



## SKYSCAPE AVENUE 1, 1.5, 2, 2.5, 3 BHK

<https://stage.thearkrealestate.ae>

Skyscape Avenue is a premium residential development located in Sobha Hartland 2, Dubai. Developed by Sobha Realty, this project offers a luxurious urban lifestyle with modern amenities and stunning views of the Dubai skyline and waterfront. Project Highlights Developer: Sobha Realty Location: Sobha Hartland 2, Mohammed Bin Rashid City, Dubai Type: Residential Tower Total Floors: 85 storeys Unit Types: 1, 1.5, 2, 2.5, and 3-bedroom apartments Expected Completion: Q4 2028 Unit Details 1 Bedroom Apartments: Size: 738 – 850 sq.ft. 1.5 Bedroom Apartments: Size: On request 2 Bedroom Apartments: Size: 783 – 1,504 sq.ft. 2.5 Bedroom Apartments: Size: On request 3 Bedroom Apartments: Size: 1,131 – 1,721 sq.ft. Amenities Skyscape Avenue offers a wide range of world-class amenities designed to enhance the lifestyle of its residents: Fitness Center and Gym: State-of-the-art facilities for maintaining an active lifestyle. Swimming Pool: Stunning infinity pool for relaxation and leisure. Landscaped Gardens: Beautifully designed gardens and walking trails for serene outdoor activities. Children's Play Areas: Safe and engaging spaces for younger residents. Sports Facilities: Courts for various sports activities. Clubhouse: A community space for social interaction. Retail Spaces: Convenient access to food and beverage options. Additional Features: Zen gardens, sensory gardens, wave pool, indoor and outdoor gyms, jogging tracks, open-air theaters, music room, library, and BBQ area. Location Advantages Skyscape Avenue is strategically located to offer easy access to major landmarks in Dubai: Downtown Dubai and Burj Khalifa: 15 minutes Dubai International Airport: 12 minutes Business Bay: 12 minutes Meydan Racecourse: 10 minutes Palm Jumeirah: 25 minutes Ras Al Khor Wildlife Sanctuary: 5 minutes Payment Plan Booking Amount: 20% During Construction: 40% Upon Handover: 40% Completion Date: Q4 2028 Investment Benefits Prime Location: Proximity to key business and leisure hubs. High ROI: Strong returns on investment with potential property value appreciation. Luxurious Lifestyle: Access to top-notch amenities and facilities. Family-Friendly: Safe, green, and equipped with essential services.

- 3 beds
- 2 baths
- Apartments
- Off-Plan
- Buy
- 1721 sq ft



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# Basics

**Category:** Off-Plan  
**Status:** Buy  
**Bathrooms:** 2 baths  
**Year built:** 2028

**Type:** Apartments  
**Bedrooms:** 3 beds  
**Area:** 1721 sq ft  
**Garage:** 1

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# Amenities & Features

**Features:** 24/7 Security, Children’s Play Area, Clubhouse, Gymnasium, Landscaped Gardens, Parking, Power backup, Sports facilities, Swimming pool

