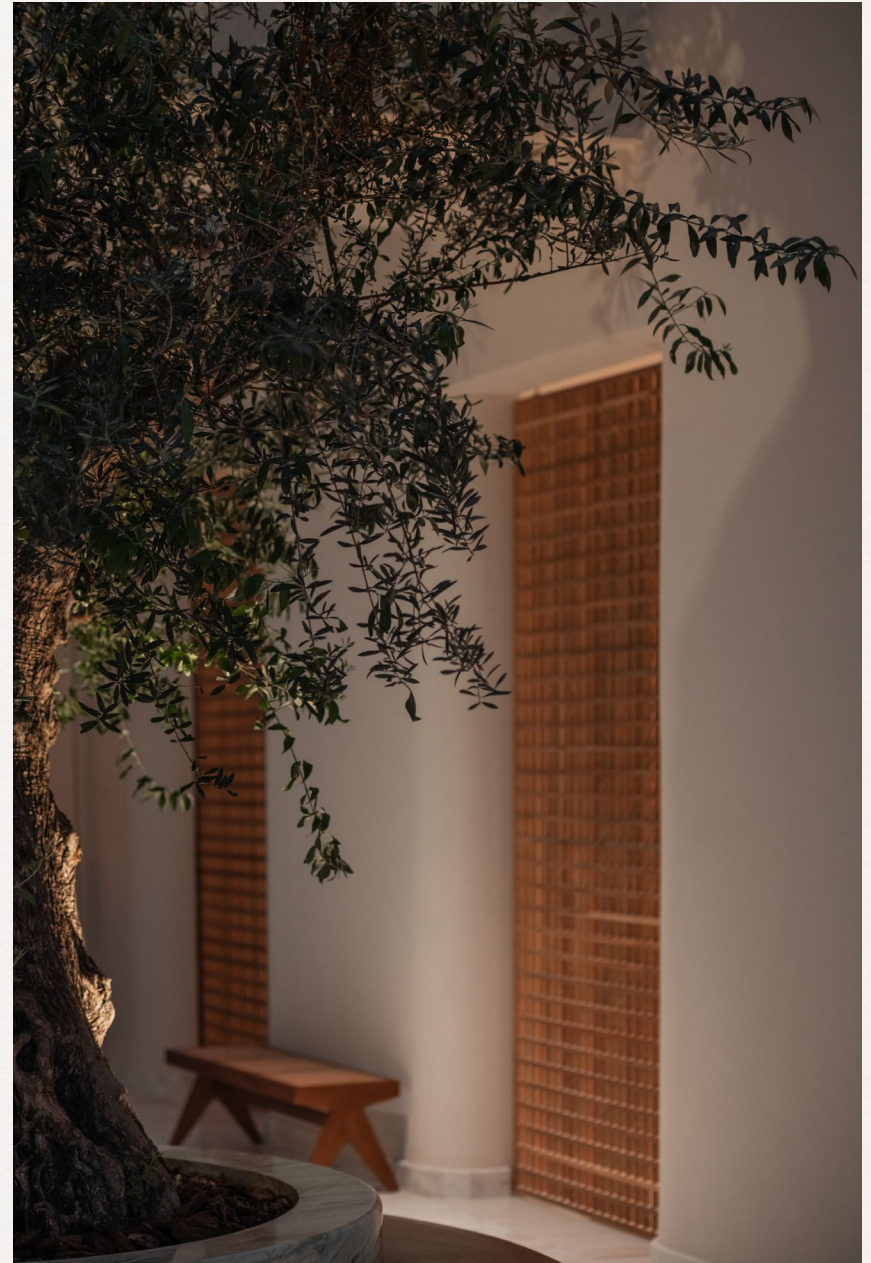
Operable by design, the panels slide and pivot to modulate transparency—granting residents control over light, airflow, and privacy. These dynamic screens create a home that breathes, responding to both climate and personal needs.

Beyond their practical role, these screens serve as a tactile reminder of Abu Dhabi's architectural heritage — where structures once responded poetically to the desert — now reimagined through a lens of cross-cultural dialogue and environmental sustainability.





→ *Solid Teak Vintage Bench,
Homage to Pierre Jeanneret*



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The Courtyard

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THE CELLAR

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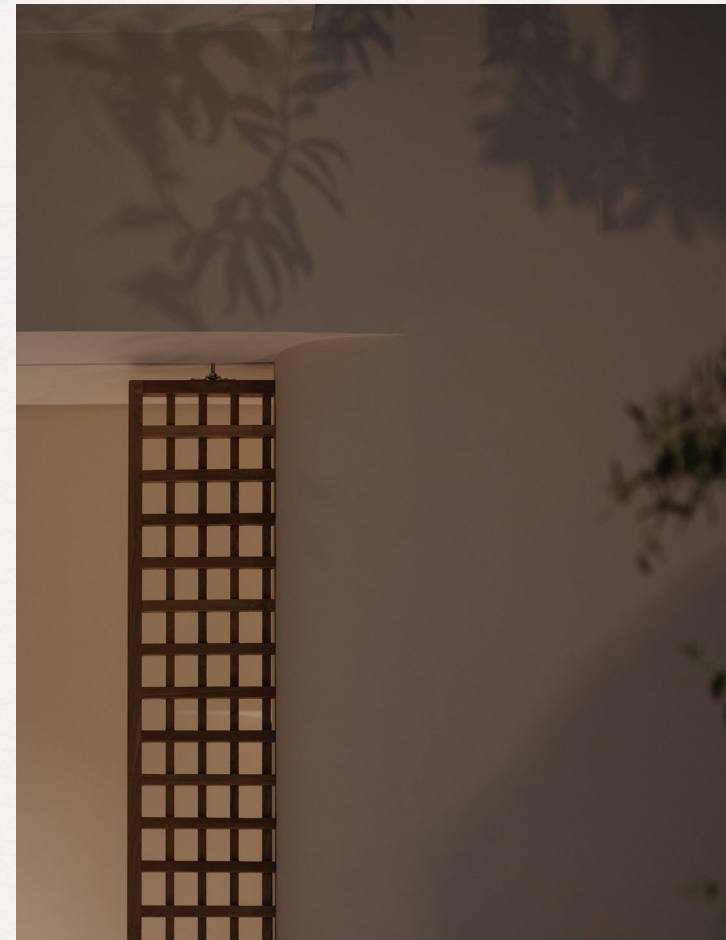
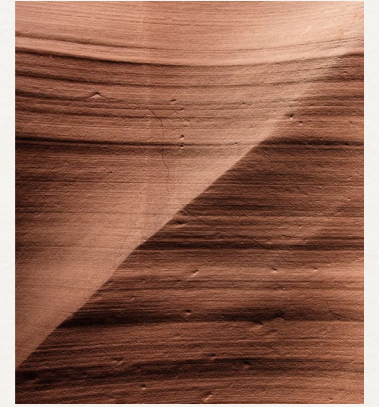
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↑ *Antique Chinese Worker Bed,*
Enm Wood

The wine cellar adopts a curved language to accommodate and create fluidity within the circulation, orchestrating movement between its dual access points—the main entrance and kitchen passage. Clad in light plaster, its organic contours contrast with the courtyard's geometric screens, creating sanctuary for private tastings or intimate gatherings.

Beyond the mere utility of a wine cellar, the space becomes a cabinet of curiosities—a space where collectible items can be displayed, while also serving as a retreat to enjoy the finer things in life.





THE LIVING ROOM

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The Living Room

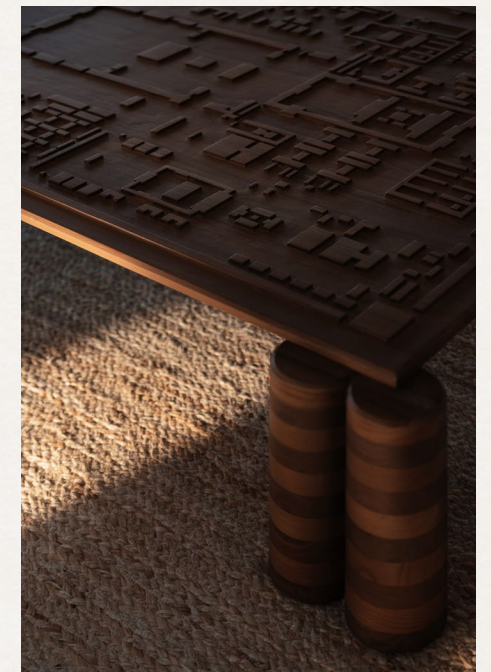
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← *Bespoke Shelves,
A Work of Substance*

The lounge's bespoke coffee table is a sculptural take on Middle Eastern villages. Like all custom furnishings in the space, it is a story made tangible—designed with intention, shaped by hand, and inspired by the transient beauty of the desert. Drawing from the simplicity of Bedouin shelters, the mystery of lost desert cities, and the ever-shifting lines of sand dunes, these pieces embody a sense of movement and memory.

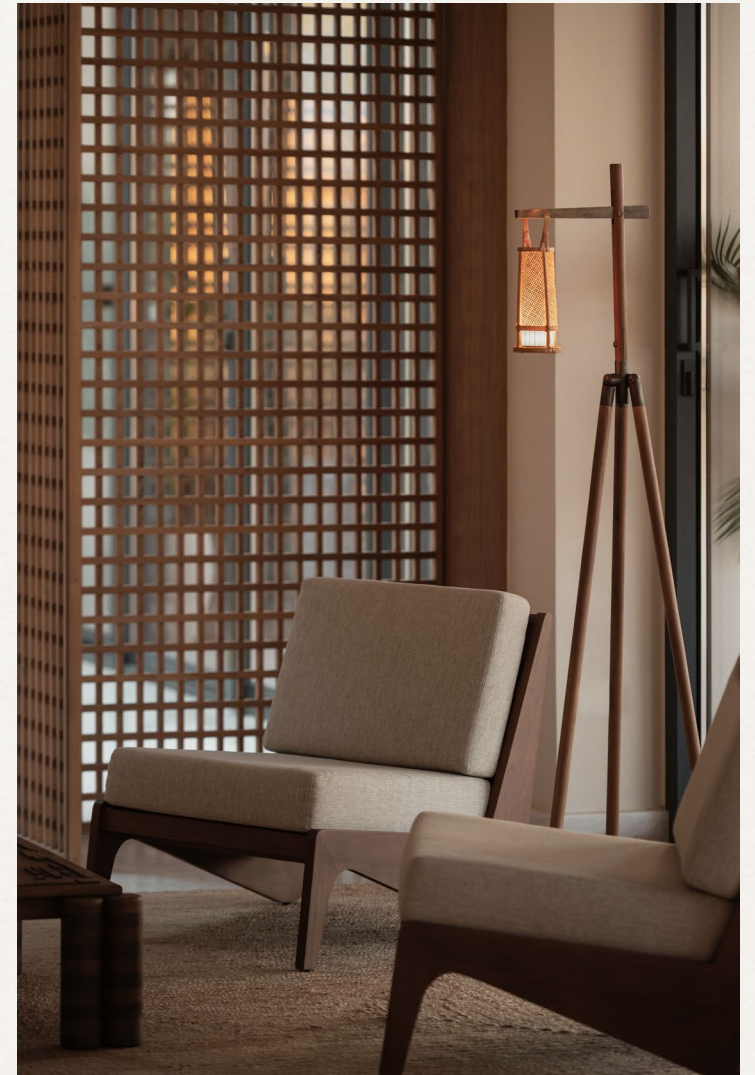
→ *Bespoke Coffee Table,
A Work of Substance*





← *Bespoke "Spelaion" Lantern,
A Work of Substance*

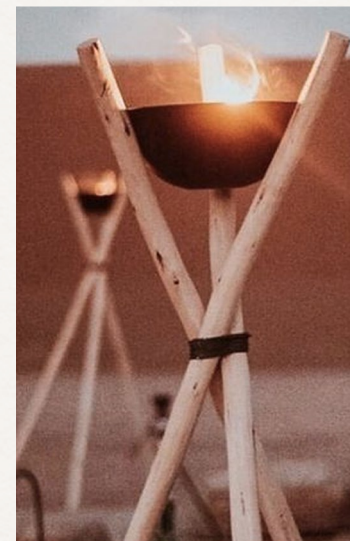
↓ *Photography: Norlha*



↗ *Bespoke "Kangaroo" Lounge Chair,
A Work of Substance*

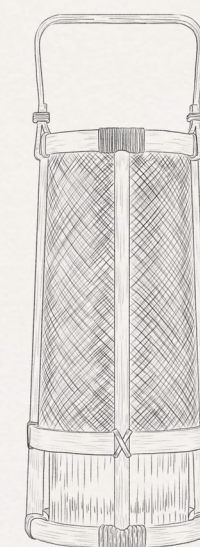


↓ *Bespoke "Spelaion" Lantern
on Tripod Stand,
A Work of Substance*



↑ *Photography: Kin Cocdel*

↗ *Photography: La Conciergerie
de Dubai*



*Hanging Lantern
Structure*

*Organic Shape
Diffuse Shade*

Fluted Glass



THE MASTER SALON

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↖ Bespoke "Radiant" Light,
A Work of Substance
"Dillon" Armchair, Boucle Natural,
Soho Home

↘ Chest,
A Work of Substance
"Mayfair" Sofa,
The Design House





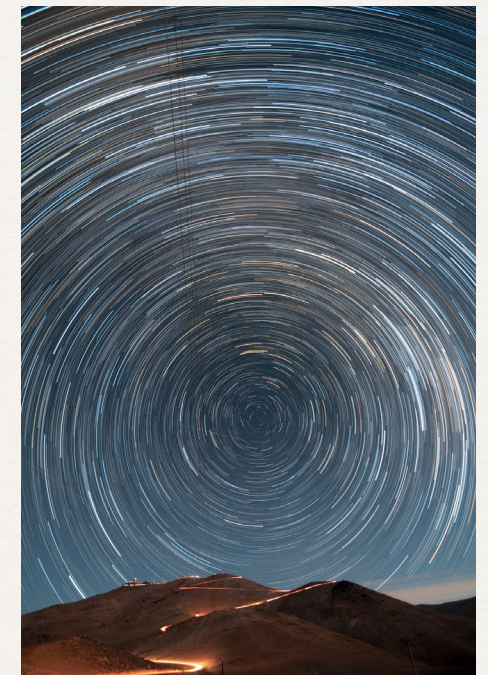
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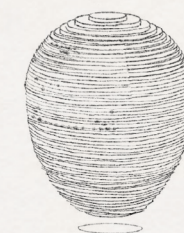
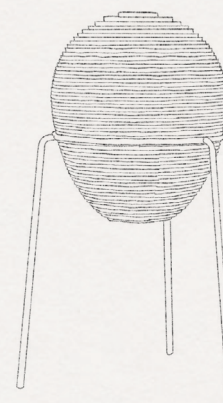


← Bespoke "Radiant" Light,
A Work of Substance

↓ Photography: G. Lambert / ESO

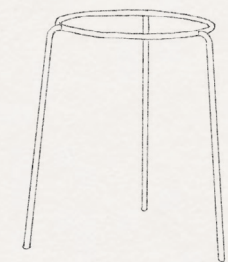


"Radiant" light



Alabaster

Solid brass
stand



THE OFFICE MANTUARY

Teak latticework and hand-carved wood are harvested from cultural influences of the nomadic Bedouin tribes, transforming functional elements into meaningful cultural touchstones — details that honor tradition while bringing warmth to modern spaces.



↓ *"Le Grillon" Lantern,*
A Work of Substance
Bespoke Shelves,
A Work of Substance

Custom Daybed,
George Nakashima,
1950s



↑ *Bespoke Table,*
A Work of Substance
"Indochine" Chair,
Charlotte Perriand, Cassina



THE MASTER ENSUITE

↖ "Cloud" light,
David Trubridge

↘ Bespoke Vanity,
A Work of Substance

Bespoke Wall Lights,
A Work of Substance





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Master Ensuite

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THE MASTER BEDROOM

The residence allocates rooms for both physical repose and mental restoration, housing six bedrooms. We wove wellness into the home's DNA through dedicated spaces for mindful rituals—areas for meditation and breathing exercises, separate from the bedroom to create space.

- ↘ *Bespoke Light,
A Work of Substance*
- ← *Bespoke Bedframe,
A Work of Substance*





Natelee Cocks

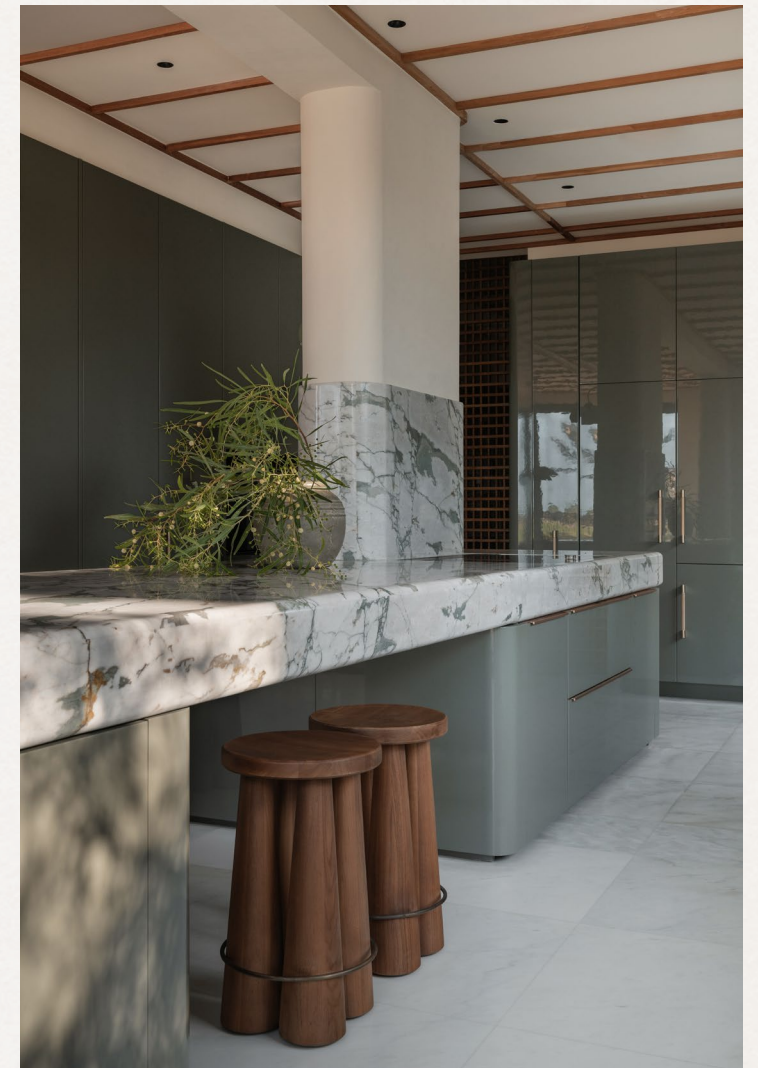
Kitchen Bar

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THE KITCHEN

← *Calcutta Verde Marbled Worktop*

↓ *Cabinetry & Marble Work,
Ornare*
*Bespoke "Araba'a" Stool,
A Work of Substance*



THE OUTDOOR PAVILION

The outdoor areas are conceived as natural extensions of the interior — blurring boundaries between architecture and landscape to create harmony with the surrounding environment. A living pergola draped in indigenous vines filters sunlight across the pool terrace, while semi-outdoor wellness pavilions frame curated experiences: massage rooms, steam, sauna, and cold plunge pools merge therapeutic rituals with nature. Each area balances social engagement with private retreat, inviting both activity and repose.

↓ *Sofa, Capri collection,
Otazen*
*Bespoke "Spelaion" Lantern,
A Work of Substance*



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Pool Terrace



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Outdoor Pavilion

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↑ *Bespoke "Spelaion" Lantern,
A Work of Substance*





CONCLUSION

Nasayem is a residence where every element resonates with our core belief in adopting a sensitive approach to preserving nature and culture, and sensory storytelling. We approached this home as a living narrative, weaving the clients' desires with Abu Dhabi's environmental and architectural heritage—where sustainable elements like passive cooling through screens, local and reclaimed materials, and native landscaping reflect our commitment to design that honours its origins. True to our identity as storytellers and explorers, we designed this home as a living testament to place and memory: the play of light through latticework, and the scent of teak warmed by the sun. Sustainability here is a practice that mirrors the nomadic tradition of coexisting with the desert. In keeping with our philosophy, we created a home where nature and culture are inseparable; where design exists when cultural reverence, respect for the environment, and deliberate layering intersects to shape our spaces.



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