



Scotto Immobiliare

AGENCY — QUARTU S.ELENA

DOWNTOWN DUBAI — DUBAI

## Sobha Hartland II

€ 85.000.000

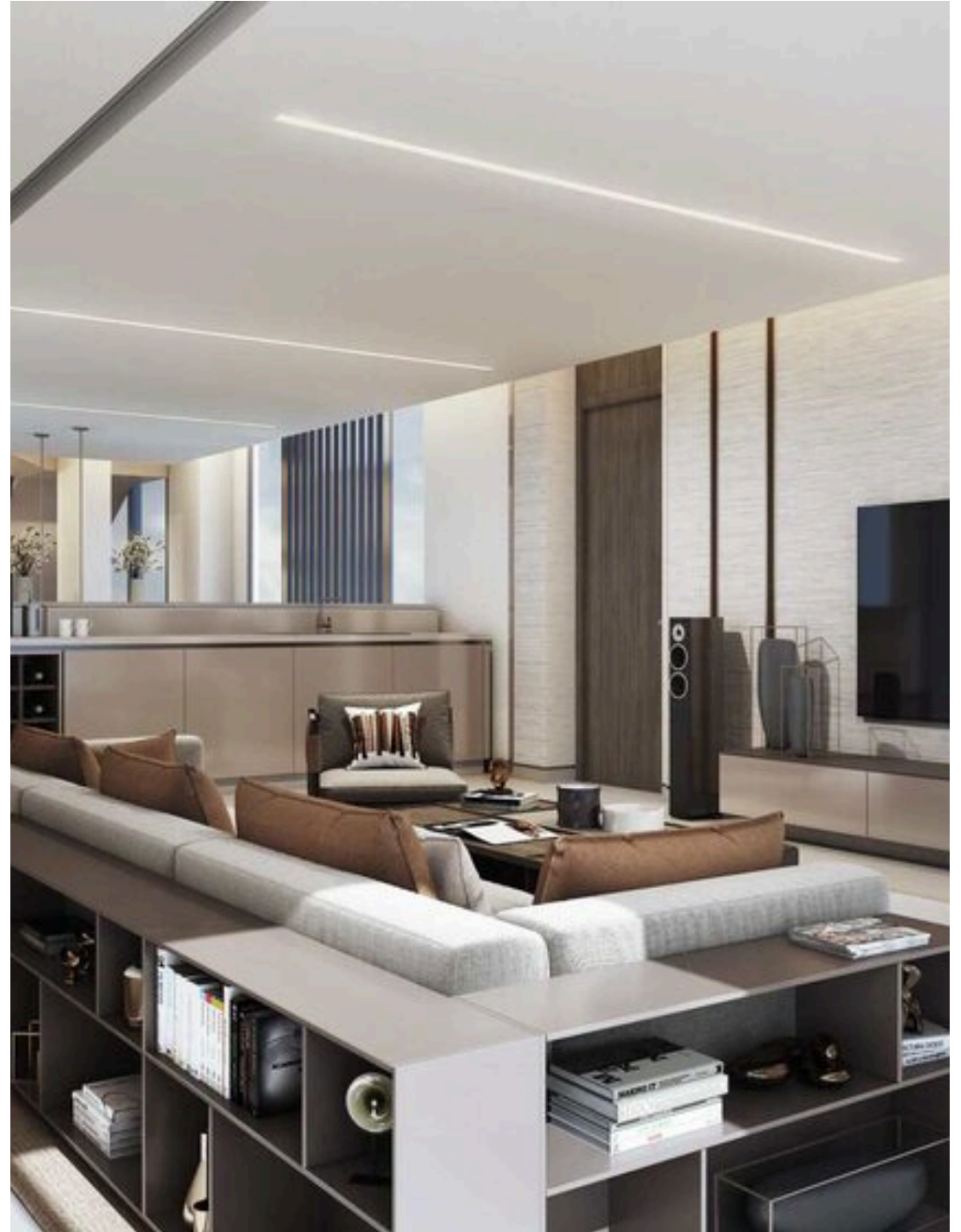
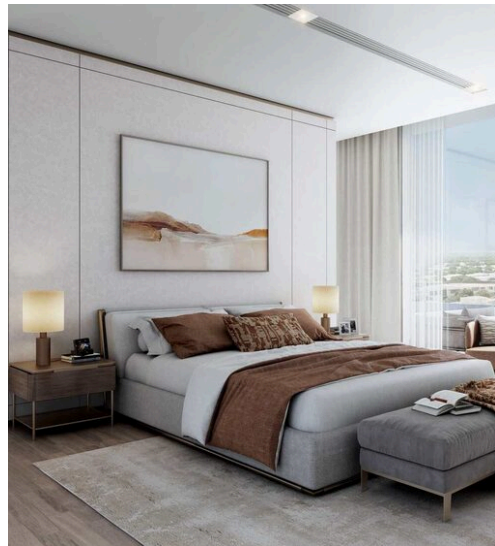
PRICE

2400 m<sup>2</sup>

SQUARE METRES

5

ROOMS



## DESCRIPTION

# Sobha Hartland II

In the beating heart of Dubai comes Sobha Hartland II, a next-generation waterfront community that redefines urban luxury. An 8-million-square-foot oasis nestled among crystal-clear lagoons, private beaches, green parks and architecture that blends contemporary design and nature. A prime location, just minutes from Downtown, ideal for those who want to live in a natural sanctuary without sacrificing proximity to the city's major cultural and financial hubs. Strategic location - close to everything that matters Minutes from Downtown Dubai - 15-20 min from Dubai International Airport - 5 min from Ras Al Khor Wildlife Sanctuary - 10 min from Meydan Racecourse - 12 min from Business Bay - 15 min from Burj Khalifa, Dubai Mall, Dubai Opera - 25 min from Palm Jumeirah A central and perfectly connected location, ideal for residents and investors. Sobha Hartland II offers a unique residential experience, where swimmable lagoons, private beaches, scenic boardwalks, landscaped parks and gardens, and Laguna Mall (new in-community shopping center) are blended

with elegant and sustainable architectural design. Housing Types: 13 Residential Towers High-end apartments with skyline views, lagoons and greenery, designed for a contemporary and refined lifestyle. Sobha Estates - Exclusive Villas A private gated community consisting of: 122 total villas only 9 still available 5- and 6-bedroom villas three levels + rooftop terrace covered parking and scenic entrance A very rare product for those seeking privacy, space and an elite natural setting. Amenities Premium Wellness & Relaxation Spa, sauna, steam Indoor & outdoor gym Infinity pools, cabanas, sun decks Yoga, zen garden, sensory garden Sports & Leisure Paddle tennis Squash & multi-sport court Golf simulator Jogging & cycling tracks Skate park, VR room Community & Entertainment 40-seat indoor cinema Open-air theatre & amphitheatre Party terrace, barbecue areas Boulevard with restaurants and cafes Work & Creativity Co-working spaces Outdoor workstations Art & music rooms Offices...

 **2400 m<sup>2</sup>**  
AREA

 **2**  
BATHROOMS

 **5**  
ROOMS

 **€ 85.000.000**  
PRICE



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## CONTACTS

### Book a visit

Contact us for more information  
or to schedule a viewing.



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