

TOWN
SQUARE
DUBAI

by NSHAMA

ZAHRA BREEZE
APARTMENTS



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The Master Plan

Town Square Dubai



Town Square Facts

- Size Equals to 11 Football Pitches
- 10 km Nature Trail Network
- 28,000 m2 of Green Area
- 3.4 km2 Cycling Paths
- Reel Cinema
- Central Park of over 50,000 m2
- 154,000 m2 of Parks
- Vida Hotel
- Over 600 Retail Outlets
- 8000 m2 Basketball Courts & Skate Parks
- 6 km Jogging Trails

Town Square Dubai

offers you a rare opportunity to live in one of the finest and most exclusive new developments in Dubai. Surrounded by areas of secluded private parkland, all apartments and townhouses are designed to offer a peerless level of specification and spacious accommodation.

The beautifully designed apartments and townhouses range in size, style and elegance and are accessed via private gated driveways.

Zahra Breeze
Apartments

Your home is like life itself, alive and vital. Every square inch of it reflects your personality. And your apartment at Zahra Breeze fits neatly into what you have in mind.

From the aesthetic to the functional, every detail has found its way into the interiors. Even better, you have a choice of intuitive floor plans that let you accent and define your home the way you want it.

Every studio and 1, 2 and 3-bedroom apartment offers you the versatility to create a home you can truly call your very own.





Interior

Living and dining areas offer abundant natural light. Bedrooms are furnished with glazed porcelain floors with in-built wardrobes whereas master bedrooms have an en-suite bathroom.

The open layout kitchen has scratch and stain proof prep counters, overhead cabinets and glazed porcelain tile flooring

Exterior

Every design has been planned to perfection.

From individual units to the complex as a whole, is crafted for the modern homebuyer.

Lifestyle

Where can you find 600 retail outlets right in your neighbourhood or a main square the size of 16 football fields? In Town Square, which offers every lifestyle option imaginable from wellness to retail to entertainment.

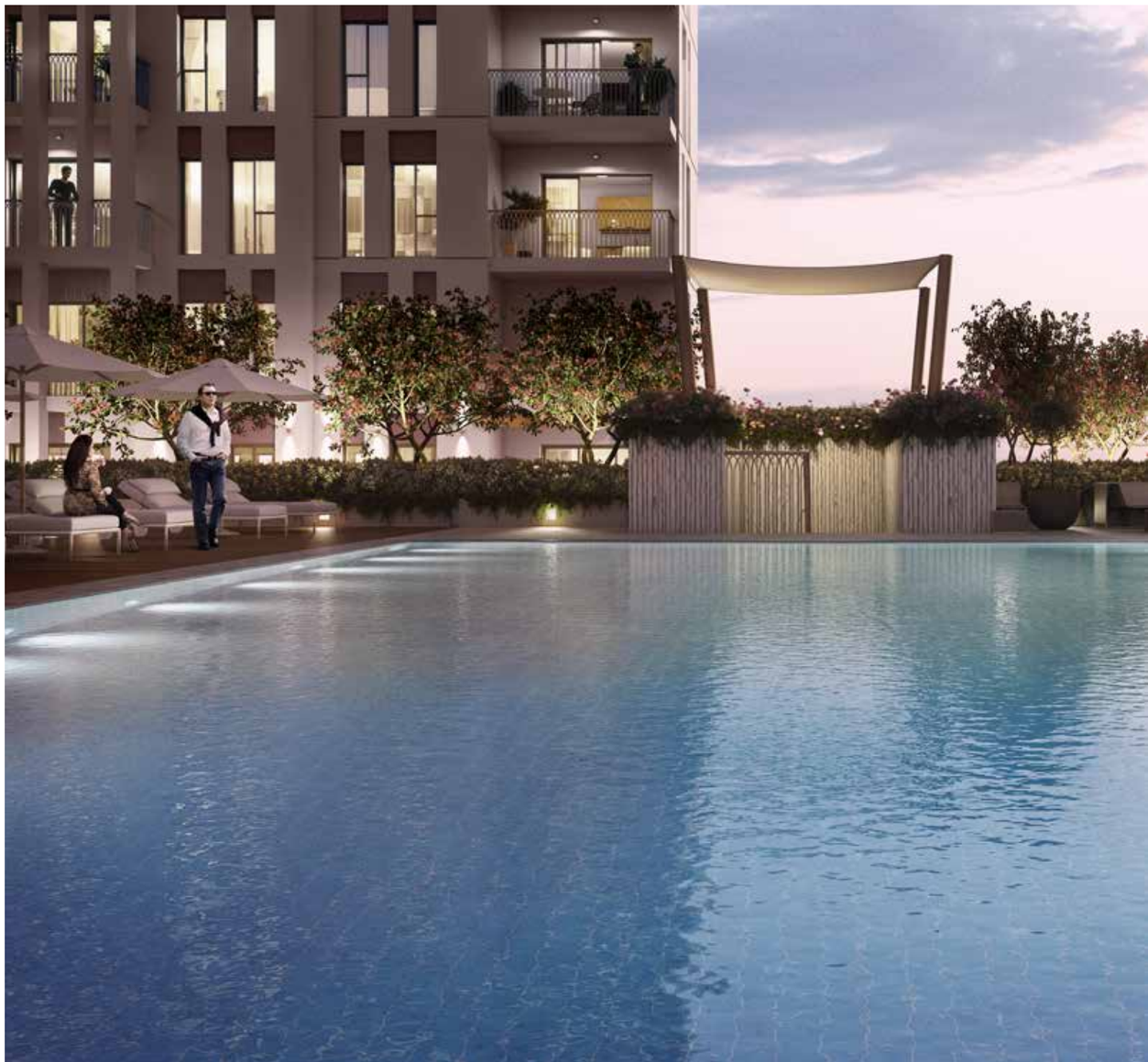
Suit up for fine dining or dress down for bagels at a deli. Race the kids to the pool around the corner or hang out with the family at a BBQ in the park. New memories await at every corner.



Facilities

Zahra Breeze Apartments is your ticket to excitement – a place to connect with yourself and others in a community that has endless entertainment and possibilities.

Vida Hotels and Resorts, swimming complex, fitness center, Reel Cinemas Public festivals and open air performances, interactive water features, Skate parks, playgrounds, adventure play zones and much more.



STUDIO
UNIT TYPE ST-F

AREA	MIN	MAX
SUITE	30.16 Sq.m / 324.64 Sq.ft	30.16 Sq.m / 324.64 Sq.ft
BALCONY	0 Sq.ft	0 Sq.ft
TOTAL BUILT-UP AREA	30.16 Sq.m / 324.64 Sq.ft	30.16 Sq.m / 324.64 Sq.ft



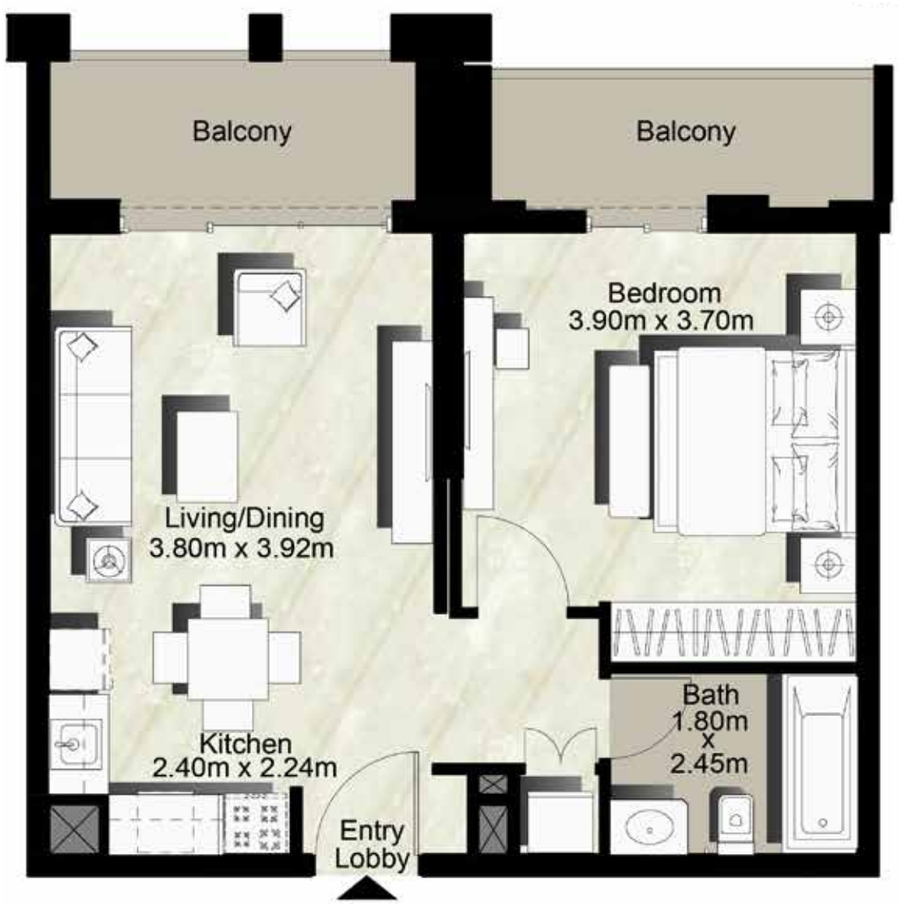
*Balcony sizes vary

Disclaimer
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ZAHRA BREEZE APARTMENTS

1 BEDROOM
UNIT TYPE 1A

AREA	MIN	MAX
SUITE	51.02 Sq.m / 549.17 Sq.ft	54.28 Sq.m / 584.27 Sq.ft
BALCONY	0.00	28.81 Sq.m / 310.11 Sq.ft
TOTAL BUILT-UP AREA	51.03 Sq.m / 549.28 Sq.ft	79.88 Sq.m / 859.82 Sq.ft

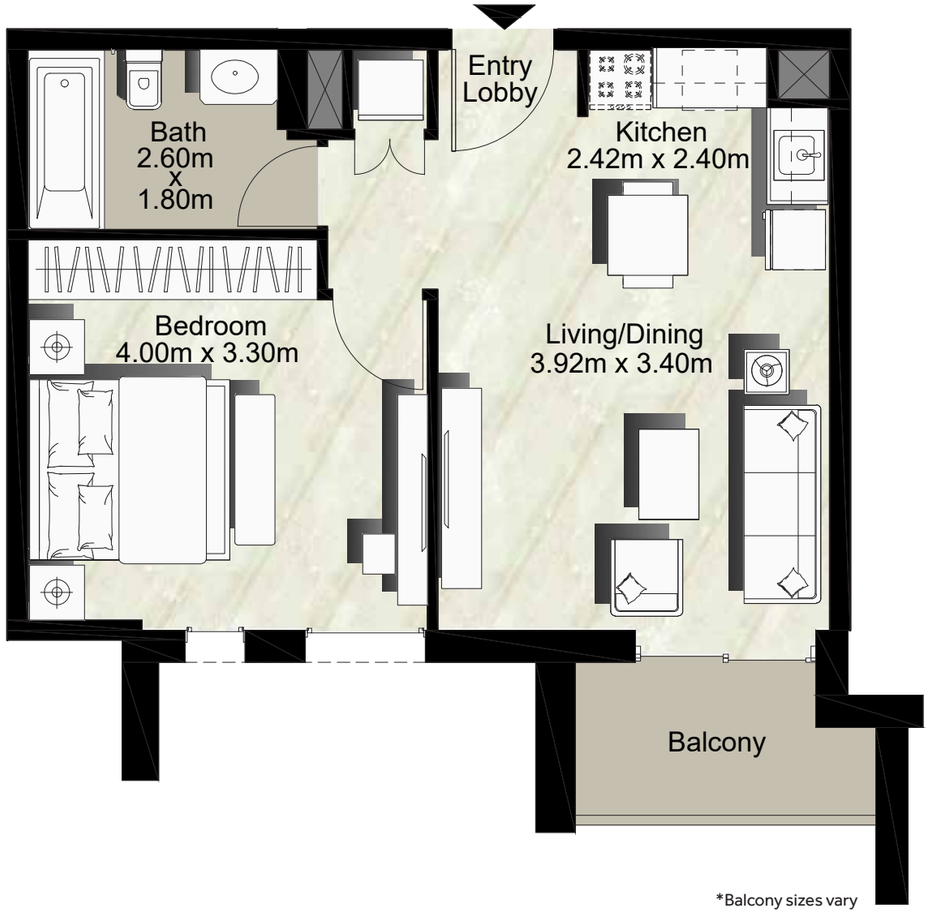


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1 BEDROOM
UNIT TYPE 1B

AREA	MIN	MAX
SUITE	48.62 Sq.m / 523.34 Sq.ft	48.62 Sq.m / 523.34 Sq.ft
BALCONY	5.21 Sq.m / 56.08 Sq.ft	5.21 Sq.m / 56.08 Sq.ft
TOTAL BUILT-UP AREA	53.83 Sq.m / 579.42 Sq.ft	53.83 Sq.m / 579.42 Sq.ft

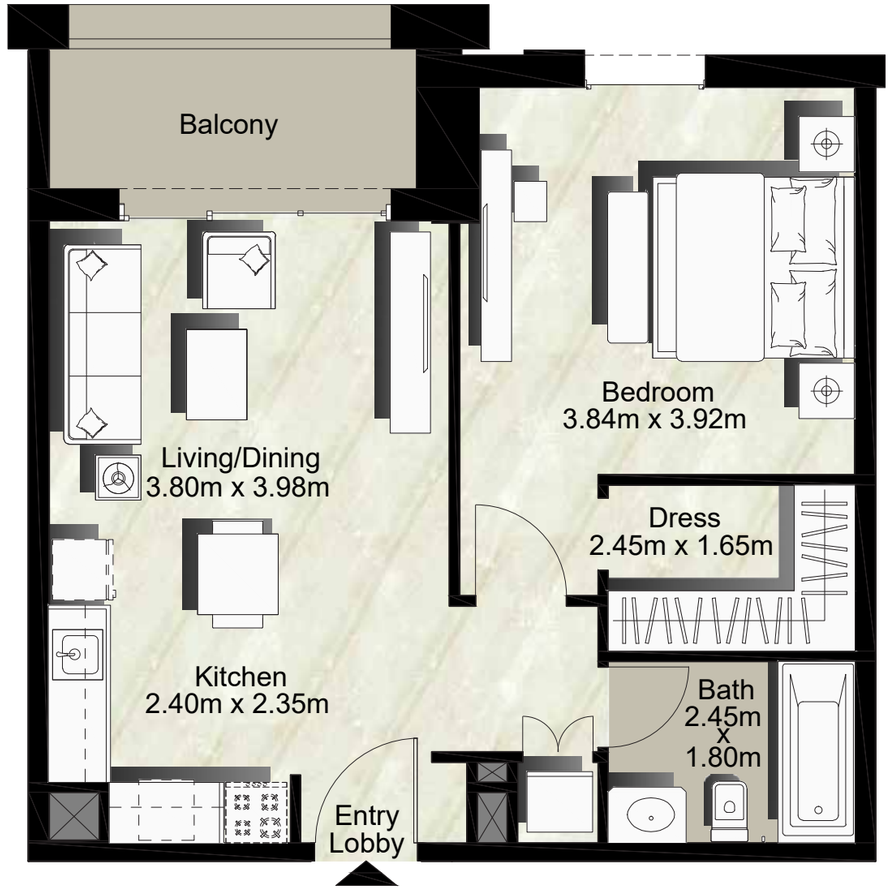


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TOWN SQUARE DUBAI
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1 BEDROOM
UNIT TYPE 1C

AREA	MIN	MAX
SUITE	56.87 Sq.m / 612.14 Sq.ft	56.87 Sq.m / 612.14 Sq.ft
BALCONY	6.85 Sq.m / 73.73 Sq.ft	6.85 Sq.m / 73.73 Sq.ft
TOTAL BUILT-UP AREA	63.72 Sq.m / 685.88 Sq.ft	63.72 Sq.m / 685.88 Sq.ft



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2 BEDROOMS
UNIT TYPE 2A

AREA	MIN	MAX
SUITE	80.36 Sq.m / 865.03 Sq.ft	80.91 Sq.m / 870.91 Sq.ft
BALCONY	6.74 Sq.m / 72.55 Sq.ft	57.11 Sq.m / 614.73 Sq.ft
TOTAL BUILT-UP AREA	87.62 Sq.m / 943.13 Sq.ft	138.02 Sq.m / 1485.63 Sq.ft



*Balcony sizes vary

TOWN SQUARE DUBAI
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2 BEDROOMS
UNIT TYPE 2B

AREA	MIN	MAX
SUITE	76.66 Sq.m / 825.16 Sq.ft	82.96 Sq.m / 892.97 Sq.ft
BALCONY	4.22 Sq.m / 45.42 Sq.ft	71.72 Sq.m / 771.99 Sq.ft
TOTAL BUILT-UP AREA	82.30 Sq.m / 885.87 Sq.ft	149.57 Sq.m / 1609.96 Sq.ft



*Balcony sizes vary

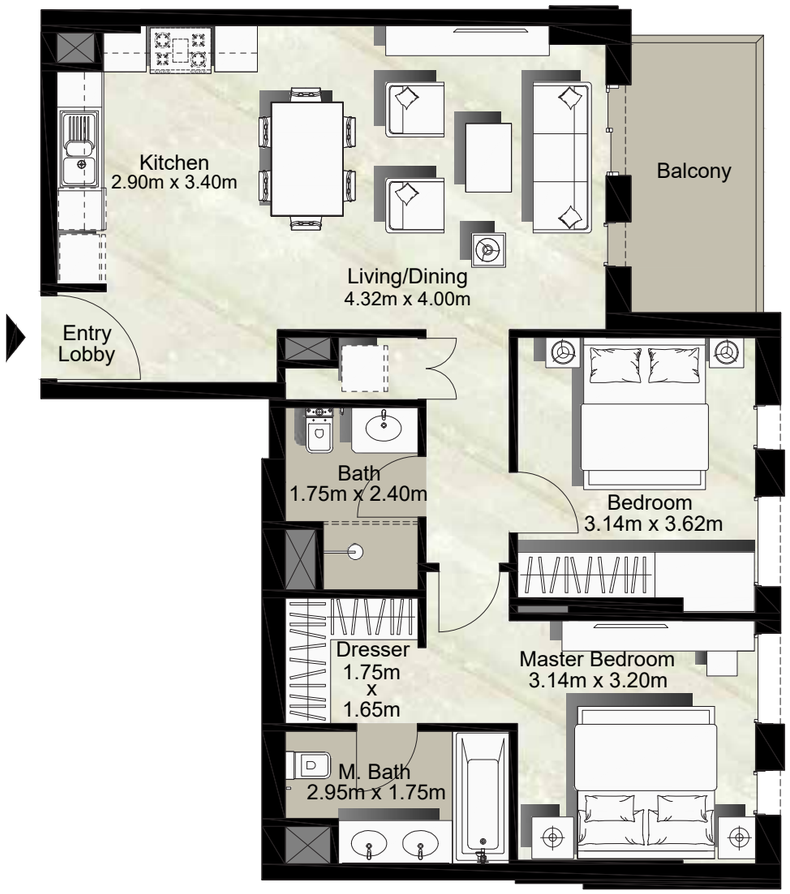
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2 BEDROOMS

UNIT TYPE 2C

AREA	MIN	MAX
SUITE	76.92 Sq.m / 827.96 Sq.ft	76.92 Sq.m / 827.96 Sq.ft
BALCONY	7.22 Sq.m / 77.72 Sq.ft	7.22 Sq.m / 77.72 Sq.ft
TOTAL BUILT-UP AREA	84.14 Sq.m / 905.68 Sq.ft	84.14 Sq.m / 905.68 Sq.ft



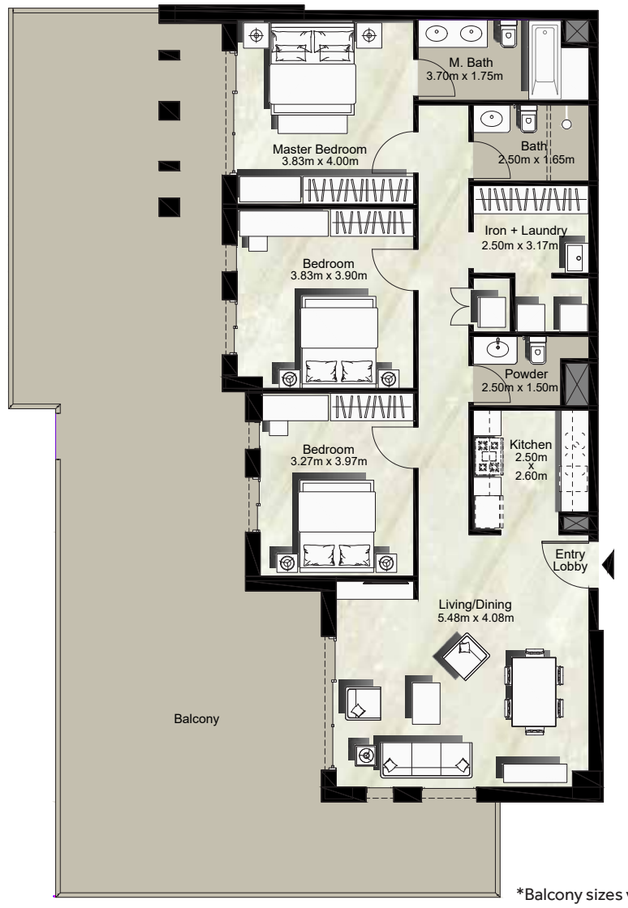
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3 BEDROOMS

UNIT TYPE 3B

AREA	MIN	MAX
SUITE	118.41 Sq.m / 1274.55 Sq.ft	121.05 Sq.m / 1302.97 Sq.ft
BALCONY	7.80 Sq.m / 83.96 Sq.ft	106.27 Sq.m / 1143.88 Sq.ft
TOTAL BUILT-UP AREA	126.25 Sq.m / 1358.94 Sq.ft	225.14 Sq.m / 2423.39 Sq.ft



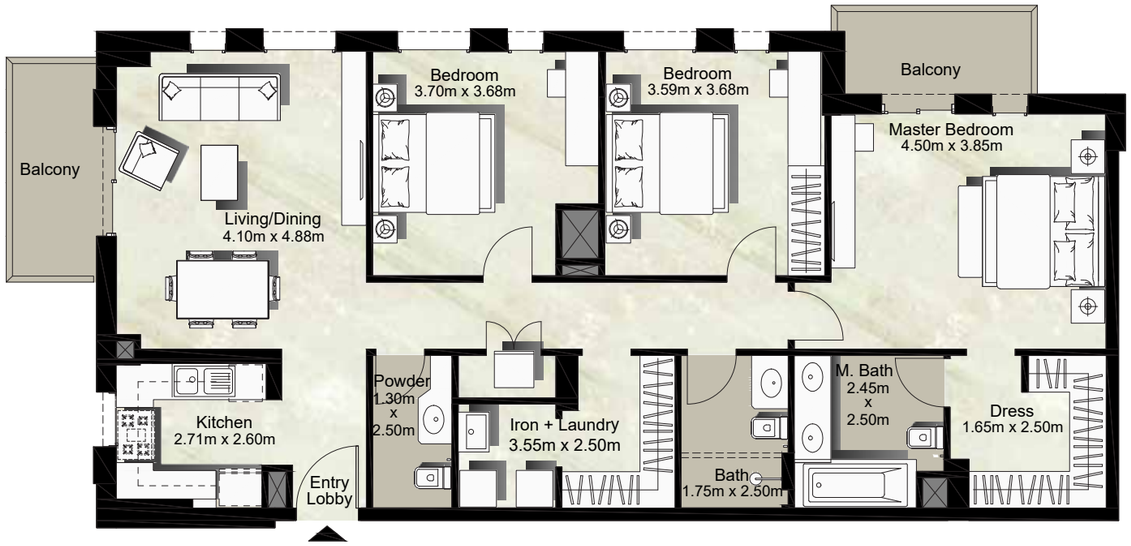
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3 BEDROOMS
UNIT TYPE 3C

64 Sq.ft	MIN	MAX
SUITE	119.49 Sq.m / 1286.18 Sq.ft	120.96 Sq.m / 1302.00 Sq.ft
BALCONY	5.90 Sq.m / 63.51 Sq.ft)	14.55 Sq.m / 156.61 Sq.ft
TOTAL BUILT-UP AREA	125.46 Sq.m / 1350.44 Sq.ft	134.35 Sq.m / 1446.13 Sq.ft



*Balcony sizes vary

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3 BEDROOMS
UNIT TYPE 3D

64 Sq.ft	MIN	MAX
SUITE	129.98 Sq.m / 1399.09 Sq.ft	136.35 Sq.m / 1467.66 Sq.ft
BALCONY	110.53 Sq.m / 1189.73 Sq.ft	130.83 Sq.m / 1408.24 Sq.ft
TOTAL BUILT-UP AREA	246.93 Sq.m / 2657.93 Sq.ft	260.81 Sq.m / 2807.34 Sq.ft



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