ACUBE

—LIVE ON A STAR—

ADHARA STAR

www.acubedevelopers.com

ADHARA
STAR

Own a Dream home in the
Heart of Dubai

Introduction

Acube is a fast-growing real estate development company with a powerful presence in Dubai. We offer clients an array of modern construction and development solutions for residential and commercial buildings. With deep rooted understanding of Dubai's real estate market, we help investors propel their investments by priming them for early success.

ACQUIRE

ADHARA
STAR

About the Project

Acube has chosen to name our projects based on various stars, some of the brightest shining objects in our night sky and always been a path finder for human race.

This first project is called Adhara Star, a modern and extremely well-designed residential & retail project named after a bright star called Adhara in the northern hemisphere constellation Canis Major. It is the brightest source of ultraviolet light in the entire known universe when seen from Earth. In that band of light, this bluish-white star is about 22,300 times more luminous than our Sun.

Freehold mixed-use development

Fully designed and developed by Acube

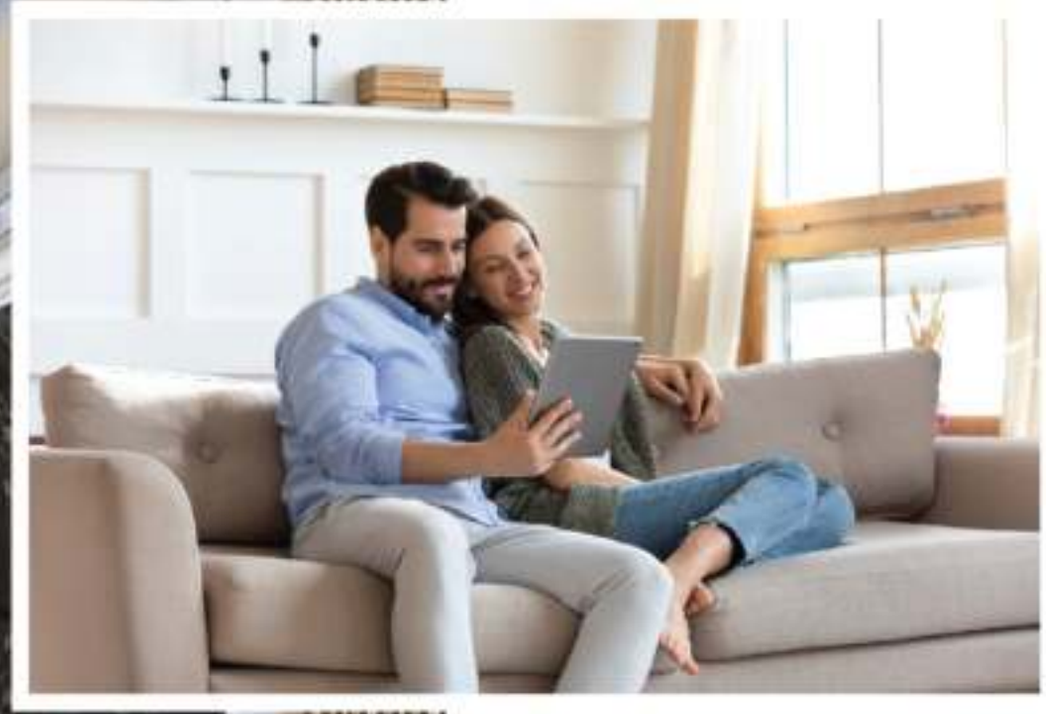
Part of the Dubai Land 'Megacity' project

Situated at the intersection of Hessa Street & Umm Suqeim Road

Arjan is an primarily residential district located within the vibrant community of Dubai Land. It offers a unique blend of urban convenience and peaceful living, making it an ideal place to call home. The district is bordered by Al Barsha to the north and Sheikh Mohammad Bin Zayed Road to the south, providing easy access to the rest of Dubai. With its prime location, exceptional amenities, and emphasis on community, Arjan offers a lifestyle like no other in Dubai. Nearby landmarks include:

0-5 Minutes	Miracle/ Butterfly Gardens Dubai Sports City Al Barsha Motor City Dubai Autodrome Jumeriah Village Circle Arabian Ranches
10-15 Minutes	Global Village Palm Jumeirah Dubai Marina Burj Al Arab Jumeirah Lake Towers
15-25 Minutes	Business Bay Downtown/ Burj Khalifa Dubai International Airport Al Makhtoum Int. Airport EXPO 2020

Malls	City Centre Mall First Avenue Mall Arabian Ranches Retail Mall Dubai Hills Mall Circle Mall JVC Al Barsha Mall Mall of Emirates
Schools	Nord Anglia International School Australian International School Al Barsha Government School Gems Founders School King's School Dubai Heights Academy North Anglia International School JSS International School
Hospitals	Neuro Spinal Hospital Mediclinic Parkview Hospital Saudi German Hospital Al Zahra Hospital King's College Hospital NMC Speciality Hospital



ADHARA
STAR

Development features
113 apartments on
13 residential floors

1, 2, and 3 Bedroom Apartments

Innovative design

FINISHINGS

Fully equipped and decorated with world class finishes, branded appliances, and sanitary ware.

Kitchen: Internationally renowned brand manufactured in Italy

White goods & Sanitary: Well-known market leader from Europe.

All the tiles will be the finest form of porcelain and Ceramics.

Ground floor with retail shops

Amenities

Basket Ball

BBQ

Car Parking

Cycle Parking

Gym

Hot Tub

Kids Play Area

Kids Pool

Sauna

Paddle Tennis

Japenese Tea Garden

Sprint Track

Swimming Pool

Outdoor Gym

Grand Entrance Lobby

Yoga

Steam Room

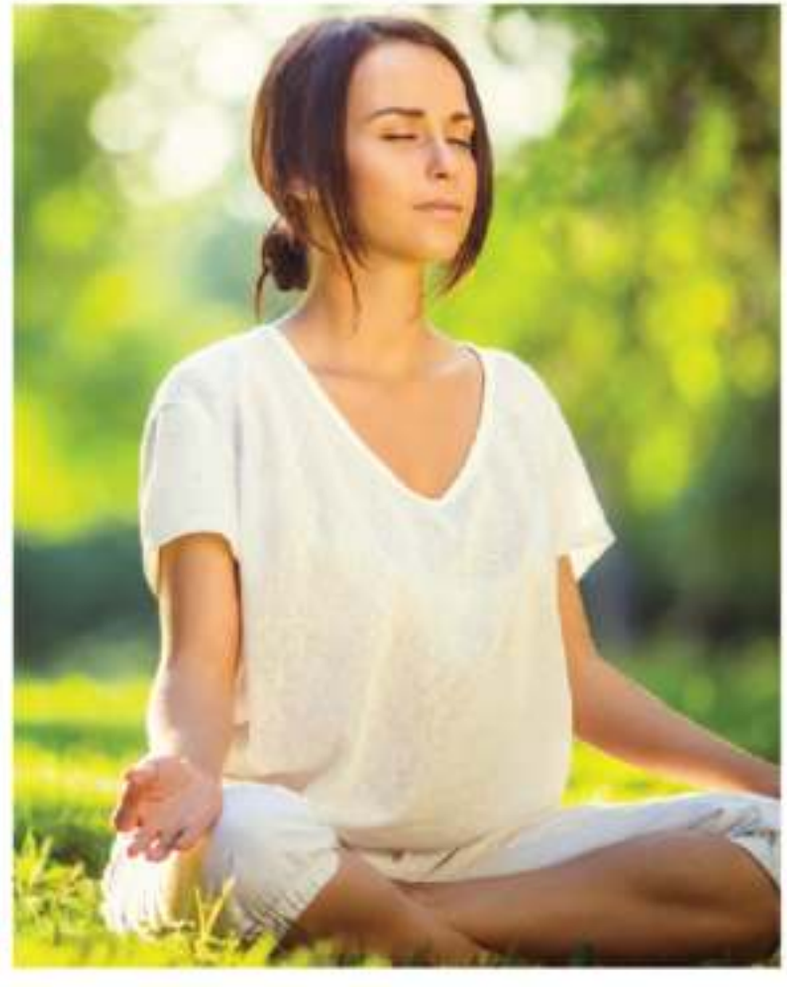
Vastu Compliant

3 floors podium parking

Confirmed one parking per Apartment

Ground floor & roof with resident facilities

ADHARA



Disclaimer: Plan and details included are indicative only and are subject to change by the developer/seller at its sole discretion without notice and/or liability. All images, including features, finishes, furnishings and scale are illustrative only. Final areas, dimensions, layout and materials may differ from those stated.