



فندق باب القصر
BAB AL QASR HOTEL

BAB AL QASR 31
RESIDENCE

-YAS BAY-

Construction Updates Report

August 2026



Project Overview

Bab Al Qasr Residence 31

Yas Bay, Abu Dhabi

Bab Al Qasr Residence 31 rises in Yas Bay as a refined residential destination, designed to offer a premium lifestyle experience in one of Abu Dhabi's most sought-after waterfront communities. Construction is progressing strongly, with structural works advancing ahead of schedule.





Project Narrative

Project Name: Bab Al Qasr Residence 31

Type: Residential Building (2B+G+15+R)

Plot No.: 17 (C31), Sector YS2, Yas Bay

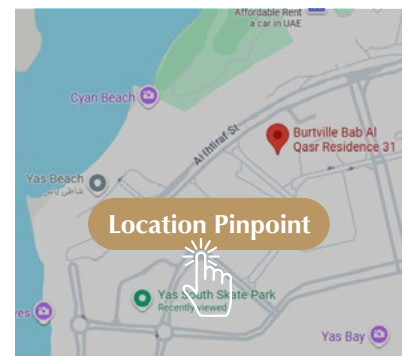
Plot Area: 6,136.24 sq.m.

Construction Start Date: Q4 2024

Project Duration: 46 months

Construction Completion Date: Q1 2029

Forecast Completion Date: Q2 2028



Yas Bay, Abu Dhabi

Progress Overview

As of End of August 2026

37.8%

Planned Progress

45.3%

Actual Progress

+7.6%

Variance / Status
(Ahead of Schedule)



Building Configuration

Two Basement Floors: Parking and building services.

Ground Floor: Residential units, landscaped open areas, swimming pools, gym, sauna, steam rooms, and services.

1st - 15th Floors: Residential units.

Roof Floor: Four open terraces, swimming pool, and services.

Ongoing & Completed Activities

Mobilization & Enabling works

- Mobilization works completed: **100%**
- Shoring piles completed: **412/412 (100%)**
- Excavation: +2.5 level shoring and piling platform
- Guide wall completed: **297/297 (100%)**
- Capping beam completed: **297/297 (100%)**
- Soft piles completed: **206/206 (100%)**
- Hard piles completed: **206/206 (100%)**
- Struts installation completed: **11/11 (100%)**
- Excavation works for foundation completed: **100%**

Sub-Structure works

- PCC casting at pile caps completed: **100%**
- Blockwork for pile caps completed: **100%**
- Shutter work at shoring piles for waterproofing preparation completed: **100%**
- Waterproofing works for pile caps completed: **100%**
- Steel works for pile caps completed: **100%**
- Raft foundation casting completed: **100%**
- Steel reinforcement works for vertical elements at B2 (shear walls, columns, core walls, and water tanks) completed: **100%**
- Shutter works for vertical elements at B2 (shear walls, columns, core walls, and water tanks) completed: **100%**
- Concrete works for vertical elements at B2 (shear walls, columns, core walls, and water tanks) completed: **100%**
- B1 slab casting completed: **100%**
- Steel reinforcement works for GF slab completed: **100%**
- Shutter works for GF slab completed: **100%**
- GF slab casting completed: **100%**
- FF slab casting completed: **100%**
- 2nd to 10th floor slab casting completed: **100%**
- 11th floor slab casting ongoing: **80%**

- GF block works completed: **100%**
 - 1st to 5th floor block works completed: **100%**
 - 6th floor block works ongoing: **80%**
 - 7th floor block works ongoing: **40%**
 - GF plaster works completed: **100%**
 - 1st floor plaster works completed: **100%**
 - 2nd floor plaster works ongoing: **90%**
 - Basement 1 & 2 high level painting works completed: **100%**
 - Basement 1 wall painting works ongoing: **50%**
 - Basement 2 MEP high level work ongoing: **90%**
 - Ground floor MEP high level work ongoing: **90%**
-

Construction Progress



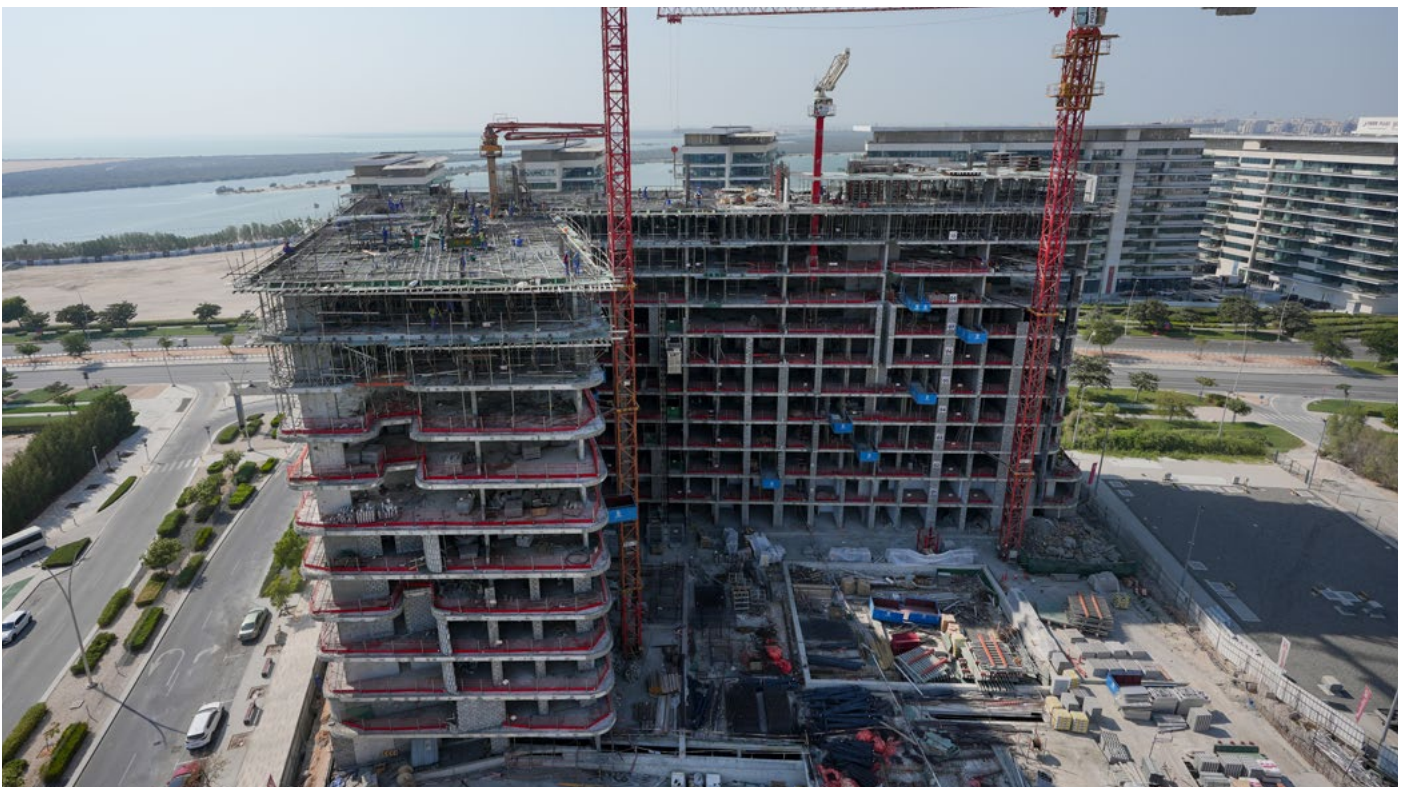
YouTube
Live Stream Link

[Click Here](#)

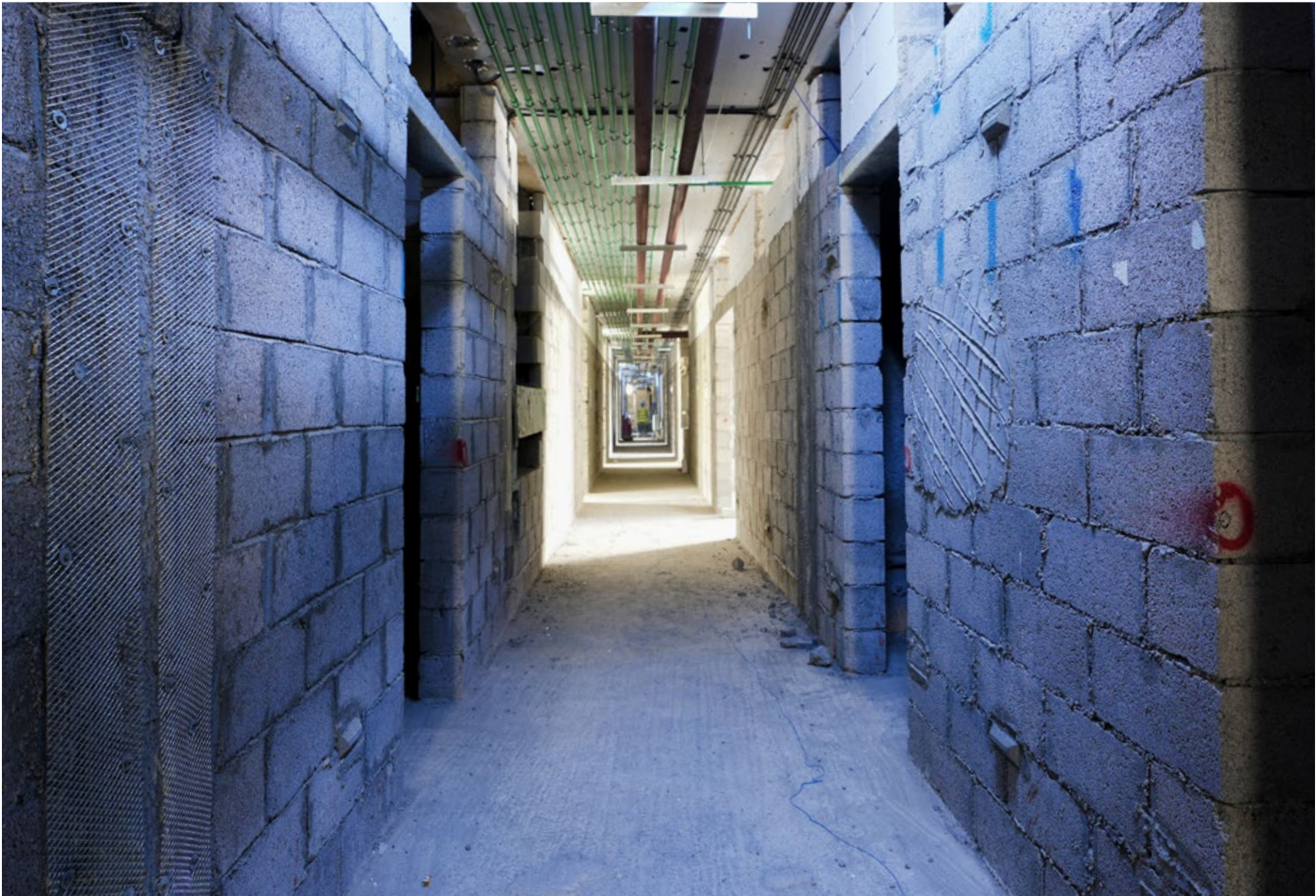


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Progress Link

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