



# SOBHA HARTLAND

CREEK VISTAS

FLOOR AND UNIT PLANS







A HOME WITH EXQUISITELY CRAFTED INTERIORS.  
*WITH A VIEW TO MATCH.*



# WHY DUBAI ?



## LONG TERM RESIDENCY VISAS

- Under the Golden Visa system.

## ZERO TAX

- 0% income tax, 0% capital gains tax, 0% corporate tax.

## HIGHLY COMPETITIVE REAL ESTATE PRICES

- As compared to global cities like New York, Hong Kong, London, Paris, Singapore and Tokyo.

## MINISTRY OF TOLERANCE

- Only country in the world to have a Ministry of Tolerance.

## DUBAI AIRPORT

- Ranked as the Busiest International Airport in the world, with over 90 mn passengers being handled annually.

## WORLD CLASS EDUCATION AND HEALTHCARE

- A seven-year agreement signed with McGraw-Hill Education, a learning science company. Dubai Health Care City (DHCC) is the world's first business park/cluster of 20 million square feet devoted to health care.

## BEST PLACE TO LIVE AND WORK GLOBALLY

- Dubai ranks 5th in the list for Expats, as the best place to live and work globally.

## AT THE CENTER OF THE GLOBE

- A 4-Hour Flight -  
from 31% of the world's population with 11% of global GDP.
- An 8-Hour Flight -  
from 76% of the world's population with 53% of global GDP.

## HIGH QUALITY INFRASTRUCTURE

- Named among the world's top locations to invest in infrastructure, ranked third behind Singapore.

## PRO-ACTIVE GOVERNMENT

- A series of monetary and fiscal measures by the government have cushioned the impact of the COVID19 Pandemic with local lenders stepping in with payment holidays for three months.

## WHY HARTLAND ?



### LOCATED IN MBR CITY

- One of the leading investment destinations in DUBAI.

### WATERFRONT BOARDWALK

- 1.8 Km long waterfront boardwalk with retail and restaurant experiences.

### SOCIALLY DISTANT SPACES

- 2.4 Mn sq. ft. (30%) of Green and Open spaces across 8 Mn sq. ft. of community.

### TWO INTERNATIONAL SCHOOLS IN THE COMMUNITY

- North London Collegiate School and Hartland International School both functional since 4+ years.

### CENTRE OF DUBAI

- 10 minutes away from Downtown Dubai, Dubai Mall, Ras Al Khor Wildlife Sanctuary.
- 20 minutes away from International Airport, Palm Jumeirah.

### ATTRACTIVE RATES OF RETURN

- ROI of up to 8% across products.

### SOBHA SIGNATURE QUALITY

- Come. Visit. Experience.  
The homes at Sobha Hartland are as unique in their build, as in their designs.



THE HIGHER LIFE  
BEGINS AT HOME.



## WHY CREEK VISTAS?



- Master craftsmanship with luxury finishes and elegant, natural colours.
- Classic minimalist design, contemporary architecture with straight sleek lines.
- Units built to superior specifications, finest flooring, and high-end quality fixtures.
- Floor-to-ceiling windows, allowing in natural light to create a modern ambience.
- The state-of-the-art living room, kitchen and bathrooms come with Sobha signature quality.
- 4 types of unit floor plans with 4 types of views to choose from.

## WHY BUY NOW?

Both the towers of Creek Vistas are near to possession with completion scheduled in **Sep-2021**\*.

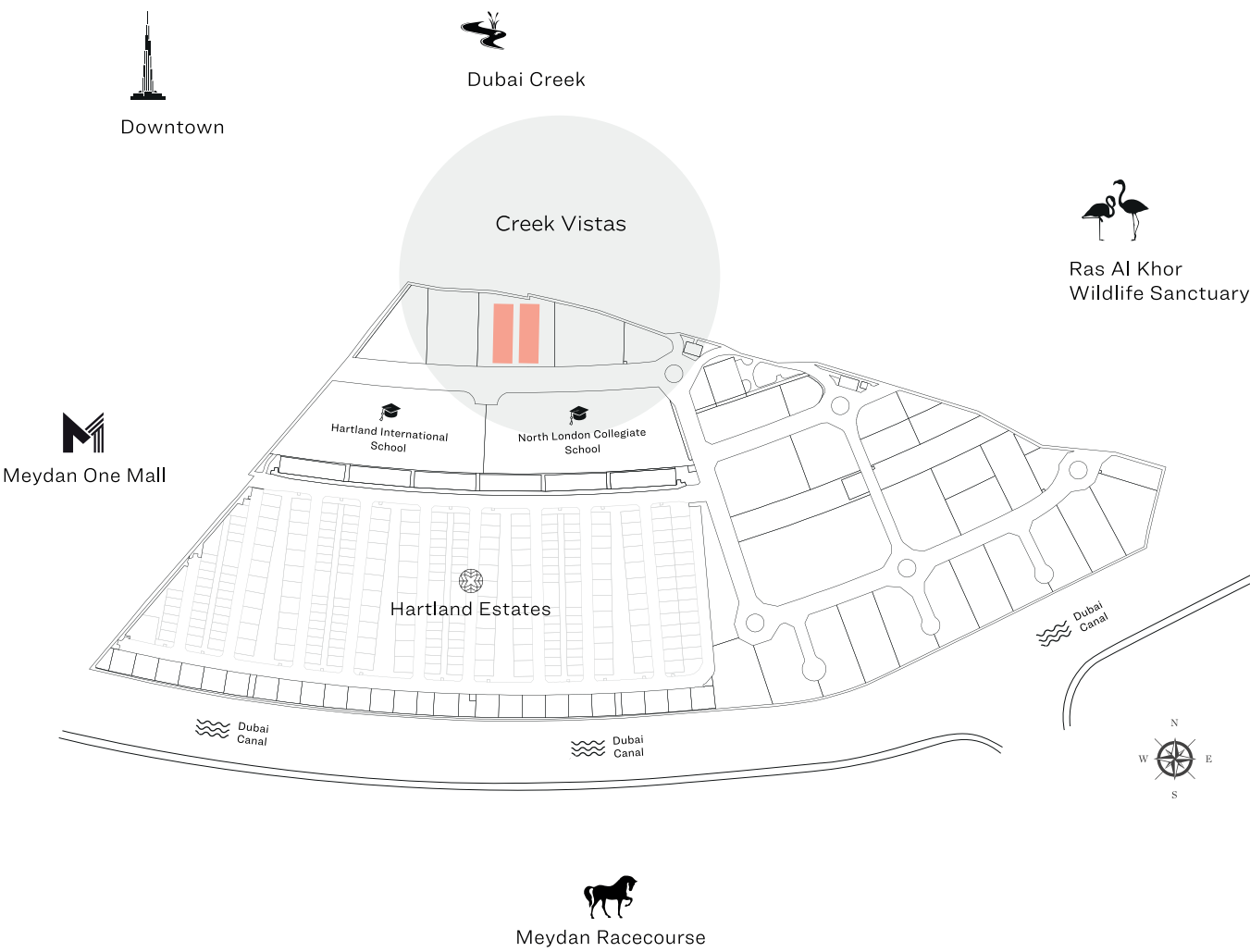
Investing now will relax your payment plan and have you move-in in less than a year.

Last few

**1BRs** Left

**2BRs** Starting from  
AED 1.25 MN\*\*

# MASTER PLAN



## APARTMENT FEATURES

- |                       |                      |                     |                      |                               |
|-----------------------|----------------------|---------------------|----------------------|-------------------------------|
|                       |                      |                     |                      |                               |
| Variety of unit plans | Impeccable interiors | Covered car parking | Balcony in all units | Bedroom wardrobe in all units |



FLOOR PLAN

- 1 BEDROOM TYPE A
- 1 BEDROOM TYPE B
- 2 BEDROOM TYPE A
- 2 BEDROOM TYPE B



Downtown



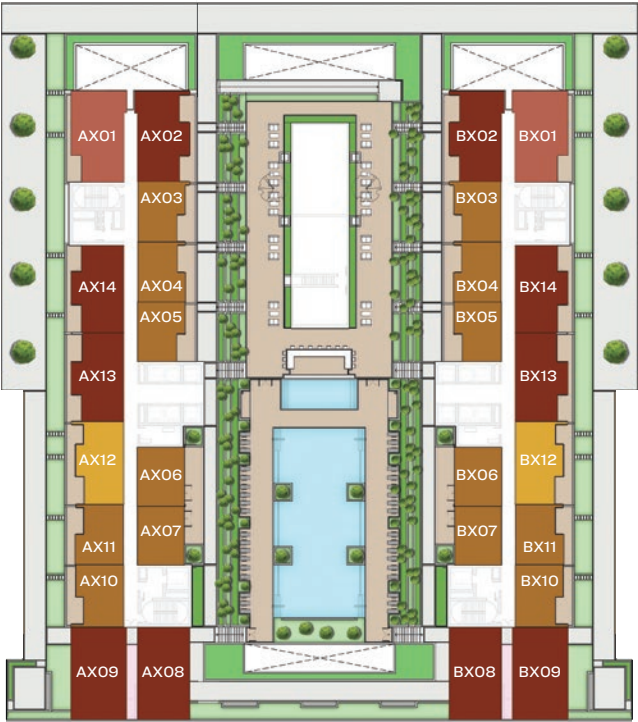
Dubai Creek



Ras Al Khor  
Wildlife Sanctuary



Meydan One Mall



X=FLOOR NUMBER



Hartland Estates



Dubai Canal



Meydan Racecourse



Dubai Canal

# 1 BEDROOM APARTMENT

TYPE A (with balcony)

Downtown, Meydan One Mall and Hartland Estates view

Suite Area - 445.75 Sq. Ft. (41.4 Sq. M.)

Balcony Area - 47.25 Sq. Ft. (4.3 Sq. M.)

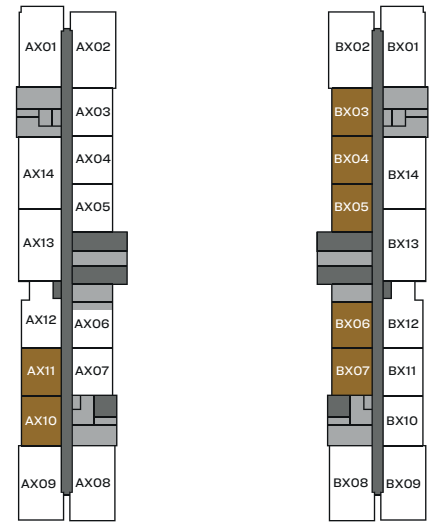
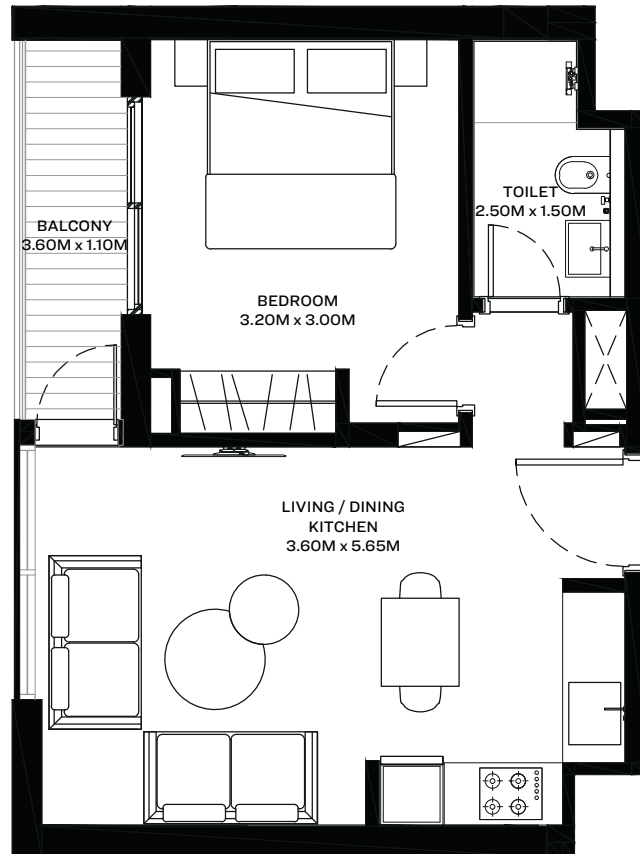
Net Saleable Area - 493.00 Sq. Ft. (45.8 Sq. M.)

List of unit numbers\* with the below unit plan:

A210, A211, A310, A311, A410, A411, A510, A511, A610, A611, A710, A711, A810, A811, A910, A911, A1010, A1011, A1110, A1111, A1210, A1211, A1310, A1311, A1410, A1411, A1510, , 1511, A1610, A1611, A1710, A1711, A1810, A1811, A1910, A1911, A2010, A2011, A2110, A2111, A2210, A2211, A2310, A2311, A2410, A2411, A2510, A2511, A2610, A2611, A2710, A2711, A2810, A2811

B203, B204, B205, B206, B207, B303, B304, B305, B306, B307, B403, B404, B405, B406, B407, B503, B504, B505, B506, B507, B603, B604, B605, B606, B607, B703, B704, B705, B706, B707, B803, B804, B805, B806, B807, B903, B904, B905, B906, B907, B1003, B1004, B1005, B1006, B1007, B1103, B1104, B1105, B1106, B1107, B1203, B1204, B1205, B1206, B1207, B1303, B1304, B1305, B1306, B1307, B1403, B1404, B1405, B1406, B1407, B1503, B1504, B1505, B1506, B1507, B1603, B1604, B1605, B1606, B1607, B1703, B1704, B1705, B1706, B1707, B1803, B1804, B1805, B1806, B1807, B1903, B1904, B1905, B1906, B1907, B2003, B2004, B2005, B2006, B2007, B2103, B2104, B2105, B2106, B2107, B2203, B2204, B2205, B2206, B2207, B2303, B2304, B2305, B2306, B2307, B2403, B2404, B2405, B2406, B2407, B2503, B2504, B2505, B2506, B2507, B2603, B2604, B2605, B2606, B2607, B2703, B2704, B2705, B2706, B2707, B2803, B2804, B2805, B2806, B2807

\*Subject to availability.



LEVEL 02-28

■ UNITS

# 1 BEDROOM APARTMENT

TYPE A (with balcony)

Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 445.75 Sq. Ft. (41.4 Sq. M.)

Balcony Area - 47.25 Sq. Ft. (4.3 Sq. M.)

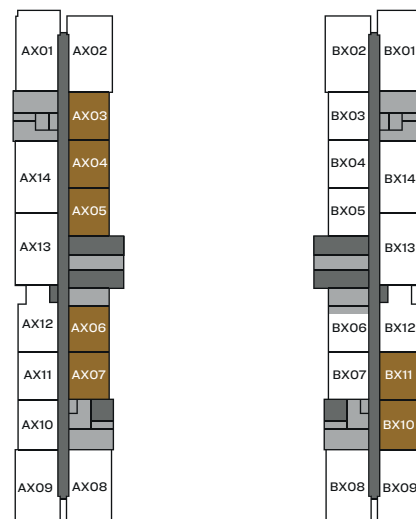
Net Saleable Area - 493.00 Sq. Ft. (45.8 Sq. M.)

List of unit numbers\* with the below unit plan:

A203, A204, A205, A206, A207, A303, A304, A305, A306, A307, A403, A404, A405, A406, A407, A503, A504, A505, A506, A507, A603, A604, A605, A606, A607, A703, A704, A705, A706, A707, A803, A804, A805, A806, A807, A903, A904, A905, A906, A907, A1003, A1004, A1005, A1006, A1007, A1103, A1104, A1105, A1106, A1107, A1203, A1204, A1205, A1206, A1207, A1303, A1304, A1305, A1306, A1307, A1403, A1404, A1405, A1406, A1407, A1503, A1504, A1505, A1506, A1507, A1603, A1604, A1605, A1606, A1607, A1703, A1704, A1705, A1706, A1707, A1803, A1804, A1805, A1806, A1807, A1903, A1904, A1905, A1906, A1907, A2003, A2004, A2005, A2006, A2007, A2103, A2104, A2105, A2106, A2107, A2203, A2204, A2205, A2206, A2207, A2303, A2304, A2305, A2306, A2307, A2403, A2404, A2405, A2406, A2407, A2503, A2504, A2505, A2506, A2507, A2603, A2604, A2605, A2606, A2607, A2703, A2704, A2705, A2706, A2707, A2803, A2804, A2805, A2806, A2807

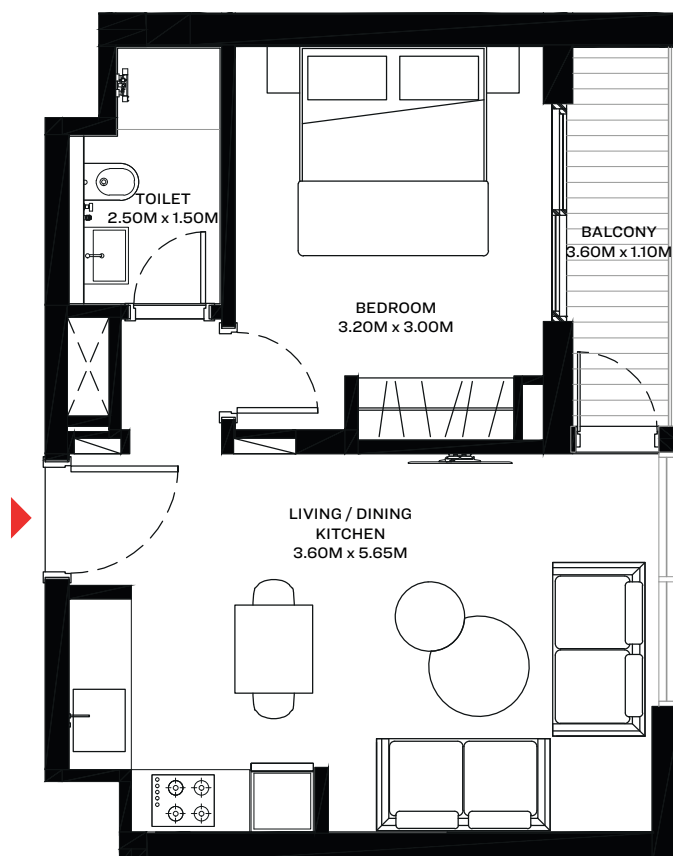
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\*Subject to availability.



LEVEL 02-28

■ UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal



Meydan Racecourse

Disclaimer: 1. All dimensions are in metric, measured to wall finishes. 2. All materials, dimensions & drawings are approximate. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawing are not to scale. 6. All images used are for illustrative purpose only and do not represent the actual size, features, specifications, fittings and furnishings. 7. The developer reserves the right to make revisions/ alterations, at its absolute discretion, without any liability whatsoever.



1 BEDROOM APARTMENT

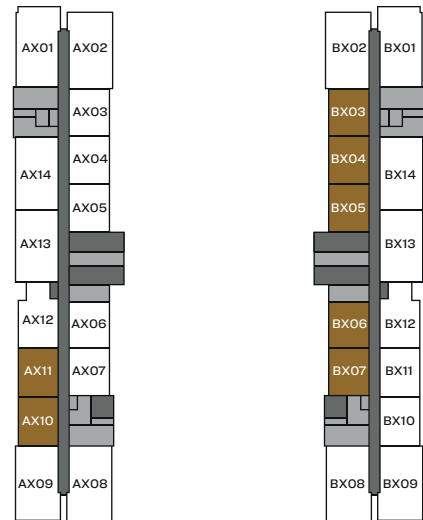
TYPE A (with yard)  
Downtown, Meydan One Mall and  
Hartland Estates view

Suite Area - 443.90 Sq. Ft. (41.2 Sq. M.)  
Yard Area - 187.93 Sq. Ft. (17.4 Sq. M.)  
Net Saleable Area - 631.84 - 633.78 Sq. Ft. (58.6 - 58.8 Sq. M.)

List of unit numbers\* with the below unit plan:

- A110, A111
- B103, B104, B105, B106, B107

\*Subject to availability.



LEVEL 01

■ UNITS



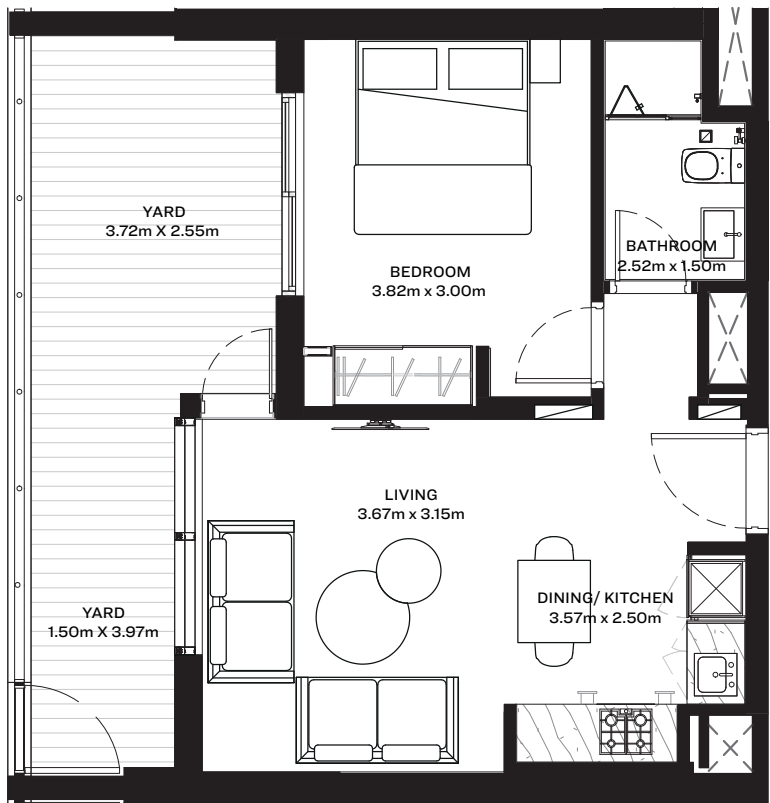
Downtown



Meydan One Mall



Hartland Estates



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1 BEDROOM APARTMENT

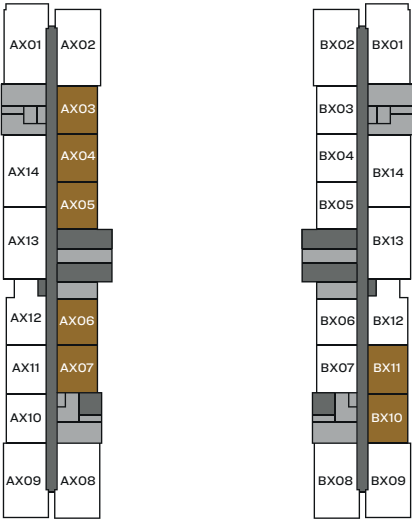
TYPE A (with yard)  
Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 443.90 Sq. Ft. (41.2 Sq. M.)  
Yard Area - 187.93 Sq. Ft. (17.4 Sq. M.)  
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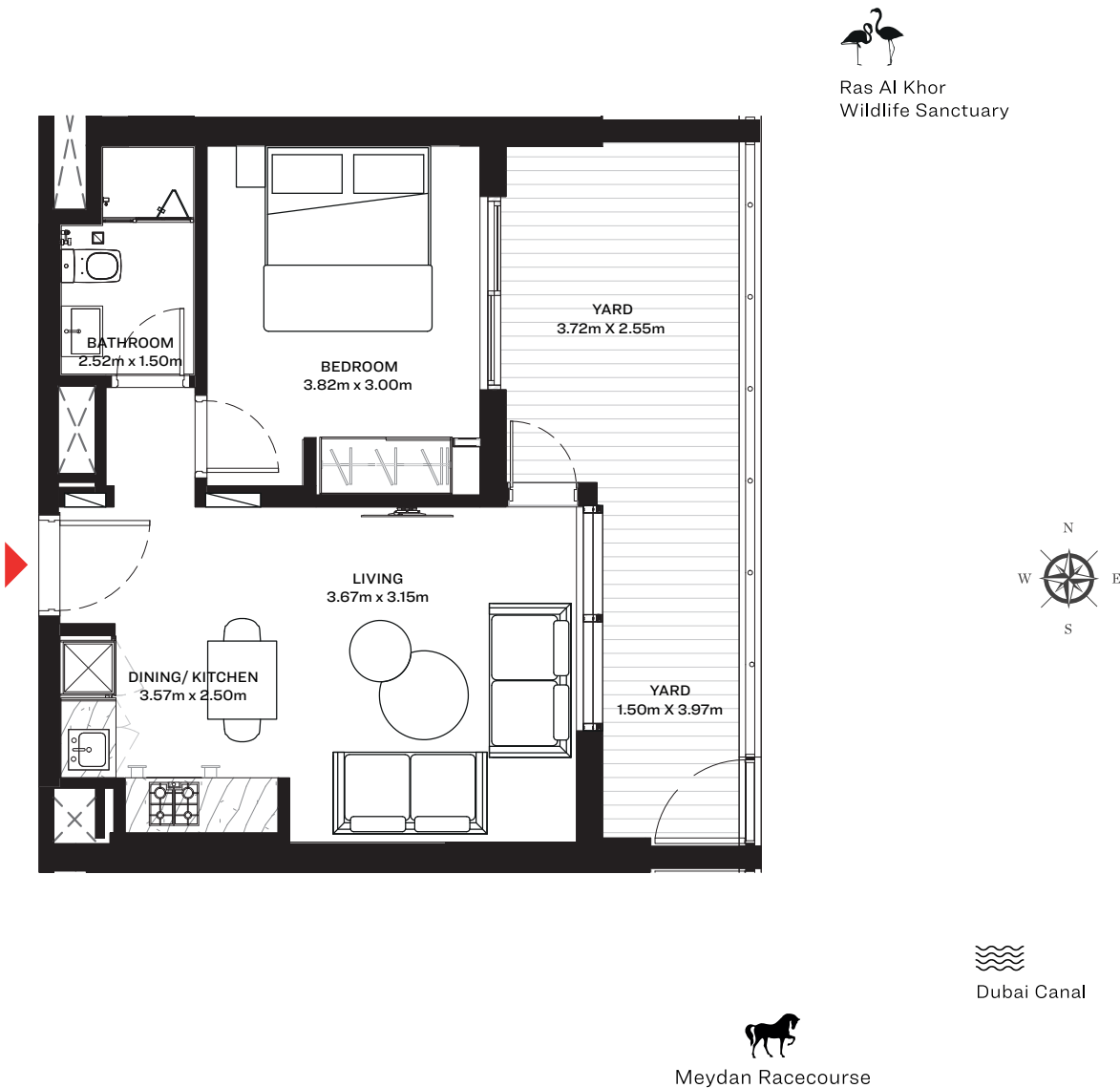
- B110, B111
- A103, A104, A105, A106, A107

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LEVEL 01

■ UNITS



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1 BEDROOM APARTMENT

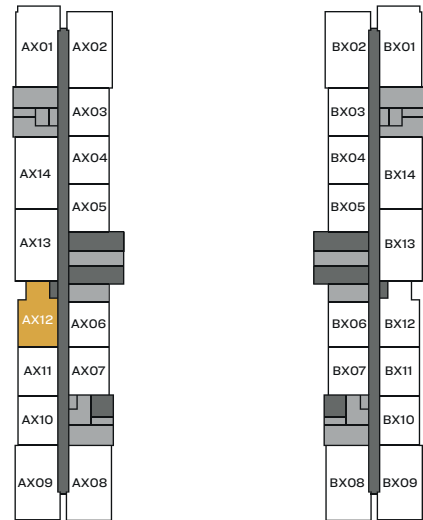
TYPE B (with study)  
Downtown, Meydan One Mall and  
Hartland Estates view

Suite Area - 565.21 Sq. Ft. (52.5 Sq. M.)  
Balcony Area - 47.79 Sq. Ft. (4.4 Sq. M.)  
Net Saleable Area - 613.00 Sq. Ft. (57.0 Sq. M.)

List of unit numbers\* with the below unit plan:

A212, A312, A412, A512, A612, A712, A812, A912, A1012, A1112, A1212, A1312, A1412, A1512, A1612, A1712, A1812, A1912, A2012, A2112, A2212, A2312, A2412, A2512, A2612, A2712, A2812

\*Subject to availability.



LEVEL 02-28

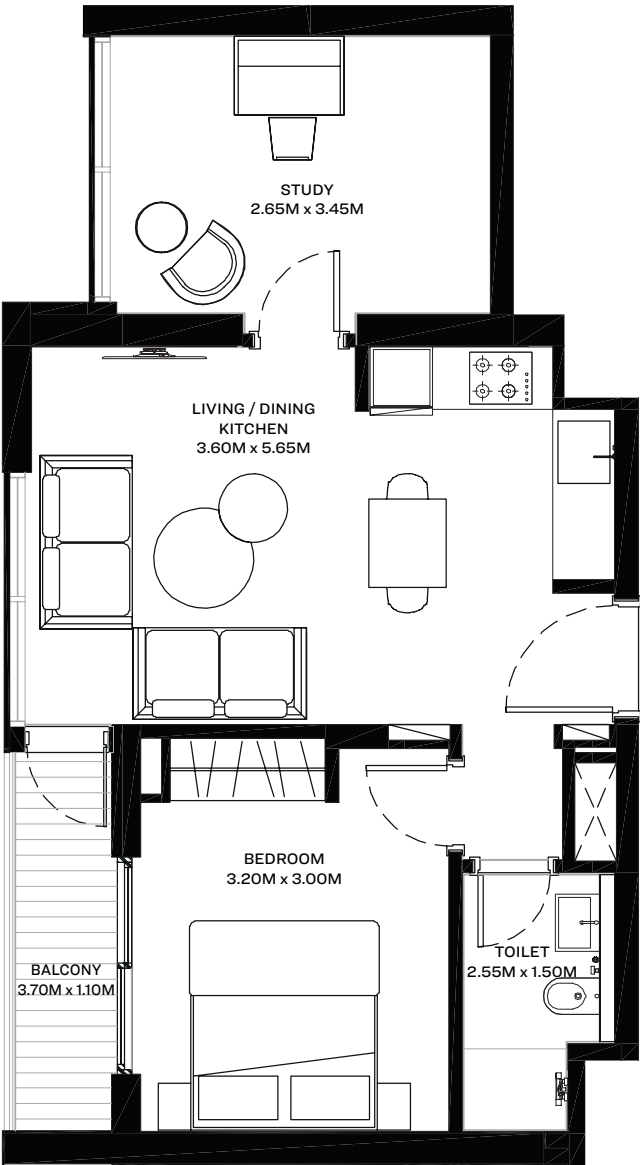
UNITS



Downtown



Meydan One Mall



Hartland Estates

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1 BEDROOM APARTMENT

TYPE B (with study)

Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 565.21 Sq. Ft. (52.5 Sq. M.)

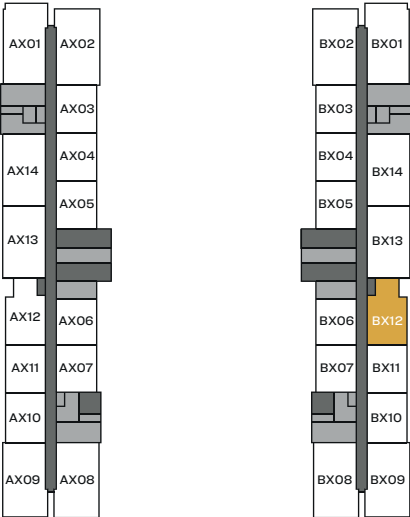
Balcony Area - 47.79 Sq. Ft. (4.4 Sq. M.)

Net Saleable Area - 613.00 Sq. Ft. (57.0 Sq. M.)

List of unit numbers\* with the below unit plan:

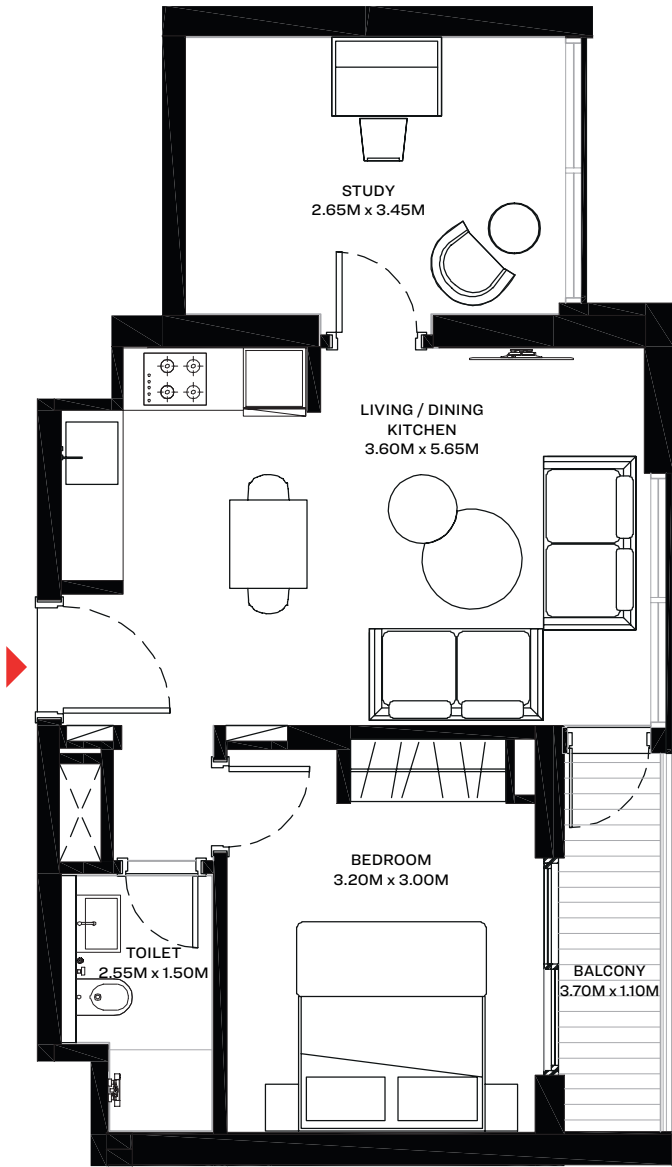
B212, B312, B412, B512, B612, B712, B812, B912, B1012, B1112, B1212, B1312, B1412, B1512, B1612, B1712, B1812, B1912, B2012, B2112, B2212, B2312, B2412, B2512, B2612, B2712, B2812

\*Subject to availability.



LEVEL 02-28

UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal



Meydan Racecourse

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# 1 BEDROOM APARTMENT

TYPE B (with yard and study)

Downtown, Meydan One Mall and

Hartland Estates view

Suite Area - 562.52 Sq. Ft. (52.2 Sq. M.)

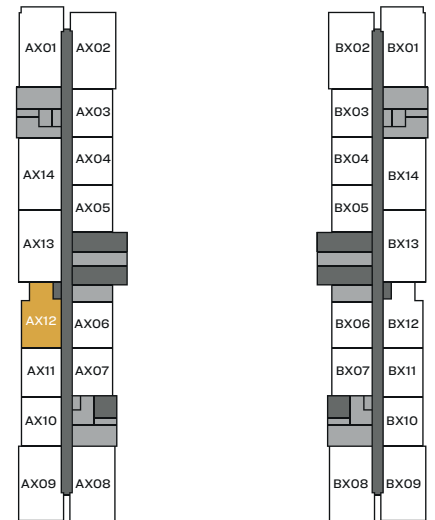
Yard Area - 276.20 Sq. Ft. (25.6 Sq. M.)

Net Saleable Area - 838.72 Sq. Ft. (77.9 Sq. M.)

List of unit numbers\* with the below unit plan:

A112

\*Subject to availability.



LEVEL 01

UNITS



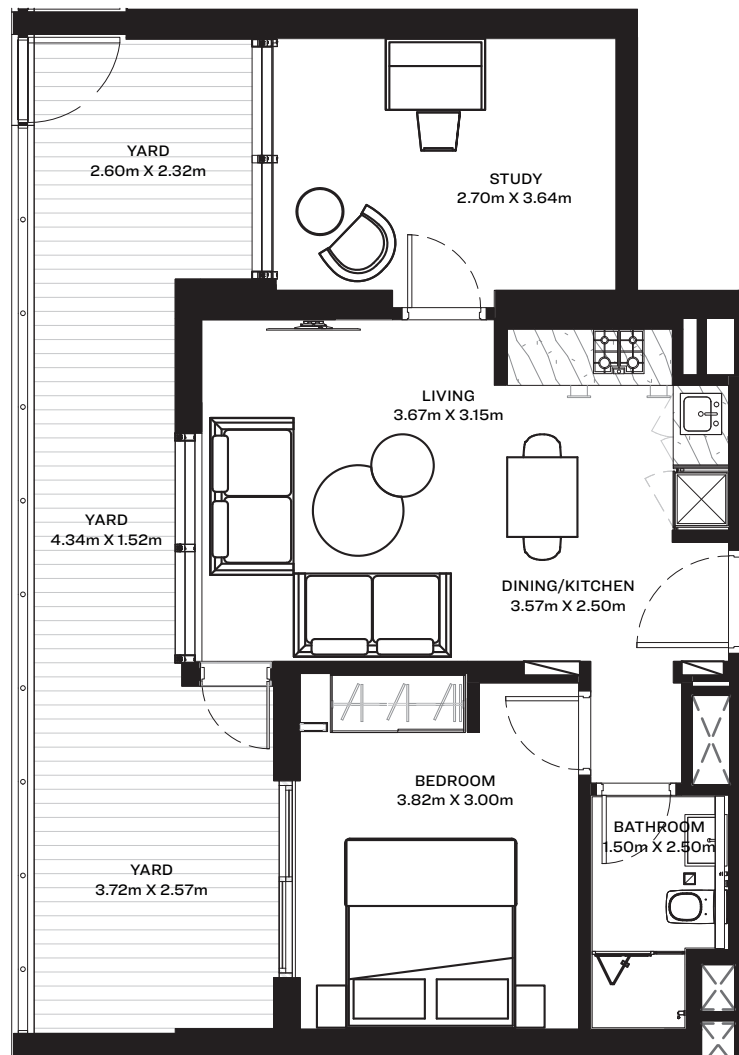
Downtown



Meydan One Mall



Hartland Estates



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# 1 BEDROOM APARTMENT

TYPE B (with yard and study)

Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 562.52 Sq. Ft. (52.2 Sq. M.)

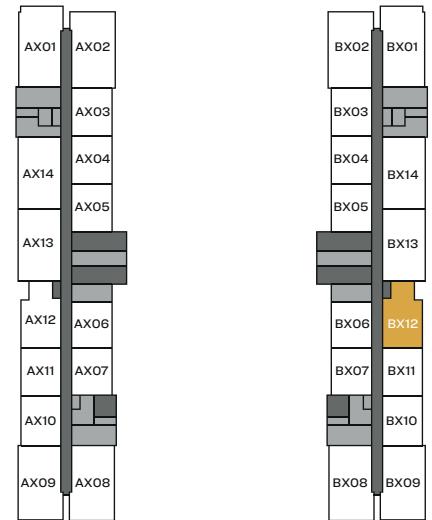
Yard Area - 276.20 Sq. Ft. (25.6 Sq. M.)

Net Saleable Area - 838.72 Sq. Ft. (77.9 Sq. M.)

List of unit numbers\* with the below unit plan:

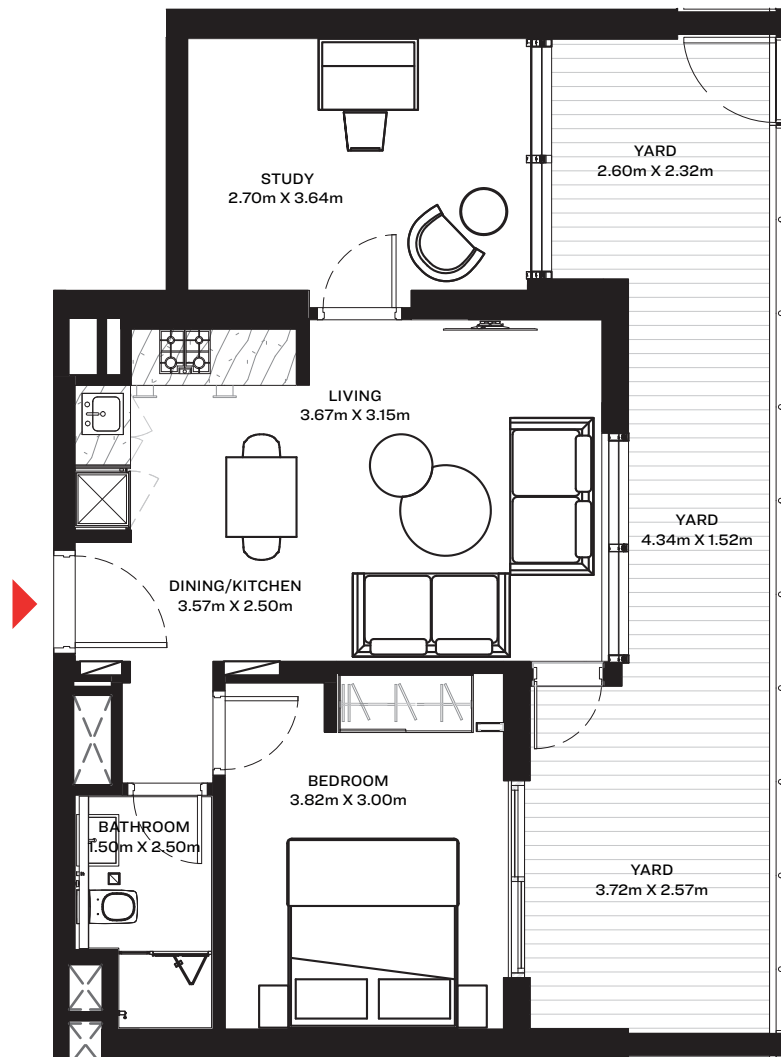
B112

\*Subject to availability.



LEVEL 01

UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal



Meydan Racecourse

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## 2 BED ROOM APARTMENT

TYPE A (with balcony)

Downtown, Meydan One Mall and  
Hartland Estates view

Suite Area - 688.83 Sq. Ft. (63.9 Sq. M.)

Balcony Area - 115.17 Sq. Ft. (10.6 Sq. M.)

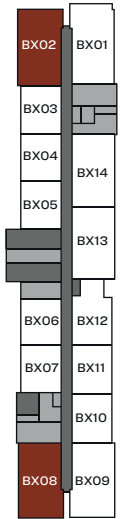
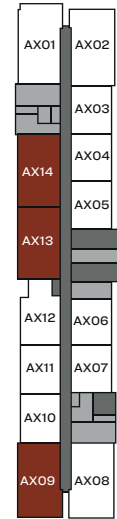
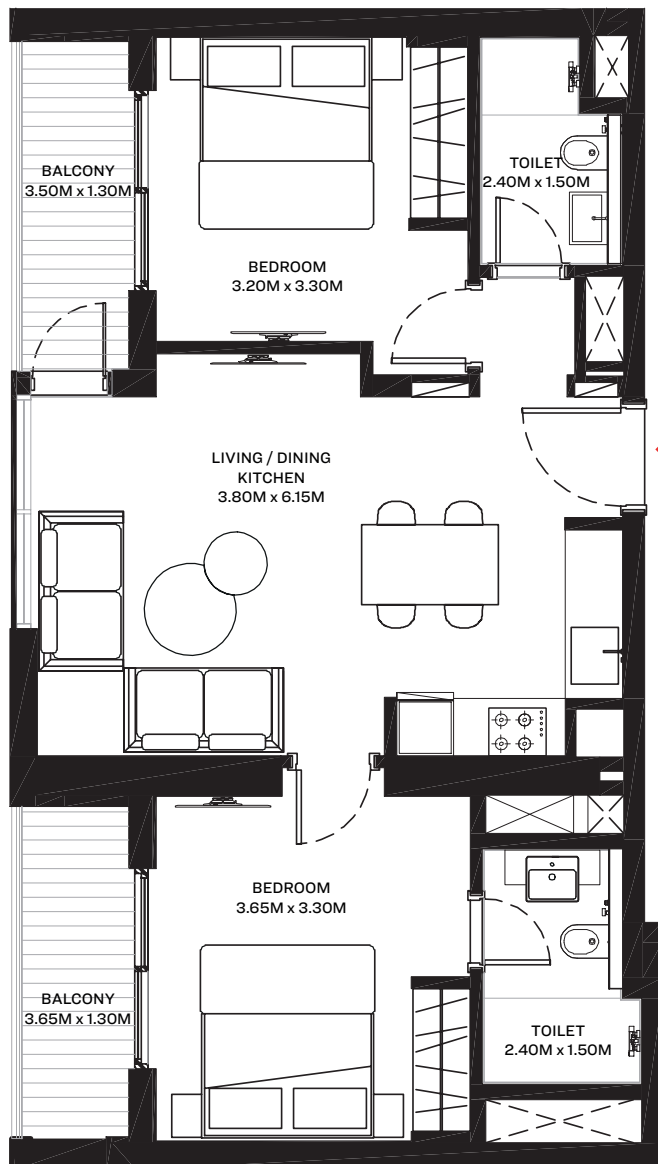
Net Saleable Area - 804.00 Sq. Ft. (74.6 Sq. M.)

List of unit numbers\* with the below unit plan:

A209, A213, A214, A309, A313, A314, A409, A413, A414, A509, A513, A514, A609, A613, A614, A709, A713, A714, A809, A813, A814, A909, A913, A914, A1009, A1013, A1014, A1109, A1113, A1114, A1209, A1213, A1214, A1309, A1313, A1314, A1409, A1413, A1414, A1509, A1513, A1514, A1609, A1613, A1614, A1709, A1713, A1714, A1809, A1813, A1814, A1909, A1913, A1914, A2009, A2013, A2014, A2109, A2113, A2114, A2209, A2213, A2214, A2309, A2313, A2314, A2409, A2413, A2414, A2509, A2513, A2514, A2609, A2613, A2614, A2709, A2713, A2714, A2809, A2813, A2814

B208, B202, B308, B302, B408, B402, B508, B502, B608, B602, B708, B702, B808, B802, B908, B902, B1008, B1002, B1108, B1102, B1208, B1202, B1308, B1302, B1408, B1402, B1508, B1502, B1608, B1602, B1708, B1702, B1808, B1802, B1908, B1902, B2008, B2002, B2108, B2102, B2208, B2202, B2308, B2302, B2408, B2402, B2508, B2502, B2608, B2602, B2708, B2702, B2808, B2802

\*Subject to availability.



LEVEL 02-28

■ UNITS

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## 2 BEDROOM APARTMENT

TYPE A (with balcony)

Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 688.83 Sq. Ft. (63.9 Sq. M.)

Balcony Area - 115.17 Sq. Ft. (10.6 Sq. M.)

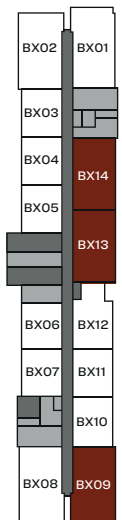
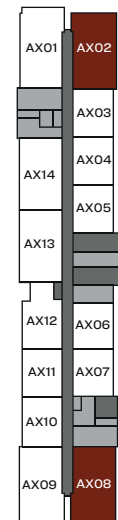
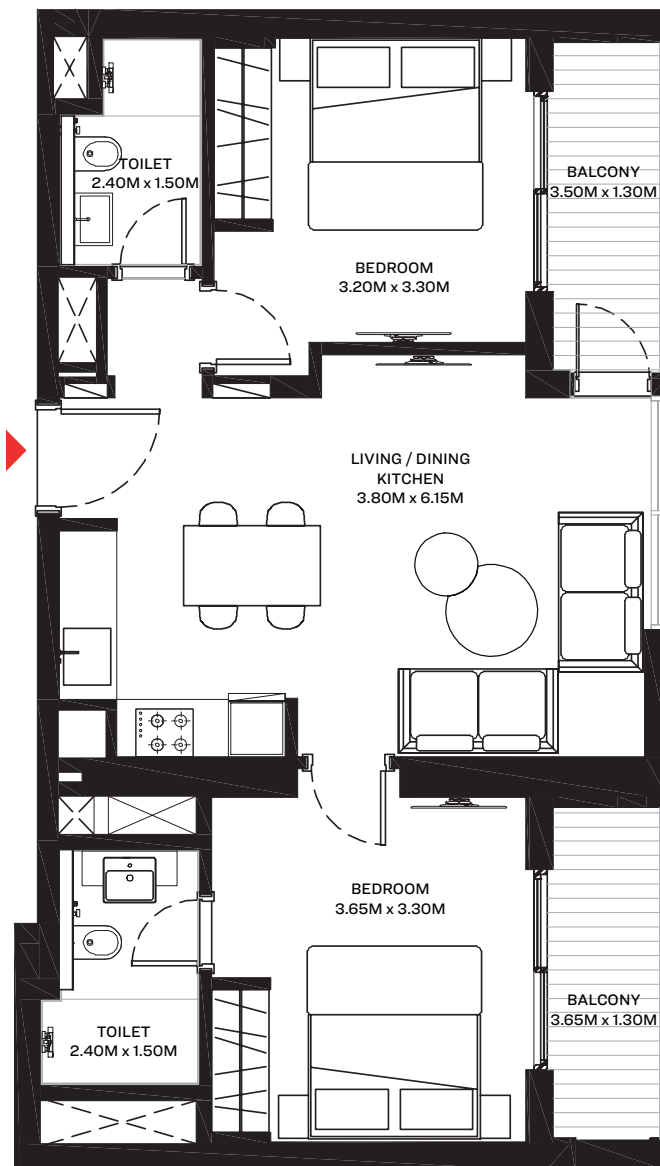
Net Saleable Area - 804.00 Sq. Ft. (74.6 Sq. M.)

List of unit numbers\* with the below unit plan:

A208, A202, A308, A302, A408, A402, A508, A502, A608, A602, A708, A702, A808, A802, A908, A902,  
A1008, A1002, A1108, A1102, A1208, A1202, A1308, A1302, A1408, A1402, A1508, A1502, A1608, A1602,  
A1708, A1702, A1808, A1802, A1908, A1902, A2008, A2002, A2108, A2102, A2208, A2202, A2308,  
A2302, A2408, A2402, A2508, A2502, A2608, A2602, A2708, A2702, A2808, A2802

B209, B213, B214, B309, B313, B314, B409, B413, B414, B509, B513, B514, B609, B613, B614, B709, B713,  
B714, B809, B813, B814, B909, B913, B914, B1009, B1013, B1014, B1109, B1113, B1114, B1209, B1213, B1214,  
B1309, B1313, B1314, B1409, B1413, B1414, B1509, B1513, B1514, B1609, B1613, B1614, B1709, B1713, B1714,  
B1809, B1813, B1814, B1909, B1913, B1914, B2009, B2013, B2014, B2109, B2113, B2114, B2209, B2213,  
B2214, B2309, B2313, B2314, B2409, B2413, B2414, B2509, B2513, B2514, B2609, B2613, B2614, B2709,  
B2713, B2714, B2809, B2813, B2814

\*Subject to availability.



LEVEL 02-28

■ UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal



Meydan Racecourse

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## 2 BEDROOM APARTMENT

TYPE A (with yard)

Downtown, Meydan One Mall and

Hartland Estates view

Suite Area - 674.68 Sq. Ft. (62.6 Sq. M.)

Yard Area - 258.22 Sq. Ft. (23.9 Sq. M.)

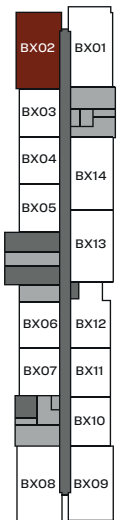
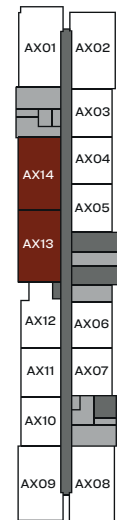
Net Saleable Area - 932.05 Sq. Ft. (86.5 Sq. M.)

List of unit numbers\* with the below unit plan:

A113, A114

B102

\*Subject to availability.



LEVEL 01

■ UNITS



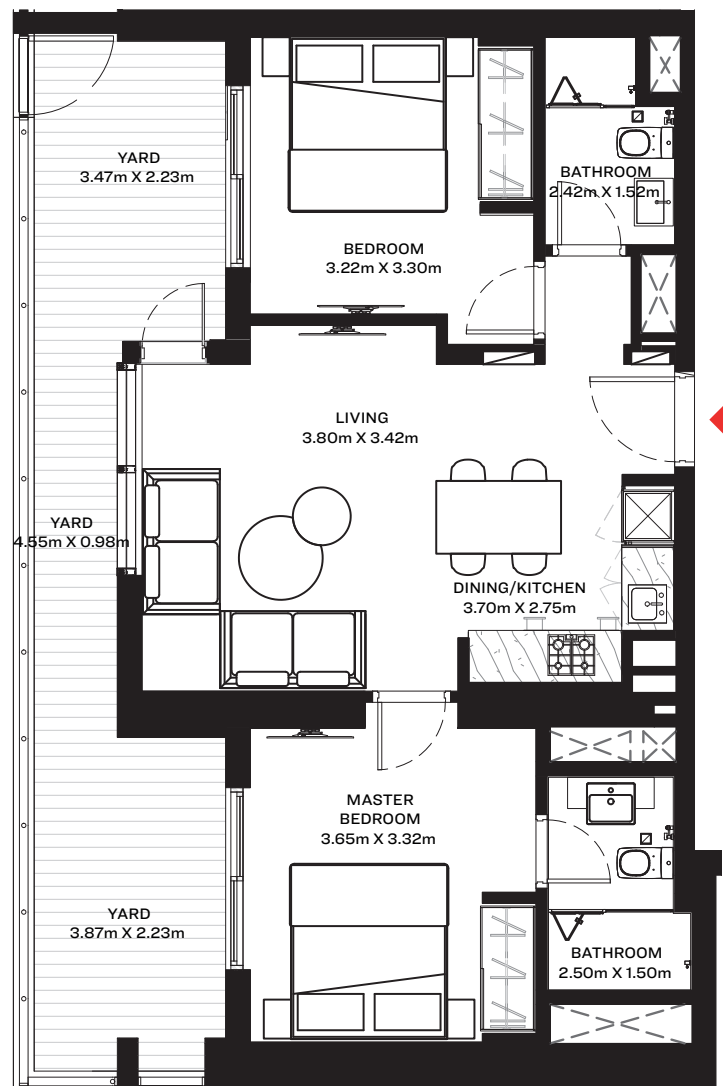
Downtown



Meydan One Mall



Hartland Estates



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## 2 BEDROOM APARTMENT

TYPE A (with yard)

Ras Al Khor Wildlife Sanctuary, Meydan Racecourse  
and Canal view

Suite Area - 674.68 Sq. Ft. (62.6 Sq. M.)

Yard Area - 258.22 Sq. Ft. (23.9 Sq. M.)

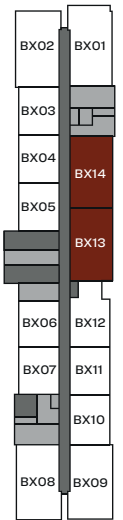
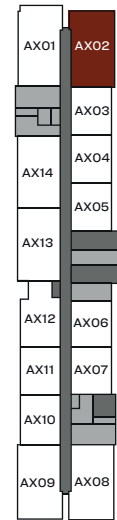
Net Saleable Area - 932.05 Sq. Ft. (86.5 Sq. M.)

List of unit numbers\* with the below unit plan:

A102

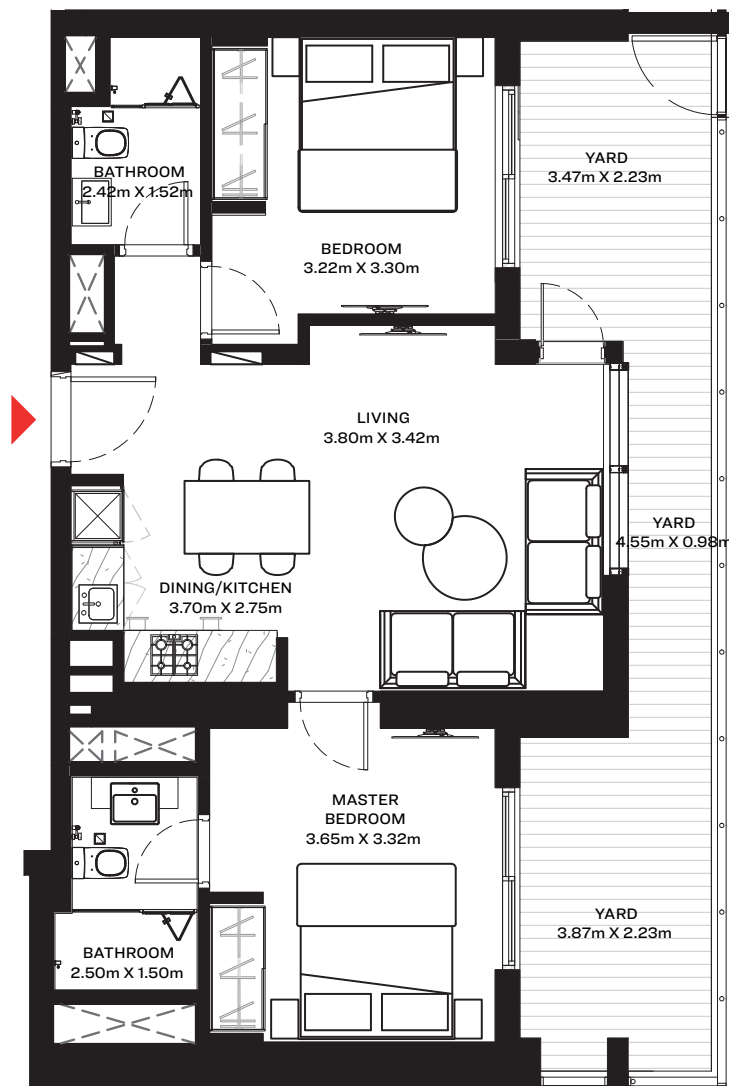
B113, B114

\*Subject to availability.



LEVEL 01

■ UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal



Meydan Racecourse

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## 2 BED ROOM APARTMENT

TYPE B (with balcony)

Downtown, Meydan One Mall and  
Hartland Estates view

Suite Area - 730.01 Sq. Ft. (67.8 Sq. M.)

Balcony Area - 168.99 Sq. Ft. (15.6 Sq. M.)

Net Saleable Area - 899.00 Sq. Ft. (83.5 Sq. M.)

List of unit numbers\* with the below unit plan:

A201, A301, A401, A501, A601, A701, A801, A901, A1001, A1101, A1201, A1301, A1401, A1501, A1601, A1701,  
A1801, A1901, A2001, A2101, A2201, A2301, A2401, A2501, A2601, A2701, A2801

\*Subject to availability.



Downtown



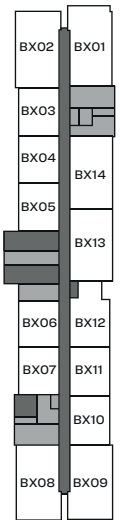
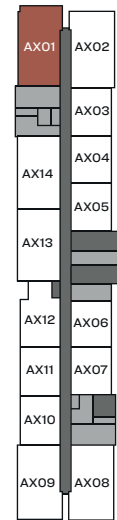
Dubai Creek



Meydan One Mall

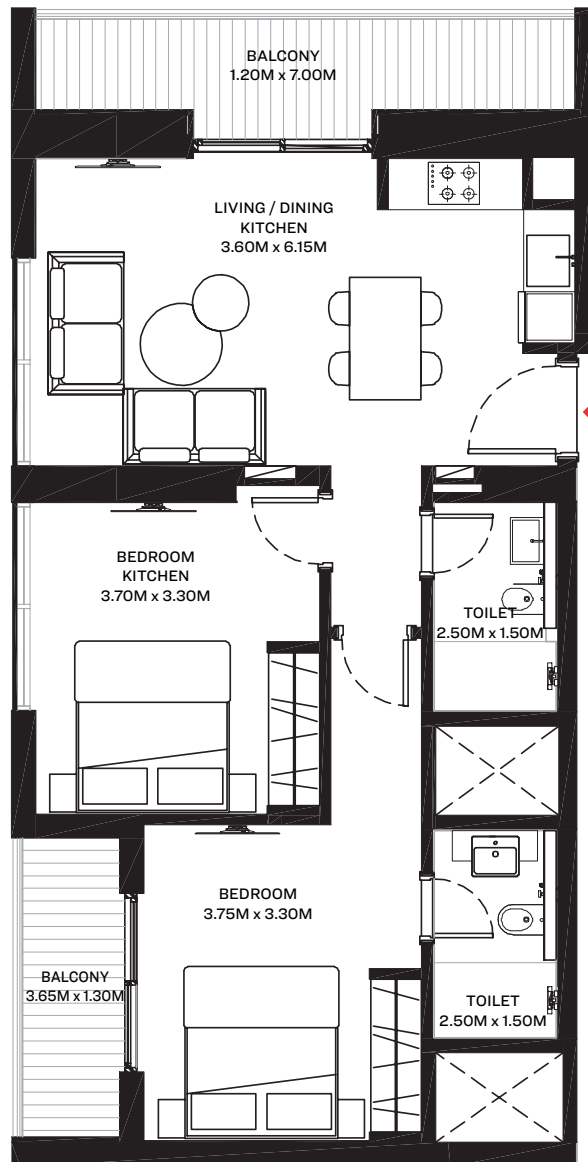


Hartland Estates



LEVEL 02-28

UNITS



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2 BED ROOM APARTMENT

TYPE B (with balcony)

Downtown, Dubai Creek, Meydan Racecourse,  
Ras Al Khor Wildlife Sanctuary and Canal view

Suite Area - 730.01 Sq. Ft. (67.8 Sq. M.)  
Balcony Area - 168.99 Sq. Ft. (15.6 Sq. M.)  
Net Saleable Area - 899.00 Sq. Ft. (83.5 Sq. M.)

List of unit numbers\* with the below unit plan:

B201, B301, B401, B501, B601, B701, B801, B901, B1001, B1101, B1201, B1301, B1401, B1501, B1601, B1701,  
B1801, B1901, B2001, B2101, B2201, B2301, B2401, B2501, B2601, B2701, B2801

\*Subject to availability.



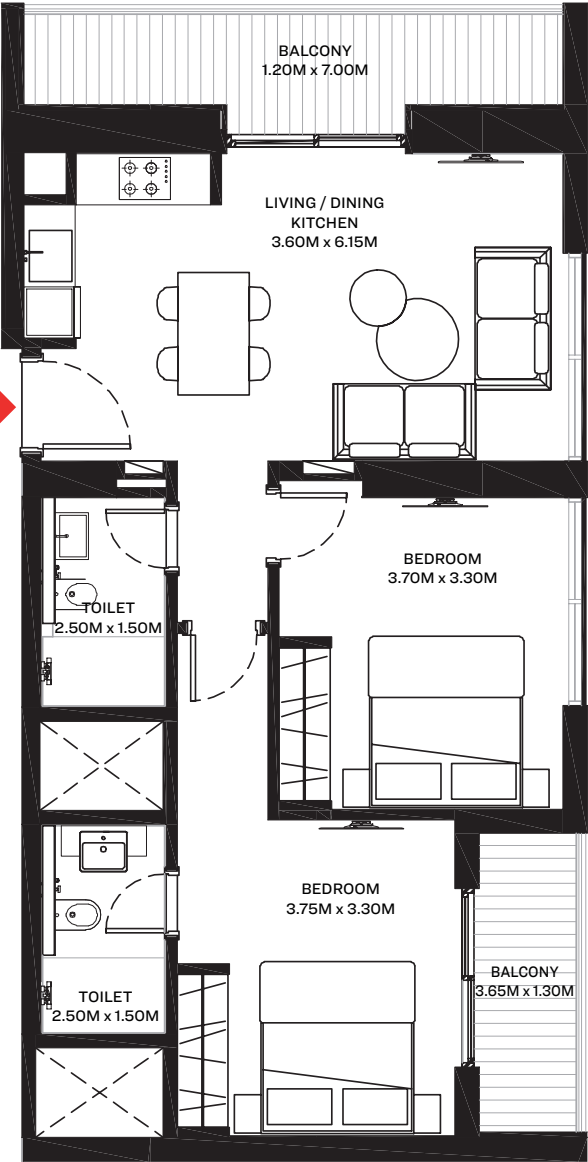
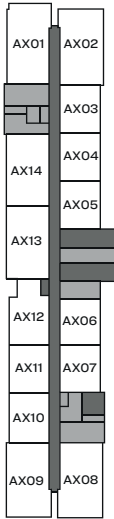
Downtown



Dubai Creek

UNITS

LEVEL 02-28



Ras Al Khor  
Wildlife Sanctuary



Meydan Racecourse



Dubai Canal

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2 BEDROOM APARTMENT

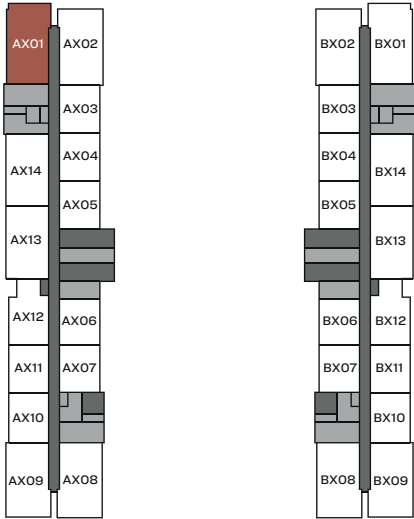
TYPE B (with yard )  
Downtown, Meydan One Mall, Hartland Estates  
and Dubai Creek view

Suite Area - 728.60 Sq. Ft. (67.6 Sq. M.)  
Yard Area - 202.46 Sq. Ft. (18.8 Sq. M.)  
Net Saleable Area - 931.08 Sq. Ft. (86.5 Sq. M.)

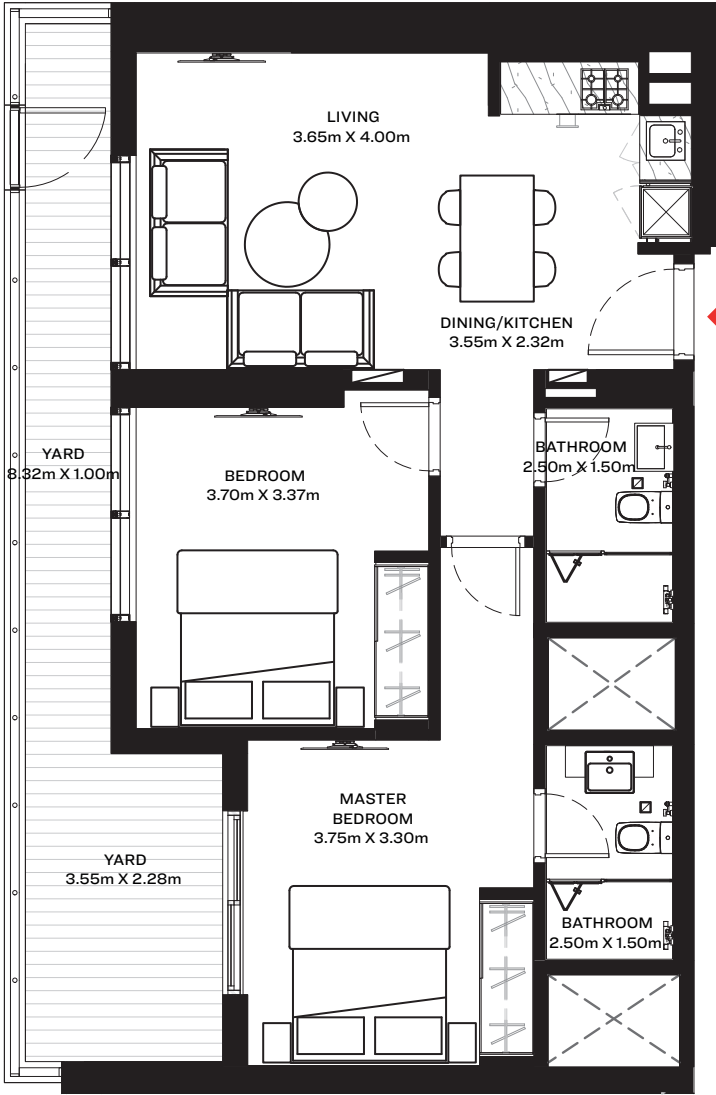
List of unit numbers\* with the below unit plan:

A101

\*Subject to availability.



LEVEL 01



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2 BEDROOM APARTMENT

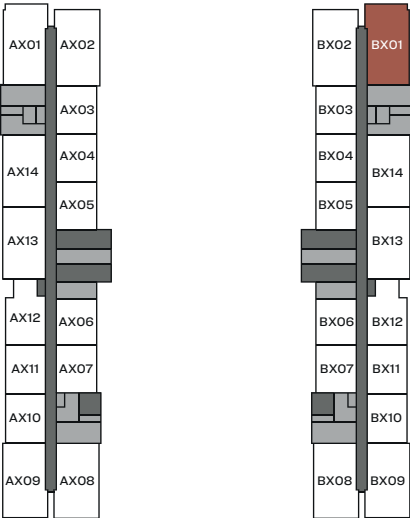
TYPE B (with yard)  
Dubai Creek, Ras Al Khor Wildlife Sanctuary,  
Meydan Racecourse and Dubai Canal view

Suite Area - 728.60 Sq. Ft. (67.6 Sq. M.)  
Yard Area - 202.46 Sq. Ft. (18.8 Sq. M.)  
Net Saleable Area - 931.08 Sq. Ft. (86.5 Sq. M.)

List of unit numbers\* with the below unit plan:

B101

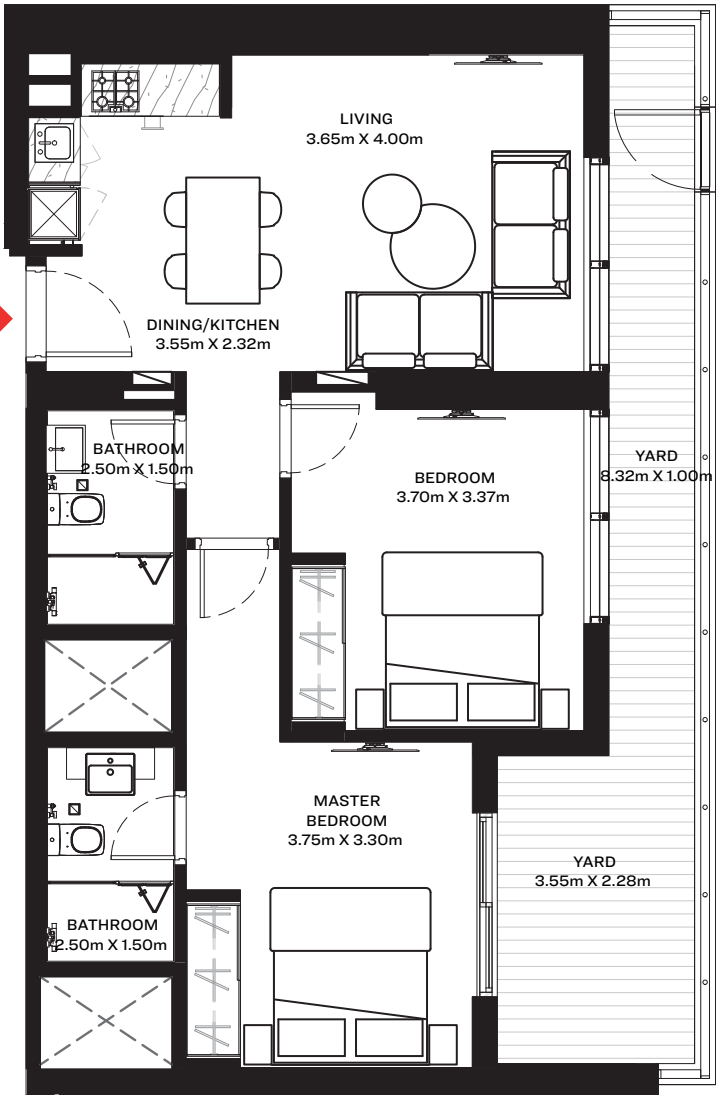
\*Subject to availability.



LEVEL 01



UNITS



Ras Al Khor  
Wildlife Sanctuary



Dubai Canal

Meydan Racecourse

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## UK

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