

SAIF AL ZAABI

GENERAL MAINTENANCE L.L.C

ESTABLISHED 1989

COMPANY PROFILE

2026 CORPORATE EDITION

*"Building Excellence, Delivering Trust, and Providing Premium Civil, MEP,
and
General Maintenance Solutions Across the United Arab Emirates for Over 37
Years."*



"Quality is not an act, it is a habit." — Aristotle

Civil Work

MEP Contracting

Steel Structure

Maintenance Work

SAIF AL ZAABI
GENERAL MAINTENANCE L.L.C

Abu Dhabi, United Arab Emirates



www.paknexagroup.com



Saifalzaabi1@gmail.com

ABOUT THE COMPANY

Saif Al Zaabi General Maintenance L.L.C is a premier commercial contracting and engineering firm headquartered in Abu Dhabi, United Arab Emirates. Since its inception in 1989, the company has established a solid track record of technical precision, operational excellence, and steadfast reliability across civil construction, mechanical-electrical-plumbing (MEP) systems, structural steel fabrication, and multi-facility maintenance.

37+

YEARS EXPERIENCE

100%

QUALITY COMMITMENT

UAE

NATIONWIDE OPERATIONS

CORE OPERATING DIVISIONS

Civil & Structural Engineering

Comprehensive concrete works, commercial building renovations, villa developments, and specialized masonry execution.

MEP Contracting & Servicing

HVAC commercial cooling installation, ducting, electrical panel commissioning, and plumbing infrastructure.

Steel Structure Fabrication

Custom industrial warehouse framing, shade structures, heavy steel fabrication, and specialized architectural metalwork.

Comprehensive Facilities Maintenance

24/7 commercial facility management, preventative cooling unit servicing, and turnkey corporate maintenance contracts.

MAJOR TRACK RECORD & PROJECT FOOTPRINT

PROJECT / SITE NAME	SCOPE OF WORKS	LOCATION
Dubai Metro Facilities	Structural Works & Maintenance Support	Dubai, UAE
Dubai International Airport Expansions	Specialized MEP & Structural Steel Support	Dubai, UAE
Yas Island Commercial Projects	General Contracting & Maintenance	Abu Dhabi, UAE
Cleveland Clinic Abu Dhabi	Specialized Sub-Contracting Works	Abu Dhabi, UAE
Central Market Commercial Complex	Civil Structural & Refurbishment Works	Abu Dhabi, UAE



Introduction:

Privately owned and operated, **SAIF AL ZAABI** is a UAE based General and especially Electro-Mechanical contracting group in the field of Contracting established in Abu Dhabi in the year 2005

SAIF AL ZAABI is one of the most integrated groups providing engineering, technologies, and construction services for

- Civil (G+1)
- Electro-Mechanical
- Steel Structure (Fabrication and Erection)
- Fit Out works
- Container Houses and Offices
- Annual Maintenance Contracts

With our vast experience in the design, construction and maintenance of various types of villas and buildings, a wide range of state-of the-art technologies and operational base spreads all over the emirates. The Company is able to manage all aspects of major projects at optimized costs from front end engineering design to turnkey delivery. We are equipped with modern offices and extensive staff & labor accommodation facilities. **SAIF AL ZAABI** has a highly professional management team with a progressive outlook, that emphasis on detailed planning and careful monitoring of each project, large or small.

We will satisfy all of your technical needs from service contracts to new construction, including engineering and/or design problems. Our commitment to quality control and prompt service is at the foundation of our success. **SAIF AL ZAABI** provide services through our subsidiaries in UAE.

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Customer service is our highly priority and we offer 24 hour emergency service 7 days a week, 365 days a year. If you want smart, swift and cost effective technical solutions - without red tape, excuses, or runarounds - make sure to call us first!

Words to Honour:

"Integrity is doing the right thing, even when no one is watching." — **C.S. Lewis**



Message of CEO:

The rapid growth of **SAIF AL ZAABI** is the result of our hard work, proper supervision, highly qualified and experienced teams, and continuous efforts toward maintaining the highest quality standards.

Our aim is to provide our customers with high-quality services at the most competitive prices, thereby improving their efficiency and reducing costs. As an eco-friendly organization, we place special emphasis on implementing modern technologies and environmentally friendly techniques.

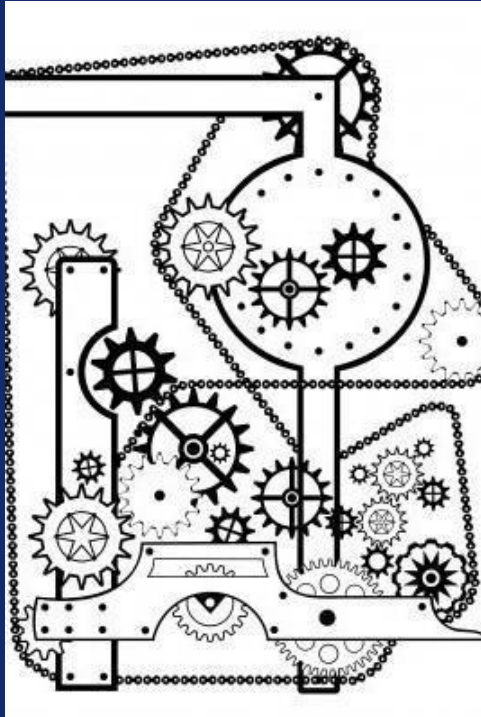
Whether it involves business expansion or the renovation and maintenance of existing infrastructure, the Company guarantees superior quality and maximum value addition. Driven by our dedication, teamwork, and a continuous drive to improve, we...

Ch Mohammad javed iqbal

Words to Honour:

"Excellence is the gradual result of always striving to do better." — **Pat Riley**





Words to Honour:

"Quality is remembered long after the price is forgotten." — **Aldo Gucci**

Mission:

"To be the premier Mechanical Contractor, a provider of the highest quality Engineering Services, and to implement solutions for achieving full customer satisfaction delivered through the safe technical competence and professional integrity of all our employees."

Words such as integrity, loyalty, and customer delight-while routinely thrown about without meaning in business today, have always been

taken very seriously by the firm. The mission of **SAIF AL ZAABI** is to build on our reputation for integrity, excellence, experience and leadership as the nation's finest construction organization by:

- Continuously improving the quality of our work and services.
- Constantly striving to achieve each client's expectations.
- Maintaining our dedication & momentum to the highest moral principles.
- Providing our people with a challenging, secure and safe environment in which to achieve personal career goals.

Vision:

"Building a partnership with our customers is paramount in creating long term relationships; this has always been the vision and the goal of SAIF AL ZAABI. Our philosophy has proved that working together with clients as partners, truly does create more than just a business opportunity; it creates a long term professional relationship".

Words such as integrity, loyalty, and customer delight-while routinely thrown about without meaning in business today, have always been

taken very seriously by the firm. The mission of **SAIF AL ZAABI** is to build on our reputation for integrity, excellence, experience and leadership as the nation's finest construction organization by:

Thanks to its highly-skilled engineers and technicians, **SAIF AL ZAABI** has developed strong technological expertise for conceiving and developing major international products related to the projects. The Company has established close ties with major international suppliers in the field of Air-Conditioning, Electrical and Plumbing services.



Our Divisions & Activities:

With heavy investment of **SAIF AL ZAABI** in construction sector in UAE. Group is operation under mentioned divisions

1. Civil Division:

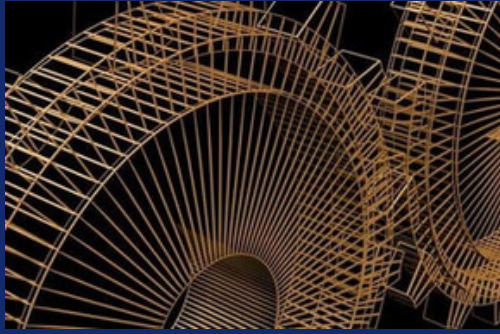
1. Design and Build Specialized Building Solutions
2. Bids and Estimates
3. Approved civil engineer from DMD
4. Approved Dubai license G+1



Words to Honour:

**Safety and quality
are continuous
process
improvements, not
one-time events."**





2. Electro-Mechanical Division:

1. District cooling, chiller, VRF, & DX systems.
2. Heating, Refrigeration, & Ventilation System.
3. Cooling Towers & Chillers, Piping and ETS Rooms.
4. Duct Design, Installation & Modification.
5. Air Balancing and Indoor Air Quality.
6. Electrical power houses and utilities.
7. Electrical power distribution networks (LV & MV), indoors & outdoors, including distribution boards and secondary panels.
8. Lighting and convenience power networks.
9. Earthing and Lightning protection systems.
10. Emergency back up equipment & networks.
11. Low current.
12. Industrial installations.
13. Installation of fire fighting & fire Alarm.
14. Water Supply, Plumbing, Drainage and sanitary works.

Words to Honour:

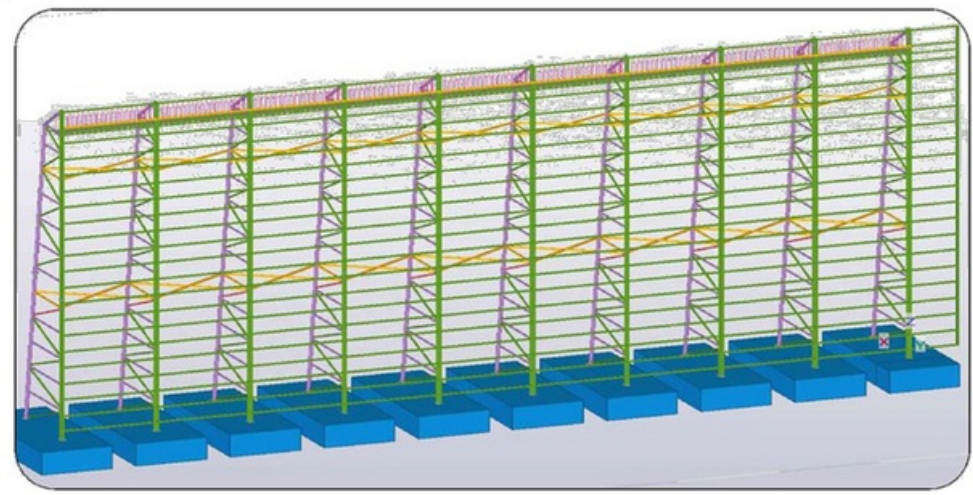
You never pull the trigger until you know you can win.

Roger Ailes
Businessman



3. Steel Structure Fabrication and Erection:

1. Design & Build Steel structure.
2. Bids and Estimates.
3. Fabrication & Erection of all type steel based structures.
4. Fabrication & Installation of all type piping system.
5. Stainless steel, Alloy Steel, Copper, GRP, PVC & HD piping.
6. Insulation and Cladding steel structure.
7. Under Ground Pipeline.
8. Storage Tank.
9. Ship repairing and maintenance.
10. Industrial equipment installation.
11. Radiography.



Words to Honour:

"We shape our
buildings; thereafter,
our buildings shape us."
— **Winston Churchill**



4. Fit outs works:

1. Corporate office interior & Furniture, Turn-key Fit-out.
2. Building, GC & Project Management.
3. Aluminum Sliding windows & Doors.
4. Decorative Mirrors and walls.
5. General contracting and Maintenance.
6. Wooden doors & windows.
7. Wooden wall cladding and flooring.
8. Gypsum and painting work.
9. Accessory Décor.



Words to Honour:

"Precision in engineering is the foundation of structural stability."

5. Container Houses / Offices:



1. Affordability, Unique Style and Fast Build.
2. Cost- Effective and Green Building.
3. Easy Refurbishing.
4. Environment friendly.
5. Durability and Toughness.
6. Insulation and Heat Control.
7. Building permits and Build Codes.



Words to Honour:

**"Promises get the project,
performance keeps the client."**



6. Annual Maintenance Contract:

1. Air Condition service and Maintenance.
2. Electrical Service and Maintenance.
3. Plumbing Service and Maintenance.
4. Handyman Maintenance Services
5. Pest Control.
6. AC Duct Cleaning Services.
7. Emergency Call-outs.



Words to Honour:

"Building a sustainable future begins with responsible engineering today."



Words to Honour:

**"Compliance with
standard excellence
builds global trust."**

Sr#	Description	Discipline	Nos
1	Managing Director/CEO	Office / Site	01
2	Civil Engineer	Office / Site	02
3	Mechanical Engineer	Office / Site	03
4	Accountant	Office	02
5	Draftsman	Office / Site	02
6	Office Administrator	Office	01
7	Receptionist / Secretary	Office	01
8	Public Relation Officer	Office	01
9	Driver	Office / Site	05
10	Foreman (Mechanical)	Mechanical	08
11	Foreman (Civil)	Civil	02
12	HVAC Technicians	Mechanical	04
13	HVAC Assistant Technician	Mechanical	06
14	Qualified Welder (6 G)	Mechanical	10
15	Qualified Fabricator	Mechanical	10
16	Plumber	Mechanical	06
17	Helper	Mech., & Civil	20
18	Pipe Fitter	Mechanical	16



Story of Success

Dubai Hills



Words to Honour:

For behind all imperialism is ultimately the imperialistic individual, just as behind all peace is ultimately the peaceful individual.

Irving Babbitt
Critic

Project:	Dubai Hills
Location:	Dubai, U.A.E
Client:	Alamana
Work:	Mechanical & HVAC



Story of Success

Al Wasal Project



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Project:	Al Wasal Project
Location:	Dubai, U.A.E
Client:	Socha Engineering
Work:	Mechanical & HVAC



Words to Honour:

For behind all imperialism is ultimately the imperialistic individual, just as behind all peace is ultimately the peaceful individual.

Irving Babbitt
Critic



Story of Success

Dubai Airport C-3



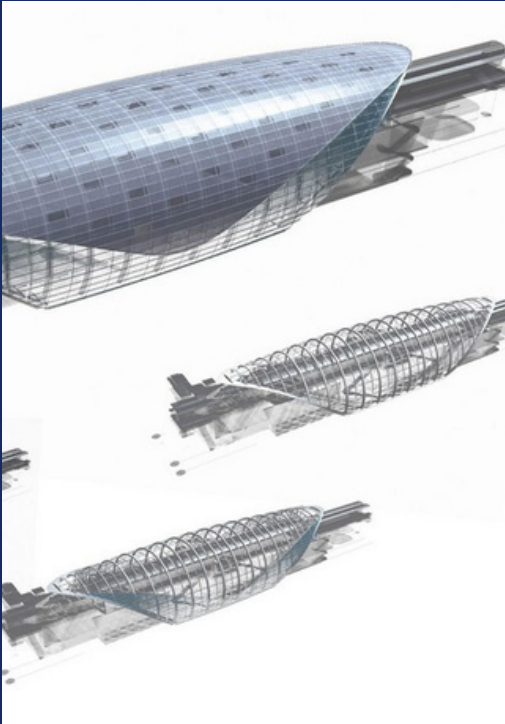
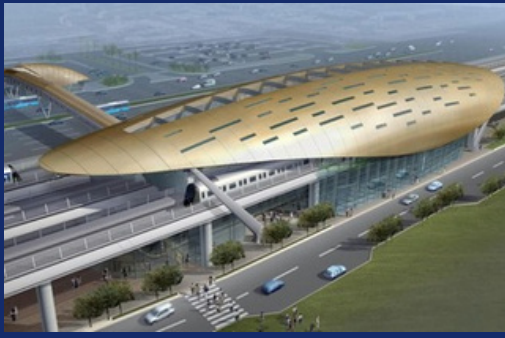
Project:	Dubai Airport Ct-3
Location:	Dubai, U.A.E
Client:	ETA
Work:	Mechanical & HVAC

Words to Honour:

For behind all imperialism is ultimately the imperialistic individual, just as behind all peace is ultimately the peaceful individual.

Irving Babbitt
Critic





Story of Success

DubaiMetro Project



Project:	Dubai Metro Station (Red & Green Lines)
Loaction:	RTA-Dubai (ETA– SAT)
Client:	Mechanical & HVAC + Tunnel Ventilation System

Sr#	Station	Zone
1	Deira City Center	Red Line
2	Al Rigga	Red Line
3	Union Squire	Red Line & Green Line
4	Jabal Ali	Red Line
5	Emirates	Red Line
6	Tecom	Red Line
7	Al-Barsha	Red Line
8	Al-Garhoud	Red Line
9	Burjuman (Khalid Ibn Al Waleed)	Red Line & Green Line
10	Salah-u-Din	Green Line
11	Al-Ghubaiba	Green Line
12	Palm Deira	Green Line
13	Baniyas	Green Line
14	Sayeedia	Green Line

Words to Honour:

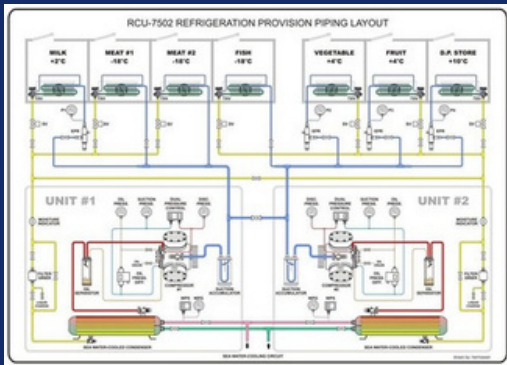
A wise man is superior to any insults which can be put upon him, and the best reply to unseemly behavior is patience and moderation

Moliere
Playwright



Story of Success

G+1 Villas (Ajman, U.A.E.)



Project:	G+1 Villas
Location:	Ajman, U.A.E. ^t
Client:	Al Mamona Real Estate
Work:	Mechanical & HVAC

Words to Honour:

A house is not a home
unless it food and
fire for the mind as
well as the body.

Benjamin Franklin
Politician



Story of Success



Words to Honour:

Be a yardstick of quality. Some people aren't used to an environment where excellence is expected.

Steve Jobs

Businessman

Story of Success

Hotel Apartments, Mall of Emirates, Dubai, UAE



Project:	Hotel Apartments
Location:	Mall Of Emirates
Client:	Voltas Limited
Work:	Mechanical & HVAC

Words to Honour:

Clouds come floating
no longer life, carry
rain or usher storm,
but to add color to
my sunset sky.

Rabindarnath Tagore
Poet



Story of Success

Abu Dhabi Central Market, Abu Dhabi, UAE



Project:	Abu Dabhi, Cenrtal Market
Location:	Abu Dabhi, U.A.E.
Client:	Voltas Limited
Work:	Mechanical & HVAC

Words to Honour:

All my life I have tried to pluck a thistle and flower wherever the flower would grow in thought and mind.

Abraham Lincoln
Politician
(Ex. President US)



Story of Success

Jumeirah Village, Dubai, UAE



Project:	Jumeirah Village
Location:	Dubai, U.A.E. t
Client:	Nakheel, ETA
Work:	Mechanical & HVAC

Words to Honour:

The peace is of nature of a conquest; for then both parties nobly are subdued, and neither party loser.

William Shakespeare
Dramatist



Story of Success

Yas Island, Abu Dabhi, UAE



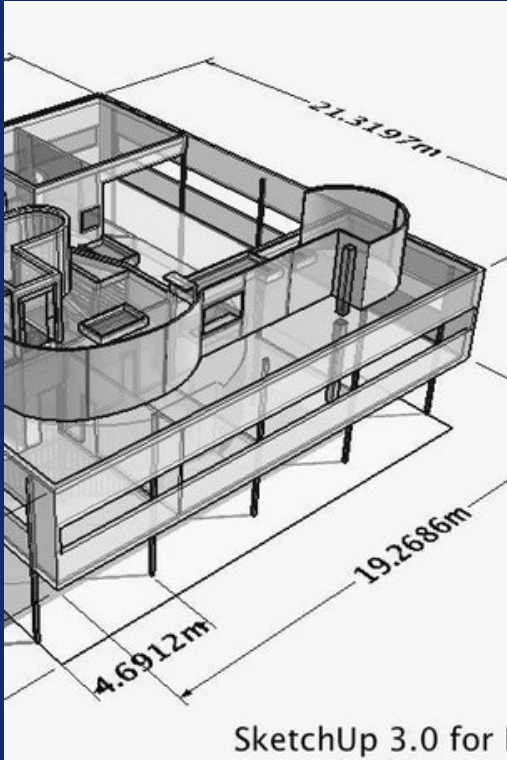
Project:	Yas Island (Water Park)
Location:	Abu Dhabi, UAE
Client:	Voltas
Work:	General Mechanical

Words to Honour:

I think it's naive to pray for world peace if we're not going to change the form in which we live.

Godfrey Reggio
Businessman





Story of Success

Dubai Airport Hanger, Dubai, UAE,.



Project:	Dubai Air Port Hanger
Location:	Dubai, UAE t
Client:	ISR
Work:	Erection Heavy Steel Structure

Words to Honour:

A successful man is one who can lay a firm foundation with others bricks have thrown at him.

David Brinkley
Journalist



Story of Success



Words to Honour:

A successful man is one who can lay a firm foundation with others bricks have thrown at him.

David Brinkley
Journalist

Sr #	Name of Project & Client	Type of Work	Status
S-59	Dubai Hills Alamana	Mech. SubContract	Completed
S-58	Al Wasal 3 Block, 2B + G + 7 Hotel Building Sobha Engineering	Mech. SubContract	Completed
S-57	1100 Villas Fujairah Arabtec	Civil. SubContract	Completed
S-56	Hartland School Sobha Engineering	Mech. SubContract	Completed
S-55	2B + G + 9 Hotel Building Jumeirah Chase Contracting	Mech. SubContract	Completed
S-54	Al Furjan 3 Block, 2B + G + 11 Apartment Chase Contracting	Mech. SubContract	Completed
S-53	2B + G + M + 3 Ortus Hospital Oman Technical Services	Mech. SubContract	Completed
S-52	Education & Cultural School Yas Island Al Muhanad Electro	Mech. SubContract	Completed
S-51	G + 9, CBC Dubai Silicon Oasis Steel Man Mech. Cont	Mech. SubContract	Completed
S-50	G + 13, Dubai Sport City Steel Man Mech. Cont	Mech. SubContract	Completed
S-49	Vamas Jewellery	Mech. SubContract	Completed
S-48	Brava Casa Interior design LLC	Mech. SubContract	Completed
S-47	Festival City	Mech. SubContract	Completed
S-46	Tramway Project RTA/ETA-SET	Mech. SubContract	Completed
S-45	School AC Project Al Futtaim	Mech. SubContract	Completed
S-44	Saif Zone HVAC	Mech. SubContract	Completed
S-43	Al Qasmiya SITE	Mech. SubContract	Completed
S-42	Sahara Centre Project	Mech. SubContract	Completed
S-41	Cleveland Hospital, Abu Dhabi ETA	Mech. SubContract	Completed
S-40	2B + G + 9 Building Best Figure Contracting	Mech. SubContract	Completed
S-39	Cavotec Airpot Cavatoc	Mech. SubContract	Completed

Story of Success



Words to Honour:

Every goal, every action, every thought, every feeling one experiences, whether it be consciously or unconsciously known, is an attempt to increase one's level of peace of mind.

Sydney Madwed
Businessman

Sr #	Name of Project & Client	Type of Work	Status
S-38	Gulf Petrocam FZC Steel Structure	Steel Structure	Completed
S-37	Arya Group Steel Structure	Steel Structure	Completed
S-36	Prime Metal Industries Steel Structure	Steel Structure	Completed
S-35	Samco Petroleum Steel Structure	Steel Structure	Completed
S-34	Silver line industries LLC Steel Structure	Steel Structure	Completed
S-33	Al Mardas metal products manuf. LLC Steel Structure	Steel Structure	Completed
S-32	Anchor marine engineering Steel Structure	Steel Structure	Completed
S-31	QMH Cranes Steel Structure	Steel Structure	Completed
S-30	Power on building contracting LLC Steel Structure	Steel Structure	Completed
S-29	Sunrise petroleum FZC Steel Structure	Steel Structure	Completed
S-28	Johnson co ltd Steel Structure	Steel Structure	Completed
S-27	Al Ahmadi engineering services Steel Structure	Steel Structure	Completed
S-26	Sama energy petroleum LLC Steel Structure	Steel Structure	Completed
S-25	ATG-Abu Dhabi tanks Steel Structure	Steel Structure	Completed
S-24	Neal & Bin Harmal Hydro export est. Steel Structure	Steel Structure	Completed
S-23	Well tech Scaffolding Ind LLC Steel Structure	Steel Structure	Completed
S-22	Roof metals industries sharjah Steel Structure	Steel Structure	Completed
S-21	European Perfume Works Steel Structure	Steel Structure	Completed
S-20	RAQ contracting co. LLC Steel Structure	Steel Structure	Completed

Story of Success



Words to Honour:

Every goal, every action, every thought, every feeling one experiences, whether it be consciously or unconsciously known, is an attempt to increase one's level of peace of mind.

Sydney Madwed
Businessman

Sr #	Name of Project & Client	Type of Work	Status
S-19	Technical supply and service company Steel Structure	Mech. SubContract	Completed
S-18	Berg international LLC Steel Structure	Mech. SubContract	Completed
S-17	Techno pole ind LLC Steel Structure	Mech. SubContract	Completed
S-16	Oman tech contracting LLC Steel Structure	Mech. SubContract	Completed
S-15	Vibjor RAK Steel Structure	Mech. SubContract	Completed
S-14	Saleh Abraham Steel Structure	Mech. SubContract	Completed
S-13	RAK Ceramics Steel Structure	Mech. SubContract	Completed
S-12	Jubail Road Contracting Steel Structure	Mech. SubContract	Completed
S-11	Excel Lubricant FZC Steel Structure	Mech. SubContract	Completed
S-10	Yasmeen Tower Project RAK ETA	Mech. SubContract	Completed
S-9	Le Meridian Hotel Project ETA	Mech. SubContract	Completed
S-8	Emirates & Al Rigga Shutdown RTA/JTMJV/ETA-SET	Mech. SubContract	Completed
S-7	Yas Island ELEC/Voltas	Mech. SubContract	Completed
S-6	Dubai Airport C-3 DCA/ETA	Mech. SubContract	Completed
S-5	Steel Structure Fabrication ETA	Mech. SubContract	Completed
S-4	Rawais Housing Colony, Rawais ADNOK/RAS	Mech. SubContract	Completed
S-3	Jumera Park Villas (419) Nakheel/ETA	Mech. SubContract	Completed
S-2	Central Market, Abu Dhabi DAR/Voltas	Mech. SubContract	Completed
S-1	Yas Island (Water Park) ROTOMAS	Mech. SubContract	Completed

Projects Summery:



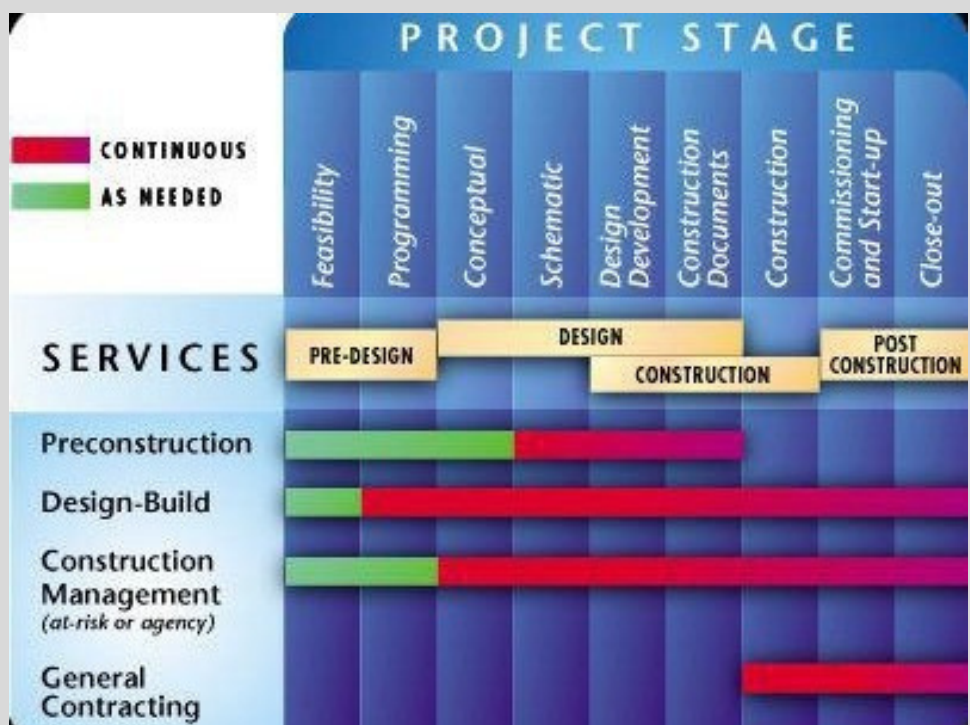
Services Delivery:

SAIF AL ZAABI provides clients with a wide range of construction delivery system options. Our project management personnel are thoroughly cross-trained in all construction-related services. They can be called upon at any stage of a project to deliver valuable decision-making input. Each of the options shown represents a significant portion of the work.

Words to Honour:

Don't aim for success if you want it; just do what you love and believe in, and it will come naturally.

David Frost
Journalist





Words to Honour:

How can they say my
life is not a success?
Have I not for more
than sixty years got
enough to eat
and escaped being eaten?

Logan P. Smith
Writer

Summary:

At every stage of a project, our management teams are supported by inhouse specialists in each area such as mechanical and electrical review and coordination, historical cost data management, cost engineering, scheduling, safety/risk management, and sustainable construction.

Software for Management:

Microsoft Windows

Microsoft Office

Microsoft Project

Auto Cad (All versions)

Heat Load Program (Carrier E-20, DM)

Quick Book Professional 2011

Human Resource Management System

ERP-1009-196V2 (Oracle Based Software)

Sr#	Description of Vehicles	Quantity
1	Saloon Car	8 Nos
2	Mini Busses	6 Nos
3	Double Cabin Pickup	2 Nos



SAIF AL ZAABI SINCE 1989



SAIF AL ZAABI have been trusted by many companies of international
repute for providing high quality works & services.

SAIF AL ZAABI registered its stamp of class by executing various
prestigious projects in varied domain.

SAIF AL ZAABI craved a niche for itself as one of the reputed player of
UAE market.

SAIF AL ZAABI with its operations spread across multiple locations in
UAE bring in as assortment of professional services in the field of
engineering, fabrication, construction and management services and
ensure that its esteemed clients benefits from its comprehensive
services and solutions.

SAIF AL ZAABI is successfully in winning and executing prestigious UAE
based projects.

SAIF AL ZAABI take pride in employing the best workforce with
technological expertise.

SAIF AL ZAABI provide its valuable customers a comprehensive
engineering & solution with best workforce available in UAE market.



THANK YOU

We Look Forward to Building with You



Contact Information



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Our Services



Civil Works



MEP Contracting



Steel Structure



General Maintenance



Villa Construction

Renovation & Fit-Out

Building Excellence

Delivering Trust Since 1989