



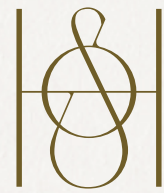
St Regis Saadiyat Villa

25

ST REGIS



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St Regis Saadiyat Villa

ST REGIS

The St. Regis Abu Dhabi effortlessly combines authentic Arabian hospitality with over a hundred years of bespoke St. Regis tradition.

With a total floor area of 934m², 5 bedrooms are spread over two levels and offers top-of-the-range features with refined, noble materials.²⁵ St Regis offers direct access to the private Nation Riviera Beach Club, inclusive of a health and fitness center, kids club and a wonderful, renovated swimming pool in addition to its' sandy beach.

Being a 5-star hotel, yet crafting boutique experiences, The St. Regis Abu Dhabi is the social epicenter for royalty and luminaries in the art of residential living at West Corniche.



St Regis Golf and Beach Views

Cultural District

- 1. Sheikh Zayed National Museum
- 2. Maritime Museum
- 3. Performing Art Center
- 4. Louvre Museum
- 5. Guggenheim Museum
- 6. Biennale Park & Pavillion
- 7. Natural History Museum
- 8. Abrahamic House
- 9. teamLab Phenomena

Education

- 10. NYU
- 11. Berklee Abu Dhabi
- 12. American Community School of Abu Dhabi
- 13. Cranleigh Abu Dhabi

Entertainment

- 14. Saadiyat Beach
- 15. Saadiyat Beach Golf Club



SAADIYAT ISLAND

Stands out for its concentration of world-class cultural attractions, commitment to sustainability, diversity of lifestyle and leisure offerings, and the sheer scale and ambition of the project.



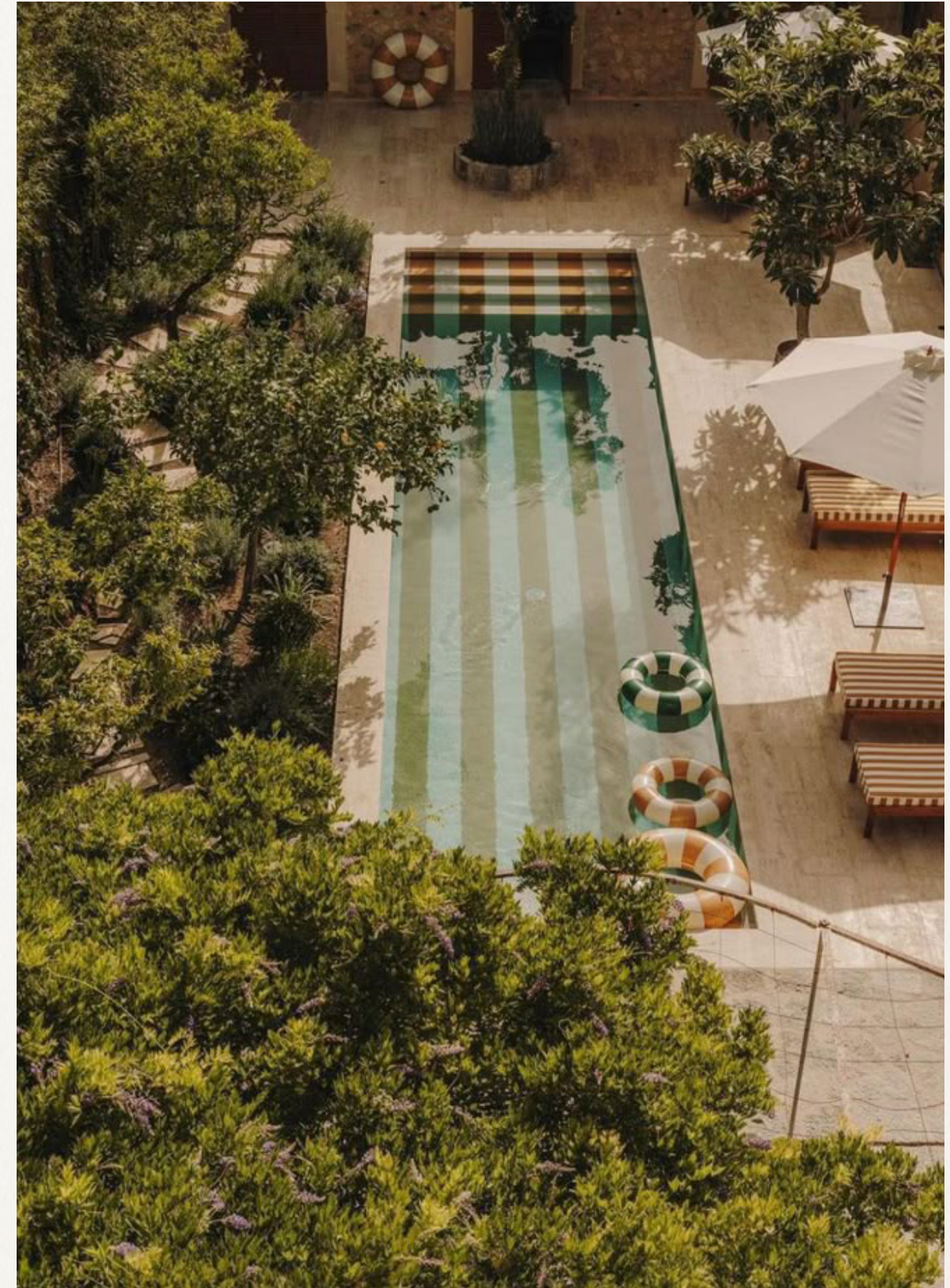
Ground Floor



First Floor

The villas' design is a nod to regional vernacular, with an intimacy that harmonize with the island's dunes and hawksbill turtle nesting grounds. Sustainably sourced materials— hardwoods and natural stone—lend tactile warmth, while expansive glazing ensures the landscape remains the true protagonist.

Beyond their walls, residents step directly onto a private beach, where complimentary cabanas and non-motorized water-sports invite communion with the Gulf's marine ballet, from frolicking bottlenose dolphins to gentle waves.



THE ENTRANCE

The ground floor of the property features a spacious living room that seamlessly flows into an open-concept kitchen, perfect for entertaining and family gatherings.

For more formal or private occasions, a library opens onto a patio, a refined space for hosting guests, while two private guest suite with large walk in offers direct access to the pool and ensures comfort and privacy for visitors.

The property also includes a back-of-house kitchen, as well as separate quarters for staff and drivers.

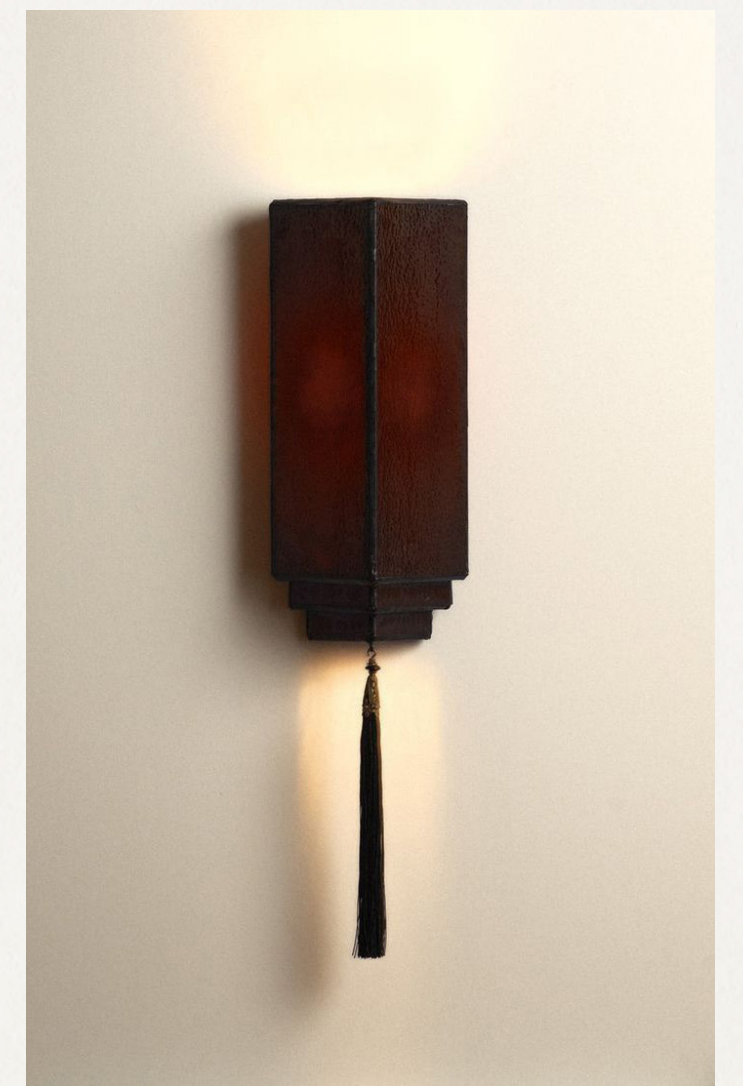


LIVING & DINING

Gourmet kitchens, clad in sleek stone and equipped with state-of-the-art appliances, invite culinary artistry, their adjacent dining areas poised for gatherings that spill onto al fresco patios.



The Living Room







The Dining Room



The Kitchen

THE LIBRARY

A standout feature is the intimate study—a haven for contemplation and creativity. Tucked away from the main living areas, this bespoke space is enveloped in exotic wood paneling and accented with soft ambient lighting. Custom-built shelving houses literary treasures or cherished artifacts, while a sleek desk, crafted from natural materials, anchors the room with understated elegance.

Large windows frame views of lush resort gardens, inviting inspiration from the landscape beyond.

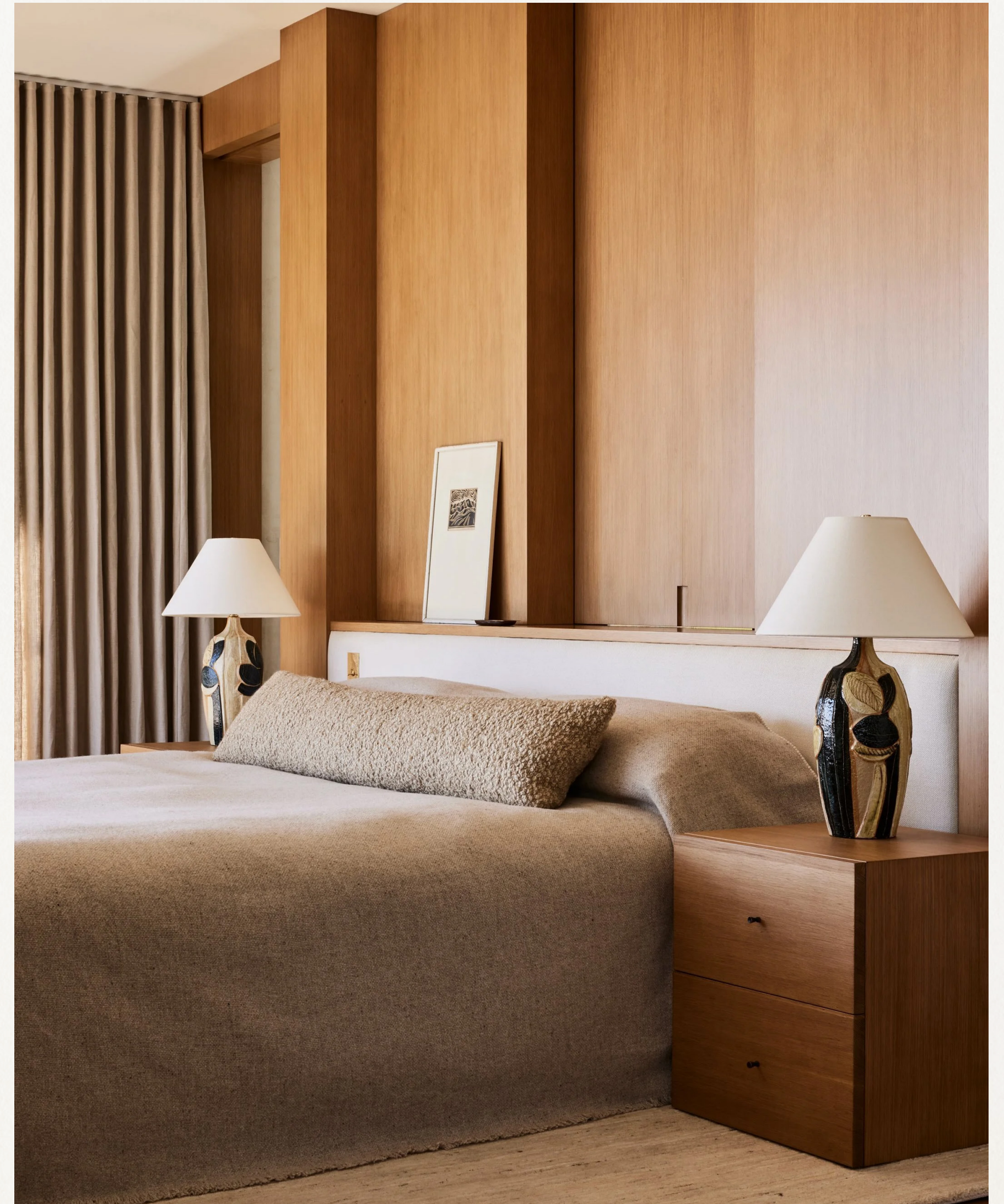
Whether for quiet reading, focused work, or curating a personal collection, the study transforms the villa into a sanctuary of intellect and repose.





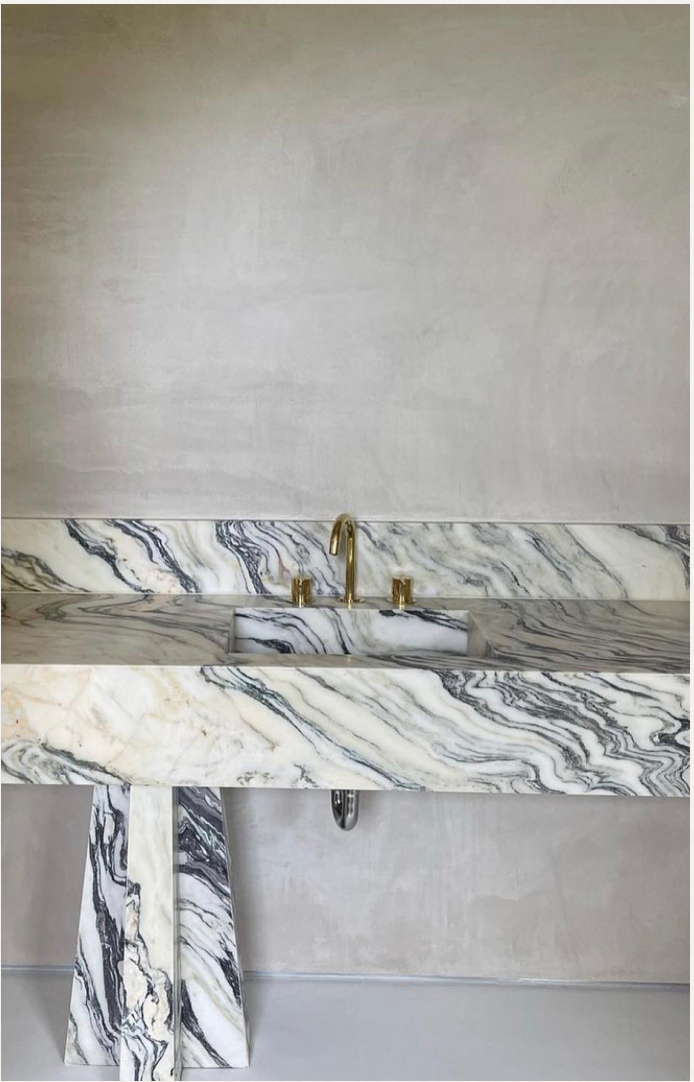
THE BEDROOMS

Master suites, with their bespoke king beds swathed in Frette linens, offer sanctuaries of repose, where rainfall showers and deep soaking tubs evoke a spa-like intimacy. Multi-bedroom layouts cater to families or discerning hosts, each space a canvas of understated opulence.





The Master

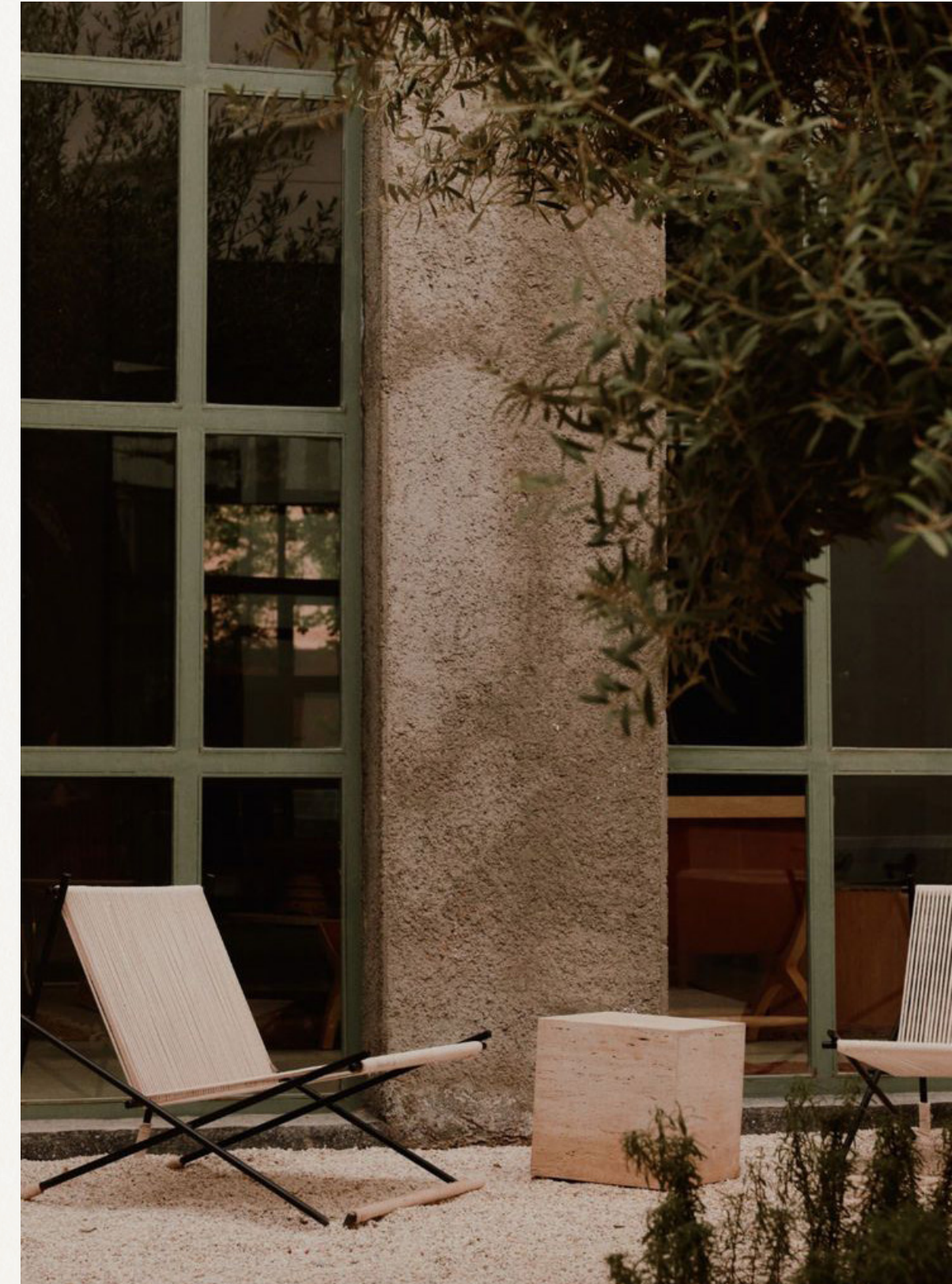


AMENITIES

For those seeking more than a retreat, the Beach Villas offer a legacy.

Ownership within The Residences grants lifelong access to the resort's world-class amenities, priority bookings, and the prestige of a global icon, all set against Saadiyat's burgeoning cultural scene. These are not mere homes but heirlooms—where architecture, nature, and heritage converge to craft a timeless narrative of coastal splendor.

Life here is a curated symphony. The St. Regis' five infinity-edge pools, each a liquid horizon, complement the 37,000-square-foot Athletic Club's cutting-edge fitness offerings and the Iridium Spa's bespoke rituals, where ancient Hammam traditions meet modern indulgence. Culinary destinations like Buddha-Bar Beach, with its sultry Pacific Rim plates, or Olea's Mediterranean feasts, elevate dining into performance art. The legendary St. Regis Butler Service—born in 1904—infuses every moment with bespoke care, from sunrise espressos to evening turndowns scented with sea air.

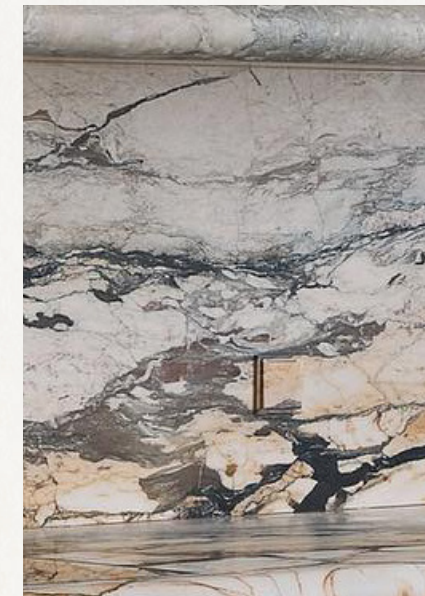
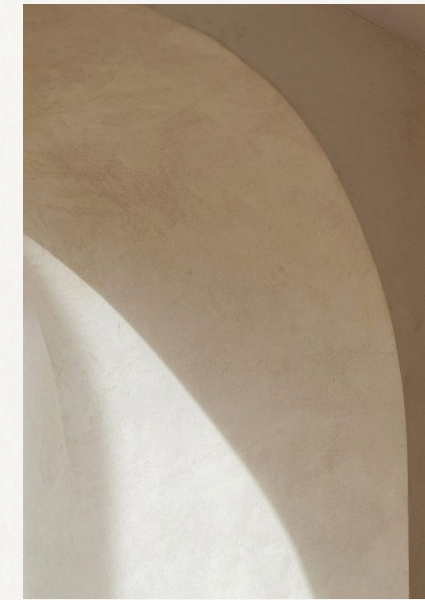




MATERIALITY

With sculptural rigor and unassuming intimacy, 25 St Regis showcases a testament to noble and soulful materiality. Carefully selected teak, travertine, marble, brass and linen, harmoniously complement the space, exuding a timeless and lasting quality

This carefully curated material palette reflects a deep respect for craftsmanship and a commitment to enduring design. The space embodies a refined sensibility, promising to remain a sanctuary of tranquility and beauty for years to come.





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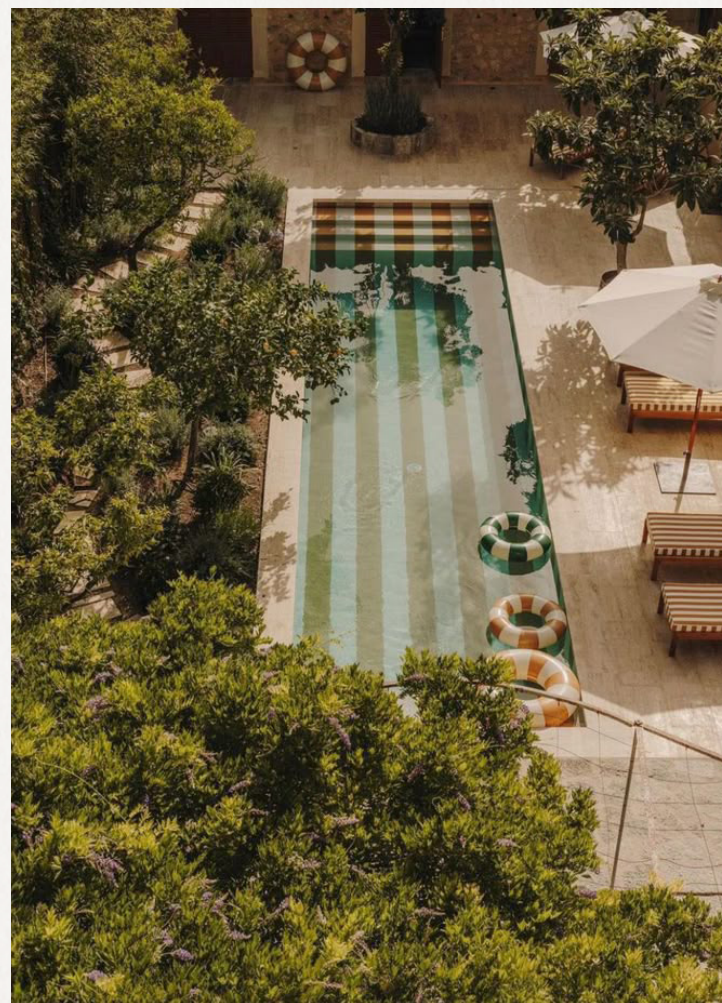
ST REGIS

FOR MORE INFORMATION
INFO@HOMESOFSUBSTANCE.COM

THE HOMES

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ST REGIS



25 ST REGIS

A nod to regional vernacular, with an intimacy that harmonize with the island's dunes.

ABU DHABI · 5 BEDROOMS · 934 SQM2 · 2025



MUNIR

Channeling the notion of illumination through its masterful manipulation of light.

ABU DHABI · 6 BEDROOMS · 934 SQM2 · 2025



HELM

Channeling the notion of illumination through its masterful manipulation of light.

ABU DHABI · 6 BEDROOMS · 934 SQM2 · 2025