

SPORTS VIEW RESIDENCE

BY AL HELAL AL ZAHABY



AL HELAL AL ZAHABY REAL ESTATE
H. Z. DEVELOPMENT

TRANSFORM YOUR LIFESTYLE IN A BEAUTIFULLY DESIGNED GARDEN,
FEATURING VARIOUS PLAY AREAS.
DELIGHT IN SPENDING QUALITY TIME WITH YOUR CHILDREN IN
A VAST, LUSH GARDEN.
EXPERIENCE POSITIVE CHANGE IN A SERENE, PEACEFUL ENVIRONMENT,
FREE FROM NOISE AND FULL OF FRESH AIR.

IN AN AREA WHERE THERE ARE NO SERVICES,
HZ OFFERS YOU A PROJECT THAT PROVIDES ALL YOUR NEEDS
WITH THE LOWEST MAINTENANCE SERVICE FEES IN THE AREA.
24-HOUR SECURITY
PLAYGROUNDS PLANTED WITH TREES, GRASS AND FLOWERS
EQUIPPED AND SHADED SEATING AREAS
AN INDOOR GYM EQUIPPED WITH THE LATEST MEANS
AN OUTDOOR GYM
BARBECUE AREA
SPECIAL PLAYGROUNDS FOR CHILDREN
A BASKETBALL COURT
A TENNIS COURT AND TENNIS TABLES
JOGGING PATHS
AMPLE PARKING AREA FOR RESIDENTS AND GUESTS.
MODERN, FAST AND SAFE ELEVATOR SYSTEMS.





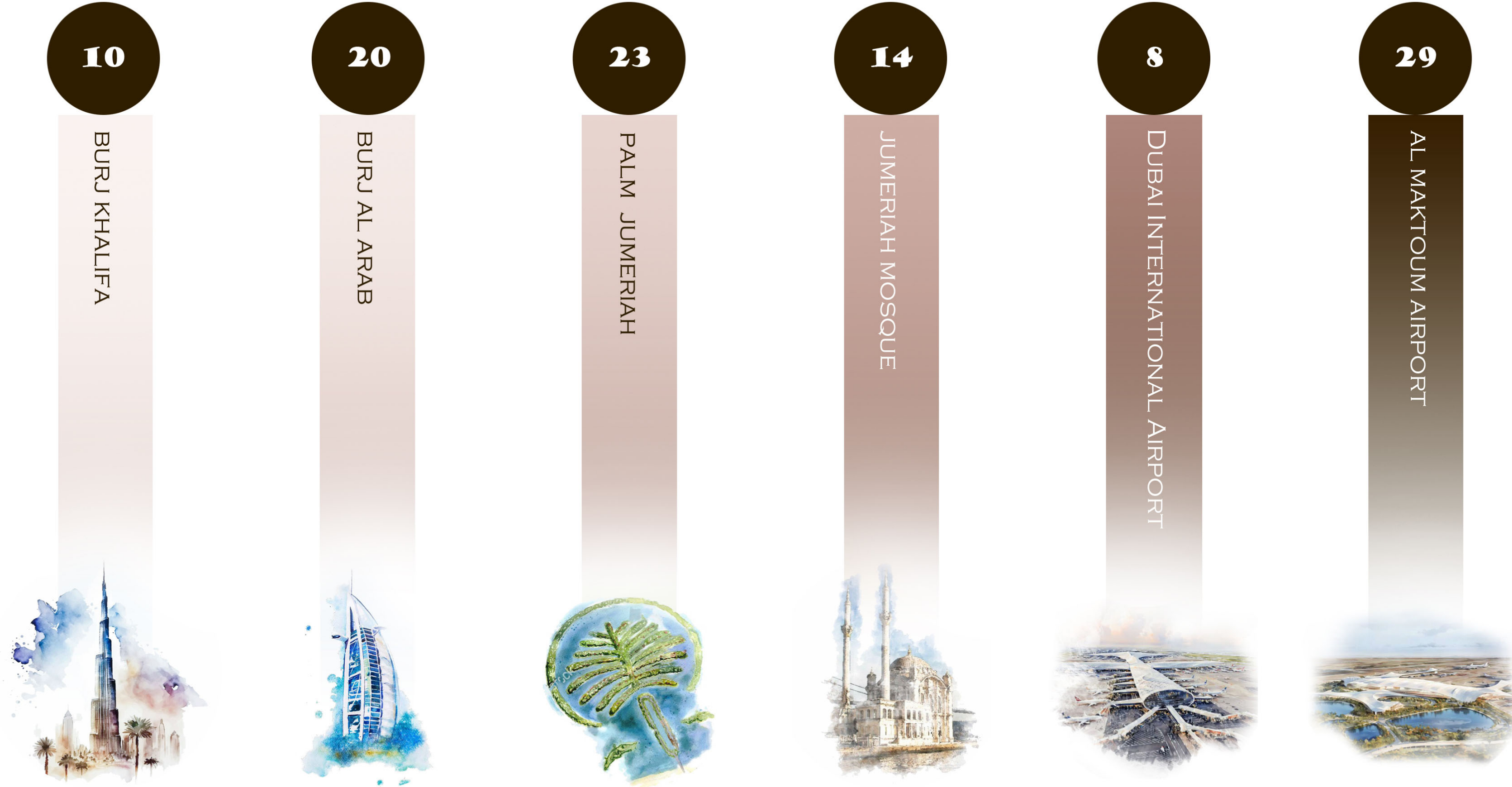
LANDSCAPE DESIGN

- 1 GYM
- 2 OUTDOOR GYM
- 3 CHILDREN'S GAMES
- 4 BASKETBALL COURT
- 5 TENNIS COURT
- 6 TABLE TENNIS
- 7 RUNNING TRACK
- 8 SITTING PLACE
- 9 BBQ AREA





NUMBER OF MINUTES OF SAFE DRIVING TO THE MOST IMPORTANT AREAS OF DUBAI



Transportation Convenient Living

- The world is within your reach
- Dubai International Airport - 8 min
- Al Maktoum International Airport - 29 min
- Living next to the landmarks
- Burj Khalifa - 10 min
- Burj Al Arab - 20 min
- Palm Jumeriah - 23 min
- Jumeriah Mosque - 14 min



USING A SMART HOME SYSTEM
MAKES LIFE EASIER.





"TRANSFORM YOUR LIFESTYLE AND EMBRACE WELLNESS—WITHIN YOUR NEW HOME , EVERY DAY CAN BE A STEP TOWARD A HEALTHIER, MORE BALANCED LIFE."





BARBECUE AREA IN THE BUILDING'S OUTDOOR GARDEN

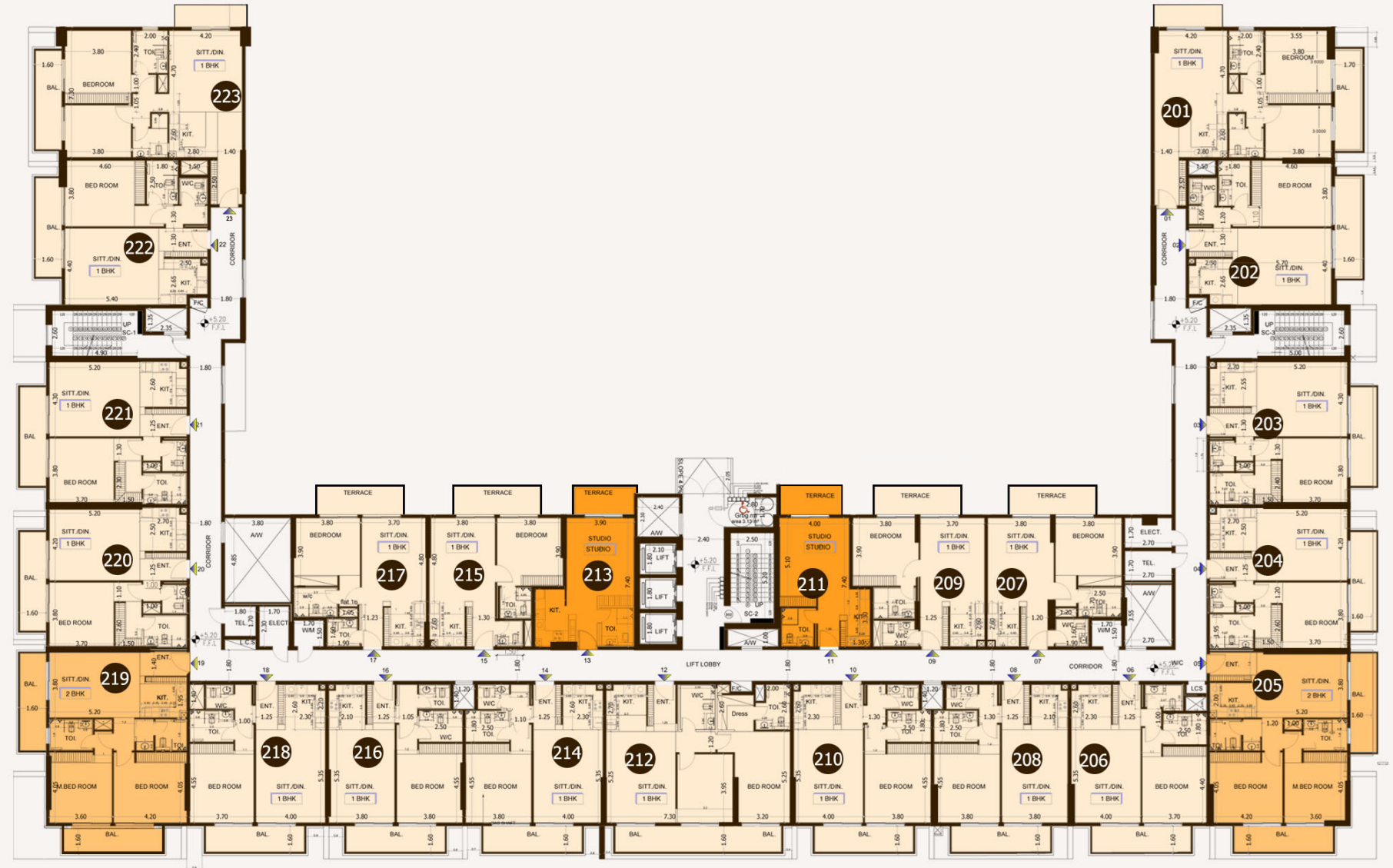
GENERAL DESCRIPTION
PROPOSED (G + 5 TYPICAL+6TH FLOOR)
RESIDENTIAL BUILDING
PLOT NO. IC3-F-53-65
STUDIO 09 no
1BHK 97 no
2BHK 18 no
TOTAL REQUIRED PARKING 124 no

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
101	1BHK+1	884.254	483.407	1367.661
102	1BHK	737.22	66.9515	804.171
103	1BHK	723.011	66.9515	789.9626
104	1BHK	716.66	66.9515	783.6119
105	2BHK	852.178	133.042	985.2198
106	1BHK	670.591	66.9515	737.5424
107	1BHK	598.365	376.414	974.7788
108	1BHK	677.049	66.9515	744.0008
109	1BHK	557.032	271.25	828.2821
110	1BHK	695.348	66.9515	762.2994
111	STUDIO	412.15	145.958	558.1082
112	1BHK	923.112	131.427	1054.539
113	1BHK	694.594	66.9515	761.5459
114	1BHK	562.844	274.372	837.2161
115	1BHK	674.143	66.9515	741.0945
116	1BHK	589.862	408.921	998.7823
117	1BHK	684.584	66.9515	751.5355
118	2BHK	860.681	66.0903	926.7718
119	1BHK	708.265	66.9515	775.2161
120	1BHK	724.195	66.9515	791.1467
121	1BHK	740.772	66.9515	807.7231
122	1BHK+1	884.793	550.681	1435.474



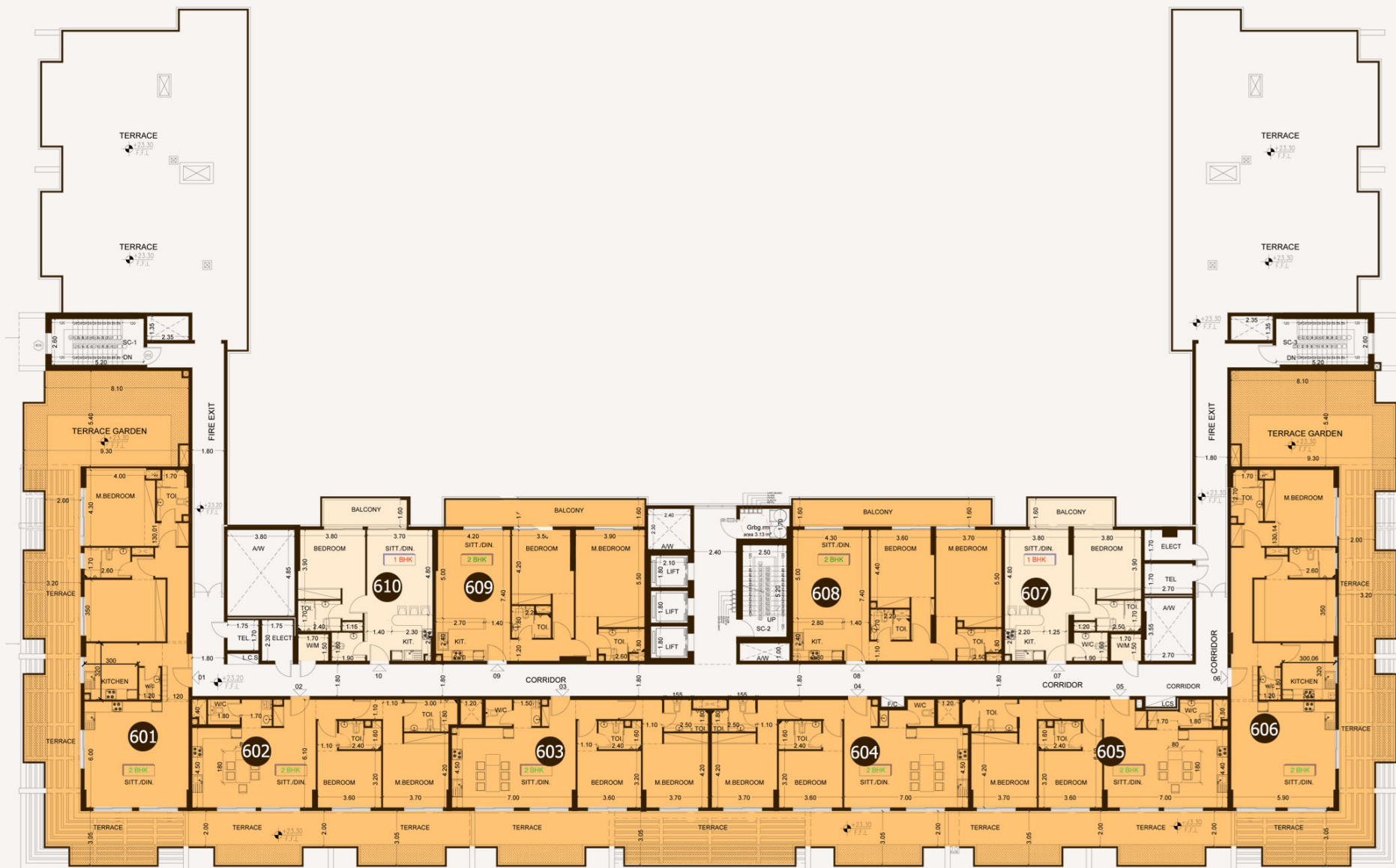
FIRST FLOOR PLAN

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
201	1BHK	883.07	120.663	1003.734
202	1BHK	737.22	66.9515	804.171
203	1BHK	723.011	66.9515	789.9626
204	1BHK	716.66	66.9515	783.6119
205	2BHK	852.178	133.042	985.2198
206	1BHK	670.591	66.9515	737.5424
207	1BHK	598.365	87.8334	686.1986
208	1BHK	677.049	66.9515	744.0008
209	1BHK	557.032	87.8334	644.8652
210	1BHK	695.348	66.9515	762.2994
211	STUDIO	411.827	64.0452	475.872
212	1BHK	923.112	131.427	1054.539
213	STUDIO	396.542	63.0765	459.6185
214	1BHK	694.594	66.9515	761.5459
215	1BHK	563.275	87.6181	650.893
216	1BHK	674.143	66.9515	741.0945
217	1BHK	589.862	87.6181	677.4799
218	1BHK	684.584	66.9515	751.5355
219	2BHK	860.789	132.934	993.7232
220	1BHK	708.157	66.9515	775.1084
221	1BHK	724.195	66.9515	791.1467
222	1BHK	740.556	66.9515	807.5078
223	1BHK	883.609	120.663	1004.272



2nd TO 5th FLOOR

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
601	2BHK	1239.57	1334.4	2573.971
602	2BHK	979.73	470.705	1450.436
603	2BHK	947.116	408.382	1355.498
604	2BHK	938.935	408.382	1347.317
605	2BHK	965.522	470.705	1436.227
606	2BHK	1239.36	1334.62	2573.971
607	1BHK	598.365	87.8334	686.1986
608	2BHK	966.383	205.052	1171.435
609	2BHK	964.984	205.806	1170.789
610	1BHK	589.862	87.6181	677.4799



6th FLOOR PLAN

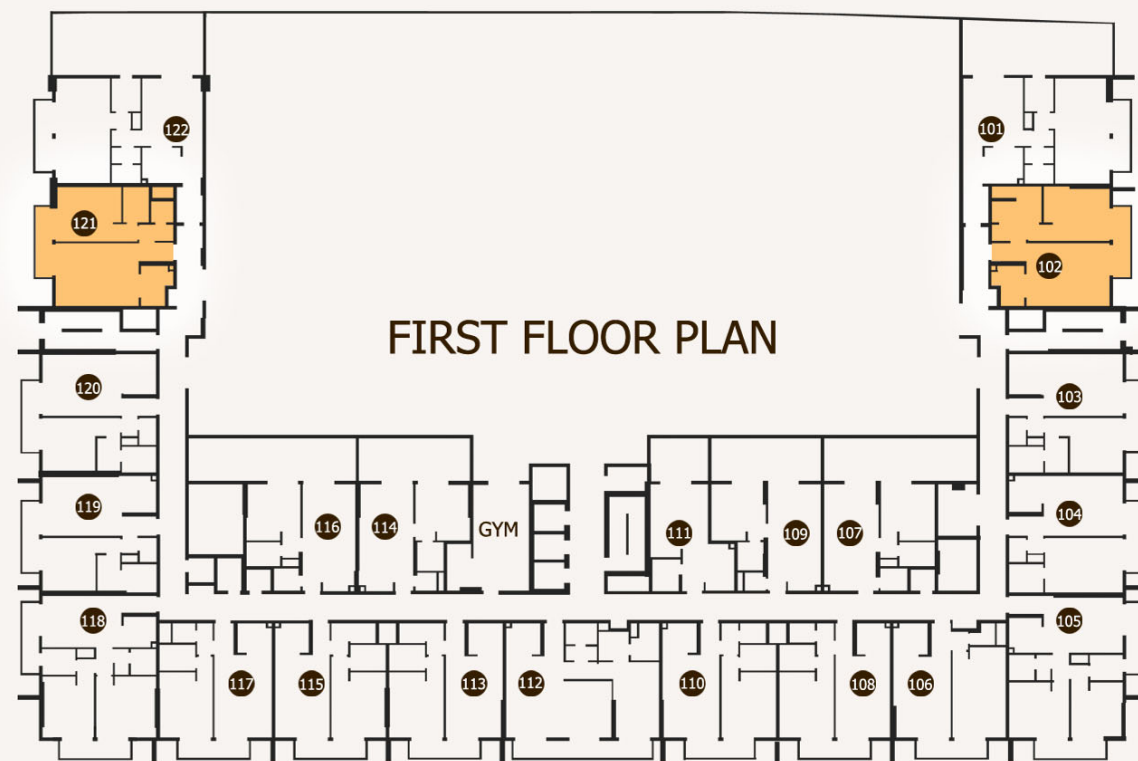


FIRST FLOOR PLAN



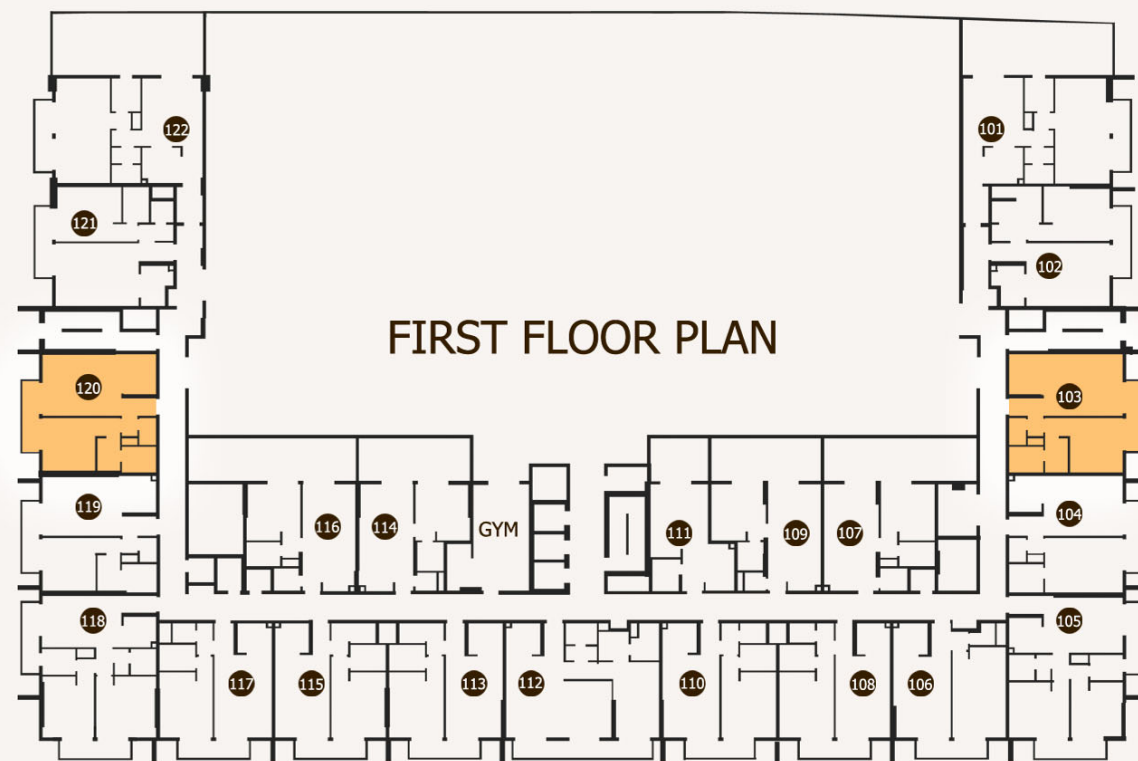
101 2 BEDROOMS TOTAL AREA 1367.66 FT²
BALCONY 483.40 FT²

122 2 BEDROOMS TOTAL AREA 1435.47 FT²
BALCONY 550.68 FT²



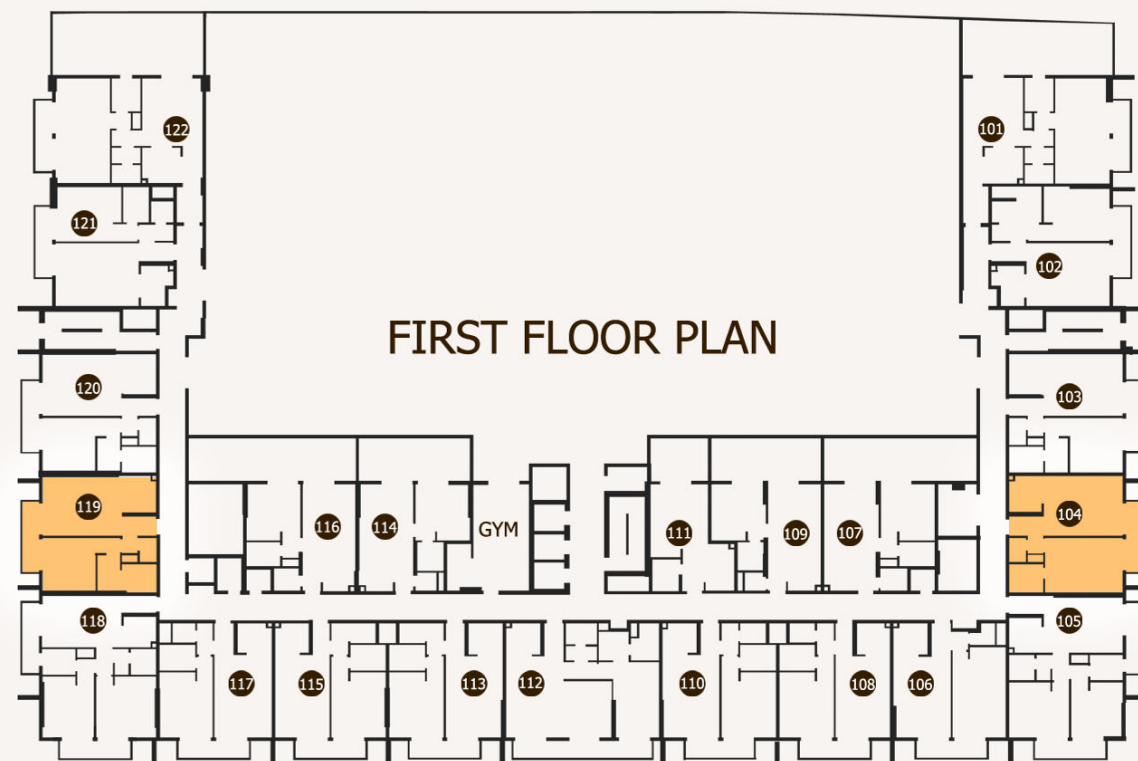
102 1 BEDROOMS TOTAL AREA 804.17 FT²
BALCONY 66.95 FT²

121 1 BEDROOMS TOTAL AREA 807.72 FT²
BALCONY 66.95 FT²



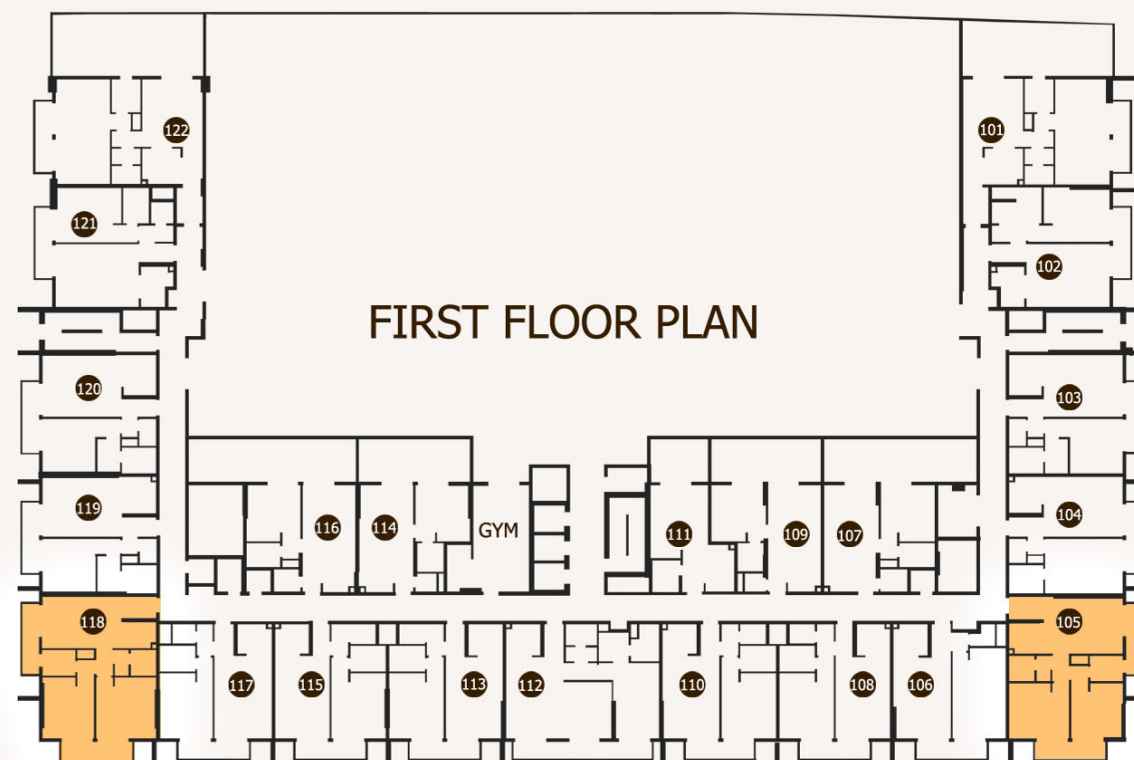
103 1 BEDROOMS TOTAL AREA 789.96 FT²
BALCONY 66.95 FT²

120 1 BEDROOMS TOTAL AREA 791.14FT²
BALCONY 66.95 FT²



104 1 BEDROOMS TOTAL AREA 783.61 FT²
BALCONY 66.95 FT²

119 1 BEDROOMS TOTAL AREA 775.21 FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



105 2 BEDROOM TOTAL AREA 985.21 FT²
BALCONY 133.04 FT²

118 2 BEDROOM TOTAL AREA 926.77 FT²
BALCONY 66.09 FT²



FIRST FLOOR PLAN



106 1 BEDROOMS TOTAL AREA 737.54 FT²
BALCONY 66.95 FT²

117 1 BEDROOMS TOTAL AREA 751.53 FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



107 1 BEDROOMS TOTAL AREA 974.77 FT²
BALCONY 376.41 FT²

116 1 BEDROOMS TOTAL AREA 998.78 FT²
BALCONY 408.92 FT²

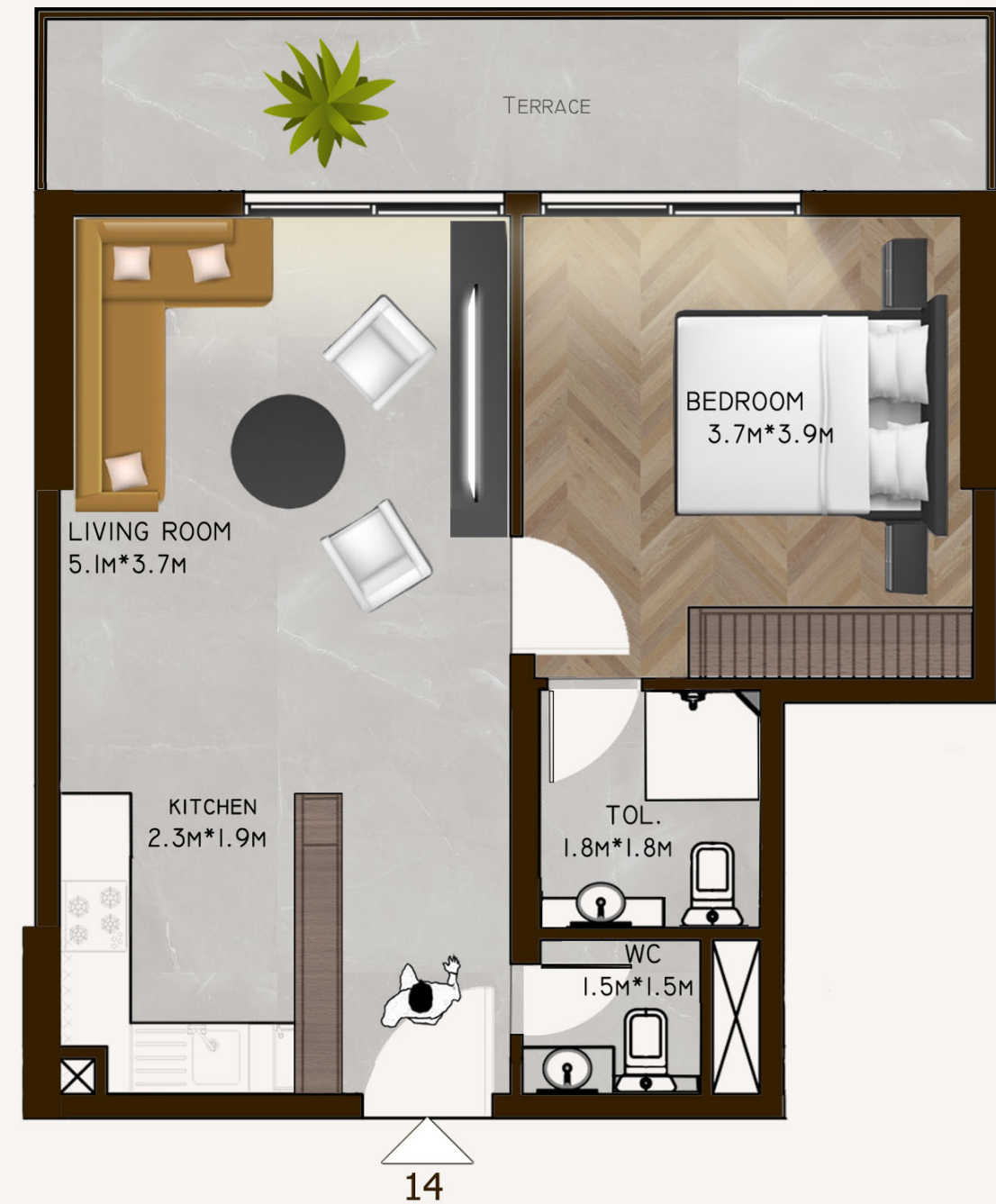


108 1 BEDROOMS TOTAL AREA 744 FT²
BALCONY 66.95 FT²

115 1 BEDROOMS TOTAL AREA 741.09FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



114 1 BEDROOMS TOTAL AREA 837.21 FT²
BALCONY BALCONY 274.37 FT²

109 1 BEDROOMS TOTAL AREA 828.28 FT²
BALCONY BALCONY 271.25 FT²



110 1 BEDROOMS TOTAL AREA 762.29 FT²
BALCONY 66.95 FT²

113 1 BEDROOMS TOTAL AREA 761.54 FT²
BALCONY 66.95 FT²



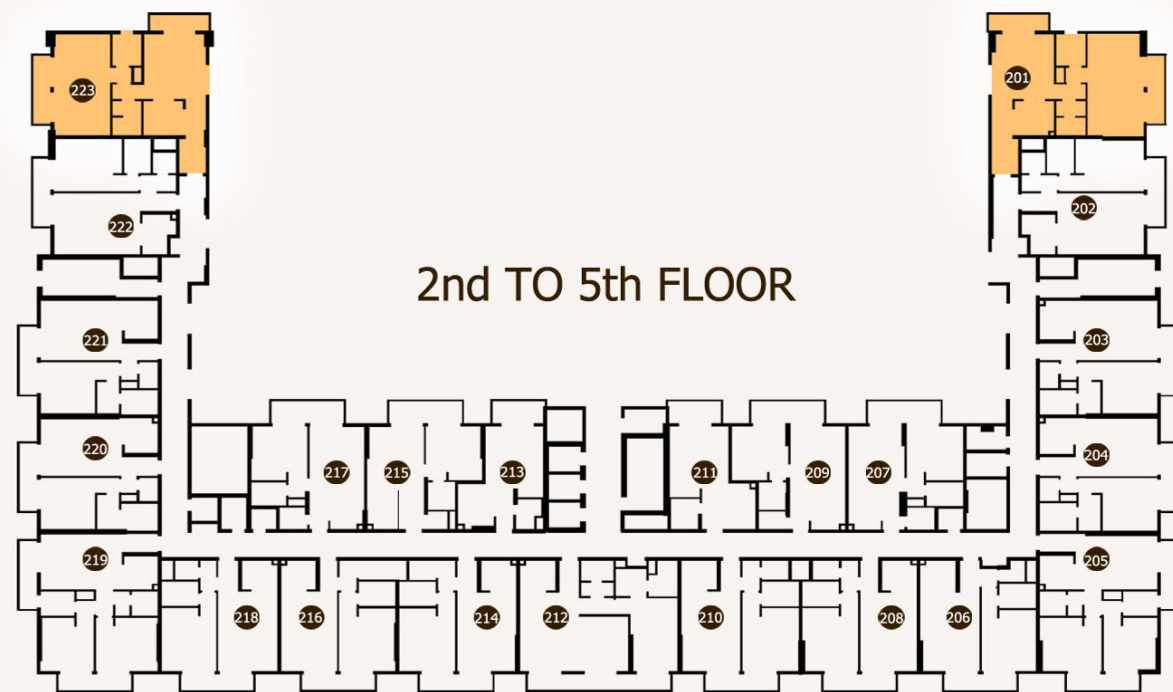
111 STUDIO TOTAL AREA 558.10 FT²
BALCONY 145.95 FT²



FIRST FLOOR PLAN

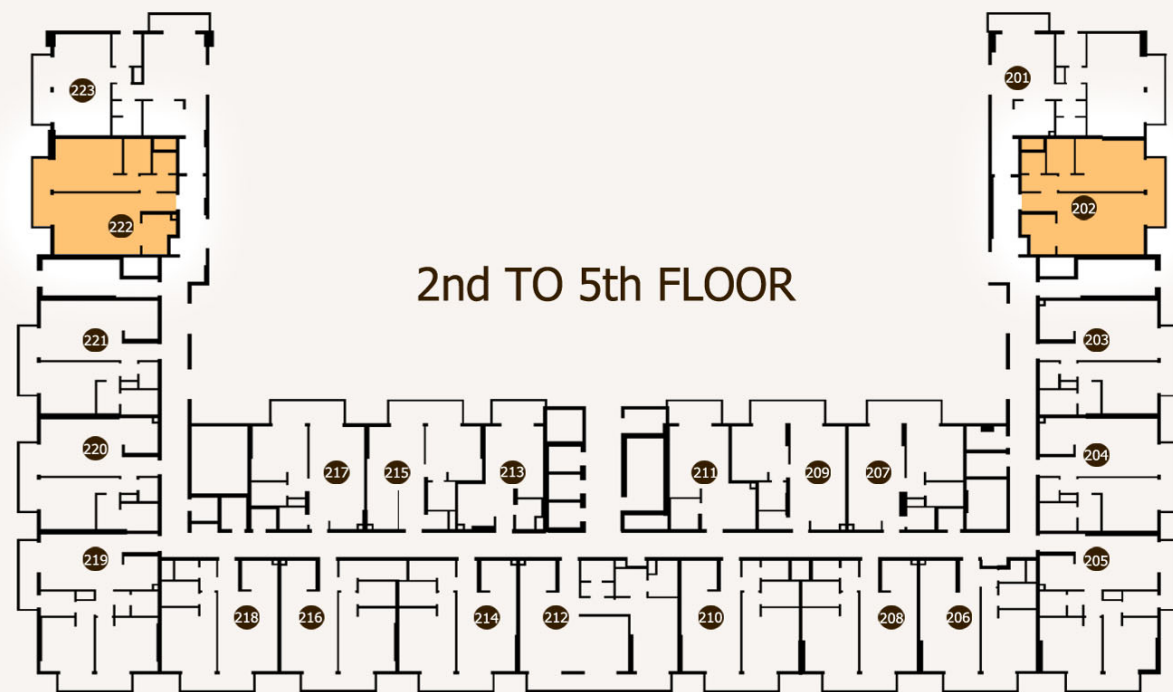


112 1 BEDROOMS TOTAL AREA 1054.53 FT²
BALCONY 131.42 FT²



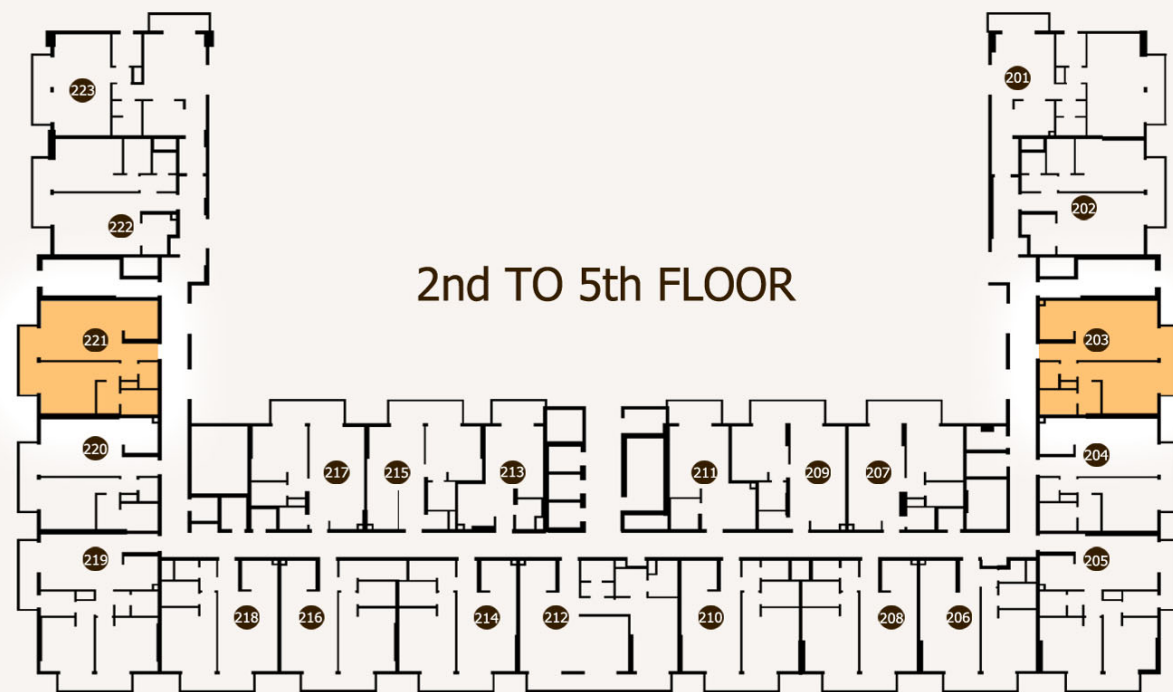
201 2 BEDROOMS TOTAL AREA 1003.73 FT²
BALCONY 120.66 FT²

223 2 BEDROOMS TOTAL AREA 1004.27 FT²
BALCONY 120.66 FT²



202 1 BEDROOMS TOTAL AREA 804.17 FT²
BALCONY 66.95 FT²

222 1 BEDROOMS TOTAL AREA 807.50 FT²
BALCONY 66.95 FT²



2nd TO 5th FLOOR

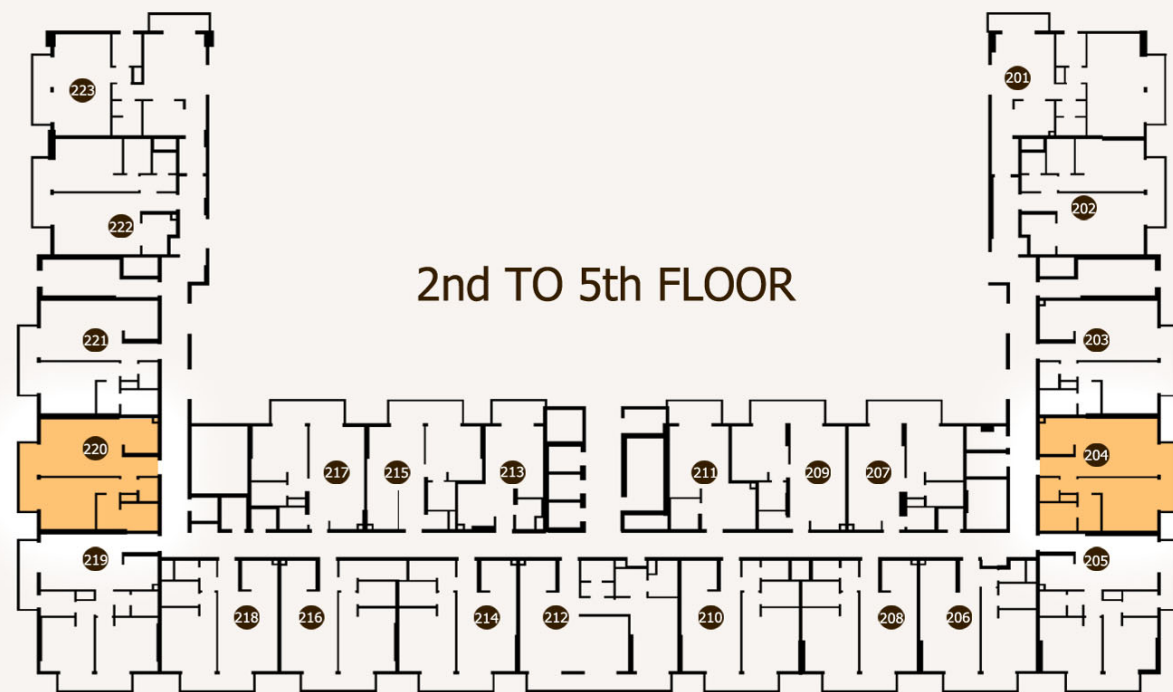


2nd TO 5th FLOOR



203 1 BEDROOMS TOTAL AREA 789.96 FT²
BALCONY 66.95 FT²

221 1 BEDROOMS TOTAL AREA 791.14FT²
BALCONY 66.95 FT²

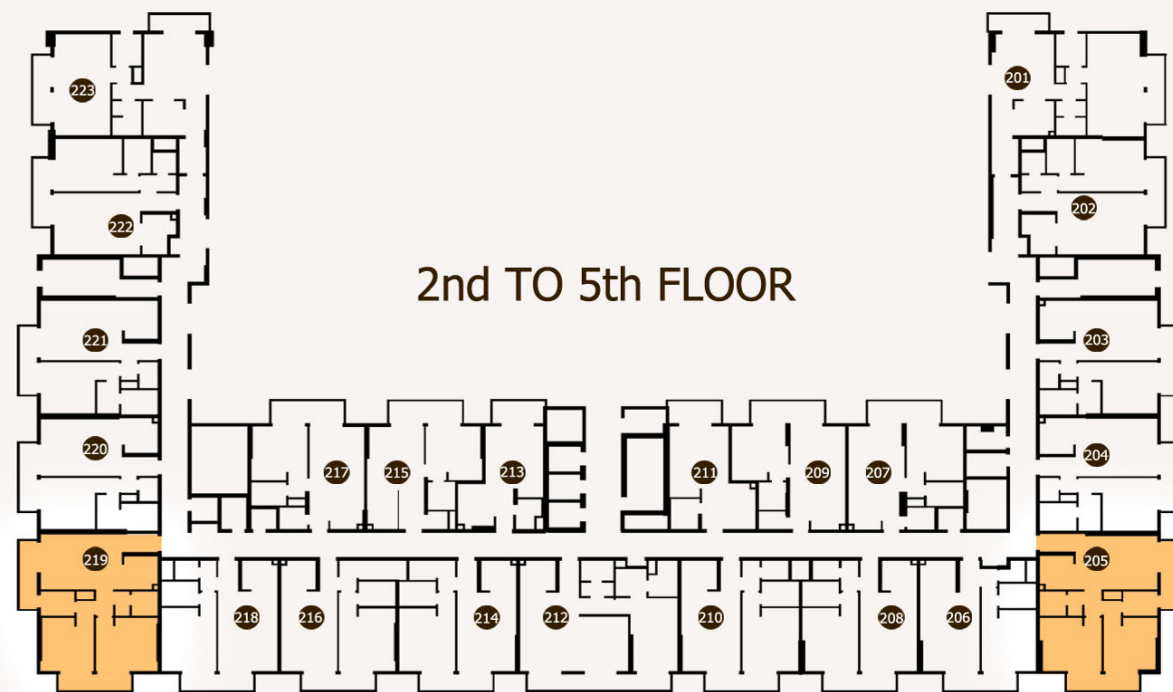


2nd TO 5th FLOOR



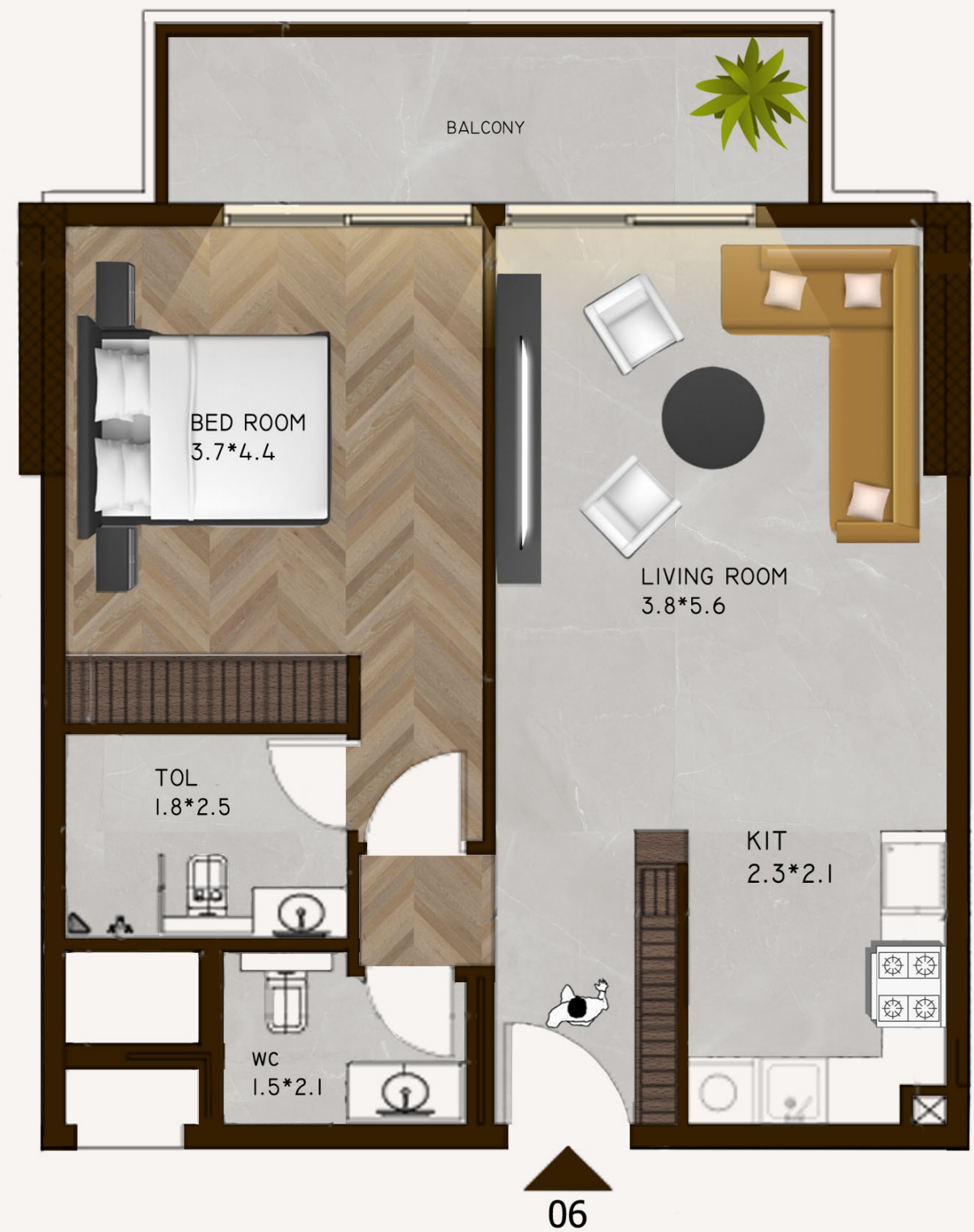
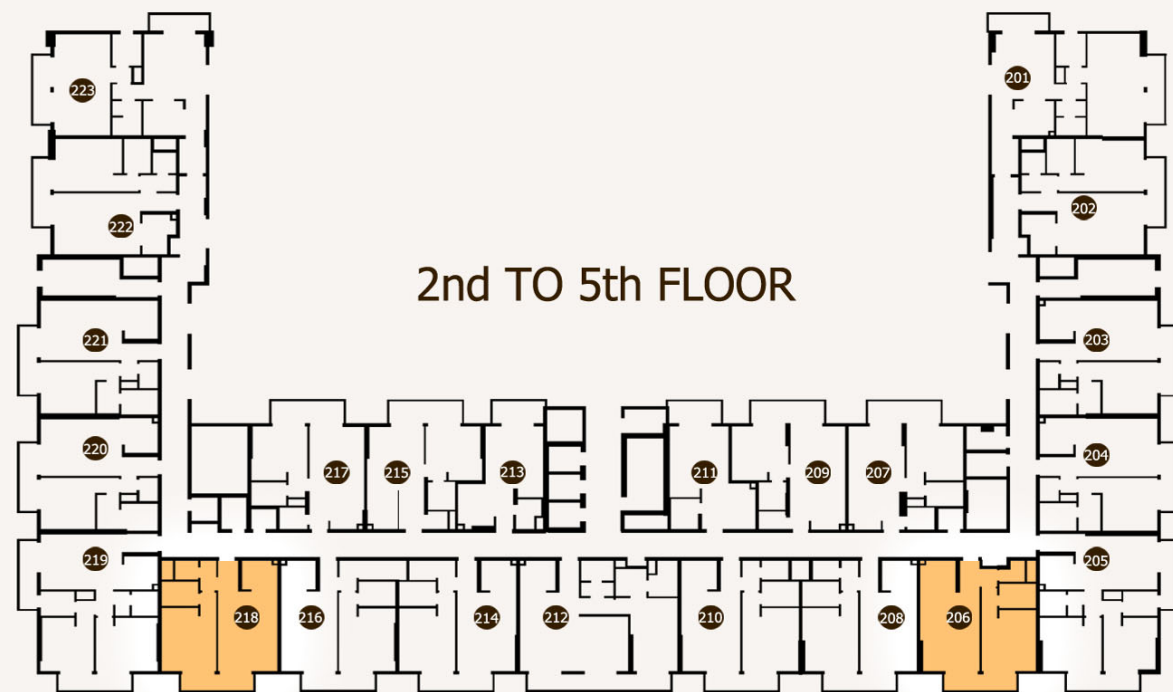
204 1 BEDROOMS TOTAL AREA 783.61 FT²
BALCONY 66.95 FT²

220 1 BEDROOMS TOTAL AREA 775.10 FT²
BALCONY 66.95 FT²



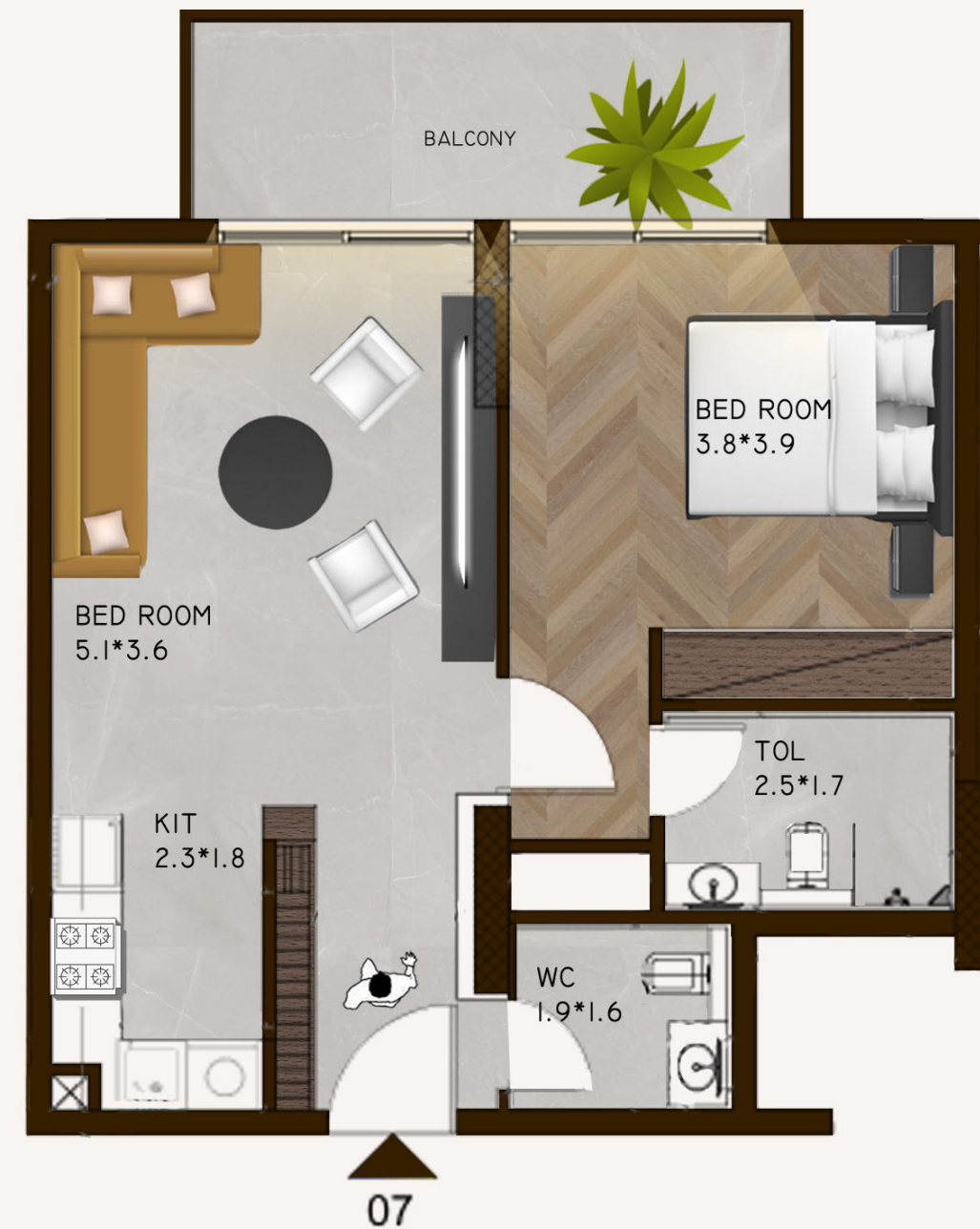
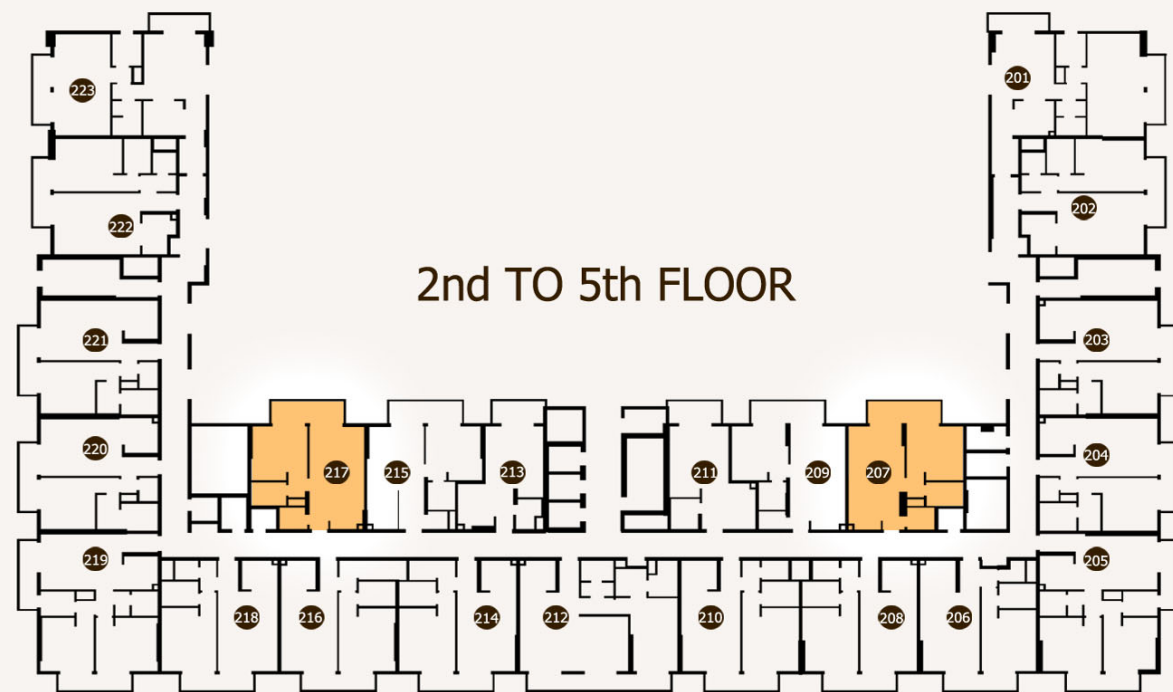
205 2 BEDROOM TOTAL AREA 985.21 FT²
BALCONY 133.04 FT²

219 2 BEDROOM TOTAL AREA 993.72 FT²
BALCONY 132.93 FT²



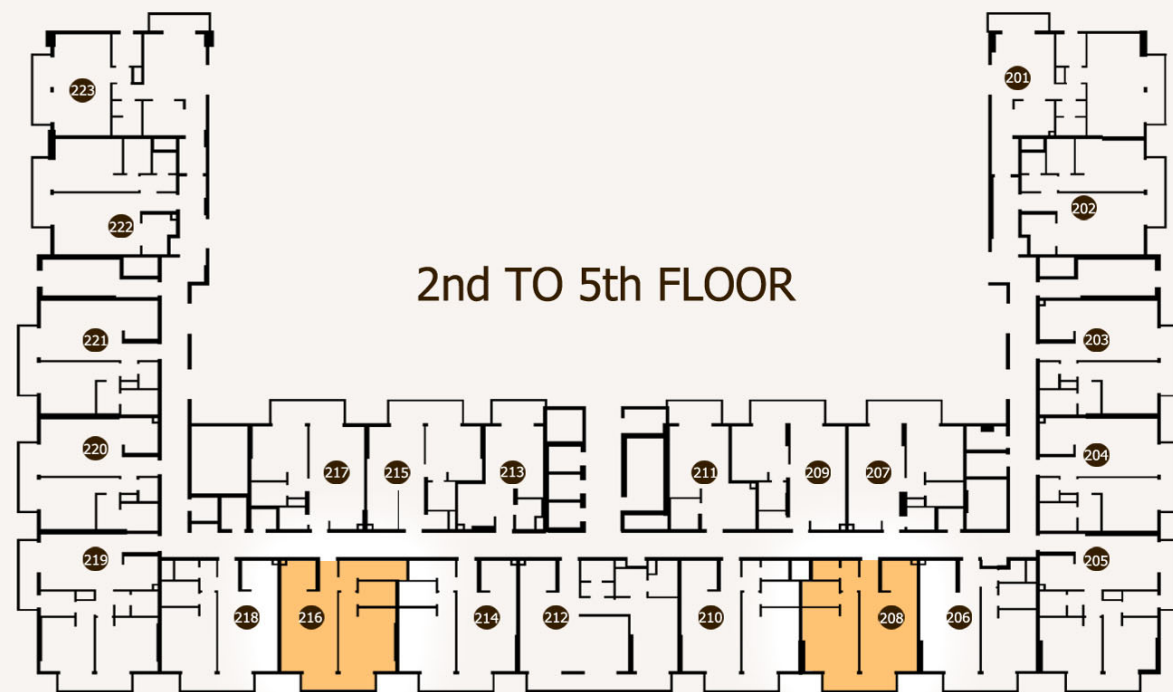
206 1 BEDROOMS TOTAL AREA 737.54 FT²
BALCONY BALCONY 66.95 FT²

218 1 BEDROOMS TOTAL AREA 751.53 FT²
BALCONY BALCONY 66.95 FT²



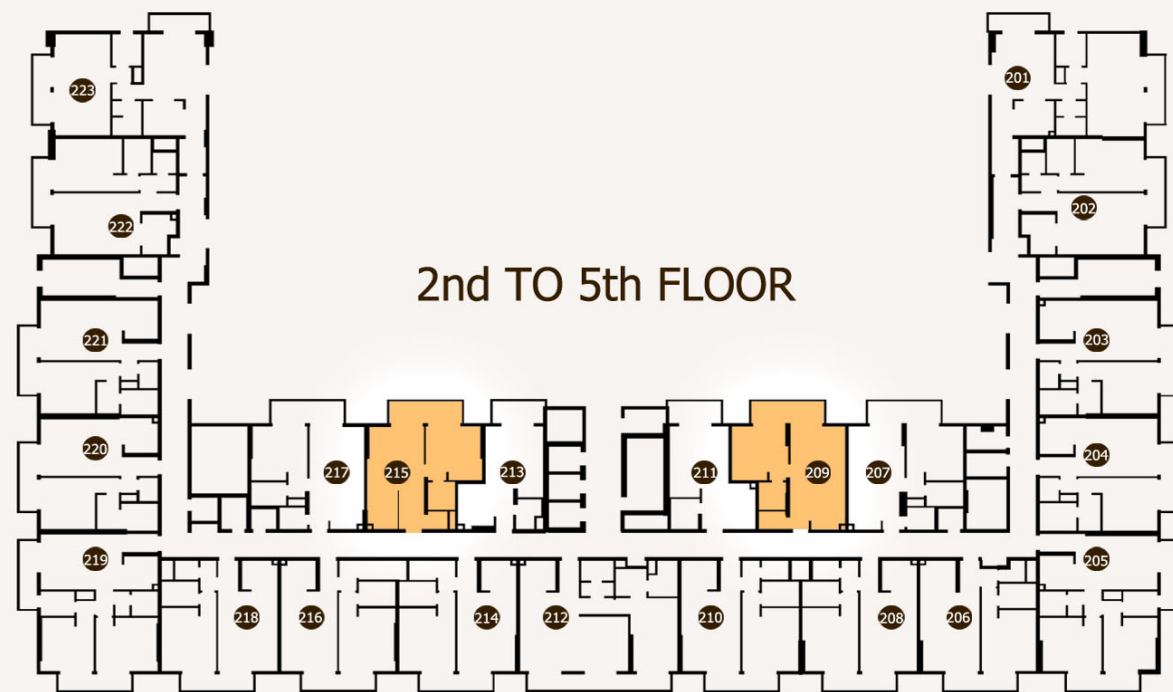
207 1 BEDROOMS TOTAL AREA 686.19 FT²
BALCONY 87.83 FT²

217 1 BEDROOMS TOTAL AREA 677.47 FT²
BALCONY 87.61 FT²



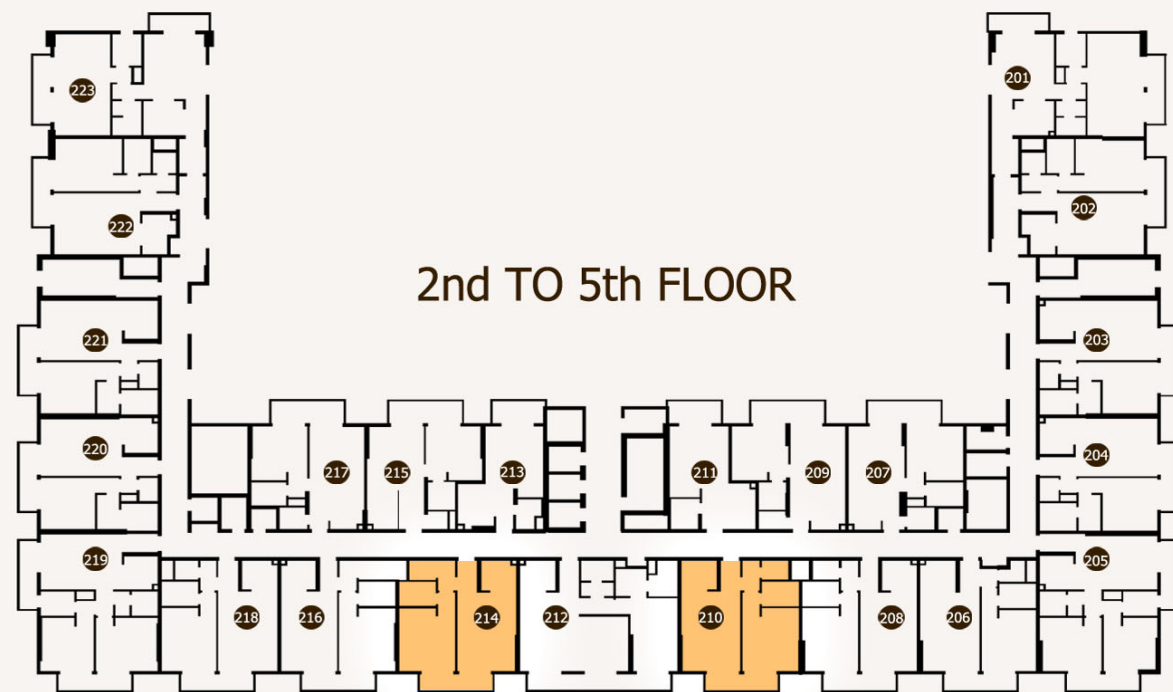
208 1 BEDROOMS TOTAL AREA 744 FT²
BALCONY 66.95 FT²

216 1 BEDROOMS TOTAL AREA 741.09FT²
BALCONY 66.95 FT²



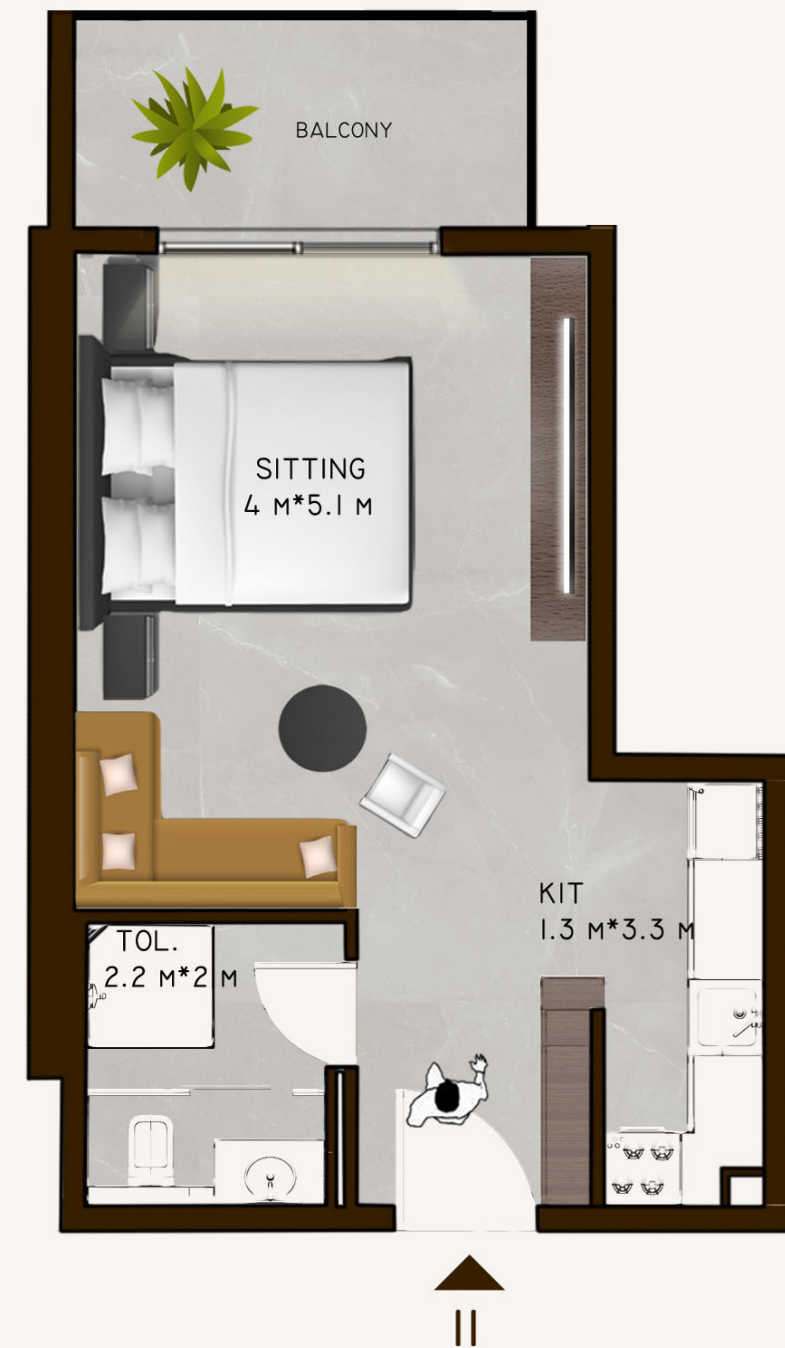
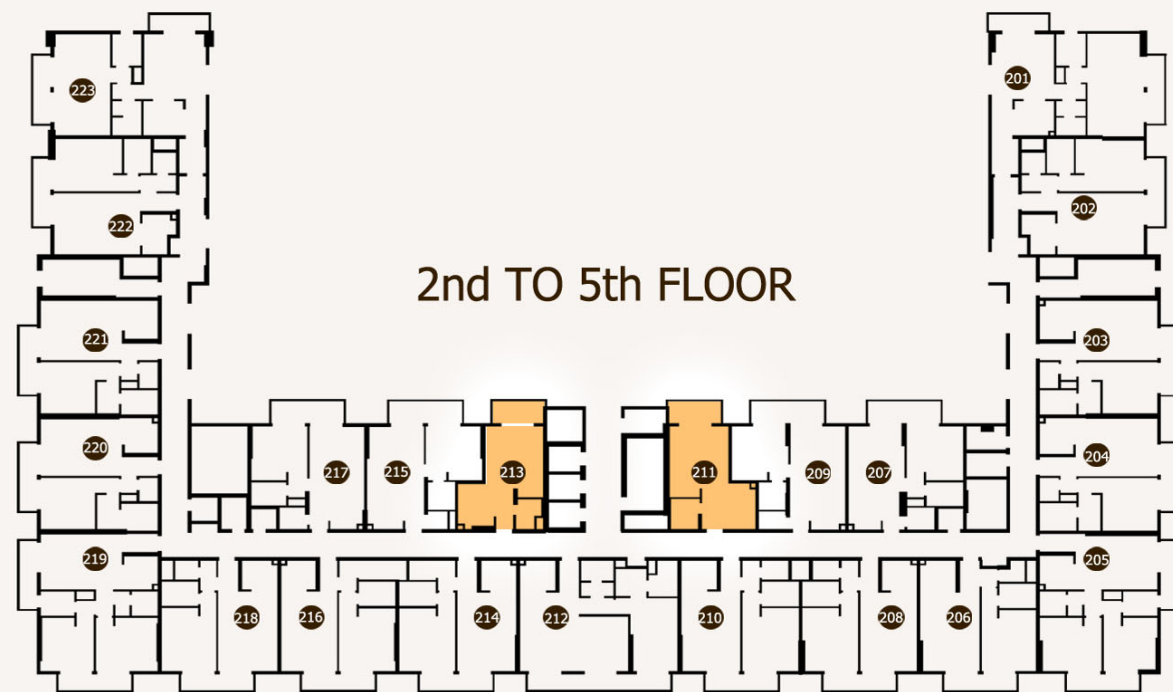
215 1 BEDROOMS TOTAL AREA 650.89 FT²
BALCONY BALCONY 87.61 FT²

209 1 BEDROOMS TOTAL AREA 644.86 FT²
BALCONY BALCONY 87.83 FT²



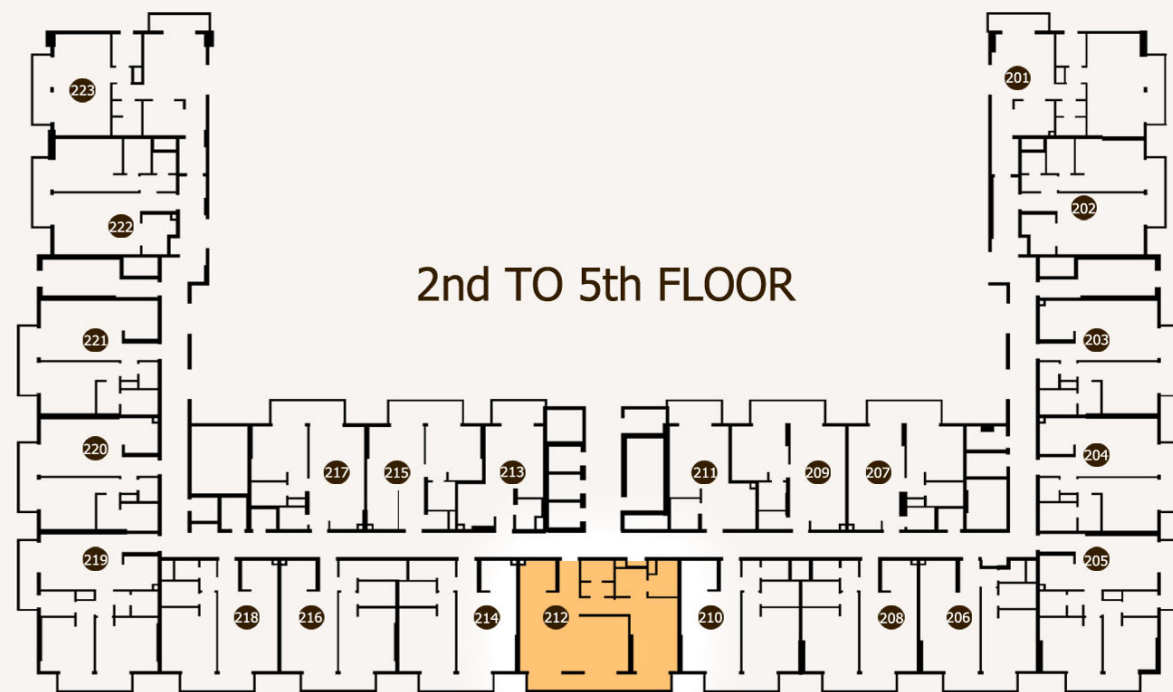
210 1 BEDROOMS TOTAL AREA 762.29 FT²
BALCONY 66.95 FT²

214 1 BEDROOMS TOTAL AREA 761.54 FT²
BALCONY 66.95 FT²

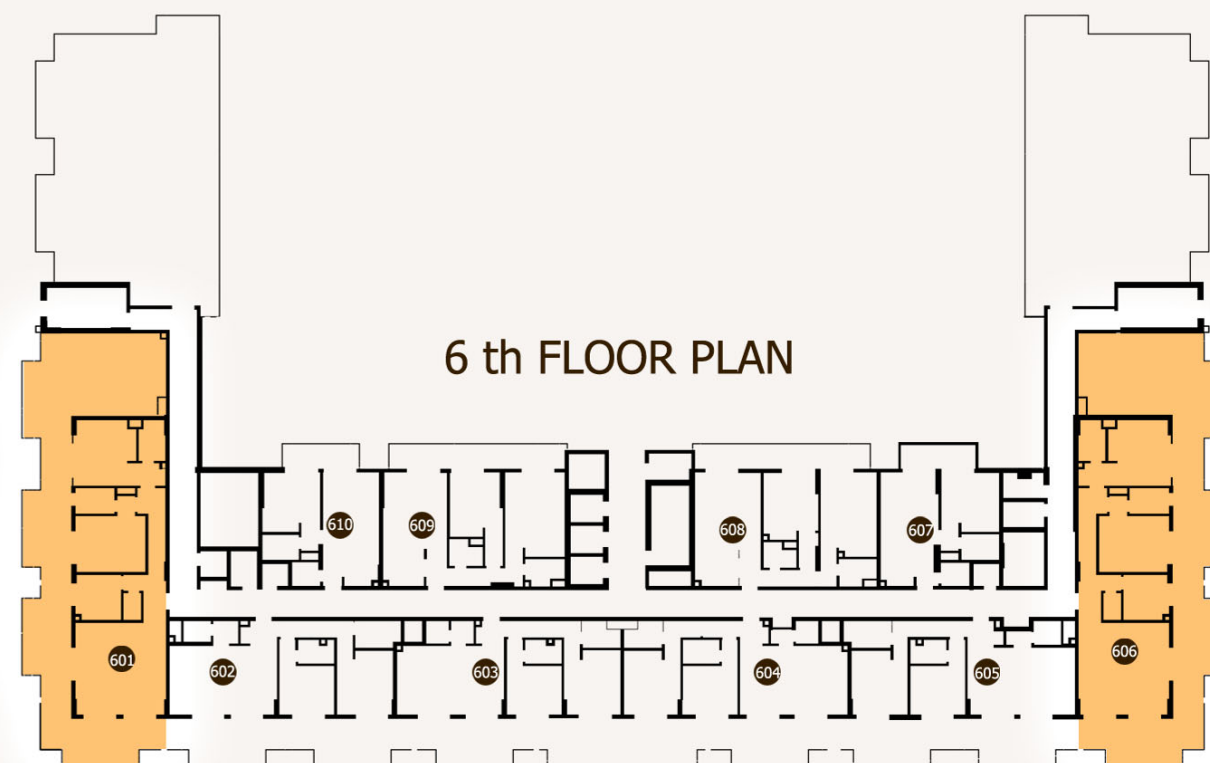


211 STUDIO TOTAL AREA 475.87 FT²
BALCONY BALCONY 64.04 FT²

213 STUDIO TOTAL AREA 459.61 FT²
BALCONY BALCONY 63.07 FT²



212 1 BEDROOMS TOTAL AREA 1054.53 FT²
BALCONY 131.42 FT²



6 th FLOOR PLAN



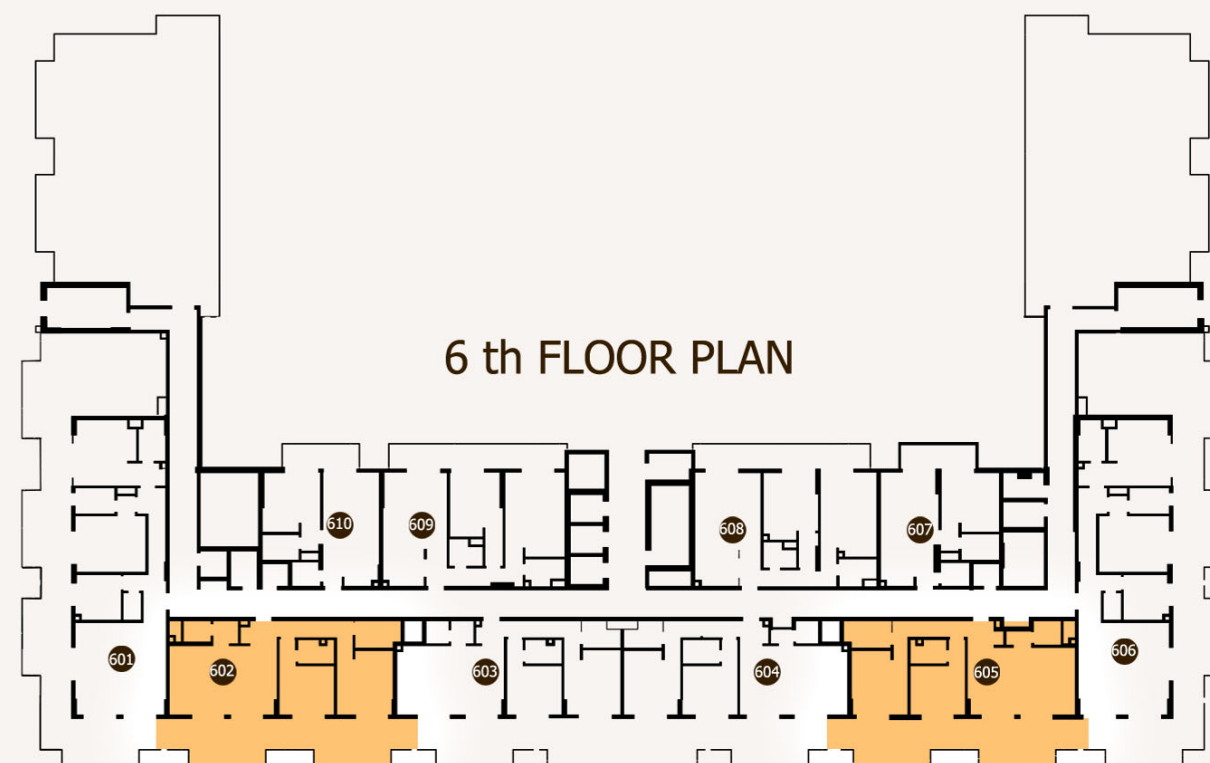
6th FLOOR PLAN

606 2 BEDROOMS
TOTAL AREA
2573.97 FT²
BALCONYBALCONY
1334.62 FT²

606

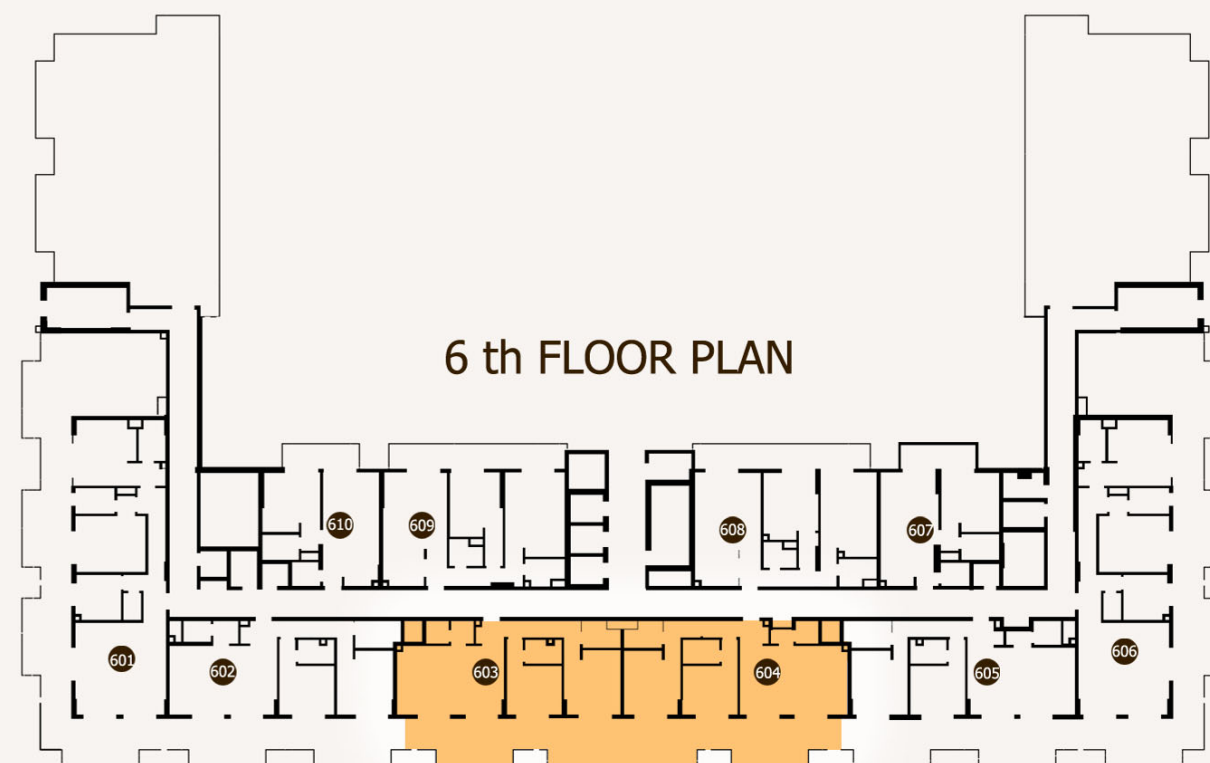
601 2 BEDROOMS
TOTAL AREA
2573.97 FT²
BALCONYBALCONY
1334.4 FT²





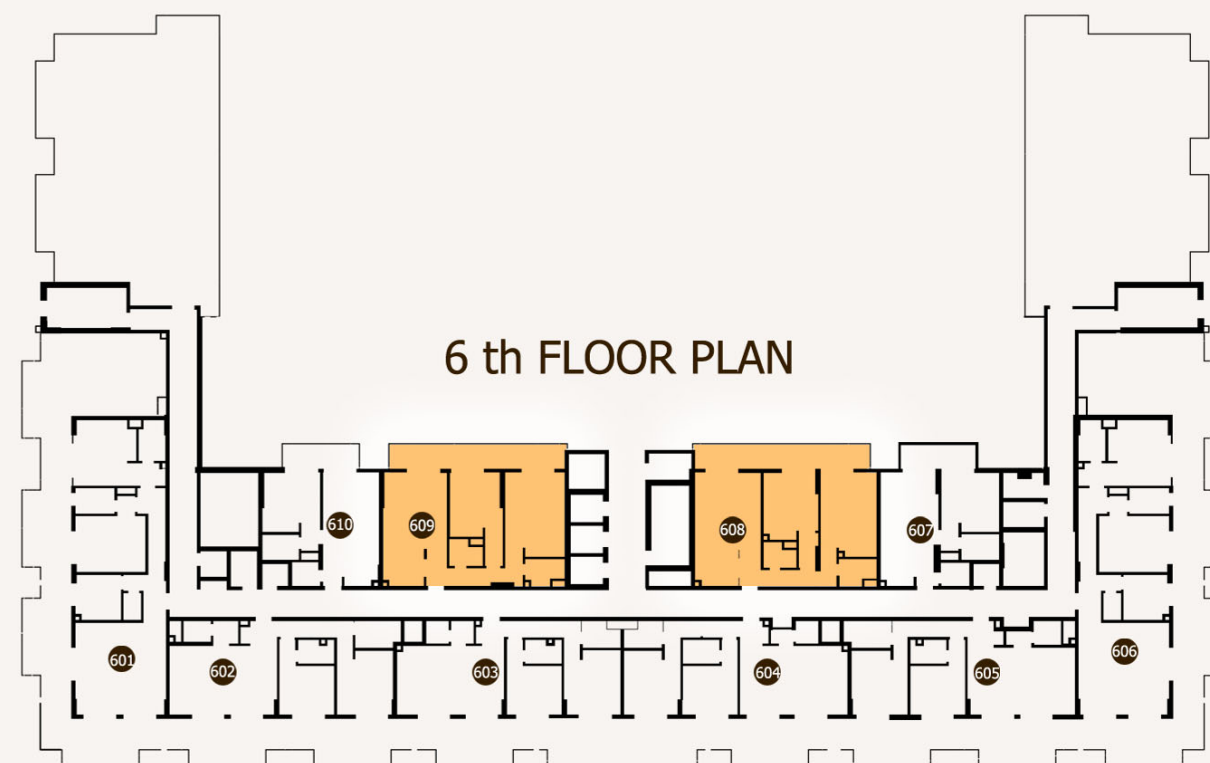
602 2 BEDROOMS TOTAL AREA 1 450.43 FT²
BALCONY 470.70 FT²

605 2 BEDROOMS TOTAL AREA 1 436.22 FT²
BALCONY 470.70 FT²



604 2 BEDROOMS TOTAL AREA 1347.31 FT²
BALCONYBALCONY 408.38 FT²

603 2 BEDROOMS TOTAL AREA 1355.49 FT²
BALCONYBALCONY 408.38 FT²



608 2 BEDROOMS TOTAL AREA 1171.43 FT²
BALCONYBALCONY 205.05 FT²

609 2 BEDROOMS TOTAL AREA 1170.78 FT²
BALCONYBALCONY 205.80 FT²



610 2 BEDROOMS TOTAL AREA 677.47 FT²
BALCONY 87.61 FT²

607 2 BEDROOMS TOTAL AREA 686.19 FT²
BALCONY 87.83 FT²



SITTINGROOM



SITTINGROOM



SITTINGROOM





THE ENTRANCE



THE ENTRANCE



BEDROOM





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