



الأنصاري للعقارات
AL ANSARI PROPERTIES
L.L.C.

NOVA

TOWER

DUBAI SCIENCE PARK

Where
heritage
meets
modern
living



From the chairman

"At Al Ansari Properties, we are redefining luxury living in Dubai. Built on over six decades of trust through Al Ansari Exchange, our heritage inspires us to create residences where sophistication and comfort meet, and communities thrive.

With flagship with many developments like Gardenia Residence, Al Noor Tower and new projects on the horizon, we remain committed to delivering quality, innovation, and lifestyles that endure.

Mohamed Al Ansari
Chairman



Legacy *shapes* future excellence

With residences crafted for every stage of life, Nova Tower offers a lifestyle that exceeds expectations. Thoughtfully designed for families and future growth, it is a place where comfort, community, and sophistication come together.

Seamless *connectivity*

- DOWNTOWN
- BURJ KHALIFA
- KINGS COLLEGE HOSPITAL
- DUBAI HILLS MALL
- BURJ AL ARAB
- EMIRATES MALL
- MIRACLE GARDEN
- BUTTERFLY GARDEN
- GLOBAL VILLAGE
- SHEIKH ZAYED ROAD
- AL KHAIL ROAD





Nova *first step*

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Zen garden

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A World Of Inspired Renewal

Nova Tower offers a collection of amenities designed to enhance every aspect of daily life, blending wellness, leisure, and community into one seamless experience. Begin your day on the yoga deck, surrounded by light and serenity, or unwind at the paddle court, perfect for both friendly matches and active lifestyles.

The expansive pool deck provides an oasis of calm, complemented by landscaped outdoor spaces where families can gather and children can play freely. Thoughtfully crafted leisure zones, from sunlit terraces to shaded seating areas, create the perfect balance of relaxation and community.

Transforming your home into a destination where well-being, leisure, and connection come together seamlessly.



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NOVA TOWER

BY AL ANSARI PROPERTIES

1 BEDROOM

UNIT 02
2ND TO 8TH FLOOR

SUITE AREA	77.29 SQM	832 SQFT
BALCONY AREA	38 SQM	404 SQFT
TOTAL AREA	115.29 SQM	1236 SQFT



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NOVA TOWER

BY AL ANSARI PROPERTIES

1 BEDROOM

UNIT 03
2ND TO 8TH FLOOR

SUITE AREA	77.66 SQM	836 SQFT
BALCONY AREA	40 SQM	430 SQFT
TOTAL AREA	117.66 SQM	1266 SQFT



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NOVA TOWER

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2 BEDROOM

UNIT 02
9TH - 11TH TO 21ST FLOOR

SUITE AREA	100.42 SQM	1081 SQFT
BALCONY AREA	48 SQM	516 SQFT
TOTAL AREA	148.42 SQM	1596 SQFT



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2 BEDROOM

UNIT 03
9TH - 11TH TO 21ST FLOOR

SUITE AREA	101 SQM	1087 SQFT
BALCONY AREA	52.39 SQM	564 SQFT
TOTAL AREA	153.39 SQM	1651 SQFT



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1 BEDROOM

UNIT 04 2ND TO 8TH FLOOR

SUITE AREA	67.54 SQ.M	727 SQ.FT
BALCONY AREA	15 SQ.M	162 SQ.FT
TOTAL AREA	82.54 SQ.M	890 SQ.FT



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1 BEDROOM

UNIT 05 2ND TO 8TH FLOOR

SUITE AREA	97.54 SQ.M	1050 SQ.FT
BALCONY AREA	42.8 SQ.M	461 SQ.FT
TOTAL AREA	140.34 SQ.M	1511 SQ.FT



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1 BEDROOM

UNIT 04 9TH - 11TH TO 21ST FLOOR

SUITE AREA	74.04 SQ.M	797 SQ.FT
BALCONY AREA	15 SQ.M	160 SQ.FT
TOTAL AREA	89.04 SQ.M	957 SQ.FT



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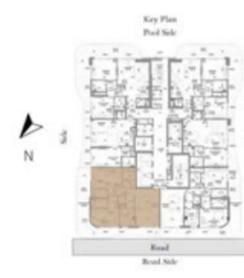
NOVA TOWER

BY AL ANSARI PROPERTIES

2 BEDROOM

UNIT 05 9TH - 11TH TO 21ST FLOOR

SUITE AREA	115.75 SQ.M	1246 SQ.FT
BALCONY AREA	45 SQ.M	482 SQ.FT
TOTAL AREA	160.75 SQ.M	1728 SQ.FT



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1 BEDROOM

UNIT 06 2ND TO 8TH FLOOR

SUITE AREA	69.39 SQM	747 SQFT
BALCONY AREA	20 SQM	220 SQFT
TOTAL AREA	89.39 SQM	967 SQFT



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2 BEDROOM

UNIT 06 9TH - 11TH TO 21ST FLOOR

SUITE AREA	112 SQM	1208 SQFT
BALCONY AREA	41 SQM	443 SQFT
TOTAL AREA	153 SQM	1651 SQFT



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1 BEDROOM

UNIT 07 2ND TO 8TH FLOOR

SUITE AREA	90.48 SQM	974 SQFT
BALCONY AREA	38 SQM	410 SQFT
TOTAL AREA	128.48 SQM	1384 SQFT



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DUBAI SCIENCE PARK

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