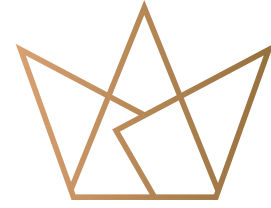




ROYAL PARK



*The Majesty of Living*



## ABOUT REPORTAGE

Reportage Properties is one of the largest private developers in the United Arab Emirates, with projects in UAE, Egypt, Turkey, Morocco, and upcoming international projects.

We are focused and consistent in our objective to provide innovative, modern, and affordable housing solutions that not only offer our investors an outstanding value but also provide the home buyers a safe place to live in.

Our mission is to be amongst the most trusted real estate companies in the UAE by developing and providing homes that are equally elegant and affordable and provide you with a sense of belonging. We look forward to the upcoming years, and aspire to expand our real estate business globally.

WE BUILD HOMES WITH  
UNPARALLELED ELEGANCE  
AND COMFORT.



## ريپورتاج العقارية

تمثل شركة ريبورتاج العقارية واحدةً من أكبر مطوري العقارات الخاصة في دولة الإمارات العربية المتحدة بمشروعات قائمة في أبوظبي ودبي و مصر و تركيا و المغرب، و مشاريع دولية أخرى ضمن الخطة.

وتركز الشركة في هدفها المتمثل في تقديم حلول إسكان مبتكرة وحديثة وبأسعار في المتناول، وهي حلول من شأنها أن توفر قيمة متميزة.

تتمثل مهمة ريبورتاج العقارية في أن تكون أولى شركات العقارات الأكثر ثقة في دولة الإمارات العربية المتحدة، وذلك من خلال تطوير و توفير منازل تجمع بين الأناقة و العملية و متاحة للجميع، و تمنح ساكنيها الشعور بالانتماء. نتطلع بثقة إلى الأعوام القادمة ونطمح إلى توسيع نطاق أعمالنا العقارية على مستوى العالم.

منازل تحظى بمزايا  
و راحة لا تضاهي



EMBRACE THE ENERGY OF A PRIME LOCATION, AND LIVE AMIDST OF IT ALL

- 02 minutes driving to Masdar City Central Park
- 03 minutes driving to Zayed University of Artificial Intelligence
- 05 minutes driving to Masdar Solar Photovoltaic Farm
- 10 minutes driving to Masdar Park Khalifa City
- 10 minutes driving to Abu Dhabi Int. Airport
- 12 minutes driving to Al-Raha Mall & Beach
- 15 minutes driving to Al Forsan International Sports Resort
- 18 minutes driving to Ferrari World
- 18 minutes driving to Yas Island







## ROYAL PARK - *The Majesty of Living*

where luxury living reaches new heights and dreams find their address. Nestled in the heart of the city, amidst lush greenery and scenic views of Masdar Central Park, this residential community is a royal haven that captivates your senses. Comprising 6 clusters, Royal Park is our largest community so far in Masdar city. The architectural marvels of buildings and Townhouses that adorn every corner of the community showcase a seamless blend of timeless elegance and modern design, crowned by world-class amenities, promising an exceptional living experience. Each residence within Royal Park has been thoughtfully crafted to exude opulence and sophistication, offering residents a truly regal lifestyle.



## رويال بارك

حيث ترتقي الحياة الفاخرة إلى آفاق جديدة وتجد الأعلام عنوانها. يقع هذا المجتمع السكني في قلب المدينة، وسط المساحات الخضراء والمناظر الخلابة لحديقة مصدر المركزية، وهو واحة ملكية تأسر حواسك. يتألف رويال بارك من 6 مجموعات سكنية، وهو أكبر مجتمع لدينا حتى الآن في مدينة مصدر. و تعرض روعة الجماليات المعمارية للمباني و وحدات التاون هاوس التي تزين كل ركن من أركان المجتمع مزيجاً متناعماً من حداثة التصميم و أناقة تدوم، متوجة بوسائل راحة عالمية المستوى، مما يعد بتجربة معيشية استثنائية. تم تصميم كل منزل داخل مجمع رويال بارك بعناية ليعكس الفخامة والرقي، ويوفر للمقيمين أسلوب حياة استثنائي.





مجتمع كبير من الرفاهية و حياة بفخامة اللون الأخضر

A LARGE COMMUNITY OF LUXURY AND A ROYALLY GREEN LIFE







اكتشف معنى جديد للراحة و الهدوء في قلب المدينة، و  
اختبر رفاهية الحياة باستدامة

REDISCOVER PEACE AND SERENITY IN THE HEART OF THE CITY, AND  
EXPERIENCE THE LUXURY OF SUSTAINABILITY





مجموعة فاخرة من الشقق و وحدات التاون هاوس، مصممة لراحتك

A LUXURY COLLECTION OF APARTMENTS AND TOWNHOUSES, DESIGNED FOR  
YOUR CONVENIENCE







استمتع بأجواء استثنائية بمناخ أكثر برودة من المناطق المحيطة

BASK IN A REFRESHING ATMOSPHERE WITH A COOLER CLIMATE  
THAN THE SURROUNDINGS





ابدأ يومك بعالم من الألوان، و إطلالات ساحرة على حديقة مصدر المركزية

EXPERIENCE WAKING UP TO A COLOURFUL WORLD, WITH IMPECCABLE VIEWS  
OF MASDAR CENTRAL PARK







أضف متعة للحياة اليومية و اترك العالم خلفك في حمامات السباحة العصرية و  
وسائل راحة بمستوى عالمي

ESCAPE THE EVERYDAY AND UNWIND IN THE STATE-OF-THE-ART  
SWIMMING POOLS AND WORLD-CLASS FACILITIES









ارتق بحياتك اليومية إلى أعلى المستويات

ELEVATING EVERYDAY LIVING TO NEW HEIGHTS







رفاهية و أناقة تخطف الأنظار  
تنشيطات عالية الجودة و لوحة ألوان محايدة تلي جميع الأذواق الراقية

SOPHISTICATION THAT NEVER FAILS TO IMPRESS

HIGH-QUALITY FINISHING AND A NEUTRAL COLOUR PALETTE THAT  
MEET ALL THE REFINED TASTES





مساحات واسعة و أجواء عصرية هادئة لصنع أجمل ذكريات العائلة

WELCOMING SPACES AND A COZY ATMOSPHERE FOR YOUR BEST MEMORIES







حيث تكمن الأناقة في بساطة التصميم

WHERE LESS IS MORE









## وسائل راحة بمستوى عالمي لكل مجموعة سكنية

### WORLD-CLASS AMENITIES FOR EACH RESIDENTIAL CLUSTER

- Private Parking spaces for each unit
- Large Swimming Pool
- Kids' Swimming Pool
- Gymnasium
- Kids Play Areas
- Shaded Seating Areas
- Giant Chess Play Area
- Landscape Areas
- BBQ Areas
- مواقف سيارات خاصة لكل وحدة
- حمام سباحة كبير
- حمام سباحة للأطفال
- صالة ألعاب رياضية
- مناطق للعب الأطفال
- مناطق مظلة للجلوس
- منطقة للعب الشطرنج العملاق
- مساحات خضراء
- مناطق للشواء







## UNIT FEATURES

- Private Balconies / Terraces as per unit plan
- Kitchen cabinets and countertops
- Fully tiled bathrooms, en-suites and guest toilets wherever applicable
- Built-in wardrobes in bedrooms
- Double glazed windows
- Satellite master antenna and fibre optic connection for high-speed internet access.
- Central air conditioning
- Vanity units & Mirrors
- Some bedrooms with private bathroom
- 4 bedrooms townhouses with internal elevator (optional)



## مميزات الوحدة

- شرفات/ تراسات حسب مخطط الوحدة
- خزائن مطبخ وكونترتوب
- حمامات مكسوة بالكامل وأجنحة و حمامات للضيوف حيثما كان ذلك متاحا
- خزانات ملابس في غرف النوم
- نوافذ زجاجية مزدوجة
- مستقبل قمر صناعي رئيسي و وصلات ألياف ضوئية لإنترنت عالي السرعة
- تكييف هواء مركزي
- وحدات تخزين و مرايا
- حمام خاص في بعض الغرف
- وحدات التاون هاوس ال4 غرف مزودة بمصعد خاص (اختياري)





## مزيج الوحدات UNIT MIX

45	تاون هاوس 4 غرف (أرضي + 2) Four Bedroom Townhouses (G+2)
42	بنتهاوس أربع غرف Four Bedroom Penthouses
522	شقة غرفة واحدة One Bedroom Apartments
170	شقة غرفتين Two Bedroom Apartments
65	شقة أربع غرف Four Bedroom Apartments

TOTAL UNITS: 844

إجمالي عدد الوحدات: 844



## PROJECT DETAILS

Type: Residential  
Plot Area : 27,047.38 sq.m.  
Total Height : 33 m  
Levels: 2 Basement + Ground + 8 Floors

## تفاصيل المشروع

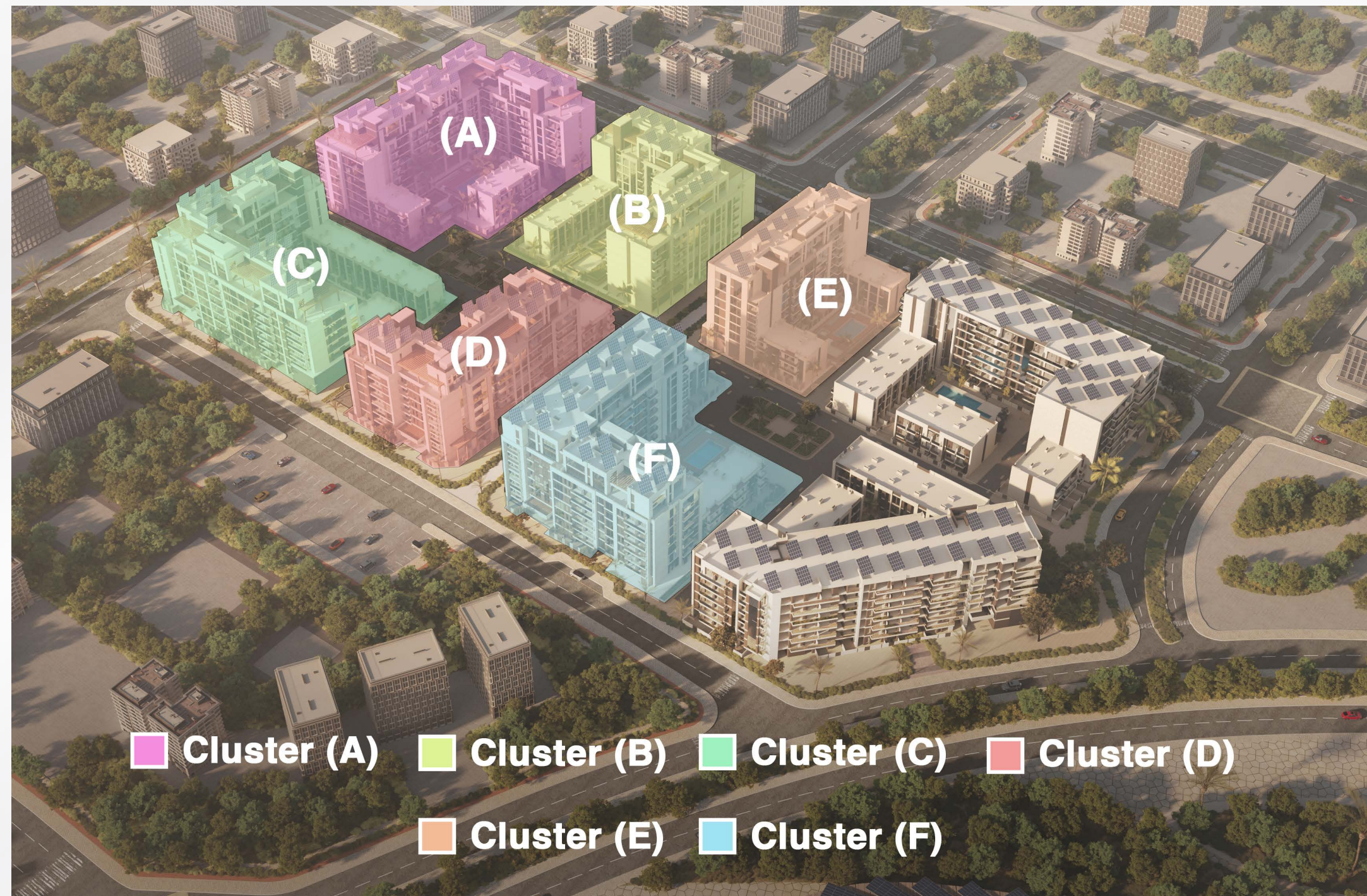
النوع: سكني  
مساحة الأرض: 27,047.38 متر مربع  
إجمالي الارتفاع: 33 متر  
عدد الطوابق: 2 طابق سفلي + طابق أرضي + 8 طابق سكني





# MASTERPLAN

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.





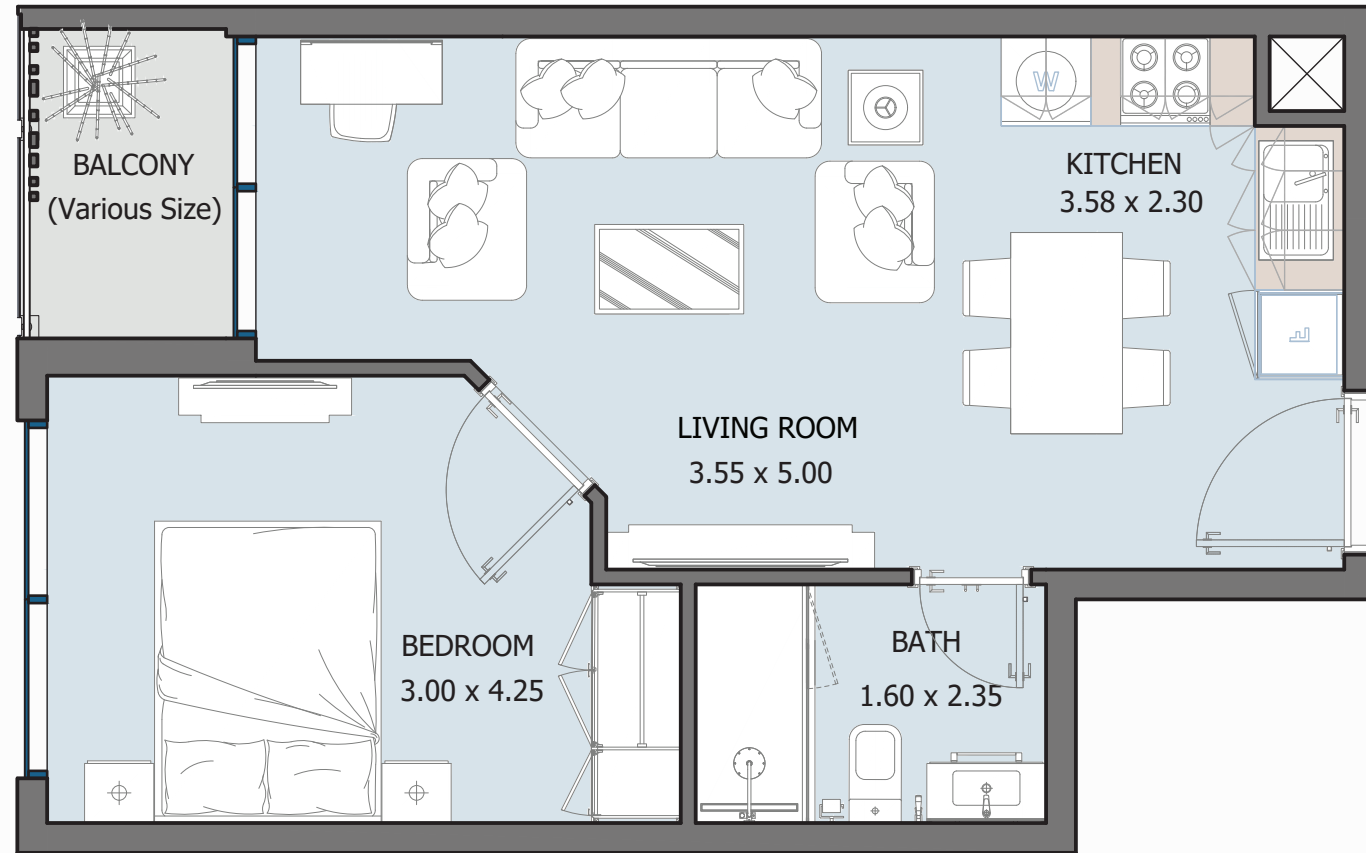
# UNIT TYPES

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.



# J1B TYPE A

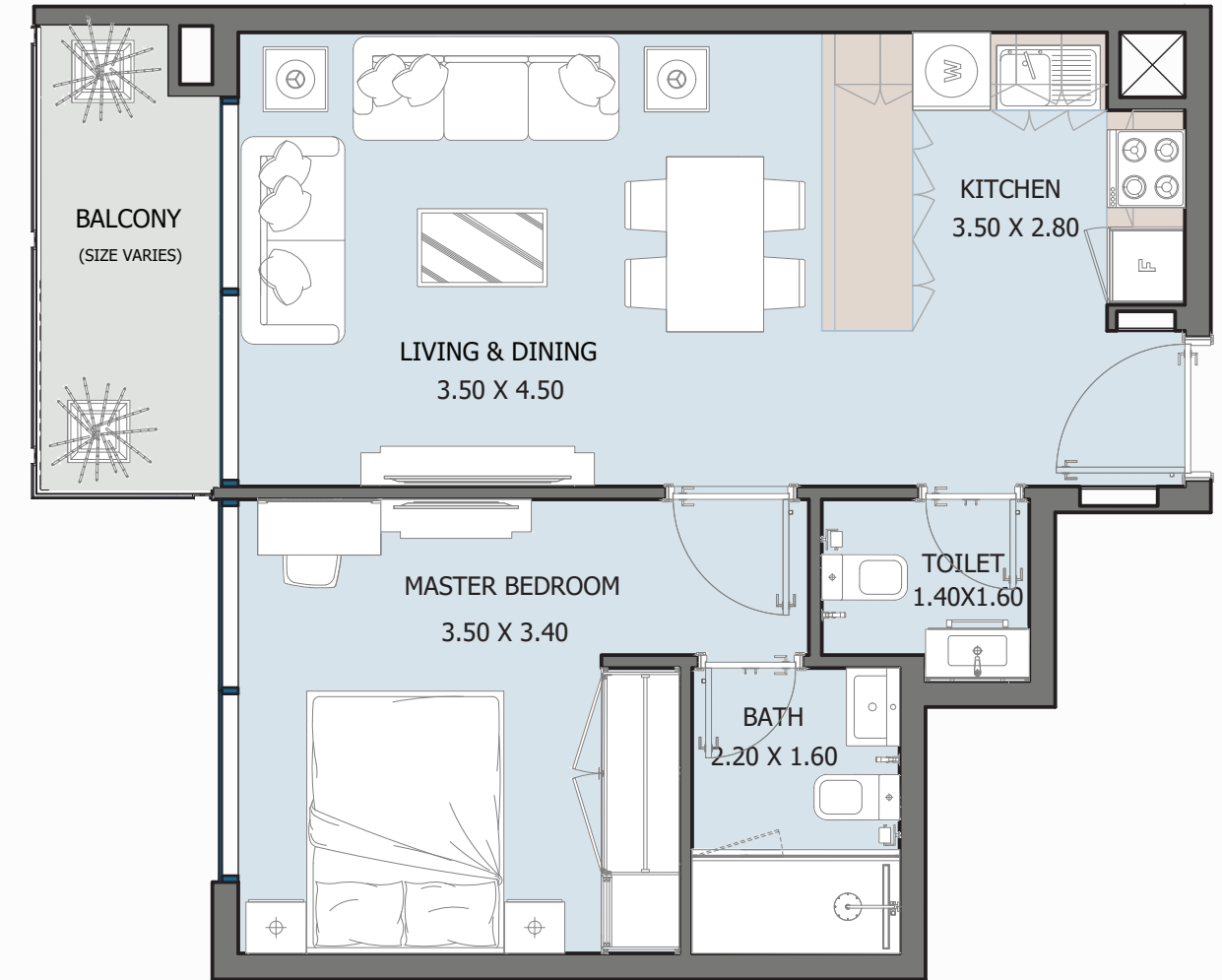
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	449.07 sq.ft
Outdoor Area	33.58 to 187.51 sq.ft
Total Area	482.65 to 636.58 sq.ft

# 1B TYPE A

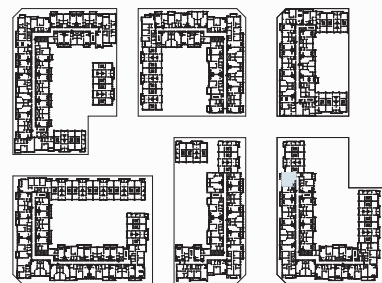
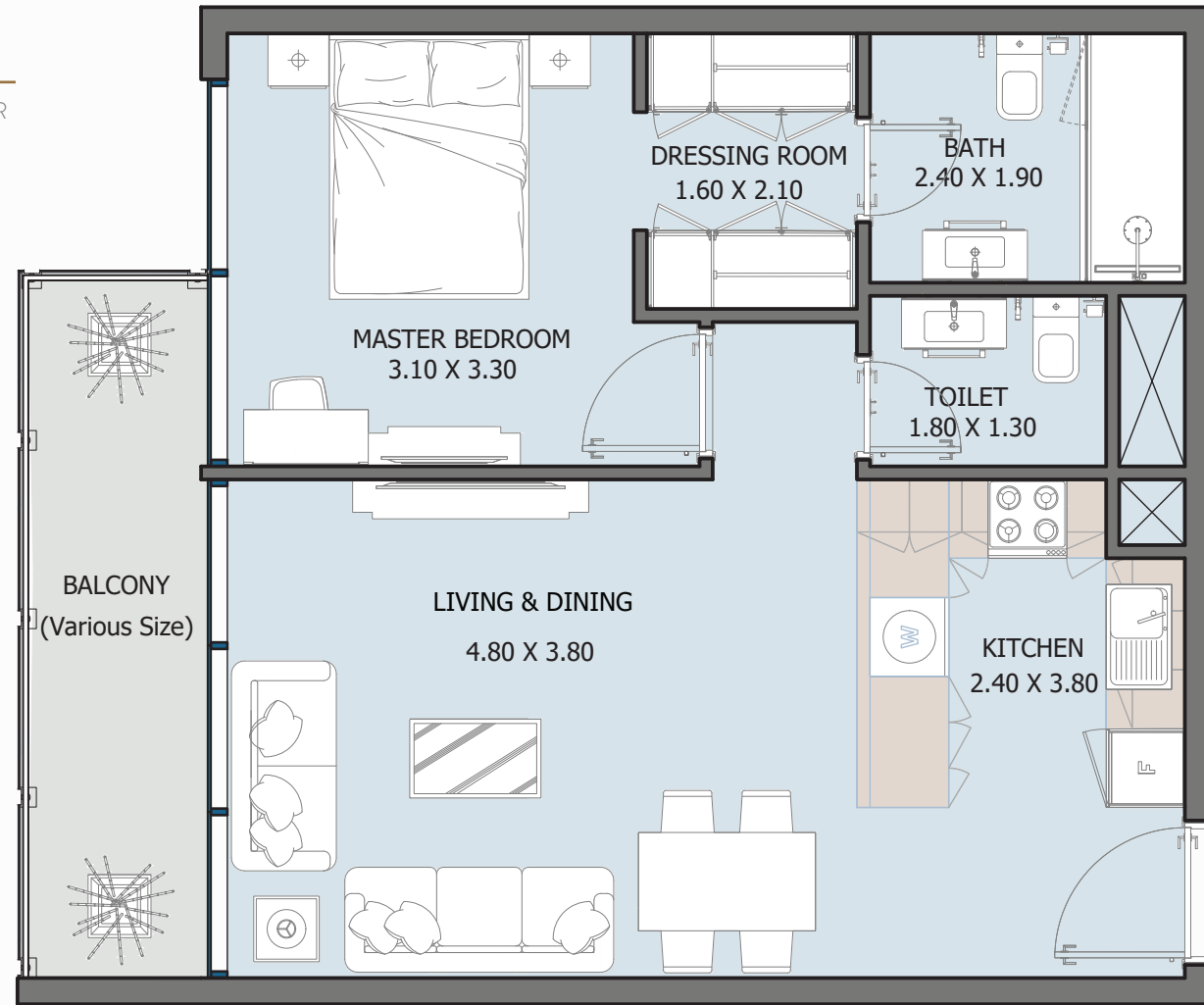
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	515.70 sq.ft
Outdoor Area	51.99 to 429.91 sq.ft
Total Area	567.69 to 945.61 sq.ft

# 1B TYPE B

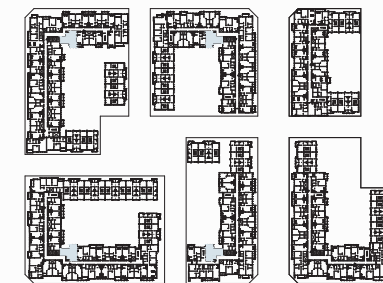
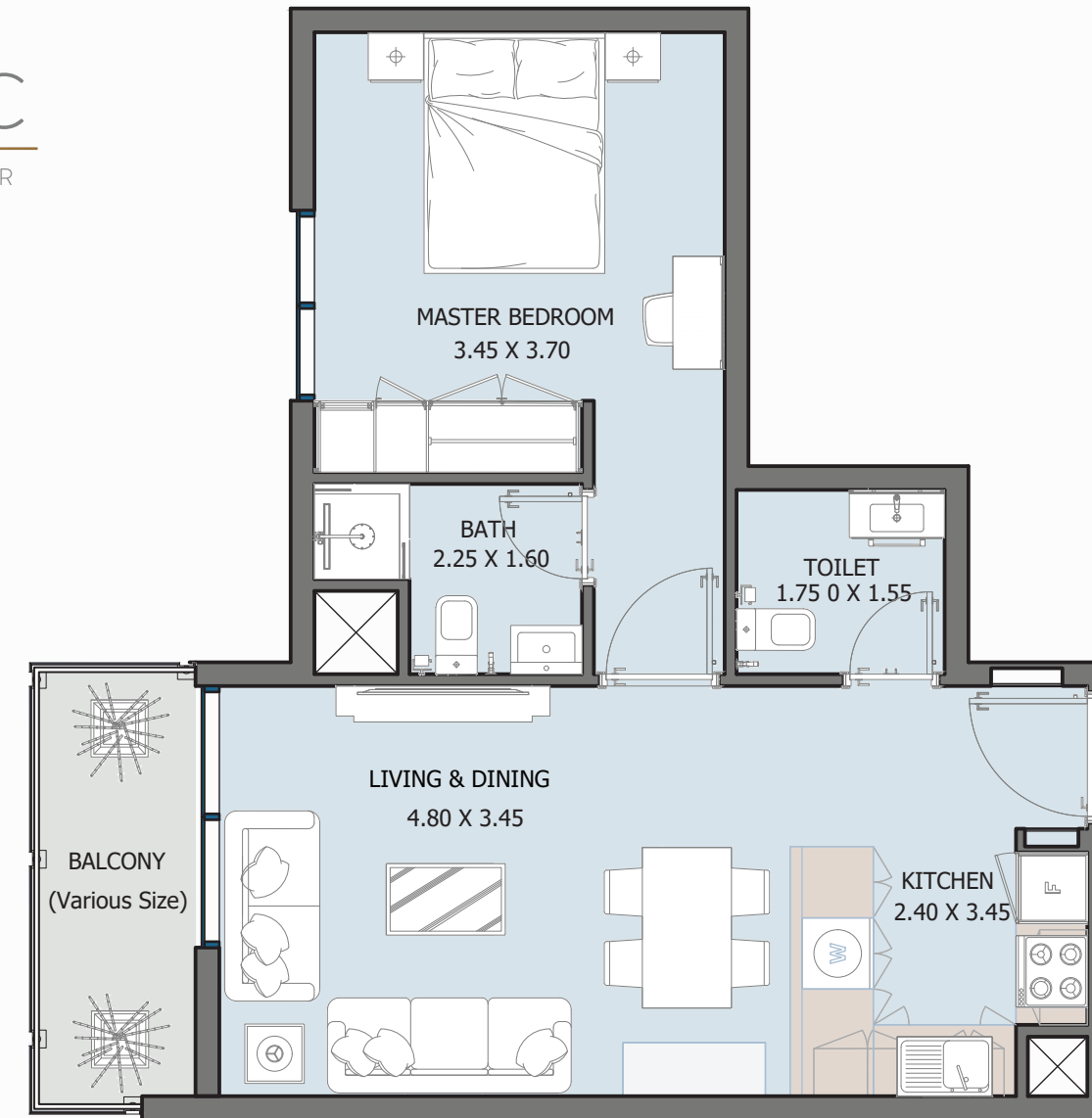
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	583.40 to 610.10 sq.ft
Outdoor Area	88.80 to 127.88 sq.ft
Total Area	672.21 to 737.97 sq.ft

# 1B TYPE C

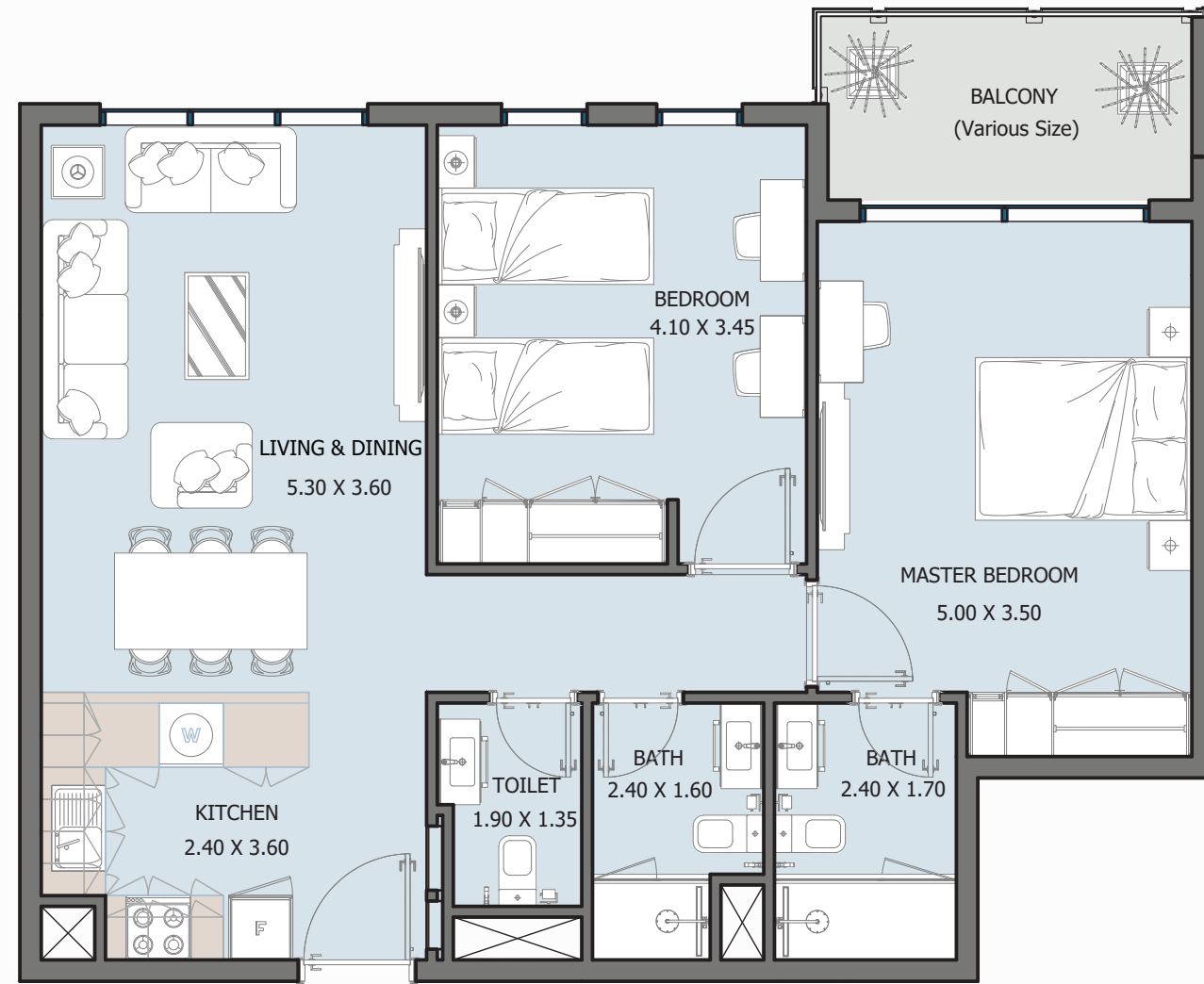
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



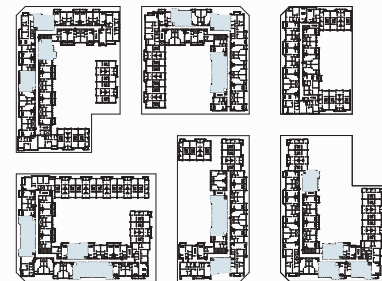
Internal Area	529.80 to 540.56 sq.ft
Outdoor Area	51.34 to 410.64 sq.ft
Total Area	584.59 to 942.38 sq.ft

# 2B TYPE A

FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR

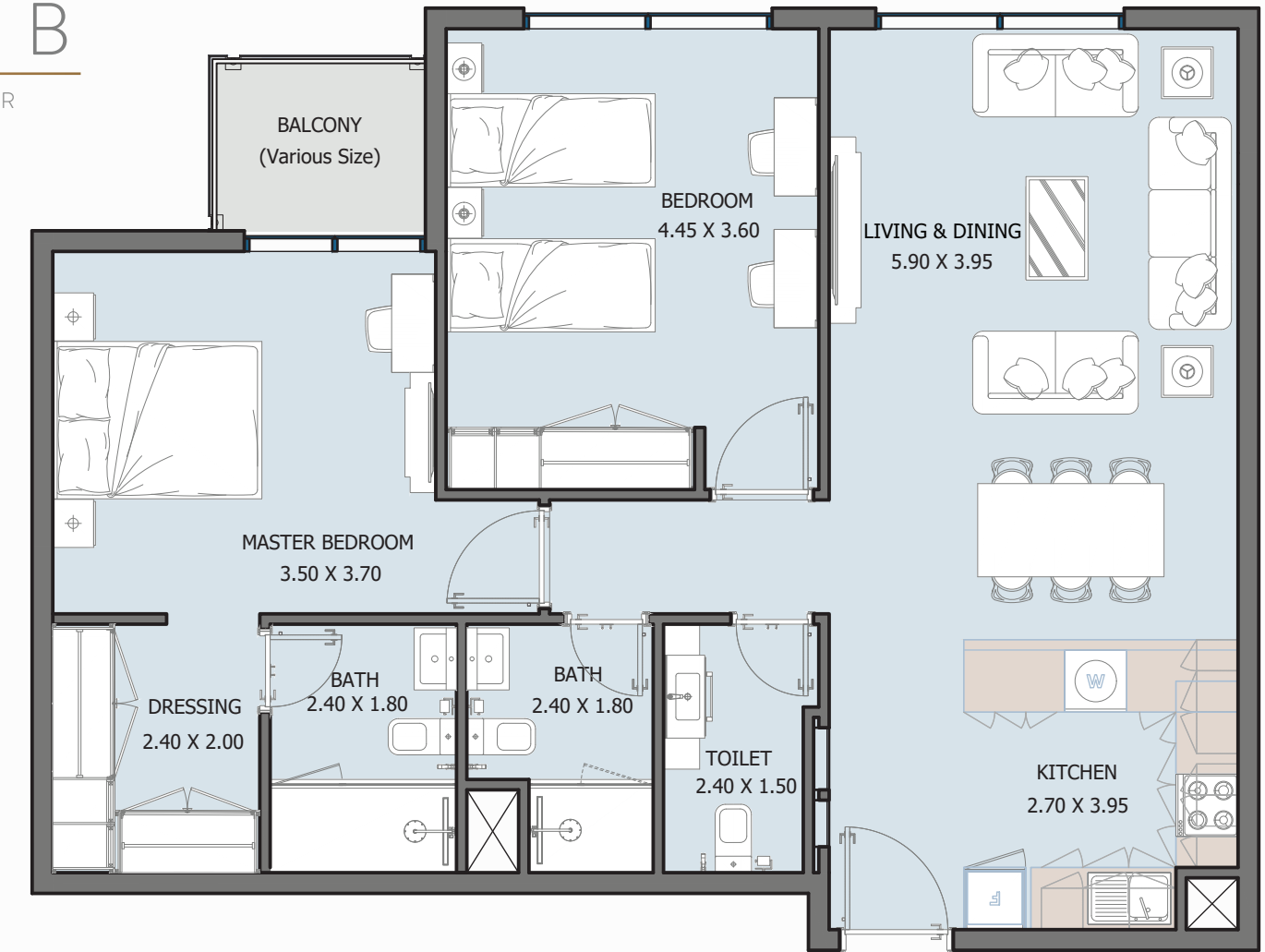


Internal Area	846.26 sq.ft
Outdoor Area	45.32 to 423.34 sq.ft
Total Area	891.58 to 1269.6 sq.ft



# 2B TYPE B

FROM 1<sup>ST</sup> FLOOR TO 6<sup>TH</sup> FLOOR

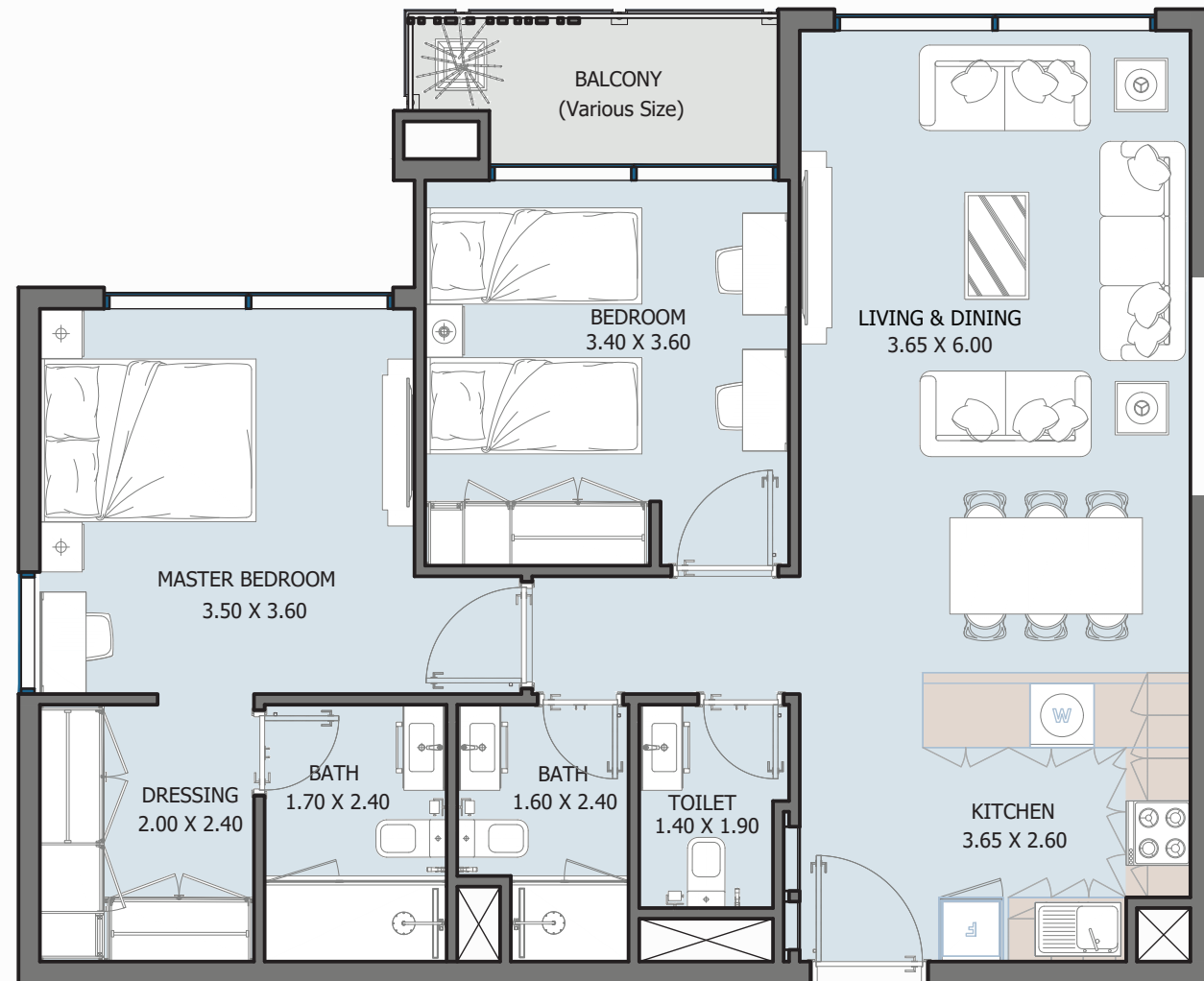


Internal Area	973.59 sq.ft
Outdoor Area	42.63 sq.ft
Total Area	1016.22 sq.ft

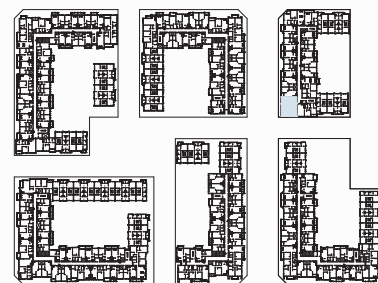


# 2B TYPE C

FROM 2<sup>ND</sup> FLOOR TO 6<sup>TH</sup> FLOOR

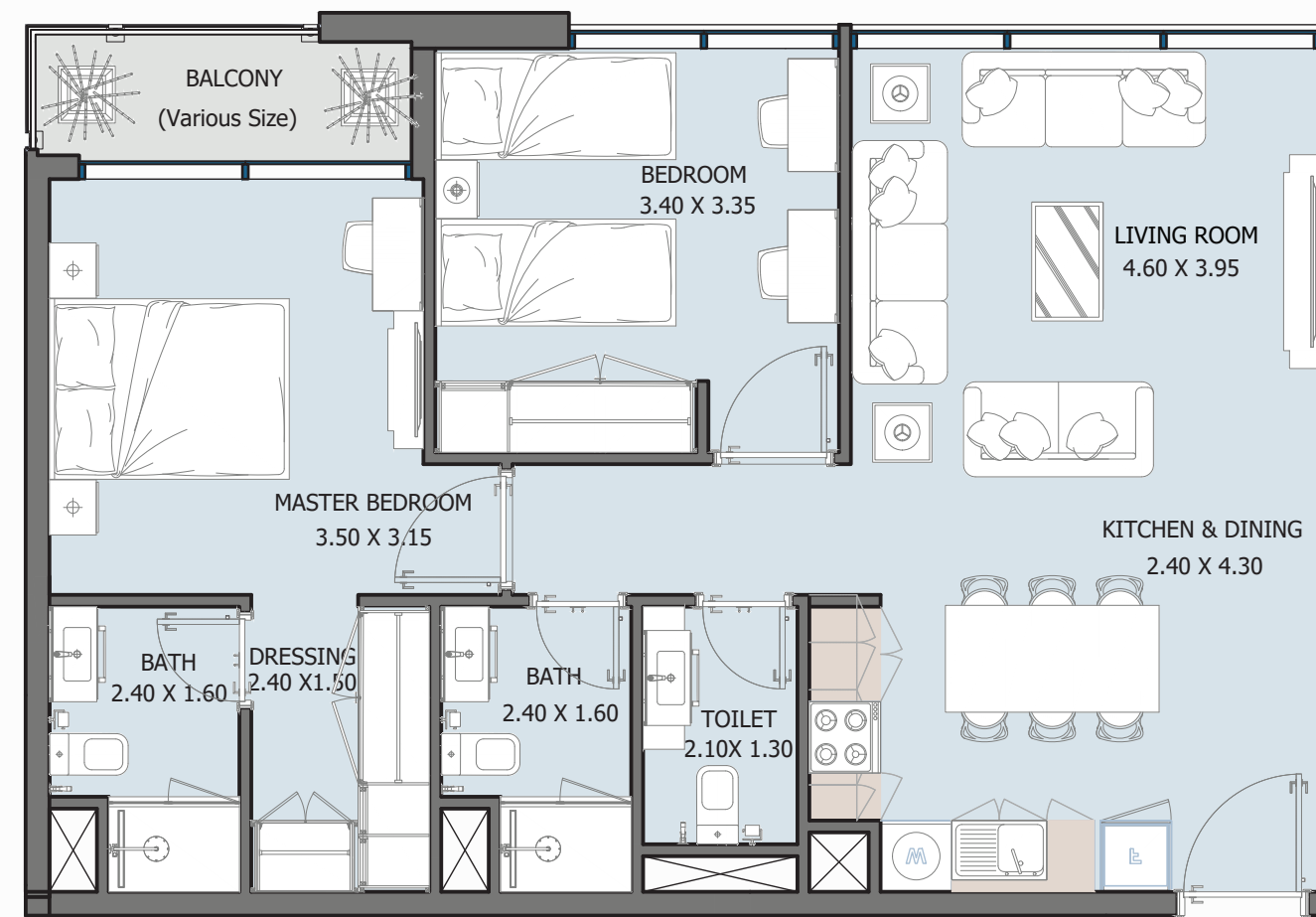


Internal Area	878.33 sq.ft
Outdoor Area	54.14 sq.ft
Total Area	932.48 sq.ft



# 2B TYPE D

FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



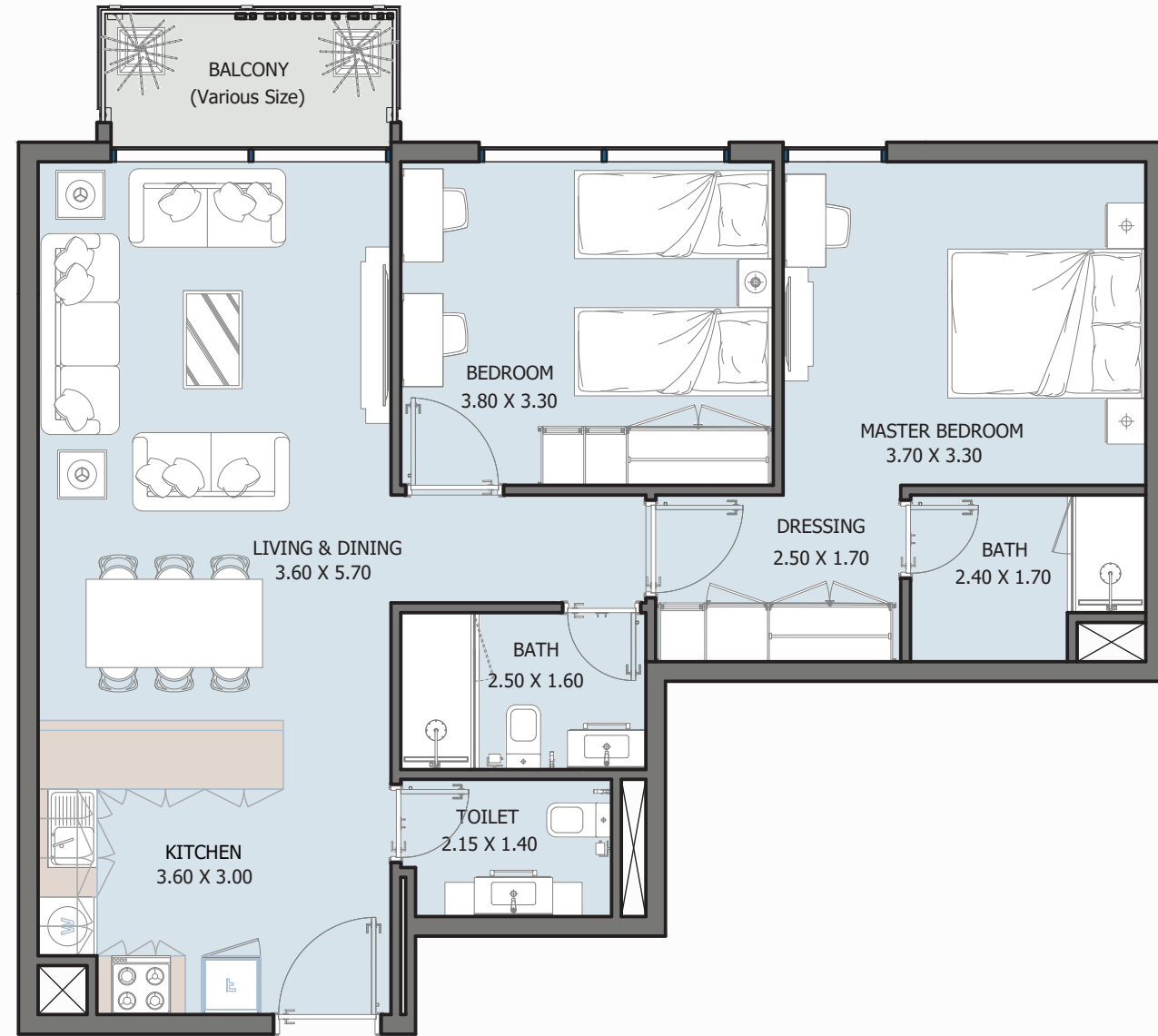
Internal Area	797.39 to 853.79 sq.ft
Outdoor Area	42.41 to 537.12 sq.ft
Total Area	839.8 to 1390.91 sq.ft



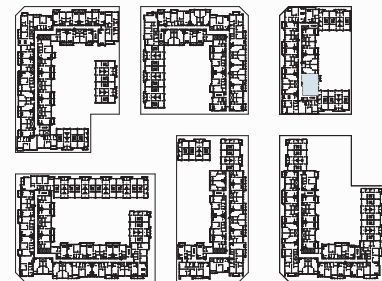


# 2B TYPE E

FROM GROUND FLOOR TO 6<sup>TH</sup>FLOOR

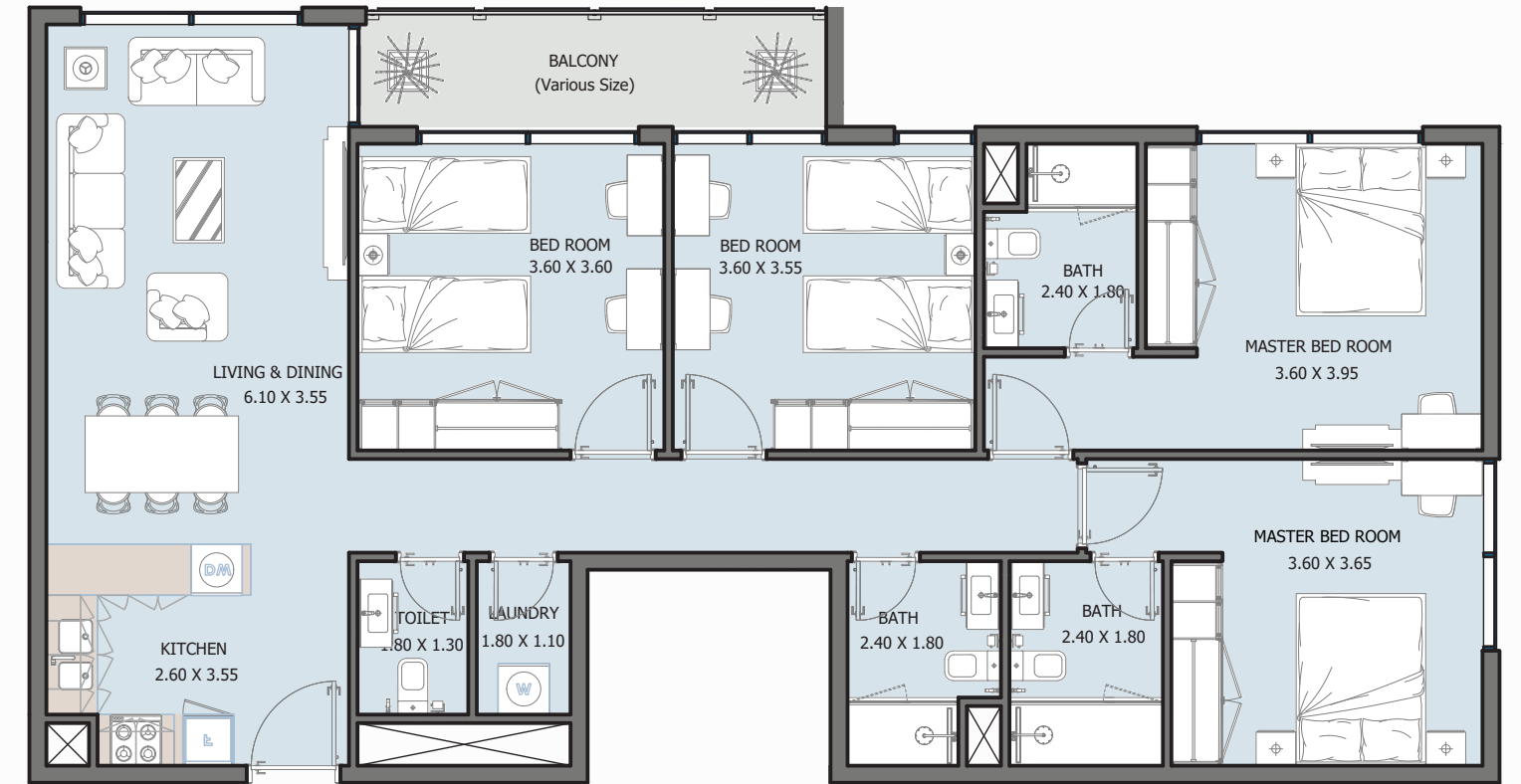


Internal Area	859.71 sq.ft
Outdoor Area	50.05 to 223.14 sq.ft
Total Area	909.76 to 1082.85 sq.ft



# 4B TYPE A

FROM GROUND FLOOR TO 6<sup>TH</sup>FLOOR

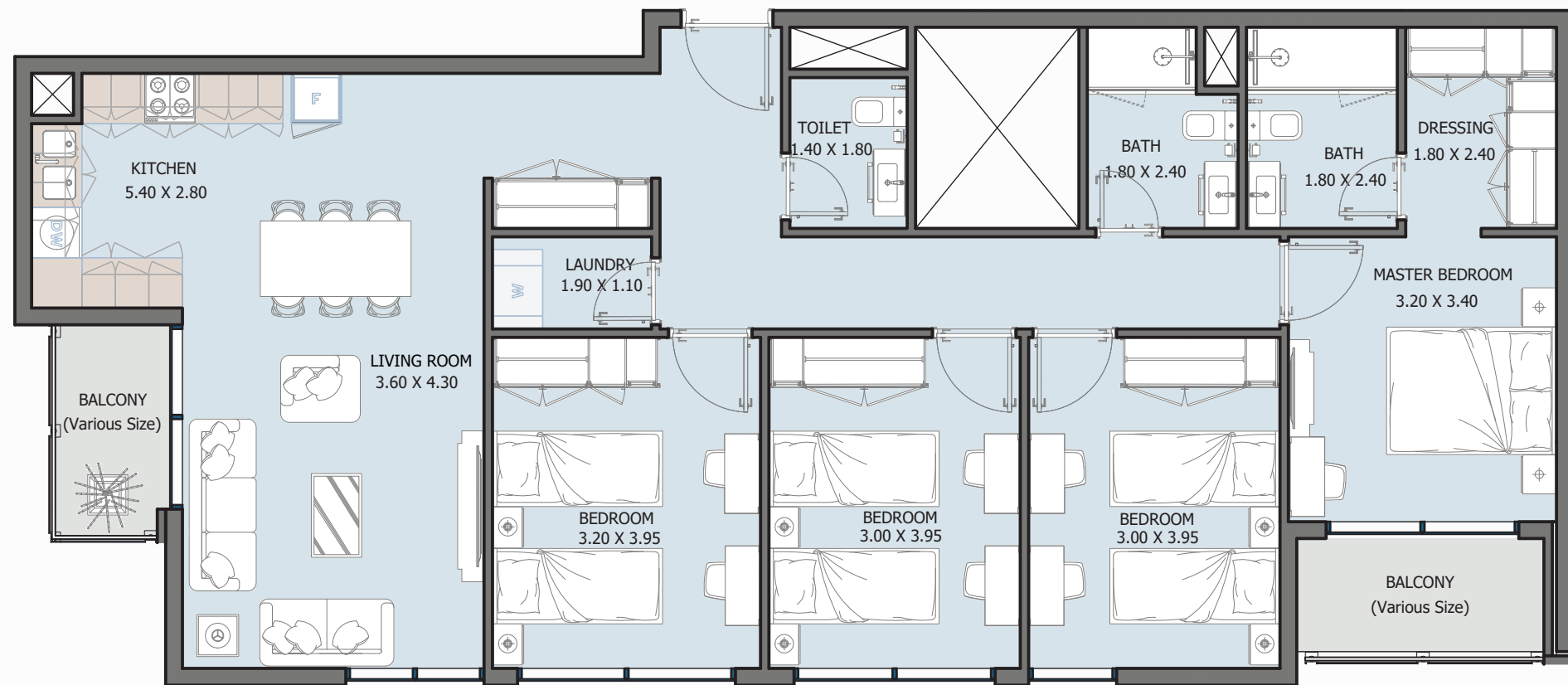


Internal Area	1318.69 sq.ft
Outdoor Area	90.42 to 883.61 sq.ft
Total Area	1409.11 to 2202.3 sq.ft



# 4BTYPE B

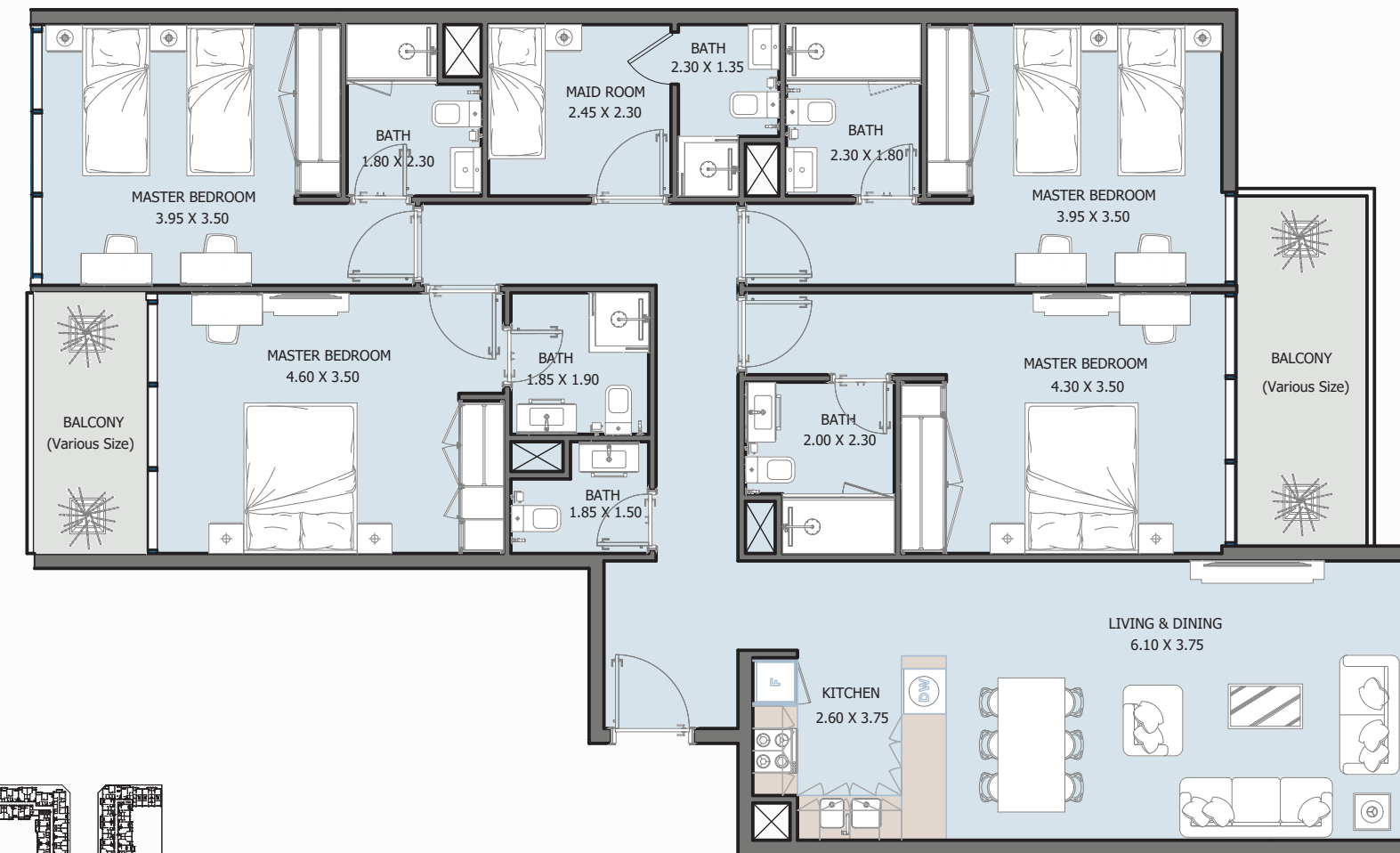
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	1288.98 to 1318.58 sq.ft
Outdoor Area	92.03 to 864.23 sq.ft
Total Area	1381.01 to 2153.21 sq.ft

# 4BTYPE C

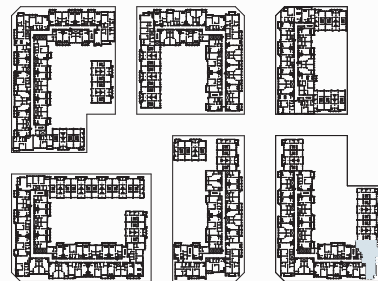
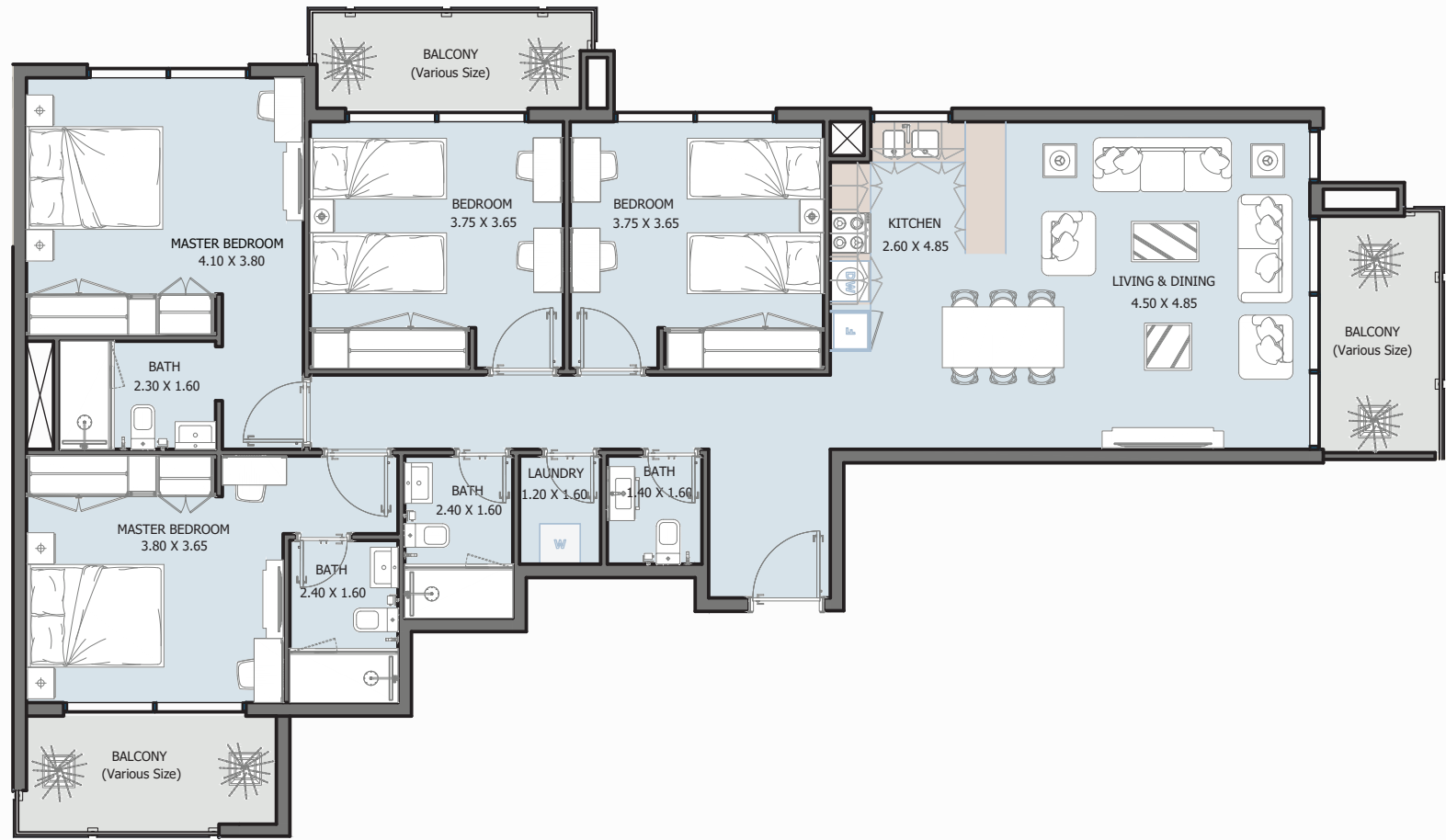
FROM 2<sup>ND</sup> FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	1596.82 sq.ft
Outdoor Area	162.00 sq.ft
Total Area	1758.82 sq.ft

# 4BTYPE D

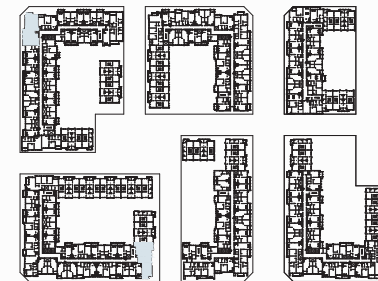
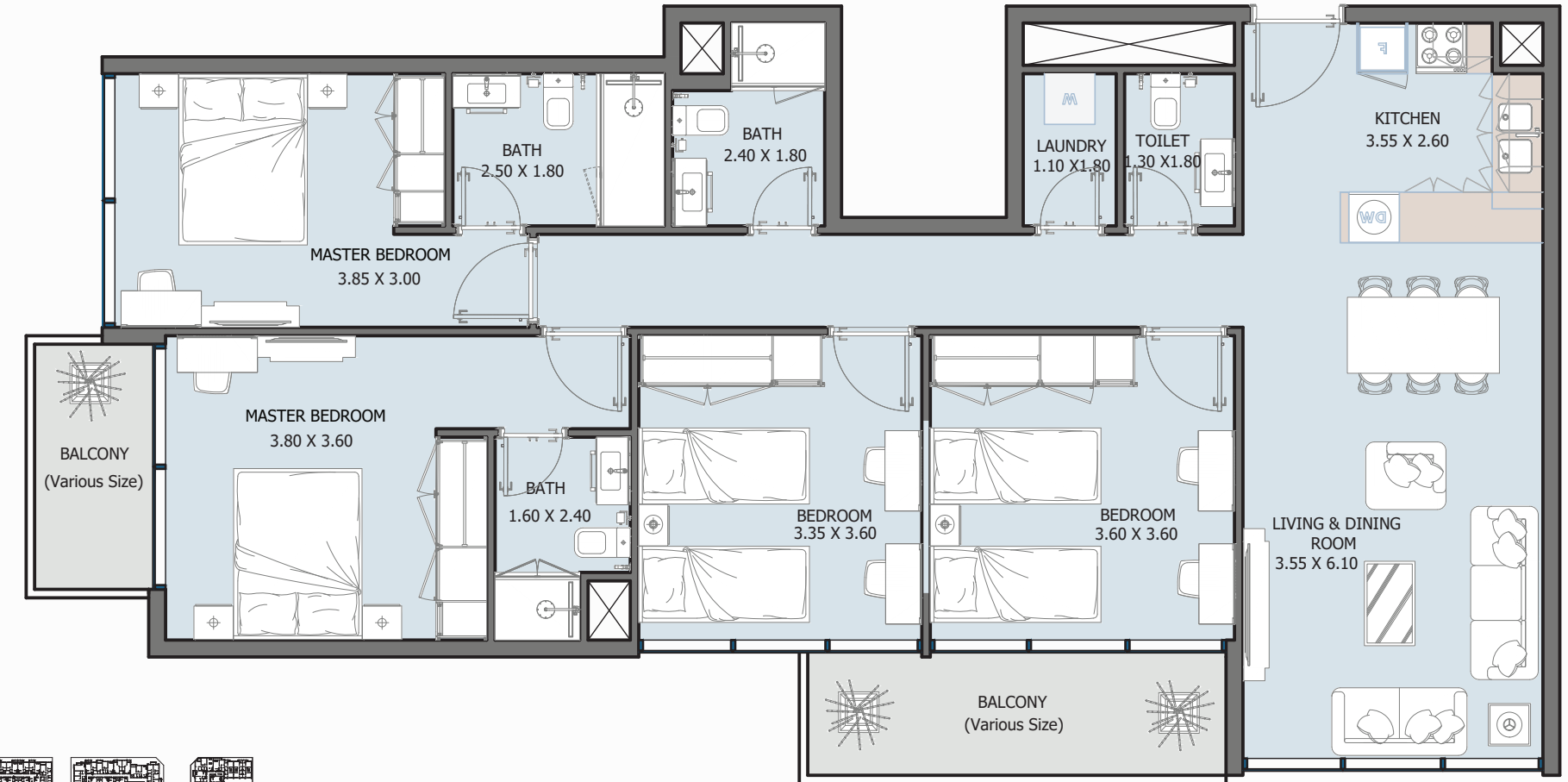
FROM 1<sup>ST</sup> FLOOR TO 6<sup>TH</sup> FLOOR



Internal Area	1432.14 sq.ft
Outdoor Area	230.02 sq.ft
Total Area	1662.16 sq.ft

# 4BTYPE E

FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR

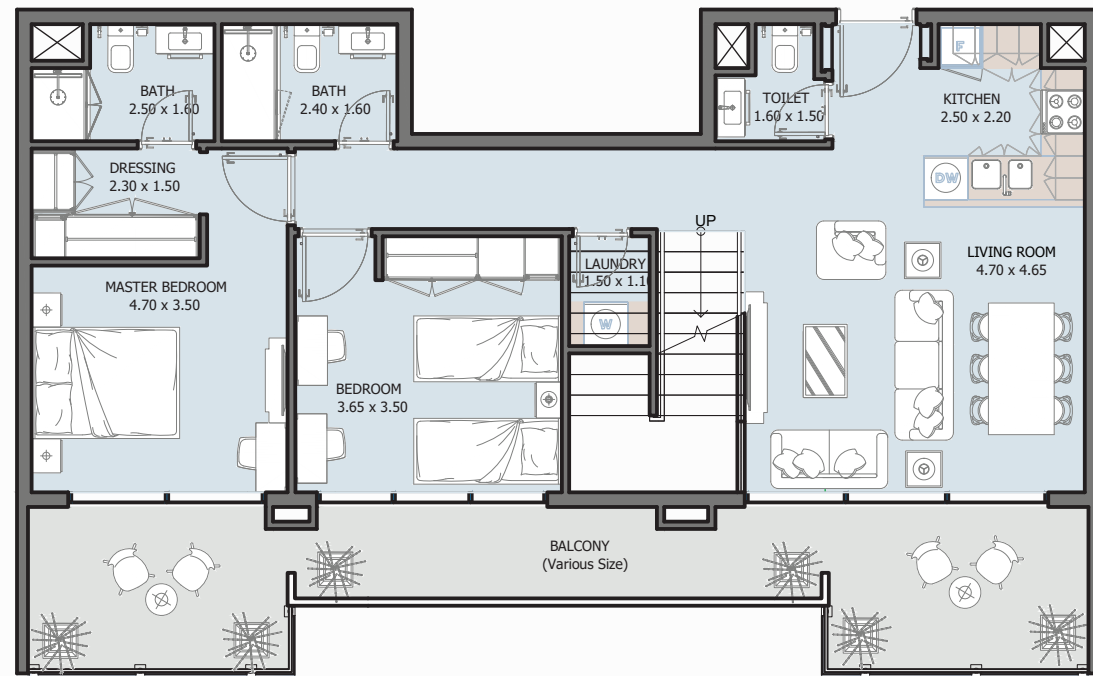
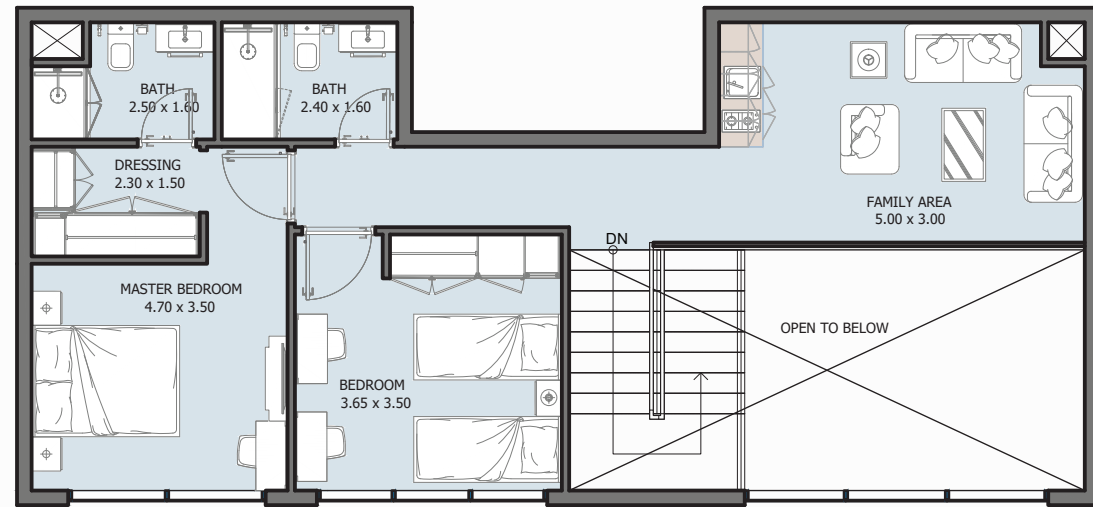


Internal Area	1275.95 to 1401.89 sq.ft
Outdoor Area	51.24 to 869.62 sq.ft
Total Area	1406.73 to 2151.17 sq.ft

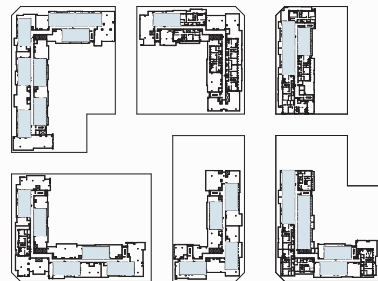
# 4B PENTHOUSE

## TYPE A

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



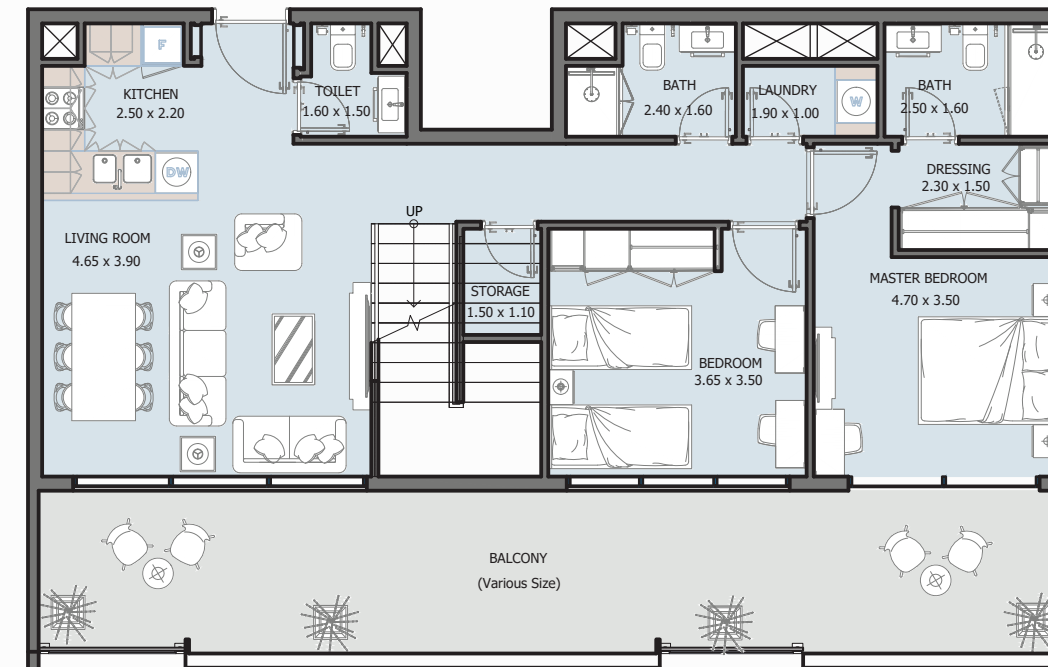
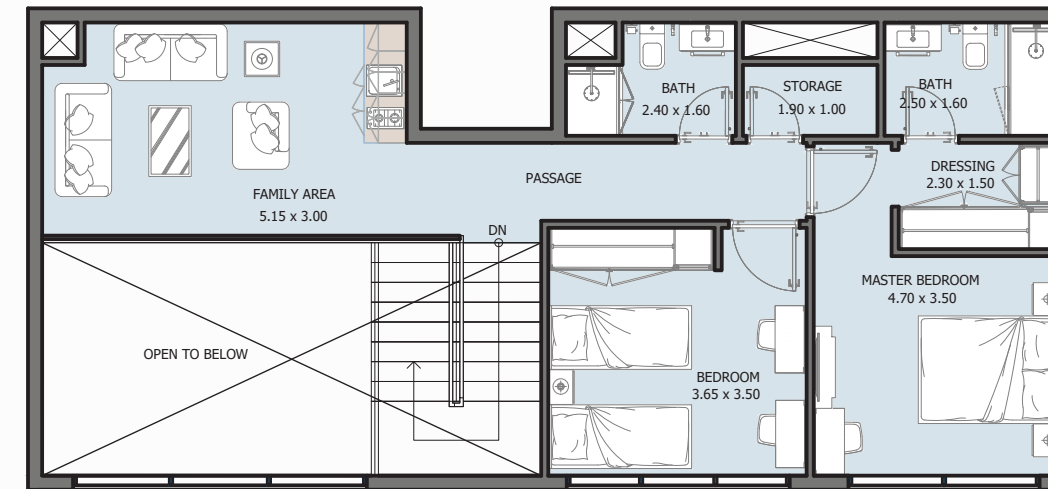
Internal Area	1733 sq.ft
Outdoor Area	220.88 to 2200.26 sq.ft
Total Area	1953.88 to 3933.26 sq.ft



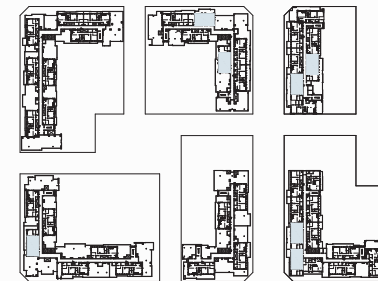
# 4B PENTHOUSE

## TYPE B

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



Internal Area	1783.26 sq.ft
Outdoor Area	239.60 to 2261.39 sq.ft
Total Area	2022.86 to 4044.65 sq.ft

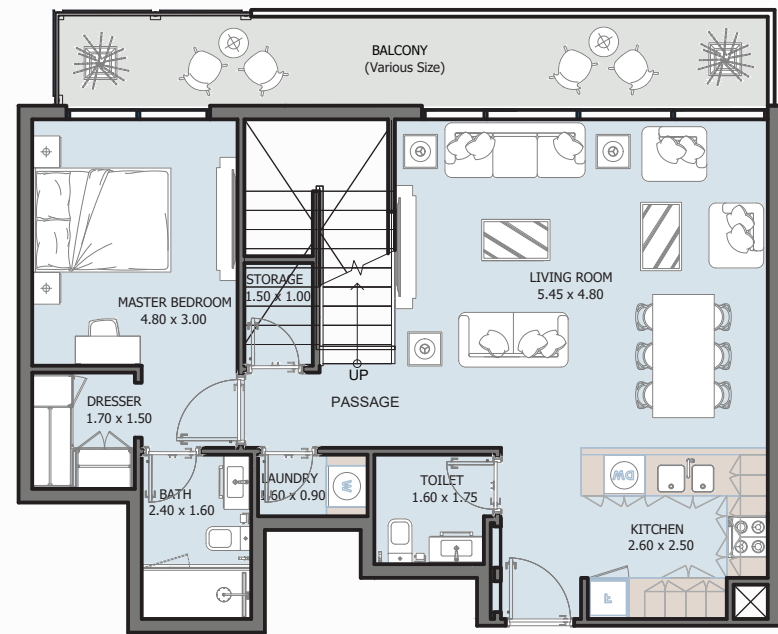
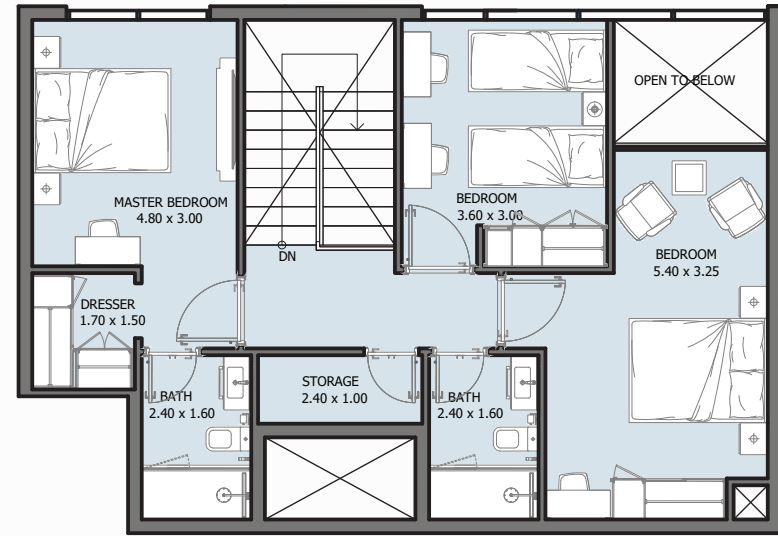




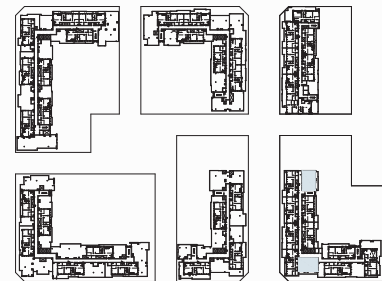
# 4B PENTHOUSE

## TYPE C

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



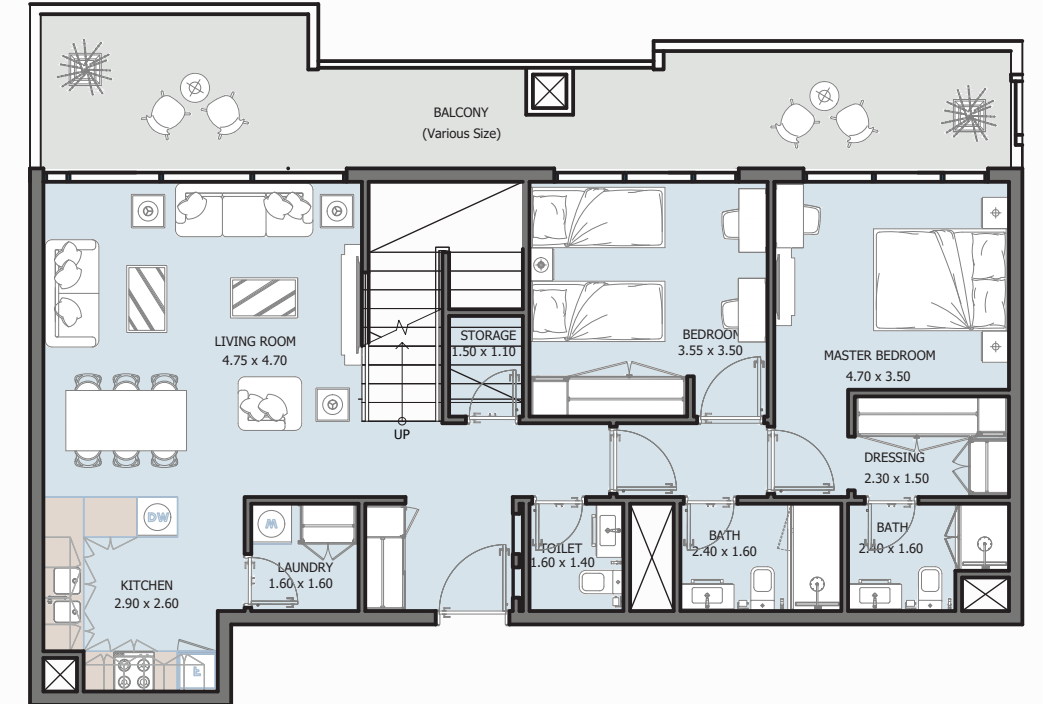
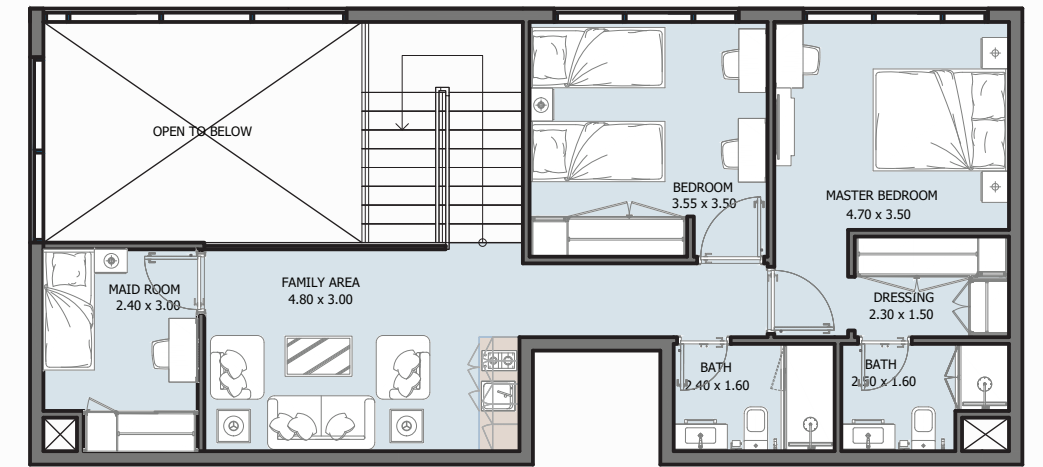
Internal Area	1575.83 sq.ft
Outdoor Area	180.51 to 506.33 sq.ft
Total Area	1756.34 to 2082.12 sq.ft



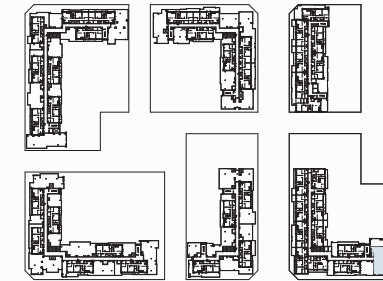
# 4B PENTHOUSE

## TYPE D

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



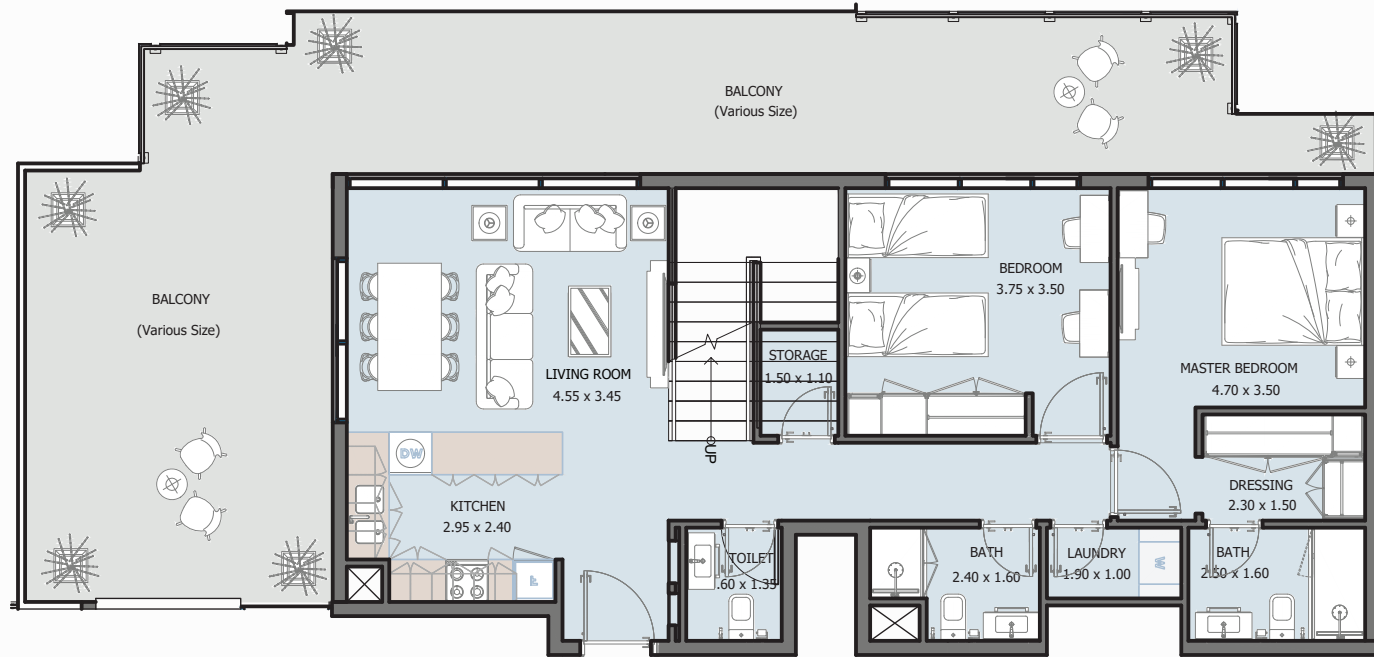
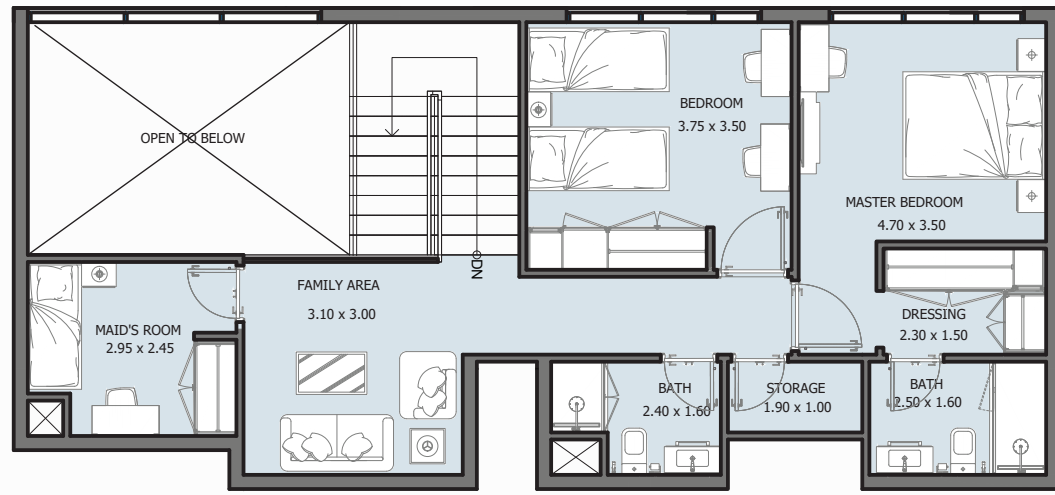
Internal Area	1840.20 sq.ft
Outdoor Area	1012.24 sq.ft
Total Area	2852.43 sq.ft



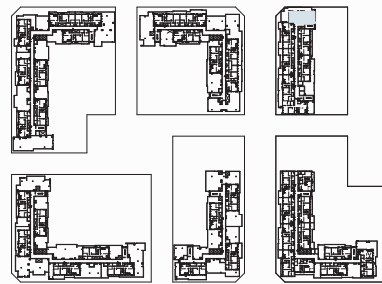
# 4B PENTHOUSE

## TYPE E

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



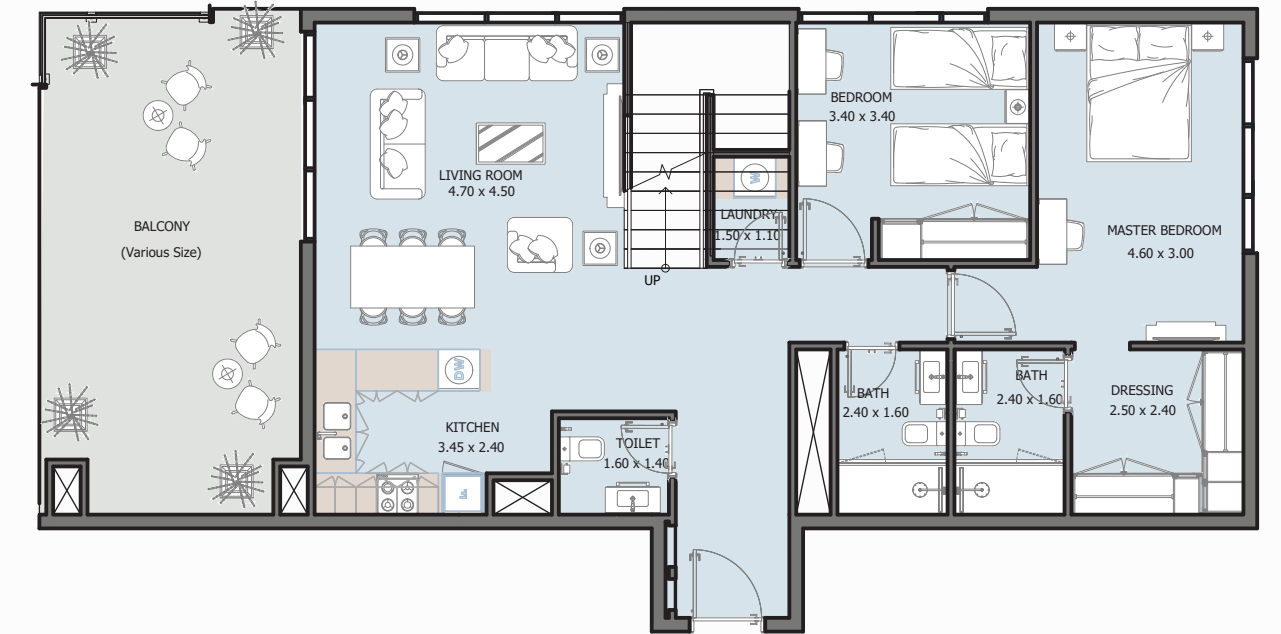
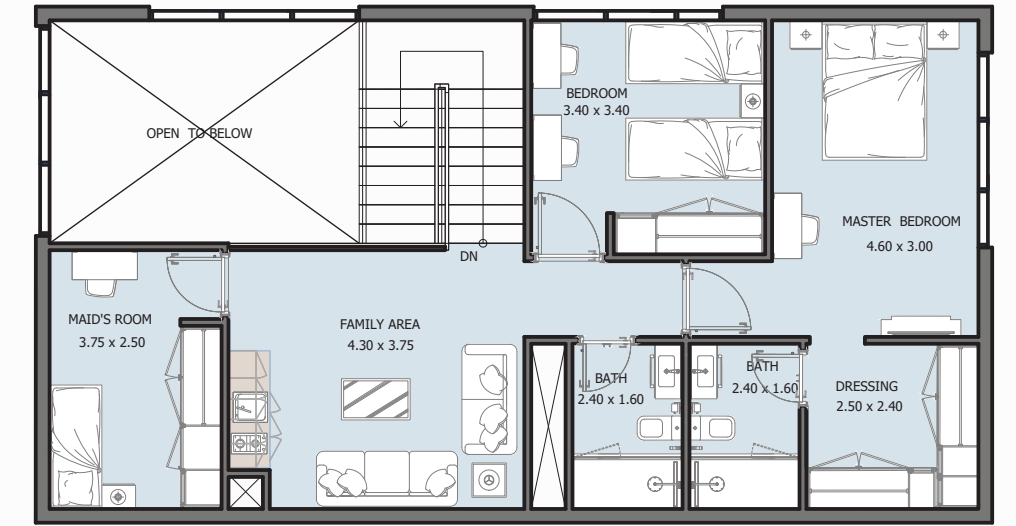
Internal Area	1781.21 sq.ft
Outdoor Area	731.73 sq.ft
<b>Total Area</b>	<b>2512.94 sq.ft</b>



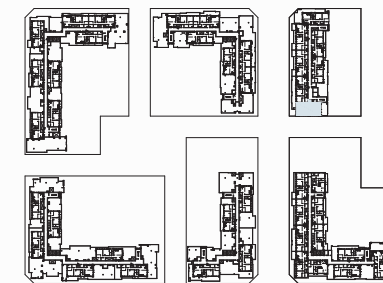
# 4B PENTHOUSE

## TYPE F

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR



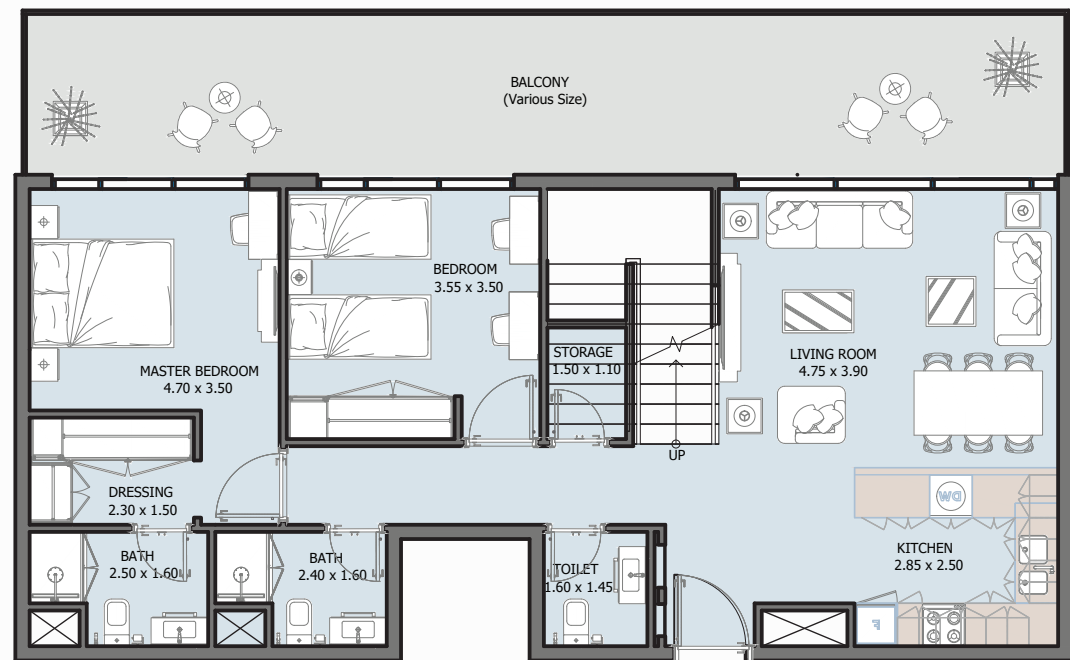
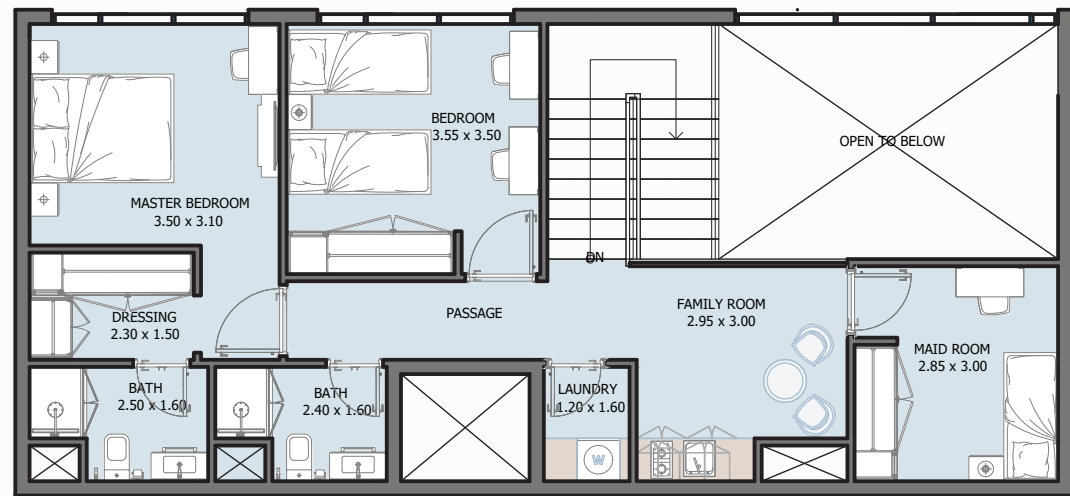
Internal Area	1987.45 sq.ft
Outdoor Area	309.57 sq.ft
<b>Total Area</b>	<b>2297.02 sq.ft</b>



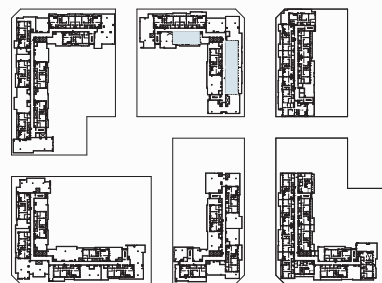
# 4B PENTHOUSE

## TYPE G

FROM 7<sup>TH</sup> FLOOR TO 8<sup>TH</sup> FLOOR

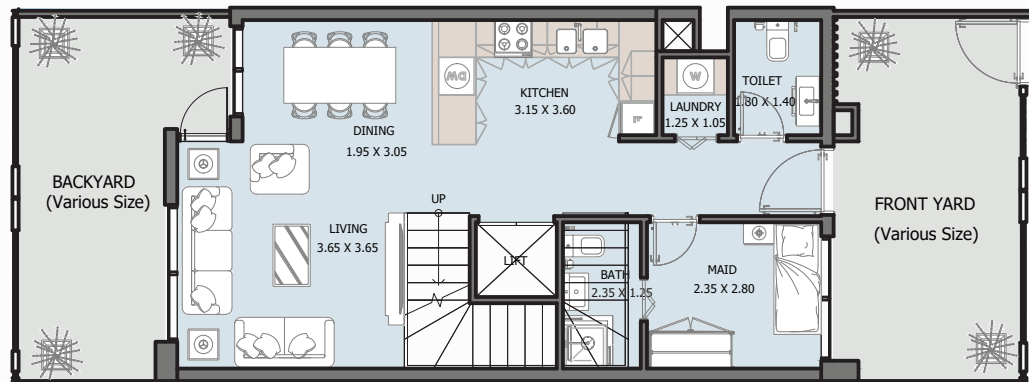
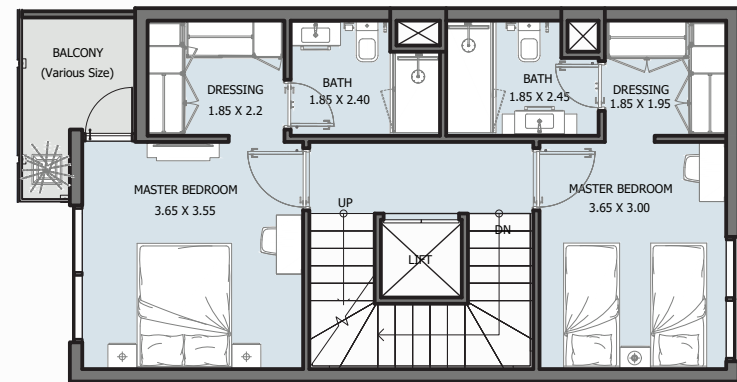
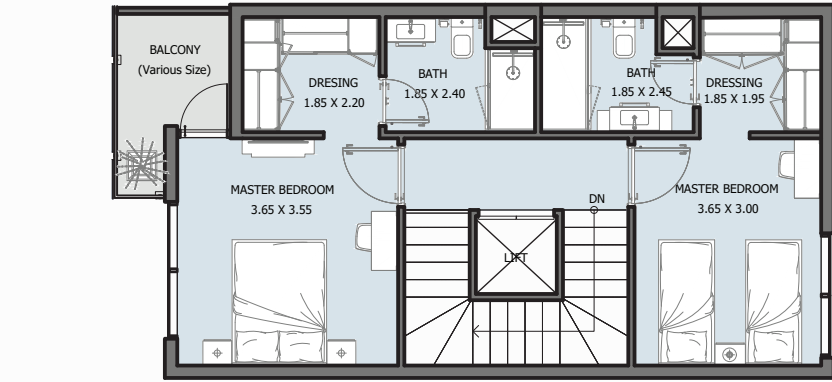


Internal Area	1782.93 sq.ft
Outdoor Area	271.16 to 339.05 sq.ft
<b>Total Area</b>	<b>2054.09 to 2121.98 sq.ft</b>



# 4B TOWNHOUSES

## GROUND FLOOR



Internal Area	1883.90 sq.ft
Outdoor Area	429.48 to 1614.26 sq.ft
<b>Total Area</b>	<b>2313.38 to 3498.16 sq.ft</b>

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**R.**