





ELEVATORS

4 Elevators

AMENITIES WITHIN THE PROJECT

- Landscaped Courtyard and Garden areas.
- Fitness Centre
- Resort-style Adult's and Kid's Swimming pools with sun-bathing decks.
- Male and Female shower and changing rooms
- Indoor & Outdoor Kid's Play Room Areas
- Clubhouse with Games Room & TV Lounge

OWNERSHIP

Freehold

ANTICIPATED SERVICE CHARGE

AED 14 per sq.ft.

SIZE RANGE PER UNIT TYPE

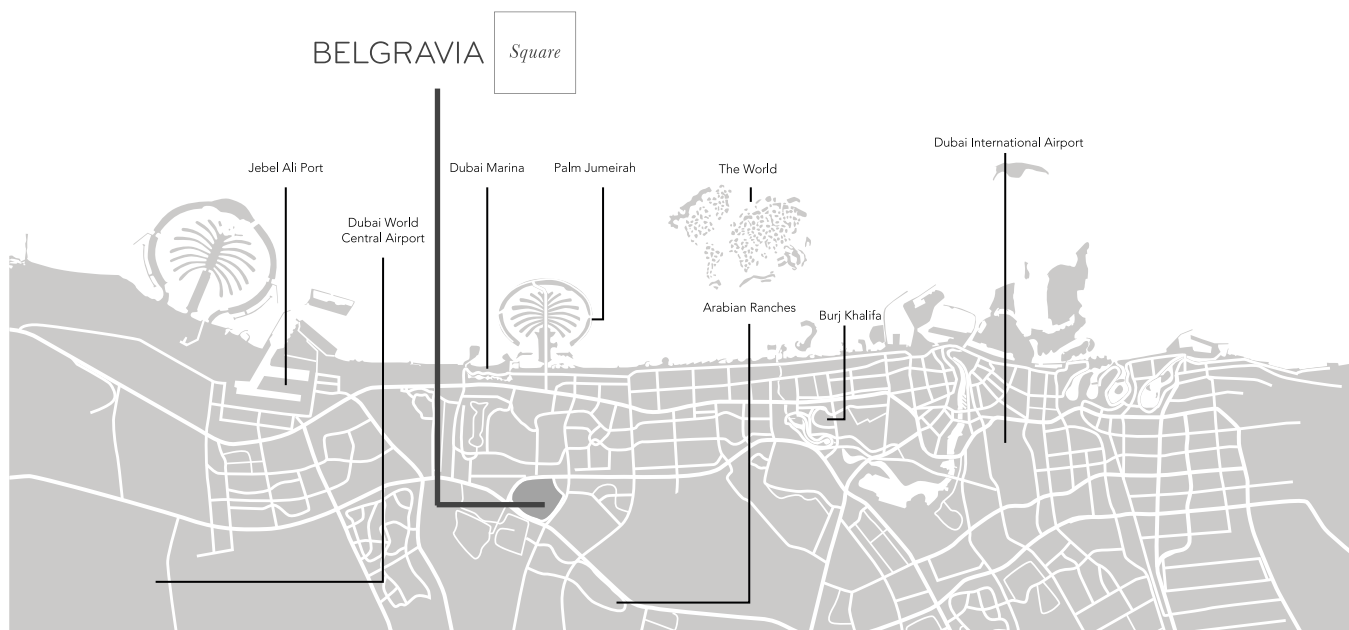
Studio from 473 sq.ft. to 539 sq. ft.

1 bedroom from 774 sq.ft to 970 sq. ft.

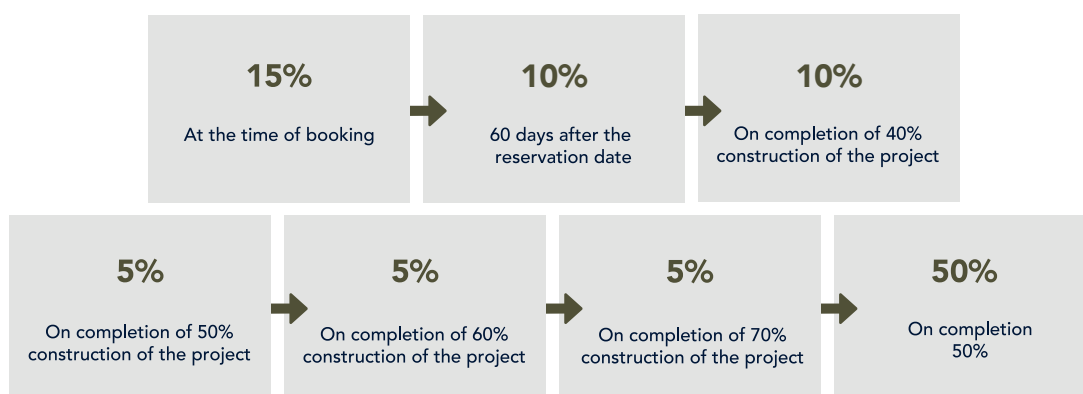
2 bedrooms from 1,098 sq.ft to 1,510 sq. ft.

PARKING

1 parking space per apartment.



PAYMENT PLAN



LOCATION

- 5 min to the Park in Community.
- 10 min from Mall of the Emirates.
- 14 min from Emirates Golf Club.
- 15 min from Burj Al Arab.
- 15 min from Burj Khalifa and Downtown Dubai.
- 18 min from Palm Jumeirah.
- 25 min from Dubai International Airport.

NUMBER OF UNITS PER TYPE

- Studios - 26 units
- 1 Bedroom - 138 units
- 2 Bedrooms - 61 units





WE ARE A BOUTIQUE DEVELOPER

We build residences for people who truly appreciate design from first principles to last detail.

MANAGEMENT EXPERIENCE OF OVER 75 YEARS

We have a combined global experience developing \$35 billion in residential real estate, 40,000 homes and a total of \$50 billion real estate development.





UNIT FEATURES

- Tasteful hardwood effect, porcelain main flooring
- Generous outside living balcony areas
- Bespoke crafted and fitted wardrobes and walk-in closets
- Quality door hardware and ironmongery with solid core doors
- Custom-designed kitchen cabinetry
- Professional-standard European appliances
- Integrated dishwasher, quiet and energy saving
- Premium quartz countertops
- Porcelain floor & wall tiles, herringbone ceramic tile feature walls in Bathrooms
- Medicine Cabinet and vanity unit with storage in bathrooms
- Heightened ceilings in Living, Dining and Bedrooms

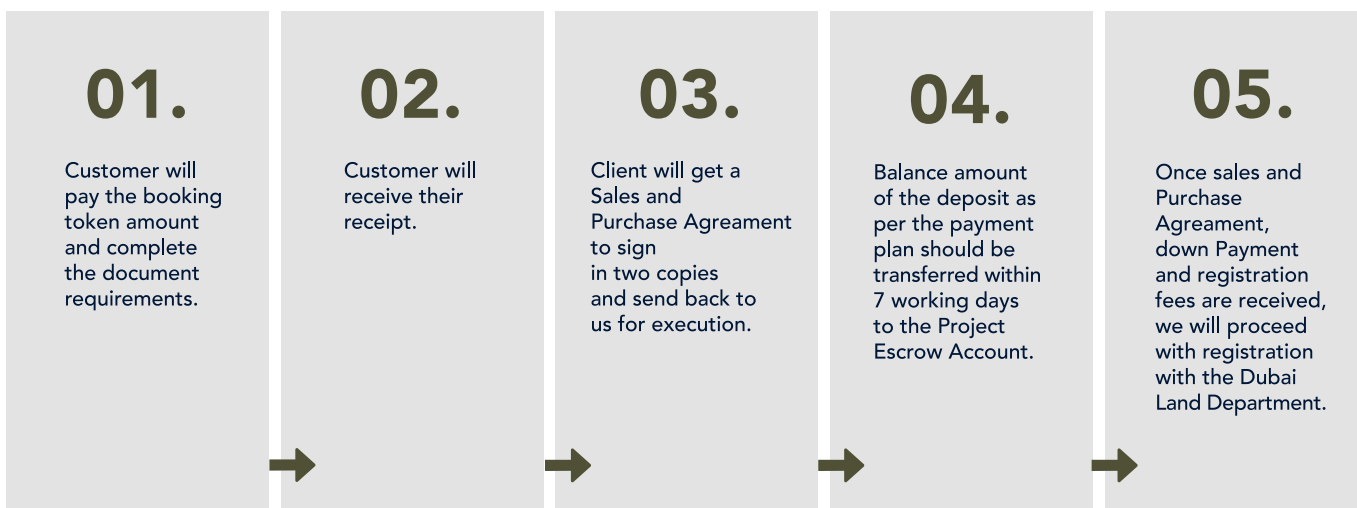
DOCUMENTS NEEDED TO BOOK A UNIT:

Buyer Passport Copy

Home address, email address, including the contact number should be same with the home address

AED25,000 booking token to be paid as a UAE cheque or by Credit Card

BOOKING STEPS:



WHY INVEST IN DUBAI?



*Consistently Growing
Economy*



*High Liquid Real
Estate Market*



*Consistently Growing
Population*



*Some of the Highest Rental
Yields in the World*



*Consistent and Innovative
Development*



*Readily Available
Financing Options*

0%

*0% Tax On Residential
Real Estate*



*Ease of Business
Set Up*



*Safe and Secure Place
for your Investment*



*Multi-sector Economy
- Not Oil Dependent*



Stable Currency



Residence visa

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