GARDENÍA

LIVINGS

MAKE A TRULY EXCLUSIVE LIFESTYLE STATEMENT WITH

GARDENÍA
LIVINGS

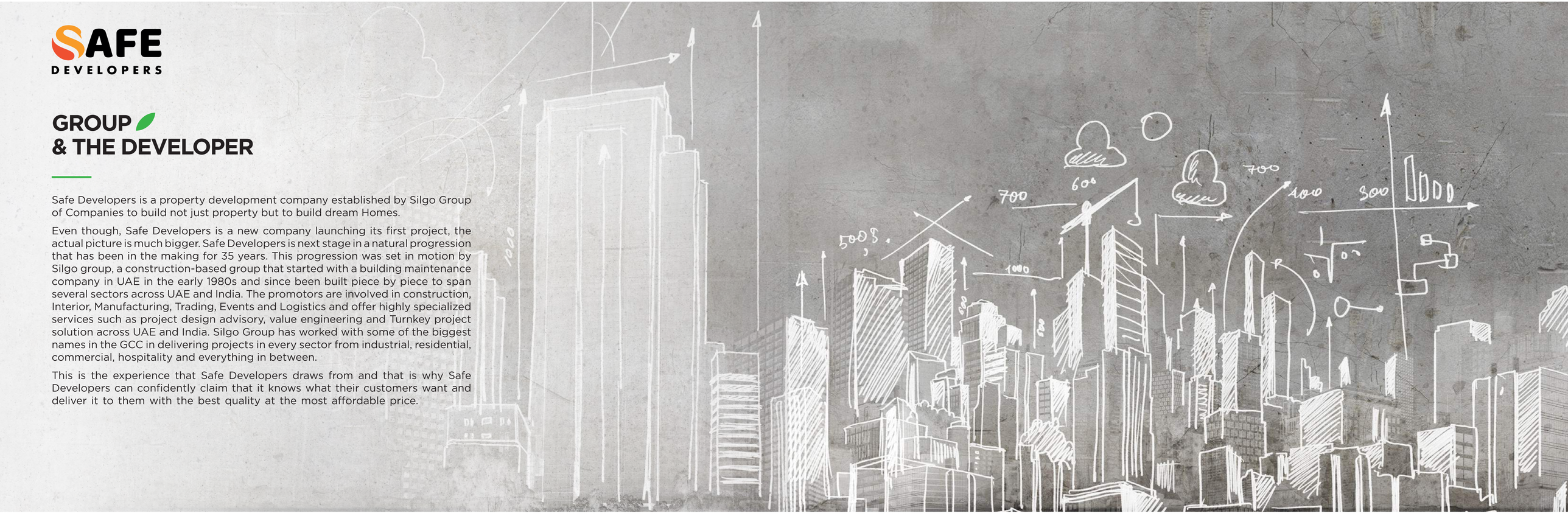
SAFE
DEVELOPERS

GROUP & THE DEVELOPER

Safe Developers is a property development company established by Silgo Group of Companies to build not just property but to build dream Homes.

Even though, Safe Developers is a new company launching its first project, the actual picture is much bigger. Safe Developers is next stage in a natural progression that has been in the making for 35 years. This progression was set in motion by Silgo group, a construction-based group that started with a building maintenance company in UAE in the early 1980s and since been built piece by piece to span several sectors across UAE and India. The promotors are involved in construction, Interior, Manufacturing, Trading, Events and Logistics and offer highly specialized services such as project design advisory, value engineering and Turnkey project solution across UAE and India. Silgo Group has worked with some of the biggest names in the GCC in delivering projects in every sector from industrial, residential, commercial, hospitality and everything in between.

This is the experience that Safe Developers draws from and that is why Safe Developers can confidently claim that it knows what their customers want and deliver it to them with the best quality at the most affordable price.



DUBAI
LIVING THE DREAM

Dubai is the undisputed business hub of the Middle East with a progressive economy and a futuristic vision.

It is home to more than 100 nationalities living in one of the most peaceful and secure environment.

The city is home to the world's most iconic landmarks, tourist attractions and fantastic infrastructure.

Once in Dubai, always in Dubai !

Higher Rental Yields

Between 7% to 10% annually on an average.

Capital Appreciation

Averages above 10% per annum over the last decade and even more for prime real estate.

Growing Economy

Stable growth delivering on its promises with continuously improving infrastructure.

100% Ownership Tax Free

Free zone development offering full ownership without any taxes.

City of Happiness & Safety

Ranked amongst the top safest cities of the world.

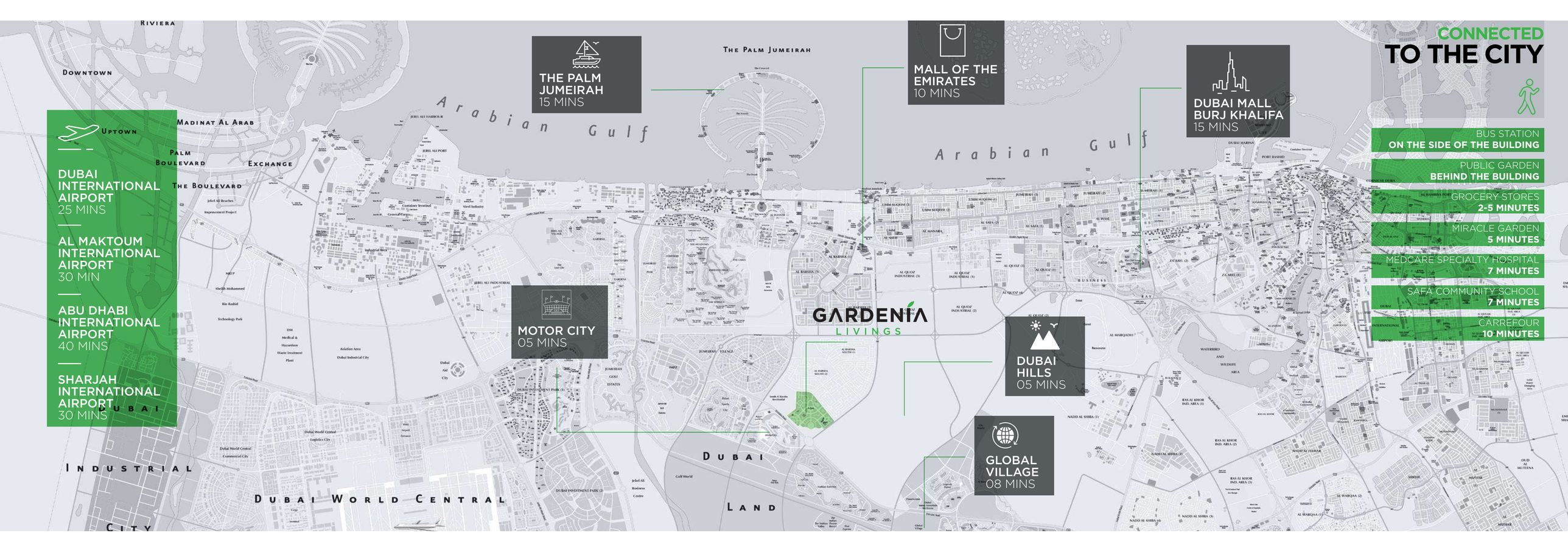
Ease of doing Business

Ranks on the top in the region for ease of doing business and attracting global business.

DUBAI IS AN INVESTOR'S PARADISE. THE ONLY BUSINESS HUB OF THE MIDDLE EAST REGION.

THE MASTER DEVELOPMENT
ARJAN @ DUBAILAND

- A billion dollar master development plan.
- Mixed use community having residential, commercial, hospitality, educational and healthcare zones.
- Launched by the world famous Dubai Properties.
- Sustained by a community realm, rich in cultural and recreational attractions.
- Strategically positioned to be the center of New Dubai with close proximity to all major business and recreational centers.


CONNECTED
TO THE CITY
BUS STATION
ON THE SIDE OF THE BUILDING
PUBLIC GARDEN
BEHIND THE BUILDING
GROCERY STORES
2-5 MINUTES
MIRACLE GARDEN
5 MINUTES
MEDCARE SPECIALTY HOSPITAL
7 MINUTES
SAFA COMMUNITY SCHOOL
7 MINUTES
CARREFOUR
10 MINUTES
THE PALM JUMEIRAH
15 MINS
MALL OF THE EMIRATES
10 MINS
DUBAI MALL BURJ KHALIFA
15 MINS
DUBAI INTERNATIONAL AIRPORT
25 MINS
AL MAKTOUM INTERNATIONAL AIRPORT
30 MIN
ABU DHABI INTERNATIONAL AIRPORT
40 MINS
SHARJAH INTERNATIONAL AIRPORT
30 MINS
MOTOR CITY
05 MINS
DUBAI HILLS
05 MINS
GLOBAL VILLAGE
08 MINS
GARDENIA
LIVINGS
Arabian Gulf
Arabian Gulf
The Palm Jumeirah
Riviera
Downtown
Uptown
Madinat Al Arab
Palm Boulevard
Exchange
The Boulevard
Dubai
Industrial City
Dubai World Central
Dubai Land

RECREATION IS NEXT DOOR WITHIN 5 TO 15 MINUTE DRIVE

PALM JUMEIRAH

FOUR GOLF COURSES

- TRUMP INTERNATIONAL GOLF CLUB, DUBAI
- GOLF SUPERSTORE
- DUBAI HILLS GOLF CLUB
- THE ELS CLUB

DUBAI POLO & EQUESTRIAN CLUB

BURJ AL ARAB JUMEIRAH

DOWNTOWN DUBAI

GLOBAL VILLAGE DUBAI

WORLDS BIGGEST INDOOR THEME PARK

HUSTLING NEIGHBOURHOOD/ COMMUNITY

DUBAI MIRACLE GARDEN

RESTAURANTS AND CAFES

HOTELS

HOSPITALS

CARREFOUR

SCHOOLS

OFFICES

GARDENIA
LIVINGS

THE DEVELOPMENT

Welcome to an extraordinary exquisite lifestyle. Located at the one corner of the lush green Garden, close to the main entrance of Arjan and adjacent to the main highway, Gardenia Livings is unique in many aspects. You can wake up to a beautiful Garden view from two out of three sides of the development or you may choose to have a thriving community view as well.

BUILDING Ground + 6 + Roof Residential	**BUILT UP AREA** 196,000 SFT	**APARTMENTS** One Bedroom Two Bedroom
PLOT NUMBER 6731258 - Arjan	**SALEABLE AREA** 139,000 SFT	**VIEWS** Garden view Community view

GARDENÍA LIVINGS
SAFE

GARDENÍA LIVINGS

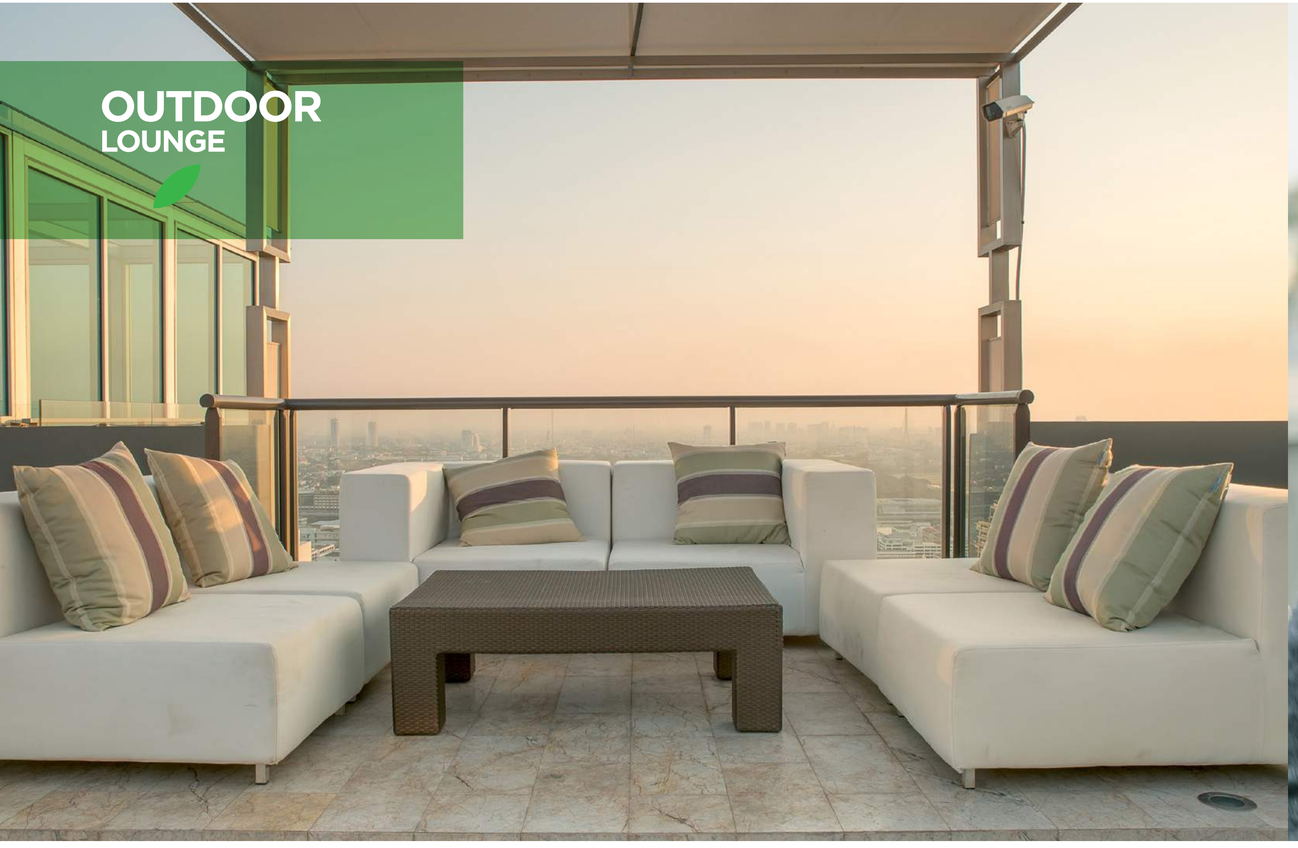
AMENITIES CONVENIENCE & COMFORT

Little details makes all the difference. Gardenia Livings has been designed keeping your convenience as a deciding factor.

- Dedicated parking for residents and for the people of determination.
- Secured access to the building.
- 24/7 security provided by security cameras at all the common areas.
- Carefully planned lifts to serve all residents hassle free.
- Two designated lobby areas with concierge service and comfortable seating with designated waiting area.

DIVE
INTO INFINITY

- Gardenia Livings has a stunning Infinity Pool at it's rooftop.
- The pool overlooks the garden and the world famous Dubai skyline.
- Temperature controlled and safe for all age groups as per the standards of Dubai law.

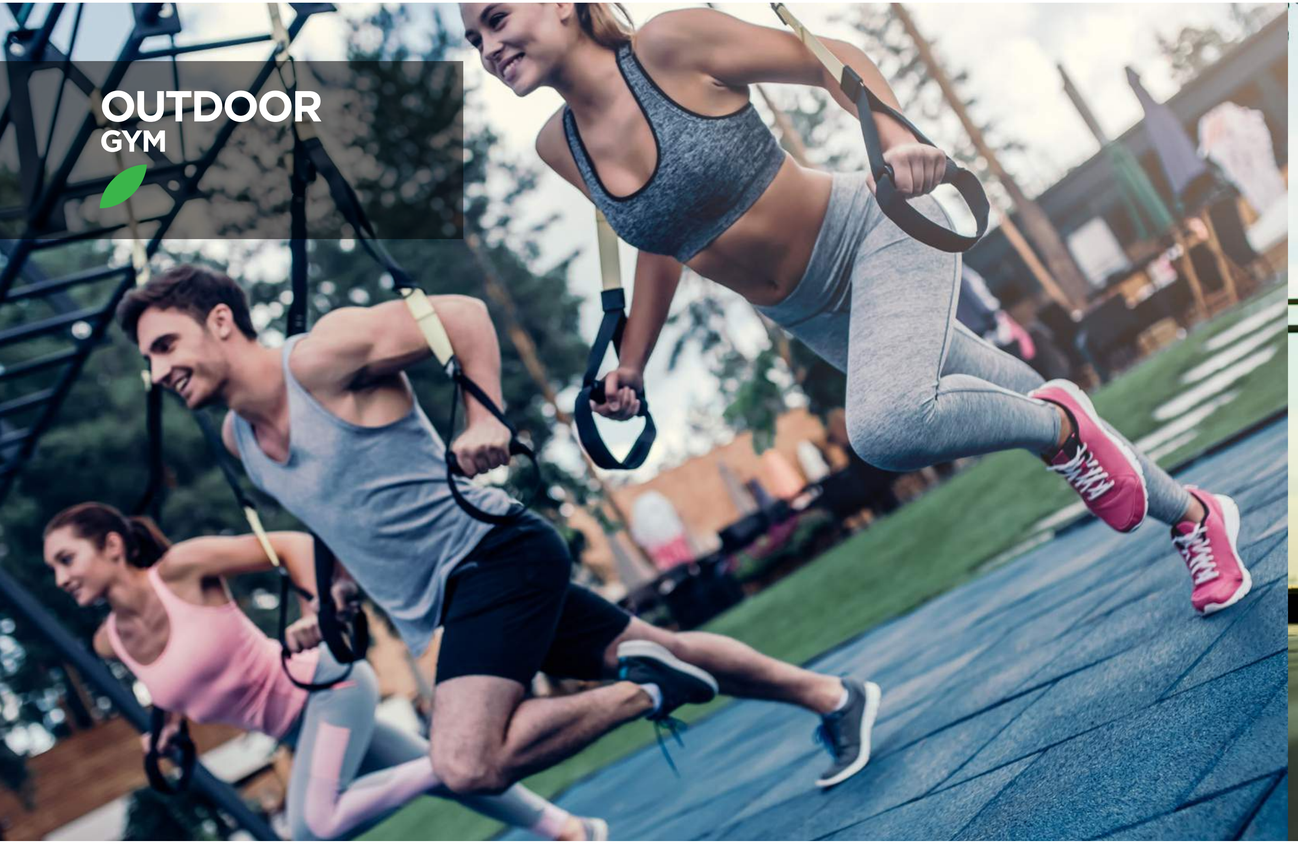


OUTDOOR
LOUNGE

BBQ AND
GRILLING SPACE

KID'S WORLD

- Dedicated space on the roof top for kids play area.
- Equipped with multiple modern activities for kids up to the age of 14.
- An assistant is available during opening hours to assist and pamper your children.


OUTDOOR
GYM

ROOFTOP
YOGA

200 PEOPLE ROOFTOP
EVENT SPACE

SAFE
GARDENÍA LIVINGS

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BEYOND THE WINDOWS

- Open your window to a lush green view from your bedroom and living room everyday.
- Gardenia Livings is the only residential development adjacent to the central park of Arjan.
- The mesmerizing park boasts a running track, activities for children and dedicated areas for outdoor sports.
- As a resident of Gardenia Livings, you will always have access to the park at your doorstep.

EYE TO DETAIL
MINIMALISTIC MODERN FINSHES

The apartments at Gardenia Livings come furnished with high quality flooring, imported European sanitary ware and fully fitted modern kitchens with stone countertops.

WATER
Water conservation and improved quality is mandate of the block's building systems.

ENERGY
Energy efficiency and performance strategies save energy and ensure resiliency.

EARTH
Use of 'clean' material meets strict performance and durability standards.

AIR
Building systems ensure efficient cooling, indoor air quality, acoustics and lighting for maximum comfort and control.

SAFE
GARDENIA
LIVINGS
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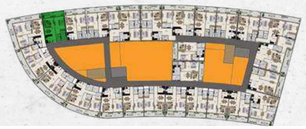
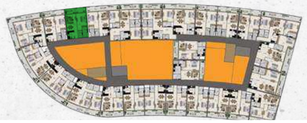
UNIT TYPE
ONE BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	102 to 602	762.95 Sq.Ft	Garden side

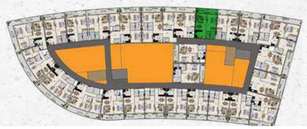


UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	103 to 603	762.95 Sq.Ft	Garden side



UNIT TYPE
ONE BEDROOM

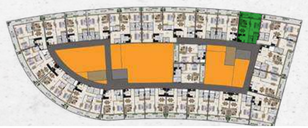
UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	108 to 608	762.95 Sq.Ft	Garden side



UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	109 to 609	762.95 Sq.Ft	Garden side

UNIT TYPE
ONE BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	110 to 610	762.95 Sq.Ft	Garden side



UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	113 to 613	823.77 Sq.Ft	Garden side

UNIT TYPE
ONE BEDROOM

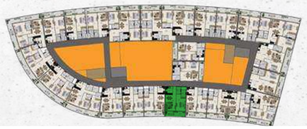
UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	115 to 615	740.24 Sq.Ft	community side

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	116 to 616	742.61 Sq.Ft	community side

UNIT TYPE
ONE BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	117 to 617	742.61 Sq.Ft	community side

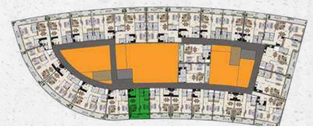
UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	118 to 618	742.61 Sq.Ft	community side



UNIT TYPE
ONE BEDROOM

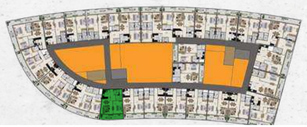
UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	119 to 619	742.61 Sq.Ft	community side

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	120 to 620	742.61 Sq.Ft	community side

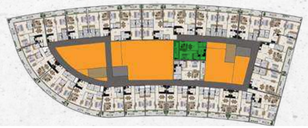


UNIT TYPE
ONE BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	121 to 621	771.13 Sq.Ft	community side



UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	125 to 625	717.64 Sq.Ft	community side

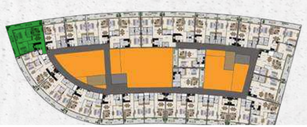


UNIT TYPE
ONE BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
1 BEDROOM	126 to 626	752.08 Sq.Ft	community side

UNIT TYPE
TWO BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	101 to 601	1258.63 Sq.Ft	Garden side



UNIT TYPE
TWO BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	104 to 604	1051.64 Sq.Ft	Garden side

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	105 to 605	1058.21 Sq.Ft	Garden side

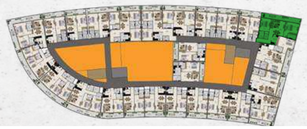
UNIT TYPE
TWO BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	106 to 606	1123.87 Sq.Ft	Garden side

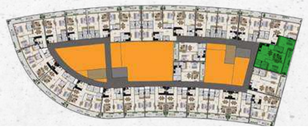
UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	107 to 607	1056.81 Sq.Ft	Garden side

UNIT TYPE
TWO BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	111 to 611	1067.90 Sq.Ft	Garden side

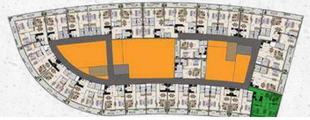


UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	112 to 612	1015.80 Sq.Ft	Garden side



UNIT TYPE
TWO BEDROOM

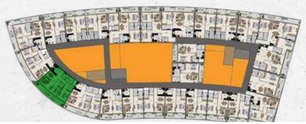
UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	114 to 614	853.05 Sq.Ft	Garden side



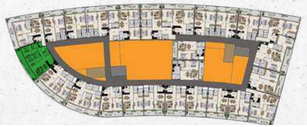
UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	122 to 622	1130.76 Sq.Ft	community side

UNIT TYPE
TWO BEDROOM

UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	123 to 623	1130.76 Sq.Ft	community side



UNIT TYPE	FLAT NO	AREA	VIEW
2 BEDROOM	124 to 624	1070.37 Sq.Ft	community side



CHOOSE FROM OUR 15 TYPES OF 1BHK AND 11 TYPES OF 2BHK APARTMENTS PER FLOOR, METICULOUSLY DESIGNED TO MAXIMIZE SPACE, COMFORT AND FUNCTIONALITY

SAFE