



DESIGN PACK / DUBAI / COASTAL

Dubai L-Shaped Two-Bedroom Coastal Design Pack

An awkward elbow becomes a useful reading alcove while the long route to the living room stays open.

AED 32,758.15

Furnishing estimate including allowances

57 selected lines

Furniture, textiles, lighting and styling

2026-10-02

Document issue date

1. How to Use This Pack

This pack brings together the coastal furnishing plan, room layouts, selected furniture, complete styling layers and the itemised budget for Dubai L-Shaped Two-Bedroom Coastal Design Pack. Start with the layouts, then use each item code to find its product photograph and shopping link.

The layouts use one metre-based coordinate system. The item list records the selected dimensions and quantities. Check wall lengths, ceiling heights, door openings, electrical points and delivery access at the property before ordering.

Open each item-name link to buy directly from the named retailer. Prices and availability were checked on 2026-09-30, 2026-10-01. The alternative listed beneath each item is a separate option and is excluded from the selected total. Check its size and price again before switching.

The layout plans document (layout-plans.pdf, also in this download) draws every room to scale with its wall measurements and door swings, and gives each numbered piece its size, its distance from the walls and the way it faces. Hand it to a delivery crew, carpenter or electrician.

Use the interactive walkthrough included with this download to inspect the plan. The README explains how to open it and lists any internet requirement. The rendered gallery shows design visualizations of this furnishing scheme.

HomePrint supplies design documents. Retailers handle purchases, delivery and their own installation services. For a changed or unavailable item, use the documented alternative after checking its fit, or contact HomePrint through the website.

Plan basis. Original HomePrint-designed geometry. Dimensions are design inputs, not a developer plan, customer plan or site survey.

2. Room Layouts

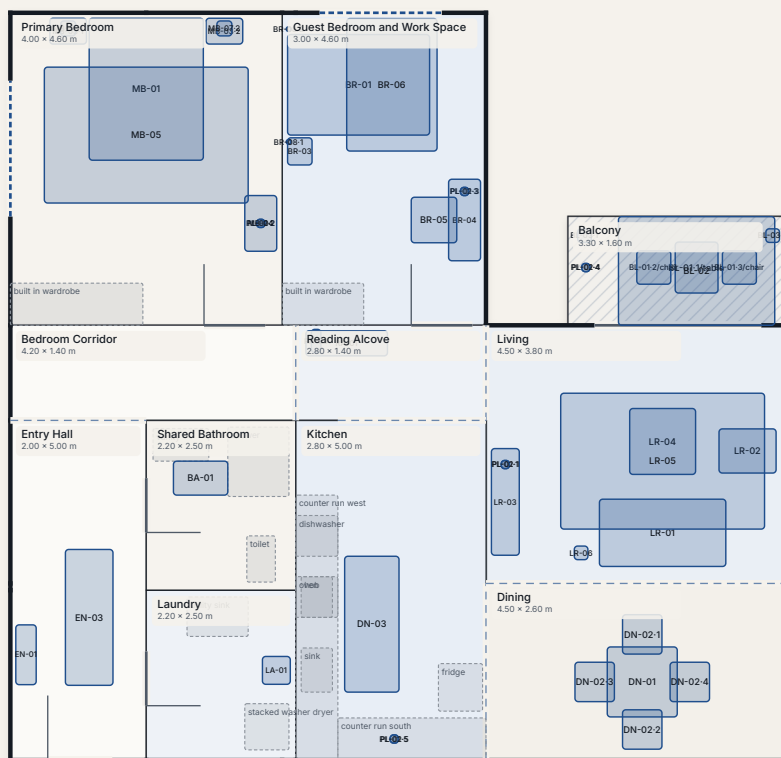
Blue outlines show floor furniture. Oak outlines show other placed layers. Grey outlines show retained fitted features, excluded from purchases. Dashed blue lines show windows; grey lines show doors. The source floor plan records openings and swing directions.

Whole-home plan

The complete plan uses the same global metre coordinates as the room layouts and offline walkthrough. Furniture labels show the selected item codes and rotated footprints.

Dubai L-Shaped Two-Bedroom Coastal Design Pack

WHOLE-HOME SCALED FURNISHING PLAN



Placed furniture

Footprints shown after plan rotation

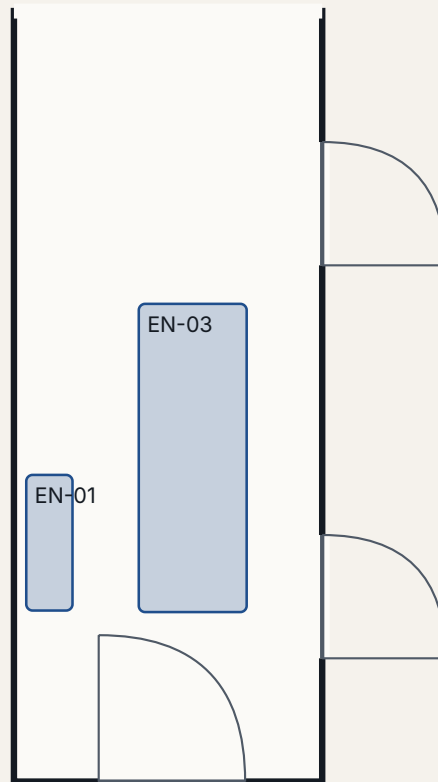
BA-01 0.80 × 0.50 m
BL-01 0.50 × 0.49 m, 0.63 × 0.75 m
BL-02 2.30 × 1.60 m
BL-03 0.20 × 0.20 m
BR-01 2.09 × 1.48 m
BR-03 0.36 × 0.40 m
BR-04 0.47 × 1.20 m
BR-05 0.67 × 0.67 m
BR-06 1.33 × 1.95 m
BR-08 0.07 × 0.07 m
DN-01 1.03 × 1.03 m
DN-02 0.58 × 0.58 m
DN-03 0.80 × 2.00 m
EN-01 0.30 × 0.88 m
EN-03 0.70 × 2.00 m
LA-01 0.41 × 0.41 m
LR-01 1.86 × 0.99 m
LR-02 0.84 × 0.65 m
LR-03 0.41 × 1.57 m
LR-04 0.97 × 0.97 m
LR-05 3.00 × 2.00 m
LR-06 0.20 × 0.20 m
MB-01 1.68 × 2.09 m
MB-03 0.54 × 0.38 m
MB-04 0.47 × 0.82 m
MB-05 3.00 × 2.00 m
MB-07 0.22 × 0.22 m
PL-01 0.12 × 0.12 m
PL-02 0.12 × 0.12 m
RA-01 1.20 × 0.37 m
RA-03 0.14 × 0.34 m



Global coordinates in metres from the southwest origin. Dimensions and placements come from this Design Pack. Verify site conditions before ordering.

Entry Hall

Long entry route to the bedroom corridor; designed dimensions.

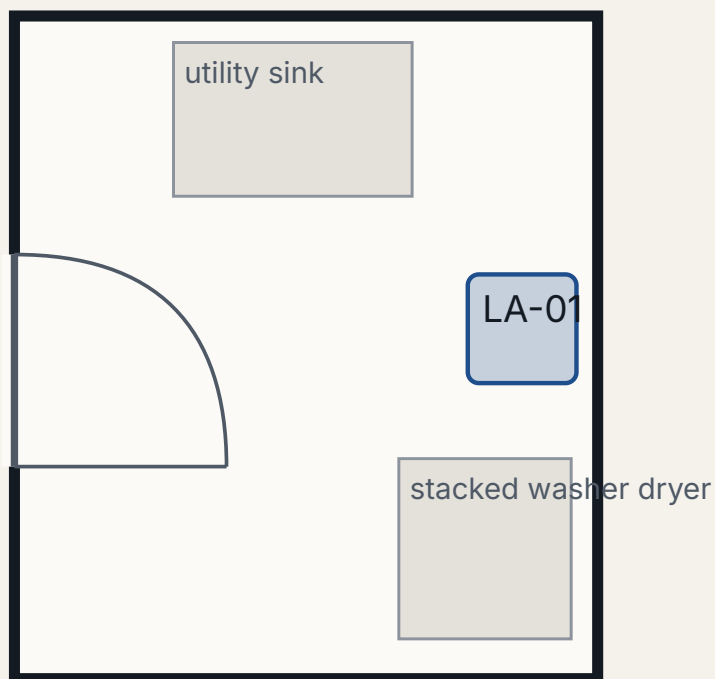


2.00 × 5.00 m · plan coordinates in metres

EN-01: GULLABERG shoe cabinet with 2 compartments, white · EN-02: GRINSBOL rattan mirror · EN-03: MÄVINN flatwoven runner, beige blue stripe · EN-04: NARRKOLV rattan pendant lamp · EN-05: PJÄTTERYD picture, Swedish sand dunes

Laundry

Existing fixed utility room. Assumed developer fixtures are shown for visualisation and remain outside the furnishing budget.

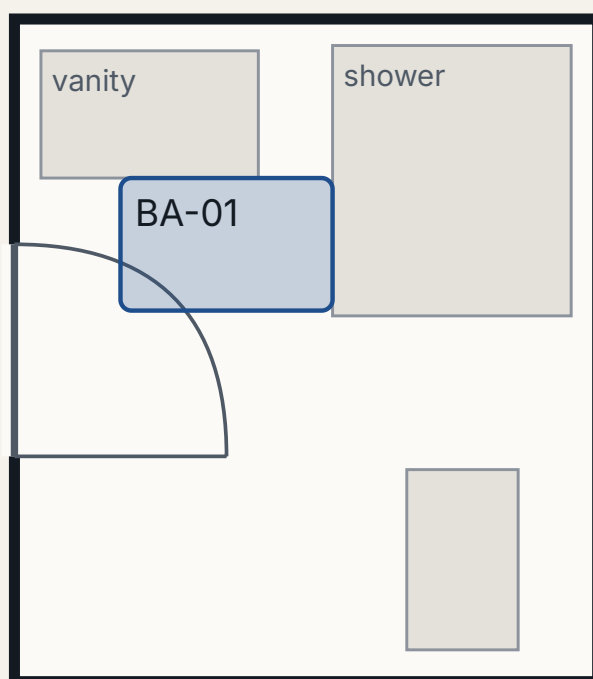


2.20 × 2.50 m · plan coordinates in metres

LA-01: BRANÄS rattan laundry basket with lining

Shared Bathroom

Existing fixed bathroom. Assumed developer sanitary fixtures are shown for visualisation and remain outside the furnishing budget.

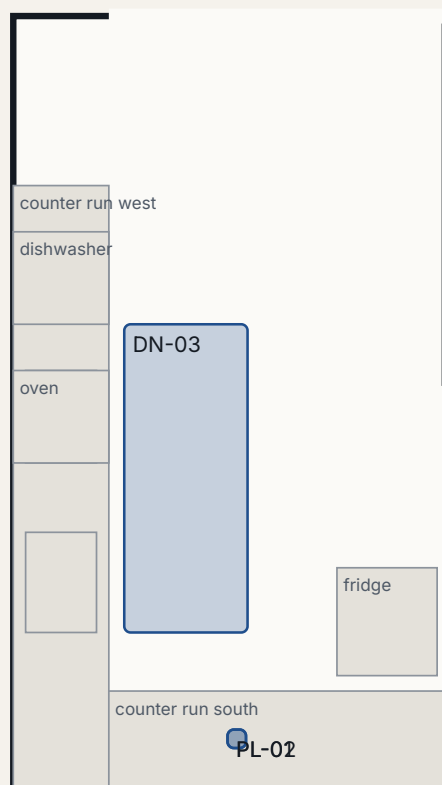


2.20 × 2.50 m · plan coordinates in metres

BA-01: TOFTBO bath mat, grey-white melange · BA-02: VÅGSJÖN bath towel, light beige, 70×140 cm · BA-03: EKOLN soap dispenser, beige

Kitchen

Existing fitted kitchen; dress-only zone.

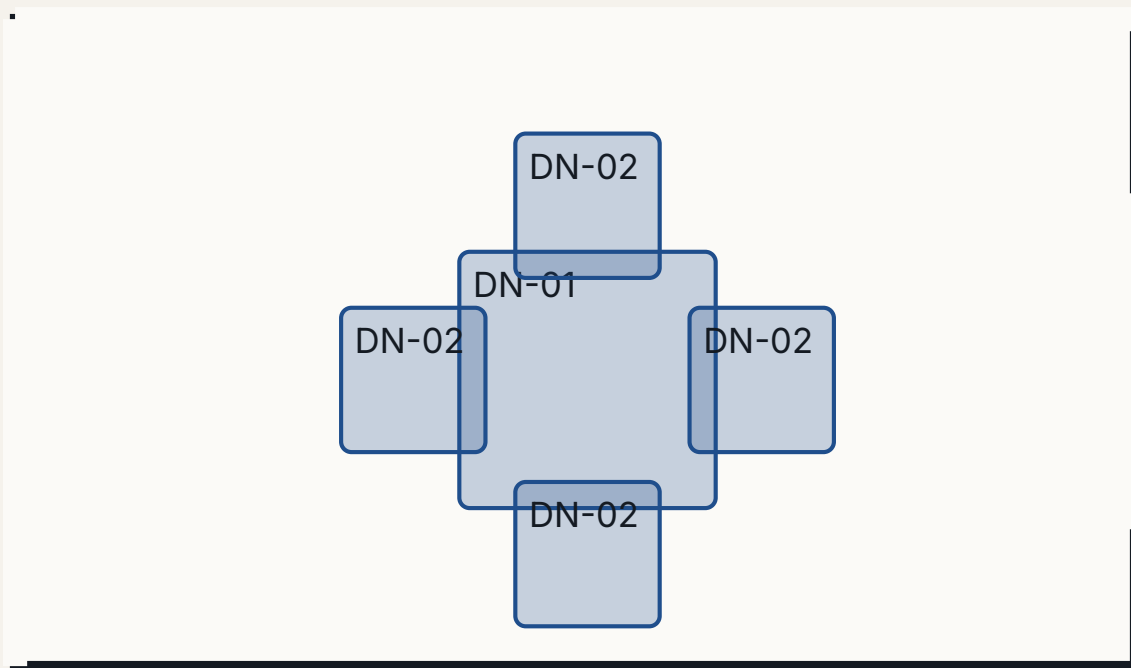


2.80 × 5.00 m · plan coordinates in metres

PL-01: FEJKA artificial potted hydrangea, white · PL-02: KLYNNON handmade bamboo plant pot · DN-03: TIDTABELL flatwoven rug, beige

Dining

A round four-seat table sits under its pendant with every chair facing it, keeping the kitchen passage wide.

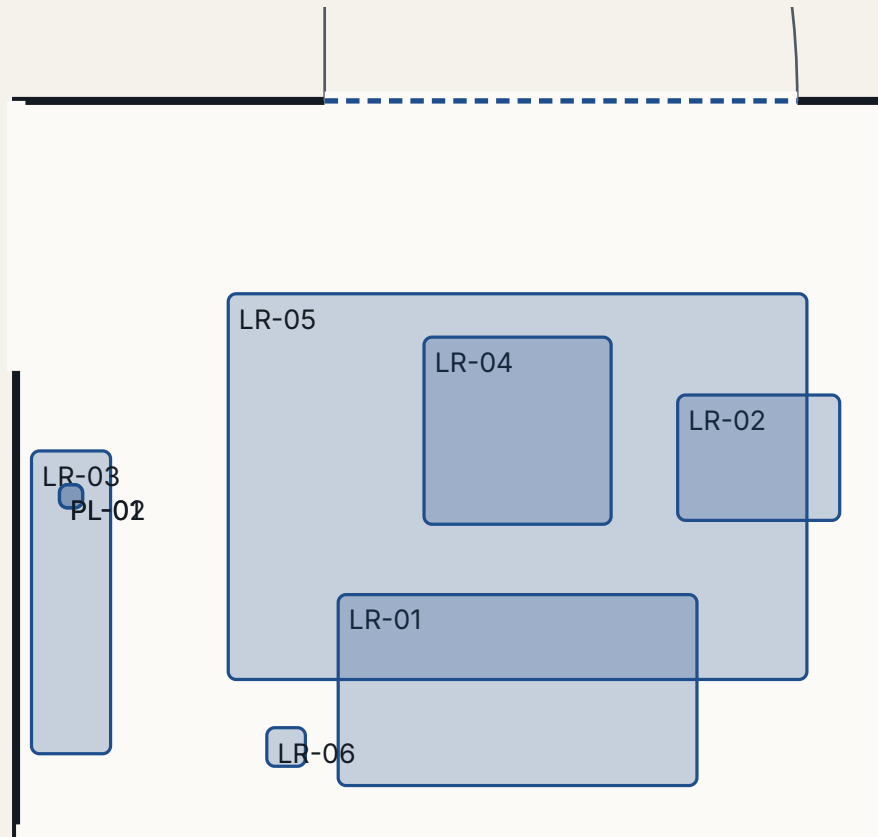


4.50 × 2.60 m · plan coordinates in metres

DN-01: DOCKSTA round table, white · DN-02: SALNÖ rattan chair with armrests · DN-04: NARRKOLV rattan pendant lamp · DN-05: KORNSPARV grey-blue vase

Living

The navy sofa faces north to the balcony light, with a rattan armchair on the east side, a jute rug under the group and a round coffee table under the bamboo pendant. A rattan bench on the solid west wall carries the print above it.

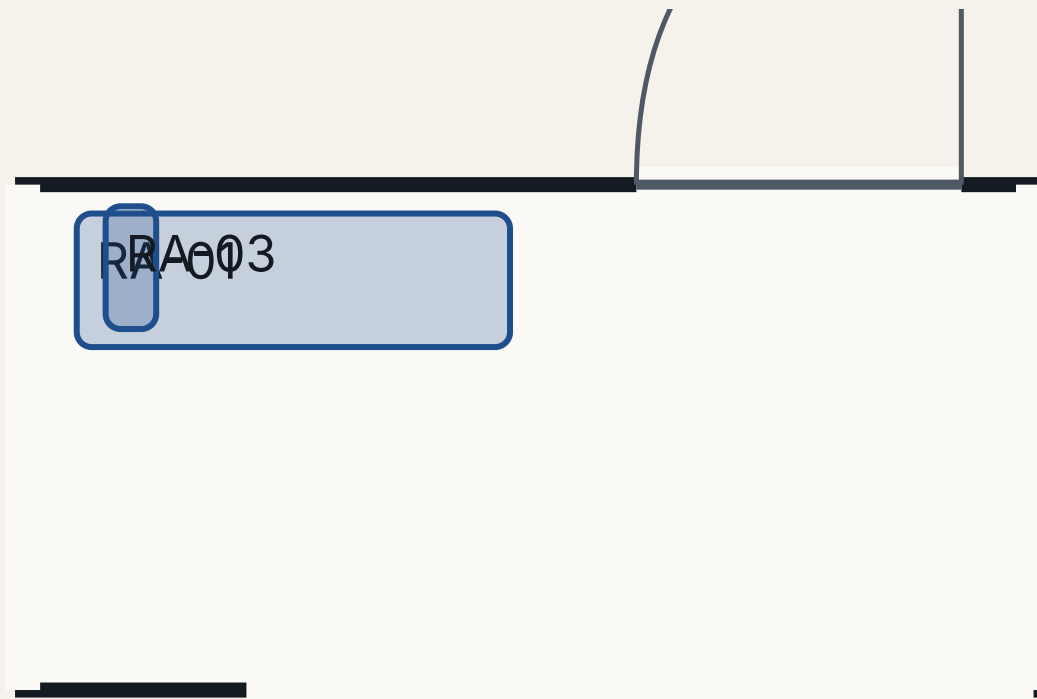


4.50 × 3.80 m · plan coordinates in metres

LR-01: SÖDERHAMN 3-seat section, Keling dark blue · LR-02: SALNÖ rattan armchair · LR-03: FRYKSÅS rattan TV bench · LR-04: STOCKHOLM 2025 coffee table, oak veneer and glass · LR-05: LOHALS flatwoven natural rug · LR-06: VARPTROSS bamboo floor lamp · LR-07: MISTERHULT bamboo pendant lamp · LR-08: PJÄTTERYD picture, Endless Tide · TX-01: GINSTMOTT curtains, one pair, white · TX-02: HUGAD curtain rod, white · TX-03: PROFETBLOMMA grey-blue cushion · TX-04: HUMLEMOTT throw, blue-grey · PL-01: FEJKA artificial potted hydrangea, white · PL-02: KLYNNON handmade bamboo plant pot

Reading Alcove

A rattan storage bench sits on the alcove's one solid wall with two picture ledges and a clamp lamp above it, so the elbow becomes a reading spot without narrowing the route.

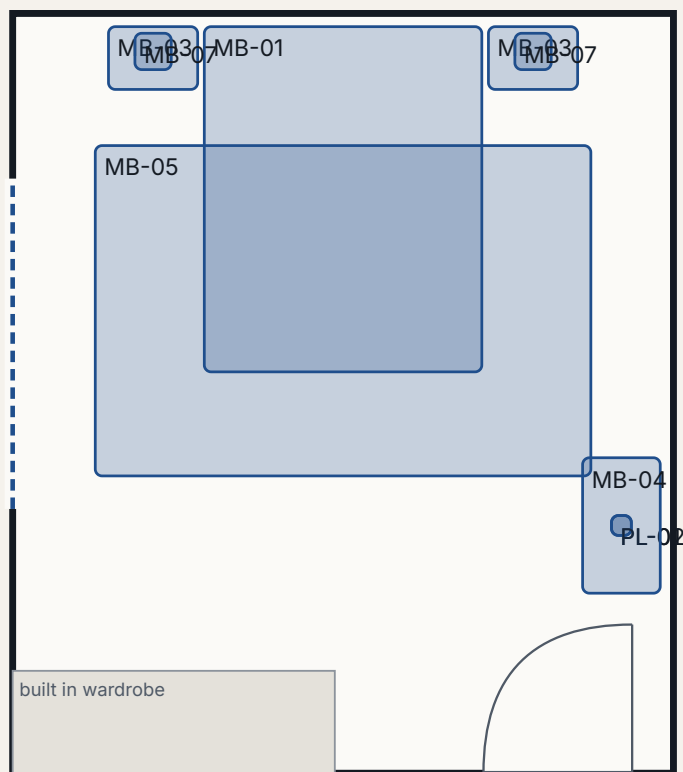


2.80 × 1.40 m · plan coordinates in metres

RA-01: TOLKNING bench with storage, handmade rattan · RA-02: MOSSLANDA picture ledge, white · RA-03: RANARP wall clamp spotlight, off-white · TX-03: PROFETBLOMMA grey-blue cushion · TX-04: HUMLEMOTT throw, blue-grey

Primary Bedroom

The queen bed has its headboard on the solid north wall, with a chest and lamp on each side and two prints above. A chest of drawers stands on the east wall, clear of the door, and the mirror sits beside the wardrobe.

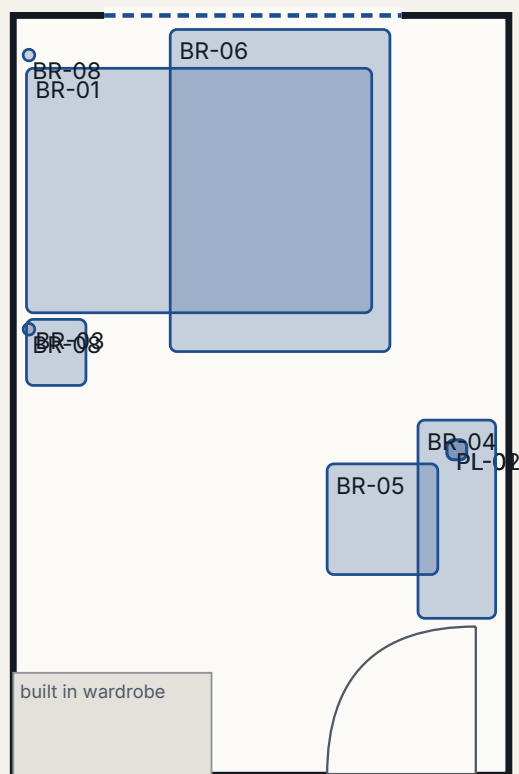


4.00 × 4.60 m · plan coordinates in metres

TX-01: GINSTMOTT curtains, one pair, white · TX-02: HUGAD curtain rod, white · TX-03: PROFETBLOMMA grey-blue cushion · PL-01: FEJKA artificial potted hydrangea, white · PL-02: KLYNNON handmade bamboo plant pot · MB-01: TARVA bed frame, white stained, 160×200 cm · MB-02: VATNESTRÖM pocket sprung mattress, extra firm natural, 160×200 cm · MB-03: HEMNES chest of 2 drawers, white stain · MB-04: TONSTAD chest of 4 drawers, off-white · MB-05: STOENSE low-pile rug, off-white · MB-06: NATTJASMIN duvet cover and 2 pillowcases, blue-green · MB-09: GRUSSTARR duvet, cool, 240×220 cm · MB-10: SANDGRÄSMAL pillow, 50×80 cm · MB-07: ÅRSTID table lamp, nickel-plated and white · MB-08: NARRKOLV rattan pendant lamp · MR-01: NISSEDAL full-length mirror, white · AR-01: PJÄTTERYD picture, Dawn Haze

Guest Bedroom and Work Space

The double bed has its headboard on the solid west wall, clear of the window curtains. The desk sits on the east wall just inside the door, with the chair facing it.

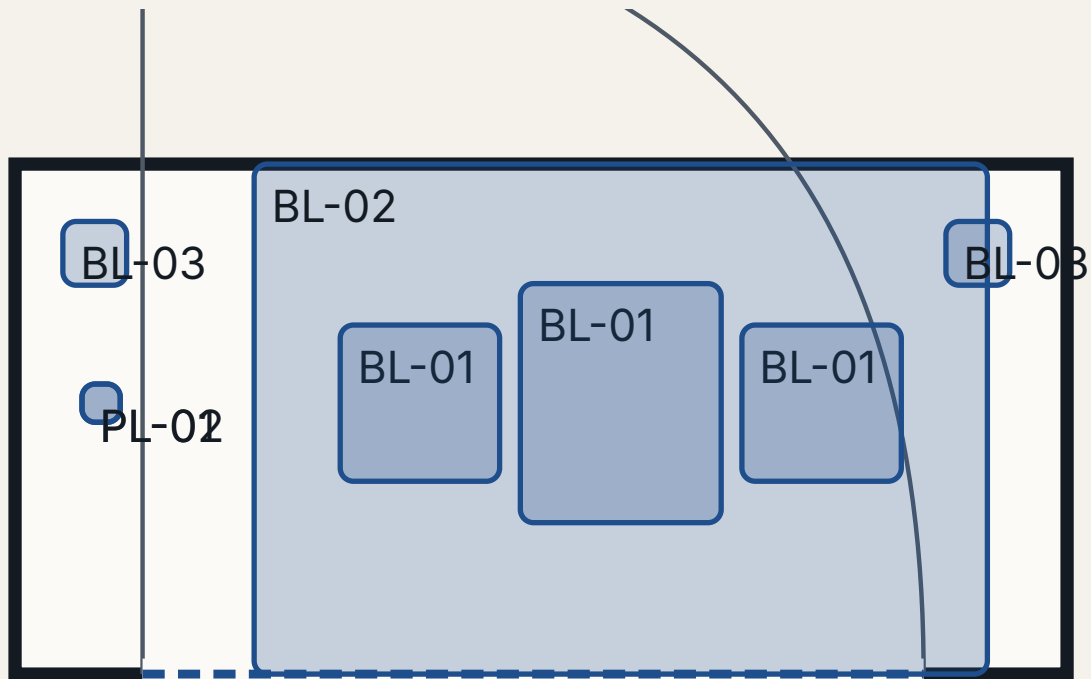


3.00 × 4.60 m · plan coordinates in metres

TX-01: GINSTMOTT curtains, one pair, white · TX-02: HUGAD curtain rod, white · TX-03: PROFETBLOMMA grey-blue cushion · PL-01: FEJKA artificial potted hydrangea, white · PL-02: KLYNNON handmade bamboo plant pot · BR-01: TARVA bed frame, white stained, 140×200 cm · BR-02: VESTERÖY pocket sprung mattress, extra firm, 140×200 cm · BR-03: HAUGA bedside table, white · BR-04: TONSTAD desk, off-white · BR-05: TOSSBERG MALSKÄR swivel chair, Gunnared beige and white · BR-06: LOHALS flatwoven natural rug, compact size · BR-07: HAMPFLOCKEL duvet cover and 2 pillowcases, dark blue · BR-10: GRUSSTARR duvet, cool, 240×220 cm · BR-11: SANDGRÄSMAL pillow, 50×80 cm · BR-08: NYMÅNE wall reading lamp, white · BR-09: HAMNFYR ceiling lamp, white · MR-01: NISSEDAL full-length mirror, white · AR-01: PJÄTTERYD picture, Dawn Haze

Balcony

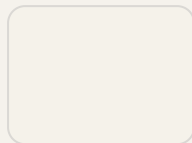
A two-seat outdoor setting, washable rug, lantern and planted corner fit the narrow terrace.



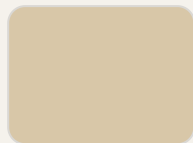
3.30 × 1.60 m · plan coordinates in metres

PL-01: FEJKA artificial potted hydrangea, white · PL-02: KLYNNON handmade bamboo plant pot · BL-01: NÄMMARÖ table and 2 folding chairs, outdoor, light brown stained · BL-02: MORUM flatwoven indoor-outdoor rug, dark green · BL-03: BORRBY outdoor lantern for block candle, black

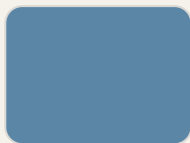
3. Style Boards



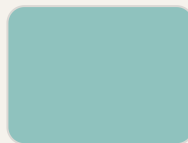
Warm chalk
Walls and base
#F5F2EA



Dune
Sand neutral
#D8C7A8



Gulf blue
Main accent
#5B86A6



Sea glass
Secondary accent
#8FC2BE



Washed oak
Wood and fibre
#C7B299

Existing finishes and wall treatments

- living, dining, entry, alcove and bedrooms: existing matte light-oak plank floor
- laundry: existing warm timber-look porcelain tile
- kitchen and bathrooms: existing pale limestone-look stone-effect porcelain tile
- balcony: existing sand-grey exterior stone-look porcelain tile
- walls: warm chalk paint with a pale sea-glass limewash feature wall and slim white beadboard in the reading alcove

Entry Hall



EN-01 / GULLABERG shoe cabinet
with 2 compartments, white
GULLABERG shoe cabinet with 2
compartments, white



EN-02 / GRINSBOL rattan mirror
GRINSBOL rattan mirror



EN-03 / MÄVINN flatwoven runner,
beige blue stripe
MÄVINN flatwoven runner, beige blue
stripe



EN-04 / NARRKOLV rattan pendant
lamp
NARRKOLV rattan pendant lamp



EN-05 / PJÄTTERYD picture, Swedish
sand dunes
PJÄTTERYD picture, Swedish sand
dunes

Reading Alcove

A rattan storage bench sits on the alcove's one solid wall with two picture ledges and a clamp lamp above it, so the elbow becomes a reading spot without narrowing the route.



RA-01 / TOLKNING bench with storage, handmade rattan
TOLKNING bench with storage, handmade rattan



RA-02 / MOSSLANDA picture ledge, white
MOSSLANDA picture ledge, white



RA-03 / RANARP wall clamp spotlight, off-white
RANARP wall clamp spotlight, off-white

Living

The navy sofa faces north to the balcony light, with a rattan armchair on the east side, a jute rug under the group and a round coffee table under the bamboo pendant. A rattan bench on the solid west wall carries the print above it.



LR-01 / SÖDERHAMN 3-seat section,
Kelinge dark blue
SÖDERHAMN 3-seat section, Kelinge
dark blue



LR-02 / SALNÖ rattan armchair
SALNÖ rattan armchair



LR-03 / FRYKSÅS rattan TV bench
FRYKSÅS rattan TV bench



LR-04 / STOCKHOLM 2025 coffee
table, oak veneer and glass
STOCKHOLM 2025 coffee table, oak
veneer and glass



LR-05 / LOHALS flatwoven natural
rug
LOHALS flatwoven natural rug



LR-06 / VARPTROSS bamboo floor
lamp
VARPTROSS bamboo floor lamp



LR-07 / MISTERHULT bamboo
pendant lamp
MISTERHULT bamboo pendant lamp



LR-08 / PJÄTTERYD picture, Endless
Tide
PJÄTTERYD picture, Endless Tide



TX-01 / GINSTMOTT curtains, one
pair, white
GINSTMOTT curtains, one pair, white



TX-02 / HUGAD curtain rod, white
HUGAD curtain rod, white



TX-03 / PROFETBLOMMA grey-blue
cushion
PROFETBLOMMA grey-blue cushion



TX-04 / HUMLEMOTT throw, blue-
grey
HUMLEMOTT throw, blue-grey



PL-01 / FEJKA artificial potted
hydrangea, white
FEJKA artificial potted hydrangea,
white



PL-02 / KLYNNON handmade
bamboo plant pot
KLYNNON handmade bamboo plant
pot

Dining

A round four-seat table sits under its pendant with every chair facing it, keeping the kitchen passage wide.



DN-01 / DOCKSTA round table, white
DOCKSTA round table, white



DN-02 / SALNÖ rattan chair with
armrests
SALNÖ rattan chair with armrests



DN-03 / TIDTABELL flatwoven rug,
beige
TIDTABELL flatwoven rug, beige



DN-04 / NARRKOLV rattan pendant
lamp
NARRKOLV rattan pendant lamp



DN-05 / KORNSPARV grey-blue vase
KORNSPARV grey-blue vase

Primary Bedroom

The queen bed has its headboard on the solid north wall, with a chest and lamp on each side and two prints above. A chest of drawers stands on the east wall, clear of the door, and the mirror sits beside the wardrobe.



MB-01 / TARVA bed frame, white stained, 160×200 cm
TARVA bed frame, white stained, 160×200 cm



MB-02 / VATNESTRÖM pocket sprung mattress, extra firm natural, 160×200 cm
VATNESTRÖM pocket sprung mattress, extra firm natural, 160×200 cm



MB-03 / HEMNES chest of 2 drawers, white stain
HEMNES chest of 2 drawers, white stain



MB-04 / TONSTAD chest of 4 drawers, off-white
TONSTAD chest of 4 drawers, off-white



MB-05 / STOENSE low-pile rug, off-white
STOENSE low-pile rug, off-white



MB-06 / NATTJASMIN duvet cover and 2 pillowcases, blue-green
NATTJASMIN duvet cover and 2 pillowcases, blue-green



MB-09 / GRUSSTARR duvet, cool, 240×220 cm
GRUSSTARR duvet, cool, 240×220 cm



MB-10 / SANDGRÄSMAL pillow, white, 50×80 cm
SANDGRÄSMAL pillow, 50×80 cm



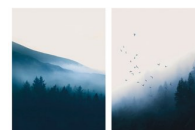
MB-07 / ÅRSTID table lamp, nickel-plated and white
ÅRSTID table lamp, nickel-plated and white



MB-08 / NARRKOLV rattan pendant lamp
NARRKOLV rattan pendant lamp



MR-01 / NISSEDAL full-length mirror, white
NISSEDAL full-length mirror, white



AR-01 / PJÄTTERYD picture, Dawn Haze
PJÄTTERYD picture, Dawn Haze

Guest Bedroom and Work Space

The double bed has its headboard on the solid west wall, clear of the window curtains. The desk sits on the east wall just inside the door, with the chair facing it.



BR-01 / TARVA bed frame, white stained, 140×200 cm
TARVA bed frame, white stained, 140×200 cm



BR-02 / VESTERÖY pocket sprung mattress, extra firm, 140×200 cm
VESTERÖY pocket sprung mattress, extra firm, 140×200 cm



BR-03 / HAUGA bedside table, white
HAUGA bedside table, white



BR-04 / TONSTAD desk, off-white
TONSTAD desk, off-white



BR-05 / TOSSBERG MALSKÄR swivel chair, Gunnared beige and white
TOSSBERG MALSKÄR swivel chair, Gunnared beige and white



BR-06 / LOHALS flatwoven natural rug, compact size
LOHALS flatwoven natural rug, compact size



BR-07 / HAMPFLOCKEL duvet cover and 2 pillowcases, dark blue
HAMPFLOCKEL duvet cover and 2 pillowcases, dark blue



BR-10 / GRUSSTARR duvet, cool, 240×220 cm
GRUSSTARR duvet, cool, 240×220 cm



BR-11 / SANDGRÄSMAL pillow, 50×80 cm
SANDGRÄSMAL pillow, 50×80 cm



BR-08 / NYMÅNE wall reading lamp, white
NYMÅNE wall reading lamp, white



BR-09 / HAMNFYR ceiling lamp, white
HAMNFYR ceiling lamp, white

Balcony

A two-seat outdoor setting, washable rug, lantern and planted corner fit the narrow terrace.



BL-01 / NÄMMARÖ table and 2 folding chairs, outdoor, light brown stained
NÄMMARÖ table and 2 folding chairs, outdoor, light brown stained



BL-02 / MORUM flatwoven indoor-outdoor rug, dark green
MORUM flatwoven indoor-outdoor rug, dark green



BL-03 / BORRBY outdoor lantern for block candle, black
BORRBY outdoor lantern for block candle, black

Shared Bathroom



BA-01 / TOFTBO bath mat, grey-white
melange
TOFTBO bath mat, grey-white
melange



BA-02 / VÅGSJÖN bath towel, light
beige, 70×140 cm
VÅGSJÖN bath towel, light beige,
70×140 cm



BA-03 / EKOLN soap dispenser,
beige
EKOLN soap dispenser, beige

Laundry



LA-01 / BRANÄS rattan laundry
basket with lining
BRANÄS rattan laundry basket with
lining

Rendered Design Gallery

AI-assisted design visualizations based on this plan, the placed furniture and the actual product photographs. The listed products keep their positions and finishes; smaller styling accessories in the images (books, ceramics, tableware, extra plants and similar) show how the home can be dressed and are not part of the budget unless they appear in the item list. Confirm finishes against retailer photographs before ordering.



The living room: SÖDERHAMN facing the balcony light, SALNÖ by the window, dining beyond.



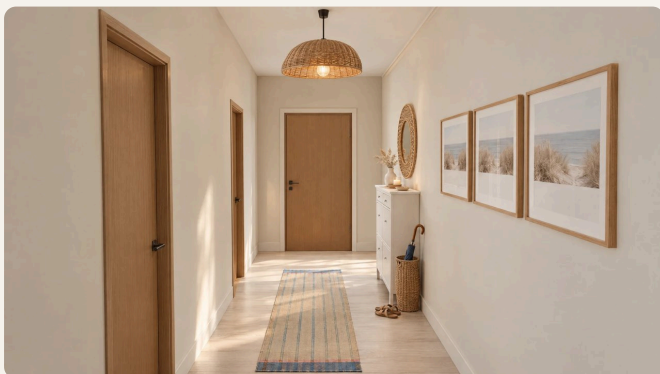
Looking out to the balcony and the Marina past the SALNÖ chair.



DOCKSTA dining with four SALNÖ chairs under the NARRKOLV pendant.



The retained kitchen with a TIDTABELL runner and a FEJKA hydrangea.



The entry hall: GULLABERG cabinet, GRINSBOL mirror and three dune prints.



The L-shaped elbow used as a reading alcove: TOLKNING bench and MOSSLANDA ledges.



The primary bedroom: TARVA in NATTJASMIN sea-glass linen with HEMNES bedsides.



Guest bedroom and work space: TARVA in HAMPFLOCKEL navy, TONSTAD desk by the door.



The shared bathroom with VÅGSJÖN towels and a TOFTBO mat.



The laundry room with a BRANÄS rattan basket.



The balcony: NÄMMARÖ table and chairs on a MORUM rug, BORRBY lanterns.

4. Full Item List

Amounts in AED. Unit prices refer to the named pack or set where applicable. Alternatives are excluded from the total.

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
EN-01 	Entry Hall <u>GULLABERG shoe cabinet with 2 compartments, white</u> IKEA UAE Alternative: <u>STÄLL shoe cabinet with 3 compartments, white</u> . IKEA UAE, AED 599.00. 79 × 29 × 148 cm. 18 cm wider than the selected cabinet before rotation. It fits at the same east-wall position and remains clear of the entry door swing.	88 × 30 × 122 cm	1	645.00	645.00
EN-02 	Entry Hall <u>GRINSBOL rattan mirror</u> IKEA UAE Alternative: <u>VRIGSTAD sedge mirror</u> . IKEA UAE, AED 125.00. Ø63 × 3 cm wall profile. 8 cm larger in diameter than the selected mirror; re-centre within the same entry wall zone.	55 × 2 × 55 cm	1	125.00	125.00
EN-03 	Entry Hall <u>MÄVINN flatwoven runner, beige blue stripe</u> IKEA UAE Alternative: <u>TIDABELL flatwoven rug, beige</u> . IKEA UAE, AED 249.00. 80 × 200 × 0.6 cm.	Area 1.40 m ² Length 200 cm Width 70.0 cm Surface density 1400 g/m ²	1	199.00	199.00
EN-04 	Entry Hall <u>NARRKOLV rattan pendant lamp</u> IKEA UAE Alternative: <u>HAMNFYR ceiling lamp, white</u> . IKEA UAE, AED 39.00. 14 × 14 × 24 cm.	56 × 56 × 14 cm	1	199.00	199.00
EN-05 	Entry Hall <u>PJÄTTERYD picture, Swedish sand dunes</u> IKEA UAE Alternative: <u>BLODFLÄDER picture, Nazaré</u> . IKEA UAE, AED 95.00. 52 × 3 × 72 cm frame; 50 × 70 cm artwork. 2 cm larger on each elevation axis; it fits in the same wall zone.	Height 56 cm Package quantity 3 pack Width 56 cm	1	85.00	85.00
RA-01 	Reading Alcove <u>TOLKNING bench with storage, handmade rattan</u> IKEA UAE Alternative: <u>STOCKHOLM 2025 shelving unit and bench, oak veneer</u> . IKEA UAE, AED 1,495.00. 180 × 40.6 × 43.7 cm.	120 × 37 × 46 cm	1	599.00	599.00
RA-02 	Reading Alcove <u>MOSSLANDA picture ledge, white</u> IKEA UAE Alternative: <u>MELLÖSA transparent picture ledge</u> . IKEA UAE, AED 49.00. 60 × 10.5 cm; product height unpublished. 5 cm longer and slightly shallower than the selected ledge. Two still fit on the same south-wall run; re-centre the pair.	Length 115 cm Depth 12 cm Max. load 7.50 kg	2	59.00	118.00
RA-03 	Reading Alcove <u>RANARP wall clamp spotlight, off-white</u> IKEA UAE Alternative: <u>NYMÅNE wall reading lamp, white</u> . IKEA UAE, AED 79.00. 7 × 7 × 11 cm.	14 × 34 × 12 cm	1	99.00	99.00
Selected-product subtotal					25,058.15

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
LR-01 	Living <u>SÖDERHAMN 3-seat section, Keling dark blue</u> IKEA UAE Alternative: <u>SÖDERHAMN 3-seat sofa, Keling dark blue</u> . IKEA UAE, AED 2,295.00. 198 × 99 × 83 cm.	186 × 99 × 83 cm	1	1,895.00	1,895.00
LR-02 	Living <u>SALNÖ rattan armchair</u> IKEA UAE Alternative: <u>BUSKBO rattan armchair with DJUPVIK white cushion</u> . IKEA UAE, AED 495.00. 72 × 63 × 75 cm.	65 × 84 × 110 cm	1	595.00	595.00
LR-03 	Living <u>FRYKSÅS rattan TV bench</u> IKEA UAE Alternative: <u>HAVSTA TV bench with plinth, white</u> . IKEA UAE, AED 1,495.00. 160 × 47 × 62 cm.	157 × 41 × 49 cm	1	995.00	995.00
LR-04 	Living <u>STOCKHOLM 2025 coffee table, oak veneer and glass</u> IKEA UAE Alternative: <u>STOCKHOLM 2025 coffee table, pine natural</u> . IKEA UAE, AED 745.00. 45 × 160 × 37 cm.	97 × 97 × 38 cm	1	999.00	999.00
LR-05 	Living <u>LOHALS flatwoven natural rug</u> IKEA UAE Alternative: <u>STOENSE low-pile rug, off-white</u> . IKEA UAE, AED 599.00. 200 × 300 × 1.8 cm.	200 × 300 × 1.3 cm	1	599.00	599.00
LR-06 	Living <u>VARPTROSS bamboo floor lamp</u> IKEA UAE Alternative: <u>KINNAHULT floor lamp, ash white</u> . IKEA UAE, AED 229.00. 37 × 150 cm.	20 × 20 × 118 cm	1	299.00	299.00
LR-07 	Living <u>MISTERHULT bamboo pendant lamp</u> IKEA UAE Alternative: <u>NARRKOLV rattan pendant lamp</u> . IKEA UAE, AED 199.00. 56 × 56 × 14 cm.	45 × 45 × 40 cm	1	249.00	249.00
LR-08 	Living <u>PJÄTTERYD picture, Endless Tide</u> IKEA UAE Alternative: <u>PJÄTTERYD picture, Dawn Haze</u> . IKEA UAE, AED 65.00. 2 pictures, each 30 × 40 cm; depth unpublished. A two-picture set replaces the single selected artwork; centre the pair within the same living-room wall zone.	Width 140 cm Height 56 cm	1	175.00	175.00
TX-01 	Living <u>GINSTMOTT curtains, one pair, white</u> IKEA UAE Alternative: <u>PALPLJUNGMAL sheer curtains, one pair, white check</u> . IKEA UAE, AED 59.00. 145 × 300 cm per curtain. Same 145 cm panel width and 300 cm drop; no track change.	Length 300 cm Width 145 cm Area 4.35 m ² Width/curtain 145 cm Weight 2.70 kg	3	109.00	327.00
TX-02 	Living <u>HUGAD curtain rod, white</u> IKEA UAE Alternative: <u>RÄCKA curtain rod, white</u> . IKEA UAE, AED 20.00. 120–210 cm adjustable length × Ø1.9 cm. Adjust to the same opening width; 0.9 cm slimmer than the selected HUGAD rod.	Min. length 120 cm Max. length 210 cm Diameter 28 mm Max. load 10 kg	3	30.00	90.00
Selected-product subtotal					25,058.15

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
TX-03 	Living PROFETBLOMMA grey-blue cushion IKEA UAE Alternative: LAGERPOPPEL blue-grey cushion cover . IKEA UAE, AED 19.95. 50 × 50 cm finished cover size. Same cushion-pad fit; colour changes to blue-grey.	Length 40 cm Width 40 cm Filling weight 180 g Total weight 222 g	6	12.95	77.70
TX-04 	Living HUMLEMOTT throw, blue-grey IKEA UAE Alternative: SKOGSKOVALL bedspread, blue . IKEA UAE, AED 199.00. 160 × 250 cm finished bedspread size. Use as the same sofa or bench throw layer; fold to the host surface.	Length 170 cm Width 130 cm	2	99.00	198.00
PL-01 	Living FEJKA artificial potted hydrangea, white IKEA UAE Alternative: FEJKA artificial potted orchid, white . IKEA UAE, AED 25.00. Ø12 cm pot × 58 cm plant height. Taller orchid form in the same 12 cm pot. Retain floor placements and confirm clearance above dresser-hosted placements.	Diameter of plant pot 12 cm Height of plant 50 cm	5	39.00	195.00
PL-02 	Living KLYNNON handmade bamboo plant pot IKEA UAE Alternative: KÖRSBÄRSBJÖRK plant pot, light grey-beige . IKEA UAE, AED 19.00. 15 × 15 × 12 cm.	12 × 12 × 11 cm	5	12.95	64.75
DN-01 	Dining DOCKSTA round table, white IKEA UAE Alternative: ROSENTORP extendable table, white . IKEA UAE, AED 1,495.00. 110 × 110 × 75 cm.	103 × 103 × 75 cm	1	495.00	495.00
DN-02 	Dining SALNÖ rattan chair with armrests IKEA UAE Alternative: SALNÖ chair with cushion, rattan and natural . IKEA UAE, AED 470.00. 58 × 58 × 84 cm.	58 × 58 × 84 cm	4	395.00	1,580.00
DN-03 	Dining TIDTABELL flatwoven rug, beige IKEA UAE Alternative: LOHALS flatwoven natural rug, compact size . IKEA UAE, AED 299.00. 133 × 195 × 1.3 cm.	80 × 200 × 0.6 cm	1	249.00	249.00
DN-04 	Dining NARRKOLV rattan pendant lamp IKEA UAE Alternative: MISTERHULT bamboo pendant lamp . IKEA UAE, AED 249.00. 45 × 45 × 40 cm.	56 × 56 × 14 cm	1	199.00	199.00
DN-05 	Dining KORNSPARV grey-blue vase IKEA UAE Alternative: STILREN white vase . IKEA UAE, AED 12.00. 6.5 × 6.5 × 12 cm.	18 × 18 × 22 cm	1	55.00	55.00
MB-01 	Primary Bedroom TARVA bed frame, white stained, 160×200 cm IKEA UAE Alternative: VIHALS bed frame, white, 160×200 cm . IKEA UAE, AED 495.00. 166 × 206 × 66 cm.	168 × 209 × 92 cm	1	745.00	745.00
Selected-product subtotal					25,058.15

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
MB-02 	Primary Bedroom <u>VATNESTRÖM pocket sprung mattress, extra firm natural, 160×200 cm</u> IKEA UAE Alternative: <u>VALEVÅG pocket sprung mattress, extra firm, 160×200 cm. IKEA UAE, AED 1,195.00. 160 × 200 × 24 cm.</u>	160 × 200 × 26 cm	1	3,395.00	3,395.00
MB-03 	Primary Bedroom <u>HEMNES chest of 2 drawers, white stain</u> IKEA UAE Alternative: <u>HAUGA bedside table, white. IKEA UAE, AED 199.00. 40 × 36 × 63 cm.</u>	54 × 38 × 66 cm	2	349.00	698.00
MB-04 	Primary Bedroom <u>TONSTAD chest of 4 drawers, off-white</u> IKEA UAE Alternative: <u>MALM chest of 2 drawers, white. IKEA UAE, AED 175.00. 40 × 48 × 55 cm.</u>	82 × 47 × 91 cm	1	995.00	995.00
MB-05 	Primary Bedroom <u>STOENSE low-pile rug, off-white</u> IKEA UAE Alternative: <u>LOHALS flatwoven rug, natural. IKEA UAE, AED 599.00. 200 × 300 × 1.3 cm.</u>	200 × 300 × 1.8 cm	1	599.00	599.00
MB-06 	Primary Bedroom <u>NATTJASMIN duvet cover and 2 pillowcases, blue-green</u> IKEA UAE Alternative: <u>HAMPFLOCKEL duvet cover and 2 pillowcases, dark blue. IKEA UAE, AED 249.00. 240 × 220 cm duvet cover; 2 pillowcases 50 × 80 cm. Same bed and pillowcase sizes; colour changes to dark blue.</u>	Pillowcase quantity 2 pack Pillowcase length 50 cm Pillowcase width 80 cm Thread count: 310 /inch² Duvet cover length 220 cm Duvet cover width 240 cm	1	279.00	279.00
MB-09 	Primary Bedroom <u>GRUSSTARR duvet, cool, 240×220 cm</u> IKEA UAE Alternative: <u>RÅDHUSVIN duvet, warm, wool, 240×220 cm. IKEA UAE, AED 499.00. 240 × 220 cm finished duvet size. Same cover fit; warmer wool construction.</u>	Length 220 cm Width 240 cm Filling weight 420 g Total weight 1980 g	1	249.00	249.00
MB-10 	Primary Bedroom <u>SANDGRÄSMAL pillow, 50×80 cm</u> IKEA UAE Alternative: <u>Slumber Down Alternative Pillow, 50×75+5 cm. Danube Home UAE, AED 59.00. 75 × 50 cm with 5 cm gusset. Fits the selected 50 × 80 cm pillowcase with 5 cm ease along its length.</u>	Length 50 cm Width 80 cm Filling weight 505 g Total weight 570 g	2	14.95	29.90
MB-07 	Primary Bedroom <u>ÅRSTID table lamp, nickel-plated and white</u> IKEA UAE Alternative: <u>STOCKHOLM 2025 table lamp, white textile and brass-plated. IKEA UAE, AED 229.00. 39 × 39 × 65 cm.</u>	22 × 22 × 55 cm	2	69.00	138.00
MB-08 	Primary Bedroom <u>NARRKOLV rattan pendant lamp</u> IKEA UAE Alternative: <u>HAMNFYR ceiling lamp, white. IKEA UAE, AED 39.00. 14 × 14 × 24 cm.</u>	56 × 56 × 14 cm	1	199.00	199.00
BR-01 	Guest Bedroom and Work Space <u>TARVA bed frame, white stained, 140×200 cm</u> IKEA UAE Alternative: <u>MALM bed frame high, white with Luröy. IKEA UAE, AED 945.00. 176 × 209 × 100 cm.</u>	148 × 209 × 92 cm	1	695.00	695.00
Selected-product subtotal					25,058.15

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
BR-02 	Guest Bedroom and Work Space <u>VESTERÖY pocket sprung mattress, extra firm, 140×200 cm</u> IKEA UAE Alternative: <u>NYHAMN pocket sprung mattress, 140×200 cm.</u> IKEA UAE, AED 800.00. 140 × 200 × 12 cm.	140 × 200 × 20 cm	1	795.00	795.00
BR-03 	Guest Bedroom and Work Space <u>HAUGA bedside table, white</u> IKEA UAE Alternative: <u>MALM chest of 2 drawers, white.</u> IKEA UAE, AED 175.00. 40 × 48 × 55 cm.	40 × 36 × 63 cm	1	199.00	199.00
BR-04 	Guest Bedroom and Work Space <u>TONSTAD desk, off-white</u> IKEA UAE Alternative: <u>LAGKAPTEN ALEX desk, white.</u> IKEA UAE, AED 495.00. 60 × 120 × 73 cm.	120 × 47 × 75 cm	1	795.00	795.00
BR-05 	Guest Bedroom and Work Space <u>TOSSBERG MALSKÅR swivel chair, Gunnared beige and white</u> IKEA UAE Alternative: <u>LÄKTARE conference chair, light beige and white.</u> IKEA UAE, AED 399.00. 55 × 50 × 84 cm.	67 × 67 × 91 cm	1	995.00	995.00
BR-06 	Guest Bedroom and Work Space <u>LOHALS flatwoven natural rug, compact size</u> IKEA UAE Alternative: <u>TVERSTED low-pile rug, beige.</u> IKEA UAE, AED 349.00. 133 × 195 × 1.6 cm.	133 × 195 × 1.3 cm	1	299.00	299.00
BR-07 	Guest Bedroom and Work Space <u>HAMPFLOCKEL duvet cover and 2 pillowcases, dark blue</u> IKEA UAE Alternative: <u>PILTANDVINGE duvet cover and 2 pillowcases, light blue.</u> IKEA UAE, AED 99.00. 240 × 220 cm duvet cover; 2 pillowcases 50 × 80 cm. Same bed and pillowcase sizes; colour changes to light blue.	Pillowcase quantity 2 pack Pillowcase length 50 cm Pillowcase width 80 cm Thread count: 240 /inch² Duvet cover length 220 cm Duvet cover width 240 cm	1	249.00	249.00
BR-10 	Guest Bedroom and Work Space <u>GRUSTARR duvet, cool, 240×220 cm</u> IKEA UAE Alternative: <u>RÅDHUSVIN duvet, warm, wool, 240×220 cm.</u> IKEA UAE, AED 499.00. 240 × 220 cm finished duvet size. Same cover fit; warmer wool construction.	Length 220 cm Width 240 cm Filling weight 420 g Total weight 1980 g	1	249.00	249.00
BR-11 	Guest Bedroom and Work Space <u>SANDGRÄSMAL pillow, 50×80 cm</u> IKEA UAE Alternative: <u>Slumber Down Alternative Pillow, 50×75+5 cm.</u> Danube Home UAE, AED 59.00. 75 × 50 cm with 5 cm gusset. Fits the selected 50 × 80 cm pillowcase with 5 cm ease along its length.	Length 50 cm Width 80 cm Filling weight 505 g Total weight 570 g	2	14.95	29.90
BR-08 	Guest Bedroom and Work Space <u>NYMÅNE wall reading lamp, white</u> IKEA UAE Alternative: <u>RANARP wall clamp spotlight, off-white.</u> IKEA UAE, AED 99.00. 14 × 14 × 12 cm.	7 × 7 × 11 cm	2	79.00	158.00
BR-09 	Guest Bedroom and Work Space <u>HAMNFYR ceiling lamp, white</u> IKEA UAE Alternative: <u>NARRKOLV rattan pendant lamp.</u> IKEA UAE, AED 199.00. 56 × 56 × 14 cm.	14 × 14 × 24 cm	1	39.00	39.00
Selected-product subtotal					25,058.15

Code / Photo	Room / Item / Retailer	Dimensions	Qty	Unit AED	Amount AED
MR-01 	Primary Bedroom <u>NISSEDAL full-length mirror, white</u> IKEA UAE Alternative: NISSEDAL mirror, white. IKEA UAE, AED 195.00. 65 × 150 cm; wall profile unpublished. 25 cm wider than the selected mirror; re-centre on each bedroom wall and retain clear space beside the beds.	Width 40 cm Height 150 cm	2	165.00	330.00
AR-01 	Primary Bedroom <u>PJÄTTERYD picture, Dawn Haze</u> IKEA UAE Alternative: BLODFLÄDER picture, Nazaré. IKEA UAE, AED 95.00. 52 × 3 × 72 cm frame; 50 × 70 cm artwork. Larger than the selected 30 × 40 cm pair; use one centred frame per bedroom wall zone.	Height 40 cm Package quantity 2 pack Width 30 cm	2	65.00	130.00
BL-01 	Balcony <u>NÄMMARÖ table and 2 folding chairs, outdoor, light brown stained</u> IKEA UAE Alternative: TÄRNÖ table and 2 chairs, outdoor. IKEA UAE, AED 255.00. Table 54 × 55 × 70 cm; 2 chairs each 39 × 40 × 79 cm. All three components are smaller than the selected NÄMMARÖ set. Keep the table and two-chair arrangement in the same balcony zone for increased clearance.	63 × 75 × 75 cm	1	675.00	675.00
BL-02 	Balcony <u>MORUM flatwoven indoor-outdoor rug, dark green</u> IKEA UAE Alternative: TIDTABELL flatwoven rug, beige. IKEA UAE, AED 249.00. 80 × 200 × 0.6 cm.	160 × 230 × 0.5 cm	1	329.00	329.00
BL-03 	Balcony <u>BORRBY outdoor lantern for block candle, black</u> IKEA UAE Alternative: ENRUM lantern for block candle, white. IKEA UAE, AED 35.00. 13 × 13 × 28 cm. 2 cm narrower at the same height; keep the two lantern positions.	Length 15 cm Width 15 cm Height 28 cm	2	35.00	70.00
BA-01 	Shared Bathroom <u>TOFTBO bath mat, grey-white melange</u> IKEA UAE Alternative: TOFTBO compact bath mat, grey-white melange. IKEA UAE, AED 14.95. 40 × 60 cm finished mat size. 20 cm shorter and 10 cm narrower; centre at the same vanity approach.	Length 80 cm Width 50 cm Area 0.40 m ² Weight. 1410 g/m ²	1	25.00	25.00
BA-02 	Shared Bathroom <u>VÅGSJÖN bath towel, light beige, 70×140 cm</u> IKEA UAE Alternative: BROKGLIM bath towel, beige, 70×140 cm. IKEA UAE, AED 69.00. 70 × 140 cm finished towel size. Same bath-towel size; colour changes to beige.	Length 140 cm Width 70 cm Area 0.98 m ² Weight. 400 g/m ²	2	19.95	39.90
BA-03 	Shared Bathroom <u>EKOLN soap dispenser, beige</u> IKEA UAE Alternative: EKOLN soap dispenser, dark grey. IKEA UAE, AED 25.00. 18 cm high, 300 ml; footprint unpublished. Same published height as the selected dispenser; retain the same vanity host after confirming its base footprint.	8 × 8 × 18 cm	1	25.00	25.00
LA-01 	Laundry <u>BRANÄS rattan laundry basket with lining</u> IKEA UAE Alternative: PURRPINGLA laundry bag with stand, beige. IKEA UAE, AED 59.00. 20.5 × 44 × 57 cm.	41 × 41 × 60 cm	1	199.00	199.00
Selected-product subtotal					25,058.15

Getting it built

Estimated assembly: 37 hours 0 minutes. 74 flat-pack units, with the remaining items unpacked, positioned or mounted as specified.

- EN-01 / GULLABERG shoe cabinet with 2 compartments, white: 1 units, about 30 minutes per unit.
- EN-02 / GRINSBOL rattan mirror: 1 units, about 30 minutes per unit.
- EN-03 / MÄVINN flatwoven runner, beige blue stripe: 1 units, about 30 minutes per unit.
- EN-04 / NARRKOLV rattan pendant lamp: 1 units, about 30 minutes per unit.
- EN-05 / PJÄTTERYD picture, Swedish sand dunes: 1 units, about 30 minutes per unit.
- RA-01 / TOLKNING bench with storage, handmade rattan: 1 units, about 30 minutes per unit.
- RA-02 / MOSSLANDA picture ledge, white: 2 units, about 30 minutes per unit.
- RA-03 / RANARP wall clamp spotlight, off-white: 1 units, about 30 minutes per unit.
- LR-01 / SÖDERHAMN 3-seat section, Kelinge dark blue: 1 units, about 30 minutes per unit.
- LR-02 / SALNÖ rattan armchair: 1 units, about 30 minutes per unit.
- LR-03 / FRYKSÅS rattan TV bench: 1 units, about 30 minutes per unit.
- LR-04 / STOCKHOLM 2025 coffee table, oak veneer and glass: 1 units, about 30 minutes per unit.
- LR-05 / LOHALS flatwoven natural rug: 1 units, about 30 minutes per unit.
- LR-06 / VARPTROSS bamboo floor lamp: 1 units, about 30 minutes per unit.
- LR-07 / MISTERHULT bamboo pendant lamp: 1 units, about 30 minutes per unit.
- LR-08 / PJÄTTERYD picture, Endless Tide: 1 units, about 30 minutes per unit.
- TX-01 / GINSTMOTT curtains, one pair, white: 3 units, about 30 minutes per unit.
- TX-02 / HUGAD curtain rod, white: 3 units, about 30 minutes per unit.
- TX-03 / PROFETBLOMMA grey-blue cushion: 6 units, about 30 minutes per unit.
- PL-01 / FEJKA artificial potted hydrangea, white: 5 units, about 30 minutes per unit.
- PL-02 / KLYNNON handmade bamboo plant pot: 5 units, about 30 minutes per unit.
- DN-01 / DOCKSTA round table, white: 1 units, about 30 minutes per unit.
- DN-02 / SALNÖ rattan chair with armrests: 4 units, about 30 minutes per unit.
- DN-03 / TIDTABELL flatwoven rug, beige: 1 units, about 30 minutes per unit.
- DN-04 / NARRKOLV rattan pendant lamp: 1 units, about 30 minutes per unit.
- DN-05 / KORNSPARV grey-blue vase: 1 units, about 30 minutes per unit.
- MB-01 / TARVA bed frame, white stained, 160×200 cm: 1 units, about 30 minutes per unit.
- MB-02 / VATNESTRÖM pocket sprung mattress, extra firm natural, 160×200 cm: 1 units, about 30 minutes per unit.
- MB-03 / HEMNES chest of 2 drawers, white stain: 2 units, about 30 minutes per unit.
- MB-04 / TONSTAD chest of 4 drawers, off-white: 1 units, about 30 minutes per unit.
- MB-05 / STOENSE low-pile rug, off-white: 1 units, about 30 minutes per unit.
- MB-07 / ÅRSTID table lamp, nickel-plated and white: 2 units, about 30 minutes per unit.
- MB-08 / NARRKOLV rattan pendant lamp: 1 units, about 30 minutes per unit.
- BR-01 / TARVA bed frame, white stained, 140×200 cm: 1 units, about 30 minutes per unit.
- BR-02 / VESTERÖY pocket sprung mattress, extra firm, 140×200 cm: 1 units, about 30 minutes per unit.
- BR-03 / HAUGA bedside table, white: 1 units, about 30 minutes per unit.
- BR-04 / TONSTAD desk, off-white: 1 units, about 30 minutes per unit.
- BR-05 / TOSSBERG MALSKÄR swivel chair, Gunnared beige and white: 1 units, about 30 minutes per unit.
- BR-06 / LOHALS flatwoven natural rug, compact size: 1 units, about 30 minutes per unit.
- BR-08 / NYMÅNE wall reading lamp, white: 2 units, about 30 minutes per unit.
- BR-09 / HAMNFYR ceiling lamp, white: 1 units, about 30 minutes per unit.
- MR-01 / NISSEDAL full-length mirror, white: 2 units, about 30 minutes per unit.
- AR-01 / PJÄTTERYD picture, Dawn Haze: 2 units, about 30 minutes per unit.
- BL-01 / NÄMMARÖ table and 2 folding chairs, outdoor, light brown stained: 1 units, about 30 minutes per unit.
- BL-02 / MORUM flatwoven indoor-outdoor rug, dark green: 1 units, about 30 minutes per unit.
- BL-03 / BORRBY outdoor lantern for block candle, black: 2 units, about 30 minutes per unit.
- LA-01 / BRANÄS rattan laundry basket with lining: 1 units, about 30 minutes per unit.

Confirm furniture assembly, curtain fitting, wall fixings and electrical installation with the retailer or a local installer. The budget includes the recorded service allowances; obtain final checkout and site quotes before booking.

5. Budget Table

Room or allowance	AED
Entry Hall	1,253.00
Reading Alcove	816.00
Living	6,758.45
Dining	2,578.00
Primary Bedroom	7,786.90
Guest Bedroom and Work Space	4,502.90
Balcony	1,074.00
Shared Bathroom	89.90
Laundry	199.00
Selected products	25,058.15
Wall paint, limewash and beadboard materials estimated materials allowance; confirm coverage and colour at site	3,300.00
Curtain and wall-treatment installation estimated installation allowance; confirm wall conditions and track lengths	1,900.00
Retailer delivery and furniture assembly estimated across selected retailers; final checkout charges may vary	1,800.00
Minor hardware and picture hanging estimated allowance for fixings, hooks and consumables	700.00
Furnishing estimate including delivery and installation allowances	32,758.15
Furnishing budget ceiling	65,000.00
Remaining furnishing budget	32,241.85

HomePrint design fee, shown separately

AED 2,250.00

Total including design fee**AED 35,008.15**

Remaining against furnishing ceiling after design fee

AED 29,991.85

Product verification dates: 2026-09-30, 2026-10-01. Issued 2026-10-02. The furnishing ceiling excludes the separately stated design fee. Allowances are estimates and need checkout or site confirmation. Existing flooring is retained; wall treatment materials and installation are included in the listed allowances.