

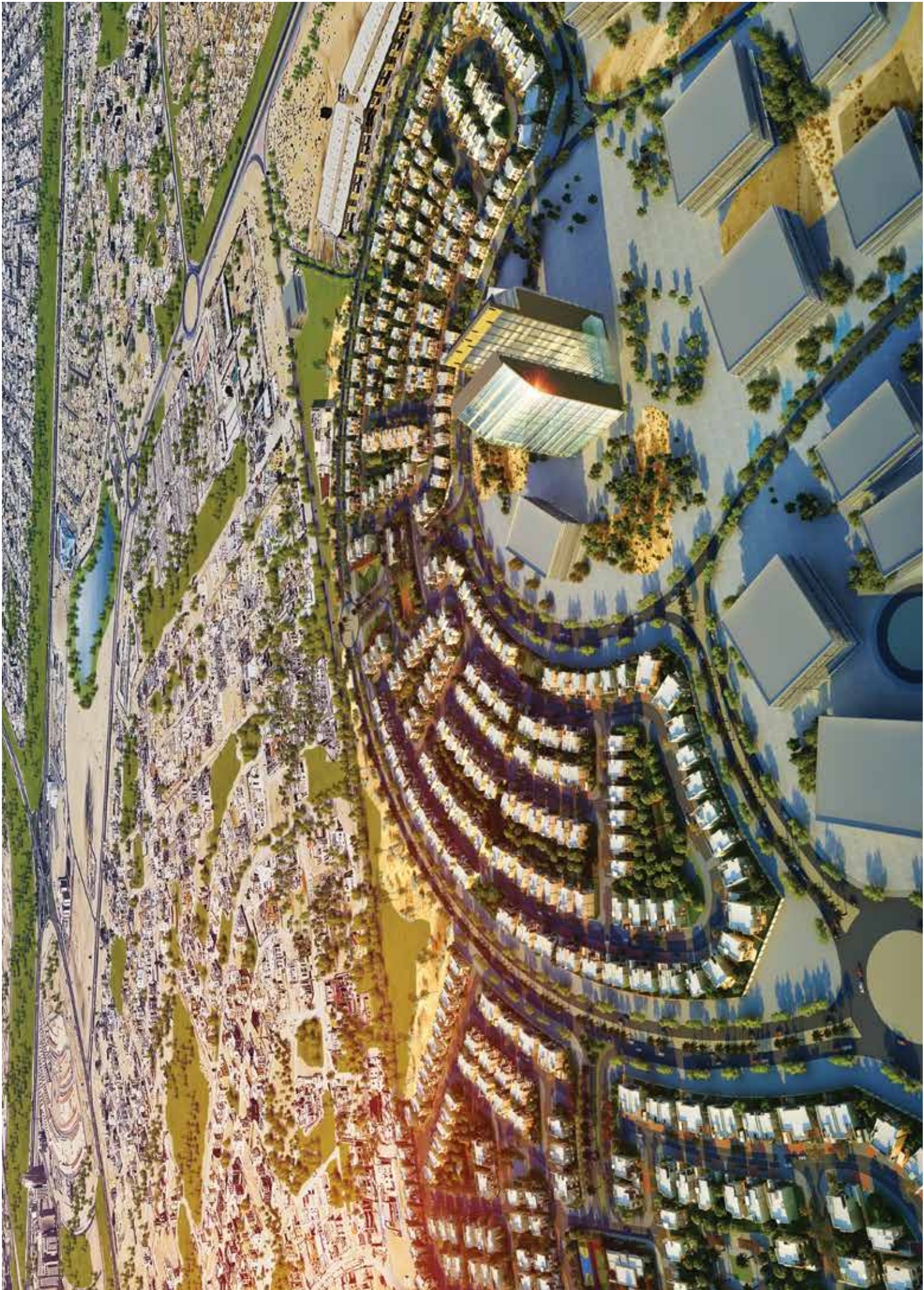


# LANTANA VILLA



A member of **TECOM GROUP**







# YOUR HOME AT THE CENTRE OF THE NEW DUBAI

Whether you are investing in a new home or searching for a real estate asset with healthy returns, Villa Lantana has a list of advantages that are hard to ignore. Ideally located in Dubai's new growth corridor of Al Barsha South, this 440 villa freehold community combines thoughtfully designed homes set in a well-planned neighbourhood offering a wide range of amenities.

- 3-5 bedroom freehold detached & semi-attached homes
- 17 villa types and 11 floor plans
- Located in Al Barsha South (close to Dubai's main business districts and local amenities)
- Communal gardens with jogging tracks
- Parks and play areas
- Retail centre
- Two community centres with gyms and swimming pools



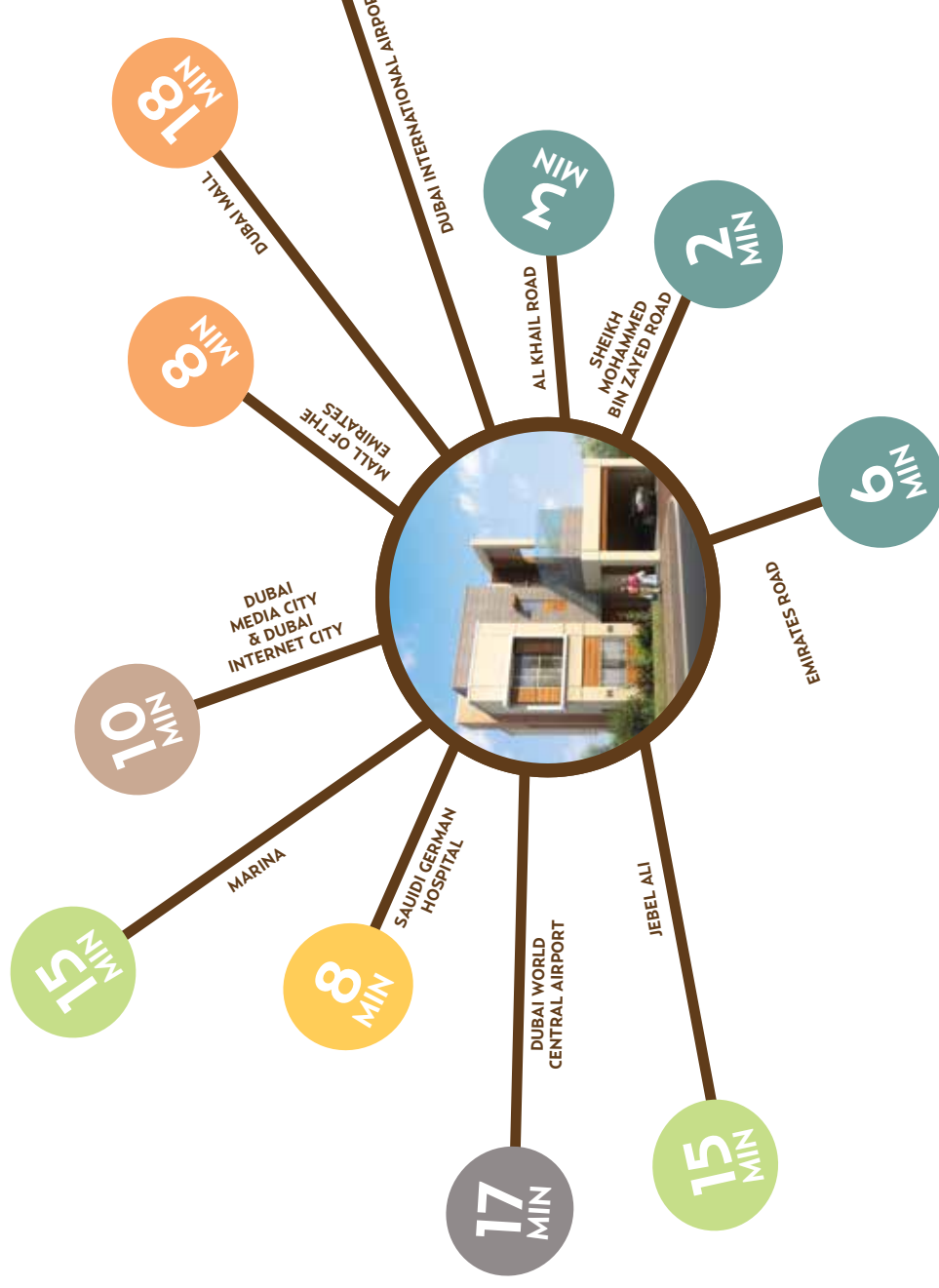


# CLOSE TO ALL OF LIFE'S NECESSITIES

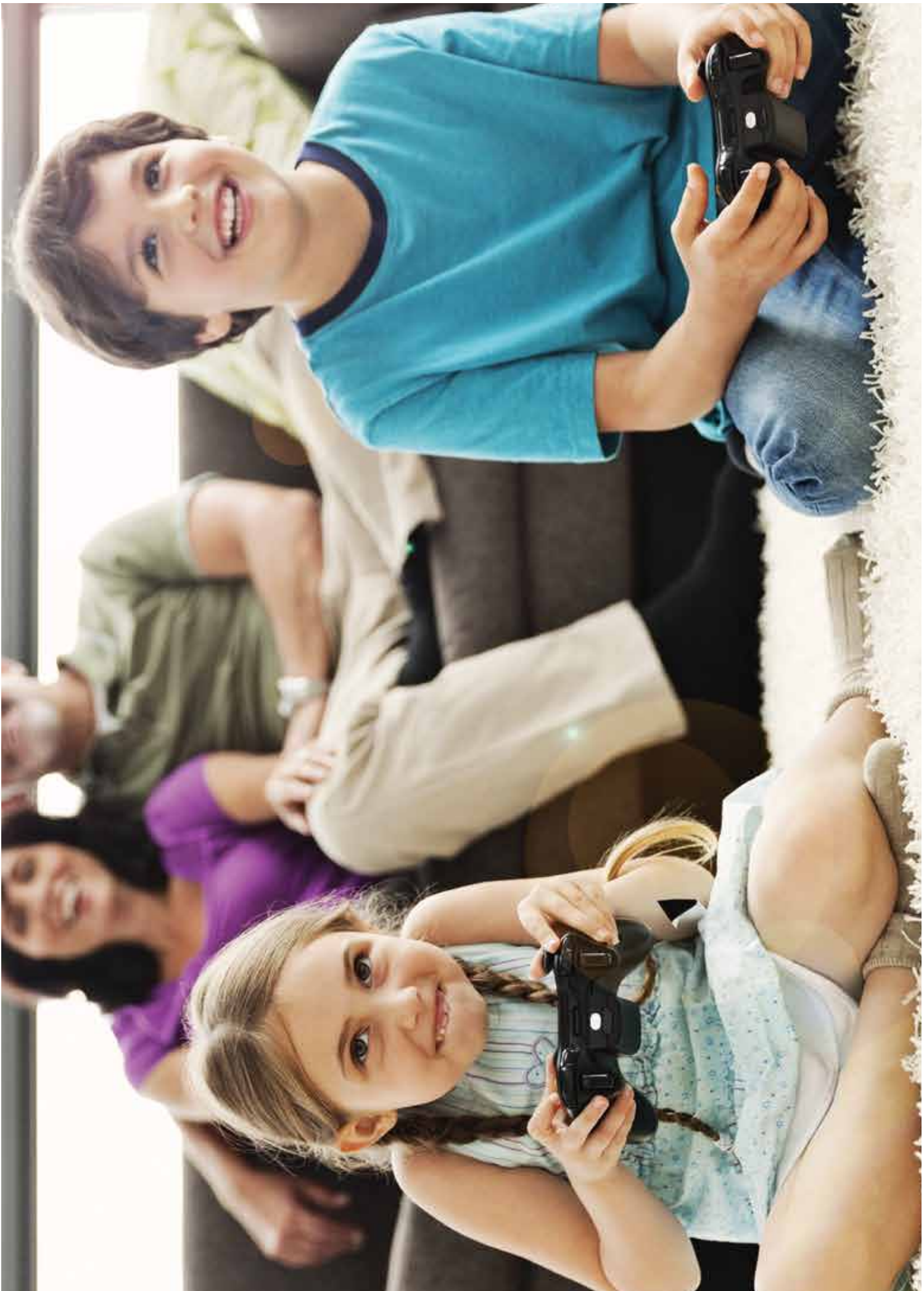
A quick glance at a map of Dubai and the benefit of Villa Lantana's location becomes obvious. The community is at the centre of a range of shopping, leisure and other attractions, as well as being within easy reach of all the necessities of family life, from schools and nurseries to medical facilities and sports amenities.

Villa Lantana's proximity to Dubai's main arterial roads keeps commuting times to a minimum. The short drive to Dubai's key business districts means less time wasted in the car and more time spent enjoying life. Dubai World Central and the site for Dubai Expo 2020 are also just down the road. In addition, longer commutes to other emirates, such as Abu Dhabi and Sharjah, are fast and convenient with major highways just around the corner from your home.

Whether it's the school run, commuting to work, a trip to the beach or picking up visitors from the airport, at Villa Lantana you are minutes away from everything Dubai has to offer.







# FREEHOLD HOMES FOR EVERY FAMILY

Whether you are starting a new family or already have a full house, there's a Villa Lantana home to suit your needs. Our range of villa sizes and styles are designed to suit families at every stage of their lives.



CHOOSE THE HOME THAT'S RIGHT FOR YOU



3 AND 4 FLOOR PLANS



DETACHED & SEMI-ATTACHED





Two community centres with gym facilities, lap and leisure pools



Jogging tracks



Multi-purpose sports courts



Shaded seating areas



Playgrounds



Winding pedestrian walkways and paths set in attractive landscaping



# A NEIGHBOURHOOD WITH EVERYTHING YOU NEED

Villa Lantana has been carefully master planned for close knit community living. Residents will have ample opportunities to meet, relax and enjoy Villa Lantana's pleasant surroundings. You will discover all you need right on your doorstep, from the daily essentials to life's little luxuries, with a range of leisure and fitness options to promote quality of life for the entire family.



I DON'T WANT TO LIVE AT AN ADDRESS.  
I WANT TO LIVE IN A COMMUNITY"





I AM LOOKING FOR A UNIQUE HOME.  
NOT AN ORDINARY HOME"





# QUALITY FINISHES FOR A QUALITY HOME

You'll find quality finishes throughout your home, from contemporary tiled flooring to modern kitchen layouts. You'll also appreciate the practical touches, such as purpose-built laundry areas and generous storage space. Intelligent use of space means that each villa is truly liveable, with ample room for you and your family to fully enjoy life.



## INTELLIGENT DESIGN COMBINED WITH A FUNCTIONAL AESTHETIC



QUALITY FINISHES



PRACTICAL FLOOR PLANS WITH NO  
WASTED SPACE



# THE RIGHT HOME FOR YOUR FAMILY

A community of 440 detached and semi-attached contemporary styled villas designed for a happy, hassle-free family life.

- Fitted contemporary kitchens
- Built-in wardrobes
- All bedrooms ensuite
- Covered parking
- Maids room
- Storage space
- Laundry areas
- Stylish bathroom suites
- Guest washrooms

## SEMI-ATTACHED VILLAS



3S1

3,210 SQ FT



3S2

3,200 SQ FT



3S3

2,590 SQ FT



3S4

2,450 SQ FT





# DETACHED VILLAS



3D1

3,050 SQ FT



3D2

3,050 SQ FT



3D3

3,050 SQ FT



4D1

4,150 SQ FT



4D2

4,100 SQ FT



4D3

3,875 SQ FT



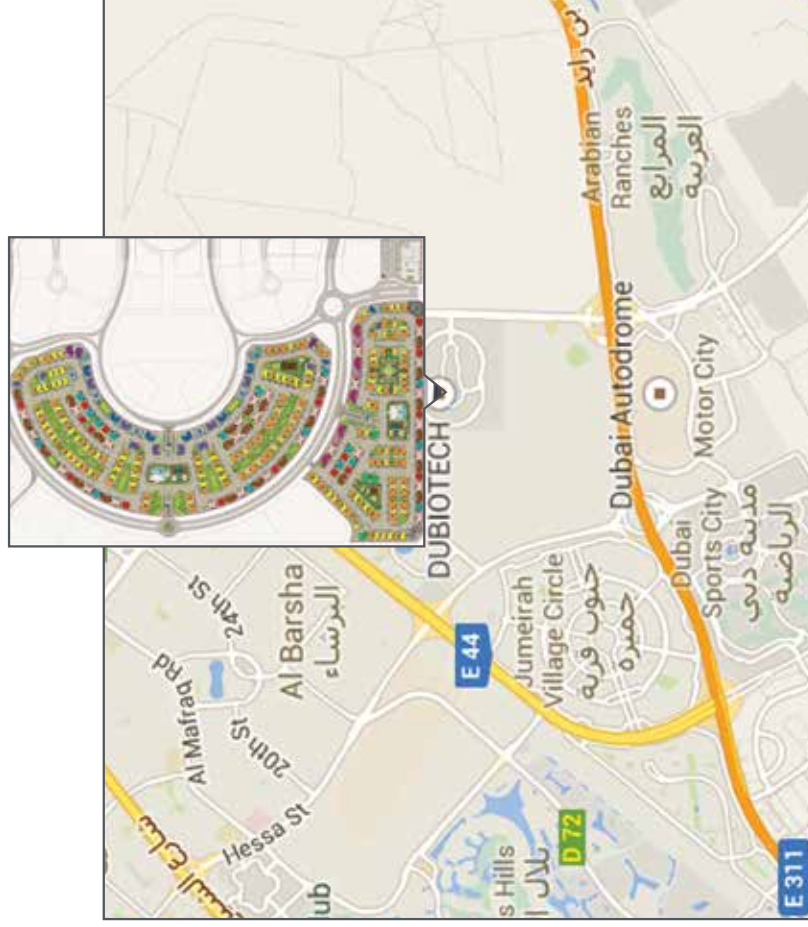
4D4

3,467 SQ FT





# MASTERPLAN



## LEGEND

|                    |     |     |     |     |
|--------------------|-----|-----|-----|-----|
| 5 BR DETACHED      | 5D1 | 5D2 | 5D3 | 5D4 |
| 4 BR DETACHED      | 4D1 | 4D2 | 4D3 | 4D4 |
| 4 BR SEMI-ATTACHED | 4S1 | 4S2 |     |     |
| 3 BR DETACHED      | 3D1 | 3D2 | 3D3 |     |
| 3 BR SEMI-ATTACHED | 3S1 | 3S2 | 3S3 | 3S4 |



Scale: -

Meters

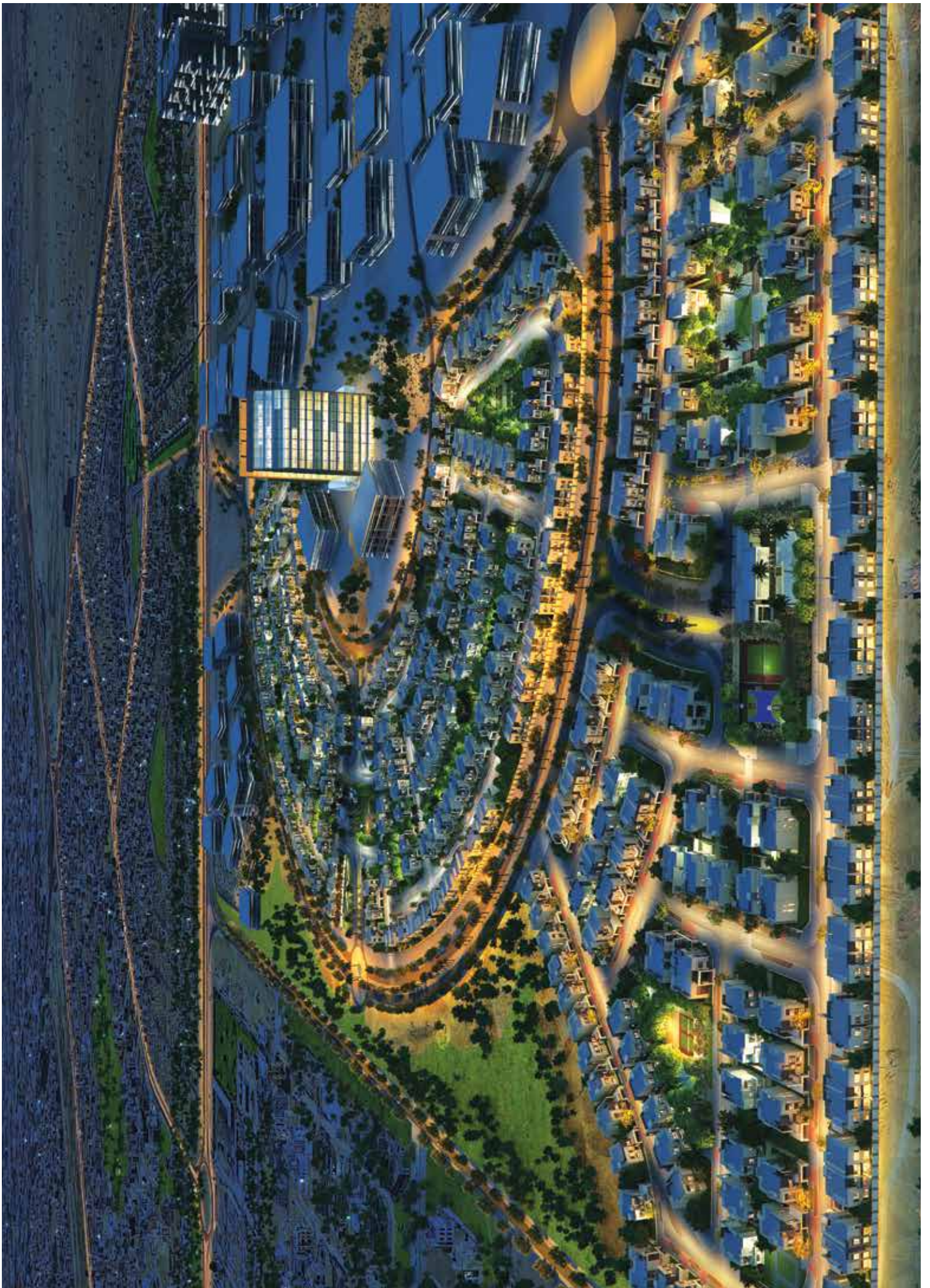


VILLA LANTANA 1



VILLA  
LANTANA







# A HAPPY HOME IS NOW WITHIN REACH

In a world where too many homes are created without real thought for the people who actually live there, Villa Lantana is a welcome exception.

Everything has been planned with everyday living in mind, from the thoughtfully designed interiors to the carefully considered master plan and community features.

It's easy to see why Villa Lantana ticks all the boxes for what is really important in life.





Find out more about Villa Lantana

☎ 800-LANTANA (5268262)

[www.villalantana.ae](http://www.villalantana.ae)





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