



SOBHA

PASSION AT WORK

HARTLAND ESTATES

SOBHA
hartland
Mohammed Bin Rashid Al Maktoum City

DUBAI - THE AUDA-CITY

THE TALLEST. THE LARGEST. THE BIGGEST.
THE NEWEST. THE LATEST. THE FASTEST.
THE GREATEST. THE SAFEST. THE BEST.

THE TALLEST, THE BIGGEST

Whether the superlatives gave birth to this eclectic city or vice versa will always be a subject of wondrous debate.

What thought is a glorious given is the phenomenal fact that Dubai is the audacious art of doing the undoable





“NATURE IS A MOTHER. EVERY FAMILY NEEDS HER.”

**MR. PNC MENON,
FOUNDER, VISIONARY & PHILANTHROPIST**

VISIONARY

He started in 1976, with nothing except passion. Today he has everything except ego. He is the founder of passion, inventor of 'the world's only' quality and creator of connoisseur lifestyles, worldwide.

PHILANTHROPIST

He is living the ultimate life - one that is unconditionally dedicated to giving back to society.



SOBHA - THE WORLD'S ONLY

TRUSTED

Every lifestyle brand is unabashedly vocal about delivering the highest quality standards in luxury designer living. While everyone has a right to talk about quality, one brand's quality does all the talking, albeit quietly.

Sobha is the world's only real estate brand who do everything from start to finish.

RESPECTED

Thus achieving the supreme quality they are so passionate about. So when it comes to real quality in the world of real estate, it comes only to Sobha. The world's only uniquely premium lifestyle brand.

GLOBAL FOOTPRINT

WORLD-CLASS LIFESTYLES

Luxury that knows no boundaries. Lifestyle that knows no parallel. Benchmark excellence that has made a mark across continents. Welcome to Sobha Worldwide. A world of values. Where quality means the world to us and commitment, ditto. A staggering 75 million sq.ft of residential and commercial developments, delivered in India and the UAE.

WORLDWIDE

With a mind-boggling 104 million sq.ft. under development, 55 million sq.ft in the heart of Dubai alone! and 98 real estate projects completed across India, Middle East, Brunei and France. With 49 more residential projects underway as we speak. Creating larger than life master developments for over two decades. That's Sobha for you.



ICONIC IN INDIA

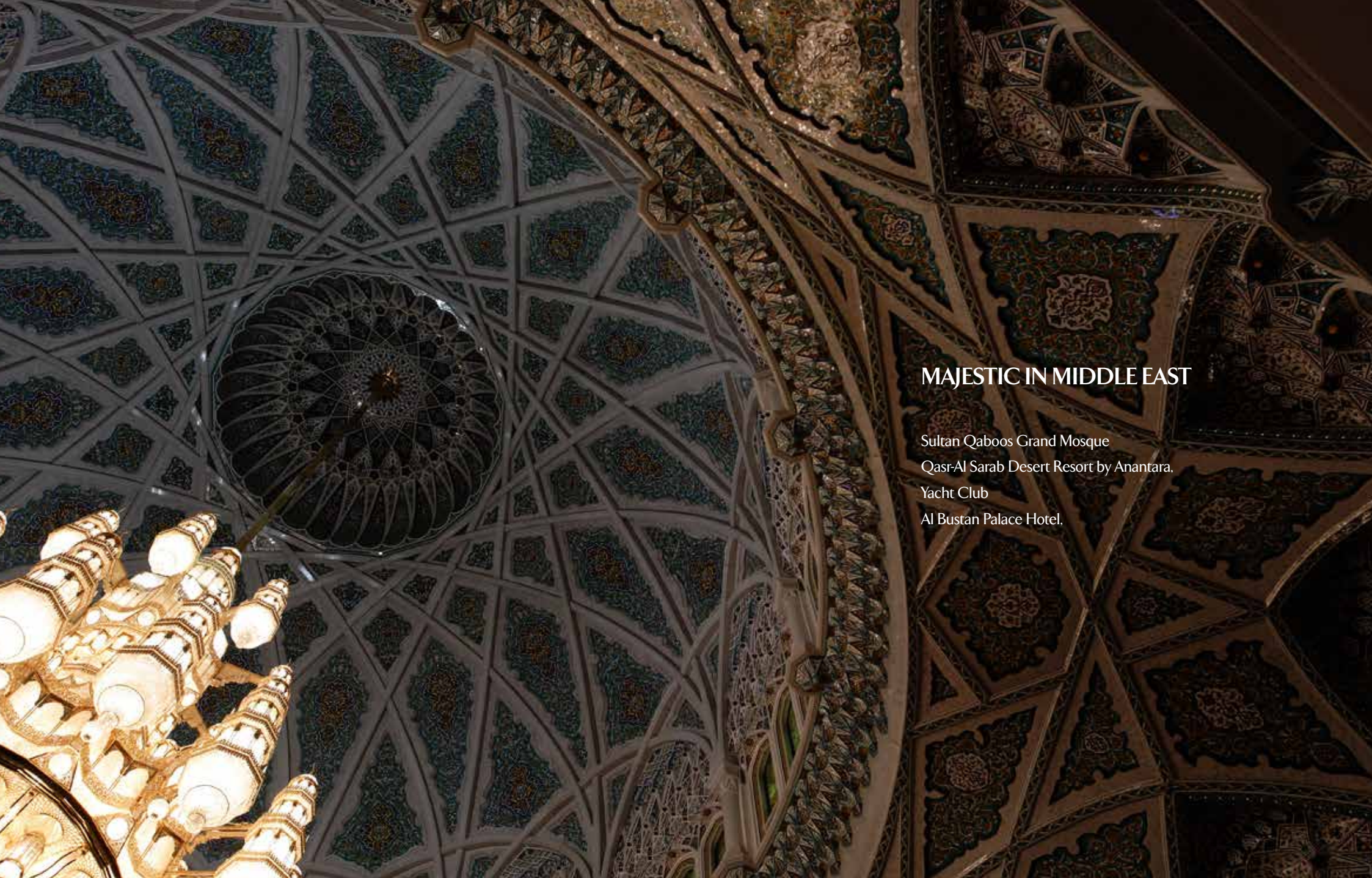
THE MOST CREDIBLE BRAND

Corporate Spaces for Biocon, Infosys, Bayer, Infosys IT Park,

TOP REAL ESTATE COMPANY

Taj Vivanta, Infosys Global Educational Center





MAJESTIC IN MIDDLE EAST

Sultan Qaboos Grand Mosque

Qasr-Al Sarab Desert Resort by Anantara,

Yacht Club

Al Bustan Palace Hotel.

SOBHA HARTLAND THE SWEET SPOT OF DUBAI

8 MILLION SQ.FT OF GREEN LIVING

Can anyone imagine premium countryside living alongside Burj Khalifa, Dubai Mall and Meydan One? An incredible phenomenon in real estate? Yes. Welcome to Sobha Hartland.

3KMS FROM BURJ KHALIFA

Customised villas. Quaint townhouses. Celebrity penthouses. Designer duplexes. Appointed apartments...lovingly hidden by a zillion leaves, flowers, plants and trees.

Just 3 kms away from Burj Khalifa. Your holiday home in Mohammed Bin Rashid Al Maktoum City - the 45 million square feet prestigious master development. The sweet spot of Dubai.



CENTERED AROUND DUBAI'S BEST ATTRACTIONS

DIFC - 4KM

BURJ KHALIFA - 3KM

DUBAI MALL - 3KM

FLAMINGO PARK - 1KM

DUBAI COUNTRY CLUB - 0.5KM

MEYDAN ONE - 1KM

DUBAI CANAL

DISTRICT ONE - 1.5KM

DUBAI METRO

MEYDAN RACECOURSE - 1.8KM

DUBAI EQUESTRIAN CENTRE - 2KM



HARTLAND INTERNATIONAL SCHOOL READY AND ALREADY SCHOOLING

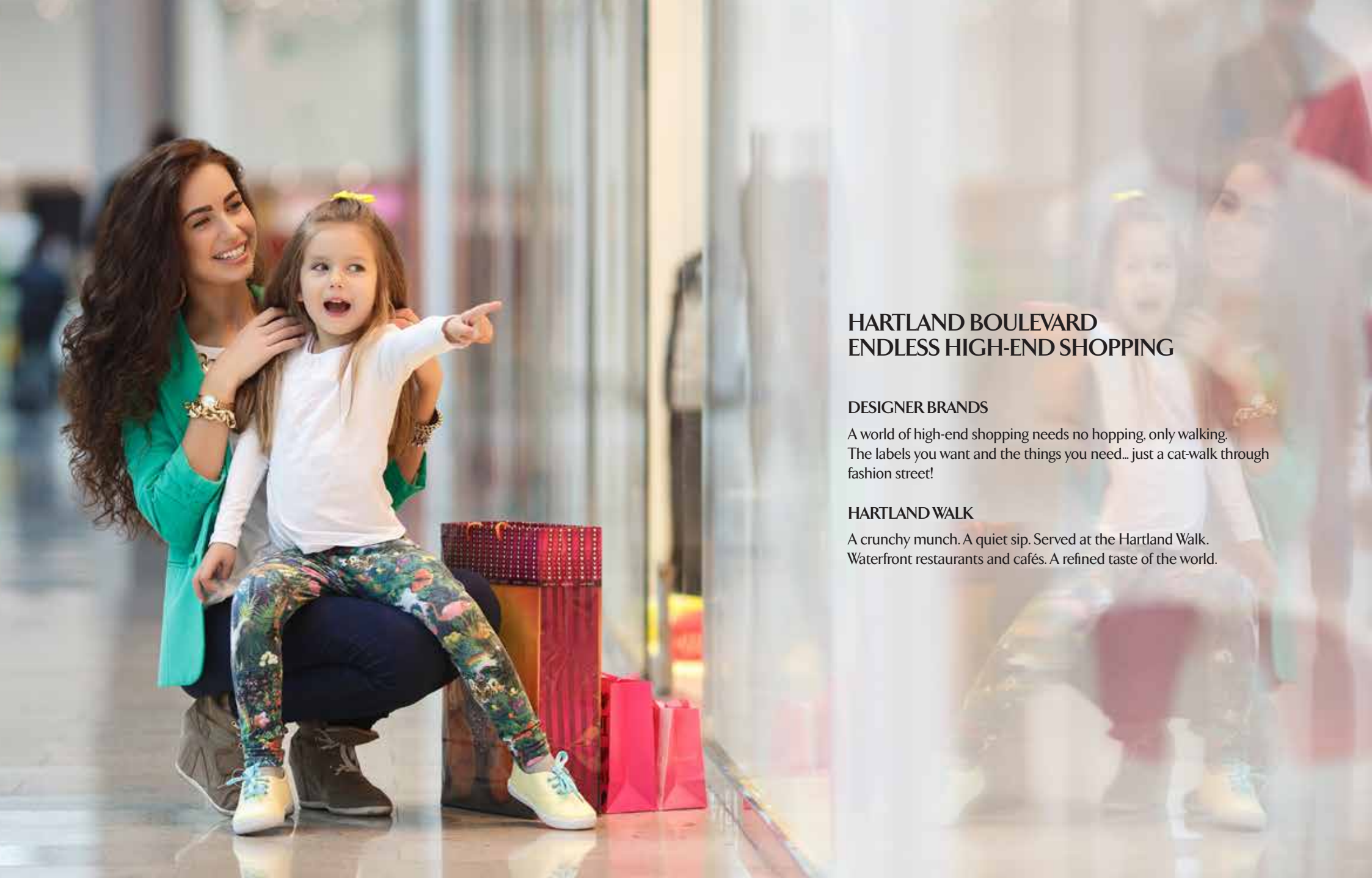
BUILDING LEADERS

The best education is the foundation for the best your child can get. Sobha Hartland School is arguably the finest international quality quick learning your child will be exposed to. A student today. A leader tomorrow. Admissions open.

HARTLAND SQUARE

All the shopping with all the comfort and all the convenience. For all the community. Simple needs. Big wants. Large list. All ticked.





HARTLAND BOULEVARD ENDLESS HIGH-END SHOPPING

DESIGNER BRANDS

A world of high-end shopping needs no hopping, only walking. The labels you want and the things you need... just a cat-walk through fashion street!

HARTLAND WALK

A crunchy munch. A quiet sip. Served at the Hartland Walk. Waterfront restaurants and cafés. A refined taste of the world.



HARTLAND HOTELS & SPA YOUR EXOTIC SPA-CE

RECHARGE REJUVENATE

Sooth your senses. Elevate your spirit. Be fine living's welcome guest.
Minutes away from Sheikh Zayed Road & Dubai Mall.

HARTLAND CLUB

You are one of a kind. Your home here is one of a kind too.
So shouldn't your club follow suit? Stay in shape with a walk, jog,
ride or a swim. Take a swing on the outdoor game courts.
Or relax at leisure indoors. The choice is all yours. So is the club.

HARTLAND VILLAS LAUNCHED

Hartland Estates offer a level of design detail and construction quality uncommon in residential development. Ultra-contemporary and minimalist in design approach, Hartland villas offer maximum possibilities in size and plans. These freehold villas with a selection of 4, 5 and 6 bedroom signature residences will be spread across the gated community. Oversize windows and high ceilings ensure residents receive abundant natural light and feel as open as the exquisite landscaping that surrounds.





4 BEDROOM VILLAS - VILLA 4A GROUND FLOOR



SALEABLE AREA
6,851 SQ. FT.

FIRST FLOOR





4 BEDROOM VILLAS - VILLA 4B

GROUND FLOOR



SALEABLE AREA
6,851 SQ. FT.

FIRST FLOOR





4 BEDROOM VILLAS - VILLA 4F
GROUND FLOOR



SALEABLE AREA
6,542 SQ. FT.

FIRST FLOOR





4 BEDROOM VILLAS - VILLA 4H GROUND FLOOR



SALEABLE AREA
6,393 SQ. FT.

FIRST FLOOR





5 BEDROOM VILLAS - VILLA 5C GROUND FLOOR



SALEABLE AREA
8,415 SQ. FT.

FIRST FLOOR





5 BEDROOM VILLAS - VILLA 5C

GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
8,415 SQ. FT.



5 BEDROOM VILLAS - VILLA 5D

GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
8,779 SQ. FT.



5 BEDROOM VILLAS - VILLA 5E GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
9,678 SQ. FT.



6 BEDROOM SIGNATURE RESIDENCE - VILLA 6A

GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
17,061 SQ. FT.

BASEMENT





6 BEDROOM SIGNATURE RESIDENCE - VILLA 6B

GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
19,021 SQ. FT.

BASEMENT





6 BEDROOM SIGNATURE RESIDENCE - VILLA 6D

GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
18,576 SQ. FT.

BASEMENT





6 BEDROOM SIGNATURE RESIDENCE - VILLA 6F GROUND FLOOR



FIRST FLOOR



SALEABLE AREA
19,241 SQ. FT.

BASEMENT

