Burtville
DEVELOPMENTS

BAQ

باب القصر
BAB AL QASR
Hotel & Residences

BAB AL QASR 51
SEA VIEW
RESIDENCE

Construction Updates Report

October 2026



Project Overview

Bab Al Qasr Sea View Residence 51

Al Raha Beach, Abu Dhabi

Bab Al Qasr Sea View Residence 51 is a prestigious waterfront development by Burtville Developments in Al Raha Beach, Abu Dhabi. Branded by Bab Al Qasr Hotel, it combines elegant architecture, premium finishes, and a refined waterfront lifestyle. The development features 144 apartments, 19 townhouses, expansive landscaped areas covering 82% of the plot, and a range of resort-style amenities, offering exceptional coastal living and long-term value.





Project Narrative

Project Name: Bab Al Qasr Sea View Residence 51

Type: Branded Residential (Lower Ground + Ground Floor + 11 Floors + Roof)

Plot No.: 11 & 12

Plot Area: 181,783 sq.ft.

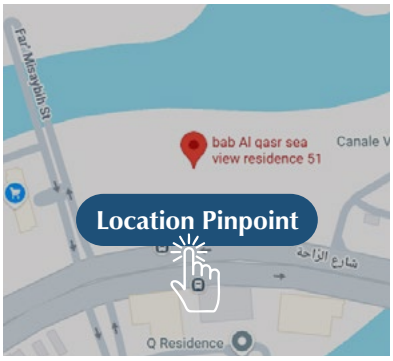
Total Landscape Area: 82% of the plot

Construction Start Date: Q2 2026

Project Duration: 44 months

Construction Completion Date: Q4 2029

Forecast Completion Date: Q3 2029



Al Raha Beach, Abu Dhabi

Progress Overview

As of End of Oct. 2026

7.3%	9.5%	+2.2%
Planned Progress	Actual Progress	Variance / Status (Ahead of Schedule)



Building Configuration

Lower Ground & Ground Floors: Waterfront townhouses.

First Floor: Extensive landscaped leisure areas and outdoor lifestyle amenities.

1st - 11th Floors: Premium residential units.

Rooftop Level: Infinity pool, sky lounge with fire pit, sky yoga lawn, waterfront seating areas, floating sunbeds, open terraces, and dedicated dining and relaxation spaces.

Building Features

Entrance Lobbies: 3 Triple-Height Entrance Lobbies (12 meters high)

Retail: 7 Ground-Floor Retail Shops

Parking: Over 350 Parking Spaces

EV Charging: 30 EV Charging Stations

Vertical Transportation: 6 Passenger Lifts and 3 Service Lifts

Ceiling Height: 3.6 Meters (Slab to Slab)

Ongoing & Completed Activities

Mobilization & Enabling Works

- Mobilization and site office arrangements ongoing: **80%**
- Enabling works (shoring) completed: **100%**
- Enabling works (piling) ongoing: **75%**

Construction Progress

YouTube Live Stream Link **Click Here**

DARI Progress Link **Click Here**




WA 470



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