

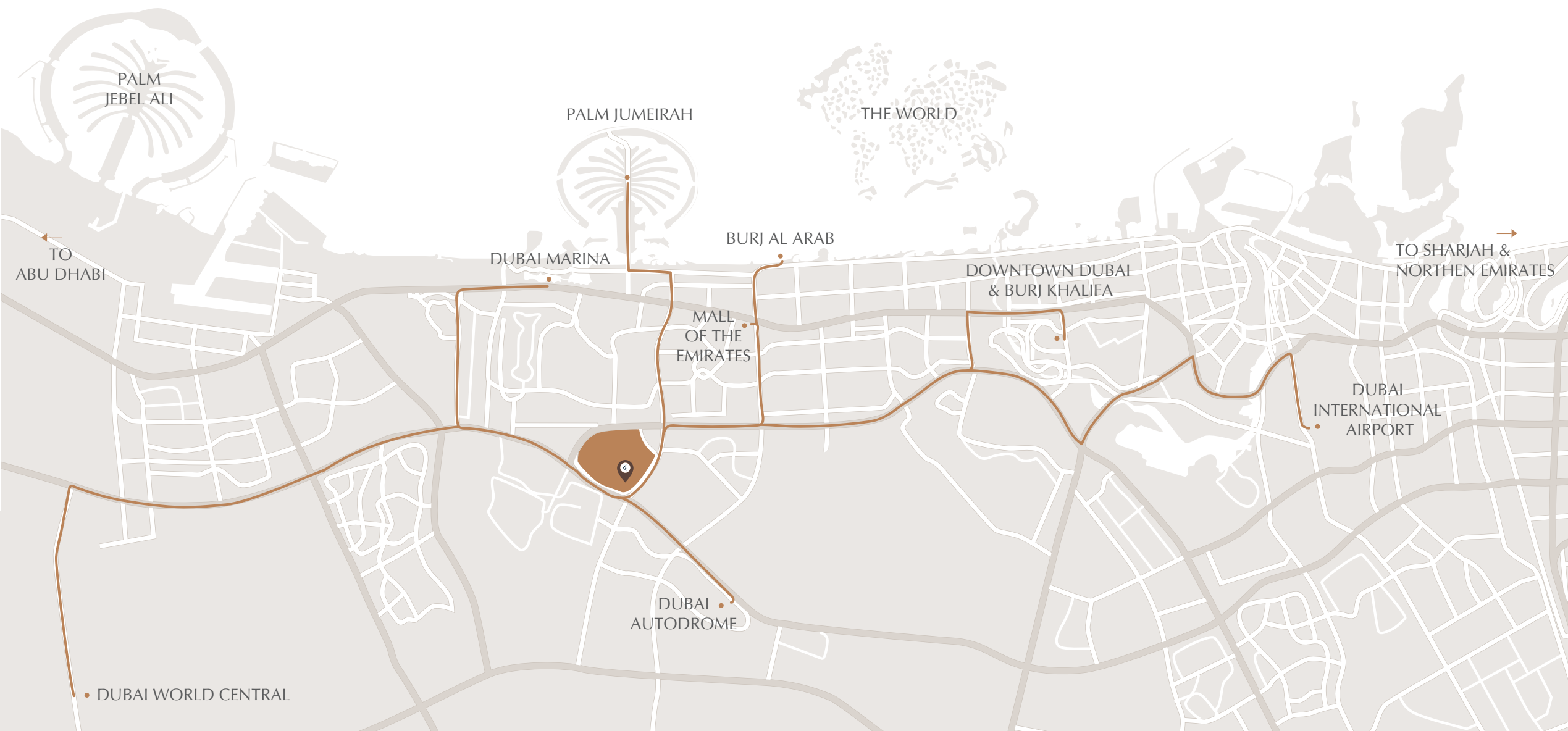


THE PORTMAN

PROJECT BRIEF

SERENE,
DESIGN-INSPIRED LIVING





- | | | |
|-----------------------|---------------------|------------------------|
| 01 THE PORTMAN | 02 THE SLOANE | 03 BELGRAVIA HEIGHTS I |
| 04 BELGRAVIA | 05 BELGRAVIA SQUARE | 06 BELGRAVIA II |
| 07 HARRINGTON HOUSE | 08 BELGRAVIA III | 09 EATON PLACE |
| 10 SOMERSET MEWS | | |



7 MINUTES
Dubai Hills Mall



10 MINUTES
Mall of the Emirates



10 MINUTES
Dubai Autodrome



10 MINUTES
Dubai Marina



15 MINUTES
Downtown Dubai
& Burj Khalifa



15 MINUTES
Burj Al Arab



18 MINUTES
Palm Jumeirah



20 MINUTES
Jumeirah Beach



20 MINUTES
Museum of the Future



28 MINUTES
Dubai World Central



30 MINUTES
Dubai International Airport





WELCOME TO

THE PORTMAN

The Portman by Ellington Properties captures the essence of bright, modern living in well-crafted residences with seamless connection to the outdoors and an abundance of high-quality amenities that will engage the residents with an unparalleled hospitable living experience.

The vision was to create a residential building centered on the principle of balance and vibrancy. The verticality of the residential development has been complimented by an expressed feature that balances the proportions and creates a depth to the façade that frames the individual living spaces and naturally shades them from the intensity of sunlight.

The Portman is Ellington's latest residential development in Jumeirah Village Circle, with 173 residential units ranging from studios, 1 and 2 bedroom apartments, adding to the excellent portfolio of Ellington Properties' projects.



BUILDING CONFIGURATION

Ground Floor

3 Podiums

16 Residential Floors

UNIT TYPES

Studios, 1 bedroom, and
2 bedroom apartments

FLOOR TO CEILING HEIGHTS

Typical Floor

Living Room: ± 3.2 m

Bedrooms: ± 3.2 m

Wardrobes: ± 2.7 m

Bathrooms: ± 2.4 m

Kitchens: ± 2.5 m

First Floor

Living Room: ± 3.65 m

Bedrooms: ± 3.65 m

Wardrobes: ± 3.0 m

Bathrooms: ± 2.7 m

Kitchens: ± 3.2 m

ELEVATORS

2 passenger elevators

1 service elevator



Amenities within the project

- Hotel-style lobby and lounge with full height open library, work and communal table, entertainment area and telephone booth
- Bicycle parking with wash area, EV charging stations and parking for people of determination
- Leisure and lounge pool with baja shelf, cabanas, pool sun loungers area and outdoor shower
- Fitness studio with spa-inspired changing rooms
- Indoor and outdoor kids play area with kid's bathroom
- Activity area with outdoor lounge and dining, BBQ spaces with kitchen facilities

Ownership

Freehold

Parking

1 parking space per apartment



Size Range Per Unit Type

Studio

From 409 sq. ft to 435 sq. ft

1 Bedroom

From 682 sq. ft to 823 sq. ft

2 Bedrooms

From 978 sq. ft to 1,099 sq. ft

Number of Units Per Type

Studio = 32 units

1 bedroom = 94 units

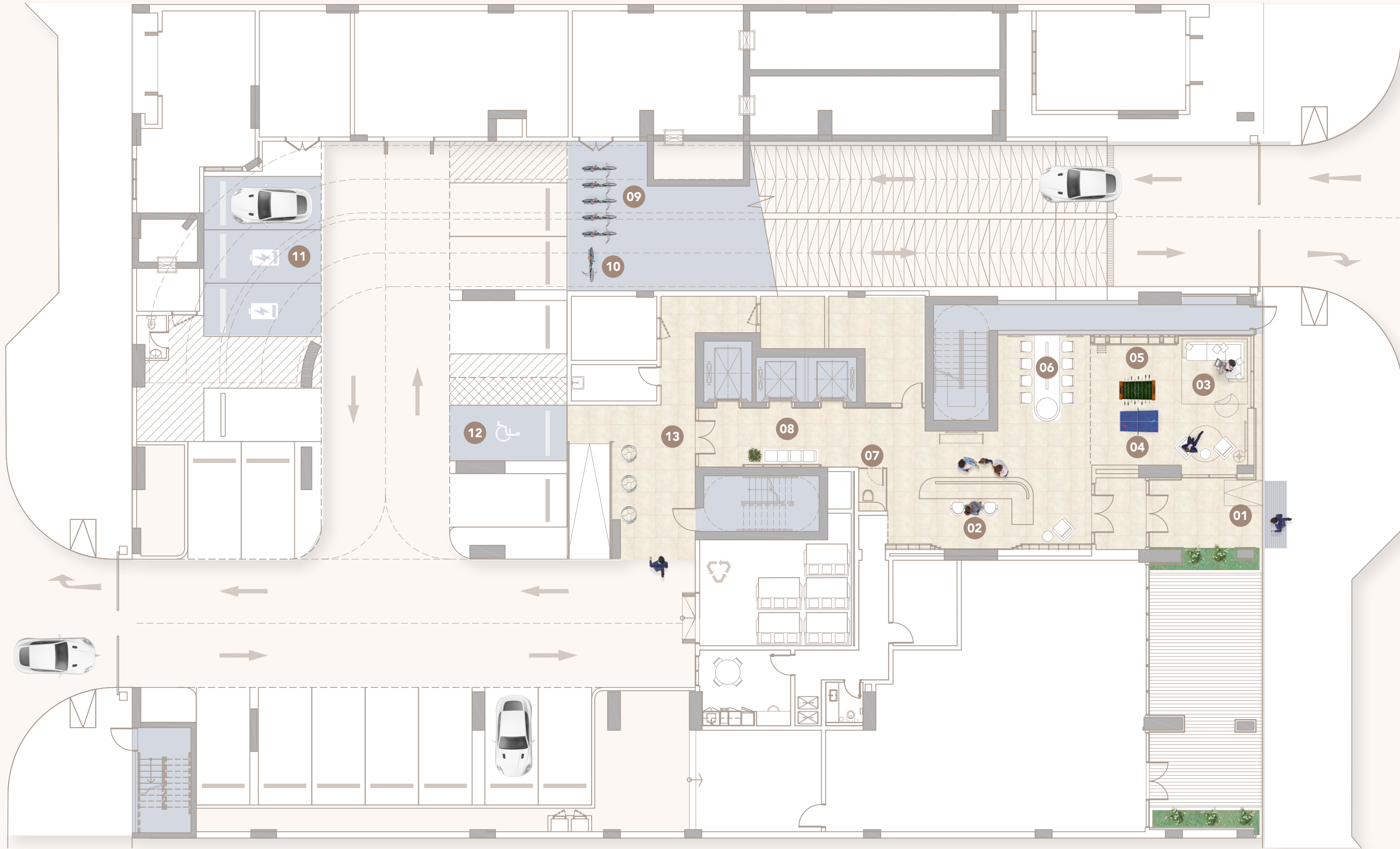
2 bedrooms = 47 units

THE PORTMAN



CAFE





GROUND FLOOR AMENITIES PLAN

01 MAIN ENTRANCE

02 LOBBY RECEPTION

03 LOBBY LOUNGE AREA

04 LOBBY ENTERTAINMENT AREA

05 LIBRARY WALL

06 WORK AND COMMUNAL TABLE

07 TELEPHONE BOOTH

08 LIFT LOBBY

09 BICYCLE PARKING

10 BICYCLE WASH AREA

11 EV CHARGING STATIONS

12 PARKING FOR PEOPLE OF DETERMINATION

13 RESIDENT'S ACCESS TO PARKING AND AMENITIES



SCAN TO VIEW
THE INTERACTIVE
AMENITIES PLAN



FIRST FLOOR AMENITIES PLAN

- | | | | | |
|---------------------------|------------------------|---------------------------|--|------------------|
| 01 LEISURE & LOUNGE POOL | 05 OUTDOOR SHOWER AREA | 09 OUTDOOR KIDS PLAY AREA | 13 FEMALE CHANGING ROOM | 17 ACTIVITY AREA |
| 02 CABANAS | 06 FITNESS STUDIO | 10 LIFT LOBBY | 14 BATHROOM FOR FAMILY AND PEOPLE OF DETERMINATION | |
| 03 POOL SUN LOUNGERS AREA | 07 KIDS PLAY AREA | 11 STEAM SHOWER | 15 OUTDOOR LOUNGE AND DINING AREA | |
| 04 BAJA SHELF | 08 KIDS BATHROOM | 12 MALE CHANGING ROOM | 16 BARBEQUE AREA WITH KITCHEN FACILITIES | |



SCAN TO VIEW
THE INTERACTIVE
AMENITIES PLAN

AN IDEAL PLACE
TO READ, RELAX & SOCIALIZE


ELLINGTON
PROPERTIES

THE PORTMAN



INDULGE
IN A
RESORT-STYLE
EXPERIENCE





WORK.
SWEAT.
ACHIEVE.

INSPIRING &
ENERGIZING

WHERE
IMAGINATION
STARTS



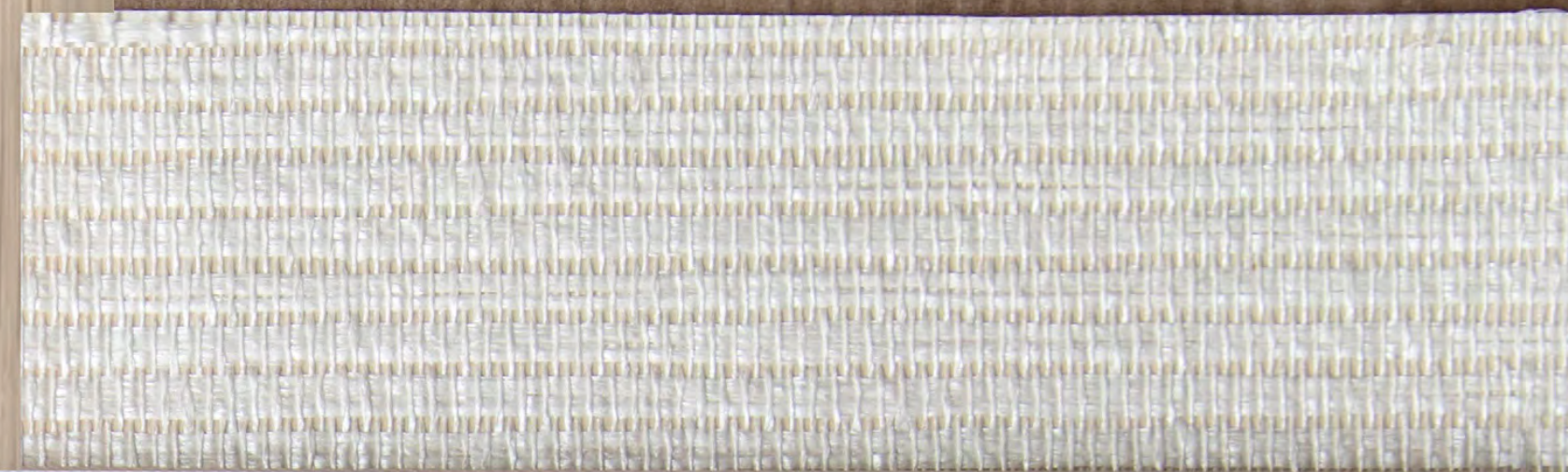
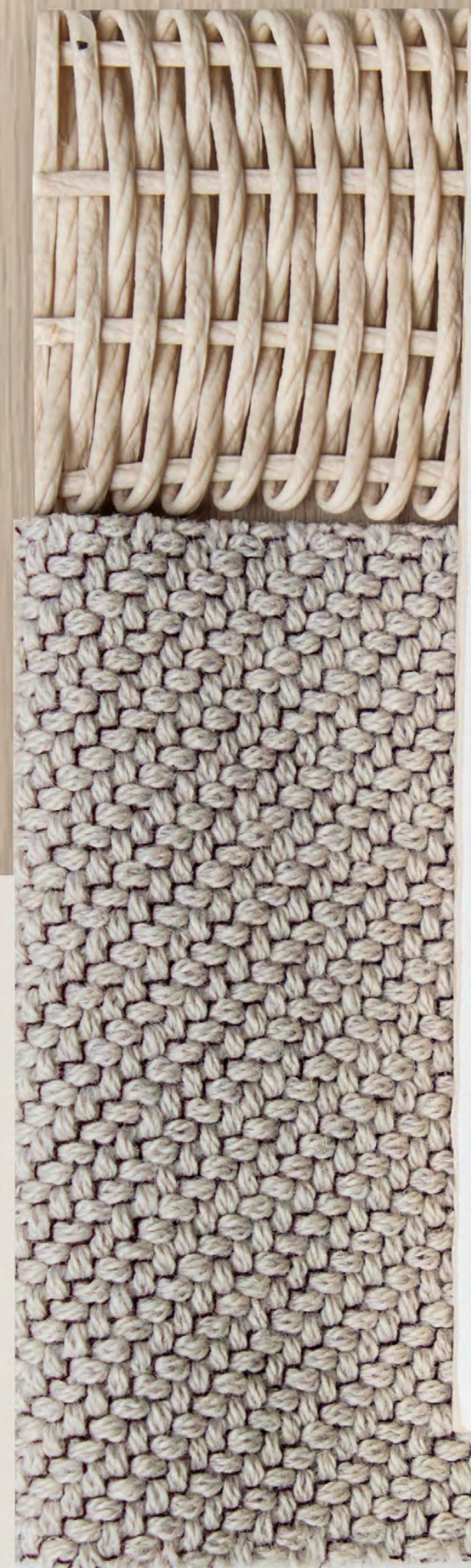
DESIGNED TO NURTURE
LIFETIME MEMORIES



ACTIVITY
AREA



A
BRIGHT AND
NEUTRAL PALETTE



A
MEMORABLE
CULINARY
EXPERIENCE



WELCOMING &
COMFORTING



COZY &
RESTFUL



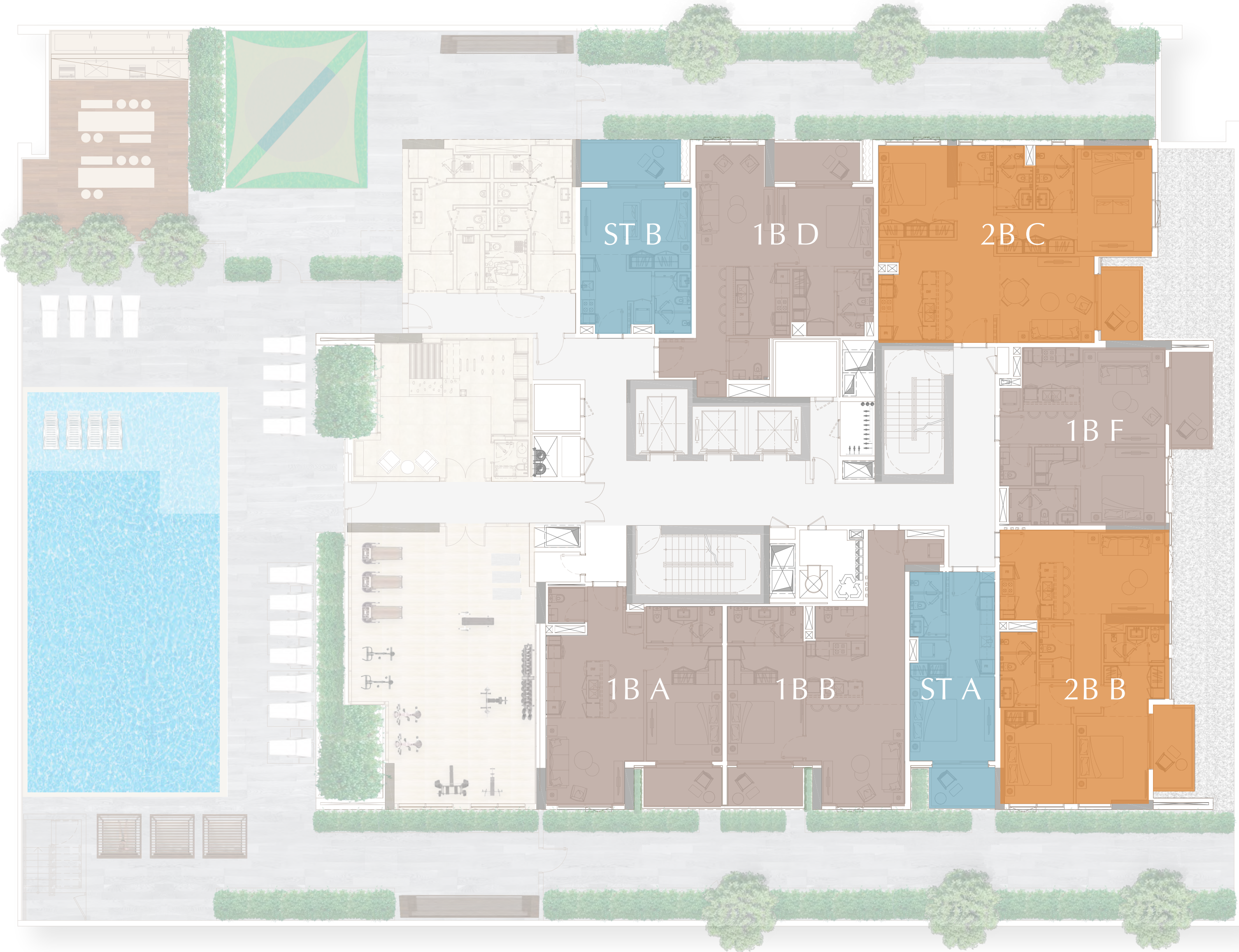


RELAXING &
REFRESHING
PLACE

CHIC
& PRACTICAL



FLOOR PLAN
FIRST FLOOR

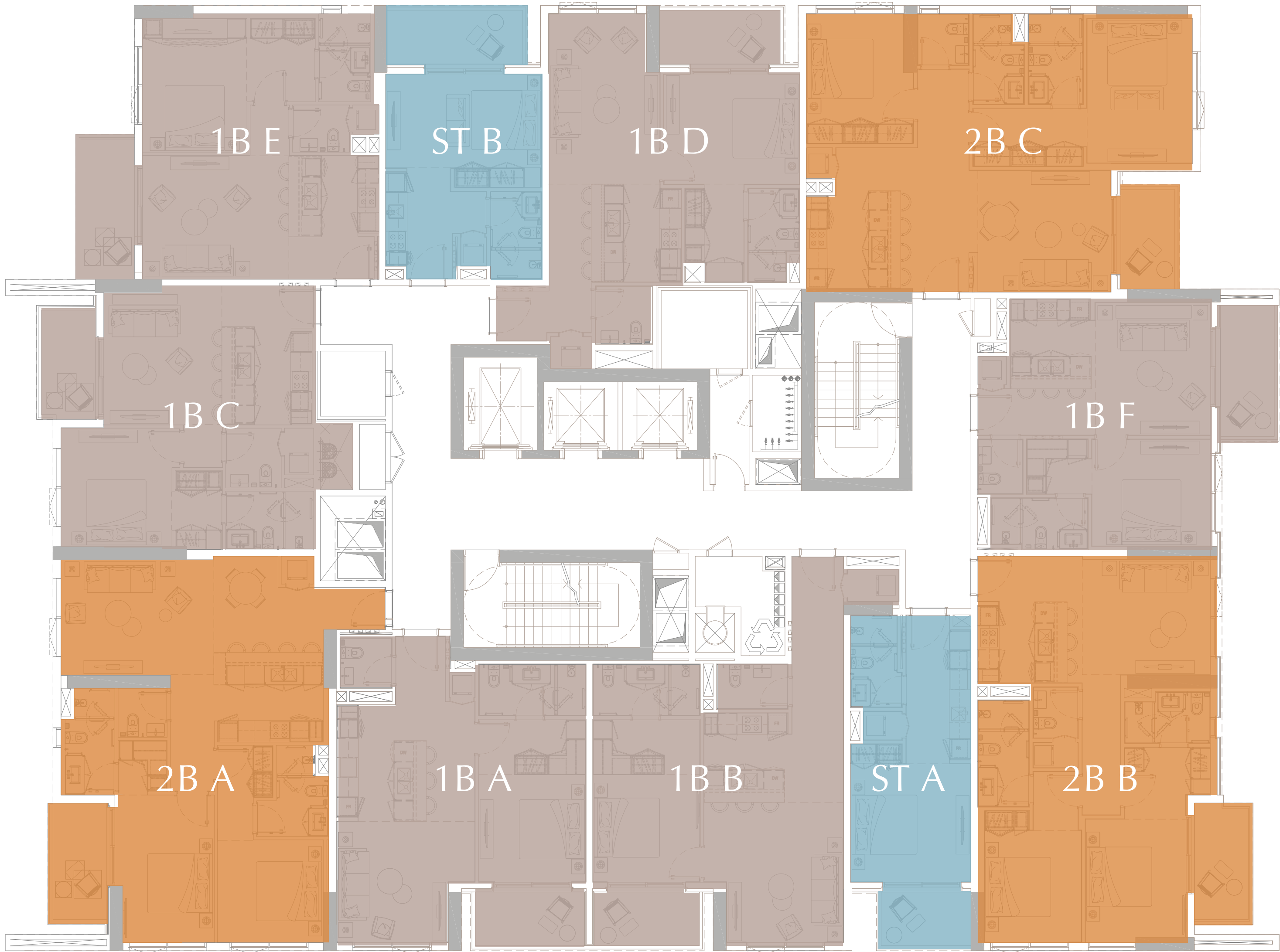


1ST FLOOR TYPICAL PLAN

- STUDIO
- 1 BEDROOM UNIT
- 2 BEDROOM UNIT

FLOOR PLAN

2ND - 16TH FLOOR



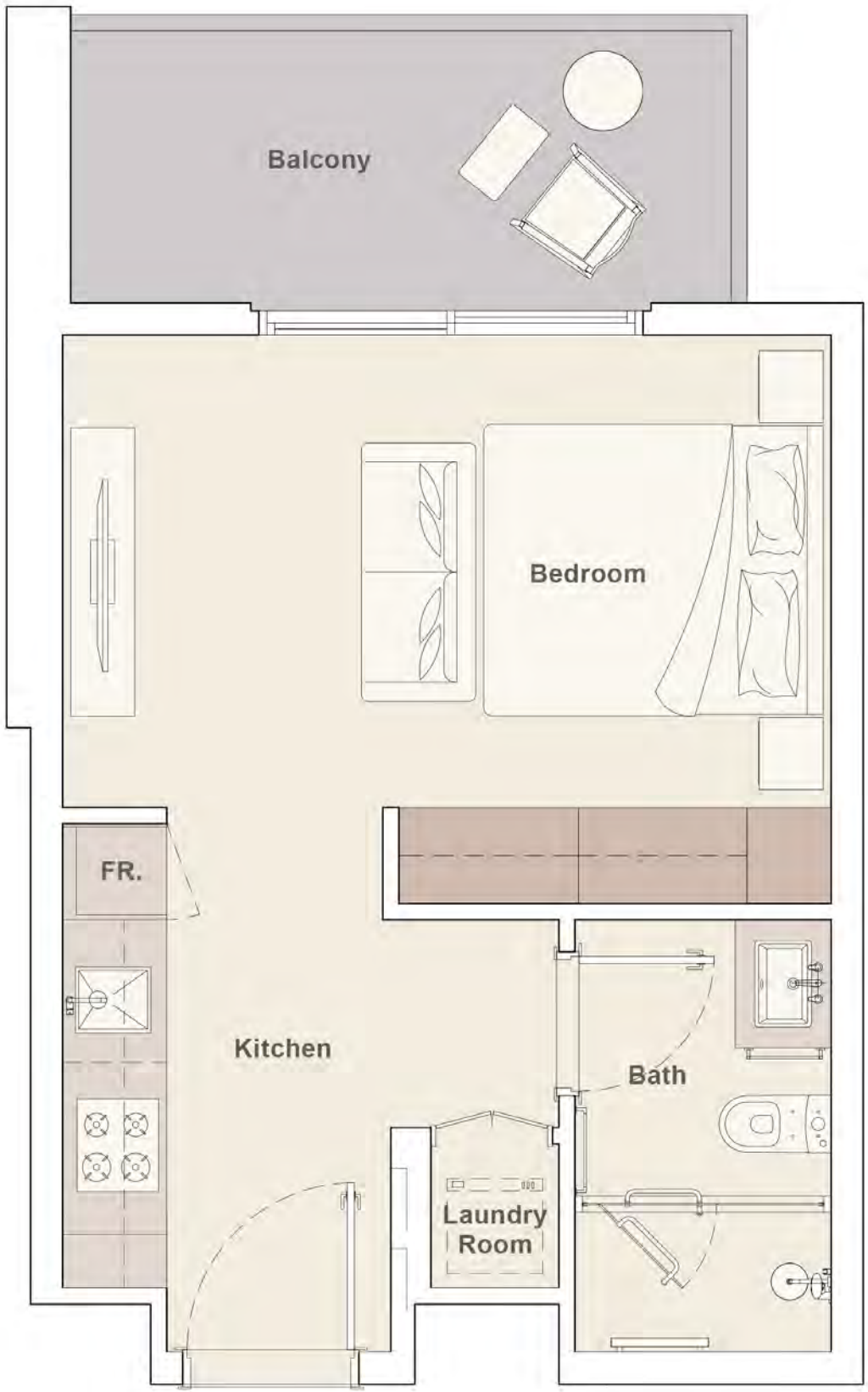
2ND to 16TH FLOOR TYPICAL PLAN

- STUDIO
- 1 BEDROOM UNIT
- 2 BEDROOM UNIT

TYPICAL PLAN
APARTMENTS



STUDIO TYPE A



STUDIO TYPE B

TYPICAL PLAN
APARTMENTS



1 BEDROOM TYPE A



1 BEDROOM TYPE B

TYPICAL PLAN
APARTMENTS



1 BEDROOM TYPE C



1 BEDROOM TYPE D

TYPICAL PLAN
APARTMENTS



1 BEDROOM TYPE E



1 BEDROOM TYPE F

TYPICAL PLAN
APARTMENTS



2 BEDROOM TYPE A



2 BEDROOM TYPE B

TYPICAL PLAN
APARTMENTS



2 BEDROOM TYPE C

PAYMENT PLAN

20%

At the time
of booking

10%

60 days after
the reservation date

10%

120 days after
the reservation date

5%

On completion of 20%
construction of the project

5%

On completion of 30%
construction of the project

5%

On completion of 40%
construction of the project

5%

On completion of 50%
construction of the project

5%

On completion of 60%
construction of the project

5%

On completion of 70%
construction of the project

30%

On completion



LIVE IN *DESIGN*

ELLINGTONPROPERTIES.AE