

ALAYA
GARDENS

blissful
by nature



تلال الغاف
Tilal Al Ghaf



The Reserve
Grand Villa

FLOORPLAN

The Reserve Grand Villa (Type A)

Amenities

- Private home elevator
- 4 parking spaces
- Garage Door
- Outdoor Majlis
- His & Hers walk-in closets
- 3 staff rooms
- Fitted laundry room

4 Zen Sanctuary options:

- Heal
- Entertain
- Work
- Exercise

	Detached		Fused	
Internal Area	695 sq.m	7,485 sq.ft	697 sq.m	7,500 sq.ft
Garage	93 sq.m	1,006 sq.ft	94 sq.m	1,013 sq.ft
Balcony & Terrace	37 sq.m	399 sq.ft	37 sq.m	399 sq.ft
Total Area	826 sq.m	8,890 sq.ft	828 sq.m	8,912 sq.ft
Sky Suite Terrace Area	57 sq.m	619 sq.ft	57 sq.m	619 sq.ft
Gross Area	883 sq.m	9,509 sq.ft	885 sq.m	9,530 sq.ft

Ground Floor

Option 1: Detached

Total Area 395 sq.m / 4,250 sq.ft

Option 2: Fused

Total Area 397 sq.m / 4,271 sq.ft

First Floor

Total Area 289 sq.m / 3,106 sq.ft

Penthouse

Total Area 200 sq.m / 2,153 sq.ft



* Pergula applies to detached option



FLOORPLAN

The Reserve Grand Villa (Type B)

Amenities

Private home elevator
4 parking spaces
Garage Door
Outdoor Majlis
His & Hers walk-in closets
3 staff rooms
Fitted laundry room

4 Zen Sanctuary options:

Heal
Entertain
Work
Exercise

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The background is a deep teal color, overlaid with several large, overlapping leaf shapes. The leaves are rendered in a slightly lighter shade of teal, creating a layered, organic effect. The lighting is soft, highlighting the veins and edges of the leaves.

The Retreat
Grand Villa

FLOORPLAN

The Retreat Grand Villa (Type A)

Amenities

- Private home elevator
- 4 parking spaces
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4 Zen Sanctuary options:

- Heal
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- Work
- Exercise

	Detached		Fused	
Internal Area	580 sq.m	6,238 sq.ft	583 sq.m	6,274 sq.ft
Garage	70 sq.m	749 sq.ft	70 sq.m	748 sq.ft
Balcony & Terrace	49 sq.m	532 sq.ft	49 sq.m	532 sq.ft
Total Area	698 sq.m	7,518 sq.ft	702 sq.m	7,554 sq.ft
Sky Suite Terrace Area	59 sq.m	638 sq.ft	59 sq.m	638 sq.ft
Gross Area	758 sq.m	8,156 sq.ft	761 sq.m	8,192 sq.ft

Ground Floor

Option 1: Detached

Total Area 344 sq.m / 3,699 sq.ft

Option 2: Fused

Total Area 347 sq.m / 3,735 sq.ft

First Floor

Total Area 252 sq.m / 2,716 sq.ft

Penthouse

Total Area 162 sq.m / 1,741 sq.ft



* Pergula applies to detached option

Disclaimer: The plans, drawings, images, dimensions, area and all information provided herein are indicative, provided for illustrative purposes.

FLOORPLAN

The Retreat Grand Villa (Type B)

Amenities

- Private home elevator
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First Floor

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Penthouse

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* Solid roof applies to fused option





The Haven Select
Grand Villas

FLOORPLAN

The Haven Select Grand Villa (Type A)

Amenities

- Private home elevator
- 4 parking spaces
- Garage Door
- Outdoor Majlis
- His & Hers walk-in closets
- 3 staff rooms
- Fitted laundry room

4 Zen Sanctuary options:

- Heal
- Entertain
- Work
- Exercise

	Detached		Fused	
Internal Area	491 sq.m	5,283 sq.ft	510 sq.m	5,487 sq.ft
Garage	61 sq.m	658 sq.ft	62 sq.m	663 sq.ft
Balcony & Terrace	17 sq.m	183 sq.ft	17 sq.m	183 sq.ft
Total Area	569 sq.m	6124 sq.ft	588 sq.m	6,332 sq.ft
Sky Suite Terrace Area	53 sq.m	565 sq.ft	53 sq.m	565 sq.ft
Gross Area	621 sq.m	6,689 sq.ft	641 sq.m	6,897 sq.ft

Ground Floor

Option 1: Detached

Total Area 299 sq.m / 3,220 sq.ft

Option 2: Fused

Total Area 319 sq.m / 3,430 sq.ft



First Floor

Total Area 182 sq.m / 1,954 sq.ft



* Pergula applies to detached option

Penthouse

Total Area 141 sq.m / 1,515 sq.ft



FLOORPLAN

The Haven Select Grand Villa (Type B)

Amenities

- Private home elevator
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The Haven
Grand Villas

FLOORPLAN

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4 Zen Sanctuary options:

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	Detached		Fused	
Internal Area	425 sq.m	4,570 sq.ft	417 sq.m	4,485 sq.ft
Garage	71 sq.m	762 sq.ft	71 sq.m	762 sq.ft
Balcony & Terrace	17 sq.m	180 sq.ft	17 sq.m	180 sq.ft
Total Area	512 sq.m	5,512 sq.ft	504 sq.m	5,427 sq.ft
Sky Suite Terrace Area	45 sq.m	481 sq.ft	45 sq.m	481 sq.ft
Gross Area	557 sq.m	5,993 sq.ft	549 sq.m	5,908 sq.ft

Ground Floor

Option 1: Detached

Total Area 263 sq.m / 2,834 sq.ft

Option 2: Fused

Total Area 256 sq.m / 2,751 sq.ft

First Floor

Total Area 168 sq.m / 1,810 sq.ft

Penthouse

Total Area 125 sq.m / 1,349 sq.ft



* Pergola applies to detached option



FLOORPLAN

The Haven Grand Villa (Type B)

Amenities

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Total Area 125 sq.m / 1,349 sq.ft



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Zen Sanctuary

FLOORPLAN DETACHED

The Reserve | The Retreat | The Haven Select | The Haven Zen Sanctuary

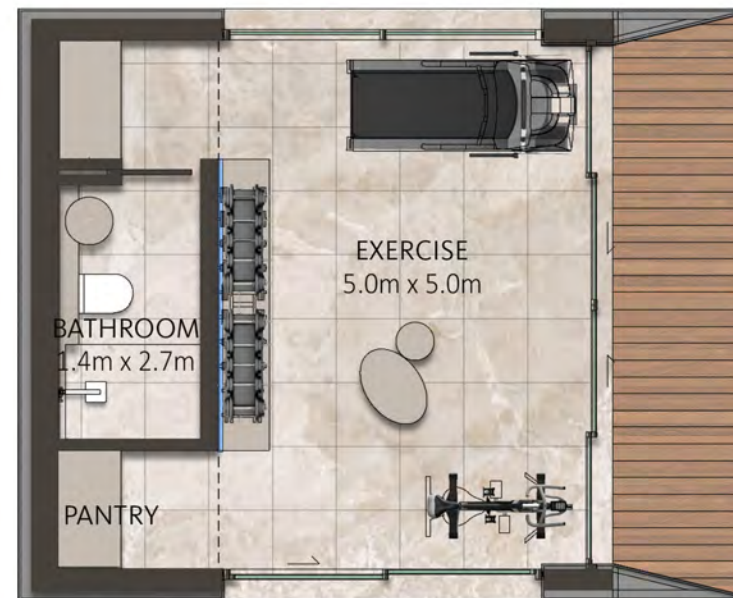
Select from 4 options:

Heal Internal Area 25 sq.m / 269 sq.ft

Exercise Internal Area 25 sq.m / 269 sq.ft

Entertain Internal Area 25 sq.m / 269 sq.ft

Work Internal Area 25 sq.m / 269 sq.ft



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FLOORPLAN FUSED

The Reserve | The Retreat Zen Sanctuary

Select from 4 options:

Heal

Internal Area 25 sq.m / 269 sq.ft



Exercise

Internal Area 25 sq.m / 269 sq.ft



Entertain

Internal Area 25 sq.m / 269 sq.ft



Work

Internal Area 25 sq.m / 269 sq.ft



FLOORPLAN FUSED

The Haven Select Zen Sanctuary

Select from 4 options:

Heal

Internal Area 40 sq.m / 430 sq.ft



Exercise

Internal Area 40 sq.m / 430 sq.ft



Entertain

Internal Area 40 sq.m / 430 sq.ft



Work

Internal Area 40 sq.m / 430 sq.ft



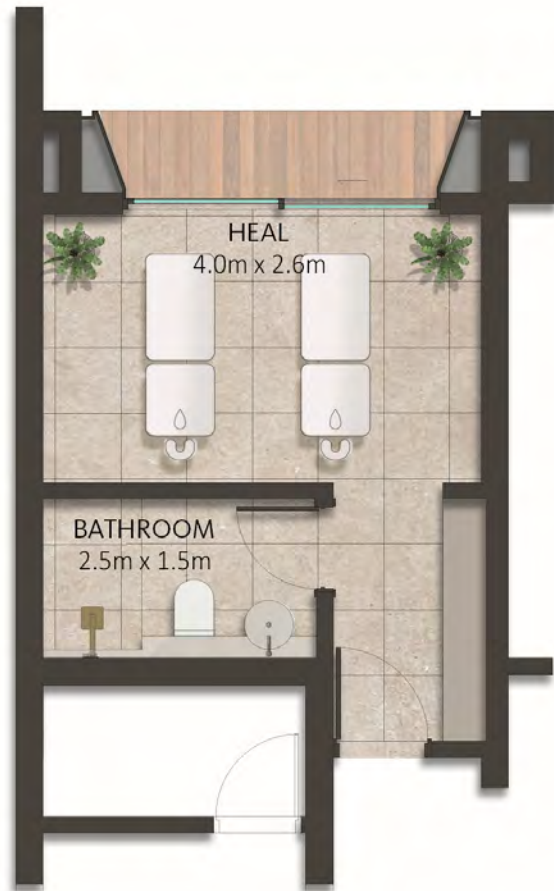
FLOORPLAN FUSED

The Haven Zen Sanctuary

Select from 4 options:

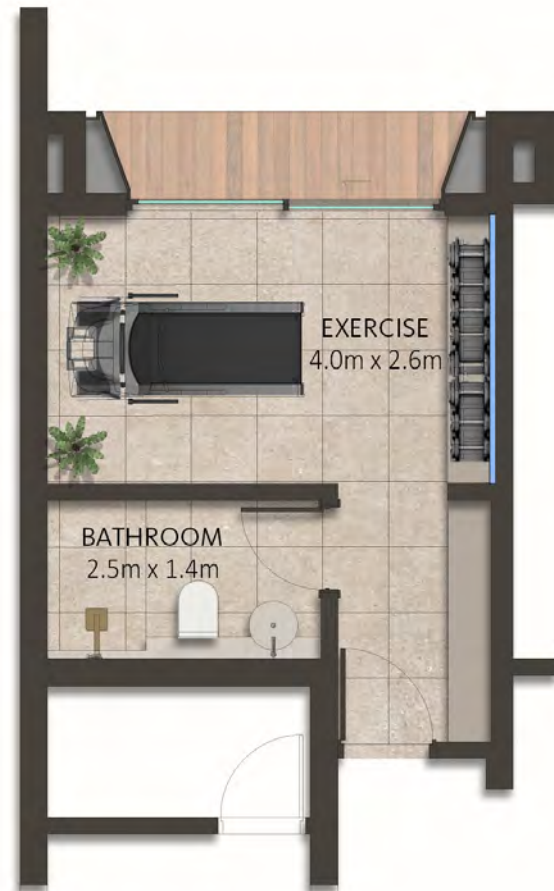
Heal

Internal Area 17 sq.m / 183 sq.ft



Exercise

Internal Area 17 sq.m / 183 sq.ft



Entertain

Internal Area 17 sq.m / 183 sq.ft



Work

Internal Area 17 sq.m / 183 sq.ft



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