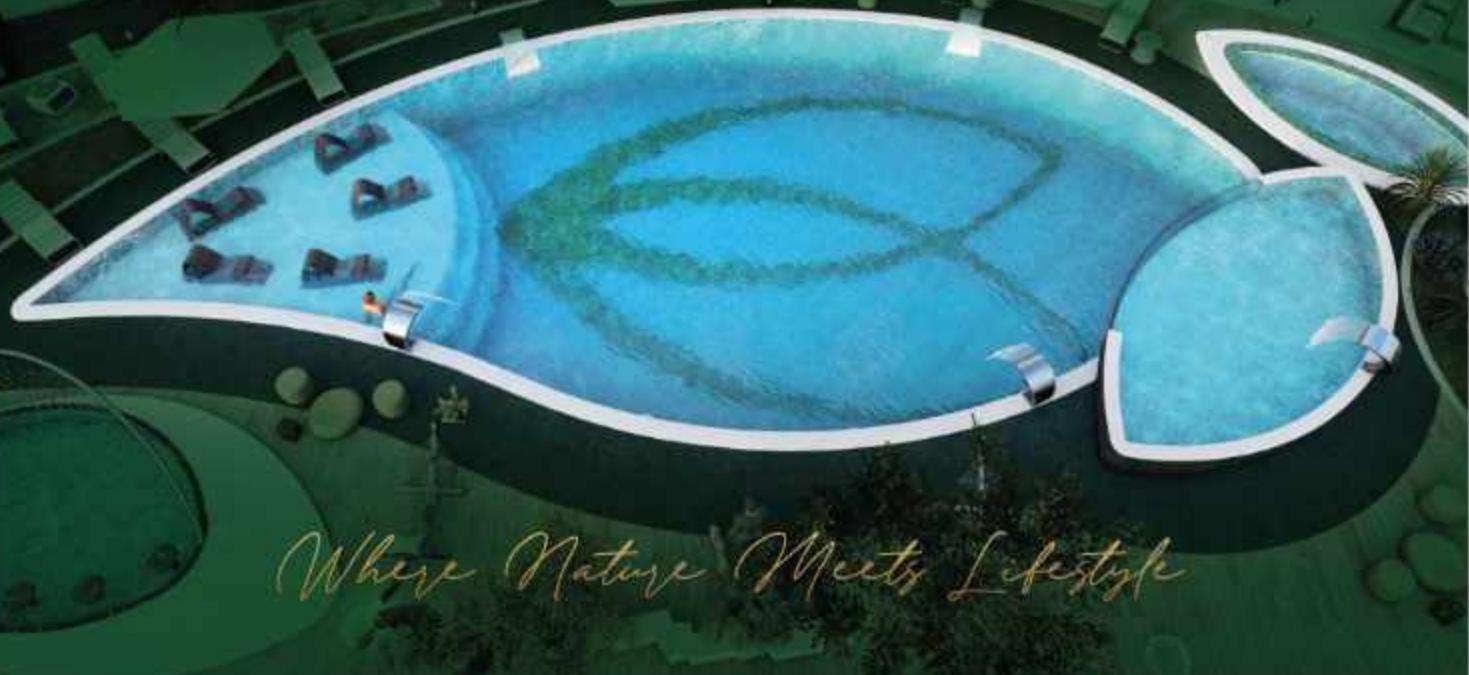


Park Views

BY SAMANA DEVELOPERS



Where Nature Meets Lifestyle

"The epitome of luxury, defining elegance"

THERE ARE THOSE WHO CHERISH NATURE'S FINEST THINGS
AND THEN THERE ARE THOSE WHO LIVE AMONG THEM.
WELCOME TO LIFE AT THE HEART OF NATURE. FOR THOSE
WHO DWELL HERE, IT CAN AIR AND COOLER CLIMES ARE A
SLICE OF EVERYDAY REALITY. WHERE LUXURY LIFESTYLES
AND NATURAL BEAUTY MEET IN PERFECT HARMONY. WHERE
THE BEST OF OUTDOOR LIVING SPRINGS TO LIFE IN WAYS YOU
NEVER IMAGINED. WHERE NATURE EMBRACES YOU WITH
OPEN ARMS AND NEVER LETS GO. WHERE LOVE FOR THE
WORLD AROUND YOU IS SECOND NATURE. WITH ULTRA
MODERN LIFESTYLE PRESENTING YOU.



BY SAMANA DEVELOPERS

WHERE NATURE MEETS LIFESTYLE



ABOUT SAMANA PARK VIEWS

Park Views is an upcoming project by Samana Developers, created with a vision of curating a lifestyle that celebrates nature and gives its residents an experience of luxury in heart of the World Class city of Dubai. Park Views celebrate Arjan, with vistas extending into breathtaking views of the Butterfly and Miracle Garden, one of the biggest tourist attractions of the city. Located adjacent to Sheikh Zayed Road, Park Views provides you with easy access to rest of the city and its major landmarks while it also caters you with immediate access for recreation to communal pool deck and private pools within the periphery of your apartment. Park Views is skillfully crafted work of art that meets all the requirements of ultra-luxury lifestyle, embodying spirit of nature from its skin to its core. Making your health, lifestyle and well-being our only priority.



A SAFE INVESTMENT

Dubai is rapidly becoming the hub of international trade and travel. It is among the safest cities in the world and boasts one of the fastest-growing economies in the region. The average annual return on Investment here ranges from 8 to 10 percent. Dubai's real estate market, in particular, is an ideal place to invest. It's because Dubai gives its investors one of the highest rental yields in the world, besides ensuring capital appreciation in a tax-free regime. As an ultra-high-end luxurious residential complex located in the heart of Dubai, Samana Park Views present the perfect opportunity to investors to make the most out of Dubai's investor-friendly environment.



INVESTORS CHOICE

An excellent investment opportunity for discerning clients that value service and hospitality whilst seeing generous returns on their investment with SAMANA PARK VIEWS operating to international standards with guaranteed returns on your investment you are in safe hands with SAMANA.

WHY INVEST IN DUBAI

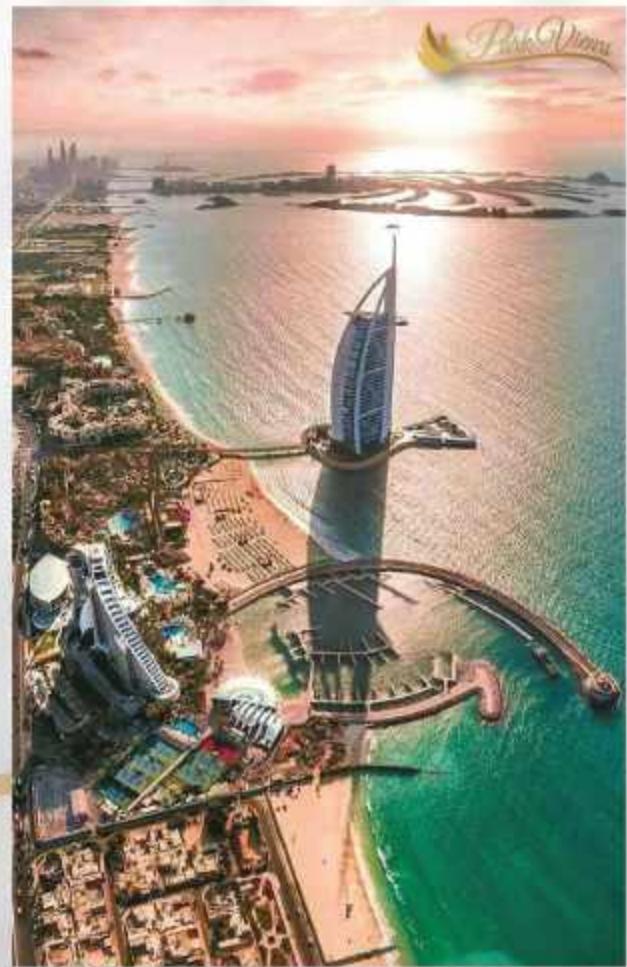
Ranked as one of the safest and happiest cities in the world.

Average Return on Investments range between 7 and 10 percent annually.

One of the fastest growing economies in the region.

Regulated property sector ensuring your investment is protected by the Dubai Government

Tax free Income:





OUR STRATEGIC LOCATION IS EVERYTHING

IMG World Adventures, 20 minutes
Dubai Mall, 20 minutes
Burj al Khalifa, 20 minutes
Dubai Parks and Resorts, 20 minutes

Dubai Autodrome, 10 minutes
Dubai Marina, 15 minutes
Burj al Arab, 20 minutes
Global Village, 10 minutes

SAMANA
Pink Vi





SAMANA DEVELOPERS

AN AWARD WINNING DEVELOPER

Samana Developers is a part of the business conglomerate Samana Group of Companies which is headquartered in Dubai and has a truly global presence. The group compromises of over 70 internationally recognized companies all of which strive to deliver the highest quality of service accompanied with sincere professionalism.

Samana Developers broke ground in the property development industry with its first project Samana Greens in September of 2018 in the heart of Arjan, Dubai and has successfully been delivered. On the success of Samana Greens, Samana Hills was launched in March 2018 and is on-track for handover with the Samana fast-track construction strategy. Samana Greens completed the main structure within just 8 months and Samana Hills has seen record breaking construction progress. Samana Golf Avenue launched in March 2021, with its fast progress Samana developers completed 20% of construction by Sep 2021. Golf Avenue is on fast track & scheduled to hand over by Dec 2022. The track-record of Samana Developers which has proven to show that the developments are on time, every time has been recognized internationally and the commitment to delivery and a transparent approach has been acknowledged with numerous awards.

Samana Developers is one of the fastest growing private developers in the country with their focus being on delivering the promise to each and every customer of a quality product at an appropriate price point that maximizes the returns for investors. At Samana, we never compromise on quality, service and delivery. Our motto "On Time, Every Time."

MEDIA

INTERVIEW: Overseas property buyers will return to Dubai in 2021 - Samana Developers CEO

Hisham Farooq, CEO of Samana Developers said: "Our clients were international buyers in 2020, but that has changed completely in 2021, with residents constituting 85 percent of the buyers".

He also added that the overseas market is still the largest segment of the UAE real estate. "By the second half of the year, we expect to receive around 10,000 visitors to our sales centers and 10,000 new buyers from overseas. We are currently working on a plan to open our own offices in London, New York, and Australia, as well as a new website for our overseas buyers."

Farooq added: "Gulf Real Estate magazine recently reported that Dubai's foreign buyers have been absorbed into the local market, which may be a concern for some. However, we believe that there is still room for growth in the overseas market."

Commenting on the real estate market in Dubai, Farooq said: "We believe that the market is still strong, despite the challenges posed by the pandemic. The demand for real estate in Dubai remains high, particularly for luxury properties, which are in high demand both locally and internationally."

AWARDS



Design
Awards

Architectural
Excellence
Contest

du

DESIGN MIDDLE EAST AWARD



THE YEAR AWARD

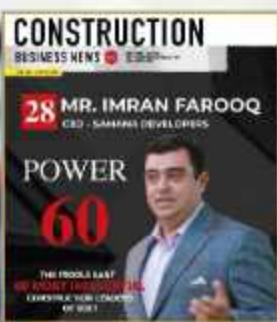


THE YEAR AWARD



EXCELLENCE IN AFFORDABLE LUXURY

MEDIA



CEO MESSAGE



As stated in the "Samana Way" which is our trade philosophy, the mission of Samana Group of Companies is to endeavor for wholehearted satisfaction of our clients and exceptional services. Our mission is to provide innovative ideas and distinguished services to our clients.

Samana Developers has strived to build a reputation for delivering premium high quality properties that earn our investors a healthy return. As we continue to craft and deliver iconic developments that redefine luxury living, we are progressively enhancing our offerings using advanced technology combined with strong project execution. We take pride in our ability to work closely with clients and to address and meet individual needs.

We are responsive to our clients needs and understand how important each situation is. Every day we work diligently towards the realization of our goal to provide best of the services to our clients and of becoming a developer with a global presence. A statement that we stand by is "On Time, Every Time"

Imran Farooq



OUR PROJECTS



*Samana
Greens*

STARTED
SEPT, 2018

100 % STRUCTURE
OCT, 2020

HANOVER
DEC, 2020

OUR PROJECTS



SAMANA *Hills*

STARTED
MAR, 2018

100 % STRUCTURE
AUG, 2020

HANOVER
DEC, 2021

OUR PROJECTS

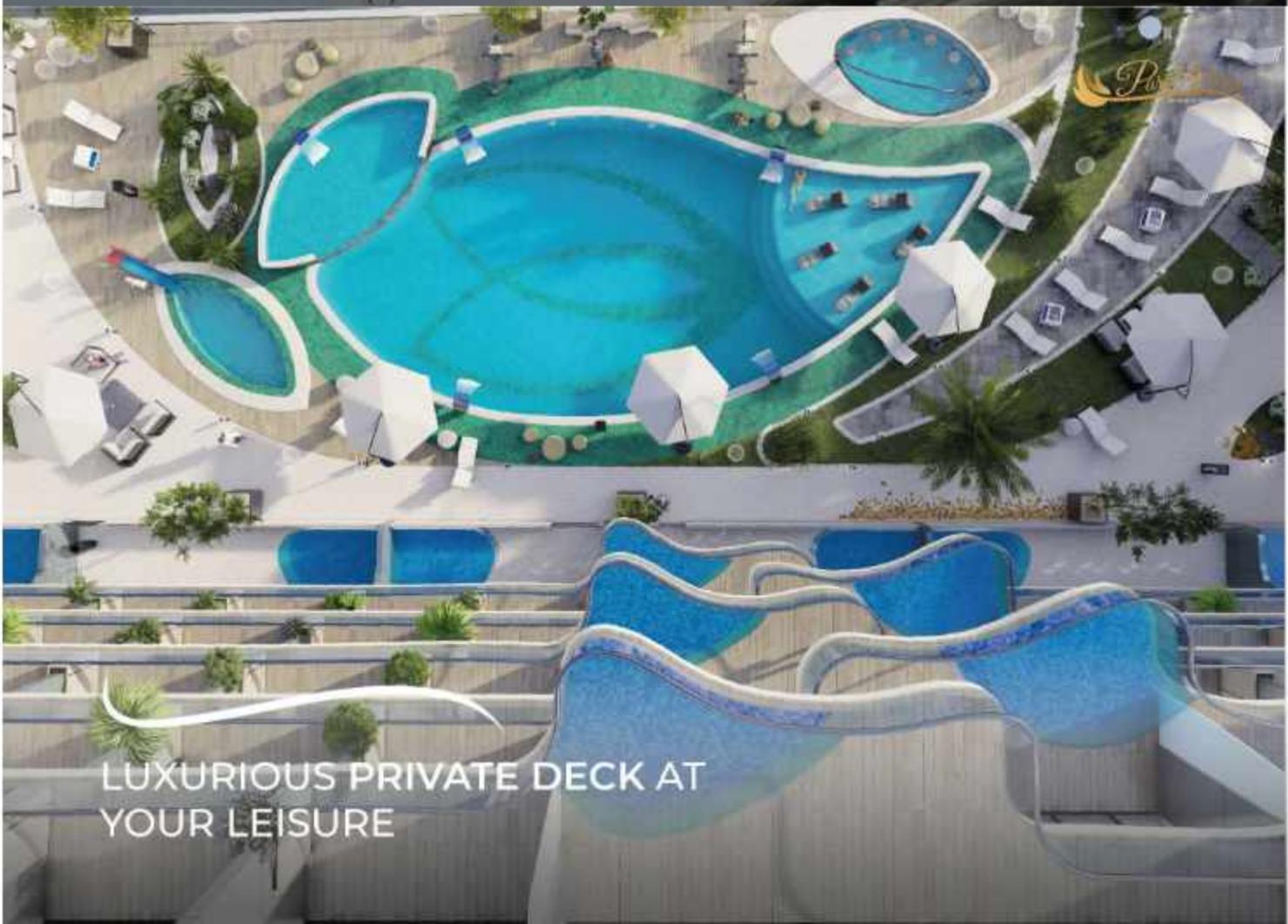


SAMANA *Golf Avenue*

STARTED
MAR, 2021

20% CONSTRUCTION
COMPLETED &
ONGOING

HANOVER
DEC, 2022





PEACEFUL SERENITY WITH ULTRA
MODERN LIFESTYLE

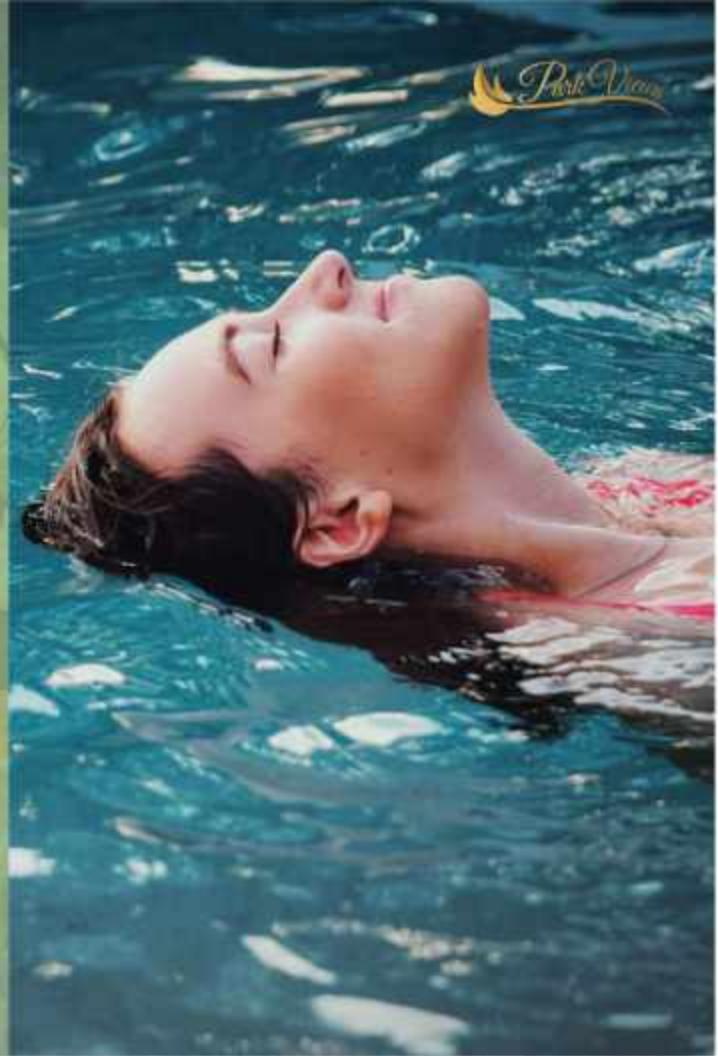


YOUR PERSONAL PIECE OF
LUXURY

SAMANA PARK VIEWS are unique apartments designed to make you meet your needs in the heart of Dubai, in the city of hustle bustle. Park Views is skilfully crafted architectural masterpiece that encapsulates sustainability, celebrates nature and bridges the gap between nature and its residents. An amalgamation seldom witnessed and experienced.



ITS TIME TO UPGRADE
YOUR LIFESTYLE





WORLD CLASS AMENITIES

LOCATED IN THE HEART OF DUBAI - ARJAN

CENTRALLY LOCATED & WITH FEW MINS DRIVE TO
MALLS, SCHOOLS, HOSPITALS, DOWNTOWN,
BUSINESS HUB

EXQUISITE PRIVATE POOLS, EXCLUSIVELY DESIGNED
WITH ATTENTION TO INTRICATE DETAILS AND
FEATURES OF THE CONTEXT.

STATE OF THE ART LUXURIOUS GYM,
STEAM & SAUNA

KIDS PLAY AREA

YOGA ZONE



EVERYTHING YOU DESIRED, LIKE
NEVER BEFORE



LUXURY CITY LIVING REACHES
NEW HEIGHTS



AN EVERGREEN SHRUB WITH SMALL FLOWERS SURROUNDED BY BRIGHT
RED BRACTS; OFTEN HERALDED AS THE "EVERYDAY-FLOWERED CHERRY
BLOSSOM"

Park Avenas
BY SAMANA DEVELOPERS



POOL WITH CURVES & JACUZZI
WITH STORIES





PARK VIEWS QUALITY REFLECT
PERFECTION





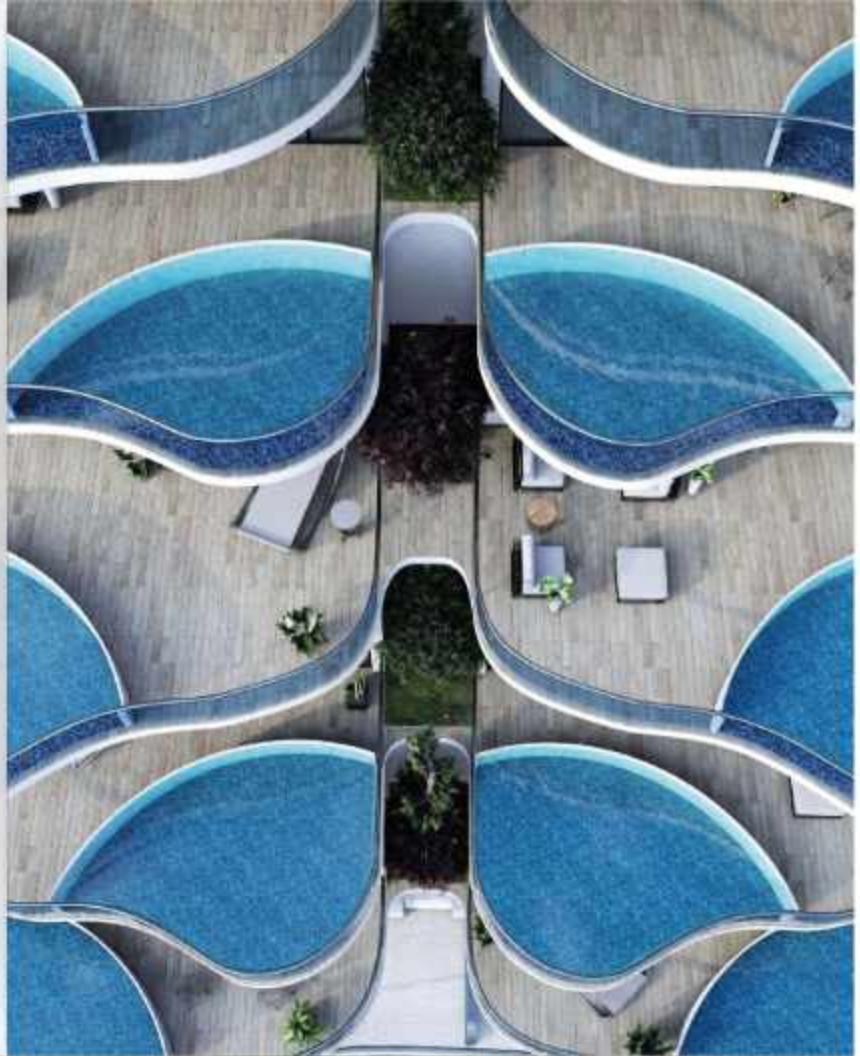
SAMANA PARK VIEWS LUXURY RESIDENTIAL APARTMENTS FEATURES THE ULTRA-HIGH-END APARTMENTS IN ARJAN FROM 1BR, 2BR PRIVATE POOLS TO A FULLY FUNCTIONAL, HEALTH CLUB AND WATER FEATURE, WE OFFER EVERYTHING THAT YOU CAN DESIRE FOR A LUXURY LIFE IN DUBAI.





PARK VIEWS QUALITY REFLECT
PERFECTION

PARK VIEWS LUXURY HOMES EXTENDS INTO THE
BREATHTAKING VIEWS OF ADJAN WITH PRIVATE
POOLS, OVERLOOKING THE PICTURESQUE SUR-
ROUNDINGS, ACCESSORIZED BY TRANQUIL ENVIRONS





FUN IS JUST
AROUND THE CORNER



BREATHTAKING VISTAS IN SUBLIME COMFORT, THE GRANDEUR OF STUNNING LIVING
SPACES AND TRANQUILITY



**HEALTHY MIND & BODY
STARTS WITH YOGA**



TYPICAL STUDIO
APARTMENT

NET AREA - 361 FT²

STUDIO



LIVING ROOM



BEDROOM



BATHROOM



KITCHEN

NET AREA - 819 FT²



TYPICAL 1 BED ROOM
APARTMENT

1 BED ROOM TYPE O1



LIVING ROOM



BEDROOM



BATHROOM



KITCHEN

NET AREA - 1118 FT²



TYPICAL 2 BED ROOM
APARTMENT



2 BED ROOM TYPE O1



LIVING ROOM



BEDROOM



BATHROOM



KITCHEN



OUR STRATEGIC LOCATION IS EVERYTHING

0-5 Minutes

- Mall of Emirates
- Dubai Sports City, Al Barsha
- Motor City / Autodrome
- Miracle / Butterfly Gardens
- Jumeirah Village Circle , Arabian Ranches
- Ttak Al Ghaf Dubai



Global Village



International
Airport



JMC
World



Dubai Butterfly
Garden

5-10 Minutes

- Burj Al Arab , Jumeirah Lake Towers
- Global Village , Palm Jumeirah
- Dubai Marina
- Media City



Dubai
Parks & Resorts

15-20 Minutes

- Business Bay
- Downtown Dubai / Burj Khalifa
- Dubai Int'l Airport , Al Maktoum Int'l Airport
- Expo 2020



Burj Khalifa ,
Jumeirah Lakes
Towers



Dubai
Auto Drome

