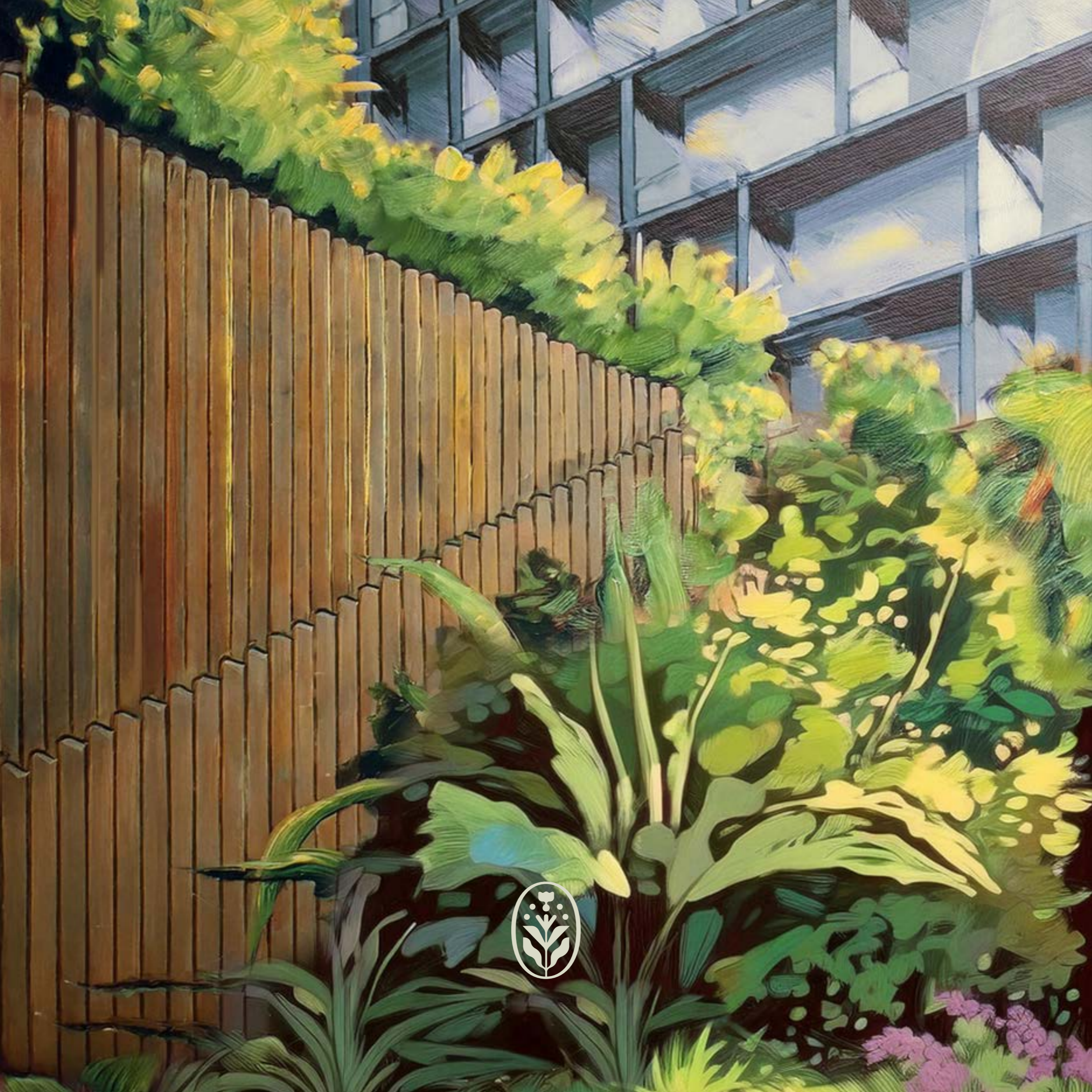


# EMBER

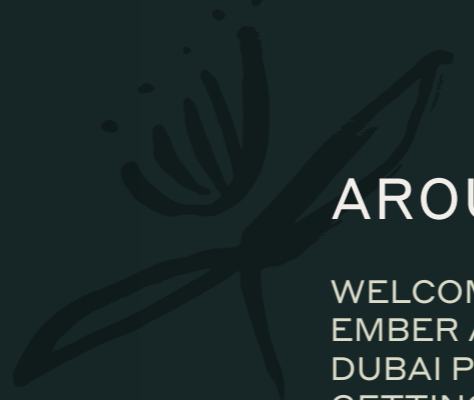


PARKFIVE

Live  plenty



# INDEX



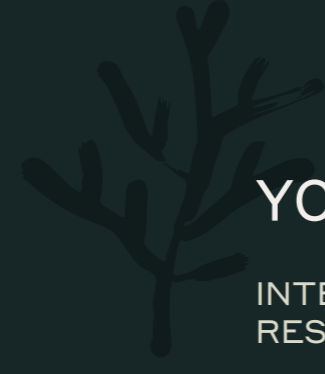
## AROUND YOU

WELCOME TO PARKFIVE  
EMBER AT PARKFIVE  
DUBAI PRODUCTION CITY  
GETTING AROUND



## LIFESTYLE AMENITIES

LIFESTYLE  
RETAIL & SIKKAS  
EMBER TOWER AMENITIES



## YOUR NEW HOME

INTERIORS  
RESIDENCES



## THE MINDS BEHIND PARKFIVE

DEVELOPER

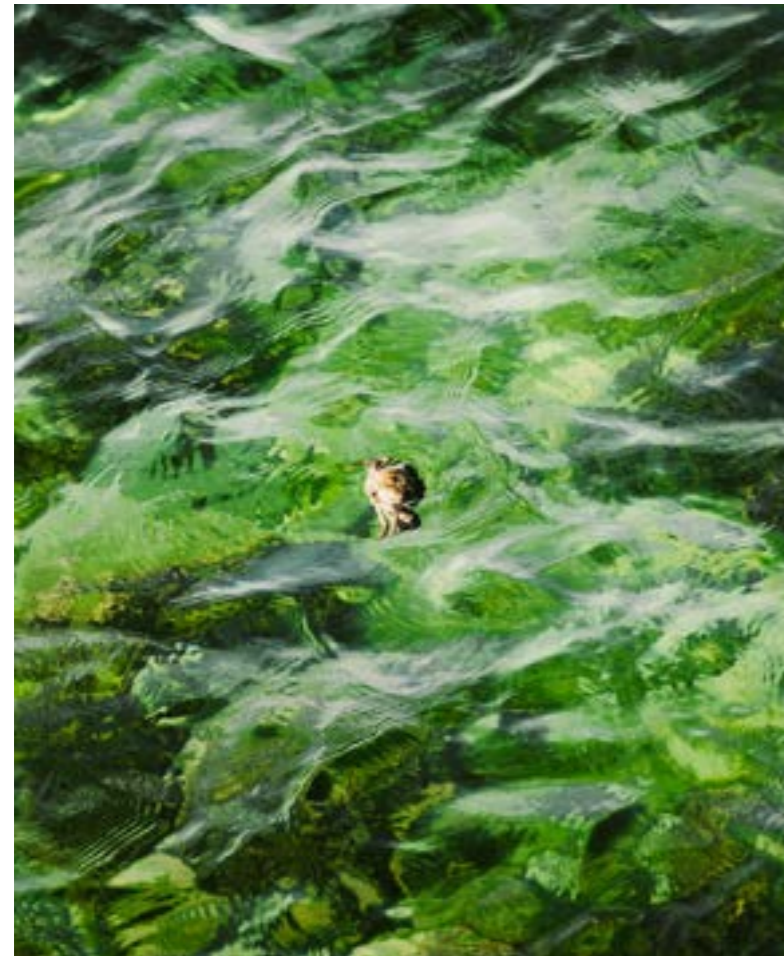


WELCOME TO PARKFIVE

  
EMBER



# EMBRACE A LIFE OF PLENTY.



## IN A TRANQUIL PARK AND WATERSIDE SETTING.

Synonymous with its name, Parkfive is nestled in the tranquil embrace of Dubai Production City, an exquisite five-tower residential sanctuary by Deyaar Properties unfolding a verdant splendour



Phase 1 will unveil an inclusive, self-sustaining community featuring two splendid towers heralding a new era in urban living with smart home residences. Crafted perfectly, the chic interiors blend biophilic design with expansive windows framing picturesque park and lake vistas.

This verdant oasis offers a tapestry of unparalleled amenities, and its crowning glory – a labyrinth of winding sikkas – weaves through the landscape, nurturing a vibrant community and shaping every facet of daily life. These enchanting pathways are the lifeblood of Parkfive, fostering connections and cultivating a sense of belonging that elevates every moment and nurtures holistic well-being.







EMBER AT PARKFIVE

# ARCHITECTURE BEYOND BOUNDARIES.



## STRIKING FACADES.

Ember at Parkfive's architecture pays homage to its tranquil surroundings while making a bold, contemporary statement.

Its geometric facade draws inspiration from the vibrant local environment, featuring clean lines and sprawling balconies that blur the boundary between indoor and outdoor living. This design seamlessly blends traditional influences with modern aesthetics, introducing a visionary approach that bridges the past, present, and future.

# THE ESSENCE OF ELEVATED LIVING.



## LIFE REIMAGINED AT THE EMBER TOWER.

The Ember Tower emerges as a landmark residence within the prestigious Parkfive development.

featuring elegantly crafted 1, 2-and 3-bedroom homes. This sophisticated tower redefines contemporary living with its meticulously designed amenities thoughtfully distributed across three magnificent levels - the dynamic podium, the serene 11th floor, and the breathtaking rooftop. Nestled among winding sikkas, residents will experience an artful fusion of urban sophistication and community warmth, where every detail has been carefully orchestrated to create an unparalleled living experience.





SAKURA H



RANGE ROVER  
M 1856

# A PRIME LOCATION REDEFINED.

## WHERE VIBRANT LIVING MEETS URBAN APPEAL.

Set in unprecedented natural beauty

Ember at Parkfive sets a new precedent in chic living with its strategic location in Dubai Production City, where community, connectivity, and leisure intertwine seamlessly. World-class shopping, diverse dining, lush parks, prestigious golf clubs, top-tier schools, and renowned hospitals are all within minutes. Here, urban vibrancy meets serene living and home comfort, providing endless opportunities for growth, relaxation, and connection. At Parkfive, all the elements for a fulfilling lifestyle are moments away.

### COMMERCIAL

1. Dubai Media City
2. Dubai Knowledge Park
3. Business Bay
4. DIFC
5. Dubai Design District
6. Dubai Healthcare City

### LEISURE

7. Dubai Marina Mall
8. Jumeira Golf Estates
9. Mall of the Emirates
10. Dubai Butterfly Garden
11. Dubai Miracle Garden
12. Trump International Golf Course
13. Dubai Autodrome
14. Global Village
15. IMG Worlds of Adventure
16. Kite Beach
17. Jumeirah Beach
18. The Green Planet
19. Dubai Mall
20. Ras Al Khor Wildlife Sanctuary

### PARKS

21. Al Barsha Park
22. Safa Park
23. Zabeel Park

### HOSPITALITY

24. FIVE Palm Jumeirah Hotel
25. Novotel Dubai Al Barsha
26. Courtyard by Marriott Dubai
27. Address Montgomerie
28. JW Marriott Marquis Hotel

### HEALTHCARE

29. Emirates Hospital Day Surgery
30. Right Health Medical Centre
31. Saudi German Hospital
32. Mediclinic Meaisem
33. NMC Royal Hospital



# EFFORTLESS CONNECTIONS.

CONNECTED TO EVERYTHING THAT MATTERS.



Strategically located near Sheikh Mohammed bin Zayed Road and Al Khail Road, Ember at Parkfive offers unparalleled access to Dubai's vibrant tapestry.

It serves as an urban sanctuary while providing easy access to all points of interest in the city. The City Centre Me'aisem, a retail therapy and entertainment hub, is mere minutes away. For business and cultural enrichment, the Dubai Exhibition Centre and the visionary Expo City are within a swift 15-minute drive. Frequent travellers will appreciate the convenience of Dubai International Airport, just a 25-minute journey from your doorstep. At Parkfive, the city's essentials aren't just nearby—they're an integrated part of your lifestyle.

## SHOPPING

1. City Centre Me'aisem
2. Centro Al-Andalus
3. Circle Mall
4. The Town Center
5. The Springs Souk

## MOSQUES

6. Dpc Mosque
7. Yousiuf Mohammad Mosque
8. City Centre Me'aisem Mosque

## SPORT

9. Dubai International Cricket Stadium
10. Jumeirah Golf Estates Golf & Country Club
11. Top Padel - City Centre Me'aisem
12. Impz Pond Running Track

## HOSPITALS

13. Mediclinic Me'aisem
14. Saudi German Clinic, Sports City
15. Aster Clinic, Sports City
16. Aster Clinic, Jvc

## GROCERIES

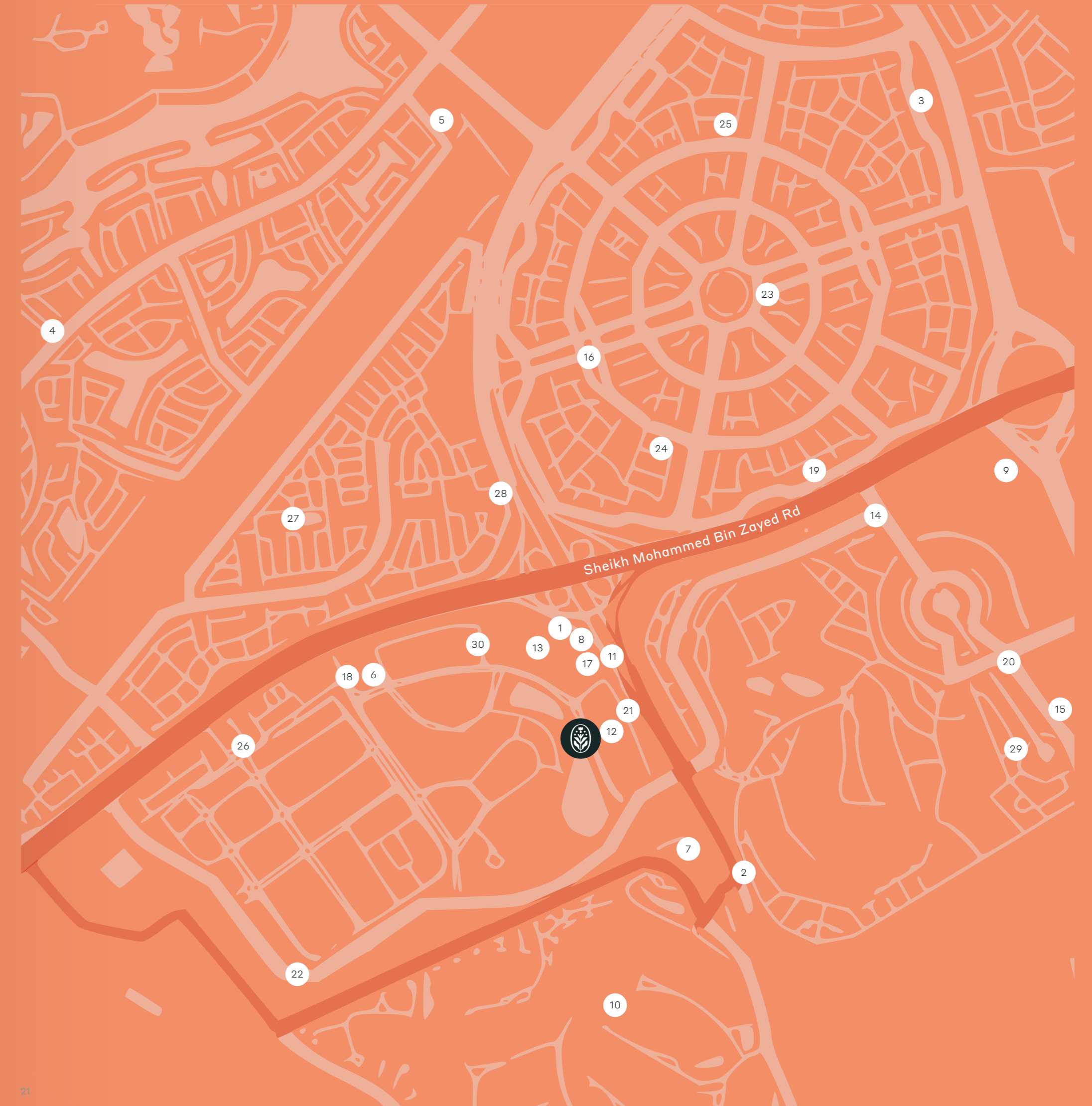
17. Carrefour Hypermarket
18. Mango Hypermarket
19. Al Maya Supermarket Jvc
20. Al Maya Supermarket Sports City
21. New W Mart Supermarket
22. Carrefour Midtown

## PARKS

23. Circle Community Park
24. Jvc- Halfa Park
25. Roolh Park - Jvc

## SCHOOLS

26. Roots Montessori Nursery Impz
27. Arcadia British School
28. Sunmarke School
29. Victory Heights Primary School
30. Kids Kingdom Daycare





LIFESTYLE AMENITIES



# DESIGNED FOR LIFE

A LIFE IMMERSSED IN NATURE'S FINEST, UNCOMPROMISED.



Welcome to a life tailored by master artisans and adorned by nature's grand design.



Ember at Parkfive presents a quintessential lifestyle, embodying nature, dynamism and vibrancy, focusing on wellness, sustainability, and technology. At its heart are thoughtfully designed 'Sikkas' - traditional Arabian pathways that weave through expansive green spaces and festive communal areas. These picturesque sikkas and lush greenery inspire a community rooted in creativity, connection, and shared purpose.

# 75+ AMENITIES & RETAIL

REDEFINING ROOFTOP REVELRY AND PODIUM PERFECTION.



Parkfive's ground level comes alive as a vibrant community space, where everyday moments become extraordinary experiences.

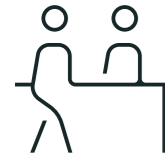
The Ember Tower's podium and rooftop unveil a collection of carefully curated amenities for recreation and relaxation. The distinctive 11th floor features dual terraces - an exclusive adult retreat and a welcoming family space perfect for gatherings - both offering breathtaking views. Throughout these spaces, thoughtfully designed shaded areas and seamless indoor-outdoor transitions create natural sanctuaries for both social connection and peaceful solitude.





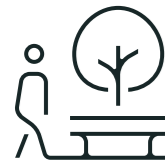
RETAIL & SIKKAS





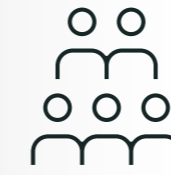
**THRESHOLD OF  
TRANQUILITY: WHERE  
ELEGANCE EMBRACES YOU.**

Soaring ceilings and warm, ambient light embrace visitors in Parkfive's lobby. Exquisite details, from curated décor to sophisticated lighting, create an atmosphere of understated elegance. This entrance sets the tone for the refined living experience within.



**TIMELESS SIKKAS, THREADS  
OF COMMUNITY. WEAVING  
MOMENTS INTO MEMORIES.**

In the heart of Parkfive, where modernity embraces tradition, sikkas whisper tales of connection. These timeless pathways, etched into the landscape like arteries of community, pulse with the essence of shared experiences. In this tapestry of life, neighbours become friends as paths cross and stories intertwine, nurturing a vibrant, inclusive atmosphere where personal and collective growth flourish.



**WHERE COMMUNITY  
AND COMMERCE DANCE.**

As seasons turn, Friday markets and kiosks breathe life into the air, transforming everyday errands into voyages of discovery. Experience the rhythm of community life at these regular gatherings.



**URBAN CONVENIENCE.  
ELEVATING THE EVERYDAY.**

Find life's essentials mere steps from your door. Thoughtfully integrated shops and services ensure your needs are met with ease and style.





**EPICUREAN ODYSSEY:  
A WORLD OF FLAVORS AT  
YOUR DOORSTEP.**

Embark on a culinary journey through a vibrant collection of eateries and gourmet shops. Every visit promises new flavours to savour, from farm-fresh produce to artisanal delights.



**TIMELESS TALES IN MODERN  
STROKES: WHERE HERITAGE  
MEETS INNOVATION.**

Murals and sculptures are silent storytellers, their tales etched in colour and form, bridging past and future. Immerse yourself in a gallery of striking artworks that adorn common spaces. Each piece tells a story, blending cultural heritage with modern expression.



**WHISPERS OF NATURE  
IN THE URBAN SYMPHONY.**

Discover pockets of tranquillity where dappled sunlight plays through leaves. These carefully crafted retreats invite moments of peaceful reflection or friendly conversation.



**SEAMLESS HORIZONS:  
WHERE INTERIOR LUXURY  
MEETS OUTDOOR FREEDOM.**

Blur the lines between indoors and out in areas that capture the best of both worlds. Versatile by design, these spaces adapt to your lifestyle, whatever the occasion.





AMENITIES AT THE EMBER TOWER

# WHERE SOPHISTICATION MEETS EXHILARATION.



## AN ADULT OASIS IN THE SKY.

The Ember Tower presents a sophisticated collection of amenities thoughtfully curated across three distinct levels

from the vibrant podium's social spaces to the exclusive 11th-floor retreats and the spectacular rooftop sanctuaries. Each level presents its own unique character - from social gathering spaces and wellness zones to elevated lounges and sky-high retreats, crafting a complete lifestyle destination.

## INDOOR PODIUM AMENITIES



### GYM + CHANGING ROOMS



#### WHERE WELLNESS TRANSCENDS BOUNDARIES.

Ember's podium houses a cutting-edge indoor gym that seamlessly blends indoor fitness with outdoor tranquillity. This holistic haven, from high-tech equipment to serene yoga lawns, invites residents to harmonise health with nature.

### CINEMA ROOM



#### WHERE STORIES UNFOLD IN CINEMATIC SPLENDOUR.

With premium audiovisual technology and plush seating, one can immerse in an intimate theater experience. Residents will enjoy movie nights and sporting events in this sophisticated private screening venue.





## OUTDOOR PODIUM AMENITIES

### KIDS POOL

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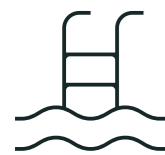


WHERE SPLASHES  
OF JOY ECHO ACROSS  
GENERATIONS.

The thoughtfully designed kids' pool seamlessly merges with the family swimming area, creating a harmonious waterscape where laughter and relaxation intertwine. Here, little ones splash in safe shallows while adults unwind nearby, all bathed in shared joy.

### ADULT POOL

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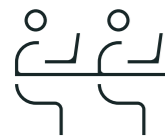


WHERE SKY AND  
WATER EMBRACE IN  
INFINITE HARMONY.

Parkfive's outdoor sanctuary unfolds around an infinity-edge family pool, complete with a soothing Jacuzzi. Crystalline waters merge with the horizon, cradled by tranquil trees and elegant bamboo decking adorned with plush lounges.

### COWORKING SPACE

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WHERE INSPIRATION  
FLOWS IN THE OPEN AIR.

Focus can be found in these carefully designed outdoor workstations surrounded by gentle breezes. Residents will experience enhanced productivity in this unique blend of professional space and natural ambience.

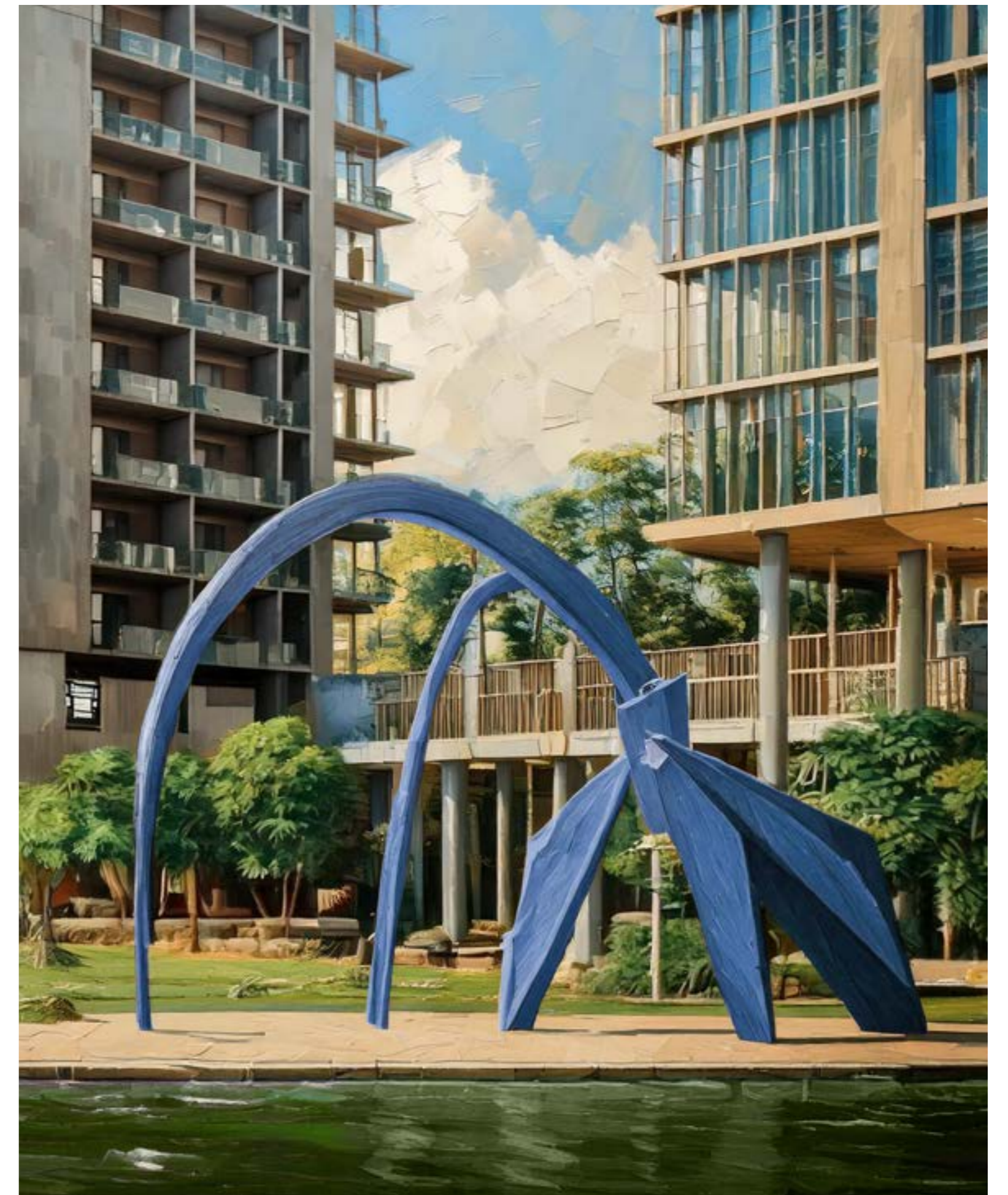
### COMMUNITY LAWN

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WHERE NATURE AND  
COMMUNITY DANCE IN  
SYMPHONY.

Pristine landscaping areas surround the development. The blend of lush green spaces and modern amenities complements these dynamic pathways, embodying the fusion of cultural heritage and contemporary living.





## OUTDOOR PODIUM AMENITIES



BBQ HAVEN



### WHERE FLAVORS SIZZLE UNDER OPEN SKIES.

The BBQ area transforms outdoor dining into an art form. Sleek grills stand ready amidst comfortable seating, inviting residents to craft culinary masterpieces under the stars. The aroma of grilled delicacies mingles with laughter, creating an atmosphere that becomes a cherished memory.

KIDS PLAY AREA WITH COLORFUL SWINGS



### WHERE CHILDHOOD ADVENTURES COME ALIVE.

The little ones will explore and imagine in this expansive sandy playground designed for creative play. The secure sand pit area features engaging play equipment and comfortable parent seating nearby.





## 11<sup>TH</sup> FLOOR AMENITIES

### PLUNGE POOLS

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#### WHERE SERENITY MEETS THE SKYLINE.

One can retreat to private infinity-edge plunge pools that merge tranquillity with breathtaking views. Residents will find their oasis high above the city, perfect for peaceful relaxation or sunset dips.

### BBQ HAVEN

---



#### WHERE FLAVORS SIZZLE UNDER OPEN SKIES.

The BBQ area transforms outdoor dining into an art form. Sleek grills stand ready amidst comfortable seating, inviting residents to craft culinary masterpieces under the stars. The aroma of grilled delicacies mingles with laughter, creating an atmosphere that becomes a cherished memory.

### SEATING AREAS

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#### WHERE CONVERSATIONS FLOW WITH PANORAMIC VIEWS.

Residents will find thoughtfully arranged lounges and intimate seating nooks at elevation. The carefully curated furniture settings create perfect spots for socialising or quiet reflection with stunning vistas.

## ROOFTOP AMENITIES

### Ember's Athletic Jewel

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#### A SKY-HIGH ARENA OF FRIENDLY RIVALRY.

Perched high above the city buzz, the Ember tower stands as a testament to athletic elegance. This sleek arena invites residents to engage in thrilling rallies and swift manoeuvres, all while basking in panoramic urban vistas.

### OUTDOOR LOUNGE

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#### WHERE CONVERSATIONS BLOOM IN COOL COMFORT.

Dotted throughout the Ember Tower, shaded communal seating areas serve as serene oases for social connection. Here, neighbours become friends, sharing stories and creating lasting bonds in relaxed, comfortable elegance.

### GREEN WALKWAYS

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#### WHERE GREENERY EMBRACES CITY LIFE.

The linear park weaves a verdant tapestry through the urban landscape, offering residents a seamless blend of nature and modern living. This green corridor features a variety of indigenous plants, creating a micro-ecosystem that brings a touch of wilderness to the city.





YOUR NEW HOME



دييار  
DEYAAR

# INTERIORS THAT INSPIRE.

CRAFTED FOR  
QUINTESSENTIAL LIVING.

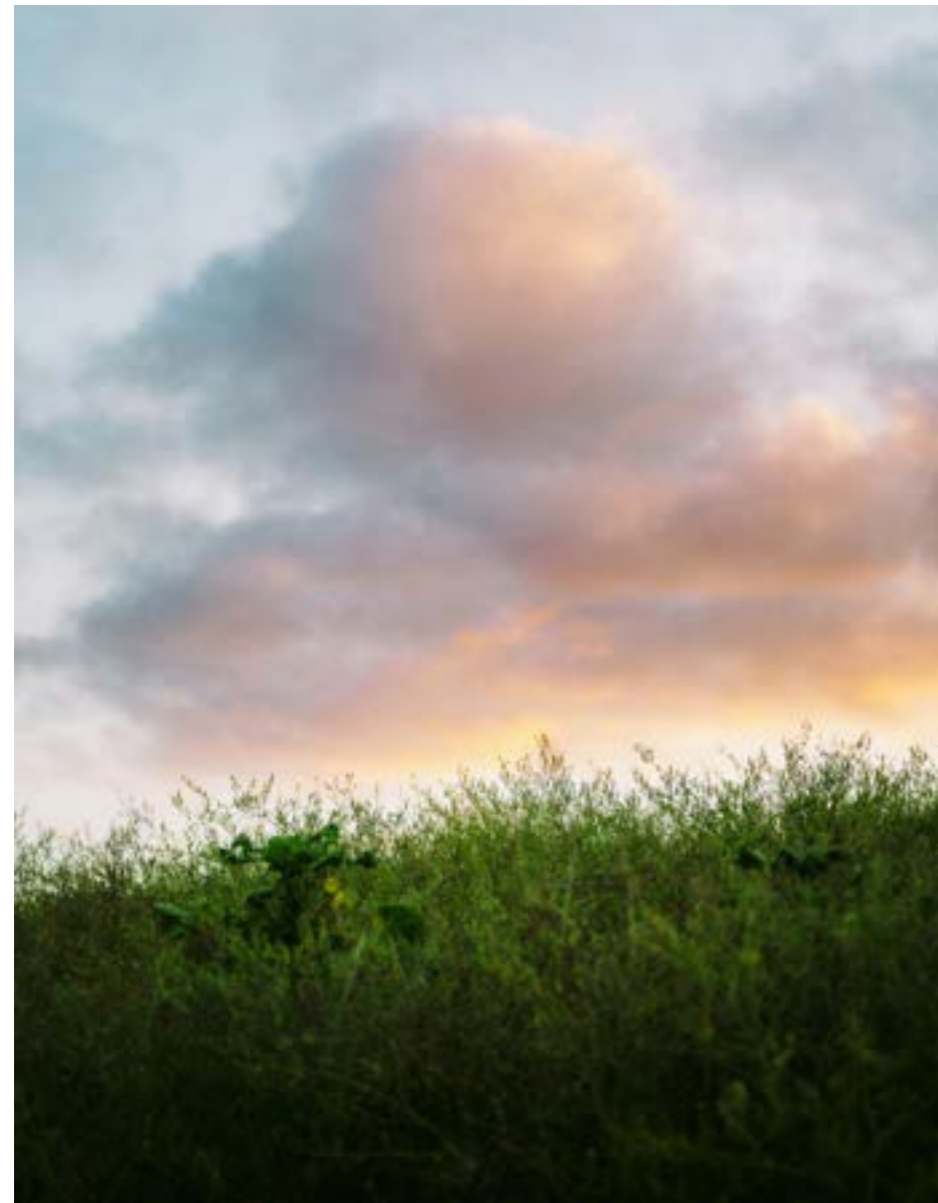


The light-filled, airy interiors exude spaciousness and comfort.

They are meticulously designed with high-end finishes to create an inviting atmosphere. Adorned with premium appointments, these living spaces are chic and ideally suited for discerning residents. The interiors create a modern, dynamic living environment that harmonises with the striking architecture and vibrant surrounding neighbourhood. As dusk falls, meander through streets embraced by verdant canopies. Each step is a journey through a world where design and nature dance in perfect harmony.



# REDEFINING URBAN ELEGANCE, ONE HOME AT A TIME.



## MASTERFUL DESIGN MEETS BREATHTAKING VIEWS.

Ember at Parkfive residences testify to contemporary elegance and masterful craftsmanship.

These thoughtfully designed homes blend biophilic elements with eclectic aesthetics, creating a cornerstone of modern living in harmony with nature. Each residence embodies a quintessential lifestyle, marrying elegant charm with modern sophistication.

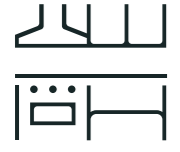
The 1, 2 and 3-bedroom homes cater to small and large families. Crowning these exceptional living spaces are breathtaking views – expansive windows frame spectacular vistas of the surrounding park and tranquil lagoon, forging an intimate connection with the natural world beyond.



## LIVING ROOM

The living room is designed to the highest specification, and its colour scheme reflects the local character and energy, drawing from the precinct's vibrant atmosphere, serene oasis, and natural surroundings.





## KITCHEN

Sleek, contemporary, and expansive kitchens showcase exquisite craftsmanship and premium materials. Every detail exudes quality, and the surfaces are meticulously finished.



## BATHROOMS

Minimalist bathrooms with modern vanity and aesthetics, high-end fixtures, and elegant finishes create a sanctuary of relaxation and rejuvenation.





## BEDROOMS

Tranquil bedrooms offer a perfect retreat with their refined design and soothing ambience. Thoughtful layouts and premium materials ensure comfort and style in equal measure.





# DEFINING EXCELLENCE IN REAL ESTATE.



## TWO DECADES OF ELEVATING DUBAI SKYLINE.

Deyaar has shaped Dubai's real estate with landmark projects for two decades, delivering over 20 million sq. ft. of developments since 2002.

We boast stellar commercial towers, remarkable residences, and outstanding hotels in Dubai's prime locations, from Business Bay to DIFC, Dubai Marina to Jumeirah Lake Towers. Recent projects include Central Park Towers, Regalia, MarCasa, and MidTown Masterplanned Development.

With a capital of AED 5.78 billion, over the last 2 decades, Deyaar has branched into integrated supply-chain service offerings divided into six business units: Property Development, Property Management, Facilities Management, Community Management, Hospitality, and Asset Management. These divisions provide multipurpose property services, accentuating Deyaar's appeal and stature within the real estate industry.

Leveraging our expertise and financial expertise, we shape Dubai's built environment, unlocking potential and creating enduring value for investors. With a robust land bank, diverse projects, and a future-focused vision, Deyaar continues to ascend.

