

CALISI

BY ZOYA

HARMONY WOVEN INTO LIFE

CALISI BY ZOYA is a limited collection of fully furnished residences in Dubai South — crafted for a lifestyle that feels effortless, refined, and complete. Set within one of Dubai's most promising destinations, it offers modern living shaped by openness, comfort, and everyday ease.



A woman with long brown hair, wearing a vibrant red dress and a wide-brimmed straw hat with a black band, is seen from behind. She is sitting on a concrete pier with large, smooth, light-colored spherical bollards. She is looking out over the water towards the Dubai skyline, with the Burj Khalifa being the most prominent building. The sky is a warm, golden-orange color, suggesting sunset or sunrise. The pier has a metal railing with horizontal bars. The overall mood is serene and contemplative.

DUBAI, THE LAND OF DREAMS

A city shaped by movement and opportunity -
where everything connects, and growth feels
continuous. Defined by strong infrastructure and
investor-first policies, Dubai offers a place to build,
invest, and live with long-term clarity.





WHY DUBAI

DESTINATIONS 240

A globally apt strategic location

INVESTOR-FIRST

Regulations that put the investor at the forefront

TAX-FREE

foreign ownership in freehold neighbourhoods %100

GOLDEN VISA

year residency in the safest city in the world-10

AUSPICIOUS YIELD

%11-5 Attractive rental yields of

MEGA CAPITAL APPRECIATION

(years 5-3) appreciation %30-20 Off-plan properties with

DUBAI, THE CITY OF INVESTMENT & OPPORTUNITIES

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continuous. Defined by strong infrastructure and
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.build, invest, and live with long-term clarity





SET WITHIN A PLACE THAT CONTINUES TO GROW

Within Dubai South, Calisi is not defined by what surrounds it - but by how it settles into place. Positioned within a district shaped by movement and long-term vision.

Al Maktoum International Airport (DWC):

10 minutes

Expo City Dubai: 10 minutes

Etihad Rail Network: 5 minutes

Sheikh Mohammed Bin Zayed Road:
5 minutes

Palm Jebel Ali: 20 minutes

Dubai Marina: 30 minutes

Downtown Dubai: 40 minutes

Yas Island, Abu Dhabi: 45 minutes

WHERE SPACE FEEL RESOLVED

THE RESIDENCES

A collection of fully furnished homes shaped around clarity, proportion, and everyday function - where space is designed to support how life is lived, without excess.

Each residence balances openness with structure, allowing movement to feel natural and living to align with ease.





FRAMED WITH CLARITY

THE INTERIORS

At Calisi, the interiors reflect beauty in full bloom.

A sense of balance runs through each space - where light, proportion, and material come together with radiance, and every detail feels placed, not added.

Nothing is added without purpose, and everything settles into place, just as it should



WHERE LIFE BEGINS TO GROW

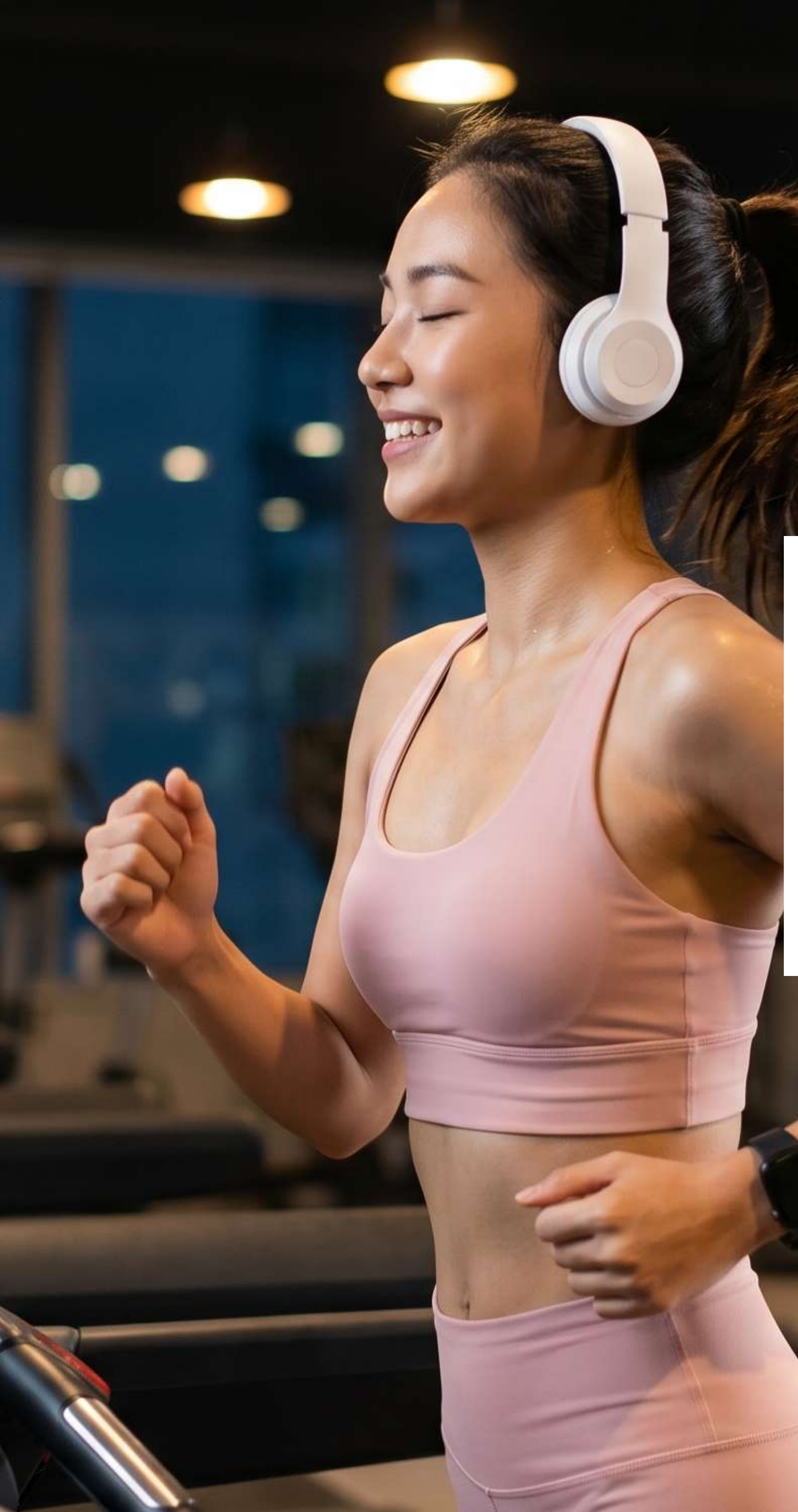
DUBAI SOUTH

Dubai South is a district shaped by movement - yet holds a sense of openness that allows life to settle with ease.

Rooted around Al Maktoum International Airport and key transport networks, it brings the city within reach, without the weight of it.

A place defined not by pace, but by how naturally everything falls into place.





EMBRACE
LUXURY LIVING





AMENITIES



IN FLOW

- Gym
- Kids & Adult Pool
- Kids Play Area
- Barbeque Area

IN STILLNESS

- Outdoor Seating
- Landscaped Open Spaces
- Yoga & Relaxation Areas



STUDIO RESIDENCES



TWO-BED RESIDENCES









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