

SAMANA
MYKONOS



The Greece Living in Dubai



WE REDEFINE YOUR

Idea of Living

An aerial night photograph of Dubai, United Arab Emirates. The Burj Khalifa is visible in the upper right, and the Burj Al Arab is in the lower left. The city's lights are reflected in the water. The text "PERSPECTIVE IS THE KEY" is overlaid in the center.

PERSPECTIVE IS THE KEY

A Tiny Shift to a Totally

New Light

A night photograph of the Dubai Eye (Dubai Mall Wheel) and the Dubai Mall. The wheel is illuminated with a bright orange glow, and the mall buildings are lit up with warm lights. The text "REDEFINING" is overlaid in a large, bold, blue font, curving around the wheel.

REDEFINING

Dubai Real Estate



A NEW

Vision

Living

A NEW

A surreal, vertical composition. The top half shows a woman with long dark hair, wearing a flowing red dress, floating in dark water. She is looking down, and her reflection is visible on the water's surface. The bottom half shows a coastal town at night, with buildings and a rocky shore. In the foreground, three large, glowing, starburst-like structures are visible, each with a central light source and radiating lines. The overall color palette is dominated by reds, oranges, and blues.

**WE BRING
CHANGE WITH**

a Difference





STAFF

An aerial photograph of a city, likely New York City, showing several skyscrapers. The image is heavily stylized with a vibrant cyan/blue color overlay and significant motion blur, creating a sense of rapid movement and modernity. The text 'DESIGNS' is superimposed diagonally across the center.

DESIGNS



TO REALITY

SAMANA MYKONOS





SAMANA
DEVELOPERS

A PROJECT BY AN AWARD WINNING DEVELOPER





Greece Living in Dubai

Experience the vibrant city of Mykonos in your very own city, Dubai, with the magnificently designed SAMANA Mykonos by SAMANA Developers. An exquisite residential property located at Dubai Studio City, SAMANA Mykonos is where your hunt for the perfect home with a holiday vibe ends.

Inspired by the city of Mykonos, famous for its minimal Cycladic architecture, SAMANA Mykonos brings luxury living with a hint of a holiday vibe like never before. It's a design that resonates with your dream home—a thought that we've brought to reality.

SAMANA Mykonos boasts a striking design reflecting the urban lifestyle, complemented by amenities that will redefine your idea of luxury living.

Decked in the vibrant hues of blue and white, it fully resembles the stunning Greek island. It exudes the ideal holiday home vibe, with designs and colors that leave behind an everlasting sensory experience. The place sets the perfect ambience to de-stress from your everyday life and indulge in some leisure time.

In addition to the high-end design structure reflecting an extravagant lifestyle, SAMANA Mykonos also offers you spacious interiors, airy balconies, and beautifully adorned scenic urban gardens to help you revel in the warmth of nature. Furthermore, it also has a leisure deck with a "Lagoon" that gives you a beach like feel.

SAMANA Mykonos also brings to you cascading water features, a high-end indoor and outdoor gym, sauna, and steam room, a dedicated play area for the kids, and above all, private pools in all apartments to give you a touch of privacy with luxury.

Apart from stunning contemporary designs and world-class amenities, SAMANA Mykonos also boasts a great location. Dubai Studio City is your hub for popular malls, international food chains, local restaurants, and recreational spots nearby. And SAMANA Mykonos brings to you a lifestyle that's desirable to all.

Gearing up for a January 2023 launch, SAMANA Mykonos is expected to be handed over successfully by June 2025.



DUBAI AS YOUR INVESTMENT HUB

Well-known for its skyscrapers, record-breaking statistics, and pervasive opulence, Dubai is one of the most attractive places to invest in a property. It has been attracting people from all corners of the world. Its robust economy, business-friendly environment, and prospective growth have made Dubai the most profitable choice for real estate investors. Dubai is without any doubt the hub of international trade and travel. And with the exclusive SAMANA Mykonos, investors have a golden opportunity to invest and maximize their return on investment (ROI). It can also be a pathway to Golden Visa in the UAE.

WHY INVEST IN DUBAI?

- ★ Safest and Happiest City in the World
- ★ World-class Infrastructure
- ★ Fastest Growing Economy
- ★ Tax-free Income
- ★ Transparent Policies Protecting Investor Rights



AN AWARD WINNING DEVELOPER

We take pride in being one of the fastest-growing real estate companies in the UAE. SAMANA Developers forms an integral part of the business conglomerate - SAMANA Group of Companies, headquartered in Dubai.

Comprising over 10 companies with a strong global presence, the SAMANA Group of companies stands synonymous with quality, consistency, and professionalism. With SAMANA Developers, the company aims at making a substantial difference in the wide world of real estate.

At SAMANA Developers, we focus on living up to the expectations of our clients and providing them with an incredible experience. It stands to be our consistent effort to maximize the return of our investors and turn their dreams into reality. We live by the motto – “On Time, Every Time”.

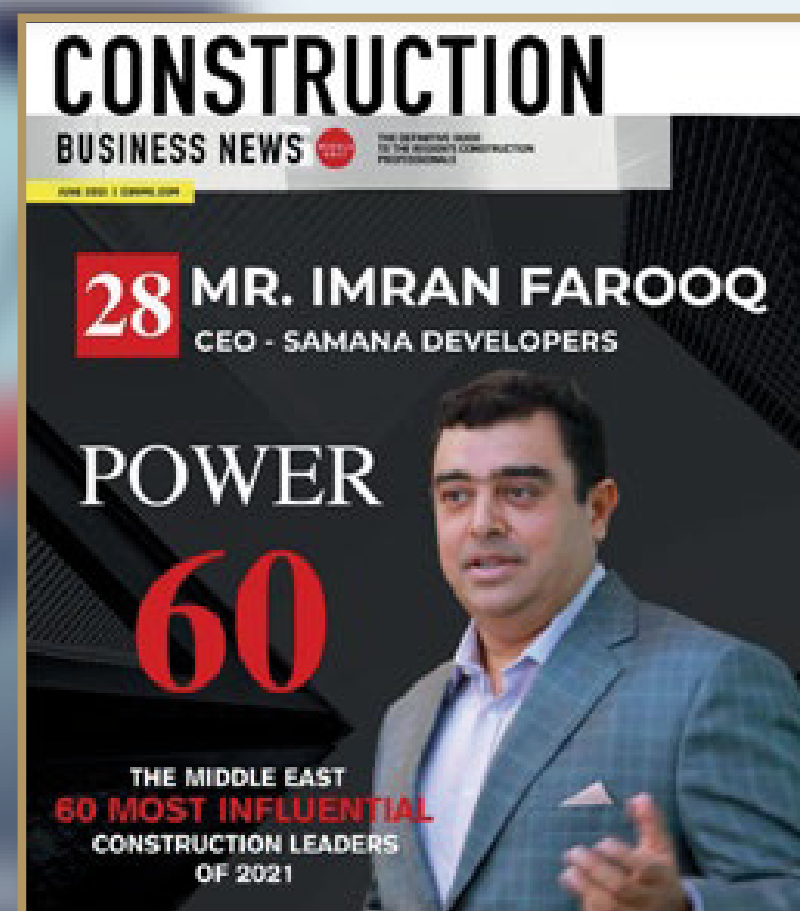
Working with ultimate passion, we had our breakthrough in the real estate world with our very first project ‘SAMANA Greens’ launched in September 2018 in the heart of Arjan, Dubai. The project had its main structure completed in merely 8 months.

Following the huge success of SAMANA Greens, we then launched another of our magnificent projects SAMANA Hills in March 2019. SAMANA Hills recorded ground-breaking construction progress and was successfully handed over in June 2022. The radical success gained by our diligent team has encouraged and paved way for many other holistic real estate projects.

And we are sure of continuing our success spree with more phenomenal projects. Our commitment and passion for delivering projects with utmost transparency within set timelines have made us earn international recognition and various prestigious awards. It remains our objective to design residential properties that signify luxury with affordability.

Even during the COVID-19 pandemic, we continued our work with the same amount of diligence. And in the future too, we strive to maintain this perseverance while designing projects that redefine luxury living.





MESSAGE FROM OUR CEO

It gives me immense pleasure to welcome you to the exceptional world of SAMANA Developers.

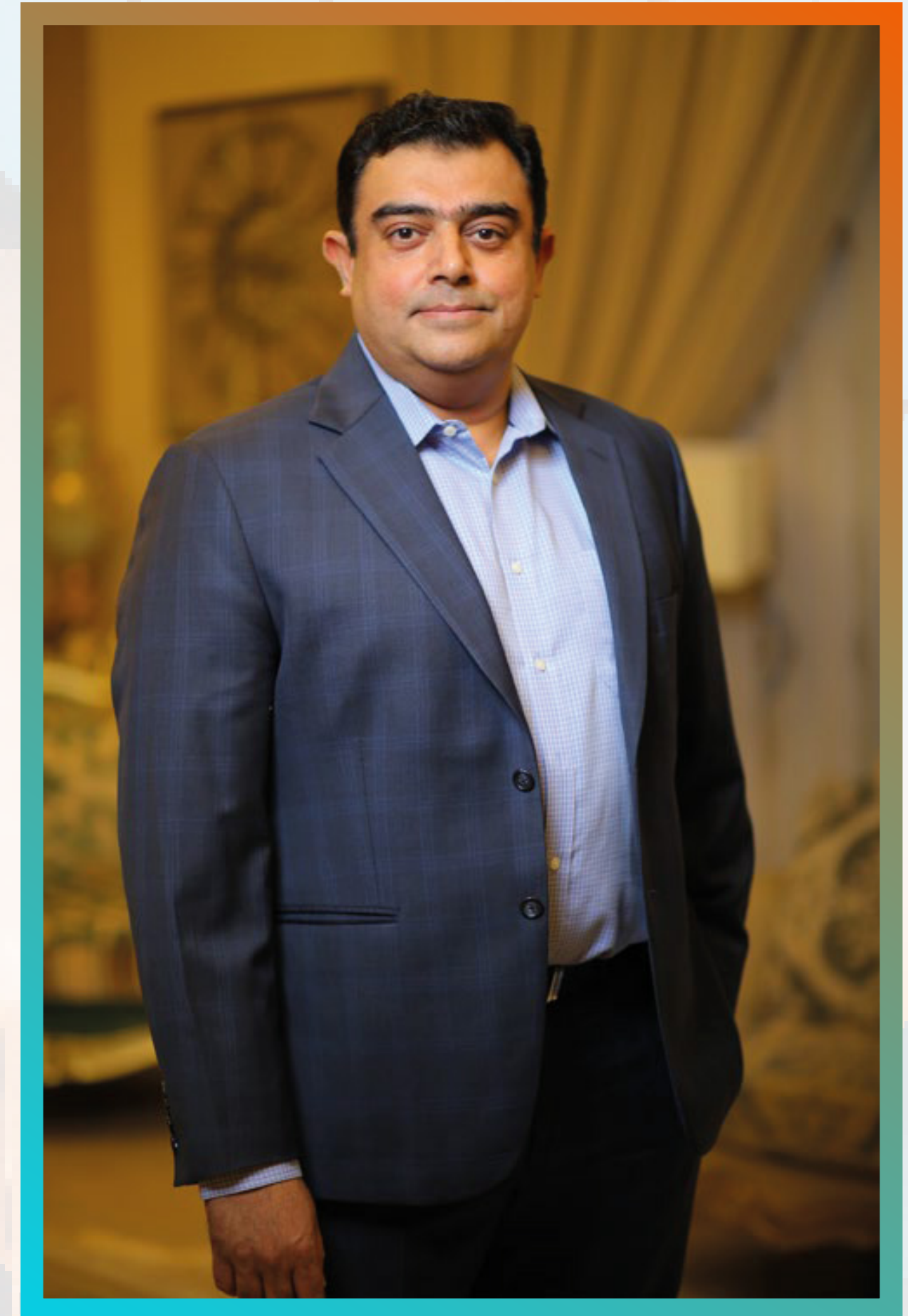
Ever since its commencement, SAMANA Developers has worked diligently to build a strong reputation in delivering premium high-quality properties and helping our investors gain a profitable return.

While we are working on redefining luxury living through our state-of-the-art design ideas and concepts, we are also making sure to combine our efforts with the latest technology and trends in the real estate world.

We are a team of innovators and enthusiasts who work closely with all our clients to understand their needs and succeed in turning their dream into reality.

For SAMANA Developers, 'On Time, Every Time' is not just a motto but a principle we abide by thoroughly and in every circumstance. We aim to continue our diligent work and strengthen our global presence with distinguished designs and ideas.

Imran Farooq



OUR PROJECTS



Samana
Greens

STARTED
SEPT, 2018

100 % STRUCTURE
OCT, 2020

HANDOVER
DEC, 2020





SAMANA *Hills*

STARTED
MAR, 2019

100 % STRUCTURE
AUG, 2020

HANDOVER
JUNE, 2022





★ 100% ★
**SUPERSTRUCTURE
 COMPLETED
 IN
 RECORD TIME**

Samana breaks ground for \$27.2 million (D... n) wellness-ther... project in B...



STARTED
MAR, 2021

95% STRUCTURE
COMPLETED

HANDOVER

Q1 2023

PELIKKEN

PELIKKEN
"Samana Developers
breaks ground on
Dh100 million
wellness-themed
project in Dubai"

[illegible][illegible]

...ing ceremony was chaired by
...an Farooq, Chairman, Samana Group
...Mur Alam Chaudhary, CEO, Prestige Construc-
...Bhola, Head, Regional, CEO, AMEC Engineering
...Consultants, the architect of the project, along
...with officials from the developer, the contractor
...and the architect.

The Innovation Design Award-Winning Tamarina Golf Course project is not just another resort project but is a commitment to the society, to our community for a healthy and attractive lifestyle. It is a commitment to the environment, to the well-being and fitness of the residents. The paradigm shift taught us to focus on human rather than material things. Our end-user-focused approach reflects in our top ranking in sales of our two projects in Arjan.

Samana breaks ground on \$27.2m Dubai wellness-themed project

Ground on \$27.2m Dubai wellness-themed project

Somoma Developers today (April 27) broke ground on a \$27.2m (US\$27.2 million) wellness-themed residential project at Dubai Studio City, a three-acre development for film and creative productions.


A four-storey project spanning over 230,000 sq ft, Somoma Golf Avenue has been distinctly designed with resort and wellness features, and will house 230 apartments.

Its key amenities include mini-golf, indoor and outdoor gymnasiums, larger swimming pool with water jet refreshment area, jacuzzi, children's play area and pool with play of green spaces and water features to create a healthy lifestyle.

Speaking of the ground-breaking ceremony, CEO Haniyeh Fawzy said, "Somoma Golf Avenue is not just real estate; it's a commitment to the lifestyle, to the health, to the well-being and the happiness in the building and fitness of the residents."

The pandemic has taught us to focus on humans rather than material things. Our end-user-focused approach reflects in our day-to-day making of real estate projects in Dubai, he remarked.

Golf Avenue project is a



According to Samana, a UAE-based contracting company, has been signed up for the project, while AREC Engineering Consultants are the main project architects.

Khaleej Times
BUSINESS

breaks
100m
emmed
ubal
e zone
new record

grouched on a
verandah, well-

Samana Developers is set to create a new record in Dubai by completing the superstructure of the project in just 24 weeks. Samana Developers managed to fast-track the construction with the support of workers, taking care of workers' health (infection alongside the FPI, Covid-19) impact, project completion and remote monitoring. These measures ensure uninterrupted workflow, which helps Samana Developers to complete the construction ahead of time.

Eng'g Nur Aam Chaudhary, CEO, Prestige Constructions, said, "We are honoured and glad that Samana Developers chose and trusted us with awarding this unique project. I believe the COVAMC project will be an ideal model in contributing to the sustainability agenda. Prestige Construct, Bangalore is heart and soul in making part of this goal and building a healthy community."

The Innovation, Design, Award-Winning Tamana Golf Avenue project will create wellness features: private swimming pools, air filters, environment and energy-efficient appliances, solar panels, leisure deck, health club, miniature golf course and green landscaping to create a healthy lifestyle.

KUALA LUMPUR TIMES, August 27, 2020

WWW.KHALESTIMES.COM



LAUNCHED
OCT, 2021

40% STRUCTURE
COMPLETED &
ONGOING

HANDOVER
APRIL, 2024





LAUNCHED
MARCH, 2022

10% STRUCTURE
COMPLETED &
ONGOING

HANDOVER
MARCH, 2025





LAUNCHED
SEPT, 2022

HANDOVER
DEC, 2024

Samana Greens residential development on fast track

By Jason Saundalkar
Posted on July 12, 2019

Sustainable project will feature a grey water treatment system and take advantage of solar power

Samana Group launches 'Samana Holidays', boosting homeowners' YoY returns from 8% to 15%

LEADERS

cryptocurrency, get discount at this property

Khaleeji Times

Samana completes superstructure of Dubai residential tower

By Staff Writer, TradeArabia

Samana Developers, a Dubai-based boutique real estate developer, said it has completed the superstructure of its \$20.4-million (\$20.4 million) residential Samana Greens project, and is on track for the project delivery on time in February next year.

Samana Greens - a freestanding project - consists of 131 residential units comprising studio, one and two-bedroom apartments.

Located close to the Miracle Gardens in Arjan area, it is easily accessible through two major expressways - Al Khail Road and Mohammed Bin Zayed Road - and gives residents easy access to the major attractions to the city of Dubai.

Samana Greens in Arjan, Dubai, is the first real estate project from Samana Developers.

by Oscar Rousseau 07 Feb 2019

The superstructure of Samana Greens, a G+4 apartment complex, has been completed by Dubai-based Samana Developers, which is targeting a February 2020 handover for its maiden project.



MIAMI

BY SAMANA DEVELOPERS

PHASE II

LAUNCHED
OCT, 2022

HANDOVER
DEC, 2024



CONSTRUCTION

Superstructure completion for Dubai's \$20m Samana Greens

Samana Developers said its 'fast-tracked' sustainable project is on track to complete in February 2020



Samana Greens in Arjan, Dubai, is the first real estate project from Samana Developers.

by Oscar Rousseau 07 Feb 2019

The superstructure of Samana Greens, a G+4 apartment complex, has been completed by Dubai-based Samana Developers, which is targeting a February 2020 handover for its maiden project.

CONSTRUCTIONWEEK

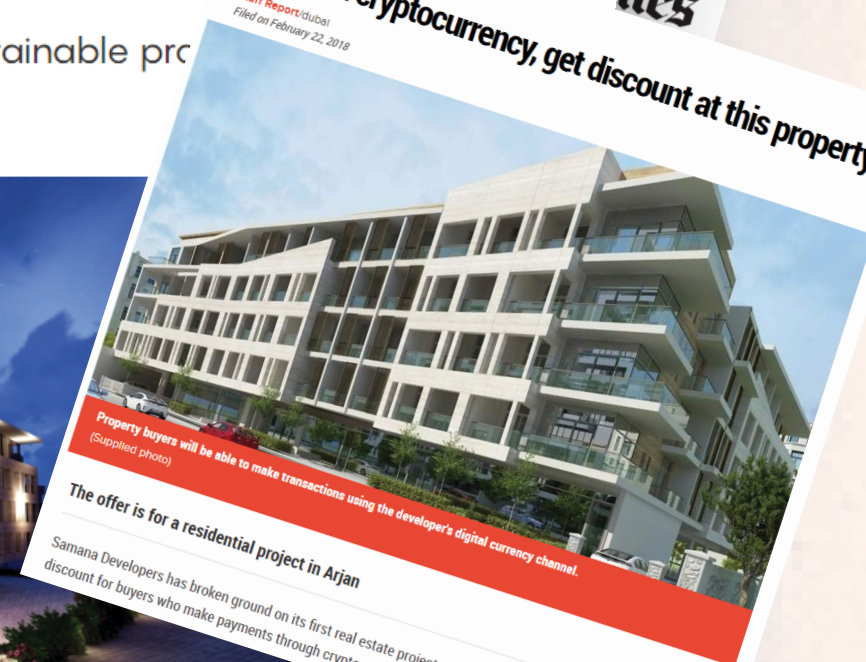
SAMANA DEVELOPERS ON TRACK

Imran Farooq, CEO of Samana Developers outlines the "on-track" development for project deliveries despite lockdown. The UAE developer provides construction updates on its Samana Hills and Samana Greens projects.



HOME • BUSINESS • REAL ESTATE

Pay with cryptocurrency, get discount at this property



Property buyers will be able to make transactions using the developer's digital currency channel. (Document photo)

The offer is for a residential project in Arjan

Samana Developers has broken ground on its first real estate project - Samana Greens, with an offer of 7 per cent discount for buyers who make payments through cryptocurrency. The project will come up at Arjan.

NYA

ARTICLE

February 2019

Samana completes superstructure - Dubai residential tower

The project consists of 131 residential units

By Staff Writer, TradeArabia

Samana Developers, a Dubai-based boutique real estate developer, said it has completed the superstructure of its G+4 million (\$20.4 million) residential Samana Greens project, and is on track for the project delivery on time in February next year.

Samana Greens - a five-story project - consists of 131 residential units comprising studios, one and two-bedroom apartments.

Located close to the Miracle Gardens in Arjan area, it is easily accessible through two major expressways - Al Khail Road and Mohammed Bin Zayed Road - and gives residents easy access to the major attractions to the city of Dubai.

SAMANA *Santorini*

LAUNCHED
OCT, 2022

HANDOVER
DEC, 2025





SAMANA *Mykonos* - Indulge in a Surreal Experience

SAMANA Mykonos is a 198-unit residential apartment located in Dubai Studio City. The apartment has 143 studios with pools, 35 one-bedroom apartments with private pools, 16 two-bedroom apartments with private pools, and 4 three-bedroom apartments with private pools.

SAMANA Mykonos stands tall to the unparalleled legacy of SAMANA Developers. It features a host of amenities; right from valet parking to leisure decks, swimming pools to the jacuzzi, solar panel, roof-top theatre, and private pools in all the apartments; SAMANA Mykonos has everything that you can desire for in a luxurious property.



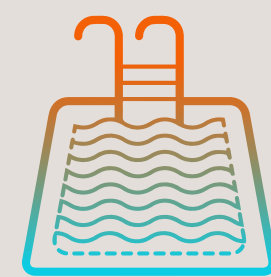
LET'S HAVE A LOOK AT SOME OF THE AMAZING FEATURES OF SAMANA MYKONOS



A luxurious and large
Leisure Pool Deck



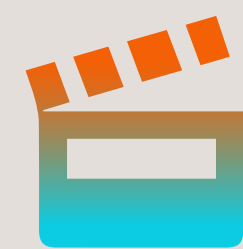
Main Pool reflecting
Lagoon Style



Private pools
inside apartments



Full Health Club Indoor
& Outdoor Gym



Outdoor Cinema



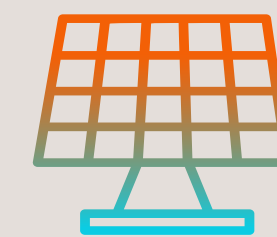
Valet Parking



Barbeque Area



Sauna &
Steam Room



Solar Panels

CHANGING PERSPECTIVE FOR A NEW Vision



CONVERTING YOUR IDEAS TO *Reality*



AWARDS & RECOGNITIONS

DESIGN MIDDLE
EAST AWARD 2019



EMERGING CEO OF
THE YEAR AWARD



SUSTAINABLE PROJECT
OF THE YEAR AWARD



EXCELLENCE IN
AFFORDABLE
LUXURY IN
REAL ESTATE
AWARD 2020



Best Project
of the Year 2022



DESIGN MIDDLE
EAST AWARD 2022



CREATING AN Everlasting Experience FOR YOU



APARTMENTS WITH *Private Pools*










EXPERIENCE *Royalty*



STRATEGICALLY LOCATED

WITHIN DUBAI STUDIO CITY

KNOW YOUR NEIGHBOURHOOD

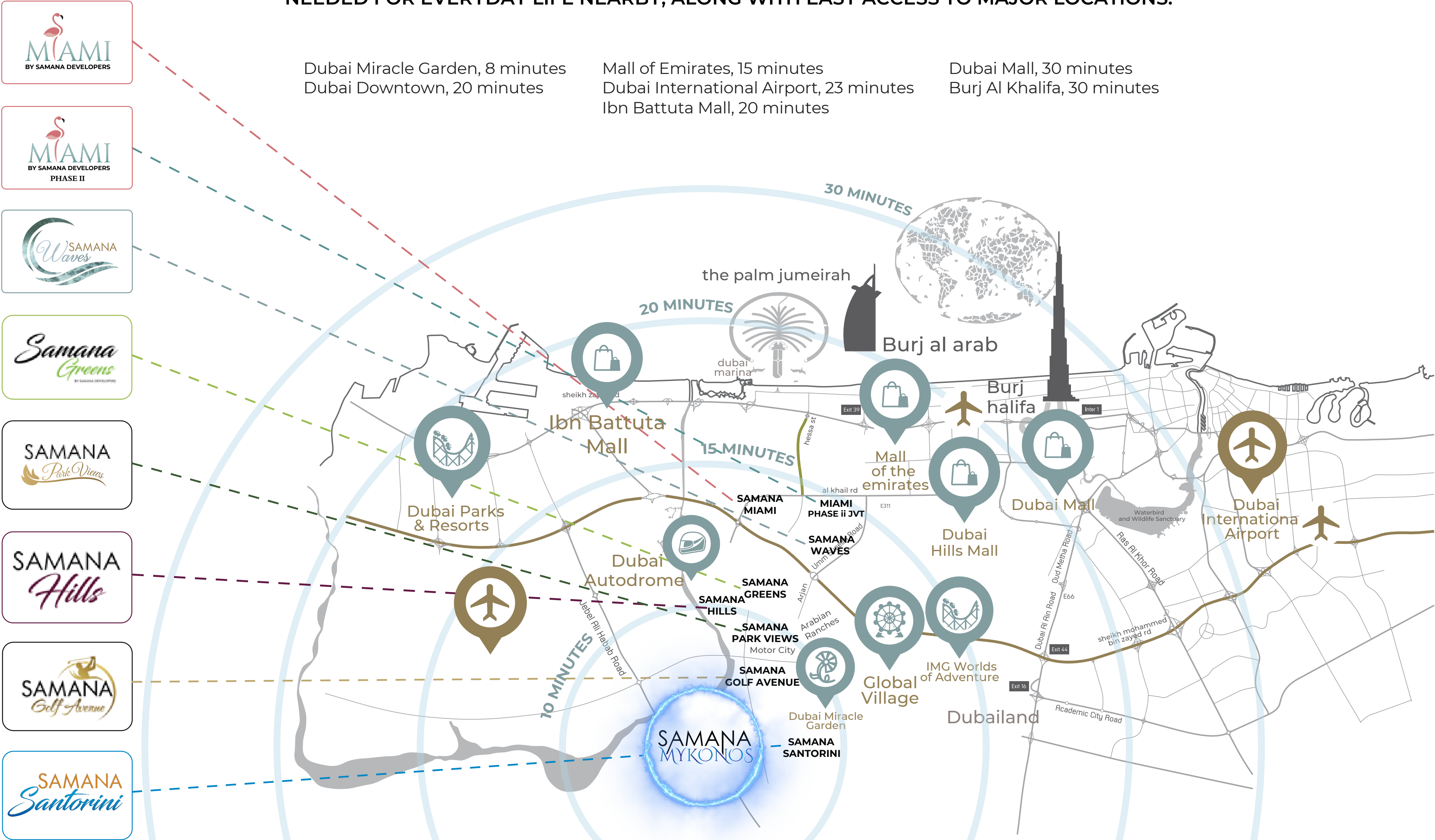
-  LIFESTYLE RESIDENTIAL COMMUNITY
-  MEDICAL FACILITY
-  CONVENIENCE STORE
-  CLOSE PROXIMITY TO SHEIKH ZAYED BIN HAMDAN AL NAHYAN STREET
-  MALLS AND SUPERMARKETS
-  SCHOOL
-  HOTEL



*All distances are approximate. Addresses are indicative and used for marketing purpose.

EASY ACCESS TO ALL FACILITIES

SITUATED AT DUBAI STUDIO CITY, SAMANA MYKONOS OFFERS THE PERFECT LOCATION AND HAS EVERYTHING NEEDED FOR EVERYDAY LIFE NEARBY, ALONG WITH EASY ACCESS TO MAJOR LOCATIONS.



*All distances are approximate. Addresses are indicative and used for marketing purpose.



MAKING EXTRAVAGANT LIVING A Possibility



THE EPICENTRE OF *Magnificence*



REVEL IN AN *Extravagant Lifestyle*



FLAWLESS *Luxury*



DECKED WITH Colors AND Brilliance



SAMANA MYKONOS

UNIT LAYOUTS

SAMANA MYKONOS

LIVING ROOM



BEDROOM

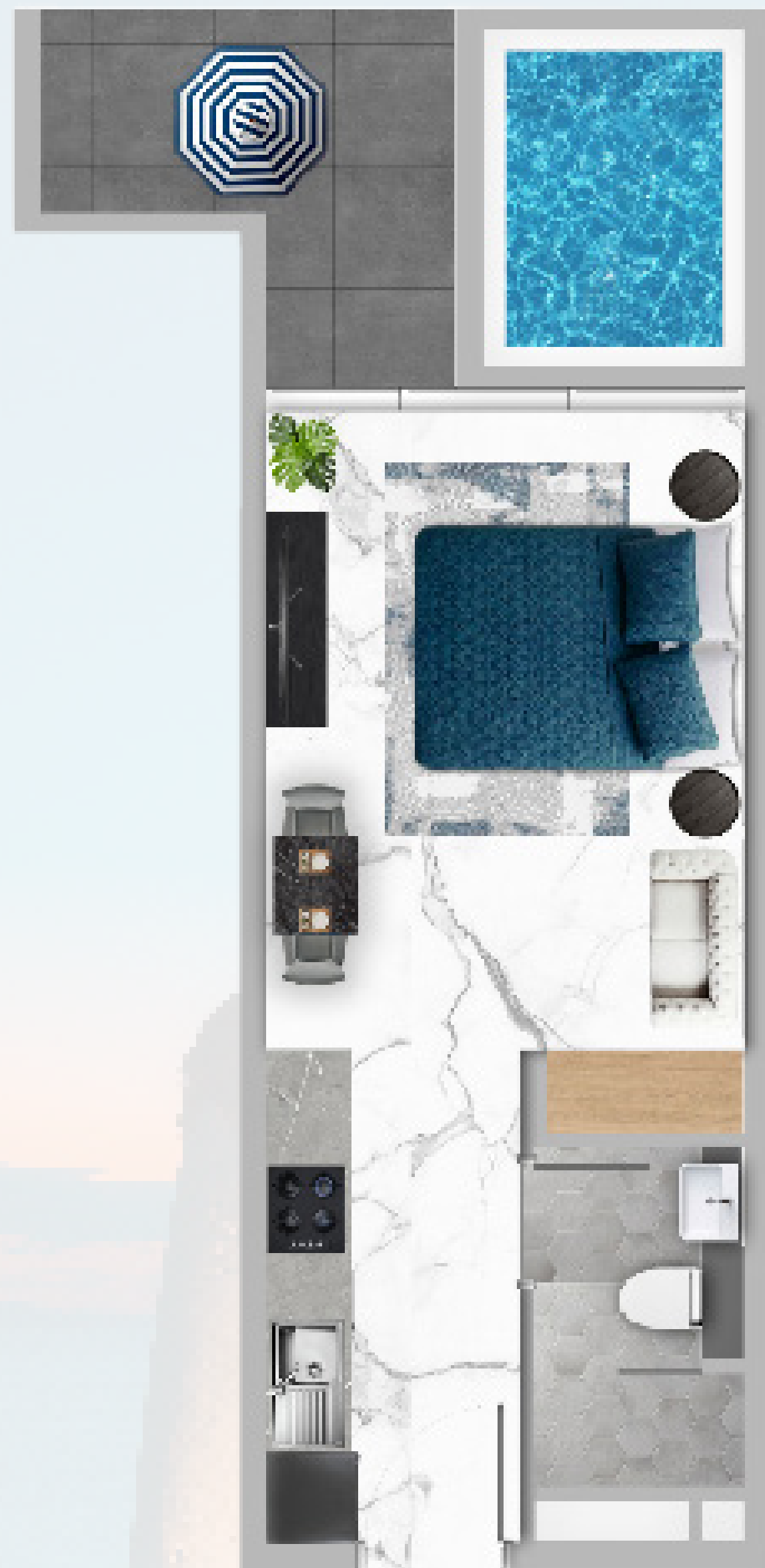


BATHROOM



KITCHEN

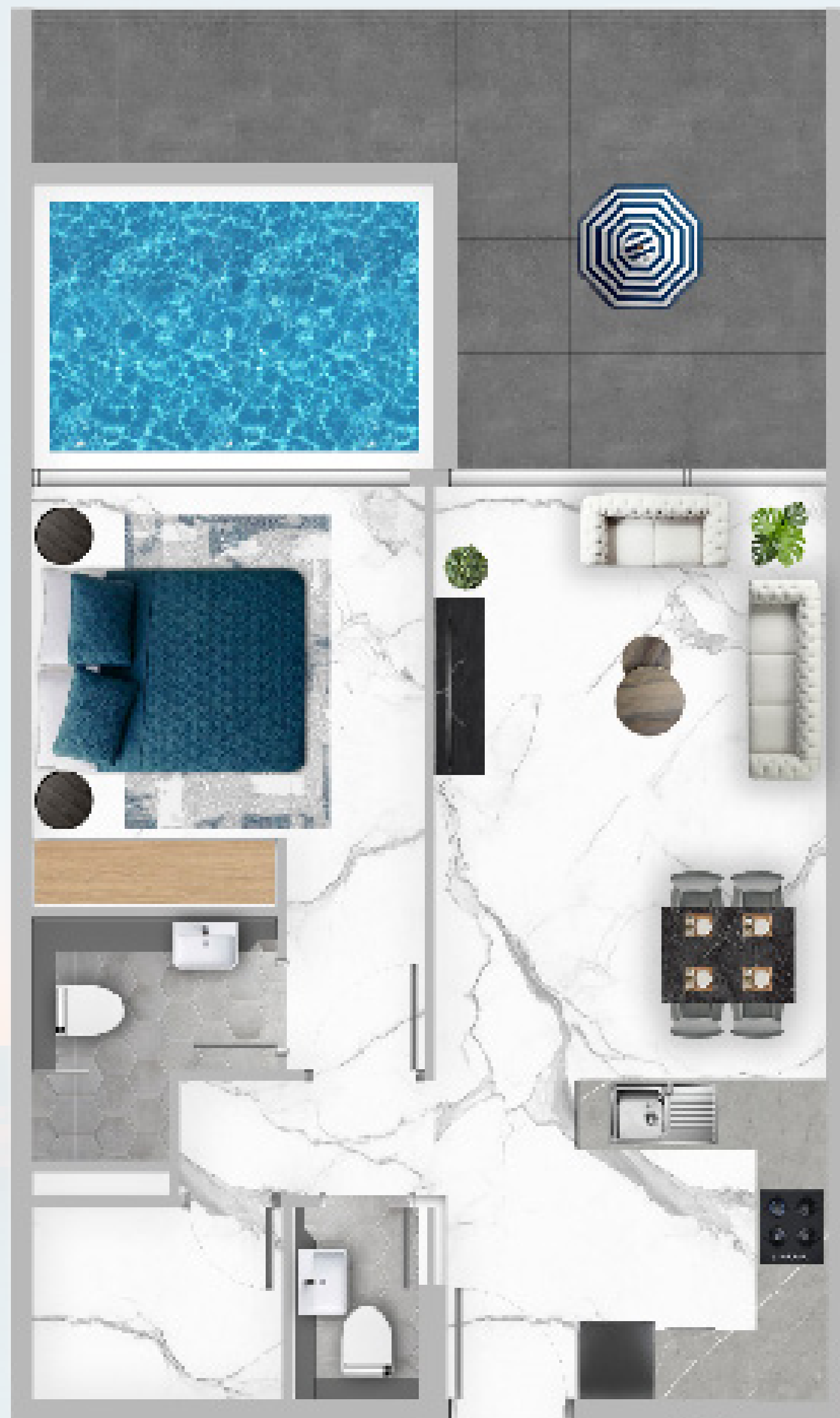




SAMANA
MYKONOS

**FLOOR PLANS
AND TYPICAL APARTMENTS**

STUDIO WITH POOL



SAMANA
MYKONOS

FLOOR PLANS
AND TYPICAL APARTMENTS

1 BEDROOM WITH POOL



SAMANA
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FLOOR PLANS
AND TYPICAL APARTMENTS

2 BEDROOM WITH POOL



SAMANA
MYKONOS

FLOOR PLANS
AND TYPICAL APARTMENTS
3 BEDROOM WITH POOL

SAMANA MYKONOS

A PROJECT BY AN AWARD WINNING DEVELOPER



SAMANA
DEVELOPERS

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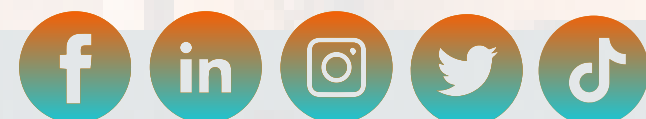
info@samanadevelopers.com

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Dubai, United Arab Emirates

DEVELOPER REGISTRATION NUMBER:

PROJECT REGISTRATION NUMBER:

ESCROW ACCOUNT NUMBER:



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