

SFO

INVESTMENT HOUSE PROFILE

2024-2025



WHAT IS ACUBE?

Formerly Known as
Emperos DMCC

Single Family Owned
Investment House (SFO)

Ramjee Iyer, Head Of
The Family and Largest
Shareholder In Family Office

Family office has invested in multiple ventures including



Multiplex Cinemas in
Eastern Europe



Low Cost Housing Projects
in **Chennai, India**



Residential Projects
In **London, UK**

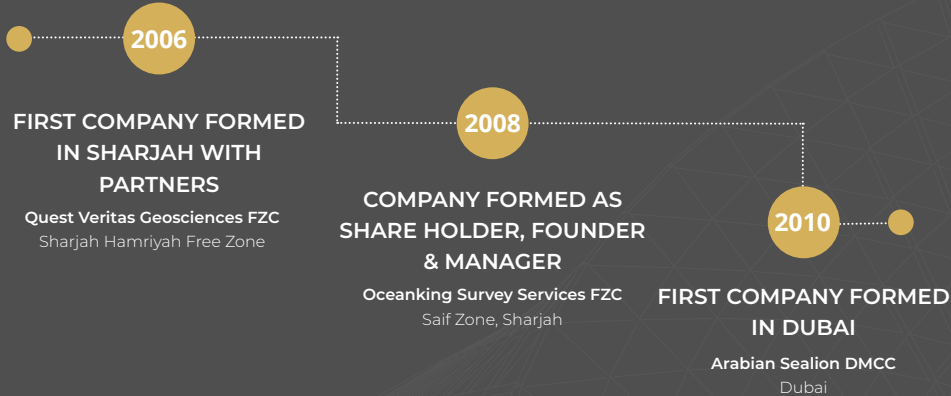


Residential Development
in **Mumbai, India**



The group has proudly delivered significant construction projects across diverse regions, including the **UAE, Oman, Kuwait, Iran, Iraq, India, Nigeria, and Tanzania.**

HISTORY OF ACUBE



Other Companies as Share Holder & Manager in UAE with Large Revenue :

SEASTAR TRADING LLC Shipping & Stevedoring services	GULF PETROCON FZC Ship Owners and Managers	OCEANKING SURVEY SERVICES LLC, ABUDHABI Survey, Geotechnical & ROV works
OCEANKING INDIA PVT LTD Survey, Geotechnical & ROV works		GULFEX TRADING FAC Oil & Gas equipment and services



PRESENT DAY OPERATIONS

01

ACUBE SFO DMCC, DUBAI

Single Family Office with Extensive Investments

02

ACUBE REAL ESTATE DEVELOPMENTS LLC

Developer of Commercial & Residential Projects in Dubai

03

ACUBE VACATION HOMES LLC, DUBAI

Manages Real Estate Properties for Vacation Rental in Dubai

04

ACUBE INDUSTRIES LLC, UMM AL QUWAIN

Design and Fabrication of High Quality Woodworks & Joinery in Umm Al Quwain.

05

CELESTIA CONSTRUCTIONS LLC

Handles construction, estimating, procurement, value engineering and design management.

06

SPRING COUNTY, CHENNAI, INDIA

Major Share Holder in One Million Sqft. Low Cost Housing Developments Project

07

ENCHANTED WATERS PVT LTD, INDIA

Developers of Mega Sports Clubs & Entertainment Facilities

OUR ACHIEVEMENTS

Generated Incredible Turnover & Profits Each Year:

2008-09

\$ 90 MILLION VIDE QVG

2010

\$ 37 Million

2011

\$ 320 Million

2012

\$ 205 Million

2013

\$ 53 Million

OCEANKING was built to undertake complex marine construction projects in the field of Oil & Gas for major clients.

Company owned & operated a long list of electronics including remotely operated vehicles, Geotechnical drilling systems, and complex sensor systems.

Company manpower strength includes over 100 engineers and post graduate masters in various sciences. Total staff strength at peak was over 300 personnel in UAE.

OCEANKING FZC

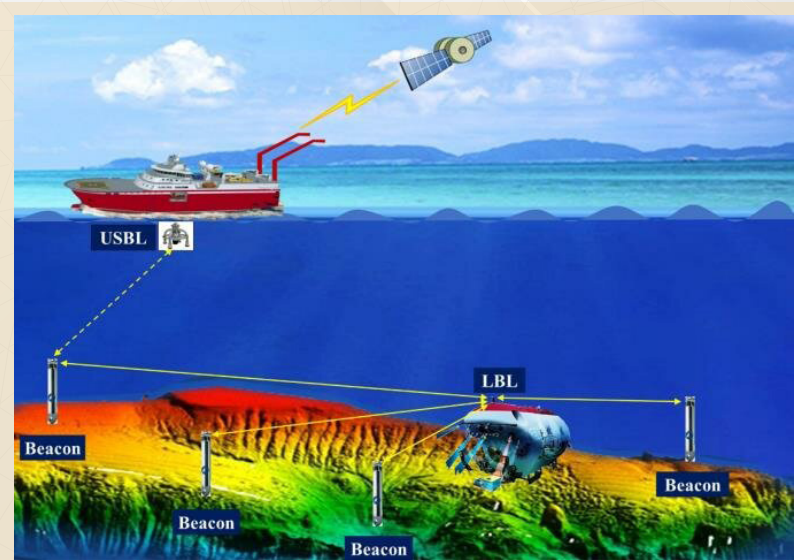
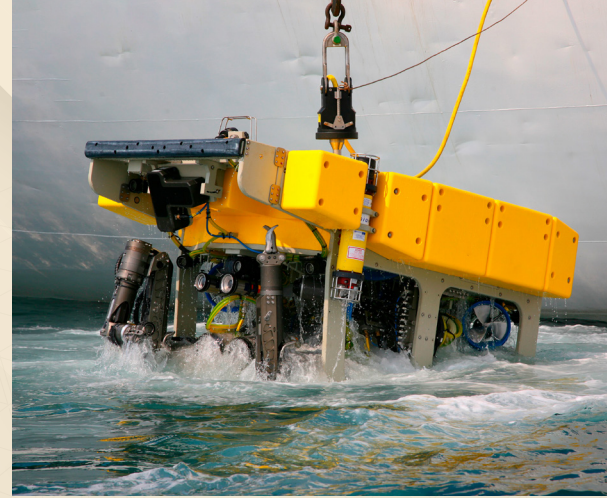
A UAE-Based 2006
Start Up

Fully Managed By
RAMJEE IYER
as a
Managing Director



WHAT KIND OF WORK HAVE WE DONE?

- ▶ Hydrographic & Engineering Surveys
- ▶ Unexploded Ordnance Mitigation
- ▶ Oceanographic Studies
- ▶ Remotely Operated Subsea Vehicles (ROV)
- ▶ Offshore Geotechnical Investigation
- ▶ Foundation Engineering
- ▶ Pipeline And Construction Trenching Works
- ▶ Diving Projects
- ▶ Subsea Video Inspection Projects
- ▶ Marine Project Management



WHO HAVE WE WORKED FOR?



Oil & Gas Operators



EPIC Contractors



Other Contractors



OUR PAST ACHIEVEMENTS

Achieved many milestones in shipping industry including:

Owning over a dozen work class purpose built ships with specific construction capabilities.

Over 100 sailors and full time ocean going personnel in employment.

Operated dynamically positioned dive ships and support vessels.

Operated and ensured smooth functioning of major ocean projects like transporting and handling of large scale objects.

SEASTAR TRANDING FZC

At Sharjah Hamriya Free Zone shipping port is the home port and operation base

SEASTAR INTERNATIONAL LLC

Registered in Panama

ARABIAN SEALION DMCC

JLT-based headquarters

Owned and operated several ocean-going ships.

Primarily owned and operated Oil & Gas industry construction ships, vessels, and personnel



WHAT ARE WE WORKING ON TODAY?



ADHARA STAR

Situated in Arjan, our ADHARA STAR boasts a stunning 17-floor residential multistory building comprising of 115 units.

SALE LAUNCHED IN
SEP 2023

FULLY SOLD OUT IN
NOV 2023

TOTAL SALE VALUE
AED 167 M



Electra

ELECTRA is a 278-unit primarily residential building, standing tall at 3B+G+38-floors in JVC.

SALE LAUNCHED IN
JUN 2024

EXPECTED SALE PERIOD
6 MONTHS

TOTAL SALE VALUE
AED 440 M

WHAT ARE WE WORKING ON TODAY?



VEGA

Named after the brightest star in the Lyra constellation, Vega is a G+3P+20 floor residential building featuring 129 premium units in Dubai Sports City.

SALE LAUNCHED IN
DEC 2024

EXPECTED SALE PERIOD
3 MONTHS

TOTAL SALE VALUE
AED 180 M

UPCOMING PROJECTS LAUNCHING SOON IN THESE PRIME LOCALITIES

- Dubai Island
- DLRC 1
- DLRC 2
- Downtown Jebel Ali
- Dubai Science Park

WHO ARE OUR PARTNERS?



Eng. Adnan Saffarini Office
Architects & Engineering Consultants

Our Architectural
Designer



Our PMC



SANDERSON
GLOBAL

Our Amenities
Designer



Our Construction
Partners



Our Product
Partners



BOSCH

Our Appliances
Partners



Our Ceramic
Products Partners

OUR FUTURE PLANS

Sell, Build & Handover 3 Million Square Feet of Real Estate in Dubai within 2 Years.

- ▶ Gain Strong Foothold in Entry Level & Luxury Real Estate Market
- ▶ Create A Household Name in Dubai Real Estate for Quality & on Time Delivery

Who are our Customers

- ▶ Present Target Market is Entry Level Real Estate Buyers
- ▶ First Time Home Buyers
- ▶ 2025 Target to Enter Luxury Segment after Establishing Strong Presence In Market



ACUBE
DEVELOPMENTS