

DAMAC



THE
SAPPHIRE

SHEIKH ZAYED ROAD

A NEW DAWN OF URBAN LUXURY

THE INSPIRATION

YELLOW GEMSTONES

- THE YELLOW SAPPHIRE STONE **SPARKLES LIKE THE SUN** AND IS BELIEVED TO **SPREAD HAPPINESS AND WELLBEING**.
- SAPPHIRE IS SAID TO BE THE **WISDOM STONE**, **STIMULATING CONCENTRATION, ENHANCING CREATIVITY AND PROMOTING PURITY & DEPTH OF THOUGHT**.
- NATURAL YELLOW SAPPHIRES WILL SOMETIMES FLUORESCÉ IN SHORT UV LIGHT.
- THE YELLOW SAPPHIRE STONE IS ONE OF THE **MOST PRECIOUS GEMSTONES** AND PEOPLE LOVE TO OWN IT.
- THE YELLOW SAPPHIRE REPRESENTS DIVINE GRACE AND POWER. **IT IS CONSIDERED TO BE ONE OF THE SAFEST GEMSTONES**, AND IS CONSIDERED THE GEMSTONE OF KNOWLEDGE, AUSPICIOUS WEALTH, AND LOVING RELATIONSHIPS, AND PROVIDES GENERAL WELLBEING AND SPIRITUAL KNOWLEDGE TO THE WEARER.
- INCREASES MENTAL FOCUS AND CONCENTRATION & PROMOTES BETTER SLEEP QUALITY.
- IMPROVES EMOTIONAL WELLBEING.
- REDUCES ANXIETY & IMPROVES HEALTH.
- STRENGTHENS COMMUNICATION.
- DELIVERS PROFESSIONAL SUCCESS & ATTRACTS WEALTH.



HELIOPHILE: A LOVER OF THE SUN. HELIO IS FROM THE GREEK WORD HÉLIOS, MEANING SUN.

de GRISOGONO
GENEVE

YELLOW SAPPHIRE



SPIRITUALITY



THE INSPIRATION

YELLOW GEMSTONES



THE SUN

SUNLIGHT · BASK · DAYLIGHT · FLARE · SHINE · SOL · SUNRISE

The Sun has extremely important influences on our planet. It drives weather, ocean, seasons, and climate, and makes plant life possible through photosynthesis. Without its heat and light, life on Earth would not exist.

SAPPHIRE



SAFA TWO



SAFA ONE



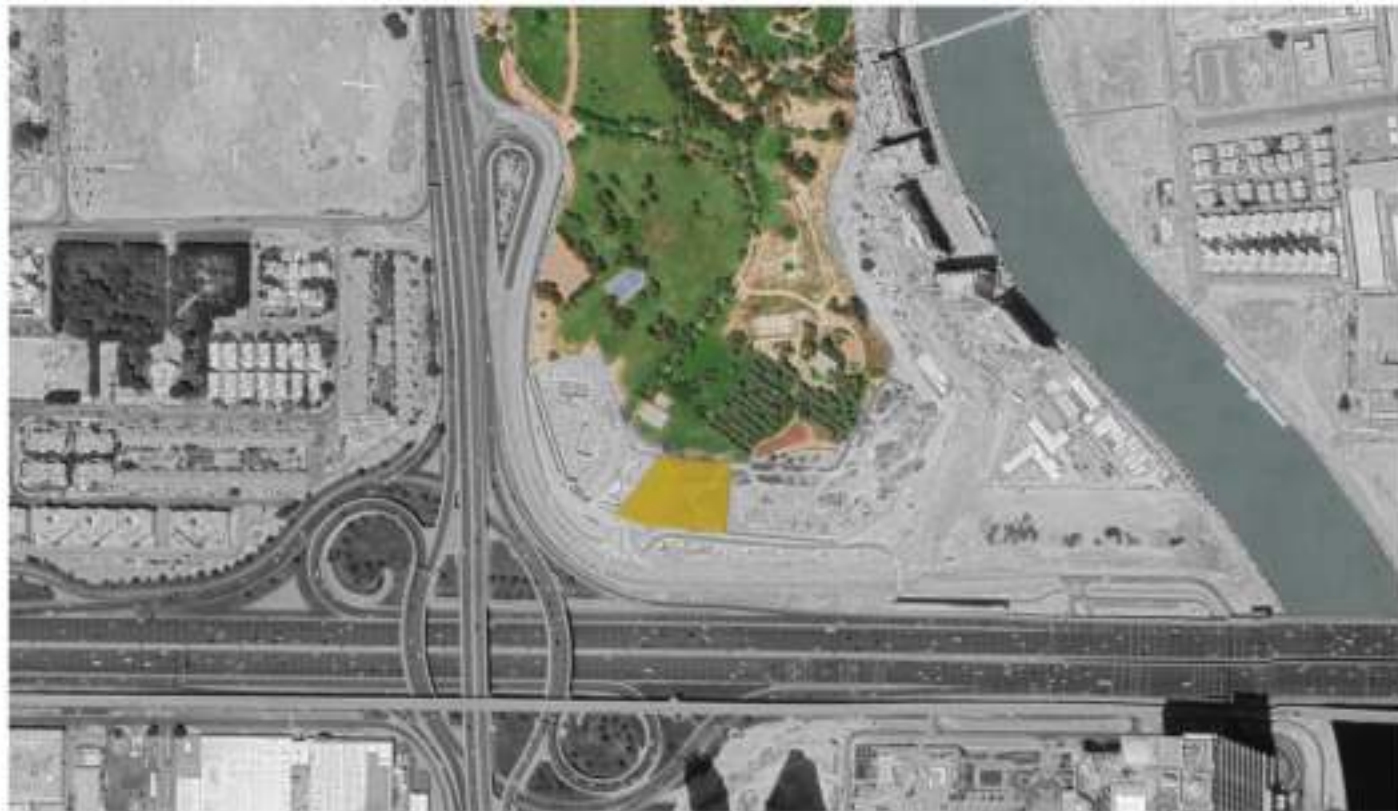
de GRISOGONO
GENÈVE



GOLD YELLOW FLOWERS MOVEMENT SHALLOW LANDSCAPE LUSH
 SUNSETS CHEERFUL BRIGHTNESS DEEP CRYSTALLINE FLUIDITY SCENIC NATURE ENVIRONMENT

THE LOCATION


THE
SAPPHIRE
SHEWAN TOMES BUILD



DAMAC

TYPICAL FLOOR PLAN

- 1 BEDROOM
- 2 BEDROOM
- 3 BEDROOM






THE
SAPPHIRE
SHEIKH ZAYED ROAD

DAMAC

TOWER CONFIGURATION

B+G+4P+50F+R



ROOF AMENITIES

- SUNFLOWER GARDEN
- CANARY GARDEN
- CIRCADIAN PODS
- OBSERVATION DECK

LEVEL 53RD – 54TH

4- & 5-BEDROOM
PENTHOUSES

LEVELS 6TH TO 52ND

1-, 2- & 3-BEDROOM LUXURY APARTMENTS

5TH FLOOR AMENITIES

LUXURY SPA RETREAT & 24/7 GYM

GROUND LEVEL

LOBBY

PODIUM LEVELS 1ST TO 4TH

2-BEDROOM TOWNHOUSES





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AMENITIES



THE
SAPPHIRE

SHEIKH ZAYED ROAD

DAMAC

DAMAC



THE
SAPPHIRE
SHEIKH ZAYED ROAD



DAMAC

LOBBY


THE
SAPHIRE
SIXTH EIGHTH ROAD



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DAMAC

LOBBY


THE
SAPHIRE
SIXTH EIGHTH ROAD



AMENITIES

DAMAC

LOBBY


THE
SAPHIRE
SHEKH ZAYED ROAD



AMENITIES

DAMAC

AMENITIES




THE
SAPPHIRE
SIXTH EIGHTH ROAD

DAMAC

INFINITY POOL



THE FOG POOL


THE
SAPPHIRE
SHEWAN SQUARE ROAD



DAMAC

A M E N I T I E S

THE FOG POOL


THE
SAPPHIRE
SHEWAN SQUARE ROAD



DAMAC

A M E N I T I E S

AMENITIES

WHEN LIGHT AND EXERCISE MEET:
RUNNING TRACK + 24/7 GYM


THE
SAPHIRE
SHEKH ZAYED ROAD



AMENITIES

LUXURY SPA RETREAT


THE
SAPHIRE
SHEKH ZAYED ROAD



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LUXURY SPA RETREAT



A M E N I T I E S



THE
SAPPHIRE

SHEIKH ZAYED ROAD

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WORK WITHIN THE SUNFLOWERS



CANARY GARDEN





CHALLENGE YOURSELF
IN THE RINGS OF LIGHT


THE
SAPPHIRE
SHEKH ZAYED ROAD

A M E N I T I E S



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TRICK YOUR CIRCADIAN RHYTHM


THE
SAPPHIRE
SHEKH ZAYED ROAD

AMENITIES



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THE
SAPPHIRE

SHARJAH AVENUE, U.A.E.

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IMMERSE YOURSELF IN NATURE


THE
SAPHIRE
SHEKH EZZEH ROAD



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AMENITIES



INTERIOR DESIGN

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LUXURY - LIVING


THE
SAPHIRE
SHEWAN ESTATE GROUP



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INTERIOR DESIGN

LUXURY - DINING



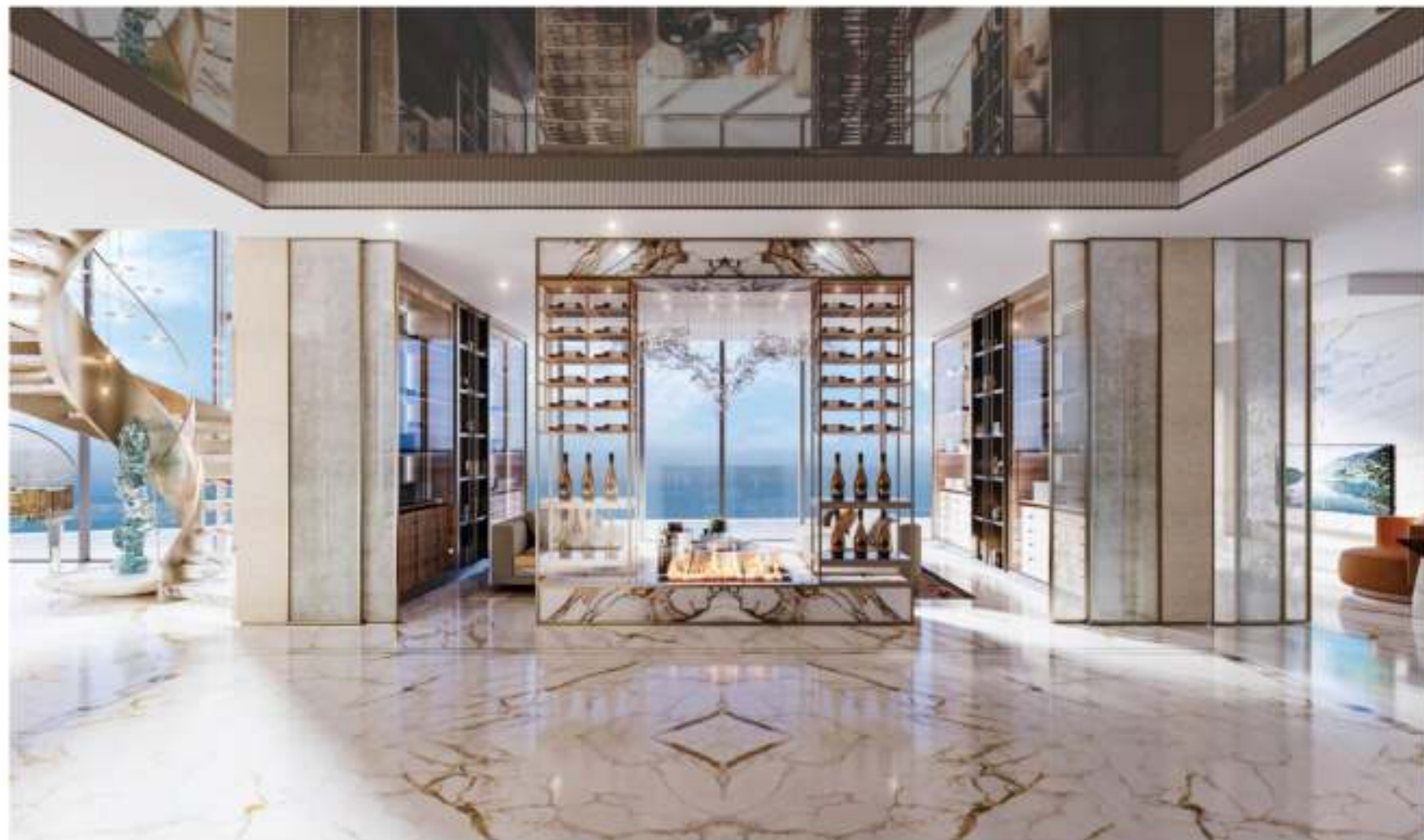
LUXURY - BEDROOM



LUXURY - BATHROOM



SUPER LUXURY - ENTRANCE



SUPER LUXURY - LIVING



SUPER LUXURY - DINING



SUPER LUXURY – MASTER BEDROOM


THE
SAPPHIRE
SHEER EXCELLENCE



DAMAC

INTERIOR DESIGN

SUPER LUXURY – WALK-IN CLOSET



SUPER LUXURY – MASTER BATHROOM



INTERIOR DESIGN



FLOOR PLANS



1-BEDROOM

SALEABLE AREA: 813.00 SQFT



1-BEDROOM WITH STUDY

SALEABLE AREA: 824.84 SQFT





TOWNHOUSES

SALEABLE AREA: 1208.79 SQFT




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PENTHOUSE

SALEABLE AREA: 9372.14 SQFT



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COMMERCIAL TERMS & PAYMENT PLAN

COMMERCIAL TERMS & PAYMENT PLAN



THE SAPPHIRE		
Description	Milestone Event	(%) Value
DEPOSIT	Immediate	20
1st INSTALLMENT	Within 3 Months of Sale Date	1
2nd INSTALLMENT	Within 4 Months of Sale Date	1
3rd INSTALLMENT	Within 5 Months of Sale Date	1
4th INSTALLMENT	Within 6 Months of Sale Date	1
5th INSTALLMENT	Within 7 Months of Sale Date	1
6th INSTALLMENT	Within 8 Months of Sale Date	1
7th INSTALLMENT	Within 9 Months of Sale Date	1
8th INSTALLMENT	Within 10 Months of Sale Date	1
9th INSTALLMENT	Within 11 Months of Sale Date	1
10th INSTALLMENT	Within 12 Months of Sale Date	1
11th INSTALLMENT	Within 13 Months of Sale Date	1
12th INSTALLMENT	Within 14 Months of Sale Date	1
13th INSTALLMENT	Within 15 Months of Sale Date	1
14th INSTALLMENT	Within 16 Months Of Sale Date	1
15th INSTALLMENT	Within 17 Months Of Sale Date	1
16th INSTALLMENT	Within 18 Months Of Sale Date	1
17th INSTALLMENT	Within 19 Months Of Sale Date	1
18th INSTALLMENT	Within 20 Months Of Sale Date	1
19th INSTALLMENT	Within 21 Months Of Sale Date	1
20th INSTALLMENT	Within 22 Months Of Sale Date	1
21st INSTALLMENT	Within 23 Months Of Sale Date	1
22nd INSTALLMENT	Within 24 Months of Sale Date	1
23rd INSTALLMENT	Within 25 Months Of Sale Date	1
24th INSTALLMENT	Within 26 Months of Sale Date	1
25th INSTALLMENT	Within 27 Months Of Sale Date	1
26th INSTALLMENT	Within 28 Months of Sale Date	1
27th INSTALLMENT	Within 29 Months Of Sale Date	1
28th INSTALLMENT	Within 30 Months of Sale Date	1
29th INSTALLMENT	Within 31 Months Of Sale Date	1
30th INSTALLMENT	Within 32 Months of Sale Date	1
31st INSTALLMENT	Within 33 Months Of Sale Date	1
32nd INSTALLMENT	Within 34 Months of Sale Date	1
33rd INSTALLMENT	Within 35 Months Of Sale Date	1

34th INSTALLMENT	Within 36 Months of Sale Date	1
35th INSTALLMENT	Within 37 Months Of Sale Date	1
36th INSTALLMENT	Within 38 Months of Sale Date	1
37th INSTALLMENT	Within 39 Months Of Sale Date	1
38th INSTALLMENT	Within 40 Months of Sale Date	1
39th INSTALLMENT	Within 41 Months Of Sale Date	1
40th INSTALLMENT	Within 42 Months of Sale Date	1
41st INSTALLMENT	Within 43 Months Of Sale Date	1
42nd INSTALLMENT	Within 44 Months of Sale Date	1
43rd INSTALLMENT	Within 45 Months Of Sale Date	1
44th INSTALLMENT	Within 46 Months of Sale Date	1
45th INSTALLMENT	Within 47 Months Of Sale Date	1
46th INSTALLMENT	Within 48 Months of Sale Date	1
47th INSTALLMENT	Within 49 Months Of Sale Date	1
48th INSTALLMENT	Within 50 Months of Sale Date	1
49th INSTALLMENT	Within 51 Months Of Sale Date	1
50th INSTALLMENT	Within 52 Months of Sale Date	1
51st INSTALLMENT	On Completion	30

4% DLD TO BE PAID IN ADDITION TO THE INITIAL DEPOSIT

ACD: FEB-2029

1-BEDROOM

STARTING PRICE FROM
AED 2.16 M

1-BEDROOM WITH STUDY

STARTING PRICE FROM
AED 2.35 M

2-BEDROOM

STARTING PRICE FROM
AED 3.27 M

3-BEDROOM

STARTING PRICE FROM
AED 5.29 M

PENTHOUSES

STARTING PRICE FROM
AED 56.37 M