



MANSER SAXON
INTERIORS DUBAI

INTRODUCTION

Manser Saxon Interiors is part of an international operation, producing dynamic turnkey fit-out solutions.

A subsidiary of Manser Saxon Contracting Ltd, a Mauritius based contracting company; our Dubai operation focuses on the UAE and the Middle East. At the heart of our operation is a large, modern and fully equipped joinery factory which enables us to produce tailor-made solutions for large or small projects.

From design to planning and completion, we offer a complete turnkey solution, with full project management from start to finish.

From concept to execution, we work within strictly controlled time and budgetary parameters. Our reputation for quality work brings us repeat orders, and these are the best testimonials of Manser Saxon's ability to consistently deliver impressive, inspirational results.





COMPREHENSIVE SERVICE FROM START TO FINISH

Manser Saxon Interiors offers operational and strategic support at all stages of a project. These include:

- Full project and contract management, ensuring clear coordination between in-house teams - design, manufacture, procurement and site - including a comprehensive set of approved nominated subcontractors and suppliers.
- Full technical and design support from our in-house design and Auto-CAD draught team.

COMPLEMENTARY SERVICES

- Joinery manufacture and installation
- Marble installation
- False ceilings and partitioning
- Architectural steel works
- Ceramic tiling
- Architectural and decorative glass works
- Commercial kitchen installations
- Furniture manufacture
- Gypsum works
- MEP

KEY MARKET AREAS

High end interiors fit-out including:

- Retail and leisure
- Hotel and restaurants
- Bars and clubs
- Office and space planning
- High end residential apartments and villas
- Royal residences

COMPLIMENTARY AFTER SALES SERVICE

Once a job is complete, we don't consider our work finished. As a responsible and dedicated partner, we provide a complimentary after sales service. That means supplying and installing spare parts when needed, and helping to ensure that all is well with your fit-out, resolving issues quickly with no disruption to your operation.



IN-HOUSE DESIGN

With Our In House Design Department Manser Saxon are able to offer a truly full turnkey solution for your project. Whether you have an idea that you are unsure how to translate into a design or a design in place that requires taking to technical production drawings our Highly Experienced Interior Designers and Design Coordinators will be able to bring your design to life.

As we understand every client is different and there may be many key factors influencing your project. From our first discussion we will identify the key driving factors of your vision. Whether it is a particular style you may have in mind, the location of your project or a set budget that must be met. We design with every client's specific needs in mind. With this approach we are able to quickly and clearly move from initial concepts along the development path of your design and reach a final presentation as smoothly as possible to our client's satisfaction.

Once a direction for your project has been understood and all parties are confident that a mutual understanding has been achieved with the final presentation, we would then bring your project off the design board and into the first manifestation of what will eventually become your completed Project. We do this through a variety of techniques from state of the Art 3d renders to mood boards and samples where you may touch and see the materials proposed for your project. This way even client's with no exposure to the interiors industry or the most seasoned construction professional will be able to understand what the final project will look like.





MANUFACTURING WITH HIGHLY SKILLED PEOPLE

We operate a fully equipped carpentry and joinery factory, staffed with highly trained and skilled craftsmen. This enables us to offer bespoke, high-spec in-house solutions for all wood work and joinery requirements, allowing for the production of the finest and most intricate of interiors when required.

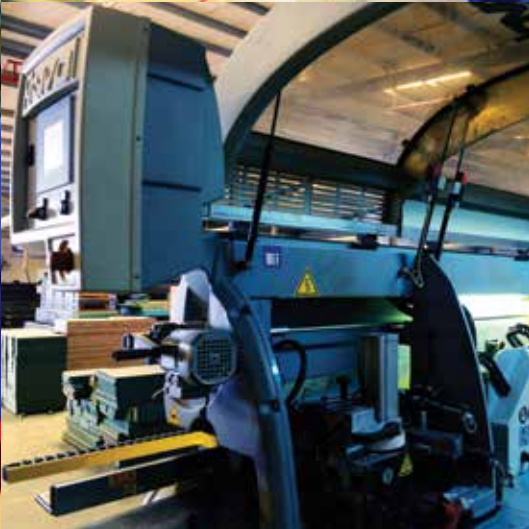
COMMITMENT TO QUALITY

Manser Saxon's commitment to quality can be seen in the professionalism and skills of our all people. Attention to detail is paramount and our quality control procedures means that projects are always completed to the high standards our clients expect.

From the start, our credo has been to recruit good people, instil our philosophy, inspire, motivate and reward. We have always strived to find people who would not only understand our goals, but also share and live our vision.

IN-HOUSE FACTORY'S EQUIPMENT

- CNC work centres
- Six-sided moulders
- Veneering guillotine, stitching and hot press plant
- Planers
- Wide belt sanders, Profile sanders
- Sliding table panel saws
- Band saws
- Mortise and tenoning machine
- Copy wood turning lathes
- Automatic edge banders
- Sand blasting facilities
- Water spray booth







A DEDICATED DUBAI TEAM

Manser Saxon Interiors has a dedicated workforce of over 220 employees. Our team includes qualified and experienced project managers, site engineers, draughtsman, skilled and qualified foremen and, most importantly, a skilled selection of manual workers.

KEY PEOPLE



NEIL HOOD

General Manager

Neil Hood brought to Manser Saxon many years of experience on interiors projects in the UAE.

Neil has worked on various quality projects, including Atlantis Hotel Resort, the Dubai Marina Mall and the Aldar headquarters in Abu Dhabi.



GARY HAMPSON

Business Development Manager

With five years' experience in the UK and over four years in Dubai, Gary is an experienced business development manager. He is highly

skilled at customer satisfaction, relationship building, closing and managing client expectations.

During his time in the construction and fit-out industry, he has dealt with blue-chip companies from all over the world, working on some of the most prestige buildings in Dubai. Gary has worked closely with clients in sectors including, hotels, restaurants, real estate, project management companies and corporate companies.



JAMES TIPPET

Factory Manager

Originally from South Africa, James has brought 39 years of carpentry manufacturing and fit-out experience to Manser Saxon.

Having worked throughout the Middle East and Africa, he has in-depth knowledge of western and regional techniques and requirements in the fit-out and carpentry sector.

James fully understands the levels of coordination and standards required to run our factory. He has extensive knowledge of fit-out machinery, tools and plant, including servicing, operational procedures, QA/QC procedures and all other aspects of running a carpentry factory.



ROLDAN SERRANO

Senior Quantity Surveyor

Roldan is a seasoned professional with over 13 years experience within the UAE and the Philippines. He has worked on signature

projects throughout the spectrum of interior fit-out and has a thorough knowledge of contracts and commercial procedures.



ANDREW CADZOW

Contracts Manager

Originally from New Zealand, Andrew has over 26 years of experience in the joinery and fit-out industry, including 9 years here in

Dubai, where he has worked on projects including: Dubai Festival City Mall, Atlantis, Sheraton at The Mall of the Emirates and the Sofitel Resort on Palm Jumeirah.

Andrew brings an intricate knowledge and in-depth understanding of joinery and the fit-out industry to Manser Saxon Interiors, along with all the processes required to successfully manage projects of all sizes.

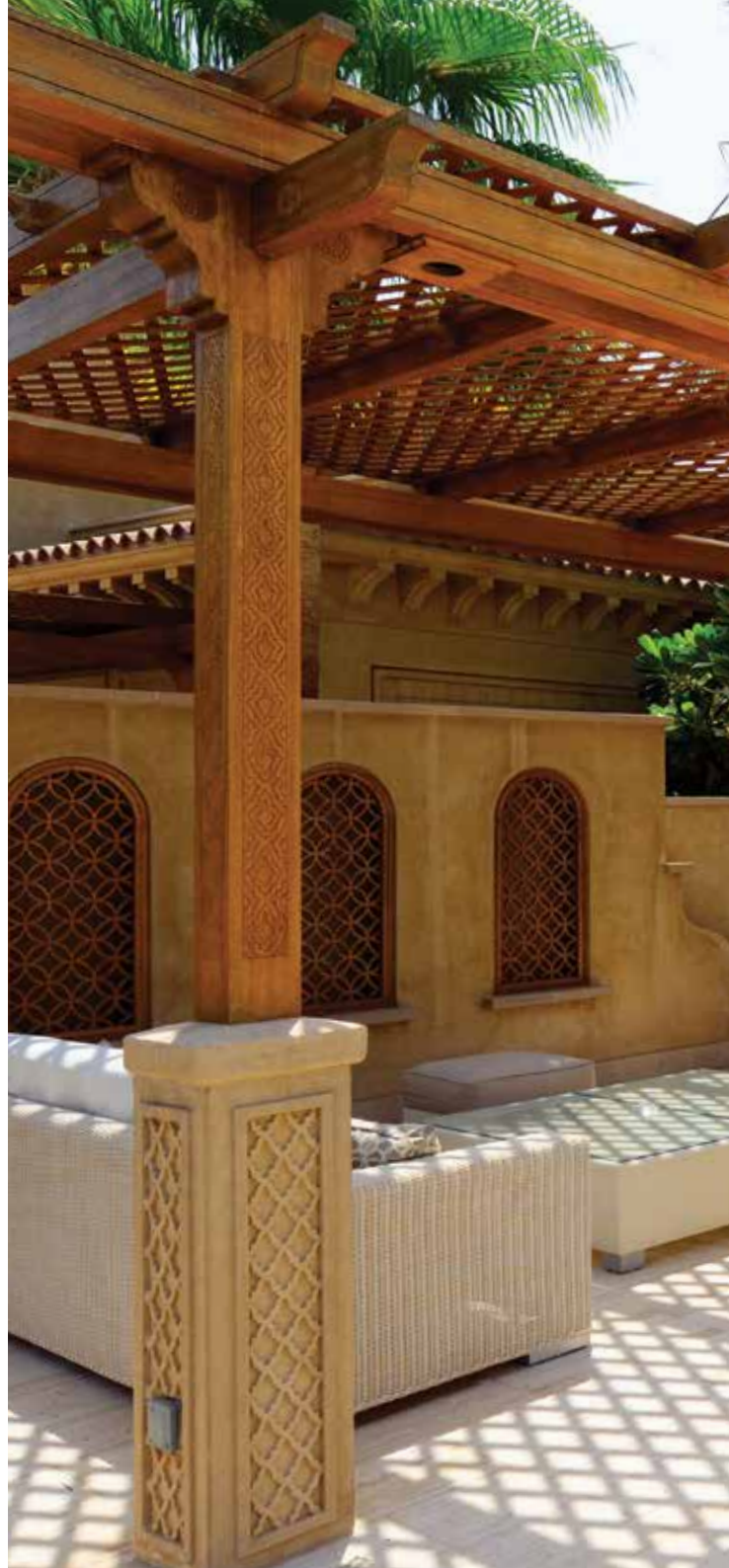


SURESH PULIKOT

Design Manager

Suresh has over 14 years experience within the interior design industry with 6 years experience in India and 8 years in the UAE. As Design

Manager he has worked on various quality projects which include Capital Club DIFC, One&Only Palm Jumairah, St.Regis Saadiyat Island, Address Hotel Dubai Marina, Abraaj Capital DIFC and various other hospitality and office interior fit-out projects. Since joining Manser Saxon 8 years ago Suresh has been a key player in developing our design department and has brought a wealth of experience to our design team while continually pushing the boundaries of design.



PROJECTS TO BE PROUD OF

SAINT REGIS RESORT

- Project name: Saint Regis Resort, Saadiyat Island
- Location: Abu Dhabi
- Duration: 10 months
- Client: HMR/Mirage Mille
- Consultant/architect: HBA Architects
- Value: AED 17M

The St. Regis Saadiyat Island Resort located in Abu Dhabi, is a newly built luxury resort hotel. Manser Saxon's scope of work expanded on various areas of the hotel.

THE ADULT POOL

We manufactured and fixed a marble and acrylic curved bar counter, decorative metal screens and glass balustrade.

THE KIDS CLUB

Manser Saxon provided the full turnkey fit-out for the Kids Club, including the manufacture and installation of all joinery items as well as the fit-out of special toilets for kids. The contract also included a decorative ceiling.

SONTAYA RESTAURANT

The Sontaya was the biggest part of this project for Manser Saxon, and included fitting out the restaurant with stone finishes to the walls and floors. The ceiling was clad with a combination of banana bark and high gloss finish beams. In the centre of the restaurant, Manser Saxon fixed a full glass for the display kitchen.

TURQUOIZ RESTAURANT

The contract for the Turquoiz restaurant included the full fit-out for ceilings, floors, fittings and fixtures.

ONE&ONLY PHASE 1&2

- Project name: One&Only Royal Mirage, Phase 1&2 refurbishments
- Location: Dubai
- Duration: 3 months
- Client: ALEC
- Value: AED 8.5M

With its Arabian style architecture, One&Only Royal Mirage Dubai is considered as one of the most stylish resorts of the region. Manser Saxon was responsible for the refurbishment of the hotel's bedrooms. Our scope of work consisted of replacing, manufacturing and installing the fittings of new wardrobes, bathroom vanities and TV units. Manser Saxon also supplied and fixed all skirtings and fittings for the new headboards and side-tables.





ONE&ONLY PHASE 3

- Project name: One&Only Royal Mirage Palm, Jumeirah
- Location: Dubai
- Duration: 9 months
- Client: ABM/ Mirage Mille
- Consultant/architect: Wilson & Associates
- Value: AED 19M

The One&Only, The Palm Dubai offers privileged skyline views on the peninsula of Palm Jumeirah. Manser Saxon supplied and fixed all back-of-house furniture that was made from cherry melamine and veneers. Our scope of work also included all external pergolas, balustrades, decorative wall features, external doors, gates, pool day-beds and cabanas, all manufactured and carved Dabema wood.

This hotel's spa includes 8 single treatment rooms, 4 double treatment rooms, two private lounges, the sauna itself, steam rooms and a well-appointed reception area with separate offices. Manser Saxon provided the full fit-out of the spa, encompassing three subsections.

Firstly, the full fit-out of the gym area with a timber floor fixed with special sprung flooring for gym use, an arched ceiling and polished plaster walls, clad with full floor-to-ceiling mirrors.

Secondly, the fit-out of the change rooms and reception area, for which we used a white ash-crown veneer, with special waxed white paint finish.

Finally, the spa work also included the full-fit out of the hairdresser and nail spa, using tailor-made carved wall panels, and finished with a gold paint and polished plaster for the wooden floor and silver leafing finishes on the ceilings.

Manser Saxon used a combination of carved and painted panels for the doors screens and ceilings. Moreover, we supplied and fixed the marble and wooden floors.

CAPITAL CLUB

- Project name: Capital Club
- Location: DIFC Dubai
- Duration: 8 months
- Client: Abraaj Signature Club
- Value: AED 31M

The Capital Club occupies premises over four floors. This sophisticated and private environment is perfectly suited for high-level business, social entertaining, and relaxation.

Manser Saxon provided a full range of services and works for this project by completing all turnkey fit-outs.

- Demolishing existing block walls
- Coring between floor for the staircase opening
- New block walls to four floors
- Plastering works to all walls
- All MEP works to all areas plumbing, air-conditioning, electrical, firefighting and automotive systems.
- Marble to floor and walls
- Carpet fitting to floors
- Ceramic tiling to the bathrooms and kitchens
- Painting of polished plaster to all walls
- Wooden ebony panelling to walls
- Timber fit-out to all areas
- Metal and glass balustrades to central staircases.
- Bathroom fit-outs
- Gym fit-out
- Spa fit-out

- Conference rooms fit-out including all boardroom table and fitting
- Supply and fix all lighting to all areas
- Marble cladding of the lift lobbies

MARINA MALL

- Project Name: Marina Mall/Address Hotel
- Location: Dubai Marina
- Duration: 12 months
- Client: ALEC
- Consultant/Architect: Design Inc.
- Value: AED 14.6M

BRASSERIE

- All timber finishes in wenge wood, with architectural mirror designs on the timber works
- Painted wall features in the bar area
- Solid wooden floors
- Glass shop fronts with wooden louver design
- Gypsum ceiling works, with extensive details
- Bathroom fit-out

HEALTH CLUB

- Wooden sprung flooring
- Glass partitions separating higher levels
- Rubber flooring
- Decorative Gypsum ceilings works
- Office furniture
- Bathroom fit-out

CONFERENCE CENTRE

- All meeting rooms' doors
- High level gypsum ceiling works, with stainless steel features
- All wall and ceiling paintings

FOOD COURT

- Gypsum ceiling works
- Banquet seating
- Low decorative wooden partition
- Mirror and polished decorative stainless cladding to the concrete columns

ABRAAJ CAPITAL

- Project Name: Abraaj Capital
- Location: DIFC Dubai
- Duration: 9 months
- Client: Abraaj Capital DIFC
- Value: AED 2.26M

The Abraaj Capital group is a leading private equity management company. Manser Saxon was contracted to install the floor and ceiling finishes on the Abraaj Capital project.

BLOOMINGDALES

- Project name: Bloomingdales
- Location: Dubai Mall
- Duration: 4 months
- Client: Aati Contracts
- Consultant/architect: Altayer Stocks
- Value: AED 1.8M

The only Bloomingdales store outside the USA is located in the Dubai Mall and is divided in two sections: one as an upper class branded clothing retail shop covering three floors and the other part, the Home Centre, where household items are sold.

Manser Saxon manufactured and installed the display units, in the home centre section.

KEMPINSKI HOTEL

- Project Name: Kempinski Hotel
- Location: Mall of the Emirates
- Duration: 18 months
- Value: AED 15M
- Client: ISG

The Kempinski hotel is a 5 star hotel situated in the Mall of the Emirates. Manser Saxon's scope of work covered all areas of the hotel.

BEDROOMS

As part of the hotel refurbishment Manser Saxon manufactured and installed new joinery units, including refinishing all joinery works in the 398 bedrooms and suits.

MEETING & CONFERENCE ROOMS

Manser Saxon manufactured and installed purpose built cabinets to incorporate the IT and audio visual equipment in the rooms. This also included fabric panelling, BI folding doors & veneered wall panelling.

PUBLIC AREAS

Manser Saxon also manufactured and installed all joinery items in the corridors and public areas of the hotel.





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