

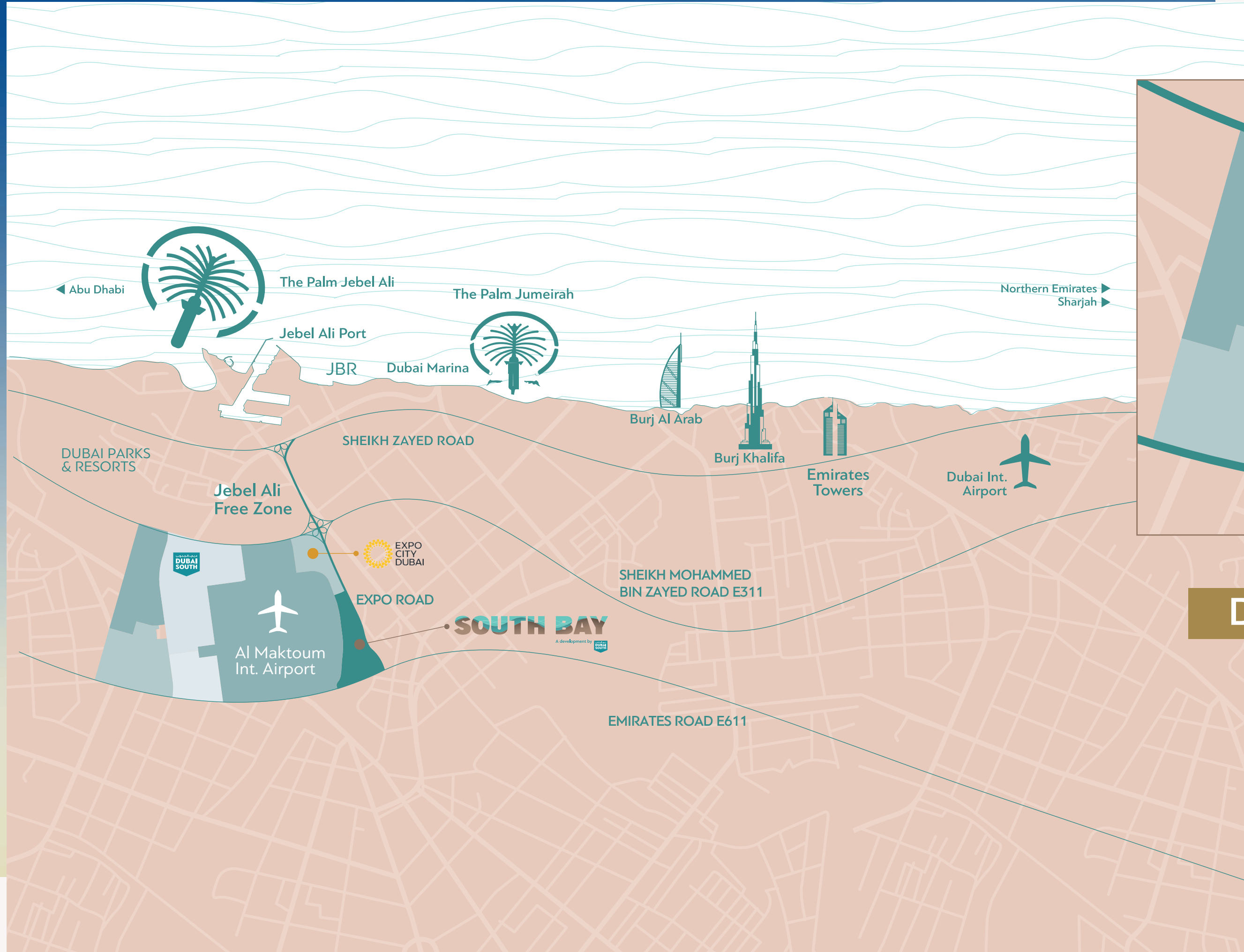
Waterfront Mansions

SOUTH BAY

A development by

دبي الجنوب
DUBAI
SOUTH





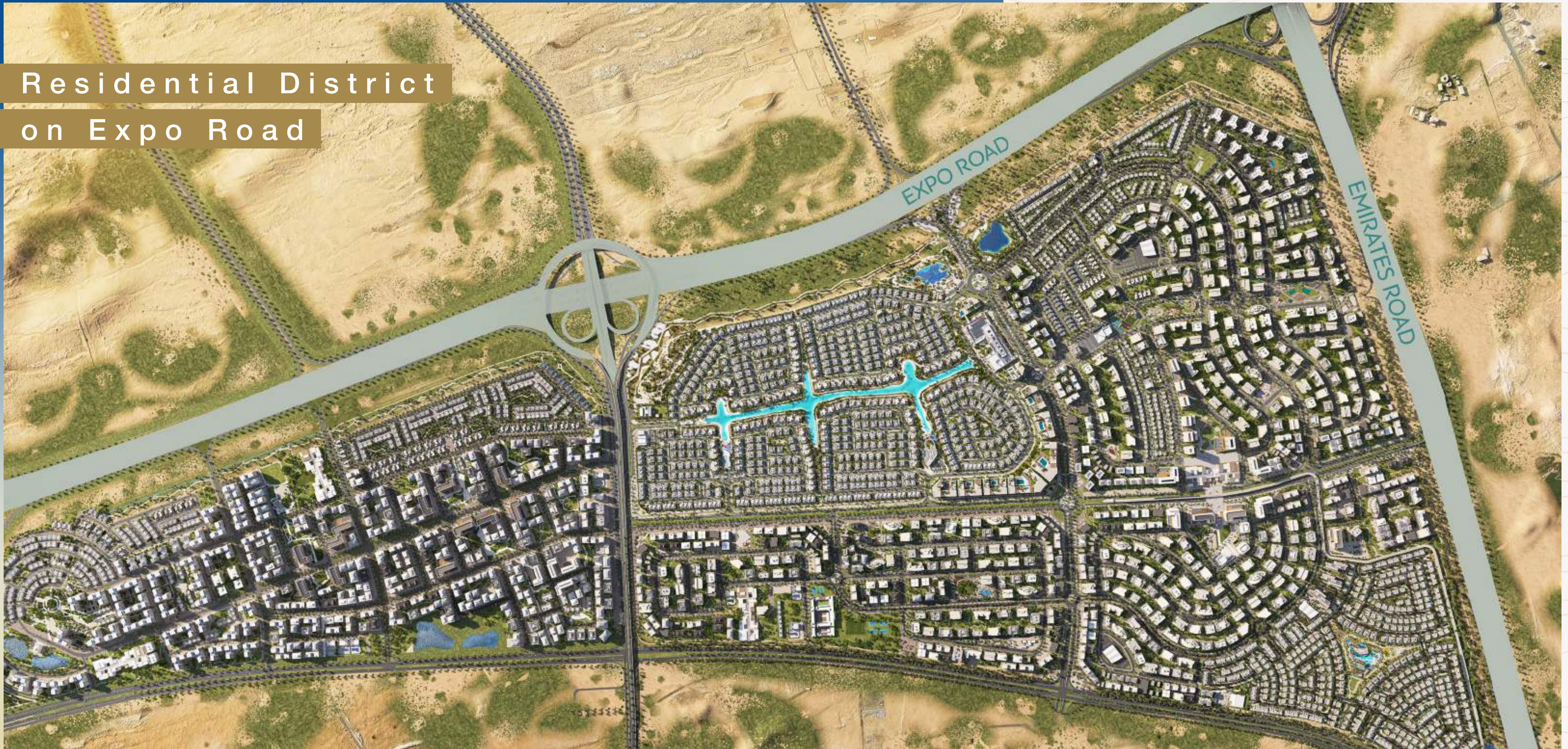
Dubai South


A fully integrated and master-planned city built for happy, creative and empowered people, Dubai South offers a diverse range of residential homes to suit different lifestyles.

Strategically constructed around what will be the world's largest airport, Dubai South is an inclusive and cohesive community supported by a smart and sustainable environment.

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Residential District on Expo Road





Upgrade to a waterfront lifestyle

Located in the Residential District of Dubai South, South Bay is set to be an exclusive gated community offering premium residential units that centre around a stunning 3 kilometre crystal lagoon.

South Bay will comprise five clusters with more than 1200 units, each providing breathtaking views of the lagoon and world class facilities.

So whether you want to sunbathe, indulge in exciting water sports, relax, test your palate, spend quality time with family and friends, or focus on your work, we've got you covered.

SOUTH BAY MASTER PLAN



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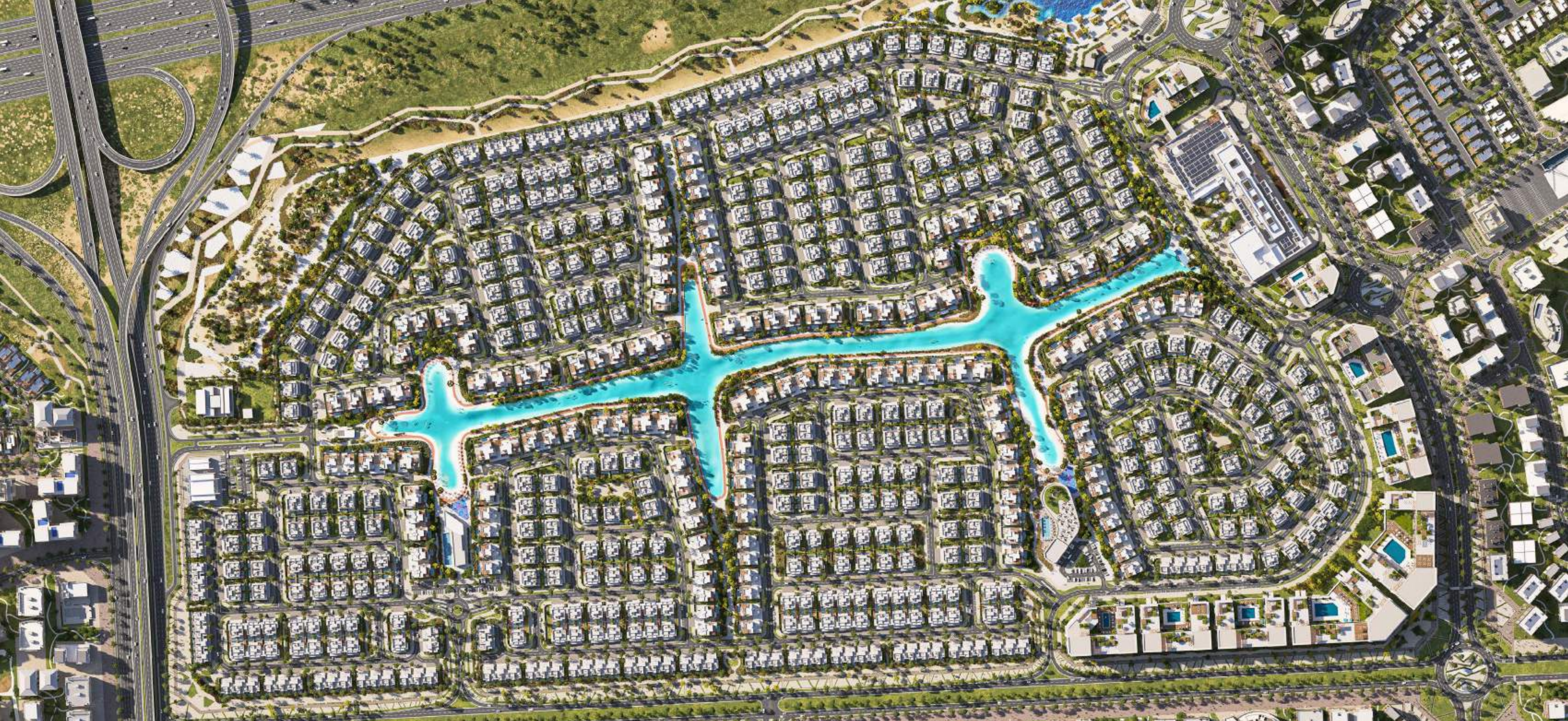
SOUTH BAY MASTER PLAN



SOUTH BAY MASTER PLAN



SOUTH BAY MASTER PLAN



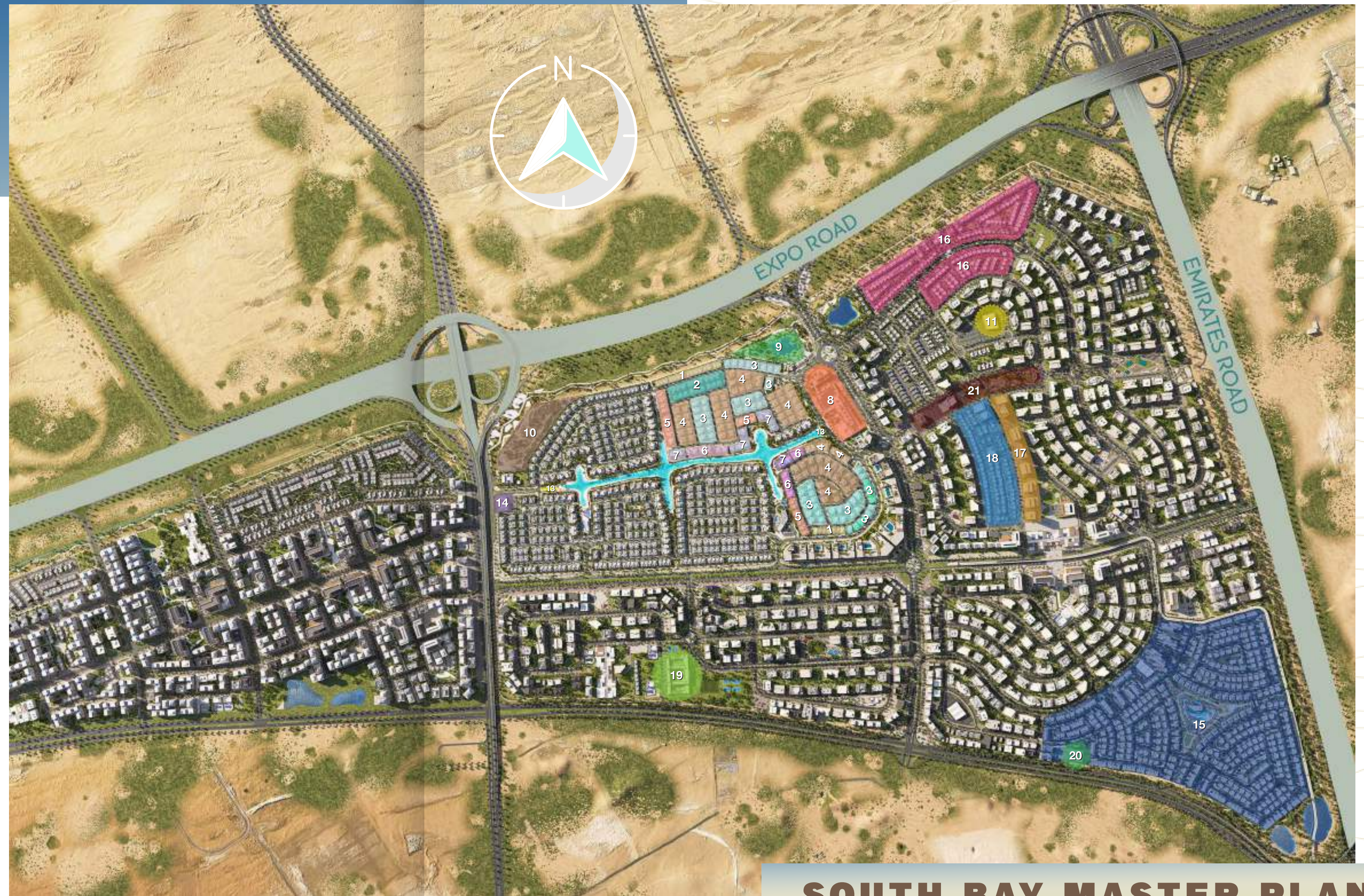
SOUTH BAY MASTER PLAN

Residential Units

- 1 3 BR Townhouses
- 2 4 BR Townhouses
- 3 4 BR Semi-detached Villas
- 4 5 BR Semi-detached Villas
- 5 5 BR Mansion Units
- 6 6 BR Mansion Units
- 7 7 BR Mansion Units

Community Features

- 8 Shopping Mall
- 9 The Lake Park
- 10 Community Park
- 11 Lulu Hypermarket
- 12 Fitness & Wellness Complex
- 13 Kayak Club & Café
- 14 Mosque
- 15 The Pulse Beachfront
- 16 The Pulse Villas
- 17 The Pulse
- 18 The Pulse Townhouses
- 19 IB Certified School
- 20 Enoc Petrol Station
- 21 Linear Park



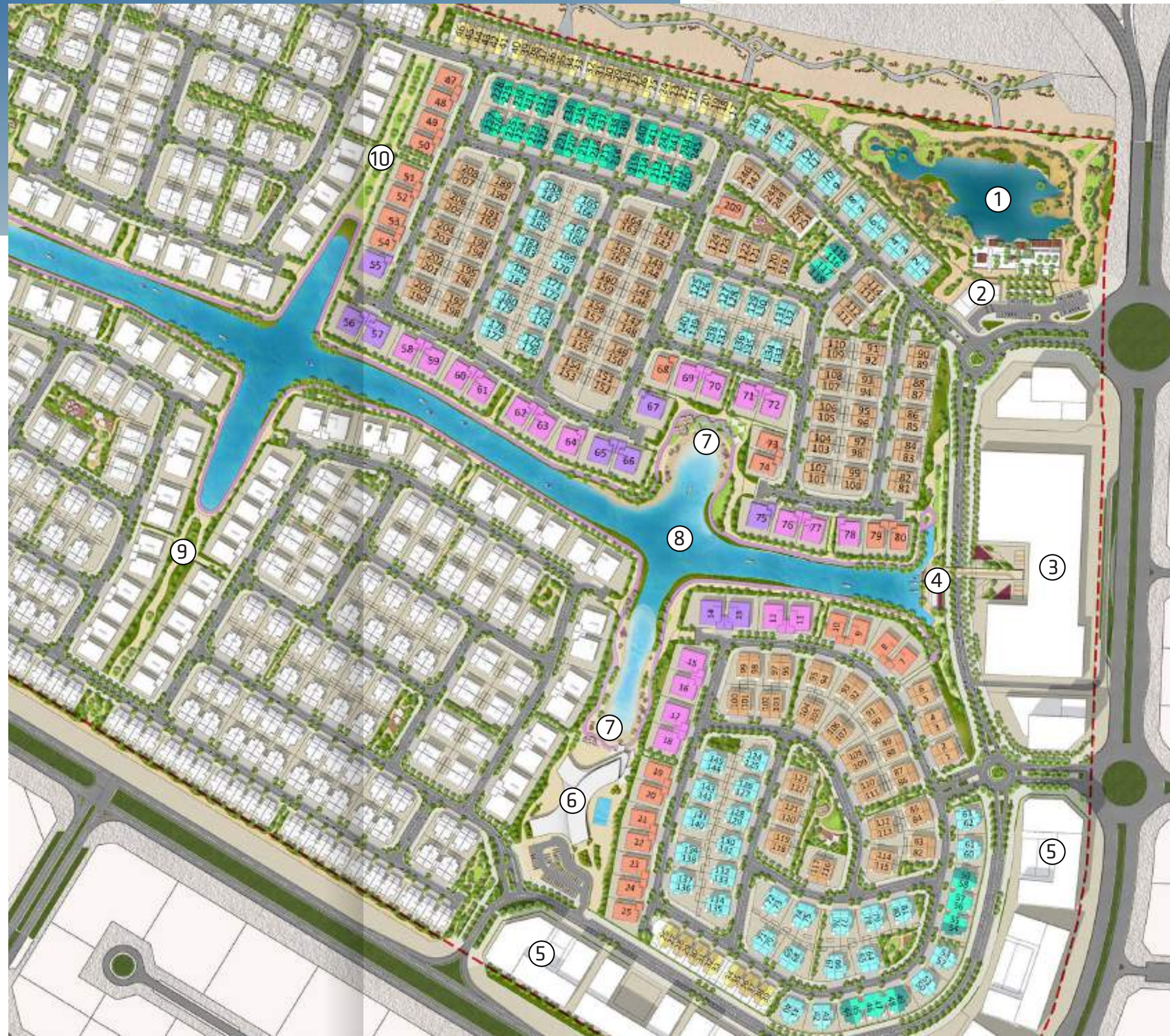
SOUTH BAY MASTER PLAN

AMENITIES

- ① Lush Pond
- ② Sports Courts
- ③ Shopping Mall
- ④ F&B
- ⑤ Apartment Buildings
- ⑥ Beach Clubhouse
- ⑦ Sandy Beaches
- ⑧ The Lagoons
- ⑨ Sports Park
- ⑩ Meditation Garden

LEGEND

- 3-BR Townhouse Middle Unit
- 3-BR Townhouse Edge Unit
- 4-BR Townhouse Middle Unit
- 4-BR Townhouse Edge Unit
- 4-BR Semi-Detached Unit
- 5-BR Semi-Detached Unit
- 5-BR Mansion Unit
- 6-BR Mansion Unit
- 7-BR Mansion Unit



SOUTH BAY PHASE 1 & 2



South Bay

It's a Lifestyle

AMENITIES/FACILITIES

- Health and Wellness Complex
- Beach Clubs
- Kayak Club & Café
- Mosque
- IB Certified School
- Shopping Mall
- Lake Park
- Community Park
- Close Proximity to Expo Road
- 3km Crystal Lagoon
- Fully Gated Community
- Jogging and Cycling Tracks
- Exclusive Kids Club



Ultra-modern
amenities

Thrilling
watersports
routine



SOUTH BAY
It's a Lifestyle



Mansion Exteriors



Luxurious
waterfront mansions



Luxurious 7 bedroom
waterfront mansions



Luxurious 6 bedroom
waterfront mansions



Luxurious 5 bedroom
waterfront mansions



Luxurious 5/6/7
bedroom mansions



Luxurious 5/6/7
bedroom mansions



Beautiful greenery view
5/6/7 bedroom mansions



Exquisite waterfront
5/6/7 bedroom mansions



Lavish 5 bedroom mansions



Mesmerising waterfront mansions

Phenomenal mansions





Generous private garden mansions



Waterfront mansions



Majestic
waterfront mansions



Stunning crystal beach

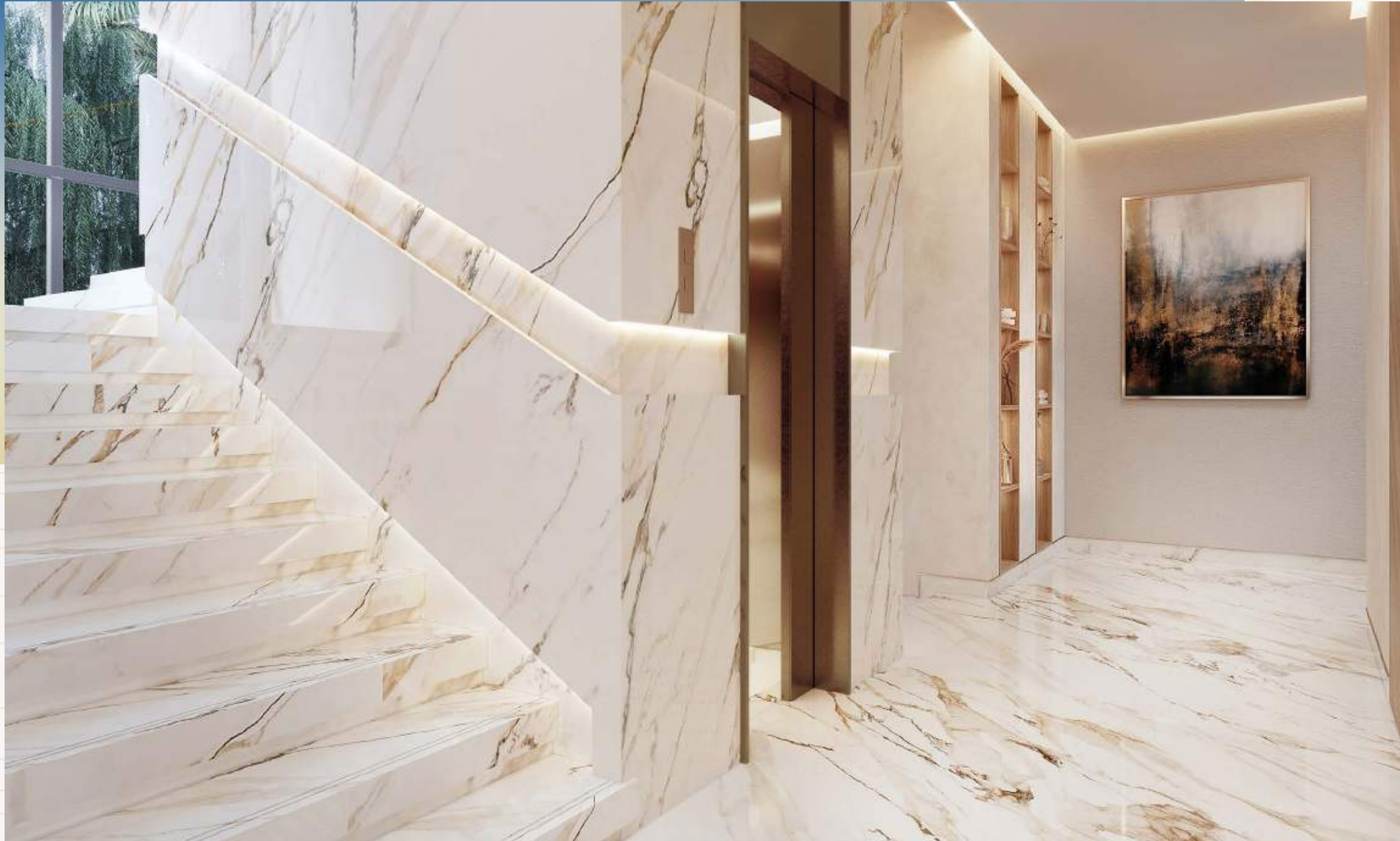
Mansions Interiors

Main Reception area and lobby



Ground Floor





Surreal stairs & elevator lobby



Ground Floor

Marble Master
bedroom bathroom



Ground Floor





Splendid guest
bedroom with
private garden



Ground Floor



Splendid
guest bedroom



Ground Floor



Marble Master
bedroom bathroom



Ground Floor



Family everyday
living room



Ground Floor

Show Kitchen
with Onyx bar
center piece



Ground Floor



Show Kitchen
with Onyx bar
center piece



Ground Floor

Grand Living
area and
dining room



Ground Floor



Grand Living
area and
dining room



Ground Floor





Grand Service
Kitchen



Ground Floor



Ground floor
Laundry Room



Ground Floor



Incredible
backyard pool
house lounge



Ground Floor



Ground Floor
Outdoor Powder
Room



Ground Floor



Ground Floor
Swimming Pool



Ground Floor



First Floor Family
living area with
breathtaking view



1st Floor

First Floor Family
living area with
breathtaking view



1st Floor



Master
Bedroom



1st Floor

Lavish bathing sanctuary



1st Floor



Chic dressing
room



1st Floor



Master Bedroom
entrance



1st Floor



Private living
space in
master suite



1st Floor



Master
Bedroom with
energetic view



1st Floor



Master
Bedroom with
energetic view



1st Floor



Master
Bedroom with
energetic view



1st Floor

Sky Garden bathroom



1st Floor



First floor
sartorial
sanctuary



1st Floor





Welcoming
first floor
lobby



1st Floor



Panoramic Sky Garden



Roof



Master
Suite



1st Floor

Roof



Wardrobe
Sartorial Haven



Roof

Elevated relaxation room



Roof



Elevated relaxation room



Roof





Panoramic
rooftop suite



Roof



Sky garden
terrace



Roof



Bespoke Gym & entertainment area



Basement



Luxe Cinema
Room



Basement

Floor Plans

SOUTH BAY
خليج الجنوب
 دبي - دبي

SEVEN BEDROOM

**MANSION
 PREMIUM**

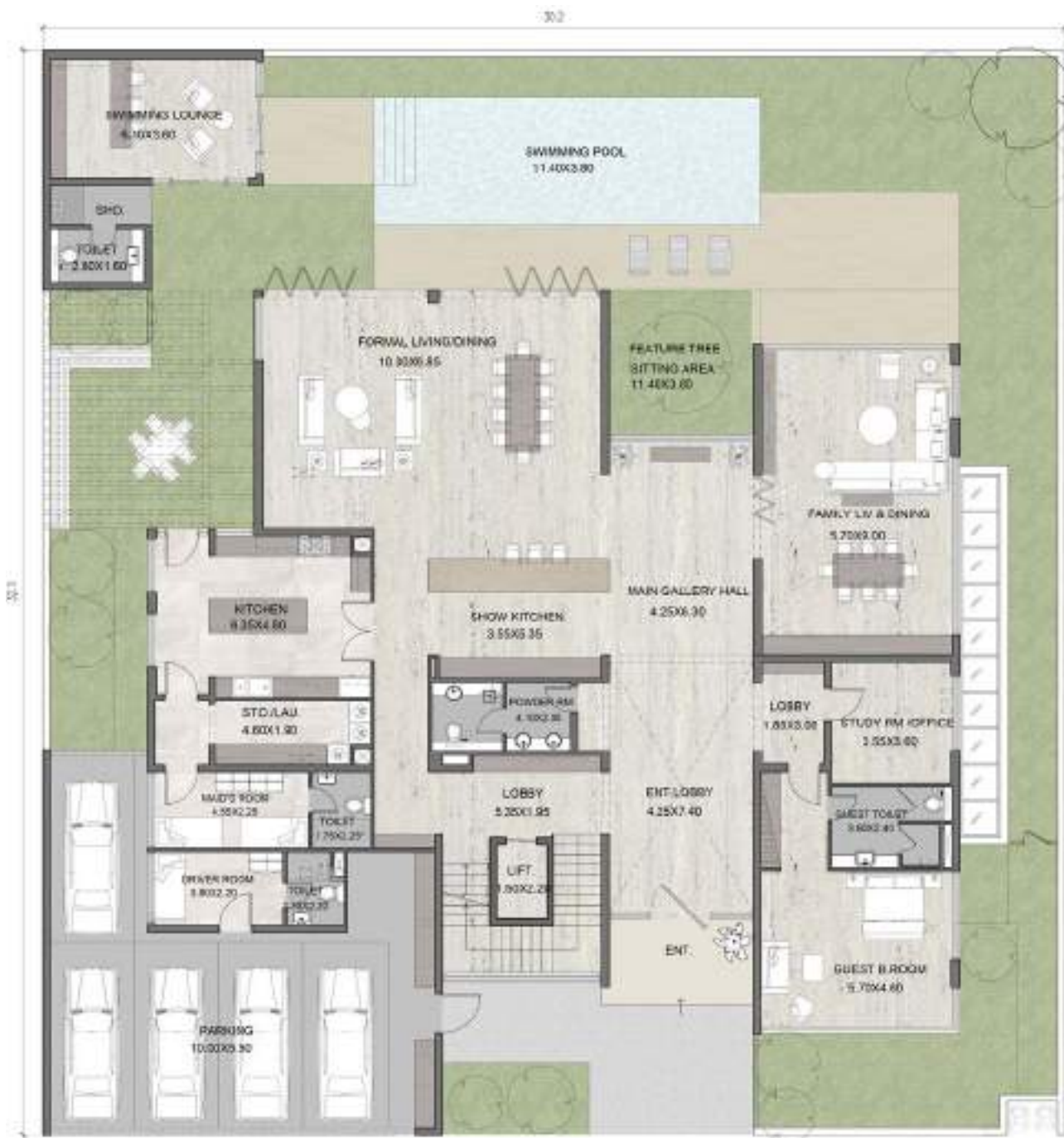
UNIT # XX



UNIT	7 BEDROOM MANSION
PLOT AREA	10,333
BUA	13,682
GARDEN	4,102
ROOF TERRACE	2,557
GF BUA	6,107

Areas presented in square feet

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



BASEMENT LEVEL PLAN



7BR MANSION FLOOR PLAN



GROUND FLOOR



FIRST FLOOR



BASEMENT FLOOR



ROOF FLOOR

7BR MANSION 3D FLOOR PLAN

GROUND FLOOR



FIRST FLOOR



BASEMENT FLOOR



ROOF FLOOR



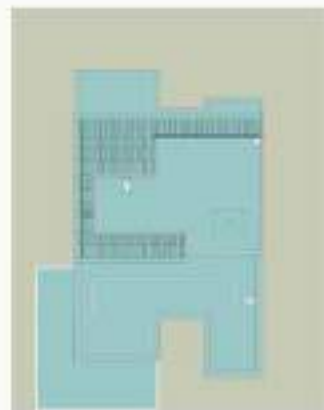
6BR MANSION 3D FLOOR PLAN

SOUTH BAY خليج الجنوب

FIVE BEDROOM

MANSION
PREMIUM

UNIT # XX



UNIT	FIVE BEDROOM MANSION
PLOT AREA	7,233
BUA	8,418
GARDEN	3,093
ROOF TERRACE	1,511
GF BUA	4,024

Areas presented in square feet.

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



5BR MANSION FLOOR PLAN

GROUND FLOOR



FIRST FLOOR



ROOF FLOOR



5BR MANSION 3D FLOOR PLAN



HANDOVER
2026

5%
down payment

5 year
payment plan

50%
during construction

50%
2 years post completion

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Waterfront Mansions

SOUTH BAY

A development by

دبي الجنوب
DUBAI
SOUTH

800SOUTH

dsproperties.ae

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تم تقديم المعلومات الواردة في هذا الكتيب كمعلومات عامة، ولا تمثل أو تضمن صراحةً أو ضمناً دقتها أو اكتمالها أو صحتها. قد تختلف المعلومات والمواد المتعلقة بوصف حجم قطعة الأرض، ومخطط الموقع، ومخطط الأرض، والتصاميم، والصور، والارتفاعات، العقارات المجاورة، ووسائل الراحة، وإرشادات التصميم، والتصميم، والبناء الفعلي، وما إلى ذلك، عن تلك المعروضة في هذا الكتيب. يحتفظ المطور / البائع بالحق في مراجعة المواد الواردة في هذا الكتيب دون إشعار. لا يتحمل المطور / البائع مسؤولية أي أخطاء في المحتويات أو الأوصاف أو التعريفات في هذا الكتيب.