

An aerial photograph of a well-manicured garden. A central gravel path with dark grey stripes runs vertically through the center. On either side of the path are rectangular garden beds. The beds on the left contain yellow and white flowers, while the beds on the right are filled with green grass. The overall scene is bright and sunny, with shadows cast across the lawn.

DUBAI HILLS  
ESTATE

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EMERALD HILLS

EMAAR

FORGE YOUR LEGACY.





*A Family Heirloom*



DUBAI'S MOST  
EXQUISITE CANVAS,  
YOUR MASTERPIECE.

Open the door to the house of your dreams. Be the person you were always meant to be.

A voyage into the EMERALD HILLS' plot collection offers you an unprecedented opportunity to build your one-of-a-kind home, enveloped by the 18- hole Championship golf course.

*Your Crown Jewel*



## FIT FOR ROYALTY, CRAFTED BY YOU.

Whether you're an admirer of classical architecture or more inclined to a space with a modern sensibility, EMERALD HILLS has the plot for you.





A SPACE FOR  
LIFE TO FLOURISH.



This image represents the preferred architectural style for villas to be designed and constructed within Emerald Hills



*Location*



AT EMERALD HILLS,  
YOU ARE IN ELITE  
COMPANY.

Come home to a landscape filled with Dubai's  
most prestigious villas.







Parkway Vistas

DUBAI HILLS  
ESTATE  
EMERALD HILLS

PHASE 1

Dubai Hills Golf Course

Golf Place



*Where pristine fairways meet stunning views of the  
and the rest is up to you.*

BURJ KHALIFA,











YOUR GREATEST ROUND OF GOLF  
AT YOUR DOORSTEP.





*Dubai Hills Golf Club*



## AN EMBLEM OF SOPHISTICATION

Dubai Hills Golf Club encompasses 1.2 millions sqm of meticulously manicured fairways (the size of 63 football fields).

Set against the backdrop of Burj Khalifa and Downtown Dubai, with a glorious outward nine, the fully-functional golf course is bound to inspire your peak performance.





# PREPARE TO BE SPOILT FOR CHOICE



1 / Table Tennis

2 / Outdoor Fitness

3 / Picnic Area

4 / Volleyball Court

5 / Clubhouse with Swimming Pool

6 / Basketball Half Court

7 / Play Area

8 / Sports Court

9 / Petanque Court





Al Khail Road

Dubai Hills Park

Gems International School

Latifa bint Hamdan Street

Dubai Hills Golf Club

Dubai Hills Mall

King's College Hospital

Al Marabea Street

DUBAI HILLS  
ESTATE  
EMERALD HILLS



*Location*



# THE GREEN HEART OF DUBAI

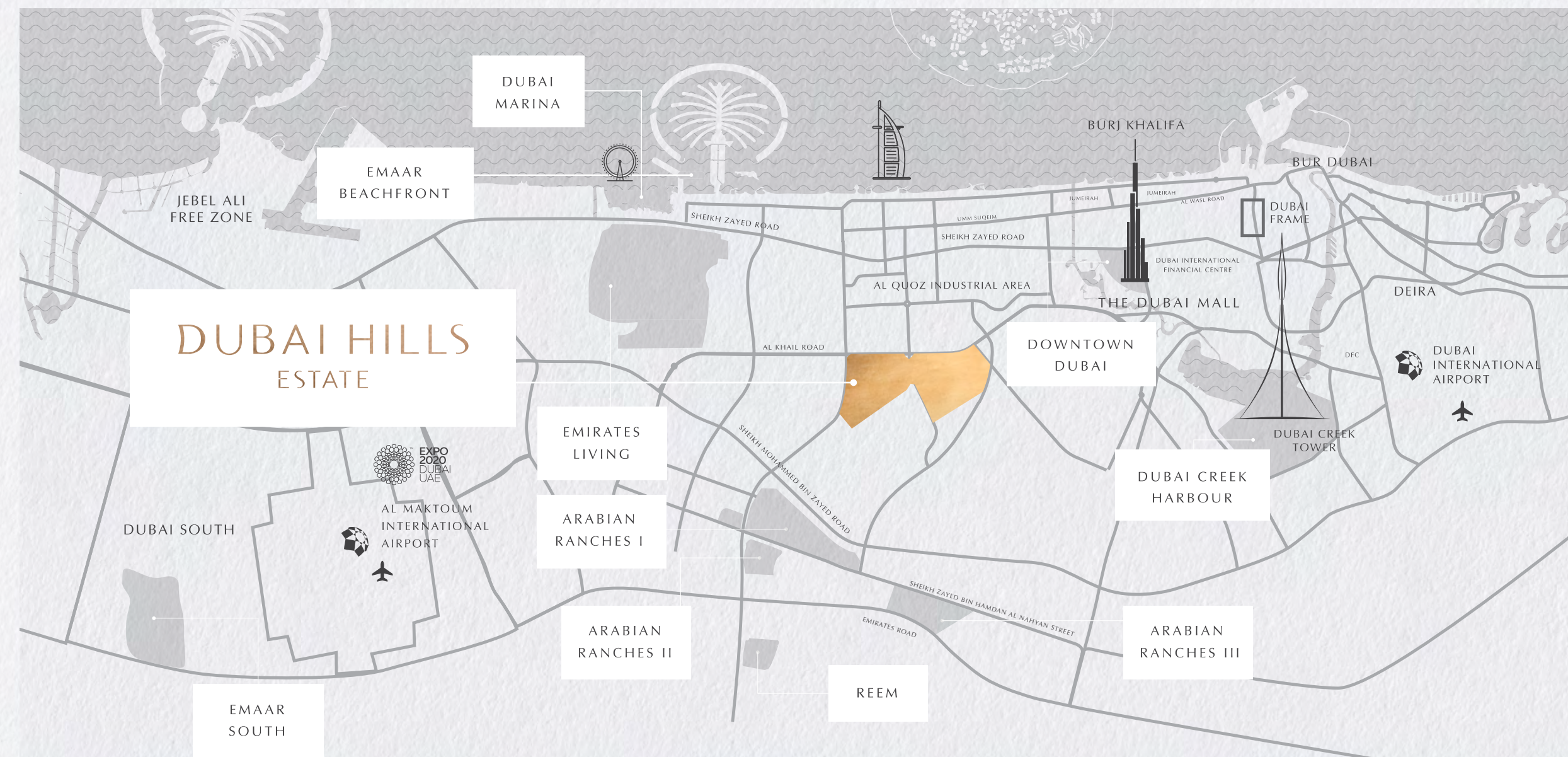
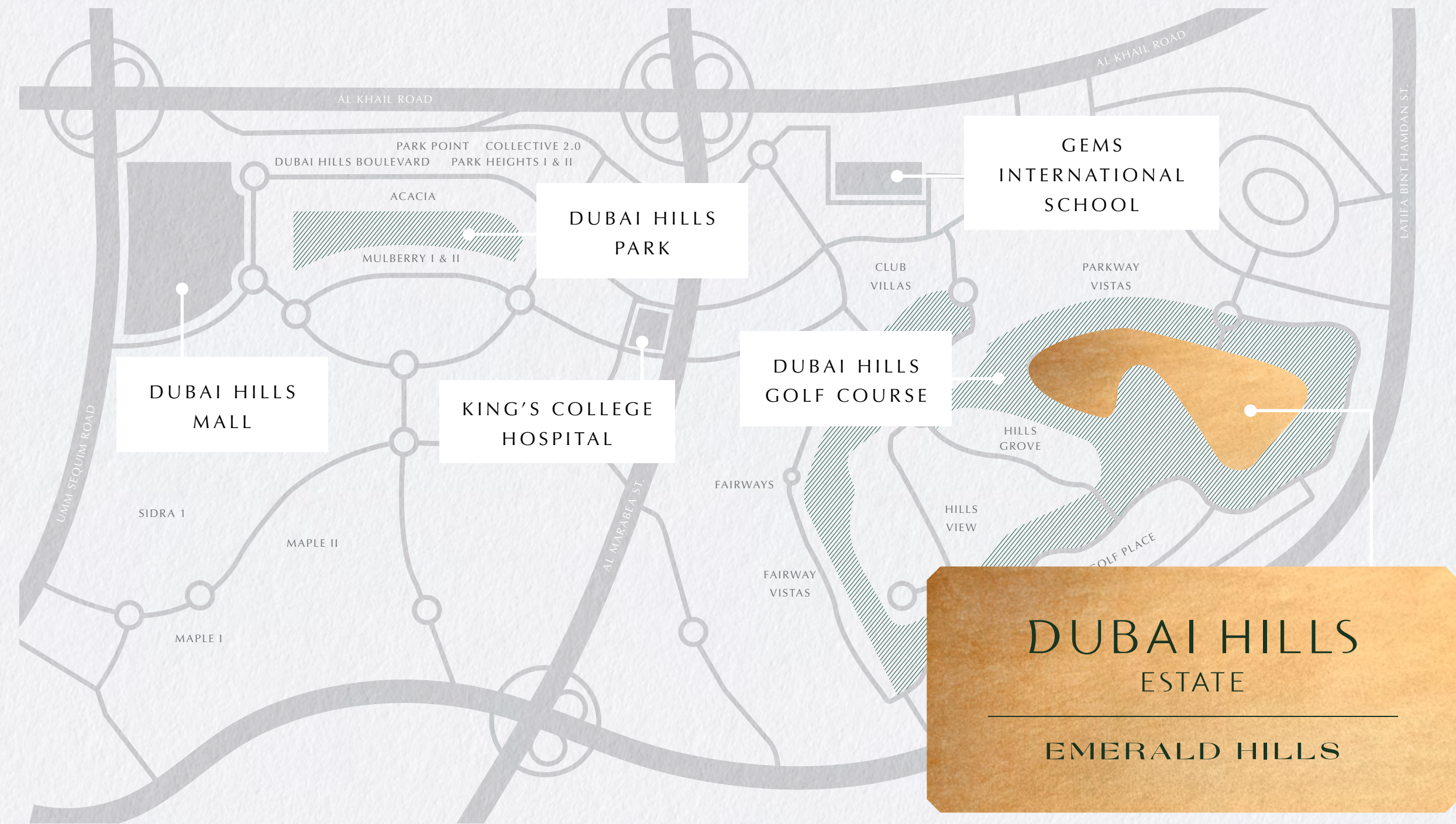
Ordinary has no home at Dubai Hills Estate. Surrounded by pristine fairways and lush gardens with stunning views of the Burj Khalifa, your new address is a masterfully-planned oasis.

20 MINS' DRIVE

*to Downtown Dubai and Dubai Marina*

EASY ACCESS

*to Latifa bint Hamdan Street*





*Emaar*



## THE STRENGTH OF EMAAR PROPERTIES

Established in 1997, we are the pioneering developer of integrated, master-planned communities in the UAE and 12 countries around the world.

BRAND VALUE

USD

**2.7 BN+**

FY 2018

REVENUE

USD

**6.99 BN**

FY 2018

NET PROFIT

USD

**1.96 BN**

FY 2018

YOY BRAND  
VALUE



**39%**

YOY  
REVENUE



**37%**

YOY NET  
PROFIT



**30%**

For more information on **EMERALD HILLS** in **DUBAI HILLS ESTATE**,  
please call 800 36227 (UAE) / +971 4 366 1688 (international)  
or talk to our Property Advisor directly at +971 4888 8844  
from 9 am to 7 pm (GST), Sunday to Thursday.

Visit our online sales centre at [emaar.com](http://emaar.com) or  
any of our Sales Centres across the UAE:

#### DUBAI

Emaar Sales Centre | Downtown Dubai

9:30 am to 10 pm, Saturday - Friday

Dubai Hills Estate Sales Pavilion | Umm Suqeim Road

Dubai Creek Harbour Sales Pavilion | Ras Al Khor

Emaar South Sales Centre | DWC Peripheral Road

9:30 am to 7 pm Saturday - Thursday | Friday from 2 pm to 7 pm

#### ABU DHABI

Emaar Sales Centre | Al Nahda Tower, Ground Floor,

4th Street, Corniche, Al Muroor Road

9:30 am to 7 pm Saturday – Thursday