



# VILLAS

## MEDITERRANEAN



MOHAMMED BIN RASHID  
AL MAKTOUM CITY  
DISTRICT ONE



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Right from their three distinctive architectural designs to the wide spaces meant for everyday memories, our Villas are an exquisite masterpiece. Choose to live in a home that makes living a sweet adventure.

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# THE ICONIC CRYSTAL LAGOON



# THE ICONIC CRYSTAL LAGOON



# ICONIC LOCATION



**10** MINS  
BUSINESS BAY



**5** MINS  
THE MEYDAN HOTEL



**12** MINS  
DIFC



**15** MINS  
BURJ AL ARAB



**12** MINS  
WORLD TRADE CENTRE



**20** MINS  
INTERNATIONAL AIRPORT



7 KM  
Crystal Lagoon

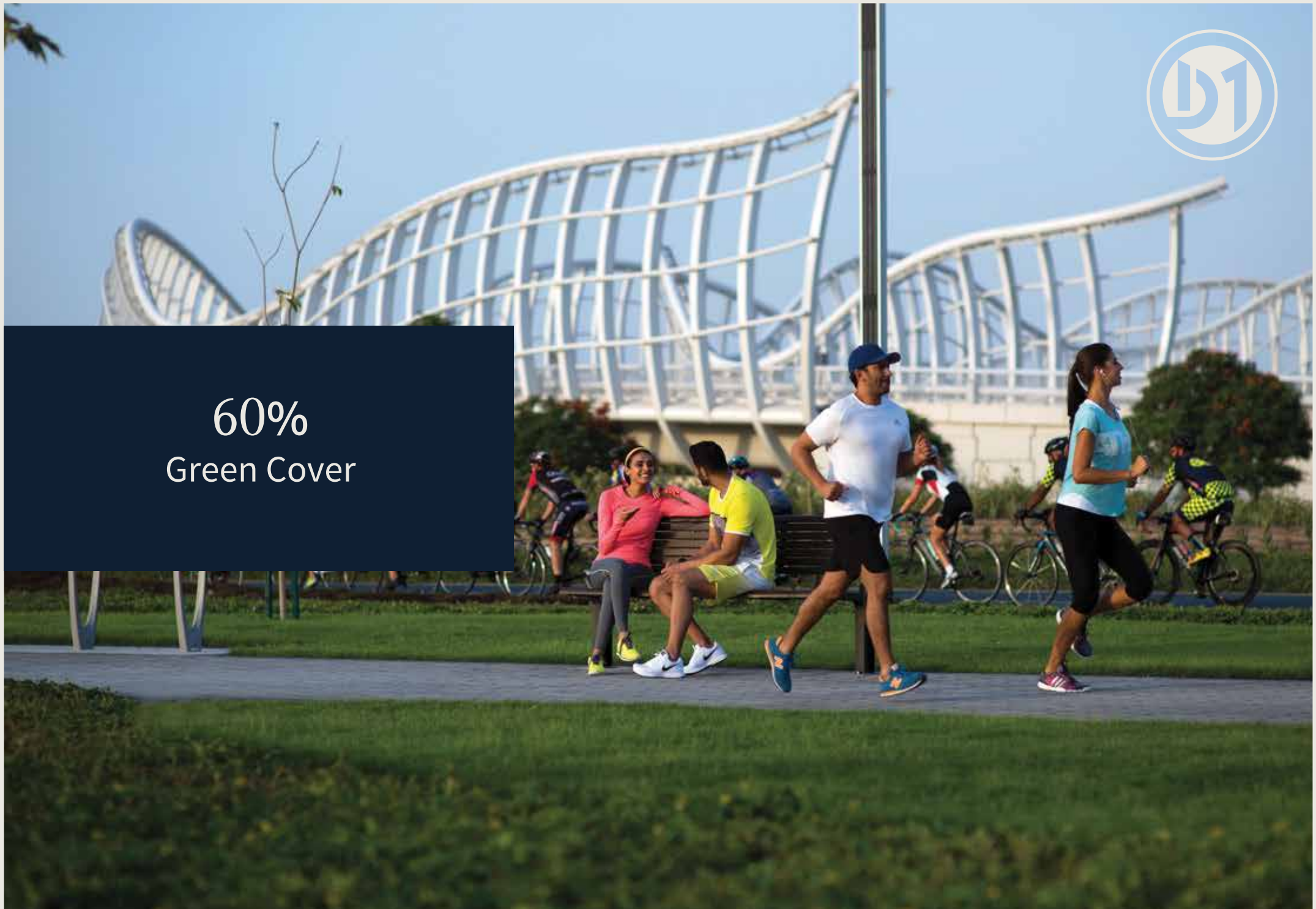


# 8.4 KM Cycling & Running Track





60%  
Green Cover





# AMENITIES



**Bicycle Track**



**Jogging Track**



**Supermarket**



**Pharmacy**



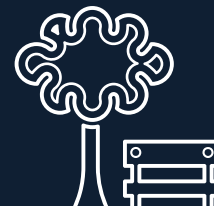
**School**



**Crystal Lagoon  
& Beachfront**



**Kids Play  
Area**



**Parks**



**Mosque**

# DISTRICT ONE MASTERPLAN



# PHASE I & II





# VILLA EXTERIOR

Disclaimer: The design layouts, dimensions, guidelines, visualizations, renderings, images and any other information as contained herein is provided for illustrative purposes only and subject to change at any time at the sole discretion of the Developer.

# VILLA INTERIORS



# VILLA INTERIORS



# MEDITERRANEAN 5 BEDROOM TYPE A

## GROUND FLOOR



TOTAL AREA 7,561 SQFT

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# MEDITERRANEAN 5 BEDROOM TYPE A

## FIRST FLOOR



TOTAL AREA 7,561 SQFT

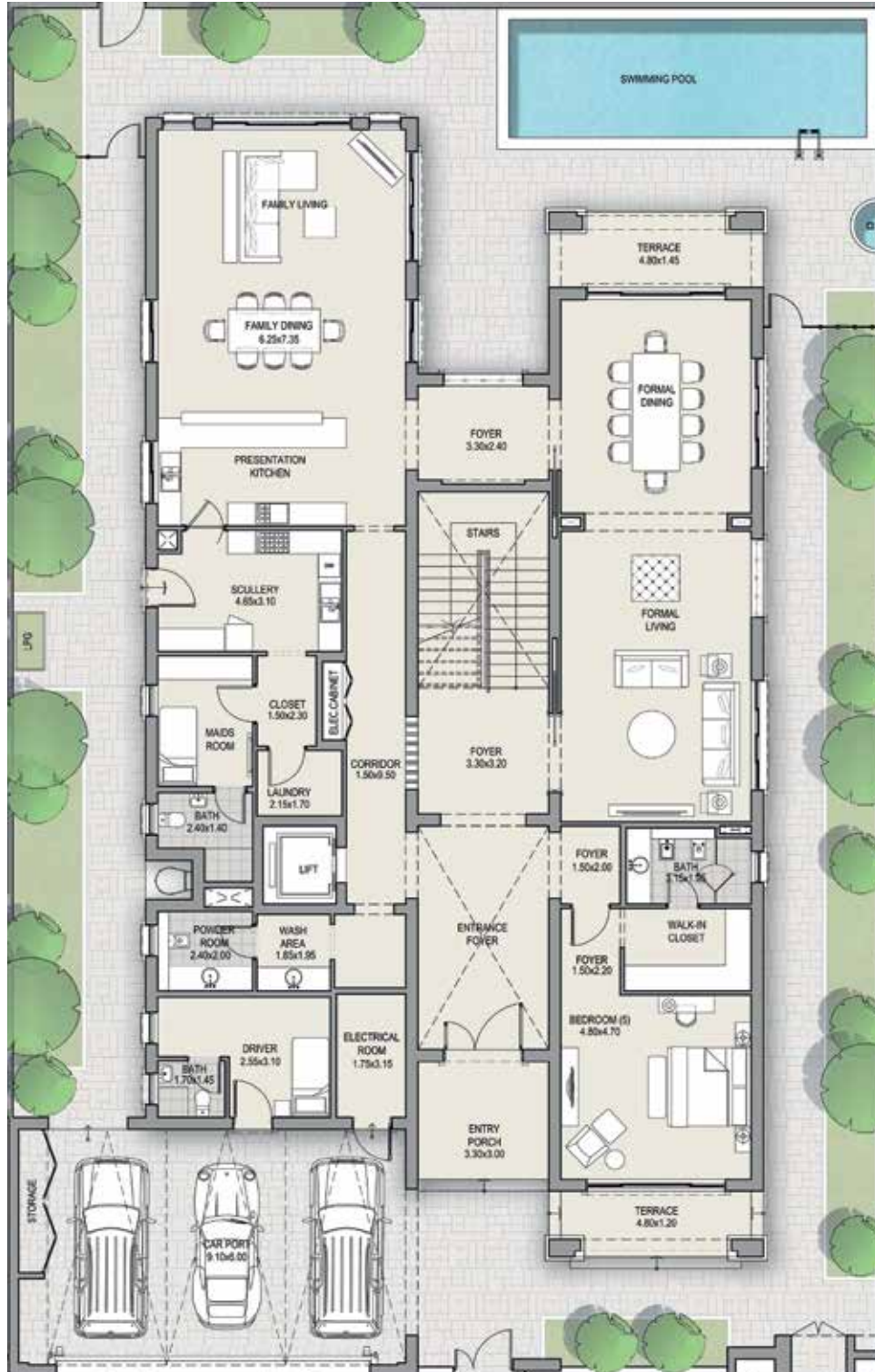
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# MEDITERRANEAN 5 BEDROOM TYPE B

## GROUND FLOOR



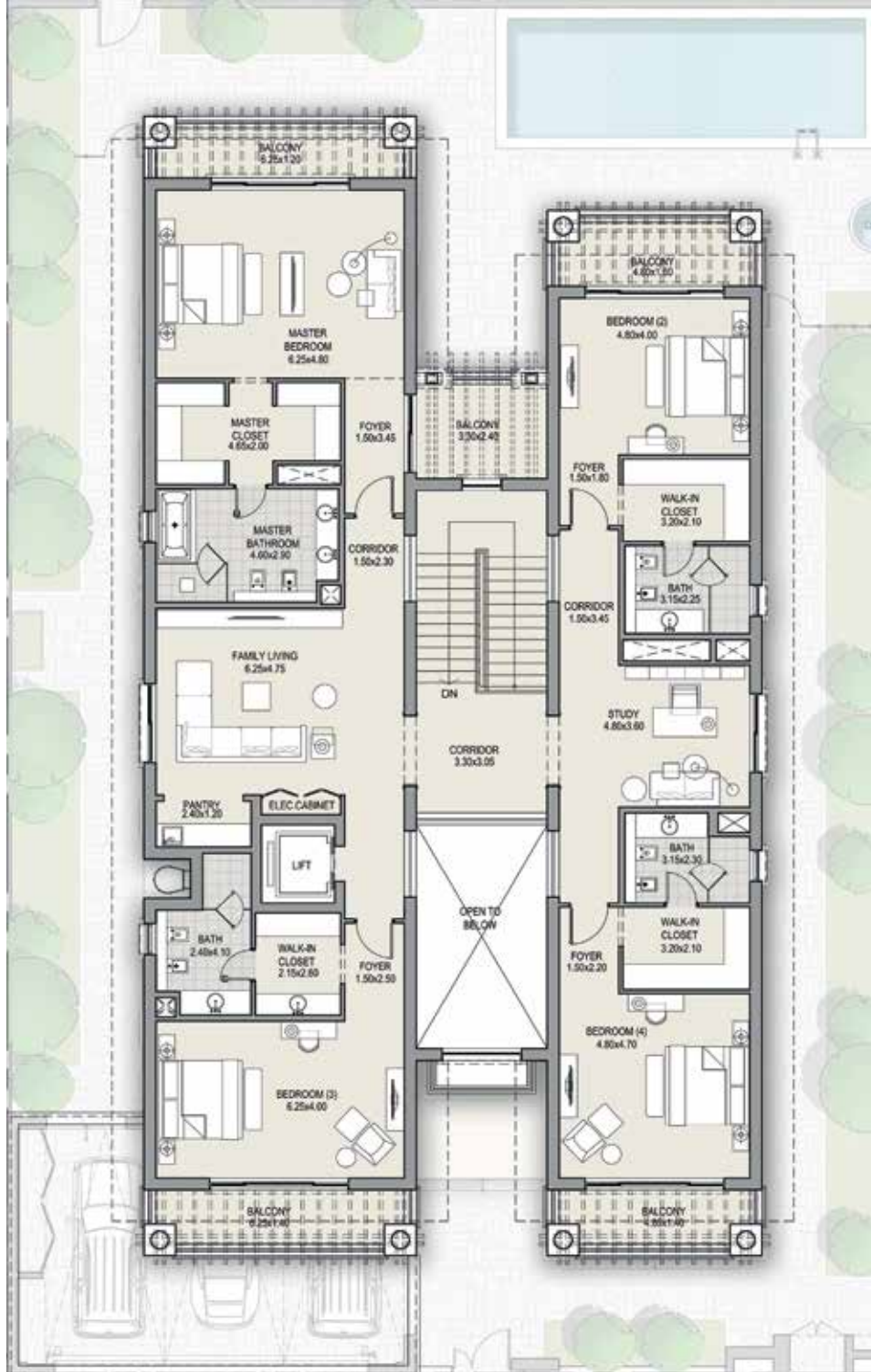
TOTAL AREA 8,892 SQFT

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# MEDITERRANEAN 5 BEDROOM TYPE B

## FIRST FLOOR



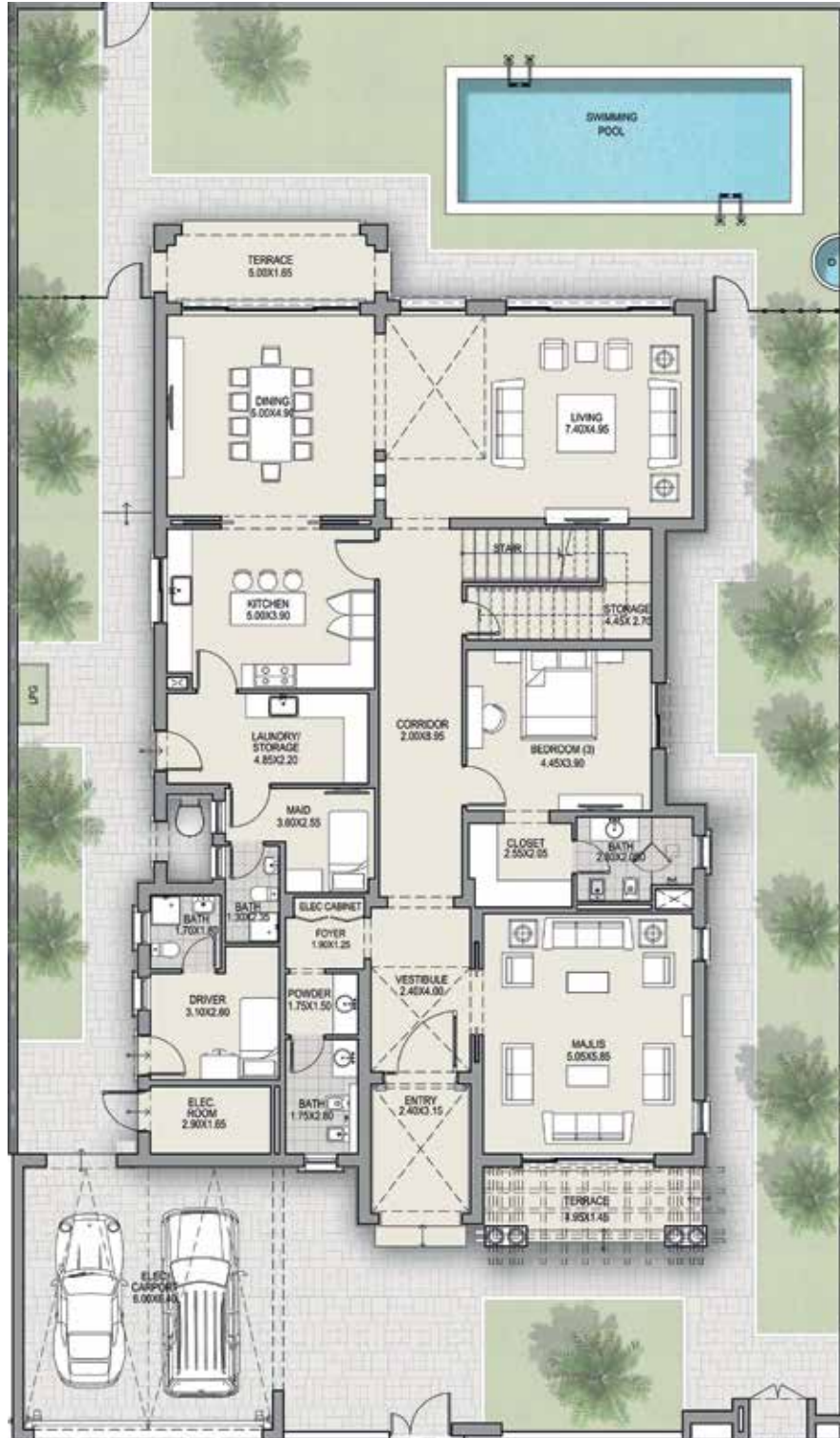
TOTAL AREA 8,892 SQFT

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# MEDITERRANEAN 4 BEDROOM TYPE A

## GROUND FLOOR



TOTAL AREA 6,435 SQFT

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# MEDITERRANEAN 4 BEDROOM TYPE A

## FIRST FLOOR



TOTAL AREA 6,435 SQFT

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# PAYMENT SCHEDULE

READY TO MOVE IN

INSTALLMENT	% OF AMOUNT DUE
On Booking	30%
Balance to be paid in 10 Quarters (7% each) from the Booking Date	70%



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# PAYMENT SCHEDULE

## CORE & SHELL UNIT SOLD AS "AS BUILT"

INSTALLMENT	% OF AMOUNT DUE
On Booking	30%
On SPA Finalization	70%



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# PAYMENT SCHEDULE

## CORE & SHELL TO BE COMPLETED

INSTALLMENT	% OF AMOUNT DUE
On Booking	30%
During Construction (in 3 quarters, 10% each quarter)	30%
Post Handover (in 4 quarters, 10% each quarter)	40%



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