

# MAISON ELYSÉE III

BY

پانٹھیون  
**PANTHEON**  
DEVELOPMENT





#### ELEVATORS

X Elevators

#### AMENITIES WITHIN THE PROJECT

Pool, Landscape, Gym, Kids Play Area, BBQ Area, Outdoor cinema, family sitting area, outdoor workout area and multipurpose hall

#### OWNERSHIP

Freehold

#### ANTICIPATED COMPLETION DATE

QX XXXX

#### ANTICIPATED SERVICE CHARGE

AED XX per sq.ft.

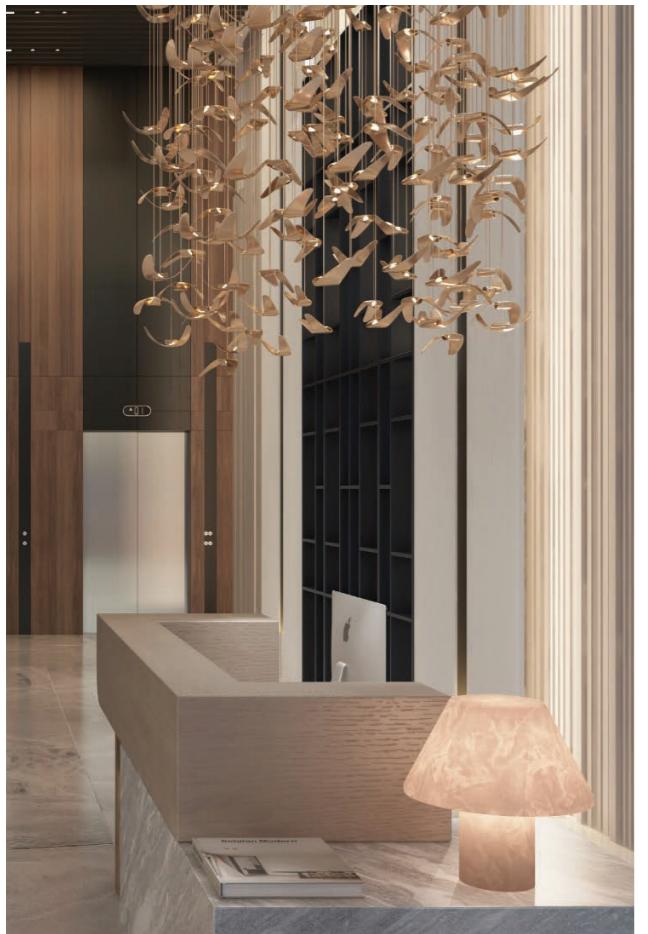
#### SIZE RANGE PER UNIT TYPE

Studio size ranges from 377.92 sq.ft. to 485.56 sq.ft

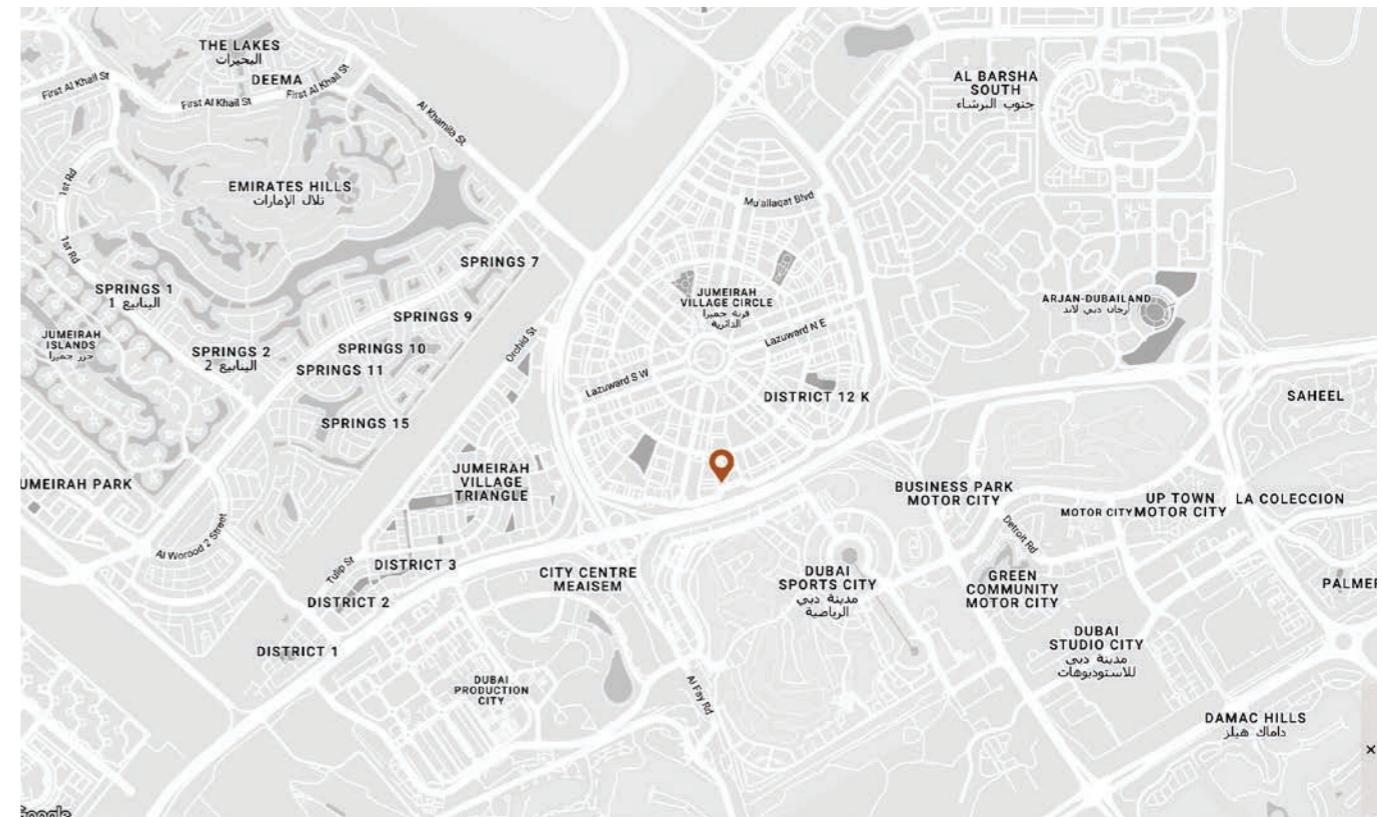
1BHK size ranges from 624.09 Sq.ft. to 1258.41 Sq.ft.

2BHK size ranges from 709.45 Sq.ft. to 712.47 Sq.ft.

Total size of project : Saleable Area: 225,391 sq.ft.



#### LOCATION MAP



#### PAYMENT PLAN

20% D/P  
+  
4% DLD  
+  
Aqood Fee

60%  
During  
Construction

2%  
per month  
for 25 months

20%  
Post  
Handover

#### PARKING

1 Parking space for a Studio, 1 Bedroom and 2 Bedroom

#### LOCATION:

- Dubai - Jumeirah Village Circle
- It is located near Sheikh Mohammed Bin Zayed Road and Al Khail Road
- Mall of the Emirates: 15 minutes
- Burj Khalifa and Dubai Mall: 20 minutes
- Palm Jumeirah: 20 minutes
- Dubai International Airport: 25 minutes
- Al Maktoum Airport: 30 Expo 2020 site: 20 minutes

#### NUMBER OF UNITS PER TYPE

- Studios - 87 units
- 1 Bedroom - 257 units
- 2 Bedrooms - 30 units
- Retail- 3 units

Total : 377

# Key points

- A ceiling clearance of 4.5 gives extra luxury spacious effect.
- A high end quality porcelain flooring throughout the units.
- Aesthetical proportioned windows with a view of greenery and kids area.
- Capacious outside balcony for leisure time.
- In built wardrobe blending with the project concept.
- Door hardwares and ironmongery of requisite quality.
- Aesthetical customised kitchen with in built appliances.
- High end quartz counter top with matching backsplash.
- Under mounted kitchen sink to match the modern kitchen designs.
- Faucets, sinks & accessories of signature design with international make.
- Spacious showers with crafted glass cubicles.
- Contemporary light fixtures with international origin.
- High grade AC units with multi control system.
- Energy Efficiency concept has been implemented considering the end users as the beneficiaries.
- 1 year free maintenance with additional year warranties for defined items.
- State of the art gymnasium with a beautiful view of landscape area with separate mens and womens changing room.
- Elegantly designed pool considering the need of kids and adult.
- Breathtaking landscape view with designated aprents sitting area.
- Smart homes designed for your ease.



# Why invest in Dubai?

-  **High rental returns**
-  **0% 0% tax on residential real estate**
-  **Fixed exchange rate (US dollar and dirham)**
-  **Residence visa**
-  **Safe and reliable investment environment**
-  **Sustained economic growth**
-  **World-class education**
-  **Readily available financing options**
-  **Ease of business set up**
-  **Consistently growing population**
-  **International finance center**



# Pantheon Elysee



# Pantheon Boulevard



## ABOUT US

Founded in 2001, Pantheon Group began with one startup business distributing Mining and Oil & Gas chemistry, and has grown to have a global presence in the USA, China, India and South America, emerging as a leader in three different industries over the past 19 years, with an annual turnover of more than Dh1.2 B (USD \$325M) with headquarters in Dubai. Each successful venture has led to the next, and our interests have diversified over time, so that today, we have interests in mining, oil & gas, financial services viz. Asset Management, Financial Advisory services in global capital markets.

Our newest venture incorporated in 2016 is Pantheon Development. In each of these markets, Pantheon has achieved great success, often outperforming other companies who have been in that market for decades. Pantheon group quickly became the largest Iodine distributor in the world and remains one of the dominant stakeholder in the Iodine industry.

Our venture into financial services, received a lot of attention from the industry and the media (CNBC, Bloomberg, Reuters). Pantheon Group is built on the foundation of strategic planning and impeccable execution. We endeavor to grow, and diversify, and become a lead player in any industry we decide to enter. This confidence is based, not only on the successful track record over the last 19 years, but also because we firmly believe in our core values.









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