



100%
LDA APPROVED



300 FT
HEIGHT APPROVED



**BAHRIA TOWN'S
BIGGEST MALL**



**PRIME
LOCATION**



**FACING
EIFFEL**



**FACING
DOWNTOWN**



**NEAR TO
RING ROAD**



**NEAR TO
GRAND JAMIA MASJID**

WORLD CLASS AMENITIES



FOOD
COURT



KIDS
ZONE



ROOFTOP
RESTAURANT



5 STAR
HOTEL



CORPORATE
OFFICES



COMMERCIAL
OUTLETS



GOLD &
COSMETIC FLOOR



HIGH SPEED
ELEVATORS



SWIMMING POOL
FACING APARTMENTS



Payment Plan **SHAPES - GYM**

PER SQ.FT RATE: **40,000**

Sqft	Total Price	Down Payment	Installments x25	Bi-Annual x5	Completion Payment
62.5	2,500,000	500,000	35,000	125,000	500,000
125	5,000,000	1,000,000	70,000	250,000	1,000,000



TERMS & CONDITIONS

- BOOKING IS CONFIRMED UPON RECEIPT OF THE REQUIRED DOWN PAYMENT AND DOCUMENTATION.
- MONTHLY INSTALLMENTS COMMENCE 30 DAYS FROM THE BOOKING DATE.
- GROSS AREA IS APPROXIMATE AND SUBJECT TO FINAL MEASUREMENT ADJUSTMENT.
- NO CATEGORY CHARGES APPLY.
- ALL UNITS ARE OFFERED ON A NON-FURNISHED BASIS.
- PAYMENT PLAN IS SUBJECT TO UNIT AVAILABILITY.
- **AREAS NOT ELIGIBLE FOR PHYSICAL POSSESSION.**



FACING
DOWNTOWN



NEAR TO
RING ROAD



NEAR TO
GRAND JAMIA MASJID



SECURE
INVESTMENT



HIGH RETURN
OPPORTUNITY

5TH FLOOR SHAPES GYM





5TH FLOOR - ATRIUM SIDE CORRIDOR (LEFT)



5TH FLOOR - ATRIUM SIDE CORRIDOR (RIGHT)



CARDIO ZONE



GYM AREA



5TH FLOOR - RIGHT CORRIDOR



INDOOR GAMES - ARCADE



BOWLING ALLEY

**S SHAPES
GYM**

CARDIO ZONE

5TH FLOOR - LEFT CORRIDOR



SPA & WELLNESS



CAFE LOUNGE

The image shows the interior of a modern cafe lounge. The space is characterized by a dark, industrial-style ceiling with exposed beams and several pendant lights with glass shades. The floor is made of large, light-colored tiles. In the foreground, there are two square wooden tables with grey upholstered chairs. To the right, a long service counter with dark wood cabinets and a glass display case filled with pastries is visible. Above the counter, a large neon sign reads "CAFE LOUNGE". The background features a wall with a lush green plant and shelves displaying various bottles and jars.

CAFE LOUNGE



INDOOR SPORTS



5th FLOOR PLAN