



VERDANA II
RESIDENCE

Виды на жизнь

LIFE WITH A VIEW



REPORTAGE: О ЗАСТРОЙЩИКЕ



Reportage Properties — один из самых крупных застройщиков в Объединенных Арабских Эмиратах с реализованными проектами в ОАЭ, Египте, Турции и Марокко.

Мы не просто возводим жилые объекты, а создаем элитное и современное во всех аспектах жилье по доступным ценам. Любой наш проект, где каждая деталь спроектирована для комфортной и безопасной жизни, становится надежным вложением для инвесторов и оптимальным вариантом для собственников.

Наша миссия — оставаться одним из самых надежных застройщиков в ОАЭ, предлагая клиентам жилье с лучшим соотношением цены и качества, которое они с радостью назовут своим домом. В ближайшие годы мы нацелены расширять бизнес и выходить на международные рынки недвижимости.

Наше жилье задает новый
уровень стиля и комфорта



ريپورتاج العقارية

Reportage.
Properties

ABOUT REPORTAGE

Reportage Properties is one of the largest private developers in the United Arab Emirates, with projects in UAE, Egypt, Turkey, Morocco, and upcoming international projects.

We are focused and consistent in our objective to provide innovative, modern, and affordable housing solutions that not only offer our investors an outstanding value but also provide the home buyers a safe place to live in.

Our mission is to be amongst the most trusted real estate companies in the UAE by developing and providing homes that are equally elegant and affordable and provide you with a sense of belonging. We look forward to the upcoming years, and aspire to expand our real estate business globally.

We Build
Homes With
Unparalleled
Elegance and
Comfort.



В самом сердце Дубая – рядом с районом Green Community

Выигрышное место для жителей благодаря выгодному расположению района наряду с имеющейся инфраструктурой. Кроме того, имеется удобное сообщение с ключевыми экономическими центрами города и доступ к основным транспортным развязкам, таким как Шейх Заед Роуд и Эмирейтс Роуд, и непосредственная близость к достопримечательностям Дубая.

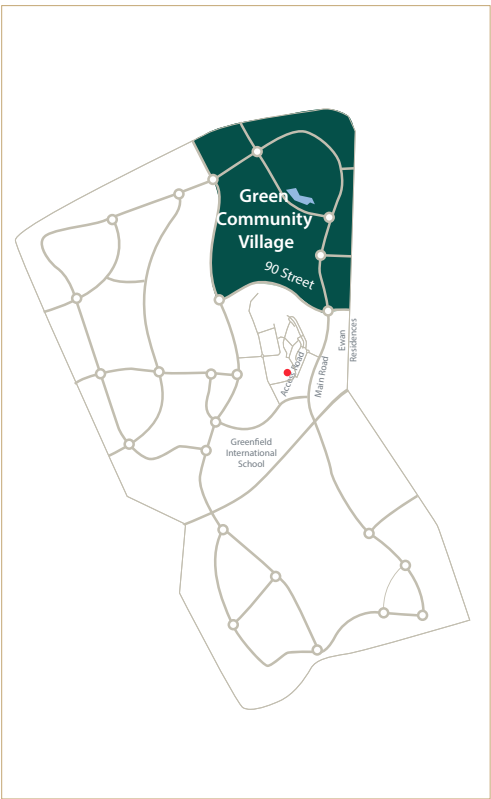
Оставайтесь
на связи с
будущим

—
*Stay
Connected to
the future*

IN THE HEART OF DUBAI NEXT TO GREEN COMMUNITY

Where residents can benefit from the area’s strategic location in addition to the community activities. Furthermore, it is well connected to the city’s core economic centres and provides quick access to major routes such as Sheikh Zayed Road and Emirates Road, with close proximity to Dubai’s attractions.

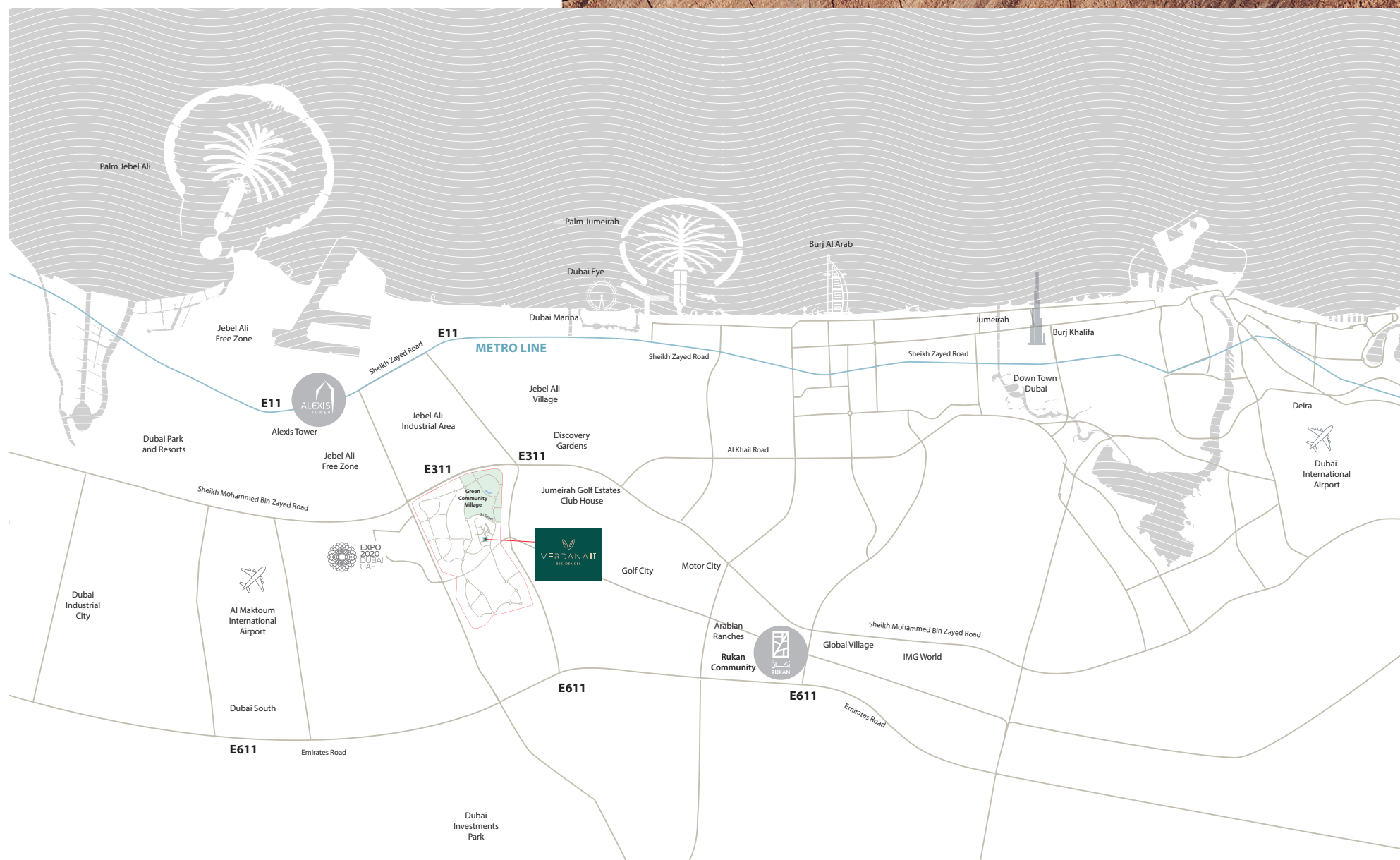




STAY A PART OF THE BIGGER PICTURE.
STAY CONNECTED TO THE WORLD

21 минута езды на автомобиле до Global Village

26 минут езды на автомобиле до Бурж
Халифа / ТЦ Dubai Mall





VERDANA RESIDENCE 2

Ещё одна жемчужина архитектуры пополнила роскошную коллекцию сообщества Verdana. Verdana Residence 2 - это прекрасное сочетание современности и великолепных видов на безмятежную природу.

Проект предлагает современный стиль жизни для тех, кто стремится к уединению, функциональности и курортному образу жизни в оживленном Дубае. Все квартиры отличаются высококачественной отделкой, современными фасадами и удобствами мирового класса, благодаря которым все возможности городской жизни становятся доступными.

Another architectural gem is added to the luxury collection of Verdana community. Verdana Residence 2 is a beautiful blend of modernity and natural serene views.

The building offers a contemporary lifestyle for those who seek privacy, functionality and a resort-like living experience within the bustling life of Dubai, all with high-quality finishing, modern facades, and world-class facilities that brings the all the city life to your doorstep.

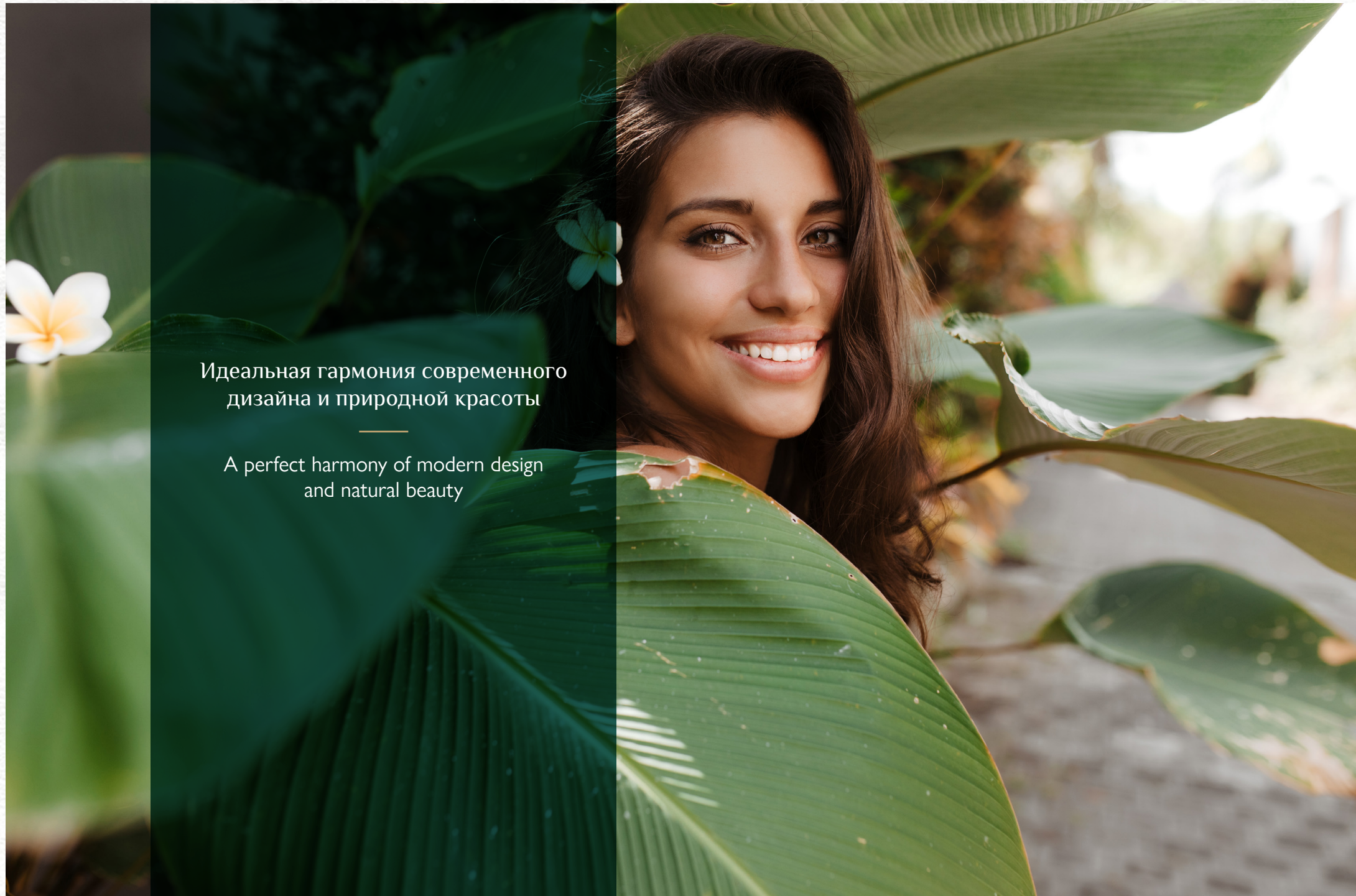
Философия дизайна

Великолепная архитектура соседствует с безмятежностью пышной зелени и произведениями искусства, рождёнными самой природой. Их слияние вдохновляет воображение и искусство, чтобы создать шедевр современности и элегантности. Здание Verdana Residence 2 искусно спроектировано для удовлетворения потребностей жителей, стремящихся как к динамичности, так и к спокойствию, в доме, отличающемся элегантностью и функциональностью.

Благодаря роскошной цветовой палитре оттенков цвета земли и теплomu оттенку дерева, преобладающему в отделке фасадов, здание идеально сочетается с окружающими видами.

DESIGN PHILOSOPHY

Masterful Architecture meets the serenity of lush greens and nature's work of art, in a fusion that inspire passion and artistry to create a masterpiece of modernity and elegance. Verdana Residence is skilfully designed to meet the needs of residents seeking both vibrancy and tranquillity, in a home of both elegance and functionality. With an opulent colour palette of earth colours, and a warm touch of wood dominating the elevations, the building perfectly blends with the surrounding views.



Идеальная гармония современного
дизайна и природной красоты

A perfect harmony of modern design
and natural beauty





Выведите свой образ
жизни на совершенно
новый уровень роскоши
и комфорта

—
Elevate your lifestyle to a
whole new level of luxury
and convenience



Непревзойденные
виды на оживленное
сообщество Verdana
—
Impeccable Views of the
vibrant Verdana community



Восполните жизненные силы в
бассейне, и пусть мир подождёт

Rejuvenate at the swimming pool and
leave the world behind



Современный итальянский дизайн,
пробуждающий ощущения
роскоши и утонченности

Modern Italian designs that evoke
a sense of luxury and refinement





Откройте для себя дом, который столь же прекрасен внутри, как и
снаружи, и ощутите комфорт в его лучших проявлениях

Discover a home that is as beautiful on the inside as it is on
the outside, and experience comfort at its finest



Инфраструктура мирового класса
WORLD-CLASS AMENITIES



Большой бассейн	Large Swimming Pool
Бассейн для детей	Kids' Swimming Pools
Тренажёрный зал	Gymnasium
Игровая зона для детей	Kids' Play Area
Тенистые участки для отдыха	Shaded Seating Areas
2 вместительных лифта	2 Large Elevators
Зона для барбекю	BBQ Areas
Ландшафтный дизайн	Landscaped Areas
Частные парковочные места	Private Parking Areas





Особенности UNIT FEATURES

- Балконы / Террасы
- Встроенная мебель на кухне
- Полностью облицованные керамогранитом ванные комнаты, смежные комнаты и гостевые санузлы (там, где это применимо)
- Окна с двойными стеклопакетами
- Спутниковая антенна и оптоволоконный кабель для высокоскоростного Интернета
- Централизованное кондиционирование воздуха
- Тумбы для умывальника и зеркала
- Private Balconies / Terraces as per unit plan
- Kitchen cabinets and countertops
- Fully tiled bathrooms, in-suites and guest toilets wherever applicable
- Double glazed windows
- Satellite master antenna and fibre optic connection for high-speed internet access.
- Central air conditioning
- Vanity units & Mirrors
- Built-in wardrobes in bedrooms
- Some bedrooms with private bathroom

Типы квартир UNIT MIX



Детали проекта PROJECT DETAILS

Тип: жилые помещения
Площадь : 2,930.05 кв.футов
Общая высота здания: 55.10 м
Уровни: Стилибат + 3 подиума + 10 этажей

109 Квартиры-студии
Studio Apartments

130 Квартиры с одной спальней
One Bedroom Apartments

Общее к-во объектов: 239

TOTAL UNITS 239

Type: Residential
Plot Area: 2,930.05 sq. m.
Total height: 55.10 m
Levels: Ground + 3 Podiums + 10 Floors

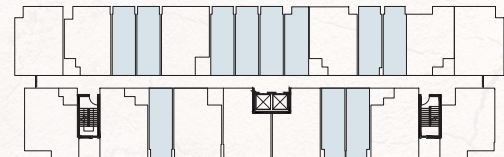
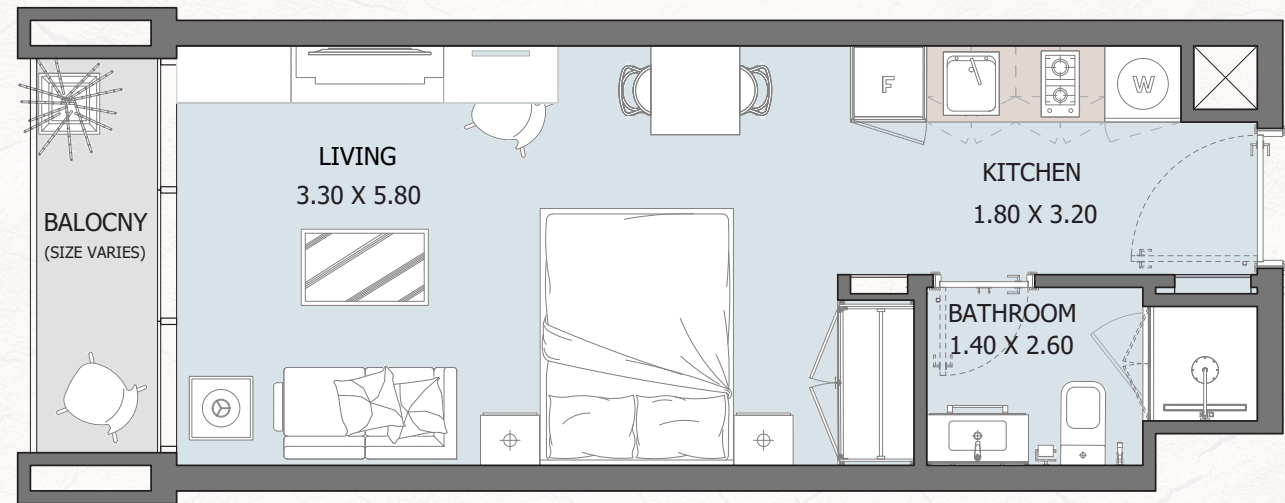


Планировочные
решения



STD TYPE - A

FROM GROUND FLOOR TO 10TH FLOOR

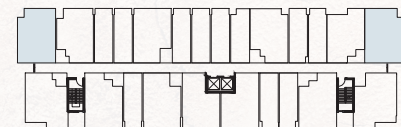
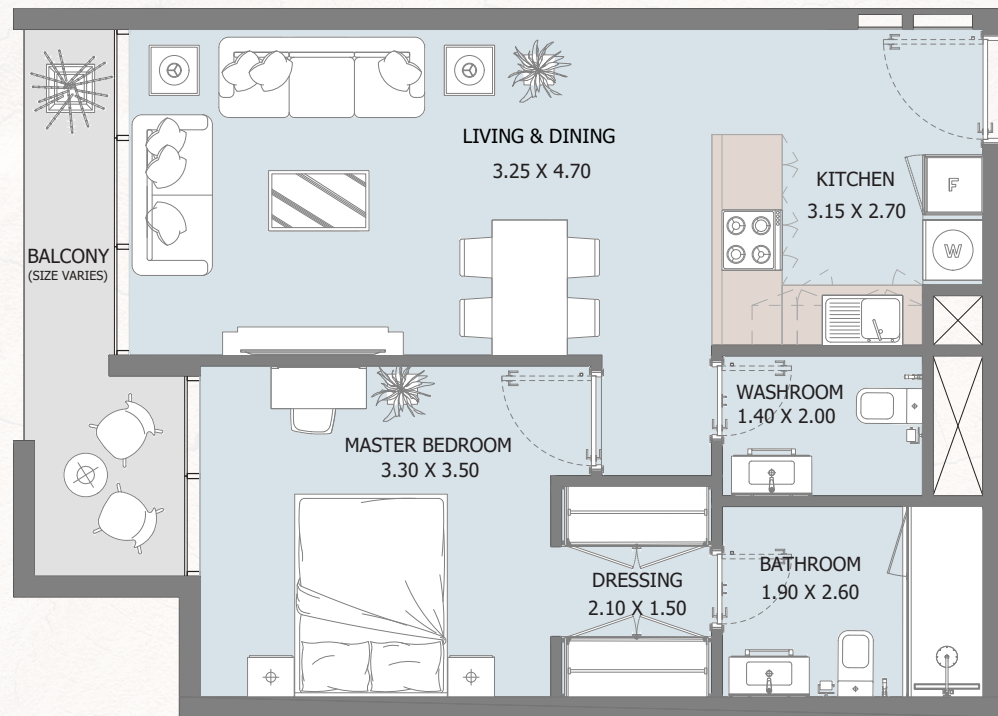


Internal Area	317.75 sq.ft
Outdoor Area	26.26 to 115.1 sq.ft
Total Area	344.1 to 432.8 sq.ft

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.

1B TYPE - A

FROM 1ST FLOOR TO 9TH FLOOR

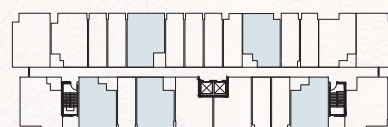


Internal Area	600 sq.ft
Outdoor Area	75.24 to 252.3 sq.ft
Total Area	675 to 852.1 sq.ft

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1B TYPE - B

FROM 1ST FLOOR TO 10TH FLOOR

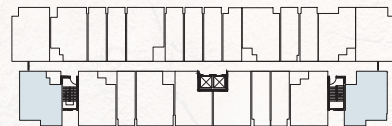
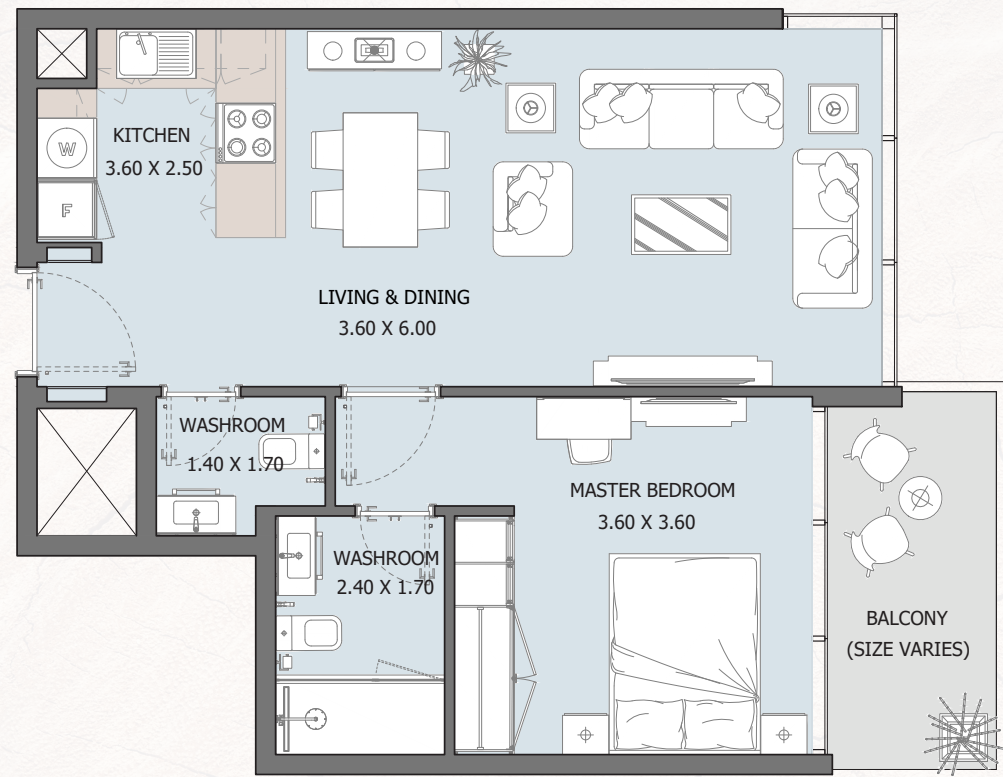


Internal Area	550.68 sq.ft
Outdoor Area	90.63 to 342.72 sq.ft
Total Area	641.31 to 893.40 sq.ft

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1B TYPE - C

FROM 1ST FLOOR TO 9TH FLOOR

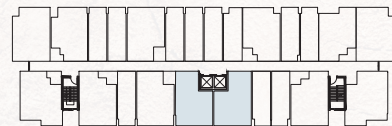
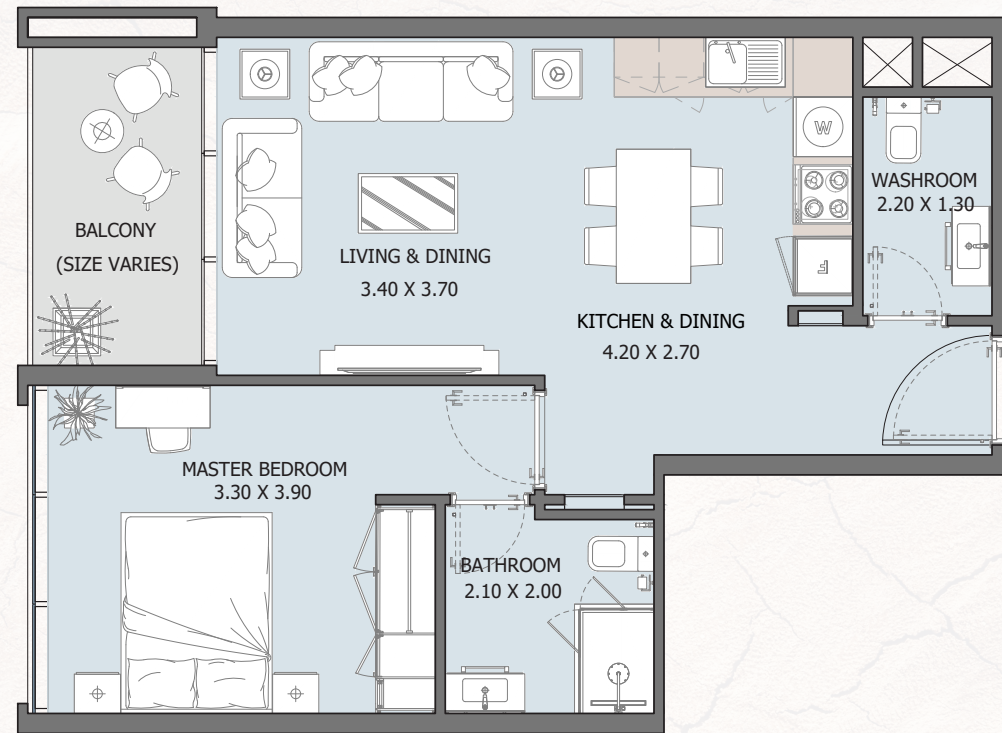


Internal Area	590.72 sq.ft
Outdoor Area	75.46 to 362.74 sq.ft
Total Area	666.17 to 953.47 sq.ft

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1B TYPE - D

FROM 2ND FLOOR TO 10TH FLOOR

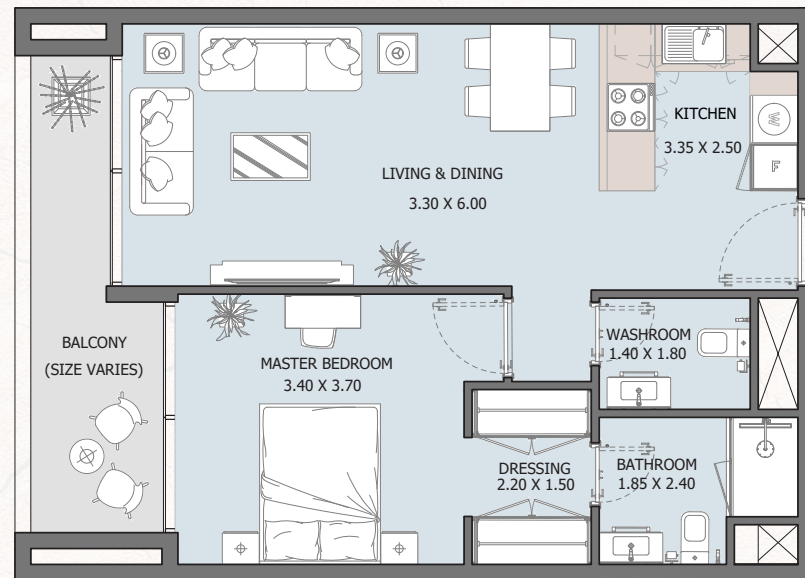


Internal Area	559.18 sq.ft
Outdoor Area	68.02 to 71.14 sq.ft
Total Area	626.78 to 630.33 sq.ft

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1B TYPE - E

FROM GROUND FLOOR TO 2ND FLOOR

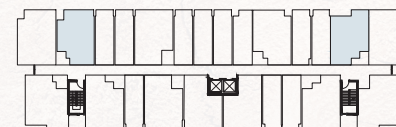
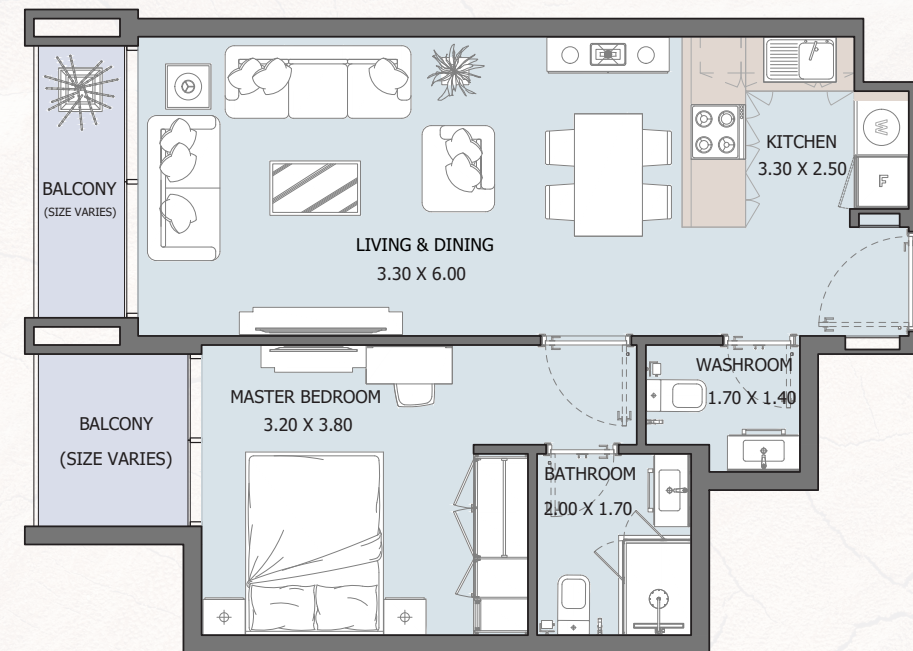


Internal Area	605.47 sq.ft
Outdoor Area	102.58 to 286 sq.ft
Total Area	709.34 to 892.65 sq.ft

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1B TYPE - F

FROM 1ST FLOOR TO 10TH FLOOR

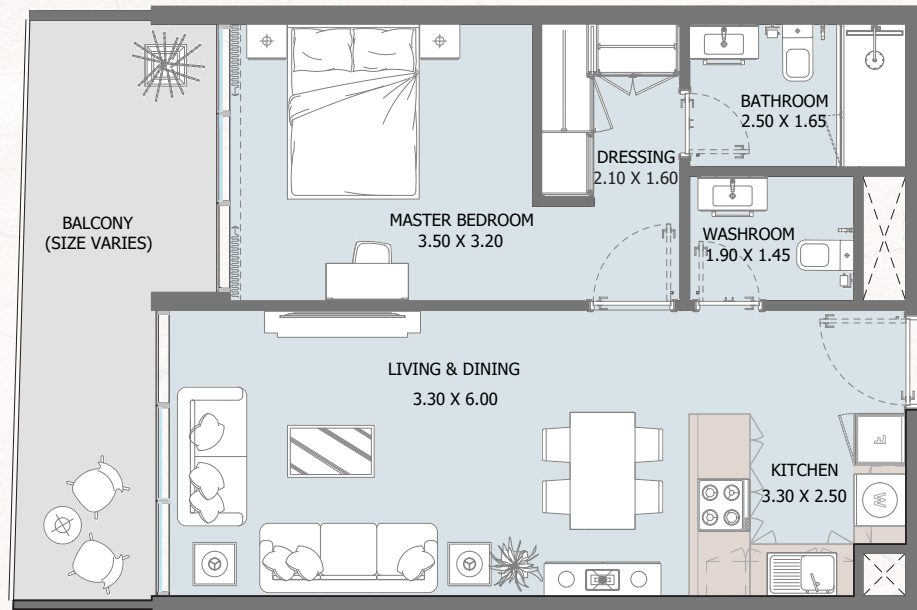


Internal Area	538.73 sq.ft
Outdoor Area	61.68 to 243.70 sq.ft
Total Area	600.41 to 782.43 sq.ft

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1B TYPE - G

GROUND FLOOR

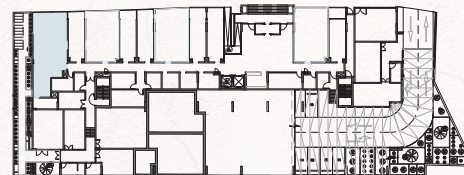
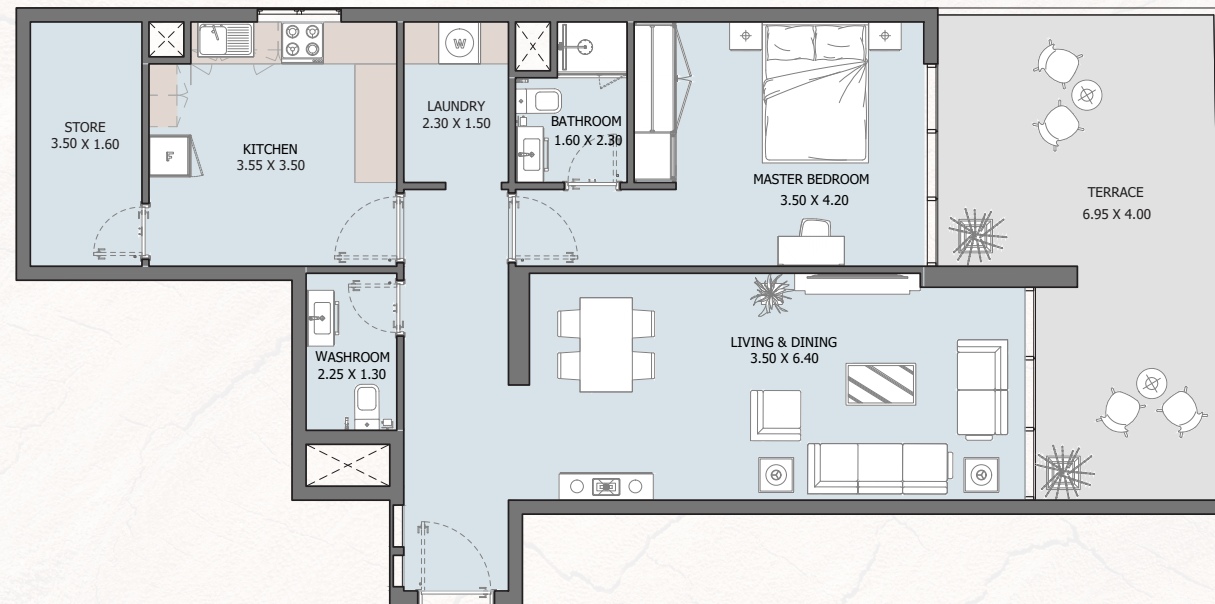


Internal Area	593.95 sq.ft
Outdoor Area	148.43 sq.ft
Total Area	742.38 sq.ft

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1B TYPE - H

GROUND FLOOR



Internal Area	900.40 sq.ft
Outdoor Area	265.49 sq.ft
Total Area	1165.84 sq.ft

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