

AURELIA

RESIDENCE

Object 1

Dubai Is a Gallery,
and Buildings Are Showpieces

AUREL1A

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Dubai Sports City, Dubai

Building Description:

G+3P+23+MF+R

Anticipated Handover: Q4 2027

Anticipated Service Charge: AED 15/Sq.Ft.

Welcome to AUREL1A Residence – a premier living destination, offering modern collection of Studio, 1-3 bedroom apartments designed for an active and balanced lifestyle. This contemporary residential building combines dynamic architectural design with exceptional amenities.

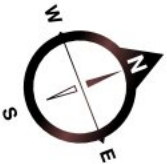
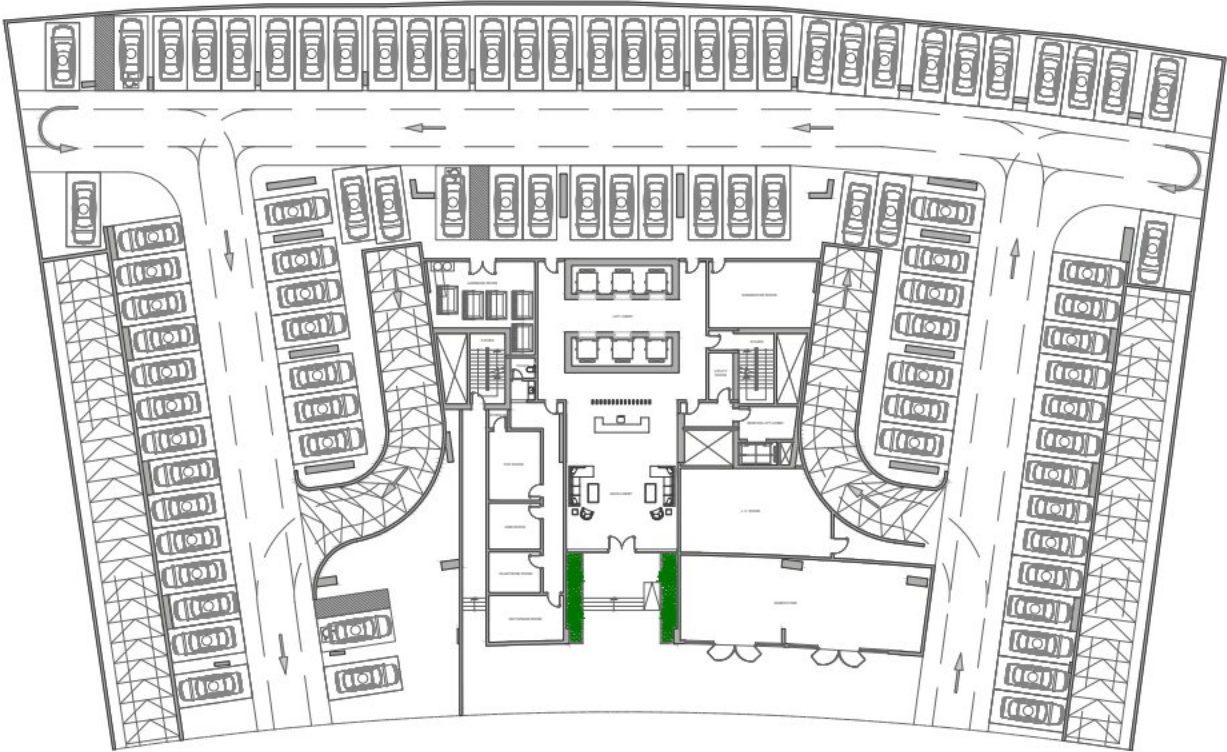
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Floor Plans



GROUND FLOOR PLAN
FLOOR: G

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FLOOR: 1

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2,5BR_B
1,982.60 sq. ft.

2,5BR_A
1,982.06 sq. ft.

2BR_B
1,993.80 sq. ft.

2BR_A
1,992.72 sq. ft.

STUDIO_B
591.26 sq. ft.

STUDIO_A
590.94 sq. ft.

Other labels on the plan include: JOGGING PATH, OFFICE, MEETING, CONFERENCE, LOBBY, RECEPTION, KITCHEN, RESTROOM, STAIRS, ELEVATOR, GYMNASIUM, OUTDOOR KITCHEN, OUTDOOR LOUNGE, OUTDOOR COURT, OUTDOOR KIDS PLAY AREA, TABLE TENNIS, WIDE PLAY AREA, COLLEGE COURT, and SWIMMING POOL.

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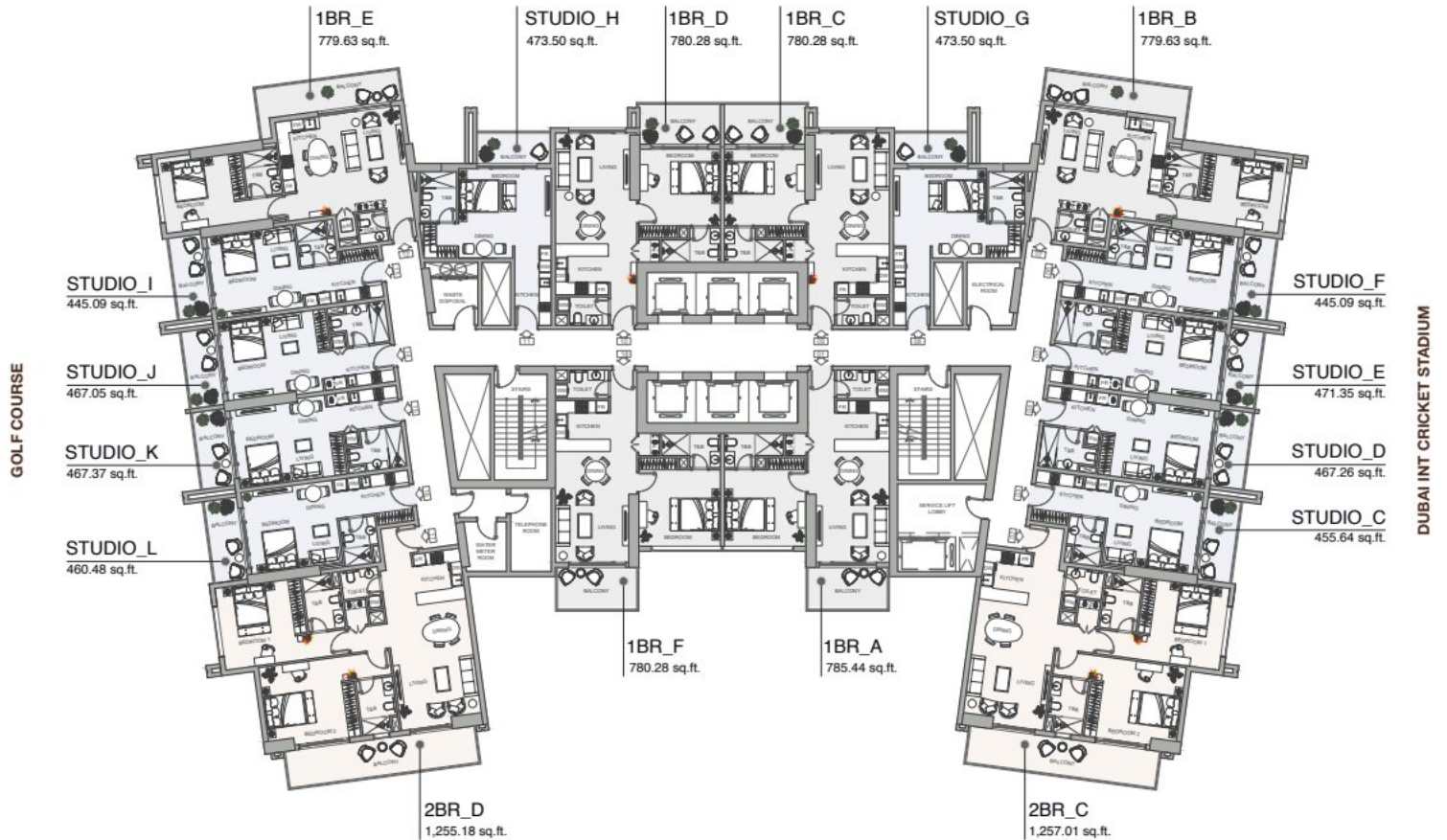
TYPICAL FLOOR PLAN

FLOOR: 2 - 16

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JVC COMMUNITY



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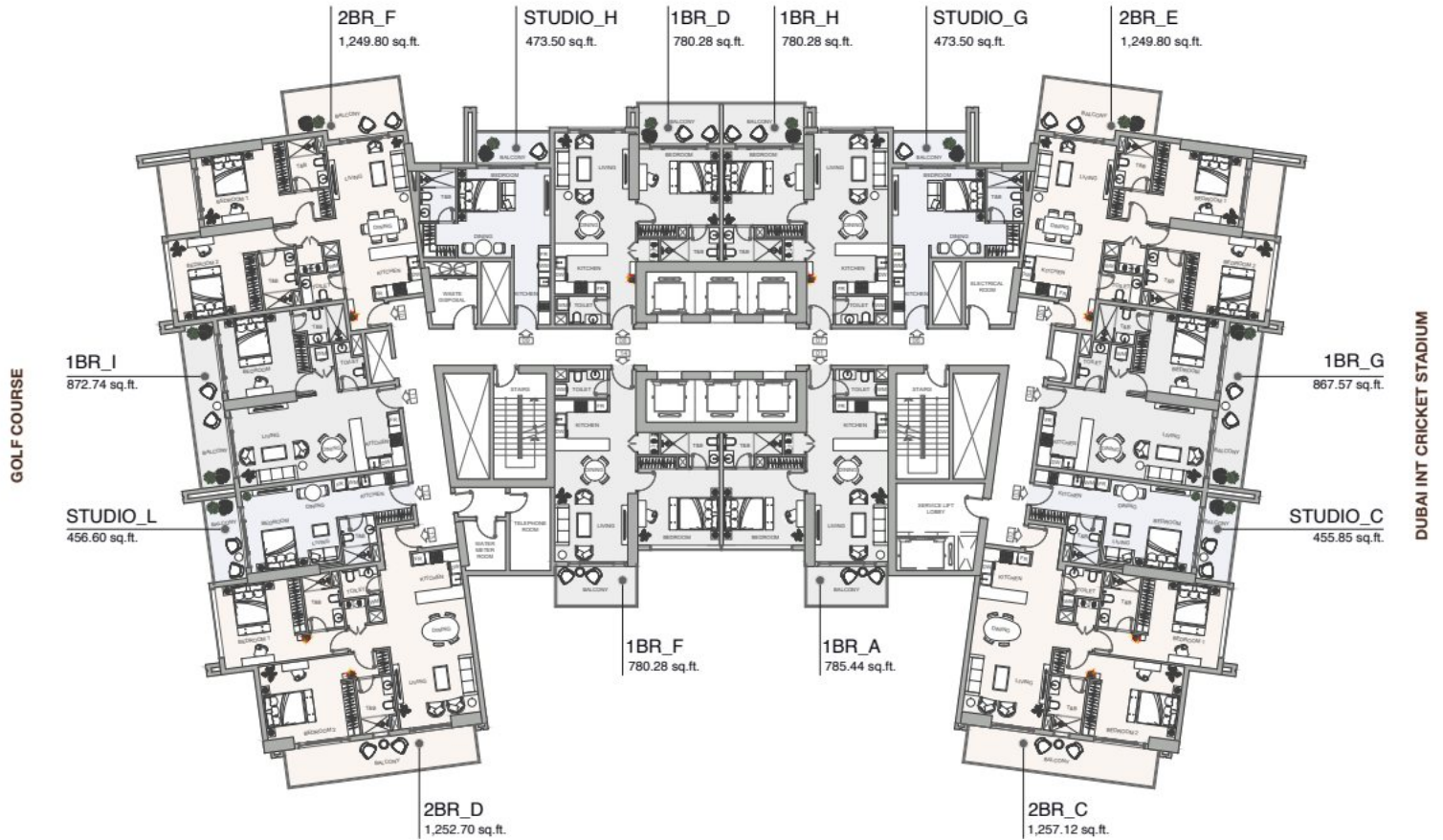
TYPICAL FLOOR PLAN

FLOOR: 17 - 20

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JVC COMMUNITY



SPORT CITY COMMUNITY



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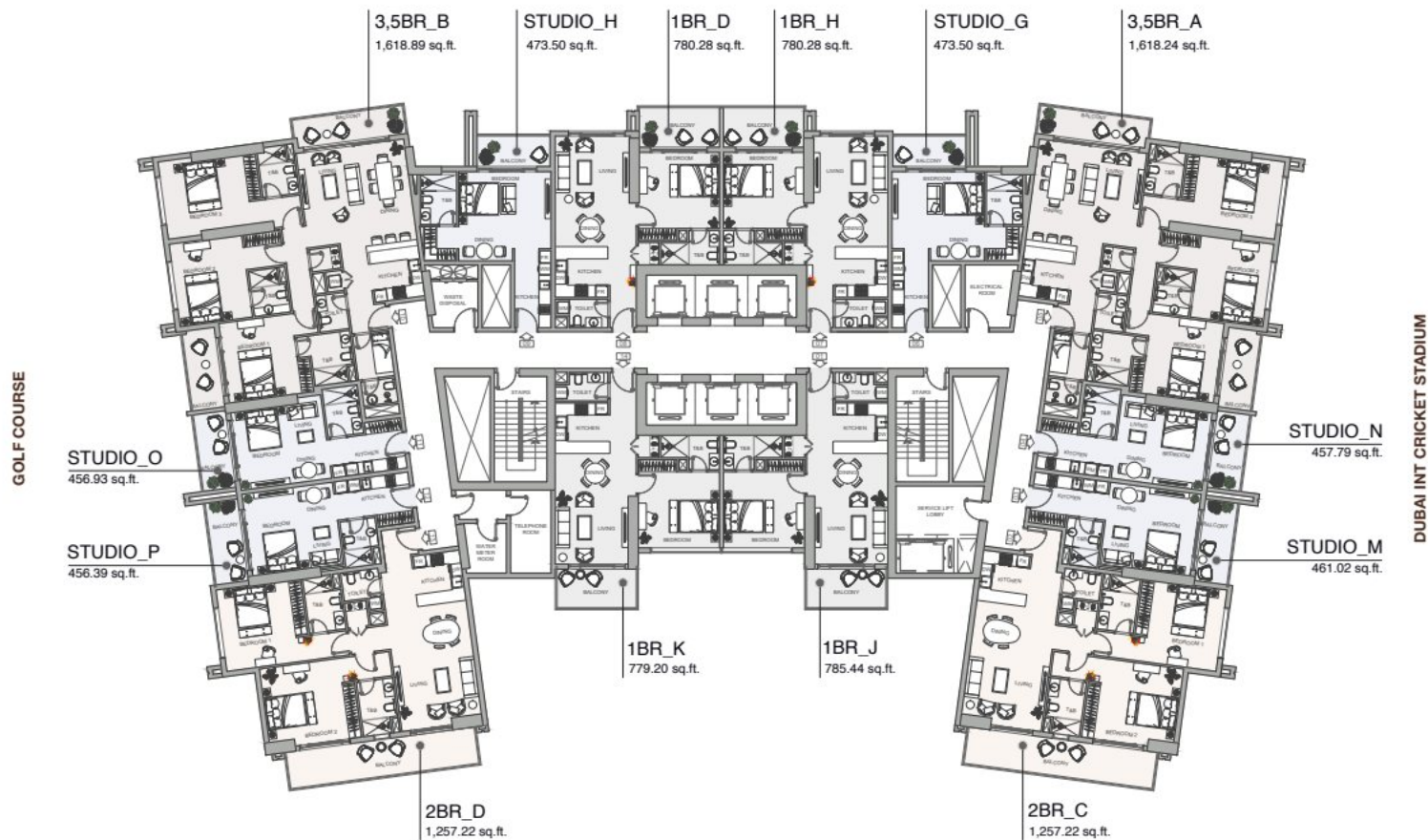
TYPICAL FLOOR PLAN

FLOOR: 21 - 24

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JVC COMMUNITY



SPORT CITY COMMUNITY



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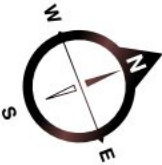
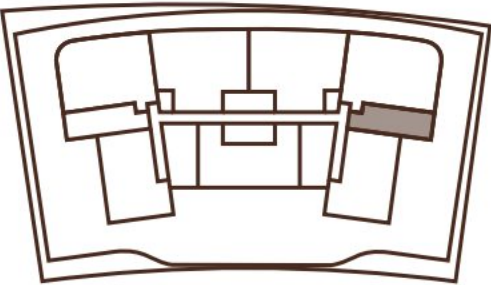
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Studio



STUDIO
FLOOR: 1

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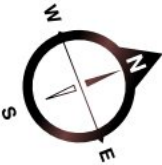
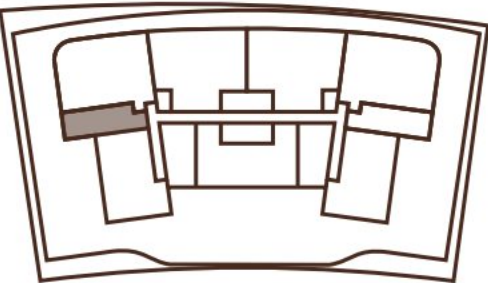
STUDIO TYPE A

SUITE AREA	351.12	sq. ft
BALCONY AREA	239.82	sq. ft
TOTAL SELLABLE AREA	590.94	sq. ft

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STUDIO
FLOOR: 1

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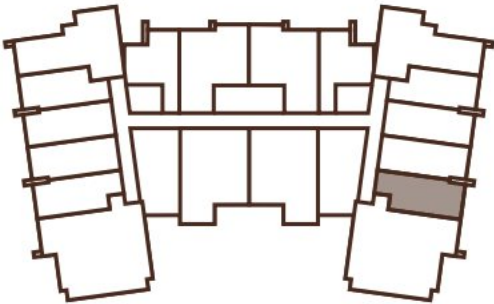
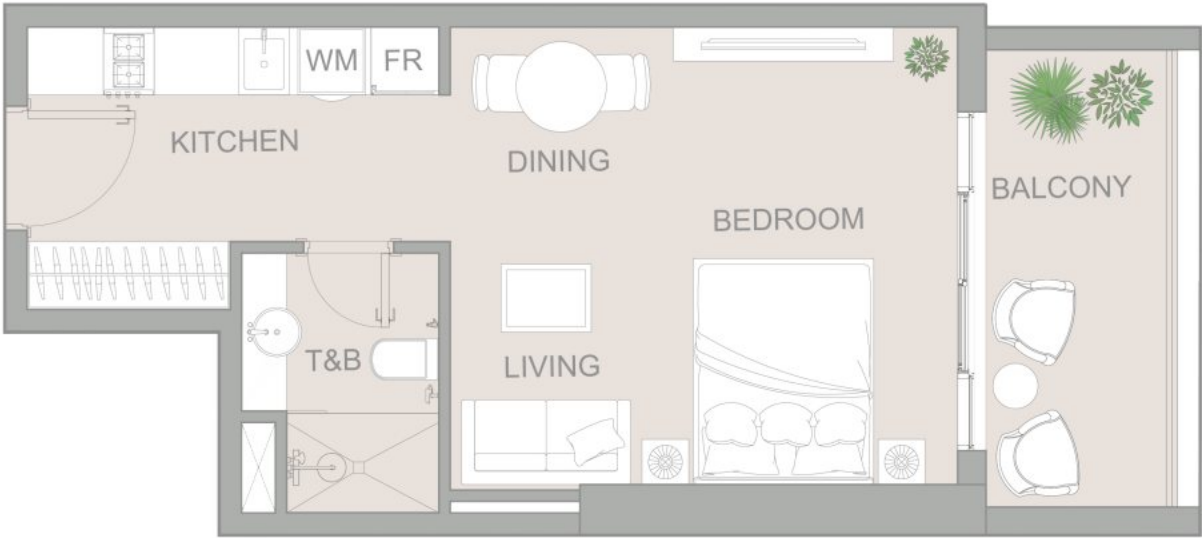
STUDIO TYPE B

SUITE AREA	351.33	sq. ft
BALCONY AREA	239.93	sq. ft
TOTAL SELLABLE AREA	591.26	sq. ft

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STUDIO
FLOOR: 2 - 20

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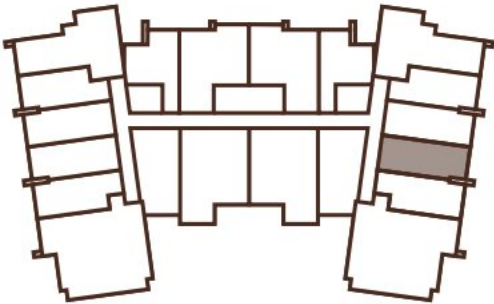
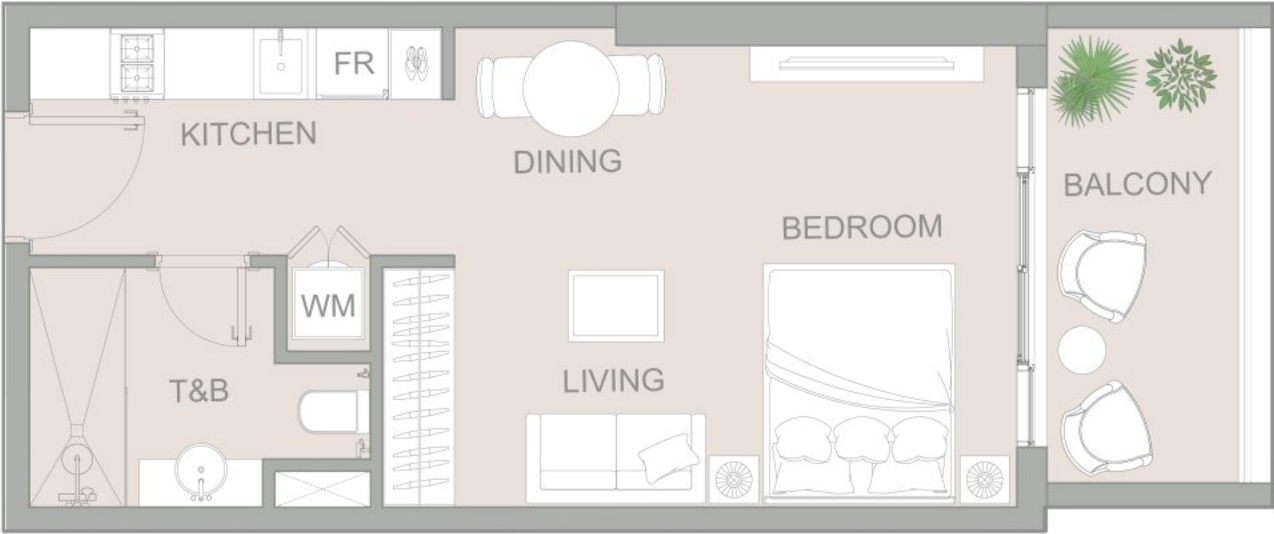
STUDIO TYPE C

SUITE AREA	359.51	sq. ft
BALCONY AREA	96.12	sq. ft
TOTAL SELLABLE AREA	455.64	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



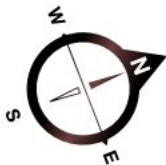
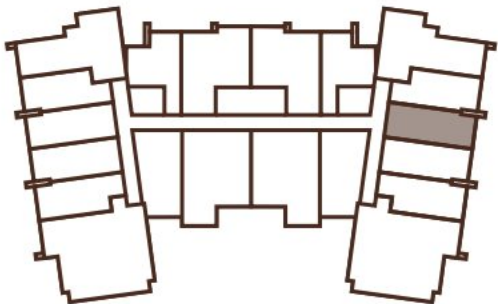
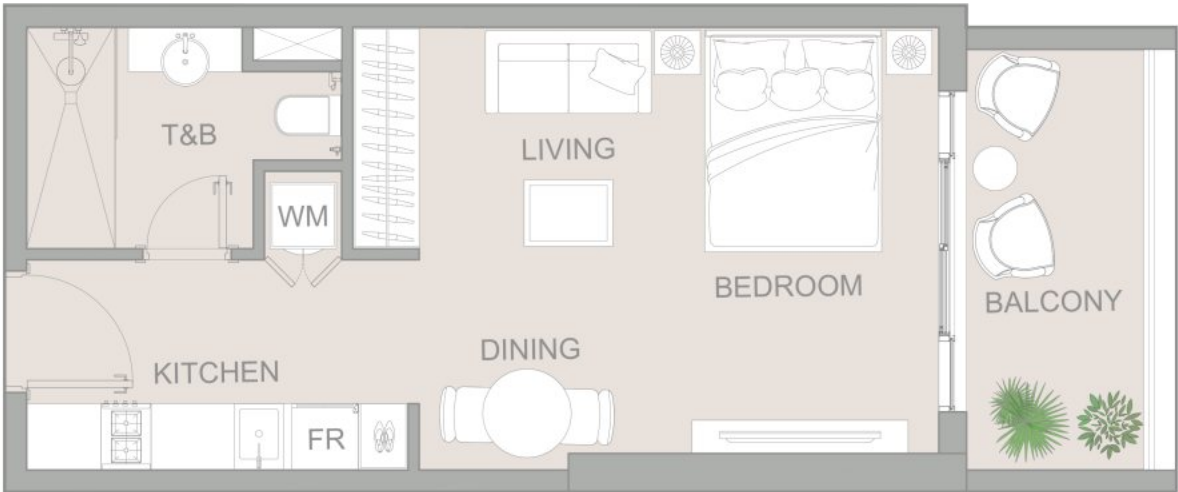
STUDIO TYPE D

SUITE AREA	377.38	sq. ft
BALCONY AREA	89.88	sq. ft
TOTAL SELLABLE AREA	467.26	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



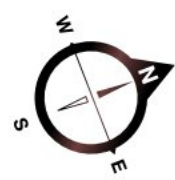
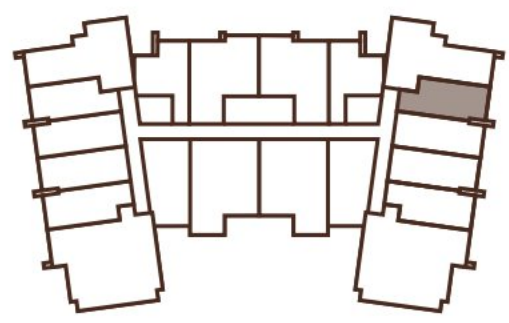
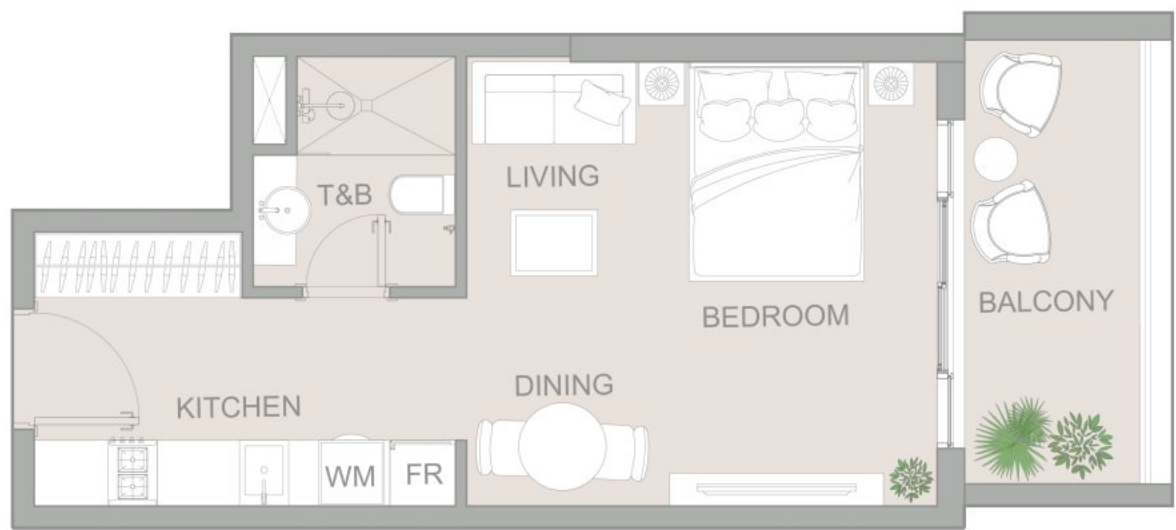
STUDIO TYPE E

SUITE AREA	381.80	sq. ft
BALCONY AREA	89.56	sq. ft
TOTAL SELLABLE AREA	471.35	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



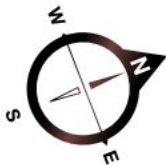
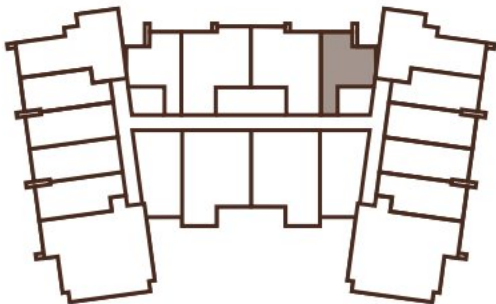
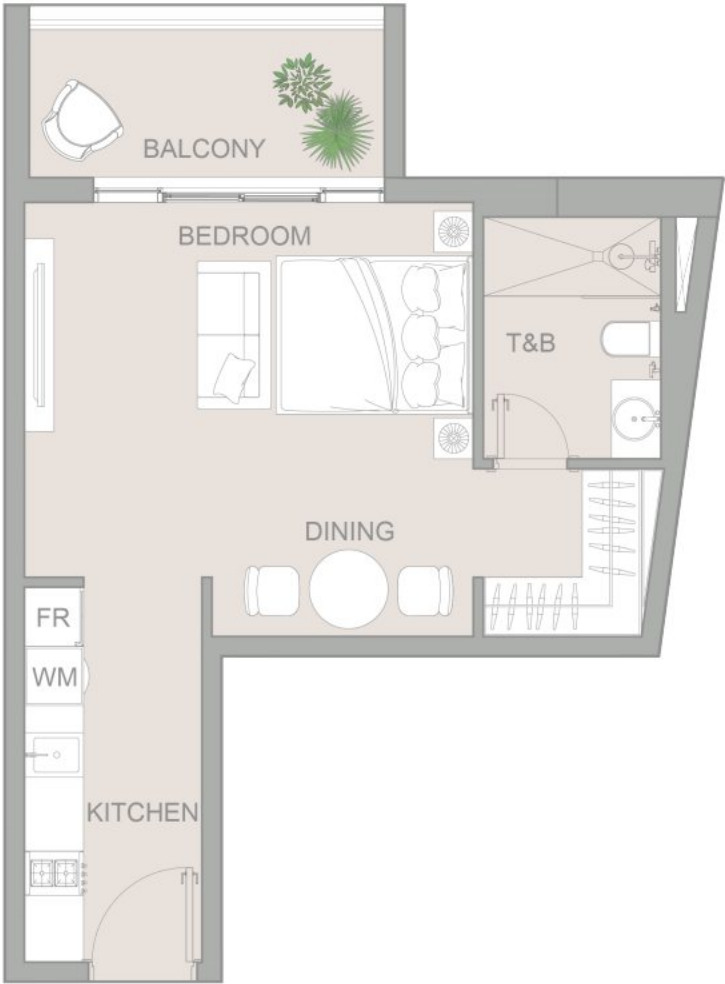
STUDIO TYPE F

SUITE AREA	349.29	sq. ft
BALCONY AREA	95.80	sq. ft
TOTAL SELLABLE AREA	445.09	sq. ft

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STUDIO
FLOOR: 2 - 24

AURELIA
RESIDENCE



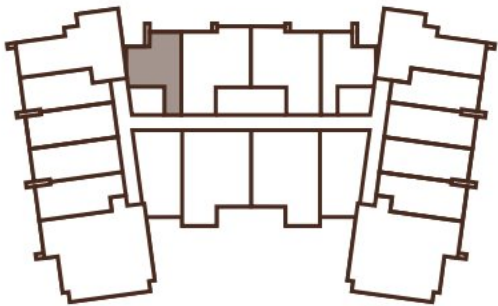
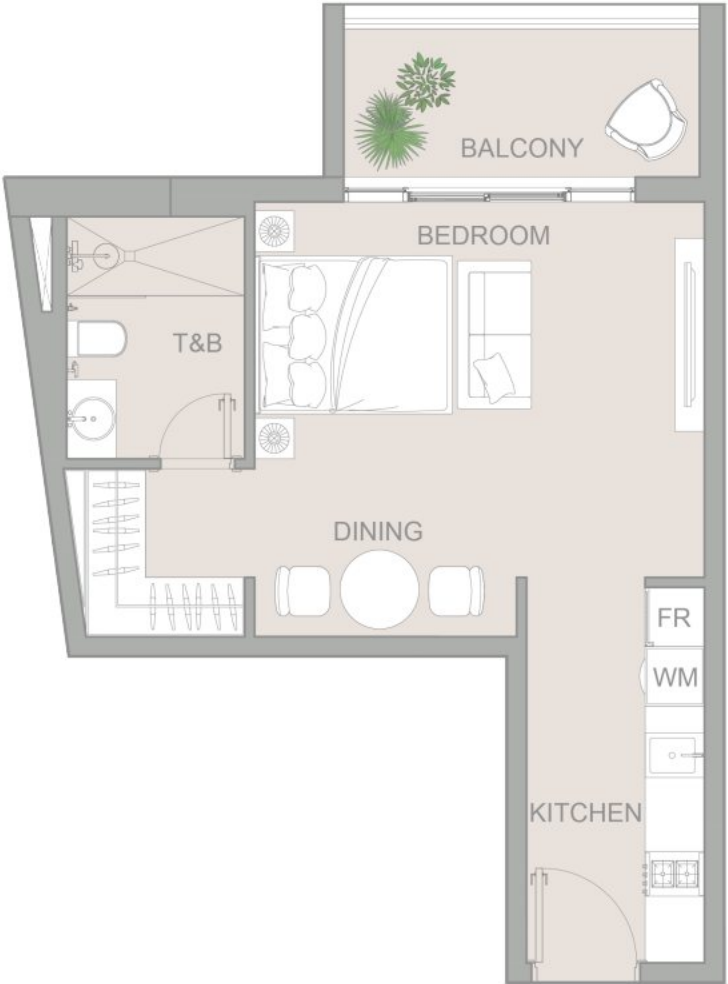
STUDIO TYPE G

SUITE AREA	403.97	sq. ft
BALCONY AREA	69.53	sq. ft
TOTAL SELLABLE AREA	473.50	sq. ft

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STUDIO
FLOOR: 2 - 24

AURELIA
RESIDENCE



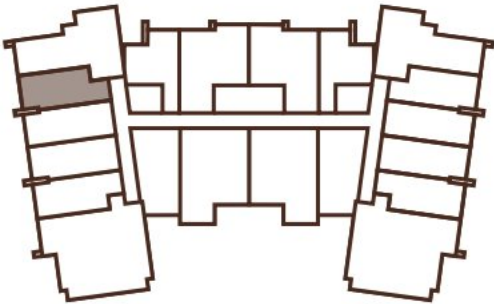
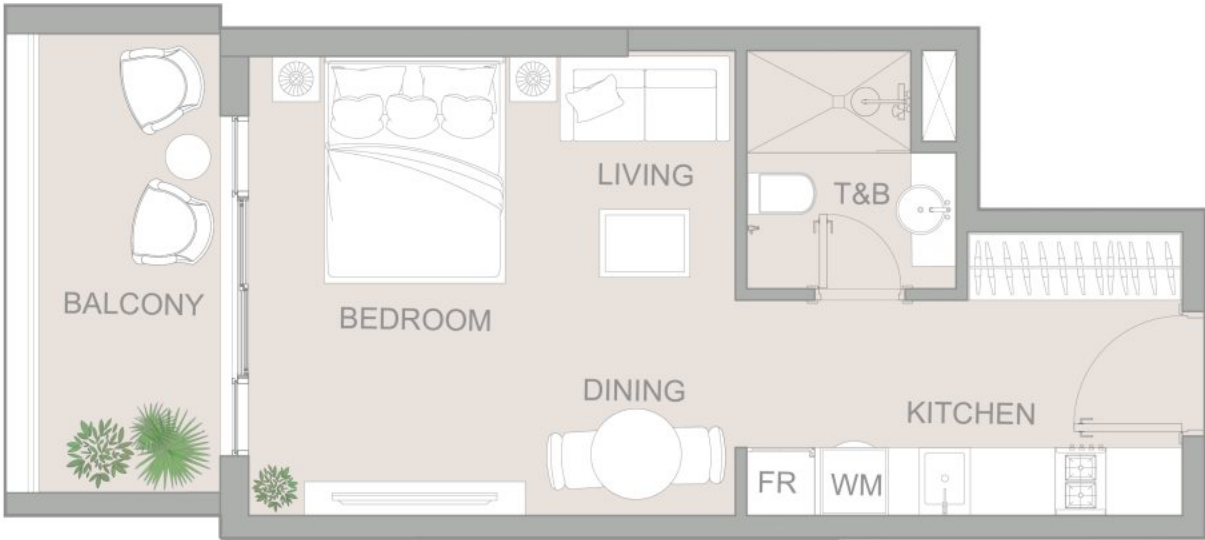
STUDIO TYPE H

SUITE AREA	403.97	sq. ft
BALCONY AREA	69.53	sq. ft
TOTAL SELLABLE AREA	473.50	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



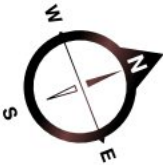
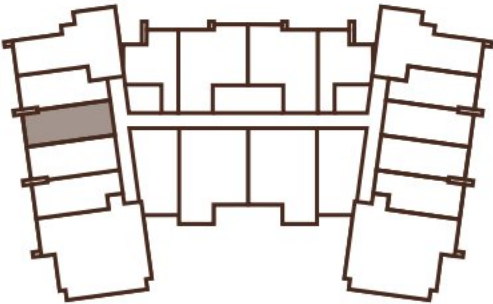
STUDIO TYPE I

SUITE AREA	349.29	sq. ft
BALCONY AREA	95.80	sq. ft
TOTAL SELLABLE AREA	445.09	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



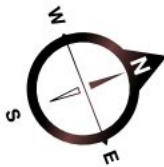
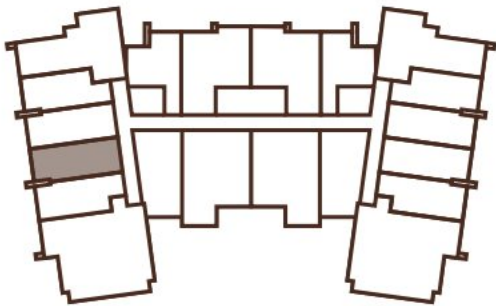
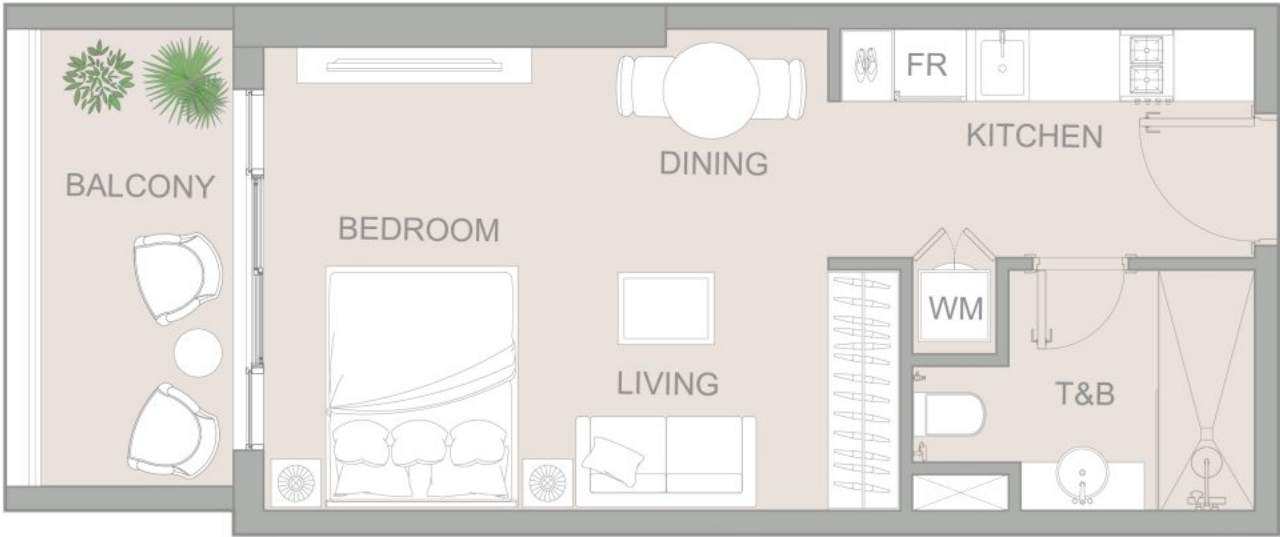
STUDIO TYPE J

SUITE AREA	377.49	sq. ft
BALCONY AREA	89.56	sq. ft
TOTAL SELLABLE AREA	467.05	sq. ft

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STUDIO
FLOOR: 2 - 16

AURELIA
RESIDENCE



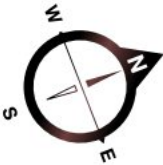
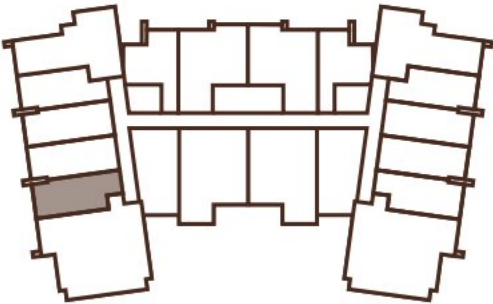
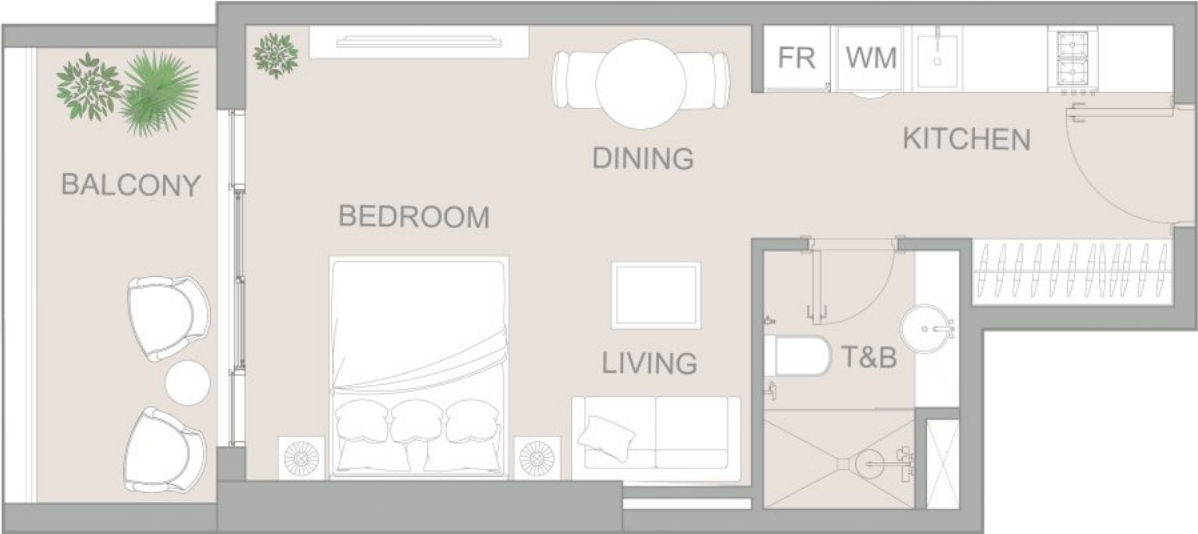
STUDIO TYPE K

SUITE AREA	377.49	sq. ft
BALCONY AREA	89.88	sq. ft
TOTAL SELLABLE AREA	467.37	sq. ft

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STUDIO
FLOOR: 2 - 20

AURELIA
RESIDENCE



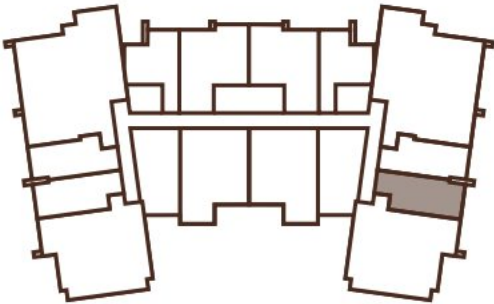
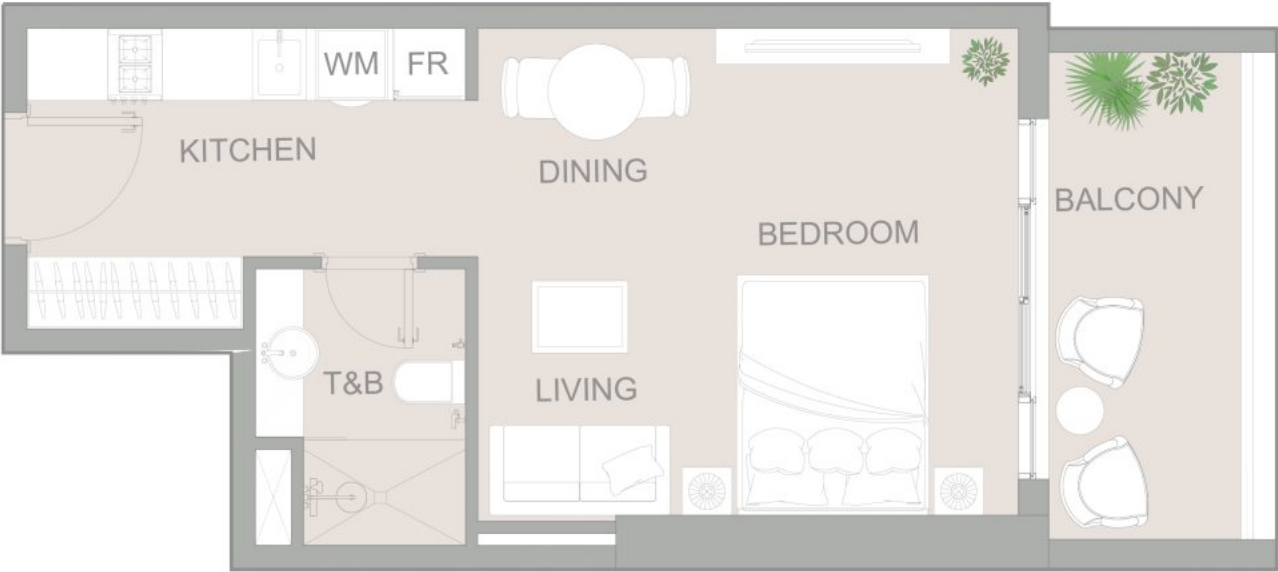
STUDIO TYPE L

SUITE AREA	364.36	sq. ft
BALCONY AREA	96.12	sq. ft
TOTAL SELLABLE AREA	460.48	sq. ft

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STUDIO
FLOOR: 21 - 24

AURELIA
RESIDENCE



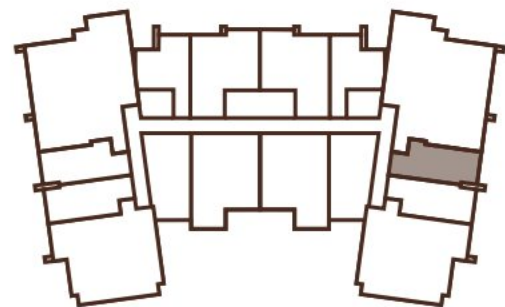
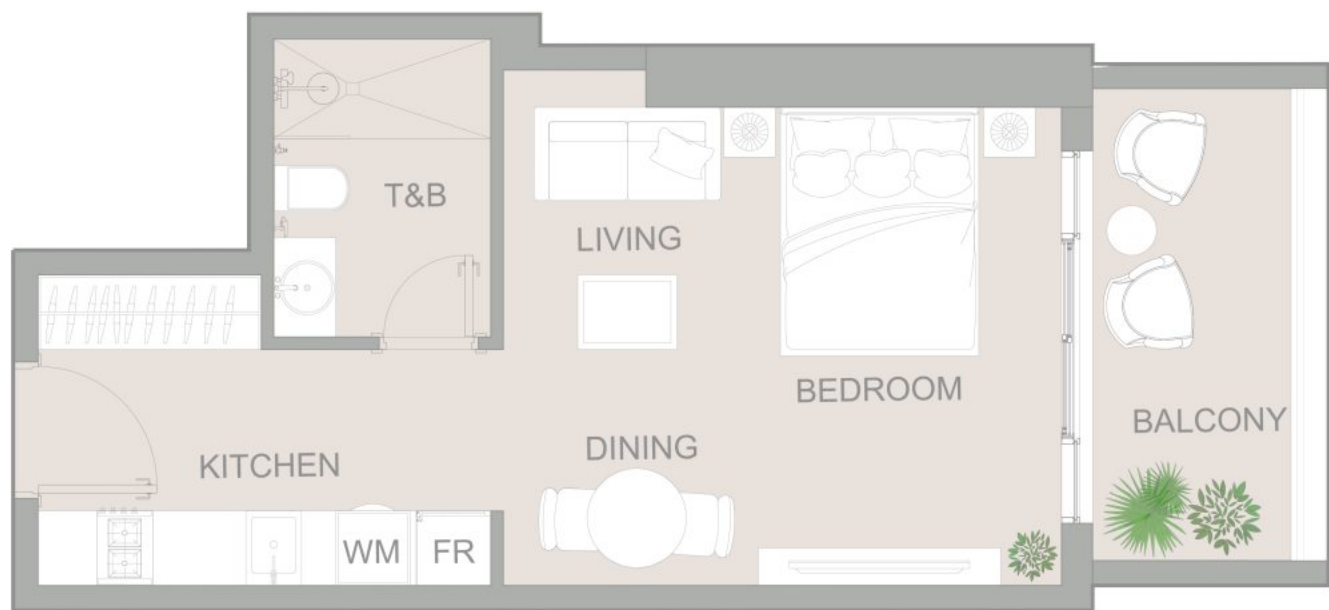
STUDIO TYPE M

SUITE AREA	365.00	sq. ft
BALCONY AREA	96.01	sq. ft
TOTAL SELLABLE AREA	461.02	sq. ft

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STUDIO
FLOOR: 21 - 24

AURELIA
RESIDENCE



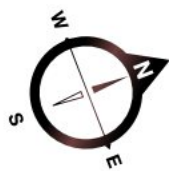
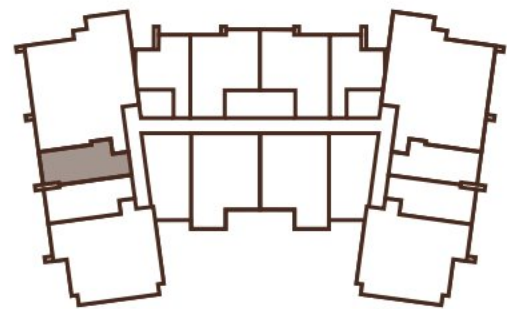
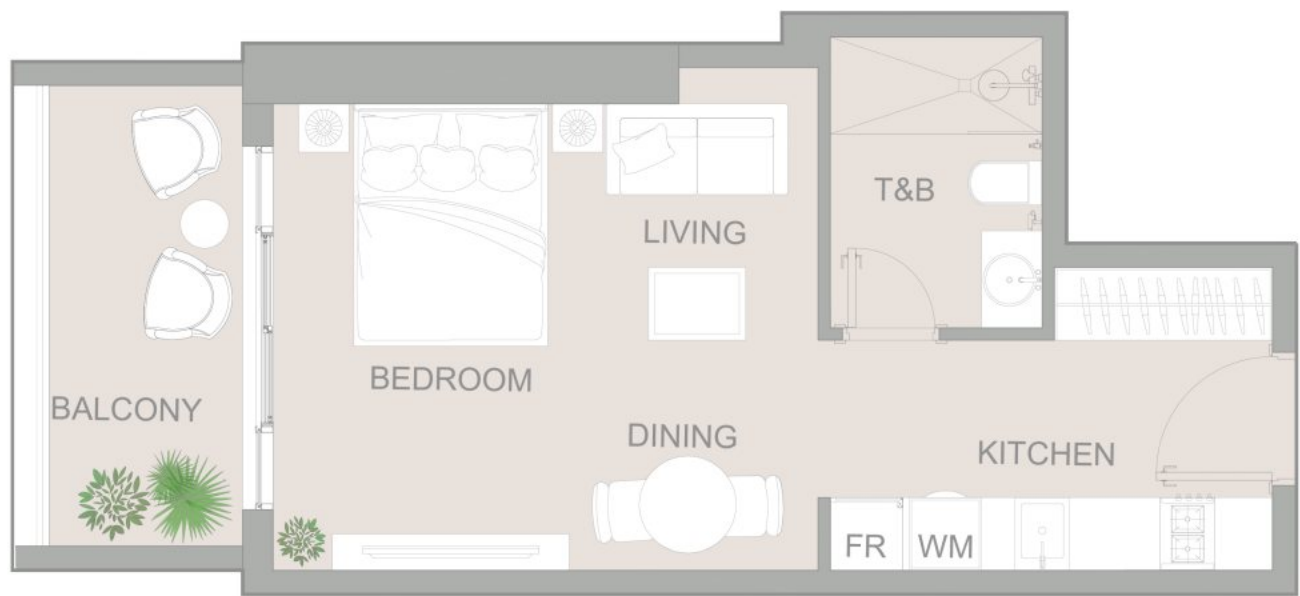
STUDIO TYPE N

SUITE AREA	367.91	sq. ft
BALCONY AREA	89.88	sq. ft
TOTAL SELLABLE AREA	457.79	sq. ft

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STUDIO
FLOOR: 21 - 24

AURELIA
RESIDENCE



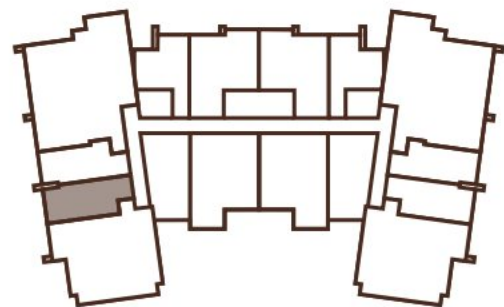
STUDIO TYPE O

SUITE AREA	367.05	sq. ft
BALCONY AREA	89.88	sq. ft
TOTAL SELLABLE AREA	456.93	sq. ft

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STUDIO
FLOOR: 21 - 24

AURELIA
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STUDIO TYPE P

SUITE AREA	360.38	sq. ft
BALCONY AREA	96.01	sq. ft
TOTAL SELLABLE AREA	456.39	sq. ft

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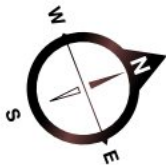
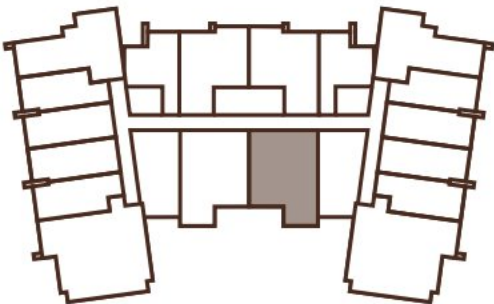
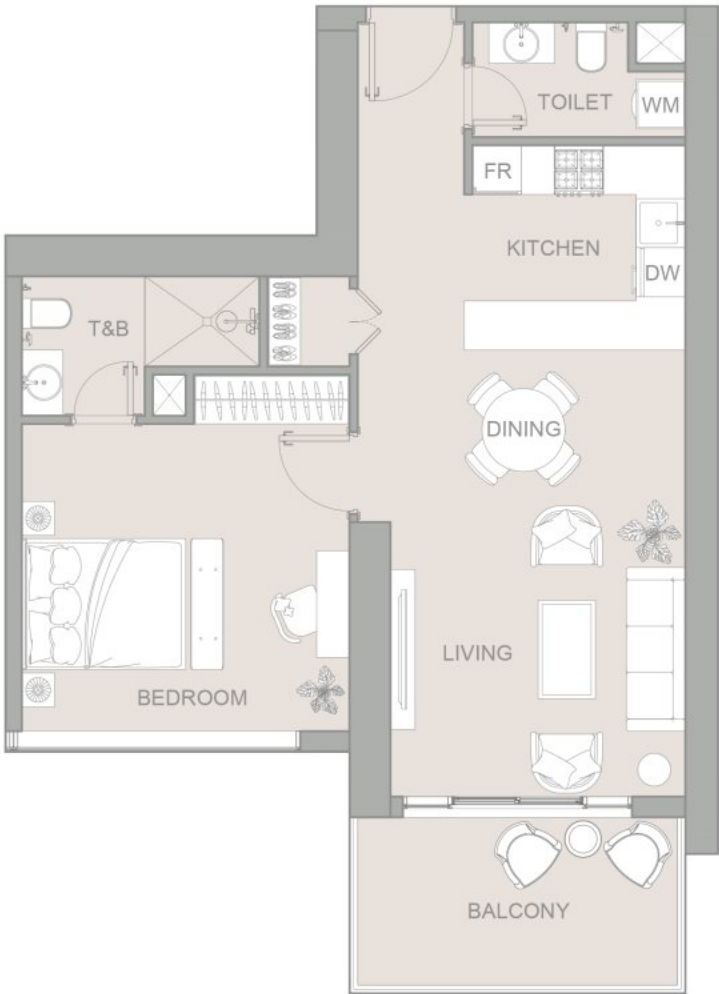
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One Bedroom



ONE BEDROOM
FLOOR: 2 - 20

AURELIA
RESIDENCE



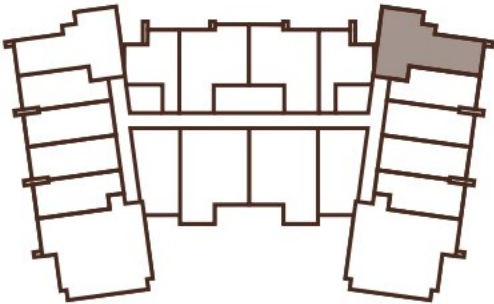
1 BR TYPE A

SUITE AREA	687.60	sq. ft
BALCONY AREA	97.84	sq. ft
TOTAL SELLABLE AREA	785.44	sq. ft

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ONE BEDROOM
FLOOR: 2 - 16

AURELIA
RESIDENCE



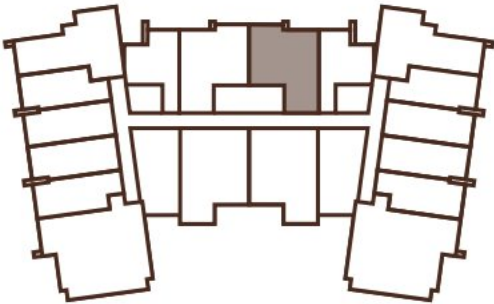
1 BR TYPE B

SUITE AREA	658.00	sq. ft
BALCONY AREA	121.63	sq. ft
TOTAL SELLABLE AREA	779.63	sq. ft

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ONE BEDROOM
FLOOR: 2 - 16

AURELIA
RESIDENCE



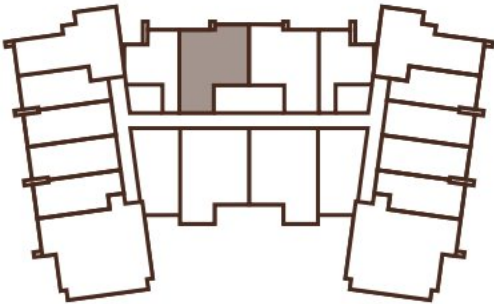
1 BR TYPE C

SUITE AREA	676.83	sq. ft
BALCONY AREA	103.44	sq. ft
TOTAL SELLABLE AREA	780.28	sq. ft

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ONE BEDROOM
FLOOR: 2 - 24

AURELIA
RESIDENCE



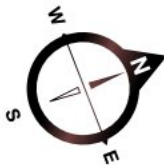
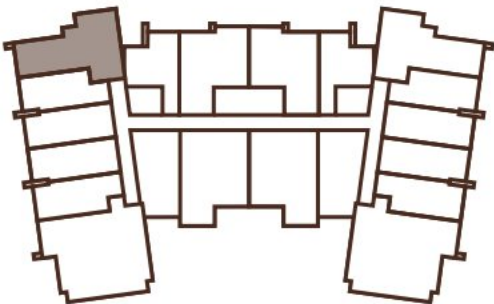
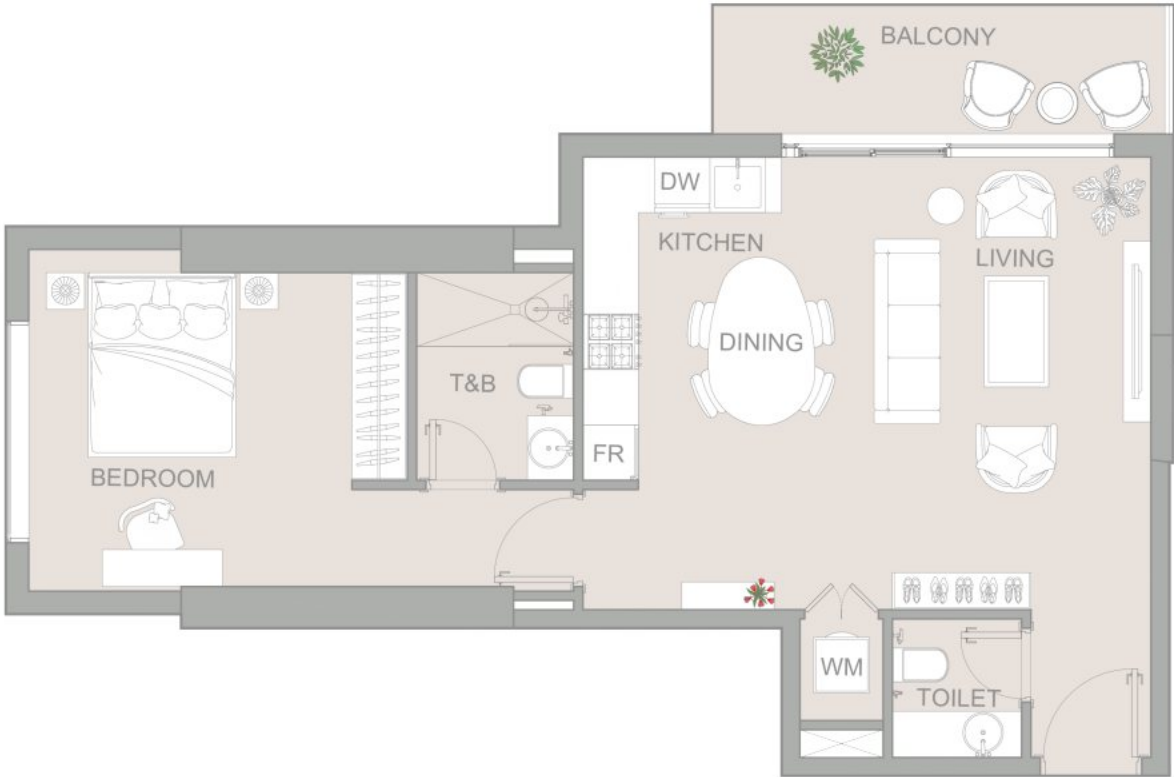
1 BR TYPE D

SUITE AREA	676.83	sq. ft
BALCONY AREA	103.44	sq. ft
TOTAL SELLABLE AREA	780.28	sq. ft

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ONE BEDROOM
FLOOR: 2 - 16

AURELIA
RESIDENCE

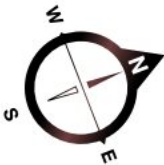
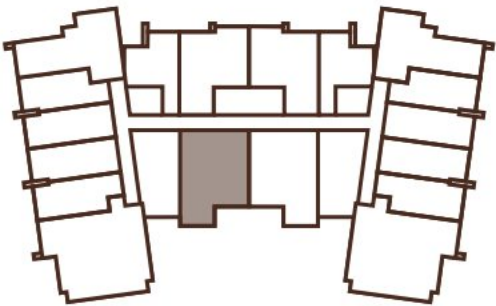


1 BR TYPE E

SUITE AREA	658.00	sq. ft
BALCONY AREA	121.63	sq. ft
TOTAL SELLABLE AREA	779.63	sq. ft

ONE BEDROOM
FLOOR: 2 - 20

AURELIA
RESIDENCE



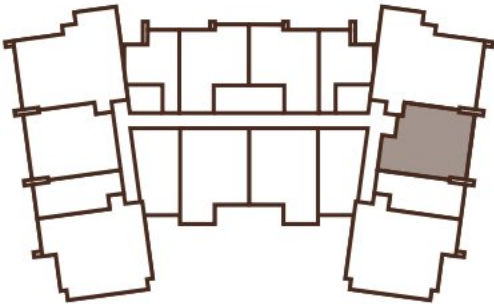
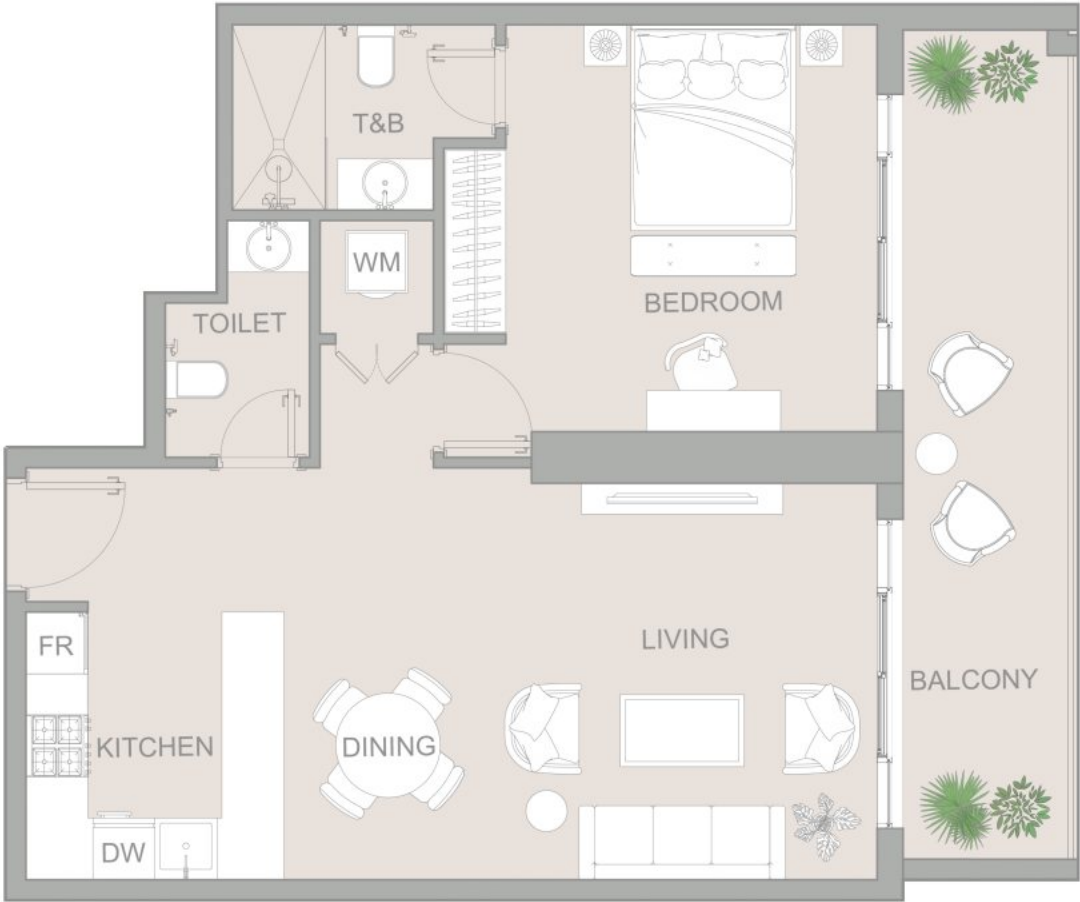
1 BR TYPE F

SUITE AREA	683.72	sq. ft
BALCONY AREA	96.55	sq. ft
TOTAL SELLABLE AREA	780.28	sq. ft

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ONE BEDROOM
FLOOR: 17 - 20

AURELIA
RESIDENCE



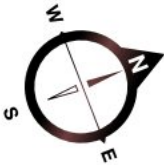
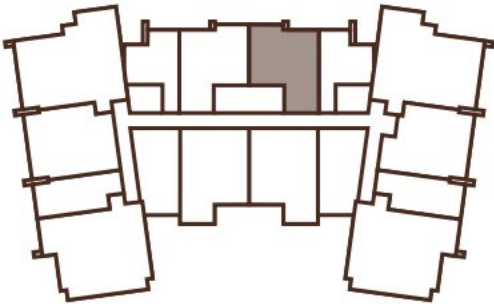
1 BR TYPE G

SUITE AREA	681.79	sq. ft
BALCONY AREA	185.78	sq. ft
TOTAL SELLABLE AREA	867.57	sq. ft

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ONE BEDROOM
FLOOR: 17 - 24

AURELIA
RESIDENCE



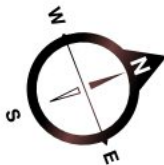
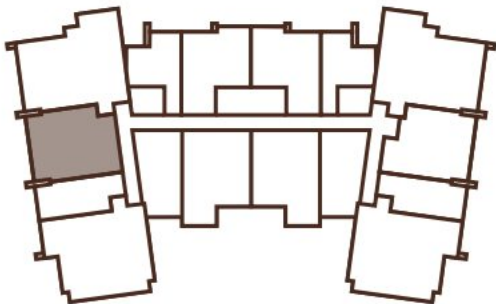
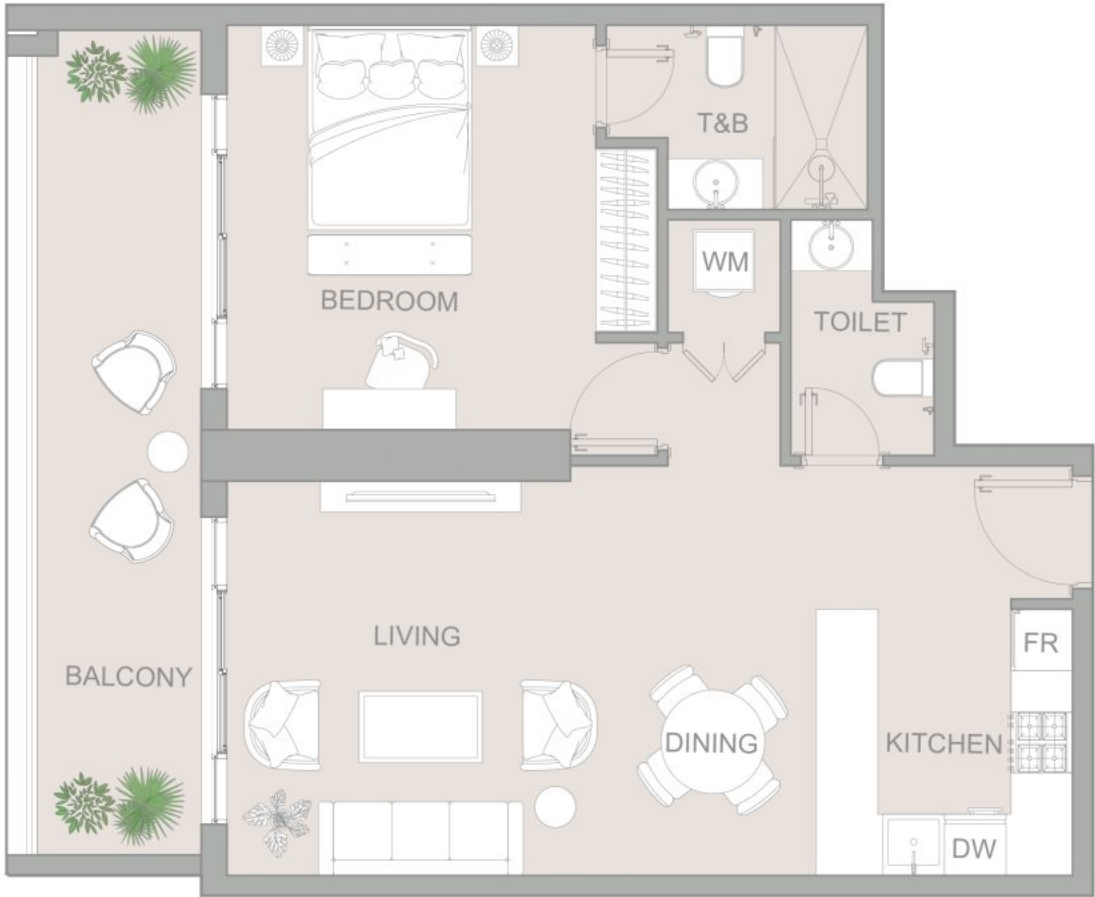
1 BR TYPE H

SUITE AREA	676.83	sq. ft
BALCONY AREA	103.44	sq. ft
TOTAL SELLABLE AREA	780.28	sq. ft

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ONE BEDROOM
FLOOR: 17 - 20

AURELIA
RESIDENCE



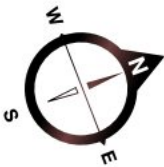
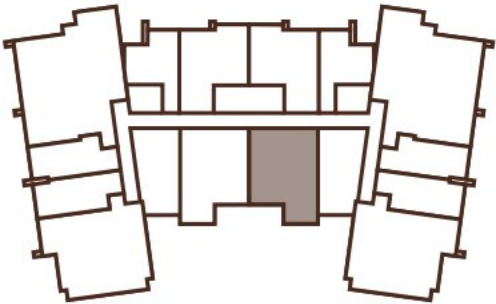
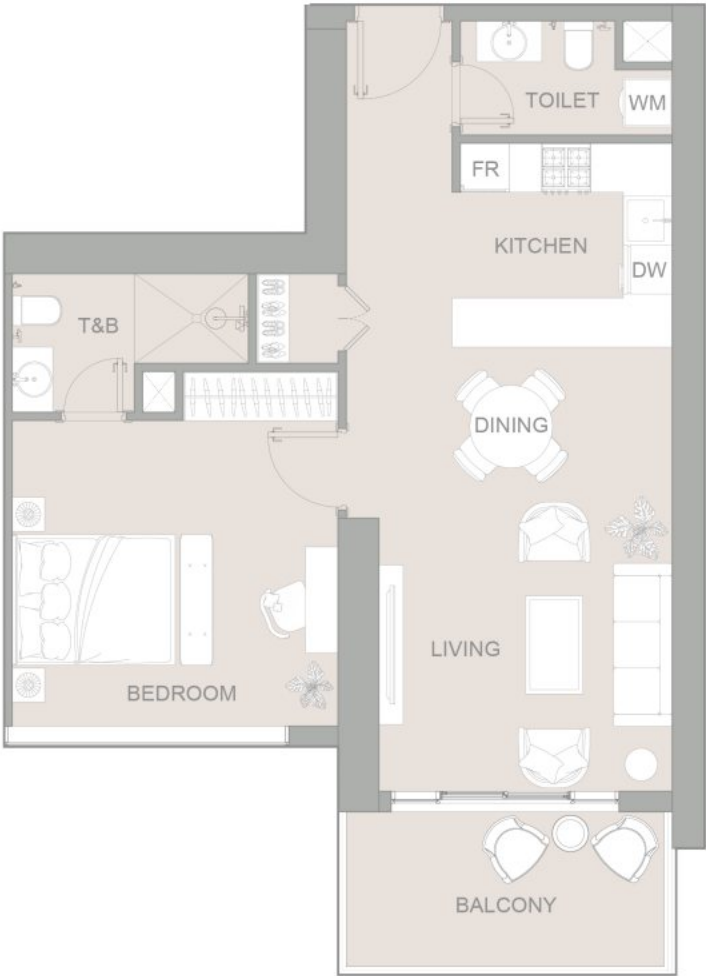
1 BR TYPE I

SUITE AREA	686.95	sq. ft
BALCONY AREA	185.78	sq. ft
TOTAL SELLABLE AREA	872.74	sq. ft

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ONE BEDROOM
FLOOR: 21 - 24

AURELIA
RESIDENCE



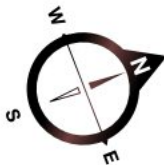
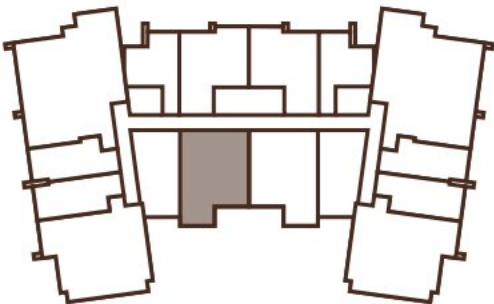
1 BR TYPE J

SUITE AREA	687.60	sq. ft
BALCONY AREA	97.84	sq. ft
TOTAL SELLABLE AREA	785.44	sq. ft

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ONE BEDROOM
FLOOR: 21 - 24

AURELIA
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1 BR TYPE K

SUITE AREA	683.72	sq. ft
BALCONY AREA	95.48	sq. ft
TOTAL SELLABLE AREA	779.20	sq. ft

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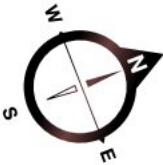
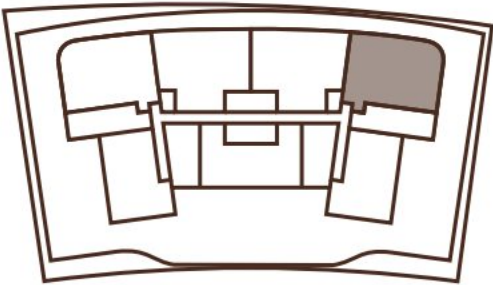
AURELIA
RESIDENCE

Two Bedroom



TWO BEDROOM
FLOOR: 1

AURELIA
RESIDENCE



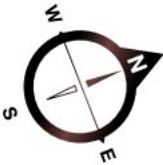
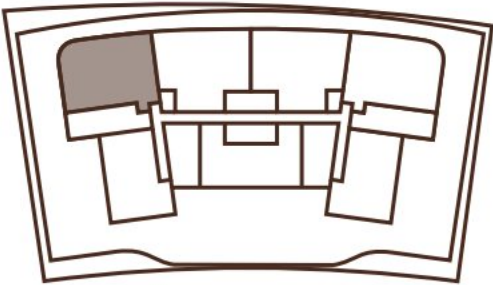
2 BR TYPE A

SUITE AREA	1,021.49 sq. ft
BALCONY AREA	971.23 sq. ft
TOTAL SELLABLE AREA	1,992.72 sq. ft

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TWO BEDROOM
FLOOR: 1

AURELIA
RESIDENCE



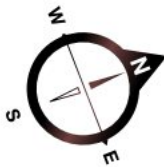
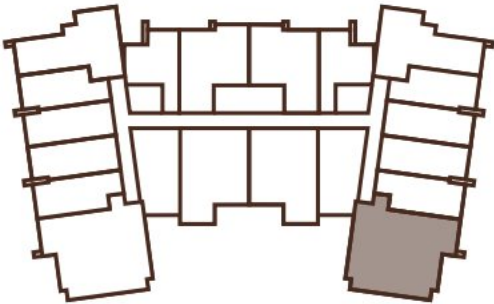
2 BR TYPE B

SUITE AREA	1,023.32 sq. ft
BALCONY AREA	970.47 sq. ft
TOTAL SELLABLE AREA	1,993.80 sq. ft

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TWO BEDROOM
FLOOR: 2 - 24

AURELIA
RESIDENCE



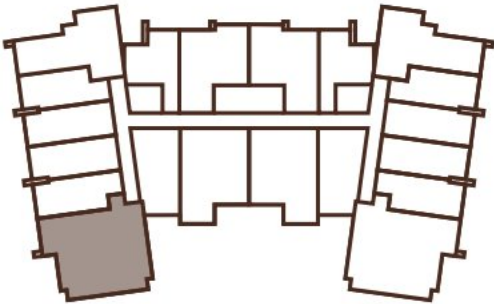
2 BR TYPE C

SUITE AREA	1,056.15 sq. ft
BALCONY AREA	200.85 sq. ft
TOTAL SELLABLE AREA	1,257.01 sq. ft

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TWO BEDROOM
FLOOR: 2 - 24

AURELIA
RESIDENCE



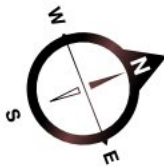
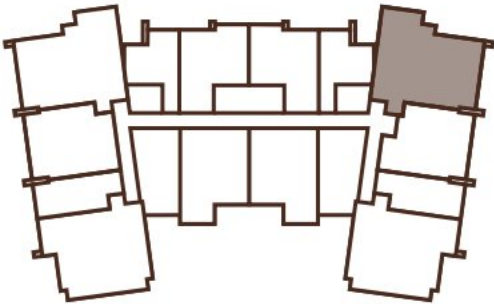
2 BR TYPE D

SUITE AREA	1,054.65 sq. ft
BALCONY AREA	200.53 sq. ft
TOTAL SELLABLE AREA	1,255.18 sq. ft

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TWO BEDROOM
FLOOR: 17 - 20

AURELIA
RESIDENCE



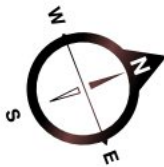
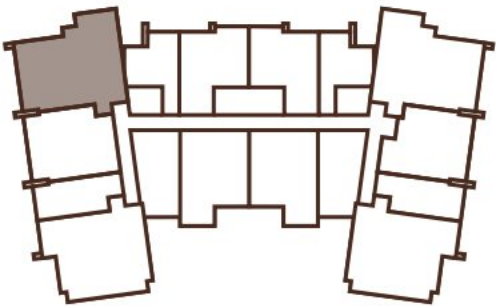
2 BR TYPE E

SUITE AREA	1,004.27 sq. ft
BALCONY AREA	245.52 sq. ft
TOTAL SELLABLE AREA	1,249.80 sq. ft

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TWO BEDROOM
FLOOR: 17 - 20

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2 BR TYPE F

SUITE AREA	1,004.27 sq. ft
BALCONY AREA	245.52 sq. ft
TOTAL SELLABLE AREA	1,249.80 sq. ft

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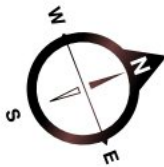
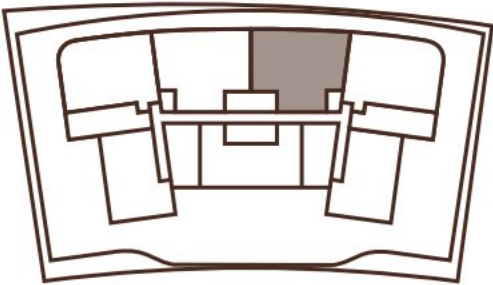
AURELIA
RESIDENCE

Two Bedroom Pro



TWO BEDROOM PRO
FLOOR: 1

AURELIA
RESIDENCE



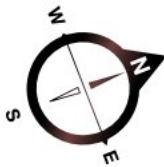
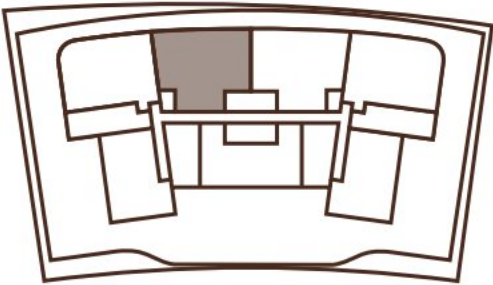
2,5 BR TYPE A

SUITE AREA	1,239.46 sq. ft
BALCONY AREA	742.60 sq. ft
TOTAL SELLABLE AREA	1,982.06 sq. ft

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TWO BEDROOM PRO
FLOOR: 1

AURELIA
RESIDENCE



2,5 BR TYPE B

SUITE AREA	1,239.46 sq. ft
BALCONY AREA	743.14 sq. ft
TOTAL SELLABLE AREA	1,982.60 sq. ft

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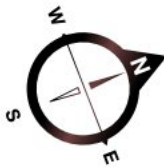
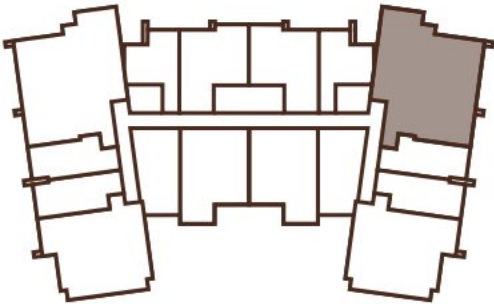
AURELIA
RESIDENCE

Three Bedroom Pro



THREE BEDROOM PRO
FLOOR: 21 - 24

AURELIA
RESIDENCE



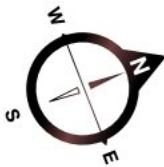
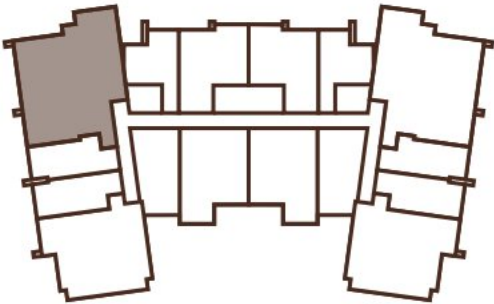
3,5 BR TYPE A

SUITE AREA	1,429.88 sq. ft
BALCONY AREA	188.37 sq. ft
TOTAL SELLABLE AREA	1,618.24 sq. ft

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THREE BEDROOM PRO
FLOOR: 21 - 24

AURELIA
RESIDENCE



3,5 BR TYPE B

SUITE AREA	1,430.52 sq. ft
BALCONY AREA	188.37 sq. ft
TOTAL SELLABLE AREA	1,618.89 sq. ft

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Object 1