

نابني
NABNI
TOGETHER WE BUILD

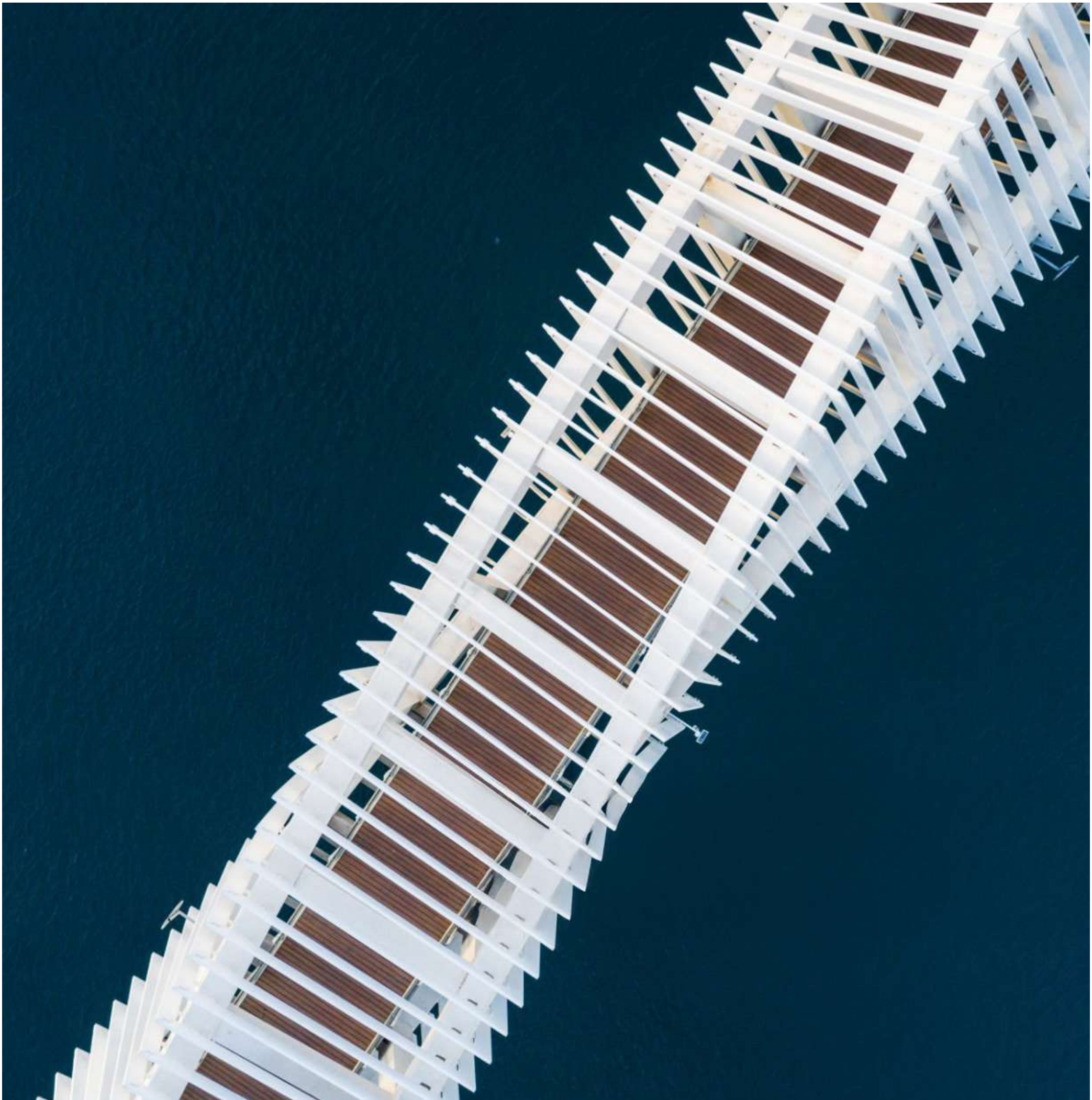


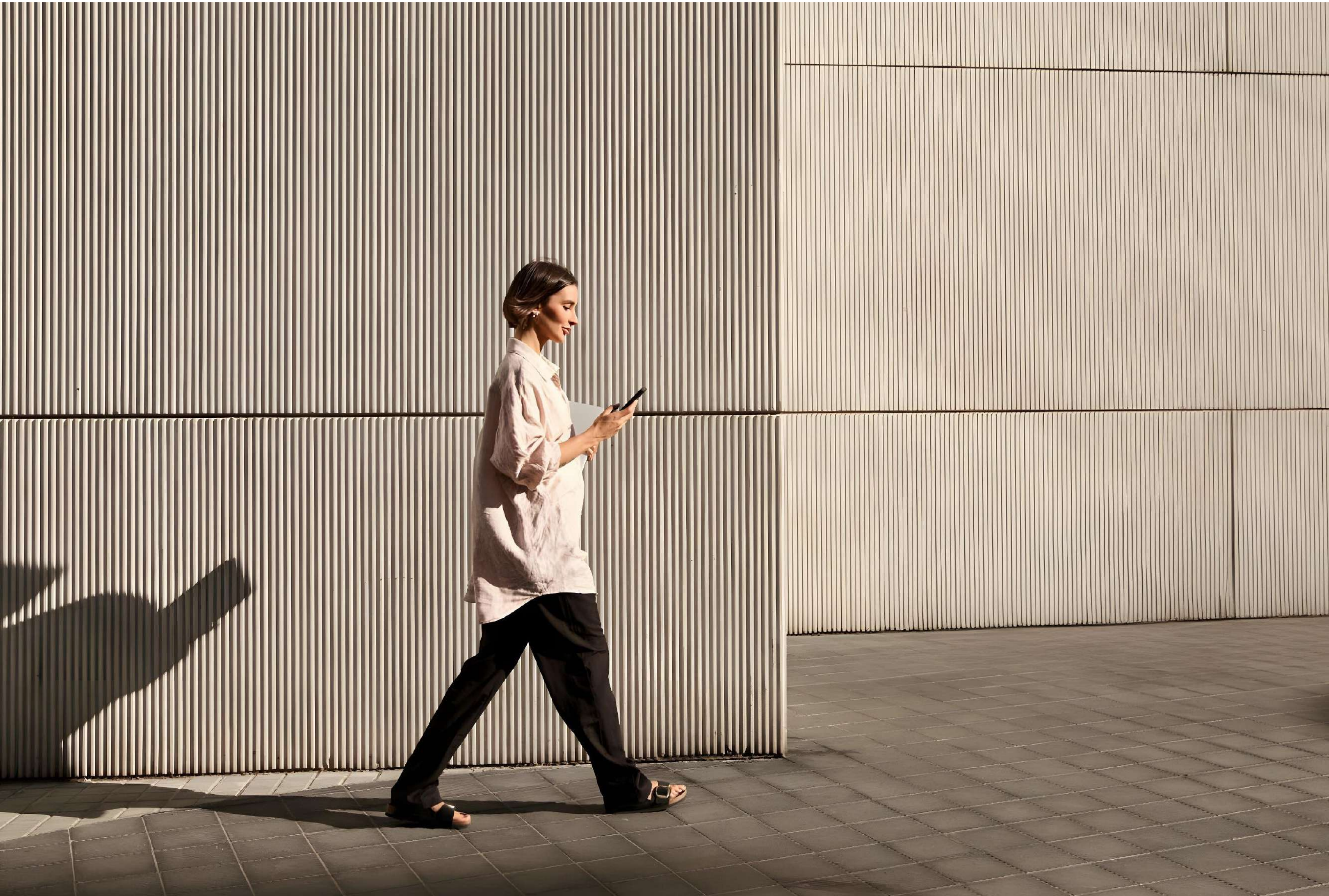
AV8NUE
RESIDENCE

Avenue Residence 8 by NABNI
Developed By NABNI Almustaqbal Properties Development L.L.C

TABLE OF CONTENTS

02	Introduction	16	Project Overview
03	NABNI Developments	17	Features
05	Our Projects	18	Views
06	Al Furjan Community	22	Residences
08	Avenue Residence 8 by NABNI	36	Amenities
09	Arrival Experience	42	Building Site Plan
12	Location	43	Unit Layouts
13	Attraction and Facilities	61	Floor Layouts
14	Connectivity		





THE CONNECTED LIFESTYLE

Avenue Residence 8 by NABNI, nestled in Dubai’s vibrant Al Furjan community, embodies the essence of modern living with seamless mobility and exceptional connectivity. Thoughtfully designed, these 1, 2, and 3-bedroom residences offer a harmonious blend of elegance, practicality, and sophistication, ensuring effortless access to the city’s major attractions and essential destinations.

More than just a home, this prestigious address is a gateway to a lifestyle defined by convenience, where every journey begins with ease and every moment is elevated by timeless design. Rooted in the rich cultural heritage of the region, Avenue Residence 8 by NABNI sets a new standard for contemporary living, celebrating the beauty of movement and the comfort of staying connected.

نابني
NABNI

TOGETHER WE BUILD

We are NABNI, an Emirati real estate developer, where visionary design converges with unwavering integrity, innovation, and meticulous attention to detail. We reshape the luxury real estate experience by crafting living spaces that not only redefine standards but also resonate with the essence of customer-centric excellence. Our commitment to integrity becomes the cornerstone for crafting innovative excellence that seamlessly aligns with the unique aspirations of our valued customers.





SCULPTING TIMELESS LEGACIES

As guardians of our heritage, we remain dedicated to shaping Dubai urban environment. Our commitment is evident in our creation of enduring spaces, exemplified by landmarks such as Business Avenue, the largest commercial building upon its completion in 2002, and the world's largest Lamborghini showroom on Sheikh Zayed Road in Dubai. These projects redefine standards of quality, showcase innovative design, and epitomize prime locations.



OUR PROJECTS



AV1NUE
RESIDENCE



AV2NUE
RESIDENCE



AV3NUE
RESIDENCE



AV4NUE
RESIDENCE



AV5NUE
RESIDENCE



AV6NUE
RESIDENCE



AV7NUE
RESIDENCE

الفرجان
AL FURJAN

A COMMUNITY
CONNECTED TO LIFE'S
ESSENTIALS

Avenue Residence 8 by NABNI is a testament to modern living, seamlessly blending elegance with exceptional connectivity in the vibrant Al Furjan community. Located just steps from the Al Furjan Metro Station, it offers effortless access to Dubai's key attractions, business hubs, and everyday conveniences. Designed with sophistication and practicality in mind, Avenue Residence 8 by NABNI ensures residents experience a lifestyle where comfort meets accessibility, setting a new standard for refined urban living.



Strategic
Location



Proximity to
Key Amenities



World-Class
Healthcare



Community
Living



Investment
Potential



Access to Public
Transportation



Peaceful
Environment



Easy access to
the Main Highways.



AV8NUE

RESIDENCE

Avenue Residence 8 by NABNI is a modern architectural marvel that embodies sophistication and contemporary design. Perfectly integrated into the vibrant Al Furjan community, the building's sleek and dynamic form reflects a seamless fusion of style and functionality.

With clean lines, expansive windows, and thoughtfully designed interiors, Avenue Residence 8 by NABNI creates an atmosphere of refined elegance. Its contemporary aesthetic is enhanced by cutting-edge features that elevate everyday living, offering residents both comfort and convenience.

Standing as a landmark of modernity, Avenue Residence 8 by NABNI redefines urban living, delivering a lifestyle that is as practical as it is luxurious.

RERA Project No. **3551**





A GRAND WELCOME AWAITS

From the moment you arrive at Avenue Residence 8 by NABNI, you are embraced by an atmosphere of modern elegance and thoughtful design. The arrival experience is carefully curated to exude sophistication, seamlessly blending warmth and functionality.

A dedicated concierge is at hand to ensure a smooth and welcoming introduction, reflecting the commitment to a connected and elevated lifestyle. Every detail, from the stylish entrance to the personalized service, sets the stage for the contemporary luxury that defines Avenue Residence 8 by NABNI.





THE HEART OF CONNECTIVITY

1

Minute from Discovery
Garden Metro Station

5

Minutes from
Ibn Battuta Mall

10

Minutes from
Dubai Marina & Bluewaters

15

Minutes from
Palm Jumeirah

15

Minutes from
Palm Jebel Ali

20

Minutes from
Burj Al-Arab

20

Minutes from Al Maktoum
International Airport (DWC)

20

Minutes from
Mall of the Emirates

20

Minutes from
Dubai Hills Mall

30

Minutes from
City Walk

30

Minutes from Dubai Mall
and Downtown Dubai



ATTRACTIONS & FACILITIES



- Chubby Cheeks Nursery
- The Arbor School
- Nibras Int. School
- Arcadia Global School
- Bright Riders School
- DPS School
- Dubai British School
- Emirates International School-Meadows
- Dubai International Academy
- Dove Green
- Durham School Dubai



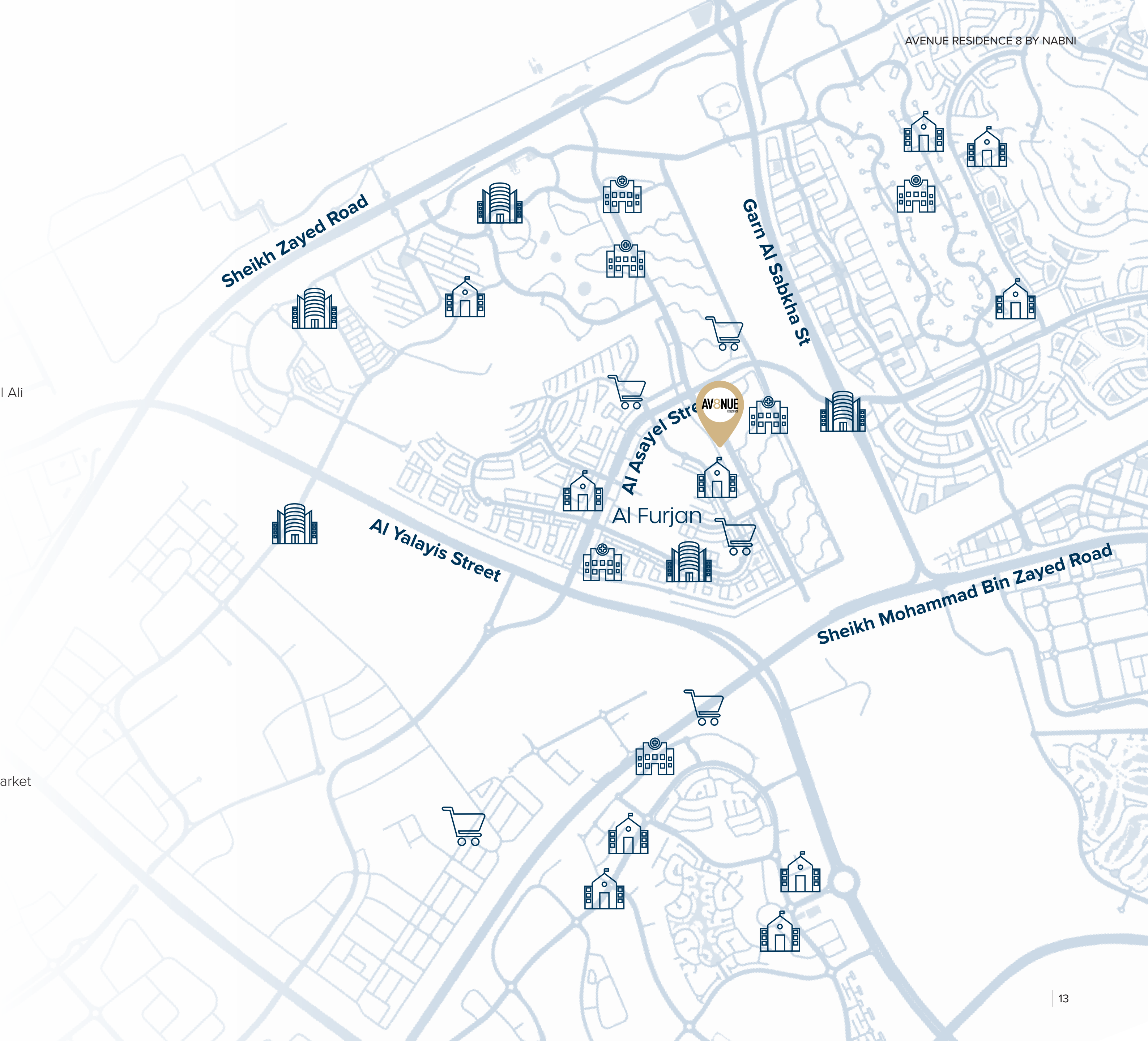
- The Pavilion
- Ibn Battuta Mall
- Xpo Mall
- Grand Mini Mall, Jebel Ali
- Shoppers Mall
- Jebel Ali Mall
- Festival Plaza
- Centrepont Store

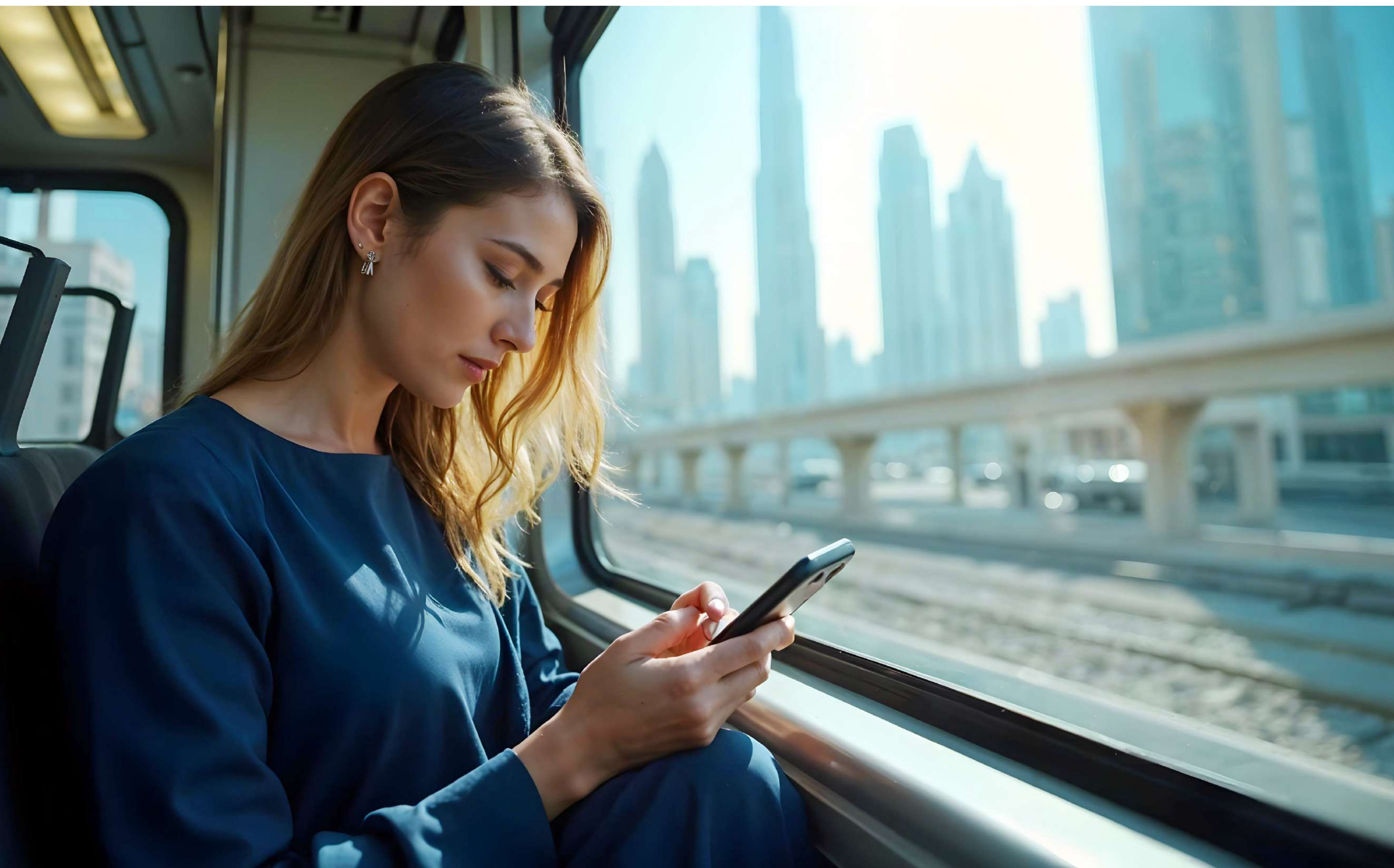


- Advanced Care Oncology
- NMC Speciality Hospital
- Life Medical Centre
- Aster Clinic
- Medcare Medical Centre
- Mediclinic Meadows



- Carrefour
- Spinneys
- West Zone
- Central Hypermarket
- Emerald Minimart
- Zabeel Oasis Supermarket





WHERE CONVENIENCE MEETS CONNECTIVITY

Avenue Residence 8 by NABNI offers an unmatched level of connectivity, placing you at the crossroads of convenience and luxury. Located in the heart of the Al Furjan community, it provides easy access to Dubai's most prominent destinations. With direct connections to Sheikh Zayed Road and Sheikh Mohammed Bin Zayed Road, residents can effortlessly navigate the city. The Al Furjan and Discovery Gardens metro stations are just moments away, while key locations such as Al Maktoum International Airport (20 minutes), Dubai World Central (35 minutes), and the lively Dubai Marina (10 minutes) are all within easy reach. Avenue Residence 8 by NABNI perfectly combines contemporary living with exceptional accessibility, ensuring that both work and leisure are always within your grasp.



PROJECT OVERVIEW

13 Storey luxury apartments building
located at the heart of Al Furjan area
G + 2P + 11 floors. It includes 3 elevators for easy access.

1 BHK

813 sq.ft. - 1,583 sq.ft.
No. of units - 33

2 BHK

1,233 sq.ft - 2,233 sq.ft.
No. of units - 60

3 BHK

1,867 s.qft - 4,174 sq.ft.
No. of units - 11





EXCLUSIVE FEATURES



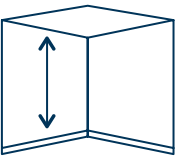
Stunning City and Dubai Skyline view



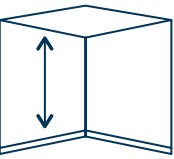
Contemporary Luxury design



Designed with Italian fixtures and fittings



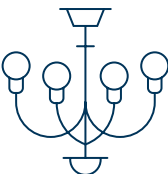
Floor-to-ceiling height for apartments - 3 m



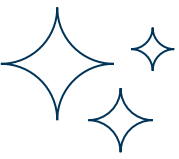
Floor-to-ceiling height for reception - 9 m



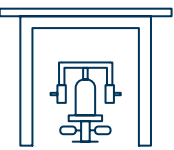
Built-in Siemens or equivalent kitchen appliances.



Branded Chandeliers



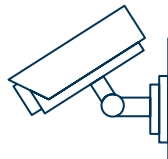
Copper Bronze finish accessories



Latest gym equipment



Secure G + 2 Podium parking + 11 Residential floors



27/4 security



Smart home automation



Dedicated Concierge service



No Chiller Service Required



VIEWS THAT CONNECT YOU TO THE CITY

At Avenue Residence 8 by NABNI, every residence is designed to offer stunning panoramic views that seamlessly connect you to the vibrant energy of Dubai. From the expansive windows, residents can enjoy unobstructed vistas of the city's skyline, where the dynamic blend of urban life and natural beauty unfolds before you.

These residences go beyond mere luxury—they offer a living experience where connectivity and mobility are at the heart of the design, allowing you to fully embrace the city's endless possibilities, right from your home.



THE HEART OF CONNECTED LIVING

Celebrate natural light in the living room, where floor-to-ceiling windows invite sunshine to dance across elegant surfaces. This light-filled space fosters an unmatched sense of openness, making it perfect for serene relaxation and lively gatherings, all enveloped in the warmth of the sun.









SEAMLESS KITCHENS FOR SOPHISTICATED LIVING

At Avenue Residence 8 by NABNI, the kitchen is a masterpiece of modern design and functionality. Italian-inspired craftsmanship blends seamlessly with contemporary aesthetics, creating a closed kitchen where cooking becomes a refined experience. Outfitted with sleek finishes and state-of-the-art Siemens or equivalent appliances, this space epitomizes sophistication and efficiency. Elegant cabinetry and advanced technology come together to elevate every meal, making daily cooking a pleasure and every gathering a celebration of taste and style.





SERENE SPACES FOR UNWINDING

At Avenue Residence 8 by NABNI, the bedrooms are more than just spaces to rest—they are retreats for rejuvenation. With thoughtfully selected materials, serene color schemes, and a focus on natural light, these rooms provide the perfect balance of tranquility and sophistication. Every element is curated to create an environment that invites relaxation and enhances well-being.





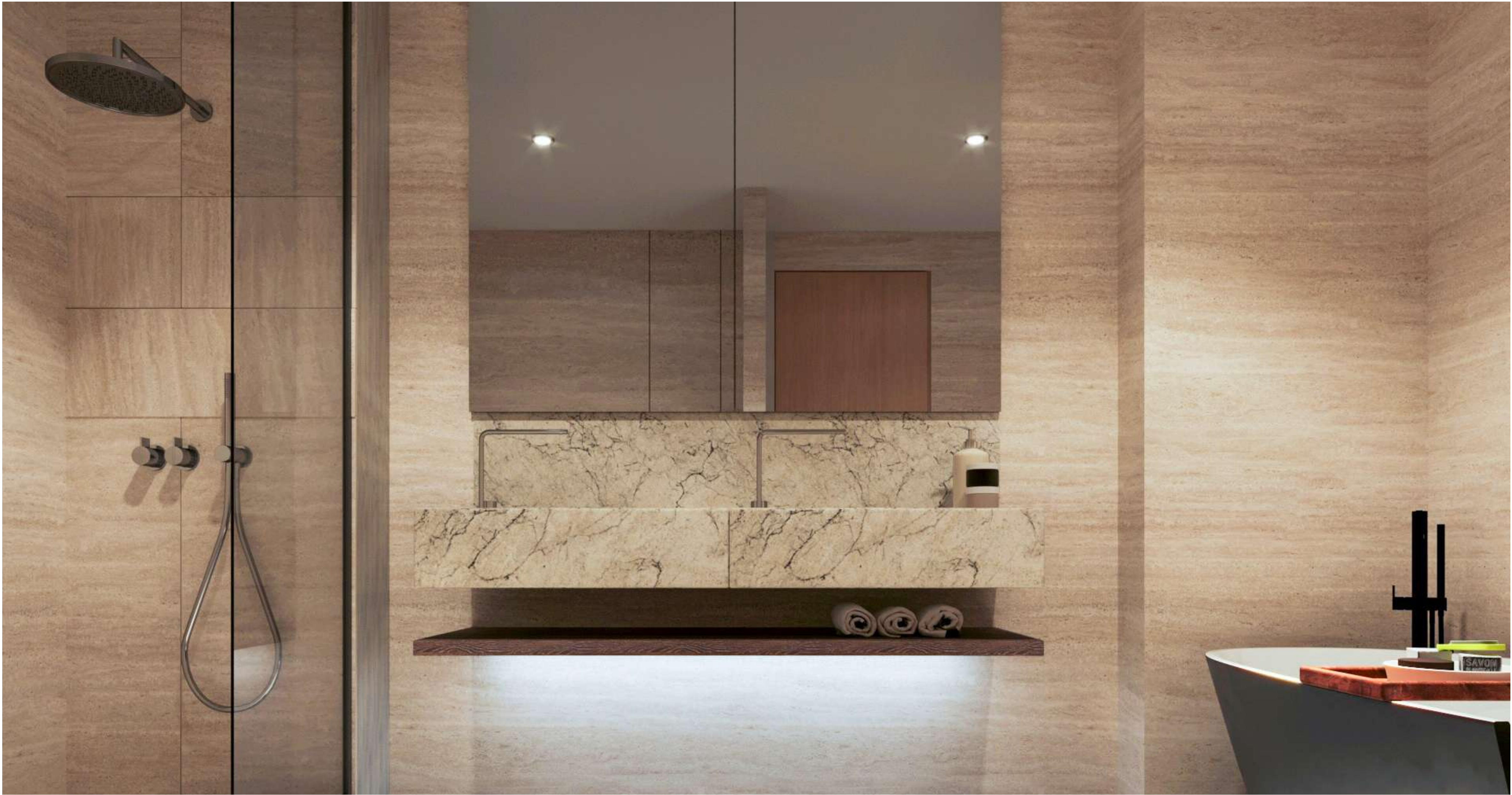






THE CONNECTED SANCTUARY

The master en-suite at Avenue Residence 8 by NABNI transforms daily routines into moments of pure indulgence. Designed with a spacious walk-in shower, a freestanding bathtub, and sleek Italian copper bronze fixtures, this serene space exudes sophistication. High-end finishes are paired with soft, tranquil lighting to create a personal retreat that blends luxury with relaxation, offering a sanctuary that redefines comfort and elegance.





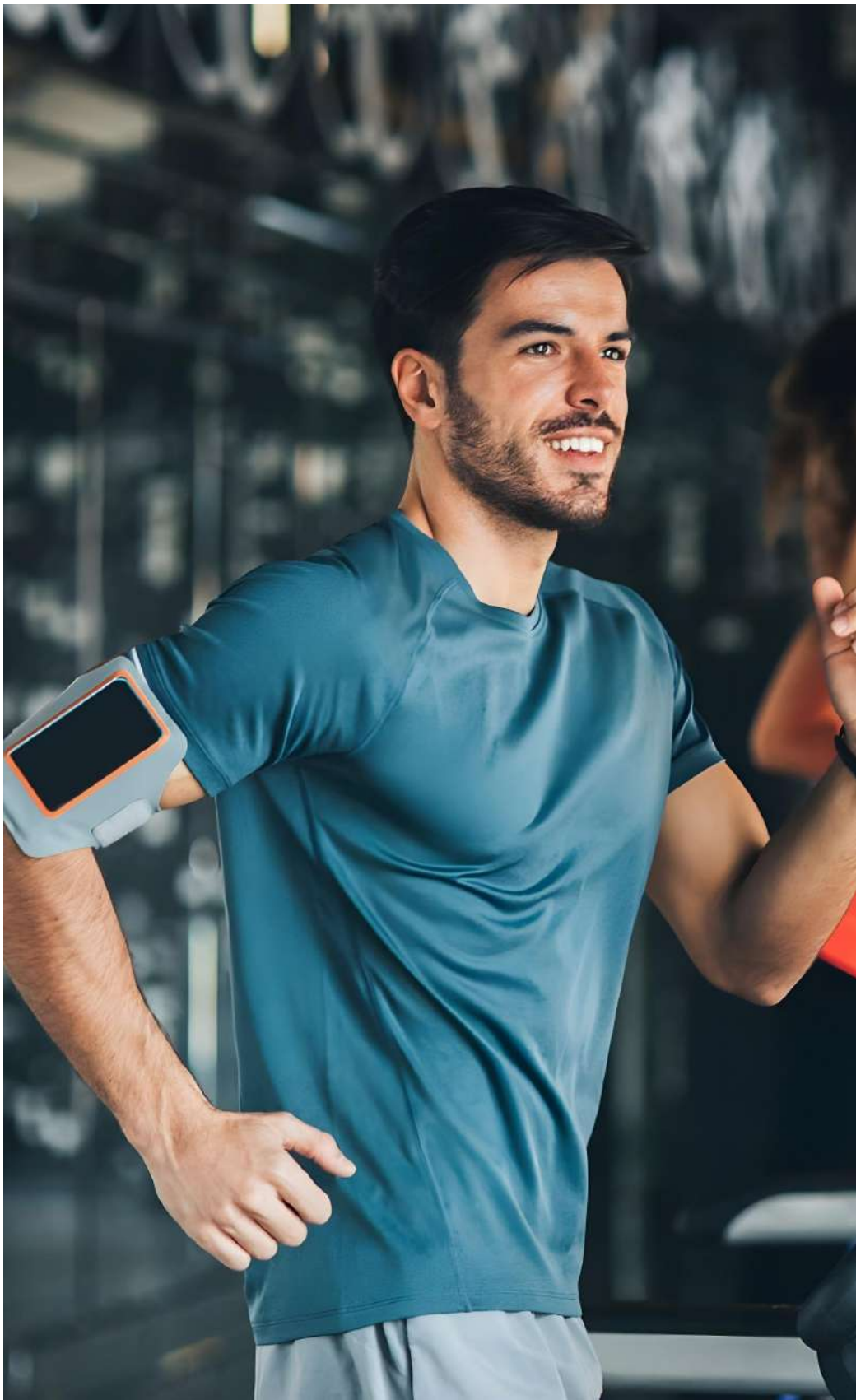
A CONNECTED SPACE FOR YOUNG MINDS

The kids' bedroom at Avenue Residence 8 by NABNI is thoughtfully crafted to nurture imagination and provide comfort. With a harmonious blend of playful designs and elegant colors, this space strikes the perfect balance between fun and functionality. Ample storage, adaptable layouts, and interactive decor ensure the room evolves with your child, creating an inviting haven for both rest and play. Every detail, from cozy bedding to cheerful accents, fosters creativity and transforms the bedroom into a joyful retreat for growing minds.









AMENITIES THAT CONNECT LIFE AND LUXURY

At Avenue Residence 8 by NABNI, every amenity is thoughtfully designed to embody The Connected Lifestyle. From serene relaxation areas to vibrant communal spaces, these features enhance your daily life by blending luxury, functionality, and convenience. Whether it's unwinding in tranquil retreats or engaging in social interactions, each amenity reflects a seamless connection to comfort and sophistication. Avenue Residence 8 creates an environment where well-being and community thrive, offering a lifestyle that's as connected as it is exceptional.



A SPACE FOR INSPIRED WELLNESS

At Avenue Residence 8 by NABNI, The Fitness Studio exemplifies modern wellness with an air of refined sophistication. Equipped with state-of-the-art Technogym equipment, this elegant space seamlessly blends style and functionality. Designed to inspire comfort and motivation, the studio's sophisticated ambiance transforms every workout into a luxurious experience, celebrating the harmony between achievement and well-being.







A POOL OF SERENITY AND ELEGANCE

The swimming pool at Avenue Residence 8 by NABNI is a tranquil oasis that blends luxury and relaxation. Surrounded by sophisticated design and serene ambiance, this sparkling retreat offers the perfect escape from the everyday. Whether enjoying a refreshing swim, lounging by the water, or taking in the beautifully landscaped surroundings, every moment here is a celebration of leisure and refinement. Designed to complement your lifestyle, the pool area provides an inviting space to unwind, connect, and rejuvenate.

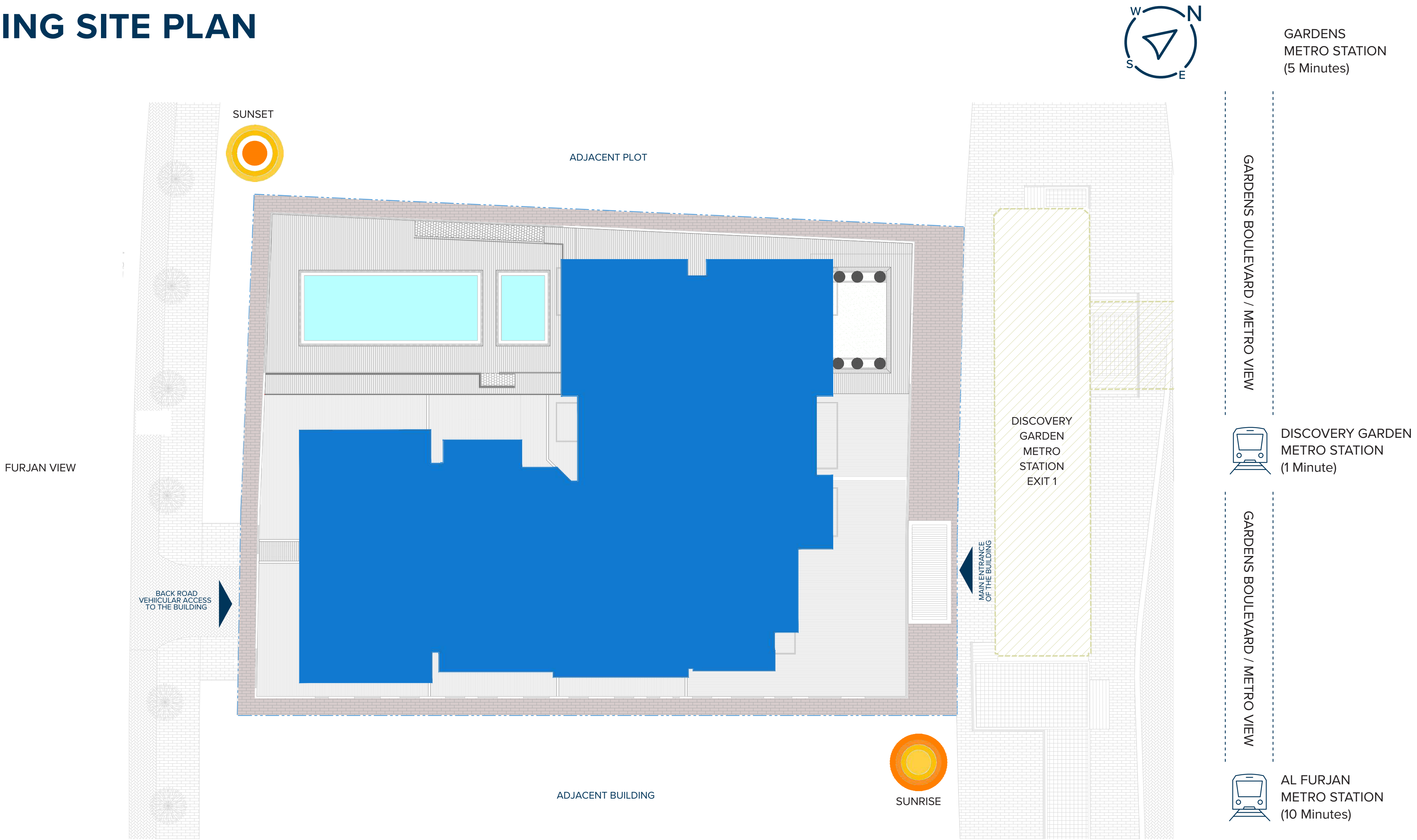


A PLAYGROUND FOR GROWING MINDS

The kids' play area at Avenue Residence 8 by NABNI is designed to spark joy and creativity in young minds. Thoughtfully crafted with vibrant colors, engaging designs, and safe, high-quality materials, this dedicated space offers endless play, learning, and exploration opportunities. From interactive features to comfortable seating for parents, every detail has been carefully considered to create an environment that fosters connection, laughter, and unforgettable memories. It's more than just a play area—it's a place where imagination takes center stage, and childhood comes to life.



BUILDING SITE PLAN



UNIT LAYOUT

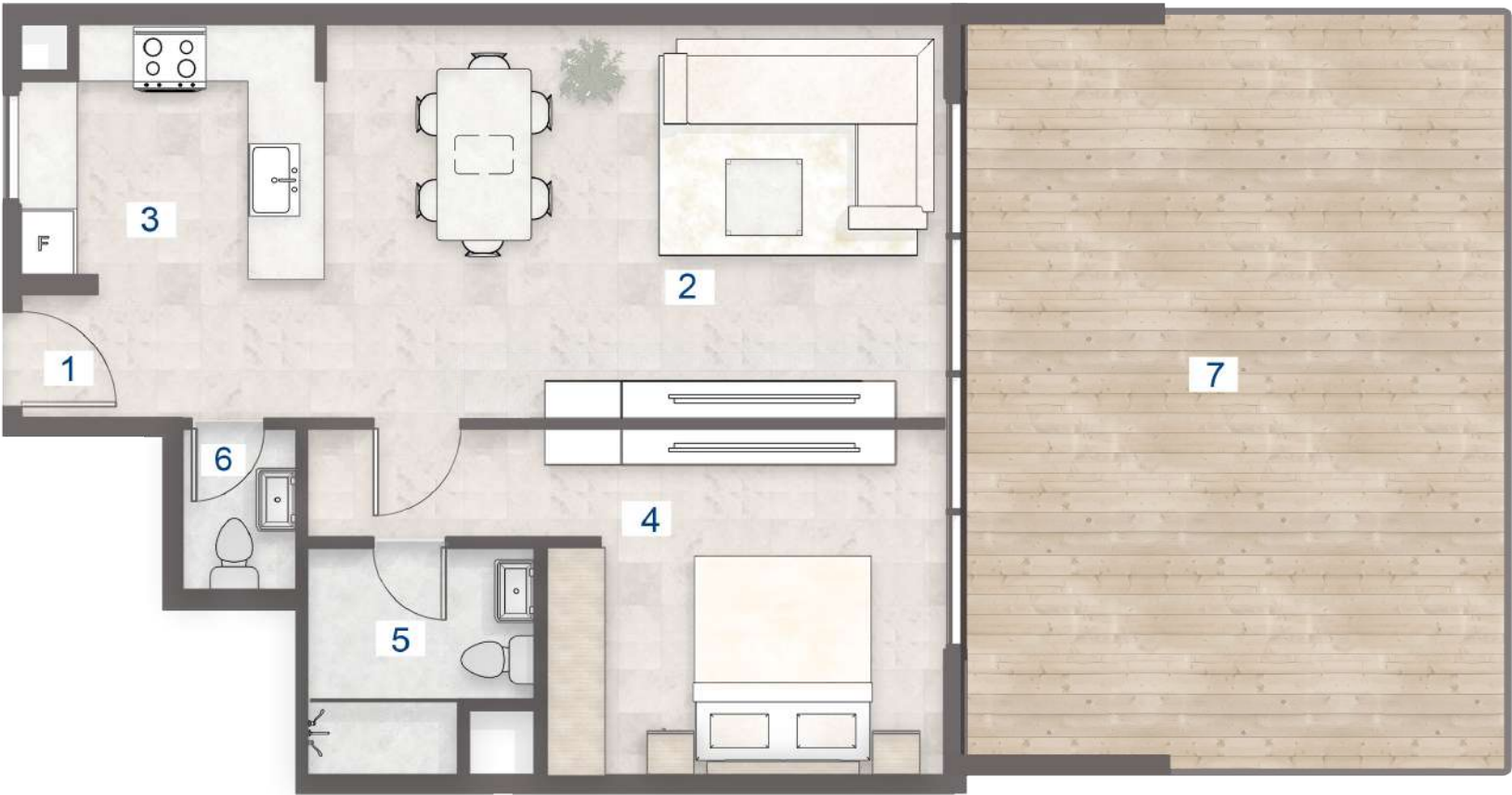
1 BHK - Type A (T)

UNIT - 106

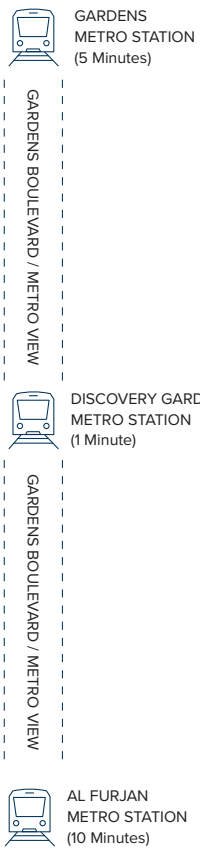
Legend (Meters)

1. Entrance	0.80 x 1.30
2. Living & Dining	6.50 x 4.15
3. Kitchen	3.10 x 2.65
4. Master Bedroom	4.20 x 3.65
5. Master Bathroom	2.40 x 2.40
6. Guest Wash	1.20 x 1.67
7. Terrace	8.57 x 7.35

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
106	1BHK TYPE A (T)	1st	70.60	759.93	67.16	722.90	137.76	1,482.84



KEY PLAN



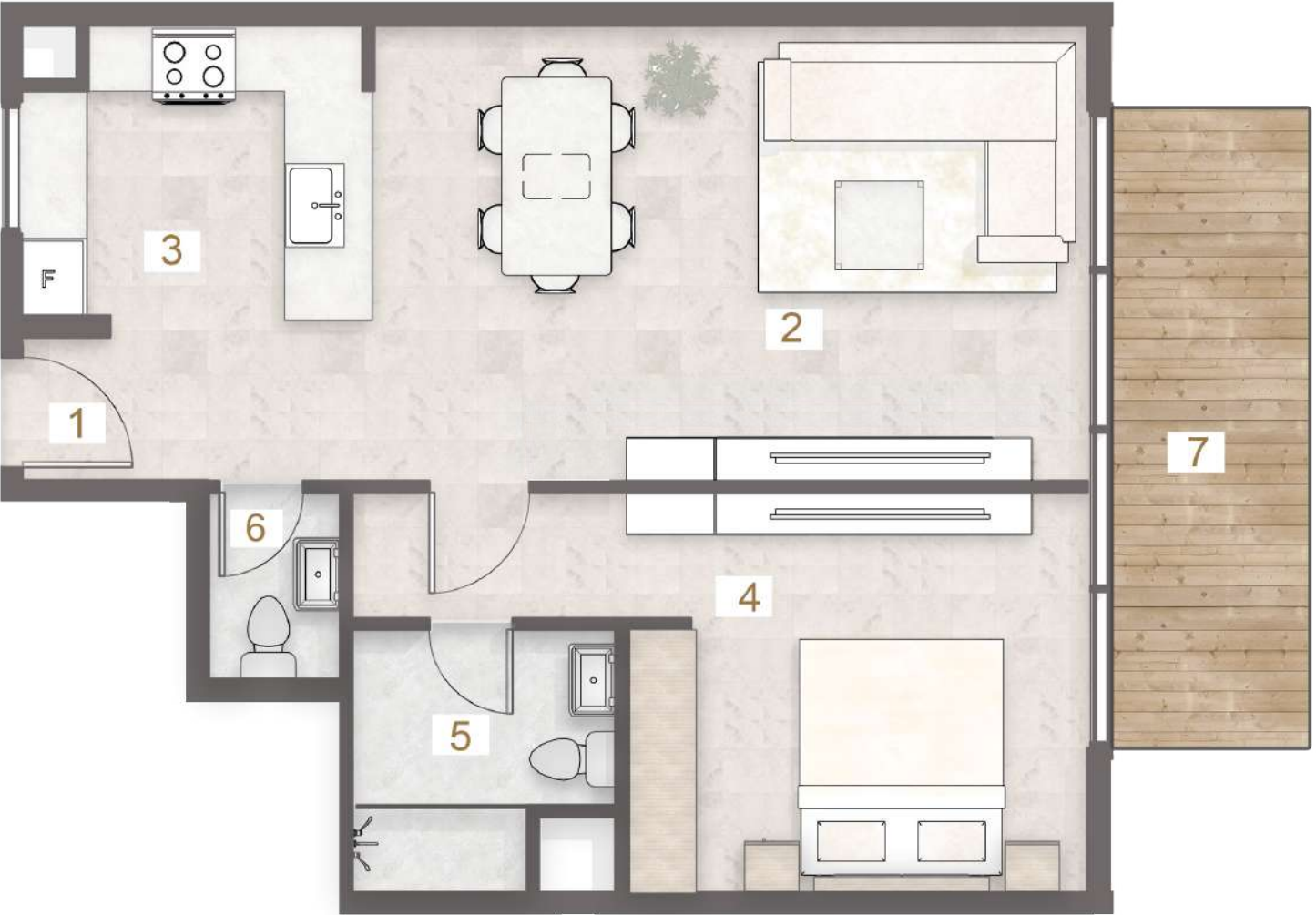
1 BHK - Type A

UNIT - 206, 306, 406, 506, 606, 706, 806, 906, 1006, 1104

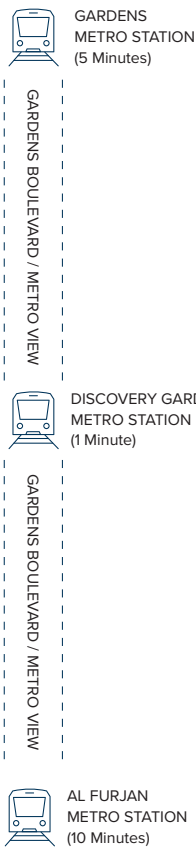
Legend (Meters)

1. Entrance	0.80 x 1.30
2. Living & Dining	6.50 x 4.15
3. Kitchen	3.10 x 2.60
4. Master Bedroom	4.20 x 3.65
5. Master Bathroom	2.40 x 2.40
6. Guest Wash	1.20 x 1.67
7. Balcony	2.00 x 6.15

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
206	1BHK TYPE A	2nd	70.60	759.93	12.08	130.03	82.68	889.96
306		3rd	70.52	759.07	12.08	130.03	82.60	889.10
406		4th	70.52	759.07	12.08	130.03	82.60	889.10
506		5th	70.52	759.07	12.08	130.03	82.60	889.10
606		6th	70.52	759.07	12.08	130.03	82.60	889.10
706		7th	70.52	759.07	12.08	130.03	82.60	889.10
806		8th	70.52	759.07	12.08	130.03	82.60	889.10
906		9th	70.52	759.07	12.08	130.03	82.60	889.10
1006		10th	70.52	759.07	12.08	130.03	82.60	889.10
1104		11th	70.52	759.07	12.08	130.03	82.60	889.10



KEY PLAN

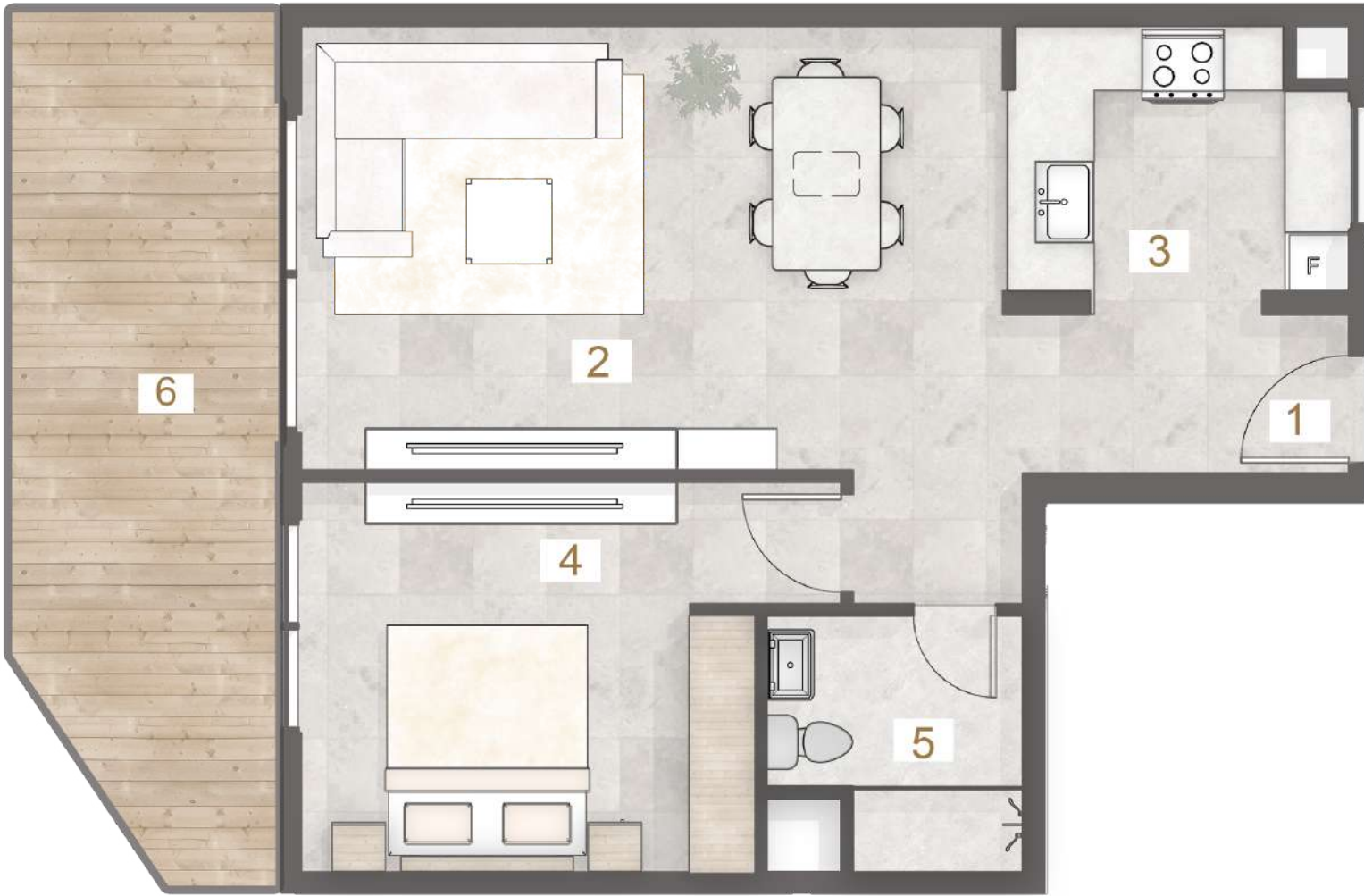


1 BHK - Type B (T)

UNIT - 107

Legend (Meters)

1. Entrance	3.20 x 1.50
2. Living & Dining	6.50 x 4.15
3. Kitchen	3.10 x 2.50
4. Master Bedroom	4.20 x 3.65
5. Common Bathroom	2.30 x 2.40
6. Terrace	2.70 x 7.90



UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
107	1BHK TYPE B (T)	1st	68.48	737.11	21.44	230.78	89.92	967.89



KEY PLAN



GARDENS METRO STATION
(5 Minutes)

GARDENS BOULEVARD / METRO VIEW

DISCOVERY GARDEN METRO STATION
(1 Minute)

GARDENS BOULEVARD / METRO VIEW

AL FURIAN METRO STATION
(10 Minutes)

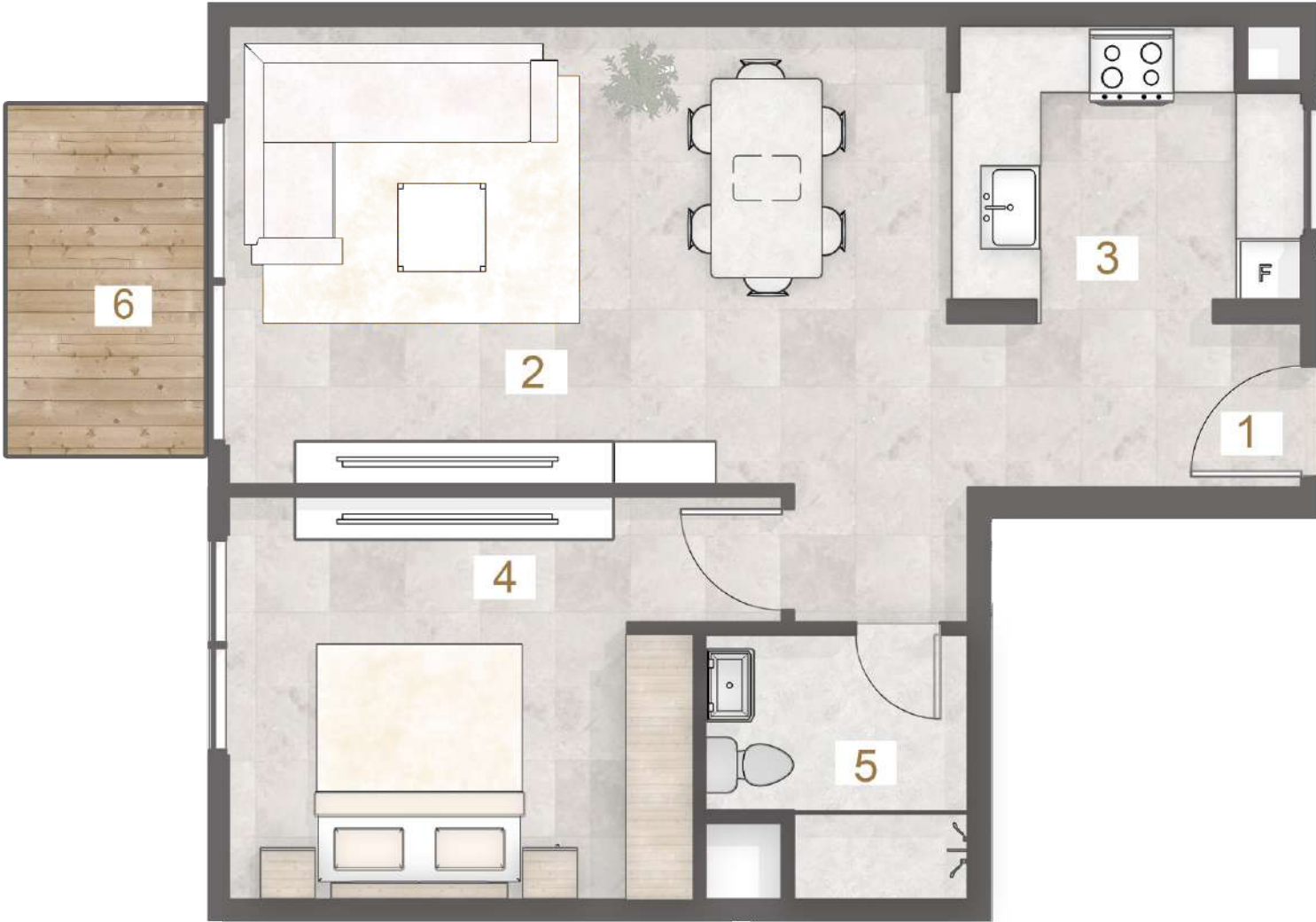
1 BHK - Type B

UNIT - 207, 309, 409, 509, 609, 709, 809, 909, 1009, 1107

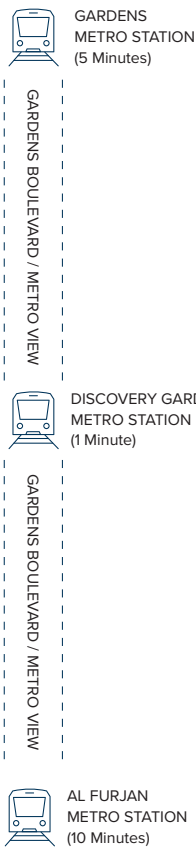
Legend (Meters)

1. Entrance	3.20 x 1.50
2. Living & Dining	6.50 x 4.15
3. Kitchen	3.10 x 2.50
4. Master Bedroom	4.20 x 3.65
5. Common Bathroom	2.30 x 2.40
6. Balcony	2.00 x 3.65

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
207	1BHK TYPE B	2nd	68.48	737.11	7.05	75.89	75.53	813.00
309		3rd	68.47	737.00	7.05	75.89	75.52	812.89
409		4th	68.47	737.00	7.05	75.89	75.52	812.89
509		5th	68.47	737.00	7.05	75.89	75.52	812.89
609		6th	68.47	737.00	7.05	75.89	75.52	812.89
709		7th	68.47	737.00	7.05	75.89	75.52	812.89
809		8th	68.47	737.00	7.05	75.89	75.52	812.89
909		9th	68.47	737.00	7.05	75.89	75.52	812.89
1009		10th	68.47	737.00	7.05	75.89	75.52	812.89
1107		11th	68.47	737.00	7.05	75.89	75.52	812.89



KEY PLAN



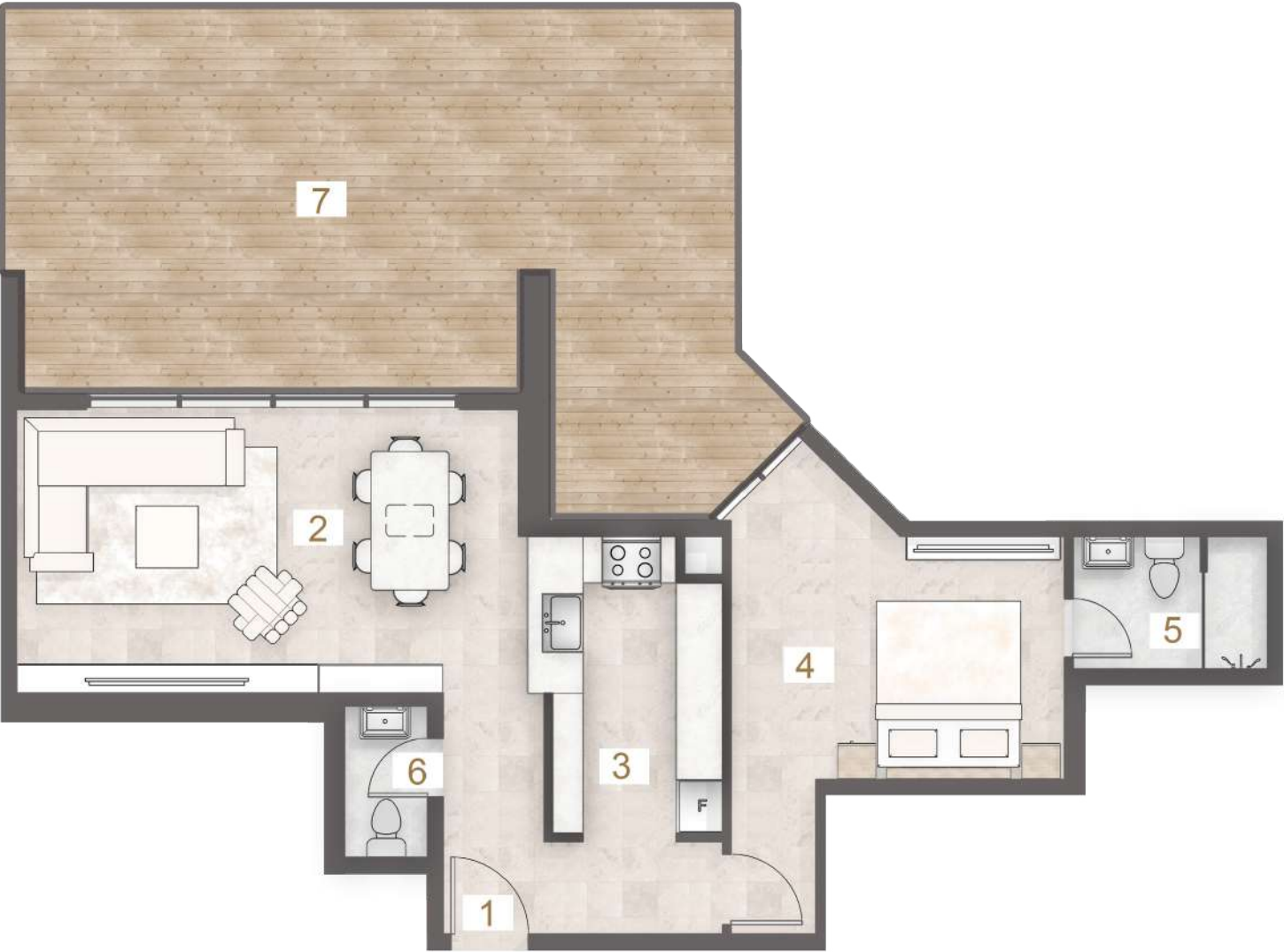
1 BHK - Type C (T)

UNIT - 108

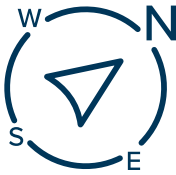
Legend (Meters)

1. Entrance	1.32 x 1.20
2. Living & Dining	6.40 x 3.70
3. Kitchen	2.20 x 3.85
4. Master Bedroom	4.30 x 4.34
5. Master Bathroom	2.50 x 1.60
6. Guest Wash	1.10 x 2.00
7. Terrace	10.85 x 8.10

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
108	1BHK TYPE C (T)	1st	70.67	760.69	76.35	821.82	147.02	1,582.51



KEY PLAN



1 BHK - Type C

UNIT - 208, 310, 410, 510, 610, 710, 810, 910, 1010, 1108

Legend (Meters)

1. Entrance	1.32 x 1.20
2. Living & Dining	6.40 x 3.70
3. Kitchen	2.20 x 3.85
4. Master Bedroom	4.30 x 4.34
5. Master Bathroom	2.50 x 1.60
6. Guest Wash	1.10 x 2.00
7. Balcony	5.00 x 2.00

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
208	1BHK TYPE C	2nd	70.67	760.69	9.76	105.06	80.43	865.74
310		3rd	70.67	760.69	9.76	105.06	80.43	865.74
410		4th	70.67	760.69	9.76	105.06	80.43	865.74
510		5th	70.67	760.69	9.76	105.06	80.43	865.74
610		6th	70.67	760.69	9.76	105.06	80.43	865.74
710		7th	70.67	760.69	9.76	105.06	80.43	865.74
810		8th	70.67	760.69	9.76	105.06	80.43	865.74
910		9th	70.67	760.69	9.76	105.06	80.43	865.74
1010		10th	70.67	760.69	9.76	105.06	80.43	865.74
1108		11th	70.67	760.69	9.76	105.06	80.43	865.74



2 BHK + MAID - Type A (T)

UNIT - 101

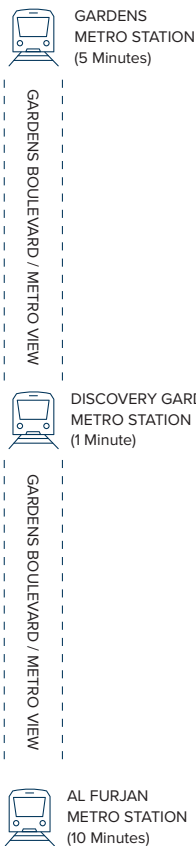
Legend (Meters)

1. Entrance	1.25 x 1.30
2. Living & Dining	4.15 x 6.65
3. Kitchen	2.70 x 3.20
4. Master Bedroom	3.65 x 3.80
5. Master Bathroom	2.40 x 1.60
6. Bedroom	3.65 x 3.80
7. Bathroom	2.40 x 1.60
8. Maid's Room	2.33 x 2.40
9. Maid's Bath	2.50 x 1.20
10. Storage Cabinet	0.60 x 0.70
11. Guest Wash	1.80 x 1.20
12. Terrace	14.95 x 13.45

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
101	2BHK+MAID TYPE A (T)	1st	102.76	1,106.10	104.71	1,127.09	207.47	2,233.19



KEY PLAN



2 BHK + MAID - Type A

UNIT - 201, 301, 401, 501, 601, 701, 801, 901, 1001

Legend (Meters)

1. Entrance	1.25 x 1.30	8. Maid's Room	2.33 x 2.40
2. Living & Dining	4.15 x 6.65	9. Maid's Bath	2.50 x 1.20
3. Kitchen	2.70 x 3.20	10. Storage Cabinet	0.60 x 0.70
4. Master Bedroom	3.65 x 3.80	11. Guest Wash	1.80 x 1.20
5. Master Bathroom	2.40 x 1.60	12. Balcony	6.35 x 1.85
6. Bedroom	3.65 x 3.80		
7. Bathroom	2.40 x 1.60		



UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
201	2BHK + MAID TYPE A	2nd	102.70	1,105.45	11.91	128.20	114.61	1,233.65
301		3rd	102.70	1,105.45	11.91	128.20	114.61	1,233.65
401		4th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
501		5th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
601		6th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
701		7th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
801		8th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
901		9th	102.70	1,105.45	11.91	128.20	114.61	1,233.65
1001		10th	102.70	1,105.45	11.91	128.20	114.61	1,233.65



KEY PLAN



2 BHK + MAID - Type B (T)

UNIT - 102

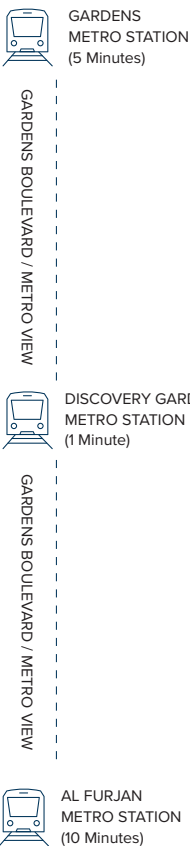
Legend (Meters)

1. Entrance	1.25 x 1.30
2. Living & Dining	4.15 x 6.60
3. Kitchen	3.00 x 3.20
4. Master Bedroom	3.65 x 3.80
5. Master Bathroom	2.40 x 1.60
6. Bedroom	3.65 x 3.80
7. Bathroom	2.40 x 1.60
8. Maid's Room	2.40 x 2.40
9. Maid's Bath	2.50 x 1.20
10. Storage Cabinet	0.60 x 0.70
11. Guest Wash	1.80 x 1.20
12. Terrace	15.84 x 12.30

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
102	2BHK+MAID TYPE B (T)	1st	103.23	1,111.16	94.17	1,013.64	197.40	2,124.80



KEY PLAN



2 BHK + MAID - Type B

UNIT - 202, 302, 402, 502, 602, 702, 802, 902, 1002

Legend (Meters)

1. Entrance	1.25 x 1.30	8. Maid's Room	2.40 x 2.40
2. Living & Dining	4.15 x 6.60	9. Maid's Bath	2.50 x 1.20
3. Kitchen	3.00 x 3.20	10. Storage Cabinet	0.60 x 0.70
4. Master Bedroom	3.65 x 3.80	11. Guest Wash	1.80 x 1.20
5. Master Bathroom	2.40 x 1.60	12. Balcony 1	2.00 x 7.10
6. Bedroom	3.65 x 3.80	13. Balcony 2	6.40 x 1.80
7. Bathroom	2.40 x 1.60		



UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
202	2BHK + MAID TYPE B	2nd	103.23	1,111.16	25.90	278.79	129.13	1,389.94
302		3rd	103.23	1,111.16	25.90	278.79	129.13	1,389.94
402		4th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
502		5th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
602		6th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
702		7th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
802		8th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
902		9th	103.23	1,111.16	25.90	278.79	129.13	1,389.94
1002		10th	103.23	1,111.16	25.90	278.79	129.13	1,389.94



KEY PLAN



2 BHK + MAID - Type C1 (T)

UNIT - 103

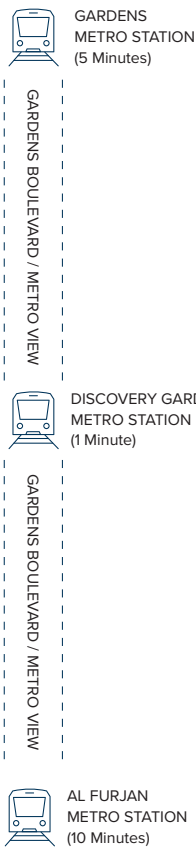
Legend (Meters)

1. Entrance	1.25 x 1.30
2. Living & Dining	4.15 x 6.60
3. Kitchen	3.00 x 3.20
4. Master Bedroom	3.65 x 3.80
5. Master Bathroom	2.40 x 1.60
6. Bedroom	3.65 x 3.80
7. Bathroom	2.40 x 1.60
8. Maid's Room	2.40 x 2.40
9. Maid's Bath	2.50 x 1.20
10. Storage Cabinet	0.60 x 0.70
11. Guest Wash	1.80 x 1.20
12. Terrace	11.65 x 4.30

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
103	2BHK+MAID TYPE C1 (T)	1st	103.74	1,116.65	42.94	462.20	146.68	1,578.85



KEY PLAN



2 BHK + MAID - Type C1

UNIT - 203, 303, 403, 503, 603, 703, 803, 903, 1003, 1101

Legend (Meters)

1. Entrance	1.25 x 1.30	8. Maid's Room	2.40 x 2.40
2. Living & Dining	4.15 x 6.60	9. Maid's Bath	2.50 x 1.20
3. Kitchen	3.00 x 3.20	10. Storage Cabinet	0.60 x 0.70
4. Master Bedroom	3.65 x 3.80	11. Guest Wash	1.80 x 1.20
5. Master Bathroom	2.40 x 1.60	12. Balcony	6.50 x 1.80
6. Bedroom	3.65 x 3.80		
7. Bathroom	2.40 x 1.60		

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
203	2BHK + MAID TYPE C1	2nd	103.74	1,116.65	11.86	127.66	115.60	1,244.31
303		3rd	103.74	1,116.65	11.86	127.66	115.60	1,244.31
403		4th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
503		5th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
603		6th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
703		7th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
803		8th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
903		9th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
1003		10th	103.74	1,116.65	11.86	127.66	115.60	1,244.31
1101		11th	103.74	1,116.65	11.86	127.66	115.60	1,244.31



KEY PLAN



2 BHK + MAID - Type C2 (T)

UNIT - 104

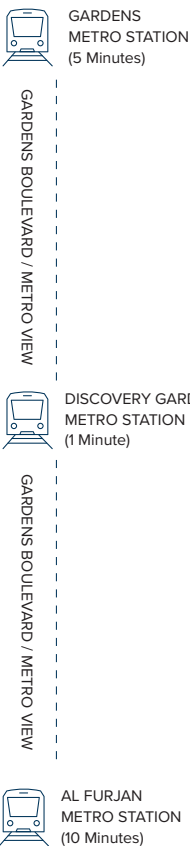
Legend (Meters)

1. Entrance	1.25 x 1.30
2. Living & Dining	4.15 x 6.50
3. Kitchen	3.00 x 3.20
4. Master Bedroom	3.65 x 3.80
5. Master Bathroom	2.40 x 1.60
6. Bedroom	3.65 x 3.80
7. Bathroom	2.40 x 1.60
8. Maid's Room	2.40 x 2.40
9. Maid's Bath	2.50 x 1.20
10. Storage Cabinet	0.60 x 0.70
11. Guest Wash	1.80 x 1.20
12. Terrace	11.65 x 4.10

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
104	2BHK+MAID TYPE C2 (T)	1st	103.16	1,110.40	43.33	466.40	146.49	1,576.81



KEY PLAN



2 BHK + MAID - Type C2

UNIT - 204, 304, 404, 504, 604, 704, 804, 904, 1004, 1102

Legend (Meters)

1. Entrance	1.25 x 1.30	8. Maid's Room	2.40 x 2.40
2. Living & Dining	4.15 x 6.50	9. Maid's Bath	2.50 x 1.20
3. Kitchen	3.00 x 3.20	10. Storage Cabinet	0.60 x 0.70
4. Master Bedroom	3.65 x 3.80	11. Guest Wash	1.80 x 1.20
5. Master Bathroom	2.40 x 1.60	12. Balcony	6.60 x 1.70
6. Bedroom	3.65 x 3.80		
7. Bathroom	2.40 x 1.60		

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
204	2BHK + MAID TYPE C2	2nd	103.16	1,110.40	11.38	122.49	114.54	1,232.90
304		3rd	103.21	1,110.94	11.38	122.49	114.59	1,233.44
404		4th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
504		5th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
604		6th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
704		7th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
804		8th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
904		9th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
1004		10th	103.21	1,110.94	11.38	122.49	114.59	1,233.44
1102		11th	103.16	1,110.40	11.38	122.49	114.54	1,232.90



2 BHK + MAID - Type D1

UNIT - 307, 407, 507, 607, 707, 807, 907, 1007, 1105

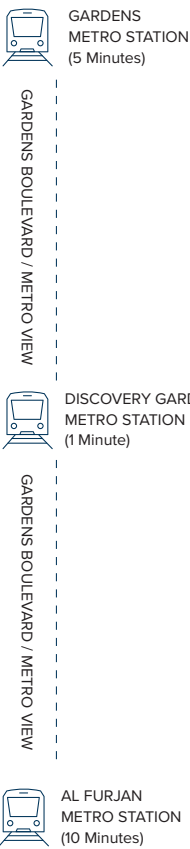
Legend (Meters)

1. Entrance	1.30 x 1.25	8. Maid's Room	2.40 x 2.40
2. Living & Dining	6.50 x 4.50	9. Maid's Bath	1.20 x 2.50
3. Kitchen	3.20 x 3.35	10. Storage Cabinet	0.70 x 0.60
4. Master Bedroom	4.10 x 3.65	11. Guest Wash	1.20 x 1.80
5. Master Bathroom	1.60 x 2.40	12. Balcony 1	2.00 x 2.95
6. Bedroom	4.10 x 3.65	13. Balcony 2	1.70 x 5.50
7. Bathroom	1.60 x 2.40		

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
307	2BHK + MAID TYPE D1	3rd	108.66	1,169.61	14.91	160.49	123.57	1,330.10
407		4th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
507		5th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
607		6th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
707		7th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
807		8th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
907		9th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
1007		10th	108.66	1,169.61	14.91	160.49	123.57	1,330.10
1105		11th	108.94	1,172.62	14.68	158.01	123.62	1,330.63



KEY PLAN



2 BHK + MAID - Type D2

UNIT - 308, 408, 508, 608, 708, 808, 908, 1008, 1106

Legend (Meters)

1. Entrance	1.30 x 1.25	8. Maid's Room	2.40 x 2.40
2. Living & Dining	6.50 x 4.50	9. Maid's Bath	1.20 x 2.50
3. Kitchen	3.20 x 3.35	10. Storage Cabinet	0.70 x 0.60
4. Master Bedroom	3.80 x 3.65	11. Guest Wash	1.20 x 1.80
5. Master Bathroom	1.60 x 2.40	12. Balcony 1	2.00 x 2.95
6. Bedroom	4.80 x 3.65	13. Balcony 2	2.00 x 5.50
7. Bathroom	1.60 x 2.40		

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
308	2BHK + MAID TYPE D2	3rd	106.56	1,147.00	16.51	177.71	123.07	1,324.71
408		4th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
508		5th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
608		6th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
708		7th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
808		8th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
908		9th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
1008		10th	106.56	1,147.00	16.51	177.71	123.07	1,324.71
1106		11th	106.71	1,148.62	16.36	176.10	123.07	1,324.71



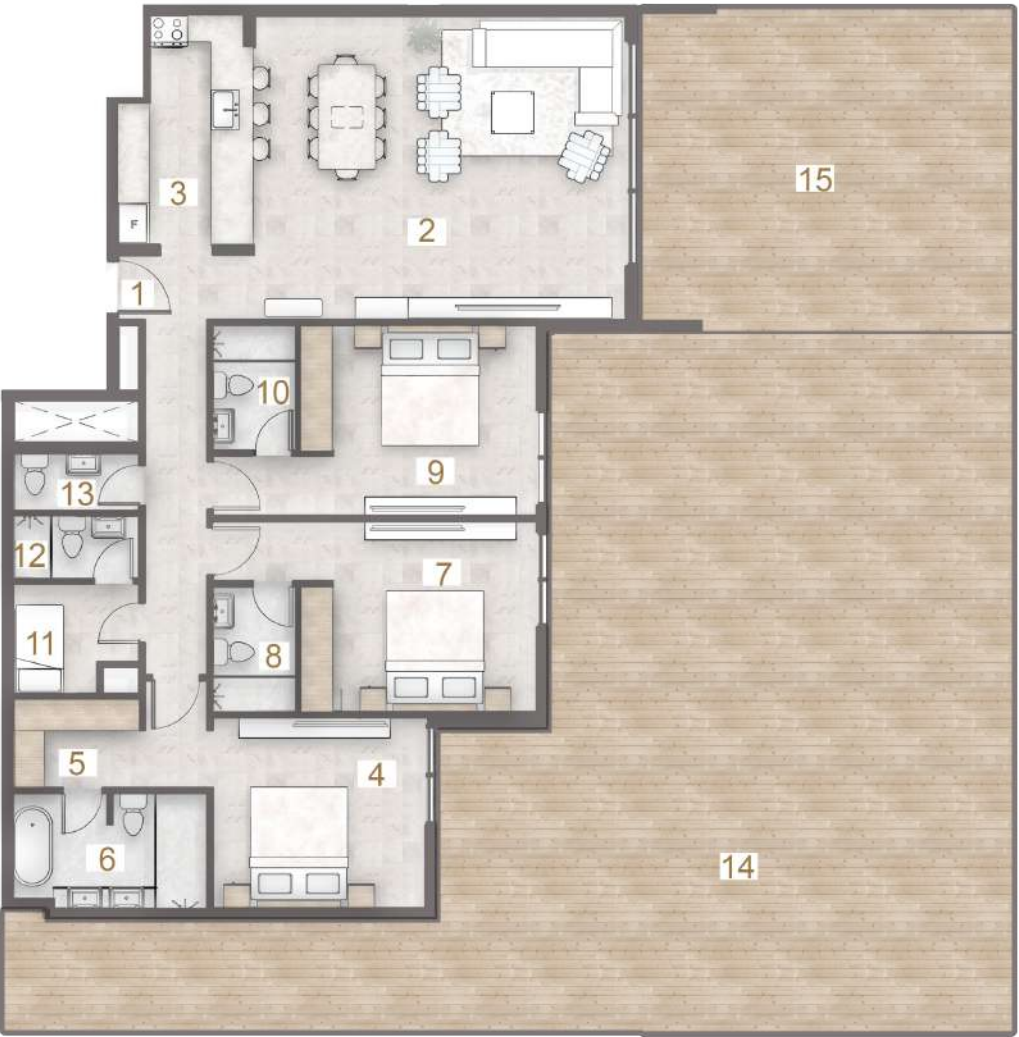
3 BHK + MAID (T)

UNIT - 105

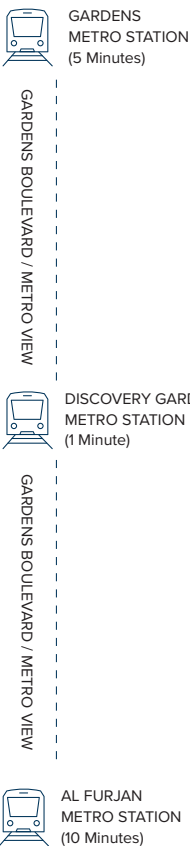
Legend (Meters)

1. Entrance	0.80 x 1.20	9. Bedroom 2	4.50 x 3.65
2. Living & Dining	7.10 x 5.80	10. Bathroom 2	1.60 x 2.40
3. Kitchen	2.60 x 4.35	11. Maid's Room	2.40 x 2.10
4. Master Bedroom	4.08 x 3.65	12. Maid's Bath	2.40 x 1.20
5. Master Wardrobe	2.40 x 1.70	13. Guest Wash	2.40 x 1.10
6. Master Bathroom	3.70 x 2.20	14. Terrace 1	20.17 x 13.70
7. Bedroom 1	4.50 x 3.65	15. Terrace 2	8.29 x 6.15
8. Bathroom 1	1.60 x 2.40		

UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
105	3BHK+MAID (T)	1st	157.90	1,699.62	229.79	2,473.44	387.69	4,173.06



KEY PLAN



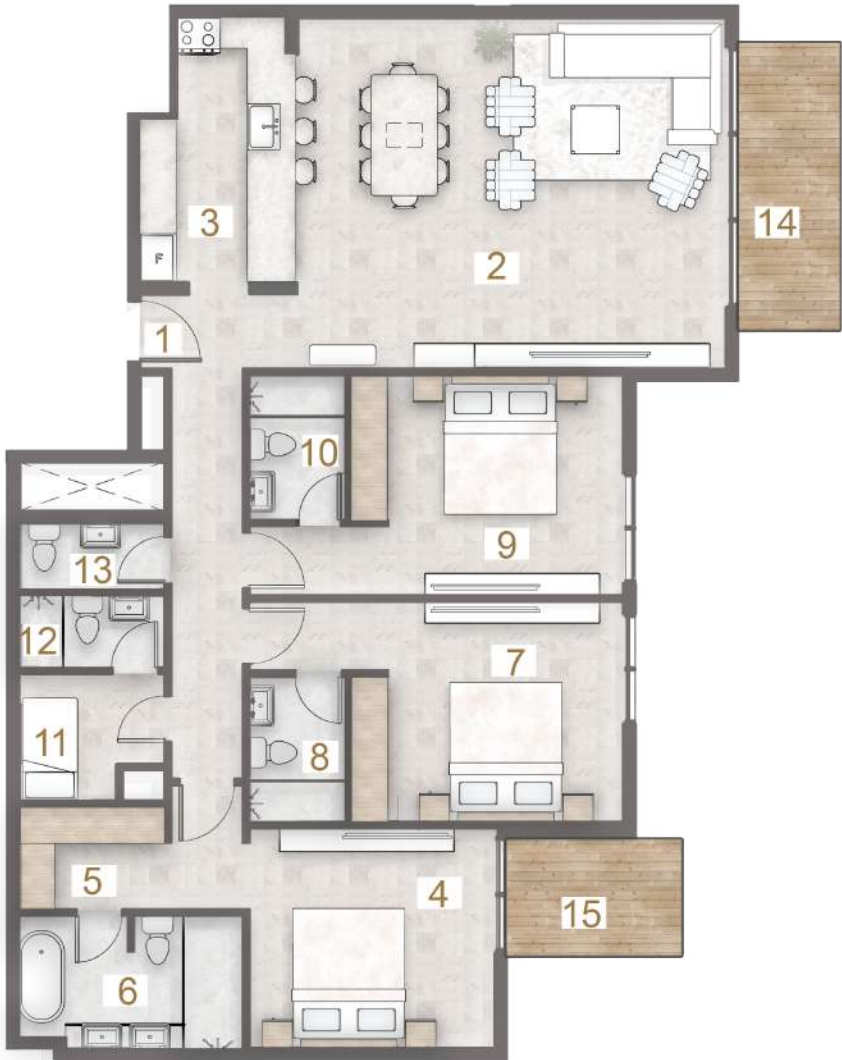
3 BHK + MAID

UNIT - 205, 305, 405, 505 ,605, 705, 805, 905, 1005, 1103

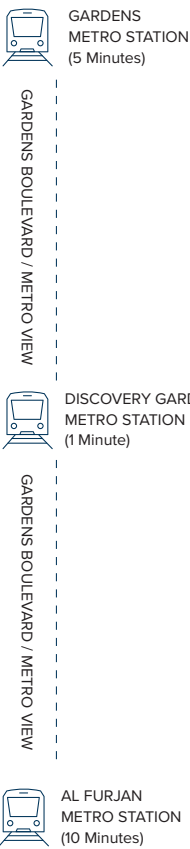
Legend (Meters)

1. Entrance	0.80 x 1.20	9. Bedroom 2	4.50 x 3.65
2. Living & Dining	7.10 x 5.80	10. Bathroom 2	1.60 x 2.40
3. Kitchen	2.60 x 4.35	11. Maid's Room	2.40 x 2.10
4. Master Bedroom	4.08 x 3.65	12. Maid's Bath	2.40 x 1.20
5. Master Wardrobe	2.40 x 1.70	13. Guest Wash	2.40 x 1.10
6. Master Bathroom	3.70 x 2.20	14. Balcony 1	2.00 x 4.55
7. Bedroom 1	4.50 x 3.65	15. Balcony 2	3.20 x 2.15
8. Bathroom 1	1.60 x 2.40		

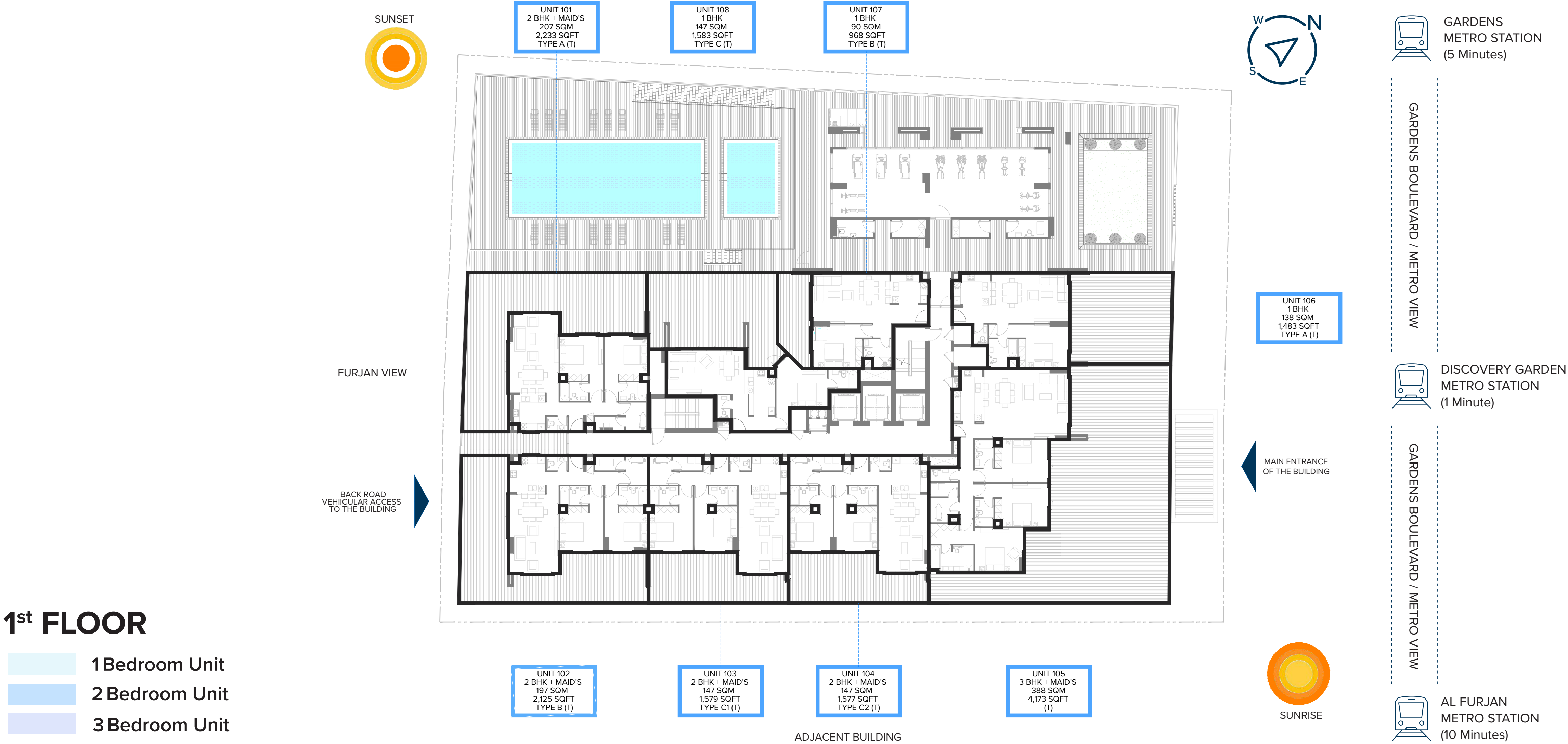
UNIT	TYPE	FLOOR LEVEL	SUITE AREA		BALC/TERRACE		TOTAL AREA	
			SQ. M.	SQ. FT.	SQ. M.	SQ. FT.	SQ. M.	SQ. FT.
205	3BHK + MAID	2nd	157.90	1,699.62	15.50	166.84	173.40	1,866.46
305		3rd	157.90	1,699.62	15.50	166.84	173.40	1,866.46
405		4th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
505		5th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
605		6th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
705		7th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
805		8th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
905		9th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
1005		10th	157.90	1,699.62	15.50	166.84	173.40	1,866.46
1103		11th	158.01	1,700.81	15.50	166.84	173.51	1,867.65



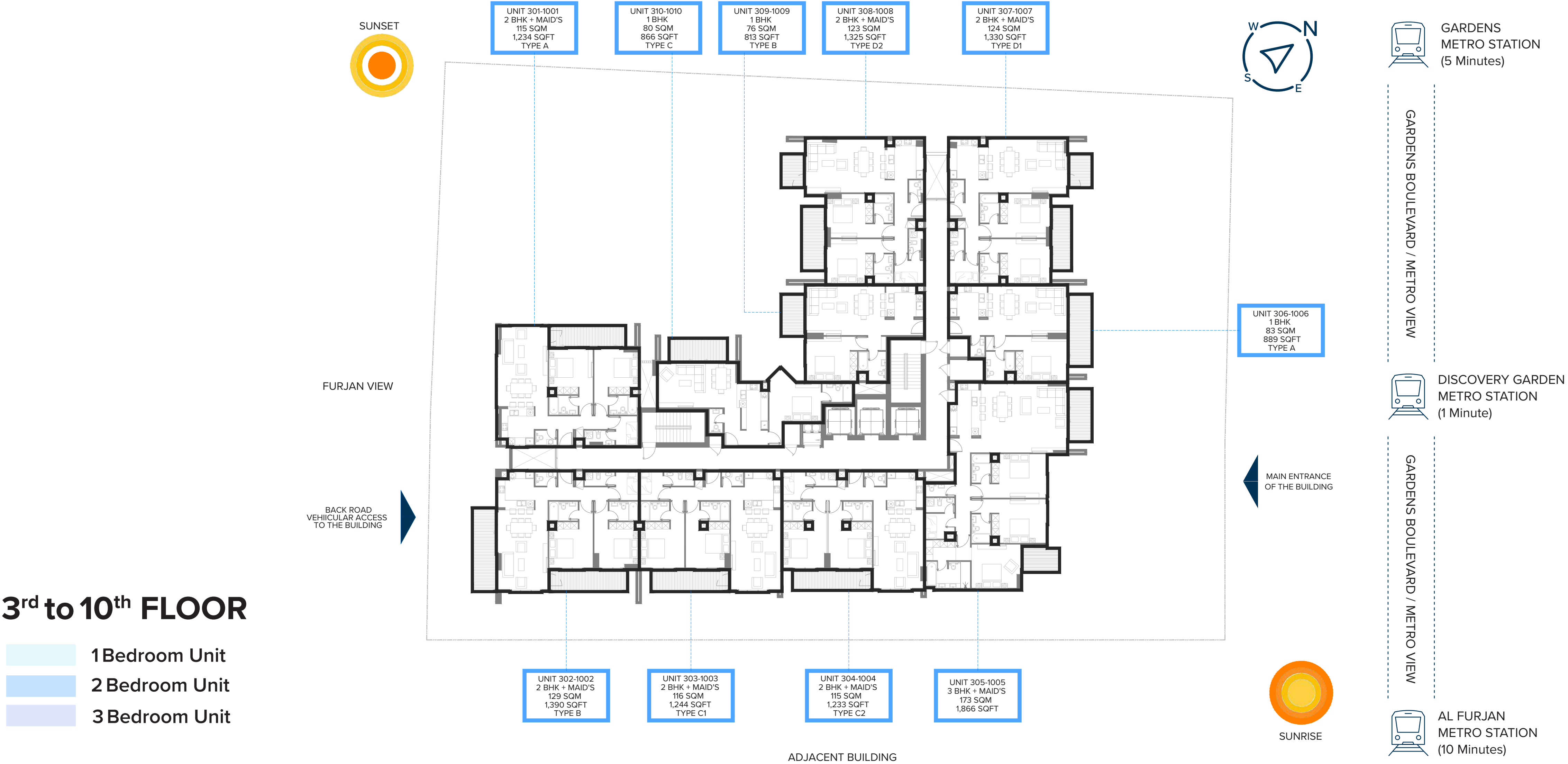
KEY PLAN



FLOOR LAYOUT

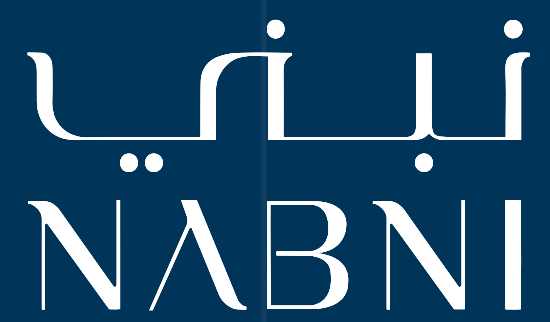












TOGETHER WE BUILD

All dimensions are in the imperial and metric systems, measured to structural elements, excluding wall finishes and construction tolerances. The materials feature high-end Italian design, adding significant value to the property. All images are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, or furnishings. The developer reserves the right to make quality revisions or alterations at its absolute discretion, without liability.

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