



Lumina
AP-32

Featured in
Forbes
Middle East

Welcome to

Lumina

AP-32

Premier Offices, Clinics,
and Retail Spaces in



LOCATED AT
مدينة دبي الطبية
Dubai Healthcare City
@DUBAIHEALTHCARECITY f t @ in

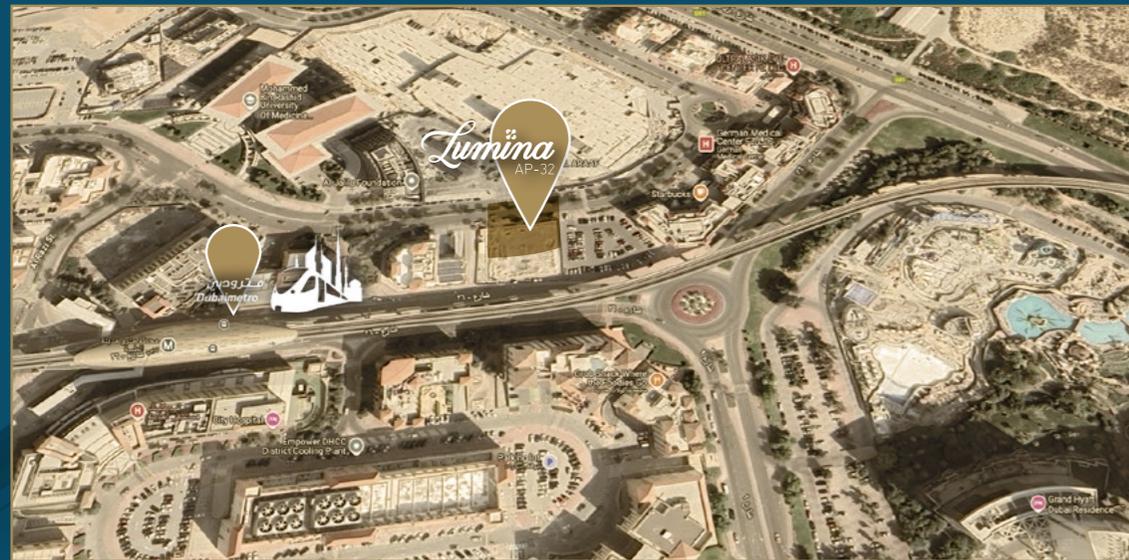


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INTRODUCTION

Discover the Future of Healthcare & Business



Located in the heart of Dubai Healthcare close to DHCC metro station, Mohammad Bin Rashid University and City Hospital. Lumina AP - 32 is a state-of-the-art development designed to foster innovation and excellence. With a blend of premium office spaces, modern clinics, and vibrant retail outlets, this project is your gateway to success in the bustling healthcare and business community.

MEDICAL & HEALTHCARE INSTITUTIONS

Purpose-built Clinics for Optimal Care

Lumina AP - 32 is home to meticulously designed clinics that cater to a wide range of medical specialties. With advanced facilities and a focus on patient-centered care, healthcare providers can thrive in an environment that promotes wellness and healing.



Strategic
location near
major hospitals
and institutions



Flexible space
configurations to
suit various medical
practices



Equipped with
the latest medical
technologies and
services

OFFICE SPACES

Elevate Your Business



Our modern office spaces are tailored for professionals seeking a productive work environment. Featuring contemporary design and smart technology. Lumina AP - 32 is the perfect place to grow your business.



Spacious and customizable office layouts



Ample natural light and premium finishes
Access to shared



facilities and meeting rooms





❁ RETAIL OPPORTUNITIES

A Hub for Retail Excellence



Enhance your brand's visibility in Lumina AP - 32's vibrant retail space. Ideal for wellness, lifestyle brands, and eateries, this retail environment attracts both locals and visitors.

- ❁ High foot traffic in a strategically located shopping area
- ❁ Versatile spaces suitable for various retail concepts
- ❁ Opportunities for collaboration with nearby clinics & businesses



AMENITIES AND FEATURES

State-of-the-Art Amenities

At Lumina AP - 32, we prioritize the comfort and convenience of our tenants and visitors. Our project offers a range of amenities designed to enhance your experience.



Green spaces and relaxation areas



7/24 security and concierge services



Ample parking space for tenants and customers

مترود دبي
Dubaimetro



Easy access from DHCC metro station



Image source: Ultralask Eye Center

Dubai Healthcare City has secured a \$45 million investment through a joint venture between Ultralask Eye Center and AMICO Group.

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Dubai's position as a global hub for healthcare continues to be bolstered by major new investments in the sector. The latest example is a landmark joint venture between Ultralask Eye Center and AMICO Group to develop a cutting-edge 45\$ million commercial building in Dubai Healthcare City.

The new four-story, 110,000 square-meter building complex will serve as the U.A.E. office for AMICO Group and will also house a state-of-the-art Ultralask hospital. AMICO Group, headed by Executive Chairman, Mihran Hazarian, has been a prominent player in MENA's healthcare sector since 1984, delivering cutting-edge medical technologies, sophisticated surgical support, and world-class medical education across the region. For its part, Ultralask Eye Center is a renowned provider of laser vision correction. The center was founded by consultant ophthalmologist, Dr. Ali Fadlallah, who serves as the center's medical director and chief executive for the three branches in Dubai, Abu Dhabi, and Sharjah.

This collaborative project underscores Dubai's appeal among leading healthcare providers seeking to capitalize on the emirate's rapidly growing population and status as a medical tourism destination.

The new building's prime location in Dubai Healthcare City, the region's largest healthcare free zone, will provide Ultralask Eye Center, a JCI accredited institution, with unparalleled access to a diverse patient base. The hospital will occupy two floors of the building and feature the latest ophthalmic technologies and procedures. Plans are also in place for expansion into other specialties including dermatology, ENT, and aesthetics.

Expansion in the United Arab Emirates is an exciting move for Ultralask. Dubai has established itself as a leading global destination for world-class healthcare, and Ultralask Eye Center intends to contribute to its continuing growth by bringing innovative eye care solutions to more patients in the emirate and beyond.

For AMICO Group, this is also a pivotal moment. The joint venture not only reinforces its leadership on the U.A.E.'s healthcare landscape, but also highlights an enduring commitment to innovation and excellence throughout the region.

Construction on the new commercial building is slated to begin in Q2024 4, with completion expected by the end of 2027. The project will create hundreds of new jobs in the medical and professional services sectors, further cementing Dubai's status as a magnet for top global talent.

In addition to the commercial facilities, the building will feature retail spaces available for lease to local and international investors. This will create a vibrant commercial hub within Dubai Healthcare City, offering convenience and amenities to the thousands of patients, visitors and medical professionals who frequent the free zone on a daily basis.

The multi-million-dollar project is a testament to Dubai's continued success in attracting major healthcare investments that are raising the bar for medical excellence, not just in the U.A.E. but across the entire Middle East region.

As the U.A.E.'s healthcare ecosystem continues to evolve, the joint project between AMICO Group and Ultralask Eye Center is one of the many groundbreaking collaborations positioning Dubai as a global leader in innovative, patient-centric care.

The thoughts expressed in this advertorial are solely those of the client.

Your Ideal Location



Investing in Lumina AP - 32 means becoming part of a thriving community in DHCC. With excellent connectivity to major highways, airports, and public transport options, your business will benefit from a central and accessible location.



Proximity to Dubai's major attractions and transport links



Membership in a community focused on health and innovation



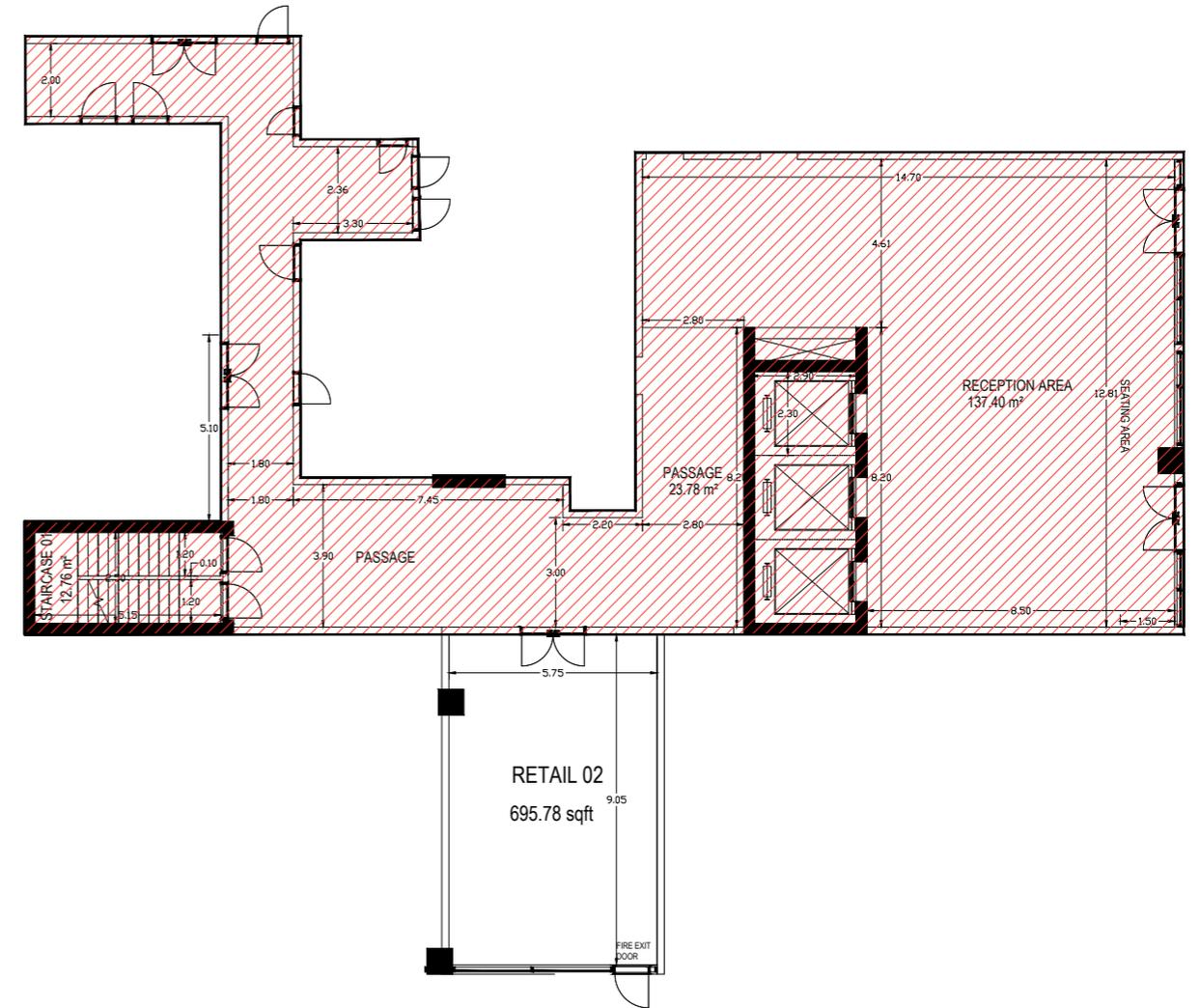
Opportunities for networking with other professionals



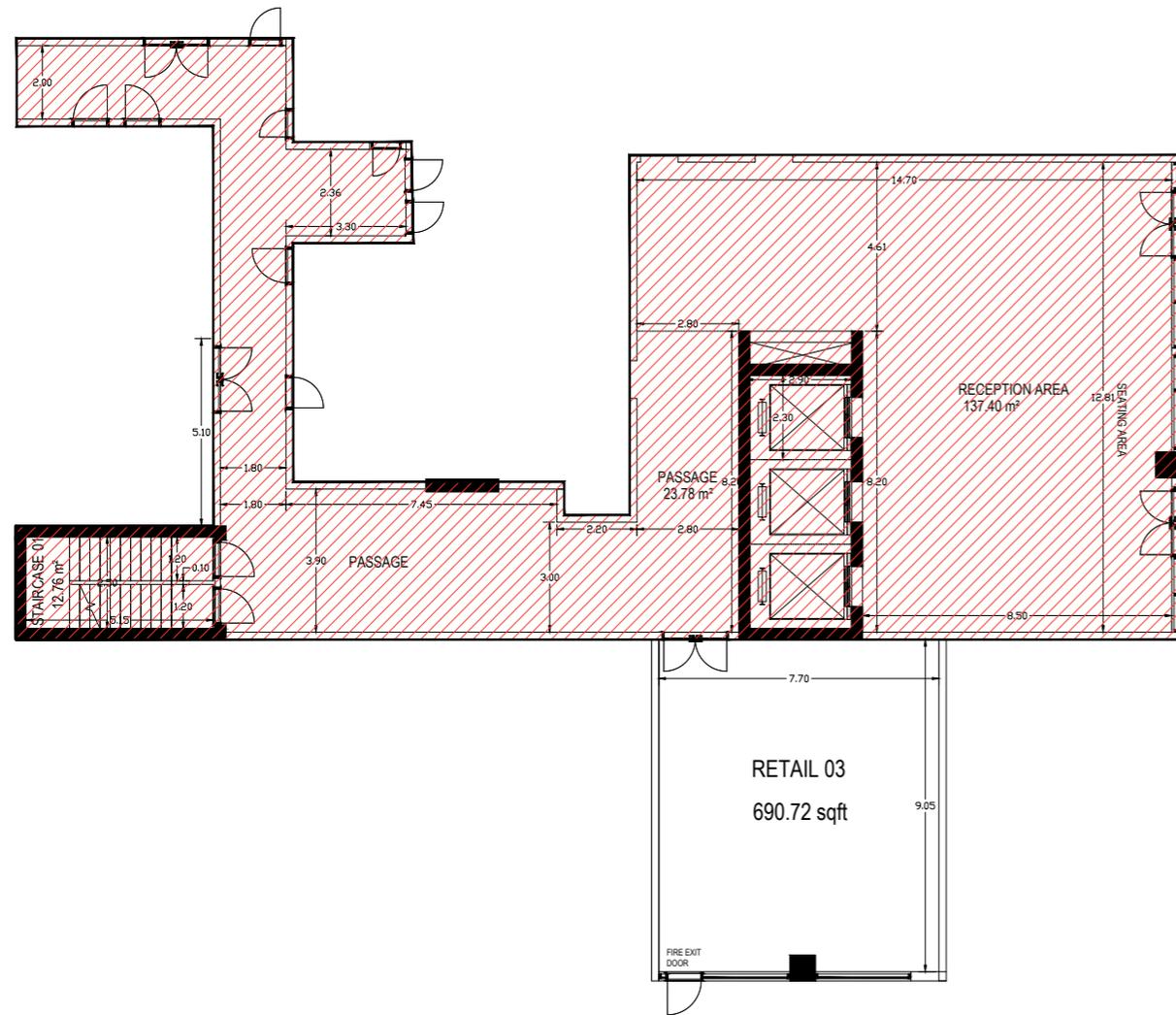
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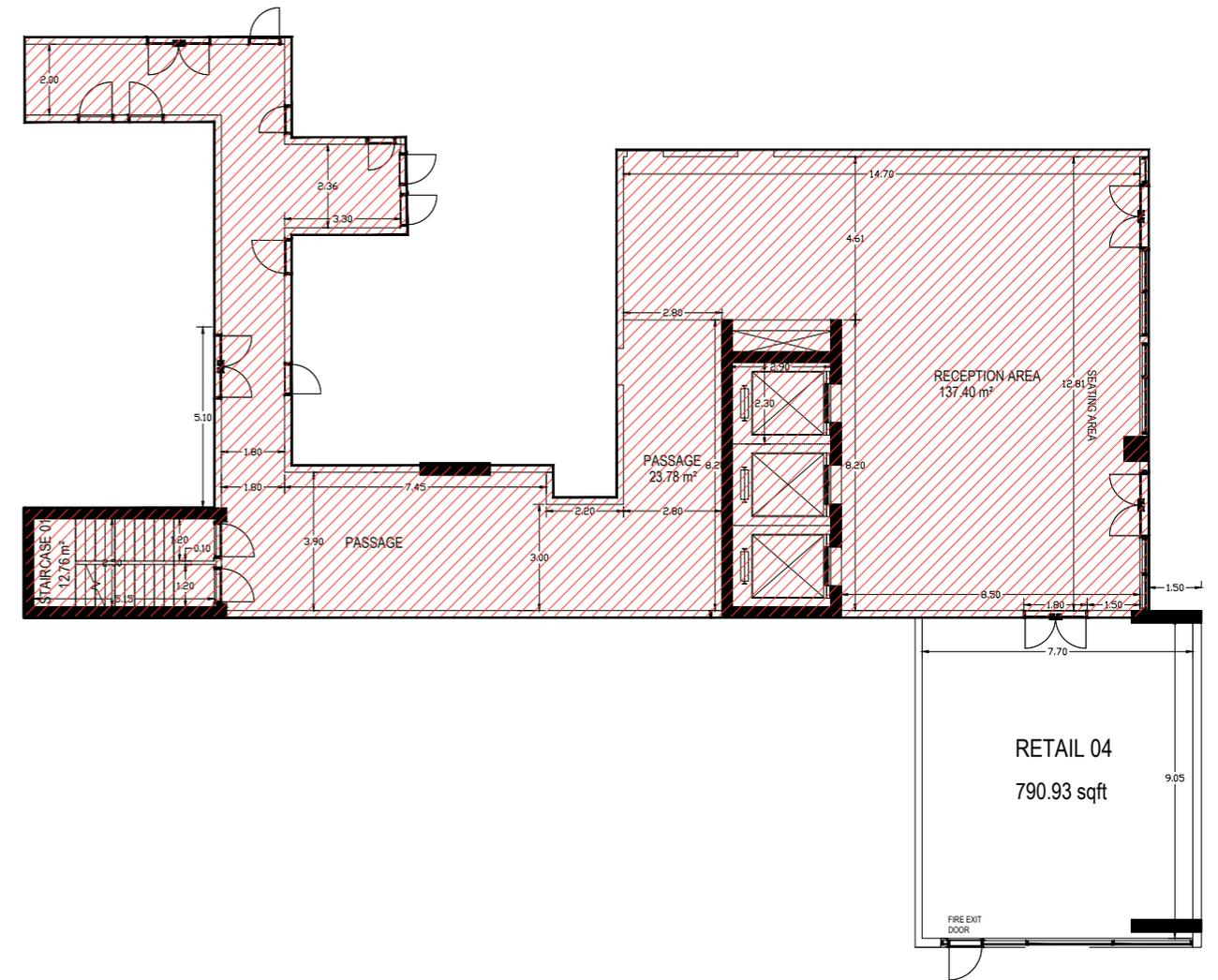
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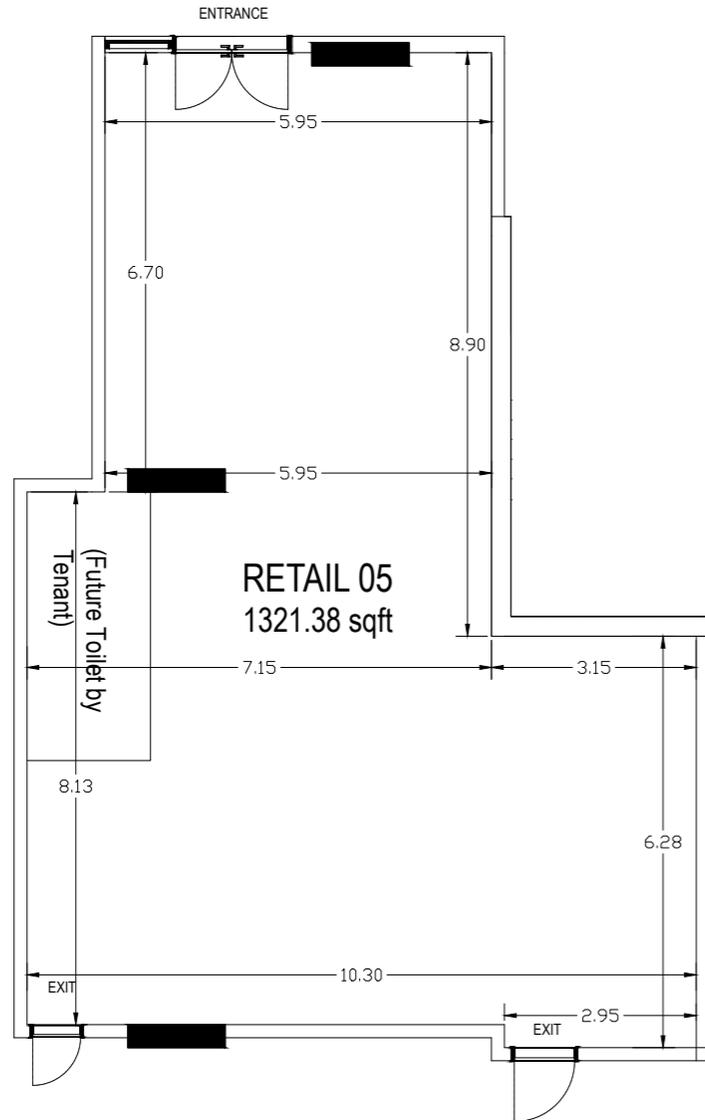
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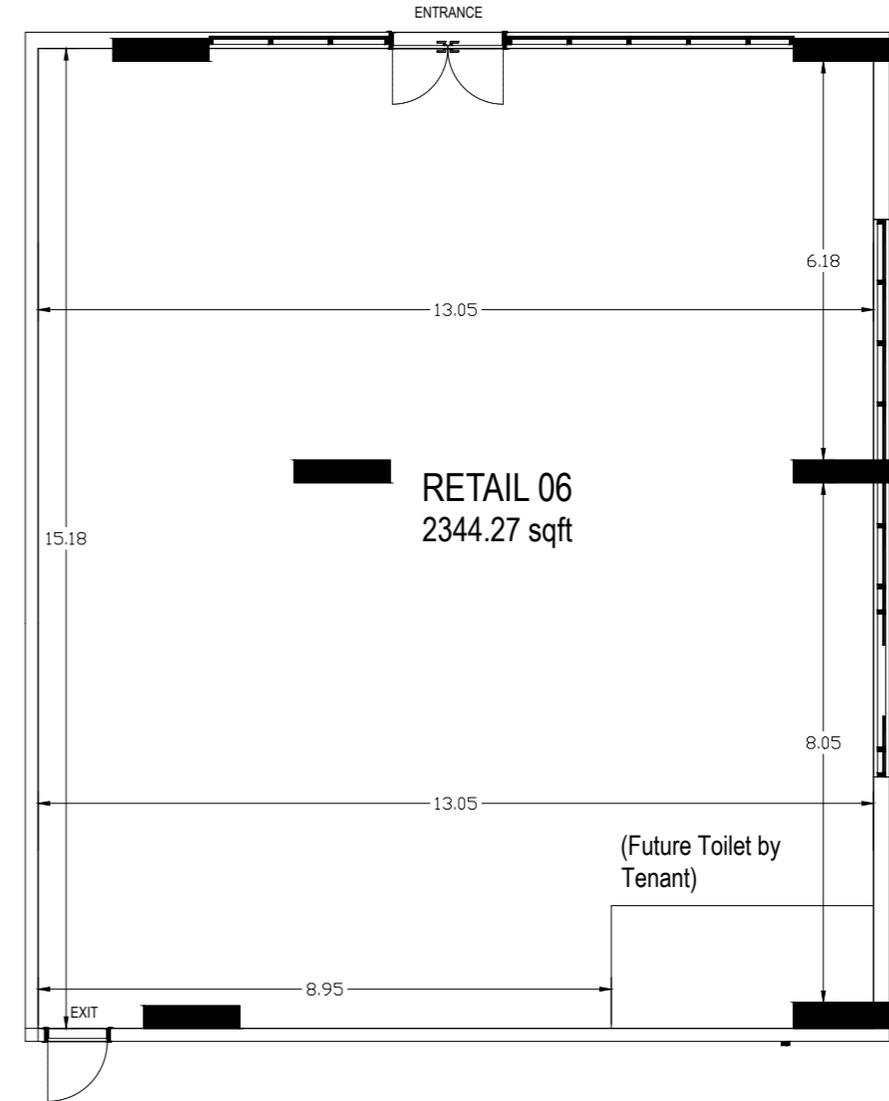
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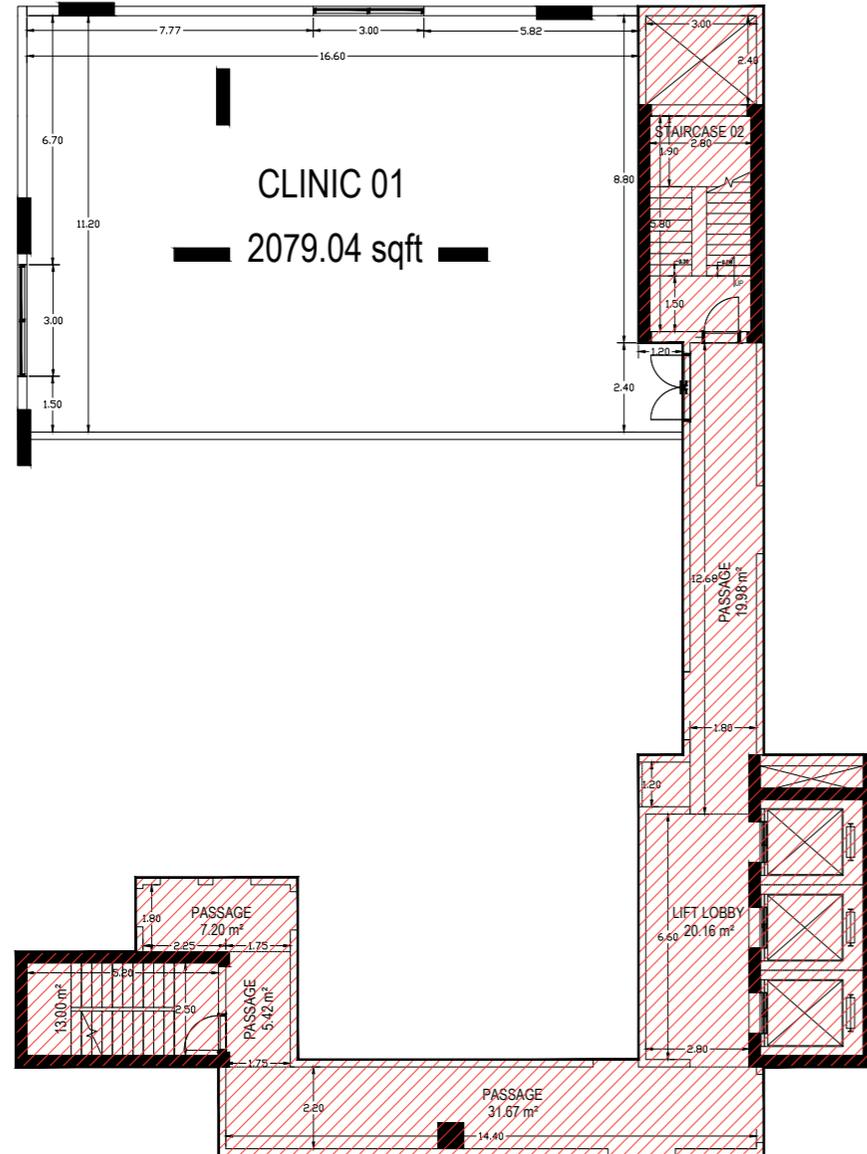
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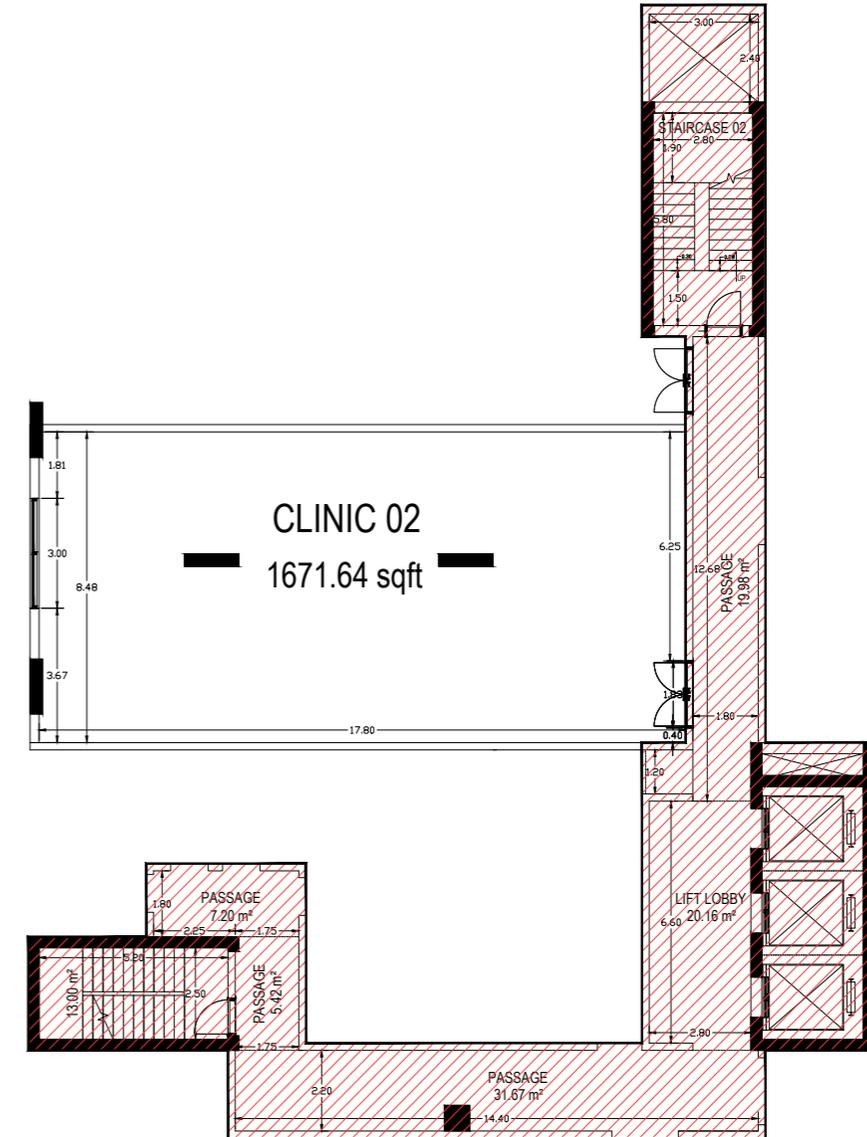
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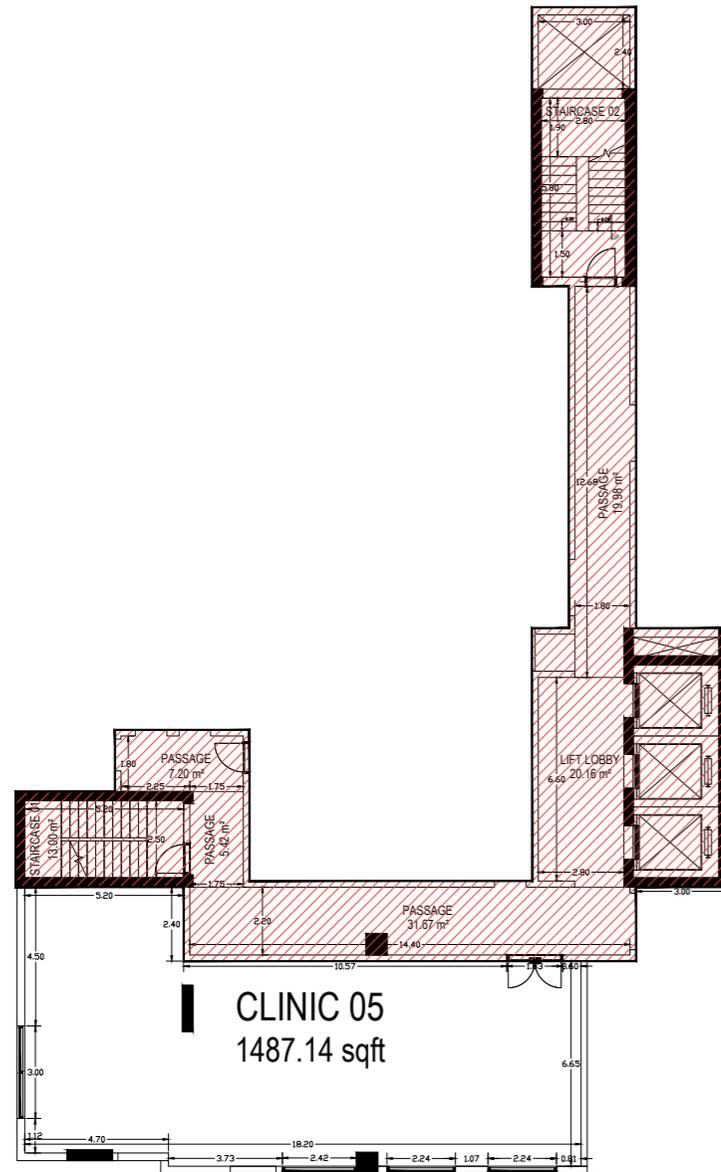
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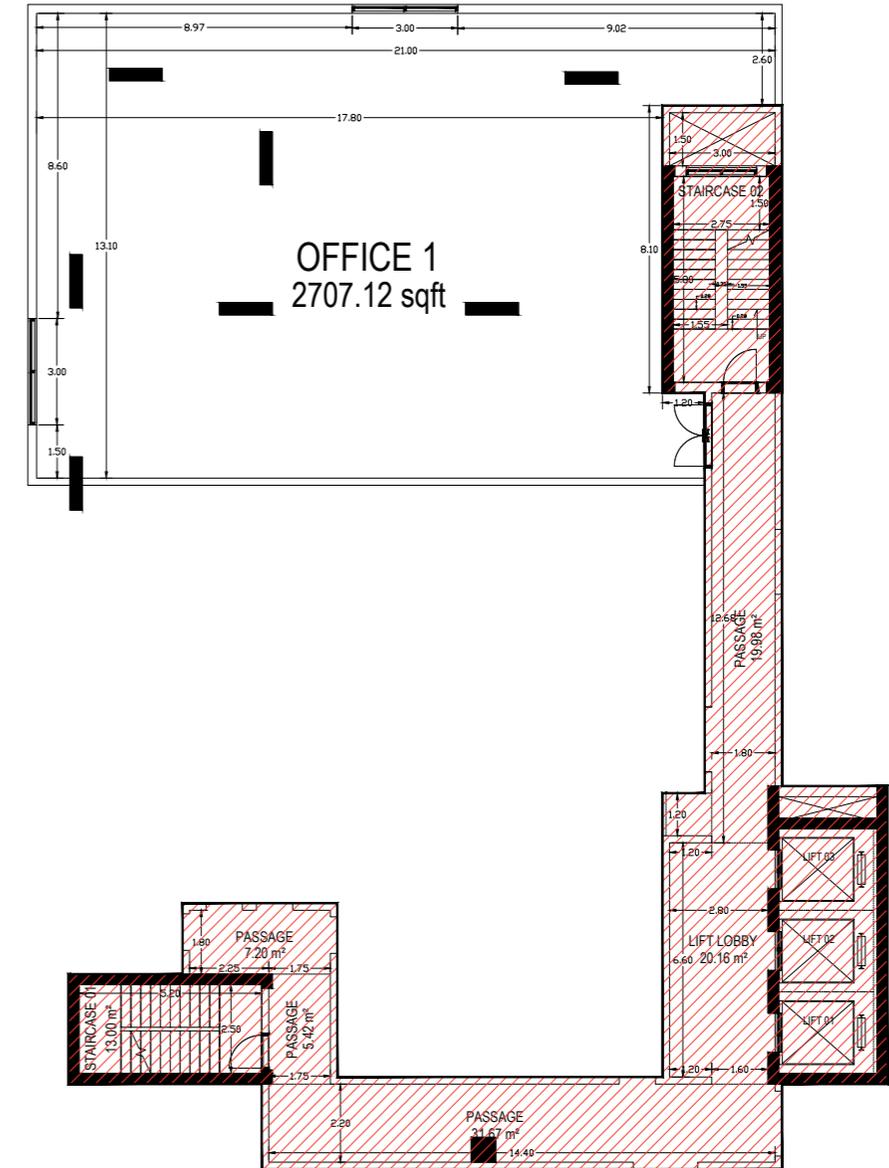
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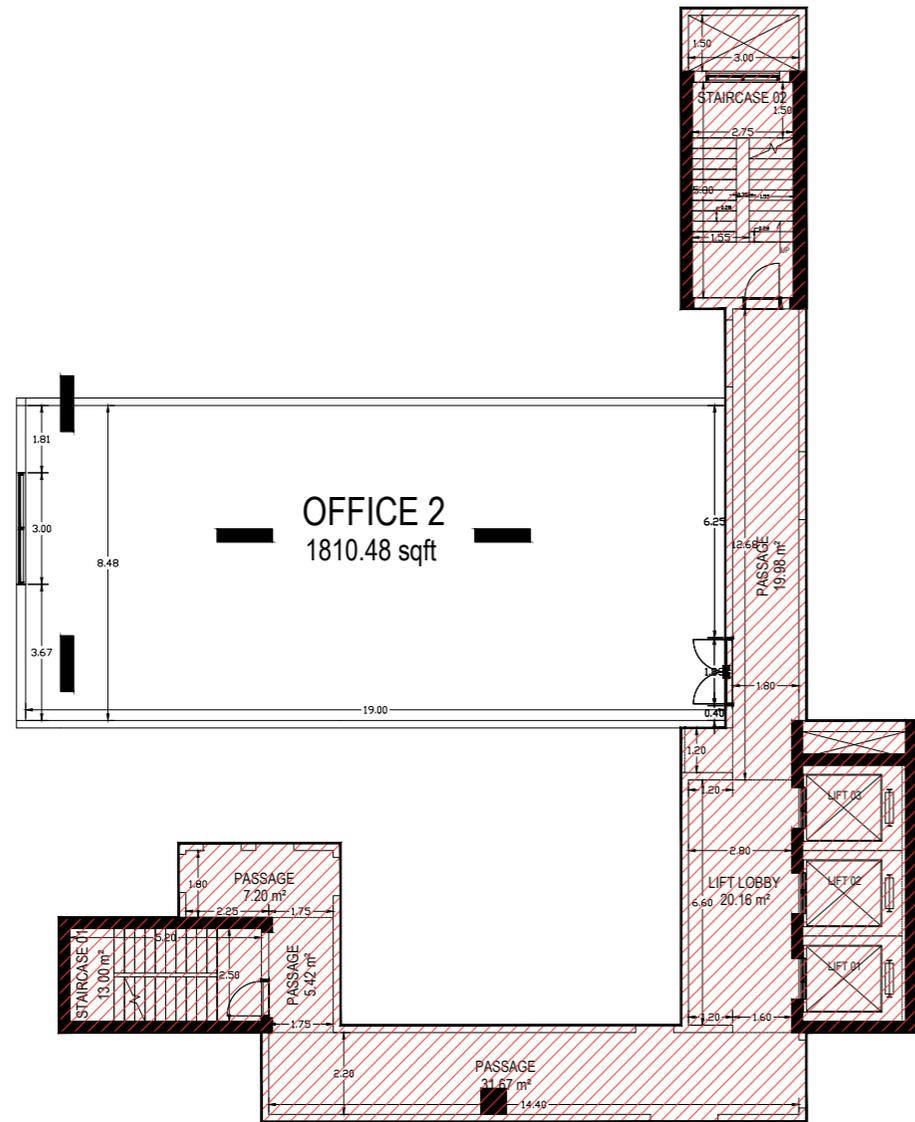
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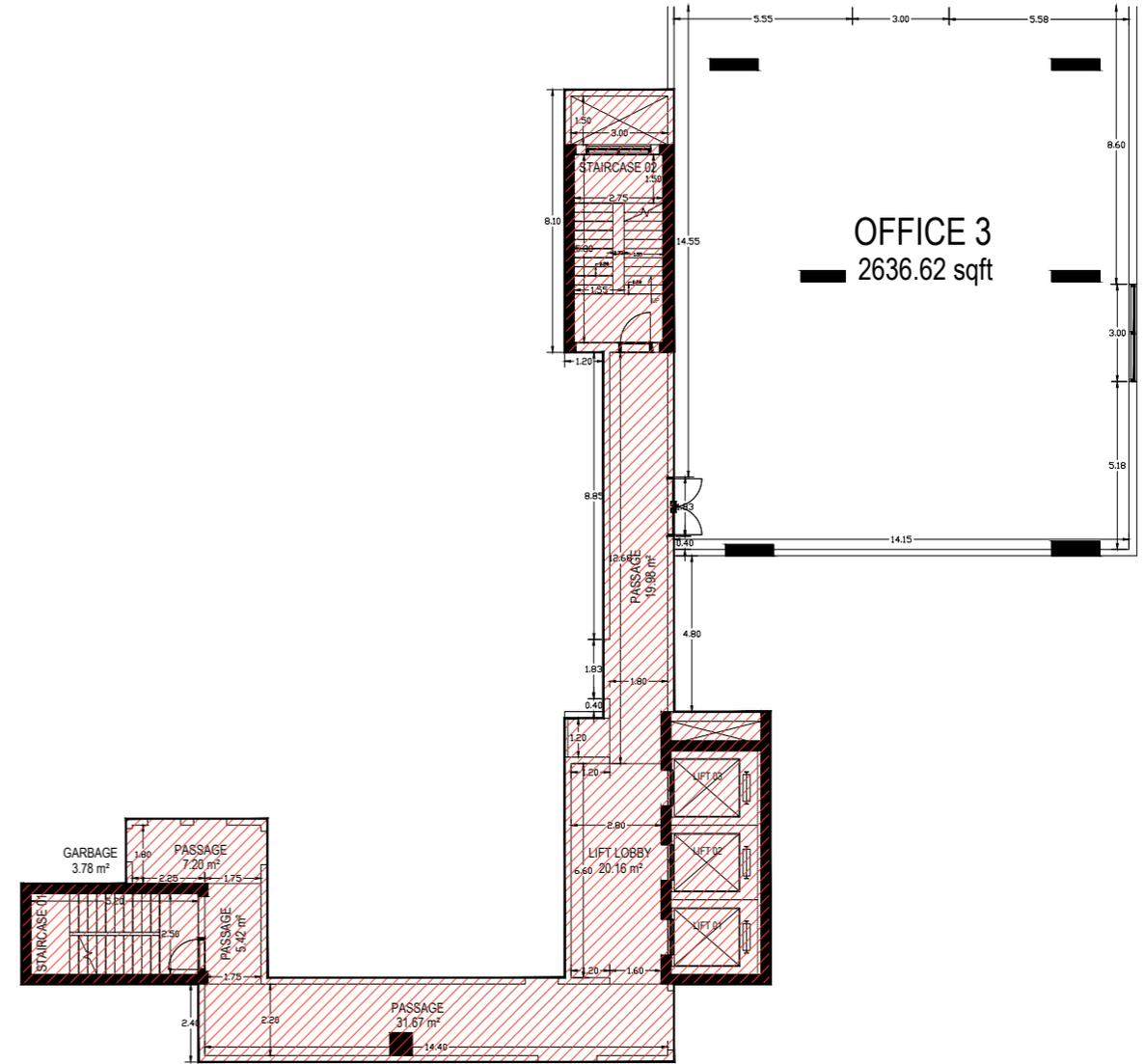
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Join us at Lumina AP - 32 and be part of the future of healthcare and business in Dubai. For more information and to schedule a tour, contact us today!

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