MAJARA

LUXURY REAL ESTATE L.L.C

BINGHATTI HILLCREST

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بن غاطي
BINGHATTI

A Legacy of Architectural Artistry

Binghatti Holding Limited is a vertically integrated real estate developer founded in 2008 with roots as a contractor before transitioning into full-scale development. Leveraging in-house design, development, construction and delivery capabilities, the Group stands out as one of Dubai's most avant-garde private developers, operating across the full market spectrum from affordable housing to ultra luxury branded residences.

With a total portfolio exceeding 80 projects valued at over AED 80 billion, Binghatti has delivered more than 50 projects to date and maintains a robust pipeline of approximately 30 million square footage of sellable area.

Binghatti delivers across the housing ladder from affordable and mid-market homes to premium and ultra luxury branded residences differentiating itself through design led products, branded collaborations and a consistent focus on customer outcomes. The developer's contractor heritage underpins its operational agility and ability to scale across segments.

Sustainability is embedded across Binghatti's developments through energy efficient technologies, responsible materials selection and long-term value creation strategies that enhance returns for stakeholders and liveability for residents.

Founded on contractor roots and built around a vertically integrated model, Binghatti Holding continues to expand its real estate portfolio to meet growing market demand, delivering quality projects across every market tier while prioritising design, delivery excellence and sustainable outcomes.

Binghatti Hillcrest —

Safety, spaciousness, scenery.
A community in balance.

A New Geometry of Grounding

Hillcrest offers a thoughtfully designed low-rise residence that feels grounded and calm. Its flowing shape allows ample natural light and opens toward the green spaces of the neighbourhood. With modern design, expansive windows and clean lines, it creates a lifestyle that is more connected to nature. It's a place perfectly balanced between energy and peace.

The Architecture of Equilibrium

More than ever, there is an imperative for Equilibrium. This is the precise, rare balance between city energy and private stillness. Hillcrest is a place of balance, where the energy of the city meets peaceful calm. Rising above the quiet horizon of Arjan, its gentle curved design stands apart from the straight lines around it.

ABOUT

HILLCREST

Hillcrest is a five-story residence in Arjan, designed around modern, family-focused living. It features over 322 well-planned units. The development is set on a spacious plot that promises both comfort and convenience. It also includes 28 exclusive retail shops on the ground floor.

Crafted with Precision, Designed to Inspire

Hillcrest is a testament to Binghatti's uncompromising standards of quality and craftsmanship. We embrace energy-efficient building practices and utilise sustainable, high-end materials throughout. Each residence is a reflection of lightness and grace. It's an intentional environmental balance, with enduring value that will define your home for years to come.

In this city, composure
reigns supreme.
The strategic placement of
self, the calculated stillness.

THIS IS EQUILIBRIUM

The Art of Quiet Luxury

Step into a life where the pace is measured and the focus is on family. Hillcrest is designed to nurture a quiet confidence. It is an environment in the flow of family life - flourishing and well-lived. Your lifestyle shifts from the rush to the richness of your privacy. The quiet echo of laughter and the gentle rustle of leaves replace the weight of the city.

Connected to the City, Grounded in Ease

Hillcrest offers effortless connectivity to every corner of Dubai. The location provides quick access to major road networks: Sheikh Mohammed Bin Zayed Road, Shaikh Zayed Road, Umm Suqeim Road and Hessa Street. Key areas such as Dubai Hills, Dubai Science Park and Motor City are minutes away. The area is further well-positioned for future growth, with Metro expansions and infrastructure upgrades enhancing connectivity and property value.

A life ideally connected
and perfectly contained.
Measured in its pace,
Strong in its connections,
Elegant in its convenience.

Project Facts

Property Type
Residential & Retail

Plot Area
11090.47 SQM/119376.85 SQFT

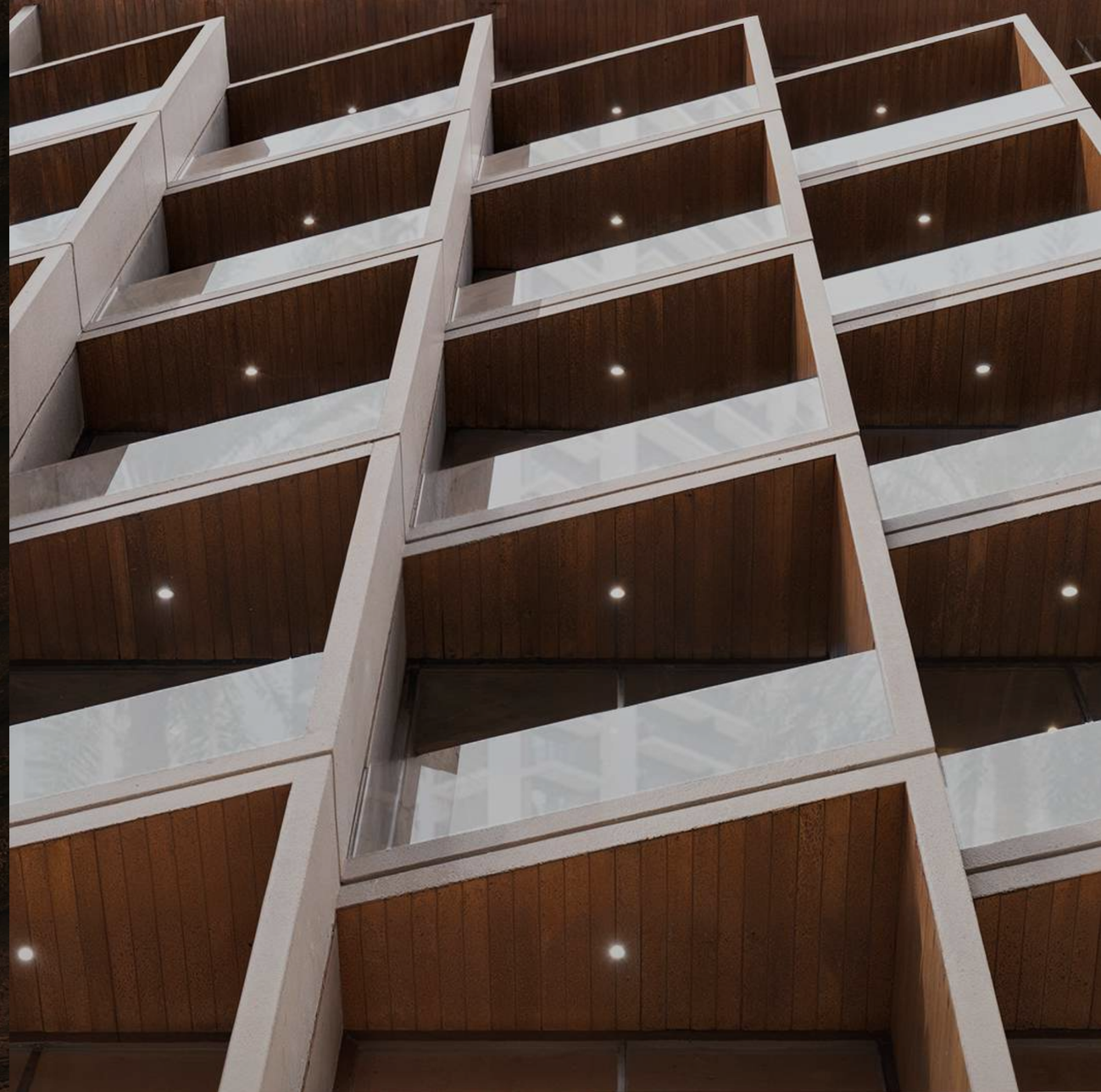
Description
B + G + 4 RESIDENTIAL FLOORS + ROOF

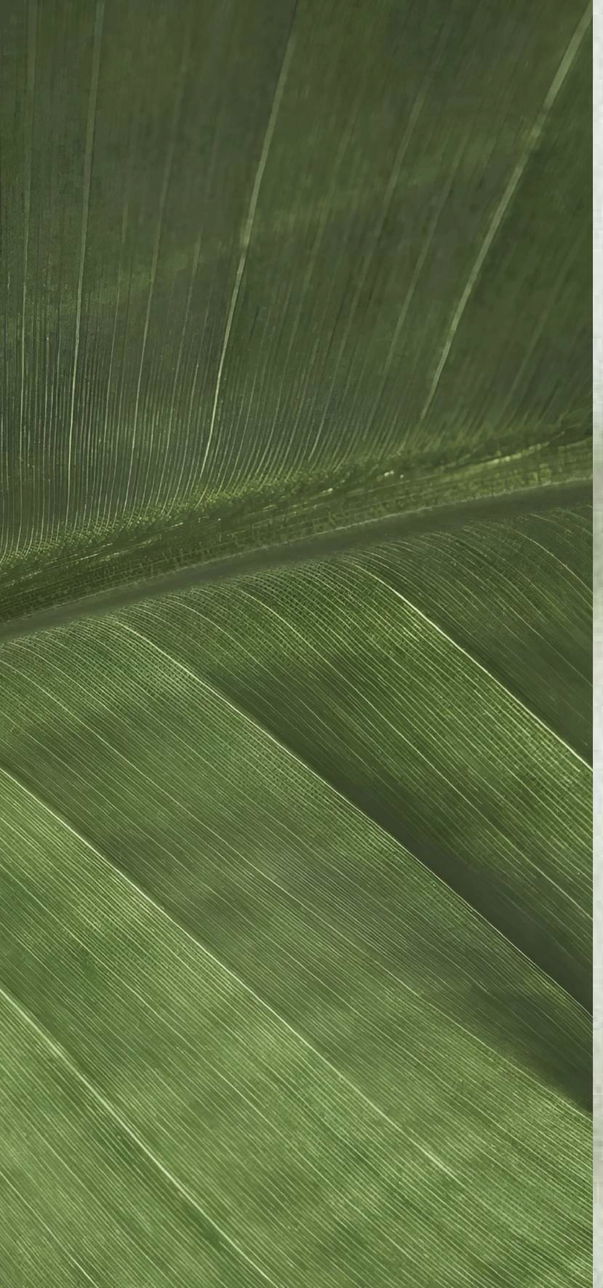
Number of Units
Studio Apt. 180
1-Bed Apt. 138
2-Bed Apt. 04

TOTAL RESIDENTIAL UNITS: 322
RETAIL SHOPS (Ground Floor): 28

Design Details

The building features a distinct curved facade engineered to maximise natural sunlight and enhance the connection to the surroundings. This low-rise design choice delivers unique exclusivity and sense of community.





Elevated Living,
— Tailored Excellence.

Embrace a life of unparalleled comfort and convenience. Every need is anticipated through our exclusive concierge services. Binghatti Bespoke services further elevate your living experience, ensuring every detail of your home life is precisely tailored.

BINGHATTI

Amenities

- Yoga Area
- Adult pool
- Kids pool
- Jogging Track
- Kids play area
- Sunken seating
- Green Spaces
- Seating areas

Unmatched Materiality, Intelligent Comfort

Residences feature sophisticated interiors with curated finishes and intelligent technology. Every detail, from sustainable, high-end materials to bespoke finishes, ensures a deep sense of sophistication. Smart home features and AI-driven tech provide seamless living and efficiency. This is paired with dedicated safety measures, including 24/7 security and advanced surveillance systems.

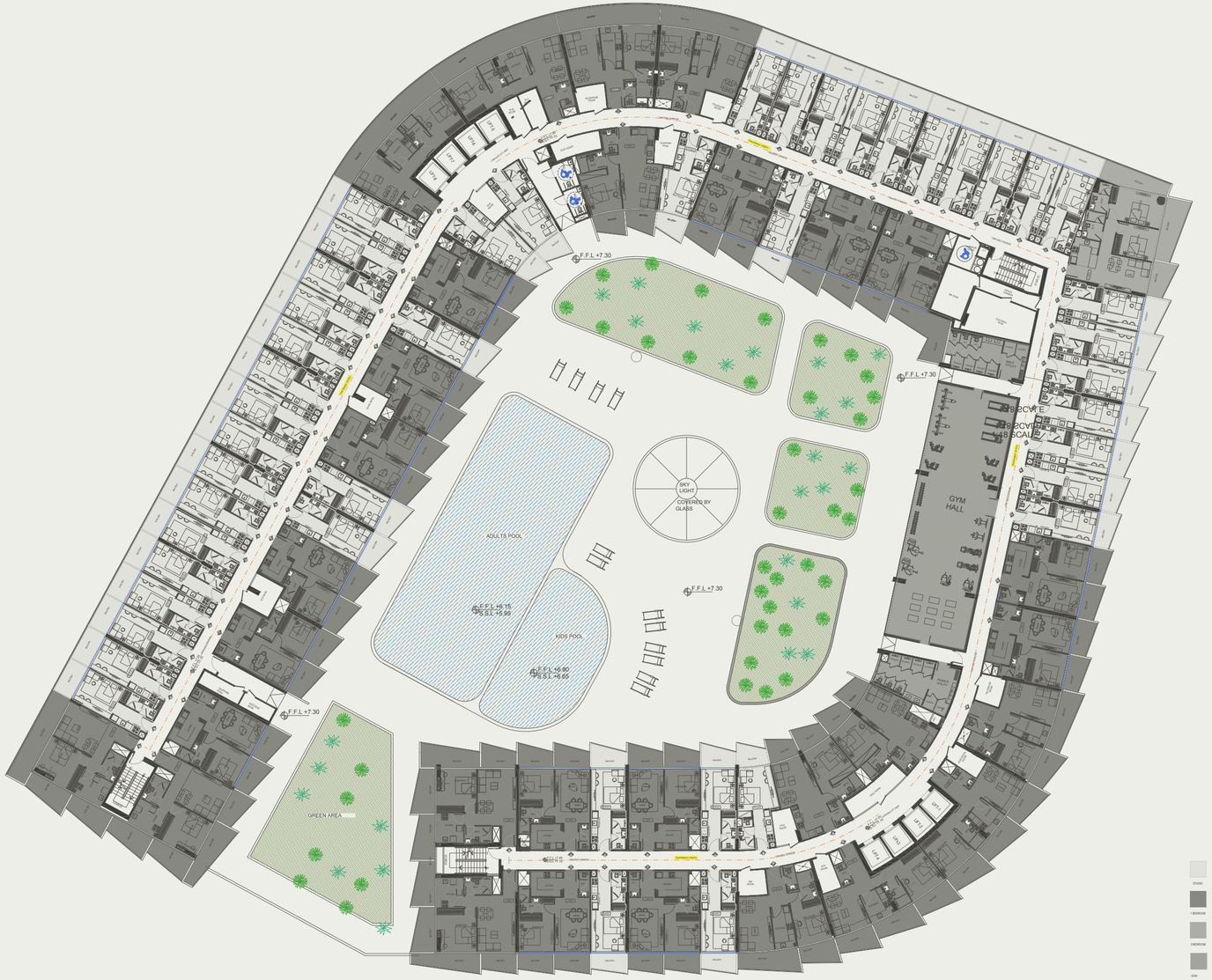
A World of Family Wellness and Leisure

Hillcrest features a comprehensive range of amenities designed for family wellness and thoughtful leisure. The adult pool and dedicated aquatic areas like the kids pool and aqua joy provide safe, cool fun for even the youngest residents. Childhood flourishes within the creative kids play area. The community offers extensive opportunities for fitness and vitality: A dedicated jogging track, a quiet yoga area and ample green spaces with walkways and benches. The central family sitting zone provides an ideal space for shared, cherished moments.

FLOOR PLAN

Ground Floor
Floor Plan

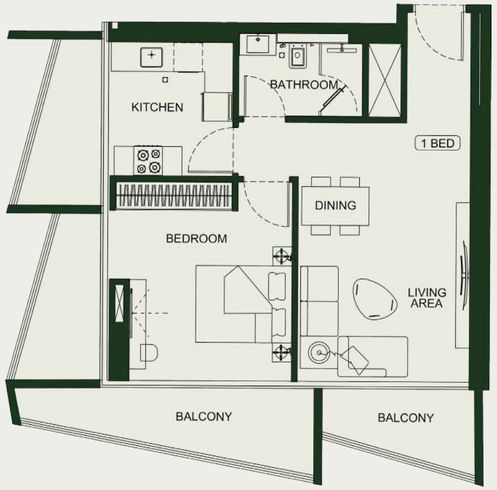
TYPICAL FLOOR PLAN



1ST FLOOR PLAN

1 BEDROOM TYPE 01

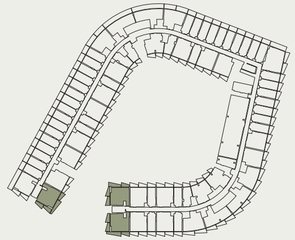
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	54.73 m²	589 ft²
BALCONY AREA	12.90 m²	139 ft²
TOTAL UNIT AREA	67.63 m²	728 ft²

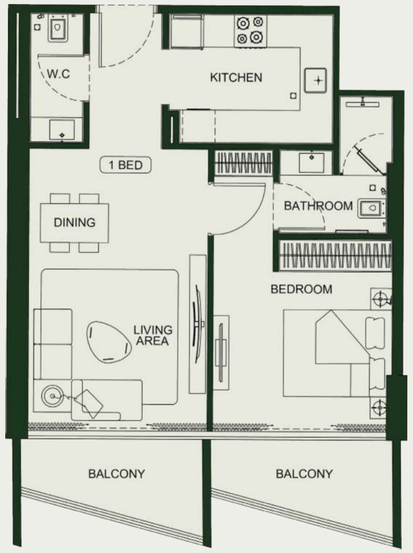
FLAT DESIGN COMPONENTS

BATHROOM	5 m²	KITCHEN	7 m²
BEDROOM	15 m²	CORRIDOR	6 m²
LIVING & DINING	15 m²	FOYER	3 m²



1 BEDROOM TYPE 02

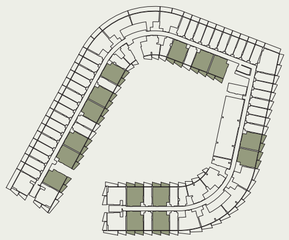
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	53.07 m²	571 ft²
BALCONY AREA	11.00 m²	119 ft²
TOTAL UNIT AREA	64.07 m²	690 ft²

FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	7 m²
BEDROOM	13 m²	CORRIDOR	4 m²
LIVING & DINING	17 m²	W.C	3 m²



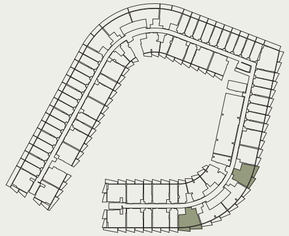
1 BEDROOM TYPE 03

BINGHATTI - HILLCREST

AREA	SQ. M	SQ. FT
SUITE AREA	56.47 m²	608 ft²
BALCONY AREA	12.77 m²	137 ft²
TOTAL UNIT AREA	69.24 m²	745 ft²

FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	8 m²
BEDROOM	14 m²	CORRIDOR	6 m²
LIVING & DINING	16 m²	W.C	2 m²



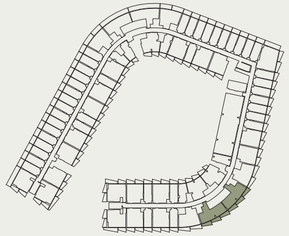
1 BEDROOM TYPE 04

BINGHATTI - HILLCREST

AREA	SQ. M	SQ. FT
SUITE AREA	58.24 m²	627 ft²
BALCONY AREA	17.28 m²	186 ft²
TOTAL UNIT AREA	75.52 m²	813 ft²

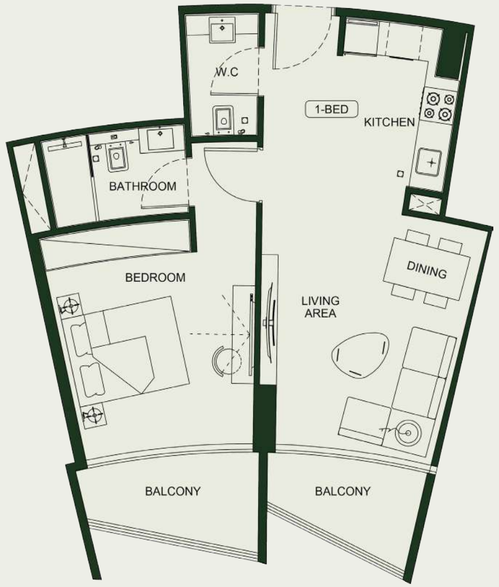
FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	7 m²
BEDROOM	17 m²	CORRIDOR	8 m²
LIVING & DINING	14 m²	W.C	2 m²



1 BEDROOM TYPE 05

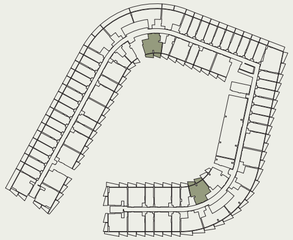
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	52.98 m²	570 ft²
BALCONY AREA	9.15 m²	99 ft²
TOTAL UNIT AREA	62.13 m²	669 ft²

FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	6 m²
BEDROOM	16 m²	CORRIDOR	5 m²
LIVING & DINING	15 m²	W.C	3 m²



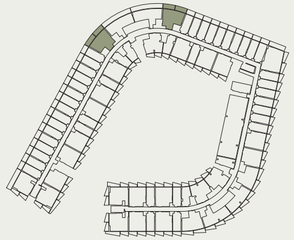
1 BEDROOM TYPE 06

BINGHATTI - HILLCREST

AREA	SQ. M	SQ. FT
SUITE AREA	56.36 m²	607 ft²
BALCONY AREA	18.74 m²	201 ft²
TOTAL UNIT AREA	75.10 m²	808 ft²

FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	8 m²
BEDROOM	14 m²	CORRIDOR	6 m²
LIVING & DINING	17 m²	W.C	2 m²



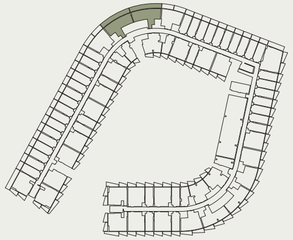
1 BEDROOM TYPE 07

BINGHATTI - HILLCREST

AREA	SQ. M	SQ. FT
SUITE AREA	59.86 m²	644 ft²
BALCONY AREA	24.96 m²	269 ft²
TOTAL UNIT AREA	84.82 m²	913 ft²

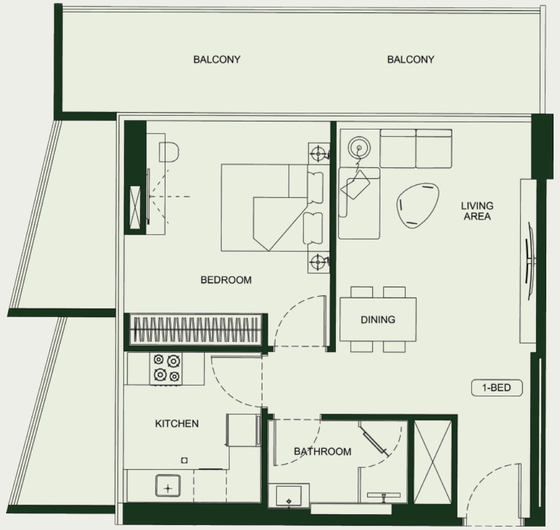
FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	6 m²
BEDROOM	17 m²	CORRIDOR	8 m²
LIVING & DINING	16 m²	W.C	2 m²



1 BEDROOM TYPE 08

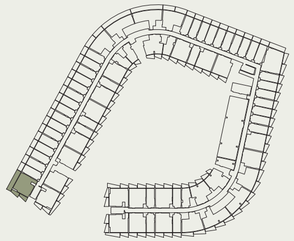
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	54.31 m²	585 ft²
BALCONY AREA	17.24 m²	185 ft²
TOTAL UNIT AREA	71.55 m²	770 ft²

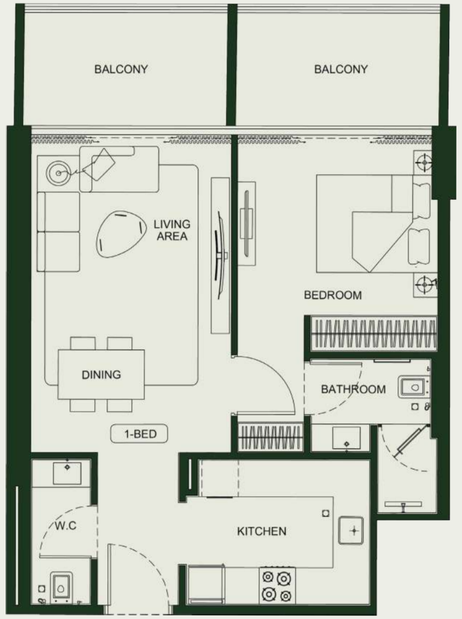
FLAT DESIGN COMPONENTS

BATHROOM	5 m²	KITCHEN	7 m²
BEDROOM	15 m²	CORRIDOR	6 m²
LIVING & DINING	16 m²	FOYER	3 m²



1 BEDROOM TYPE 09

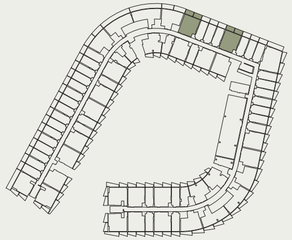
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	53.2 m²	573 ft²
BALCONY AREA	13.48 m²	145 ft²
TOTAL UNIT AREA	66.68 m²	718 ft²

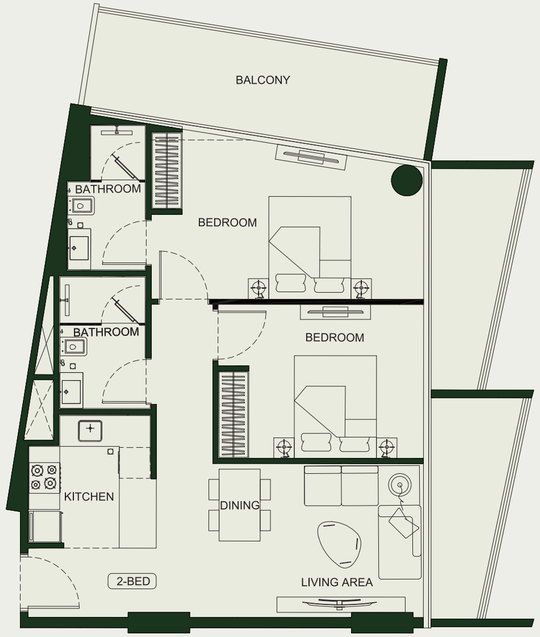
FLAT DESIGN COMPONENTS

BATHROOM	4 m²	KITCHEN	7 m²
BEDROOM	13 m²	CORRIDOR	4 m²
LIVING & DINING	17 m²	W.C	3 m²



2 BEDROOM TYPE 01

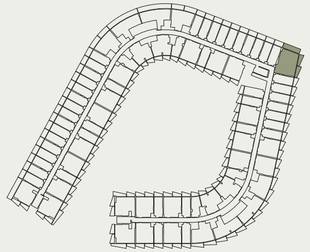
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	70.85 m²	763 ft²
BALCONY AREA	24.74 m²	266 ft²
TOTAL UNIT AREA	95.59 m²	1029 ft²

FLAT DESIGN COMPONENTS

M. BATHROOM	4 m²	LIVING & DINING	12 m²
M. BEDROOM	16 m²	KITCHEN	6 m²
BATHROOM	5 m²	CORRIDOR	7 m²
BEDROOM	12 m²	FOYER	3 m²



2 BEDROOM TYPE 02

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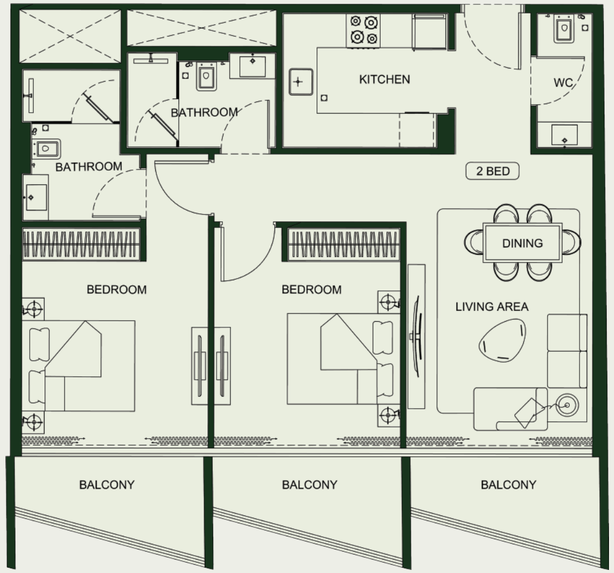
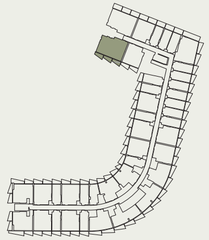


AREA	SQ. M	SQ. FT
SUITE AREA	77.12 m²	830.11 ft²
BALCONY AREA	38.94 m²	419.15 ft²
TOTAL UNIT AREA	116.06 m²	1249.26 ft²

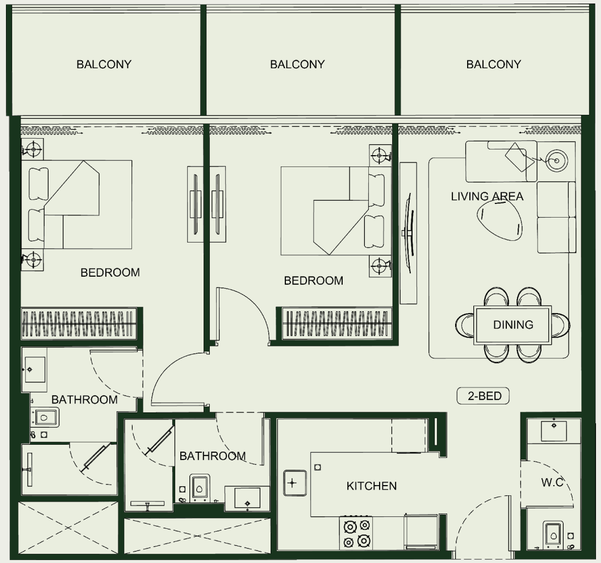
FLAT DESIGN COMPONENTS

M. BATHROOM	5 m²	KITCHEN	7 m²
M. BEDROOM	14 m²	FOYER	4 m²
BATHROOM	4 m²	W.C	2 m²
BEDROOM	13 m²	CORRIDOR	8 m²
LIVING & DINING	13 m²		



2 BEDROOM TYPE 03

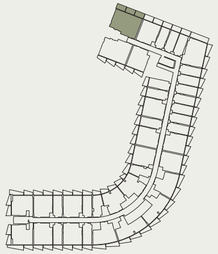
BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	77.12 m²	830.11 ft²
BALCONY AREA	38.94 m²	419.15 ft²
TOTAL UNIT AREA	116.06 m²	1249.26 ft²

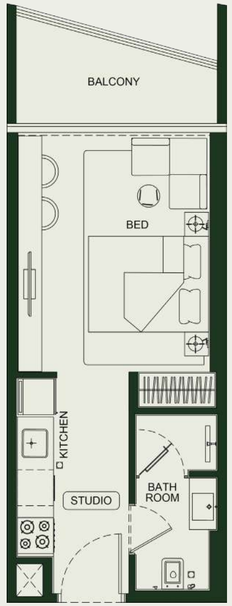
FLAT DESIGN COMPONENTS

M. BATHROOM	5 m²	LIVING & DINING	13 m²
M. BEDROOM	14 m²	KITCHEN	7 m²
BATHROOM	4 m²	CORRIDOR	8 m²
BEDROOM	13 m²	FOYER	4 m²
		W.C	2 m²



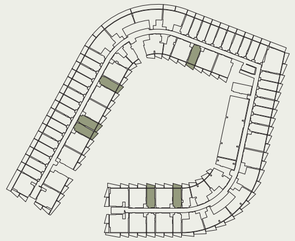
STUDIO TYPE 01

BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	27.2 m²	293 ft²
BALCONY AREA	5.50 m²	59 ft²
TOTAL UNIT AREA	32.70 m²	352 ft²

FLAT DESIGN COMPONENTS	
STUDIO	14 m²
KITCHEN	7 m²
BATH	4 m²



STUDIO TYPE 02

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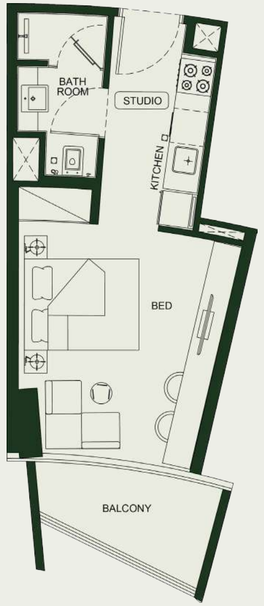
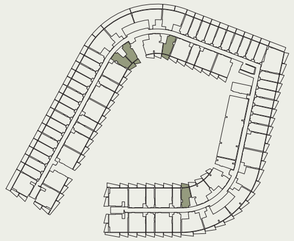


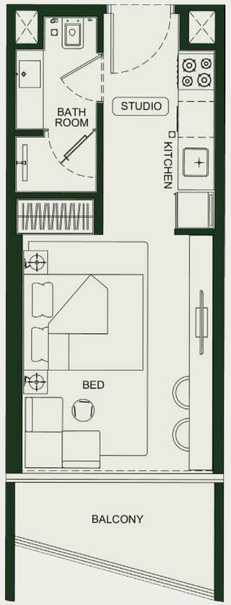
AREA	SQ. M	SQ. FT
SUITE AREA	27.62 m²	297 ft²
BALCONY AREA	4.57 m²	49 ft²
TOTAL UNIT AREA	32.19 m²	346 ft²

FLAT DESIGN COMPONENTS	
STUDIO	14 m²
KITCHEN	6 m²
BATH	4 m²



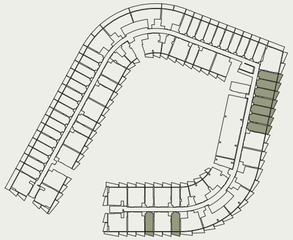
STUDIO TYPE 03

BINGHATTI - HILLCREST



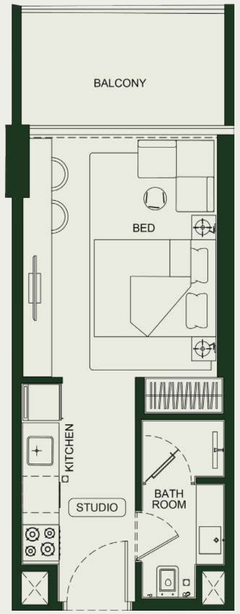
AREA	SQ. M	SQ. FT
SUITE AREA	27.22 m²	293 ft²
BALCONY AREA	4.90 m²	53 ft²
TOTAL UNIT AREA	32.12 m²	346 ft²

FLAT DESIGN COMPONENTS	
STUDIO	14 m²
KITCHEN	7 m²
BATH	4 m²



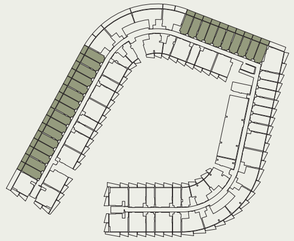
STUDIO TYPE 04

BINGHATTI - HILLCREST



AREA	SQ. M	SQ. FT
SUITE AREA	27.17 m²	292 ft²
BALCONY AREA	6.93 m²	75 ft²
TOTAL UNIT AREA	34.10 m²	367 ft²

FLAT DESIGN COMPONENTS	
STUDIO	14 m²
KITCHEN	7 m²
BATH	4 m²



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EXPERT PROPERTY SERVICES ALL UNDER ONE ROOF

- Property Management
- Unit Resale
- Parking Sale
- Holiday Homes
- Annual Maintenance
- Furniture Packages

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