



Sky Line is a distinguished address in Dubai Land Residence Complex, integrating retail, offices, and residences within a connected community. Enhanced by cascading green terraces, nature-inspired elements, and thoughtfully curated amenities including a panoramic infinity pool, it offers a refined harmony of urban energy and serene living.

BUILDING COMPONENT

Rooftop Level	2 Podium Floors
24 Residential Floors	Ground Floor
4 Office Floors	5 Basement Floors

DESIGN & LIVING

Nature-Integrated Spaces	Integrated Offices and Retail
Smart Home Technology	Private Jacuzzi in all units
Premium Interior Finishes	



CONNECTIVITY

5 min. Academic City / MBR City
10 min. Dubai Outlet Mall
14 min. Global Village
16 min. Burj Khalifa / Dubai Mall
18 min. Dubai International Airport
25 min. Al Maktoum International Airport

LOCATION ADVANTAGE

Dubai Land Residence Complex (DLRC) is a prime, rapidly developing address with easy access to major highways and key city destinations. Its growing community, upcoming infrastructures, and strong rental demand makes it a high-yield market with reliable returns. With steady capital appreciation, DLRC offers a smart, future-ready investment opportunity as one of Dubai's most dynamic areas.

- Future Metro Connectivity
- Direct Highway Access
- Convenient access to daily needs
- Surrounded by wellness and leisure amenities



WHERE LIFE FINDS ITS BALANCE

20+ AMENITIES

- Sky Padel Court

Sky Rooftop Lounge

Sky Pool Floating Cabanes

Sky Fully Equipped Gym

Sky Table Games Lounge

Sky Firepit Barbeque Area

Sky Salt Room

Sky Jogging Track

Sky Kids Play Area
- Sky Garden

Sky Cinema

Sky Kids Pool

Sky 3D or 6D Room

Rooftop Laser Lights

Sky Panoramic Infinity Swimming Pool

Sky 100m Floating Sky Lantern Light

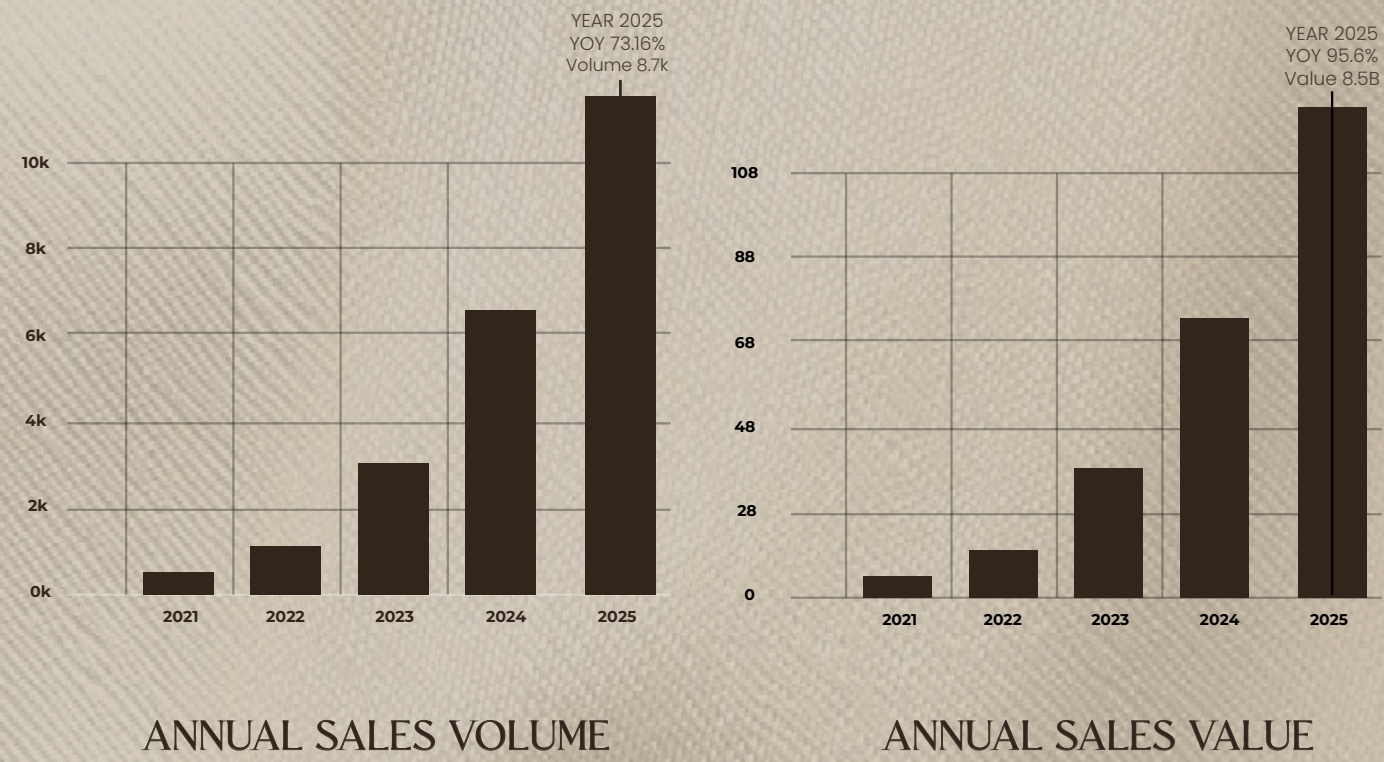
Sky Glass Yoga Room (Moon Light)

Sky Spa (Sauna, Steam, Jacuzzi)



INVESTMENT APPEAL

With up to 10% ROI and consistent growth over the past five years, **Dubai Land Residence Complex** presents a future-ready investment opportunity.



UNIT MIX

Studios	1 Bedroom	2 Bedroom
348 Units	96 Units	24 Units
455 to 650 Sq.ft.	825 to 975 Sq.ft.	upto 1430 Sq.ft.

OFFICE SPACES

Four floors of modern, smart offices, with first floor outdoor space, private entrance, reception, and elevators.

Sizes starting from 639 sq.ft.

RETAIL SHOPS

9 shell and core retail units positioned to serve residents and office occupants, offering flexible layouts ideal for cafés, boutiques, and essential services within a connected community.



PAYMENT PLAN RESIDENTIAL & COMMERCIAL

20/80 - 1% Monthly

SCAN TO EXPLORE



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