



“LEAD DEVELOPMENT IS SET TO AWARD ADDITIONAL CONSTRUCTION PACKAGES VALUED BETWEEN AED1.5 AND 2 BILLION”

programme, the successful Art of Living event, and an agreement with Kids First Group's Redwood Nursery to open the first Redwood Centre of Excellence in Abu Dhabi. Jubail Island also unveiled Bada Al Jubail, an exclusive beachfront gated community with a development value of AED4 billion. Spanning 446,000m² with 8km of beach frontage, Bada Al Jubail will offer luxury mansions, yacht marinas, private beaches, cycle tracks, and jogging paths, with mansion prices starting at AED37 million.

By November 2023, Jubail Island was ready to welcome new amenities, including entertainment, dining, recreational, and educational facilities. The first residential units in Nad Al Dhabi were handed over to homeowners, with up to 700 units scheduled for handover by Q4 2024. Nad Al Dhabi will feature a comprehensive range of amenities, including a community centre with a gym, pools, a wellness studio, retail areas, and a mosque by Q2 2025.

Over the past 12 months, LEAD has awarded numerous construction contracts, demonstrating its ongoing commitment to expanding its project portfolio. Key contracts awarded include the construction of Jubail Terraces, valued at AED327 million, and the bridge extension and infrastructure works within Jubail North, which are valued at AED77 million. Additionally, roads and infrastructure

work in Bada Al Jubail, including a link road from Ain Al Maha to Bada Al Jubail, have been awarded at a value of AED92 million. The construction of townhouses and a yacht club in the Marfa District was awarded at a value of AED138 million. Landscape works spread across various packages were awarded at values of AED51 million, AED125 million, and AED63 million, respectively, for different project phases. Lastly, the channel widening works were awarded at a value of AED130 million.

In addition to its developments in the UAE, LEAD has expanded its footprint internationally. The company announced the Mabel Marbella Residences, a high-end project in Marbella, Spain, in partnership with Mabel Capital and others. LEAD is currently managing a work pipeline valued at approximately AED13 billion, ensuring its continued influence in both local and international markets.

LEAD Development is deeply committed to sustainability and community engagement, with Jubail Island serving as a model for low-density, low-impact development. The company aims to conserve the natural environment, foster community and cultural appreciation, and set new standards for sustainable living.

A key highlight is the Jubail Mangrove Park, an eco-tourism destination offering guided tours and tree-planting activities to preserve the mangrove ecosystem. In October 2023, an agreement with the Environment Agency - Abu Dhabi established the Jubail Mangrove Innovation Centre, part of the broader Abu Dhabi Mangrove Initiative. This centre will focus on the protection, preservation, and restoration of mangroves, with a commitment from Jubail Island Investment Company to plant one million mangroves by 2030, contributing to the UAE's national goal.

LEAD Development also measures its social impact through a comprehensive assessment framework, evaluating local employment opportunities, community engagement, resident satisfaction, and economic factors such as tourism revenue and job creation. This holistic approach ensures that LEAD's developments not only contribute to the environment but also foster sustainable community growth.

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LEAD DEVELOPMENT

LEAD Real Estate Developer has established itself as a premier player in the UAE's real estate sector. Since its inception, the company has conceptualised, built, and delivered projects worth over AED28 billion, solidifying its reputation as a key contributor to the region's urban development landscape. Among its most anticipated projects is the AED15 billion Jubail Island master-planned community, a sprawling development that covers 40 million m², including 1.1 million

m² of gross floor area (GFA) and 4.2 million m² of developable land.

LEAD's construction portfolio is a testament to its commitment to delivering high-quality, sustainable developments. The total value of awarded construction packages amounts to AED6 billion, which includes various components critical to the Jubail Island project. In addition, the developer is set to award additional construction packages valued between AED1.5 and 2 billion. These

upcoming projects include the Bada Al Jubail infrastructure and villa construction contracts, Jubail Hills contracts, Ain Al Maha North contracts, and the Gordonstoun School contracts.

In April 2023, LEAD broke ground on Jubail Terraces, a new community within Souk Al Jubail, featuring 242 elegantly designed apartments across a series of low-rise, low-impact buildings. By July 2023, significant milestones were achieved on Jubail Island, including completing its water network, main infrastructure works, and activating electrical substations. Additionally, Spinneys announced plans to open a supermarket, and the first Gordonstoun School in the Gulf region was confirmed for Jubail Island.

The momentum continued into 2024, with the launch of Jubail Island's public art

