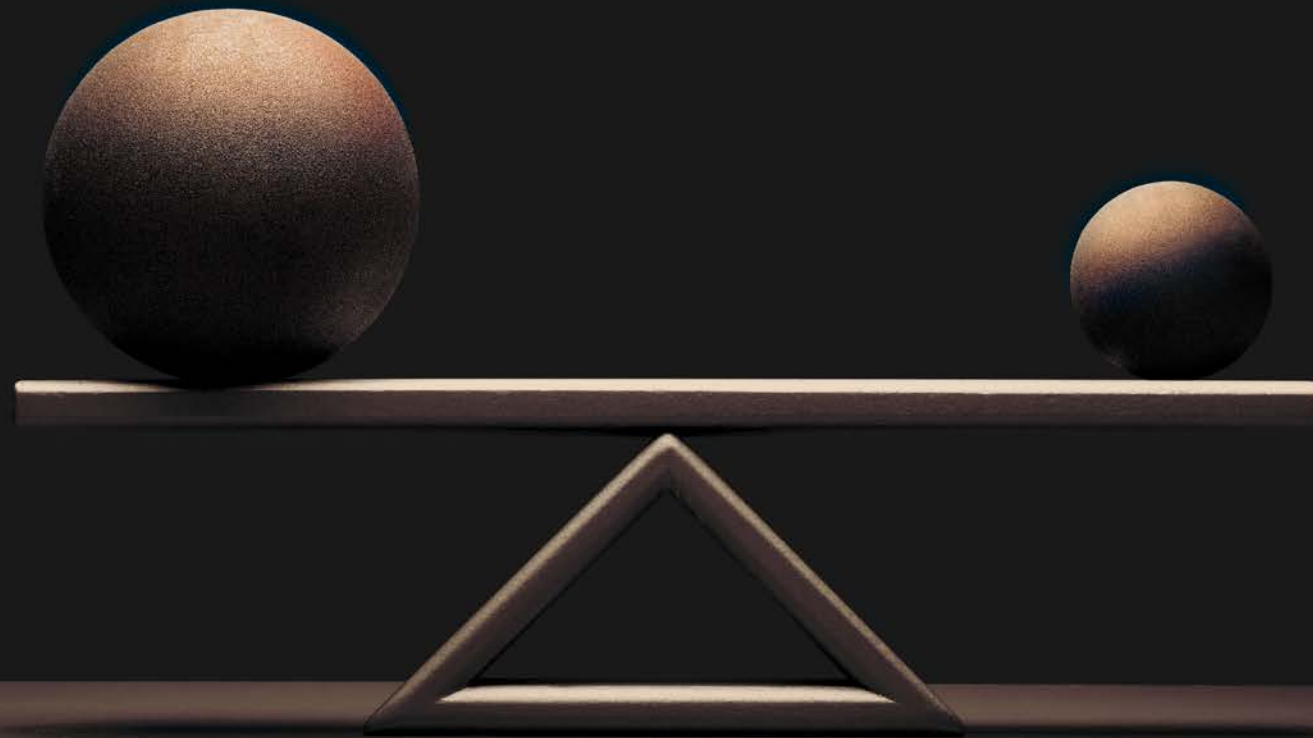


# DUO

PRESTIGE VILLAS WITH ENSUITE OFFICES

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THE PERFECT WORK / LIFE BALANCE



**D2**  
DAMAC HILLS 2

# DAMAC PROPERTIES

## LIVE THE LUXURY

DAMAC Properties has been at the forefront of the Middle East's luxury real estate market since 2002, delivering award-winning residential, commercial and leisure properties across the region, including the UAE, Saudi Arabia, Qatar, Jordan, Lebanon, Canada and Maldives, as well as the United Kingdom.

Since then, the Company has delivered close to 35,000 homes, with a development portfolio of more than 33,000 at various stages of planning and progress.\* Joining forces with some of the world's most eminent fashion and lifestyle brands, DAMAC has brought new and exciting living concepts to the market in collaborations that include a golf course managed by The Trump Organization, and luxury homes in association with Versace, Fendi Casa, Just Cavalli, Paramount Hotels & Resorts, Rotana and Radisson Hotel Group.

With a consistent vision, and strong momentum, DAMAC Properties is building the next generation of Middle Eastern luxury living. DAMAC places a great emphasis on philanthropy and corporate social responsibility. As such, the Hussain Sajwani – DAMAC Foundation, a joint initiative between DAMAC Group and its Chairman, Hussain Sajwani, is supporting the One Million Arab Coders Initiative. The programme was launched by Vice President and Prime Minister of the UAE, and Ruler of Dubai, His Highness Sheikh Mohammed bin Rashid Al Maktoum, and is focused on creating an empowered society through learning and skills development.

WHAT IF  
YOU COULD BE  
IN **TWO PLACES**  
AT **ONE TIME?**







PRESENTING

# DUO

PRESTIGE VILLAS WITH ENSUITE OFFICES

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Discover a practical solution to modern living with Duo Prestige Villas at DAMAC Hills 2, the first-of-its-kind offering featuring built-in Sky Offices.





# LIVE THE DUO LIFE

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Step into your office without  
stepping out of your home.  
Activate a lifestyle that strikes  
the ultimate work / life balance.



# THE SKY OFFICE

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Perched atop your Duo Prestige Villa is your picturesque Sky Office that's equipped with an equally striking ensuite conference room. Take in lush aerial views of the community while you take on your everyday tasks.







# HAVE IT ALL

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Live and work in a place that never ceases to amaze. Excel in every aspect of life with the convenience of working from home while enjoying the comforts of a vibrant community.



# YOUR WORK YOUR RULES

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Bring your dog to work, brainstorm in your PJs, or grab lunch with the kids. At the same time, get all the peace and quiet you need, to give it your best.







# MORE TO LIFE

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Investing time saved from commutes in something that brings you pleasure, gets easier when you work from the comfort of your own home.



# MODERN SETUP

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Recent times have ushered in a wave of change with corporate culture. With more people moving towards remote working, Duo Prestige Villas give contemporary living a slick, new reference point.











# FLOOR PLANS

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# AMARGO

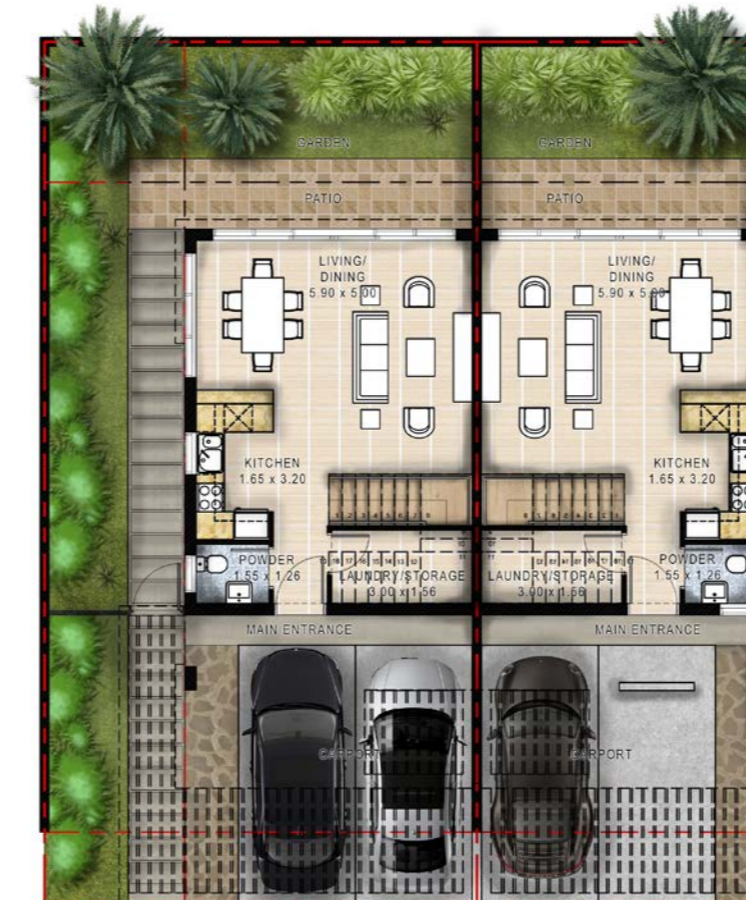


- TH15-M-V
- TH16-EM-V
- TH16-EE-V

# PRESTIGE VILLA - TYPE 4

VILLA TYPE: TH16-EM-V / TH16-EE-V / TH15-M-V

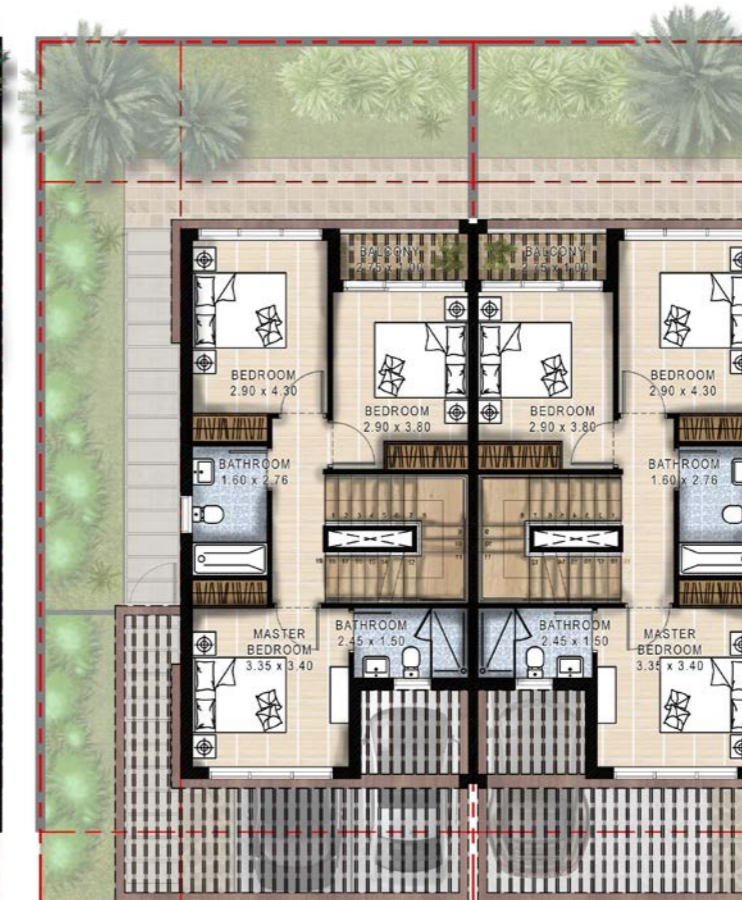
GROUND FLOOR



TH16-EM-V  
TH16-EE-V

TH15-M-V

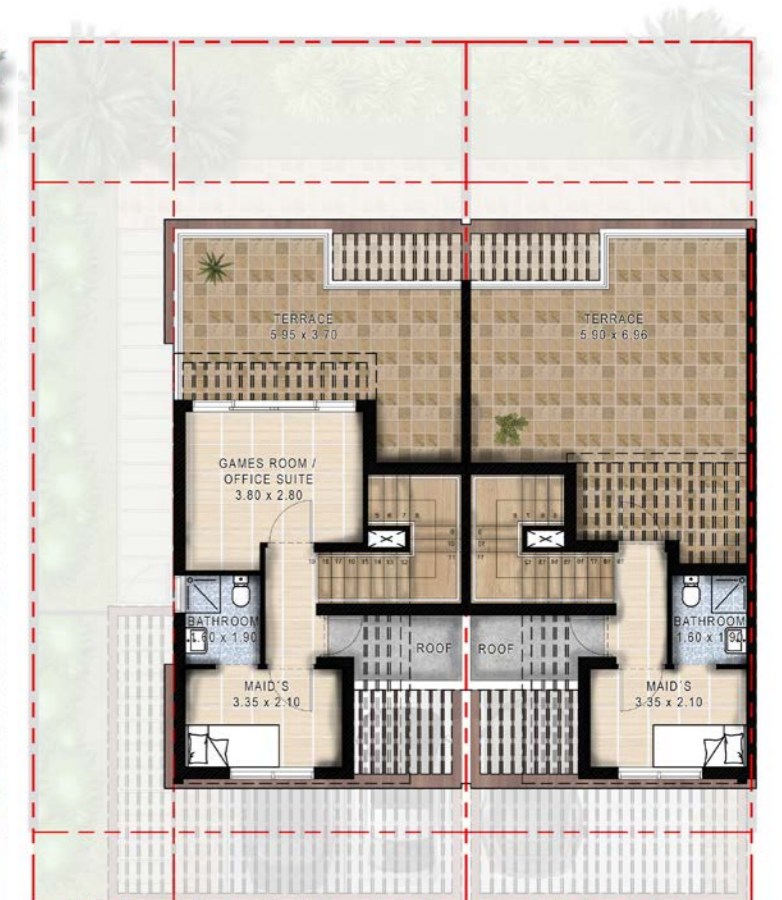
FIRST FLOOR



TH16-EM-V  
TH16-EE-V

TH15-M-V

SECOND FLOOR



TH16-EM-V  
TH16-EE-V

TH15-M-V

- TH15-M-V
- TH16-EM-V
- TH16-EE-V





# DAMAC HILLS 2 LIVING

Welcome to a world where the everyday expresses itself with its own one-of-a-kind charm, combining nature, wellness, activity and community into a single space you call home.



# WORK HARD PLAY HARD

The strategic location allows easy access to four major highways and other networks that put the city within easy reach.

Take Al Qudra Road and find yourself at the gates of DAMAC Hills 2 within 25 minutes.







# WATER TOWN

Set afloat on the Lazy River for a fun perspective of the neighbourhood, chill by Malibu Beach for that perfect summer tan or enjoy a slice of serenity at the Boating Lake and Cafe.

The kids will love the Splash Pad and Slides while the Floating Cinema is the perfect way to end the day. All you need is a comfortable spot, a few friends and plenty of popcorn.





# SPORTS TOWN

Step into character on the courts and fields at DAMAC Hills 2 and lose yourself in the sports you love.

Equipped for hours of endless exhilaration, Sports Town has it all – an outdoor gym, cricket pitch and nets, tennis and paddle tennis courts, volleyball, basketball and football facilities and much more.







# DOWNTOWN

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Get away from the everyday and celebrate the outdoors Down Town, a space dedicated to good energy and great times.

Start your day with yoga at the Zen Garden, followed by a relaxed stroll through lush greenery and a family BBQ to look forward to.





STABLES

## EQUESTRIAN TOWN

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For a perfect day outdoors from start to finish, this is the place to be. Start off with a basketful of the freshest produce from the Farmer's Market, followed by restful moments of calm in the tranquil settings.

Then finally, end the day on an exhilarating note with a twilight ride at the Stables.

## MOTOR TOWN

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Experience the electrifying twists and turns of Go-Karting without having to drive out of the community, because Motor Town will feature an adrenalin-inducing circuit of its own.



GO-KARTING CIRCUIT





PETTING FARM

# COME TOGETHER

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Make way for more at DAMAC Hills 2, where every experience is designed to bring people together in play, nature or an appreciation of the good life.



FISHING LAKE





COMMUNITY MALL

# LIVE WELL

Find your everyday essentials at Carrefour within the Community Mall. And with an international school, world-class healthcare centre and mosque ready soon, you'll never have to leave the community to meet your needs.



HEALTHCARE CLINIC



***DAMAC***