

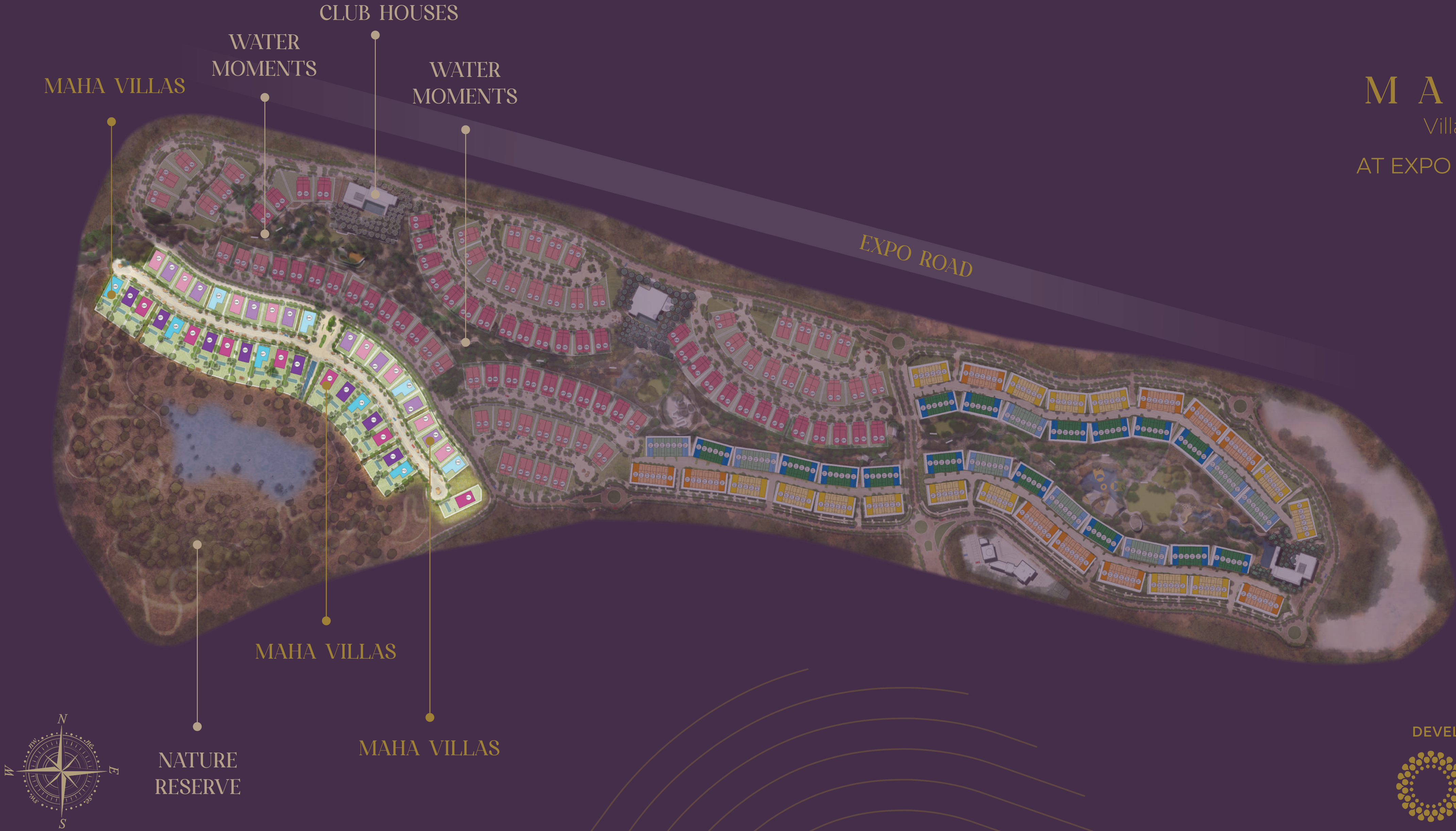


EXPO CITY MASTER PLAN

DEVELOPED BY



MAHA
Villas
AT EXPO VALLEY



DEVELOPED BY



STAY CONNECTED

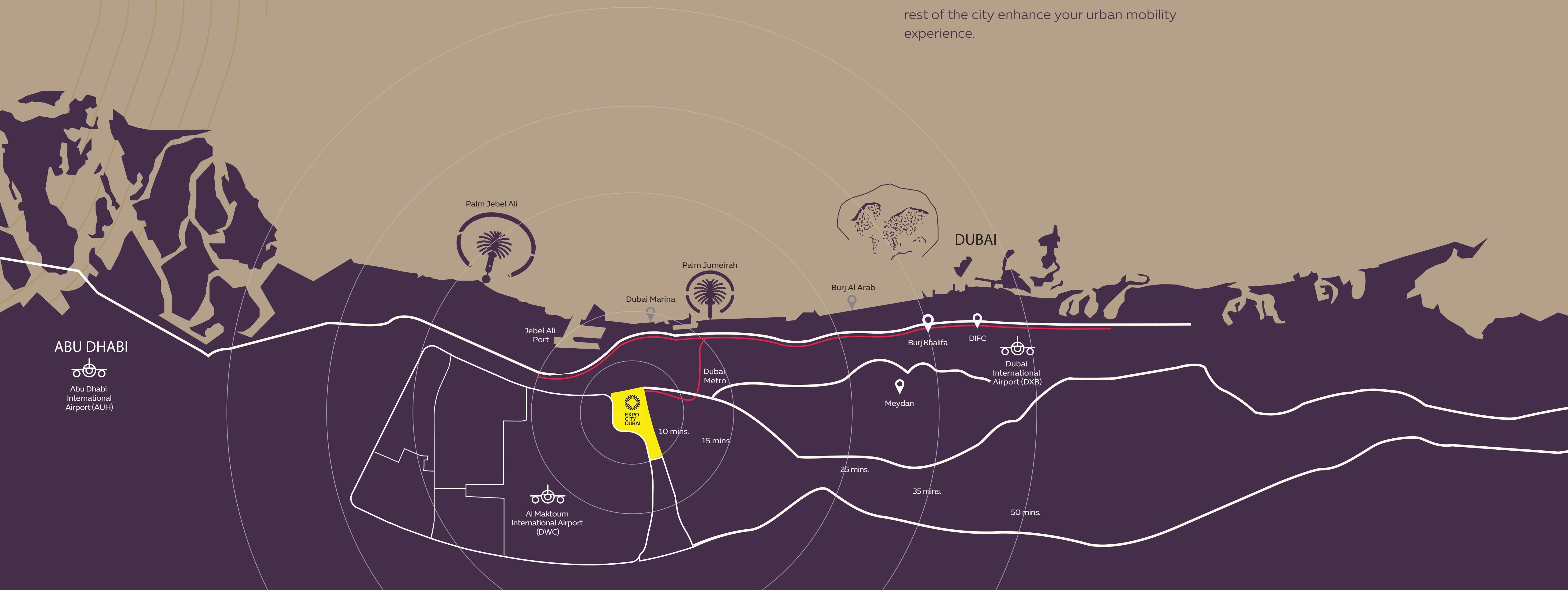
Nestled within Expo City, a home at Maha Villas at Expo Valley means having seamless connectivity to the extensive cityscape and beyond.

Easy access via four prominent highways: Sheikh Mohammed bin Zayed Road, Sheikh Zayed Road, Emirates Road, and Al Khail Road ensures effortless connections to Dubai, Abu Dhabi and the northern emirates.

Direct access to Dubai Metro: A dedicated metro stop, guaranteeing uninterrupted travel to Dubai Marina. Connections to the rest of the city enhance your urban mobility experience.

Proximity to global air hubs: Strategically positioned, just 20 minutes away from Al Maktoum International and within an hour's drive of Dubai International and Abu Dhabi International airports, ensuring global connectivity at your doorstep.

Prime location: A 15-minute drive from Dubai Marina and 40 minutes from the vibrant heart of Downtown Dubai.



MAHA VILLAS

Stand Alone 5-bedroom villas

Spacious Living room

All bedrooms with ensuite
bathrooms

Ensuite maid's room

Flexible office/gym space on
ground level

Master bathroom with double
washbasins, walk-in shower
and standalone bathtub

Plot sizes ranging
from 7,537 sqft to 13,261 sqft

Show kitchen & Closed Kitchen
available in some types

lift available in some types

Dedicated walk-in closet for
master bedroom

Underground car parking
bays for 3 vehicles with direct,
secure access to the villa



Type 3B



5 BEDROOM VILLA

Type 3B