

AVANTI

a captivating
setting

with verve
and vibrancy

always eager
to excite

and entertain



a new dimension to ambition

Dubai. A truly international city.
One that delivers an unrivalled
lifestyle within a secure environment.
Dubai is a bustling metropolis with
ground-breaking high-rises that
complement world-class shopping
malls, restaurants and entertainment.
It's easy to see why the emirate
is one of the world's favourite
investment destinations.

a new dimension to expertise

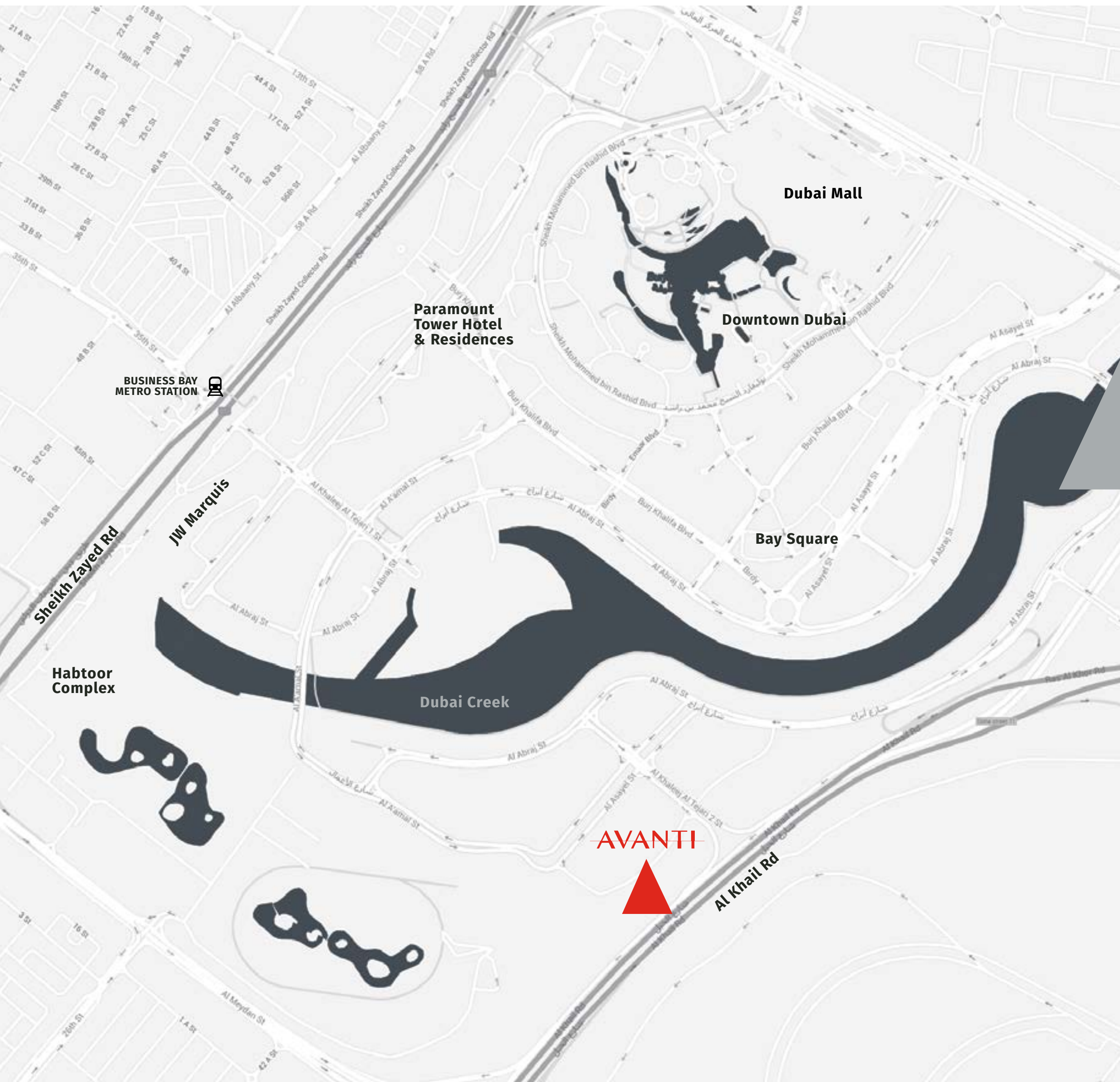


DAMAC Properties has been at the forefront of the Middle East's luxury real estate market since 2002, delivering award-winning residential, commercial and leisure properties across the region, including the UAE, Saudi Arabia, Qatar, Jordan, Lebanon, Oman and the United Kingdom. Since then, the Company has delivered over 20,880 homes, with a development portfolio of more than 44,000 at various stages of planning and progress. This includes 13,000 hotel rooms, serviced hotel apartments and hotel villas, managed by its wholly-owned DAMAC Hotels & Resorts.*

Joining forces with some of the world's most eminent fashion and lifestyle brands, DAMAC has brought new and exciting living concepts to the market in collaborations that include a Tiger Woods Design golf

course managed by The Trump Organization, and luxury homes in association with Versace, Fendi, Just Cavalli, Bugatti, and Paramount Hotels & Resorts. With a consistent vision, and strong momentum, DAMAC Properties is building the next generation of Middle Eastern luxury living.

DAMAC places a great emphasis on philanthropy and corporate social responsibility. As such, the Hussain Sajwani – DAMAC Foundation, a joint initiative between DAMAC Group and its Chairman Hussain Sajwani, is supporting the One Million Arab Coders Initiative. The programme was launched by Vice President and Prime Minister of the UAE, and Ruler of Dubai, His Highness Sheikh Mohammed bin Rashid Al Maktoum, and is focused on creating an empowered society through learning and skills development.



a new dimension to location

Avanti is located in Business Bay, close to the platinum square kilometre of Dubai, an address that's giving the world a new point of reference. Access to Sheikh Zayed Road and Al Khail Road is at a moment's notice.

The city's attractions are also close, be it the shopping malls, the marina or the beach.



a new dimension to the city

Exclusive to your needs.
Answering all your wants.

Lifestyles of desire come alive in the breathtaking Business Bay area of Dubai. It's where everyone wants to be, and be seen. A captivating setting with verve and vibrancy. An intimate reflection of the chic urban lifestyle.



a new dimension to **achievement**

The world's largest mall; its tallest tower and the highest dancing fountains. Inspired urban concepts that have made the world sit up and take notice. Quite easily, one of the most sought-after locations anywhere, you couldn't wish for a more iconic neighbourhood. Look around the Burj area and everything is spectacular.

you have every
reason to expect

a living
experience

that goes
above and

beyond
the ordinary



a new dimension to the high life

In every way, Avanti encourages you to live the action in all its glory at the new beating heart of the city – Business Bay. These stylish suites are equipped with state-of-the-art facilities and the highest service standards. You have every reason to expect a living experience that goes above and beyond the ordinary.



a new dimension to **luxury**

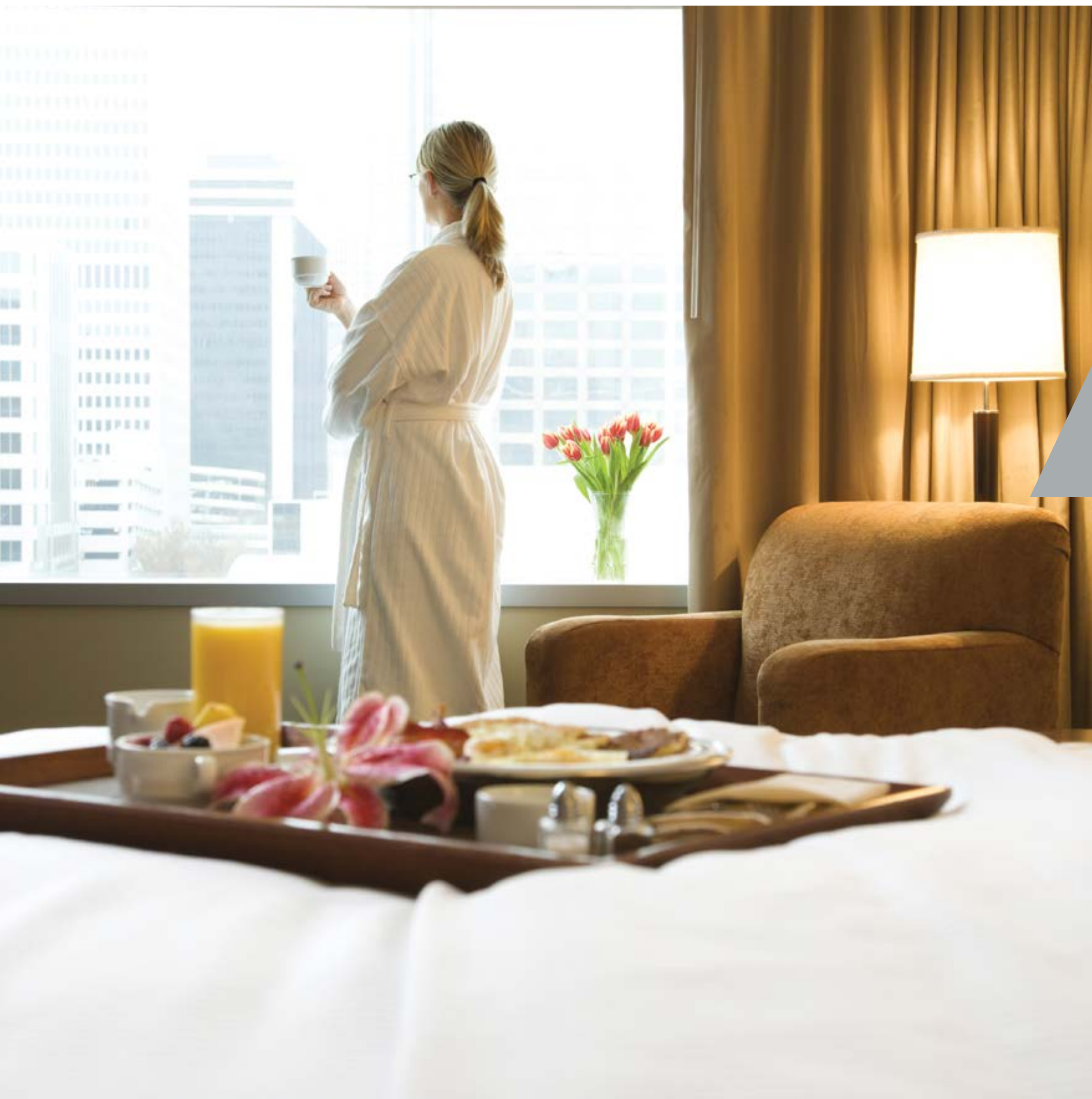
- Furnished deluxe rooms, and one, two and three bedroom suites
- Suites feature a separate living room and dining area
- Fully fitted kitchen, washer, dryer, oven, refrigerator and microwave
- Grand lobby with café
- Temperature-controlled swimming pool
- State-of-the-art gymnasium
- Steam room and sauna
- Children's play area
- Ample parking





a new dimension to design

With a passion for meticulous craftsmanship, thoughtful design and glorious finishing, Avanti raises the standards of elite living. The suites feature signature interiors, premium fittings and splendid furnishings inspired by some of the world's leading designers and brands.



a new dimension to **service**

Extraordinary standards of personal service and individual in-house attention are hallmarks of the high life.

Avanti will ensure every luxury is made available to you whether it's for business, leisure or private purposes.



experience
the essence of

luxury
when you live in

your suite and
premium returns

should you choose
to let it out



a new dimension to **comfort**

You'll always come back to the feeling of home. That's because the luxury suites at Avanti feature a fully fitted kitchen, washer, dryer, oven, refrigerator and other essentials. So you can meet all your basic needs in your own time and within your own space, just like home.



a new dimension to **wellbeing**

The good life is all about the little pleasures, and at Avanti those add up to a hugely fulfilling experience. Every need is catered to in style to give you a sense of wellbeing, at the health and fitness club.

a new dimension to investment

Imagine your suite as a constant performer – it's luxurious and indulgent, but it's a shrewd investment too. Should you choose to let it out when you're not there, you can expect to enjoy great annual returns.*



*Based on current market performance.

features and specifications

All pictures, plans, layouts, information, data and details included in this brochure are indicative only and may change at any time up to the final 'as built' status in accordance with final designs of the project, regulatory approvals and planning permissions.

unit features

- Kitchen cabinets and countertops with oven, refrigerator and washing machine with dryer option
- Balconies as per unit plan
- Wardrobes in bedrooms
- Tiled bathrooms, en-suites and guest toilets, wherever applicable
- Shower, or bathtub with rail and shower, in each bathroom
- Electrical shaver point with mirror in master bathroom
- Vanity units and mirrors
- Central air conditioning
- Double-glazed windows
- Television and telephone connection points
- Provision for high-speed internet access
- Ceramic floor tiling

unit furniture

- Double bed with mattress in deluxe rooms and one bedroom suites
- One double bed and one pair of single beds with mattresses in two and three bedroom suites
- Clean sheets, pillows and bed covers in appropriate portions
- Elegantly designed curtains
- Bedside table with drawer
- Couch in one, two and three bedroom suites only

furniture in living areas

- Breakfast table with chairs in deluxe rooms
- Dining table with chairs in one, two and three bedroom suites
- Settee or armchair
- Coffee table
- Television
- Glass and tableware
- Cooking utensils
- Sofa bed in each hotel apartment unit



Unless stated above, all accessories such as wallpaper, chandeliers, furniture, electronics, white goods, curtains, decorative wall elements, wall mirrors, walk-in closets, televisions etc displayed in the show suite are not part of the standard unit and are shown for illustrative purposes only.

luxury by appointment

contact us at any of our offices or visit www.damacproperties.com

UNITED ARAB EMIRATES

T. +971 4 301 9999
PO Box 2195, Dubai, UAE

DUBAI

Ocean Heights
Al Sufouh Road
T. +971 4 512 2600
F. +971 4 454 2891
E. dubai@damacgroup.com

Park Towers

Dubai International Financial Centre
T. +971 4 376 3600
F. +971 4 373 1490
E. dubai@damacgroup.com

DAMAC Hills Sales Centre 1

Gate 1
Sheikh Zayed bin Hamdan Al Nahyan
Street
T: +971 4 818 3300
E: dubai@damacgroup.com

DAMAC Hills Sales Centre 2

Gate 3
Hessa Street
Opposite Golf Terrace apts
T: +971 4 245 8555
E: dubai@damacgroup.com

Sheikh Zayed Road

Al Manara Building
2nd Floor, Sheikh Zayed Road
Landmark: above Bugatti Showroom
T. +971 04 590 5222
F. +971 04 373 1692
E. dubai@damacgroup.com

KINGDOM OF SAUDI ARABIA QATAR

RIYADH

14th Floor, Al Anoud Building
King Fahd Road
T. +966 11 293 2883
F. +966 11 279 2462
E. ksa@damacgroup.com

JEDDAH

Al Jawharah Tower
Next to Rosewood Jeddah Hotel
Said Ibn Amir
Ash Shati
T. +966 12 233 0210
F. +966 12 284 5446
E. ksa@damacgroup.com

LEBANON

DAMAC Properties Lebanon SAL
Unit 1801, 18th Floor
DAMAC Tower
Omar Daouk Street
Mina El Hosn, Beirut Central District
T. +961 81 647 200
E. beirut@damacgroup.com

Building 90, New Solta area
Ali bin Abi Talib Street
Next to Omar bin Al Khattab
Health Centre, Doha
T. +974 44 666 986
F. +974 44 554 576
E. doha@damacgroup.com

KUWAIT

Al Bawader Real Estate Broker WLL
Office 42A, 12th Floor
Panasonic Tower
Building 6, Block 14
Al Qibla Street, Kuwait City
T. +965 2249 8727
F. + 965 2245 6766
E. kuwait@damacgroup.com

JORDAN

Al Istithmar Street
Abdali Project
Amman
Opposite Abdali Mall Gate #1
T. +962 6 510 7000
F. +962 6 565 7896
E. amman@damacgroup.com

From 1st January 2018, commercial properties (including hotel rooms, hotel apartments, retail and office spaces, plus parking and storage areas if sold separately) are subject to Value Added Tax (VAT) at a rate of 5%. To date, residential property remains free of VAT.

All project information is correct as at the time of printing but may be subject to change without notice.

DAMAC