**AL LILAC NEIGHBOURHOOD**
YOUR NEW HOME IN AL ZAHIA

al zahia
sharjah



# Welcome to Al Lilac, your new neighbourhood in Al Zahia.

We envisioned Al Lilac as an idyllic residential community for everyone – whether you're starting a new life together or need more space to create happy memories for your growing family.

In Al Zahia, Al Lilac complements our previous offerings and promises a premium family lifestyle community where great lives are lived. Al Lilac offers an option that's crafted to your unique lifestyle, complete with stunning new architectural designs that mix modern aesthetics with timeless details.

**Al Jouri** Neighbourhood

**Al Narjis** Neighbourhood

**Al Lilac** Neighbourhood

**Al Yasmeen** Neighbourhood

**Al Orchid** Neighbourhood

**Al Camellia** Neighbourhood

**Garden** Apartments





Entrance to the Al Lilac Neighbourhood

## AL LILAC
NEIGHBOURHOOD

### A home for every family.

**Designed with your unique lifestyle in mind, Al Lilac features a range of options and amenities that will make you feel right at home.**

3 Bedroom Townhouses
3 Bedroom Courtyard Villas
4 Bedroom Villas
5 Bedroom Villas

- Creatively designed floor plans that make the most of the space offered
- Innovative 5,700 $m^2$ Sensory Park that has been created to inspire
- Accessible pedestrian walkways connecting the community parks
- Shaded, alternate pathways dedicated for walking and cycling
- Exclusive Central Parks, Neighbourhood Park and Boulevard homes



As Sharjah's premier lifestyle destination, Al Zahia features homes that are designed to reflect local and regional traditions with a variety of layouts and sizes.



**These design features articulate a higher degree of privacy to the front of the homes facing the street as well as larger windows, and more open connections to the rear garden to enjoy time outdoors.**

The architecture is modern contemporary with clean lines and simple geometric forms.

A cantilevered volume with a splayed wall is set above an accent rendered base to create an identity to the front elevation and mark the entrance.

These volumes vary in size and proportion to reflect the unit types, creating a unique and distinct architectural character and collectively achieving a sense of visual harmony within the community.



sensory park

## Have your children ever wondered how our human senses work?

Treat your senses to a fun experience with interactive sculptures, sensory planting and open-air theatres.




**AL LILAC,**
YOUR WAY
OF LIVING.

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# 3 BEDROOM TOWNHOUSE – STANDARD

## The ideal option for growing families.

The 3 bedroom Townhouse Standard combines the open plan living spaces which are directly connected to the backyard, with the partially enclosed kitchen, a maid's room, a powder room on the ground floor and a two-car pergola carport.









1. Master bedroom 2. Exterior rear view 3. Exterior front view



## GROUND AND FIRST FLOOR PLANS – CORNER UNIT

3 3.5 1 1 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 64.7 |
| First Floor | 72.3 |
| Balcony | 4.4 |
| Carport | 27.7 |
| Total Built Up Area | 169.1 |

## GROUND AND FIRST FLOOR PLANS – MIDDLE UNIT

3 | 3.5 | 1 | 1 | 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 66.6 |
| First Floor | 72.5 |
| Balcony | 4.2 |
| Carport | 27.8 |
| Total Built Up Area | 171.1 |







**Beige Scheme** 1. Living and dining room 2. Kitchen 3. Family bathroom

All homes are available in either the grey scheme or the beige scheme based on customer preference.

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# 3 BEDROOM TOWNHOUSE – PREMIUM

## An upscale place to call your very own.

Combining the open plan living spaces with the partially enclosed amenities, the Premium Townhouse features a backyard garden, three bedrooms and a family lounge, as well as spacious balconies and a two-car pergola carport.


1.




2.

1. Living room 2. Exterior rear view 3. Exterior front view


3.

## GROUND AND FIRST FLOOR PLANS – CORNER UNIT

3 3.5 2 1 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 84.8 |
| First Floor | 101.8 |
| Balcony | 2.2 |
| Carport | 32 |
| Total Built Up Area | 220.8 |

## GROUND AND FIRST FLOOR PLANS – MIDDLE UNIT

3 3.5 2 1 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 83.8 |
| First Floor | 99.6 |
| Balcony | 2.2 |
| Carport | 32.3 |
| Total Built Up Area | 217.9 |


1.


2.


3.


4.

**Grey Scheme** 1. Living room 2. Kitchen 3. Family room 4. Master bedroom

All homes are available in either the grey scheme or the beige scheme based on customer preference.

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## 3 BEDROOM COURTYARD VILLA

### These unique homes are inspired by a private internal courtyard.

The main entrance, as well as the living and dining spaces, all boast stunning views and access to the private courtyard, with extensive glazing around the circulation and living spaces to extend the space visually.


1.




2.

1. Family living room 2. Exterior side view 3. Exterior front view



3.

## GROUND AND FIRST FLOOR PLANS – STAND ALONE

3 3.5 2 1 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 105.4 |
| First Floor | 125.4 |
| Balcony | 11.4 |
| Carport | 40.3 |
| Total Built Up Area | 282.5 |


1.


2.


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4.

**Beige Scheme** 1. Living room 2. Kitchen
3. Family bathroom 4. Master bedroom

All homes are available in either the grey scheme or the beige scheme based on customer preference.

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## 4 BEDROOM SEMI-DETACHED VILLA

### More space for more quality experiences.

The 4 Bedroom Semi-Detached Villa has been configured with privacy in mind to provide a sense of spaciousness.

The kitchen and service spaces are located towards the front, while the guest bedroom and powder room are located closer to the entrance. All bedrooms on the first floor feature balconies, ample wardrobe space, a large walk-in wardrobe, and en-suite for the master bedroom. A two-car garage is provided with the service zone located adjacent for ease of access.









1. Living room 2. Exterior rear view 3. Exterior front view



## GROUND AND FIRST FLOOR PLANS

4 4 2 3 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 108.8 |
| First Floor | 105.4 |
| Balcony | 18.4 |
| Carport | 34.3 |
| Total Built Up Area | 266.9 |









**Grey Scheme** 1. Dining room 2. Kitchen 3. Family bathroom 4. Master bedroom

All homes are available in either the grey scheme or the beige scheme based on customer preference.

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## 4 BEDROOM VILLA

### The 4 Bedroom Villas utilise the entire space of its plot to create a stunning home.

With maximum privacy as a design priority, these villas have been planned to enhance the sense of spaciousness. Beautiful Mondrian windows accent the entrance. Each of the four bedrooms feature ample wardrobes, as well as spacious balconies. All interior finishes and materials have been selected to reflect a new level of luxury.


1.




2.

1. Family living room 2. Exterior rear view 3. Exterior front view



3.

## GROUND AND FIRST FLOOR PLANS

4 4 2 3 2




GROUND FLOOR




FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 143.8 |
| First Floor | 128.1 |
| Balcony | 16 |
| Carport | 40.9 |
| Total Built Up Area | 328.8 |

**Beige Scheme** 1. Living room 2. Kitchen 3. Master bathroom 4. Master bedroom

All homes are available in either the grey scheme or the beige scheme based on customer preference.


1.


2.


3.


4.

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## 5 BEDROOM VILLA

### The 5 Bedroom Villas enhance the sense of grandeur and hospitality.

With amenities that complement a life of luxury and style, from the front elevation with signature Mondrian window to a double volume entrance space. Every aesthetic of the layouts create a sense of welcome.


1.




2.

1. Master bedroom 2. Exterior rear view 3. Exterior front view



3.

## GROUND AND FIRST FLOOR PLANS

5 5.5 3 2 3



GROUND FLOOR

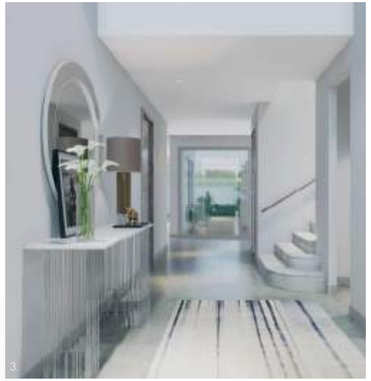


FIRST FLOOR

| | m² |
|---|---|
| Ground Floor | 182.7 |
| First Floor | 195.5 |
| Balcony | 7.2 |
| Carport | 40.5 |
| Total Built Up Area | 425.9 |









**Grey Scheme** 1. Living and dining room 2. Kitchen
3. Entry hallway 4. Family living room

All homes are available in either the grey scheme or the beige scheme based on customer preference.

