

NEW
LAUNCH

Petalz
BY **DANUBE**

Luxury for
Life

“ Because —

LUXURY
is often
PRICELESS”

PETALZ BY DANUBE

DANUBE
PROPERTIES



Presentation Agenda

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01 About
Danube

02 About
Project

03 Lifestyle
Change

04 Luxurious
Amenities

05 Unit
Types

Why Choose

4

DANUBE
PROPERTIES

Why Danube Properties



Freehold
Ownership



High Capital
Appreciation



High
ROI



Best Payment
Plan



Registered Under
Dubai Land
Development



Semi
Furnished

29

Years of
Trust



Prime
Location



Affordable
Price



Luxury
Finishing



World-Class
Amenities



Timely
Delivery

About The Project



Prime Location on
Sheikh Mohammad Bin
Zayed Road



Residential
Project



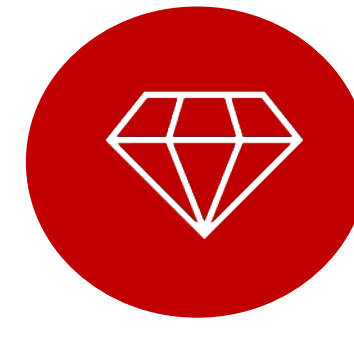
Modern
Style



2 Basement + G +
6 Floors



Eco
Friendly



Lavish
Finishing



Smart Building
Technology

LOCATION



RAS AL KHOR
INDUSTRIAL AREA
منطقة
رأس الخور
الصناعي

Ports and Customs
Authority Car Storage

PONDVIEW
132kV Substation

GEMS Modern
Academy Athletics Field

Petalz
DANUBE

Sheikh Mohammad Bin Zayed Road

Sheikh Mohammad Bin Zayed Road

INTERNATIONAL
CITY

Warqa 3
Neighborhood Park 2
حديقة راشد

Warsan Lake
بحيرة الورسان

Apple International
Polyclinic Greece...

Unique Selling Proposition

7

COMMUNITY

You want to live in a promising megalopolis with all the Premium amenities and be in a gated and family community.

PETALZ by DANUBE is what you are looking for!

It is a living community enabling occupants to escape from the city to a lavish green environment with an upscale and high-end design, a luxury life along with high levels of peace and calm.

ADJACENT

To Mohamed Bin Zayed Road

5 MINUTES

To Academic City

7 MINUTES

To Dragon Mart

10 MINUTES

To Dubai Safari

10 MINUTES

To Dubai Silicon Oasis

11 MINUTES

To Mirdif City Centre

13 MINUTES

To Dubai International Airport

15 MINUTES

To Meydan Racecourse

18 MINUTES

To Dubai Frame

18 MINUTES

To Burj Khalifa/Dubai Mall

18 MINUTES

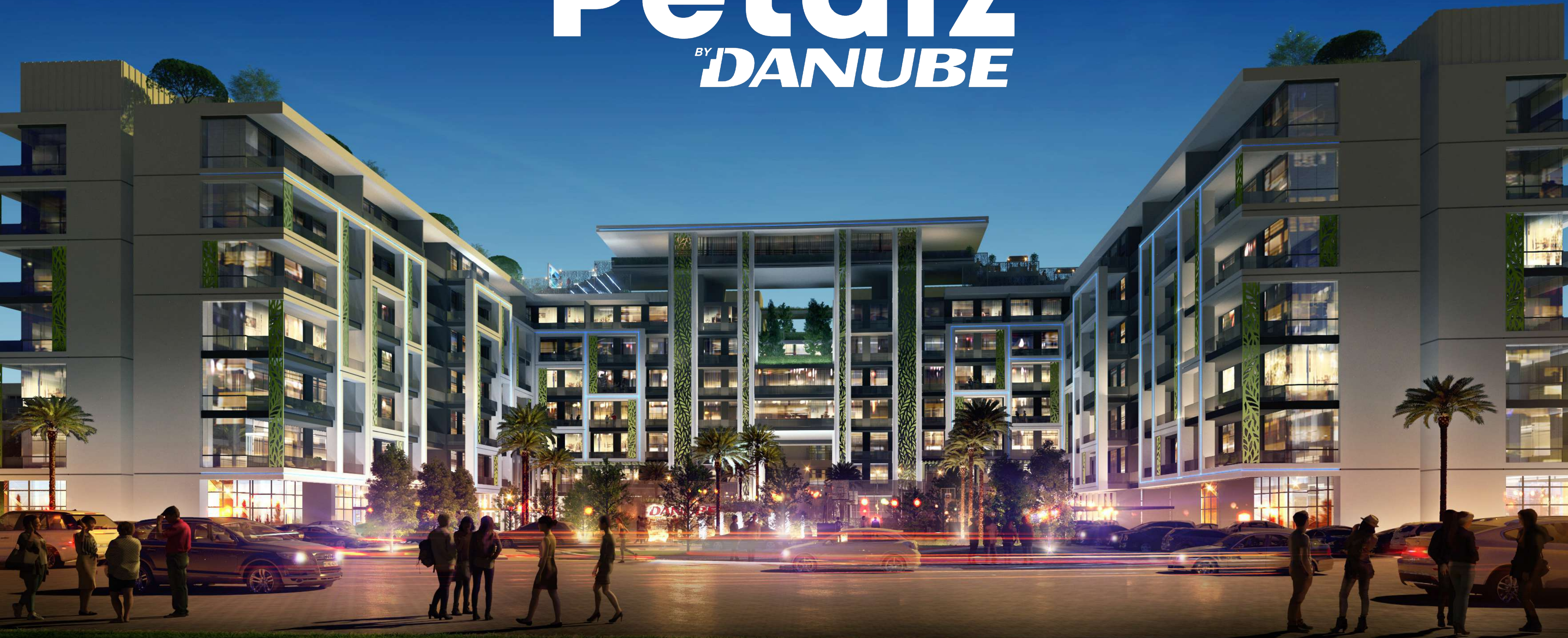
To Dubai World Trade Center

35 MINUTES

To Expo City

Petalz

BY *DANUBE*





DANUBE

B
M
A

24

STUDIO



LIVING ROOM



1 BEDROOM



2 BEDROOM



KITCHEN



INDOOR AMENITIES

Spa / Treatment

Wellness center

Doctor on Call

Multi-Purpose Hall

Gymnasium Area

Health Club/Sauna

Kids Day Care

Business Centre

OUTDOOR AMENITIES

Private Sports Training

**Grand Drop Off Area
with Indoor
Landscaping**

**Jogging Track with
Rubber Flooring**

Rooftop Lounge

**Open Air Yoga &
Gymnasium Platform**

Mini Golf

AQUA AMENITIES

**Anti-current
Swimming Pool**

Water Bodies

Shallow Pool

Kids Pool

Toddler Splash Pad

Aquatic Gymnasium

FAMILY AMENITIES

Waiting Lounge

**Wi-Fi Enabled waiting
Area**

**Shaded Kids Play Area
with Soft Flooring**

**Male / Female Prayer
Room**

Open Air Cinema

Family Sitting Area

BBQ Area

Petalz

BY **DANUBE**

Bringing
Lifestyle
Changes



Kids
Day
Care



**Jogging
Track**



Outdoor
Cinema



**Water
Lounge**



Wellness
Center



Yoga
Centre



Multipurpose
Hall





Beauty Salon



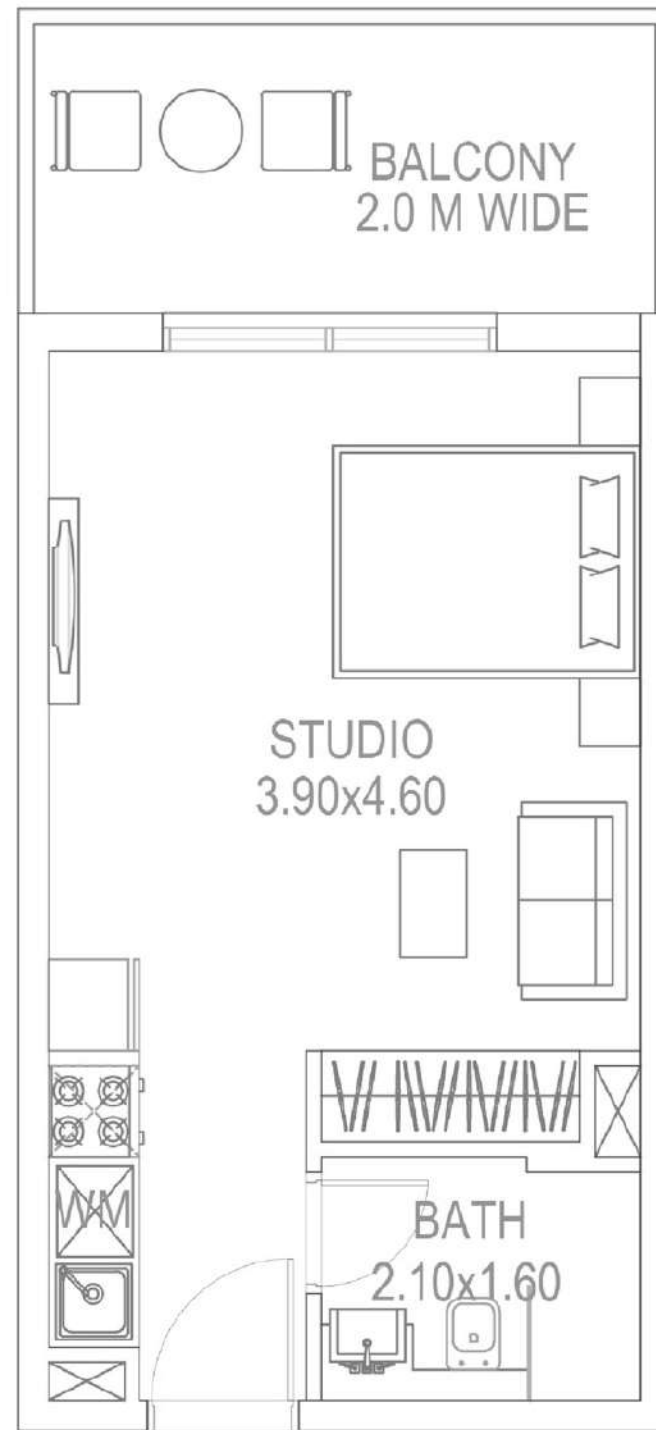
Unit Types & Unit Plans

STUDIO

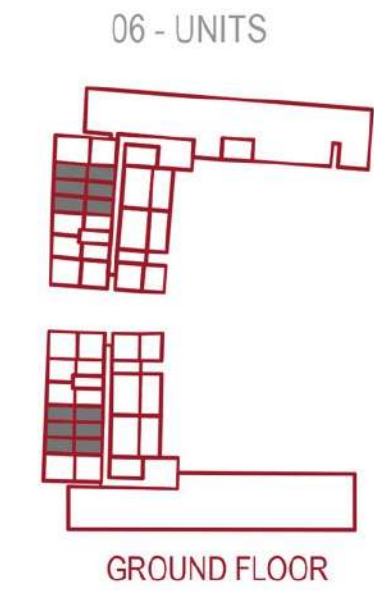
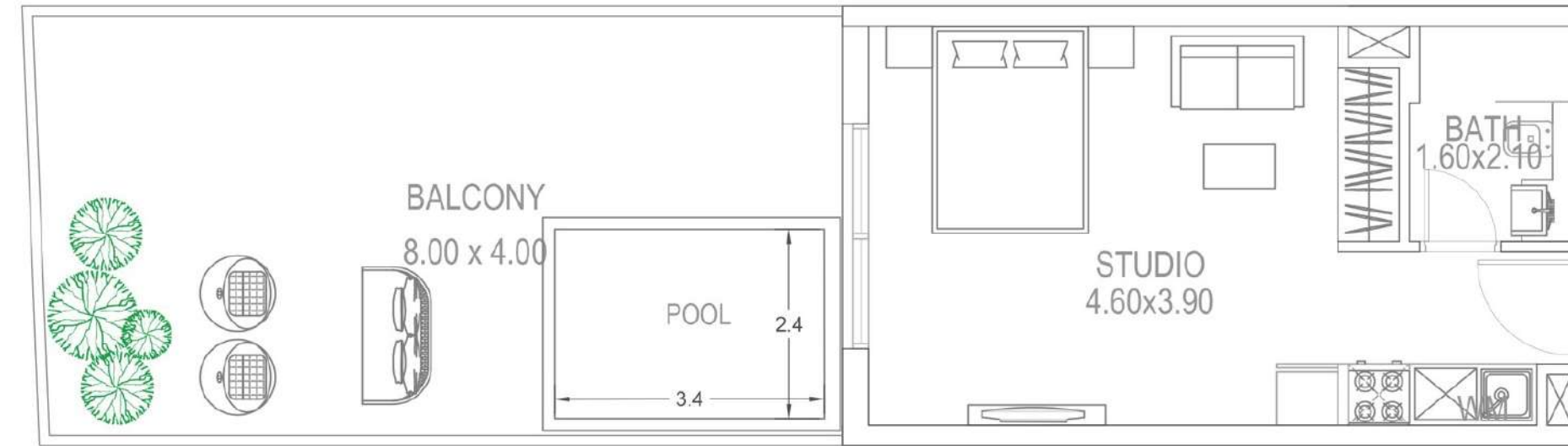
1 BEDROOM

2 BEDROOM

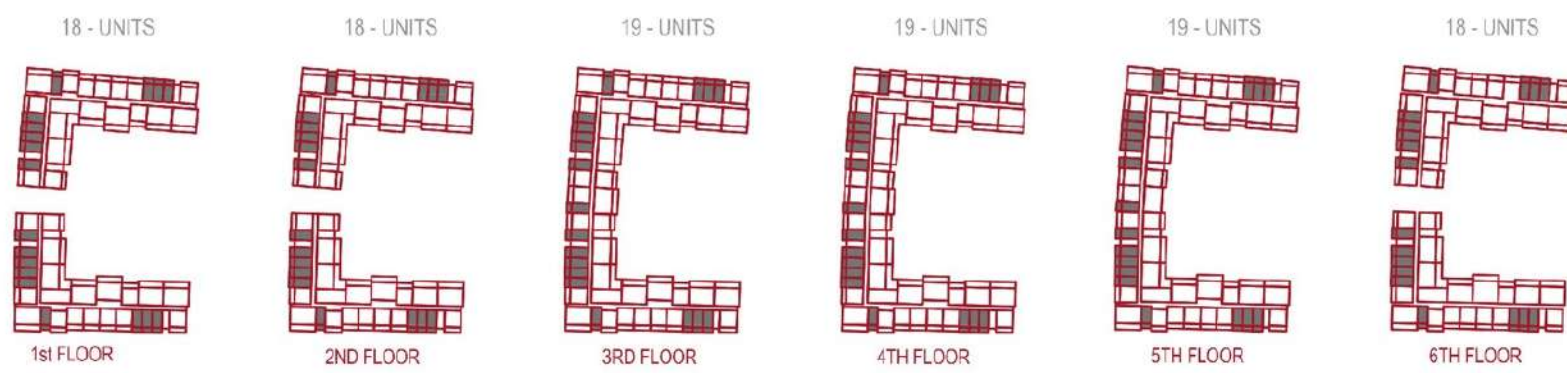
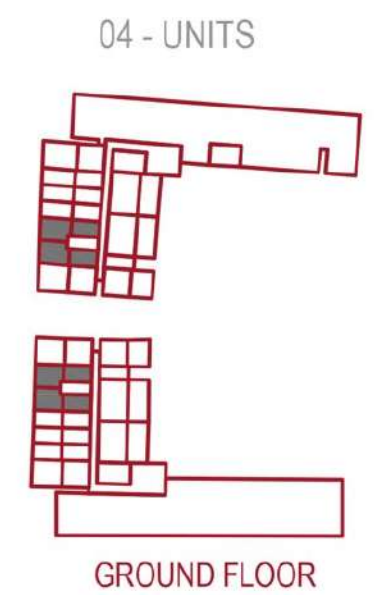
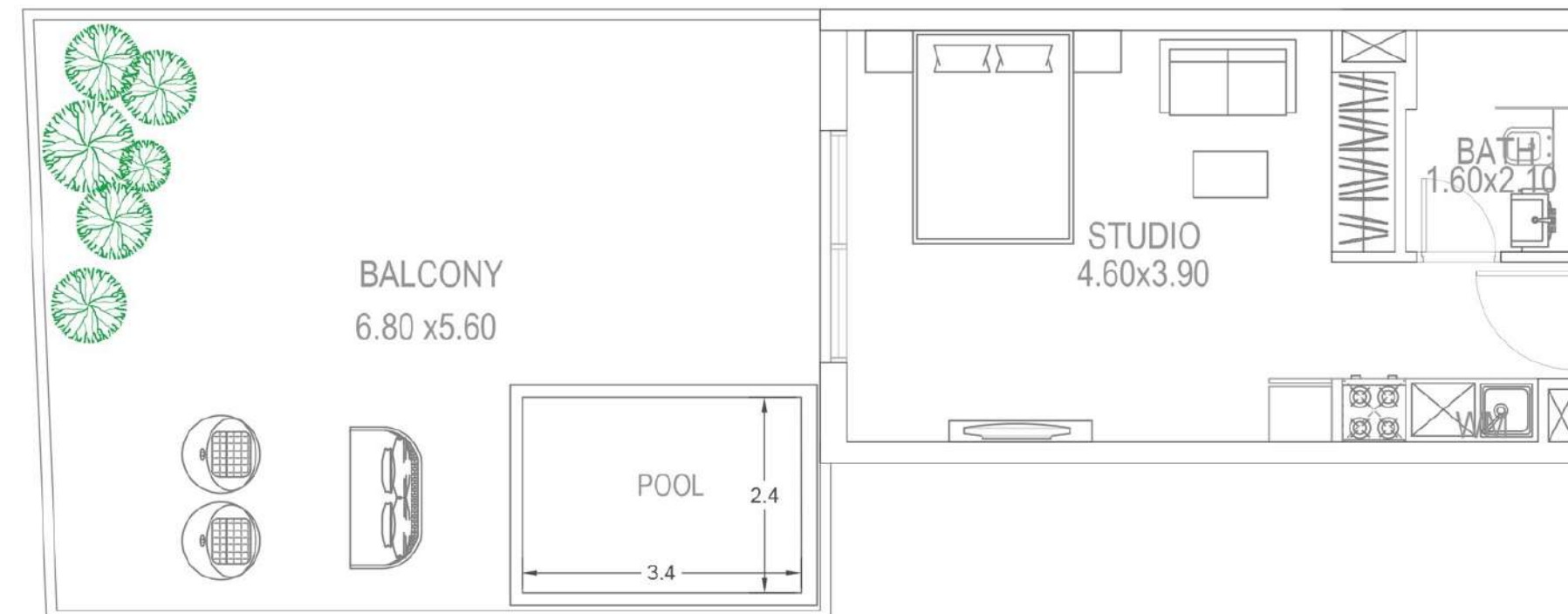
Studio Type A



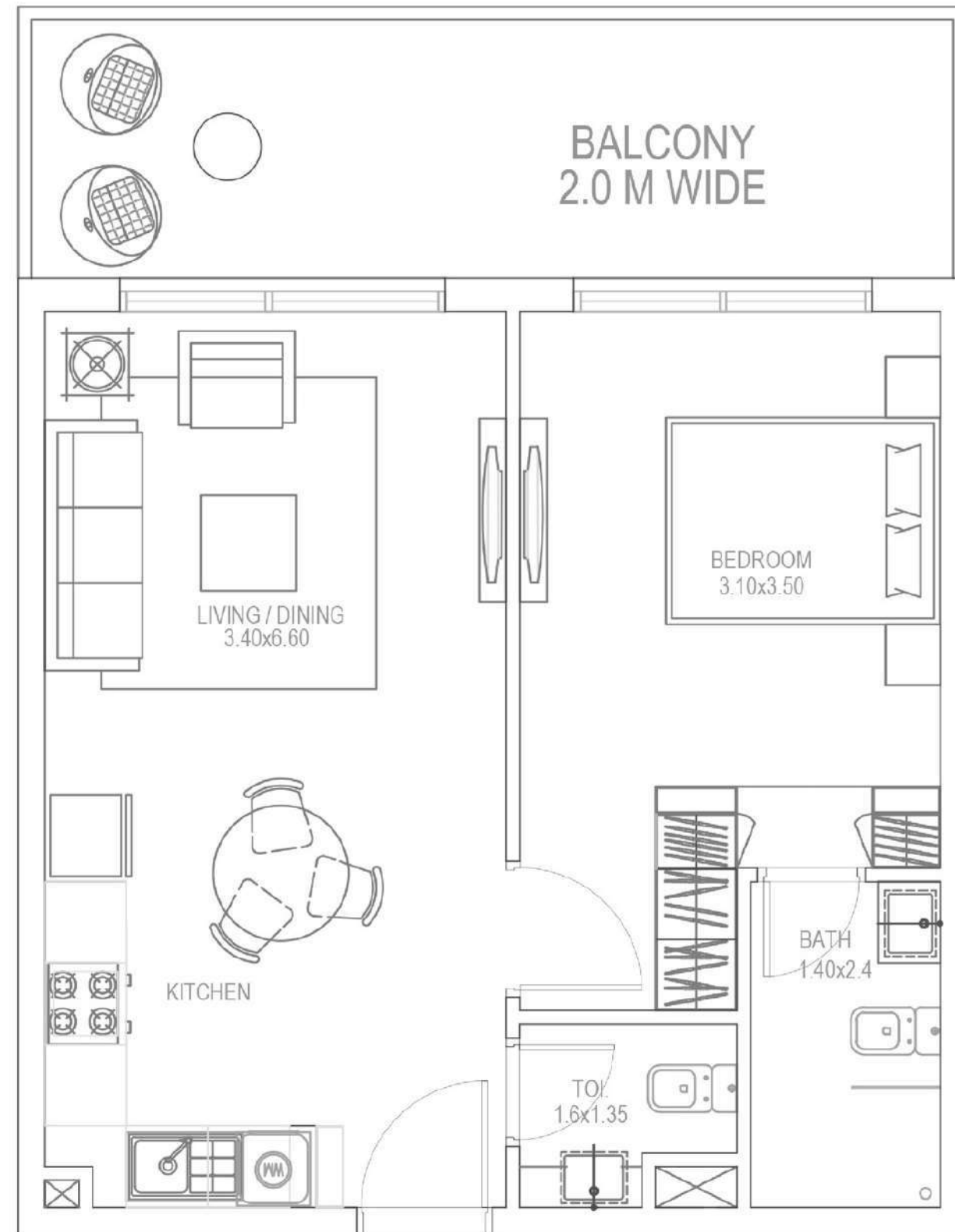
Presidential Studio Type B



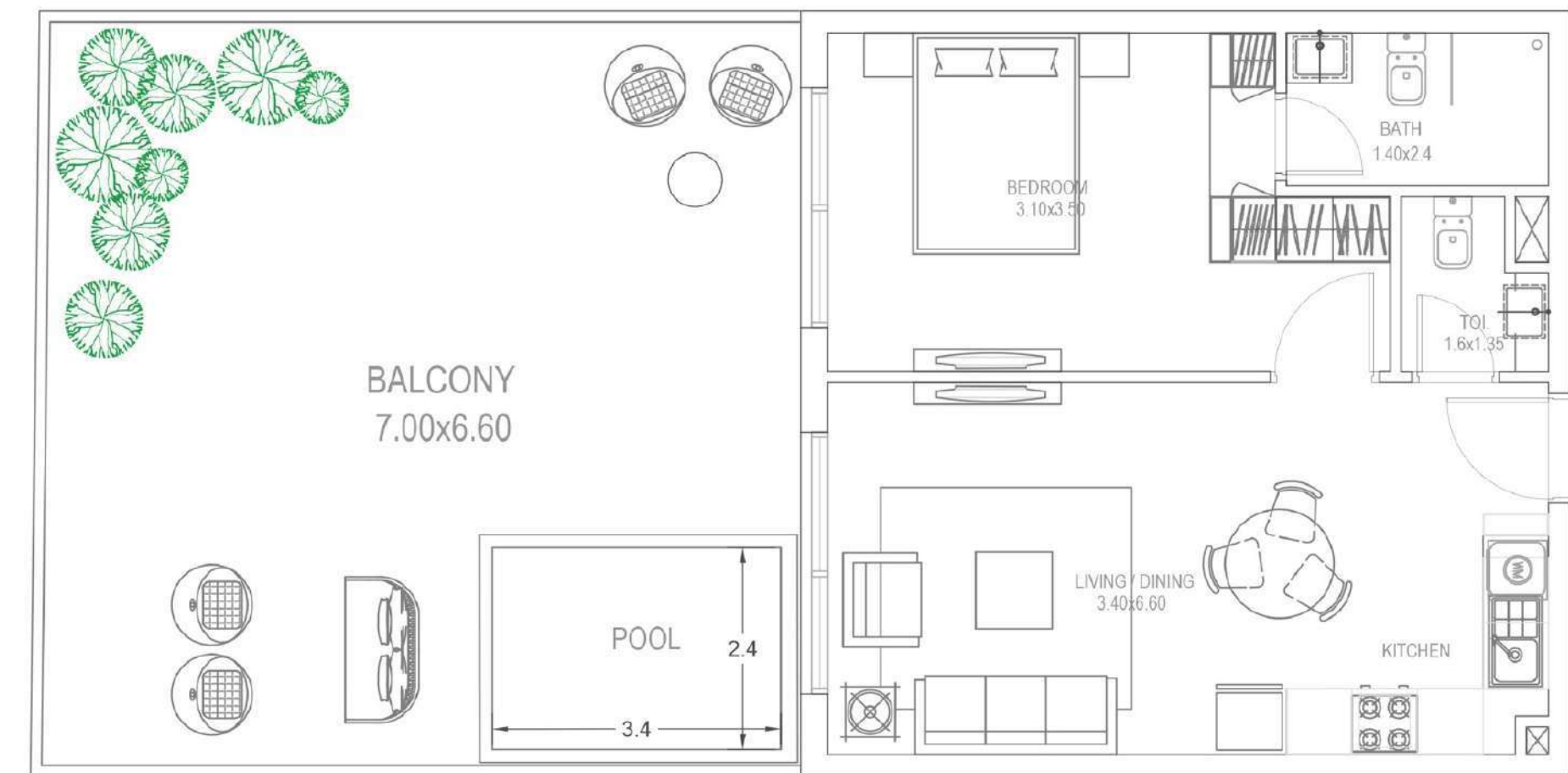
Presidential Studio Type C



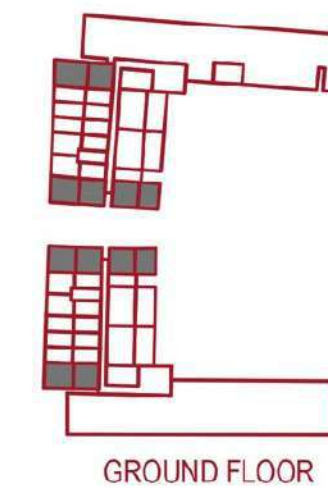
1 Bedroom Type A



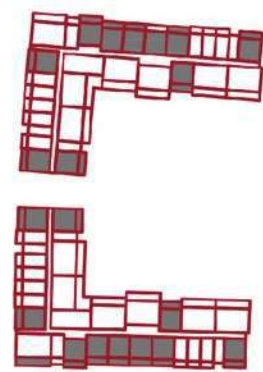
Presidential Suite Type B



06 - UNITS

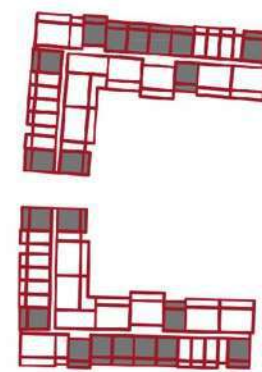


20 - UNITS



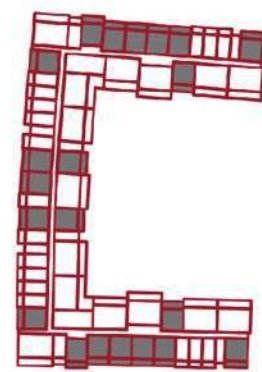
1st FLOOR

20 - UNITS



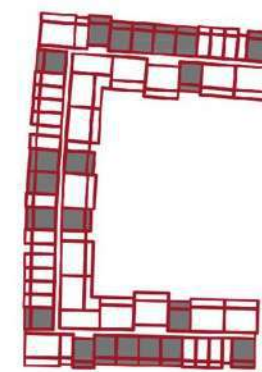
2nd FLOOR

21 - UNITS



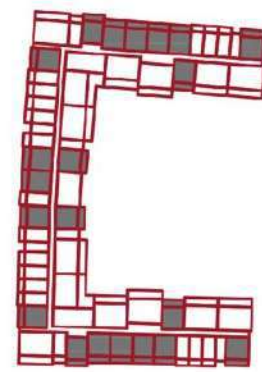
3rd FLOOR

21 - UNITS



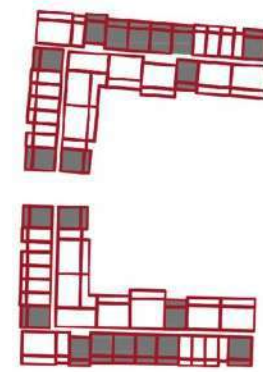
4th FLOOR

21 - UNITS



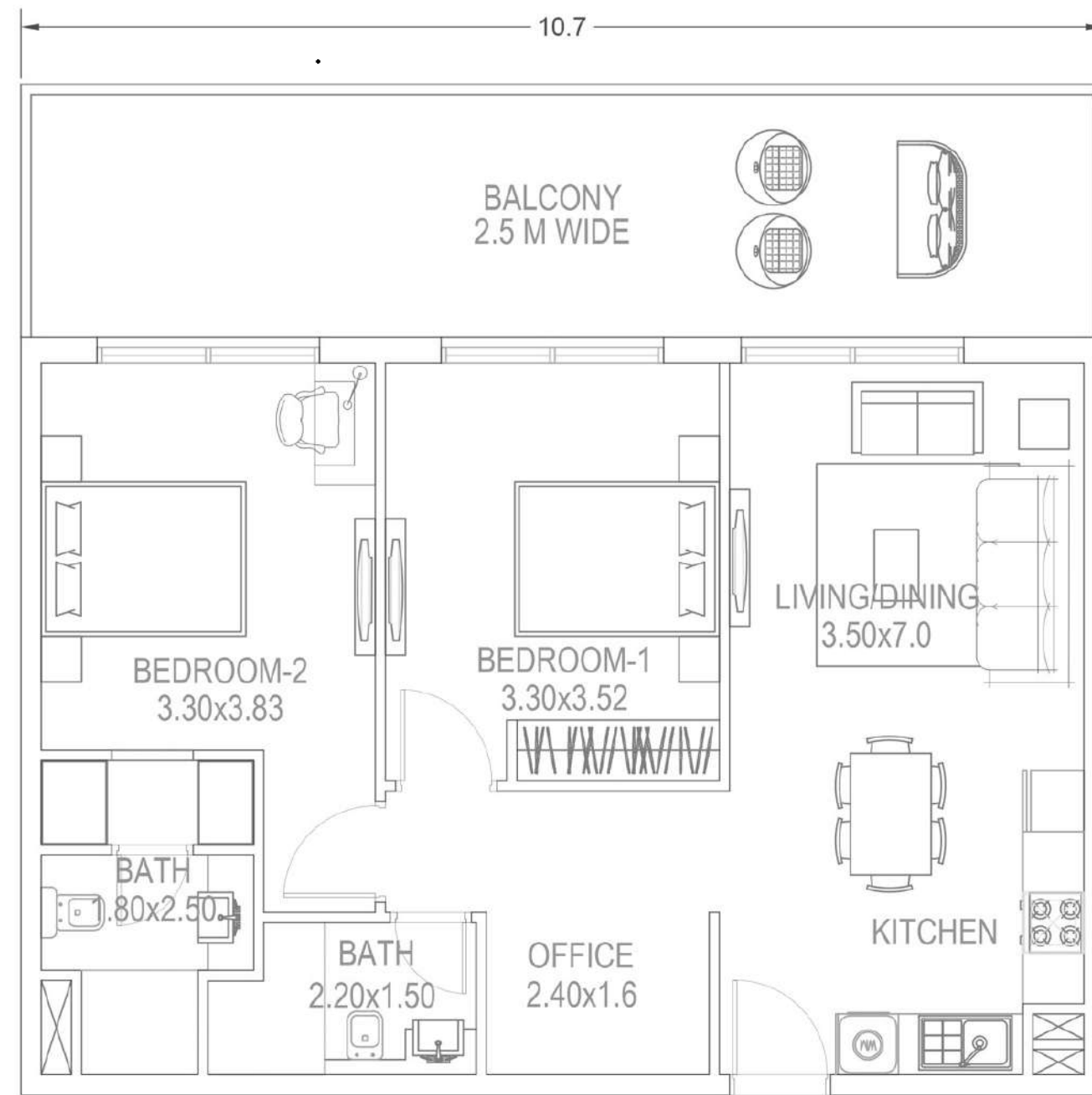
5th FLOOR

20 - UNITS



6th FLOOR

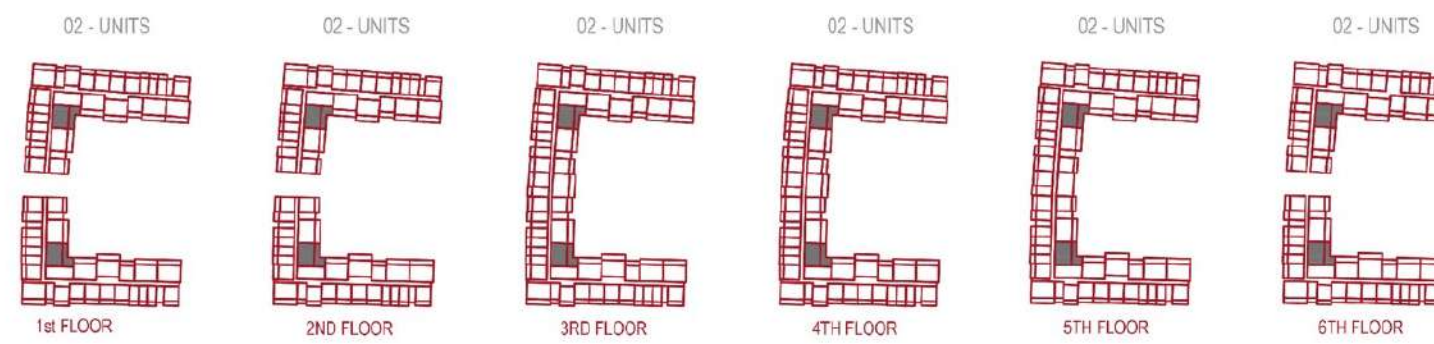
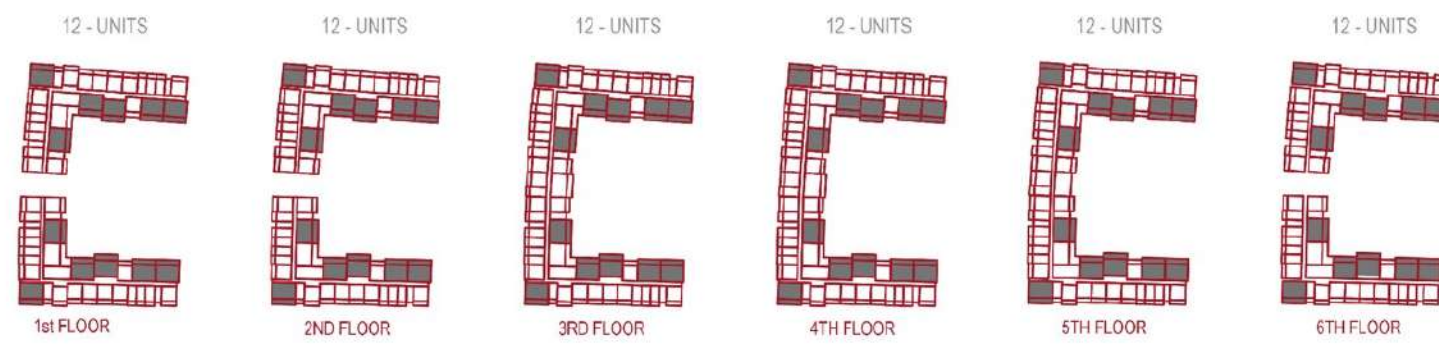
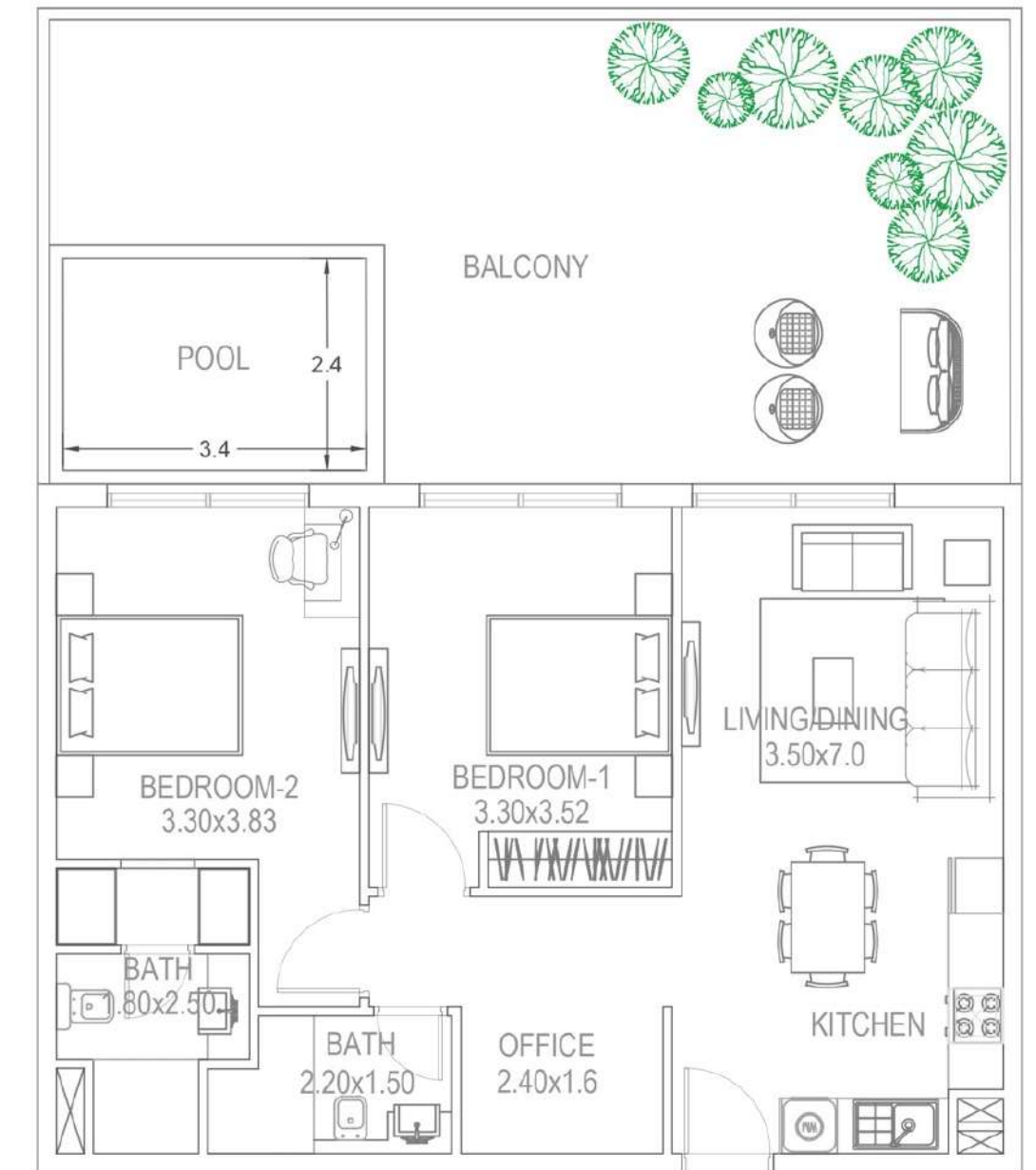
2 Bedroom Type A



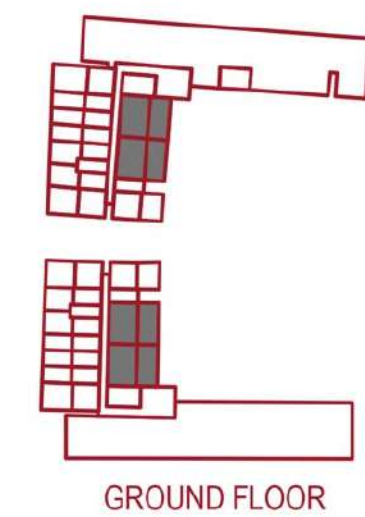
2 Bedroom Type B



2 Bedroom Type C



04 - UNITS



Unit Details

Row Labels	Avg Area
STUDIO	401
1BHK	647
2 BHK	1,101

Number of Units	
Type	No of units
STUDIO	111
PRESIDENTIAL STUDIO	10
1BHK	123
PRESIDENTIAL SUITE	6
2 BHK + OFFICE	72
2 BHK + POOL	12
2BHK +Terrace+Pool	4
4BHK DUPLEX +TERRACE+POOL	1
Retail	11
Grand Total	350

UNIT PRICES

STUDIO Starting from **AED 450,000**

1 BHK Starting from **AED 751,000**

2 BHK Starting from **AED 990,000**

Payment Plan

10%

Launch Day

10%

5th Jan 23

1%

5th Mar 5 – 23th Jan 25
28 Months

12%

5th Jul 25
Handover

1%*

40 Months

***Post project completion from**
Aug 2025 TO Nov 2028

Anticipated Completion Date
July 2025