



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 ريپورتاج 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 ريپورتاج 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 الأحلام عنوانها. يقع هذا المجتمع السكني في قلب المدينة، وسط المساحات الخضراء والمناظر الخلابة لحديقة مصدر المركزية، وهو واجهة 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 مزيّجاً متناغماً 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  
تشطيبات عالية الجودة و لوحة ألوان محايدة تلي جميع الأنواق 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

- مواقف سيارات خاصة لكل وحدة
- حمام سباحة كبير
- حمام سباحة للأطفال
- صالة ألعاب رياضية
- مناطق اللعب للأطفال
- مناطق مظلة للجلوس
- منطقة للعب الشطرنج العملاق
- مساحات خضراء
- مناطق للشواء
- 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







## 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)<br>Four Bedroom Townhouses (G+2) |
| 42  | بنتهاوس أربع غرف<br>Four Bedroom Penthouses                 |
| 522 | شقة غرفة واحدة<br>One Bedroom Apartments                    |
| 170 | شقة غرفتين<br>Two Bedroom Apartments                        |
| 65  | شقة أربع غرف<br>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

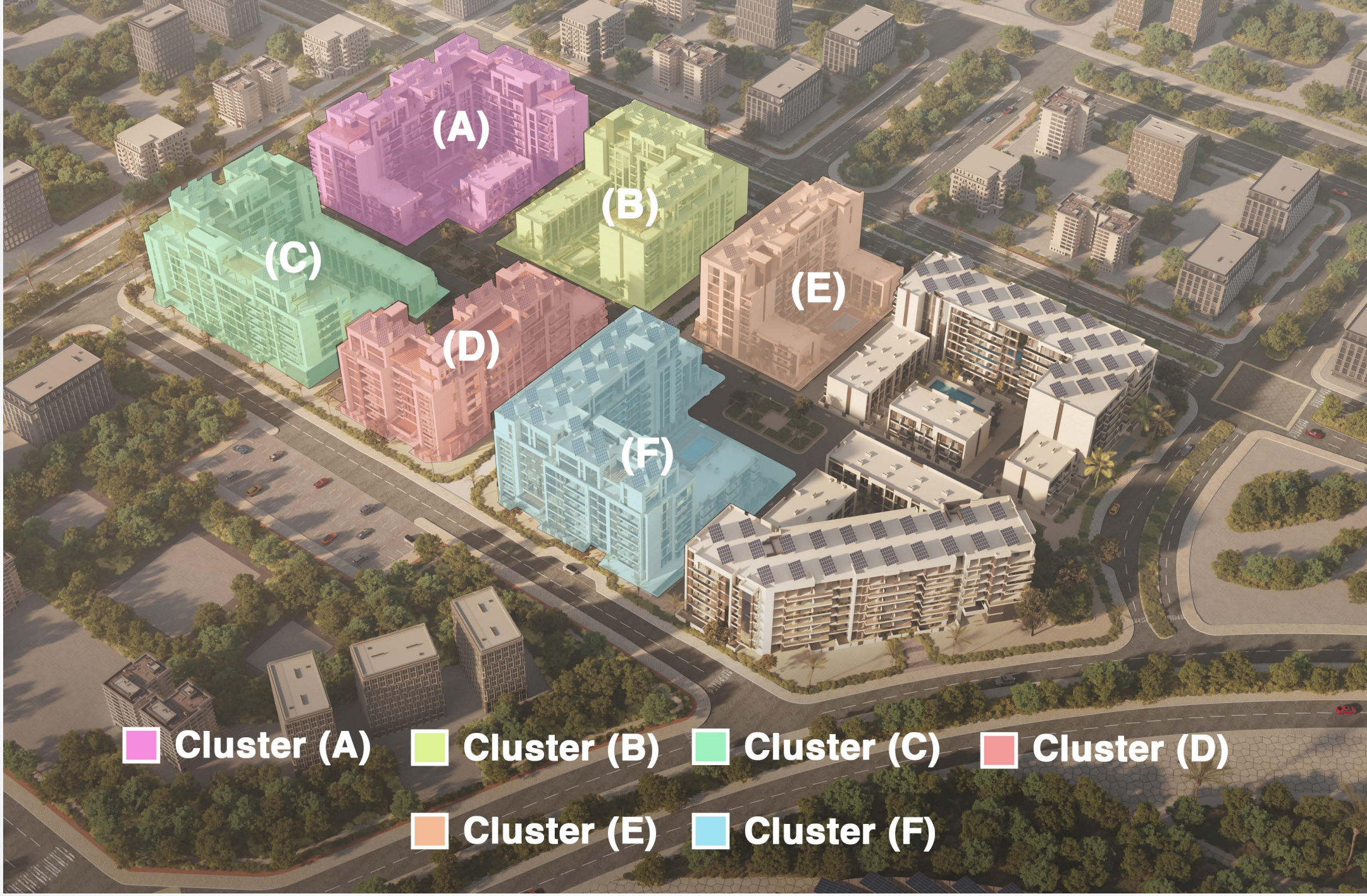
النوع: سكني  
مساحة الأرض: 27,047.38 متر مربع  
إجمالي الارتفاع: 33 متر  
عدد الطوابق: 2 طابق سفلي + طابق أرضي + 8 طابق سكني





# 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

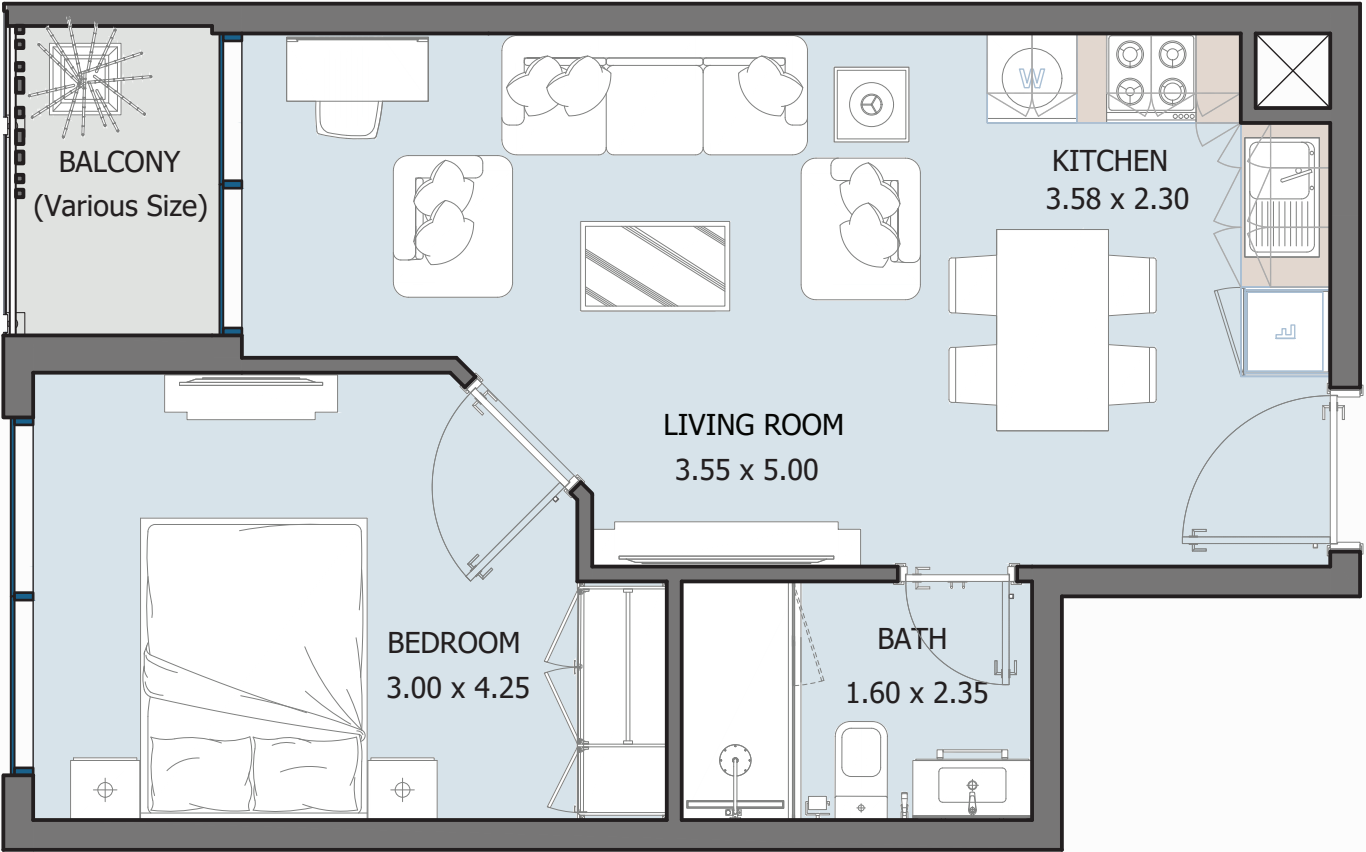
All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories 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

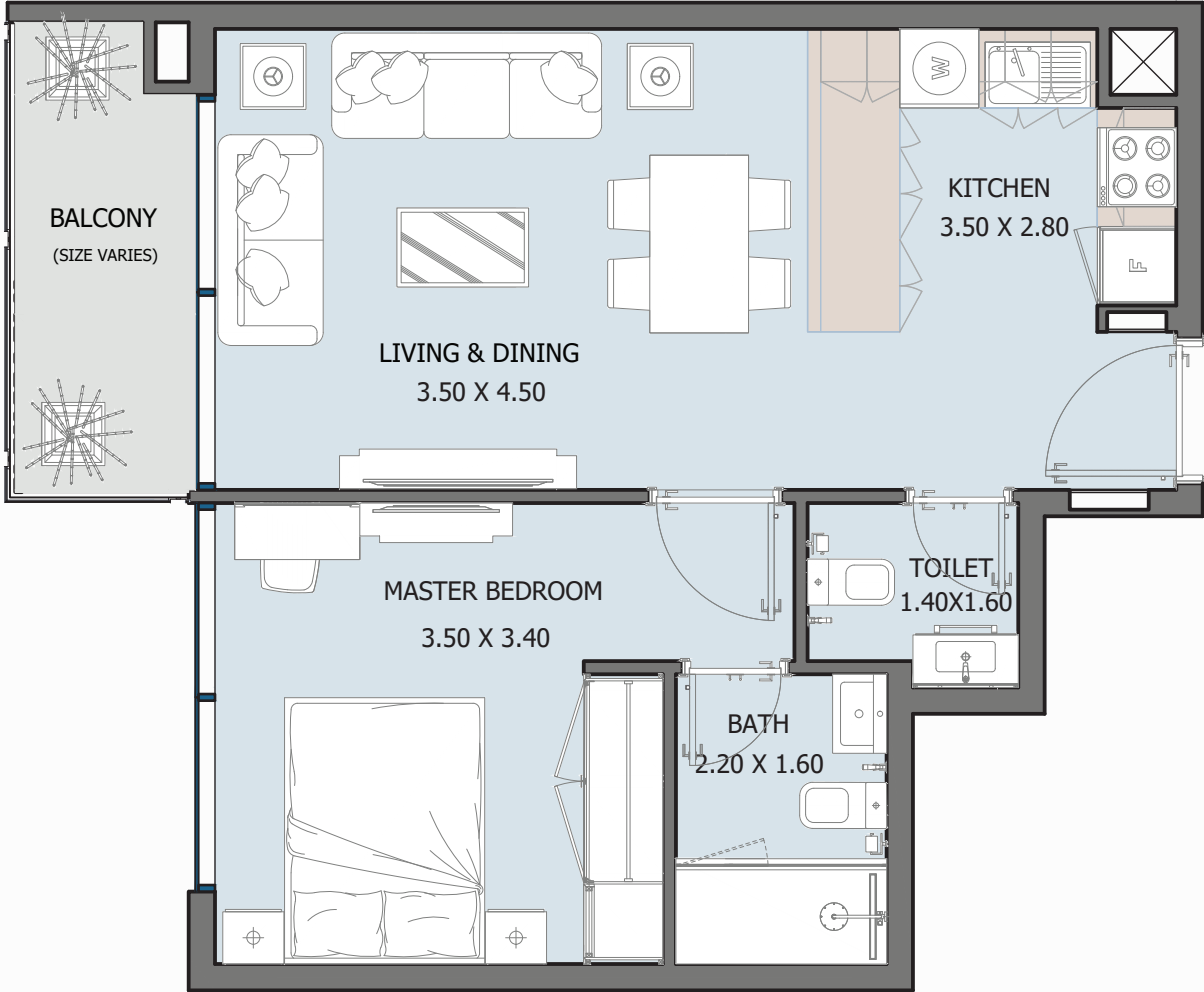
FROM GROUND FLOOR TO 6<sup>TH</sup>FLOOR



|               |                        |
|---------------|------------------------|
| 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

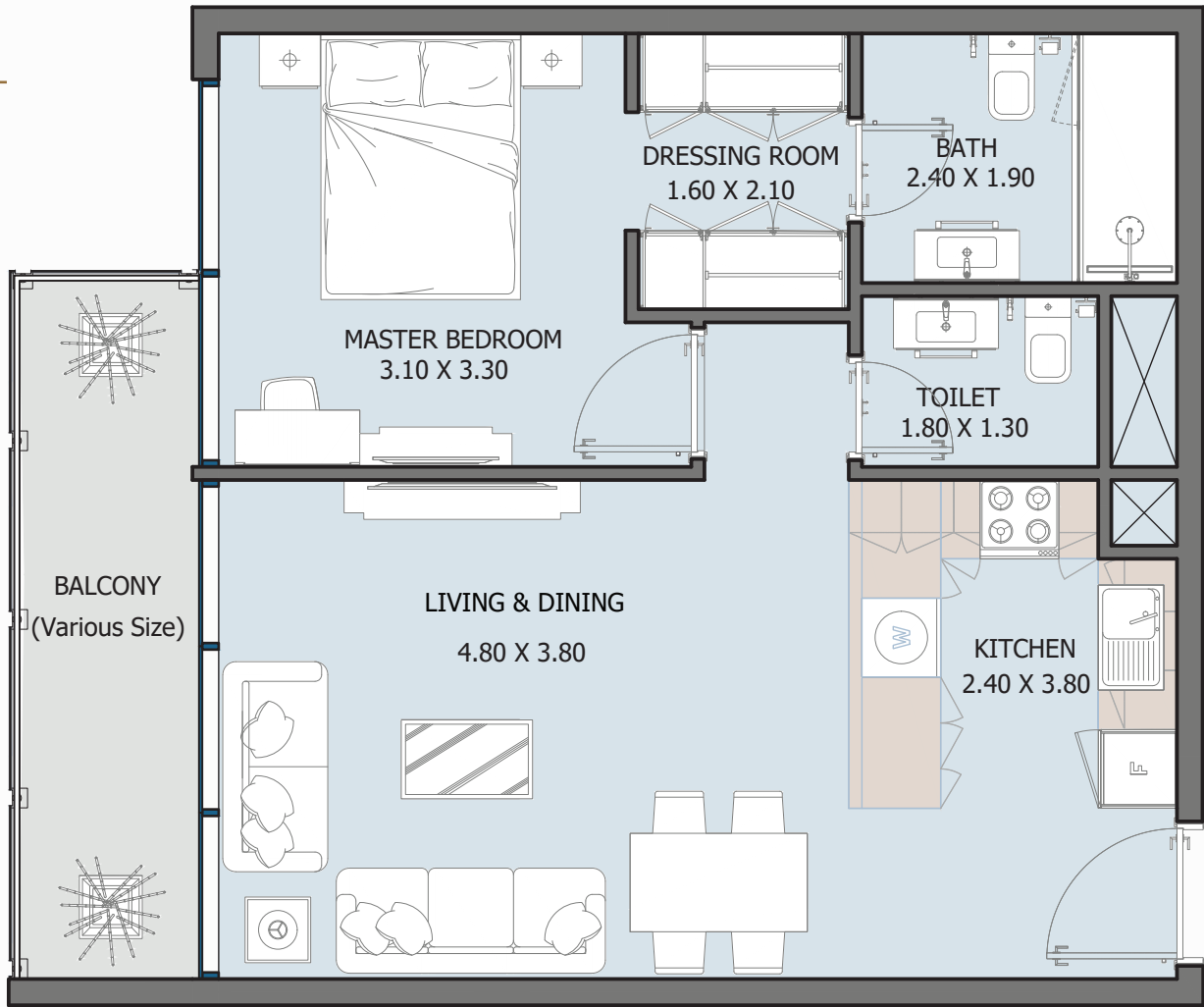


|               |                        |
|---------------|------------------------|
| Internal Area | 515.70 sq.ft           |
| Outdoor Area  | 51.99 to 429.91 sq.ft  |
| Total Area    | 567.69 to 945.61 sq.ft |



# 1B TYPE B

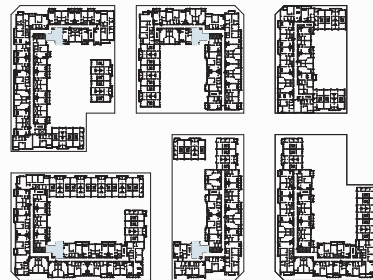
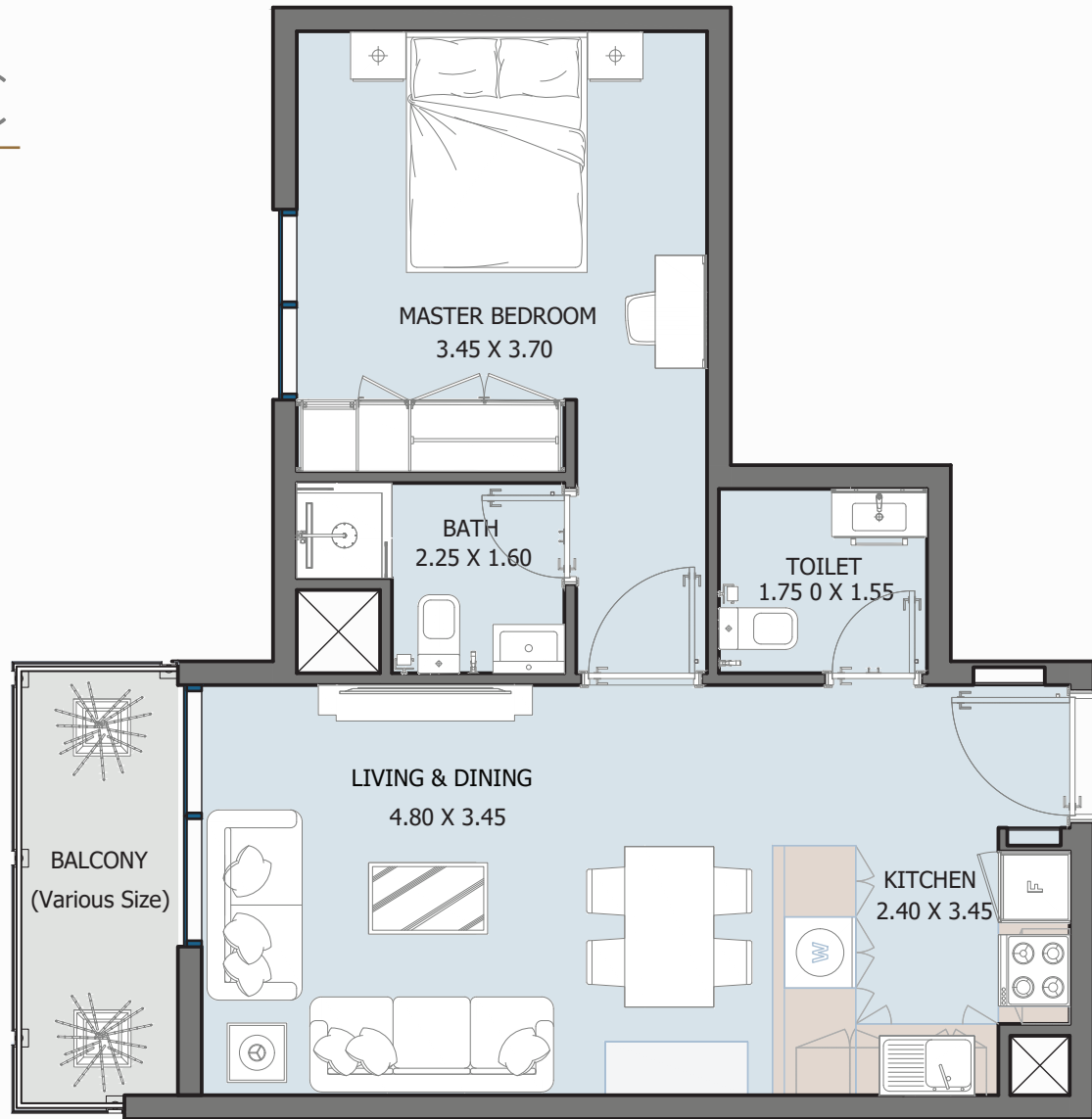
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



|               |                        |
|---------------|------------------------|
| 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

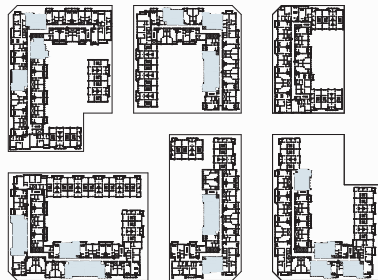
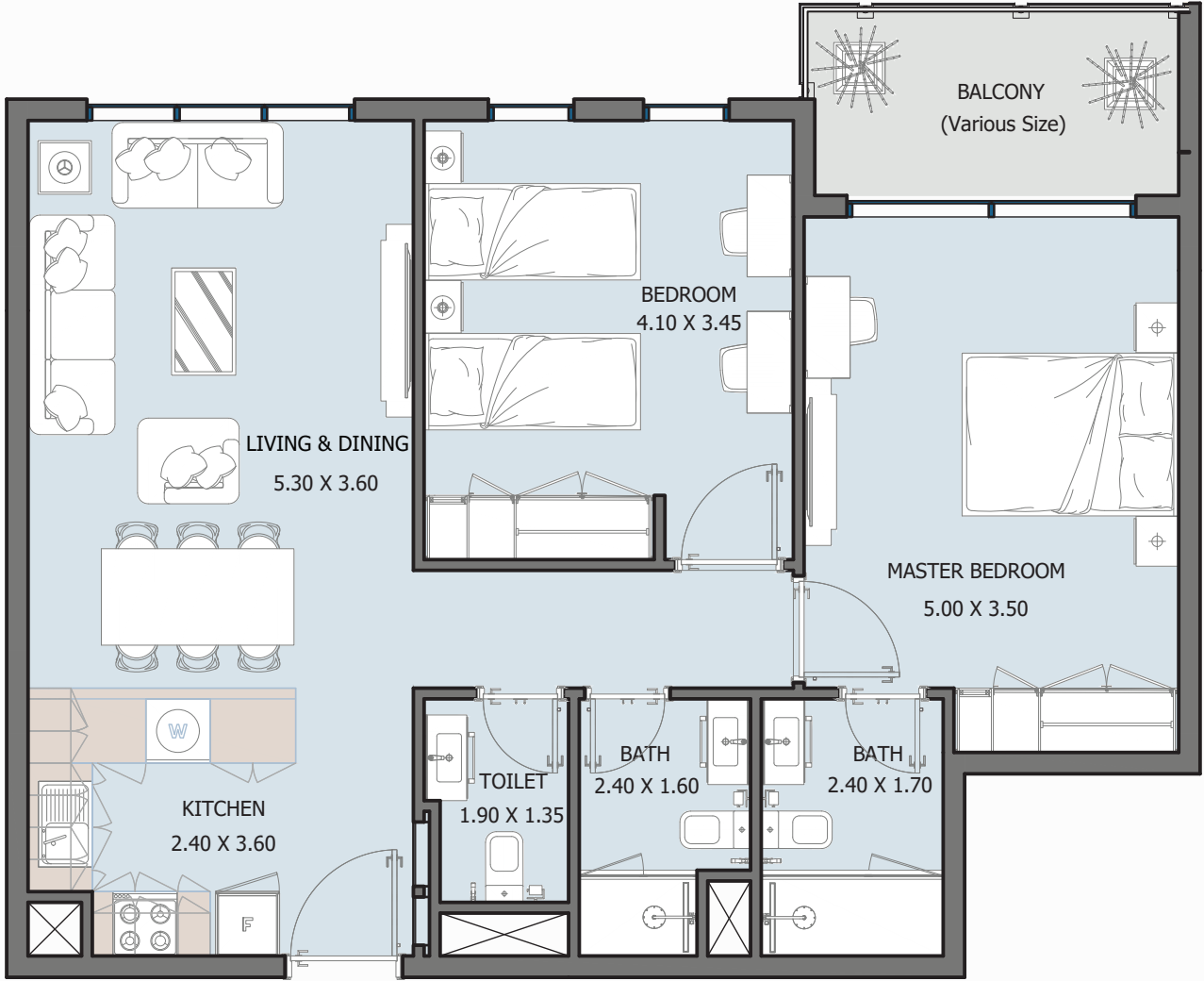


|               |                        |
|---------------|------------------------|
| Internal Area | 529.80 to 540.56 sq.ft |
| Outdoor Area  | 51.34 to 410.64 sq.ft  |
| Total Area    | 584.59 to 942.38 sq.ft |



# 2BTYPE A

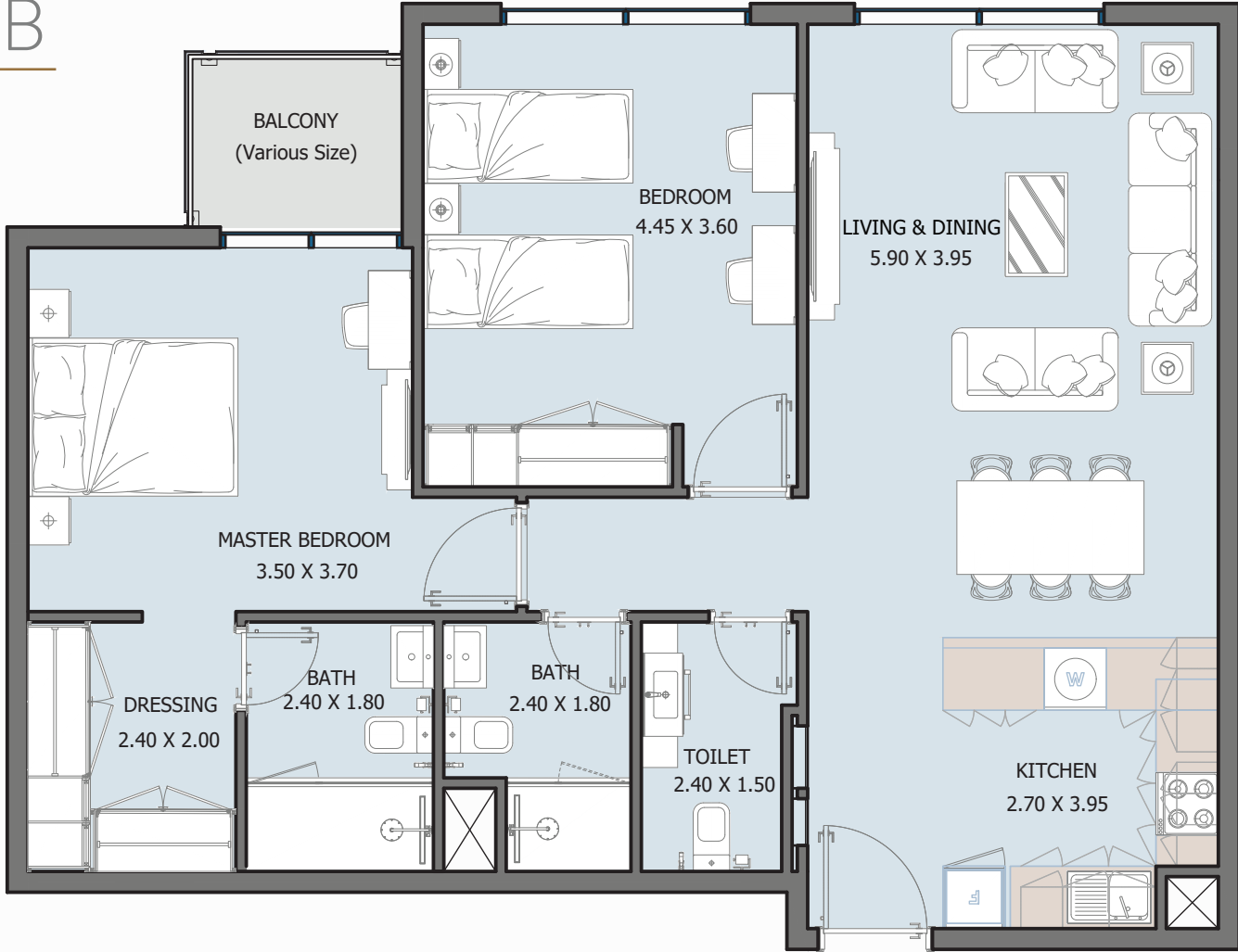
FROM GROUND FLOOR TO 6<sup>TH</sup>FLOOR



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

# 2BTYPE B

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

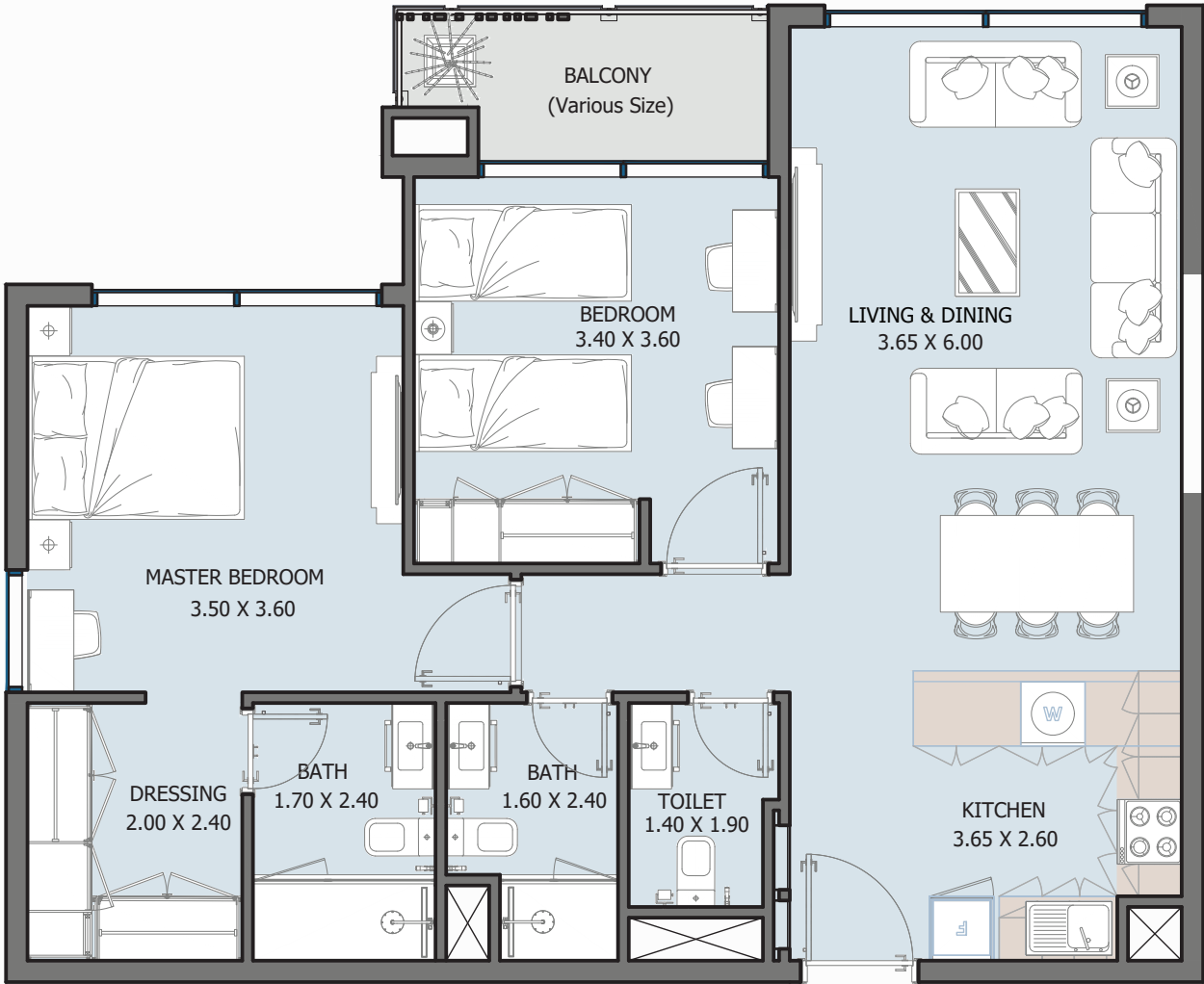


|               |               |
|---------------|---------------|
| Internal Area | 973.59 sq.ft  |
| Outdoor Area  | 42.63 sq.ft   |
| Total Area    | 1016.22 sq.ft |

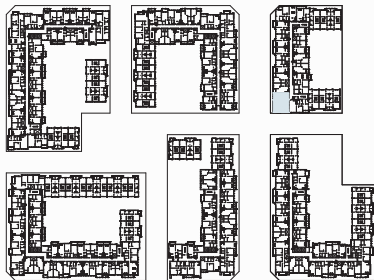


# 2BTYPE C

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

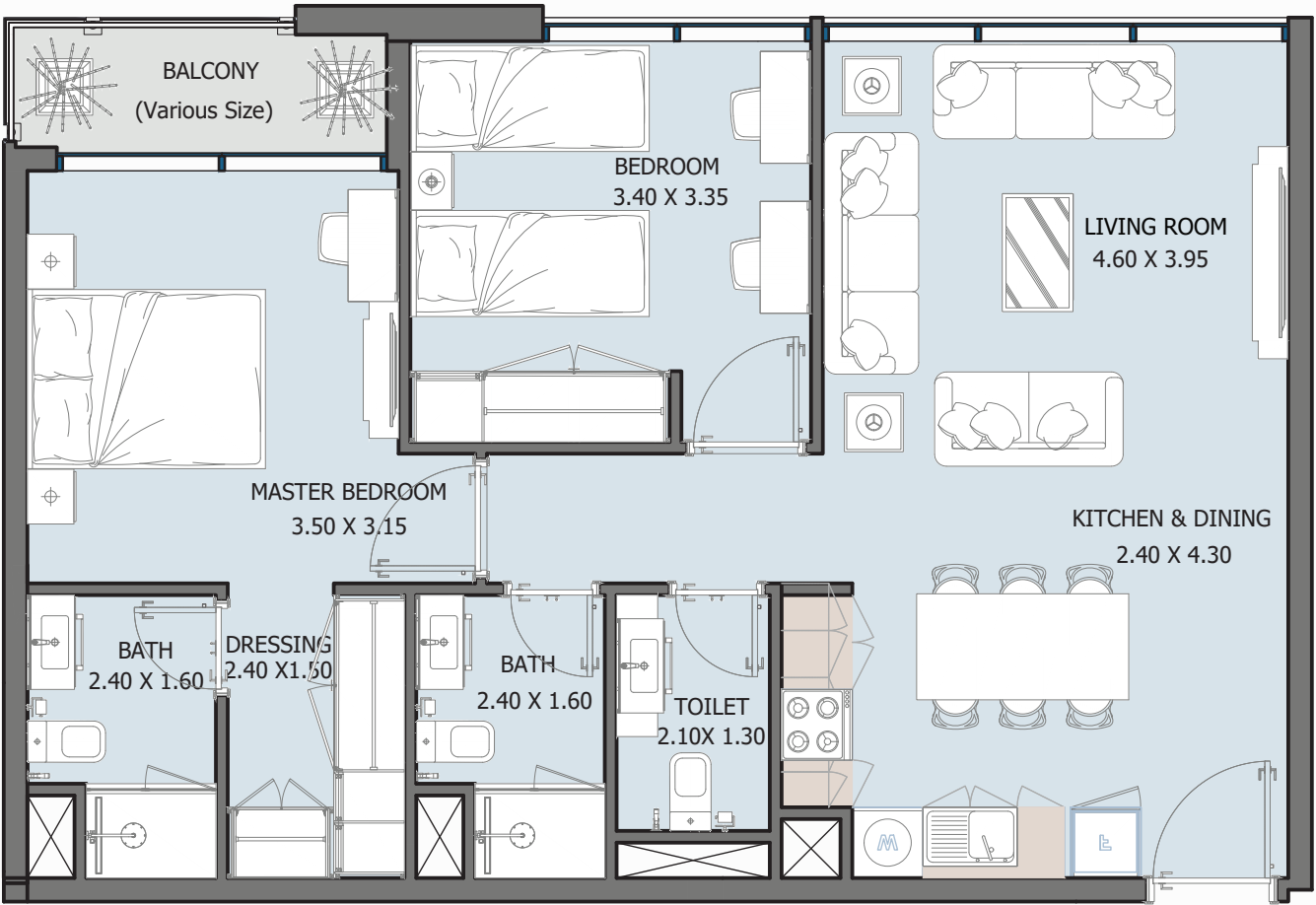


|               |              |
|---------------|--------------|
| Internal Area | 878.33 sq.ft |
| Outdoor Area  | 54.14 sq.ft  |
| Total Area    | 932.48 sq.ft |



# 2BTYPE D

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



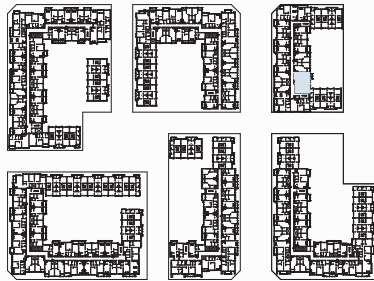
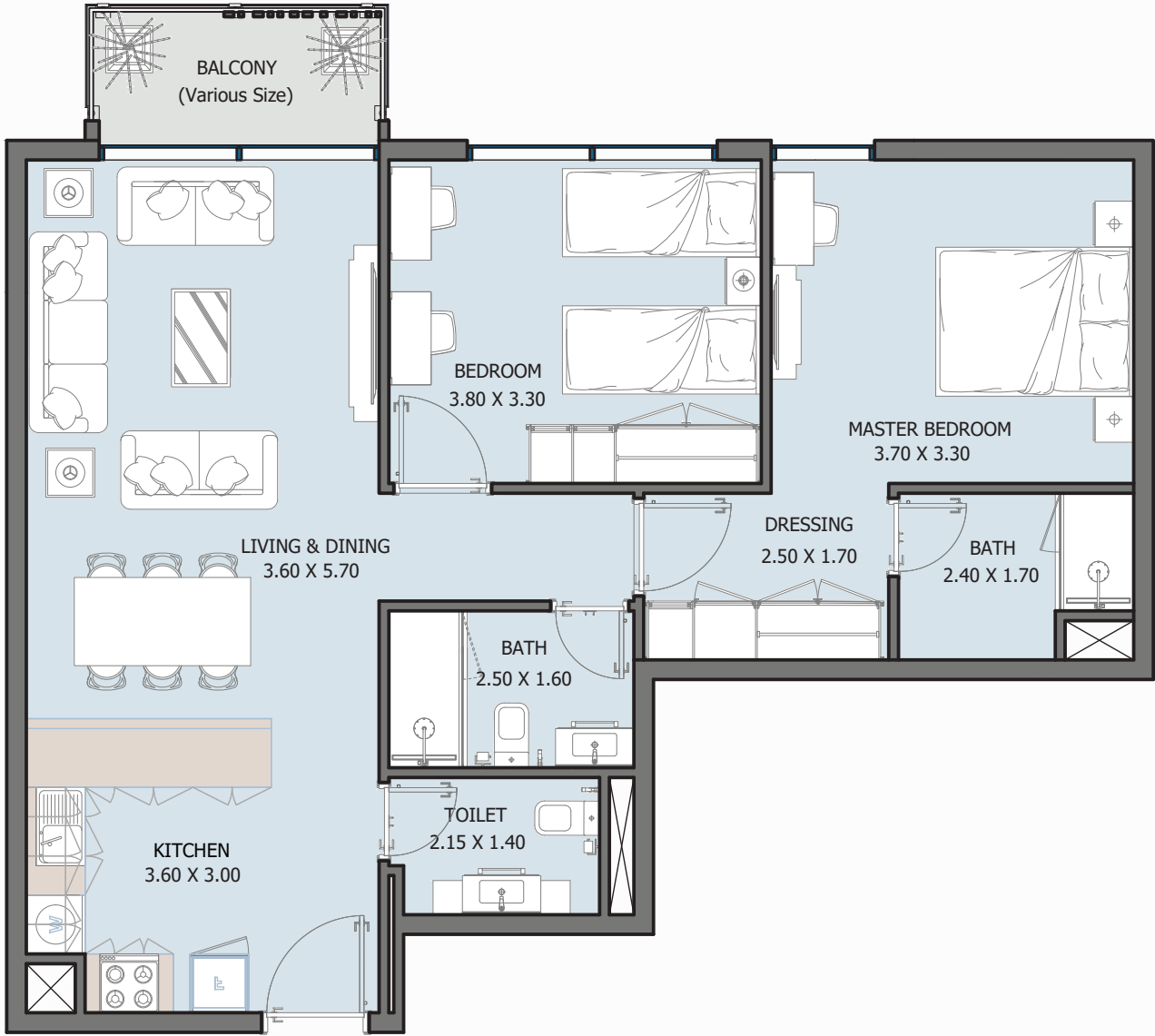
|               |                        |
|---------------|------------------------|
| Internal Area | 797.39 to 853.79 sq.ft |
| Outdoor Area  | 42.41 to 537.12 sq.ft  |
| Total Area    | 839.8 to 1390.91 sq.ft |





# 2B TYPE E

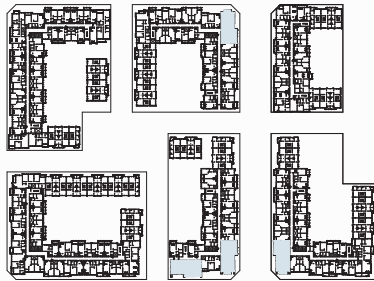
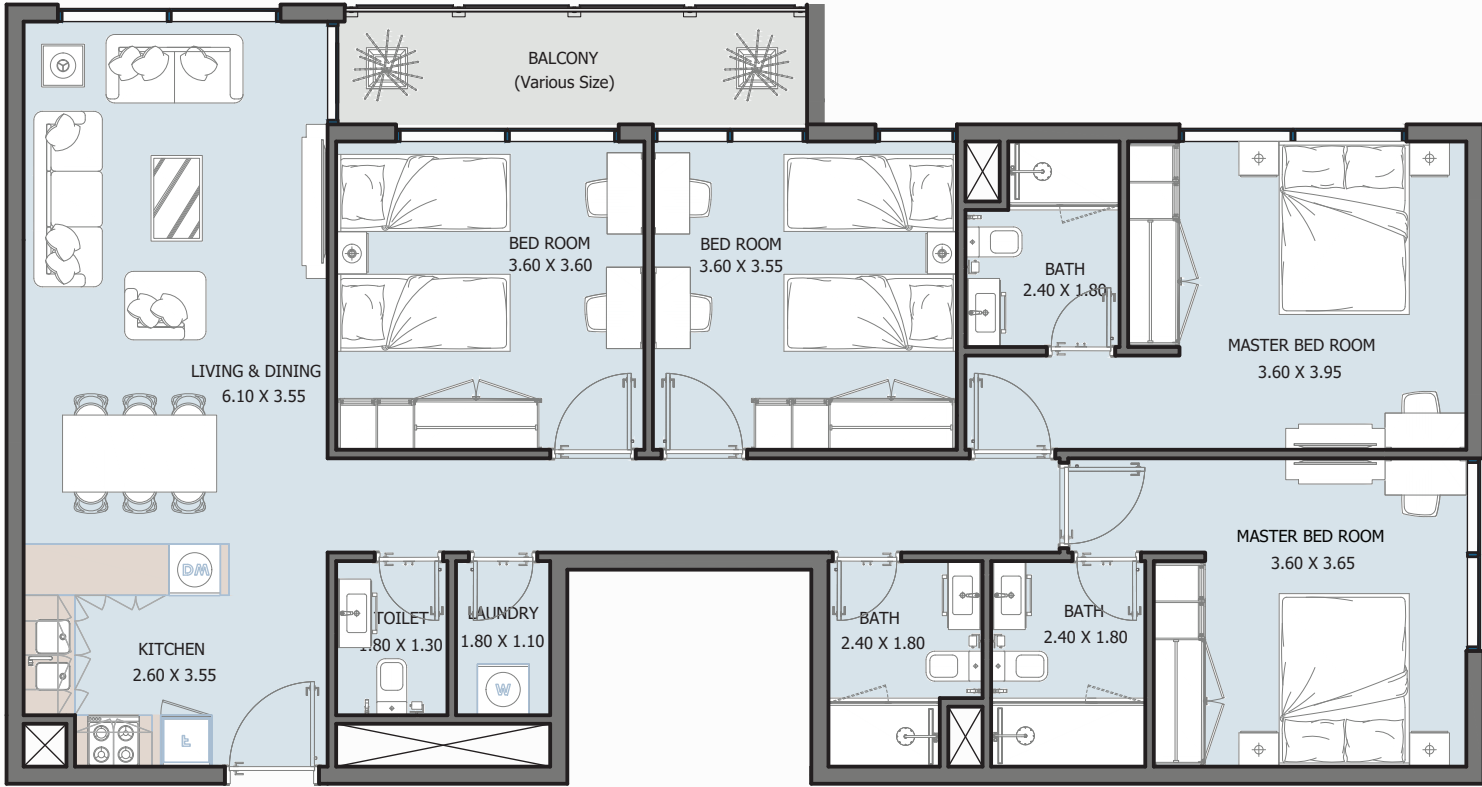
FROM GROUND FLOOR TO 6<sup>TH</sup> FLOOR



|               |                         |
|---------------|-------------------------|
| 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

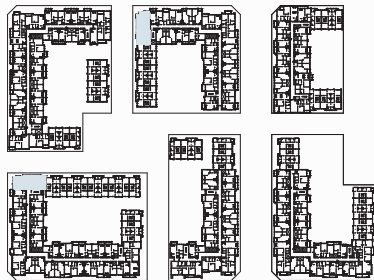
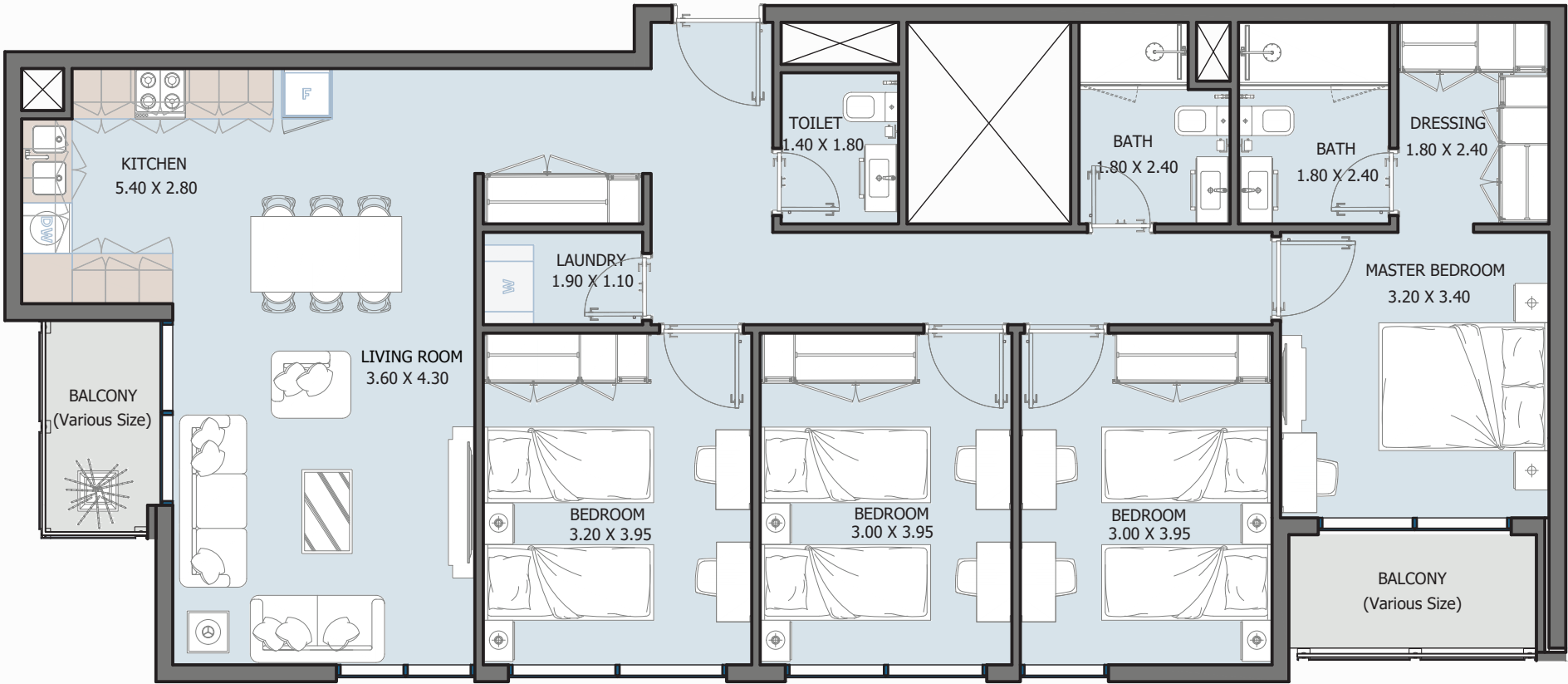


|               |                         |
|---------------|-------------------------|
| Internal Area | 1318.69 sq.ft           |
| Outdoor Area  | 90.42 to 883.61 sq.ft   |
| Total Area    | 1409.11 to 2202.3 sq.ft |



# 4BTYPE B

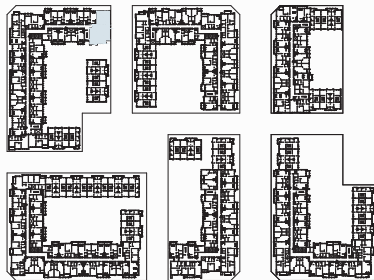
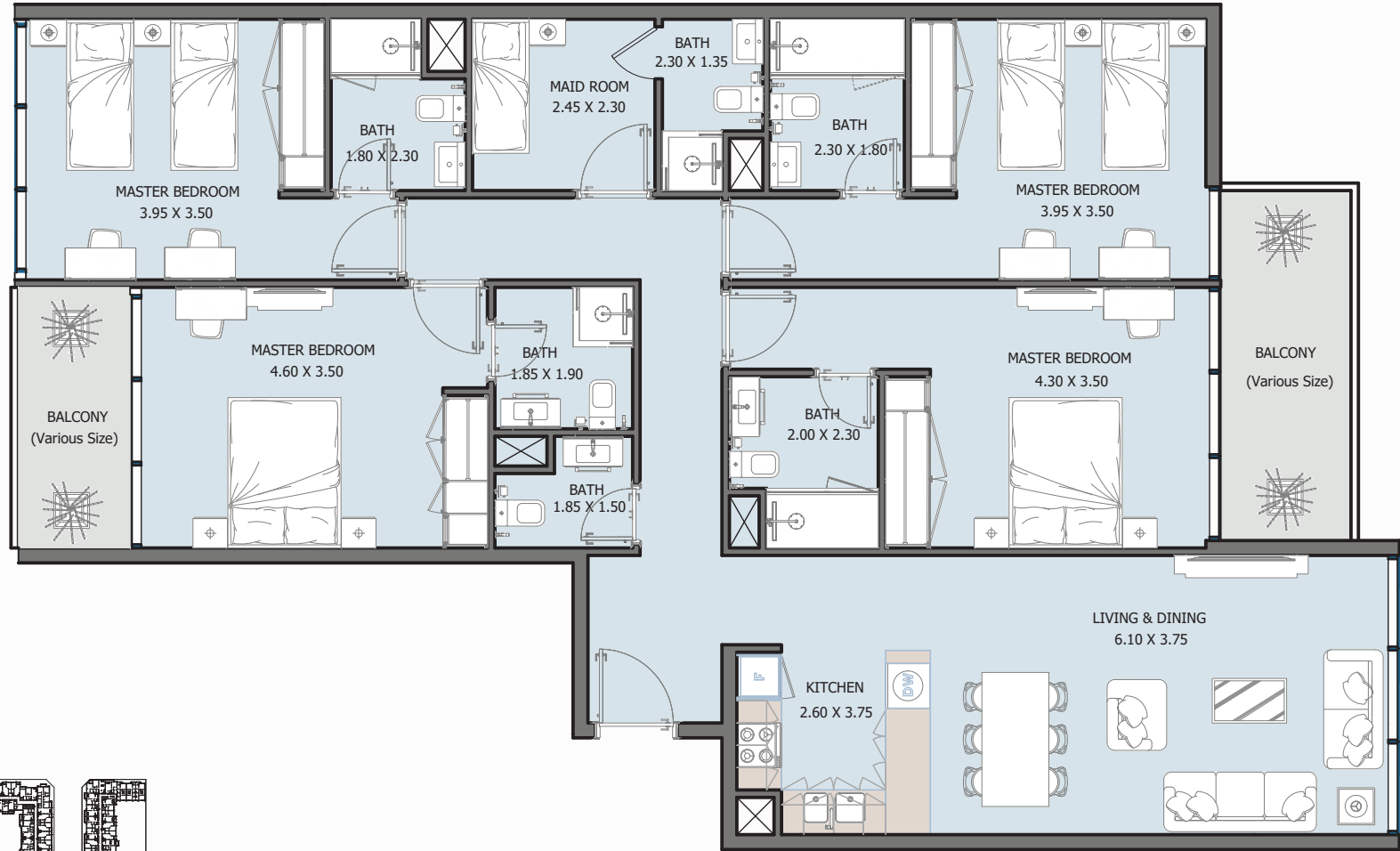
FROM GROUND FLOOR TO 6<sup>TH</sup>FLOOR



|               |                          |
|---------------|--------------------------|
| 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

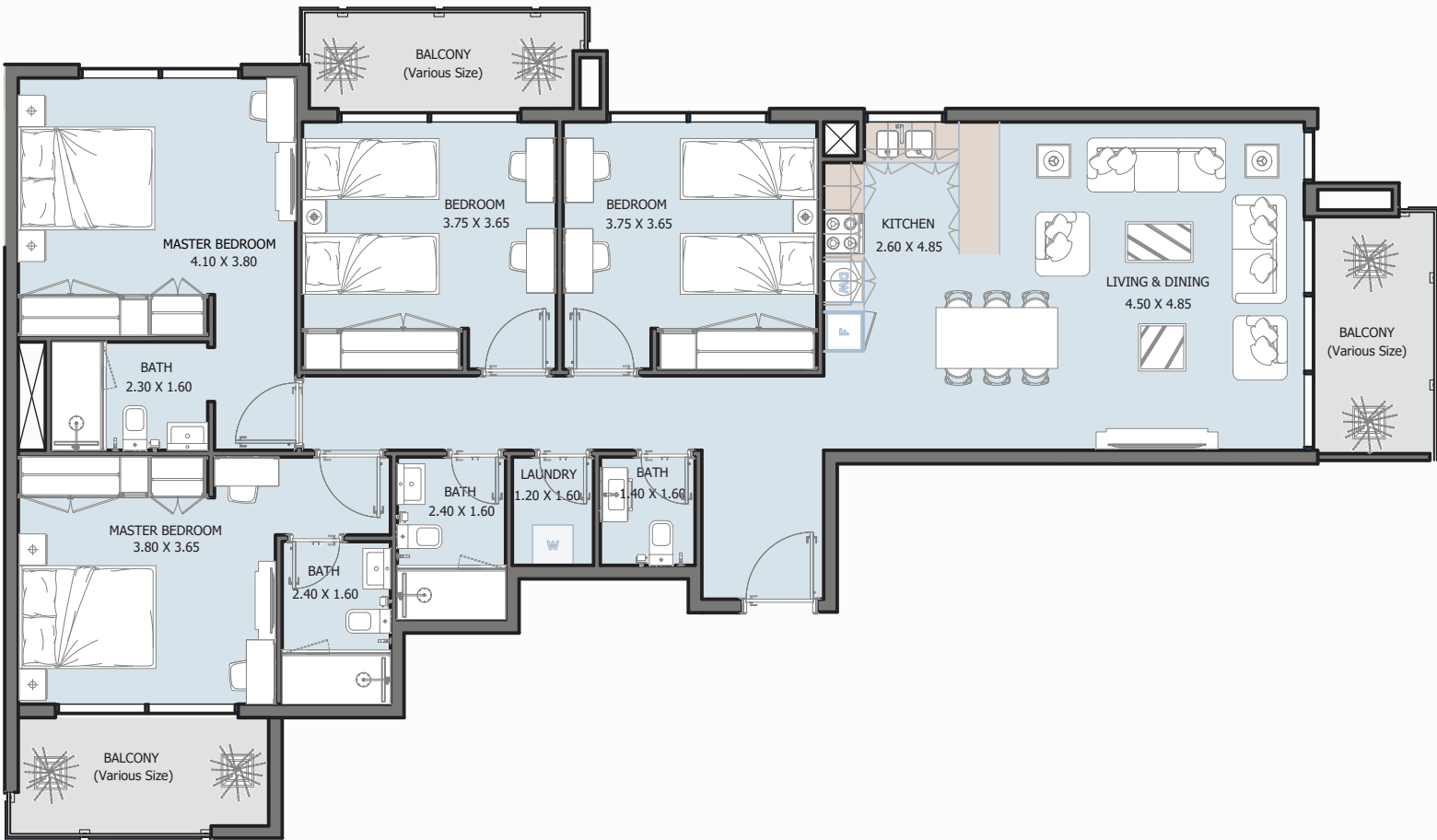


|               |               |
|---------------|---------------|
| Internal Area | 1596.82 sq.ft |
| Outdoor Area  | 162.00 sq.ft  |
| Total Area    | 1758.82 sq.ft |

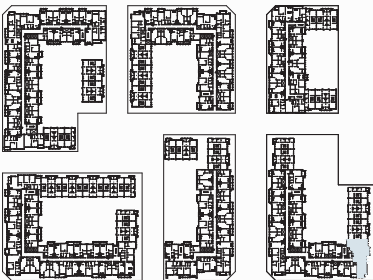


# 4BTYPE D

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

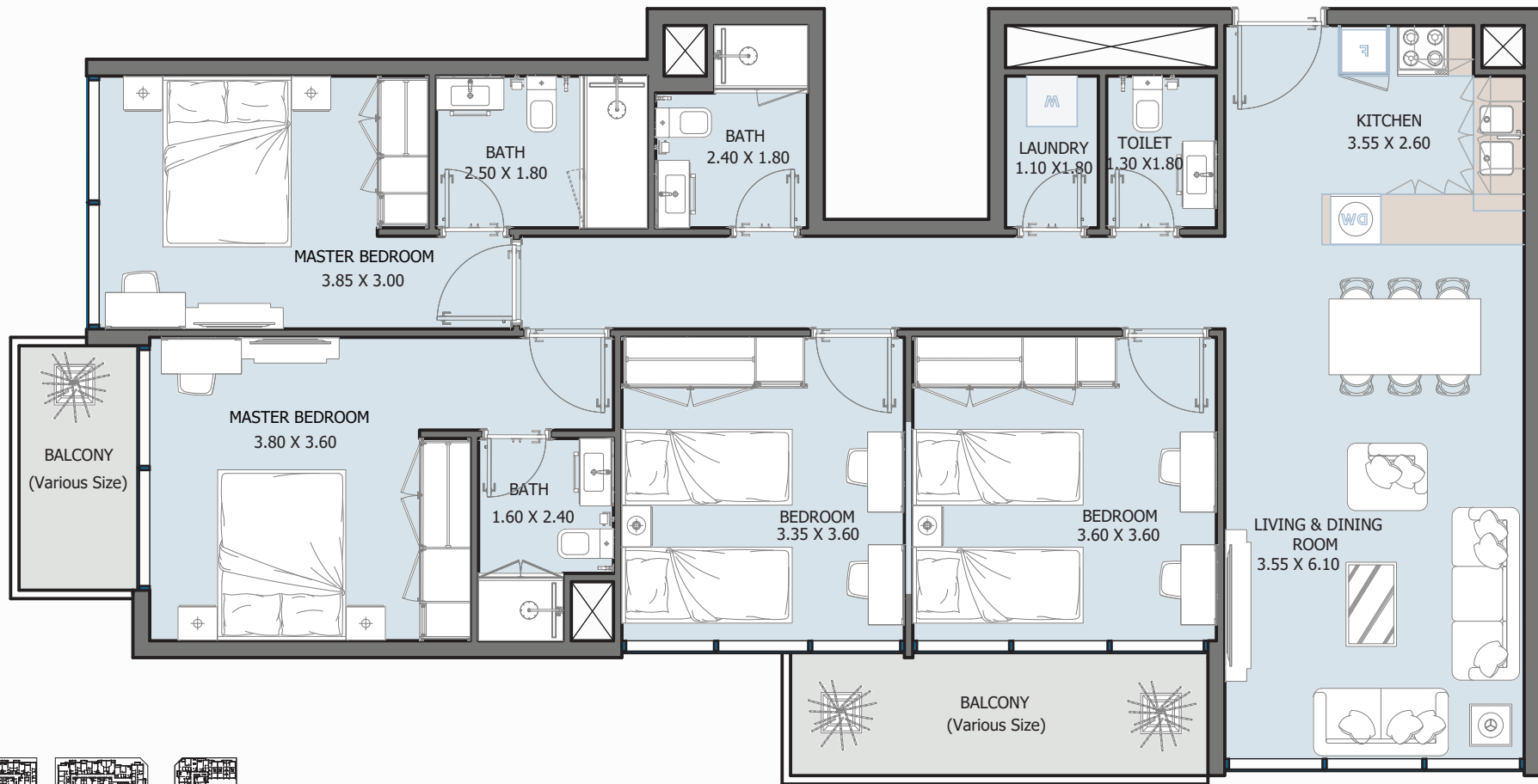


|               |               |
|---------------|---------------|
| Internal Area | 1432.14 sq.ft |
| Outdoor Area  | 230.02 sq.ft  |
| Total Area    | 1662.16 sq.ft |

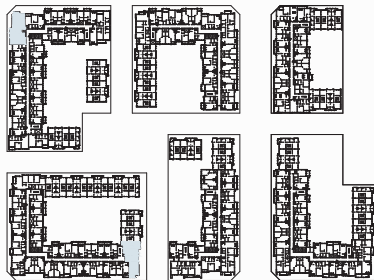


# 4BTYPE E

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 |

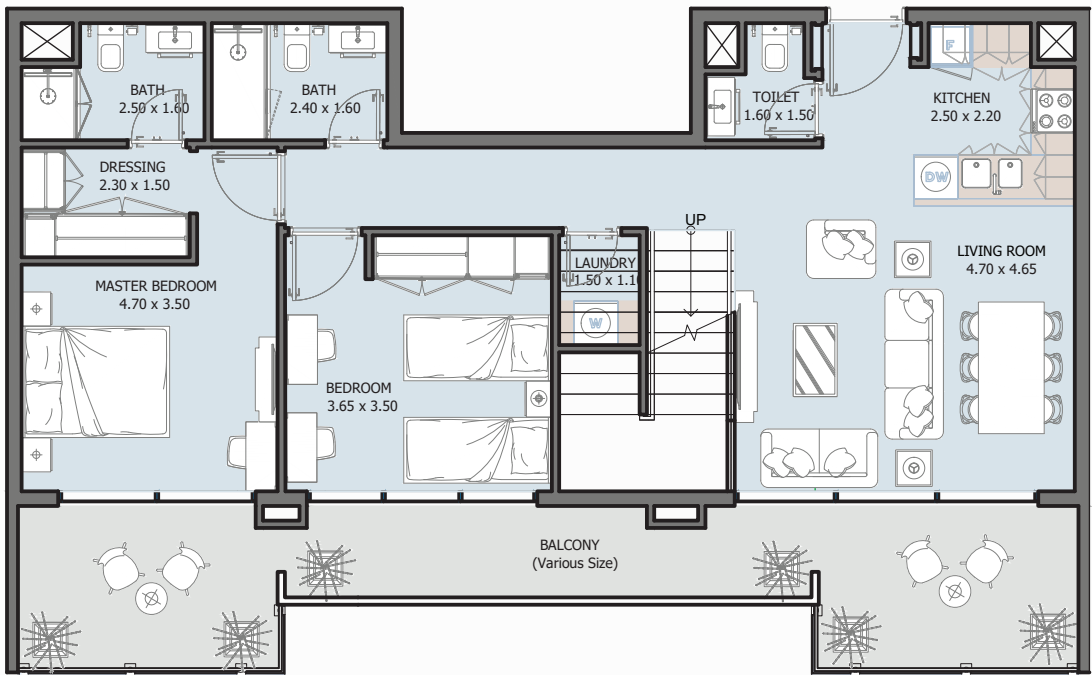
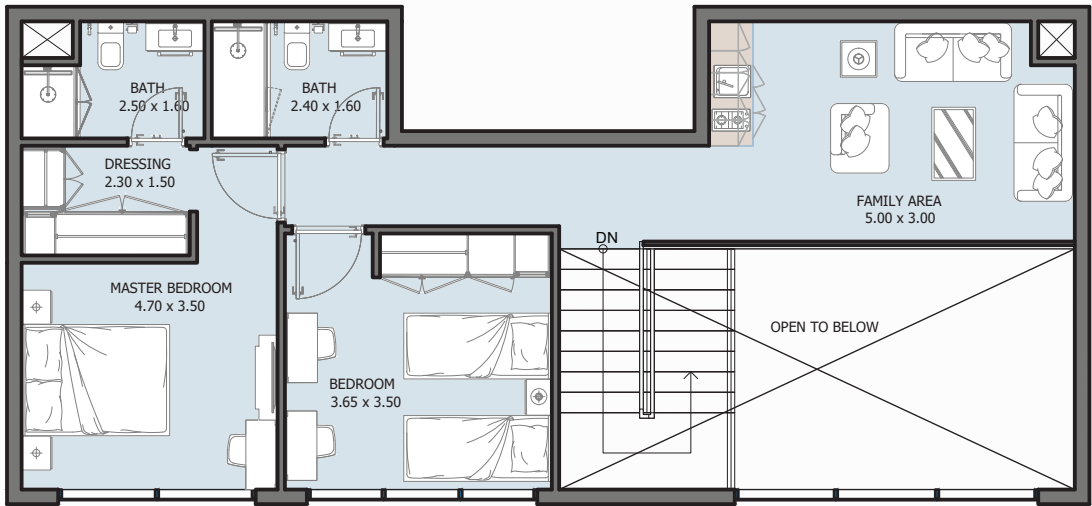
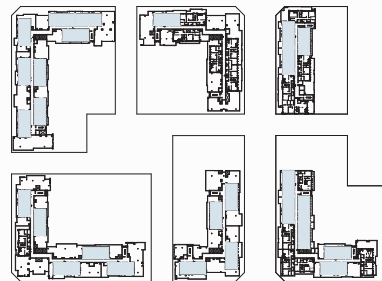




4B PENTHOUSE

TYPE A

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

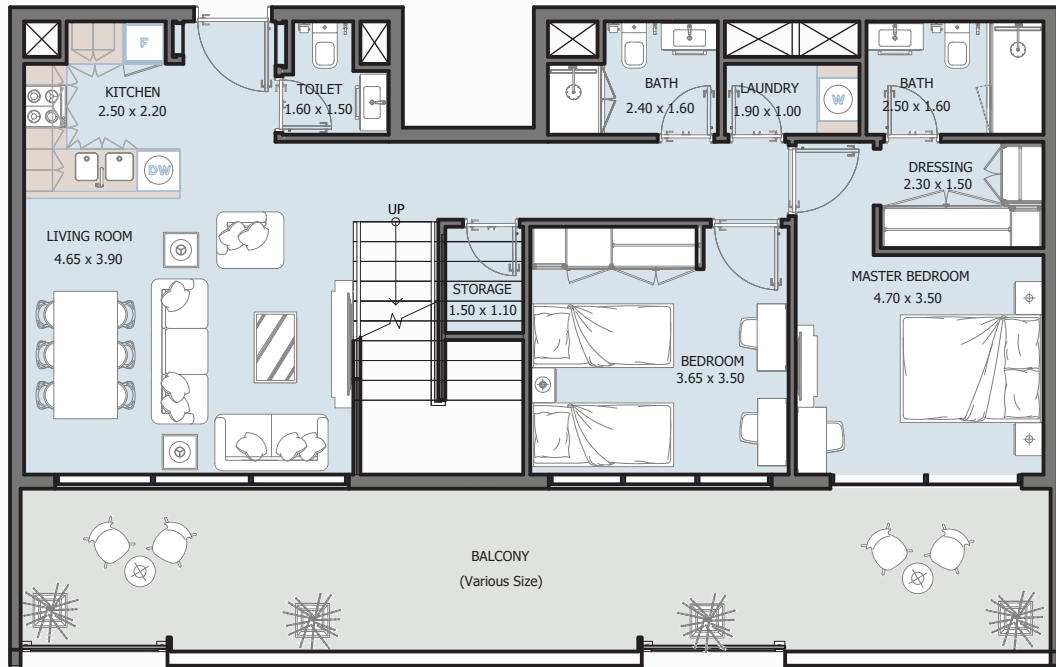
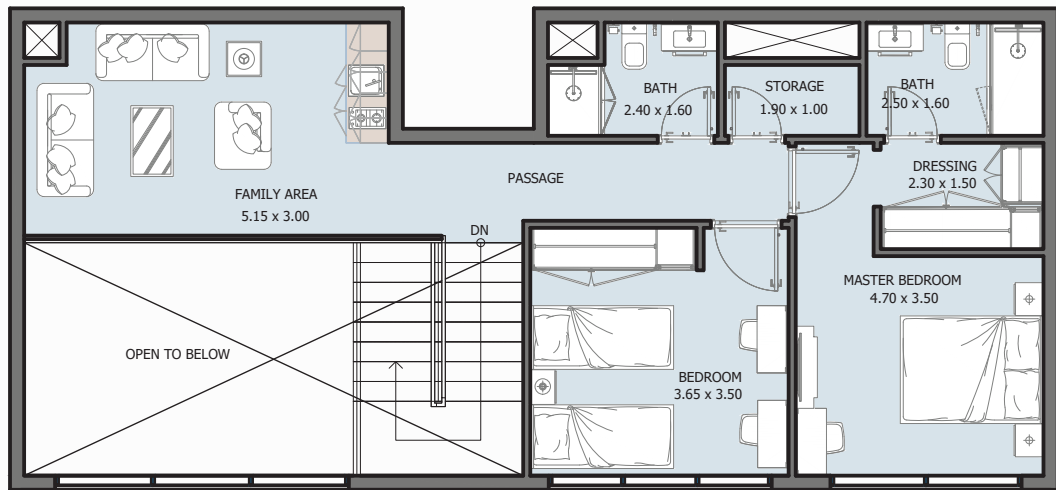
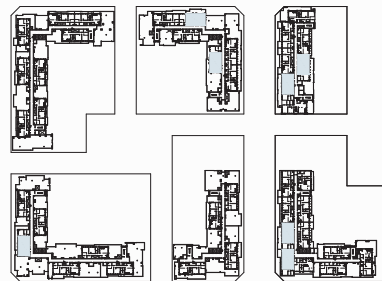


|               |                          |
|---------------|--------------------------|
| Internal Area | 1733 sq.ft               |
| Outdoor Area  | 220.88 to 2200.26 sq.ft  |
| Total Area    | 1953.88 to 3933.26 sq.ft |

4B PENTHOUSE

TYPE B

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



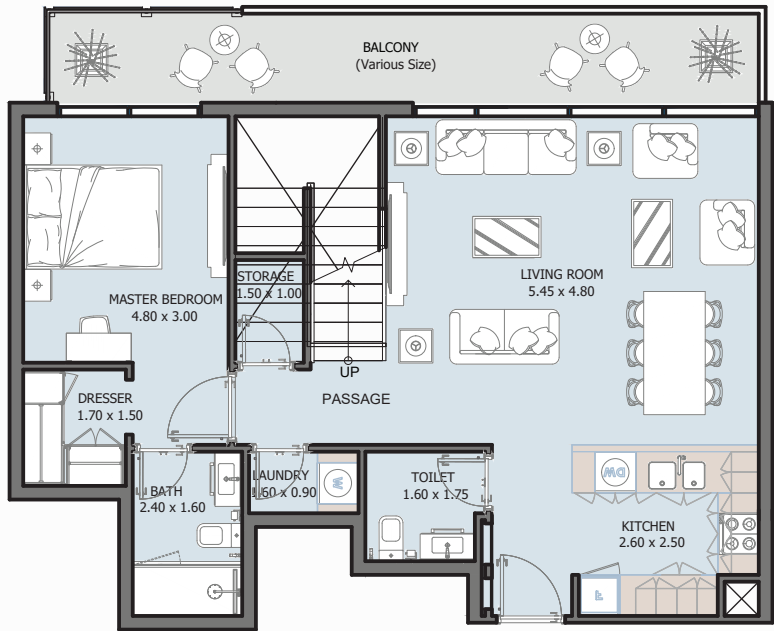
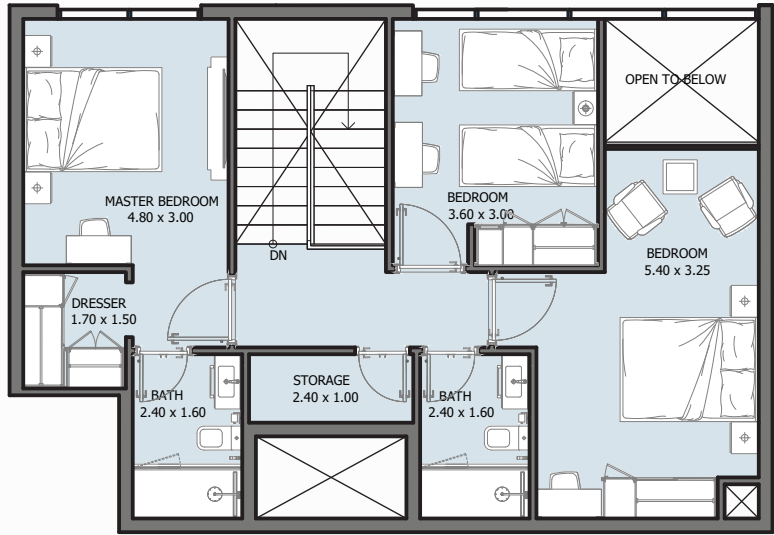
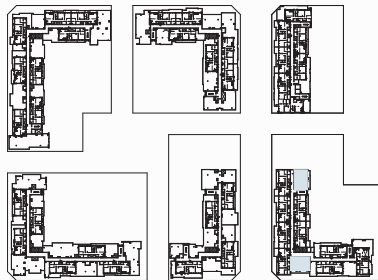
|               |                          |
|---------------|--------------------------|
| Internal Area | 1783.26 sq.ft            |
| Outdoor Area  | 239.60 to 2261.39 sq.ft  |
| Total Area    | 2022.86 to 4044.65 sq.ft |



4B PENTHOUSE

TYPE C

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

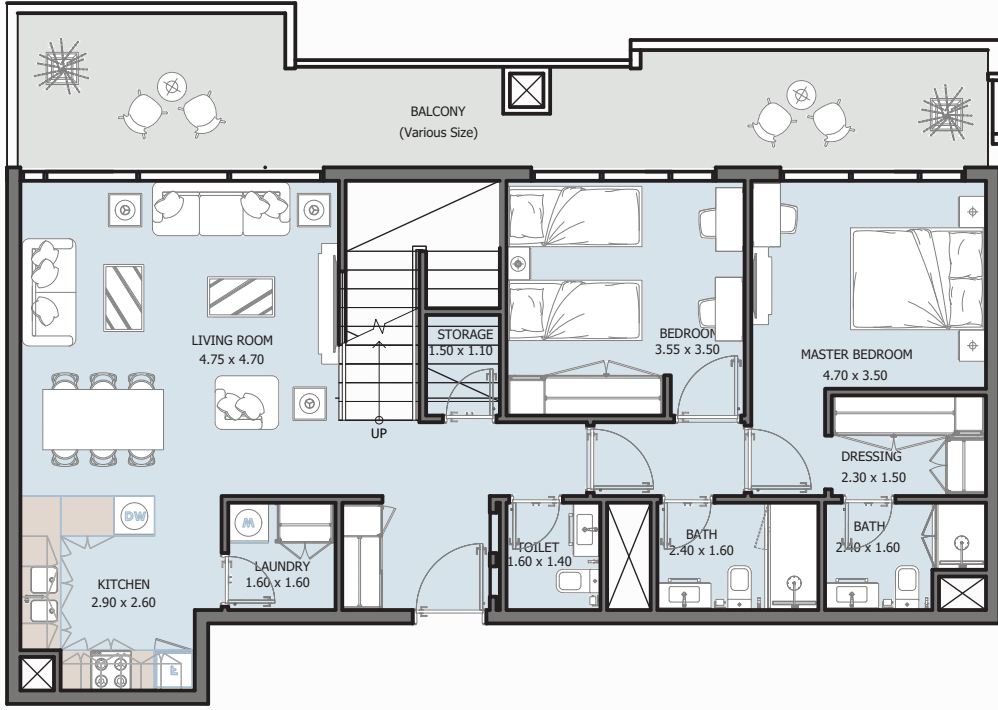
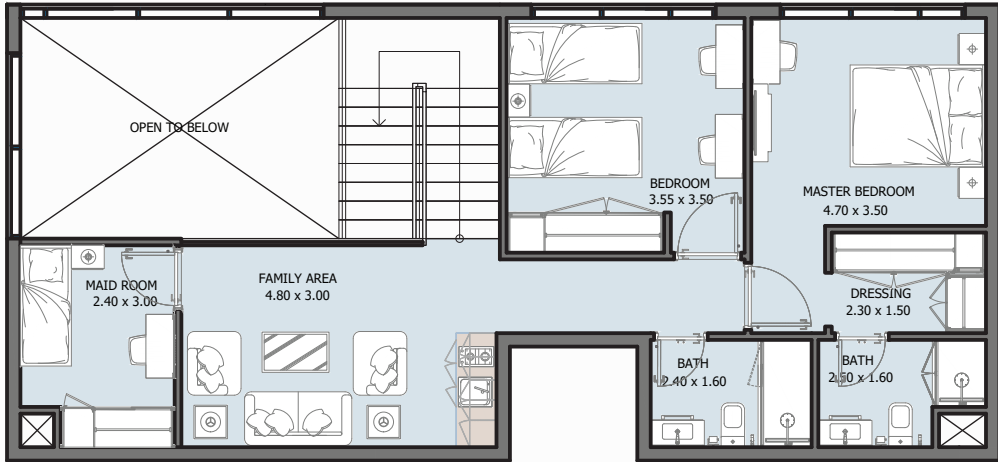
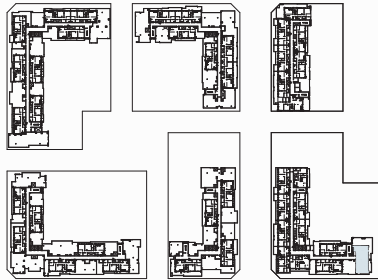


|               |                          |
|---------------|--------------------------|
| Internal Area | 1575.83 sq.ft            |
| Outdoor Area  | 180.51 to 506.33 sq.ft   |
| Total Area    | 1756.34 to 2082.12 sq.ft |

4B PENTHOUSE

TYPE D

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



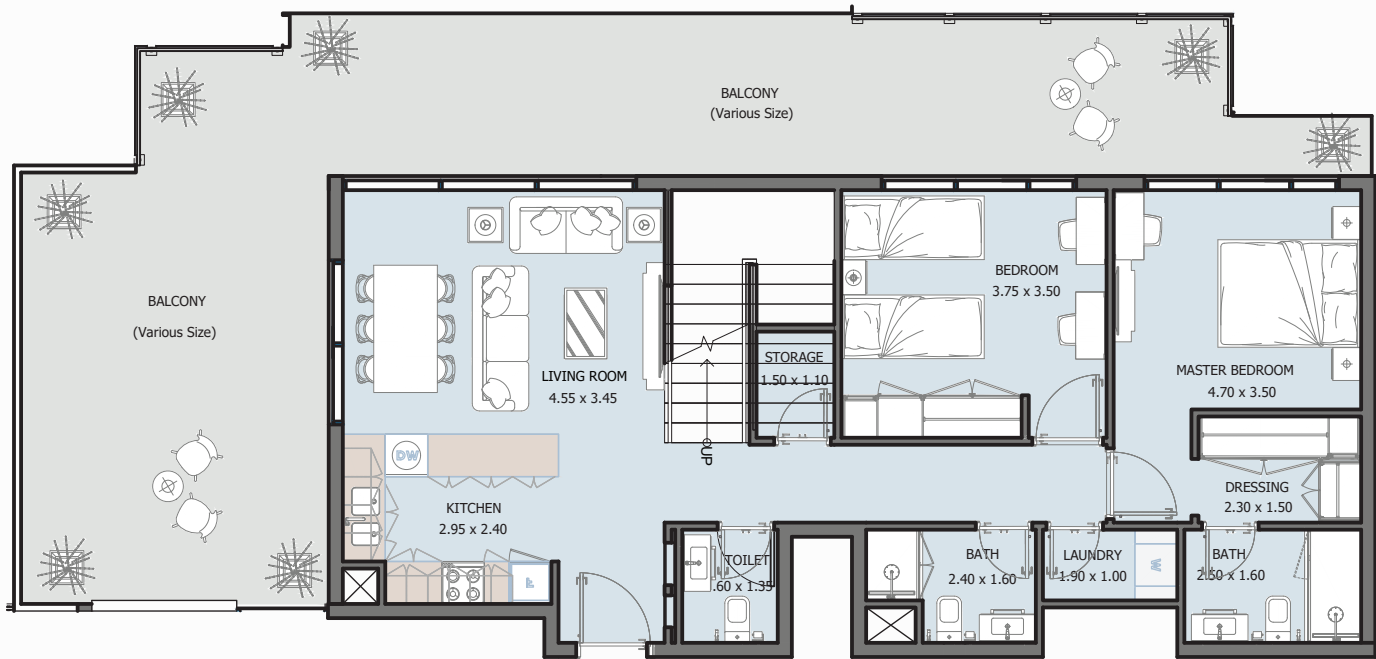
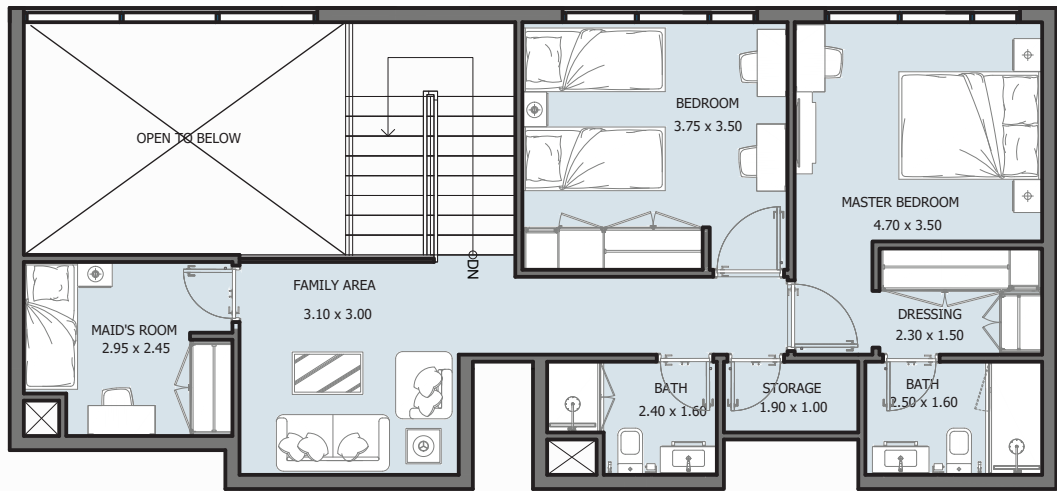
|               |               |
|---------------|---------------|
| Internal Area | 1840.20 sq.ft |
| Outdoor Area  | 1012.24 sq.ft |
| Total Area    | 2852.43 sq.ft |



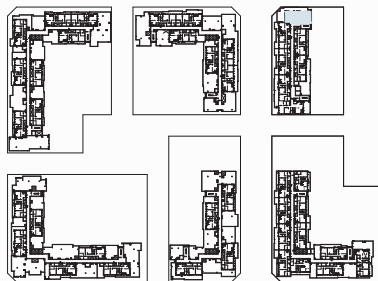
4B PENTHOUSE

TYPE E

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



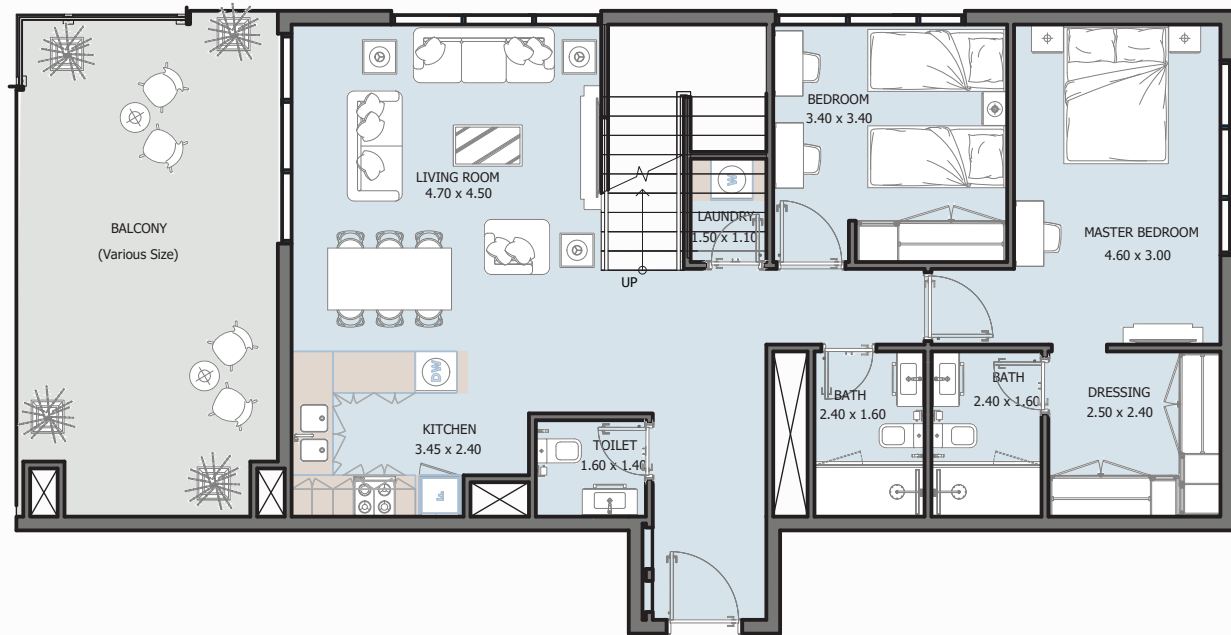
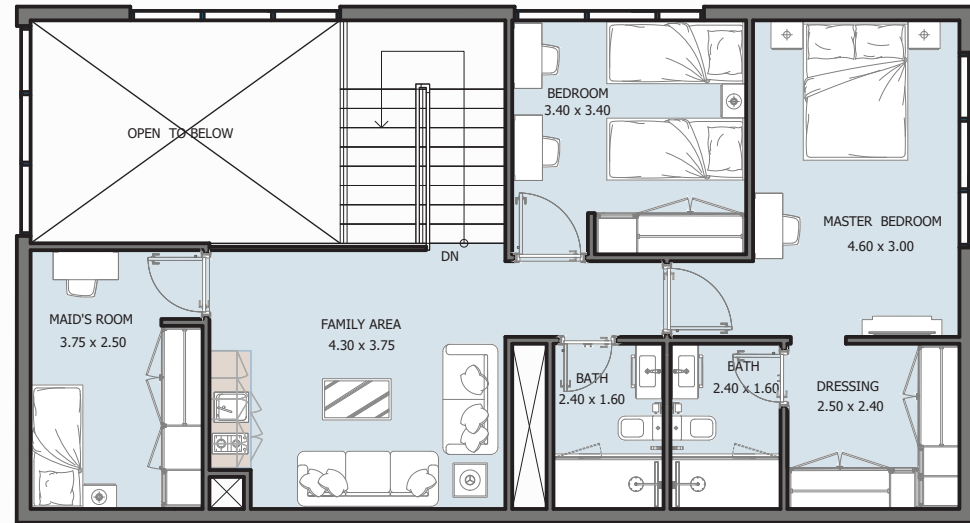
|               |               |
|---------------|---------------|
| Internal Area | 1781.21 sq.ft |
| Outdoor Area  | 731.73 sq.ft  |
| Total Area    | 2512.94 sq.ft |



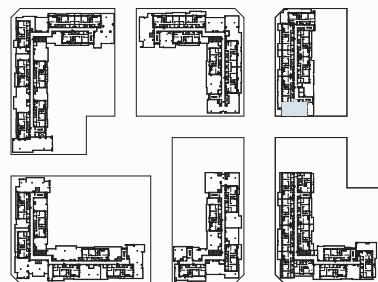
4B PENTHOUSE

TYPE F

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



|               |               |
|---------------|---------------|
| Internal Area | 1987.45 sq.ft |
| Outdoor Area  | 309.57 sq.ft  |
| Total Area    | 2297.02 sq.ft |

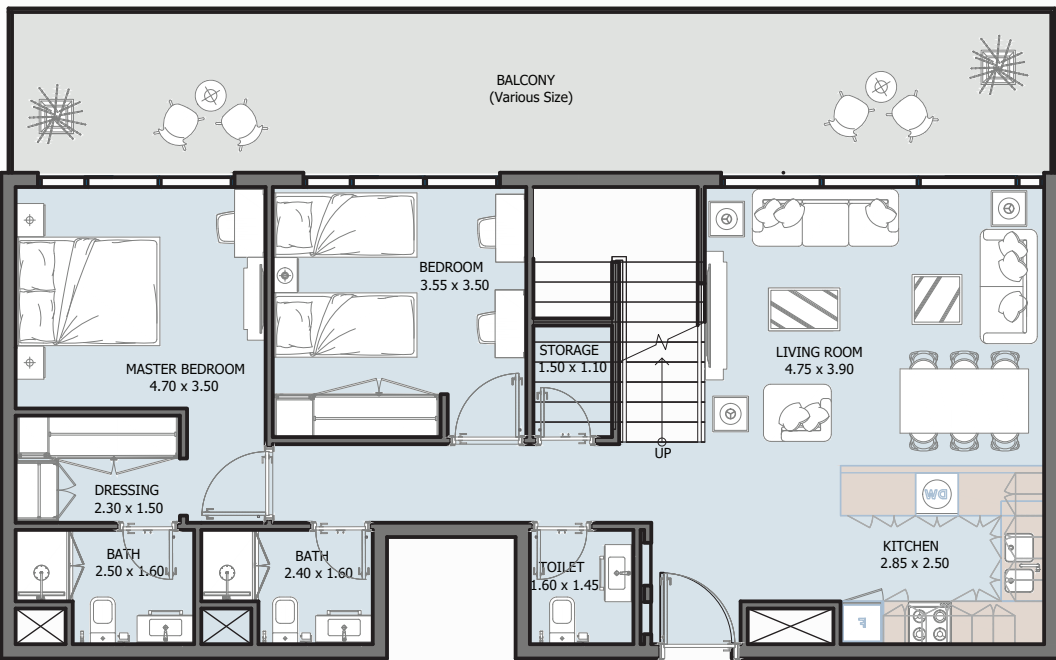
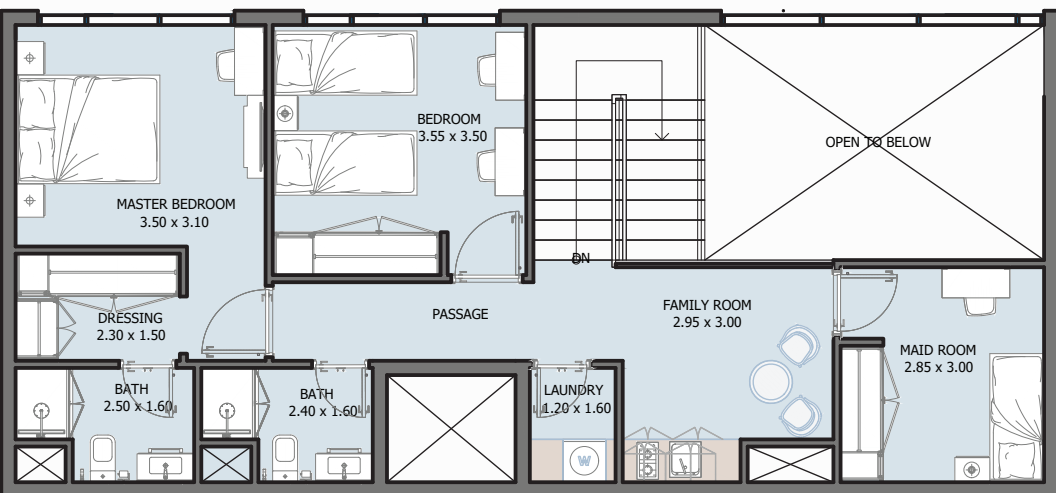
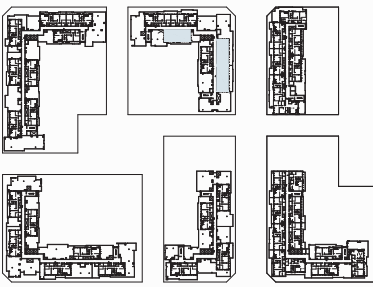




4B PENTHOUSE

TYPE G

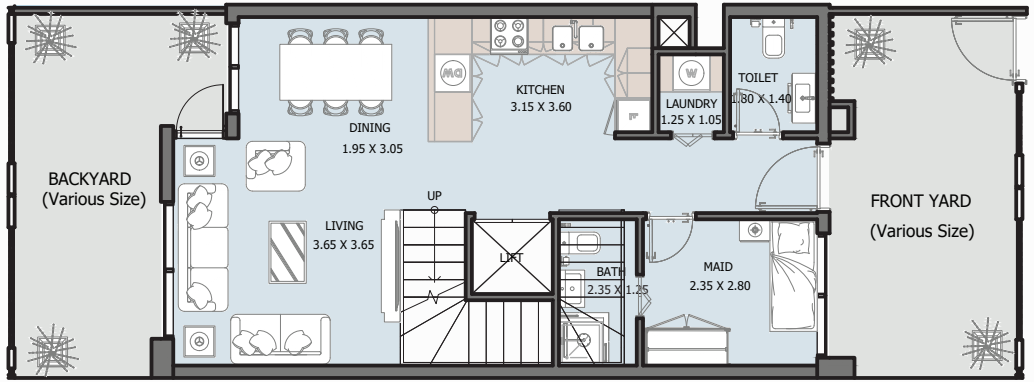
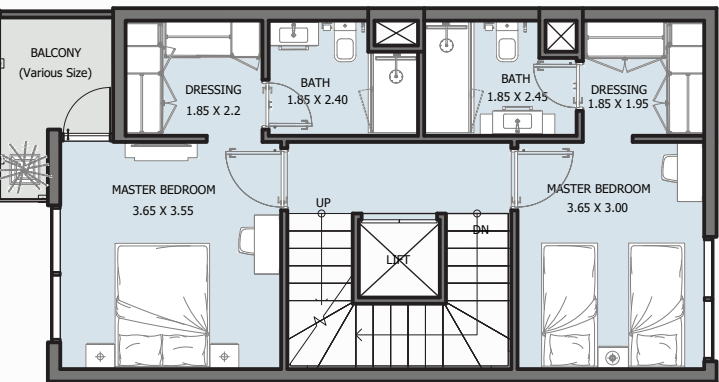
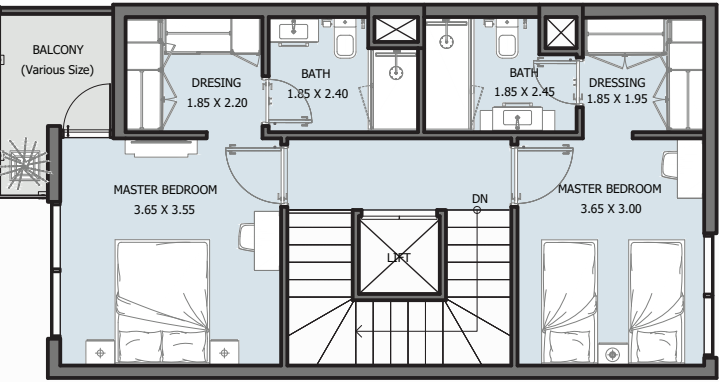
FROM 7<sup>ST</sup> FLOOR TO 8<sup>TH</sup> FLOOR



|               |                          |
|---------------|--------------------------|
| Internal Area | 1782.93 sq.ft            |
| Outdoor Area  | 271.16 to 339.05 sq.ft   |
| Total Area    | 2054.09 to 2121.98 sq.ft |

4B TOWNHOUSES

GROUND FLOOR



|               |                          |
|---------------|--------------------------|
| Internal Area | 1883.90 sq.ft            |
| Outdoor Area  | 429.48 to 1614.26 sq.ft  |
| Total Area    | 2313.38 to 3498.16 sq.ft |



