



SKYHILLS

R E S I D E N C E S

Technical Brochure

Project Details

TOWER 2 - EAST

TOWER 1 - WEST

PROJECT NAME: Skyhills Residences

DEVELOPER: HRE Real Estate Development L.L.C

ARCHITECT: QHC Architects & Engineering and NGS

PLOT AREA: 105,458 Sqft

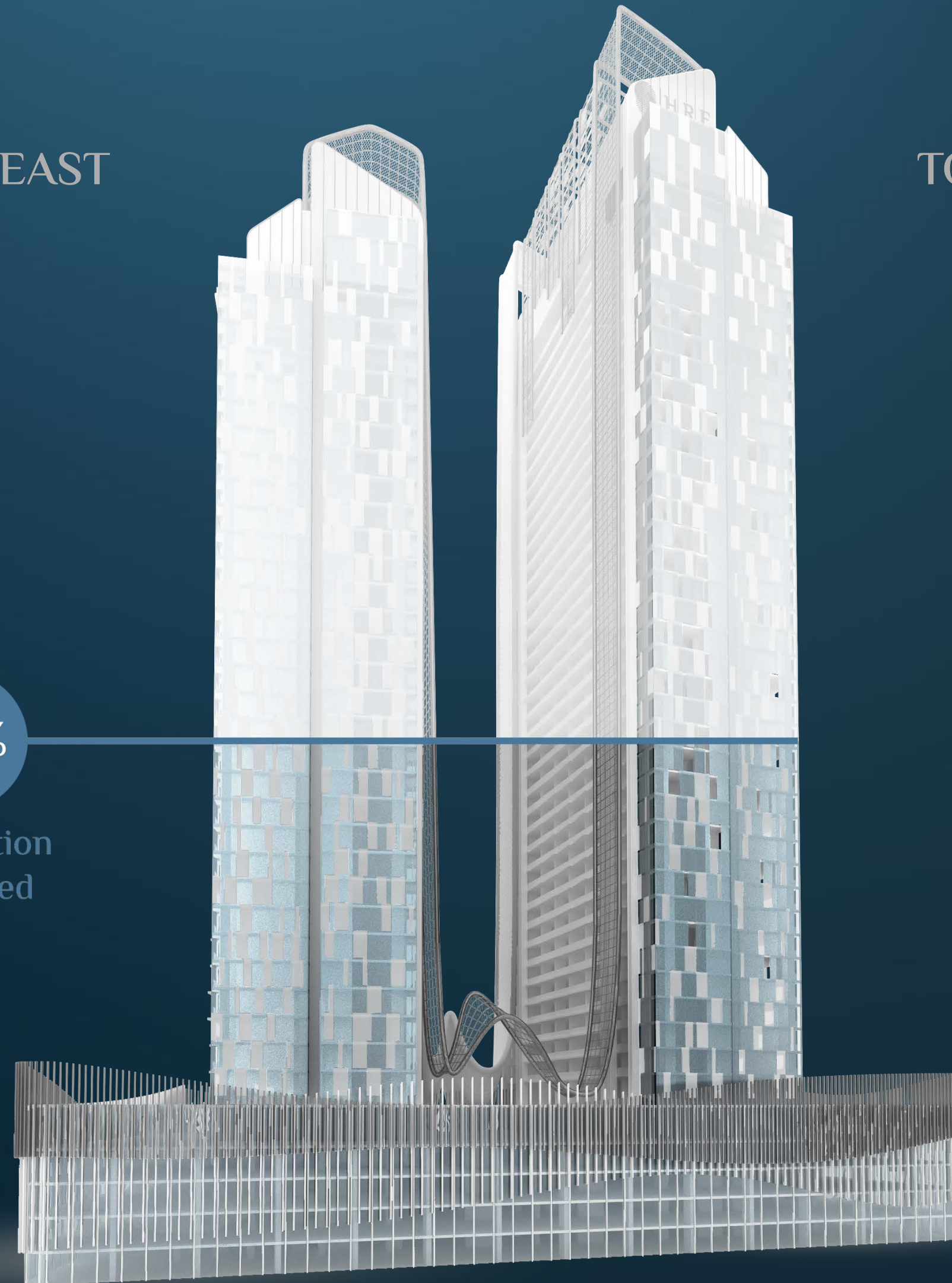
ANTICIPATED COMPLETION DATE: October 2026

TOTAL UNITS: 1,142 Units

UNIT MIX			
TYPE	UNITS	%	PARKING
STUDIO	182	36.0%	1
1BR	191	37.8%	1
2BR	126	25.0%	1
3BR	2	0.4%	1
3BR DUPLEX	4	0.8%	1
TOTAL	505	100%	

40%

construction completed



BUILDING CONFIGURATION: 2B+G+M+3P+
Tower 2 - East 33
Tower 1 - West 40

NUMBER OF ELEVATORS:

Tower 1 - West	Residential	7
	Service	1
Tower 2 - East	Residential	6
	Service	1

FURNISHED: Yes

UNIT MIX			
TYPE	UNITS	%	PARKING
STUDIO	225	35.3%	1
1BR	246	38.6%	1
2BR	160	25.1%	1
3BR	2	0.3%	1
3BR DUPLEX	4	0.6%	1
TOTAL	637	100%	

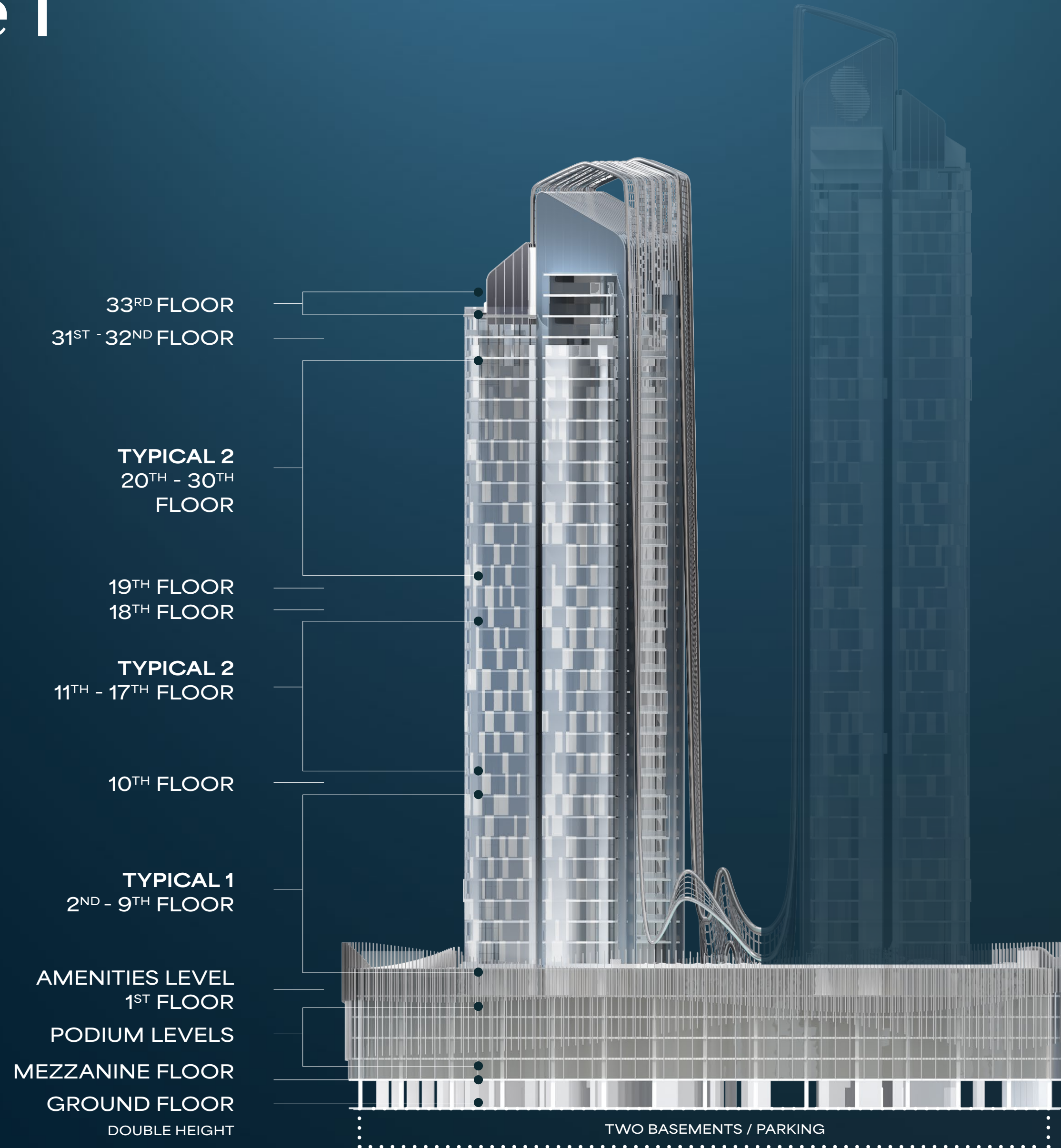
Building Configuration



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Launch Stage 1

TOWER 2 - EAST



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Project Amenities

Ground Floor

Double Height Lobbies
Unique F&B Options
Specialty Outlets
Pharmacy

Quick Mart
Barber Shop
Beauty Salon
Washmen

Podium

Male Prayer Hall

Female Prayer Hall

First Floor

Beach Pool
Lazy River Pool
Kids Play Area
Outdoor Gym
Jogging Track
Male Gym & Spa
Male Sauna & Steam Room
Changing Rooms
Co-working Space

Lap Pool
Kids Pool
Beach Volleyball Court
Outdoor Terrace
BBQ Area
Female Gym & Spa
Female Sauna & Steam Room
Outdoor Yoga Area
Resident Lounge



Amenities

1ST FLOOR

- 1 Beach Pool
- 2 Sunken Sunbeds
- 3 Tanning Sunbeds
- 4 Kids Pool
- 5 Beach Volleyball Court
- 6 Kids Play Area
- 7 Jogging Track
- 8 Lazy River Pool
- 9 Outdoor BBQ Area
- 10 Outdoor Terrace
- 11 Outdoor Gym
- 12 Lap Pool
- 13 Sunbeds
- 14 Communal Seating
- 15 Outdoor Yoga Area
- 16 Resident Lounge
- 17 Male Gym & SPA
- 18 Female Gym & SPA
- 19 Co-working Space
- 20 Sauna & Steam Room (Male & Female)



Floor Plans



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Tower 2 - East

Typical 1

2nd - 9th Floor



Tower 2 - East

10th Floor



Tower 2 - East

Typical 2
11th - 17th Floor
20th - 30th Floor



Tower 2 - East

18th Floor



Tower 2 - East

19th Floor



Unit Plans



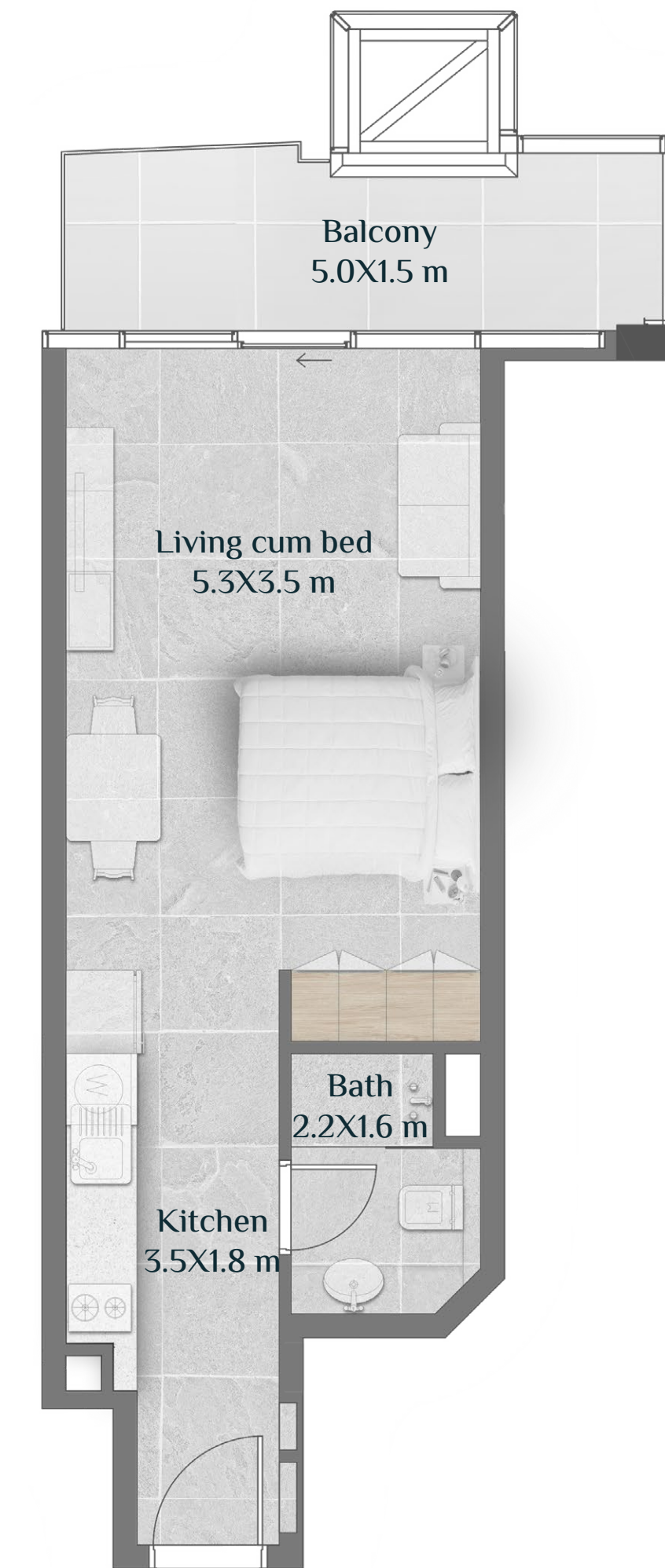
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Tower 2 - East

Studio



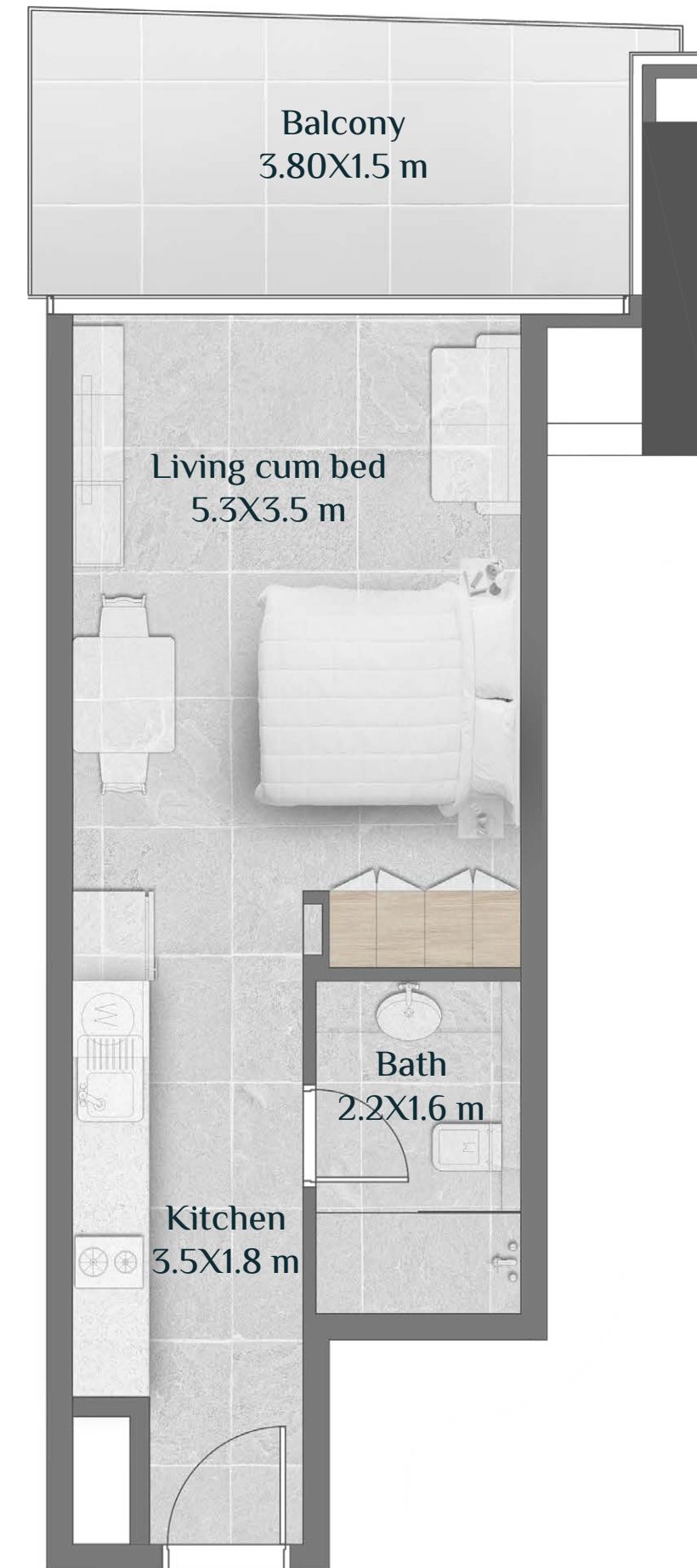
Studio Executive	
Floors	Unit Series
10 th to 33 rd	12
Area	
Suite Area	504 SqFt
Balcony Area	142 SqFt
Total Area	646 SqFt



Studio	
Floors	Unit Series
10 th to 33 rd	11
Area	
Suite Area	351 SqFt
Balcony Area	86 SqFt
Total Area	437 SqFt

Tower 2 - East

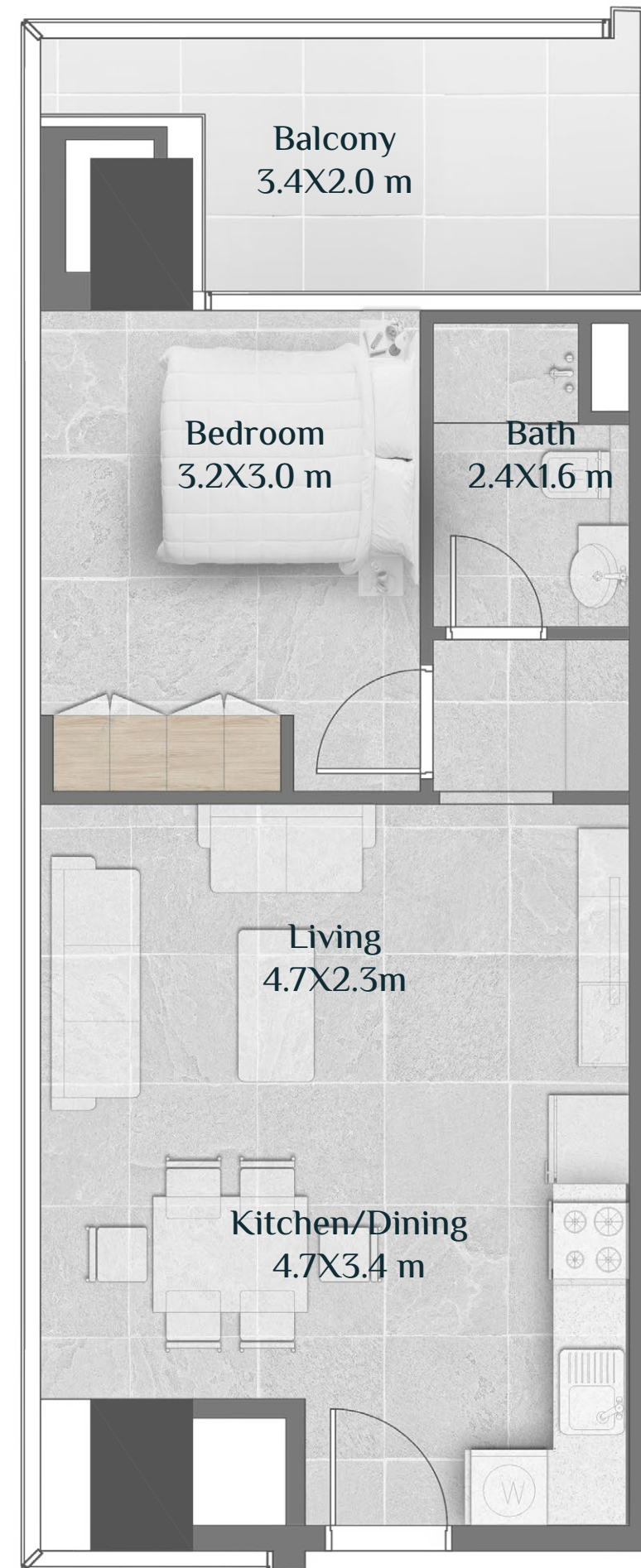
Studio



Studio	
Floors	Unit Series
2 nd to 9 th	02 04 10 14 15
10 th to 17 th	02 10 14 16
18 th	02 06 08
19 th	02 06 10 12
20 th to 30 th	02 10 14 16
Total Area Range	
427 SqFt - 525 SqFt	

Tower 2 - East

1 Bedroom



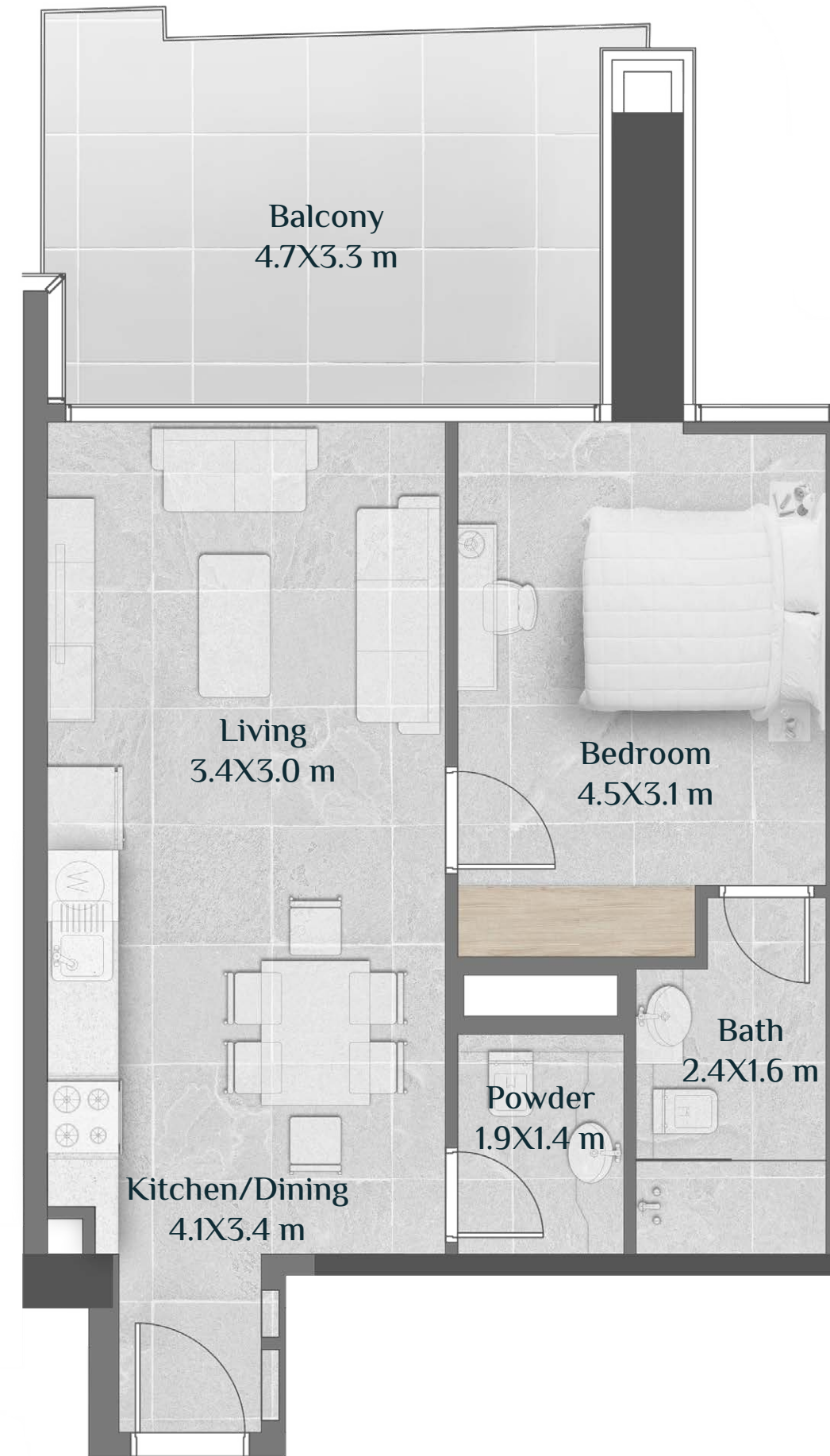
1 Bedroom	
Floors	Unit Series
10 th to 30 th	13
18 th	05
19 th	09
Area	
Suite Area	531 SqFt
Balcony Area	119 SqFt
Total Area	650 SqFt



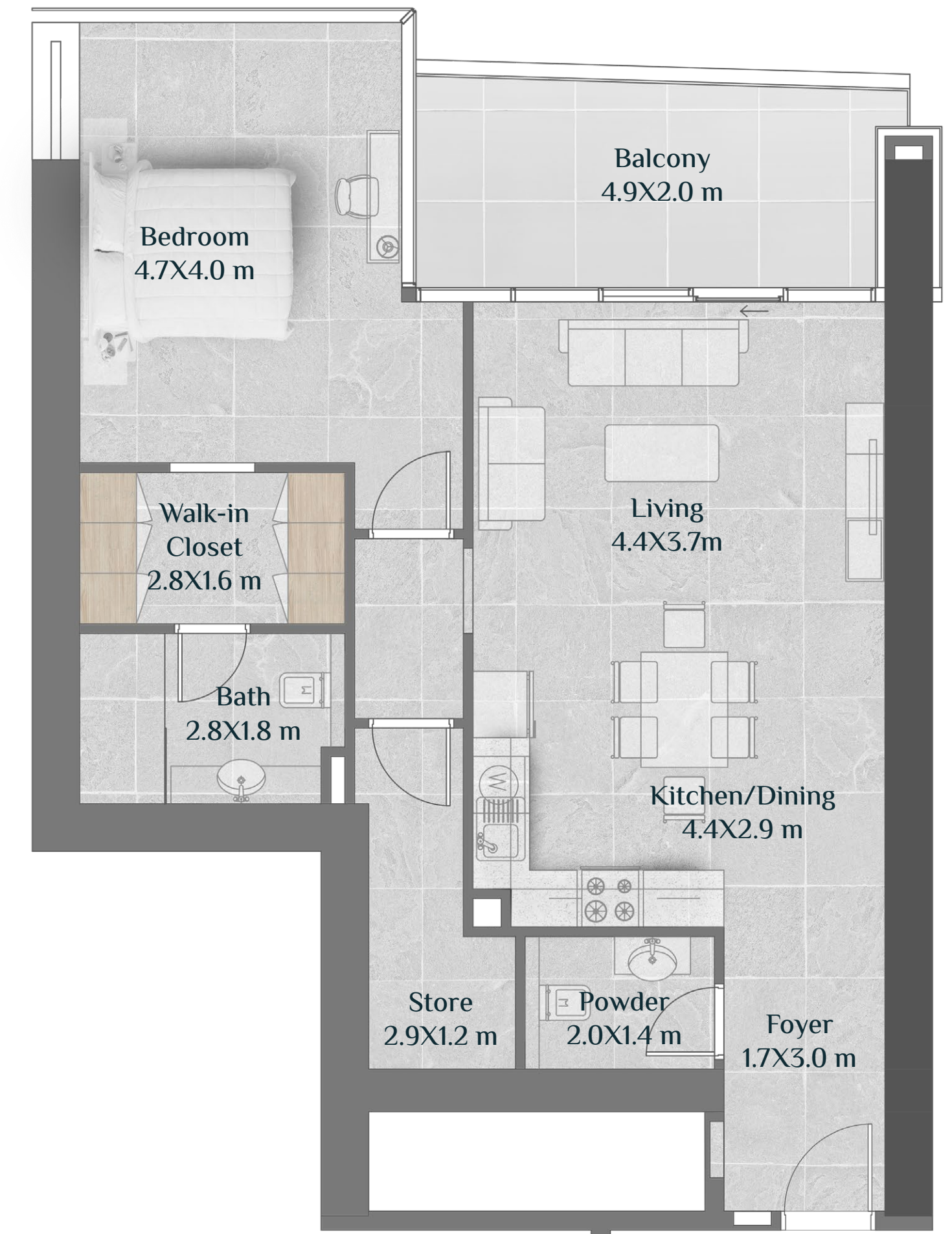
1 Bedroom + Study	
Floors	Unit Series
10 th to 30 th	1 17
Area	
Suite Area	887 SqFt
Balcony Area	128 SqFt
Total Area	1015 SqFt

Tower 2 - East

1 Bedroom



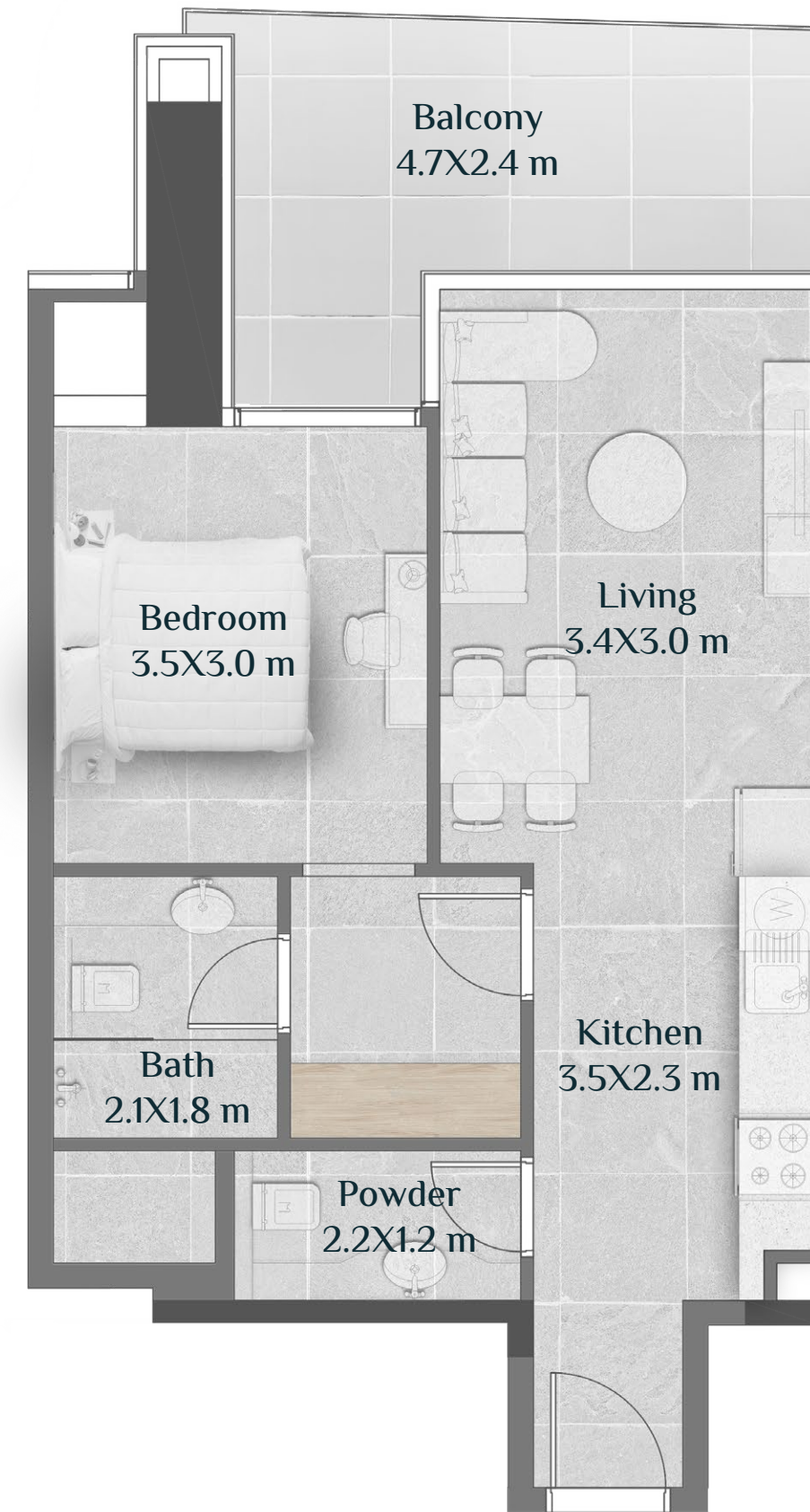
1 Bedroom	
Floors	Unit Series
10 th to 30 th	3
Area	
Suite Area	554 SqFt
Balcony Area	195 SqFt
Total Area	749 SqFt



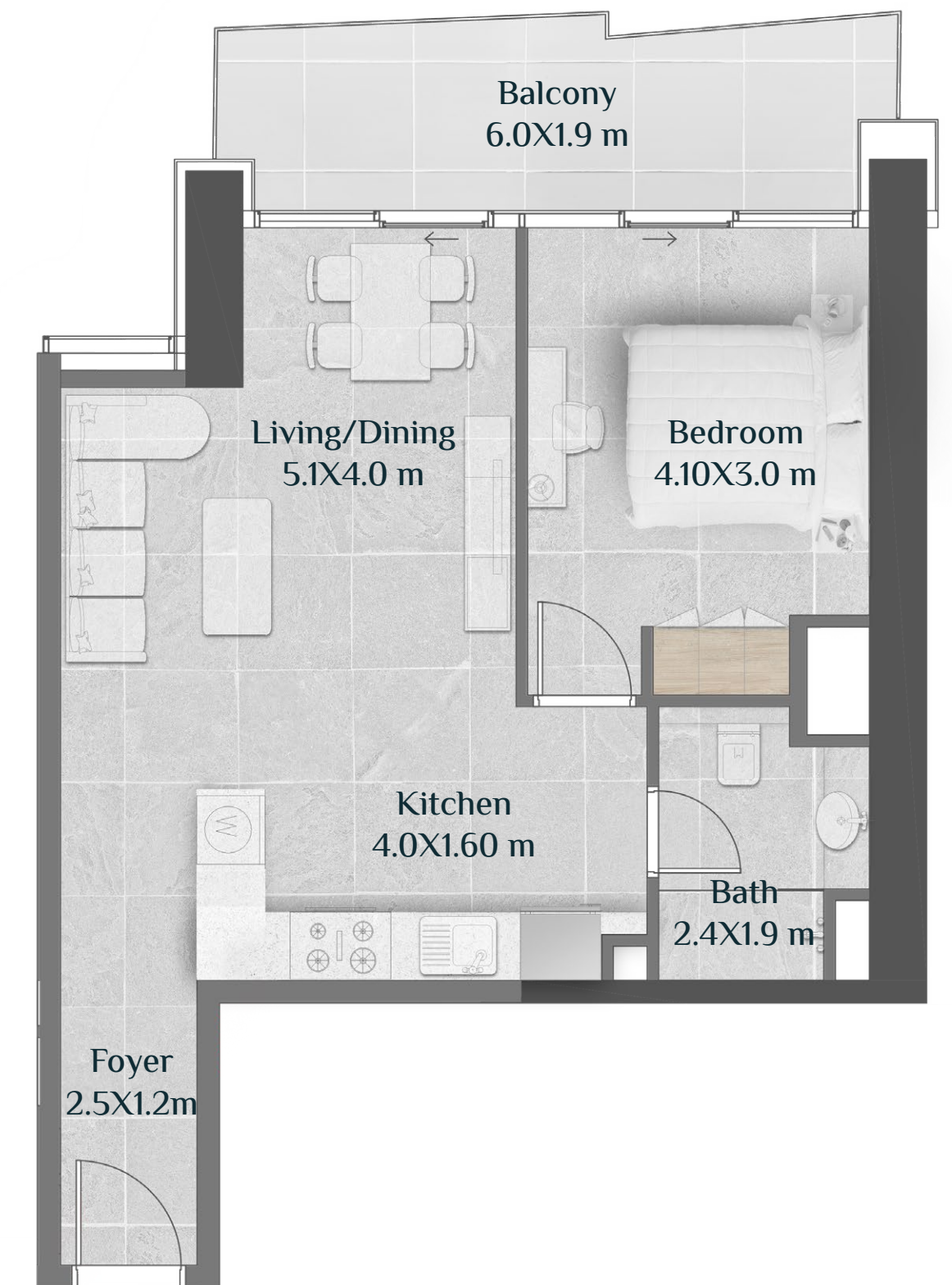
1 Bedroom	
Floors	Unit Series
2 nd to 9 th	1 16
Area	
Suite Area	823 SqFt
Balcony Area	133 SqFt
Total Area	956 SqFt

Tower 2 - East

1 Bedroom



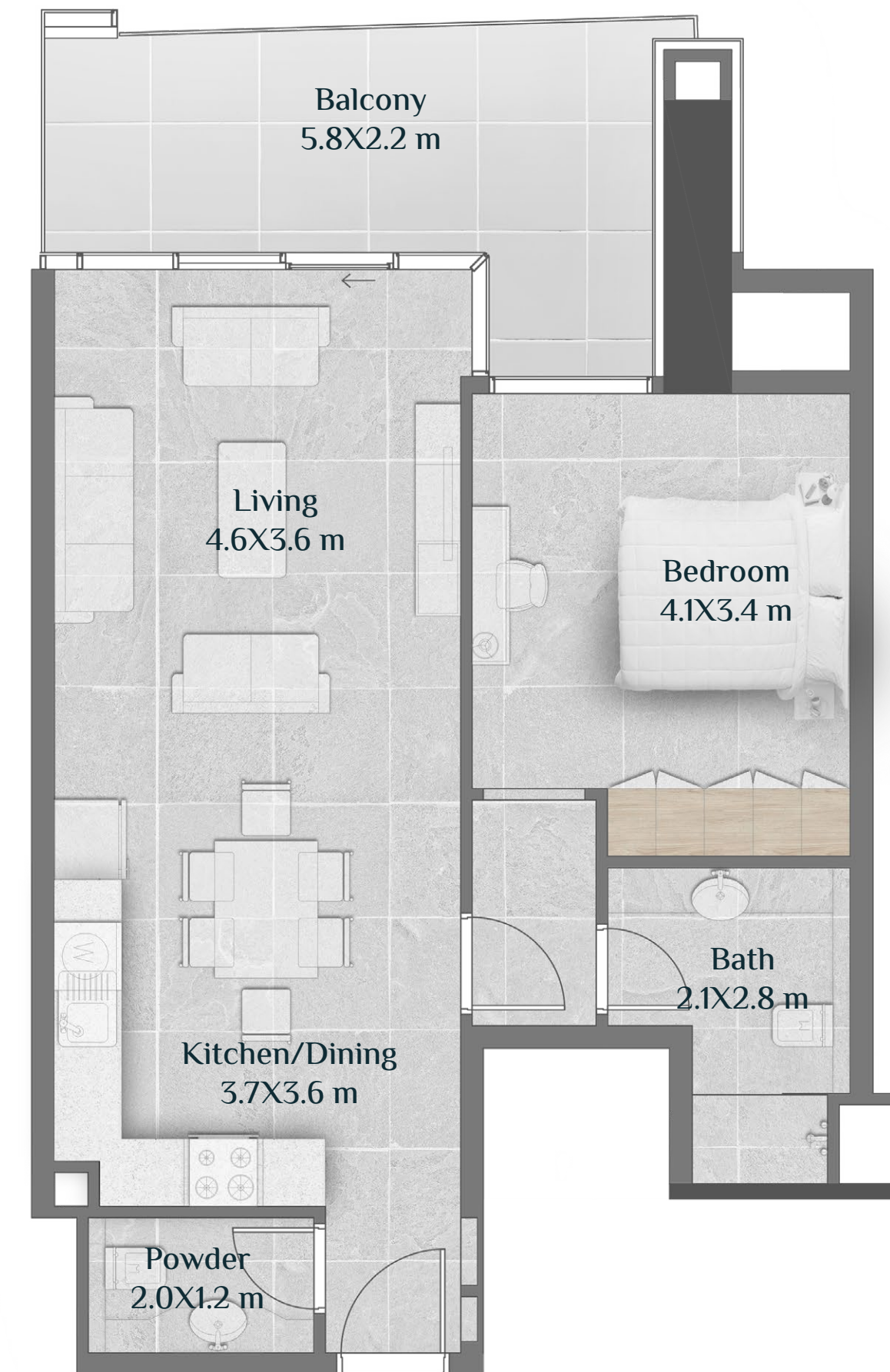
1 Bedroom	
Floors	Unit Series
10 th to 17 th	15
18 th	07
19 th	11
20 th to 30 th	15
Area	
Suite Area	548 SqFt
Balcony Area	140 SqFt
Total Area	688 SqFt



1 Bedroom	
Floors	Unit Series
2 nd to 18 th	7 8
20 nd to 30 th	
Area	
Suite Area	571 SqFt
Balcony Area	153 SqFt
Total Area	724 SqFt

Tower 2 - East

1 Bedroom



1 Bedroom	
Floors	Unit Series
2 nd to 9 th	13
Area	
Suite Area	672 SqFt
Balcony Area	157 SqFt
Total Area	829 SqFt

Tower 2 - East

2 Bedroom



2 Bedroom Premium	
Floors	Unit Series
2 nd to 10 th	3
Area	
Suite Area	940 SqFt
Balcony Area	355 SqFt
Total Area	1295 Sqft



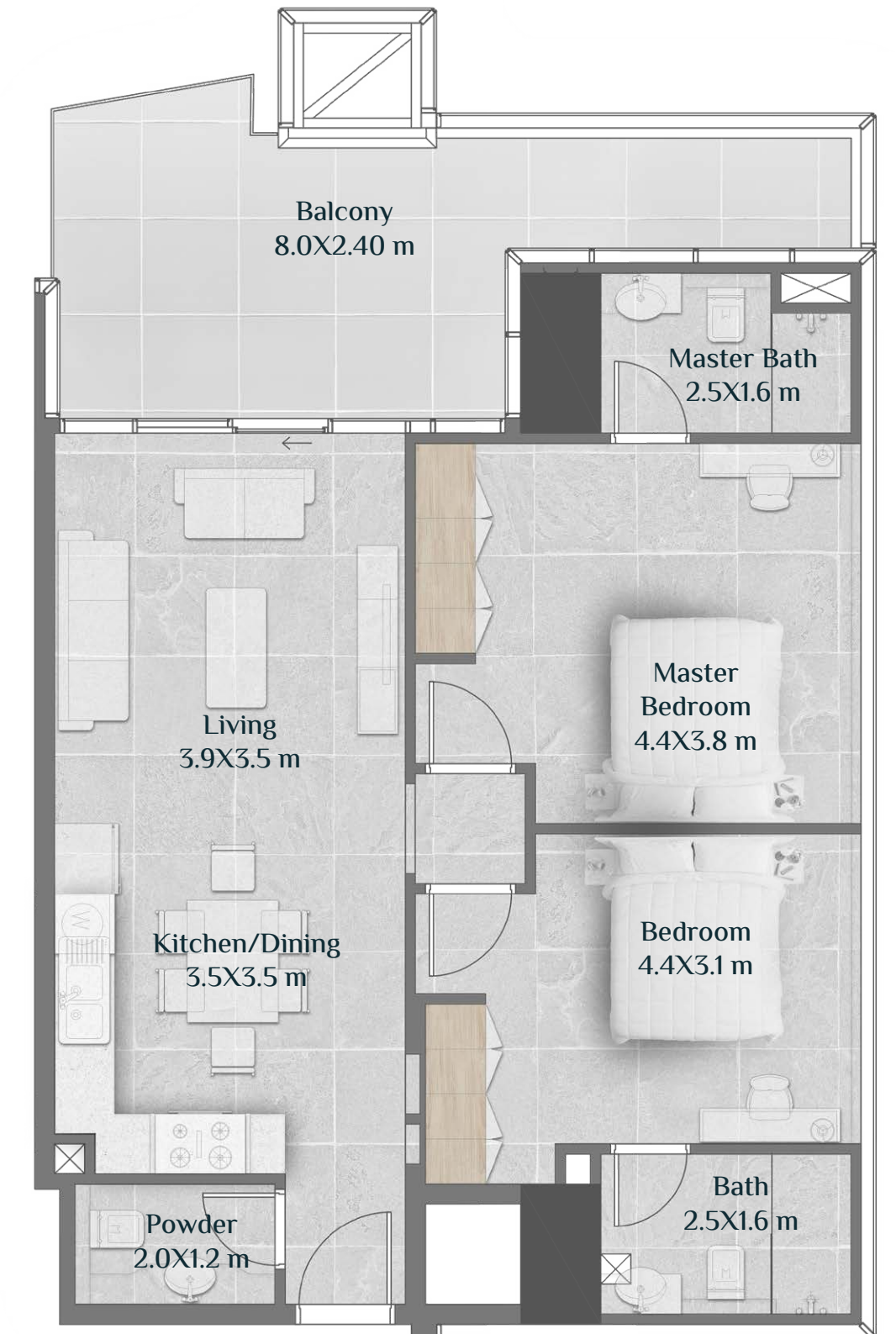
2 Bedroom	
Floors	Unit Series
2 nd to 30 th	6 9
Area	
Suite Area	777 SqFt
Balcony Area	283 SqFt
Total Area	1060 Sqft

Tower 2 - East

2 Bedroom



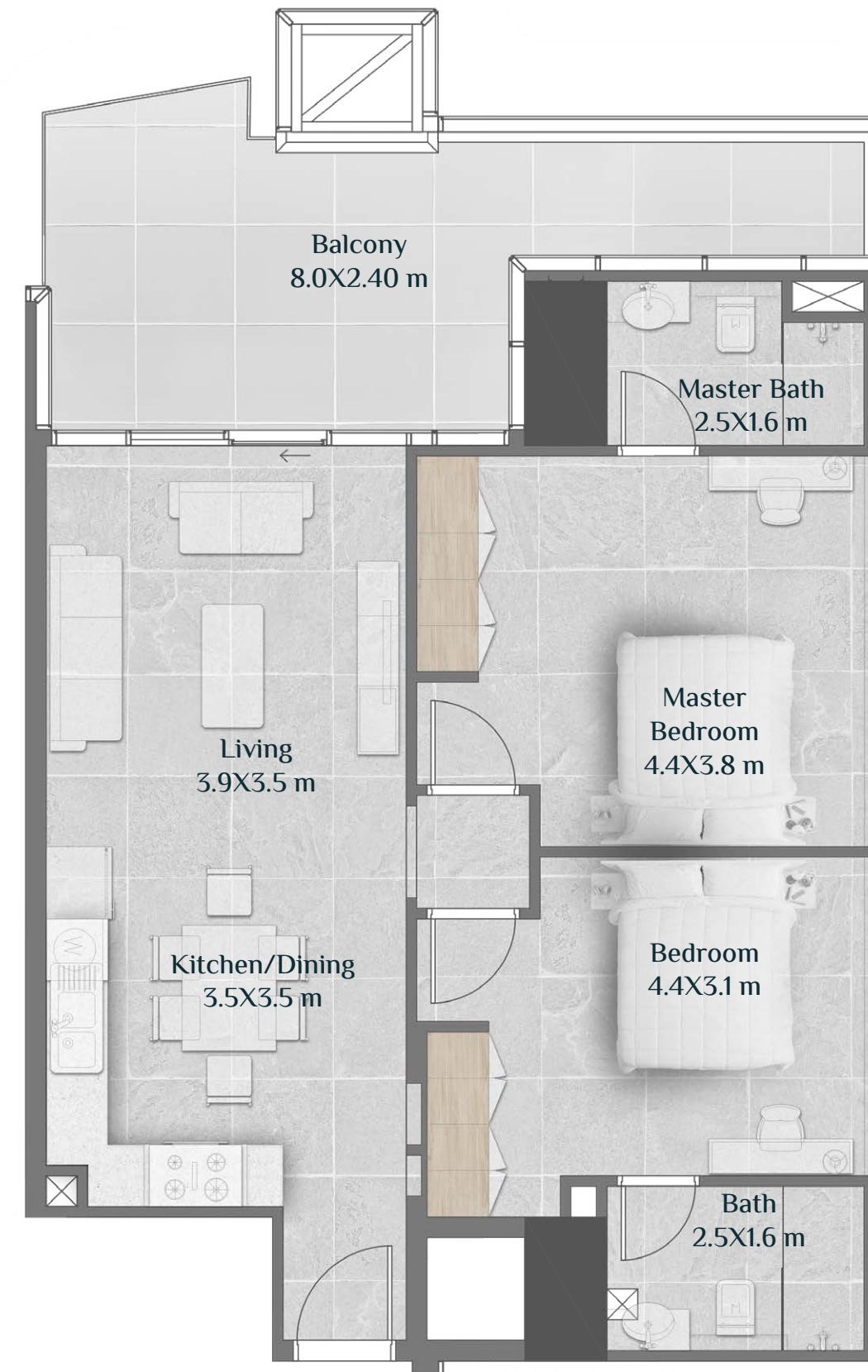
2 Bedroom Premium	
Floors	Unit Series
2 nd to 30 th	5
Area	
Suite Area	1019 SqFt
Balcony Area	316 SqFt
Total Area	1335 Sqft



2 Bedroom	
Floors	Unit Series
2 nd to 9 th	11
Area	
Suite Area	866 SqFt
Balcony Area	207 SqFt
Total Area	1073 Sqft

Tower 2 - East

2 Bedroom



2 Bedroom	
Floors	Unit Series
10 th to 33 th	4
Area	
Suite Area	768 SqFt
Balcony Area	274 SqFt
Total Area	1042 Sqft



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