

SALES OFFER PREPARED EXCLUSIVELY BY ALLEGIANCE REAL ESTATE



🕒 Completion - JUL 2027

# Greenside Residence

Dubai Hills

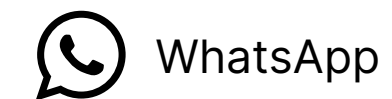


## Rustam Kakharov

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# Greenside Residence

 Furnishing - No

 Parking -

 Floors - B + G + P +  
19floors, B + G + P +  
22floors

 Service charge -  
17-18 AED/sqft

## Project general facts

Come home to Greenside Residence and bask in the tranquillity of the Dubai Hills Estate's greenery and open spaces. Add a touch of suburban bliss to your experience of modern urban luxury by taking in the scenic views of the Dubai Hills Golf Course and the surrounding low-rise communities.

The sense of arrival at Greenside Residence is unlike any other neighbourhood development. This expansive golf course side haven welcomes all guests to indulge in its facilities, comprising a luxurious lobby with classic contemporary interiors, a stylish residents lounge, and a state-of-the-art elevated podium.

An events lawn and BBQ area provides a perfect setting for small social gatherings. In this warm and inviting setting, not only can you unwind, but you can also take in the spectacular scenery all around you. Expertly designed for lifestyle needs and desires, Greenside Residence is poised to provide exceptional experiences for you and your family.

Offering a range of unit types from one- to three-bedroom luxury apartments, including ground-floor level residential units, Greenside Residence ensures a layout that perfectly matches your lifestyle. Here, you'll discover meticulously designed spaces that provide effortless relaxation. Moreover, Greenside Residence exemplifies modern living with its stylish and remarkably adaptable spatial layouts, optimizing panoramic views and seamlessly blending with the surrounding environment.

At Greenside Residence, you will enjoy the neighborhood's carefully planned surroundings, which feature an abundance of green space. Discover the breathtaking landscaped terrace providing panoramic views that stretch across the Dubai Hills Golf Course and the charming low-rise community. Additionally, residents can unwind in the thoughtfully designed common area, purposefully created to offer a serene space where they can relax and soak in the magnificent views.

### **Finishing and materials**

Modern finishing with high quality materials

### **Kitchen and appliances**

Equipped kitchen

## **Furnishing**

No

## **Location description and benefits**

Dubai Hills Estate is a prestigious and vibrant master-planned community located in the heart of Dubai, United Arab Emirates. Developed by Emaar Properties in collaboration with Meraas Holding, it represents a harmonious blend of luxury living, natural beauty, and modern urban design. At the heart of Dubai Hills Estate is the stunning 18-hole championship golf course, designed to international standards. The golf course adds a touch of greenery and serenity to the landscape, attracting golf enthusiasts from around the world.

Dubai Hills Estate is not just a residential development; it's a comprehensive lifestyle destination. The Dubai Hills Mall, a world-class shopping and entertainment center, offers an array of retail, dining, and entertainment options. Residents and visitors can also enjoy the Central Park, a vast expanse of greenery and relaxation.

One of the remarkable features of Dubai Hills Estate is its emphasis on sustainability and eco-friendly design. The community incorporates modern infrastructure, smart technologies, and sustainable practices to create an environmentally responsible living environment.

The development is strategically located with easy access to key areas of Dubai, including Downtown Dubai, Dubai Marina, and Dubai International Airport. It offers a range of educational institutions, healthcare facilities, and

recreational amenities, ensuring that residents have everything they need right at their doorstep.

Dubai Hills Estate is a testament to Dubai's commitment to providing residents with an exceptional living experience. Whether you're seeking luxury, natural beauty, or modern conveniences, Dubai Hills Estate has it all, making it a sought-after destination for those looking for the perfect blend of urban and natural living.



# Interior



# Location



Open location in Google Maps



# DUBAI HILLS ESTATE

# EMAAR





# Facilities



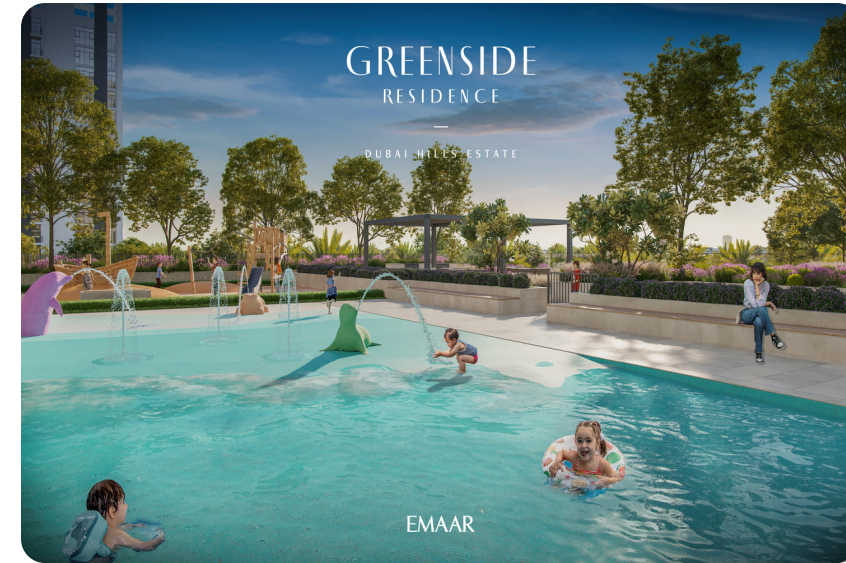
## Landscaped Podium Deck

Visualisation from developer



## Infinity Pool & Pool Deck

Visualisation from developer



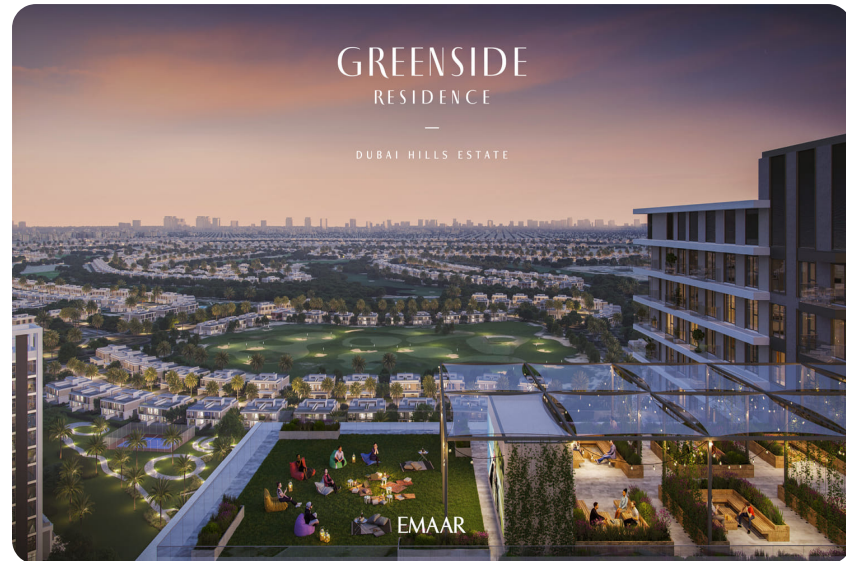
## Children's Play Area

Visualisation from developer



## Fitness Centre

Visualisation from developer



## Rooftop Lounge

Visualisation from developer



## Sport Courts

Visualisation from developer

# Payment plan



## Payment plan

10% payment

On booking

80% payment

During construction

10% payment

Upon Handover

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Condition for the unit resale

**Not specified**



# Typical units and prices



**Apartments**

**1 bedroom**

FROM  
**AED 1,570,000**

744 sqft / 69 m<sup>2</sup>

TO  
**AED 1,630,000**

747 sqft / 69 m<sup>2</sup>



**Apartments**

**2 bedroom**

FROM  
**AED 2,250,000**

1090 sqft / 101 m<sup>2</sup>

TO  
**AED 2,680,000**

1174 sqft / 109 m<sup>2</sup>



**Apartments**

**3 bedroom**

FROM  
**AED 3,470,000**

1406 sqft / 131 m<sup>2</sup>

TO  
**AED 3,600,000**

1797 sqft / 167 m<sup>2</sup>

Do you have any questions? Contact me.



## Rustam Kakharov

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# GREENSIDE RESIDENCE

DUBAI HILLS ESTATE

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EMAAR