FRANCK MULLER

VANGUARD

BY

LONDON GATE

THE CONTENTS

CHAPTER I
Dubai

CHAPTER II
Dubai Marina

CHAPTER III
The Vanguard

CHAPTER IV
A Supreme Masterpiece

CHAPTER V
Design Philosophy

CHAPTER VI
Timeless Audacity

CHAPTER VII
Unapologetic Grandeur

CHAPTER VIII
Avant-Garde Living

CHAPTER IX
Unforgettable Panache

CHAPTER X
Behind the Scenes



MAKE A BOLD STATEMENT

THE WORLD CRAVES CONFORMITY.
Are you ready to break the mold?

This is not a life for the faint-hearted.
It's for those who yearn for the extraordinary.

A life fuelled by audacity.
A relentless pursuit of originality.

This is your moment.



Own it.

CHAPTER I

DUBAI



WHERE DREAMS DEFY GRAVITY

“THE RACE FOR EXCELLENCE HAS NO FINISH LINE.”

Sheikh Mohammed bin Rashid Al Maktoum
Vice President & Prime Minister, UAE



Dubai is a symbol of ambition, innovation, and limitless potential. From its iconic skyline to extraordinary landscapes, it embodies the spirit of progress and luxury living.

In every corner, from bustling city to the tranquil suburbs, Dubai invites you to see how heritage and the avant-garde come together to craft experiences as boundless as its spirit.

THE DUBAI LIFESTYLE



Shoppers' Delight

Immerse yourself in a world of luxury, where every corner reveals high-end shopping districts and designer boutiques – a true paradise for fashion connoisseurs.

Culinary Masterpieces

Savour the extraordinary, from Michelin-starred masterpieces to vibrant street food scenes – every bite is a journey into gourmet excellence.

Cultural Tapestry

Uncover a rich tapestry of culture as you explore renowned art galleries, world-class museums, and heritage sites that tell the story of Dubai's fascinating past and present.

Exquisite Escapes

Slip into a world of glamorous getaways, where luxury resorts and hidden retreats invite you to unwind and rejuvenate in unmatched elegance.

Breathtaking Vistas

Take in Dubai's iconic skyline, stretch out along pristine beaches, and soak in unforgettable views that capture the city's stunning natural and architectural beauty.

Elite Social Scene

Step into the heart of the city's vibrant social pulse, where upscale events, exclusive gatherings, and stylish soirées turn every moment into a celebration of life.

Thrill Seeker's Dream

Answer the call of adventure with adrenaline-pumping desert safaris, exhilarating water sports, and unforgettable thrills that define Dubai's daring spirit.

WHY INVEST IN DUBAI?

Strategically positioned at the world's crossroads, Dubai is a unique blend of visionary architecture and a flourishing economy.



- Strategic Location
- Investor Friendly Policies
- Tax-free Economy
- Golden Visa
- One of the World's Safest Cities
- World-class Infrastructure
- Quality of Life
- State-of-the-art Education & Healthcare
- The Cleanest City in the World*
- Most Desirable Global Destination for Expats**

*Dubai has maintained its number one rank as the cleanest city in the world for the third consecutive year, according to the Global Power City Index (GPCI) issued by Japan's Mori Memorial Foundation. ** Dubai topped the wish lists of an incredible 60 countries in Remitly's study 'The cities the world wants to move to'

CHAPTER II

DUBAI MARINA

ONE OF THE LARGEST MAN-MADE MARINAS IN THE WORLD



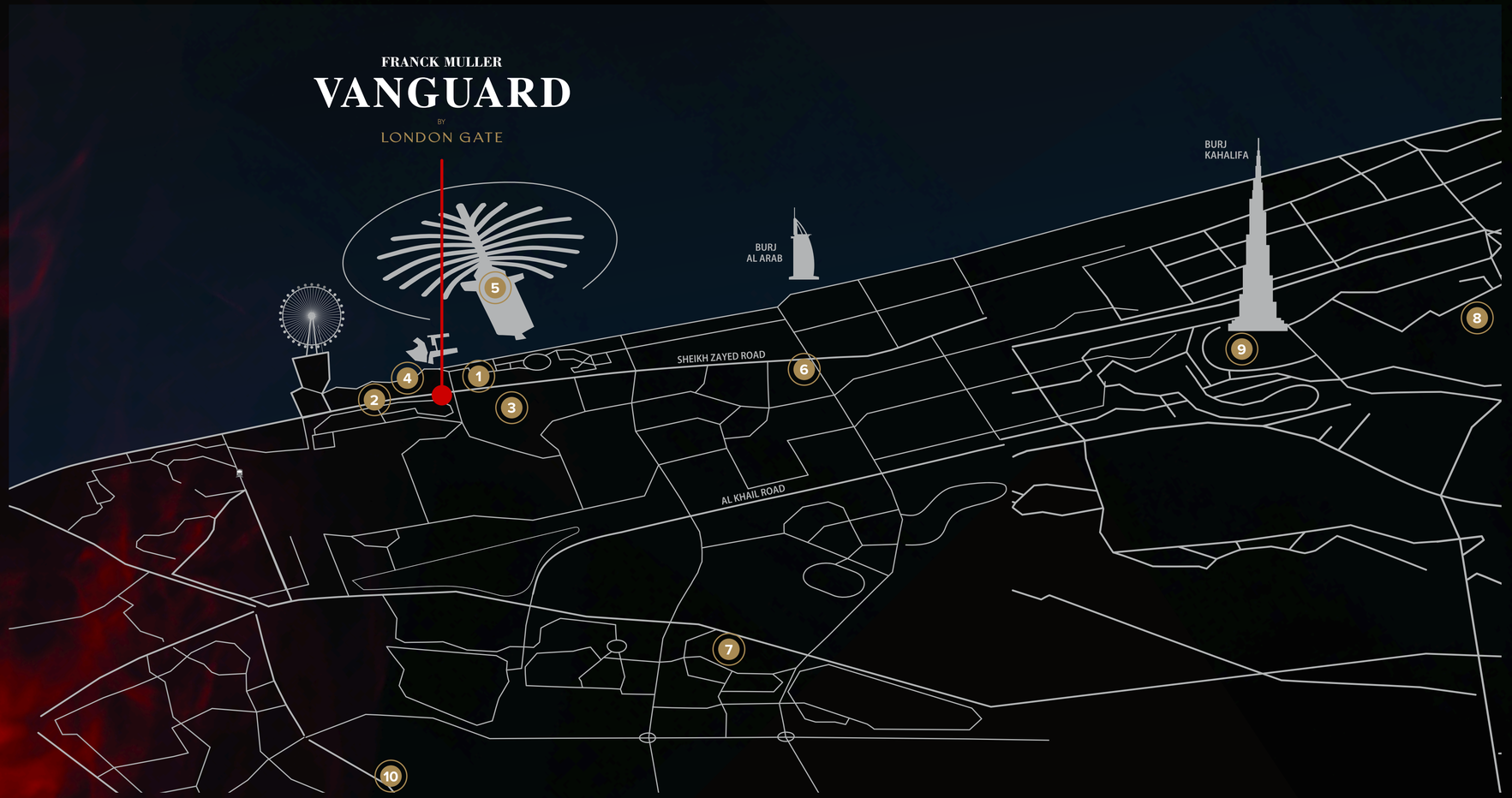


This remarkable waterfront development, built along a 3 km stretch of the Gulf shoreline, is one of the wonders of the region.

A HOT TOURIST SPOT AND A DREAM LOCATION FOR HOMEOWNERS

STUNNING GOLF COURSE VIEWS





1 **03MIN**
Media City
Amphitheatre

2 **05MIN**
Dubai
Marina Mall

3 **06MIN**
Emirates
Golf Club

4 **10MIN**
Jumeirah Beach
Residences

5 **10MIN**
Palm Jumeirah /
West Beach

6 **10MIN**
Mall of the
Emirates

7 **17MIN**
Dubai
Polo Club

8 **20MIN**
Dubai
International Airport

9 **20MIN**
Dubai Mall

10 **22MIN**
Al Maktoum
International Airport

THE VANGUARD

CHAPTER III



A BOLD AND PROGRESSIVE TIMEPIECE

The Franck Muller Vanguard collection is known for its distinctive design and innovative approach to watchmaking.

The concept behind Franck Muller Vanguard revolves around pushing the boundaries of traditional watch design, while embracing innovation and modernity.



“The Franck Muller Vanguard was a watershed moment in watch design, breaking away from conventional round shapes and ushering in a new era of bold and innovative timepieces.”

Forbes

A SUPREME

MASTER PIECE

CHAPTER IV



EXTRAORDINARY LIVING MEETS AUDACIOUS INNOVATION



Welcome to the grand unveil.

THE MUSE

FRANCK MULLER

A brand that has left an undeniable mark in luxury over the last 30 years.

As a trendsetter in horological innovation, Franck Muller has not only achieved remarkable milestones, but has also become a creative inspiration for other brands, setting benchmarks in the use of complications, design, themes, and evoking emotions.



THE ARTIST



LONDON GATE

London Gate stands as a renowned real estate developer, introducing London's timeless elegance to Dubai's dynamic urban tapestry. We are dedicated to crafting exceptional residential spaces that harmonize luxury and comfort, elevating lifestyles to new heights.

THE MAGNUM OPUS

FRANCK MULLER

VANGUARD

BY

LONDON GATE



DESIGN

CHAPTER V

PHILOSOPHY





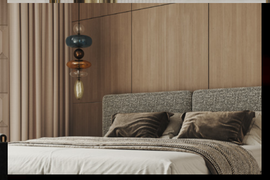














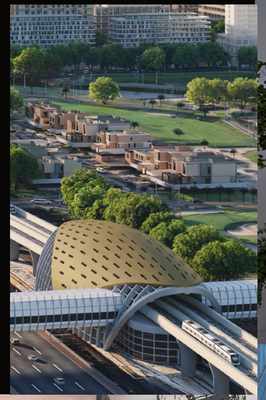
Dwell in surroundings where time stands still in awe.

Wake up and unwind to a selection of boldly designed residences.

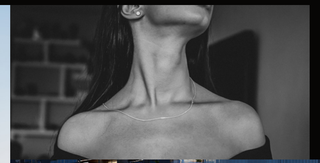
Life at Franck Muller Vanguard comes with all the comforts and just the right bit of sophistication for a life tailored for you.

EXPERIENCE EXCEPTIONAL EVERY DAY

ICONIC EXTERIORS





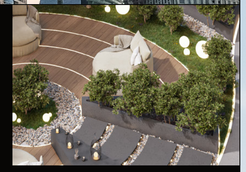














CHAPTER VI

Experience the perfect blend of visionary design and timeless sophistication at Vanguard. Living here means embracing a lifestyle where audacious innovation meets unparalleled luxury.

A Vanguard residence isn't just a home – it's a bold statement, a symbol of owning the future today.

TIMELESS AUDACITY


LONDON GATE


LONDON GATE
FRANCK MULLER
VANGUARD


LONDON GATE
FRANCK MULLER
VANGUARD

UNAPOLOGETIC GRANDEUR

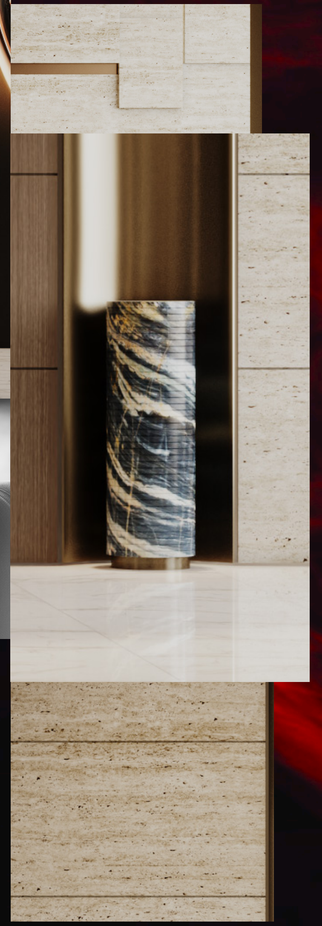
CHAPTER VII











Embrace audacity at Vanguard, where subtle elegance gives way to unapologetic grandeur.

Vanguard dares to break boundaries, inviting residents to revel in lavishness with no limits and no hesitation.



The Lobby



Lobby Lounge

Lifts & Corridors

INSPIRING SPACES













Step into spaces that ignite inspiration, spark curiosity, and leave an indelible mark.

At Vanguard, every detail is meticulously crafted, every choice daringly bold, resulting in an extraordinary experience that transcends expectations and redefines the essence of luxury.

AVANT-GARDE LIVING

CHAPTER VIII

STUDIO
RESIDENCES





Bedroom & Bathroom





Living Space

ONE BEDROOM RESIDENCES





Entry & Living Space




WOMAN UNLEASHED
JENN EDDEN, CHHC
PRIDE & PREJUDICE
JANE AUSTEN





Living Space







TWO BEDROOM RESIDENCES





Master Bedroom & Bathroom









Bedroom & Bathroom



THREE BEDROOM RESIDENCES


Coffee
Sugar
Miele
12:00
12:00


Elliott Erwitt Sirens









Master Bedroom & Bathroom





Bedroom & Bathroom





Bedroom & Bathroom

AMENITIES MADE FOR YOU

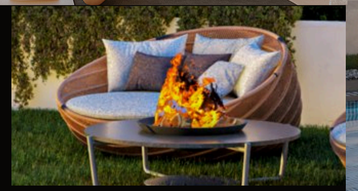


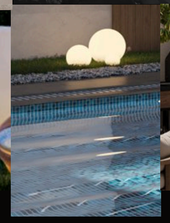














CHAPTER IX

Discover exceptional features designed to enhance every moment, offering a lifestyle that fearlessly transcends the ordinary.

Immerse yourself in a world of amenities that exude joy, refined serenity, and unparalleled indulgence.

UNFORGETTABLE PANACHE





Zen Room



The Gym





Co-Working Space





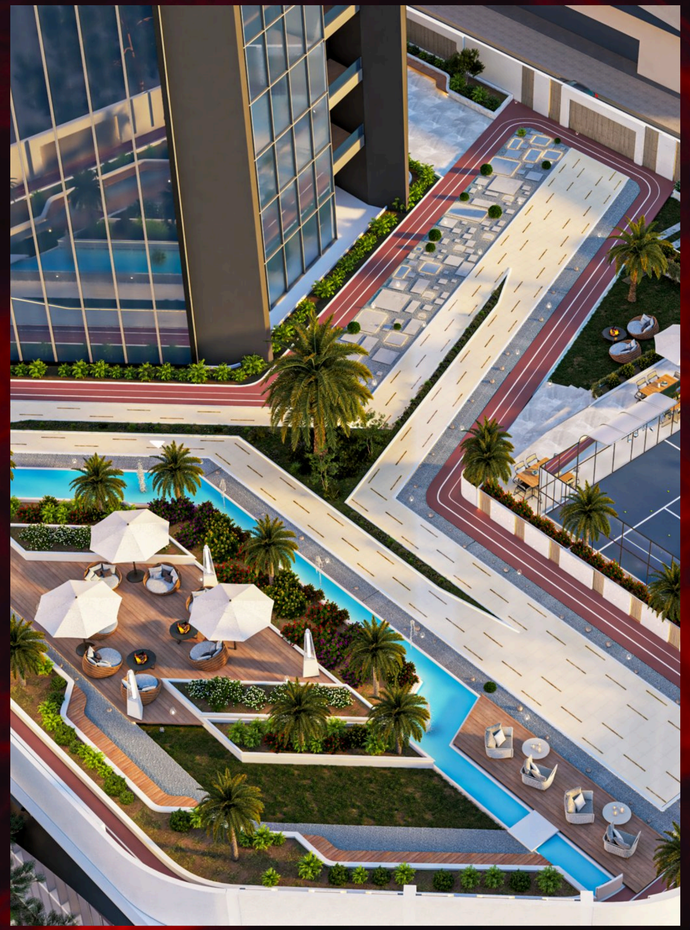
The Lounge

Rooftop Pool





Rooftop Lounge & Garden





Podium Lounges, Landscaping & Running Track



Padel Courts & Lounge



BEHIND THE SCENES

CHAPTER X

FRANCK MULLER
GENEVE

Franck Muller watches are one of the finest and most complicated of the world. The manufacture was founded in Geneva by Franck Muller and Vartan Sirmakes with the aim of creating exclusive timepieces characterised by complicated movements and original designs.

Thanks to its strong in-house capabilities in numerous fields of Haute Horlogerie, this young company rapidly became one of the best Swiss horlogerie brands. Today, we believe we succeeded in combining boldness and creativity with exceptional Haute Horlogerie know-how.



A TIMELESS VISION

Franck Muller's vision rested on three pillars:



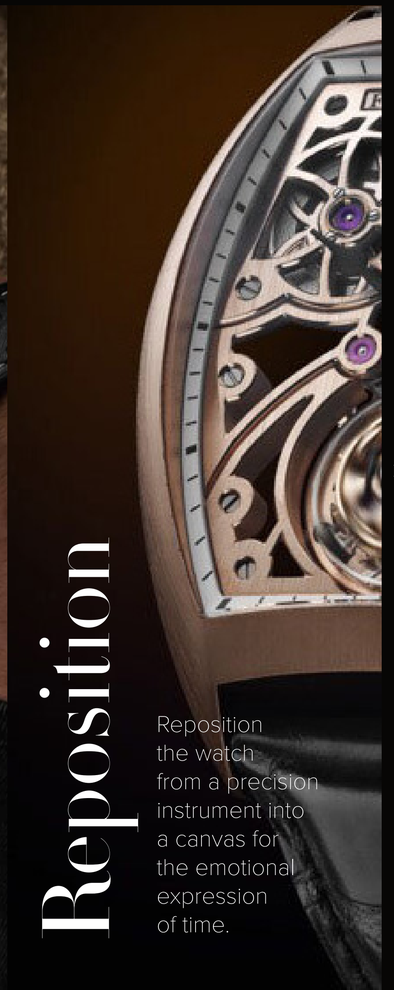
Revitalize

Reintroduce classical Swiss high watchmaking through aesthetic innovation and technical audacity to a new audience.



Reintroduce

Address the needs of the modern world.



Reposition

Reposition the watch from a precision instrument into a canvas for the emotional expression of time.

FRANCK MULLER WATCHES ARE ONE OF THE FINEST AND MOST COMPLICATED IN THE WORLD



“

After the record-breaking success of our first tower, we are excited to announce our second project, the Franck Muller Vanguard. This tower embodies the sporty and dynamic yet elegant characteristics that are synonymous with our timepieces.

With innovative design and cutting-edge technology, the Franck Muller Vanguard aims to redefine luxury living while reflecting the essence of our brand. We believe this project will resonate with our clientele and further strengthen our position in the market.

Erol Baliyan,
Managing Director, Franck Muller MEA

EXTRAORDINARY LIVING



LONDON GATE

Established in 2014 and headquartered in Dubai, UAE, London Gate pays homage to the city of London — a symbol of modernity seamlessly intertwining with its rich cultural past.

Inspired by the fusion of old and new that defines London's architecture, we embarked on a journey to bring the timeless elegance of this iconic city to Dubai's vibrant urban tapestry.

REDEFINING ELEGANCE IN DUBAI'S REAL ESTATE REALM



"

With Vanguard, our latest project, where architectural opulence meets timeless luxury - we bring Franck Muller's second branded residence to Dubai. With this partnership, we aim to reinstate the standards of sophistication and elegance, creating a living experience that reflects the brand values and vision of both London Gate and Franck Muller. An exclusive branded residential project; this will stand as a testament to our commitment to crafting unparalleled and never-seen spaces that resonate with our brand partner's essence and prestige."

Eman Taha,
CEO, London Gate

PROJECT DETAILS

Property Name:
Franck Muller Vanguard by London Gate

Location:
Dubai Marina, Dubai, UAE

UNITS & SIZES

Studio Residences – 414 - 483 sq. ft

Studio Plus Residences – 551 - 674 sq. ft

One Bedroom Residences – 779 - 973 sq. ft

One Bedroom Plus Residences – 942 - 1,010 sq. ft

Two Bedroom Plus Residences – 1,041 sq. ft

Three Bedroom Plus Residences – 1,768 - 1,862 sq. ft

HANDOVER
September 2027



FRANCK MULLER

VANGUARD

BY

LONDON GATE

EXCLUSIVELY PRESENTED BY

OCTA PROPERTIES

Thanuja: +971 50 206 6888
info@octaproperties.com