STUDIO PRESENTATION

ARCHITECTURE · INTERIORS · LANDSCAPE



ensō.7

introduction

Dear client,

Thank you for your interest in ENSŌ.7 and for considering us for your project. This presentation is an introduction to the studio — who we are, what we design and, above all, how we work: the stages a project passes through, what we deliver at each of them, and how we collaborate with you and the wider professional team.

Every project we take on is different in scale, place and ambition, but the method behind them is the same. It begins with listening, moves through a clear sequence of design stages, and ends with a building that matches its drawings — because the people who designed it stay with it until it is finished.

A plot, a floor plan or even a rough idea is enough to begin. We look forward to the opportunity of working together, and would be honoured to collaborate with you.

Nikita Lakoba

Principal, ENSŌ.7
Professional Architecture Designer





about us

Architecture and interiors defined by clarity, intent and a global perspective.

ENSŌ.7 is an international studio for architecture, interior design and landscape, registered in Dubai and working worldwide. We design spaces where architecture becomes a measured expression of taste, restraint and lasting value — from private villas and family residences to residential quarters, towers and commercial buildings.

We work from concept through to completion. Architecture, interiors and landscape are drawn at the same table, by one team, so every decision — from the placement of a building on its site to the joint in a stone floor — follows from the same idea. Each solution is considered, precise and tailored to the client.

Our approach is grounded in rigorous attention to detail and a commitment to consistency at every stage. We collaborate closely with clients, local architects and consultants around the world, ensuring a seamless translation from vision to built form: a cohesive, sophisticated place that performs effortlessly in everyday life while keeping a strong architectural identity.

our principles

Six commitments that shape every project, whatever its size or location.

01 ARCHITECTURE THAT KEEPS ITS VALUE

We design for decades, not seasons. Proportion, light and honest materials age well; trends do not. A building should be worth more — to live in and to own — the longer it stands.

02 ONE VISION, CONCEPT TO HANDOVER

The team that draws the first sketch stays with the project to the end, keeping the original idea intact through every stage, consultant and decision.

03 DETAIL DECIDED WITH INTENT

Nothing is left to be "resolved on site". Junctions, materials and finishes are drawn and agreed in advance, so what is built is exactly what was chosen.

04 COMPLETE DISCRETION

Private projects stay private. Your information, drawings and images are handled confidentially and shared only with the people who need them.

05 SHAPED AROUND HOW YOU LIVE

Plans start from routines, not templates: how you arrive, gather, work, rest and receive guests. The architecture follows the life it is meant to hold.

06 EXECUTION WITHOUT COMPROMISE

Through design supervision and in-house procurement we follow the design onto site, so that quality survives construction.



ensō.7

worldwide

Registered in Dubai. Working wherever our clients build.

From the Gulf to Central Asia, Europe, North America and the Indian Ocean, our projects and design studies span very different climates, cultures and building traditions. Each is designed for its place — its light and climate, its landscape, its regulations and the way people live there.

For projects outside the UAE we work hand in hand with a locally based architect, combining our design leadership with their knowledge of local codes, approvals and construction practice.



the practice

A seamless platform for projects of any scale — one studio, one team, one point of contact.

01 ARCHITECTURE

Timeless buildings that balance aesthetics, function and long-term value — from site strategy and massing to façades and materials, for villas, residences, mixed-use and commercial buildings.

02 INTERIORS

Curated interiors crafted to reflect lifestyle, identity and exceptional comfort. Interior architecture, joinery, lighting and furniture are designed together with the building, never added afterwards.

03 LANDSCAPE ARCHITECTURE

Outdoor environments that respond to the site and extend the architecture: gardens, courtyards, terraces, water and planting conceived as rooms in their own right.

04 AUTHOR'S SUPERVISION

Every detail executed in full alignment with the original design vision. We review drawings, samples and works so the design intent is protected through construction.

05 PROCUREMENT

End-to-end sourcing of materials, furniture and equipment from leading manufacturers worldwide — specified, ordered and followed through to installation.

06 FULL-CYCLE DELIVERY

Concept to completion under one vision and a single point of contact, coordinating the client, the local architect and every consultant along the way.



architecture

Buildings that belong to their site and hold their value.

Every project starts with the land: its orientation, views, climate and topography, and the rights and constraints that come with it. From there we develop the spatial plan, massing and section, then the façades, structure strategy and material palette — always in dialogue with the engineers and the local architect.

WHAT WE DESIGN

- Private villas and family estates
- Residential buildings and quarters
- Towers and mixed-use buildings
- Commercial buildings and workplaces
- Concept and feasibility studies

WHAT IT INCLUDES

- Site and context analysis
- Spatial planning and massing
- Plans, sections and elevations
- Façade and material design
- 3D visualisation and film



interiors

The interior is drawn at the same table as the building.

We design interiors as a continuation of the architecture — the same proportions, the same light, the same materials carried from outside in. Layouts, ceilings, joinery, lighting, stone, fabrics and furniture are specified alongside the plan, not after it, so nothing has to be forced into place later.

SCOPE

- Villas, residences and apartments
- Principal reception rooms
- Private offices and workplaces
- Furniture, fixtures and equipment

WHAT IT INCLUDES

- Interior architecture and space planning
- Ceilings, lighting and bespoke joinery
- Materials, stone and finishes
- Commissioned pieces and installations





landscape

Outdoor spaces that extend the architecture.

A house is only as good as the ground it stands on. We design gardens, courtyards, terraces, pools and water features together with the building, so that inside and outside read as one composition. Planting, stone, levels and light are chosen for the climate and the site — local flora where it belongs, sculptural elements where they speak.

Hard and soft landscaping are developed through the same work stages as the architecture and coordinated with the engineers and the lighting designer, so that water, irrigation, drainage and night lighting are designed in, not added on.



on site

Design does not stop when construction starts.

AUTHOR'S SUPERVISION

Our team follows the project onto site so that the building that opens is the building that was designed. We review shop drawings and samples for compliance with the design intent, take part in technical and progress meetings and clarify details as questions arise.

We keep a record of every design decision, so that when a question comes up during construction the answer is grounded in the original intent — and we report on every design-compliance matter we deal with.

PROCUREMENT

Furniture, lighting, stone and joinery are specified alongside the plan, not after it. Procurement is handled in-house, from leading manufacturers worldwide, and supervised on site to the last fixing.

One team is responsible for selection, quality, coordination of deliveries and installation — so the finished interior looks exactly like the one you approved.

selected work

A selection of projects and concept studies — residences, towers and interiors in mountain, forest, desert, city and coastal settings.

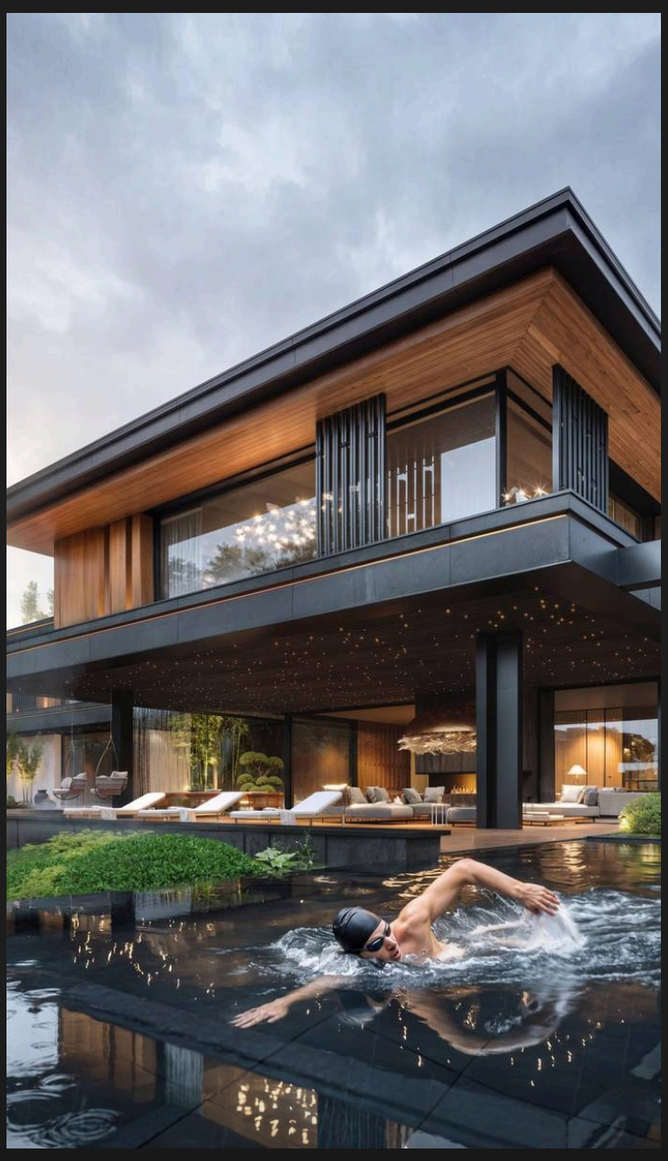


ensō.7

01 **GARDEN PAVILION** a house held above still water

A low house arranged around a still pond. Dark stone and warm timber screens sit beneath deep, thin roofs, and the garden — boulders, moss and a single pine — is treated as the main room. From inside, every space opens onto water.







02 **PINE HOUSE** a long, low retreat in the treeline

A long, low retreat drawn along the edge of the forest. Glass, timber and stone are layered beneath a cantilevered roof, so the house reads as one quiet horizontal line among the trunks, with a reflecting pool along the approach.





03 **VALLEY VILLA** stone, glass and a garage in the plan

Stone, glass and a garage designed into the plan rather than added beside it. The house wraps around a planted courtyard with a fire pit and a bonsai garden, bringing the light of the valley into the heart of the home.









04 RESIDENTIAL QUARTER terraces drawn as contour lines

Curved residential buildings step back floor by floor, every terrace planted, around a landscaped public realm with cafés, shops and a light-filled children's atrium at ground level — a neighbourhood shaped like a landscape.







05 **ISLAND HOUSE** opened to the lagoon on every level

Curved floor plates, deep shading and a sculptural spiral stair connect beach, garden and roof terraces. Every level opens to the lagoon — a house designed to be lived in outdoors, with the sea as its front garden.











06 **OCEANFRONT RESIDENCE** a roof carried out over the water

A single timber roof plane shelters a deck, pool and outdoor living room, framing the ocean from every room behind it.





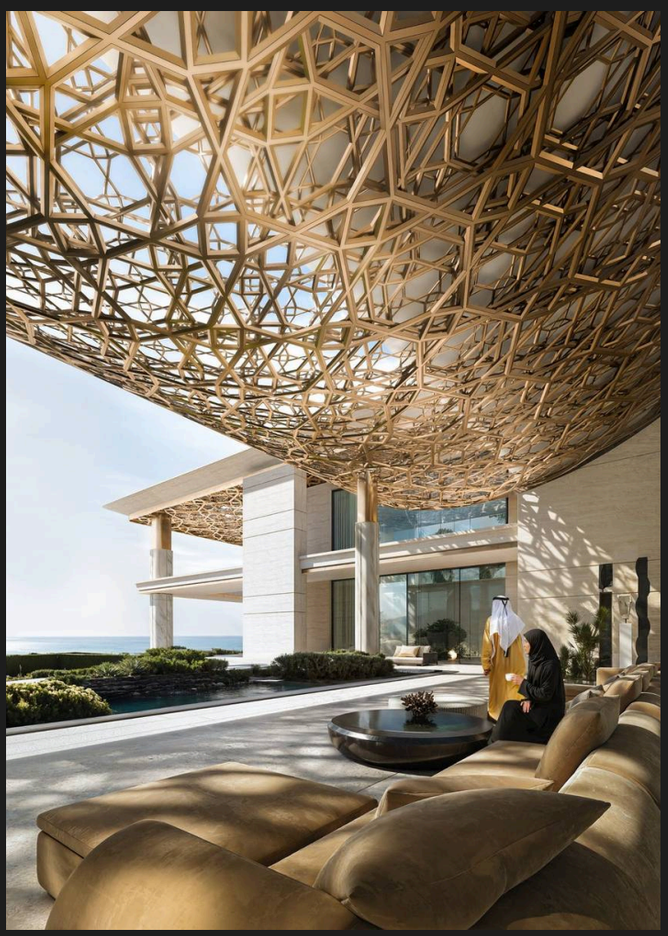
07 **HILLSIDE RESIDENCE** terraces stacked toward the sea

Timber, glass and dark stone step up the slope; each level has its own garden terrace and its own view.

08 LATTICE HOUSE — a gilded canopy set against the mountain

A lattice of bronze-gold steel floats over pale stone volumes, filtering the desert sun into moving patterns of shade across terraces, water and garden. The mountain behind is borrowed as the backdrop to every view.







09 **CEDAR TERRACE** deep timber eaves among the conifers

Layered roofs and slatted pergolas shelter terraces, an outdoor kitchen and a reflecting pool that cascades into the garden. Inside and outside are separated only by glass.





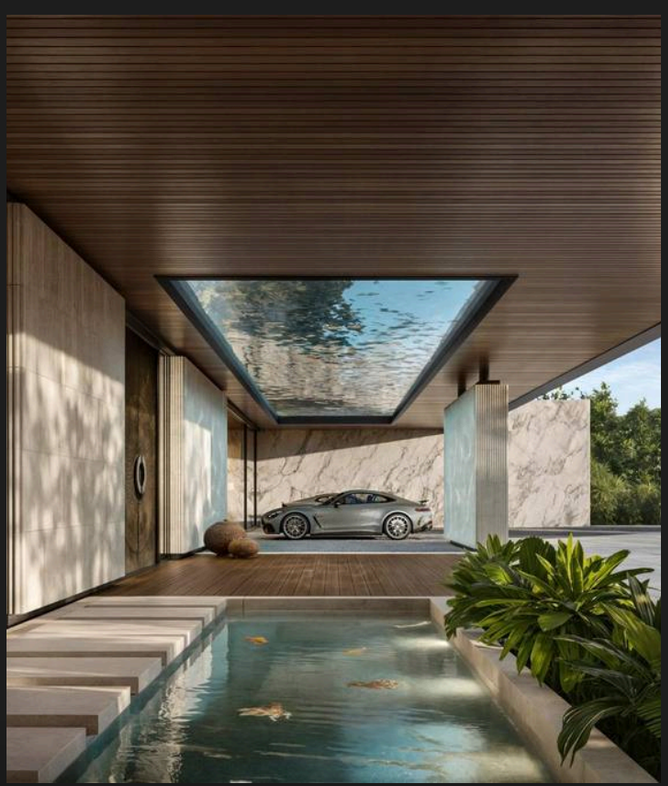




10 **LONG HOUSE** a low roof drawn over stone and water

Long horizontal planes, a covered water garden and a sculpture courtyard turn the approach itself into an experience. The roof reaches out over gravel, water and planting, blurring where the house ends.







11 SHORE PAVILION — a perforated canopy over the sea

An open-air living and dining pavilion with an outdoor kitchen, shaded by a patterned metal roof that scatters light like leaves. Glass balustrades keep the horizon uninterrupted from every seat.









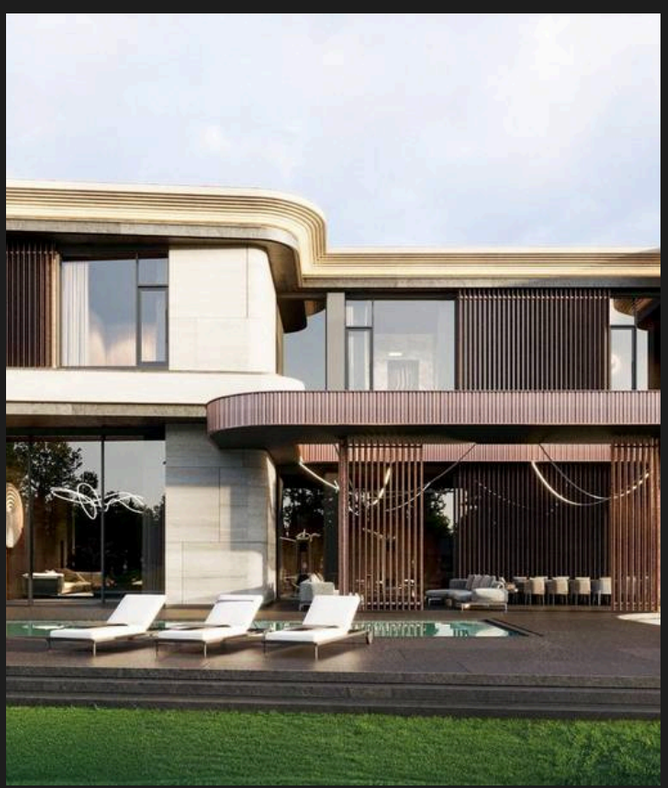




12 **FOOTHILL HOUSE** timber, stone and a bonsai courtyard

Vertical timber fins and dark stone frame a sequence of entrance courts and gardens at the foot of the mountains.

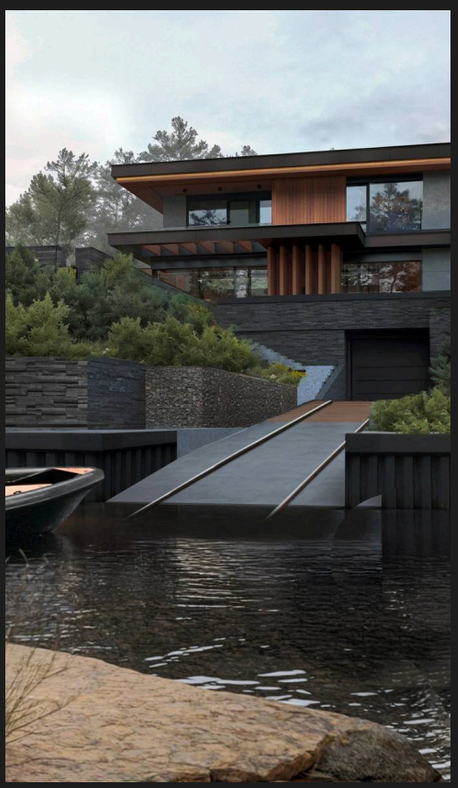




13 **MEADOW VILLA** pale wings around a sculpted garden

Long volumes in light stone and timber enclose a lawn, a pool and a landscaped meadow with a sculpted fire court.





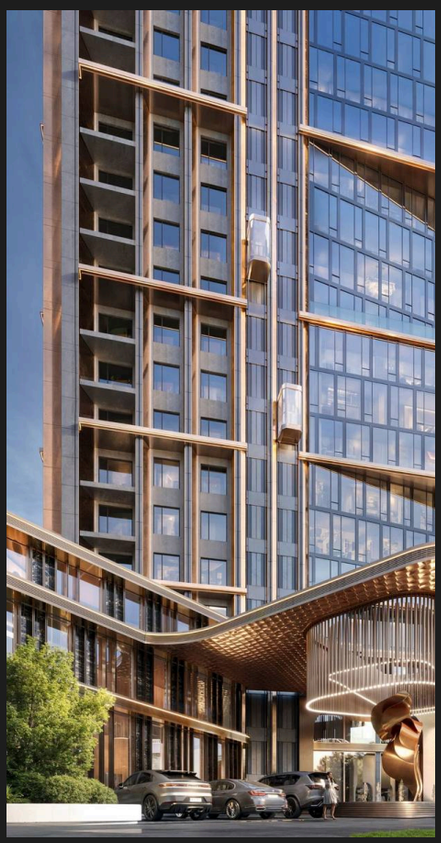
14 **LAKE HOUSE** stepped down to its own boat landing

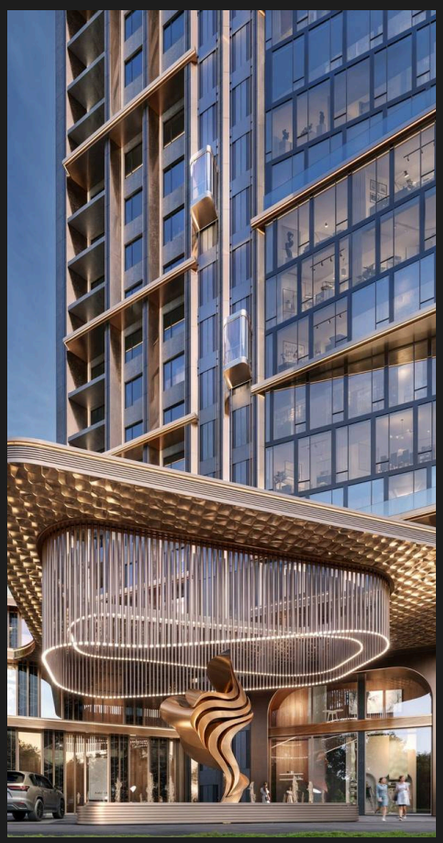
Terraces, a slipway and a garden lawn negotiate the slope between forest and lake.



15 **GARDEN RESIDENCE** rooms opened to a walled tropical garden

Shaded terraces, a pool and an outdoor lounge make the garden the true centre of the house.







16 **CROWN TOWER** glass lifted on a carved timber base

A residential tower whose podium is wrapped in sculpted timber ribbons, forming an entrance that reads as a single crafted object.



17 **WAVE RESIDENCES** a façade that rises like a swell

Curved balconies sweep around the building, giving every apartment a deep terrace and the street a calm, flowing silhouette.

inside

The interior is drawn at the same table as the building.



PRINCIPAL SALON a commissioned glass installation set against gold leaf

Furniture, lighting, stone and joinery are specified alongside the plan, not after it. Procurement is handled in-house, from leading manufacturers worldwide, and supervised on site to the last fixing.

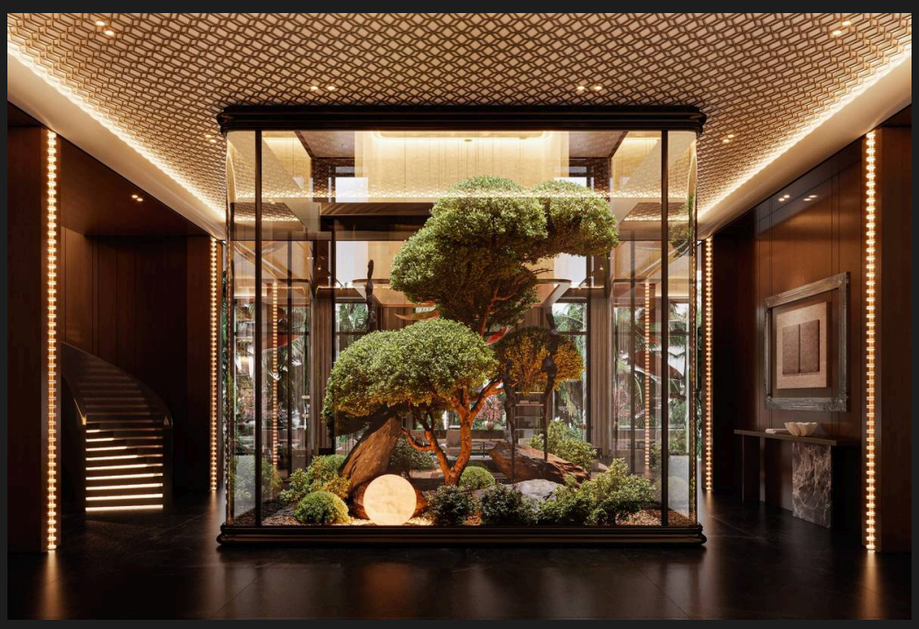
The following pages show a selection of our interiors — from gold-leaf reception rooms and backlit onyx to calm oak, travertine and linen — each one designed as part of its architecture.

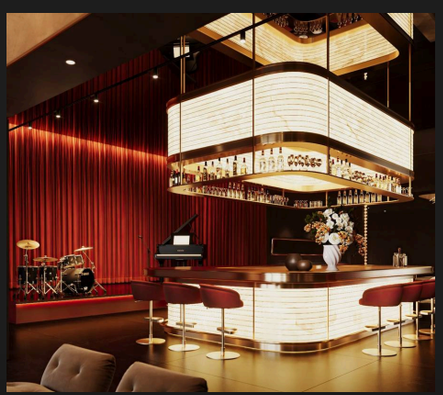
18 GOLD-LEAF RESIDENCE salon, gallery stair and music room

A sequence of reception rooms in gold leaf, dark timber and red lacquer: the principal salon beneath its glass installation, a bonsai vitrine, a backlit spiral stair, and a music lounge with its own bar.







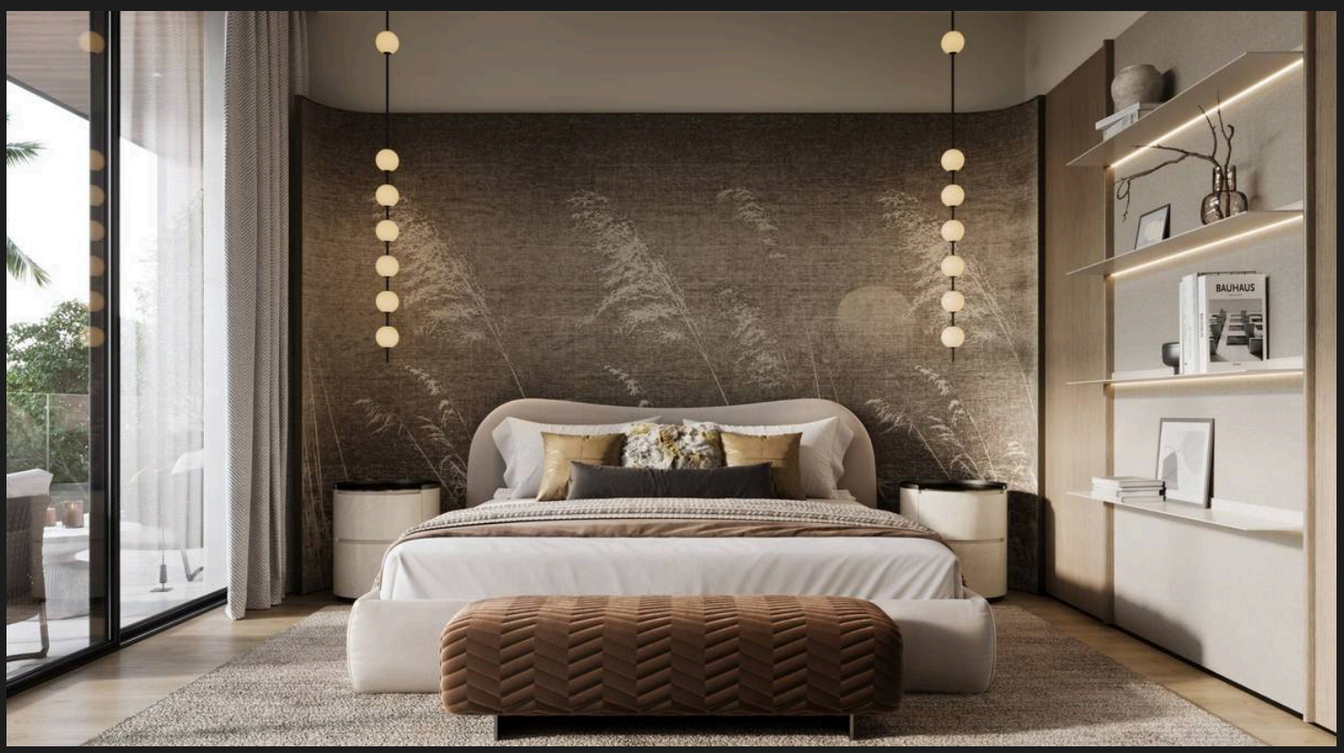


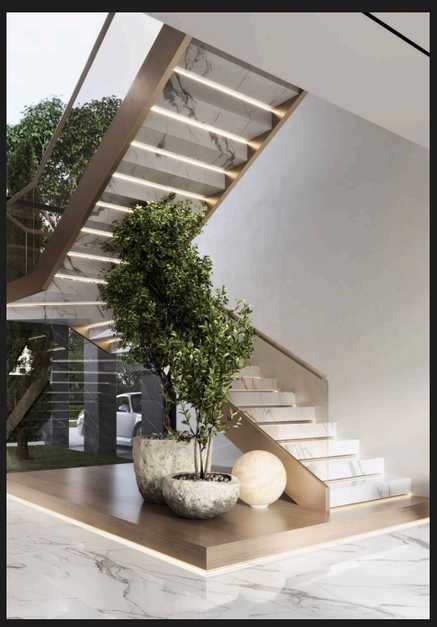




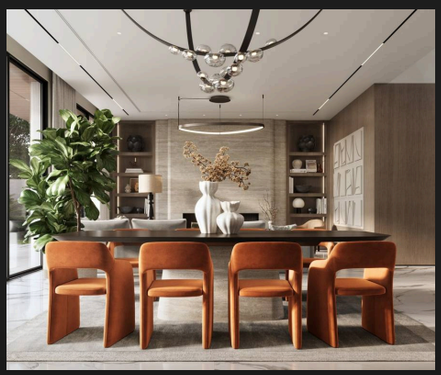
19 **CITY VILLA** oak, travertine and bronze

A calm, warm palette for a family residence: travertine and fluted oak, bronze details and sculptural lighting, with a dressing room and bathrooms finished like furniture.













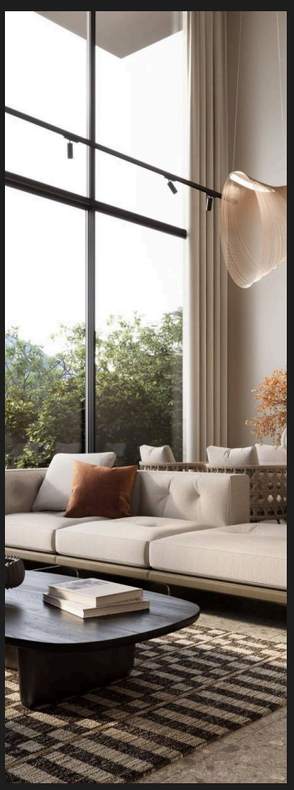




15 **GARDEN RESIDENCE** interiors in linen, rattan and limestone

Bedrooms and bathrooms open straight onto the garden; natural textures keep the rooms light and cool.

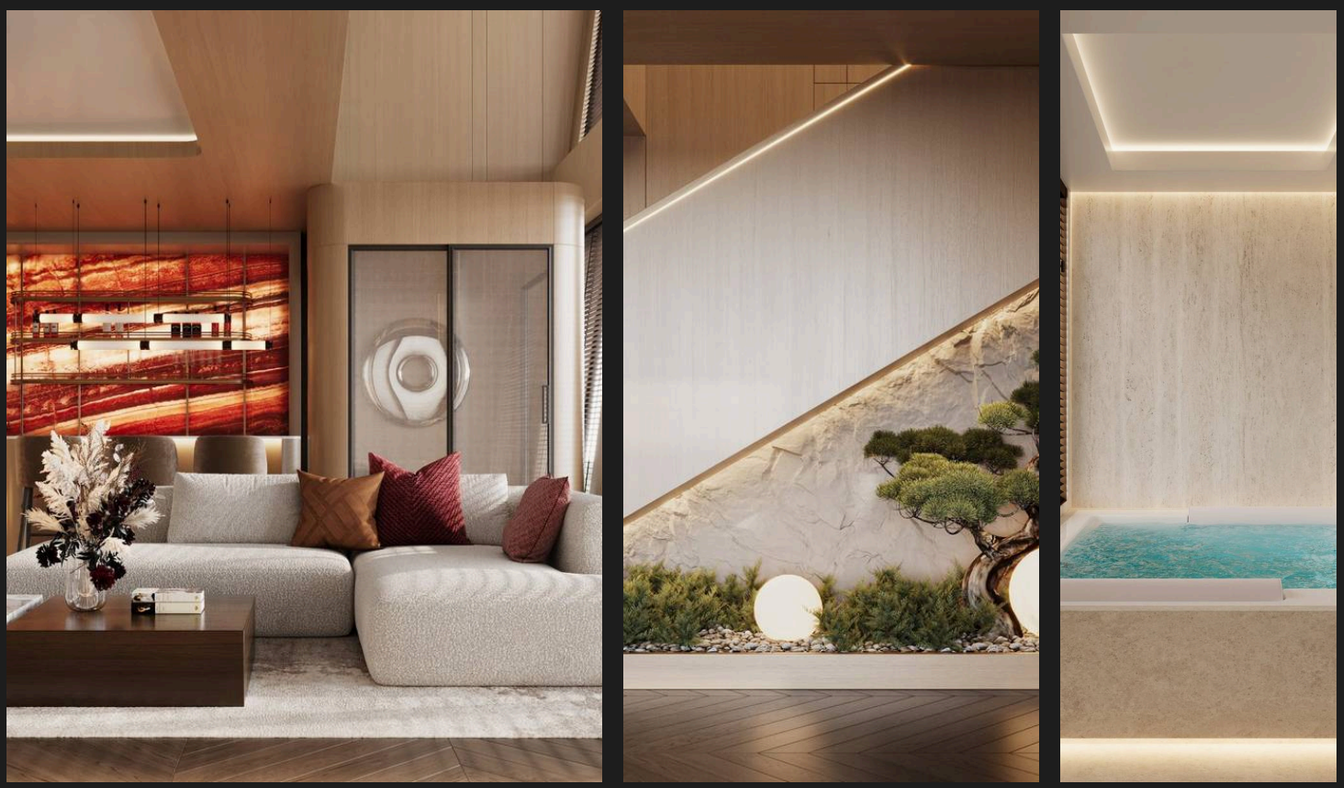






07 **HILLSIDE RESIDENCE** interiors under double-height light

A sculptural stair, terrazzo floors and full-height glazing toward the mountains and the sea.



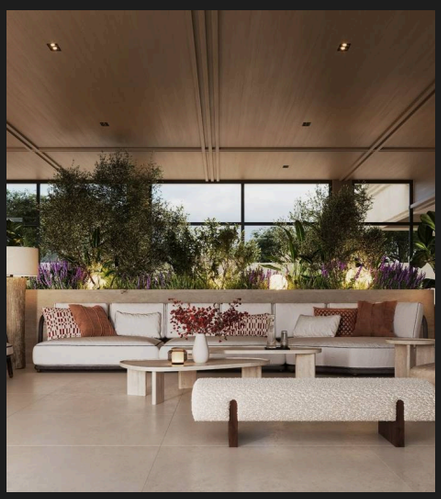
20 **ONYX APARTMENT** backlit stone and walnut

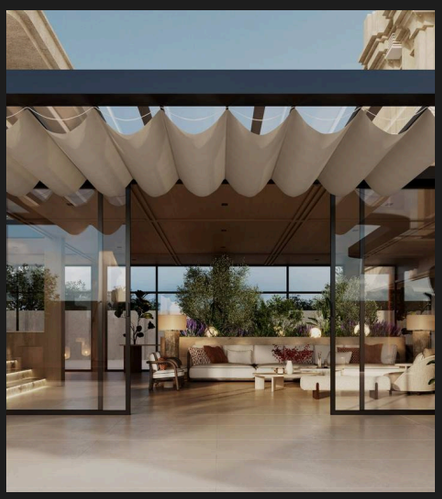
A glowing onyx wall, a bonsai stair garden and a private plunge pool carved into travertine.

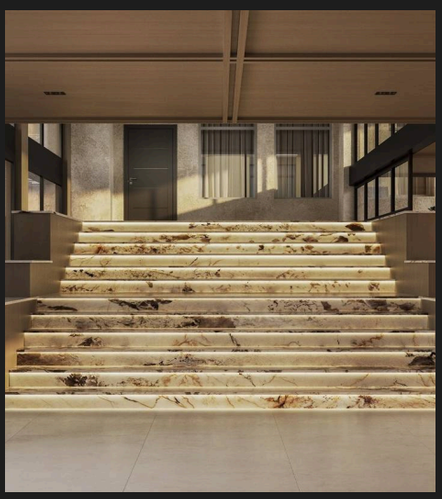


21 **ARCHED PAVILION** a timber vault opened to the garden

A sculpted timber shell with arched openings frames the garden around the lounge, bar and dining room.







22 **GARDEN OFFICE** a workplace under a timber roof

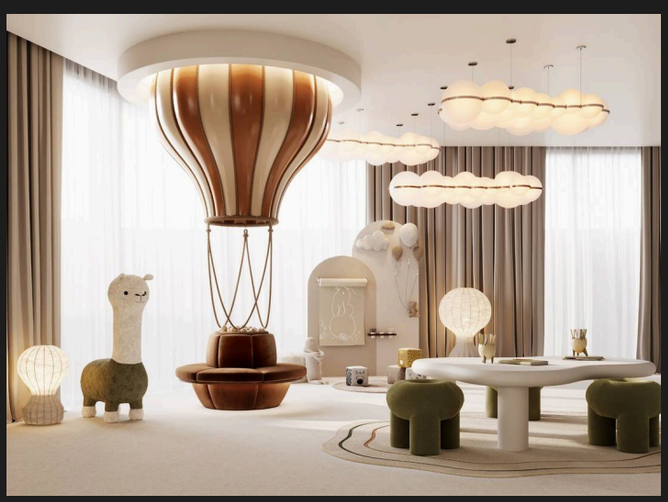
Planted terraces and soft seating turn a headquarters into a place people choose to work.





16 **CROWN TOWER** apartment interiors

Quiet, tailored rooms in warm neutrals for the residences above the timber podium.





23 **FAMILY APARTMENT** a playroom under a hot-air balloon

Children's rooms designed with the same care as the reception rooms — and a little more imagination.

how we work

A clear, cooperative working relationship — built on shared goals, open communication and service excellence.

One team carries a project from the first line to the last detail. You have a single point of contact throughout, and the people who present the concept are the people who develop it, coordinate it and supervise it.

Every project moves through a defined sequence of work stages. Each stage has a clear scope and set of deliverables and ends with a presentation for your review; the next stage begins only on your instruction to proceed. You always know where the project stands, what comes next and what is expected from each member of the team.

IN THE UAE & GCC

Where ENSŌ.7 is registered to practise, we can carry the project through the full cycle — from concept and design development to supervision on site and procurement.

INTERNATIONALLY

Abroad we act as Design Consultant: we lead the architecture and interior architecture through Inception, Concept and Design Development, together with a locally based architect who takes the project through approvals, documentation and construction — with our team protecting the design intent.



the process

Six work stages, from the first conversation to handover. Each stage builds on an approved previous one.

	LED BY ENSŌ.7						LOCAL ARCHITECT		
ENSŌ.7	INC	SPS	IDC	FDC	IDD	FDD	ATD	CA&I	C/O
	01	02			03		04	05	06

+ ENSŌ.7 DESIGN SUPERVISION

01 INCEPTION
INC

Brief, site, rights and constraints, consultant team and programme are defined.

02 DESIGN CONCEPT
SPS · IDC · FDC

From a spatial planning study to an initial, then a final design concept.

03 DESIGN DEVELOPMENT
IDD · FDD

The approved concept is developed, coordinated with engineers and detailed.

04 APPROVALS & TECHNICAL DOCUMENTATION
ATD

Authority submissions, working drawings, specifications and tender.

05 CONTRACT ADMINISTRATION & INSPECTION
CA&I

Construction on site, meetings, inspections and design-intent checks.

06 CLOSE-OUT
C/O

Defects, completion, as-built records, manuals and handover.

On international projects, stages 01–03 are led by ENSŌ.7 and stages 04–06 by the locally based architect, with ENSŌ.7 available as design supervisor. Each stage closes with a presentation and your review before the next begins.



inception

Getting the foundations right: what we are building, where, for whom — and under which rules.

WHAT WE DO

- Help develop a clear project brief
- Advise on timelines and the overall programme
- Advise on procurement routes and the consultant team
- Define each consultant's scope of work
- Establish which data, drawings and surveys exist for the site
- Provide consultants with the information they need to begin

WHAT YOU RECEIVE

- Agreed scope of work
- Inception report on project size and functional requirements
- Schedule of information issued to consultants
- Report on rights and constraints, and a schedule of consents and approvals (with the local architect)

WHAT WE NEED FROM YOU

Your brief and aspirations, plot and site documents, any existing surveys or drawings, and your preferred timeline.



concept

The idea takes shape — first as a spatial plan, then as architecture.

2A INITIAL DESIGN CONCEPT

Begins with a Spatial Planning Study (SPS): zoning, adjacencies, areas and how the building sits on its site. Once approved, it grows into a primary design — massing, plans, sections and the first images of the project.

2B FINAL DESIGN CONCEPT

Refines the approved initial concept into a resolved design, with design interfaces coordinated with the engineers and more accurate cost information from the other consultants.

WHAT YOU RECEIVE

- Concept presentation with reference and mood images
- Site plan, schematic plans and area plans (1:500 / 1:250)
- Climate overlay and site analysis
- Elevations and sections, incl. sectional perspectives
- Fully rendered CGI views and 3D stills
- An optional short film of the project
- Suggested materials and finishes
- Concept checked against site rights, costs and programme (with the local architect)



STAGE 03 · DESIGN DEVELOPMENT (DD)

detail

The approved concept is developed, coordinated and detailed — ready for technical documentation.

In 3a Initial and 3b Final Design Development we incorporate your detailed requirements and integrate the engineers' and specialists' designs, reviewing the budget and its implications as we go. The result is a fully coordinated design package that forms the basis for authority approvals and technical documentation.

WHAT YOU RECEIVE

- Plans, sections and elevations (1:100 / 1:250)
- Preliminary reflected ceiling plans and area plans
- Large-scale views (1:50) of key feature areas
- Detail sections with key materials called out
- Updated CGI views, 3D stills and film

COORDINATED WITH THE ENGINEERS

- Site works, substructure and primary structure
- Waterproofing
- Electrical, lighting, IT and audio-visual
- HVAC, fire and security control
- Lifts, alternative supply and landscaping



STAGES 04–06

construction

From approved design to finished building — with the design intent protected at every step.

04 APPROVALS & TECHNICAL DOCUMENTATION

Authority submission drawings, working drawings, specifications and tender documents. Simple details (1:25) explain the design intent for structure, slabs, roofs, edges and material interfaces; schedules cover doors and windows, fittings, joinery, pools and spa, and external works.

05 CONTRACT ADMINISTRATION & INSPECTION

Site handover, construction documentation, regular site and technical meetings, inspection of the works, shop-drawing approvals and contract instructions.

06 CLOSE-OUT

Defect lists and rectification, completion certificates, as-built drawings, operation and maintenance manuals, guarantees and warranties.

OUR ROLE · DESIGN SUPERVISION

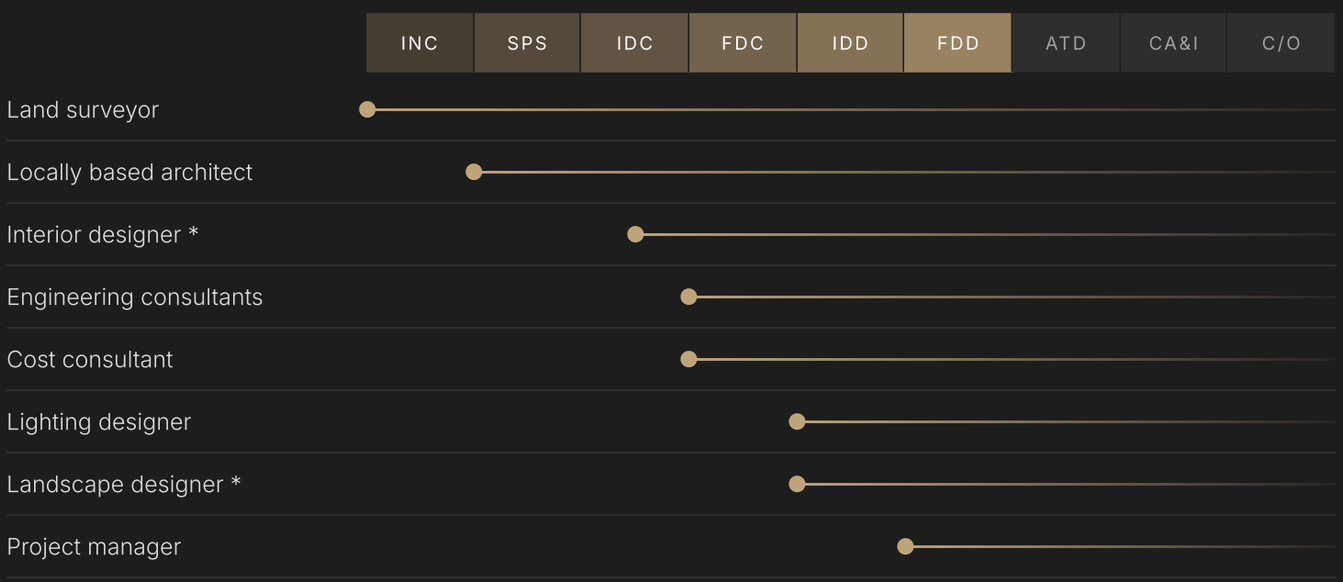
Throughout these stages ENSŌ.7 supports the local architect: resolving design questions as they arise, checking documentation and samples against the approved design, and reporting on every design-compliance matter. Often the most valuable thing we provide is the history of a design decision — why it was made, and what it protects.



consultants

The right team, appointed at the right moment.

Beyond our own studio, every project needs a professional team. The client appoints the other consultants directly; we advise on the scope expected from each and the appropriate appointments, and coordinate their input into the design. Below is when each typically joins the project.



* Only where interiors or landscape are outside ENSŌ.7's scope.

LAND SURVEYOR

Surveys boundaries and existing landscape and produces a 3D topographic survey for an accurate site model.

LOCALLY BASED ARCHITECT

Identifies development rights, local regulations and guidelines; later leads approvals, documentation and site.

ENGINEERING CONSULTANTS

Civil, structural, mechanical, electrical and wet services — the technical solutions behind the design.

COST CONSULTANT

Elemental estimates, construction cost advice and feasibility; supports value engineering if required.

PROJECT MANAGER

Day-to-day management and timely completion of construction, where the project requires one.

LIGHTING DESIGNER

Functional and atmospheric lighting for the architecture, interiors and landscape.



local partners

Our design leadership, combined with local knowledge.

ENSŌ.7 is registered in Dubai. For international projects we act as Design Consultant and work closely with a Locally Based Architect (LBA) and the local team to produce a comprehensive, well-coordinated set of Design Development documents — the basis for the Approvals and Technical Documentation stage, which the LBA completes.

The LBA is an essential member of the team. Early on they identify site development rights, local regulations and architectural guidelines; throughout, they bring region-specific knowledge — best building practice for the area and the strengths and weaknesses of local trades — which is an integral part of the design process.

Once our scope is complete, we hand the project over to the LBA to fulfil the balance of the architect's role that the region requires. With your agreement we continue to support them, helping to resolve design challenges and making sure the original design language is maintained. For legally compliant collaboration, ENSŌ.7 and the LBA sign a separate Cooperation Agreement, in addition to our direct agreement with you.

ENSŌ.7

- Architecture and interior architecture design
- Leads stages 01–03 as Design Consultant
- Coordinates the consultants to the end of stage 03
- Design supervision in stages 04–06 (optional)

LOCALLY BASED ARCHITECT

- Supports ENSŌ.7 in stages 01–03
- Local authority submissions and compliance
- Technical documentation (stage 04)
- Site, construction and close-out (stages 05–06)



where to start

A plot, a floor plan or a rough idea is enough to begin.

01 SHARE WHAT YOU HAVE

Send us the plot, existing drawings, photographs — or simply a description of what you have in mind.

02 A FIRST READ

We come back with a first read on what the site can carry — usually the same day.

03 THE BRIEF

A conversation, in person or online, about how you want to live in or use the building, your timeline and your expectations.

04 THE PROPOSAL

A written proposal setting out the scope of services, the deliverables of each work stage and an indicative programme.

05 THE AGREEMENT

Once you are happy, we prepare the ENSŌ.7 Client Agreement describing our services in detail.

06 MOBILISATION

The team is assembled and, after a short mobilisation period, Stage 01 — Inception — begins.

Proposals are prepared on the information available at the time. If the brief or scope changes, the proposal is updated to match.





contact us

Send us what you have — a plot, a floor plan or a rough idea — and we'll come back with a first read on what the site can carry, usually the same day.

WHATSAPP	+971 55 543 18 53
INSTAGRAM	@_enso7
EMAIL	welcome@enso7.com
WEB	enso7.com
STUDIO	Dubai, United Arab Emirates

We design spaces where architecture becomes a measured expression of taste, restraint and lasting value.

ensō.7