

Titans Developers presents to you, the latest residential project in the distinguished area of Dubai Sports city, Hera Tower, offering unique homes at an affordable price.



*Hera Tower is named after the Greek goddess, where in Greek mythology it represents strength, durability and immortality, which we are building today. Hera Tower effortlessly combines state of the art architecture and authenticity of the past, elegance of the present, technology and luxury of the future in an awe inspiring ground-floor lobby and modern design in its spacious apartments.*

## INDEX

CEO'S MESSAGE .....	08
TITANS DEVELOPERS .....	10
INVESTMENT & INVESTING IN DUBAI .....	13
EXPO 2020 .....	18
HERA TOWER .....	20
- FEATURES & AMENITIES .....	22
- INVESTMENT REVIEW .....	32
DUBAI SPORTS CITY .....	35
- DISTRICT AMENITIES .....	37
FLOORPLANS .....	38
- STUDIO .....	40
- ONE BEDROOM .....	46
- TWO BEDROOM .....	50



## CHAIRMAN'S MESSAGE

**“THE PERFECT  
UNION OF  
LOCATION,  
AFFORDABILITY,  
AND LUXURY”**



---

With Hera Tower, we wanted to draw from the classic architecture of Greece that has withstood the ages, and continues to be recognized today as some of mankind's greatest architecture, and combine that with the very best of modern engineering.

Hera, was also the Goddess of Marriage, and Hera Tower is about finding the perfect unions, not just of architectural styles, but of location, affordability and the intelligent use of interior space. Spacious and beautiful interior design means that you appreciate your time at home, while a good location means you're never far from where you need to be, and affordability lets you own your home without taking financial risks.

We feel that we have exceeded our goals with Hera Tower. We have managed to keep the price of the units competitive, and with Dubai Sports City as the location for the project, a resident's every need is easily met, while the units themselves have been carefully planned to maximize the available space.

Our portfolio of properties at Titans Developers provides affordable homes, without compromise on the quality of the build or the finish of the units, in the most desirable residential communities, where you have all the amenities, from schools to supermarkets at your doorstep, that supports your lifestyle.

We're proud to invite you to learn more about us and our project Hera Tower.

**Mohammed Al Refay**  
CEO



## TITAN DEVELOPERS

Our story began long ago, we worked in the market and studied all its aspects for many years, we know the pulse and needs of our customers, and we are always working on exceeding those needs, We decided to establish Titans Developers in 2014, and since then we have quickly earned our reputation of being one of the most exciting and trusted property developers companies in the Emirate.

Led by professionals with over fifteen years' experience each working in the Dubai real estate and construction sectors.

In 2017, building on the experience we acquired assisting other property developers in the construction, project-management and completion of their projects, we launched three of our own fully-independent projects in Dubai Sports City and realized our dream of becoming a property-developer in our own right.

*Our ambition at Titans Developers from our first day is to be a leader in real estate development. In just 3 years short, we've taken a great leap forward towards that goal. With the launch of Hera Tower project in 2017, we've made our mark on the Dubai skyline.*

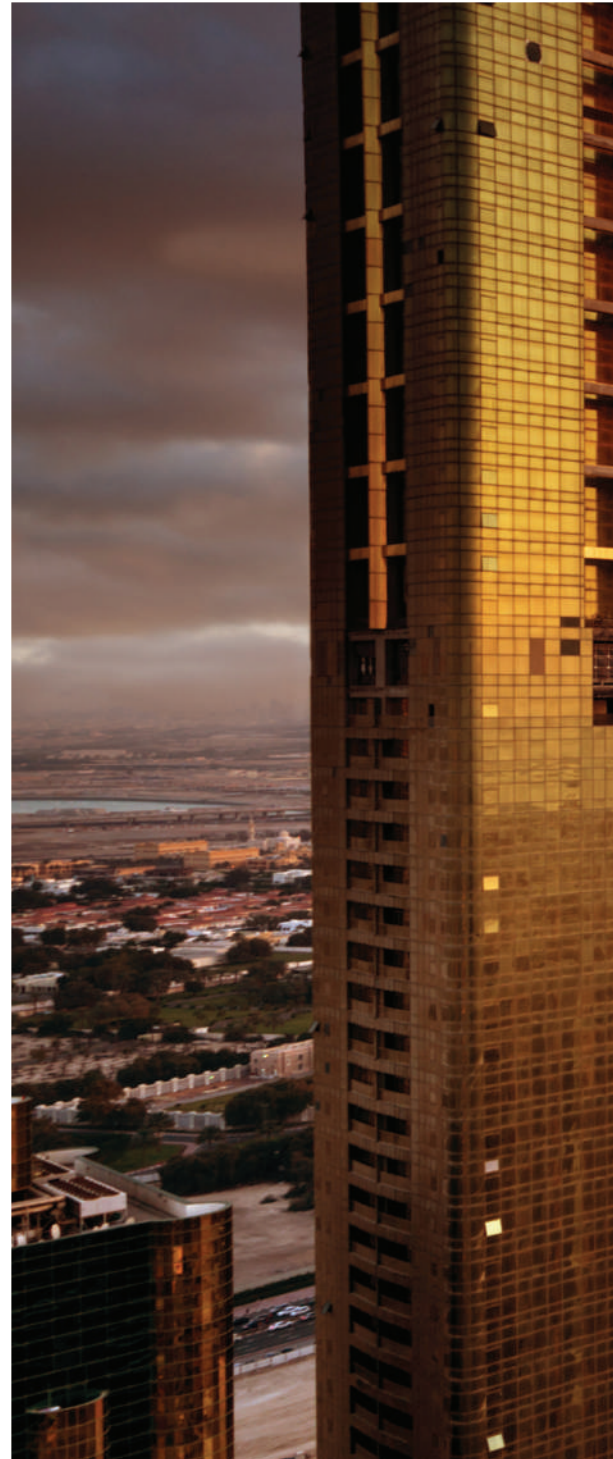
## OUR APPROACH

At Titans Developers we focus on the design, planning and construction of only a few projects at a time, because we know our most precious resource is the trust and loyalty of our clients. To maintain these valued relations, we need to meet our commitments and exceed our client's expectations and pay attention to the fine details that earns our clients trust.

A smaller portfolio of projects means that our attention is fully-devoted to the construction of our buildings, giving us the time to pay attention to every detail of a project. That attention to detail translates into the finest quality of work in the construction, the perfect fitting of every apartment and the lasting financial value of your investment.

We know that in life, the purchase of a property is the single-largest investment a person will make, we respect that our clients have chosen to make that investment with us.

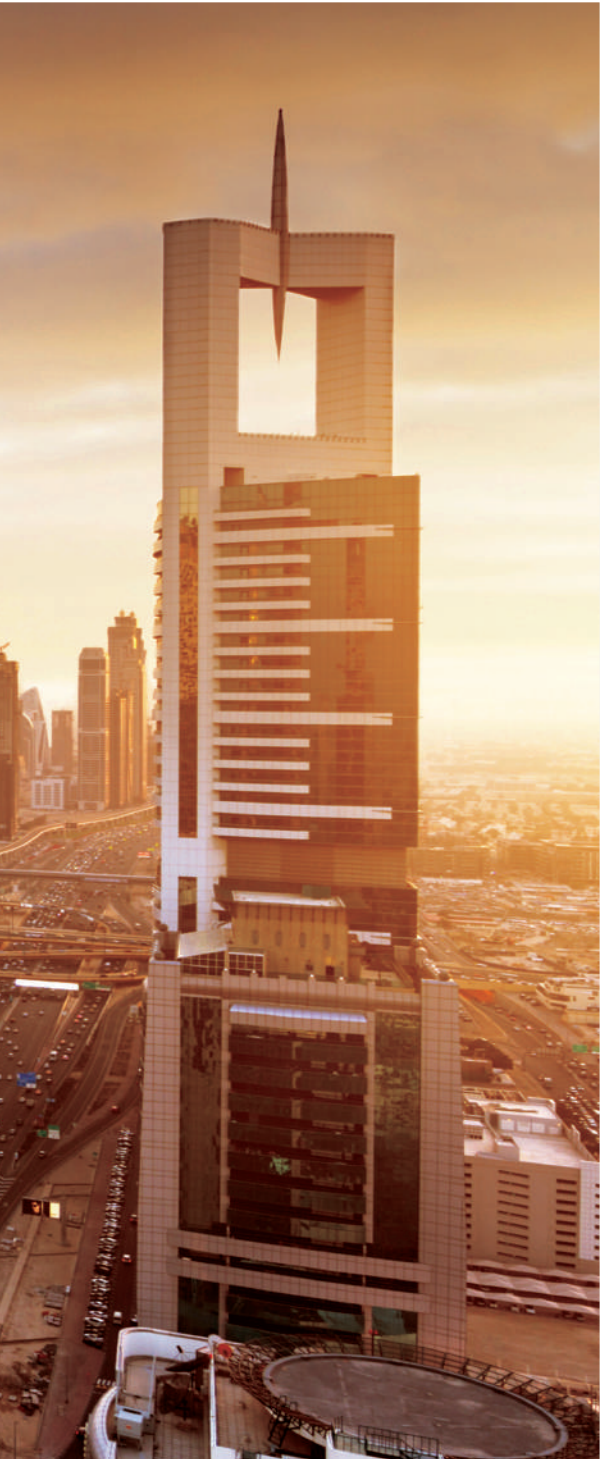




## INVESTMENT & INVESTING IN DUBAI

*With Dh25.5 billion dirhams of foreign direct investment in 2016, Dubai continues to rank as one of the world's top ten cities for foreign investment.*

In the lead up to Expo 2020, Dubai has invested billions of dirhams into tourism, civil infrastructure and services, this continual investment into the development of the economy, has also helped the Emirate attract Dh25.5 billion in foreign direct investment for 247 projects ranking it as one of the world's top 10 destinations for foreign investment.





## FOREIGN DIRECT INVESTMENT

Foreign Direct Investment provides a valuable stimulus for the economy building strategic projects and job creation which creates demand for residential and retail markets.



**BENEFITS OF FOREIGN DIRECT INVESTMENT**

- Job Creation
- Higher Wages
- Knowledge Creation
- Increased Demand for Residential Properties
- Increased Demand for Goods & Services



## MEGA PROJECTS

Dubai has continued over the past decade to add new mega-projects to the Emirate, to maintain its appeal as a leading tourist destination, these iconic developments continue to add to Dubai's breath-taking and ever-changing skyline.



### DUBAI CANAL

The Dh1 billion, Dubai Water Canal, is artificial canal. It comprises one shopping Centre, four hotels, 450 restaurants, luxury housing, walkways and cycle paths. It is a three-kilometer long project starting from Business Bay into the Arabian Gulf through Safa Park and Jumeirah.



### DUBAI PARKS & RESORTS

Dubai Parks and Resorts is the Middle East's largest integrated leisure and theme park. With over 25 million square feet, it features more than 100 rides and attractions, and consists of three theme parks: Motion Gate Dubai, Bollywood Parks Dubai and Legoland Dubai, and Legoland Water Park.



### IMG WORLDS OF ADVENTURE

IMG Worlds of Adventure, the largest indoor theme park in the world includes adrenaline pumping roller-coaster rides and spine-tingling attractions across its four epic zones. Visitors can choose from a wide variety of attractions based on popular Cartoon Network characters, iconic Marvel Super Heroes and 70 life-size animatronic dinosaurs.



### MARSA AL ARAB

The AED 6.3 billion mega-project, spread across 4 million sq. ft will be developed on new two islands on both sides of Burj Al Arab Jumeirah and is expected to be complete by 2020. The two islands will add 2.2 kilometers of beach frontage, as well as three new hotels and a number of new tourist attractions. The Wild Wadi Waterpark will be moved from its current road-side location closer to the beach and will be more than double its existing size.



### DUBAI EYE

The Dubai Eye, the world's tallest Ferris Wheel, is being built on Bluewater's Island, a multi-purpose island with hotels, retail and residential properties off the Jumeirah Beach Residence coastline. The Dubai Eye will provide a wonderful view of the Burj Al Arab, the Burj Khalifa and Palm Jumeirah.



### DUBAI METRO EXTENSION

The Dubai Metro is the world's longest automated driverless system is being extended for Expo 2020, with the addition of 50 new trains. The new Expo 2020 line is expected to be able to handle 46,000 passengers per hour. The route will start from Nakheel Harbour and Tower station and pass through areas including, Dubai Silicon oasis The Gardens, Discovery Gardens, Al Furjan, Jumeirah Golf Estates and Dubai Investment Park

*Expo 2020 will be an economic and political achievement for the UAE but it will also be vital a part of the country's long-term future.*

## EXPO 2020 FACTS

- The Expo 2020 site occupies 1038 acres of land off Jebel Ali
- Expected to attract 25 million unique visitors
- Expected to create 277,149 jobs between 2013 and 2021
- 40% of the employment opportunities to be in the travel and tourism sector
- Dh25 billions of investment into infrastructure projects to support Expo 2020
- Increase hotel rooms to 100,000 in Dubai
- Expo 2020 will stretch to 2021 for Dubai's 50th anniversary
- Extension of Metro line with 7 new stations to serve the Expo 2020 site

Dubai was selected to host the Expo 2020. The United Arab Emirates presented the theme for the Expo, "Connecting Minds, Creating the Future" with the sub-concepts of Sustainability, Mobility and Opportunity. Since, winning the event Dubai has been building infrastructure that embodies these themes, to launch by 2020.

The main 1083-acre site of Expo Dubai 2020 is located midway between Dubai and Abu Dhabi. The central plaza, entitled Al Wasl, "the connection", is, enclosed by three larges with each one dedicated to one of the three sub-themes of sustainability, mobility and opportunity.

In 2017, Dubai awarded Dh11 billions of construction projects at the Expo 2020 site and is projected to attract over Dh100 billions of investment into the UAE.

In conjunction with Expo 2020, Dubai has launched the world's Solar Power Project which is set to start by Expo 2020. The Emirate has also committed itself to becoming the world's happiest, and has appointed a Minister of Happiness, and a Dubai Happiness Agenda that has 16 programmed under four themes that sum up 82 projects to be set in the city with an aim to make the city the happiest by 2020.

The Expo 2020 Dubai will run for six months, from to October 2020 to April 10 2021, but with the massive investment into transport, sustainability and its continued effort to improve the ease of doing business in Dubai, the impact of Expo 2020 and its vision will be felt for decades.



## HERA TOWER

Hera Tower effortlessly combines modern architecture with classical design. In a mix of studios, one bedroom and two bedroom apartments at an affordable price, with a strategic location, Hera Tower is the ideal home for professionals and new families.

The building welcomes you with a spacious state of the art lobby that takes your breath away with its design and warm atmosphere, and with a tower that will meet your every need.

Whether you're a professional or a bachelor who needs an executive space, or thinking of starting a family, or your family is getting bigger, or you just love the spacious luxurious unit, Hera tower is your answer.

Hera is uniquely located where you have accessibility to all lifestyle, and professional needs or you can simply enjoy the range of facilities and amenities that we provide onsite which will serve you the best of both worlds just a couple of steps from your unit.

We understand the need and the importance of the long term investment.

*Inspired by the Greek Goddess, Hera who is portrayed as being majestic and solemn, Hera Tower is the perfect union of Uniqueness of design and location and affordability.*





## FEATURES & AMENITIES

*A wealth of amenities at Hera Tower means you have a choice of recreational activities right at your doorstep.*



### BUILDING FEATURES & AMENITIES

- Spectacular Ground-Floor Lobby
- 6 Fast Smart Elevators
- Large Balconies for Apartments
- Adults Swimming Pool
- Kids Swimming Pool
- Outdoor Jacuzzi
- Mixed Health Club with Steam Room & Sauna
- Female Health Club with Steam Room & Sauna
- 500M Running Track
- Dedicated BBQ Area
- Children's Playground
- 24-Hour Security
- Covered Parking and Outdoor Guests Parking



---

*An effortless combination  
of modern architecture with  
classical design.*

---





---

*Relax at home in your spacious apartment, with natural light from the floor-to-ceiling windows, or savour the incredible views from your generous-sized balcony.*

---







*Every detail of your kitchen area has been carefully considered, from the sleek designs to the state-of-the-art lighting, the cabinets and appliance placement.*



## LOCATION MAP

# EVERYTHING YOU DESIRE FOR WORK AND LIFESTYLE WITHIN 5 TO 20 MINUTES FROM YOUR HOME.

### Within 5 to 10 Minutes

- Motor City
- Jumeirah Village Circle
- Dubai Production City
- Dubai Studio City
- Dubai Polo Club
- Miracle Gardens

### Within 10 to 15 Minutes

- Dubai Internet City
- Mall of the Emirates
- Ibn Battuta Mall
- Global Village
- IMG Worlds of Adventure

### Within 15 to 20 Minutes

- Dubai South
- Dubai Downtown
- Jebel Ali Free Zone
- Palm Jumeirah
- Al Maktoum International Airport
- EXPO 2020 Area



Hera Tower is located in Dubai Sports City, just fifteen minutes away from major destinations such as Dubai Marina, Mall of the Emirates, and Dubai Internet City provides easy access to the business and leisure destinations in Dubai.



## INVESTMENT REVIEW

---

### DUBAI SPORTS CITY

- 15 minutes from Major Tourist Destinations
- Schools and Retail & Medical Facilities
- World-Class Sports & Leisure Facilities

## PROJECT SUMMARY

---

No. of Floors:	B+G+4P+HC+23
Project Launch:	2017
Project Completion:	4th Quarter 2020
Location:	Dubai Sports City
Apartment Types:	Studios, 1 Bedroom, and 2 Bedroom
Apartment Sizes:	340 sq ft. to 1,215 sq ft





■ GOLF AREA   ■ LIVING AREA   ■ SPORTS AREA

## DUBAI SPORTS CITY

*Hera Tower is located in Dubai Sports City, host to the Emirate's international sporting venues. With supermarkets, schools and medical clinics at your doorstep, you'll have everything you need within reach of your home.*

Located on the arterial Mohammed Bin Zayed Road, Dubai Sports City provides the perfect setting for life in the Emirate. Its combination of residential, retail, leisure and recreational facilities makes it one of the most attractive districts in Dubai for end-users and investors.

Spread over 50 million square feet, the complex has five major sporting venues, a number of sports academies and residential districts. Dubai Sports City, just fifteen minutes away from major destinations such as Dubai Marina, Mall of the Emirates, and Dubai Internet City provides easy access to the business and leisure destinations in Dubai.

Dubai Sports City sits between Dubai Production City and Dubai Motor City, benefitting from easy-access to the facilities and amenities of both districts.





## INTERNATIONAL SPORTING VENUES

The international sporting venues at Dubai Sports City have been host to major international events that have become an important part of the Dubai calendar.



## DISTRICT AMENITIES

### THE ELS CLUB GOLF COURSE

The Els Club Golf Course is the first course designed by the world's former number one golfer, Ernie Els, who has 71 career victories including 4 U.S. Championship Opens. The Els Club Golf Course has won numerous accolades including '2008, Best New International Golf Course' and in '2009, Best Golf Course in Dubai.' The Clubhouse facilities include two restaurants, a member's lounge and conference facilities.

### DUBAI INTERNATIONAL STADIUM

The Dubai International Stadium has been host to several major cricket tournaments, including 'One Day Innings' between Australia and Pakistan, and several Twenty (20) matches with teams from England, New Zealand, Pakistan and Sri Lanka. In its first five years of operation, the Dubai International Stadium was host to more Twenty (20) Internationals than anywhere else in the world.

### DISTRICT AMENITIES

- Shopping Centre
- Schools & Nurseries
- Medical & Dental Clinics

### SPORTS FACILITIES

- Ernie Els Golf Course
- Rugby Stadium, 5,000 Seats
- Hockey Field, 5,000 Seats
- Indoor Arena, 10,000
- Cricket Stadium, 25,000 Seats
- Outdoor Stadium, 60,000 Seats
- Sports Village
- ICC Academy
- Spanish Soccer Schools
- Swimming Academy
- Butch Harmon Golf School

# FLOORPLANS





# STUDIO



TYPE	A - 6, 7, 17, 18
AREA	408 sq. ft.



TYPE	B - 14
AREA	400 sq. ft.



# STUDIO



TYPE	C - 3,21
AREA	400 sq. ft.



TYPE	D - 9
AREA	402 sq. ft.



# STUDIO



TYPE	E - 15
AREA	400 sq. ft.



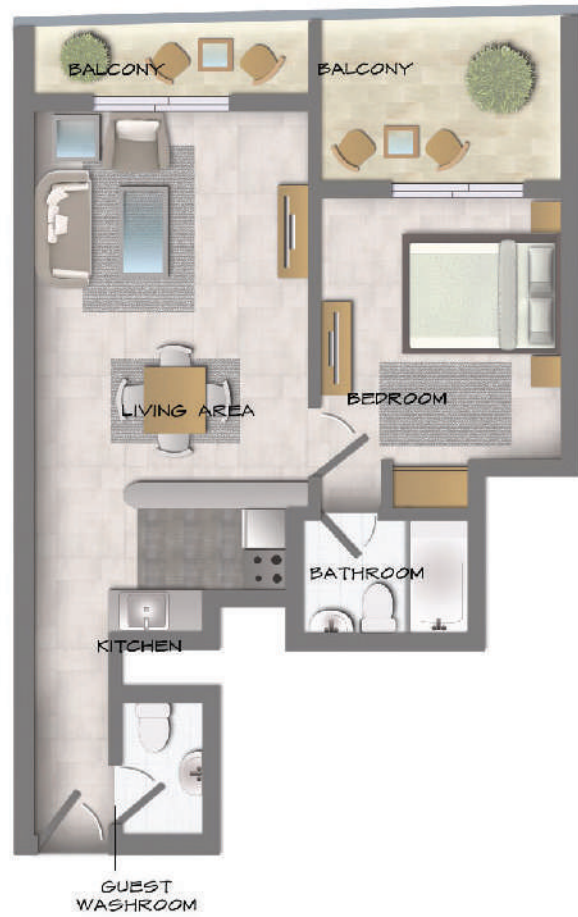
TYPE	F - 4,20
AREA	340 sq. ft.



# 1 BEDROOM



TYPE	A - 11, 12
AREA	760 sq. ft.



TYPE	B - 13
AREA	750 sq. ft.

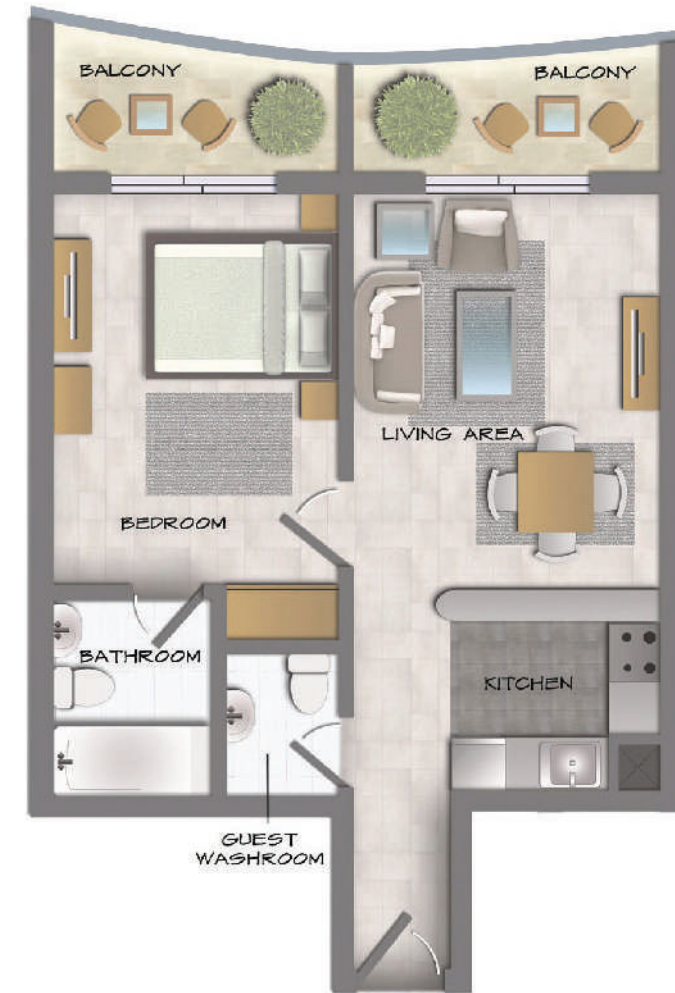




# 1 BEDROOM



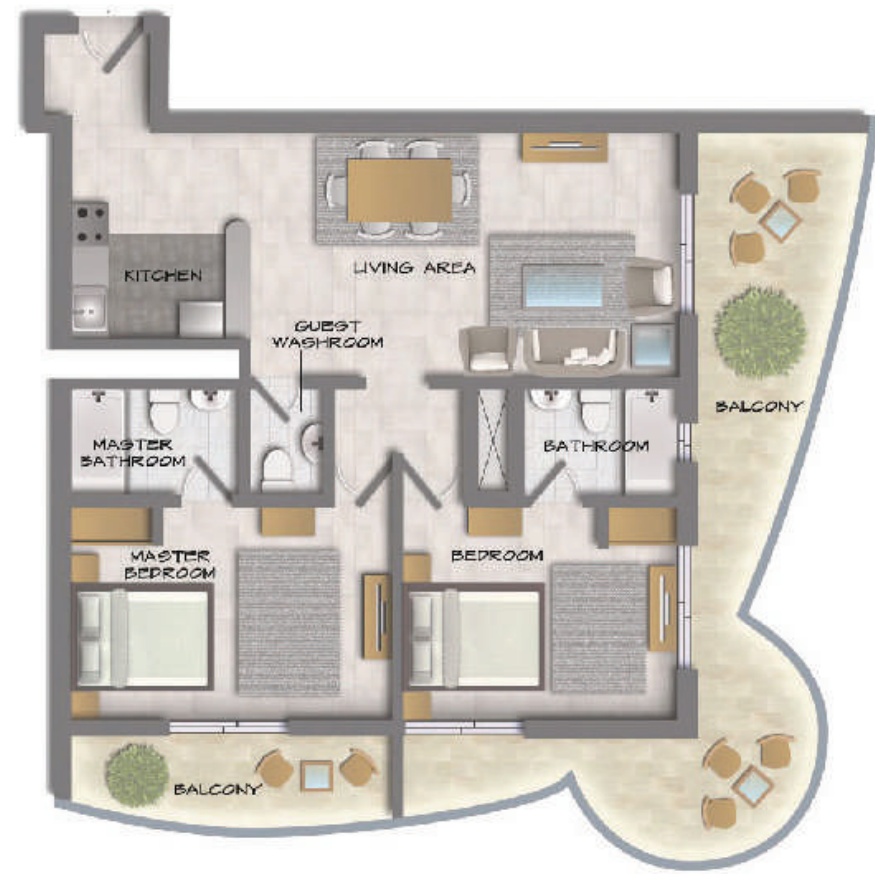
TYPE	C - 1,23
AREA	715 sq. ft.



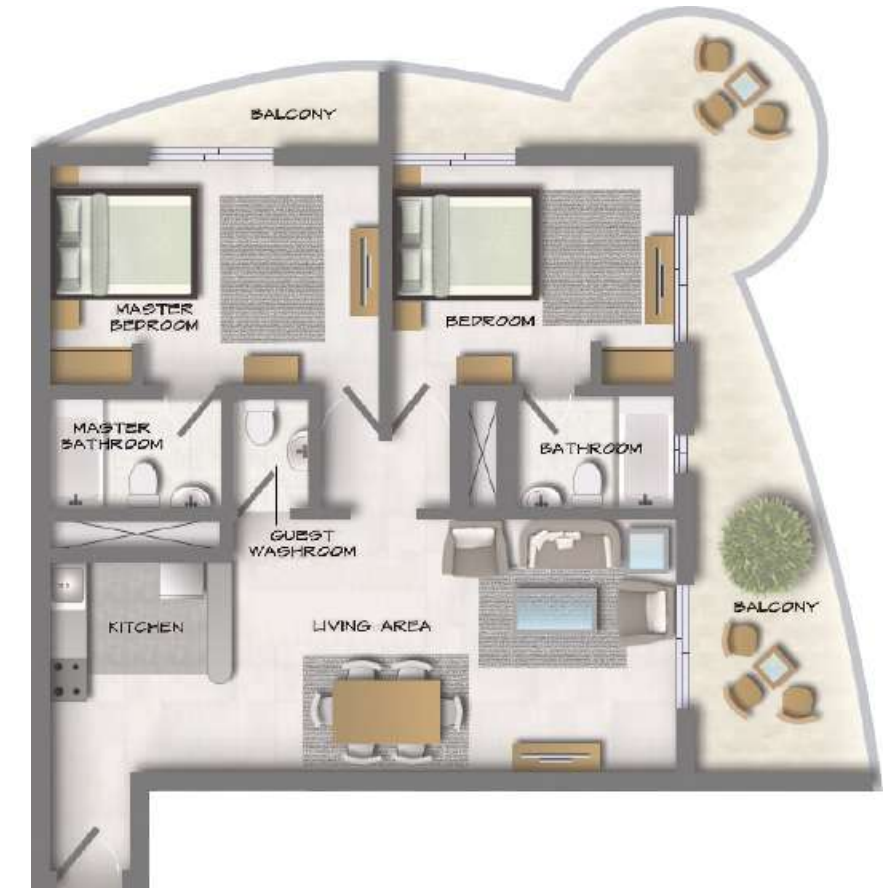
TYPE	D - 2,22
AREA	630 sq. ft.



## 2 BEDROOM



TYPE	A - 8, 16
AREA	1,215 sq. ft.



TYPE	B - 5, 19
AREA	1,180 sq. ft.



## 2 BEDROOM

---



TYPE	C - 10
AREA	1,165 sq. ft.







## CONTACT US

**Toll Free : 800 37373**

**Hotline : +971 52 754 3244**

**Email : [sales@drehomes.com](mailto:sales@drehomes.com)**

**Visit Us For More Info:-**

**<https://drehomes.com/property/titans-hera-tower-dubai/>**

