

# avena

THE VALLEY

---

FLOOR PLAN

---

EMAAR

# avena

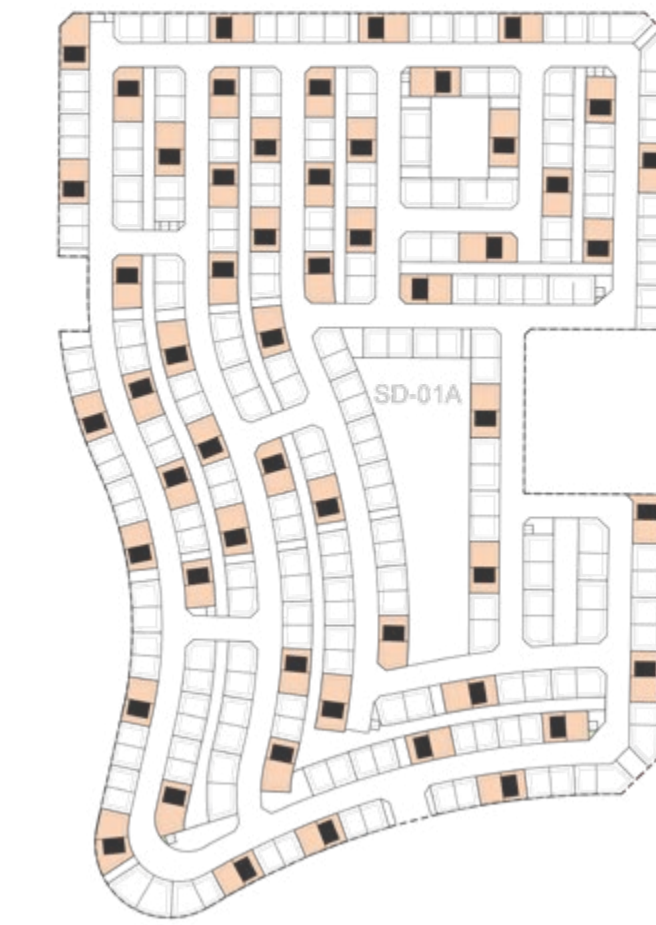
THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM GARDENIA-A

UNIT

TOTAL AREA

SUITE AREA	2852.97 SQFT	265.05 SQM
GARAGE AREA	452.19 SQFT	42.01 SQM
BALCONY AREA	145.21 SQFT	13.49 SQM
TOTAL AREA	3709.46 SQFT	344.62 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

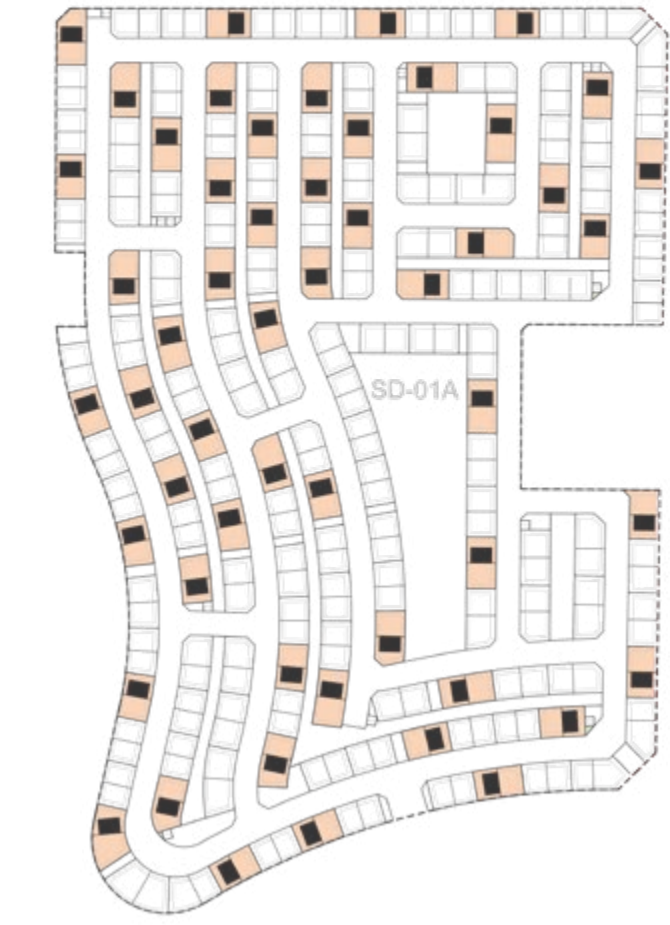
FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena

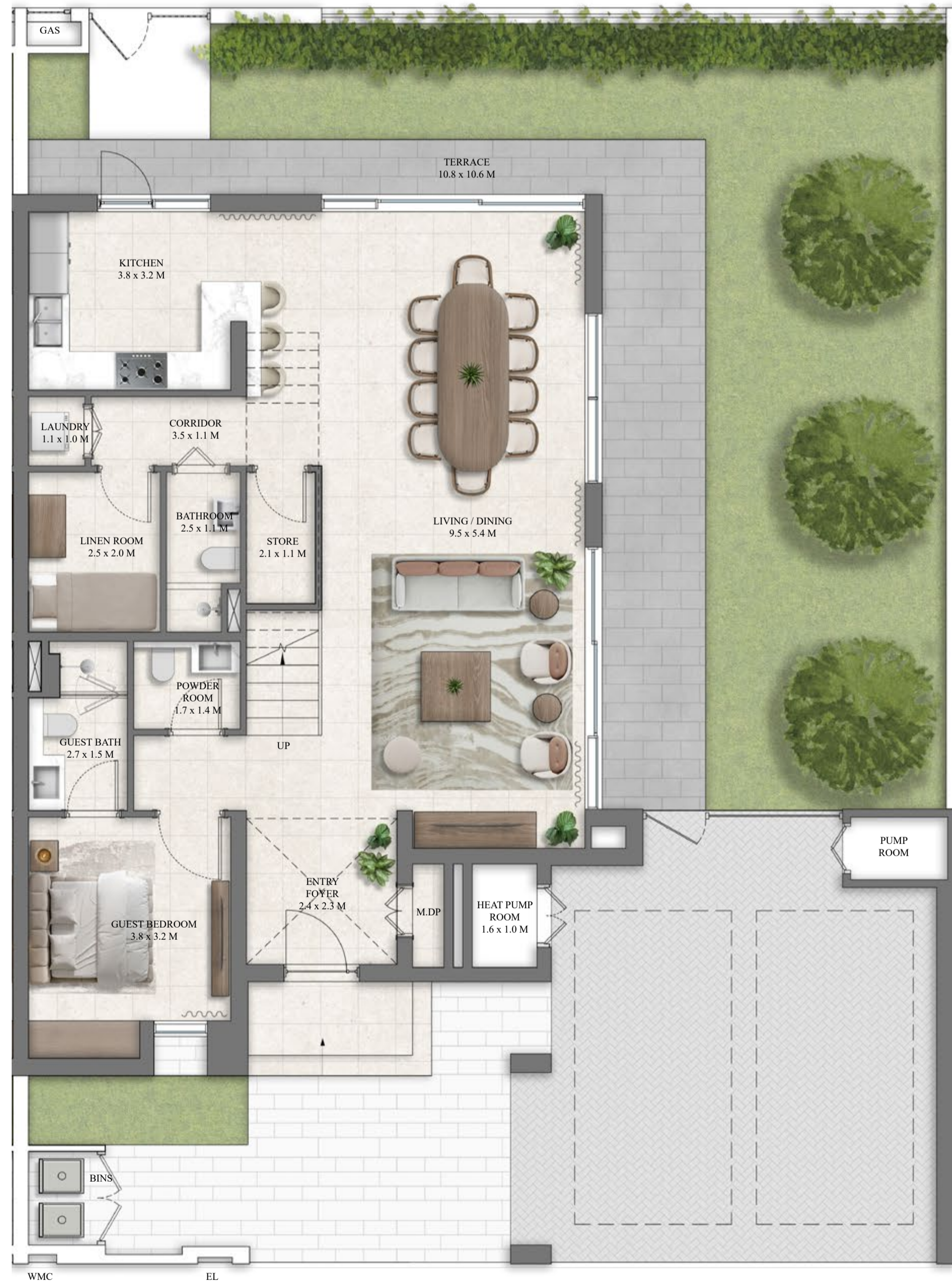
THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM GARDENIA-B

UNIT	TOTAL AREA	
SUITE AREA	2852.97 SQFT	265.05 SQM
GARAGE AREA	452.19 SQFT	42.01 SQM
BALCONY AREA	145.21 SQFT	13.49 SQM
TOTAL AREA	3709.46 SQFT	344.62 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

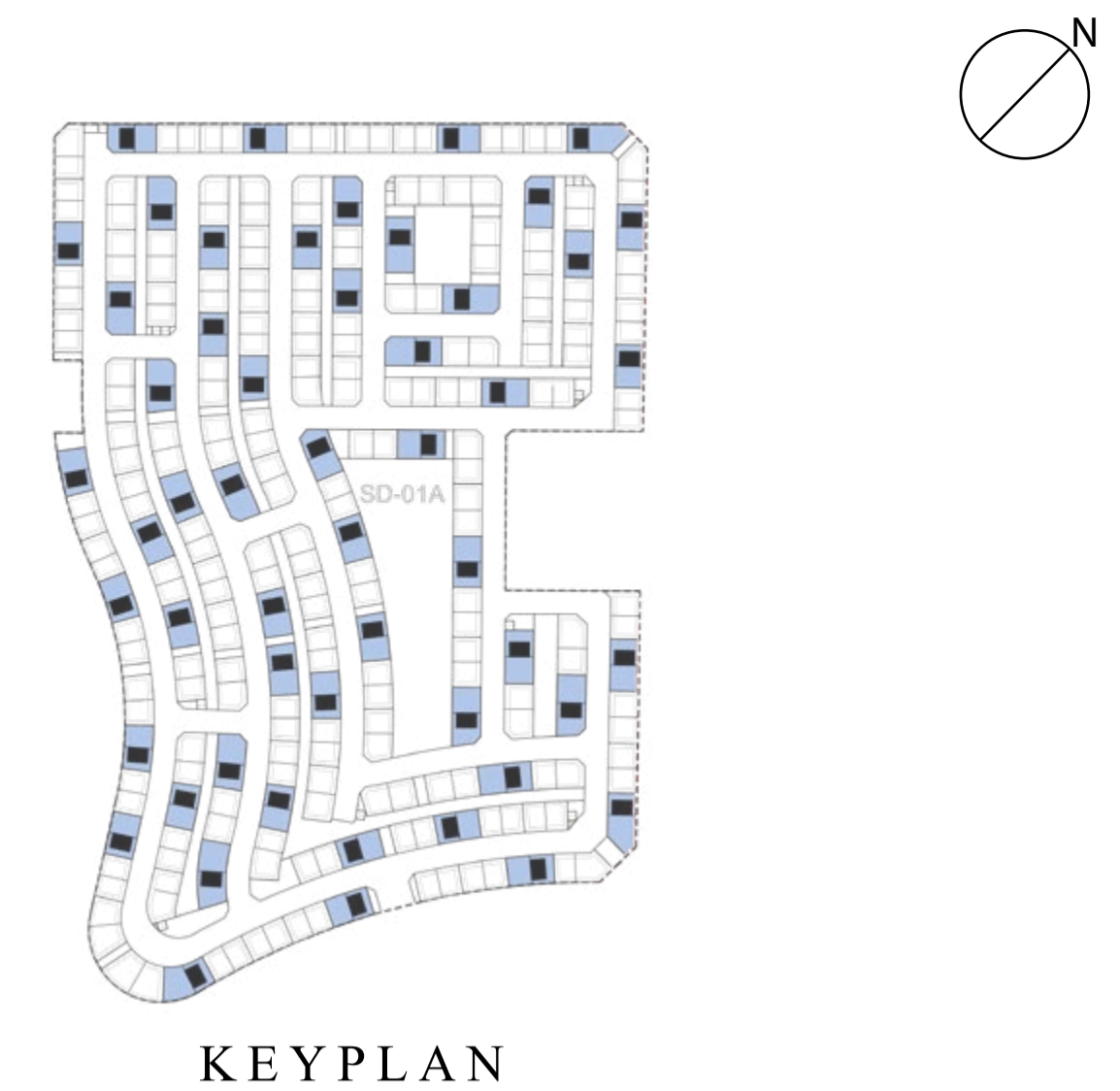
FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena

THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM LOTUS-A

UNIT	TOTAL AREA			
SUITE AREA	2846.41	SQFT	264.44	SQM
GARAGE AREA	445.63	SQFT	41.40	SQM
BALCONY AREA	136.81	SQFT	12.71	SQM
TOTAL AREA	3688.25	SQFT	342.65	SQM



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

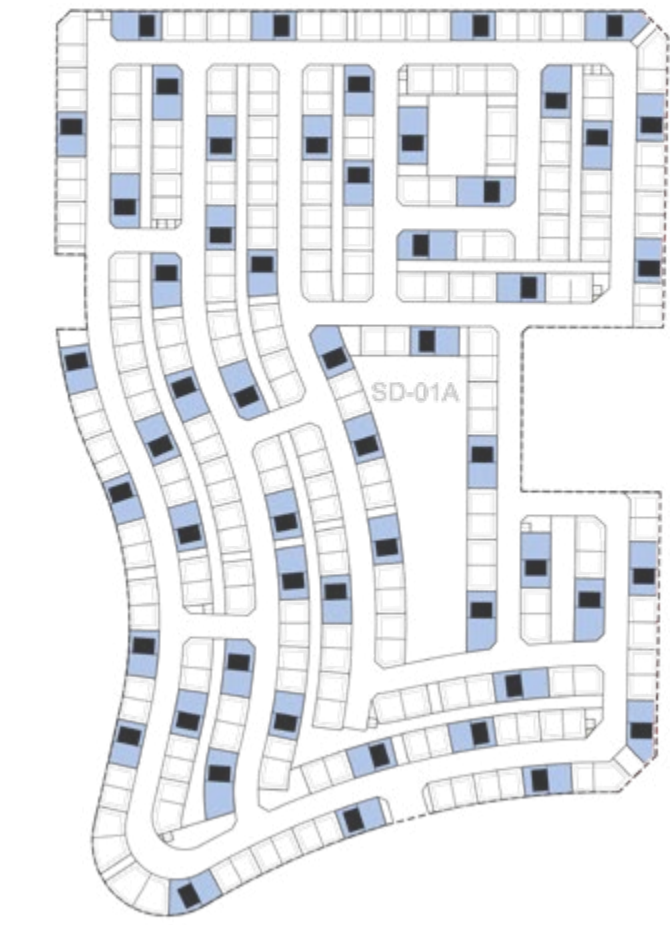
FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena

THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM LOTUS-B

UNIT	TOTAL AREA			
SUITE AREA	2846.41	SQFT	264.44	SQM
GARAGE AREA	445.63	SQFT	41.40	SQM
BALCONY AREA	136.81	SQFT	12.71	SQM
TOTAL AREA	3688.25	SQFT	342.65	SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena

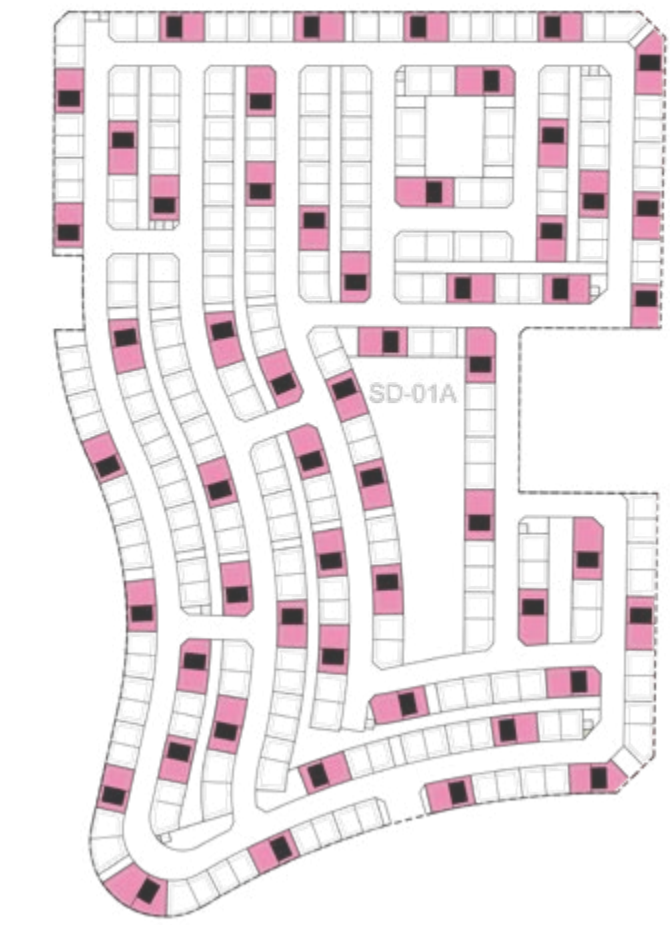
THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM LILY-A

UNIT

TOTAL AREA

UNIT	TOTAL AREA
SUITE AREA	2846.19 SQFT      264.42 SQM
GARAGE AREA	445.63 SQFT      41.40 SQM
BALCONY AREA	133.80 SQFT      12.43 SQM
TOTAL AREA	3684.59 SQFT      342.31 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

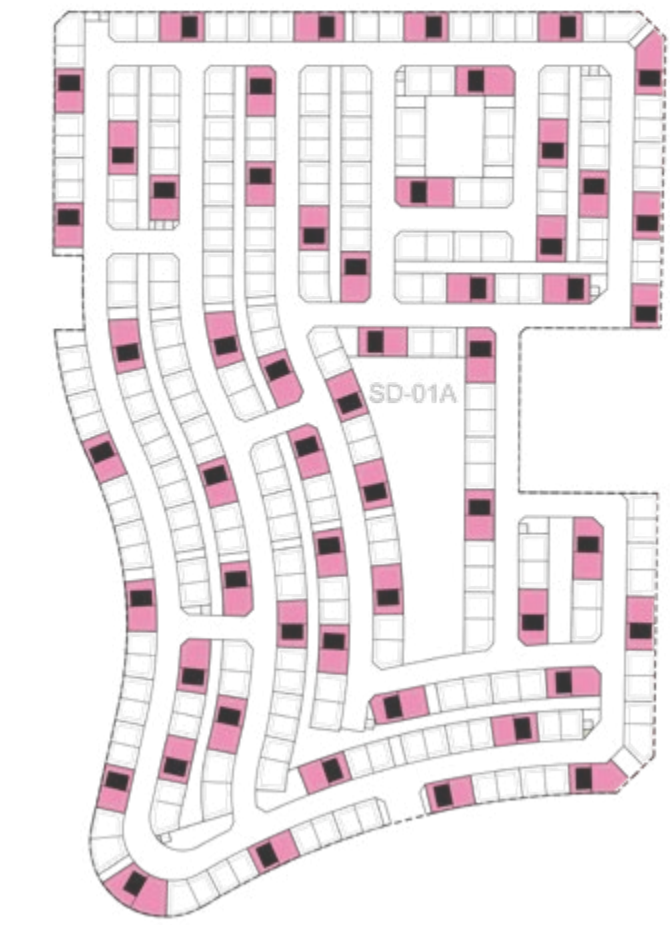
FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena

THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM LILY-B

UNIT	TOTAL AREA		
SUITE AREA	2846.19	SQFT	264.42 SQM
GARAGE AREA	445.63	SQFT	41.40 SQM
BALCONY AREA	133.80	SQFT	12.43 SQM
TOTAL AREA	3684.59	SQFT	342.31 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

---

FLOOR PLAN

---

EMAAR



# avena 2

THE VALLEY

## SEMI DETACHED VILLA 4 BEDROOM GARDENIA-A

UNIT

TOTAL AREA

SUITE AREA	2852.97 SQFT	265.05 SQM
GARAGE AREA	452.19 SQFT	42.01 SQM
BALCONY AREA	145.21 SQFT	13.49 SQM
TOTAL AREA	3709.46 SQFT	344.62 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

SEMI DETACHED VILLA

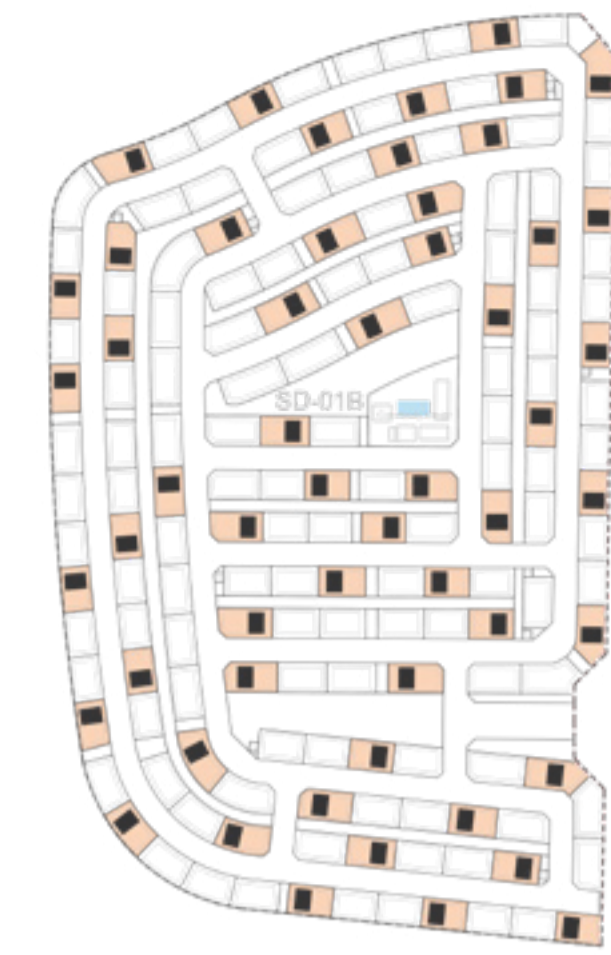
4 BEDROOM

GARDENIA-B

UNIT

TOTAL AREA

SUITE AREA	2852.97 SQFT	265.05 SQM
GARAGE AREA	452.19 SQFT	42.01 SQM
BALCONY AREA	145.21 SQFT	13.49 SQM
TOTAL AREA	3709.46 SQFT	344.62 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

SEMI DETACHED VILLA

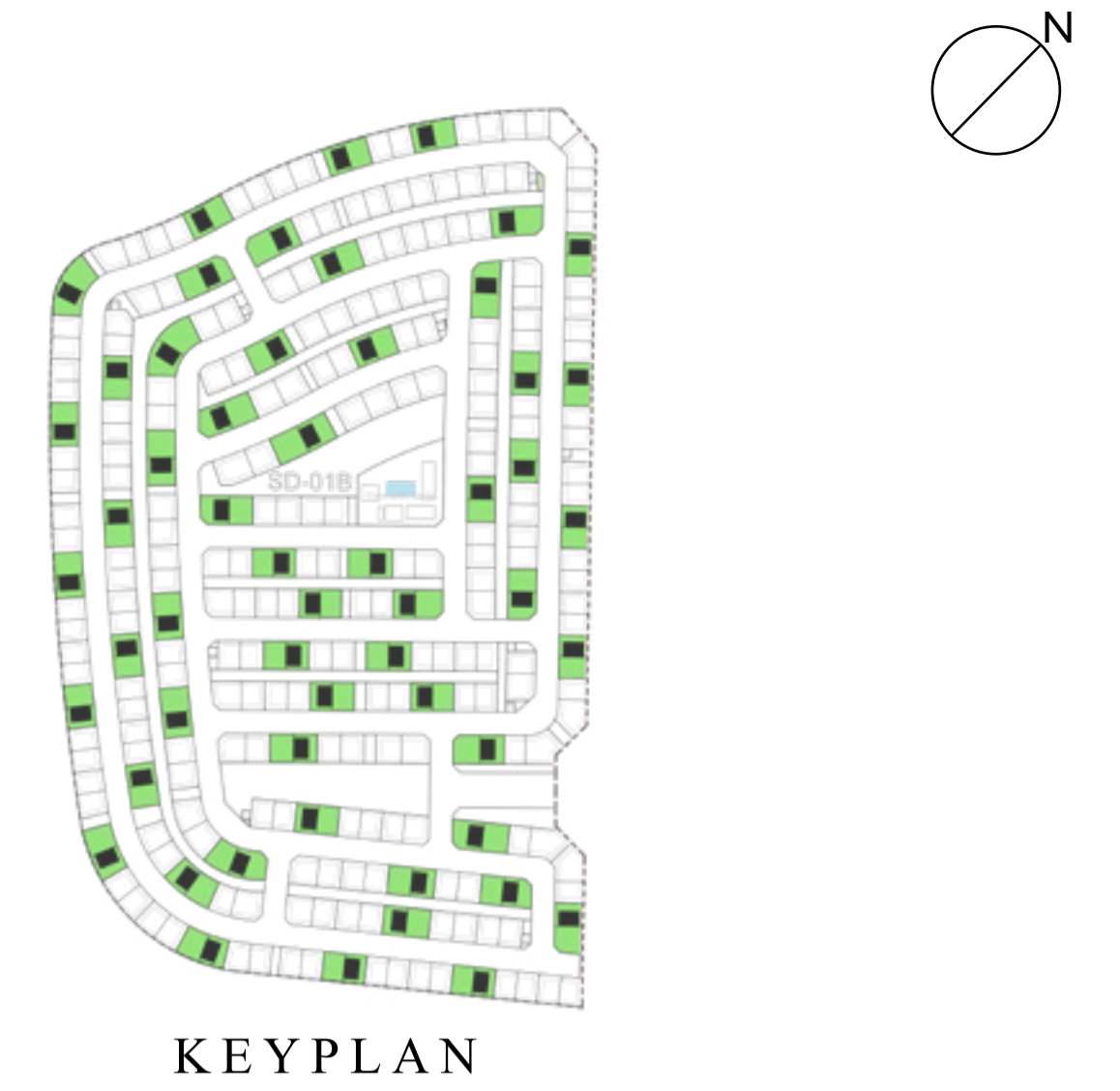
4 BEDROOM

ORCHID-A

UNIT

TOTAL AREA

UNIT	TOTAL AREA
SUITE AREA	2861.26 SQFT      265.82 SQM
GARAGE AREA	445.63 SQFT      41.40 SQM
BALCONY AREA	142.19 SQFT      13.21 SQM
TOTAL AREA	3708.49 SQFT      344.53 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

SEMI DETACHED VILLA

4 BEDROOM

ORCHID-B

UNIT

TOTAL AREA

SUITE AREA	2861.26 SQFT	265.82 SQM
GARAGE AREA	445.63 SQFT	41.40 SQM
BALCONY AREA	142.19 SQFT	13.21 SQM
TOTAL AREA	3708.49 SQFT	344.53 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

SEMI DETACHED VILLA

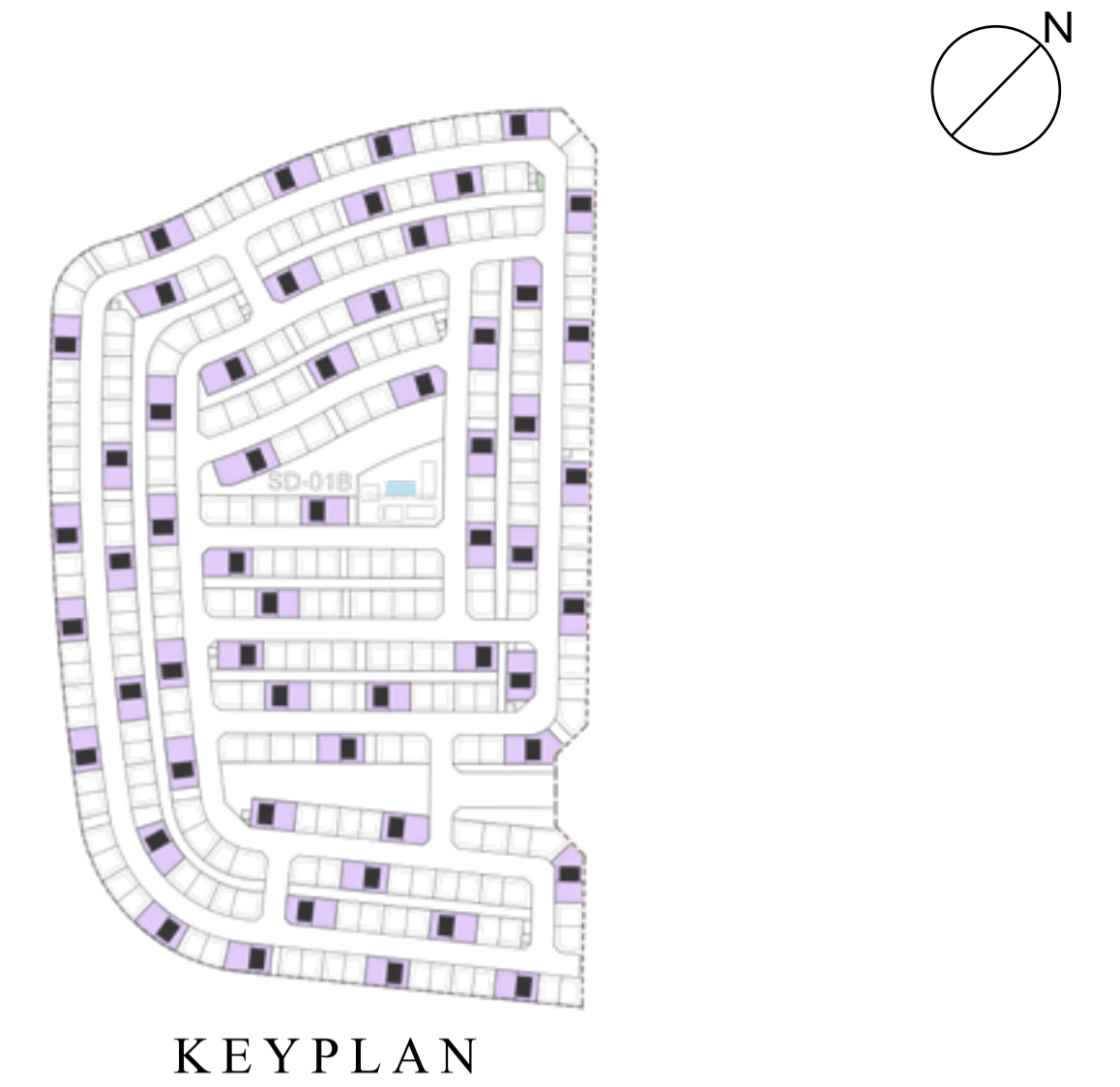
4 BEDROOM

LAVENDER - A

UNIT

TOTAL AREA

SUITE AREA	2857.28 SQFT	265.45 SQM
GARAGE AREA	445.63 SQFT	41.40 SQM
BALCONY AREA	151.88 SQFT	14.11 SQM
TOTAL AREA	3714.08 SQFT	345.05 SQM



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.

# avena 2

THE VALLEY

SEMI DETACHED VILLA

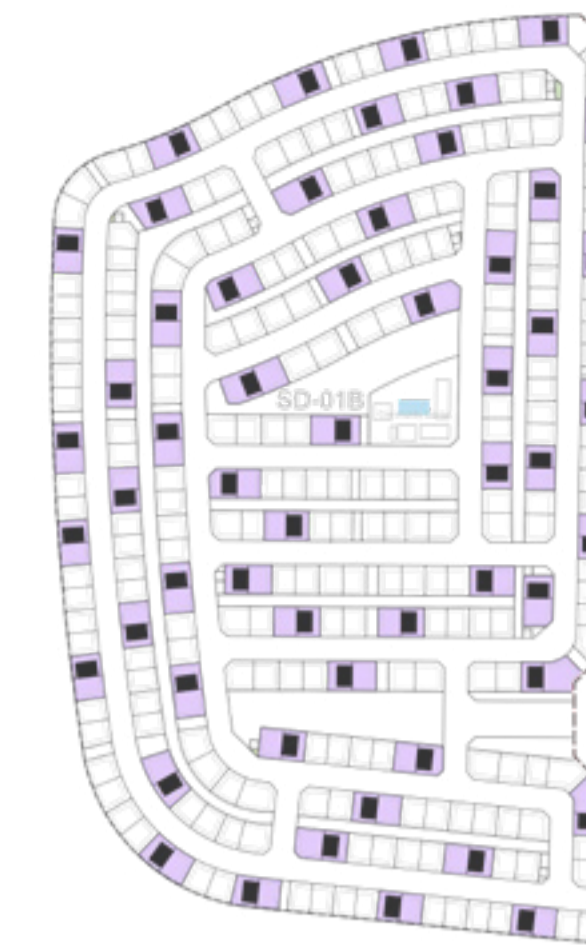
4 BEDROOM

LAVENDER-B

UNIT

TOTAL AREA

SUITE AREA	2857.28 SQFT	265.45 SQM
GARAGE AREA	445.63 SQFT	41.40 SQM
BALCONY AREA	151.88 SQFT	14.11 SQM
TOTAL AREA	3714.08 SQFT	345.05 SQM



KEYPLAN



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions / alterations, at it's absolute discretion, without any liability whatsoever.