



EXPO GOLF VILLAS

PHASE III

3 AND 4 BEDROOM
PREMIUM VILLAS

PARKSIDE 3 BY
EMAAR

PHASE I

LAUNCHED IN OCTOBER 2018
SOLD OUT IN 2 MONTHS

PHASE II

LAUNCHED IN JANUARY 2019
SOLD OUT IN 2 WEEKS

INTRODUCING PHASE III

ONLY LIMITED NUMBER OF UNITS AVAILABLE
TAKE ADVANTAGE NOW

EXPO GOLF VILLAS

YOUR HOME IN DUBAI -
AT THE CROSSROADS OF THE WORLD



25 MILLION
EXPECTED VISITORS
TO EXPO 2020



220 MILLION
PASSENGERS AT THE NEARBY
AL MAKTOUM INT'L AIRPORT



500,000
EMPLOYEES IN DUBAI SOUTH



5 MILLION
RESIDENTS IN DUBAI BY 2027

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1. LIVE CLOSE TO EXPO 2020

Come home to your 3 or 4 bedroom villa just 10 minutes away from the largest World Expo in history. Be part of a global landmark festival that welcomes 190 nations.

2. SUPERB CONNECTIVITY & AMENITIES

Expo Golf Villas is located nearby Dubai's leading hubs with the finest family-focused amenities.

3. COMPETITIVE PAYMENT PLAN

Get closer to your dream home with a 1.25 % monthly instalment plan.



CREATING THE FUTURE

EXPO 2020

The much-anticipated Expo 2020 will welcome 25 million visitors in Dubai. Bringing the world together in pursuit of excellence, this festival of human ingenuity will cement Dubai's position as a leading global hub and investment destination.

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**10 MINUTES
FROM
EXPO 2020**



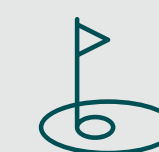
EXPO GOLF VILLAS III

SUPERB CONNECTIVITY

Nestled alongside the Main Boulevard of Emaar South, Expo Golf Villas is moments away from Al Maktoum International Airport, Jebel Ali Port and various business districts in Dubai South.



10 MINUTES FROM EXPO 2020



18-HOLE CHAMPIONSHIP GOLF COURSE



7 MINUTES FROM AL MAKTOUM INT'L AIRPORT

A CENTRAL HUB

AL MAKTOUM INTERNATIONAL AIRPORT

Al Maktoum International Airport is a global hub in the making. Located a mere 8 hours flight time for two-thirds of the world's population, it benefits from Dubai's hassle-free visa system.



**PASSENGER CAPACITY OF
220M PER YEAR**



**EXECUTIVE
JET TERMINAL**



**CARGO CAPACITY OF 16M
TONNES PER YEAR**

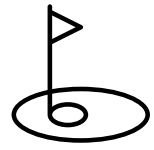


**AIR-SEA CONNECTIVITY
ACHIEVABLE IN 4 HOURS**



**7 MINUTES TO
AL MAKTOUM
INT'L AIRPORT**





**18-HOLE
CHAMPIONSHIP
GOLF COURSE**

A KEY ATTRACTION

18-HOLE CHAMPIONSHIP GOLF COURSE

Based on research by KPMG and American National Association of Realtors, golf courses have historically boosted the value of nearby properties by as much as 20%.

AMENITIES

STAY ON TOP OF YOUR GAME

Break a sweat at the gym, soak up the sun by the pool or unwind with a game of golf at the 18-hole championship golf course. With a buzzing community centre, and an impressive array of parks and walkways, staying active has never been this easy.

AS AN EXPO GOLF VILLAS RESIDENT YOU BENEFIT FROM:



COMMUNITY CENTRE



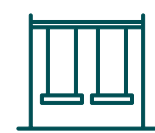
GYM



COMMUNITY PARK



OUTDOOR SWIMMING POOL



KIDS PLAY AREA



PARKS & MANICURED LAWNS





MODERN VILLA LIVING

At a 110 to 140 sqm in size, every villa is finished in a muted neutral palette to match your choice of furniture.

What's more, every room is bright and airy.
Perfect for creating those special family moments.



EMAAR SOUTH



22,700

Residential Units



15,360

Apartment Units



50

Minutes from
Abu Dhabi



25

Neighbourhood
Parks



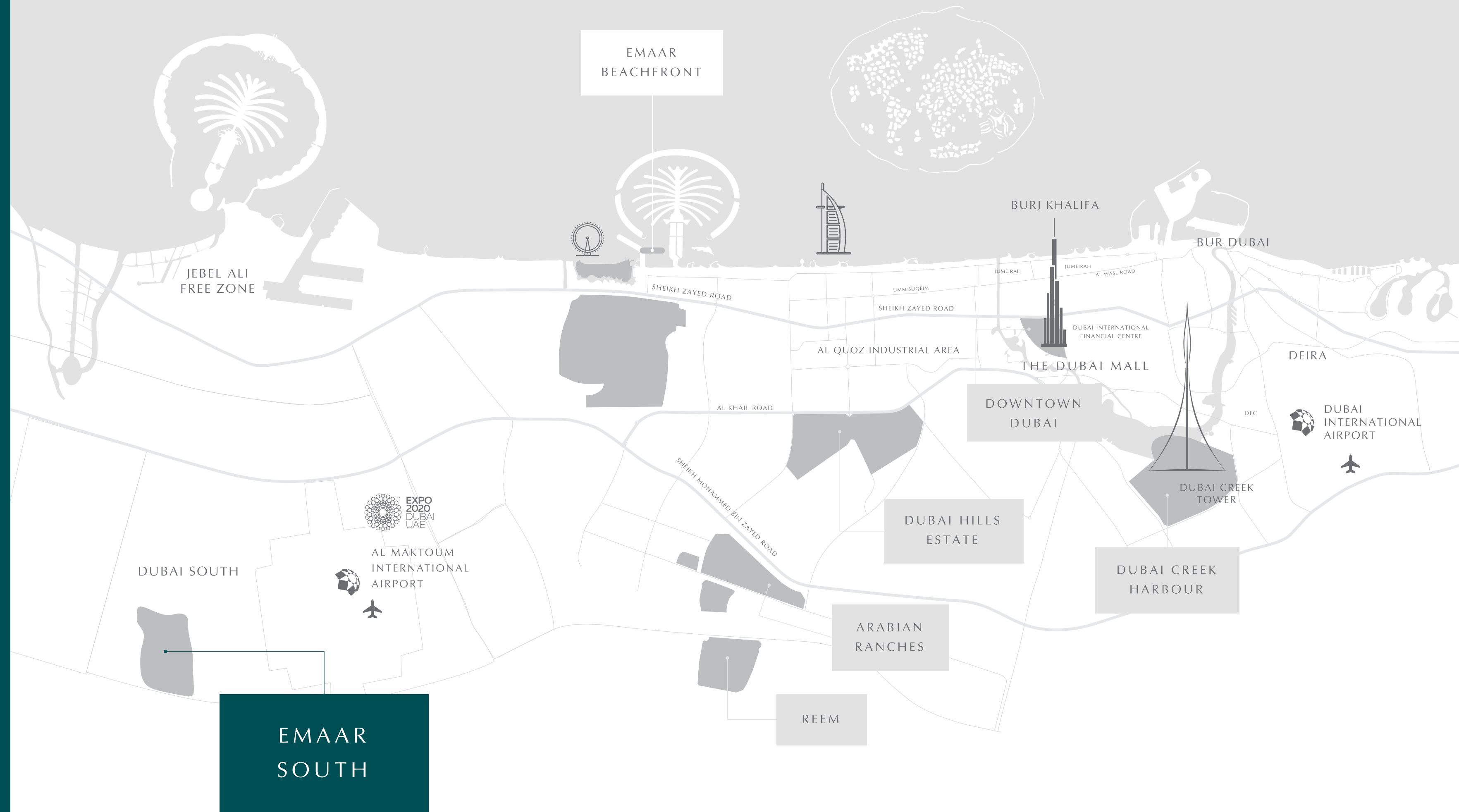
30

Minutes from
Jebel Ali Port



53,000

Square Metres of
Retail and F&B Space





URBANA

WELCOMING FIRST RESIDENTS IN 2019

Emaar is renowned for its fast-paced delivery without ever compromising on build quality. The first residents of Emaar South are already expected to move in early 2019 at Urbana.



THE STRENGTH OF EMAAR

Established in 1997, Emaar is the pioneering developer of integrated master-planned communities in the UAE and 13 countries around the world.

MARKET CAP
USD
12.47BN
FY 2018

REVENUE
USD
5.12BN
FY 2017

NET PROFIT
USD
1.55BN
FY 2017

LAND BANK
167M
SQUARE METRES

TOTAL UNITS
DELIVERED FY 2017
45,900+
RESIDENTIAL UNITS
DELIVERED SINCE 2002

UNITS UNDER
CONSTRUCTION
43,000+
FY 2017



PROPERTY SHOP
INVESTMENT LLC

600 548 200

<https://psinv.net/projects/expo-golf-villas/ar>