
SIDRA 3
AT DUBAI HILLS ESTATE



DUBAI HILLS
ESTATE

EMAAR | MERAAS






THE LIGHT OF TOKYO
THE LIGHT OF PARIS





AN EXCLUSIVE PREMIUM COMMUNITY LIKE NO OTHER

- 3, 4 and 5 bedroom villas available
- All villas can accommodate private swimming pools
- Equipped with modern amenities



Surrounded by a world-class golf course and numerous recreational facilities

- 18-Hole Course
- Driving Range
- Putting Greens
- Gymnasium
- Multi Use Game Areas



WANDER THROUGH THE LUSH GREEN PARKS AND TAKE IN NATURE'S BEAUTY

- Children's Play Areas
- Outdoor Gymnasium
- 2 Kilometre Jogging Track
- Art Installations
- Fountains, Water Features and Splash Pad



SHOP, DINE AND BE ENTERTAINED AT A STATE-OF-THE-ART MALL

- Cutting-edge Cinemas
- Family Entertainment Venues
- Wide Array of Dining Options
- Linked Directly to Future Metro Lines
- Leading Fashion and Retail Outlets

DUBAI HILLS
ESTATE

Jumeirah Beach
12 Minutes

The Dubai Mall
10 Minutes

Burj Khalifa
10 Minutes

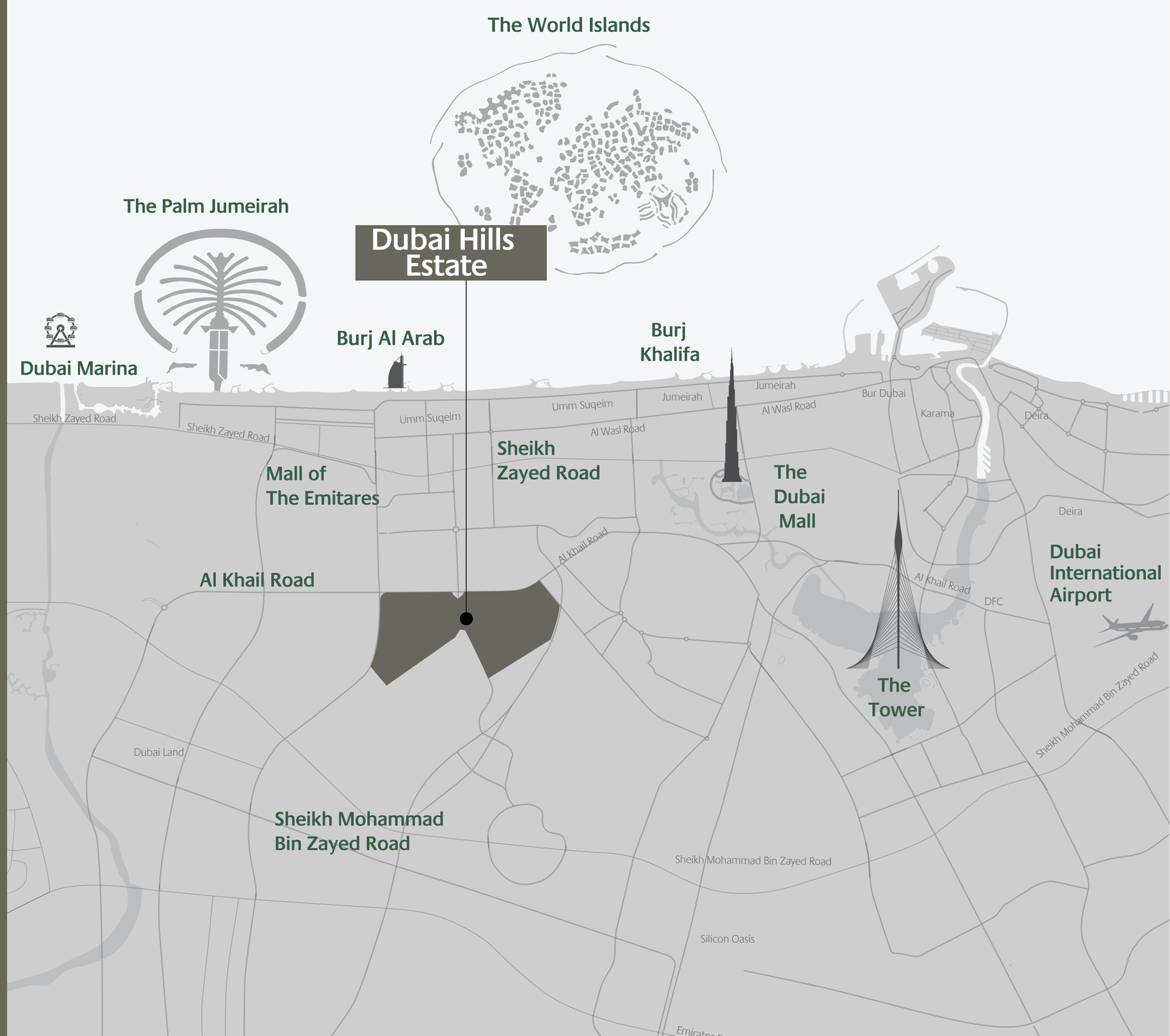
Dubai Marina
10 Minutes

Al Maktoum Airport
35 Minutes

The Tower - DCH
15 Minutes

Dubai Intl Airport
20 Minutes

DISTANCES ARE APPROXIMATE



DUBAI HILLS
ESTATE



32,000
RESIDENTIAL UNITS



282,000 SQM
REGIONAL MALL



132,000
RESIDENTS



3
SCHOOLS



1,100 KEYS
3 HOTELS



1.45 MILLION SQM
PARKS & OPEN SPACES

54
KILOMETERS
BICYCLE ROUTES





1.120 M SQM
18 HOLE GOLF COURSE

2
HOSPITALS



SIDRA 3

SITE PLAN



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