



TOWN
SQUARE
DUBAI

by NSHAMA 

WARDA I
APARTMENTS

TOWN SQUARE PARK

08



CONTENTS

10



TOWN SQUARE DUBAI

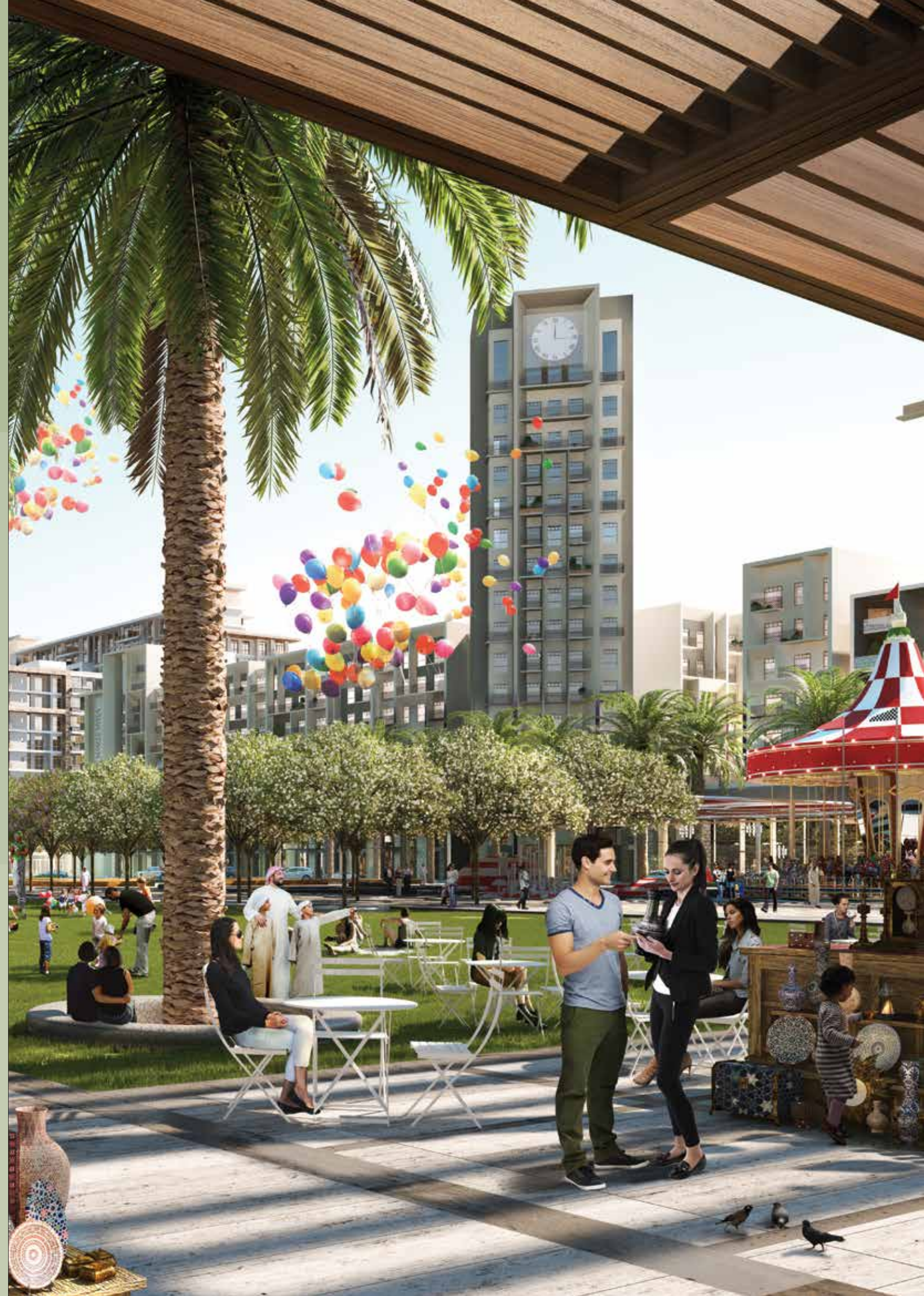
- 04.....The Master Plan
- 06.....About Town Square Dubai

13



WARDA I APARTMENTS

- 08.....About WARD A I
- 10.....Interior & Exterior
- 12.....Lifestyle & Facilities



The Master Plan

Town Square Dubai



WARDA I
APARTMENTS

Town Square Facts



Size Equals
to 11 Football
Pitches



10 km Nature
Trail Network



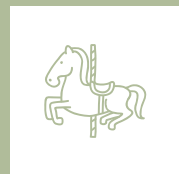
28,000 m2
of Green Area



3.4 km2
Cycling Paths



Reel Cinema



Central Park of
over 50,000
m2



154,000 m2
of Parks



Vida Hotel



Over 600
Retail Outlets



8000 m2
Basketball Courts
& Skate Parks



6 km
Jogging
Trails

Town Square Dubai

offers you a rare opportunity to live in one of the finest and most exclusive new developments in Dubai. Surrounded by areas of secluded private parkland, all apartments and townhouses are designed to offer a peerless level of specification and spacious accommodation.

The beautifully designed apartments and townhouses range in size, style and elegance and are accessed via private gated driveways.





Warda I

Town Square Park

Whether you're a first-time buyer looking for a secure investment, about to start a family, or simply want to enjoy a new and lively part of town, Warda at Town Square Park is the perfect location.

This warm community is a place of opportunity and endless possibilities.

Interior

From floor to ceiling, beautiful interior design covers the interior of all Warda apartments.

Every element and each feature has been intricately designed to create a warm and welcoming home.



Exterior

Every inch of the exterior has been designed with great attention and precision to create a stunning residential facility that is easy on the eye.

Lifestyle

The centre of tomorrow - diverse retail and dining offerings, pedestrian and cycling trails, lush green spaces, Reel Cinemas and VIDA Hotel.



Facilities

Live in a home where a variety of wellness, entertainment and leisure options are just a step away.

Located at the heart of the development, Warda at Town Square Park has a convenient shopping podium in the building, a gorgeous swimming pool in the courtyard and all amenities one would expect from a world-class residential address.



1BHK

Unit Type 1B

AREA	MIN	MAX
SUITE	70 Sq.m / 753.47 Sq.ft	70.12 Sq.m / 754.77 Sq.ft
BALCONY	51.01 Sq.m / 549.07 Sq.ft	51.01 Sq.m / 549.07 Sq.ft
TOTAL BUILT-UP AREA	121.01 Sq.m / 1302.54 Sq.ft	121.13 Sq.m / 1303.83 Sq.ft



1BHK

Unit Type 1C

AREA	MIN	MAX
SUITE	52.44 Sq.m / 564.46 Sq.ft	52.54 Sq.m / 565.54 Sq.ft
BALCONY	17.18 Sq.m / 184.92 Sq.ft	18.31 Sq.m / 197.09 Sq.ft
TOTAL BUILT-UP AREA	69.72 Sq.m / 751.21 Sq.ft	70.75 Sq.m / 761.55 Sq.ft



2BHK Unit Type 2D

AREA	MIN	MAX
SUITE	78.35 Sq.m / 843.35 Sq.ft	78.99 Sq.m / 850.24 Sq.ft
BALCONY	8.39 Sq.m / 90.31 Sq.ft	9.11 Sq.m / 98.06 Sq.ft
TOTAL BUILT-UP AREA	87.11 Sq.m / 937.64 Sq.ft	87.90 Sq.m / 946.15 Sq.ft



*Balcony sizes vary

2BHK Unit Type 2E

AREA	MIN	MAX
SUITE	101.79 Sq.m / 1095.66 Sq.ft	102.39 Sq.m / 1102.12 Sq.ft
BALCONY	8.48 Sq.m / 91.28 Sq.ft	22.03 Sq.m / 237.13 Sq.ft
TOTAL BUILT-UP AREA	110.27 Sq.m / 1186.94 Sq.ft	124.03 Sq.m / 1335.05 Sq.ft



*Balcony sizes vary

3BHK Unit Type 3B

AREA	MIN	MAX
SUITE	167.78 Sq.m / 1805.97 Sq.ft	168.06 Sq.m / 1808.98 Sq.ft
BALCONY	141.68 Sq.m / 1525.03 Sq.ft	279.38 Sq.m / 3007.22 Sq.ft
TOTAL BUILT-UP AREA	309.74 Sq.m / 3334.01 Sq.ft	447.16 Sq.m / 4813.19 Sq.ft



*Balcony sizes vary

3BHK Unit Type 3D

AREA	MIN	MAX
SUITE	149.41 Sq.m / 1608.24 Sq.ft	149.98 Sq.m / 1614.37 Sq.ft
BALCONY	14.78 Sq.m / 159.09 Sq.ft	31.14 Sq.m / 335.19 Sq.ft
TOTAL BUILT-UP AREA	164.27 Sq.m / 1768.19 Sq.ft	180.74 Sq.m / 1945.47 Sq.ft



*Balcony sizes vary



WARDA I

APARTMENTS

TOWN SQUARE PARK

For more information
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