SAMANA

BUSINESS

PARK 2

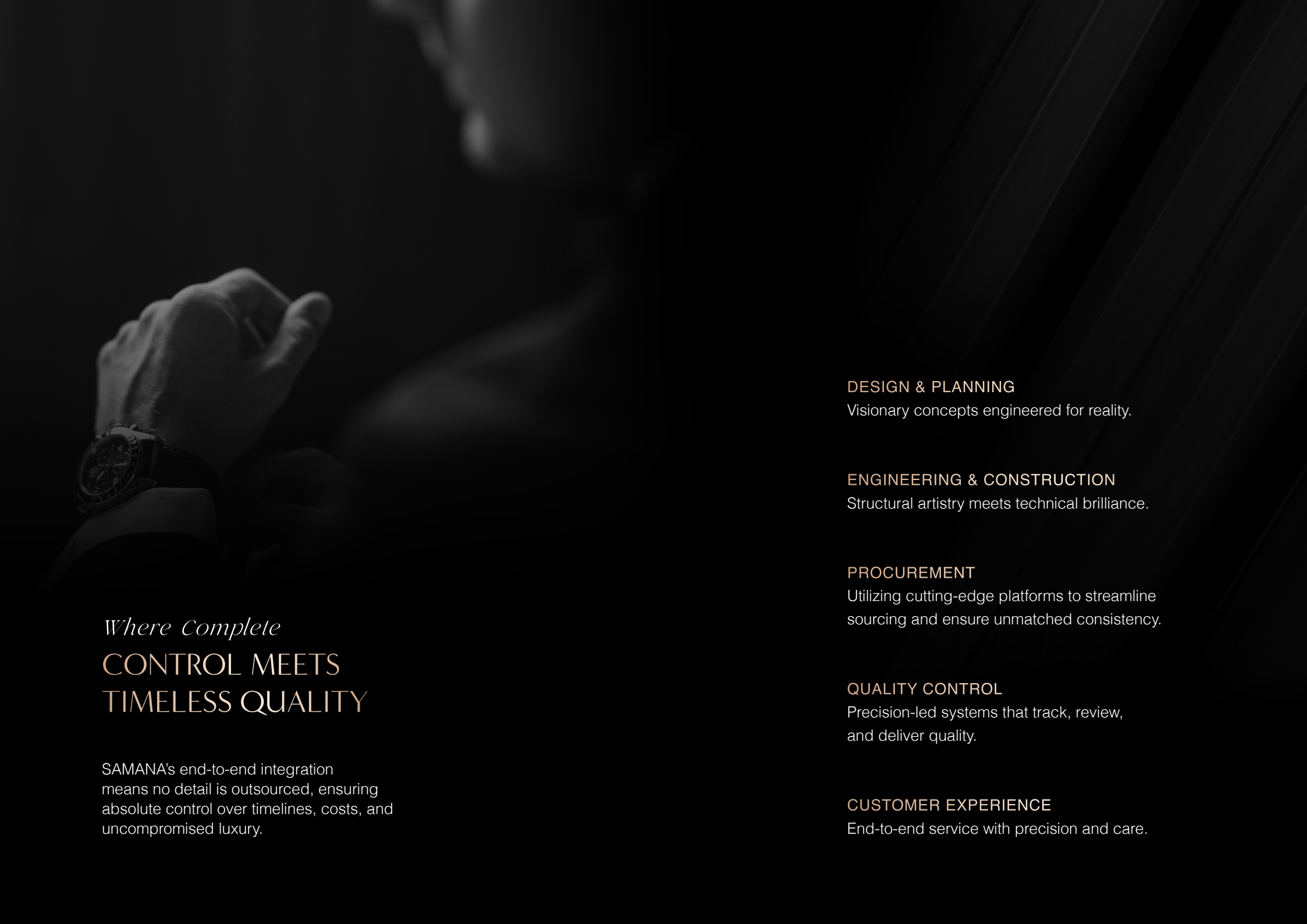


SAMANA Developers

Where Purpose Shapes Every Space

SAMANA's legacy is rooted in a singular vision—to craft environments that elevate everyday life. Over three decades, we've transformed that vision into a portfolio of communities that stand as benchmarks of design, purpose, and aspiration.

From idea to execution, we pursue progress with intention and purpose, fusing innovation, aesthetic clarity, and community thinking into every development. The result is more than architecture. It's a curation of refined lifestyles that inspire, endure, and lead the way forward.



Where Complete

CONTROL MEETS TIMELESS QUALITY

SAMANA's end-to-end integration means no detail is outsourced, ensuring absolute control over timelines, costs, and uncompromised luxury.

DESIGN & PLANNING
Visionary concepts engineered for reality.

ENGINEERING & CONSTRUCTION
Structural artistry meets technical brilliance.

PROCUREMENT
Utilizing cutting-edge platforms to streamline sourcing and ensure unmatched consistency.

QUALITY CONTROL
Precision-led systems that track, review, and deliver quality.

CUSTOMER EXPERIENCE
End-to-end service with precision and care.

Our Brand Beliefs

Dynamic



We thrive on constant change and invigoration. We never sit still, or rest on our laurels. Instead, we're always looking ahead, and looking afresh.

Thoughtful



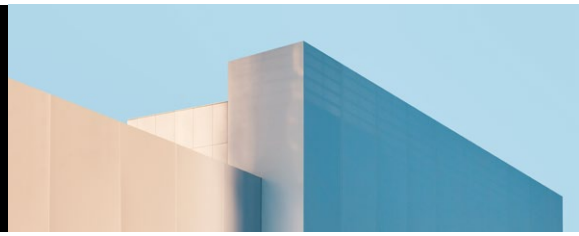
Consideration for our customers is the heartbeat of who we are and how we build. We want to inspire and captivate their imagination. Enrich and elevate their lives. And respect and honor their wishes.

Imaginative



We value creative thinking, and the power it has to inspire. To us, no idea is off the table, nothing is a step too far. We're inspired by asking ourselves What if? and Why not?

Sharp



We aim to be more enterprising and intelligent in our mindset and ethos than our market peers. We reach beyond the ordinary. We look to get ahead, to exceed, and find that extra edge. We never miss a beat or drop an opportunity.

A balanced lifestyle

COMES FULL CIRCLE

In a city defined by momentum, SAMANA Business Park 2 introduces equilibrium. This is a commercial landmark where ambition meets ease, and enterprise thrives alongside well-being.

Here, work is not isolated from life, it is integrated into it. Positioned in the heart of Majan, this mixed-use commercial tower redefines what a modern business address should be — efficient, connected, and effortlessly designed.







Where Balance

FINDS ITS ADDRESS

Nestled within Dubailand, Majan is fast emerging as a self-sustained commercial and residential hub.

Its strategic location along Sheikh Mohammed Bin Zayed Road places it within Dubai's primary connectivity grid. Here, business addresses coexist with green spaces, retail promenades, and residential neighborhoods, creating an ecosystem where productivity and lifestyle naturally align.

Because where you work should support how you live.

The Framework of a

SELF-SUSTAINED COMMUNITY





Majan is a 15.6 million sq. ft. master development built on proportion and infrastructure, designed to serve businesses, residents, and visitors alike.

Surrounded by parks, lakes, and walkable paths, including Majan Central Park and the Al Barari cycling track, this community encourages movement, clarity, and connection.





A Community

DESIGNED FOR EQUILIBRIUM

Majan offers immediate access to Sheikh Mohammed Bin Zayed Road, connecting businesses across Dubai effortlessly.

Surrounded by established residential communities, retail destinations, schools, healthcare centers, and leisure attractions, this community functions as a fully integrated urban environment where convenience supportscommercial focus.

Strategically

CONNECTED



5 – 10 minutes	10 – 15 minutes	15 – 20 minutes	20 – 25 minutes
Al Barari	Dubai Silicon Oasis	Business Bay	Dubai Marina
Global Village	Academic City	Dubai Mall	Palm Jumeirah
Dubai Miracle Garden	Dubai Outlet Mall	Dubai International Airport	

DESIGNED TO ELEVATE

The architecture of Business Park 2 is shaped around modern work rhythms. Open, light-filled spaces meet structured efficiency, ensuring your environment enhances focus and confidence.



INTELLIGENT BY DESIGN

Here, architectural elegance integrates with functional clarity, incorporating service lobbies,tech-friendly conference provisions, bicycle parking, and thoughtfully planned circulation paths that support uninterrupted productivity.

Every detail anticipates your business needs.



Structured

FOR SUCCESS

Created to balance accessibility, visibility, and commercial flexibility.

3	8	4	140
Floors of Retail	Dedicated Elevators	Basement Parking Levels	Offices Across 14 Floors

An Elevated

ARRIVAL

Conceived as a statement of intent, the reception of SAMANA Business Park 2 is defined by its double-height entrance, clean lines, controlled lighting, and contemporary finishes. Designed to welcome you with confidence, this space sets a professional tone from your very first step in.



WHERE IDEAS TAKE SHAPE





REFINED FOR PRODUCTIVITY





AMENITIES

The Power
OF BALANCE

Modern enterprises demand more than square footage, they demand environments that energize, reset, and inspire. Business Park 2 integrates lifestyle-driven amenities that allow ambition and equilibrium to coexist effortlessly.

LOUNGE AREA





POOL





GYM





OUTDOOR GYM





RETAIL





OUTDOOR SEATING





CO-WORKING SPACE





STEAM

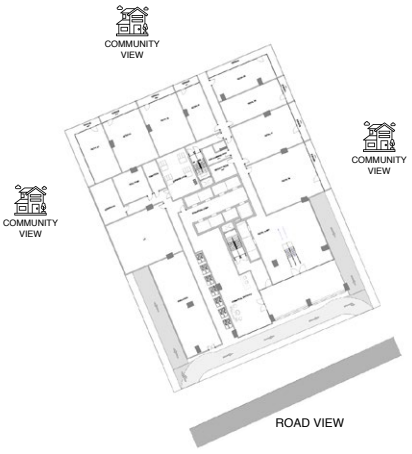
SAUNA





FLOOR PLANS





GROUND FLOOR

RETAIL
764.24 SQ.FT - 1732.99 SQ.FT

NO. OF RETAILS UNITS
08

NO. OF ELEVATORS
02 DEDICATED

ESCALATOR
01

N



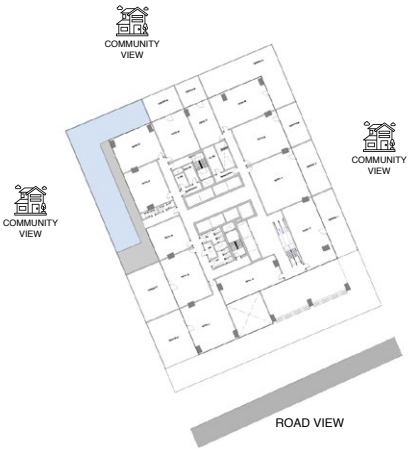
1ST FLOOR

RETAIL
861.11 SQ.FT - 2,362.26 SQ.FT

NO. OF ELEVATORS
02 DEDICATED

NO. OF RETAILS UNITS
12

ESCALATOR
01





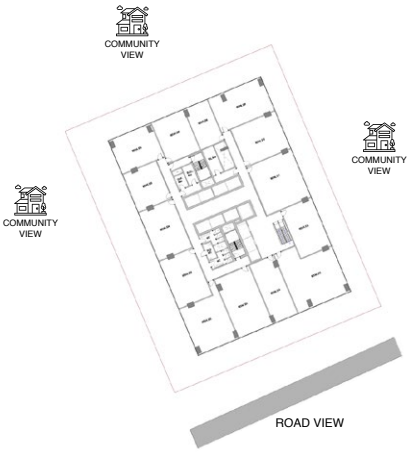
2ND FLOOR

RETAIL
538.20 SQ.FT - 1474.66 SQ.FT

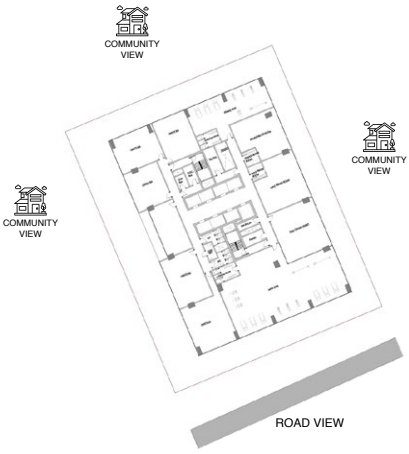
NO. OF ELEVATORS
02 DEDICATED

NO. OF RETAILS UNITS
14

ESCALATOR
01





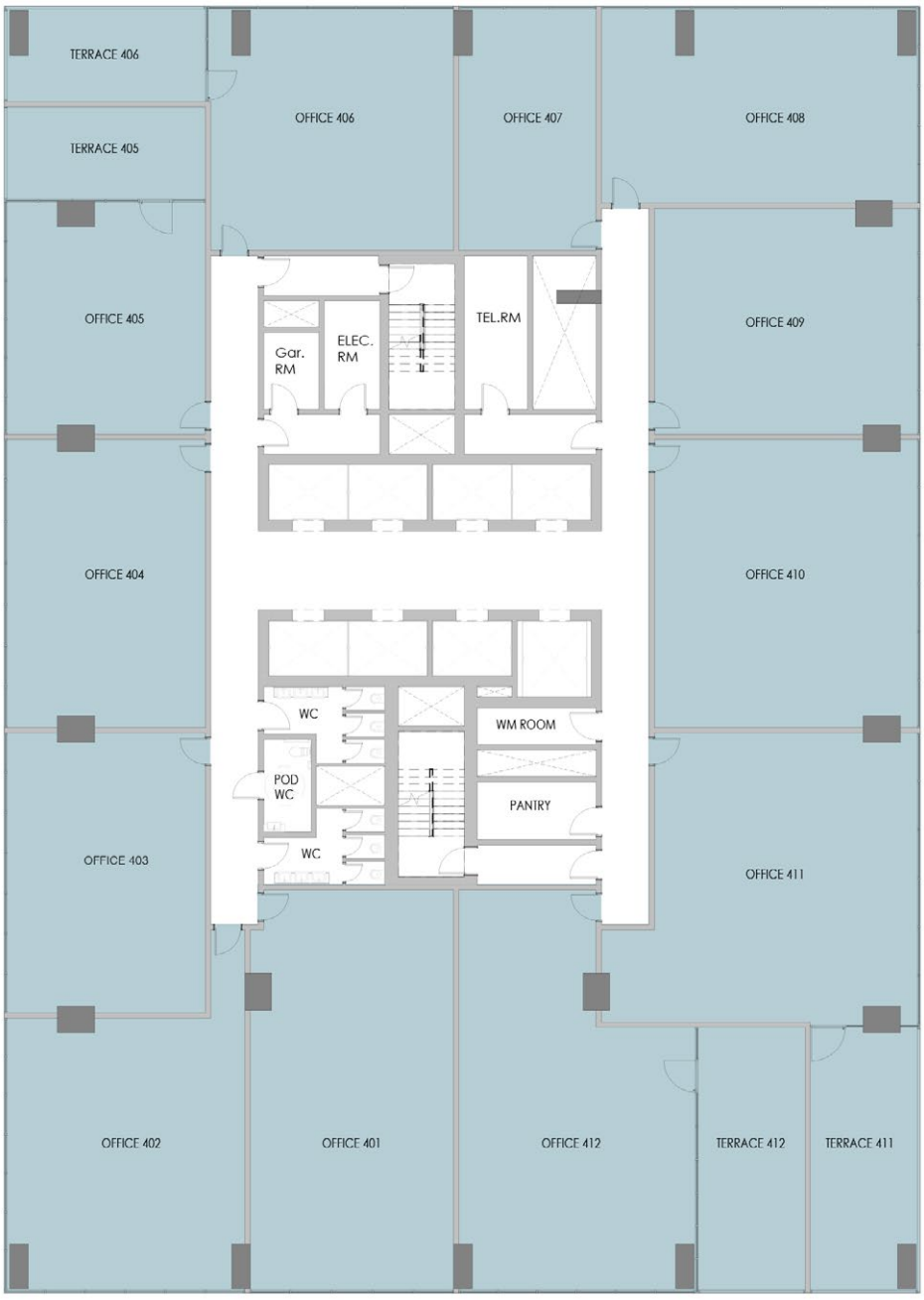


3RD FLOOR

OFFICE
710.40 SQ.FT - 1108.70 SQ.FT

NO. OF OFFICES
06

NO. OF ELEVATORS
08 DEDICATED

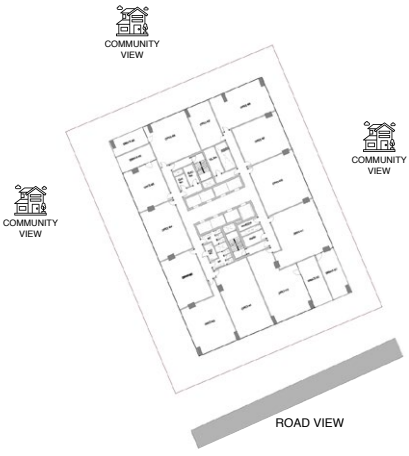


4TH FLOOR

OFFICE
538.20 SQ.FT - 1743.75 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



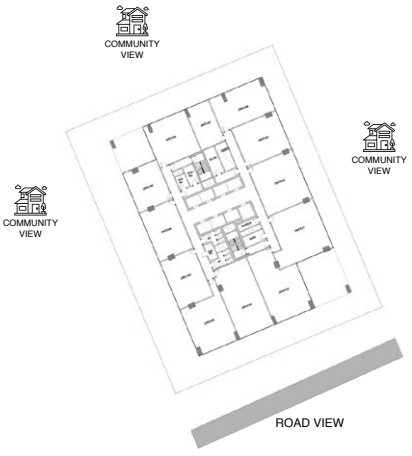


5TH FLOOR

OFFICE
538.20 SQ.FT - 1291.67 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



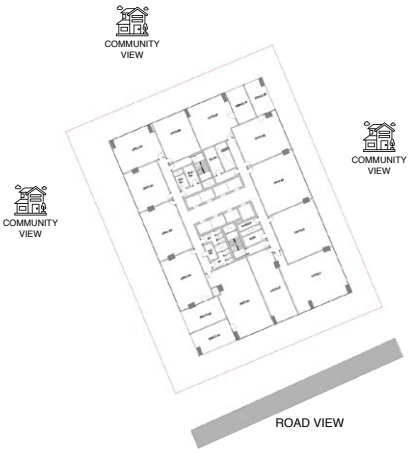


6TH FLOOR

OFFICE
721.18 SQ.FT - 1883.68 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



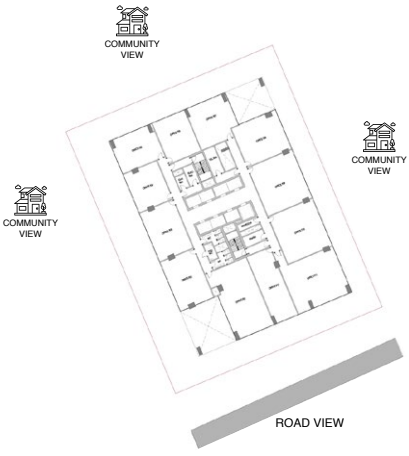


7TH FLOOR

OFFICE
721.18 SQ.FT - 1431.60 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



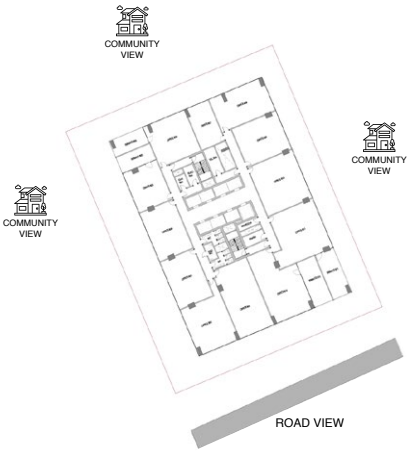


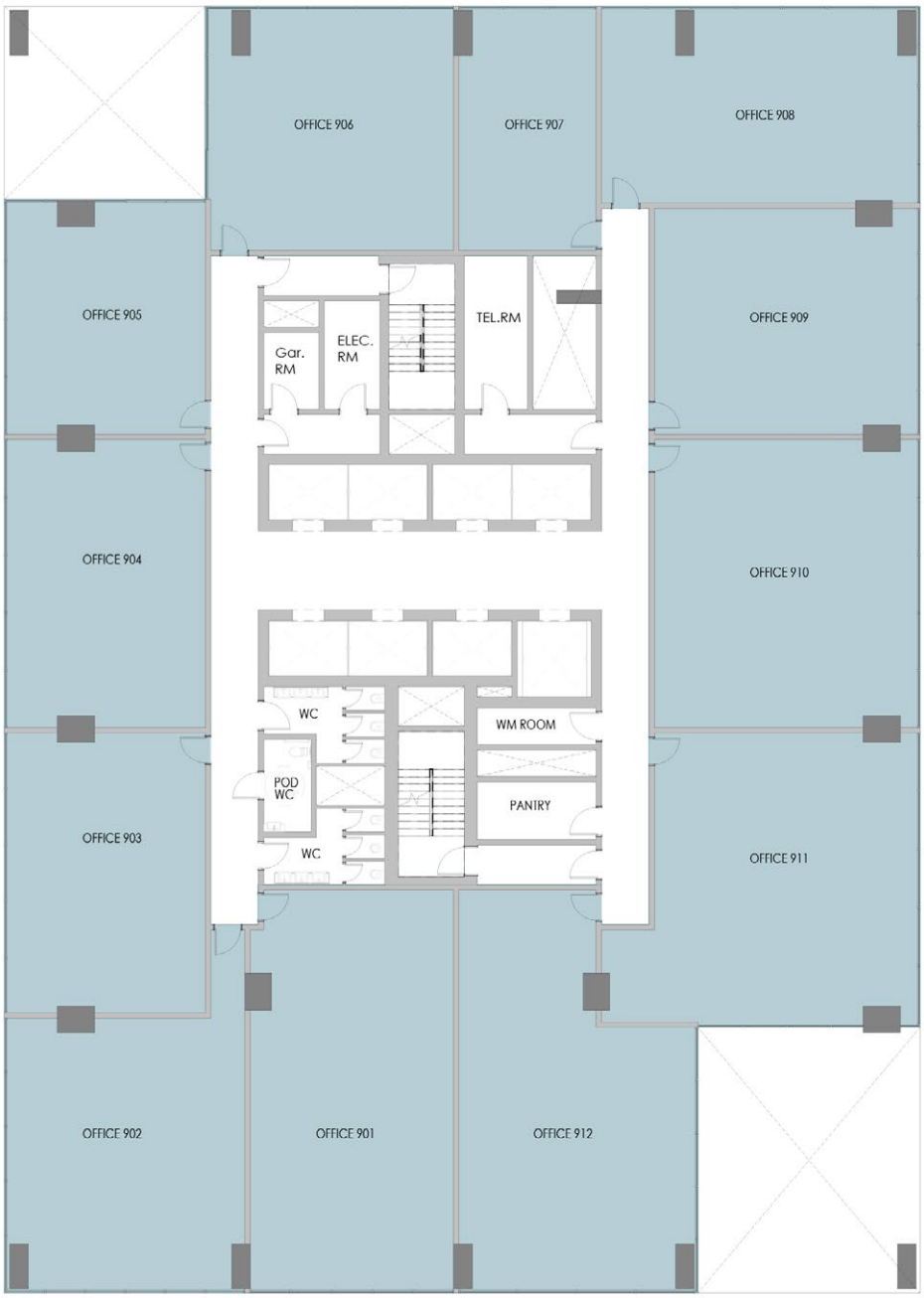
8TH FLOOR

OFFICE
538.20 SQ.FT - 1743.75 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



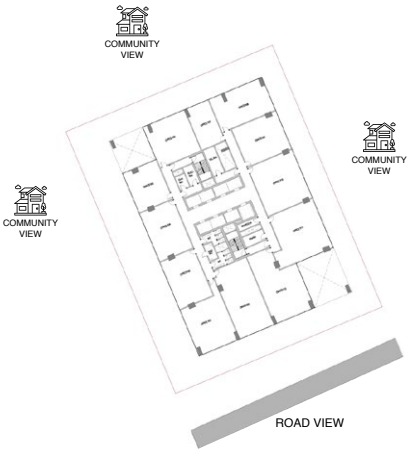


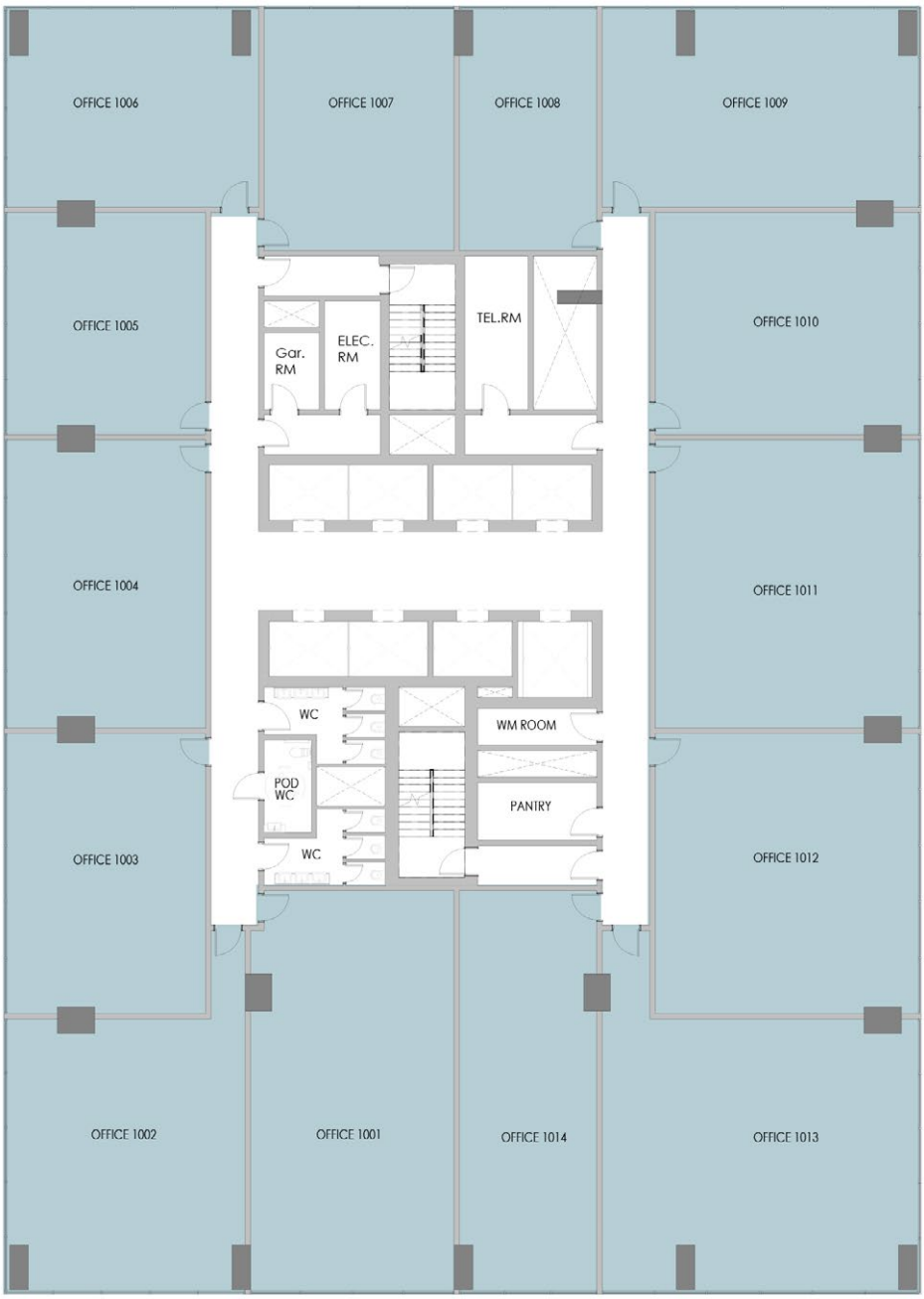
9TH FLOOR

OFFICE
538.20 SQ.FT - 1291.67 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



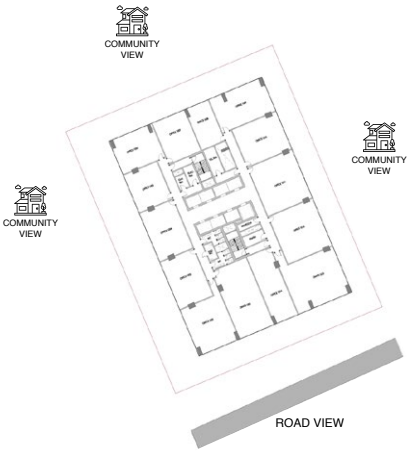


10TH FLOOR

OFFICE
538.20 SQ.FT - 1431.60 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
14



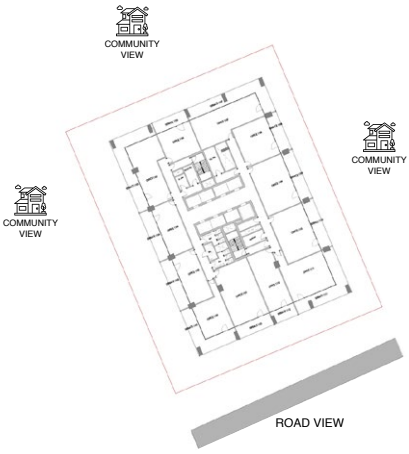


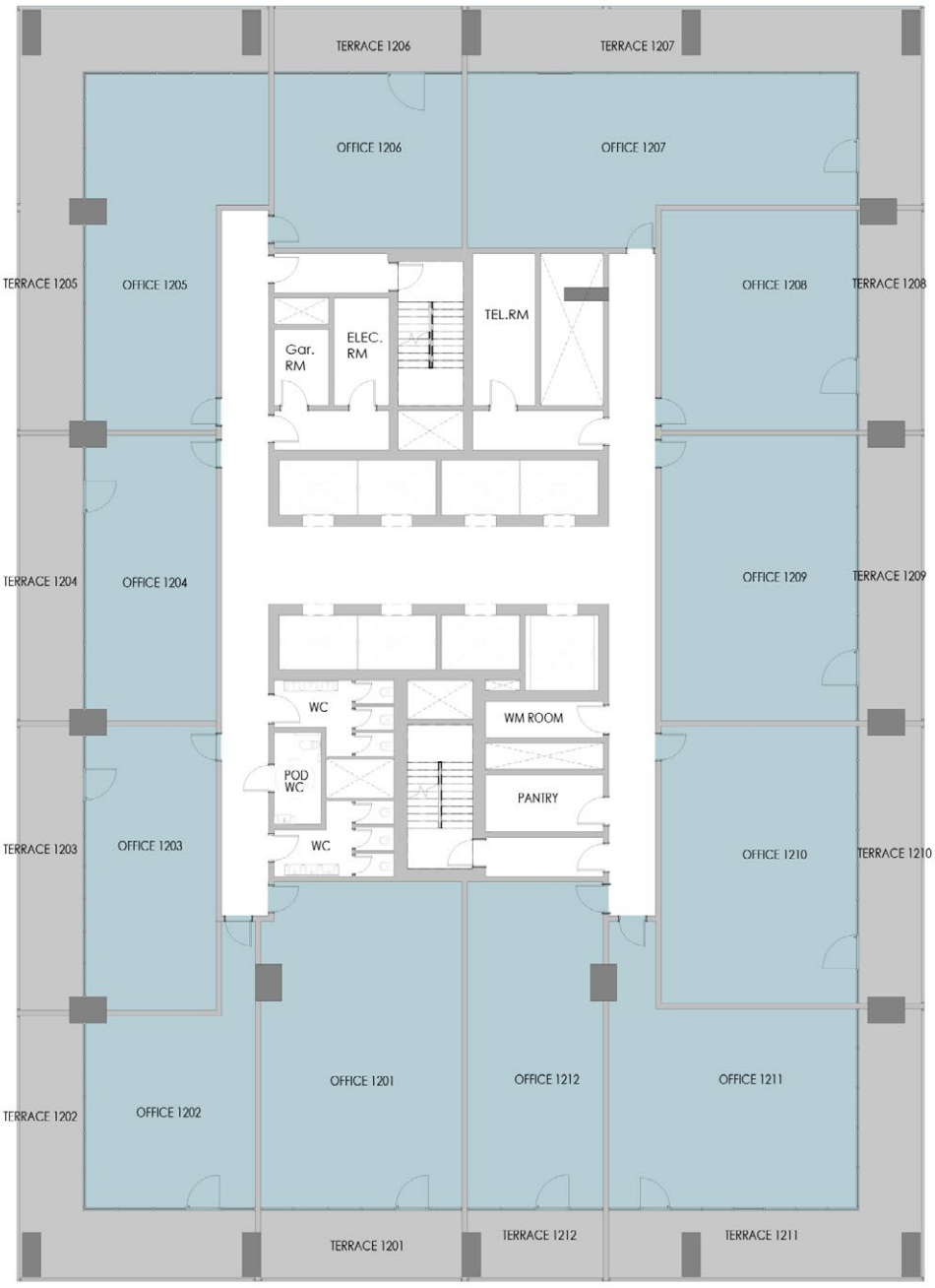
11TH FLOOR

OFFICE
753.48 SQ.FT - 1,571.54 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



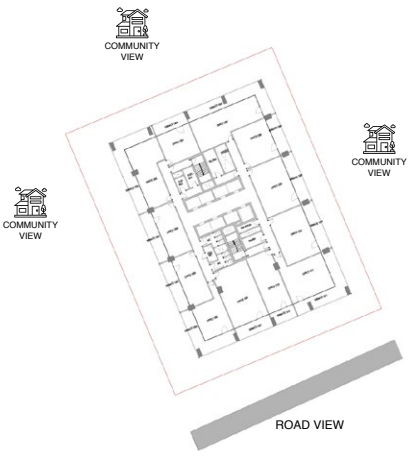


12TH FLOOR

OFFICE
753.48 SQ.FT - 1,571.54 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



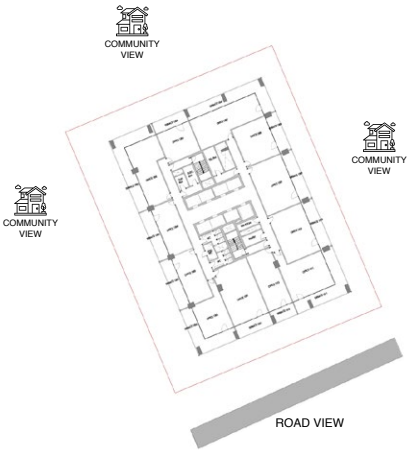


13TH FLOOR

OFFICE
753.48 SQ.FT - 1,571.54 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



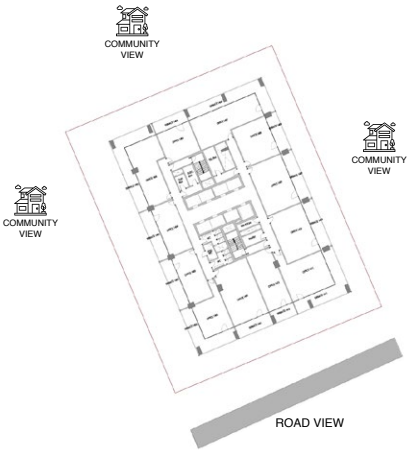


14TH FLOOR

OFFICE
753.48 SQ.FT - 1,571.54 SQ.FT

NO. OF ELEVATORS
08 DEDICATED

NO. OF OFFICES
12



SAMANA

DEVELOPERS

800-SAMANA

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