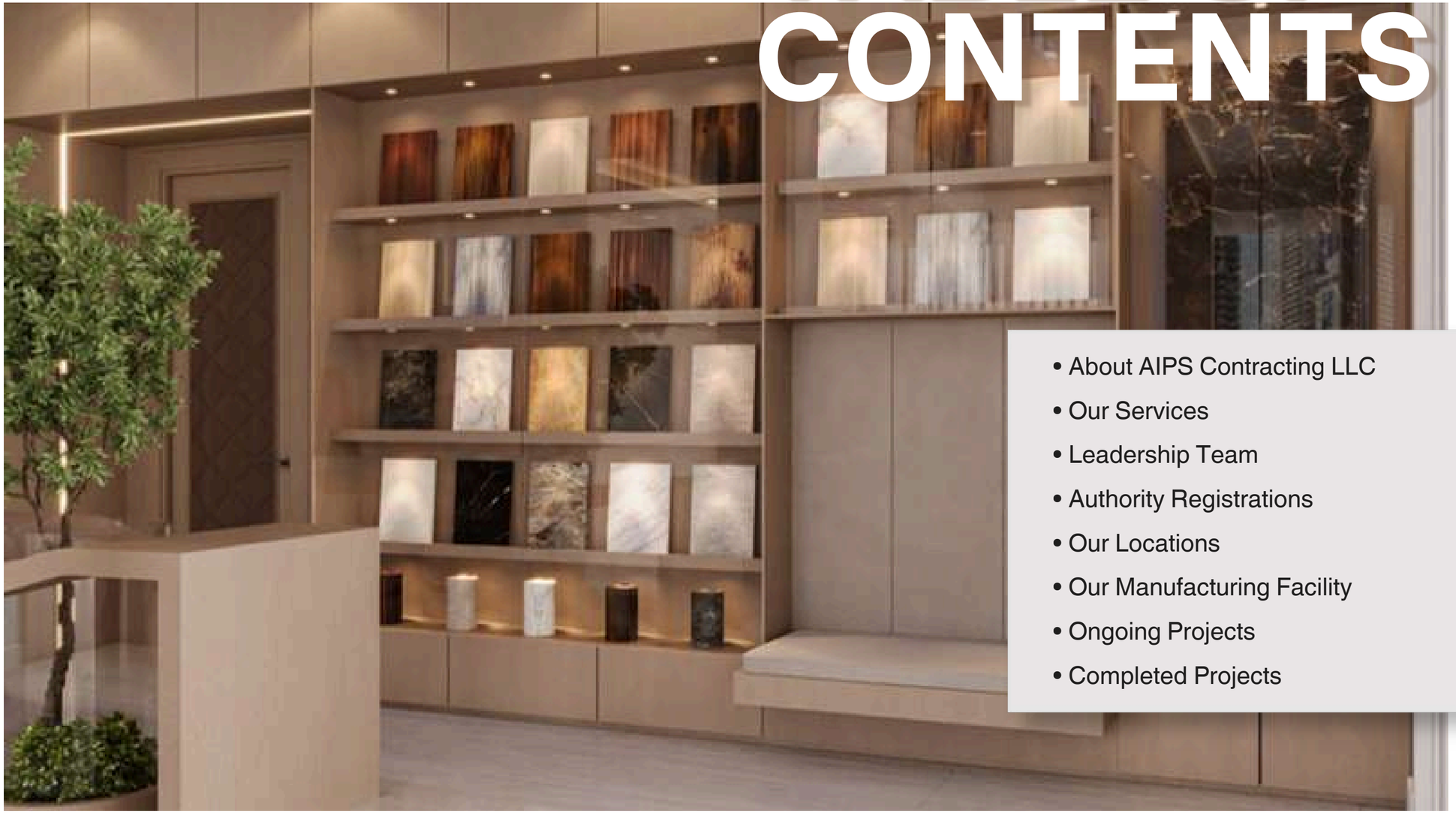


COMPANY PROFILE

AIPS®
CONTRACTING L.L.C

www.affinityips.com
Email: info@affinityips.com
Phone: +971 4 432 3280
Offices 3501 & 3502, Churchill Tower, Dubai,
UAE

TABLE OF CONTENTS



- About AIPS Contracting LLC 03
- Our Services 07
- Leadership Team 09
- Authority Registrations 10
- Our Locations 11
- Our Manufacturing Facility 12
- Ongoing Projects 13
- Completed Projects 23

ABOUT AIPS

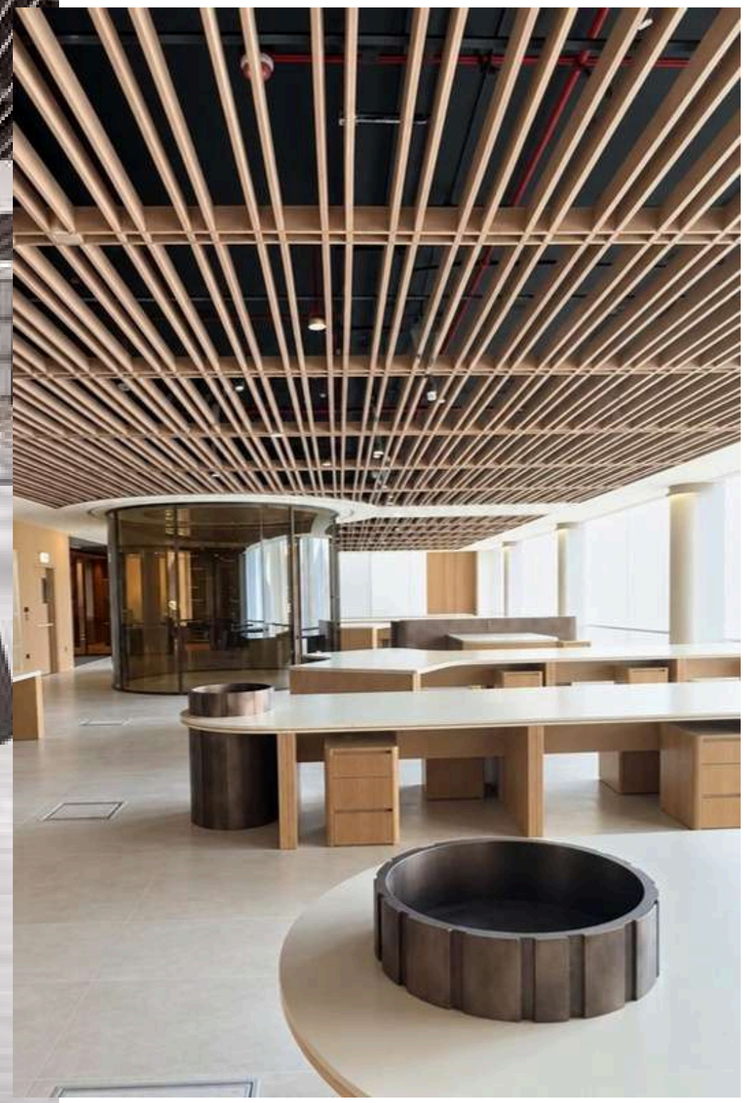
AIPS is a leading general contracting and high-end fit-out company delivering turnkey solutions across commercial, residential, hospitality, and specialised projects. Supported by a workforce of approximately 450 professionals across the UAE and Africa, we manage complex projects with a strong focus on quality, precision, and timely delivery. Our in-house manufacturing facility in Umm Al Quwain enables greater control over production quality, workmanship standards, and project timelines, from design coordination through to final delivery.

www.affinityips.com









AIPS CONTRACTING L.L.C

Experience

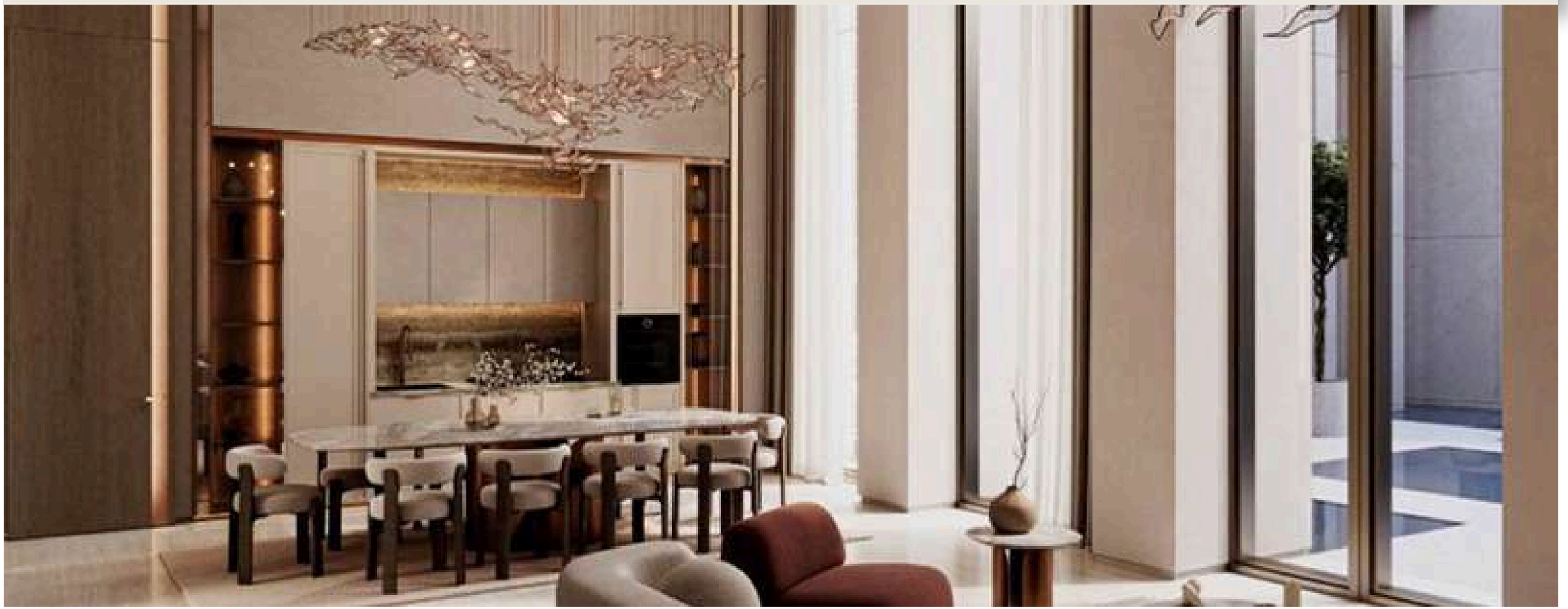
With extensive industry experience, we have the technical knowledge and delivery capability to manage projects of varying scale and complexity.

Customer Service

We prioritise clear communication, responsive support, and dependable delivery to ensure each client's requirements are understood and addressed throughout the project.

OUR VISION

To set a new standard of excellence in construction and fit-out by creating refined, timeless spaces through precision, innovation, and world-class craftsmanship.





OUR MISSION

To deliver seamless, high-quality turnkey solutions powered by advanced manufacturing, meticulous attention to detail, and an uncompromising commitment to every client's vision.

OUR SERVICES

We are a group of companies offering integrated, in-house solutions across construction, fit-out, manufacturing, and engineering services.

AIPS CONTRACTING L.L.C

- General Contracting
- Office & Commercial Fit Out
- Residential Fit Out
- Hospitality Fit Out
- MEP Contracting

DUBAI-UAE

AFFINITY INTERNATIONAL PROJECT SERVICES L.L.C

- Technical services
- Maintenance

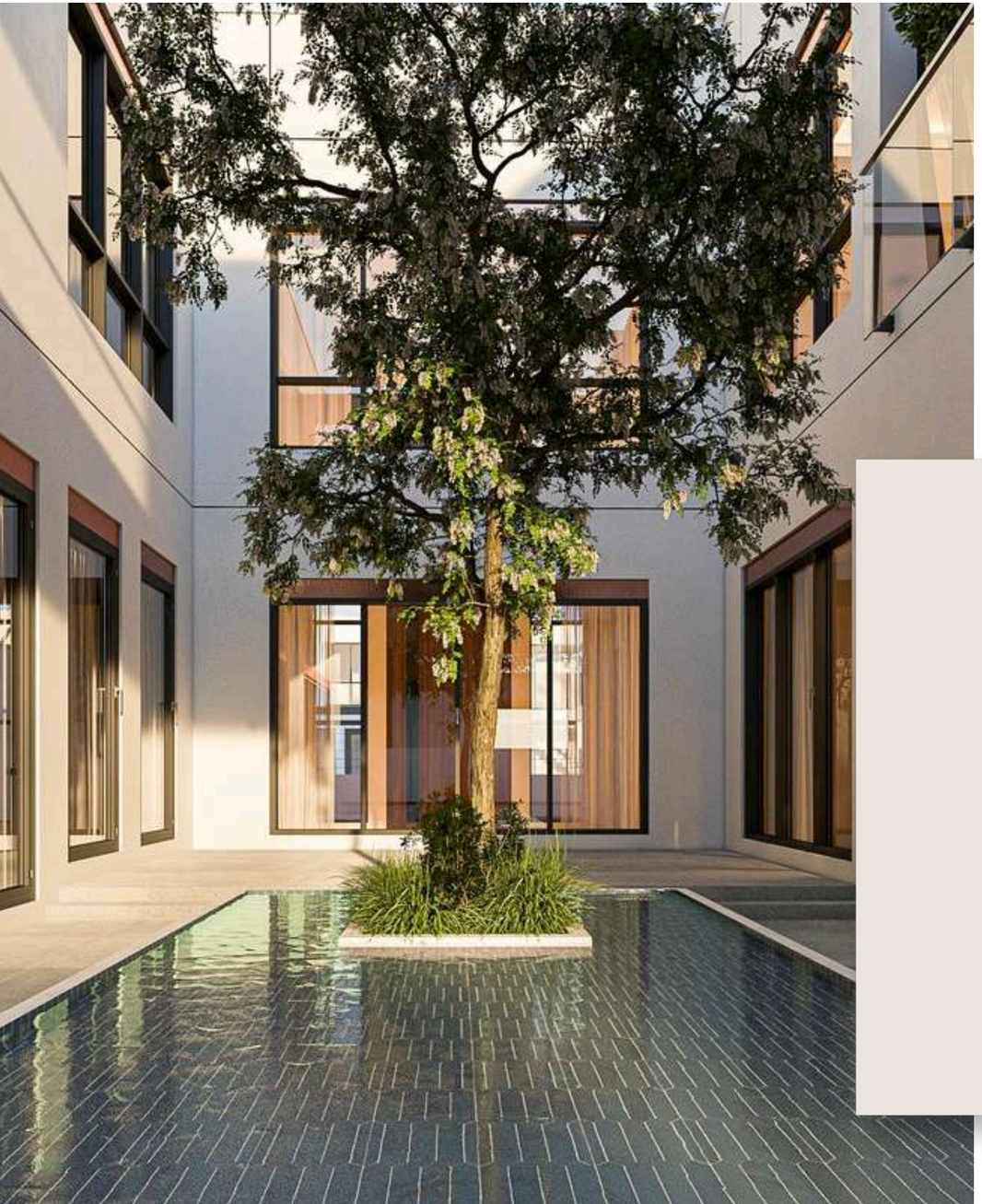
DUBAI-UAE

AFFINITY Industries L.L.C.

- Joinery & Furniture Manufacturing
- Metal Fabrication
- Switchgear Manufacturing

UM AL QUWAIN-UAE





COMMERCIAL LICENSES

AIPS CONTRACTING L.L.C



حكومة دبي
GOVERNMENT OF DUBAI

DUBAI
الاقتصاد والسياحة
Economy and Tourism

رخصة تجارية
Commercial License

License Details / تفاصيل الرخصة

License No.	872979	رقم الرخصة	
Company Name	AIPS CONTRACTING L.L.C	اسم الشركة	ايبس للمقاولات ش.ذ.م.م
Business Name	AIPS CONTRACTING L.L.C	الاسم التجاري	ايبس للمقاولات ش.ذ.م.م
License Category	Dep. of Economic Development	فئة الرخصة	دائرة التنمية الاقتصادية
Legal Type	Limited Liability Company(LLC)	الشكل القانوني	ذات مسئولية محدودة
Expiry Date	23/02/2026 تاريخ الإنتهاء	Issue Date	24/02/2020 تاريخ الإصدار
D&B D-U-N-S # No	الرقم العالمي	Main License No.	872979 رقم الرخصة الام
Register No.	2235873 رقم السجل التجاري	DCCI No.	336484 عضوية الغرفة

License Members / الاطراف

رقم الشخص/No	الإسم / Name	الجنسية / Nationality	الصفة / Role	الحصص / Share
550852	يميسي يوناتا اتاناجيوو YEMISI YONATA ATANNAGBOWO	بريطانيا / United Kingdom	مدير / Manager	

License Activities / نشاط الرخصة التجارية

Interior Decoration	اعمال تنفيذ التصميم الداخلي
Building Contracting	مقاولات البناء

Address / العنوان

Phone No	تليفون	P.O. Box	صندوق بريد
Fax No	فاكس	Parcel ID	346-563 رقم القطعة
Mobile No	971-56-6874905 هاتف متحرك	Email	esayasd@eyinternational.com البريد الإلكتروني

مكتب رقم 3501 - ملك عبدالرحمن محمد خلفان خرباش النمري - بردي - الخليج التجاري

Remarks / الملاحظات

مقاولات البناء (أرضي + أول) إصدار تراخيص المشاريع مرتبط بالاشتراطات الواردة في شهادة سجل المزاولة الفنية الصادرة من البلدية - الاطلاع على السجل من خلال الرابط:
deqsmart.dm.gov.ae

Print Date 24/02/2025 13:28 تاريخ الطباعة Receipt No. رقم الإيصال

يمكنك الآن تجديد رخصتك التجارية من خلال الرسائل النصية القصيرة. أرسل رقم الرخصة إلى 8969 (دبو) للمساعدة للحصول على اذن الدفع
Now you can renew your trade license by sending a text message (SMS). Send your trade license number to 8969 (Dbu) (Dbu) (Dbu) to receive payment another

Get FREE access to Zoho One for the first year
نحصل على زوهو ون مجانا لمدة الأولى
Zoho comes

الإمارات
THE EMIRATES

This is a certified e-document issued without signature by the department of Economy and Tourism. Kindly scan the QR Code to verify the certificate



حكومة أم القيوين
GOVERNMENT OF UMM AL-QUWAIN

دائرة التنمية الاقتصادية
DEPARTMENT OF ECONOMIC DEVELOPMENT

رخصة صناعية - Lic - Ind

License Details / بيانات الرخصة

Trade Name	AFFINITY INDUSTRIES LLC	افينيتي للصناعات ذ م م	الاسم التجاري
Legal Type	LIMITED LIABILITY COMPANY	شركة ذات المسؤولية المحدودة	الشكل القانوني
License Number	LIC-IND-32654		رقم الرخصة
Issue Date	29/9/2020		تاريخ الاصدار
Expiry Date	28/9/2025		تاريخ الانتهاء
Registration No	15831		رقم السجل التجاري
Email	ESAYASD@GMAIL.COM		البريد الإلكتروني
Mobile Number	0566874905		رقم الهاتف المتحرك

License Members / اطراف الرخصة

الاسم / Name	الجنسية / Nationality	الصفة / Role	الحصص / Share
ايسياس ديسالجن ولديماريام Esayas Desalegn Woldemariam	أثيوبيا Ethiopia	شريك/مدير Partner/Manager	50%
يميسي يوناتا اتاناجيوو YEMISI YONATA ATANNAGBOWO	بريطانيا United Kingdom	شريك Partner	50%

License Activities / انشطة الرخصة

Wooden Doors, Windows, Shutters and Their Frames Manufacturing	صناعة الابواب والنوافذ ومصاريعها واطرها الخشبية
Internal Design Woodworks Manufacturing	صناعة لوازم التصميم الداخلي الخشبية



LEADERSHIP

Esayas Woldemariam

Group Chief Executive Officer (Group CEO)

Yonata Atannagbowo

Director - Civil Engineering

With extensive experience in civil engineering, Yonata leads the Group's operations in Africa, managing a workforce of approximately 300 professionals. His technical expertise and experience working with master developers and leading contractors support the efficient delivery of complex, large-scale construction projects.

Nima Javadian

Director

With more than 20 years of international experience across the UAE and Australia, Nima brings extensive expertise in construction management, project delivery, and operational leadership. He leads the Group's UAE operations, managing a multidisciplinary workforce of approximately 150 professionals across high-end residential, commercial, and hospitality projects.

بلدية دبي
Dubai Municipality

حكومة دبي
GOVERNMENT OF DUBAI
سلطة دبي للتطوير
Dubai Development Authority

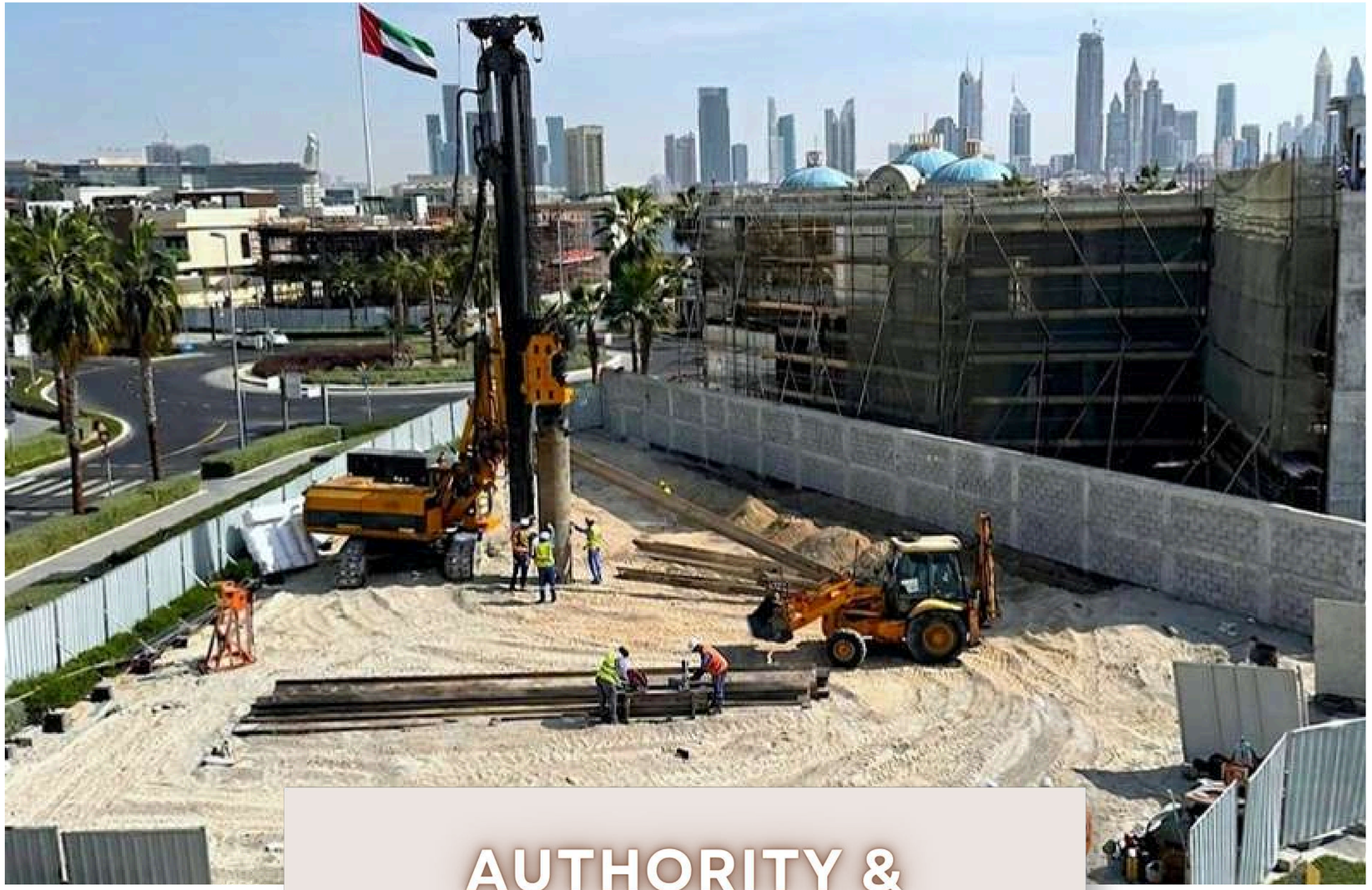
مؤسسة الموانئ والجمارك والمنطقة الحرة
Ports, Customs and Free Zone Corporation

الإدارة العامة للدفاع المدني - دبي
DIRECTORATE GEN. OF DUBAI CIVIL DEFENSE

دبي الجنوب
DUBAI SOUTH

EMAAR

NAKHEEL



AUTHORITY & DEVELOPER REGISTRATIONS



OUR LOCATIONS

Head Office

Offices 3501 & 3502, Churchill Tower,
Business Bay, Dubai, United Arab Emirates
Tel: +971 4 432 3280
Email: info@affinityips.com



Factory

Unit 85, Umm Al Quwain Industrial Area,
Umm Al Quwain, United Arab Emirates
Tel: +971 4 432 3280
Email: info@affinityips.com





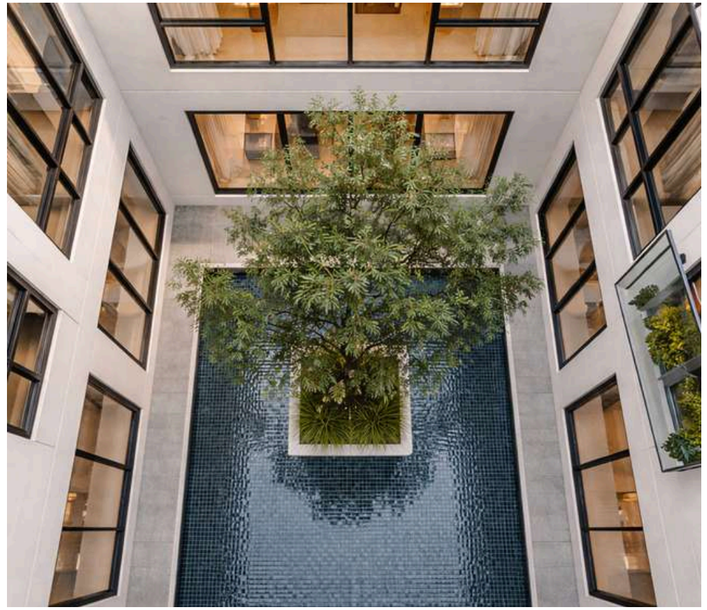




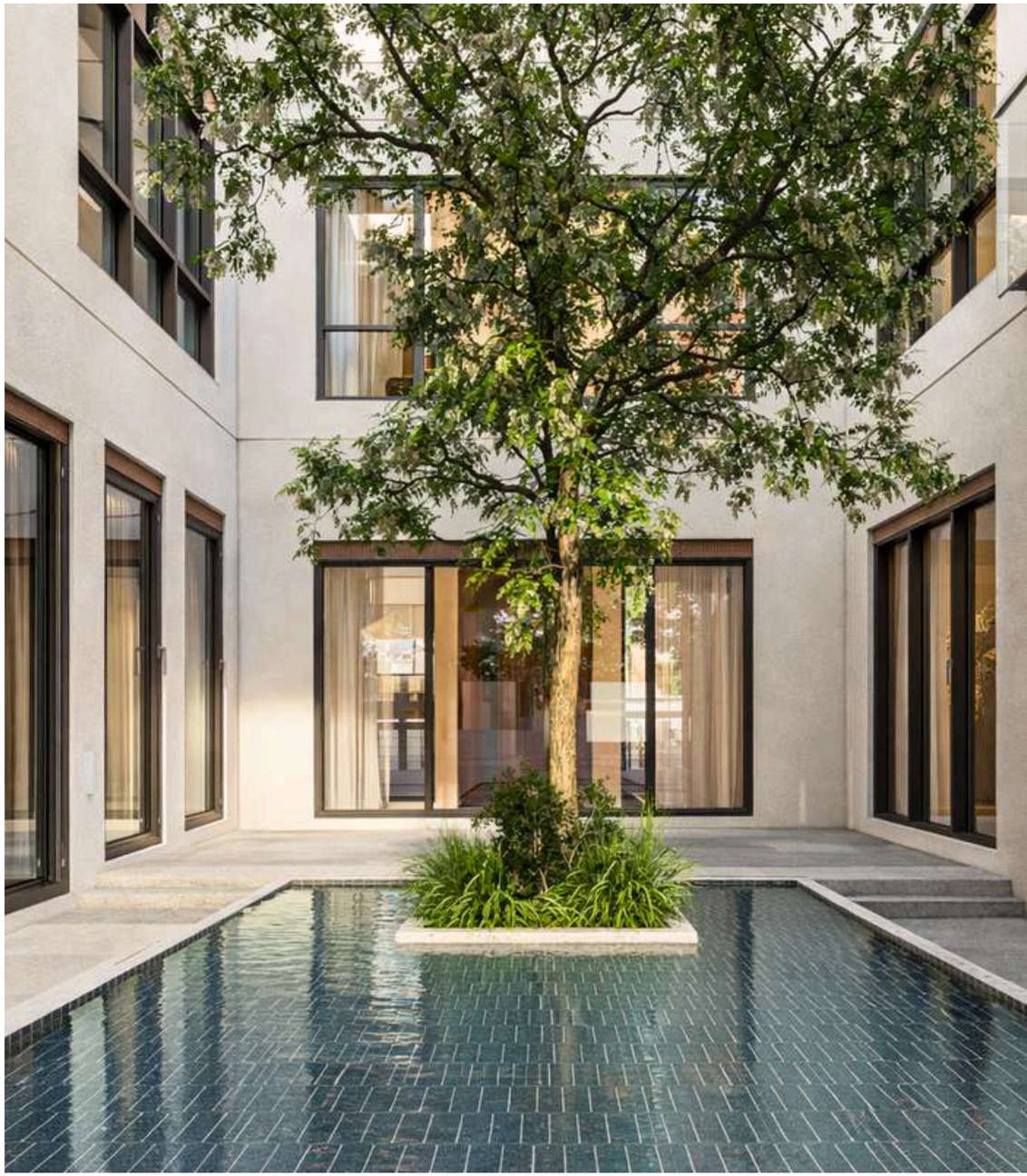


OUR MANUFACTURING FACILITY

Our 25,000 sq. ft. manufacturing facility in Umm Al Quwain specialises in joinery, metalworks, and switchgear production. Operated by approximately 120 skilled professionals and supported by automated production capabilities, the facility enables greater control over quality, custom fabrication, and delivery timelines.



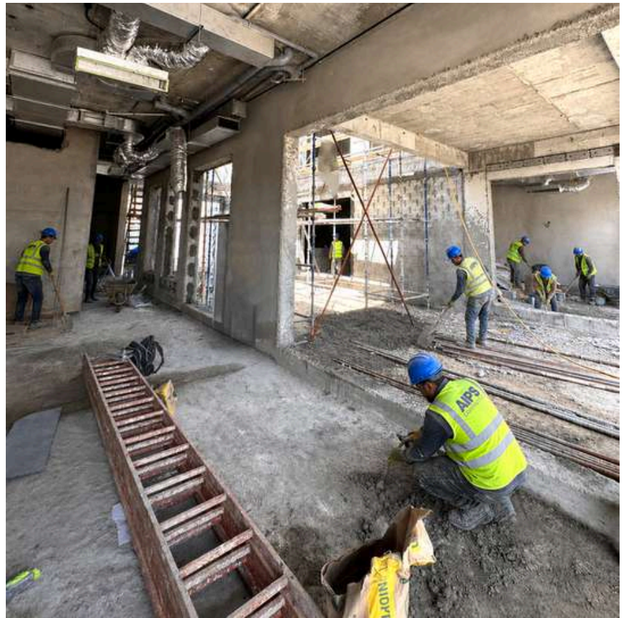




ONGOING PROJECTS

Construction of Villa in Al Furjan











ONGOING PROJECTS

Construction of Villa in Dubai South









ONGOING PROJECTS

Construction of Villa in Pearl Jumeirah







Full Renovation of Residence 22
Business Bay

ONGOING PROJECTS



















ONGOING PROJECTS

Complete Renovation of Sheraton Hotel
Addis Ababa







ONGOING PROJECTS

Fit-Out of Café 1835
Al Fattan Plaza

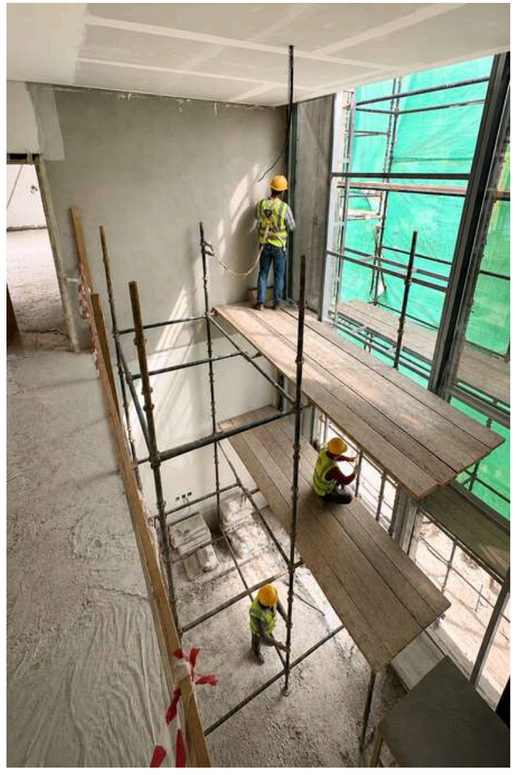






ONGOING PROJECTS

Construction of Villa 121 in Al Furjan













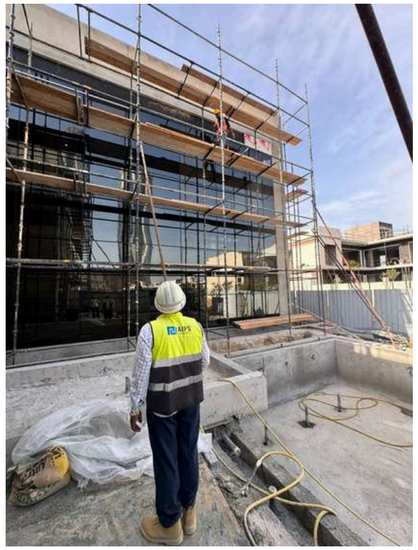
ONGOING PROJECTS

Construction of Villa 116 in Al Furjan

COMPLETED PROJECTS

Construction of Villa 123 in Sobha Hartland







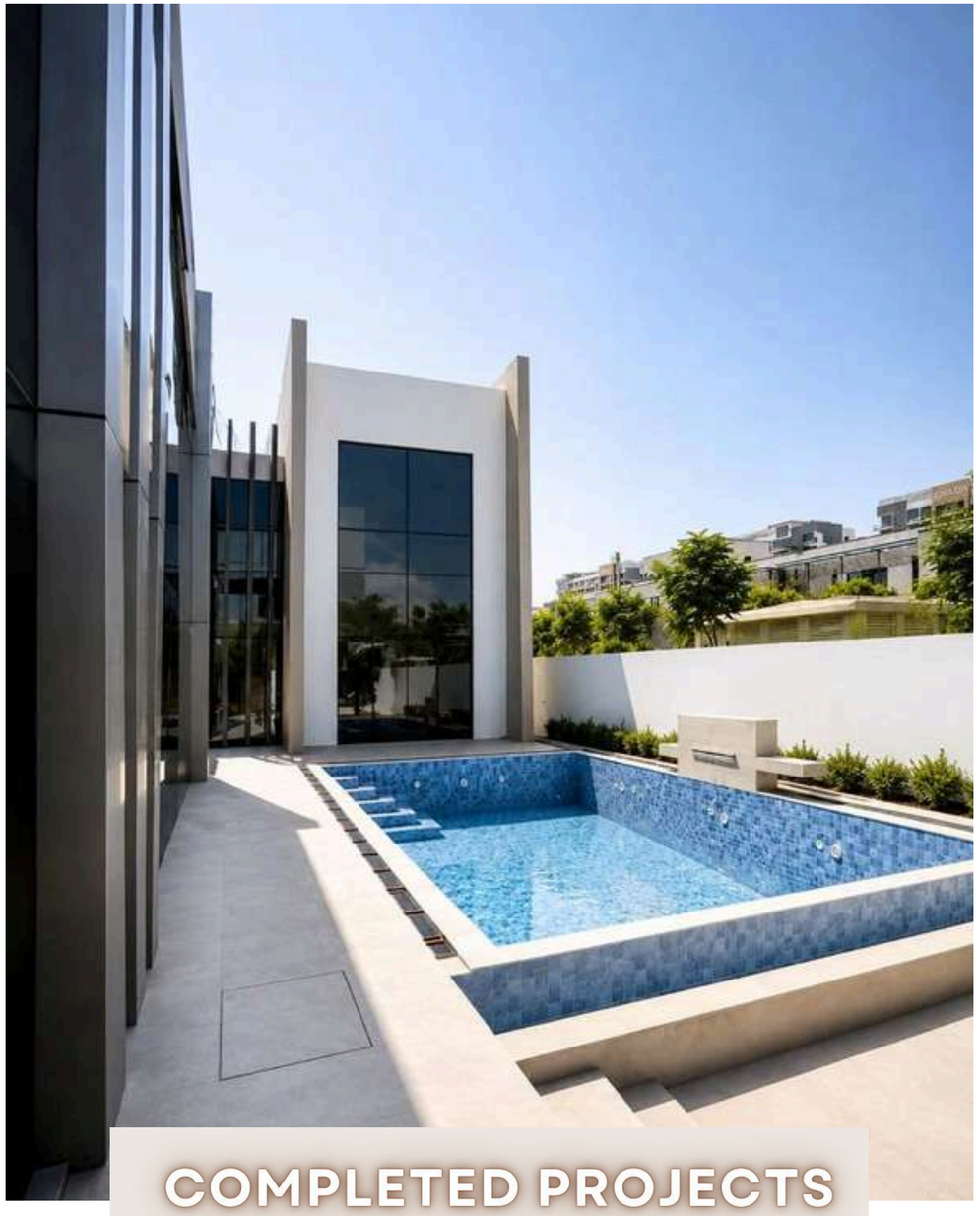








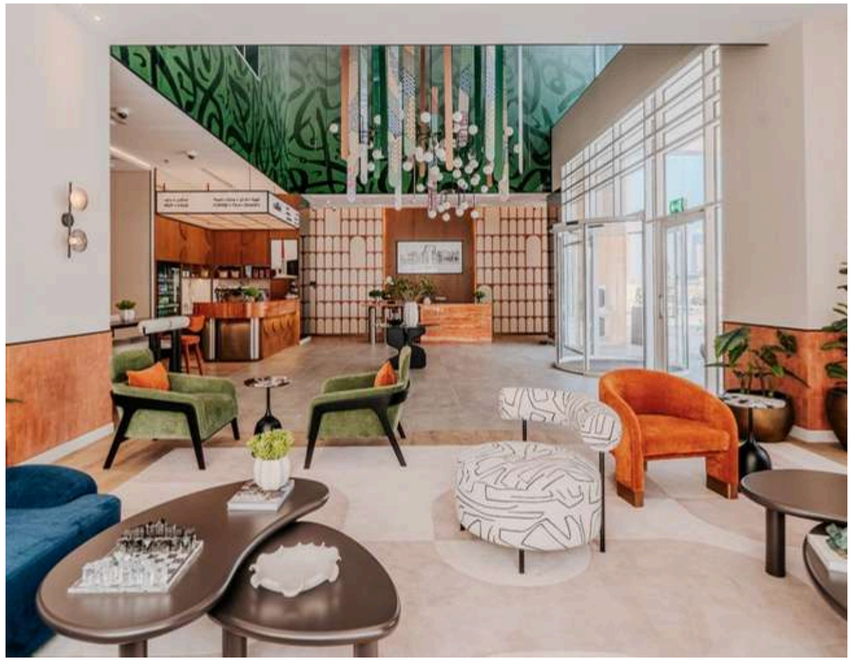




COMPLETED PROJECTS

Construction of Villa 122 in Sobha Hartland





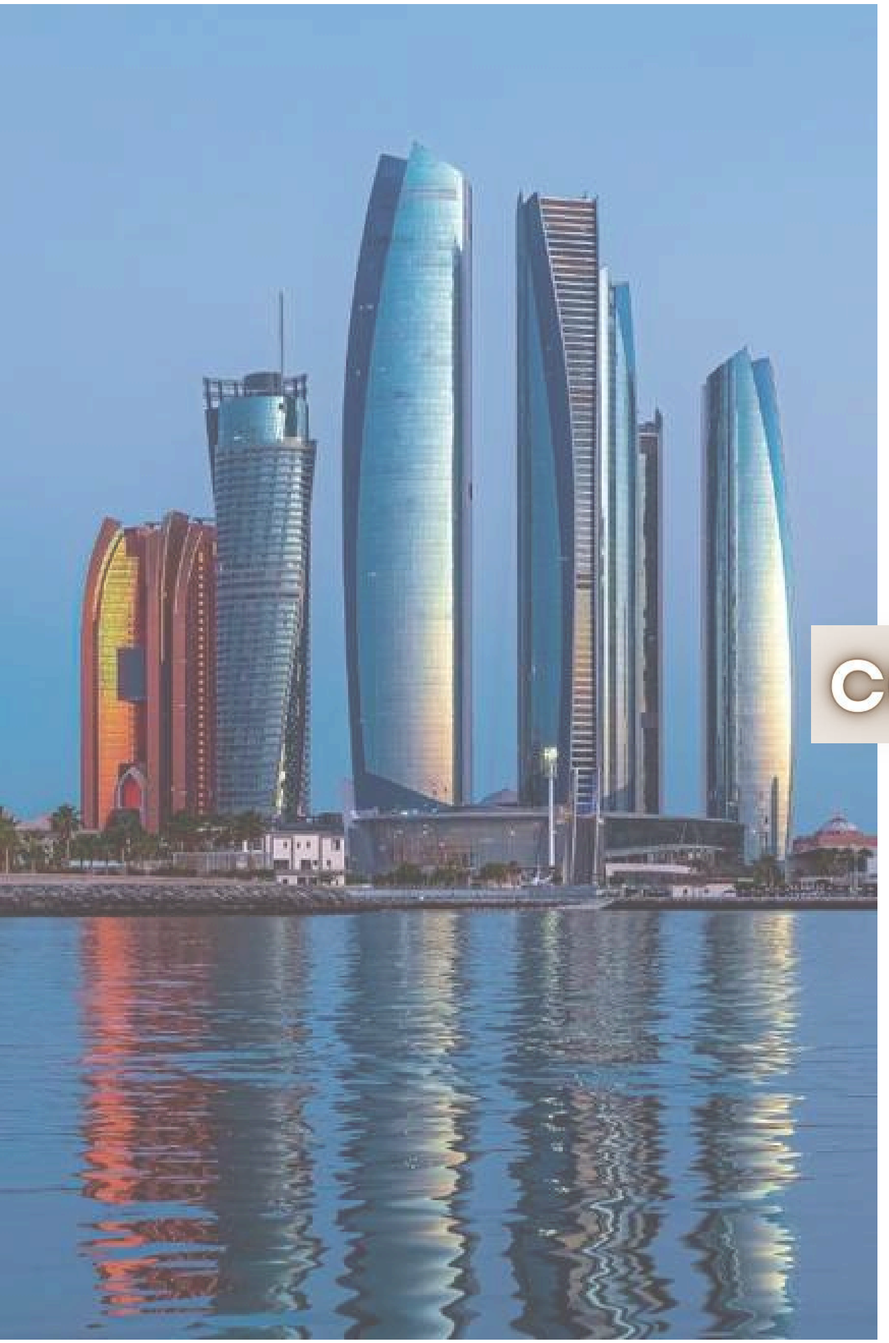






COMPLETED PROJECTS

Full Fit-Out of Marriott Residences, Al Jaddaf, Dubai



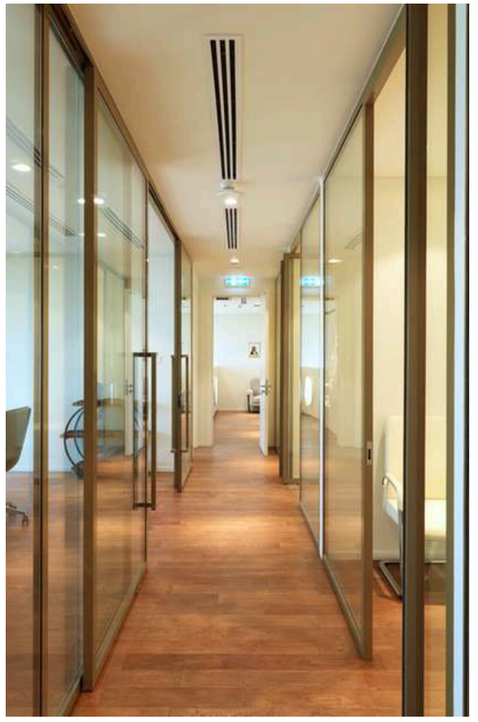




COMPLETED PROJECTS

Bahamas Embassy, Etihad Towers, Abu Dhabi







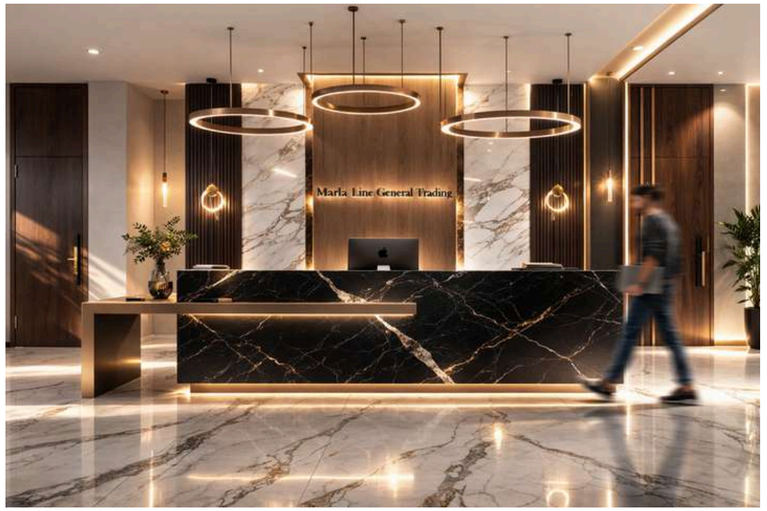


COMPLETED PROJECTS

Bay Square Office, Business Bay, Dubai













COMPLETED PROJECTS

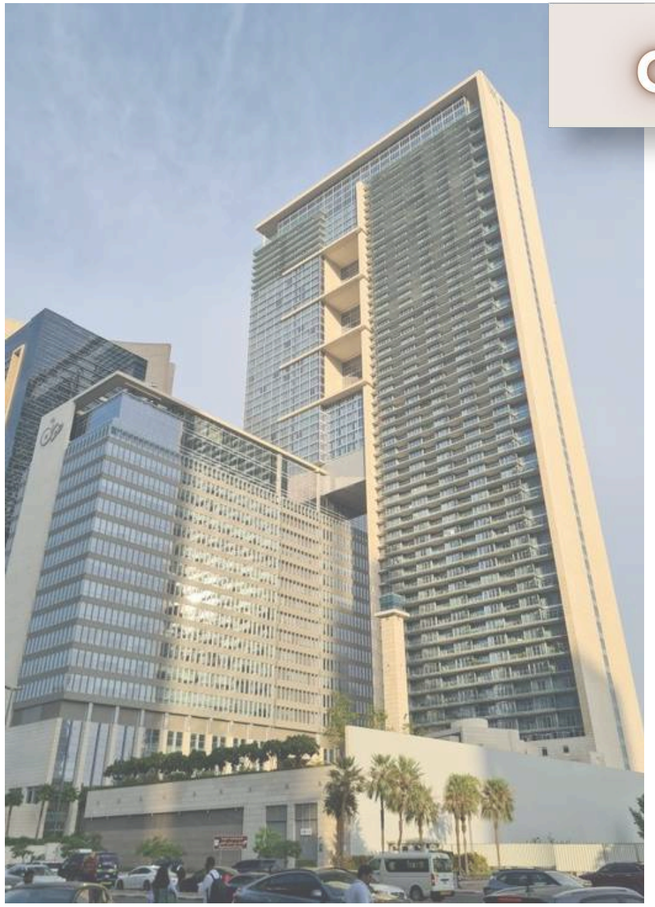
Prime Tower Office, Business Bay, Dubai





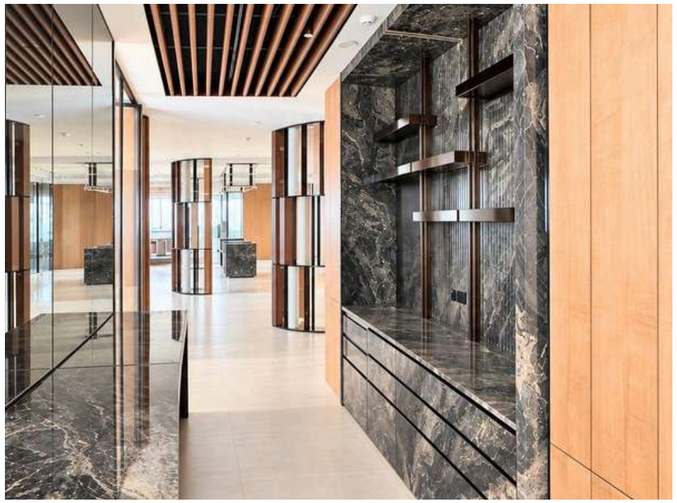
COMPLETED PROJECTS

Large-Scale Commercial Fit-Out
Burj Daman, DIFC
Designed by DUAGH

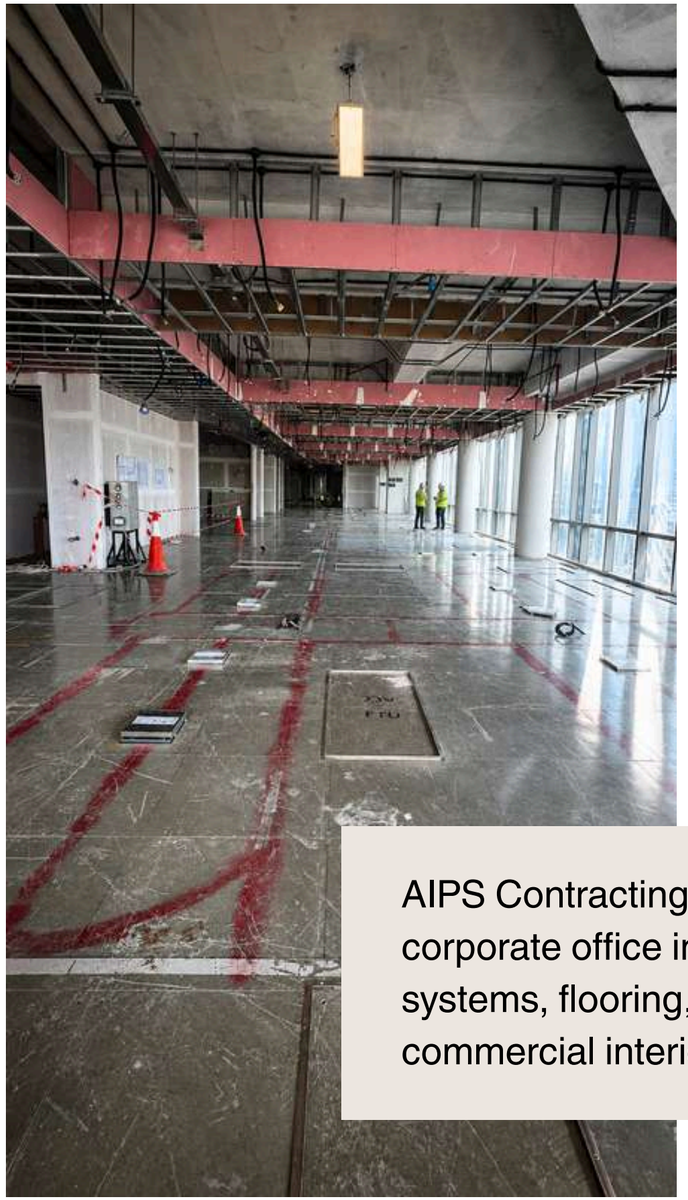


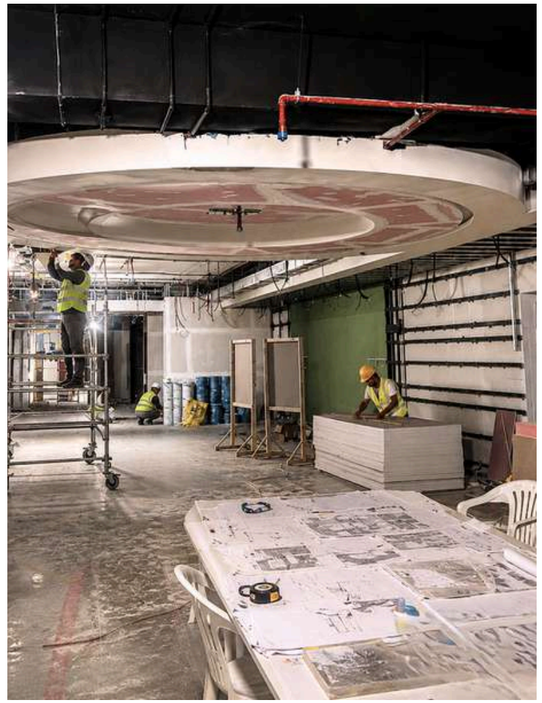


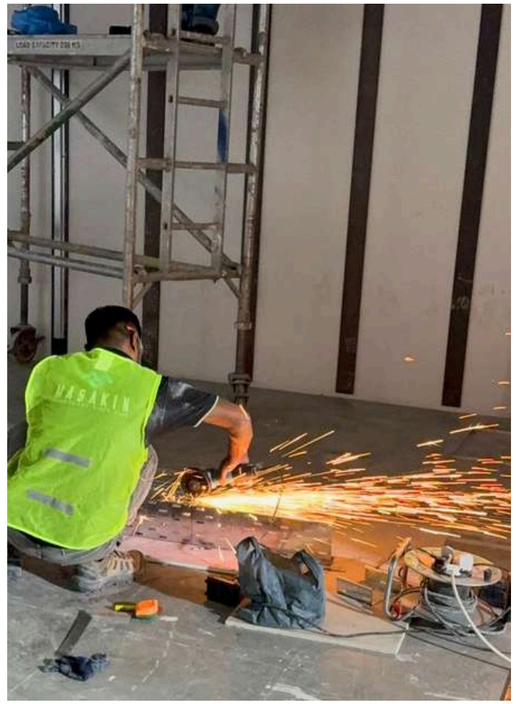














AIPS Contracting delivered the full fit-out of a 2,000 sq. m corporate office in DIFC, including MEP coordination, ceiling systems, flooring, partitions, and high-specification commercial interior works.





COMPLETED PROJECTS

GeneFit Clinic, Al Wasl Road, Dubai











COMPLETED PROJECTS

Dubai Hills Villa Extension and Fit-Out

CONNECT WITH US!

www.affinityips.com

+971 4 432 3280

Office 3501 & 3502, Churchill Tower, Dubai, UAE

