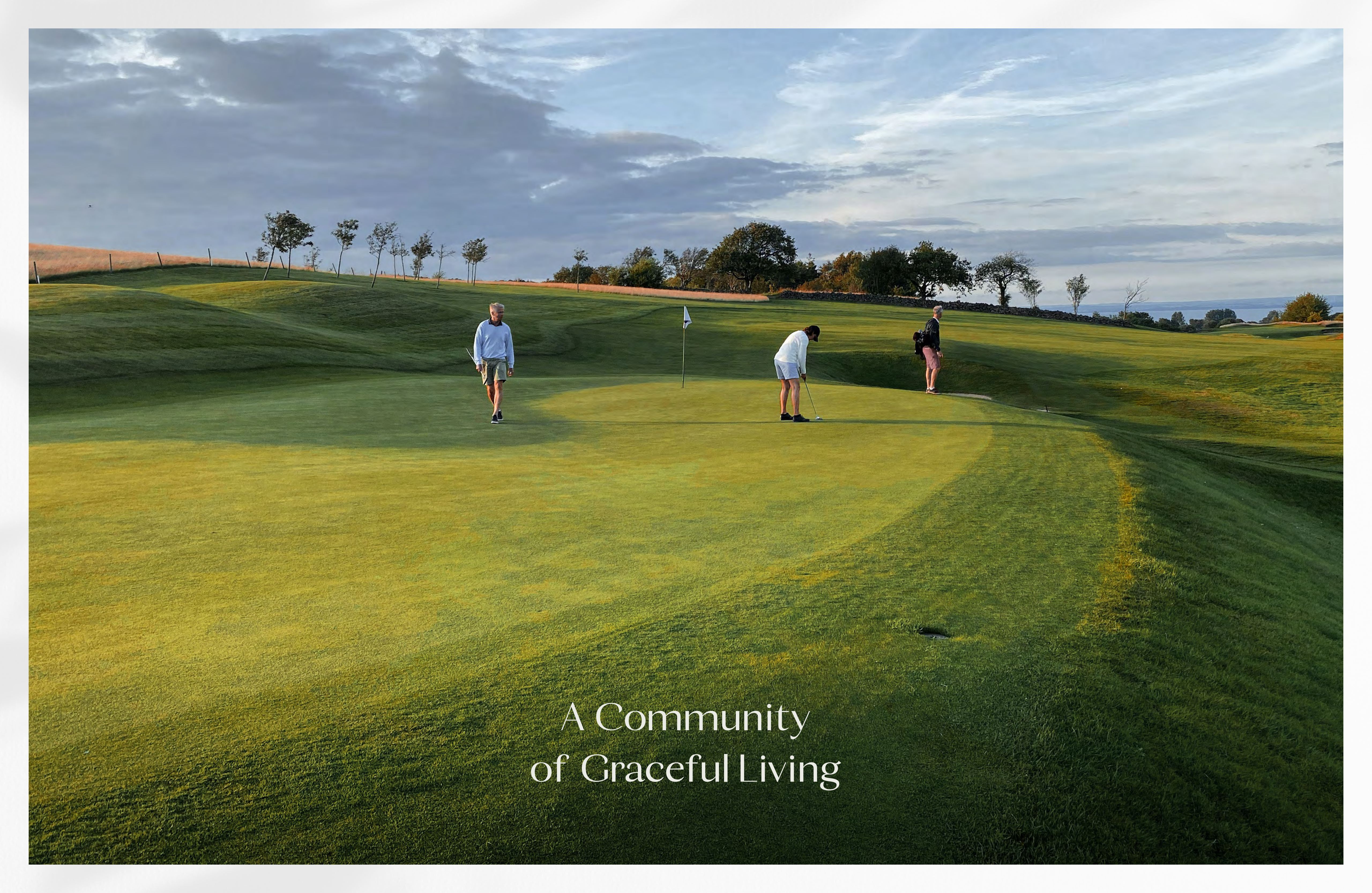


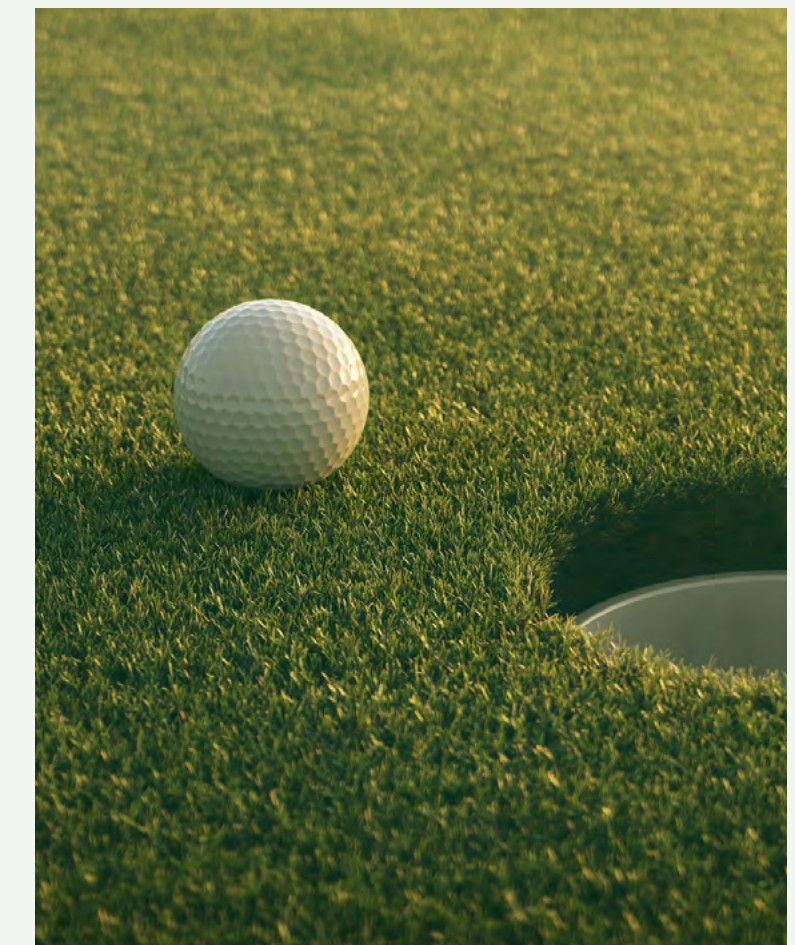
EMAAR SOUTH

golf lane

EMAAR



A Community  
of Graceful Living



## Emaar South

Embrace a new chapter in Dubai's dynamic landscape at Emaar South, a community where your visions are nurtured, and your ambitions take shape. This is where innovation meets everyday living, offering you a platform to excel and achieve. Discover the future of harmonious living at Emaar South - your gateway to a life of inspiration and achievement.



**EMAAR SOUTH**

JEBEL ALI  
FREE ZONE

**EMAAR  
BEACHFRONT**

PALM ISLAND

THE WORLD ISLAND

**RASHID YACHTS  
& MARINA**

BURJ KHALIFA

DUBAI  
MARINA

DOWNTOWN  
DUBAI

DUBAI  
FRAME

EMIRATES  
LIVING

THE DUBAI MALL

DEIRA

DUBAI  
INTERNATIONAL  
AIRPORT

DUBAI  
INVESTMENTS  
PARK

DUBAI HILLS  
ESTATE

AL MAKTOUM  
INTERNATIONAL  
AIRPORT

THE  
OASIS  
BY EMAAR

ARABIAN  
RANCHES I

ARABIAN  
RANCHES II

ARABIAN  
RANCHES III

REEM

THE  
HEIGHTS  
COUNTRY CLUB &  
WELLNESS

EMIRATES ROAD

DUBAI - AL AIN ROAD

SHEIKH ZAYED ROAD

SHEIKH ZAYED ROAD

AL QUOZ INDUSTRIAL AREA

AL KHAIL ROAD

SHEIKH MOHAMMED BIN ZAYED ROAD

SHEIKH ZAYED BIN HAMDAN AL NAHYAN STREET

EMIRATES ROAD

*Convenience  
Meets Serenity*



## Perfectly Located

**07** mins

Drive to  
Al Maktoum Int'  
Airport

**10** mins

Drive to  
Expo City Dubai

**20** mins

Drive to  
Dubai Marina

**30** mins

Drive to  
Downtown Dubai

**50** mins

Drive to  
Abu Dhabi





## Local Community With A Global Gateway

Emaar South is perfectly positioned alongside Expo City Dubai, the future vision of the Expo 2020 Dubai site, offering easy access to Al Maktoum International Airport and a host of Dubai's most popular attractions and business hubs, via the adjacent boulevard and a major highway.



Linear 18-Hole  
Golf Championship



Community  
Park



Outstanding  
Schools



Retail  
Centre



Dining  
Destinations



Community  
Centre

## A Place Where Beauty & Magic Collide



*Mastering the Art  
of golf living*

Experience the captivating appeal of Golf Lane at Emaar South, where each of our villas is thoughtfully designed to effortlessly blend exquisite beauty with unmatched comfort. Indulge in a world where every intricate detail exudes splendour, and where each residence is a work of art, designed for those who long to embrace a life of breathtaking beauty.





## Living the Green Dream



*Where the Best times  
are tee times*

Picture a world where your home seamlessly blends with a breathtaking -18hole golf course. The lush fairways invite you to come out and indulge in a game, while the clubhouse becomes your ultimate retreat for unwinding and enjoying yourself. Experience the enchantment of Golf Lane, where everyday life becomes a captivating masterpiece.



WELCOME TO

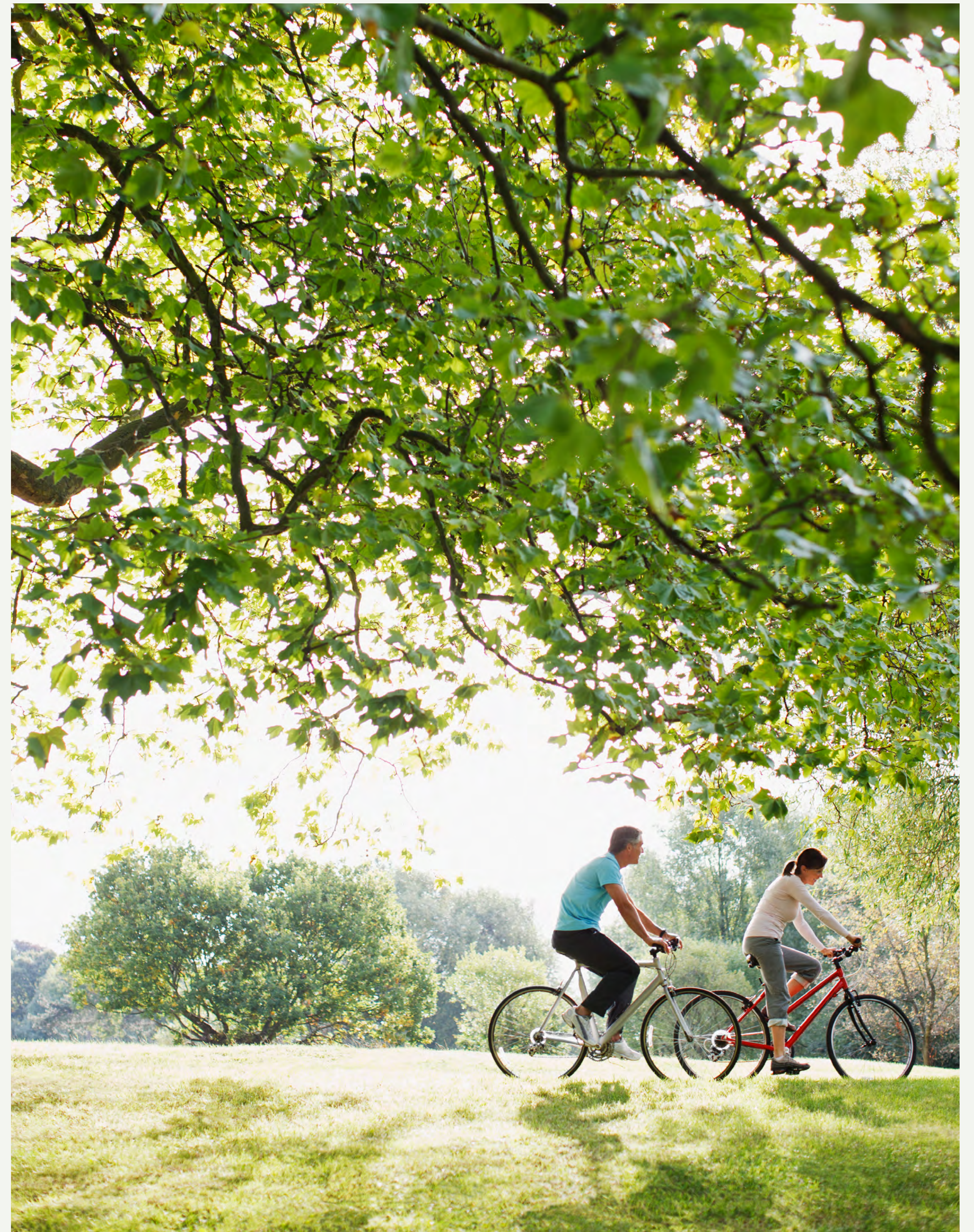
# golf Lane

EMAAR SOUTH



*Every Journey Begins at Home*  
**Where Every Corner  
Is a Destination**

Perfectly positioned in the heart of Emaar South, Golf Lane provides a harmonious balance between peaceful suburban living and the lively energy of the city. With easy highway access, the city's hustle is within reach, yet far enough that you can retreat to your peaceful have whenever you desire.





Al Maktoum International Airport

DWC PERIPHERAL ROAD

DWC PERIPHERAL ROAD

EMIRATES ROAD

golf lane  
EMAAR SOUTH

- |                  |                  |
|------------------|------------------|
| 1 HOTEL          | 6 MOSQUE         |
| 2 GOLF COURSE    | 7 NURSERY        |
| 3 GOLF CLUBHOUSE | 8 K-12 SCHOOL    |
| 4 RETAIL         | 9 COMMUNITY PARK |
| 5 CLINIC         | 10 DISTRICT PARK |





## Inspired Architecture

*Find Your Sanctuary of Style & Space*

Each villa at Golf Lane is a piece of architectural brilliance, featuring sleek contemporary lines and a design that's as functional as it is beautiful. Generous private balconies and stylish patios bring you even closer to nature, while your private rooftop terrace offers unmatched views of the pristine fairways.





## Your Choice of Sanctuary

*Elegantly Designed, Naturally Inspired*

Discover our exquisite collection of villas, offering two distinct styles that cater to your personal taste: the charming 4-bedroom semi-detached homes, and the expansive 5-bedroom standalone homes. Whichever you choose, expect a blend of luxury and comfort, designed to elevate your everyday.



*Interiors That Reflect the Great Outdoors*  
**Elegance in Every Light**

The interiors, bathed in warm, inviting tones, reflect the stunning beauty of the surrounding landscapes, turning every window into a living portrait, and seamlessly blending indoor elegance with outdoor splendour. Every room is transformed by the gentle play of natural light, creating a serene and harmonious living space that feels both expansive and intimate.







*Enriching Every Day  
with Premier Amenities*

## Amenities to Adore

Beyond the fairways, Golf Lane is a full-fledged lifestyle hub. From a modern gym that motivates you to push your limits, to pools that invite you to unwind and play areas where children can laugh and explore—life here is about enriching every moment.



18-Hole Championship  
Golf Course



Community Park



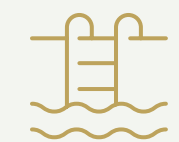
Community Centre



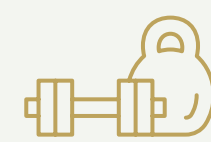
Clubhouse



Outdoor Communal  
Areas



Swimming Pool  
& Kids' Play Area



Fully Equipped  
Gym



Linear Park



Multi-purpose  
room



Jogging Path



## Community Park

This sustainably designed community park offers beautifully landscaped spaces for various recreational activities.

Kids' Play Areas

Retail Plaza & Kiosks

Skate Park & Multi-Purpose Court

Events Area



## Golf Course

Perfect your game at the 18-hole championship golf course

Pristine Fairways

Immaculately Manicured Greens

Clubhouse

World-class Facilities

Dining Experiences



## Kids' Play Areas

Enjoy fun, games and quality time with your little ones.

Ideal for Children of All Ages

Fully equipped gym

Multi-Purpose Activity Areas

Exceptional Facilities





## Minutes away from Al Maktoum International Airport

Al Maktoum International Airport is a global hub in the making. Located a mere 8-hours' flight time away from two-thirds of the world's population, it will greatly benefit from Dubai's hassle-free visa system.

- Passenger Capacity of 220m per Year
- Executive Jet Terminal
- Cargo Capacity of 16m tonnes per Year
- Air-Sea Connectivity Achievable in 4 hours



# Global Lifestyle Developer

## EMAAR

A leader in the global real estate market, EMAAR has grown over the years to become the largest real estate developer outside of China. You will be investing with one of the best-regarded brands in the world\*.

**AED 70.09 Bn**

Market Cap - FY 2023

**AED 26.7 Bn**

Revenue - FY 2023

**AED 11.6 Bn**

Net Profit - FY 2023

**108,000**

Residential Units Delivered

**+12**

Global Market Presence

**+25,500**

Residential Units Currently Under Development

\*As on 31 December 2023