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OFF PLAN

Golf Hills

Location: Emaar South, Dubai

Starting From: AED 1,100,000

Permit No: 1014921630

Golf Hills

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Emaar	**Apartments & Townhouses**	**Q3 2029**	**80/20**	**Off Plan**

ABOUT THE PROJECT

Golf Hills is an exclusive low-density residential development by **Emaar Properties**, located within the prestigious **Emaar South** master community in **Dubai South (Madinat Al Mataar)**. Positioned directly alongside the community's championship golf course, the project has been thoughtfully designed to offer a refined lifestyle where expansive green landscapes, contemporary architecture, and resort-inspired surroundings come together. Unlike traditional high-density developments, Golf Hills features a boutique collection of only **12 premium residences**, creating a private and peaceful environment for homeowners seeking exclusivity and panoramic golf course views. The elegant architectural design, generous outdoor spaces, and carefully landscaped setting make Golf Hills one of Emaar South's most distinguished residential offerings.

The development offers a limited collection of **1, 2, and 3-bedroom apartments**, alongside spacious **3-bedroom townhouses**, with residences ranging from approximately **671 sq. ft. to 3,081 sq. ft.** Every home has been designed with spacious open-plan layouts, floor-to-ceiling windows, contemporary kitchens fitted with premium appliances, elegant bathrooms, expansive terraces or balconies, and uninterrupted views of the lush fairways. The residences feature sophisticated finishes, abundant natural light, and seamless indoor-outdoor living spaces, creating an ideal environment for professionals, families, and investors seeking premium golf-front living within a master-planned community.

Residents benefit from a carefully curated selection of lifestyle amenities that complement the tranquil golf-inspired environment. Facilities include access to the **18-hole championship golf course**, resort-style swimming pools, a fully equipped fitness centre, landscaped parks, children's play areas, jogging and cycling tracks, multi-purpose courts, community clubhouse, retail promenade, cafés, restaurants, outdoor barbecue areas, covered parking, concierge services, and 24-hour security. As part of the wider **Emaar South** master development, residents also enjoy extensive green spaces, community parks, educational facilities, healthcare services, and recreational venues that encourage a healthy and active lifestyle.

Strategically positioned in **Emaar South**, Golf Hills offers excellent connectivity to **Al Maktoum International Airport**, **Expo City Dubai**, **Dubai South Business District**, **Jebel Ali Free Zone (JAFZA)** , **Dubai Marina**, **Palm Jumeirah**, and **Downtown Dubai** via **Emirates Road (E611)** and **Sheikh Mohammed Bin Zayed Road (E311)**. As Dubai South continues to evolve into one of the city's largest economic and residential hubs, supported by airport expansion, logistics, and commercial growth, Golf Hills presents an exceptional opportunity for homeowners and investors seeking long-term capital appreciation and strong rental demand. Developed by **Emaar Properties**, one of the UAE's most trusted master developers, Golf Hills combines premium golf-front living with outstanding investment potential in one of Dubai's fastest-growing communities.

Why Buy Golf Hills Through A1 Properties?
Purchasing **Golf Hills** through **A1 Properties** gives you access to experienced Dubai real estate professionals with extensive expertise in Emaar South and Dubai South's rapidly expanding residential market. Our consultants provide personalised guidance to help you select the ideal golf-front residence based on your lifestyle aspirations or investment objectives while ensuring access to the latest inventory, preferred unit selections, and exclusive developer opportunities whenever available. From payment plan consultation and mortgage assistance to legal documentation, ownership transfer, and after-sales support, A1 Properties delivers comprehensive end-to-end service throughout your property journey. **Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.**

PAYMENT PLAN

10%	**70%**	**20%**
Down Payment	During Construction	On Handover

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