

# سدر ريزيدنسز SIDR RESIDENCES

## Live in the new centre of Dubai's future

Live in the new centre of Dubai's future at Sidr Residences - a contemporary, urban village in Expo City Dubai. Inspired by the Sidr tree, known for its resilience and shade, Sidr Residences offers a lifestyle that combines eco-friendly apartments within a connected, environmentally aware community

Comprising three towers, close to the conveniences of Expo Downtown and Expo's commercial area, within walking distance to the metro and at the doorstep of Al Maktoum International Airport, Sidr is an ideal location for future-ready living

Sidr Residences is designed for residents who value cutting-edge technology and sustainability within a smart city environment. With home automation features across a 5G-connected site, Sidr offers a premium living experience for those seeking innovation without compromising on comfort or convenience





# Community features



## Apartment types:

One- to four-bed units and loft apartments, with options for minor modifications to accommodate accessibility requirements



## Panoramic terraces:

Stunning views of Al Wasl Plaza, Terra and the UAE Pavilion



## Smart living:

Tech-enabled, 5G-connected environments with home automation



## Clubhouse:

Function rooms, reading rooms, social spaces and meditation pods



## Community gardening:

Available at podium level, integrated into landscaped amenities



## Swimming pools:

Adult and kids' pools, splash pad, pool decks, cabanas and spa pools



## Library pods:

Promote recycling and book-sharing as part of the community's values



## Kids' toy library:

Encourages recycling, sustainability and sharing



## Larger-than-average apartments:

Floor-to-ceiling windows and spacious balconies



## 15-minute walkable urban community:

Access to convenience stores, retail and F&B options and key landmarks, with easy connectivity to Dubai Metro



## Gyms and kids' play areas:

Fitness spaces and nature-inspired play areas for healthy, happy residents



## Outdoor dining spaces:

Family-friendly, open-air paved areas, ideal for barbecues and get-togethers





# Connectivity highlights

A harmonious environment that balances human needs and environmental stewardship, Sidr Residences offers breathtaking views within a convenient, walkable community



Within easy reach of the community square, offices, theatre, 5-star hotel, the Expo City market and numerous restaurants and retail outlets



Five minutes from Al Wasl Plaza with its outdoor performances and immersive projections



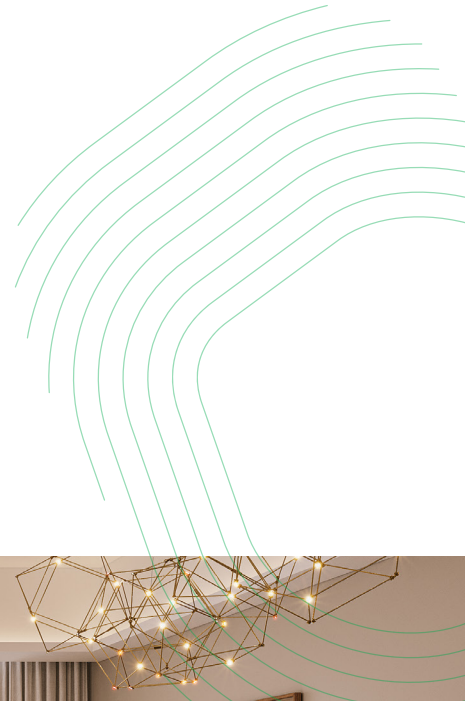
Direct access to the UAE Pavilion via the lush Ghayath Trail



Bordering Expo Business offering prime connections to high-end professional opportunities as well as extensive dining and retail options



Sweeping outlooks across Al Wasl Plaza, the UAE Pavilion and Terra, with views of Surreal water feature from higher floors



## Sizes (sqft)

- 1 Bedroom | 984 - 998
- 2 Bedroom | 1378 - 1426
- 3 Bedroom | 1695 - 2393
- 4 Bedroom | 4124 - 4128





## Standard payment plan

Instalments	%	Milestone
1 <sup>st</sup> instalment	10%	On Reservation Date
2 <sup>nd</sup> instalment	10%	Within 30 days from Reservation Date
3 <sup>rd</sup> instalment	5%	Within 150 days from Reservation Date
4 <sup>th</sup> instalment	5%	Within 270 days from Reservation Date
5 <sup>th</sup> instalment	5%	Within 390 days from Reservation Date
6 <sup>th</sup> instalment	5%	Within 510 days from Reservation Date
7 <sup>th</sup> instalment	5%	Within 630 days from Reservation Date
8 <sup>th</sup> instalment	5%	Within 750 days from Reservation Date
9 <sup>th</sup> instalment	5%	Within 870 days from Reservation Date
10 <sup>th</sup> instalment	5%	Within 990 days from Reservation Date
11 <sup>th</sup> instalment	10%	On Completion
12 <sup>th</sup> instalment	7%	Within 180 days from Completion Date
13 <sup>th</sup> instalment	7%	Within 360 days from Completion Date
14 <sup>th</sup> instalment	8%	Within 540 days from Completion Date
Final Instalment	8%	Within 720 days from Completion Date
<b>100%</b>		

