

WINDSOR
HOUSE





DESIGN-LED LIVING IN DUBAI SOUTH

At Ellington, we believe a home is more than just a place, it's a reflection of who you are. For years, we've shaped design-led communities that elevate everyday living, places that inspire, endure, and feel deeply personal. With every new development, we continue to reimagine what it means to live beautifully in Dubai.

Now, we bring this vision to a new destination on the rise, Dubai South, a district defined by movement, promise, and purpose. Poised at the city's evolving edge, it's where open skies meet open possibilities, where connectivity and community come together to shape a new way of life..

Our newest residential project is thoughtfully crafted for individuals and families seeking more, more meaning, more connection, more soul in the everyday.

THE CALM WAY TO BE CONNECTED

A BLUEPRINT OF THE FUTURE



Dubai South is a visionary urban destination, where thoughtfully planned spaces bring together aviation, logistics, residential, commercial, and retail experiences in perfect harmony.

Anchored by Al Maktoum International Airport and set to welcome autonomous transport, it is designed for seamless global connectivity and effortless living. Inspired by the leadership of His Highness Sheikh Mohammed bin Rashid Al Maktoum, Dubai South aspires to be a smart, sustainable, and inclusive city, where people flourish, creativity thrives, and the future is beautifully shaped.



WOVEN WITH INTENTION ROOTED IN WARMTH

Twin residential towers rise gracefully, framing a sun-drenched central courtyard that forms the heart of the community. A serene, welcoming space where thoughtfully designed homes are nestled amid lush landscaping and tranquil pathways. This is a place where a sense of calm and connection is woven into the very fabric of daily life.

Welcome to a new expression of elevated living, where architectural elegance meets purposeful design, grounded in Ellington's commitment to wellbeing, beauty, and intentionality. Here, wellness-focused amenities provide peaceful seclusion and moments of reflection, while a carefully chosen location places residents just minutes from the vibrant energy and culture of Dubai. It's a lifestyle that balances the serenity of home with the dynamism of city life, crafted for those who seek more than just a place to live, but a place to belong.



CRAFTED FOR LIFE WITH PURPOSE



SCULPTED BY LIGHT

True to Ellington's design-led ethos, the facade of Windsor House presents a bold architectural language, defined by strong vertical elements and exposed structural framing, offering an elegant nod to neobrutalism. This expressive structure is softened by generous glass openings that invite a dynamic interplay of light and form. Floor-to-ceiling windows flood each residence with natural light, creating luminous interiors that blur the boundaries between indoor comfort and the vibrancy of the cityscape.

More than a visual statement, the architecture is crafted to enhance wellness, optimize energy performance, and foster a sense of serenity within. At street level, the design gracefully transitions to a more intimate, human scale, featuring a pedestrian-focused ground plane that encourages movement, interaction, and community connection. Landscaping, seating alcoves, and curated art installations further animate the public realm, transforming the arrival experience into a moment of everyday delight.

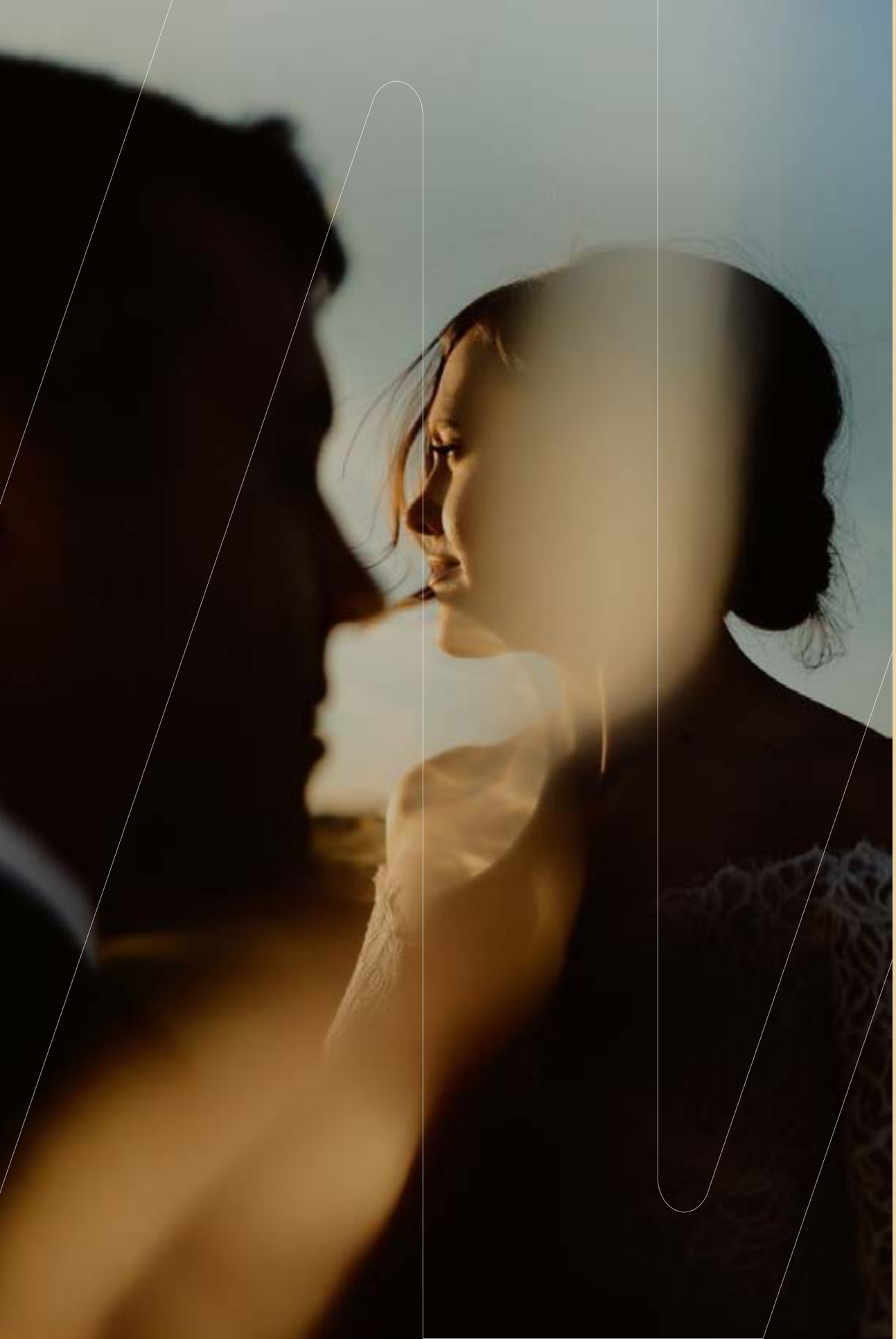


DESIGNED FOR A LIFE WELL-LIVED



From the first step into Windsor House, every design detail reflects Ellington's belief that homes should elevate the human experience. This is not just about finishes or features, it's about creating harmony between architecture, interior space, and everyday life. Thoughtfully proportioned layouts, natural materials, and curated textures come together to foster a sense of calm and clarity.

Communal spaces are designed not only for utility but for meaningful connection, places to gather, reflect, and feel at home. Windsor House is a statement of enduring quality, made for those who value intentional living, where every element from light-filled interiors to tactile surfaces has been purposefully considered to enhance wellbeing and enrich daily moments.



THE AMENITIES


ELLINGTON

A SENSE OF CALM

Arrive home to the sleek porcelain floors and expansive textured walls of the entrance lobby. Within this lofty interior space, an artistic sculpture and concierge desk are your central focal points.

Carefully curated pendant lighting illuminates designer seating and creates ambient light that bathes every finish in a warm and gentle glow. The overall aesthetic is intentionally minimalist, yet layered with sophisticated contrasts in light, texture, and materiality. The result is an uplifting atmosphere of quiet and calm.





GRACE IN MOTION

Set at the heart of Windsor House, the pool is a serene extension of its refined architecture, a place where stillness and sophistication meet. Lined with lush greenery and softened by natural textures, the water mirrors the sky above, creating an atmosphere of quiet retreat.

Whether you're beginning the day with a gentle swim or unwinding as the sun sets, the pool deck is designed to embrace every mood. Thoughtfully integrated lounge areas offer space for repose, while the surrounding landscape adds a sense of intimacy and calm.



A COMMUNITY THAT MOVES WITH YOU



This vibrant outdoor space blends architecture and nature to promote wellness, social connection, and convenience. Set among fragrant orange trees, The Podium offers flexible outdoor dining perfect for romantic dinners, family barbecues, or lively gatherings. Find peace in meditation pods or the yoga deck surrounded by lush gardens, or get active at the outdoor gym, bocce court, or children's play area. Even pets are included, with exercise zones and wash stations.



SOCIABLE SANCTUARIES

The space welcomes residents with a refined blend of comfort and contemporary design. Low-profile seating, polished coffee tables, and a marble pantry counter with upholstered bar stools create a relaxed yet sophisticated setting. Blue accents and soft, ambient lighting enhance the inviting atmosphere, perfect for socializing or unwinding.

For more energetic moments, the space extends into a stylish games suite, complete with a sleek pool table, compact table tennis setup, and integrated timber shelving. Accented with LED uplighting, the shelves showcase curated art pieces and games, adding a thoughtful, playful touch to the overall experience.




TECHNOGYM

A SPACE THAT FUELS STRENGTH



Airy layouts and floor-to-ceiling windows welcome views of surrounding greenery, while the interiors strike a delicate balance between strength and serenity. Rich dark floors are offset by contemporary metallic accents and timber wall panels with a revitalising workout space. Durable rubber flooring provides functionality for state-of-the-art fitness equipment, while adjustable lighting sets mood and tone from energetic brightness to soft, restorative hues during active training and post-workout recovery.



THE RESIDENCES



A CANVAS FOR DAILY LIFE

At Windsor House, the heart of every home is its expansive, light-filled living room. A thoughtfully designed focal point where everyday life unfolds with ease and elegance. These versatile spaces are crafted to bring people together, whether for quiet mornings, relaxed evenings, or joyful gatherings with family and friends.

Bathed in natural light that streams in through large balconies and full-height windows, each living room feels open, airy, and deeply connected to the outdoors. A carefully curated palette of tactile finishes ranging from warm wood textures to soft, neutral tones adds depth, comfort, and visual interest, enhancing the overall sense of calm and refinement. These are spaces that invite personalization, encourage connection, and elevate the rhythm of daily living.



DESIGNED TO ADAPT TO YOUR RHYTHM



Kitchens at Windsor House are multifunctional spaces where beauty meets performance. Designed with clean lines, integrated storage, and premium finishes, they are bright, welcoming environments for cooking, gathering, and daily rituals. Floor-to-ceiling windows fill the space with natural light, enhancing moments from a quick morning coffee to weekend entertaining. Every element is crafted to adapt to your rhythm balancing function with refined simplicity.





A PRIVATE RETREAT OF REFINEMENT

Each bedroom is a personal sanctuary, crafted for supreme comfort and effortless style. Designed as a private retreat, these spaces evoke a sense of peace and presence, where calming tones, tactile finishes, and thoughtful storage come together in quiet harmony. Expansive glazing allows soft natural light to pour in, creating a gentle ambience throughout the day. From restful evenings to unhurried mornings, every element is curated to support a life of balance, clarity, and refined simplicity.





BEAUTY IN QUIET BALANCE



Bathrooms and powder rooms at Windsor House are crafted as intimate spaces of quiet opulence. Featuring warm, textured finishes and a serene ambiance, they invite moments of stillness and renewal. Dual shower options including rain and handheld, support both refreshing and restorative rituals. Integrated vanities, refined fixtures, and a harmonious blend of form and function create a sanctuary where wellness and beauty meet in perfect balance.



ELLINGTON
PROPERTIES

PROJECT ENQUIRIES

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