

Marbella Village

Signature development of

Developers of



A LIFELONG LUXURY VACATION
IS NOW A REALITY







DUBAI : WHERE THE WORLD COMES TOGETHER

Thanks to his Highness Sheikh Mohammed bin Rashid Al Maktoum's vision, Dubai is today a dream city in every aspect, where life is both exciting and tranquil, and where tradition and progress thrive hand in hand. Home to a diverse population, the city is considered a frontrunner in the Middle East in spectrums as varied as tourism, trade and economy. With something to offer for everyone, Dubai is where the world comes to do business, to build the future, to unwind and to live life to the fullest.





DUBAI SPORTS CITY: AN EMBELLISHMENT OF PERFECTION

With 50 million square feet master-planned development conceived as homes, sporting venues, academic facilities, cultural activities and retail developments, Dubai Sports City is a place where sport is a way of life and champions are made every day. Housing Middle East's first golf course, designed by legendary golfer Ernie Els, the Butch Harmon School of Golf, academies dedicated to rugby, football, and cricket, this purpose-built city is also home to international schools, healthcare centres, hotels, community centres, shopping complexes and entertainment centres.



VICTORY HEIGHTS: LUXURY ON A HIGHER PLANE

A premier development in Dubai Sports City spread across 25 million square feet of green expanse, Victory Heights embodies the spirit of good life. Nestled within the boundaries of The Els Club - Championship Golf Course, every window opens to a soothing shade of green and every home is an extension of nature. Prided as Dubai Sports City's signature development, Victory Heights offers serene, luxury living resplendent in features and amenities.





MARBELLA: WELCOME HOME TO SHEER LUXURY

The next level of luxury, Marbella Villages is a cluster of 96 thoughtfully designed and master crafted townhouses that blend breath-taking design concepts and abundance of nature with amazing ease. Designed with a sharp eye for details, Marbella offers exclusivity for 4-bedroom plus maid's room townhouses. Set amidst lush green landscapes, Marbella is the idyllic setting that ensures complete privacy and lifelong serenity - everything a perfect home should be.

96
EXCLUSIVE
LUXURY
HOMES



LIVING IN THE LAP OF LUXURY

Luxury Inside

- Spanish style architecture
- Italian kitchen with modern fittings
- Master crafted luxurious 4 bedrooms + maid room
- Matching door and floor colour schemes

Luxury Outside

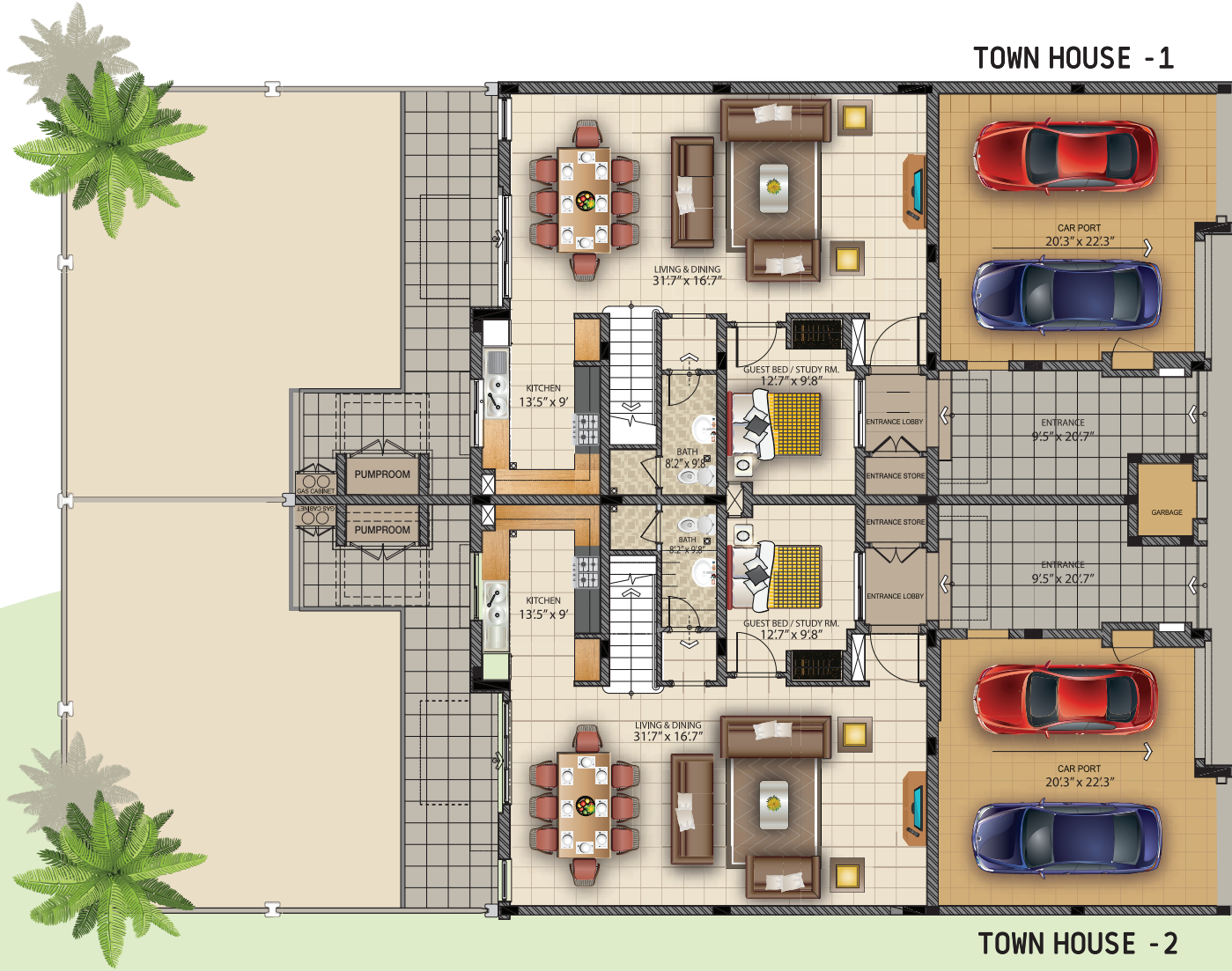
- Exclusive Marbella community centre
- Vast open spaces
- The Els Club - 18 hole Championship Golf Course
- World-class sporting and recreational community, nursery, kindergartens, international schools and entertainment hubs
- Tranquil water features



GROUND FLOOR PLAN

TOWN HOUSE - 1

TOWN HOUSE - 2



FIRST FLOOR PLAN

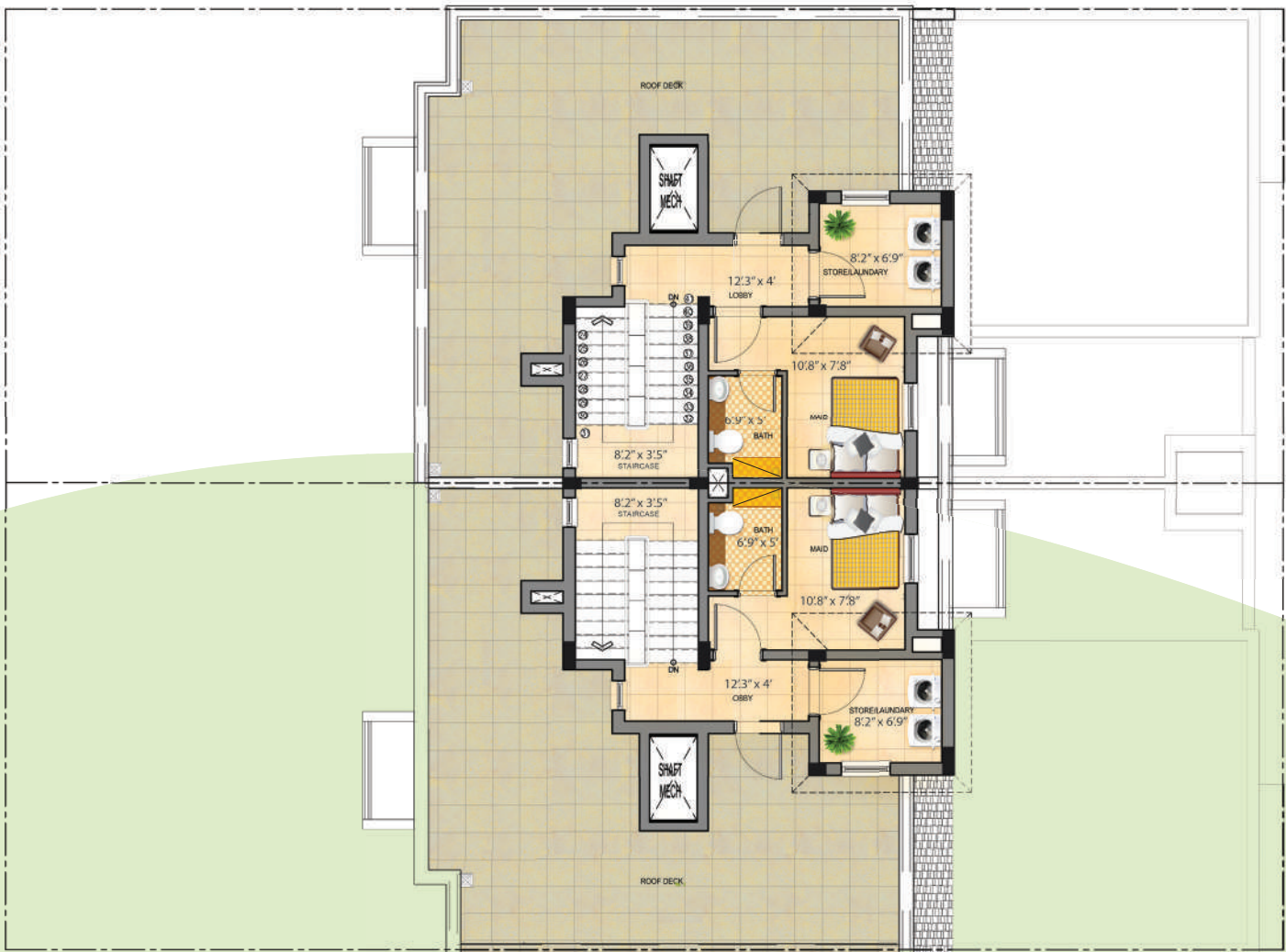
TOWN HOUSE - 1



TOWN HOUSE - 2

SECOND FLOOR PLAN

TOWN HOUSE - 1



TOWN HOUSE - 2



DUBAI
SPORTS
CITY

MASTER PLAN



MARBELLA

TOTAL NO. OF TOWNHOUSES	96
PLOT SIZE STARTING FROM	2650 SQ. FT.
BUA STARTING FROM	2680 SQ. FT.

Actual usable floor space may vary. The developer reserves the right to change without notice.