TIMEZ

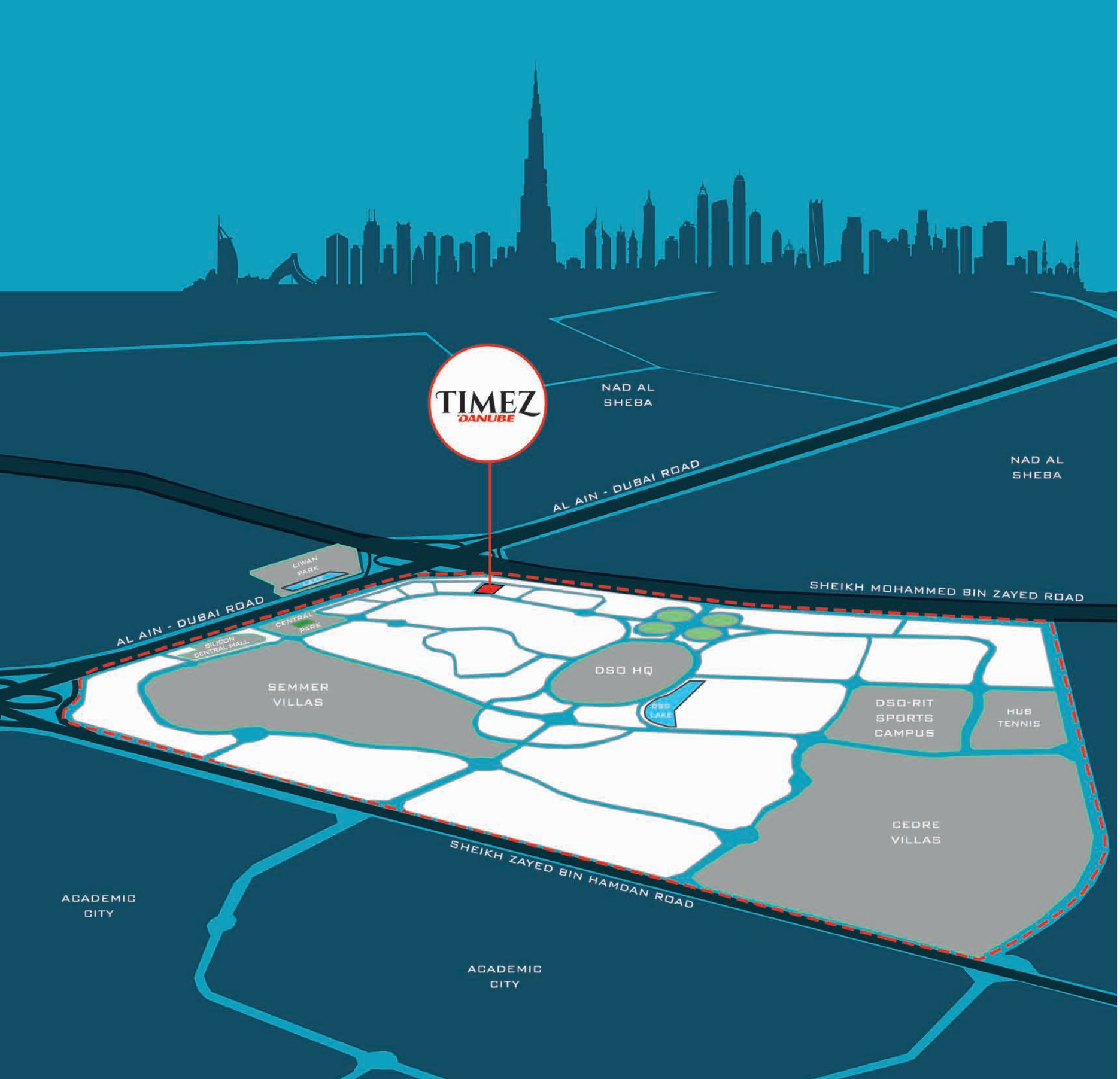
BY DANUBE

It’s Time To Own Your Dream Home

TIMEZ

BY DANUBE

DUBAI SILICON OASIS



Distances

Central Park	2 min
Silicon Central Mall	2 min
Al Ain - Dubai Road	2 min
Proposed Metro Station	3 min
Sheikh Mohammed Bin Zayed Road	2 min
DSO HQ	3 min
DSO Lake	4 min
DSO - RIT Sports Campus	5 min
Academic City	7 min
Global Village	8 min
Dubai Safari Park	10 min
Dubai Creek Harbour	11 min
Dubai Design District	11 min
Burj Khalifa	12 min
Dubai Mall	12 min
Mirdif City Centre	13 min
Mushrif Park	14 min
Dubai International Airport	15 min
Al Maktoum International Airport	20 min

WHY DUBAI?

- Safest City in the World
- Fastest Growing Economy
- High Capital Appreciation
- Ease of Investment
- Freehold Ownership
- 100% Tax Free Income
- Long-Term Golden Visa
- Worldwide Connectivity

WHY DANUBE PROPERTIES?

- **0%** Interest
- **1%** Per Month Payment Plan
- **74** Months Payment Plan
- High Return on Investment
- Timely Delivery
- Prime Location
- Luxury Furnishing
- 40+ Amenities

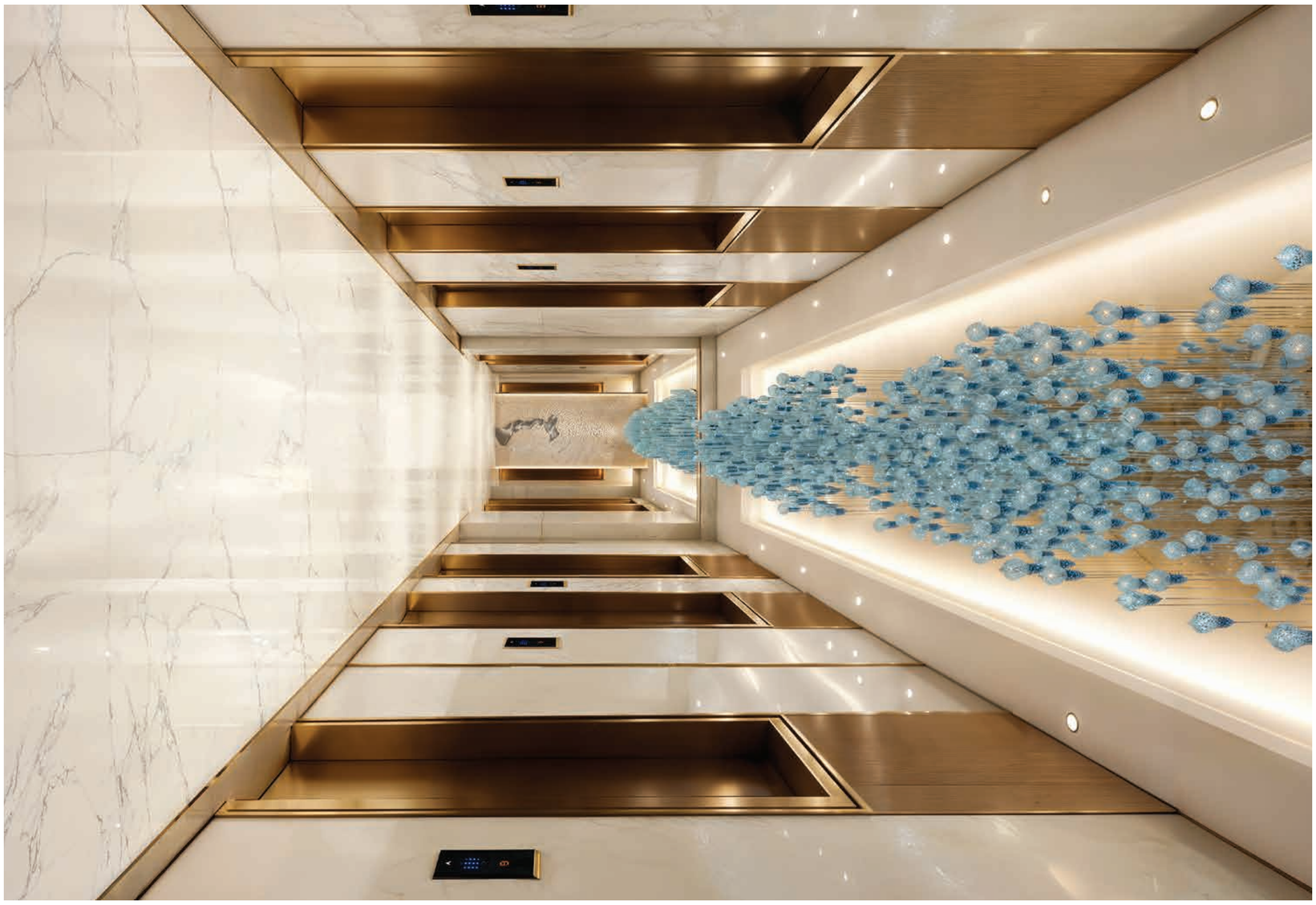
30 YEARS OF TRUST

The 1% Man

Rizwan Sajan
Founder & Chairman
Danube Group

Scan & Watch
The Complete Story

Step Into A World Of Sophistication



Convertible Apartments Transforms Studio to 1 BHK

Unique Convertible Apartments for Evolving Needs

Timeless Design and Modern Luxury

Let Elegance Take Center Stage In Your Kitchen

Private Pool In
Your Apartment

Indoor Gym

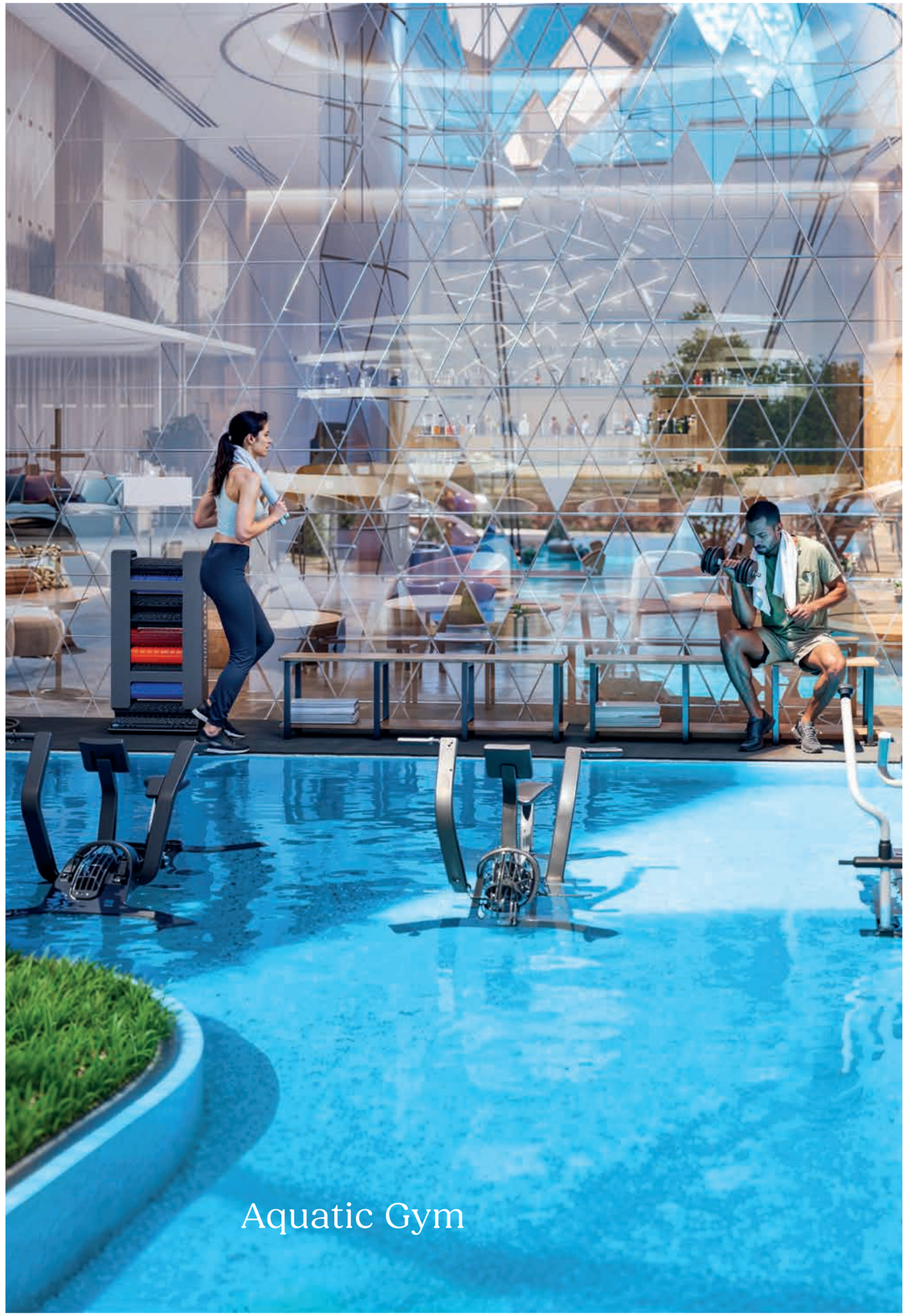
A Lifestyle Where
Luxury Blends With
Elegance And Comfort

Business Centre

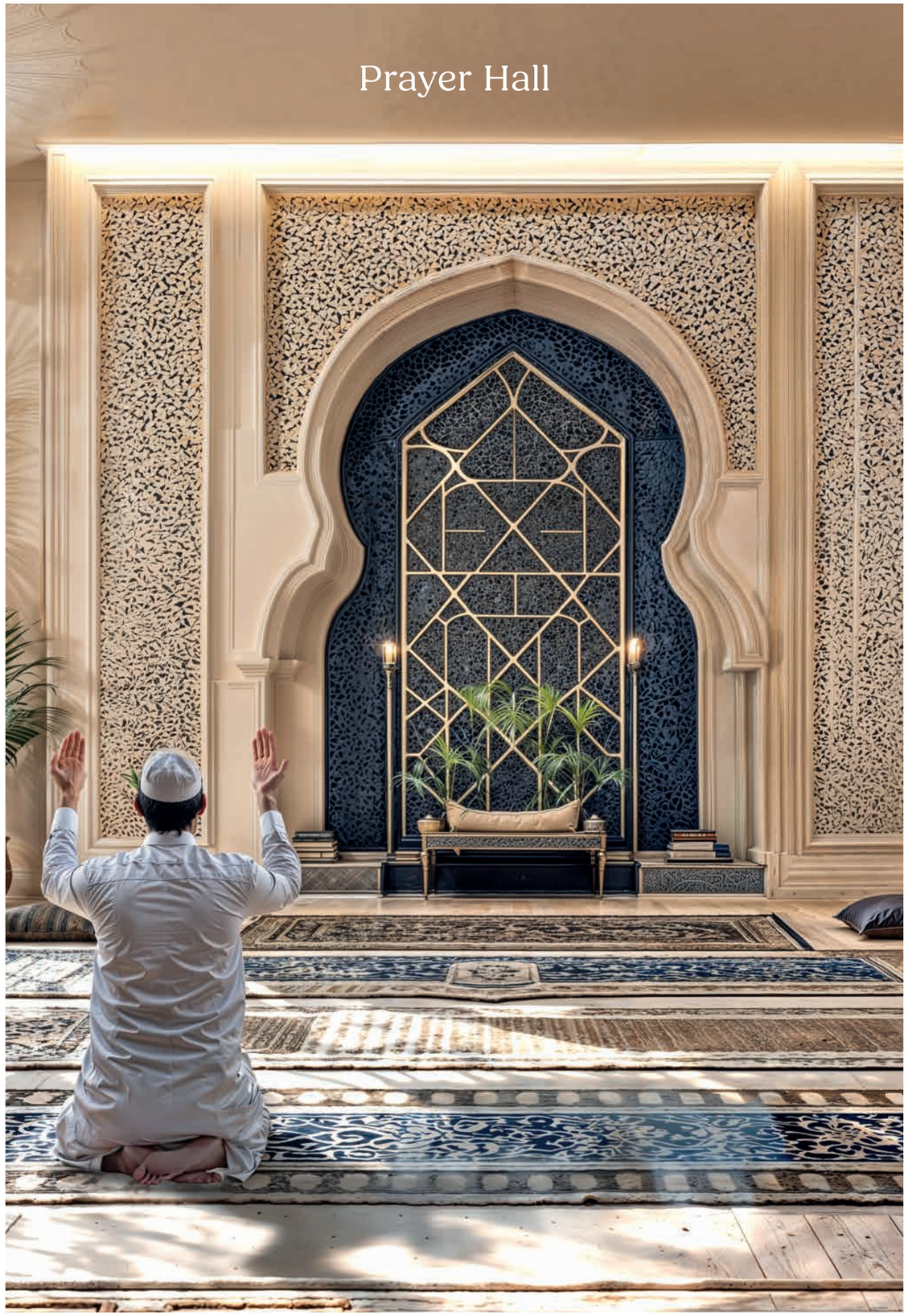
Cabana Seating

Library

Kid’s Daycare



Aquatic Gym



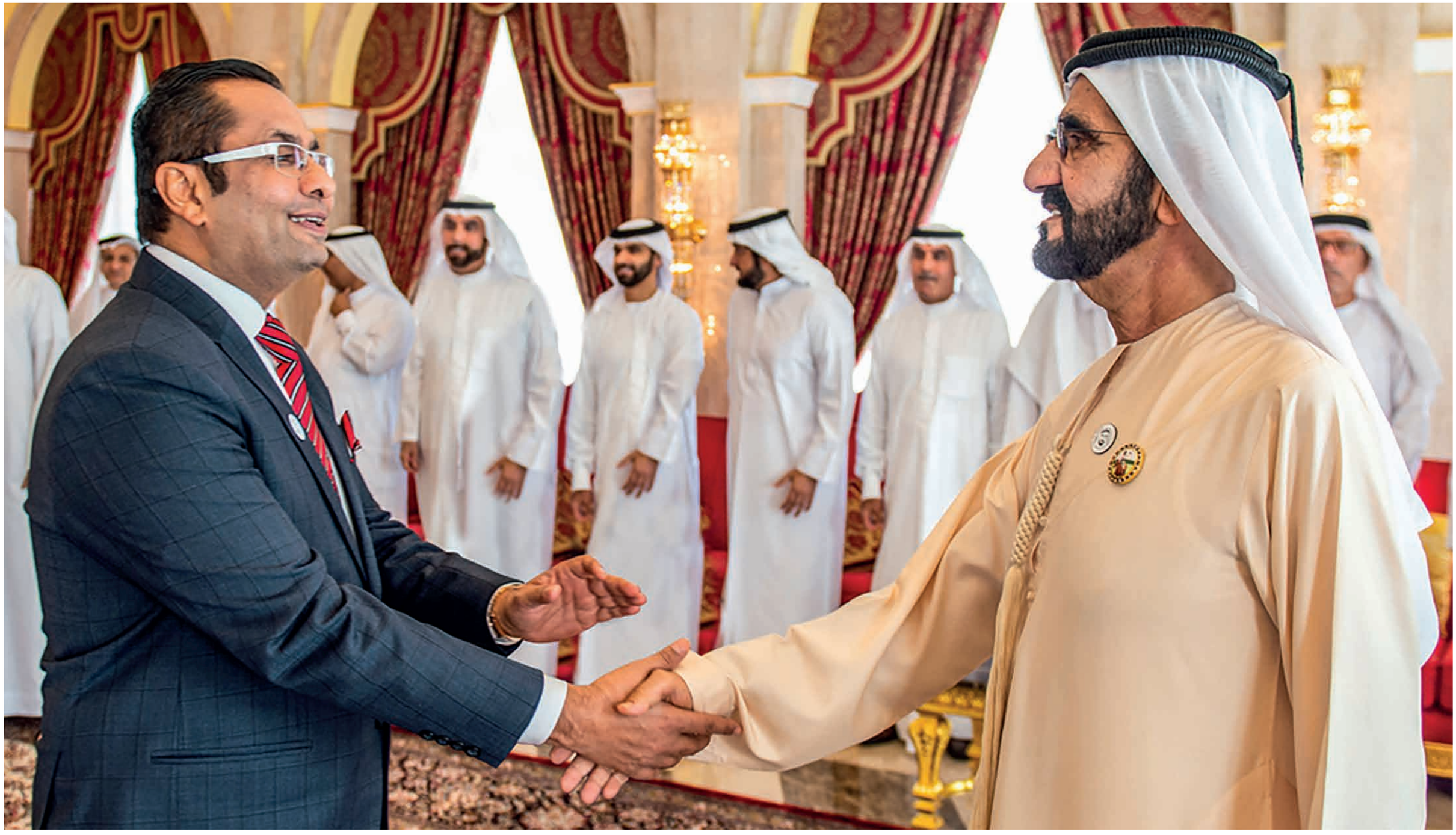
Prayer Hall

Kid’s Play Area

Amenities

1. Infinity Anticurrent Pool
2. Shallow Pool
3. Jacuzzi
4. Aquatic Gym
5. Kid’s Oasiz
6. Splash Pad
7. Rain Shower
8. Pool Deck
9. Health Bar
10. Japanese Garden
11. Infinity Garden
12. Open Air Cinema
13. Cabana Seating
14. BBQ Area
15. Family Seating
16. Outdoor Party Area
17. Indoor Party Area
18. Open Cigar Zone
19. Kid’s Play Area
20. Wall Climbing
21. Trampoline
22. Kid’s Daycare
23. Sand Pit
24. Paddle Court
25. Cricket Pitch
26. Basket Ball
27. Badminton Court
28. Chess Zone
29. Table Tennis Zone
30. Snooker
31. Yoga Deck
32. Karate/Zumba Area
33. Kick Boxing Ring
34. Joggers Arena
35. Outdoor Gym
36. Indoor Gym
37. Mini Golf
38. Doctor On Call
39. Library
40. Business Center
41. Male Prayer Room
42. Female Prayer Room
43. Male Changing Room
44. Female Changing Room
45. Spa & Therapy

Experience
Effortless
Connectivity



“The success and eminence of Danube began with a small trading enterprise as a dream, but today the dream has been transformed into reality.”

Rizwan Sajan
Founder & Chairman
Danube Group

“Innovation is the bridge that connects imagination with reality, and at Danube Properties, we are architects of tomorrow’s dreams, building today’s legacies.”

Adel Sajan
Managing Director
Danube Group

DANUBE
PROPERTIES

Dubai | Abu Dhabi | Muscat | Riyadh | Bahrain | London | China
Mumbai | New Delhi | Gurugram | Kochi | Hyderabad

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