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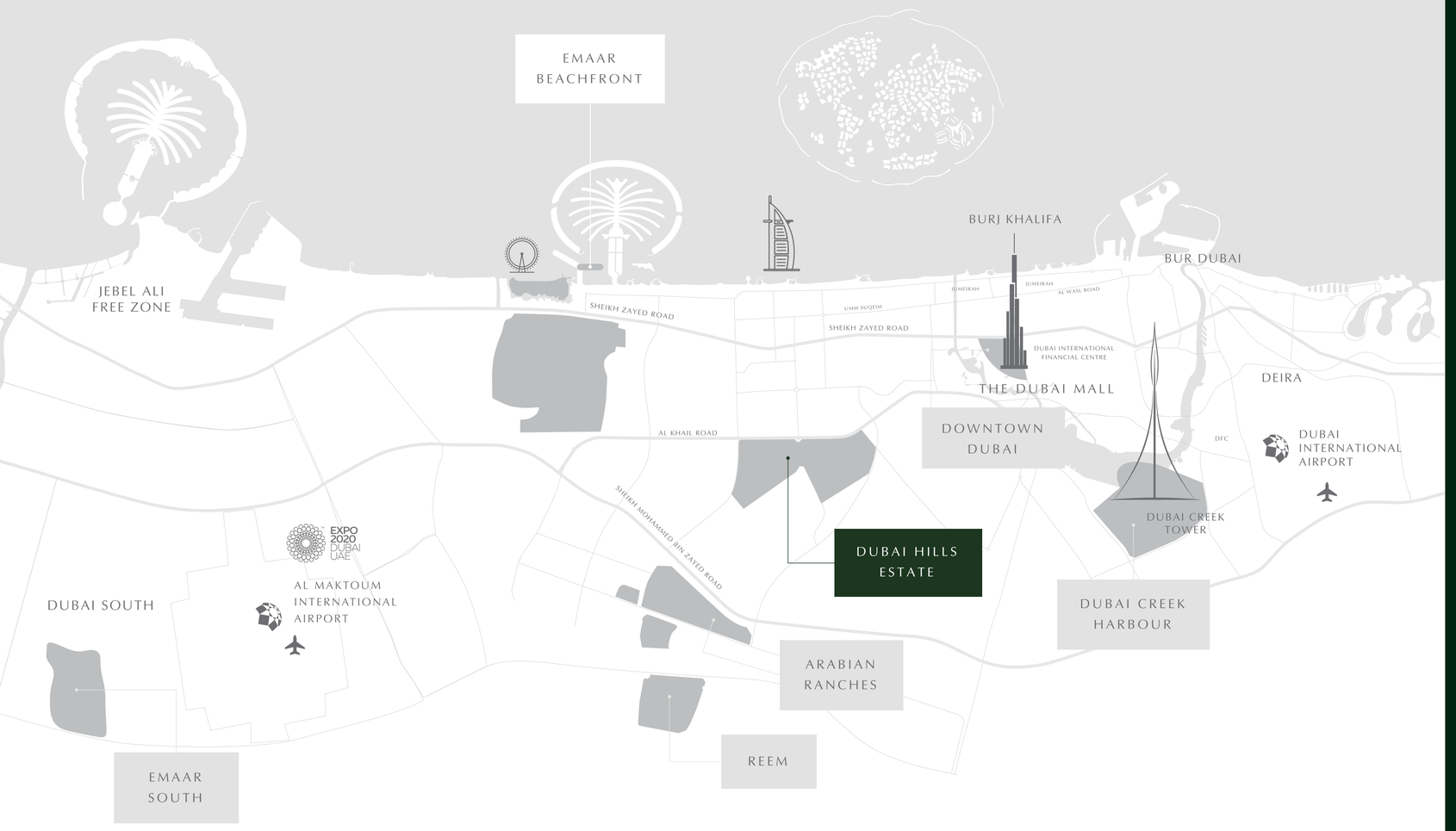


Established in 1997, Emaar Properties is a pioneering developer of integrated, master-planned communities in the UAE and countries around the world. The developer's world-class destinations such as Dubai Marina and Arabian Ranches are Dubai's iconic communities and the preferred choice of investors and renters alike.

DUBAI HILLS
ESTATE



Discover a unique blend of elegantly-planned neighbourhoods crafted around a magnificent 18-hole championship golf course. Based on research by KPMG and American National Association of Realtors, golf courses have historically boosted the value of nearby properties by as much as 20%.



KEY FACTS ABOUT DUBAI HILLS ESTATE

6,800,000 SQ M
GFA

220,000
Offices

1,450,000 SQ M
Parks &
Open Space

1,120,000 SQ M
Hole Golf Course
Clubhouse 60 Maisonnettes

20 - 25
Minutes to
Dubai Int'l Airport

20 - 25
Minutes to
Al Maktoum Airport

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Sustainably designed, Dubai Hills Estate is a first of its kind destination. This masterfully-planned 2,700-acre multi-purpose development will form an integral part of the Mohammed Bin Rashid City. Ideally situated between Downtown Dubai and Dubai Marina, flanked by Al Khail Road, the community offers easy access to the city's most popular districts and attractions.



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“WHAT OTHER PEOPLE MAY FIND IN POETRY,
I FIND IN THE FLIGHT OF A GOOD DRIVE.”

- ARNOLD PALMER

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RELAX.

LIVE.

PLAY.

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Picture a haven where indulgent comforts of home meet enchanting vistas of your favorite golf course. Live in a home where you can admire the sweeping/scenic views of the meadows and palm trees while taking a rejuvenating dip in the infinity pool. Where everything you need is just a stone's throw away on the boulevard. Explore one, two and three bedroom apartments with balconies.

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BRIGHT

STYLISH

INTERIORS

The light and serenity of the outdoors pour in through the large windows. Deep balconies make the barriers between the indoor and the outdoor almost melt away. Every apartment is rectilinear and efficient in the use of space while each room encapsulates sumptuous contemporary design.



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THE CLUBHOUSE



YOUR PERSONAL HAVEN

Start your day by practising your swing. Or get your daily dose of exercise at the on-site gym and pool. Meet your friends for lunch in the clubhouse – a gathering point for expats - or meet them in one of the 650 outlets at the Dubai Hills Mall. Round off your perfect day with a fun family barbecue under the stars.



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A PRIME SPOT

Fed by the main boulevard, Golf Suites is only a 10-minute drive to Downtown Dubai and 20 minutes to Dubai International Airport. The Dubai Hills Golf Club is just around the corner, as is the starting point of golf play and the associated F&B. Residents are also privileged to live near a nursery, community retail mall and a delightful public park.









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DUBAI HILLS

GOLF CLUB



DUBAI HILLS GOLF CLUB

Putt yourself a membership at the 18-hole Championship golf course. Designed by European Golf Design, the world-class facility stretches across 1.2 million square metres offset by the natural beauty of Dubai Hills Estate. Enjoy a floodlit practice facility, which includes a warm-up area, 9-hole short course and practice putting green. Or enhance your performance through fitness, yoga and aerobics at the 5,000 sqm Clubhouse.





DUBAI HILLS PARK

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Designed with natural beauty and the city's wellness in mind, Dubai Hills Park encompasses wadi trails, a 2.5-kilometre jogging track, children's play areas, splash park, volleyball and tennis courts, and much more. A stone's throw from Dubai Hills Mall and just 15 minutes from Downtown Dubai, this verdant green space serves as a new haven in which to relax, unwind and explore activities that nourish the mind, body and soul.



DUBAI HILLS
MALL

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DUBAI HILLS MALL

Located in Dubai Hills Estate, Dubai Hills Mall is set to become an inspiring centre of shopping, entertainment and leisure. Built on two levels, the mall will offer almost 2 million sq. ft. of space, set aside for over 650+ retail and restaurant outlets, as well as cinematic and family entertainment, along with a hypermarket.

