



19th Floor, Marina Plaza,  
Dubai Marina, Dubai, UAE  
+971.4.244.6348  
GreenGroup.ae

**SIGNATURE**  
L I V I N G S







# CAPITAL OF CULTURE

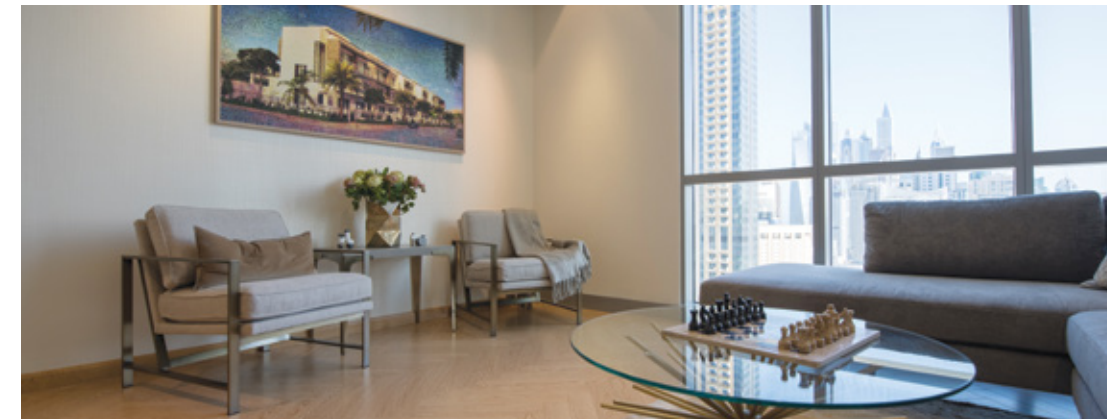
Dubai has a reputation for being a visionary city; a first-mover that shapes its own destiny. It is hard to believe that not long ago this city was just a small village. Now a city of future, the emirate has undergone rapid transformation in recent decades and has risen to become a global leader in tourism and commerce. From stunning beaches to cultural scenes Dubai is one of the most loved cities of people all over the world. Tall, short, modern & old Dubai consists of all types of buildings making the infrastructure strong and attractive.

From the sea to the desert, Dubai is a heaven for everyone. Dubai has luxurious and iconic hotels and resorts providing easy services. It's a place where the world comes to shop. It has the world's largest mall with all the facilities that shopping lovers would love to shop for. Dubai is also a hub of many activities. For kids and adults, there are many well-established parks where they can play and enjoy for a long time. From horse riding to ice skating, motor biking to racing there are numerous of activities which people can be a part of in their leisure.

Dubai is a global destination offering many facilities to its people, made to fall in love with the city making it a city of dreams.







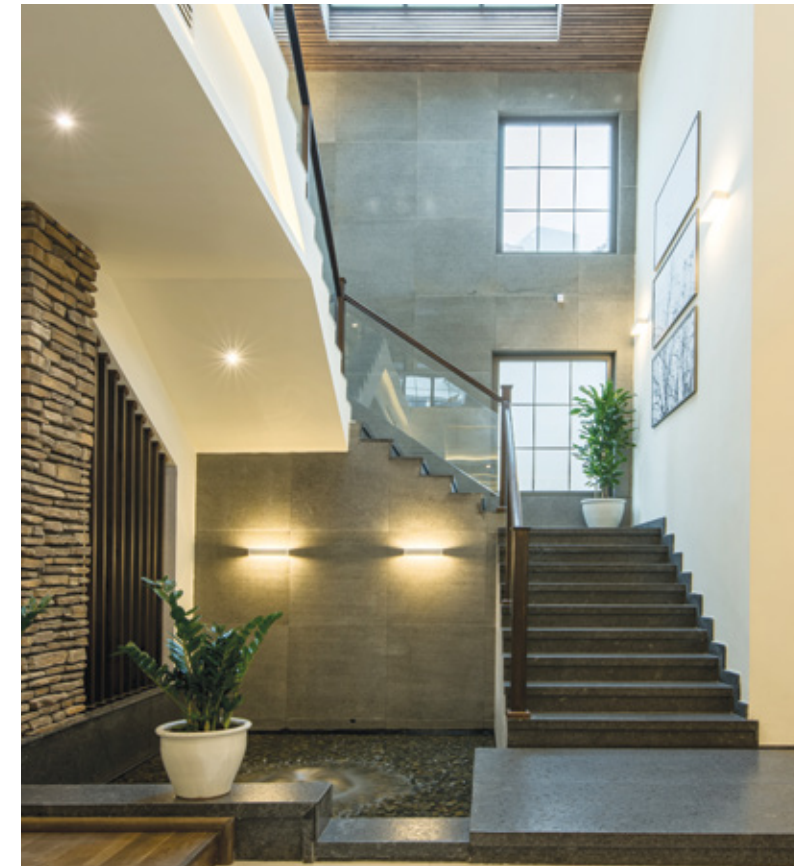
Green Group brings their expertise to some of the finest addresses in the world. Each project is completed with an effortless marriage of design and functionality ensuring signature precision.

At Green Group we are the pioneers of bespoke design, from design-led sustainable residences to all characterized by an unrivalled combination of detailing, diverse design, cutting edge technology and the exclusivity synonymous with individually tailored projects.

Over the years, Green Group has developed a series of stunning buildings in Dubai and acquired a reputation of high quality work. Green Group has expertise in both the finest contemporary structures and equally heritage design villas. From the hand crafted wall panels to the plants carefully selected for the outdoor spaces, Green Group takes pride in an unparalleled attention to detail.







## SIGNATURE COLLECTIONS

ELEVATED IN SCALE AND VANTAGE POINT, THESE EXPANSIVE LUXURY SIGNATURE COLLECTION FEATURES CUSTOM DETAILS. THE FINEST NATURAL FINISHED AND THE MOST DYNAMIC VIEWS OF THE PARK AND GOLF COURSE. THE SIGNATURE COLLECTION REDEFINES LUXURY IN DUBAI LIVING.







## SIGNATURE

VILLAS XIV

THE SIGNATURE VILLAS IS FOR LOVERS OF CONTEMPORARY STYLE, LUXURIOUS SPACE & MODERN COMFORTS. THESE VILLAS ARE IN A CLASS OF THEIR OWN.







## SIGNATURE VILLAS

---

ONE THING THEY HAVE IN COMMON IS A LEVEL OF LUXURY THAT  
MAKES OUR GRADE AND WE HOPE WILL MAKE YOURS TOO.







## THE SIGNATURE

JUMEIRAH GOLF ESTATES

THE SOPHISTICATED SELECTIONS OF CUSTOM FURNISHINGS  
ARE FRAMED BY CAPTIVATING VIEWS OF THE SURROUNDING CITYSCAPE  
AND THE GREENERY OF GOLF COURSE.







# SIGNATURE

L I V I N G S

A NEW ERA OF DUBAI



Escrow Account Title: Green Properties Development Co - Signature Livings Trust

Account Number: 019500000166

IBAN: AE380330000019500000166

Swift Code: BOMLAHAD

Bank: Mashreq Bank





**THOSE WHO DON'T THINK  
ABOUT ENERGY AREN'T  
THINKING ABOUT THE FUTURE**  
- MOHAMMED BIN RASHID AL MAKTOUM,  
VICE PRESIDENT AND RULER OF DUBAI



## SOLAR SUSTAINABILITY

The UAE Plan 2050 for sustainability aims to cut CO<sup>2</sup> emissions by 70%, increase clean energy use by 50% and improve energy efficiency by 40% by the middle of the century for a sustainable future.

Green Group is committed in supporting sustainable business activities and building a green economy for future generations. For us sustainability is the smart way!

Going Green in Jumeirah Village, Dubai - First solar-powered residential building in heart of Dubai as a step towards converging luxury living with sustainability. Creating sustainable residential environment in eco-friendly building is an important goal for the future. Green Group absolutely bleeds 21st century tech. In addition to boasting features ranging from LED lighting and Nest thermostats to introduce sustainability as a lifestyle.

It is Dubai's first solar-powered residential building in Jumeirah Village based on sustainability and we hope that the success of this program will bring more attention to living a sustainable lifestyle.







## BUILDING DESIGN PHILOSOPHY

Not only sustainable but it's also aesthetically pleasing!

Each project shape is meticulously designed and crafted from envelope architecture through to your interior designed living space. An astute balance of space, light, materiality and detailing achieves a refined and fundamental visual coherence.





**SIGNATURE**  
L I V I N G S

14 MIN  
EMIRATES  
GOLF CLUB

10 MIN  
DUBAI  
MARINA

10 MIN  
MALL OF  
THE EMIRATES

**CONNECTED  
TO THE CITY**

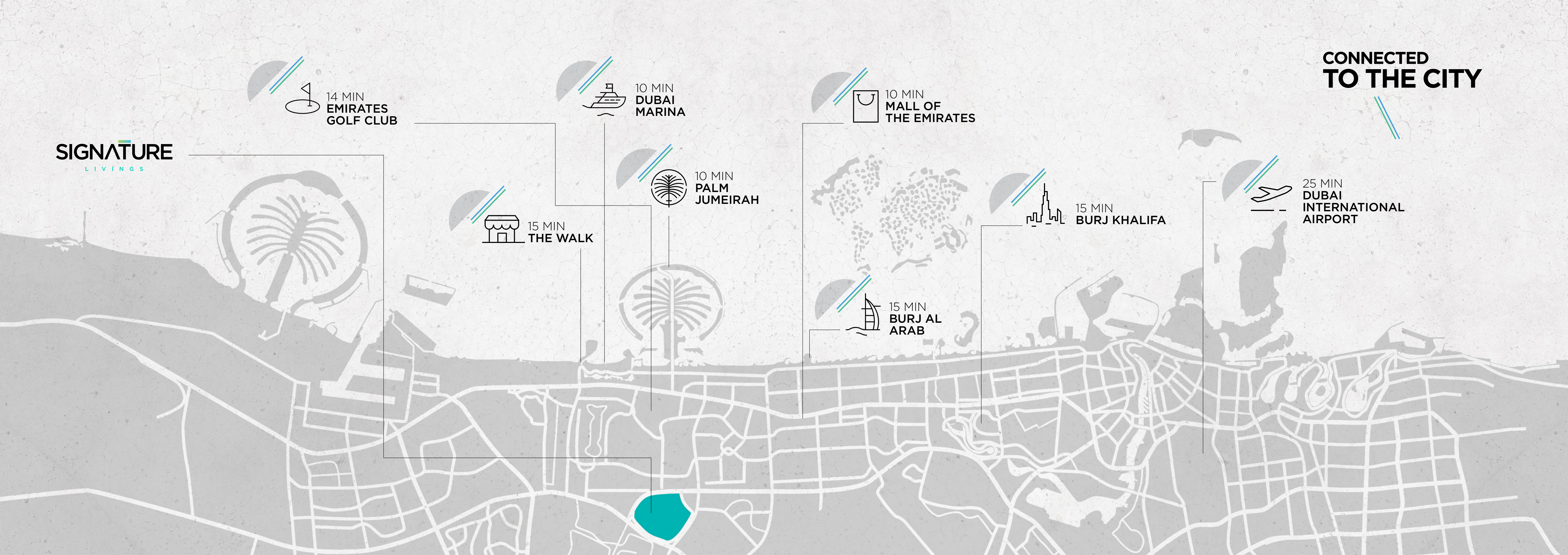
15 MIN  
THE WALK

10 MIN  
PALM  
JUMEIRAH

15 MIN  
BURJ AL  
ARAB

15 MIN  
BURJ KHALIFA

25 MIN  
DUBAI  
INTERNATIONAL  
AIRPORT







## WALK

JSS SCHOOL

**3 MINUTES**

COMMUNITY PARK

**2 MINUTES**

ATM

**5 MINUTES**

CHOITRAM'S  
SUPERMARKET,  
JUMEIRAH VILLAGE

**5 MINUTES**

KARAMA MEDICAL  
CENTER, JUMEIRAH  
VILLAGE

**5 MINUTES**

BUS STATION

**2 MINUTES**



## BEACHES

JUMEIRAH BEACH  
RESIDENCE

**12 MINUTES**

KITE BEACH

**20 MINUTES**



## DRIVE

LADYBIRD EARLY LEARNING  
CENTRE, JUMEIRAH VILLAGE

**4 MINUTES**

CIRCLE MALL, JUMERIAH  
VILLAGE

**5 MINUTES**

AL KHAIL AVENUE MALL

**10 MINUTES**

AVENUE MALL, MOTOR CITY

**12 MINUTES**

MALL OF THE EMIRATES

**12 MINUTES**

PALM JUMEIRAH

**18 MINUTES**

CITY CENTER ME'AISEM, DUBAI  
PRODUCTION CITY

**10 MINUTES**

DOWNTOWN

**15 MINUTES**

EYE DUBAI

**12 MINUTES**

METRO STATION

**10 MINUTES**



## AIRPORT

AL MAKTOUM INTERNA-  
TIONAL AIRPORT

**20 MINUTES**

DUBAI INTERNATIONAL  
AIRPORT

**25 MINUTES**

EXPO 2020

**20 MINUTES**



## GOLF COURSE

JUMEIRAH GOLF ESTATE

**10 MINUTES**

ELS, SPORT CITY

**10 MINUTES**

ARABIAN RANCHES GOLF  
CLUB

**12 MINUTES**

TRUMP INTERNATIONAL  
GOLF CLUB

**12 MINUTES**

MONTGOMERIE GOLF  
CLUB

**15 MINUTES**



## COMMERCIAL HUB

JUMEIRAH LAKE TOWERS

**12 MINUTES**

AL BARSHA HEIGHTS

**12 MINUTES**

BUSINESS BAY

**15 MINUTES**

DUBAI PRODUCTION CITY

**10 MINUTES**

MEDIA CITY

**15 MINUTES**

DUBAI MARINA

**15 MINUTES**

JEBEL ALI

**15 MINUTES**

# PERFECTLY POSITIONED

Signature Livings excellent transport links only enhance its appeal. Fast, frequent and reliable transport service facilitates residence to the center of the city and to the very heart of Dubai, enjoyed by the theater audiences and shoppers alike. In less than 25 minutes away, Dubai international airport provides connection to the rest of the world.

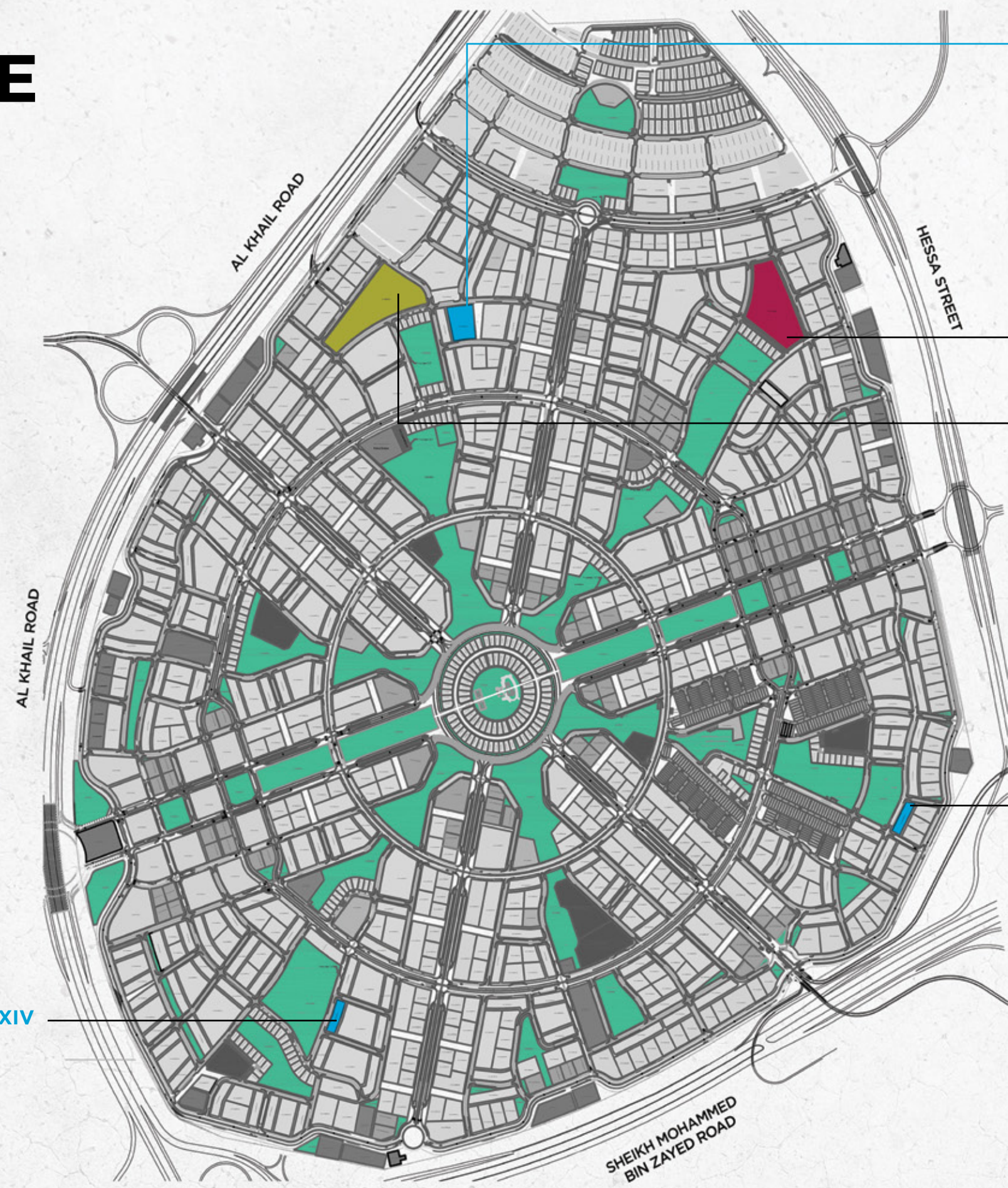
There is a wide range of community facilities such as schools, parks, supermarkets, medical center and transport services which are easily walkable. With easy accessibility to main highways, creating easy reach to Dubai and Maktoum International Airport, putting the whole city (and beyond) at your fingertips.





# JUMEIRAH VILLAGE

SIGNATURE VILLAS XIV



## SIGNATURE L I V I N G S

CIRCLE MALL

SCHOOL

SIGNATURE VILLAS



SCHOOLS



PARKS



SHOPPING AREAS



## WHY JUMEIRAH VILLAGE

Jumeirah Village known as the heart of Dubai, is an emerging neighborhood with a mix of ready and off plan projects. A freehold master development by Nakheel, Jumeirah Village is built over an area of over 870 hectares. The community is organized into various districts. Located on Sheikh Mohammed Bin Zayed Road between Hessa Street and Al Khail Road, Jumeirah Village offers apartments as well as townhouses and its competitive prices have made it a popular area for investment.

With this maturity comes stability, something that appeals to smart investors. Its affordability and rise in handovers are among the fastest growing areas in the UAE.

Jumeirah Village as it is more commonly referred to, is a family oriented community consisting of villas and apartments. Currently one of the more affordable places to live in the newer part of Dubai. Jumeirah Village properties are in high demand despite the community being relatively underdeveloped. Currently coming up with Circle Mall with its rooftop pool club, 300 seat restaurant, Olympic Size Swimming pool and sun deck, two tennis court, a gym and landscaped gardens. The overall facility in Jumeirah Village includes a nursery, supermarket, health and beauty outlets, convenience stores, rich with school plots and parks.

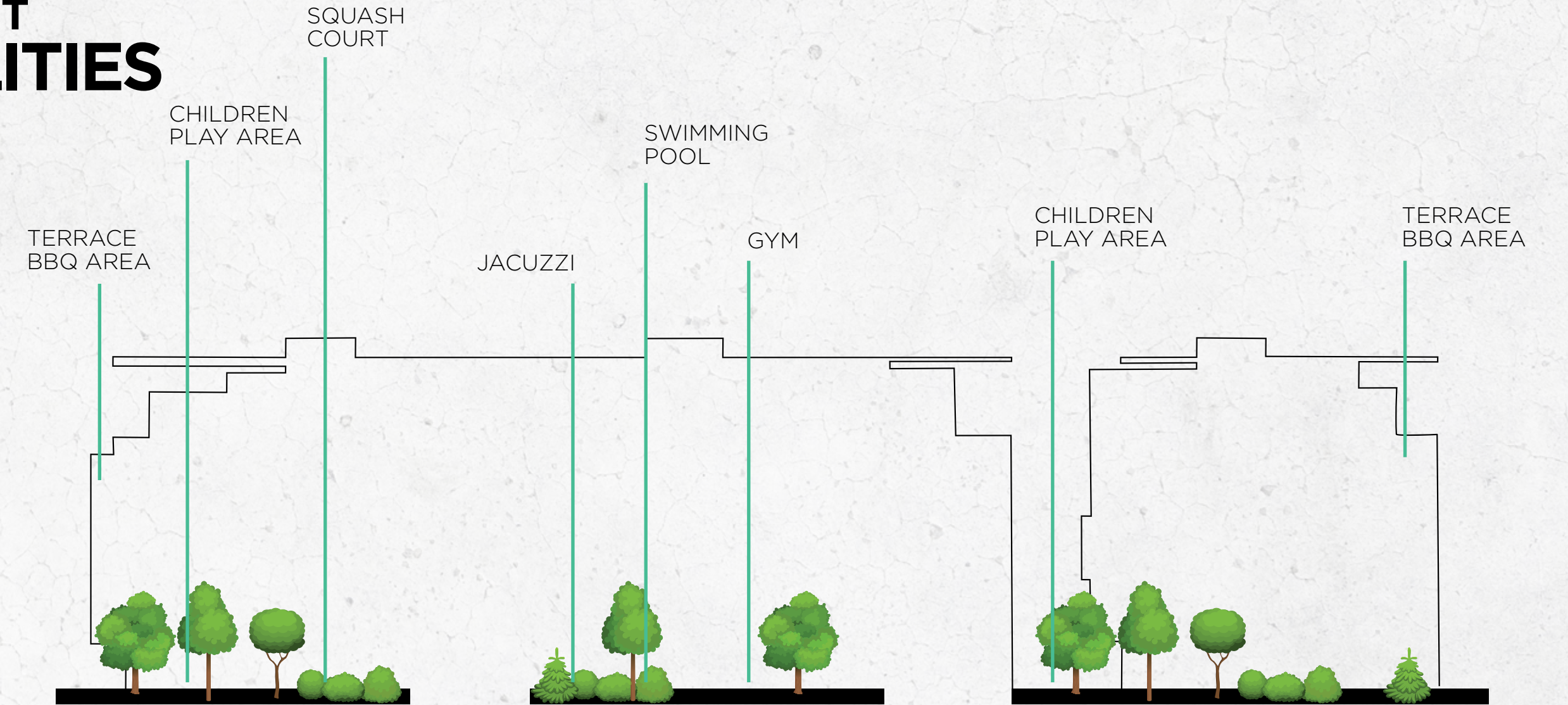




## DEVELOPMENT LAYOUT

1. LOBBY ENTRANCE
  - 24/7 SECURITY
  - 24/7 CONCIERGE SERVICE
2. LIFT
3. GYM
4. SWIMMING POOL
5. JACUZZI
6. SEPARATE CHANGING ROOMS AND SHOWERS
7. LANDSCAPING
8. GLASS SQUASH COURT
9. BBQ AREA
10. SUN DECK
11. KIDS PLAY AREA
12. SKY TERRACES
13. STORE ROOMS AVAILABLE ON RENT
14. BICYCLE RACK
15. CAR PARKING IN / OUT ROUTE

## RESIDENT FACILITIES











**RUNNING TO THE  
FUTURE**



**MAKE A  
SPLASH**









RECOVER  
REJUVENATE  
REVIVE









## KITCHEN BRINGS FAMILY TOGETHER

The Kitchens are fully appointed with white goods that address every convenience. From morning coffee at the window-frames to sunlight-flooded rooms whose expansive size and open configuration accommodate a family.



## LIVING AREA

At Last, This Is What You've Been Searching For





## BATHROOM

Reflecting impeccable craftsmanship with the modern fittings, wardrobes and lighting, the bathrooms are fully appointed with highest quality of fixtures.



## BEDROOM

The stylish and tastefully designed bedrooms are havens of pure comfort and tranquility with a spaciousness that is enhanced by the floor-to-ceiling glass walls and seemingly endless views of Jumeirah Village.





# SPECIFICATIONS

## KITCHEN:

- Contemporary interior designed fully fitted presentation kitchen
- Integrated insert granite sink
- Stone worktop & splash back
- Touch handle soft closing laminated kitchen unit doors
- Cabinet lighting below high level units
- Fully integrated appliances including;

- Touch control multi-function oven
- Touch control frameless gas hob
- Integrated microwave
- Integrated extractor fans
- Integrated fridge freezers
- Integrated dishwasher
- Integrated under sink cabinet hidden garbage bins

## BATHROOMS & EN-SUITES:

- Contemporary bathrooms, en-suites and cloakrooms (where applicable)
- Stone tiled walls and floors in all bathrooms
- Wall mounted Villeroy & Boch WC with concealed cistern by Grohe
- Freestanding vanities (where applicable)
- Rain Shower
- Wall mounted hand shower
- Black frame matt finish tempered smoked glass shower partition
- Recessed shelf under vanity
- Touch mirror with featured back lights
- Integrated shaver sockets

## INTELLIGENT COOLING, ELECTRICAL & LIGHTING:

- App enabled fully integrated intelligent HVAC system
- LED lights includes recessed directional spot lights , track lights , cylindrical spot lights
- Concealed strip lighting to coffers (where applicable)
- Screw less sockets with integrated USB ports
- Multipoint TV with outlets in habitable rooms, master suit and common area



## INTERNAL FINISHES:

Swiss hardwood flooring in all bedrooms  
Floor to ceiling high performance glass sliding doors  
Italian porcelain non glazed tiled flooring  
Sustainable paint on walls and ceiling  
Contemporary open finish polished internal doors  
Italian accessories in window and sliding doors

## WARDROBE:

Fitted in built waterproof wardrobes with vanity shelves in bathrooms  
Coat and long dress hanging/storage wardrobes in bathrooms with full mirror sliding doors integrated accessories

## SECURITY & ACCESS:

24/7 Security intercom system  
Access control for all vital entry points

## CAR PARKING:

One dedicated covered car park space

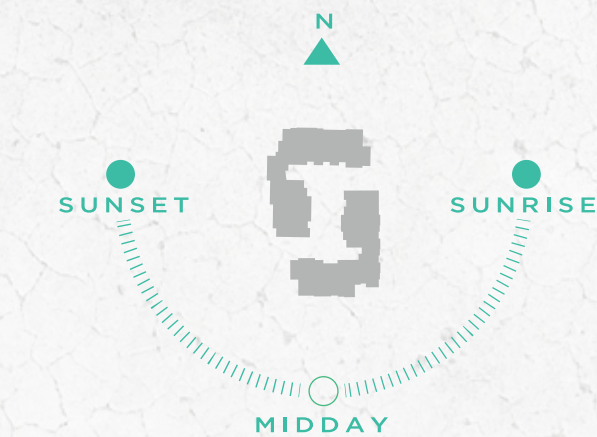
## FIRE FIGHTING SYSTEM:

Fully integrated 24/7 operational firefighting system with automatic sprinklers & smoke detectors



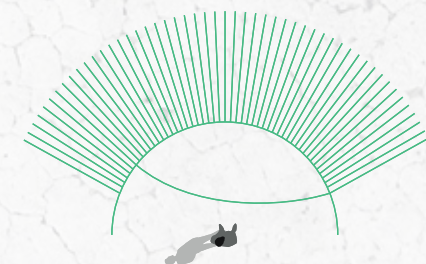


# DESIGNED FOR A PERFECT VIEW



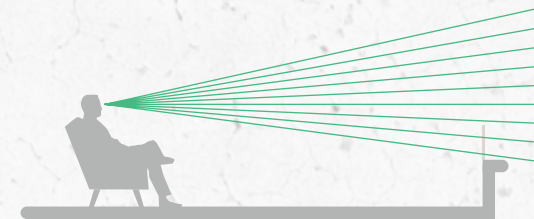
## NATURAL LIGHT

Signature Living's unique shape and orientation allows natural light to pour in from every direction, conveying a beautiful sense of space and depth. There is nowhere better to enjoy panoramic views of the capital than inside its elegantly curved apartments which express a romantic narrative of free-flowing design.



## PANORAMIC GLAZING

Traditional window designs with their flat profile, makes it hard to enjoy a whole vista without being close to the glass.

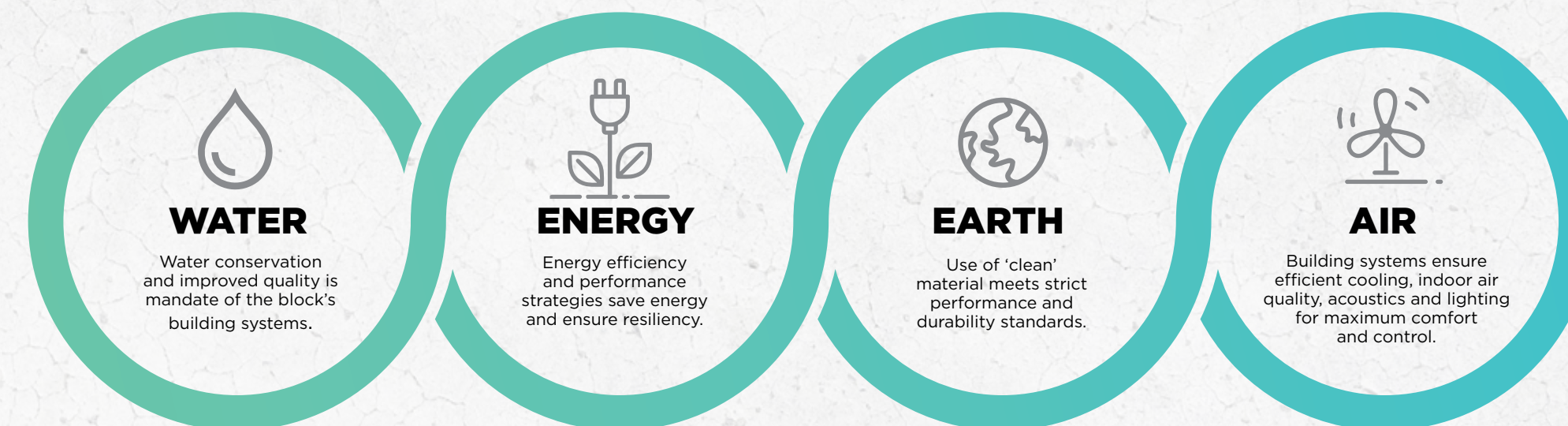


## BALCONIES

In a traditional apartment, the only way to fully enjoy the view is to stand out on the balcony, otherwise hand rails, window frames and balustrades can all but obscure too much of it.

Computer-generated image, indicative only





## THE GREEN EFFECT

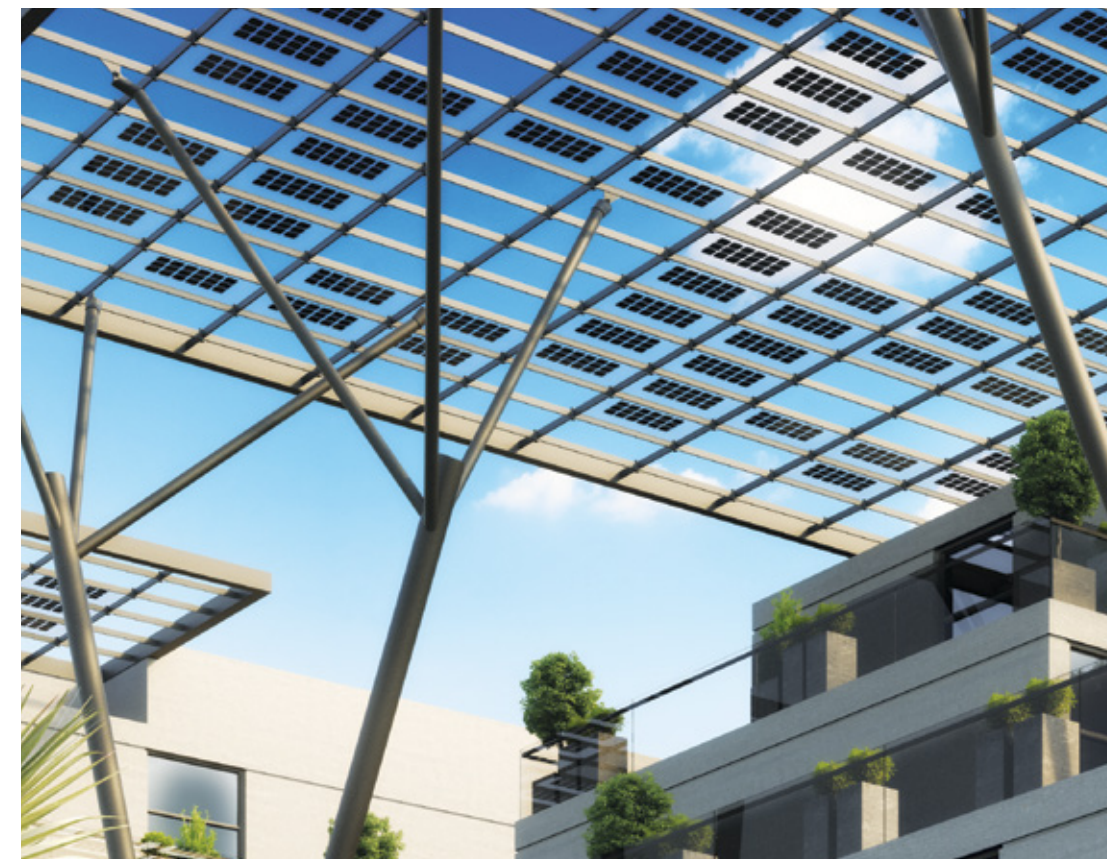
Signature Livings redefines green living with a vision of sustainability that both respects nature and promotes well-being. Signature Livings sets a new paradigm for environmental responsibility. Centered around Water, Energy, Air and Earth - Signature Livings gives back to the environment and provides a home where people live well and thrive. Woven throughout the building and integral to its residences, sustainability is part of Green Group's DNA.

Every detail was thought through with in the scheme.

Experience the extraordinary every day. Exclusive amenities are paired with the privileges of living the unborring. A host of private resident amenities cater to the lifestyle of those who will call Signature Livings, HOME!







# THE GREEN DIFFERENCE

There are many reasons why Green Group has built a reputation for quality and service. Every home benefits from an impressive specification with quality finishes and materials as standard. Each development is carefully considered to provide superbly designed and built homes in excellent locations. Additional features are included where appropriate such as Smart HVAC system, kitchen island, high ceilings, temperature controlled infinity pool, landscaping, palm trees, BBQ areas, squash court, sky terrace, kids play, sun deck and solar panels in order to make Signature Livings more convenient now and more sustainable for the future.

At Signature Livings, extra thought has been considered to ensure security with full time estate management. Green Group developments are designed to provide a sense of place and create real communities. Choosing Green Properties means not simply a better quality home but a better quality of life.

## A Commitment to Creating Sustainable Communities

Green Properties and developments are not just built for today. They are designed to enhance the neighborhoods in which they are located permanently. We achieve this through our commitment to excellence in design, sensitive landscaping, sympathetic restoration and impeccable standards of sustainability. We aim to address the needs not only of our customers but their neighbors and the broader community of which they are a part. It is a long-term view, we want to create exceptional places for people to live, work and relax in and build communities that will thrive today and for years to come.







# SIGNATURE

## OF COMMUNITY

Signature Livings is taking residential property to new heights.  
It represents new standard and a new era for Dubai.





BECAUSE YOU  
DESERVE IT

