



## FACT SHEET

### Dubai Hills Estate USP

- Luxurious Integrated **Lifestyle Destination** in the Heart of Dubai
- Great Connectivity from **Al Khail & Umm Sequim** with planned **metro** connectivity
- **Dubai Hills Golf Club** - 18-hole par-72 championship golf course designed by European Golf Design and managed by Troon Golf.
- **Dubai Hills Estate Business Park**
- **Dubai Hills Park** – 1.9 Million sq.ft, 12+ Activity Zones, 1 kilometer Long, 1800 Trees & Palms
- **Dubai Hills Estate Mall, Kings Hospital & Gems School**
- **3,333 homes moved in, 114 nationalities residing, 13,330 residents living, 20,000,000 sq.ft total area**

### Emaar Community Management

- Best-in-Class Community Management
- Community Events
- Emaar One App
- Best-in-Class Retail and F&B

### Golf Place Terraces

#### Pre Release

- **128 Limited Edition** 4, 5 & 6 Bedroom Spacious Villas
- **Introducing First Ever Uniquely Designed Sky Lounge**
- **3 Car Parks & Extra Storage**
- **Contemporary, Elegant & Modern** Architectural Designs

#### Best in Class Comparable

- Villa Types & Plot Size with no back to back Villas
- Construction Quality & Interior Finishes
- 55% Open Spaces in the Cluster
- Siqqa 's ranging from 8 to 20 meters
- 12 Activity Zones as amenities - well spread across the Cluster

#### Type, Size & Price Range

- **4 Bedrooms**- 3 Types, AED **7.25- 7.35** Million  
Area- **5,126– 5,431** sq.ft Plot Size – **7,761-7,807** sq.ft
- **5 Bedrooms**- 6 Types, AED **8-10** Million  
Area- **5,635–7,124** sq.ft Plot Size – **7,834 -9,201** sq.ft
- **6 Bedrooms**- 7 Types, AED **10.5- 17** Million  
Area- **7,368 – 9,991** sq.ft Plot Size – **9,263 -13,728** sq.ft
- **Selective Units Include** Powder Room, Guest Room with En-Suite Bathroom, Maids Room, Utility Room, BOH Kitchen, Show Kitchen, Family & Formal Living Ares, Recreation Room & Terraces

Terms & Conditions Apply