



فندق باب القصر
BAB AL QASR HOTEL

BAB AL QASR 22

CANAL VIEW
RESIDENCE

Construction Updates Report

September 2026



Project Overview

Bab Al Qasr Canal View Residence 22

Al Raha Beach, Abu Dhabi

Bab Al Qasr Canal View Residence 22 by Burtville Developments is a landmark waterfront residential community in Al Raha Beach, Abu Dhabi. Comprising three towers with 242 premium residences, the development offers canal and sea views, rooftop lifestyle amenities, podium parking, and direct connectivity to Yas Island, Zayed International Airport, and Abu Dhabi city.





Project Narrative

Project Name: Bab Al Qasr Canal View Residence 22

Type: Branded Residential (3 Towers, 2 Podiums + G + 13 with Rooftop Amenities)

Plot No.: RBW3 C2

Plot Area: 94,000 sq.ft.

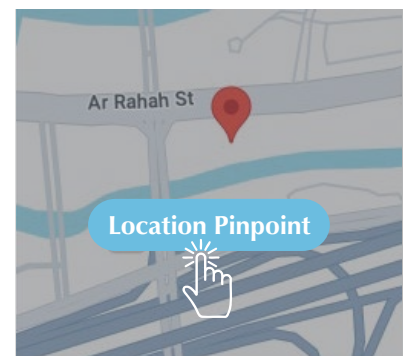
Total Landscape Area: 59% (55,460 sq.ft.)

Construction Start Date: Q3 2025

Project Duration: 47 months

Construction Completion Date: Q2 2029

Forecast Completion Date: Q4 2028



Al Raha Beach, Abu Dhabi

Progress Overview

As of End of Sept. 2026

21.5%

Planned Progress

23.8%

Actual Progress

+2.2%

Variance / Status
(Ahead of Schedule)



Building Configuration

2 Podium Floors: Parking and building services.

Ground Floor: Duplex residences with private gardens.

1st - 11th Floors: Residential units.

12th Floor: Sky villas with private terraces.

Roof Floor: Three infinity pools with panoramic views over Yas Island, three rooftop gardens, seating areas, and outdoor lounges.

Facilities: Retail shops, two swimming pools, landscaped open areas, health club, sauna, kids' play area, and services.

Ongoing and Completed Activities

Tower A

Mobilization & Enabling works

- Mobilization and site offices arrangements completed: **100%**
- Enabling works (shoring) completed: **100%**
- Enabling works (piling + testing) completed: **100%**
- Soil excavation and compaction for foundation completed: **100%**
- PCC blinding and solid block dead shutter completed: **100%**
- Substructure waterproofing ongoing: **80%**

Reinforced Concrete Skeleton Works

- Reinforcement, formworks, and concrete pouring for raft foundation (floor of basement 2) ongoing: **50%**

Tower B

Mobilization & Enabling works

- Mobilization and site offices arrangements completed: **100%**
- Enabling works (shoring) completed: **100%**
- Enabling works (piling + testing) ongoing: **95%**
- Soil excavation and compaction for foundation ongoing: **20%**
- PCC blinding and solid block dead shutter ongoing: **5%**
- Substructure waterproofing ongoing

Reinforced Concrete Skeleton Works

- Reinforcement, formworks, and concrete pouring for raft foundation (floor of basement 2) ongoing

Tower C

Mobilization & Enabling works

- Mobilization and site offices arrangements completed: **100%**
- Enabling works (shoring) completed: **100%**
- Enabling works (piling + testing) ongoing: **95%**
- Soil excavation and compaction for foundation ongoing: **5%**
- PCC blinding and solid block dead shutter ongoing
- Substructure waterproofing ongoing

Reinforced Concrete Skeleton Works

- Reinforcement, formworks, and concrete pouring for raft foundation (floor of basement 2) ongoing
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Construction Progress



YouTube
Live Stream Link

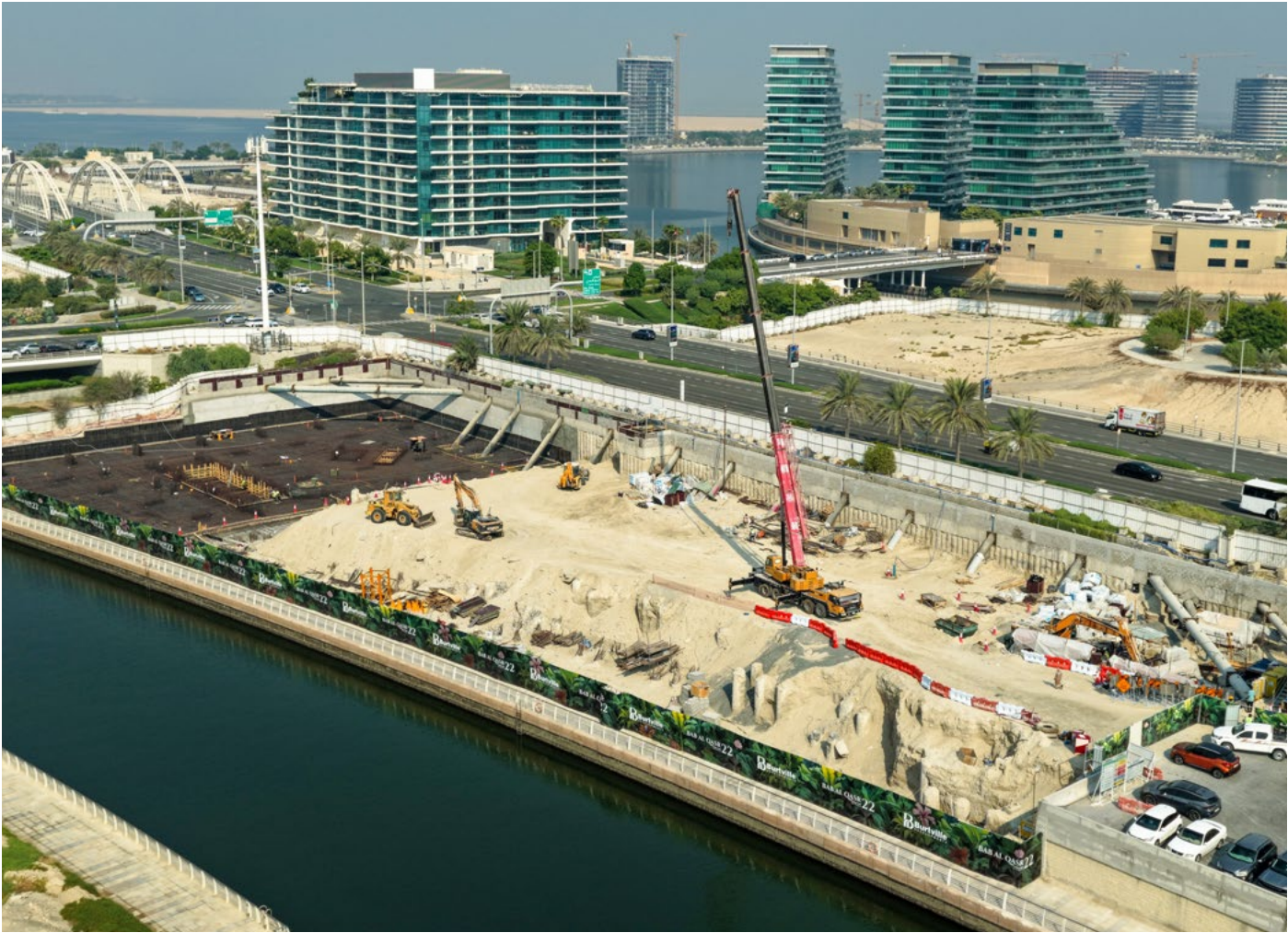
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DARI
Progress Link

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