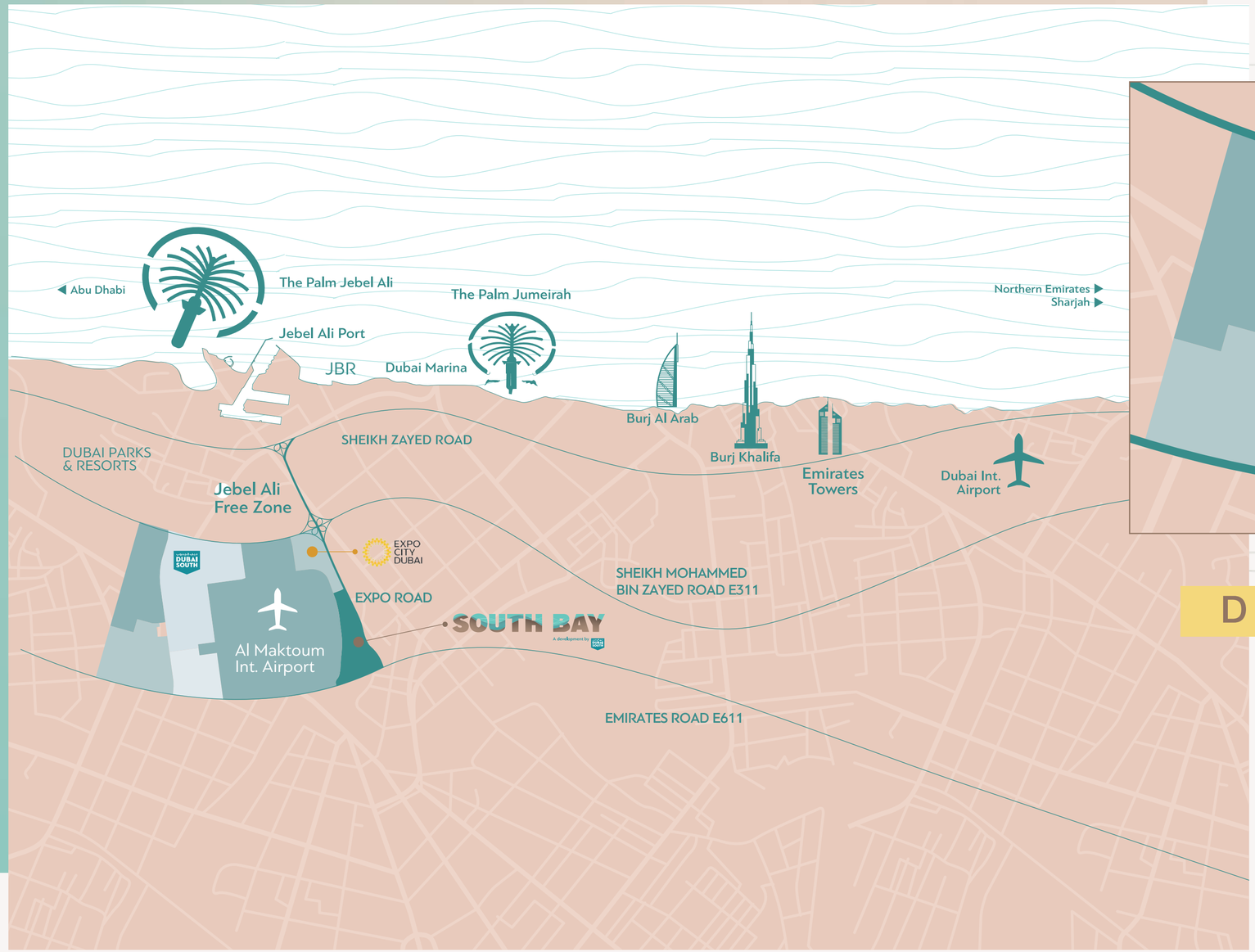
TOWNHOUSES & DETACHED VILLAS

SOUTH BAY

A development by DUBAI SOUTH







Dubai South

A fully integrated and master-planned city built for happy, creative and empowered people, Dubai South offers a diverse range of residential homes to suit different lifestyles.

Strategically constructed around what will be the world's largest airport, Dubai South is an inclusive and cohesive community supported by a smart and sustainable environment.

The information in this brochure is presented as general information, and no representation or warranty is expressly or impliedly given as to its accuracy, completeness, or correctness. Information and material regarding the description of plot size, site plan, floor plan, rendering, photo, elevation, adjacent properties, amenities, design guidelines, actual design/construction, etc., may vary from the one displayed in this brochure. The developer/seller reserves the right to revise the material contained in this brochure without notice. The developer/seller is not responsible or liable for any errors or omissions in the contents, descriptions, or definitions in this brochure.

يتم تقديم المعلومات الواردة في هذا الكتيب كمعلومات عامة، ولا تمثل أو تضمن صراحة أو ضمناً دقتها أو اكتمالها أو صحتها. قد تختلف المعلومات والمواد المتعلقة بوصف حجم قطعة الأرض، ومخطط الموقع، ومخطط الأرض، والتصاميم، والصور، والارتفاعات، العقارات المجاورة، ووسائل الراحة، وإرشادات التصميم، والتصميم / البناء الفعلي، وما إلى ذلك، عن تلك المعروضة في هذا الكتيب. يحتفظ المطور / البائع بالحق في مراجعة المواد الواردة في هذا الكتيب دون إشعار. لا يتحمل المطور / البائع مسؤولية أي أخطاء في المحتويات أو الأوصاف أو التعريفات في هذا الكتيب.

Residential District on Expo Road



Upgrade to a waterfront lifestyle



Located in the Residential District of Dubai South, South Bay is set to be an exclusive gated community offering premium residential units that centre around a stunning 3 kilometre crystal lagoon.

South Bay will comprise five clusters with more than 1200 units, each providing breathtaking views of the lagoon and world class facilities.

So whether you want to sunbathe, indulge in exciting water sports, relax, test your palate, spend quality time with family and friends, or focus on your work, we've got you covered.

SOUTH BAY MASTER PLAN



SOUTH BAY MASTER PLAN



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SOUTH BAY MASTER PLAN



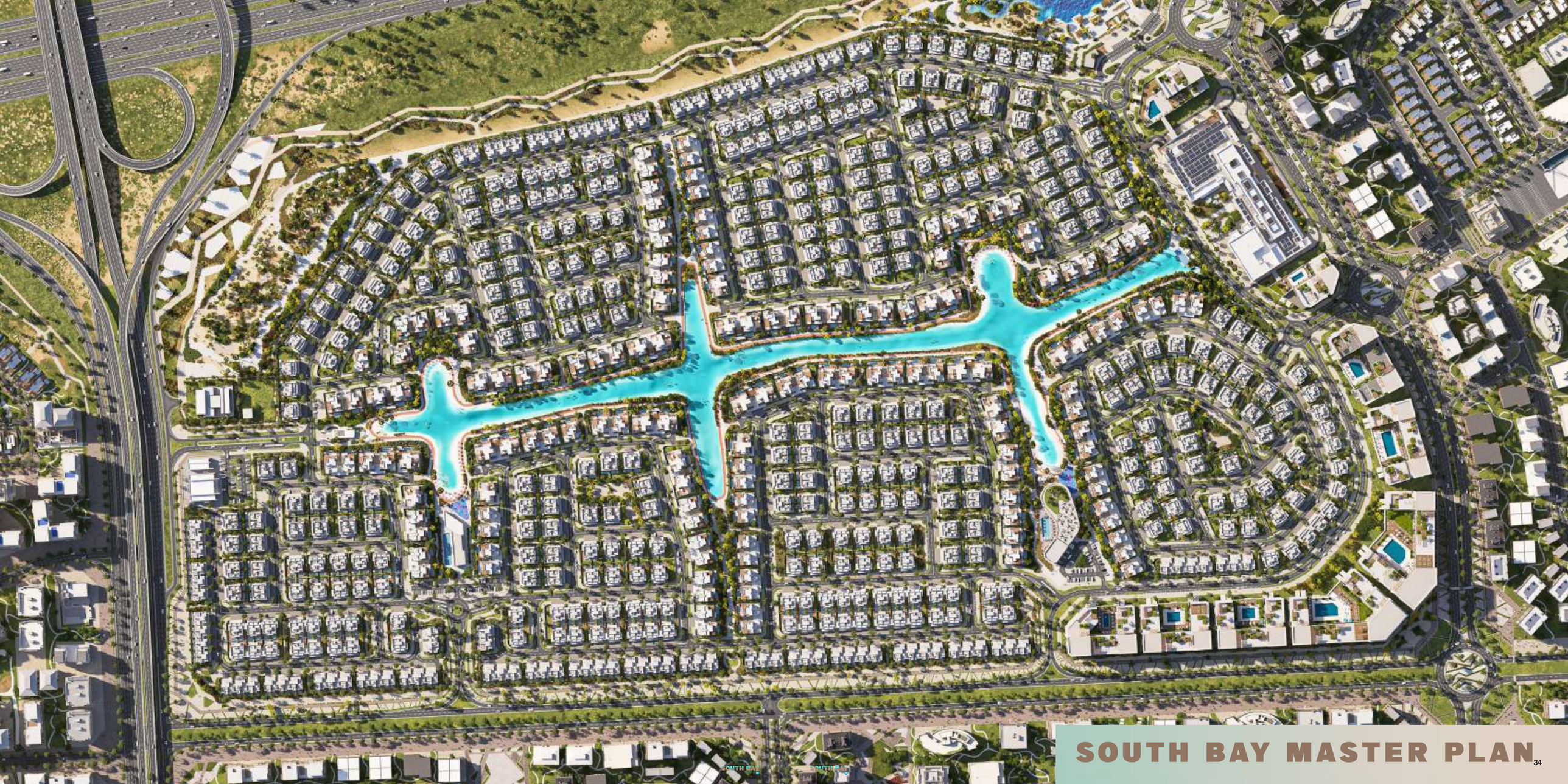
SOUTH BAY MASTER PLAN



SOUTH BAY MASTER PLAN



SOUTH BAY MASTER PLAN



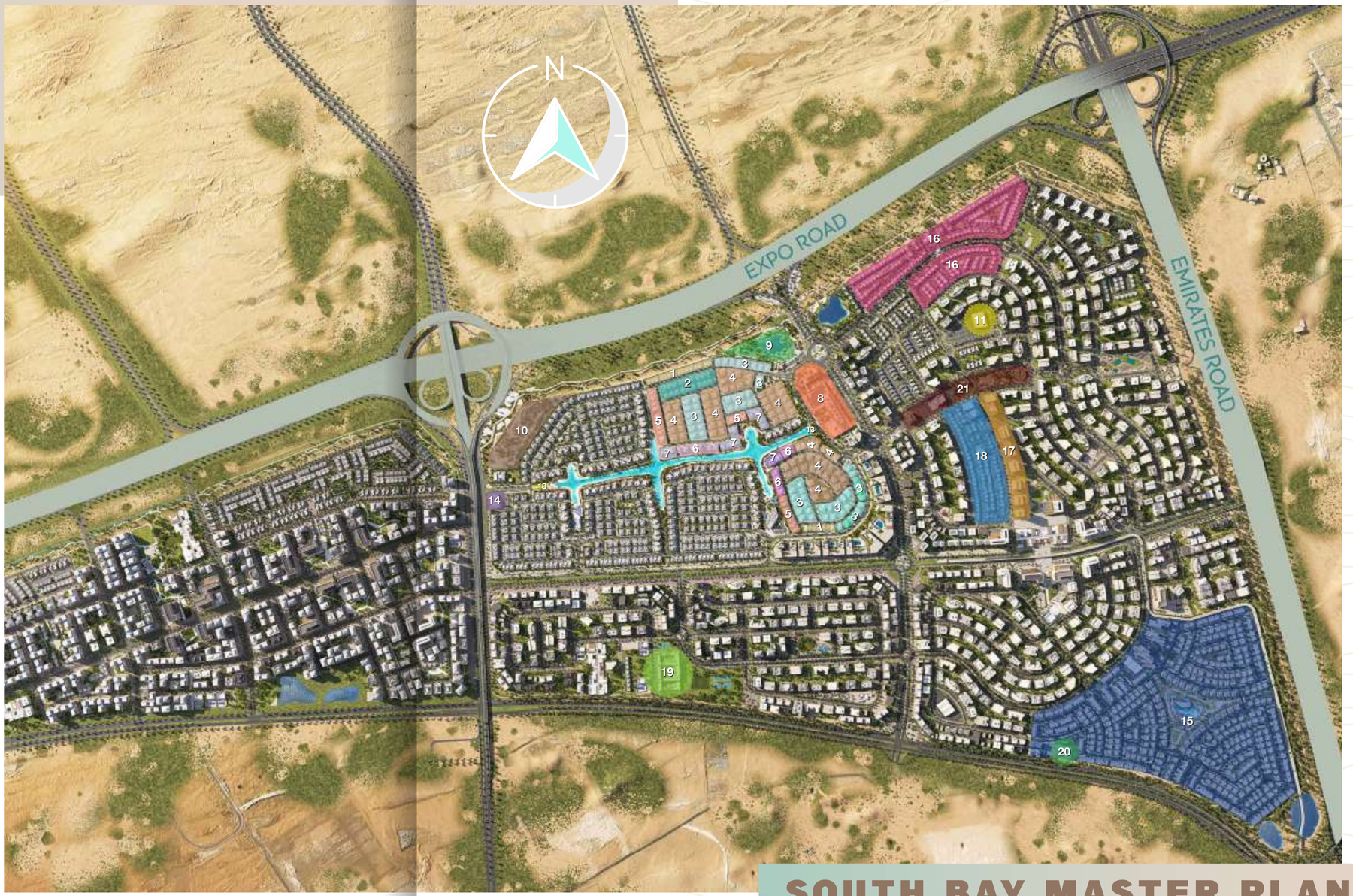
SOUTH BAY MASTER PLAN

Residential Units

1 3 BR Townhouses
2 4 BR Townhouses
3 4 BR Semi-detached Villas
4 5 BR Semi-detached Villas
5 5 BR Mansion Units
6 6 BR Mansion Units
7 7 BR Mansion Units

Community Features

8 Shopping Mall
9 The Lake Park
10 Community Park
11 Lulu Hypermarket
12 Fitness & Wellness Complex
13 Kayak Club & Café
14 Mosque
15 The Pulse Beachfront
16 The Pulse Villas
17 The Pulse
18 The Pulse Townhouses
19 IB Certified School
20 Enoc Petrol Station
21 Linear Park



SOUTH BAY MASTER PLAN

AMENITIES

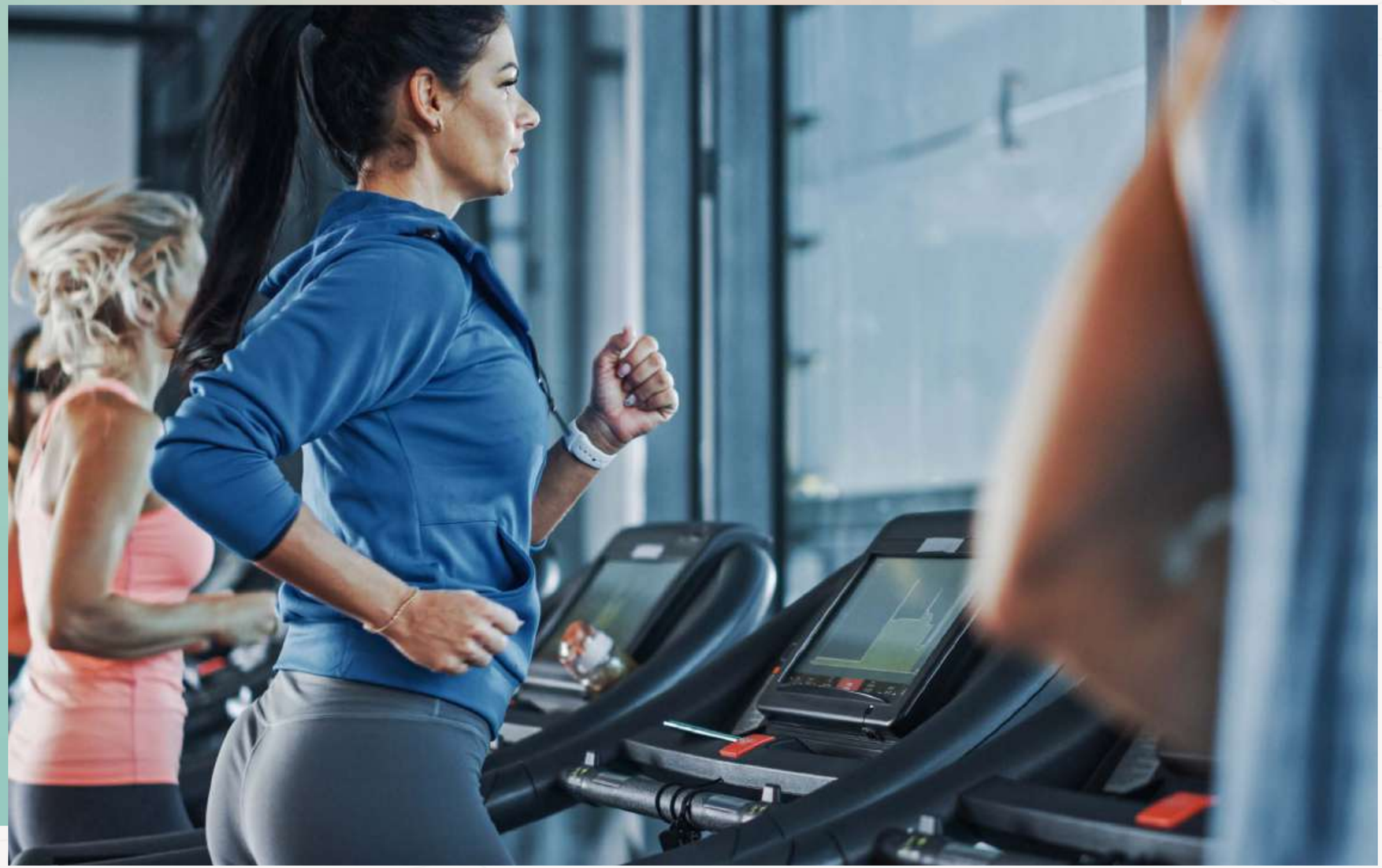
1. Lush Pond
2. Sports Courts
3. Shopping Mall
4. F&B
5. Apatrment Buildings
6. Beach Clubhouse
7. Sandy Beaches
8. The Lagoons
9. Sports Park
10. Meditation Garden

LEGEND

- 3-BR Townhouse Middle Unit
- 3-BR Townhouse Edge Unit
- 4-BR Townhouse Middle Unit
- 4-BR Townhouse Edge Unit
- 4-BR Semi-Detached Unit
- 5-BR Semi-Detached Unit
- 5-BR Mansion Unit
- 6-BR Mansion Unit
- 7-BR Mansion Unit



SOUTH BAY PHASE 1 & 2



South Bay

It's a Lifestyle

AMENITIES/FACILITIES

- Health and Wellness Complex
- Beach Clubs
- Kayak Club & Café
- Mosque
- IB Certified School
- Shopping Mall
- Lake Park
- Community Park
- Close Proximity to Expo Road
- 3km Crystal Lagoon
- Fully Gated Community
- Jogging and Cycling Tracks
- Exclusive Kids Club



Ultra-modern amenities

Thrilling watersports routine



SOUTH BAY
It’s a Lifestyle



Townhouses & Detached Villas Exteriors


Chic 3/4/5 bedroom
townhouses and detached villas



Stylish 3/4/5 bedroom
townhouses and detached villas



Stylish 3/4/5 bedroom
townhouses and detached villas


Lavish 3/4/5 bedroom
townhouses and detached villas

Elegant 4 bedroom townhouses and detached villas





Lavish 3 bedroom

townhouses and detached villas

Spacious walkways and wide roads



Townhouses and Detached Villas Interiors



Bespoke and elegant lobby



Ultra-modern living room



Extravagant sitting room



First floor
family room



Trendy entertainment game room



Avant-garde
study/office



Contemporary fully equipped kitchen

Stylish master bedroom



Chic guest bedroom





Exquisite bathrooms

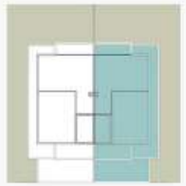
Floor Plans

SOUTH BAY
خليج الجنوب

FIVE BEDROOM

EDGE UNIT
PREMIUM

UNIT # XX



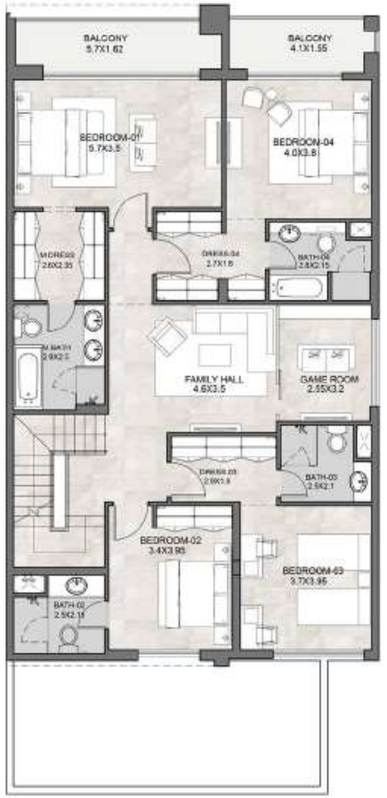
UNIT	FIVE BEDROOM UNIT
PLOT AREA	4,219
BUA	4,271
GARDEN	1,918
ROOF TERRACE	781

Areas presented in square feet

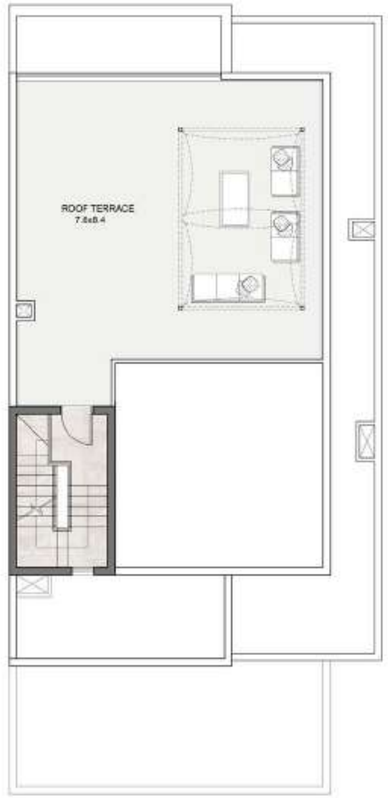
GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



5BR DETACHED VILLA FLOOR PLAN







5BR DETACHED VILLA 3D FLOOR PLAN

SOUTH BAY
خليج الجنوب

FOUR BEDROOM

EDGE UNIT
PREMIUM

UNIT # XX

UNIT	FOUR BEDROOM UNIT
PLOT AREA	3,978
BUA	3,559
GARDEN	2,081
ROOF TERRACE	739

Areas presented in square feet

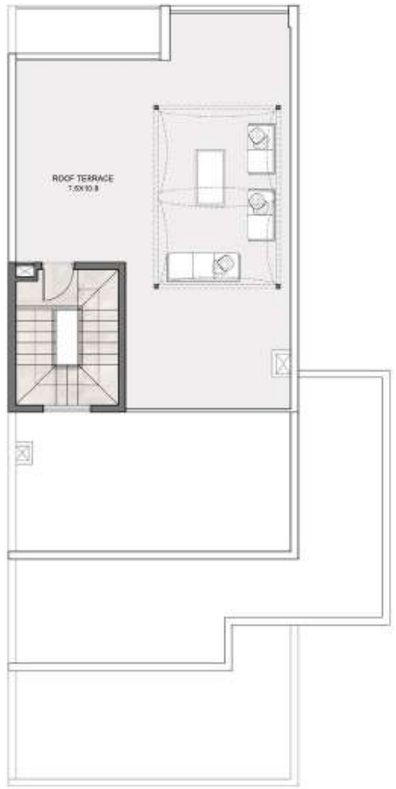
GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



4BR DETACHED VILLA FLOOR PLAN

SOUTH BAY
خليج الجنوب

FOUR BEDROOM

EDGE UNIT
PREMIUM

UNIT # XX

UNIT	FOUR BEDROOM UNIT
PLOT AREA	3,552
BUA	3,559
GARDEN	1,705
ROOF TERRACE	739

Areas presented in square feet

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



4BR CORNER TOWNHOUSE FLOOR PLAN

SOUTH BAY
خليج الجنوب

FOUR BEDROOM

MIDDLE UNIT
PREMIUM

UNIT # XX

UNIT	FOUR BEDROOM UNIT
PLOT AREA	2,745
BUA	3,559
GARDEN	915
ROOF TERRACE	739

Areas presented in square feet

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



4BR MIDDLE TOWNHOUSE FLOOR PLAN

SOUTH BAY
خليج الجنوب

THREE BEDROOM

EDGE UNIT
PREMIUM

UNIT # XX

UNIT	THREE BEDROOM UNIT
PLOT AREA	2,933
BUA	2,915
GARDEN	1,420
ROOF TERRACE	749

Areas presented in square feet

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



3BR CORNER TOWNHOUSE FLOOR PLAN

SOUTH BAY
خليج الجنوب

THREE BEDROOM

MIDDLE UNIT
PREMIUM

UNIT # XX

UNIT	THREE BEDROOM UNIT
PLOT AREA	2,099
BUA	2,894
GARDEN	632
ROOF TERRACE	749

Areas presented in square feet

GROUND LEVEL PLAN



FIRST LEVEL PLAN



ROOF LEVEL PLAN



3BR MIDDLE TOWNHOUSE FLOOR PLAN