

Living
Affordable
Luxury





Welcome to

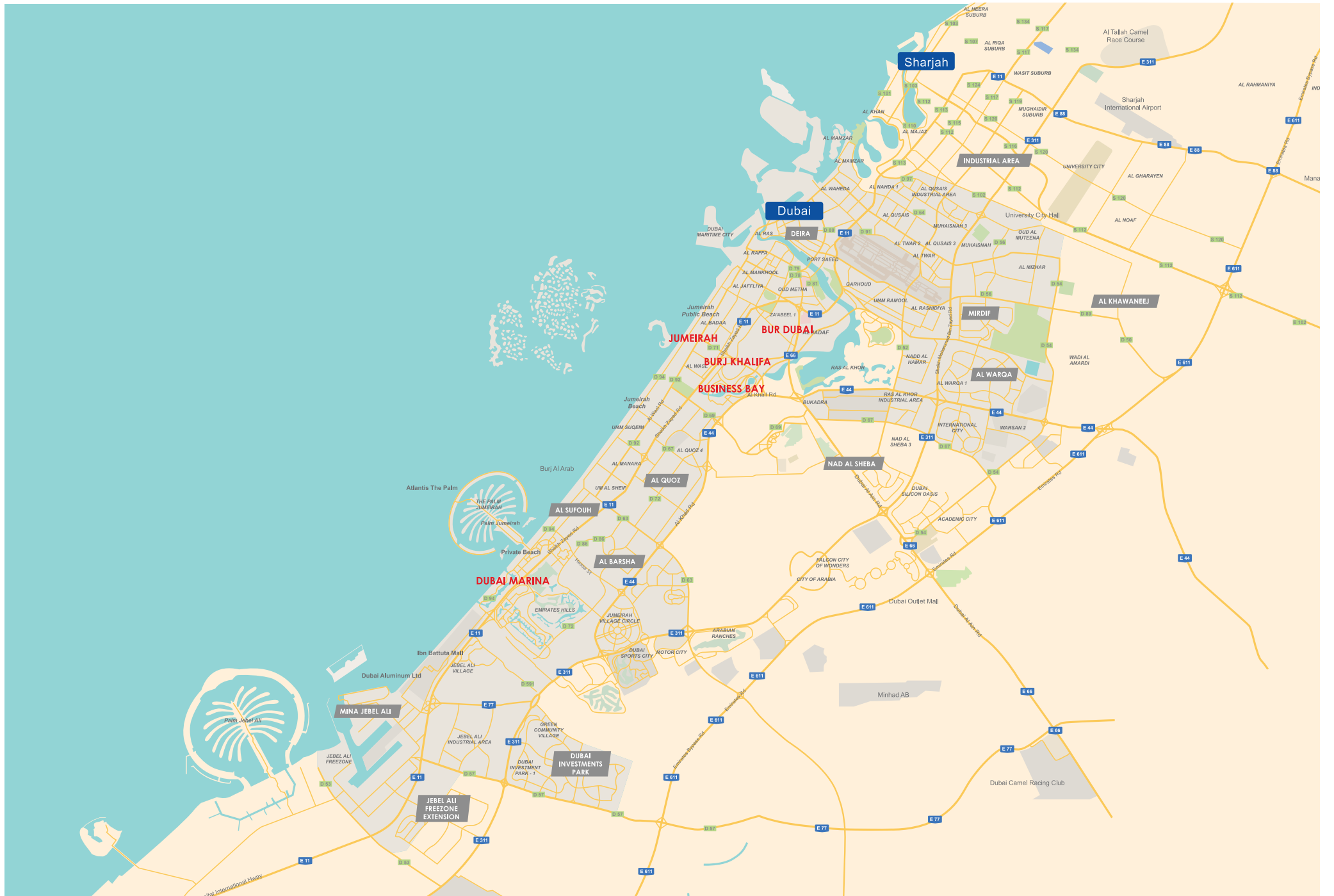
Safeer Tower 1
at Business Bay, Dubai

Dubai

The Emirate in United Arab Emirates is located in south east coast of Persian Gulf and in one of the seven Emirates that make up the country. It has the largest population and second largest land territory after capital i.e. Abu Dhabi. Dubai has fantastic climate where sun shines and temperature is comfortable from September to April.

Dubai is the mixture of world culture, being 90% expatriates population. There is abundance of everything for everyone, be it food, fashion, culture and society. It is lifestyle city with a host of shopping, travels, cars, yachts, high end hotels and restaurants. A very safe and tolerant city and having one of the best infrastructure which is always getting better day by day.







Business Bay

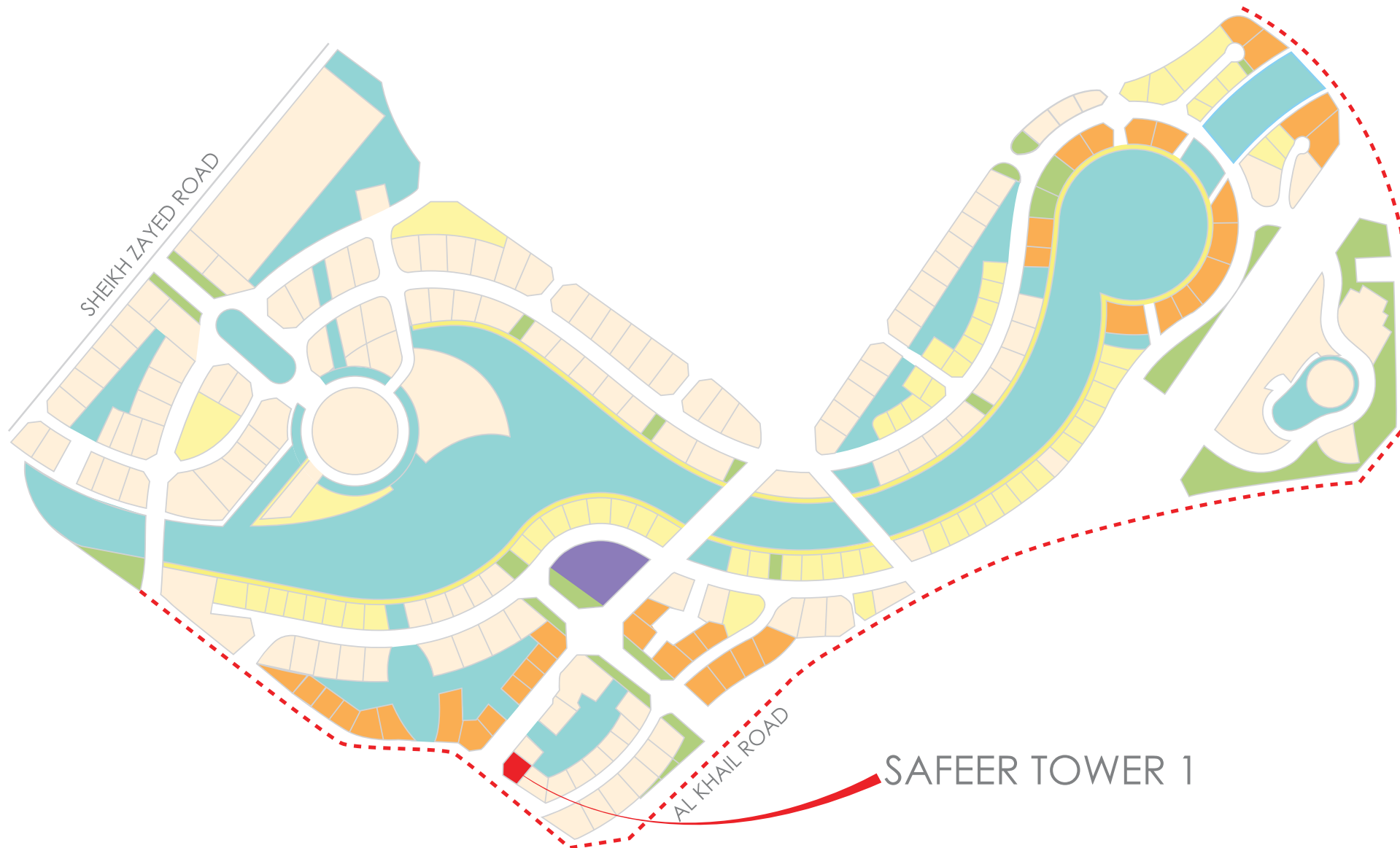
OVERVIEW

Business Bay, the central business district of Dubai covers an area of 64 million square feet (5.9 million m²). The projected population of the destination is more than 191,000 and the estimated population of employers and others is 110,000 making the total population more than 300,000.

INVESTMENT RATIONALE

- Located between Sheikh Zayed and Al Khail Road.
- Centrally located near flagship projects Downtown Dubai & MBR City.
- Well connected to the city with Dubai Metro, buses and taxis.
- Provides an ideal accommodation for employees working in the central business district of Dubai.
- Key infrastructure works in the master community have been completed.





Amenities



FACILITIES & FINISHES

Lobby with marble flooring
Landscaped swimming pool
Gymnasium with separate men/women changing rooms.

APARTMENT FEATURES

Balconies (as per plan)
District cooling
4 Elevators to all floors

LIVING AND DINING

Marble floors throughout

BATHROOM FEATURES

Wall of mosaic tiles
Premium sanitary ware, fitting and accessories

KITCHEN

Kitchen with cabinets of premium quality
Washable emulsion paints for walls



APARTMENT CONFIGURATION

APARTMENT	AREA RANGE (SQ. M)	TYPE
Studio	39.65 to 54.38 Approx	ST-1_A, ST-1_1, ST-1_2, ST-2A ST-2_1, ST-2_2, ST-2_3, ST-3
1 Bedroom	79.85 to 92.15 Approx	1 BHK-T1, 1 BHK-T2, 1 BHK-T3
2 Bedroom	137.17 to 145.1 Approx	2 BHK-T1, 2 BHK-T2

Disclaimer 1. All room dimensions are measured to structural elements and exclude wall finished and construction tolerance | 2. All dimensions have been provided by our consultant architects | 3. All materials, dimensions & drawings are approximate. Information is subject to change without notice | 4. Actual suite area may vary from the stated area. Drawing not to scale. The developer reserves the right to make revisions | 5. Calculation of suite area is measured as the area bounded by the center line of demising or partition walls separating one unit from another unit, the exterior face of all exterior walls, and the exterior face of the corridor wall enclosing the adjoining unit | 6. Calculation of balcony area is measured as the area bounded by the centre line of demising or partition walls separating one unit from another unit, the outmost face of the enclosing guard and the external face of the unit adjoining the balcony | 7. The units are measured at typical floor in the building. columns may vary in size depending on the floor level.



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Floorplans

STUDIO - TYPE 1

UNITS

ST-1A 103, 108, 203, 215, 303, 315, 403, 415, 503, 515, 603, 615, 703, 715

ST-1_1 102, 109, 202, 216, 302, 316, 402, 416, 502, 516, 602, 616, 702, 716

ST-1_2 104, 107, 204, 214, 304, 314, 404, 414, 504, 514, 604, 614, 704, 714

LEVELS 1-7

	ST-1A	ST-1_1	ST-1_2
Inside Area	36.34 SQ. M.	36.34 SQ. M.	36.52 SQ. M.
Balcony Area	5.00 SQ. M.	3.31 SQ. M.	3.31 SQ. M.
Common Area	45.67 SQ. M.	44.26 SQ. M.	44.41 SQ. M.
Gross Area	87.01 SQ. M.	83.91 SQ. M.	84.24 SQ. M.



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STUDIO - TYPE 2

UNITS

ST-2A 209, 309, 409, 509, 609, 709

ST-2_1 208, 212, 308, 312, 408, 412
508, 512, 608, 612, 708, 712

ST-2_2 206, 306, 406, 506, 606, 706

ST-2_3 207, 210, 211, 307, 310, 311
407, 410, 411, 507, 510, 511
607, 610, 611, 707, 710, 711

LEVELS 2-7

	ST-2A	ST-2_1	ST-2_2	ST-2_3
Inside Area	39.05 SQ. M.	38.92 SQ. M.	38.95 SQ. M.	39.03 SQ. M.
Balcony Area	5.20 SQ. M.	3.38 SQ. M.	3.38 SQ. M.	3.38 SQ. M.
Common Area	48.08 SQ. M.	46.46 SQ. M.	46.49 SQ. M.	46.55 SQ. M.
Gross Area	92.33 SQ. M.	88.76 SQ. M.	88.82 SQ. M.	88.96 SQ. M.



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STUDIO - TYPE 3

UNITS

105, 106

LEVEL 1

Inside Area	54.38 SQ. M.
Balcony Area	0.00 SQ. M.
Common Area	56.48 SQ. M.
Gross Area	110.86 SQ. M.



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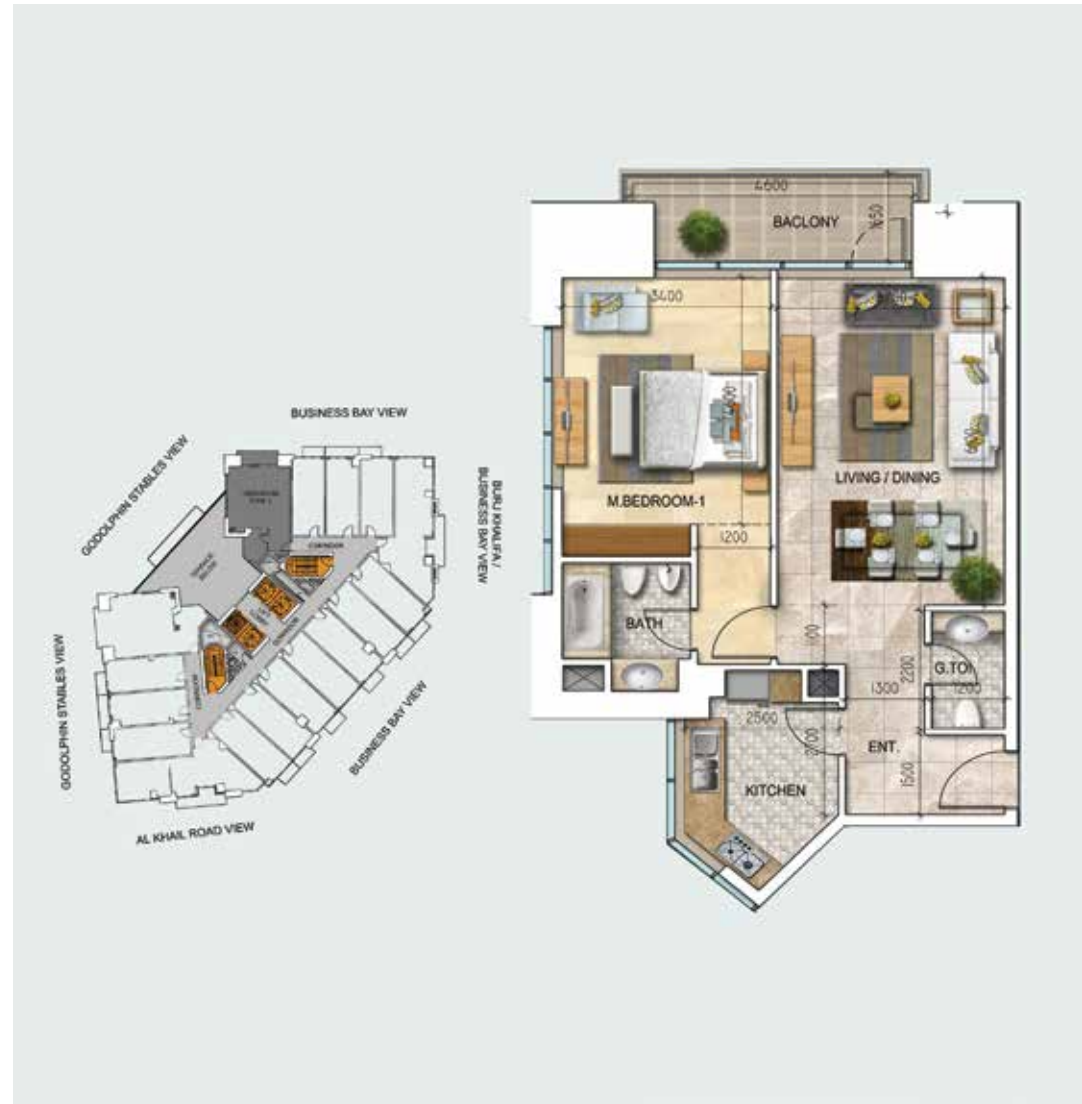
1 BEDROOM - TYPE 1

UNITS

101, 110, 201, 217, 301, 317, 401, 417
501, 517, 601, 617, 701, 717, 801, 808
901, 908, 1001, 1008, 1101, 1108, 1201
1208, 1301, 1308, 1401, 1408

LEVELS 1 -14

Inside Area	79.81 SQ. M.
Balcony Area	6.94 SQ. M.
Common Area	83.31 SQ. M.
Gross Area	170.06 SQ. M.



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1 BEDROOM - TYPE 2

UNITS

205, 213, 305, 313, 405, 413
505, 513, 605, 613, 705, 713

LEVELS 2 - 7

Inside Area	82.44 SQ. M.
Balcony Area	9.71 SQ. M.
Common Area	87.78 SQ. M.
Gross Area	179.93 SQ. M.



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1 BEDROOM - TYPE 3

UNITS

802, 807, 902, 907, 1002, 1007, 1102, 1107
1202, 1207, 1302, 1307, 1402, 1407

LEVELS 8 - 14

Inside Area	69.53 SQ. M.
Balcony Area	10.32 SQ. M.
Common Area	77.59 SQ. M.
Gross Area	157.44 SQ. M.



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2 BEDROOM - TYPE 1

UNITS

803, 806, 903, 906, 1003, 1006, 1103, 1106
1203, 1206, 1303, 1306, 1403, 1406

LEVELS 8 - 14

Inside Area	124.69 SQ. M.
Balcony Area	13.02 SQ. M.
Common Area	131.25 SQ. M.
Gross Area	268.96 SQ. M.



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2 BEDROOM - TYPE 2

UNITS

804, 805, 904, 905, 1004, 1005, 1104, 1105
1204, 1205, 1304, 1305, 1404, 1405

LEVELS 8 - 14

Inside Area	131.52 SQ. M.
Balcony Area	13.58 SQ. M.
Common Area	137.37 SQ. M.

Gross Area	282.47 SQ. M.
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Construction Update



MAY 2014



AUGUST 2014



NOVEMBER 2014



ESCROW ACCOUNT DETAILS :

Account Title - SAFEER TOWER 1

Bank Name - NOOR BANK



Swift Code - NISLAEAD

Account Number - 001-10553180012

Future Projects



SAFEER TOWER-2
Business Bay



SAFEER RESIDENCE-2
Dubai Land Residence Complex



SAFEER RESIDENCE-3
Dubai Land Residence Complex