

YOU ARE A GUIDE TO THE
WORLD OF LUXURY



B.N.H

REAL ESTATE DEVELOPER

B.N.H PROPERTY REAL ESTATE DEVELOPMENT AND MANEGMENT IS AN URBAN REAL ESTATE , INVESTMENT AND MANEGMENT FIRM WITH OUR BRANCHES IN DUBAI AND PAKISTAN, FOUNDED BY MR.MUHAMMED NASIR IQBAL- CEO. B N H ACQUIRES REAL ESTATE BASED UPON ITS PROFIT-MAKING POTENTIAL. THE MANAGING DIRECTOR MUHAMMED BILAL FALAK AND DIRECTOR MUHAMMAD HAMZA FALAK HAVE 10 YEARS OF COMBINED REAL ESTATE INVESTMENT AND MANAGMENT EXPERIENCE THROUGH THE FAMILY BUISNESS. AS AN URBAN DEVELOPER AND MANAGER OF RESIDENTIAL , MIXED USE AND RETAIL PROPERTIES, WE HAVE SUCCESSFULLY BEEN ABLE TO PROVIDE INVESTORS WITH ABOVE AVARGE RETURNS DUE TO OUR KEEN INSIGHT OF MARKETS.



BEST PLACE FOR INVESTMENT

WITH A REMARKABLE WIN AT THE EXPO 2020 BID, THIS INTERNATIONAL CITY IS STEERING AHEAD FOR A GLORIOUS RECEPTION OF PEOPLE FROM AROUND THE WORLD. WHILE THIS COSMOPOLITAN CITY IS HOME TO SOME OF THE WORLD'S MOST ICONIC ARCHITECTURAL MARVELS SUCH AS BURJ KHALIFA AND BURJ AL ARAB, IT WILL NOW HOST WORLD PARTICIPATION AT THE MOST TALKED-ABOUT TRADE SUMMIT.





HIGH CAPITAL APPRECIATION

With numerous infrastructure projects, retail spaces and attractions emerging in Dubai, the prices of residential units are on the upswing.



EASE OF INVESTMENT

Duly regulated market controlled by robust laws. Dubai Freehold Property open to investors of all nationalities. Developers and projects are registered, certified, and approved by Government of Dubai, UAE



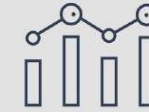
HIGH RENTAL INCOME (8%-10%)

With many people travelling to Dubai in search of jobs and better life, rents of residential units are expected to increase.



HAPPY AND SAFE CITY

Dubai is ranked among one of the happiest and the safest city in the world.



PROGRESSIVE ECONOMY

It is the fastest growing economy in the MENA region, which means more business opportunities, population growth, and increase in demand for housing.



GET YOUR 10 YEARS VISA.

GET A 10 YEARS VISA TO UAE WHILE YOU OWN YOUR REALESTATE IN DUBAI .



The World

La mer Beach | 20 Min

Burj Dub

Exit 47

Safa Park

Sheikh Zayed Rd

Umm Suqeim

Burj Alarab | 22 Min

Al Quoz

Mall of Emirates | 25 Min

E 44

Al Khail Rd

Barsha

Sheikh Zayed Rd

Massa St

Jebel Ali Race Course

E 11

Emirates Golf Club

Dubai Media City

Abu Dhabi

Dubai Marina | 35 Min

Palm Jumerah | 30 Min







AESTHETIC AND FUNCTIONAL LIVING AREAS

Inspired by the open-plan living rooms of Smart Tower, BNH Development offers cosy, intimate and functional Living rooms designed for modern life. The wood paneling and attention to detail elevates the living rooms to a new level. The minimalistic and rustic design approach means that the room is warm and inviting, While still being a wonderful touch. giving you spectacular views of the city's landmarks and plenty of natural lights.





BIG CITY LIGHTS

The bedrooms of Smart Tower 03 boast the same meticulous attention to detail and functional design ethos as the rest of the apartment. Each bedroom is designed to have distinct sleeping and dressing areas and is spacious enough to accommodate your favourite furniture, without sacrificing comfort. The bedroom also has additional space for seating, so you can enjoy the big city lights and stunning views outside the beautiful, seamless floor-to-ceiling windows of your bedroom. And when you wake up, you can bask in the warm natural sunlight filtering through.





CONTEMPORARY KITCHENS

At Smart Tower 03 you will only find the highest quality workmanship and fittings. Combined with our clean and futuristic design, the kitchen is transformed into an area that is modern and functional. Granite, marble, wood and steel, and high quality appliances give these kitchens a stunning aesthetic appeal. The work surfaces and ample storage spaces are designed to help you cook, clean and wash up in a convenient, clutter-free manner, whether you are entertaining dinner guests or simply cooking for family.





FUNCTION MEETS OPULENCE

The minimalistic and rustic design ethos of BNH Smart Tower 03 is imbibed in every facet of our apartments, which is why you will find beautifully chic and elegant bathrooms at Smart Tower 03. Warm lighting stone flooring and exquisite tiles give the bathrooms a true sense of stylish contemporary and opulence. High quality fitting and clutter-free design capture the essence of the exotic BNH Smart Tower, without sacrificing convenience or functionality.



AMENITIES

The beautiful residence apartments seamlessly blends form and function into a truly unique lifestyle experience.

Common amenities provided for building :

- Lanscaped Garden.
- Outdoor Sitting and Kids Play area.
- Swimming pool in first floor outdoor terrace.
- 24-hour Security System.
- CCTV Surveillance.
- Access Control System for swimming pool.



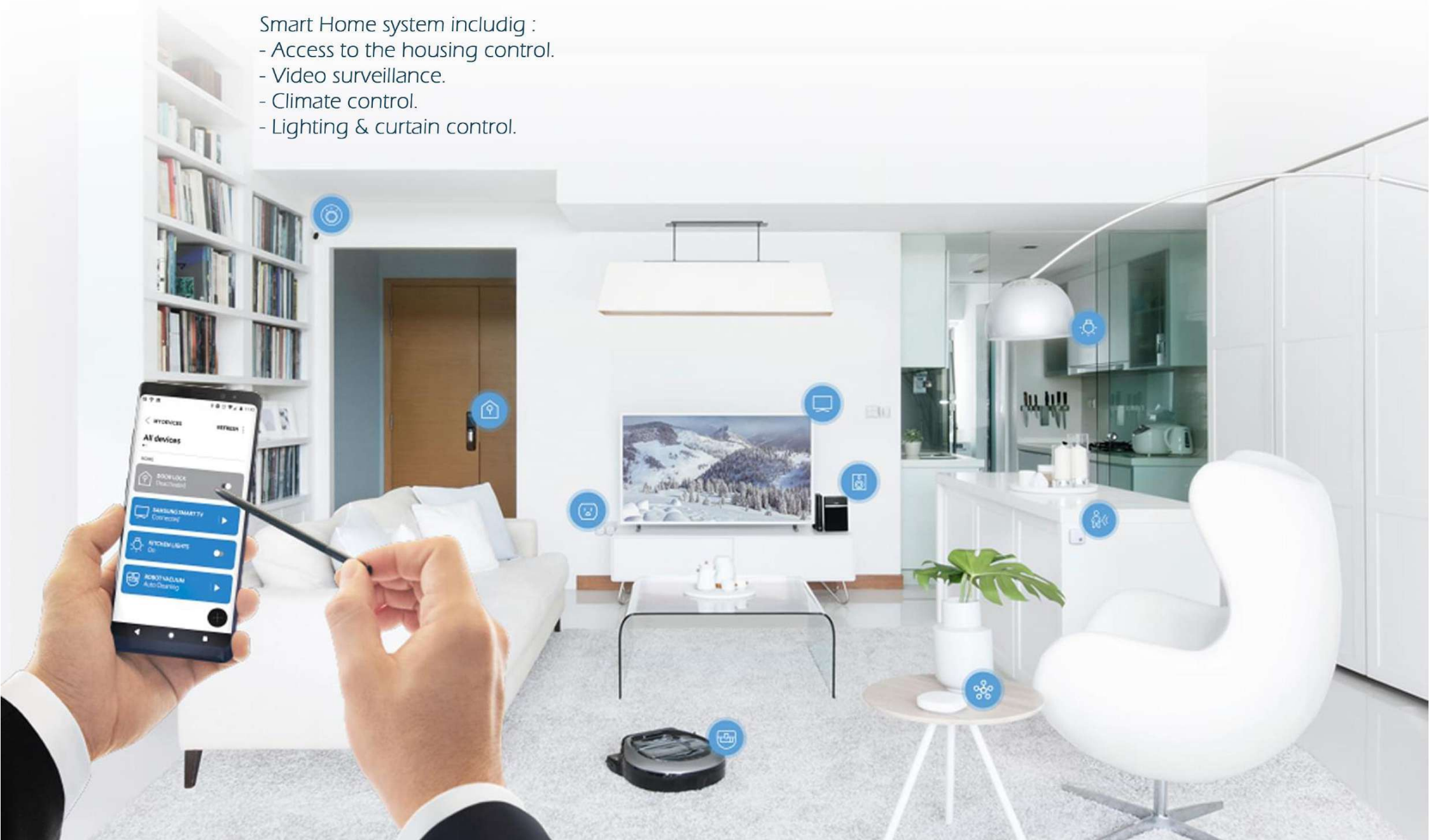


SMART HOME TECHNOLOGY

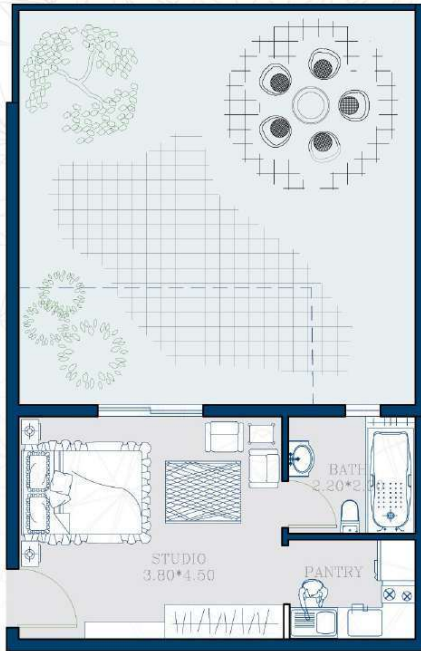
BNH Real Estate Smart home provide fully equipment control with smart system directly from the developer. Residents can enjoy the system right when they move into their apartment.

Smart Home system including :

- Access to the housing control.
- Video surveillance.
- Climate control.
- Lighting & curtain control.



STUDIO 01



FLOOR PLAN	TYPE
STUDIO WITH TERRACE	ST 01

	sq.m	sq.ft
TOTAL AREA :	80.26	863.91
BALCONY AREA :	49.58	533.67
UNIT AREA :	30.68	330.23

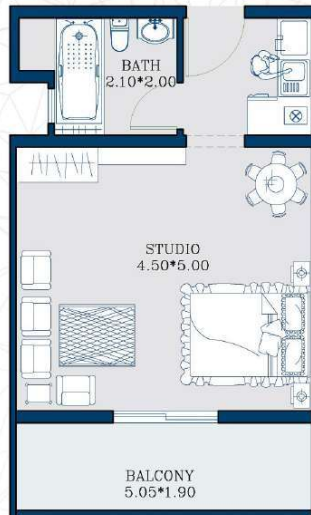
STUDIO 02



FLOOR PLAN	TYPE
STUDIO WITH BALCONY	ST 02

	sq.m	sq.ft
TOTAL AREA :	32.81	353.16
BALCONY AREA :	7.38	79.44
UNIT AREA :	25.43	273.73

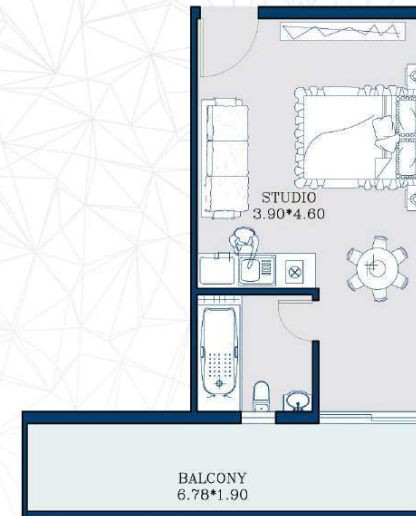
STUDIO 03



FLOOR PLAN	TYPE
STUDIO WITH BALCONY	ST 03

	sq.m	sq.ft
TOTAL AREA :	50.46	543.15
BALCONY AREA :	11.25	121.09
UNIT AREA :	39.14	421.30

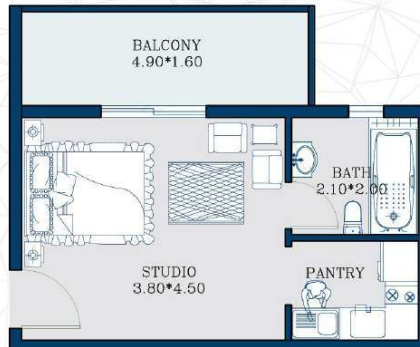
STUDIO 04



FLOOR PLAN	TYPE
STUDIO WITH BALCONY	ST 04

	sq.m	sq.ft
TOTAL AREA :	40.68	437.88
BALCONY AREA :	9.56	102.90
UNIT AREA :	31.12	334.97

STUDIO 05



FLOOR PLAN	TYPE	
STUDIO WITH BALCONY	ST 05	

	sq.m	sq.ft
TOTAL AREA :	39.62	426.47
BALCONY AREA :	8.94	96.23
UNIT AREA :	30.28	325.93

STUDIO 06



FLOOR PLAN	TYPE	
STUDIO WITH BALCONY	ST 06	

	sq.m	sq.ft
TOTAL AREA :	44.52	479.20
BALCONY AREA :	5.37	57.80
UNIT AREA :	39.14	421.30

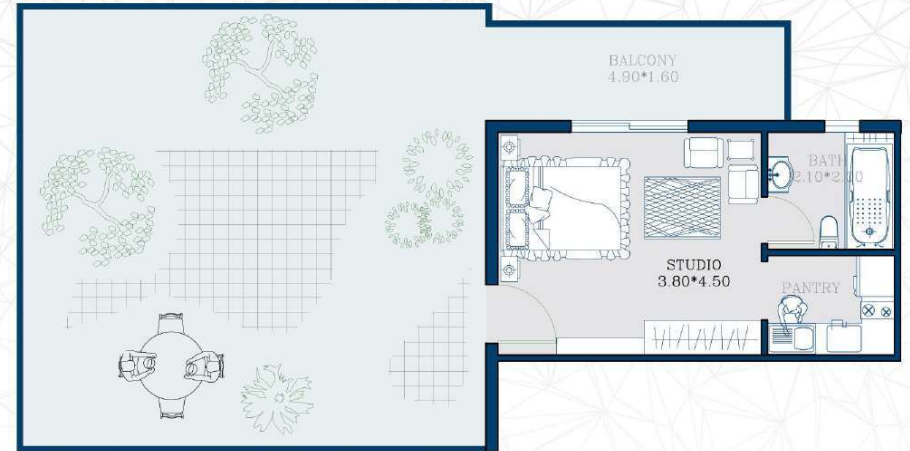
STUDIO 07



FLOOR PLAN	TYPE	
STUDIO WITH BALCONY	ST 07	

	sq.m	sq.ft
TOTAL AREA :	39.85	428.94
BALCONY AREA :	8.73	93.97
UNIT AREA :	31.12	334.97

STUDIO 08



FLOOR PLAN	TYPE	
STUDIO WITH TERRACE	ST 08	

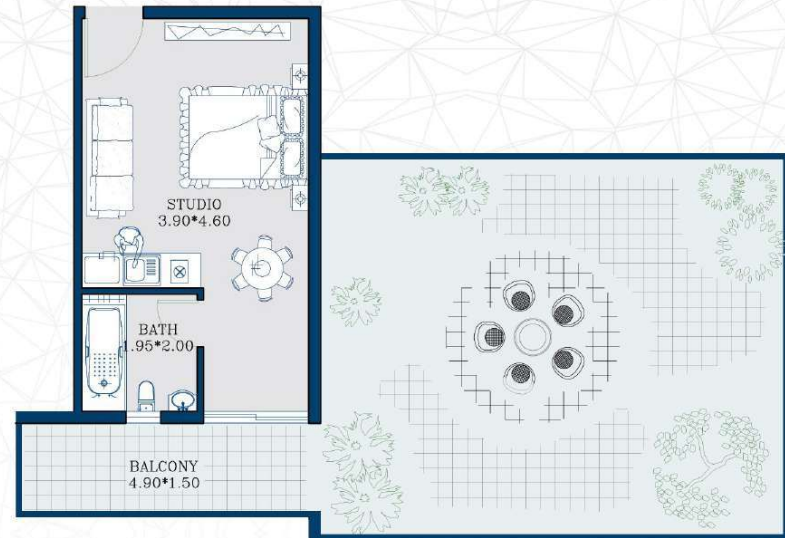
	sq.m	sq.ft
TOTAL AREA :	115.96	1248.18
BALCONY AREA :	85.28	917.95
UNIT AREA :	30.86	332.17

STUDIO 09



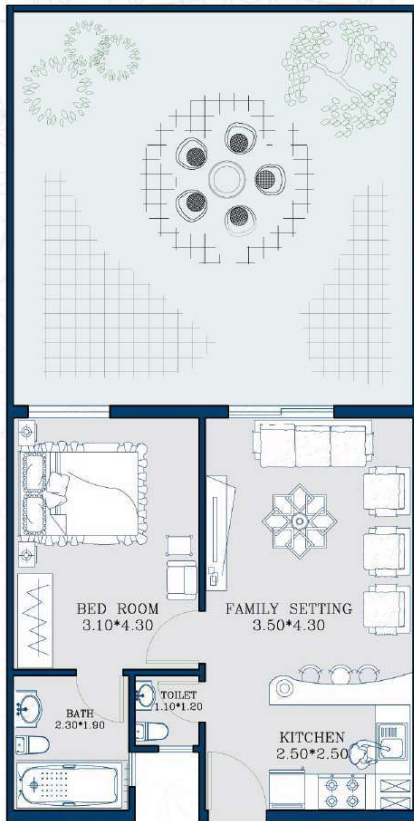
FLOOR PLAN	TYPE	
STUDIO WITH BALCONY	ST 09	
	sq.m	sq.ft
TOTAL AREA :	44.28	476.63
BALCONY AREA :	5.71	61.46
UNIT AREA :	38.57	415.16

STUDIO 10



FLOOR PLAN	TYPE	
STUDIO WITH TERRACE	ST 10	
	sq.m	sq.ft
TOTAL AREA :	95.40	1027.00
BALCONY AREA :	64.28	692.00
UNIT AREA :	31.12	335.00

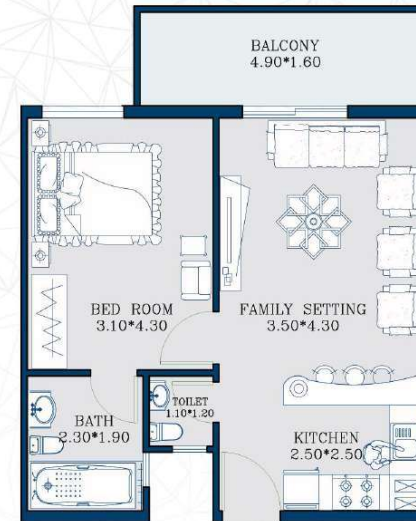
ONE BEDROOM APRT. 01



FLOOR PLAN	TYPE	
ONE BEDROOM WITH TERRACE	1BR 01	

	sq.m	sq.ft
TOTAL AREA :	102.69	1105.35
BALCONY AREA :	49.58	533.67
UNIT AREA :	53.10	571.56

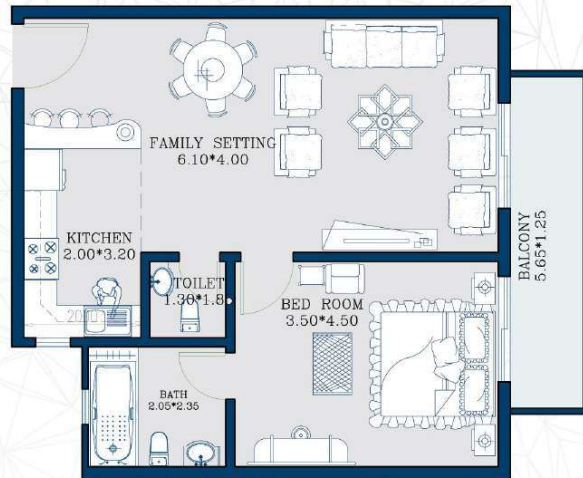
ONE BEDROOM APRT. 02



FLOOR PLAN	TYPE	
ONE BEDROOM WITH BALCONY	1BR 02	

	sq.m	sq.ft
TOTAL AREA :	62.05	663.48
BALCONY AREA :	8.94	91.92
UNIT AREA :	53.10	571.56

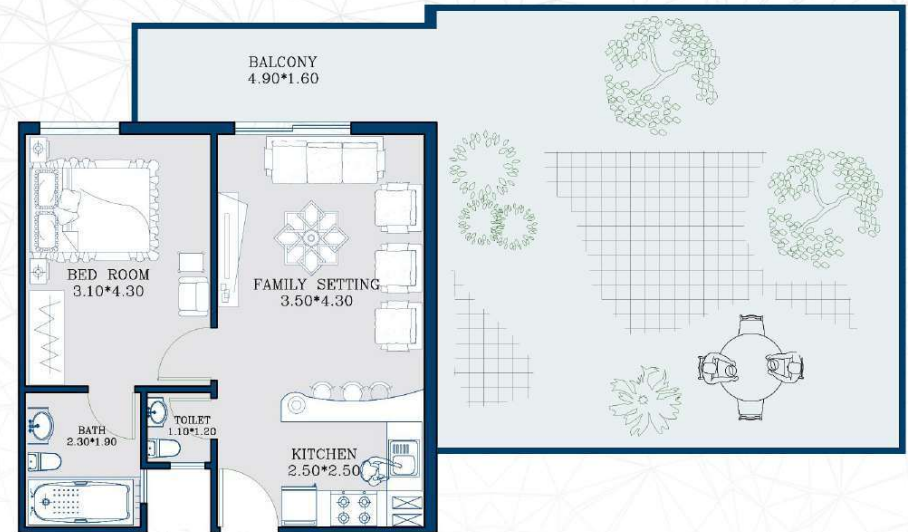
ONE BEDROOM APRT. 03



FLOOR PLAN	TYPE	
ONE BEDROOM WITH BALCONY	1BR 03	

	sq.m	sq.ft
TOTAL AREA :	78.34	843.00
BALCONY AREA :	8.28	89.00
UNIT AREA :	70.05	754.00

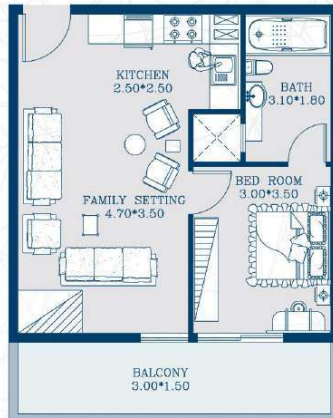
ONE BEDROOM APRT. 04



FLOOR PLAN	TYPE	
ONE BEDROOM WITH TERRACE	1BR 04	

	sq.m	sq.ft
TOTAL AREA :	138.39	1490.00
BALCONY AREA :	85.28	918.00
UNIT AREA :	53.10	571.56

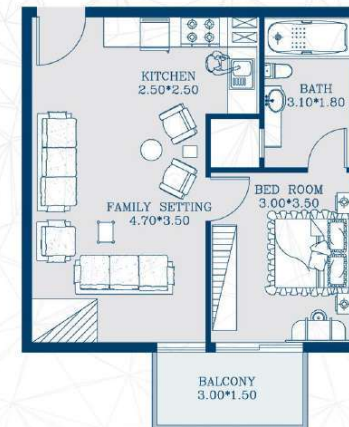
ONE BEDROOM APRT. 05



FLOOR PLAN	TYPE	
ONE BEDROOM WITH BALCONY	BD 05	

	sq.m	sq.ft
TOTAL AREA :	61.90	666.29
BALCONY AREA :	11.38	122.49
UNIT AREA :	50.52	543.80

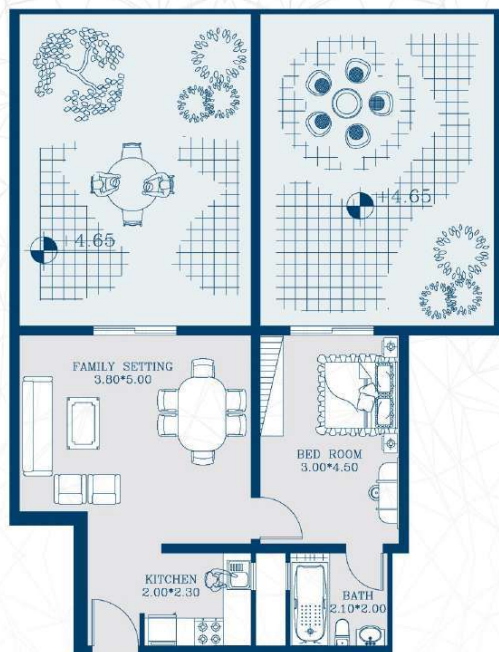
ONE BEDROOM APRT. 06



FLOOR PLAN	TYPE	
ONE BEDROOM WITH BALCONY	1BD 06	

	sq.m	sq.ft
TOTAL AREA :	55.90	601.70
BALCONY AREA :	5.37	57.80
UNIT AREA :	50.52	543.79

ONE BEDROOM APRT. 07



FLOOR PLAN	TYPE	
ONE BEDROOM WITH TERRACE	1BD	07

	sq.m	sq.ft
TOTAL AREA :	131.39	1414.27
BALCONY AREA :	74.89	806.11
UNIT AREA :	56.50	608.16

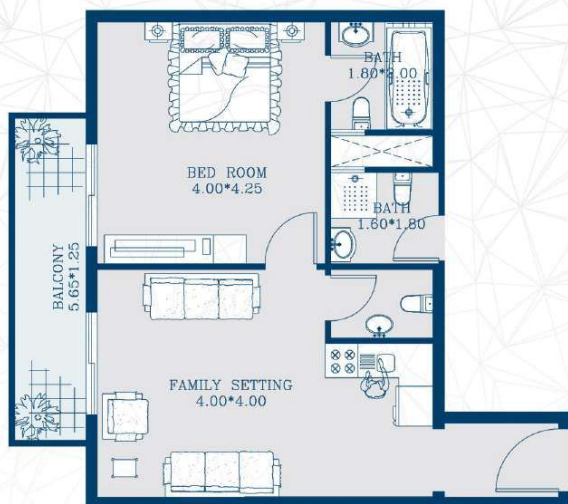
ONE BEDROOM APRT. 08



FLOOR PLAN	TYPE	
ONE BEDROOM WITH BALCONY	1BD	08

	sq.m	sq.ft
TOTAL AREA :	67.92	731.08
BALCONY AREA :	11.42	122.92
UNIT AREA :	56.50	608.16

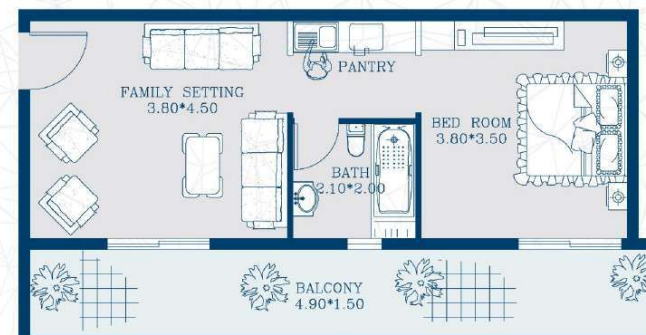
ONE BEDROOM APRT. 09



FLOOR PLAN	TYPE	
ONE BED ROOM WITH BALCONY	1BR 09	

	sq.m	sq.ft
TOTAL AREA :	64.10	689.96
BALCONY AREA :	8.28	89.12
UNIT AREA :	55.82	600.84

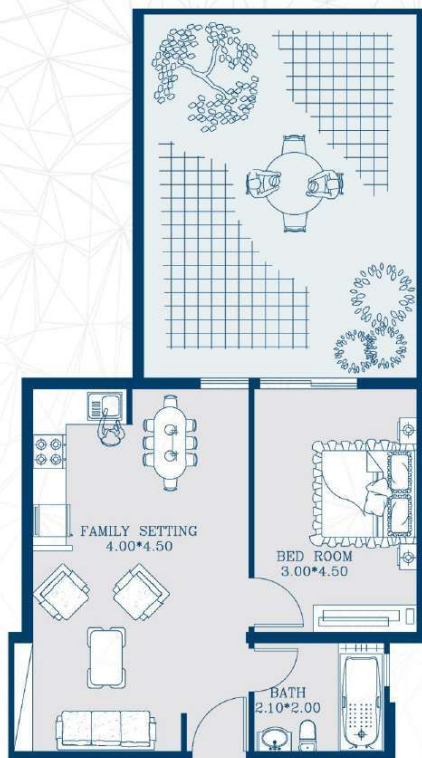
ONE BEDROOM APRT. 10



FLOOR PLAN	TYPE	
ONE BED ROOM WITH BALCONY	1BR 10	

	sq.m	sq.ft
TOTAL AREA :	64.32	692.33
BALCONY AREA :	18.04	194.18
UNIT AREA :	46.27	498.04

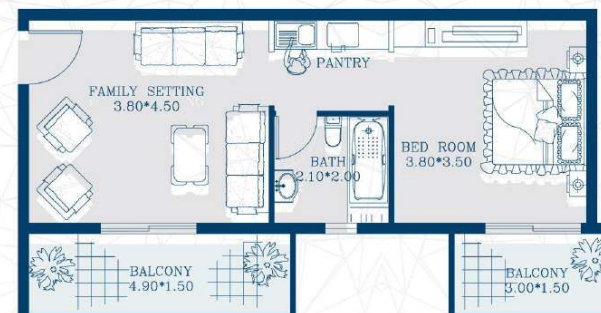
ONE BEDROOM APRT. 11



FLOOR PLAN	TYPE	
ONE BEDROOM WITH TERRACE	1BR 11	

	sq.m	sq.ft
TOTAL AREA :	90.93	978.76
BALCONY AREA :	37.08	399.12
UNIT AREA :	53.84	579.52

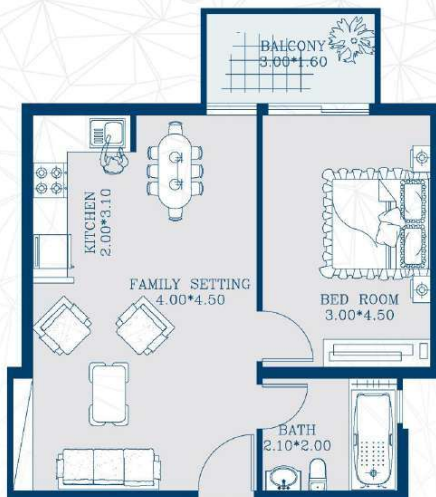
ONE BEDROOM APRT. 12



FLOOR PLAN	TYPE	
ONE BED ROOM WITH BALCONY	1BR 12	

	sq.m	sq.ft
TOTAL AREA :	60.38	649.92
BALCONY AREA :	14.11	151.87
UNIT AREA :	46.27	498.04

ONE BEDROOM APRT. 13



FLOOR PLAN	TYPE	
ONE BED ROOM WITH BALCONY	1BR 13	

	sq.m	sq.ft
TOTAL AREA :	59.55	640.99
BALCONY AREA :	5.71	61.46
UNIT AREA :	53.84	579.52

ONE BEDROOM APRT. 14




FLOOR PLAN	TYPE	
ONE BEDROOM WITH TERRACE	1BR 14	


	sq.m	sq.ft
TOTAL AREA :	110.55	1189.95
BALCONY AREA :	64.28	691.90
UNIT AREA :	46.27	498.04





THANKS FOR WATCHING


CONTACT US FOR MORE INFORMATION

 www.svrealstate.agency

 [svrealstate_agency](https://t.me/svrealstate_agency)

 [svrealstate_agency](https://wa.me/svrealstate_agency)

 svrealstate@agency

 +9 909 999 99 99