



SAPPHIRE
Residence





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Designed with brilliance.
Crafted with care.



Dubai

The world's destination.

Dubai, the new world metropolis, is attracting investors from all corners of the world. Unique, for its vision and pace of development, second to none. Unique, for the hundreds of nationalities that call it home and create an inimitable kaleidoscope of cultures. Unique, for its iconic structures and world class new developments.

One such exquisite development in a prime new location in Dubai, is **Dubai Silicon Oasis (DSO)**. It is set in a 7.2 sq.km area on Emirates Road within easy access to Dubai International Airport, Jebel Ali Port and Dubai's central business districts.

DSO is the Science and Technology park for the world's leading companies and an exclusive residential neighbourhood in close proximity to Dubailand, one of the world's premier upcoming tourist destinations.





Dubai Silicon Oasis

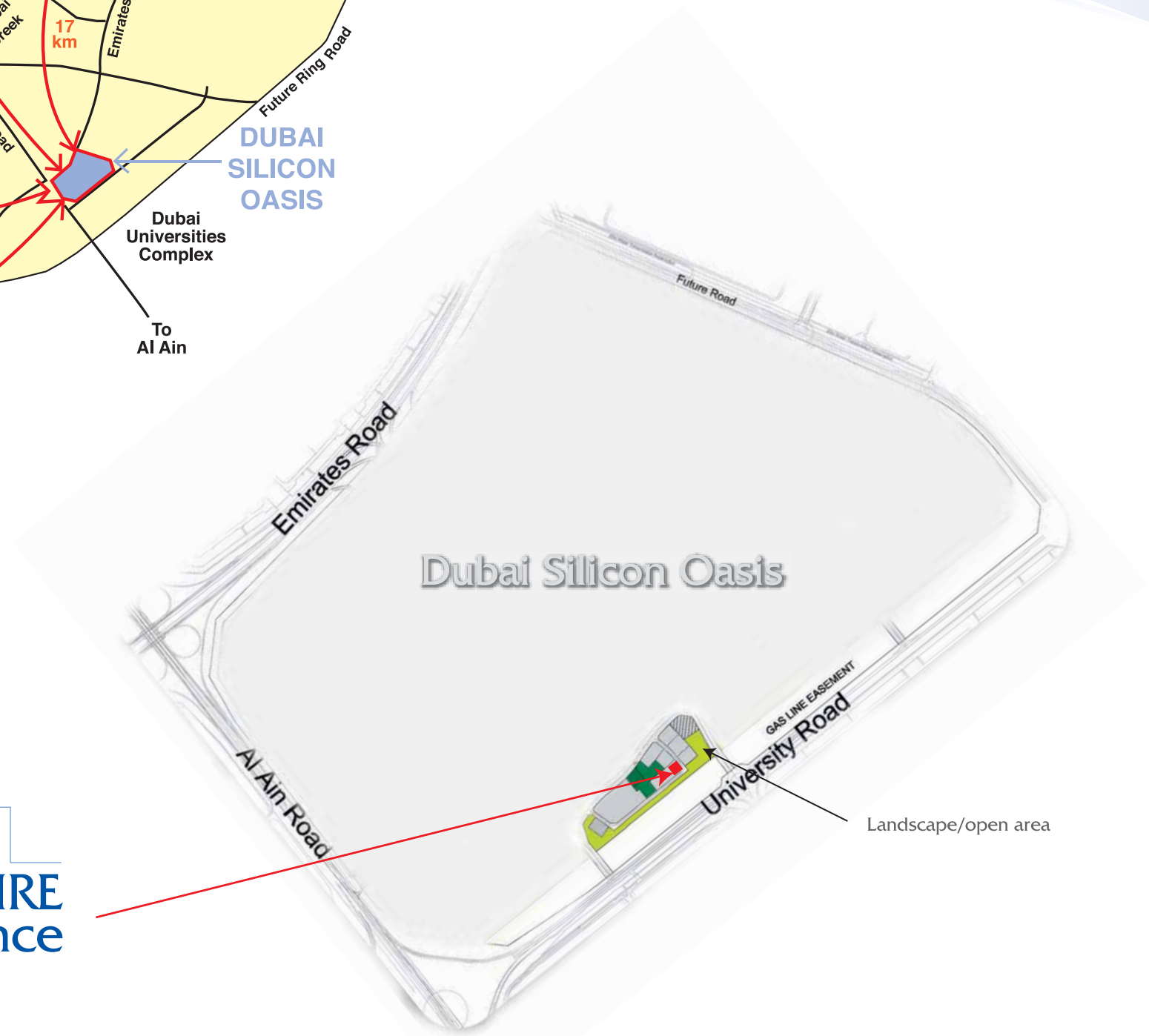
Striking a perfect balance.

Dubai Silicon Oasis is a unique business cum residential commune where its residents enjoy a luxurious, self – sufficient and integrated neighbourhood living. Dubai Silicon Oasis is a world by itself.

- Located in close vicinity of Dubai Outsource Zone (DOZ)
- Near Shk. Zayed University and housing reputed educational institutions in its Educational Zone
- Dedicated green parks and play area zones
- Exclusive shopping mall, restaurants and cafes within the community
- Provision for Community Center and other recreational avenues
- Conveniently located near Dubai’s existing and proposed airports



Giving you an opportunity to be a part of this pulsating community is **Sapphire Residence**, another project reflecting DEYAAR’s expertise in developing luxurious homes at a prime location in Dubai Silicon Oasis.





Sapphire Residence

Designed with brilliance. Crafted with care.

Own your precious home at **Sapphire Residence** and live your dreams and aspirations. Every space is defined by your desires, not just needs. Become a part of an envied neighbourhood and enjoy the close knit, self-sustained, community-style living of **Sapphire Residence**.

- Spacious and well designed apartments
- Choice of 1 B/R, 2 B/R and 3 B/R apartments with maid room
- Close proximity to Dubailand – the world's newest theme park
- Convenient location off Emirates Road
- Overlooking an extensive landscape area





Amenities & Features

Living in **Sapphire Residence** is a lifestyle that many aspire but you truly deserve. Catering to the demands of the loved ones in your family, life at **Sapphire Residence** will revolve around the large open-to-sky leisure deck situated in the courtyard of the building on the ground floor.

Amenities

- Swimming pool
- Garden and BBQ area
- Fully equipped gymnasium
- Multi-purpose hall
- Basement and surface car parking

Features

- CCTV and access control
- 24 hours security system
- Fire alarm and fire fighting system
- High speed internet connectivity





Elegant Finishes

With finishes of the finest quality, every home at **Sapphire Residence** exemplifies our commitment to craft your space with care & finesse.

Each apartment's décor is enhanced with the usage of graniti tiles for floors of the living room and the bedroom; while ceramic tiles adorn the kitchen as well as bathroom's flooring and walls.

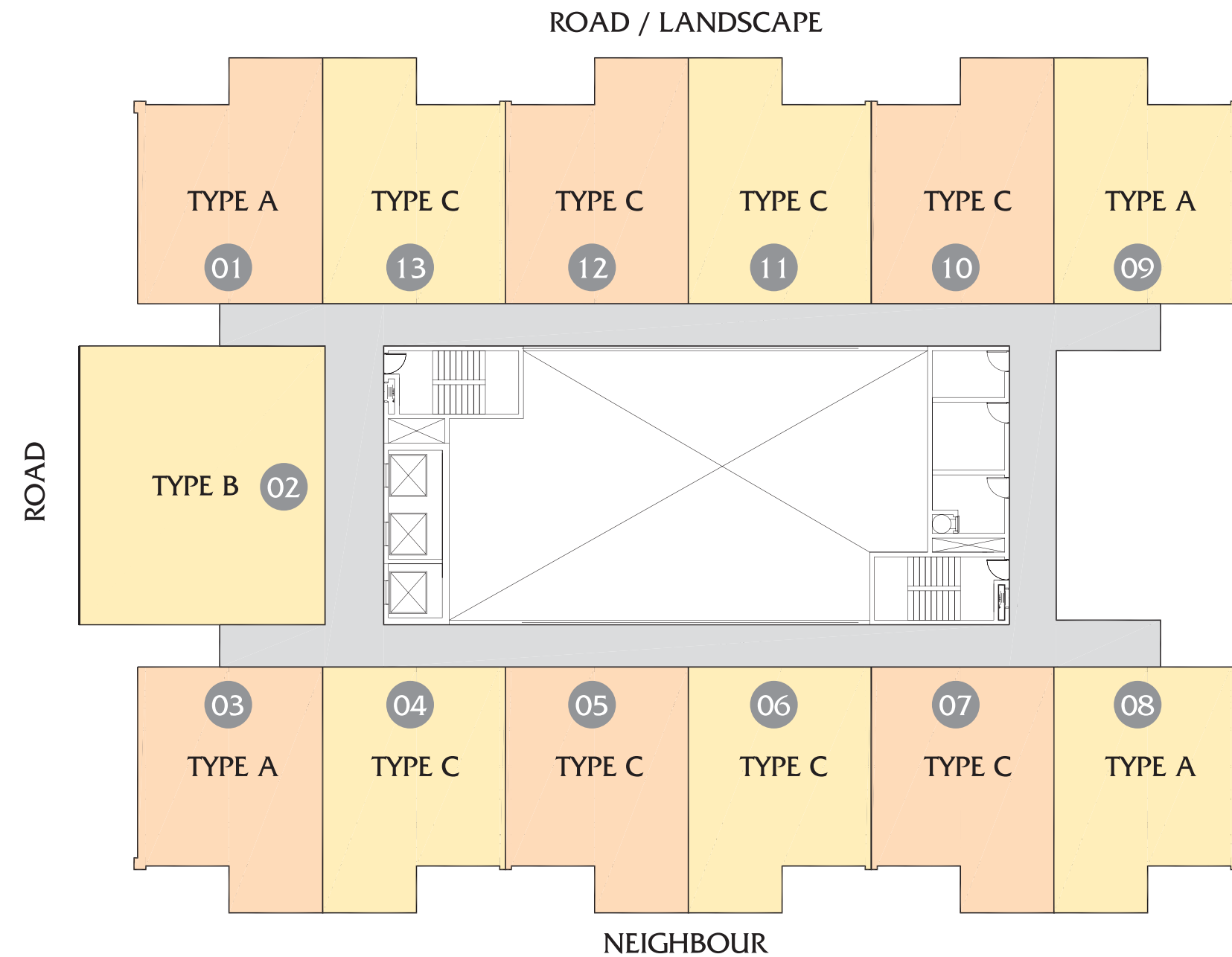
Kitchen : Furnished with Cabinets, Granite Counter Top and set Stainless Steel Sink.
Bedroom : Furnished with Built-in Closets.
Toilet : Furnished with Fixtures & Granite Counter.



1st to 5th Floor Plan

1 Bedroom Apartments

Sample Unit Layouts



1st to 5th Floor Plan

Unit No.	Classification	Type	View	Unit Area (sq. ft.)	Balcony (sq. ft.)	Total Net Area (sq. ft.)
FLAT - 01	1 B/R	TYPE - A	ROAD / LANDSCAPE	737.88	83.10	820.98
FLAT - 02	2 B/R + MAID ROOM	TYPE - B	ROAD	1,093.43	258.34	1,351.77
FLAT - 03	1 B/R	TYPE - A	ROAD / NEIGHBOUR	737.88	83.10	820.98
FLAT - 04	1 B/R	TYPE - C	NEIGHBOUR	717.11	83.10	800.21
FLAT - 05	1 B/R	TYPE - C	NEIGHBOUR	717.11	83.10	800.21
FLAT - 06	1 B/R	TYPE - C	NEIGHBOUR	717.11	83.10	800.21
FLAT - 07	1 B/R	TYPE - C	NEIGHBOUR	717.11	83.10	800.21
FLAT - 08	1 B/R	TYPE - A	NEIGHBOUR	737.88	83.10	820.98
FLAT - 09	1 B/R	TYPE - A	ROAD / LANDSCAPE	737.88	83.10	820.98
FLAT - 10	1 B/R	TYPE - C	ROAD / LANDSCAPE	717.11	83.10	800.21
FLAT - 11	1 B/R	TYPE - C	ROAD / LANDSCAPE	717.11	83.10	800.21
FLAT - 12	1 B/R	TYPE - C	ROAD / LANDSCAPE	717.11	83.10	800.21
FLAT - 13	1 B/R	TYPE - C	ROAD / LANDSCAPE	717.11	83.10	800.21

*Though these types have similar layouts the unit area may vary slightly because of minor variances.

1 B/R, Type A* & C*



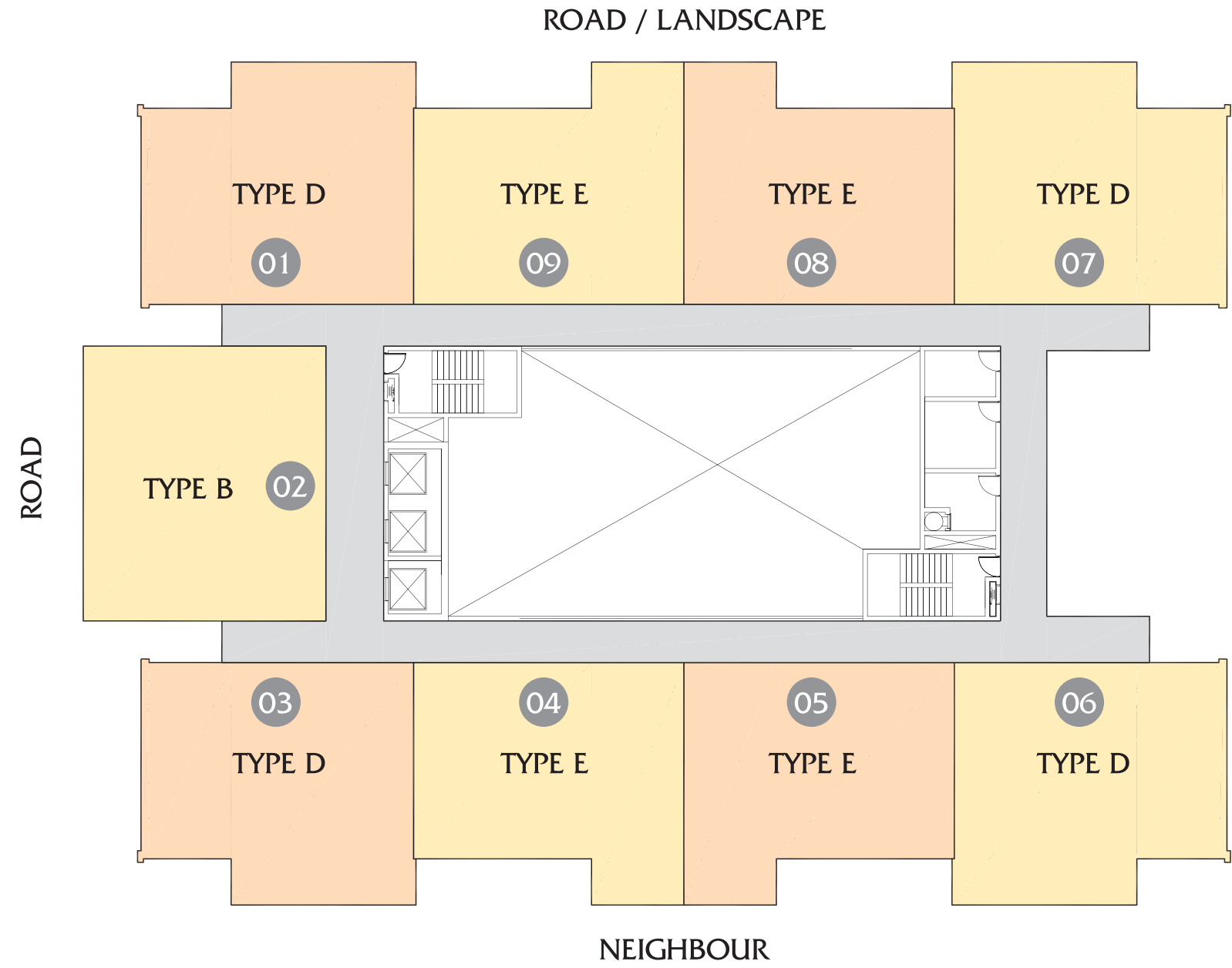
2 B/R, Type B



6th to 7th Floor Plan

2 Bedroom Apartments

Sample Unit Layouts



6th to 7th Floor Plan

Unit No.	Classification	Type	View	Unit Area (sq. ft.)	Balcony (sq. ft.)	Total Net Area (sq. ft.)
FLAT - 01	2 B/R + MAID ROOM	TYPE - D	ROAD / LANDSCAPE	1,091.38	172.23	1,263.61
FLAT - 02	2 B/R + MAID ROOM	TYPE - B	ROAD	1,093.43	258.34	1,351.77
FLAT - 03	2 B/R + MAID ROOM	TYPE - D	ROAD / NEIGHBOUR	1,091.38	172.23	1,263.61
FLAT - 04	2 B/R + MAID ROOM	TYPE - E	NEIGHBOUR	1,074.48	83.10	1,157.58
FLAT - 05	2 B/R + MAID ROOM	TYPE - E	NEIGHBOUR	1,074.48	83.10	1,157.58
FLAT - 06	2 B/R + MAID ROOM	TYPE - D	NEIGHBOUR	1,091.38	172.23	1,263.61
FLAT - 07	2 B/R + MAID ROOM	TYPE - D	ROAD / LANDSCAPE	1,091.38	172.23	1,263.61
FLAT - 08	2 B/R + MAID ROOM	TYPE - E	ROAD / LANDSCAPE	1,074.48	83.10	1,157.58
FLAT - 09	2 B/R + MAID ROOM	TYPE - E	ROAD / LANDSCAPE	1,074.48	83.10	1,157.58

2 B/R, Type D

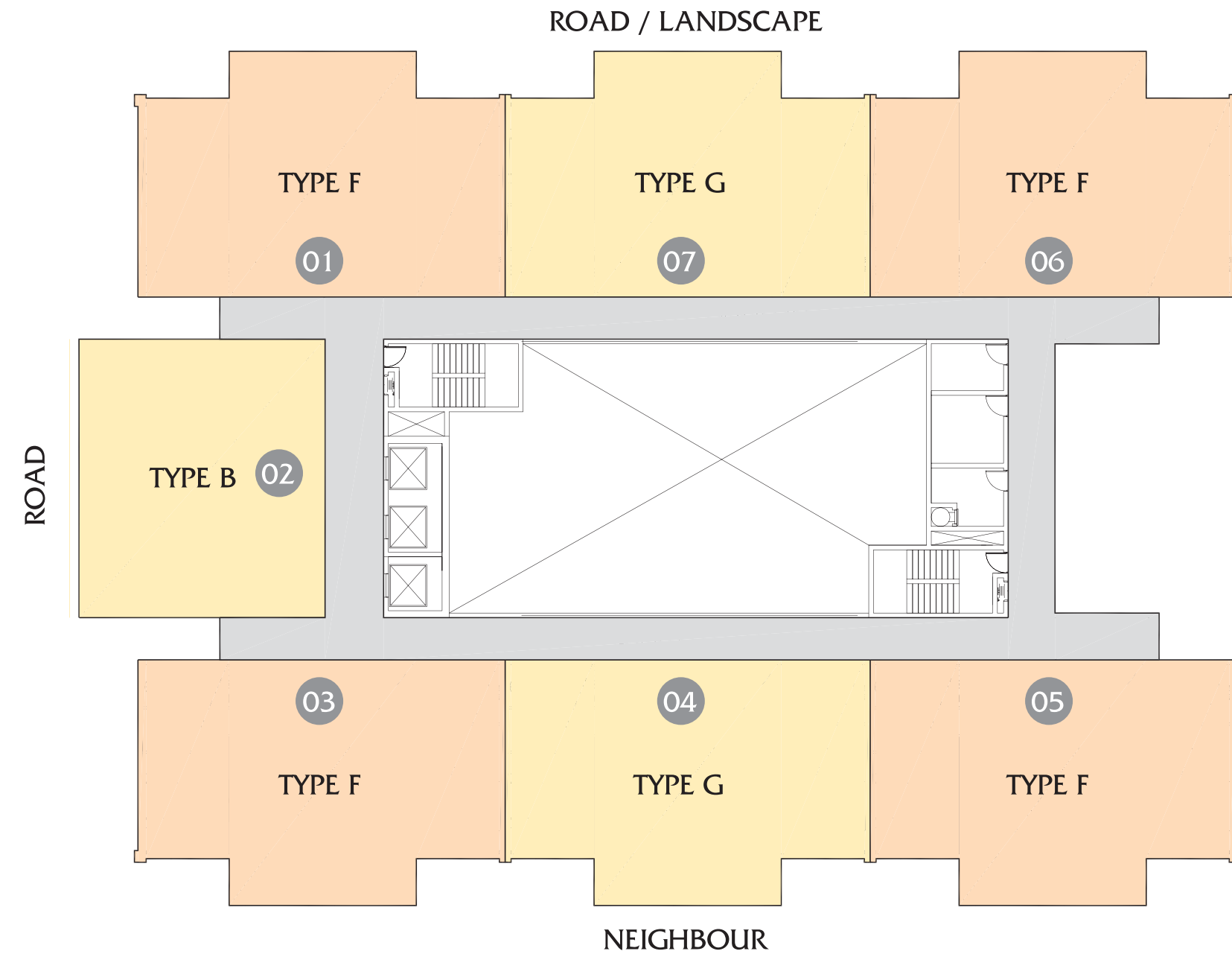


2 B/R, Type E



8th Floor Plan

3 Bedroom Apartments



Sample Unit Layouts

3 B/R, Type F* & G*



2 B/R, Type B



8th Floor Plan

Unit No.	Classification	Type	View	Unit Area (sq. ft.)	Balcony (sq. ft.)	Total Net Area (sq. ft.)
FLAT - 01	3 B/R + MAID ROOM	TYPE - F	ROAD / LANDSCAPE	1,448.86	172.23	1,621.09
FLAT - 02	2 B/R + MAID ROOM	TYPE - B	ROAD	1,097.94	258.34	1,356.28
FLAT - 03	3 B/R + MAID ROOM	TYPE - F	ROAD / NEIGHBOUR	1,448.86	172.23	1,621.09
FLAT - 04	3 B/R + MAID ROOM	TYPE - G	NEIGHBOUR	1,428.19	172.23	1,600.42
FLAT - 05	3 B/R + MAID ROOM	TYPE - F	NEIGHBOUR	1,448.97	172.23	1,621.20
FLAT - 06	3 B/R + MAID ROOM	TYPE - F	ROAD / LANDSCAPE	1,448.97	172.23	1,621.20
FLAT - 07	3 B/R + MAID ROOM	TYPE - G	ROAD / LANDSCAPE	1,428.19	172.23	1,600.42

*Though these types have similar layouts the unit area may vary slightly because of minor variances.

Deyaar

Communities that enrich lives

At Deyaar, we pride on our achievements of having efficiently built and successfully delivered a portfolio of development projects. We bring a fresh approach to planning and development to create unique communities that enrich lives. We will build communities that preserve the natural environment around us, while harnessing the newest technologies and encouraging sustainable development.



Call 800-DEYAAR (800-339227)

www.deyaar.ae

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