

# BINGHATTI AMBER





## Leading the Renaissance of Property in the Region

Each hypertower is a commissioned architectural masterpiece, a magnum opus unto itself, reflective of Binghatti's vision to lead the renaissance of property in the region.













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# 01.

Project  
Introduction



**BINGHATTI AMBER**

DUBAI  
MARINA

E44  
DUBAI HATTA  
HIGHWAY

BURJ  
AL ARAB

E311 SHEIKH  
MOHAMMAD BIN  
ZAYED ROAD

DOWNTOWN  
DUBAI







# 02.

Awards &  
Recognitions



# An award winning developer

بن غاطي للتطوير هي شركة تطوير عقاري لديها العديد من المشاريع العقارية حول دولة الإمارات العربية المتحدة بقيمة استثمارية تفوق عشرة مليار درهم اماراتي من خلال محافظة عقارية تضم أكثر من خمسين مشروع في جميع أنحاء دبي تتضمن منطقة الخليج التجاري، قرية جميرا الدائرية، ليوان، دبي لاند السكنية وواحة دبي للسيلكون و الجداف.

تمتلك بن غاطي خطط شاسعة للتوسع في السنوات القادمة مع التركيز بشكل خاص في نمو محافظتها العقارية في دبي. بصفتها احد اكبر شركات التطوير بالإمارات، بن غاطي للتطوير حازت على جوائز عديدة وان تتمركز كشركة اماراتية رائدة في كل من قطاع التطوير العقاري والهندسة المعمارية. نالت بن غاطي العديد من الجوائز منها أفضل شركة عقارية ضمن أعلى 100 شركة عقارية في الشرق الأوسط حسب لائحة فوربس الشرق الاوسط. وحصلت على جائزة أفضل مشروع قيد الإنشاء من دائرة الاراضي والأماك في دبي وجائزة الشرق الأوسط للمباني الخضراء لعامي 2017 و 2018 بالإضافة لجائزة اسرع تطوير لمشروع عقاري من دائرة الاراضي والأماك في دبي والعديد من الجوائز من معرض سيتي سكيب والعقارات الخليجية. وجائزة تايفون لأحسن شركة عقارية من قبل حكومة دبي. وتطمح الشركة لترسيخ مكانتها كأحدى أفضل واكبر الشركات العقارية الرائدة في دولة الإمارات العربية المتحدة.

Binghatti Developers is a real estate development company which is active throughout the UAE with an investment value in excess of AED 10 Billion across a portfolio of more than 40 projects and currently operates in several areas throughout Dubai including Business Bay, Dubai Silicon Oasis, Al Jaddaf, Dubai Marina, Jumeirah Village Circle, Liwan, and Dubai Land Residence Complex, in addition to a mega commercial project in Abu Dhabi covering an area of 1 million square feet and a value exceeding AED 500 Million. The company possesses bold plans for expansion in the coming years, specifically focusing on the growth of its real-estate portfolio in Dubai.

As an award-winning developer with a proven track record, Binghatti Developers has established itself as a pioneer in both real estate development and architecture. Binghatti Developers' has acclaimed a respected status within the Real Estate Sector and is amongst Forbes Top 100 Real Estate companies in the Middle East. With an accolade of awards under its belt, Gulf Real Estate – Best Real Estate Off Plan Project, MENA Green Building Awards 2018 & 2017, Cityscape Awards 2018, Arabian Property Awards 2018 & 2017, and Government of Dubai- Best Real Estate Tycoon Awards, these are just a few of the accomplishments Binghatti Developers have received over the few years.

## Milestones

# 60+

Projects in the region

# 10,000+

Apartments planned for completion by the next 18 months

Value of

# 7 Billion

# 20,000+

Upcoming project units

Value of

# 20 Billion









# Awards & Recognitions





03.

Binghatti  
Milestones



# Recent Launches



BURJ BINGHATTI JACOB & CO RESIDENCES



BUGATTI RESIDENCES BY BINGHATTI



Milestones

إنجازات بن غاطي للتطوير



BINGHATTI CRESCENT



BINGHATTI CREST



BINGHATTI CORNER



BINGHATTI NOVA



BINGHATTI HEIGHTS



BINGHATTI EMERALD



BINGHATTI LUNA



BINGHATTI CANAL



Milestones

إنجازات بن غاطي للتطوير



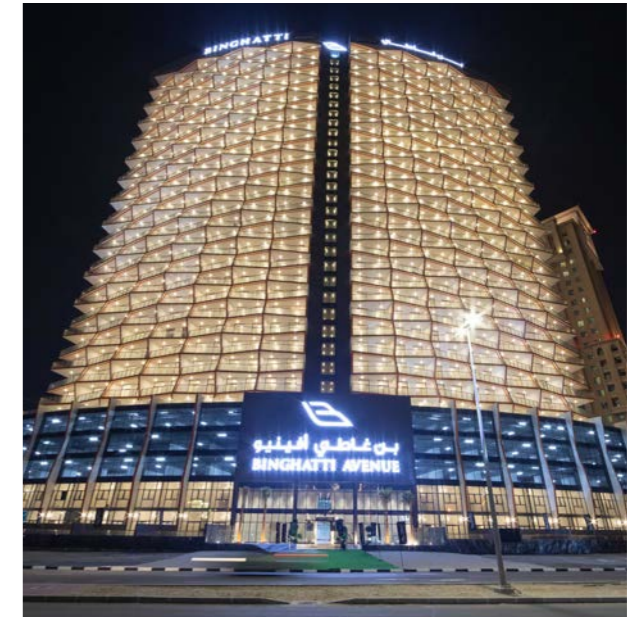
BINGHATTI ORCHID



BINGHATTI CREEK



BINGHATTI POINT



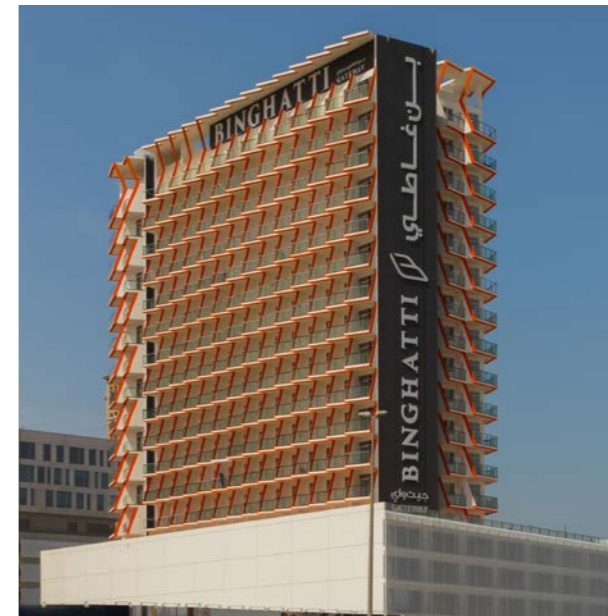
BINGHATTI AVENUE



BINGHATTI AMBER



BINGHATTI ONYX



BINGHATTI GATEWAY



BINGHATTI ROSE



Milestones

إنجازات بن غاطي للتطوير



BINGHATTI MIRAGE



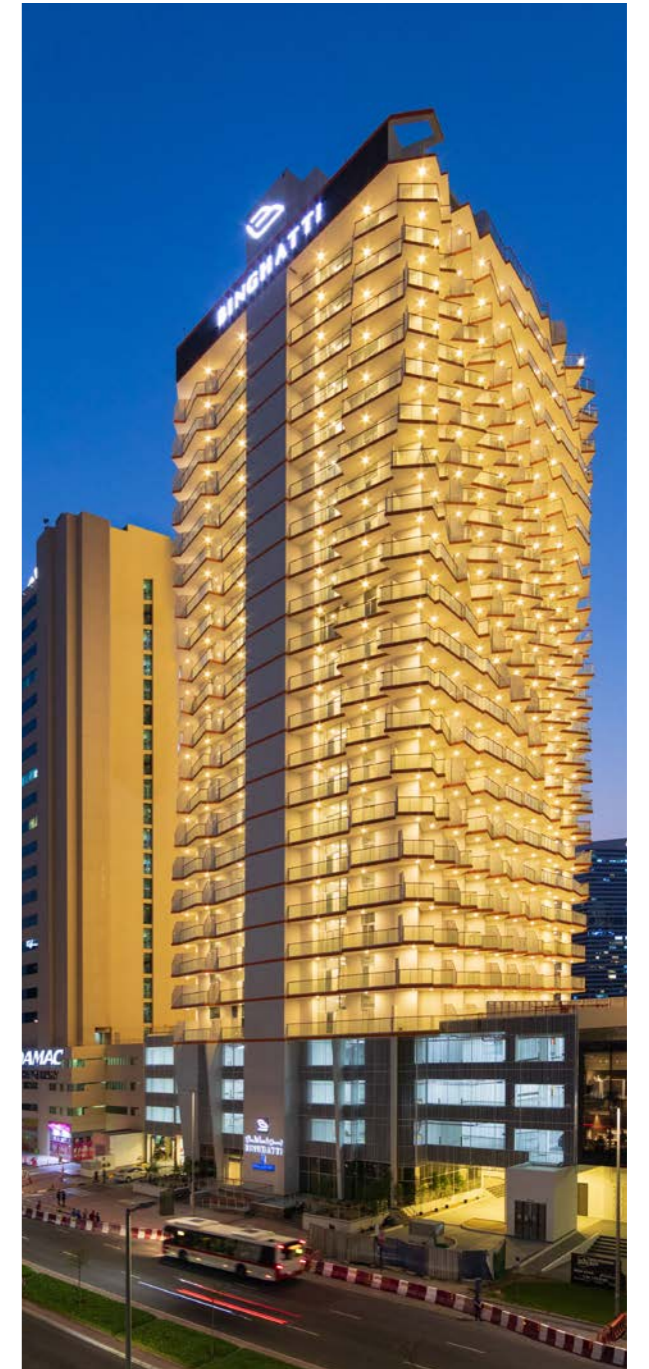
BINGHATTI GATE



BINGHATTI JASMINE



BINGHATTI GEMS



MILLENIUM BINGHATTI RESIDENCES





# 04.

Bingatti  
Amber



# Binghatti Amber

Binghatti Amber project features symbolic design cues, where individual balconies are interwoven together to form a unified community. This interesting pattern creates an illusion which makes the building's static environment appear as a dynamic design. The building's unique balcony design provides outdoors spaces for residents to enjoy, while also ensuring a sustainable design by providing shade which greatly reduces the amount of energy required to cool the living spaces of the building.

The building showcases Binghatti Developers' signature contemporary design style while also keeping traditional elements found in Middle Eastern art and architecture in consideration. The unique balcony design of the building offers residents an outdoor space to enjoy without compromising privacy. The building's prime location ensures a great investment for its future owners.





# High - end Finishes





# Jumeirah Village Circle

## COMMUNITY FEATURES

- Schools**
- Kids World Nursery
  - Ladybird Nursery

### Supermarket

- Spinneys
- Choithrams
- West Zone Fresh
- Aswaaq Mart
- All Day Minimart
- Holiday Minimart

### Mall

- Circle Mall

### Supermarket

- Halfa Park
- Roots Camp
- Community Park North
- Community Park South

### Hospital/Clinic

- Magnum Family Medical Center
- Right Health Karama Medical Center

## OTHER NEAR BY AMENITIES

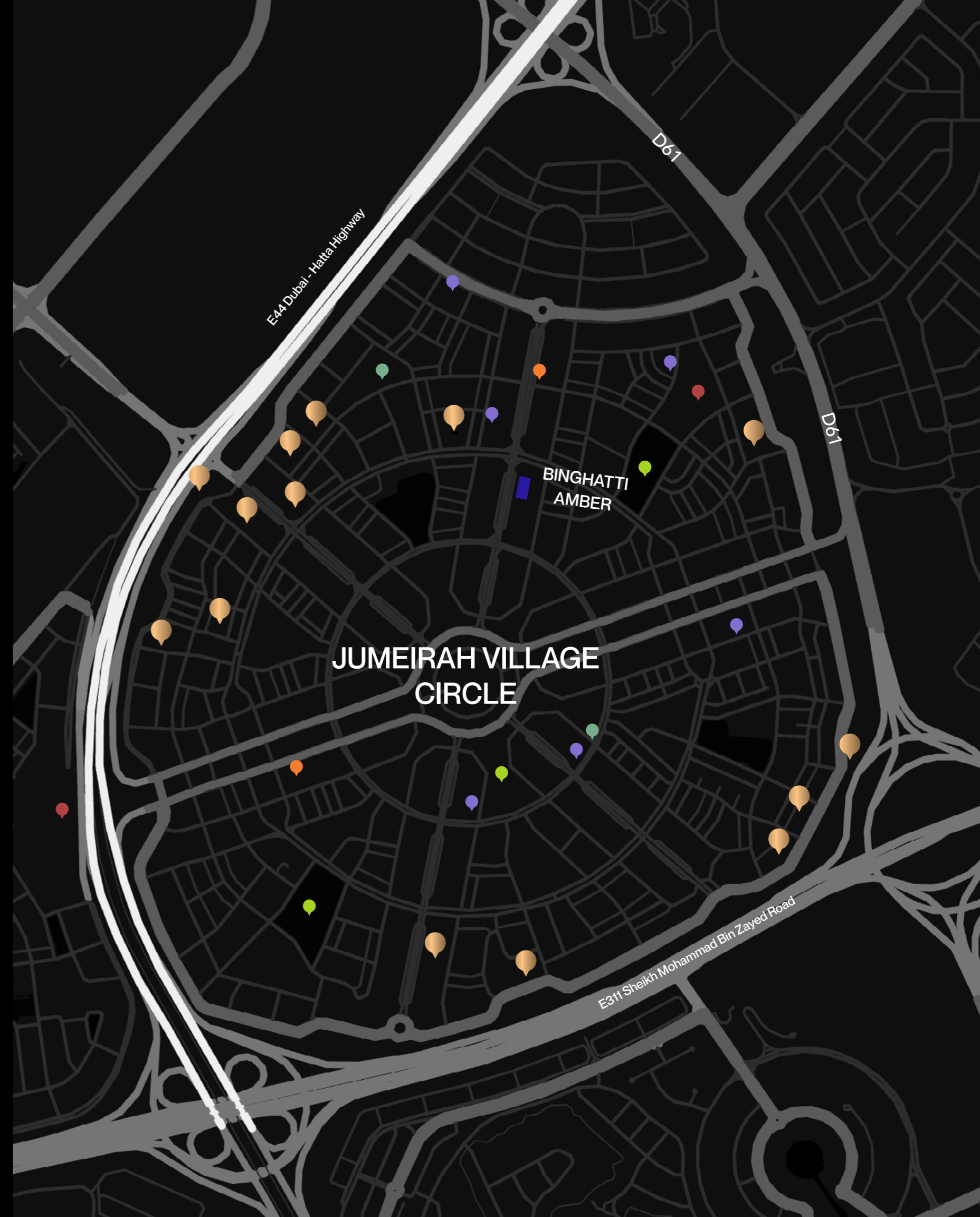
- Schools**
- Gems United – Dubai Sports City – 5 Minutes
  - Nord Anglia – Al Barsha South – 5 Minutes
  - Gems World Academy – Al Barsha South – 5 Minutes
  - Dubai British School – Emirate Hills – 7 Minutes
  - Dubai International Academy – Emirate Hills – 7 Minutes

- Mall**
- Al Khail Avenue Mall at Jumeirah Village Triangle – 2 Minutes
  - Mall of the Emirates – Al Barsha 1 – 7 Minutes
  - Al Barsha Mall – Al Barsha 2 – 7 Minutes
  - City Center Al Barsha – Al Barsha South – 5 Minutes

### Hospital/Clinic

- Emirates Hospital Day Surgery – Motor City – 5 Minutes
- Mediclinic Park View Hospital – Al Barsha South – 5 Minutes

### Binghatti Completed Projects





# Project Facts

## PROPERTY TYPE

RESIDENTIAL, OFFICES & RETAIL

## PLOT AREA

5813.95 SQ. M./ 62,581.35 SQ.FT.

## PLOT NUMBER

JVC11ZMRH300

## DESCRIPTION

G + 4P +19FLOOR S+ ROOF

## NUMBER OF UNITS

STUDIO - 54

1 BEDROOM - 418

2 BEDROOM - 82

3 BEDROOM - 2

## TOTAL UNITS

RESIDENTIAL - 556

SHOP - 17

OFFICE - 68



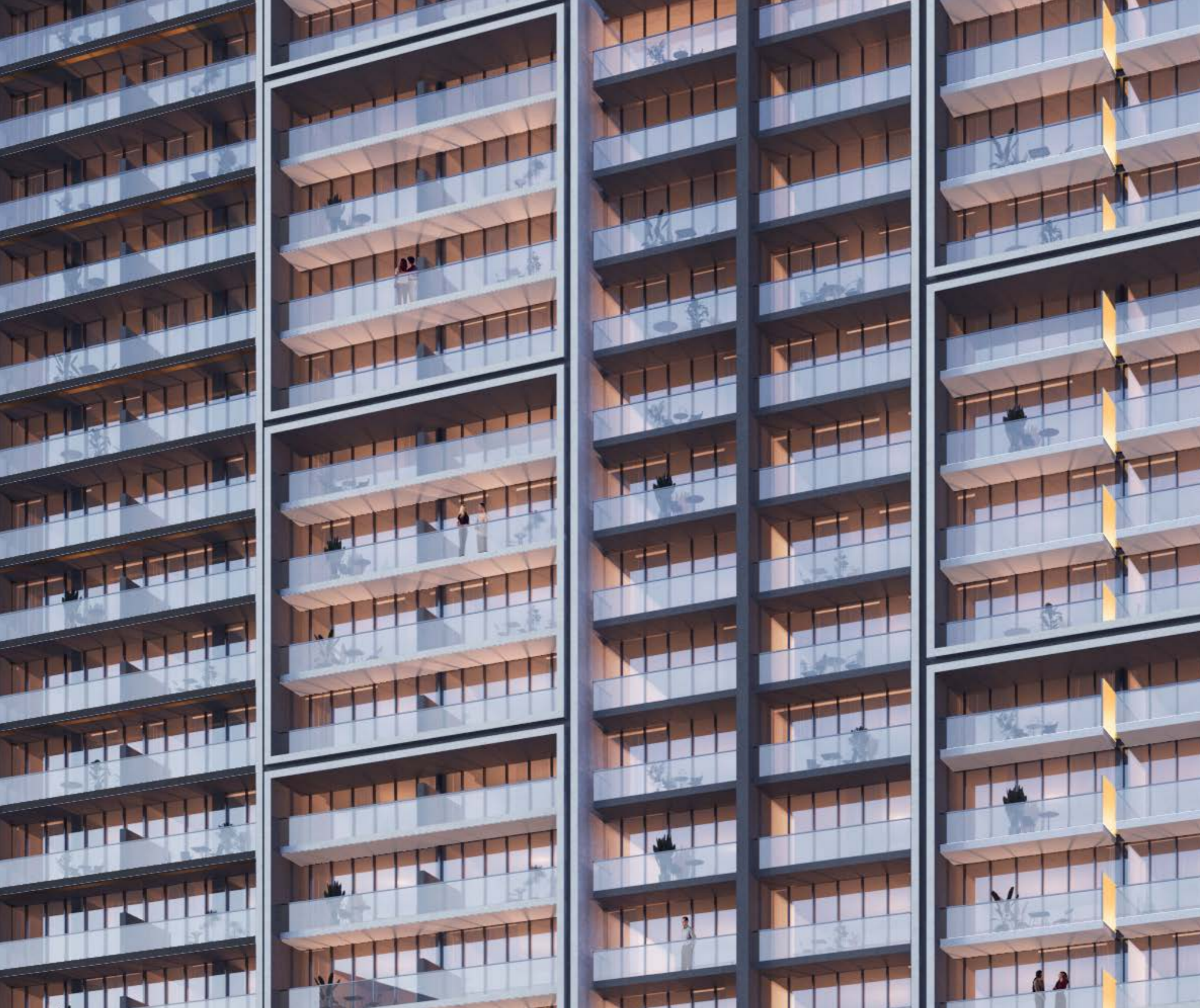




# 05.

Floor  
Plans





# 06.

Project  
Details





# Planned for Practicality

A variety of apartment types assure comfortable living spaces for every resident. Each apartment's distinctive design is implemented without compromising practicality. The interiors were meticulously planned to maximize convenience without compromising elegance.







# Spacious & Splendid

The two bedroom apartments in Bingshatti Amber are an abode of repose. The plush interiors offer a perfect balance of pragmatic design and modern form. Replete with modern fixtures and furnishings, these apartments are an ideal choice for families.











# Impeccable Detail

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The lavish materials and uncompromised finishing throughout the building depict supreme quality and craftsmanship from only the most distinguished of international suppliers. All the fittings and fixtures within the apartments are hand-picked to perfectly compliment the interior design. The sliding glass doors and windows create a perfect balance between interior and exterior spaces while maintaining the highest level of environmental control and functionality.



