

vindera

THE VALLEY

EMAAR





DREAMS *Begin Here*

The Valley is a picturesque community where contemporary neighbourhoods blend with lush valleys and vibrant green spaces. A place to call home, it offers a well-rounded lifestyle, from wellness retreats, bustling promenades, schools to leisure activities. Every need is met in a calm, natural setting. Here, families grow and dreams take root.



SEAMLESS CONNECTIVITY, *Peaceful Living*

15 Minutes Drive
to Downtown
Dubai

20 Minutes Drive
to Dubai Int'
Airport

25 Minutes Drive
to Dubai
Marina

25 Minutes Drive
to Expo City
Dubai



DUBAI METRO LINES

- RED LINE
- GREEN LINE
- FUTURE BLUE LINE

WELCOME TO
vindera





vindera
THE VALLEY



THE VALLEY

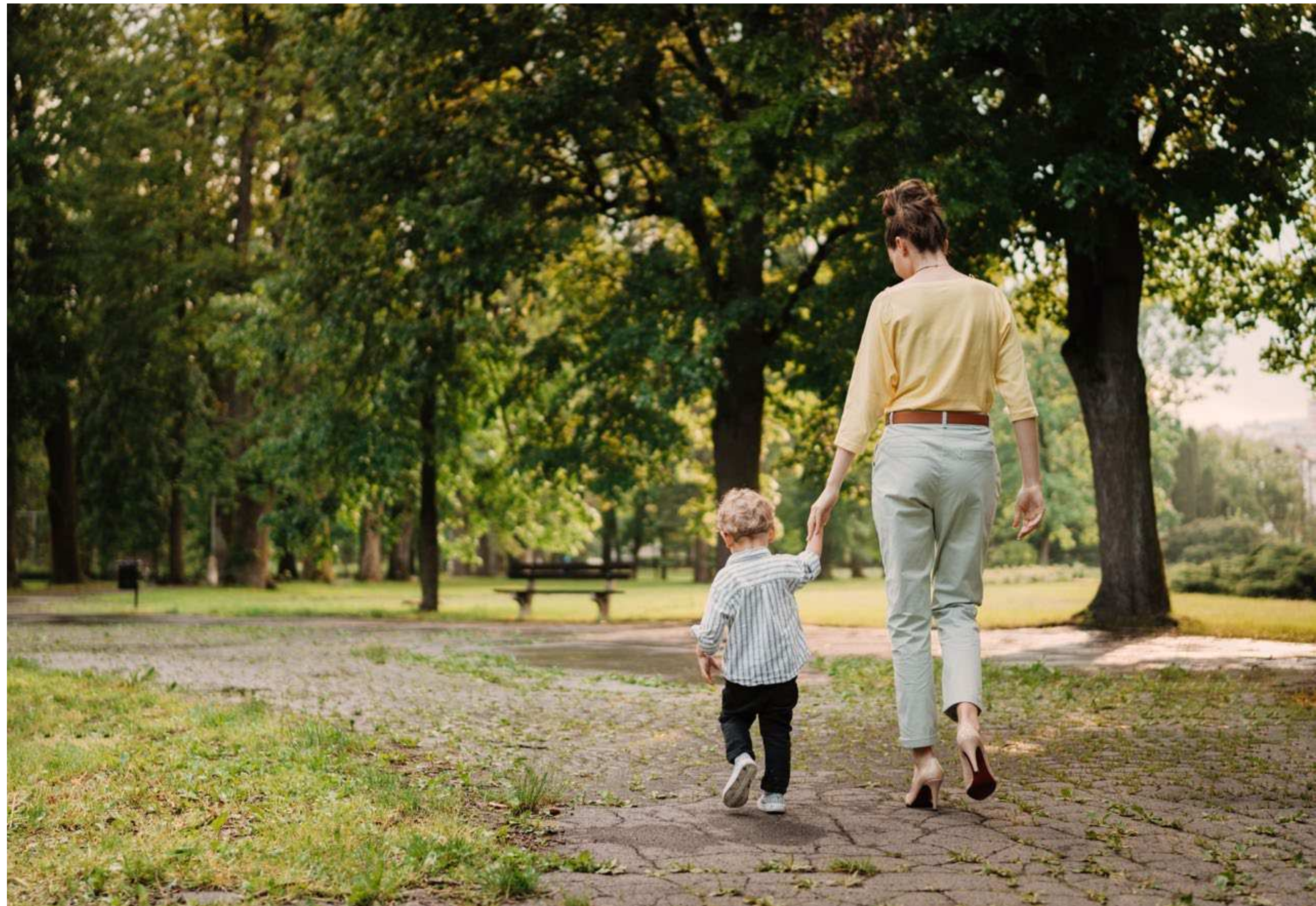
Phase Two

MASTERPLAN



YOUR EXCLUSIVE WORLD OF *Idyllic Luxury*

Discover Vindera, an exclusive sanctuary in The Valley Phase 2, where Central Park views and lush gardens meet serene forest walks. Immerse yourself in nature's beauty, from flower farms to vibrant green spaces, all complemented by soul-soothing wellness amenities. Here, every day invites connection, tranquillity, and the simple joy of living surrounded by life's natural rhythms. At Vindera, families flourish and serenity feels like home.



A WORLD FULL OF *Experiences*

Life is an immersive journey where every day brings new ways to connect, relax, and rejuvenate. Wander through lush gardens, sunlit meadows, and serene forest trails, or find a quiet moment in intimate courtyards and wellness sanctuaries. Each space is crafted to inspire curiosity, foster connection, and awaken the senses, creating a lifestyle where nature and modern living coexist.



SET THE EXPLORER

in you free

- 1 - PARK ENTRY WITH FEATURE SHADE STRUCTURE
- 2 - FITNESS PLAY AREA
- 3 - JUNIOR SOCCER PITCH
- 4 - TENNIS AND BASKETBALL COURTS
- 5 - PADEL TENNIS COURT
- 6 - SCULPTURAL LANDFORM WALK
- 7 - ORCHARD / FRUIT TREE GROVE
- 8 - FLOWER FARM
- 9 - YOGA/MEDITATION AREA
- 10 - COMMUNITY GHAF TREE NURSERY
- 11 - SUNKEN RECREATION LAWN - STORMWATER POND
- 12 - ADVENTURE PLAY AREA
- 13 - MEANDERING RIVER
- 14 - FOUNTAIN AND LOOK-OUT POINT
- 15 - RIVERSIDE SUNKEN SEATING LOUNGE
- 16 - RIVERSIDE PALM GROVE-SEATING PLAZA
- 18 - CALISTHENICS AND PARKOUR FITNESS AREA
- 19 - SKATEPARK AND SCOOTER PUMP TRACK
- 20 - HALF BASKETBALL COURT AND TABLE TENNIS
- 21 - AMPHITHEATRE AT SUNKEN EVENTS LAWN-STORMWATER POND
- 22 - DOG PARK
- 23 - DECKED OVERLOOK PLATFORM
- 24 - VALLEY TRAILS - ROCKS, GRAVEL AND NATIVE PLANTING
- 25 - NATURE THEMED PLAY AREA
- 26 - PRIMARY PATH AND JOGGING ROUTE / VALLEY CROSSING POINT
- 27 - STEPPED DECK ACCESS TO VALLEY TRAILS
- 28 - SEATING PLAZA AT SUNKEN LAWN - STORMWATER POND
- 29 - UNDULATING MEADOW
- 30 - LAKESIDE PAVILION AND DECKED LOOK-OUT POINT
- 31 - LAKE AND MEANDERING STREAM
- 32 - TOPOGRAPHIC PLAY AREA
- 33 - FITNESS, GAMES AND HAMMOCK AREA





DUNESCAPE RETREAT

Breathe in the serenity of rolling sands, a landscape that invites calm, reflection, and the quiet stirring of creativity, far from the ordinary.



FOREST IMMERSION

Wander through lush, vibrant woodlands where freedom and inspiration abound. Each path sparks curiosity and fosters a profound connection with nature.



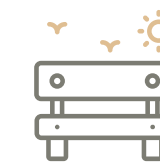
MEADOW HORIZONS

Discover sun-kissed clearings perfect for relaxation and playful exploration. Light, shadow, and color dance together, creating ever-changing spaces of joy and imagination.



NATURE'S PLAYGROUND

Encourage curiosity and adventure through thoughtfully designed spaces that invite discovery, movement, and playful interaction with the environment.



SENSORY GARDENS

Engage your senses with textures, fragrances, and sounds that deepen your connection to the outdoors, offering moments of mindful reflection and delight



FLORAL ESCAPES

Stroll through vibrant flower farms and colorful landscapes, where every step becomes a serene sensory experience, inviting calm and inspiration alike.

WHERE
Nature
Inspires





A SANCTUARY OF *Balance*

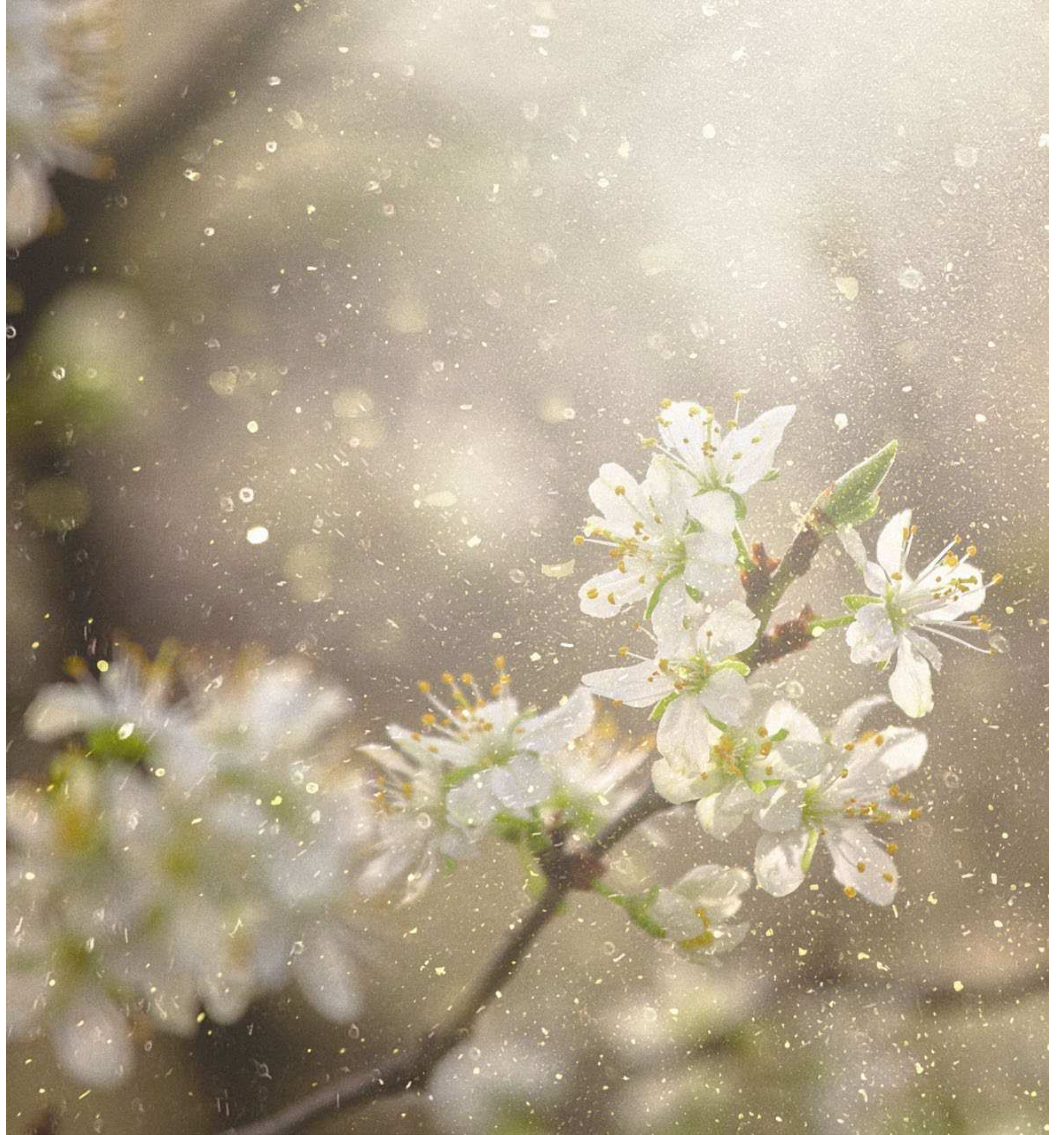
Experience a lifestyle where nature's elegance meets everyday wellbeing. From orchard groves to vibrant flower farms, every element nurtures harmony, sustainability, and mindful living.

Step into The Valley, where emerald gardens and sunlit spaces awaken the senses. Here, life flourishes amidst greenery, sunlight, and the gentle rhythm of natural beauty.

THE VALLEY

A LIFE IN *Bloom*

At Vindera, nature is not just a backdrop, it's a way of life. Stroll through vibrant flower farms, wander sun-drenched meadows, or unwind in the serenity of forest trails. Lush gardens, intimate courtyards, and scenic outdoor nooks invite reflection, transforming everyday moments into experiences of calm and inspiration.



WHERE COMMUNITY *Comes Alive*

Beyond private retreats, is an invitation to live actively. Expansive parks, children's play areas, and dynamic outdoor spaces spark curiosity and joyful exploration, while wellness sanctuaries and a state-of-the-art fitness centre keep body and mind in harmony. From peaceful morning walks to social gatherings at the clubhouse or poolside relaxation, life here is a curated balance of wellness and family.







CRAFTED FOR
BEAUTY,
*Designed
for Life*

Every villa at Vindera reflects a modern, contemporary aesthetic infused with subtle sophistication. Clean lines, graceful facades, and harmonious proportions create an enduring sense of elegance, while architecture seamlessly interacts with the surrounding green landscapes - turning every home into a work of art and a haven of serenity.

CGI05

Draft 02

26/08/2023



HOME OF TIMELESS *Elegance*

Vindera's 3- and 4-bedroom townhouses are crafted to enrich life's moments, from sunlit family breakfasts to serene evenings in your private garden. Designed for modern living, each home balances elegance, comfort, and connection to nature, offering a sanctuary where lifestyle and luxury blend.



TheValleyWest03

CGI11

Draft 04a



A LAVISH
EXPERIENCE,
*Beyond
Ordinary*

Step inside thoughtfully designed spaces where open-plan living enhances flow and light. Kitchens, lounges, and dining areas feature premium finishes, complemented by a subtle, neutral color palette that allows personal style to shine. Spacious bedrooms and serene retreats ensure every corner of your home nurtures relaxation, connection, and the joy of living in a luxurious, nature-inspired environment.

EVOKE
Your Senses



MEANINGFUL
CONNECTIONS,
*Cherished
Moments*

At Vindera, every space is designed to enrich life with moments of connection, wellness, and joy. From peaceful escapes to vibrant social settings, the community offers experiences that nurture wellbeing, inspire togetherness, and create cherished memories in a setting where nature and modern living meet in harmony.

- | | | | |
|---|----------------------|---|----------------------------|
|  | Exclusive Clubhouse |  | State-of-the-art Gymnasium |
|  | Landscaped Pool Deck |  | Schools |
|  | Leisure Pools |  | Hospitals |
|  | Wellness Sanctuaries |  | Community Parks |
|  | Kids Playground |  | Discovery Trails |





GLOBAL *Lifestyle* DEVELOPER

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

AED 114 BN
Market Cap - FY 2024

AED 17.5 BN
Net Profit - FY 2024

AED 35.5 BN*
Revenue

10+
Global Market Presence

118,400+
Residential Units
Delivered Globally

50,500
Residential Units Currently
Under Development

*As of FY 2024

vindera

THE VALLEY

For more information please call **800 36227 (UAE) / +971 4 366 1688 (International)**

or talk to our Property Advisor directly at

+971 4888 8844 from 9 AM to 7 PM (GST), Monday to Friday.

Visit our online sales centre at emaar.com or any of our Sales Centres across the UAE.

DUBAI

Emaar Sales Centre | Next to Souq Al Bahar, Downtown Dubai

9:30 AM to 10 PM, Sunday - Friday

9:30 AM to 7 PM, Saturday

Dubai Hills Estate Sales Pavilion | Umm Suqeim Road

Dubai Creek Harbour Sales Pavilion | Ras Al Khor

From 9:30 AM to 7 PM, Sunday - Saturday

ABU DHABI

Emaar Sales Centre | Al Nahda Tower, Ground Floor, 4th

Street, Corniche, Al Muroor Road

From 9:30 AM to 7 PM, Sunday - Friday

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