

SPORTS

VIEW RESIDENCE

BY



AL HELAL AL ZAHABY REAL ESTATE
H. Z. DEVELOPMENT

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ABOUT US

At AL HELAL AL ZAHABY, we don't just sell properties – we help you find the place where life happens. With a deep commitment to integrity, innovation, and exceptional service, we've been transforming real estate transactions into lasting relationships.

Whether you're buying your first home, upgrading to your dream house, or making an investment, we're here to guide you every step of the way. Our team of seasoned professionals understands that real estate is more than a transaction – it's a milestone. That's why we take the time to understand your unique needs, ensuring we match you with properties that reflect your vision and lifestyle.

With 13 years of experience in the market, we specialize in residential, commercial, luxury, etc., offering insider knowledge and a personalized approach. From cutting-edge marketing strategies to unparalleled local expertise, we're equipped to deliver results that exceed expectations.

At AL HELAL AL ZAHABY, we're not just helping you buy or sell properties – we're building futures, creating communities, and turning dreams into reality.

Let's make your next move, your best move.

SPORTS

VIEW RESIDENCE



SPORTS VIEW RESIDENCE

The project is Located in the prime location of International City. It features the combination of leisure, sports and offering well equipped community facilities, it is set to be the highest configured apartment building in the area. It's a blend of affordable, luxury and style. An apartment will be equipped with smart home facilities, home appliances, fully furnished with furniture and necessary equipments. We offer you lowest property fees in the community compared to other property in the same location that allows you enjoy a quality of life with peace of mind.

SPORTS VIEW project is designed to redefine modern living, offering a seamless blend of comfort, convenience, and luxury. With state-of-the-art facilities, we cater to every aspect of your lifestyle. Enjoy amenities such as a fully-equipped fitness center, lush landscaped gardens, children's play areas, and dedicated spaces for relaxation and recreation. For added convenience, the project includes 24/7 security, ample parking, and sustainable infrastructure. Whether you seek tranquility, community, or an active lifestyle, our thoughtfully designed facilities ensure a living experience that exceeds expectations.

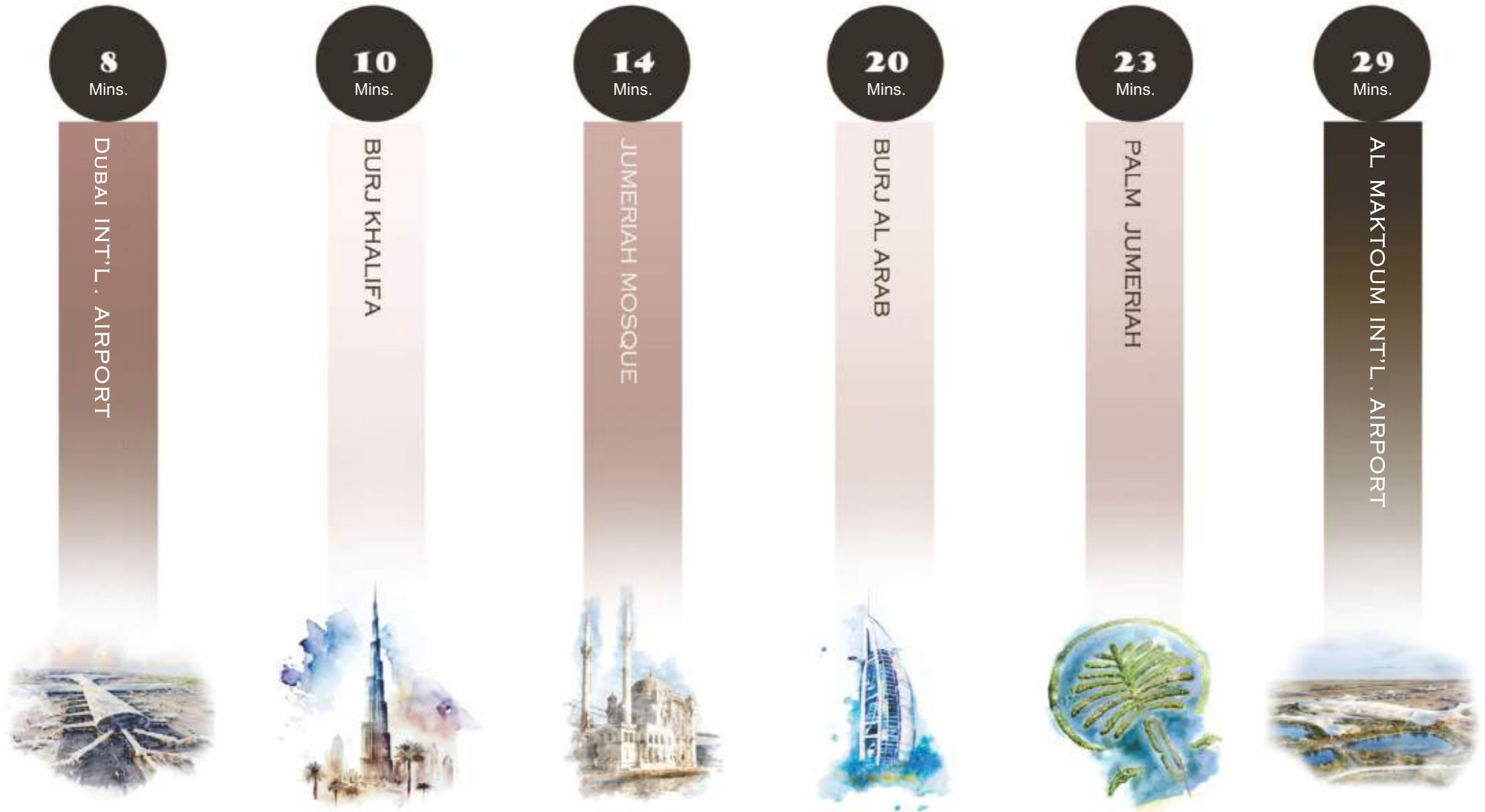
AMMENITIES :

- ➔ 24/7 Security
- ➔ Playground
- ➔ Seating Area
- ➔ Gym
- ➔ Barbecue Area
- ➔ Kids Play Area
- ➔ Basketball Court
- ➔ Badminton Court
- ➔ Jogging Path
- ➔ Parking Area
- ➔ Table Tennis Room
- ➔ Garden Area



PROJECT LOCATION

CONVENIENT LOCATION, DRIVES TO MAJOR LANDMARKS IN DUBAI.



PROJECT FEATURES



Digital Smart Home:
Perfectly catering
to the demands
of a high-quality
lifestyle

SPORTS AREA



"TRANSFORM YOUR LIFESTYLE AND EMBRANCE WELLNESS - WITHIN YOUR NEW HOME, EVERYDAY CAN BE A STEP TOWARDS A HEALTHIER & BALANCED LIFE."



Promoting
a new generation
of healthy living



AMMENITIES :

1

GYM

2

KIDS PLAY AREA

3

BASKETBALL COURT

4

BADMINTON COURT

5

TABLE TENNIS

6

RUNNING TRACK

7

COVERED SEATING AREA

8

BBQ AREA



FURNISHED APARTMENT



OPTIMIZING
SPACE FOR
MAXIMUM
EFFICIENCY



FLOOR PLAN

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
101	1BHK+1	884.254	483.41	1367.661
102	1BHK	737.22	66.9515	804.170
103	1BHK	723.011	66.9515	789.9626
104	1BHK	716.66	66.9515	783.6119
105	2BHK	852.18	133.042	985.2198
106	1BHK	670.591	66.9515	737.5424
107	1BHK	598.37	376.414	974.7788
108	1BHK	677.05	66.9515	744.0008
109	1BHK	557.032	271.25	828.2821
110	1BHK	695.358	66.9515	762.2994
111	STUDIO	412.15	145.96	558.1082
112	1BHK	923.112	131.43	1054.539
113	1BHK	694.594	66.9515	761.5459
114	1BHK	562.844	274.372	837.2161
115	1BHK	674.143	66.9515	741.0945
116	1BHK	589.862	408.921	998.7823
117	1BHK	684.584	66.9515	751.5355
118	2BHK	860.681	66.0903	926.7718
119	1BHK	708.265	66.9515	775.2161
120	1BHK	724.20	66.9515	791.1467
121	1BHK	740.772	66.9515	807.7231
122	1BHK+1	884.793	550.681	1435.474



GENERAL DESCRIPTION
 PROPOSED (G + 5 TYPICAL+6TH FLOOR)
 RESIDENTIAL BUILDING
 PLOT NO. IC3-F-53-65
 STUDIO 09 no
 1BHK 97 no
 2BHK 18 no
 TOTAL PARKING 124 no

FIRST FLOOR PLAN

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
201	1BHK	883.07	120.663	1003.734
202	1BHK	737.22	66.9515	804.171
203	1BHK	723.011	66.9515	789.9626
204	1BHK	716.66	66.9515	783.6119
205	2BHK	852.18	133.042	985.2198
206	1BHK	670.591	66.9515	737.5424
207	1BHK	598.37	87.8334	686.1986
208	1BHK	677.05	66.9515	744.0008
209	1BHK	557.032	87.8334	644.8652
210	1BHK	695.35	66.9515	762.2994
211	STUDIO	411.83	64.05	475.872
212	1BHK	923.112	131.43	1054.539
213	STUDIO	396.542	63.08	459.6185
214	1BHK	694.594	66.9515	761.5459
215	1BHK	563.275	87.62	650.893
216	1BHK	674.143	66.9515	741.0945
217	1BHK	589.862	87.62	677.4799
218	1BHK	684.584	66.9515	751.5355
219	2BHK	860.79	132.934	993.7232
220	1BHK	708.16	66.9515	775.1084
221	1BHK	724.20	66.9515	791.1467
222	1BHK	740.56	66.9515	807.5078
223	1BHK	883.61	120.663	1004.272



2nd TO 5th FLOOR

Flat No.	Description	Suite/sqf	Balcony/sqf	Total Area/sqf
601	2BHK	1239.57	1334.40	2573.971
602	2BHK	979.73	470.71	1450.436
603	2BHK	947.12	408.382	1355.498
604	2BHK	938.935	408.382	1347.317
605	2BHK	965.522	470.71	1436.227
606	2BHK	1239.36	1334.62	2573.971
607	1BHK	598.37	87.8334	686.1986
608	2BHK	966.383	205.052	1171.435
609	2BHK	964.984	205.81	1170.789
610	1BHK	589.862	87.62	677.4799



6th FLOOR PLAN



FIRST FLOOR PLAN



101 2 BEDROOM TOTAL AREA 1367.66 FT²
BALCONY 483.41 FT²

122 2 BEDROOM TOTAL AREA 1435.47 FT²
BALCONY 550.68 FT²



FIRST FLOOR PLAN



102 1 BEDROOM TOTAL AREA 804.17 FT²
BALCONY 66.95 FT²

121 1 BEDROOM TOTAL AREA 807.72 FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



103 1 BEDROOM TOTAL AREA 789.96 FT²
BALCONY 66.95 FT²

120 1 BEDROOM TOTAL AREA 791.14FT²
BALCONY 66.95 FT²



104 1 BEDROOM TOTAL AREA 783.61 FT²
BALCONY 66.95 FT²

119 1 BEDROOM TOTAL AREA 775.21 FT²
BALCONY 66.95 FT²



105 2 BEDROOM TOTAL AREA 985.21 FT²
BALCONY 133.04 FT²

118 2 BEDROOM TOTAL AREA 926.77 FT²
BALCONY 66.09 FT²



106 1 BEDROOM TOTAL AREA 737.54 FT²
BALCONY 66.95 FT²

117 1 BEDROOM TOTAL AREA 751.53 FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



107 1 BEDROOM TOTAL AREA 974.77 FT²
BALCONY 376.41 FT²

116 1 BEDROOM TOTAL AREA 998.78 FT²
BALCONY 408.92 FT²



FIRST FLOOR PLAN



08

108 1 BEDROOM TOTAL AREA 744 FT²
BALCONY 66.95 FT²

115 1 BEDROOM TOTAL AREA 741.09FT²
BALCONY 66.95 FT²



FIRST FLOOR PLAN



114 1 BEDROOM TOTAL AREA 837.21 FT²
BALCONY 274.37 FT²

109 1 BEDROOM TOTAL AREA 828.28 FT²
BALCONY 271.25 FT²



FIRST FLOOR PLAN



10

110 1 BEDROOM TOTAL AREA 762.29 FT²
BALCONY 66.95 FT²

113 1 BEDROOM TOTAL AREA 761.54 FT²
BALCONY 66.95 FT²



111 STUDIO TOTAL AREA 558.10 FT²
BALCONY 145.95 FT²



FIRST FLOOR PLAN



112 1 BEDROOM TOTAL AREA 1054.53 FT²
BALCONY 131.43 FT²



201 2 BEDROOM TOTAL AREA 1003.73 FT²
BALCONY 120.66 FT²

223 2 BEDROOM TOTAL AREA 1004.27 FT²
BALCONY 120.66 FT²



202 1 BEDROOM TOTAL AREA 804.17 FT²
BALCONY 66.95 FT²

222 1 BEDROOM TOTAL AREA 807.50 FT²
BALCONY 66.95 FT²



203 1 BEDROOM TOTAL AREA 789.96 FT²
BALCONY 66.95 FT²

221 1 BEDROOM TOTAL AREA 791.14FT²
BALCONY 66.95 FT²



204 1 BEDROOM TOTAL AREA 783.61 FT²
BALCONY 66.95 FT²

220 1 BEDROOM TOTAL AREA 775.10 FT²
BALCONY 66.95 FT²



205 2 BEDROOM TOTAL AREA 985.21 FT²
BALCONY 133.04 FT²

219 2 BEDROOM TOTAL AREA 993.72 FT²
BALCONY 132.93 FT²



206 1 BEDROOM TOTAL AREA 737.54 FT²
BALCONY 66.95 FT²

218 1 BEDROOM TOTAL AREA 751.53 FT²
BALCONY 66.95 FT²



207 1 BEDROOM TOTAL AREA 686.19 FT²
BALCONY 87.83 FT²

217 1 BEDROOM TOTAL AREA 677.47 FT²
BALCONY 87.62 FT²



208 1 BEDROOM TOTAL AREA 744 FT²
BALCONY 66.95 FT²

216 1 BEDROOM TOTAL AREA 741.09FT²
BALCONY 66.95 FT²



215 1 BEDROOM TOTAL AREA 650.89 FT²
BALCONY 87.62 FT²

209 1 BEDROOM TOTAL AREA 644.86 FT²
BALCONY 87.83 FT²



210 1 BEDROOM TOTAL AREA 762.29 FT²
BALCONY 66.95 FT²

214 1 BEDROOM TOTAL AREA 761.54 FT²
BALCONY 66.95 FT²



211 STUDIO TOTAL AREA 475.87 FT²
BALCONY 64.05 FT²

213 STUDIO TOTAL AREA 459.61 FT²
BALCONY 63.08 FT²



212 1 BEDROOM TOTAL AREA 1054.53 FT²
BALCONY 131.43 FT²



606 2 BEDROOM
TOTAL AREA
2573.97 FT²
BALCONY
1334.62 FT²

601 2 BEDROOM
TOTAL AREA
2573.97 FT²
BALCONY
1334.40 FT²

606





604 2 BEDROOM TOTAL AREA 1347.31 FT²
BALCONY 408.38 FT²

603 2 BEDROOM TOTAL AREA 1355.49 FT²
BALCONY 408.38 FT²



608 2 BEDROOM TOTAL AREA 1171.43 FT²
BALCONY 205.05 FT²

609 2 BEDROOM TOTAL AREA 1170.78 FT²
BALCONY 205.81 FT²



610 2 BEDROOM TOTAL AREA 677.47 FT²
BALCONY 87.62 FT²

607 2 BEDROOM TOTAL AREA 686.19 FT²
BALCONY 87.83 FT²

INTERIOR DESIGN



Perfectly catering
to the demands of
a high-quality lifestyle



















SPORTS VIEW



Experience a dynamic lifestyle and engage in all your favorite sports at Sports View Residence by Al Helal Al Zahaby



H. Z. DEVELOPMENT

Transportation Convenient Living

The World is within your reach

Dubai International Airport - 8 mins
Al Maktoum International Airport - 29 mins

Living next to the Landmarks

Burj Khalifa - 10 mins
Burj Al Arab - 20 mins
Palm Jumeirah - 23 mins
Jumeriah Mosque - 14 mins





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