



THE BROOKS

AT SOBHA SANCTUARY

SOBHA
REALTY



FLOOR AND UNIT PLANS

COURTYARD VILLAS

T5 Bedroom - Type A

Plot Area

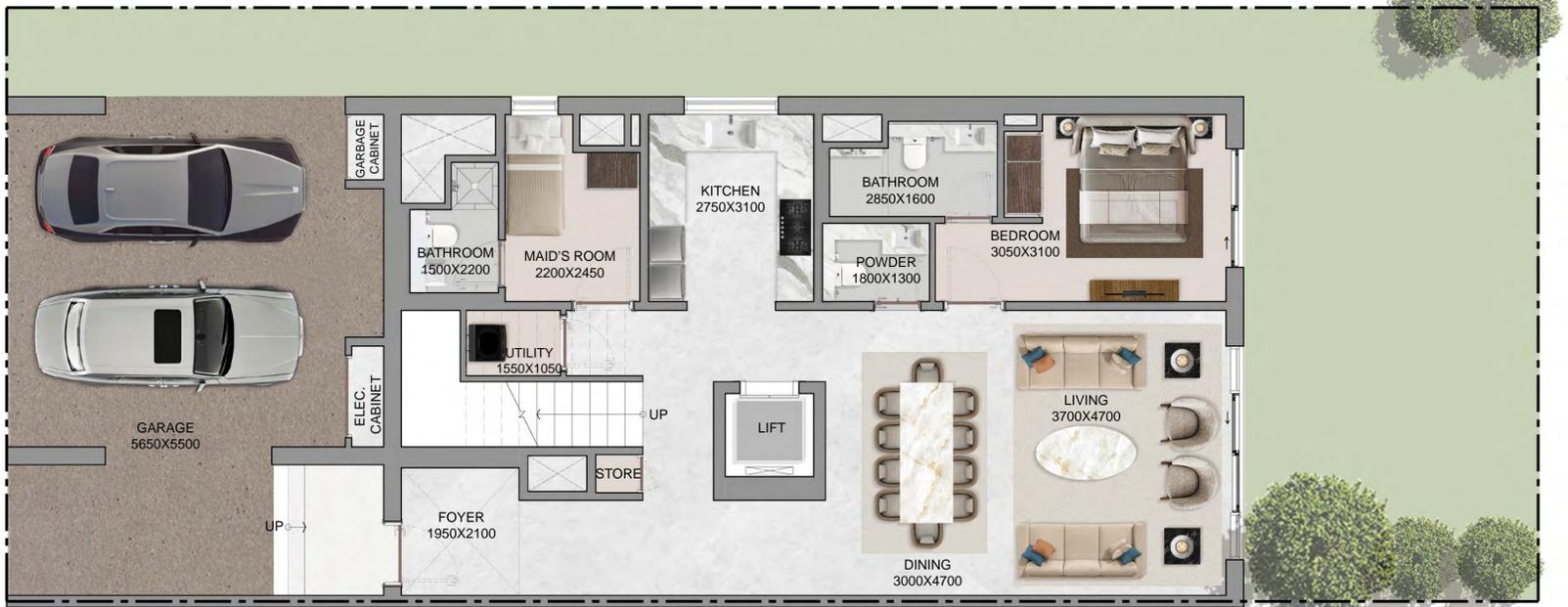
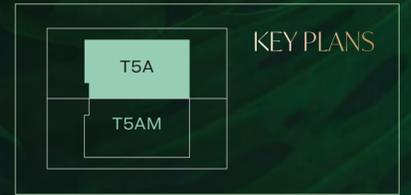
Min 291.07 sq.m 3,133.05 sq.ft

Max 302.05 sq.m 3,251.24 sq.ft

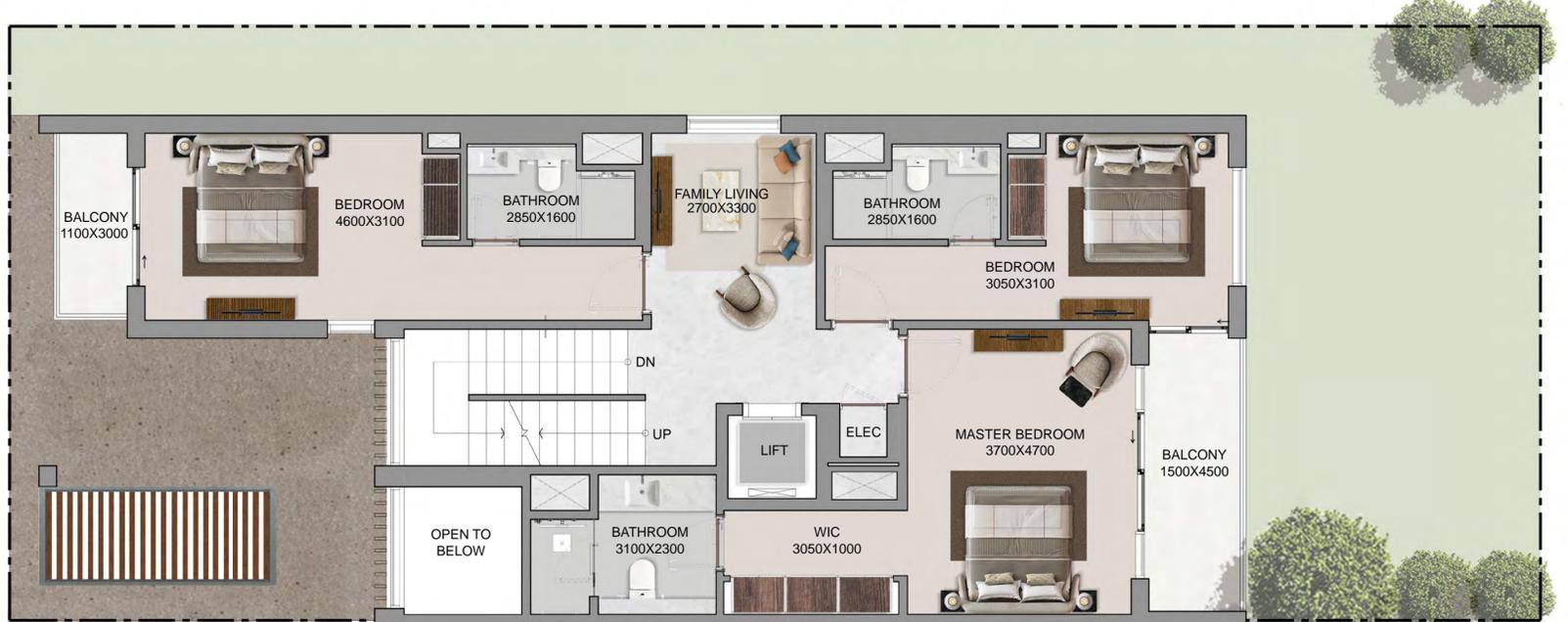
Saleable Area

381.53 sq.m

4,106.75 sq.ft



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

COURTYARD VILLAS

T5 Bedroom - Type AM

Plot Area

Min 294.77 sq.m 3,172.88 sq.ft

Max 302.05 sq.m 3,251.24 sq.ft

Saleable Area

381.53 sq.m

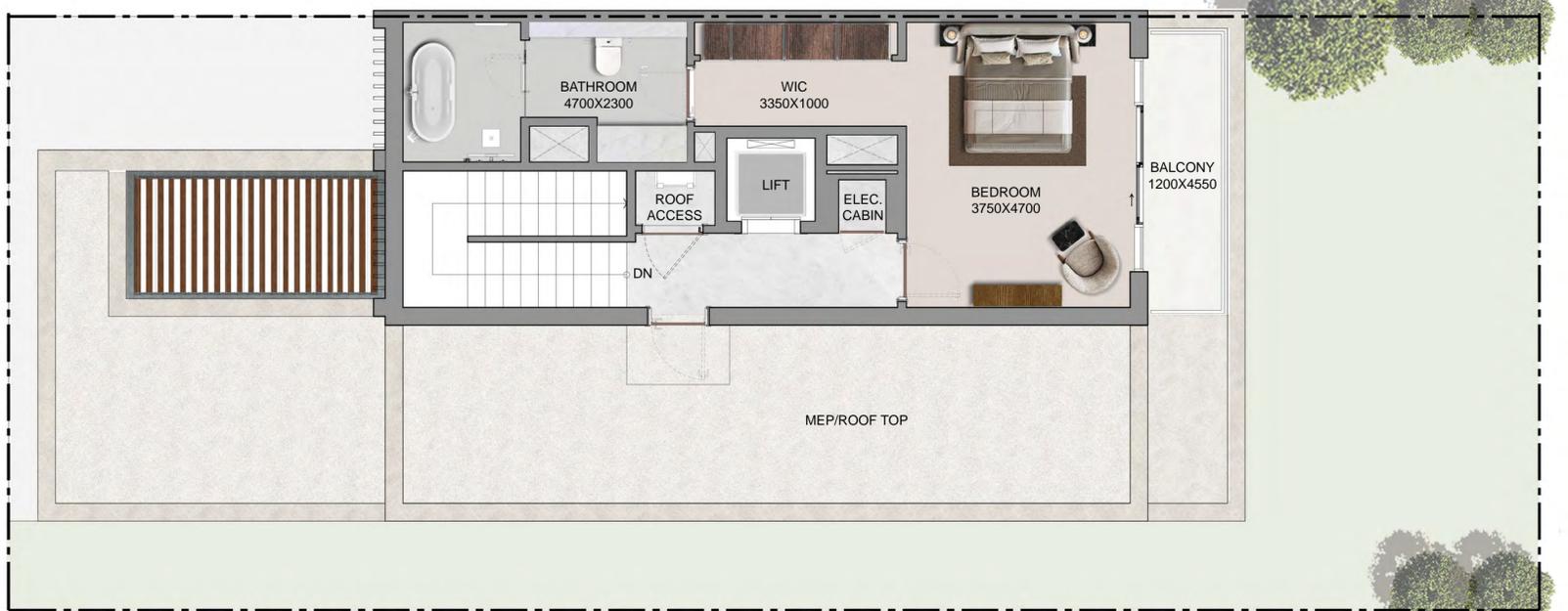
4,106.75 sq.ft



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

COURTYARD VILLAS
T5 Bedroom - Type A Variant 01

Plot Area	Saleable Area
Min 300.93 sq.m 3,239.18 sq.ft	385.95 sq.m
Max 302.05 sq.m 3,251.24 sq.ft	4,154.33 sq.ft

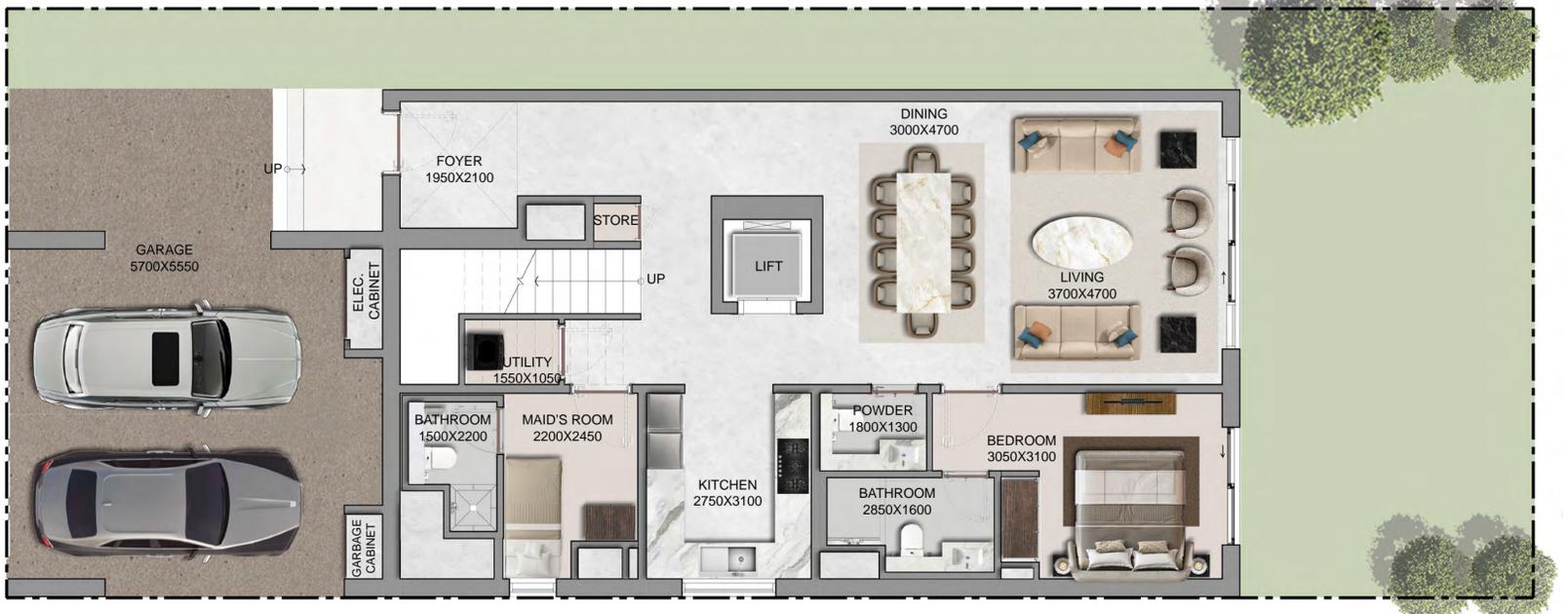


Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

COURTYARD VILLAS

T5 Bedroom - Type A Variant 01 Mirror

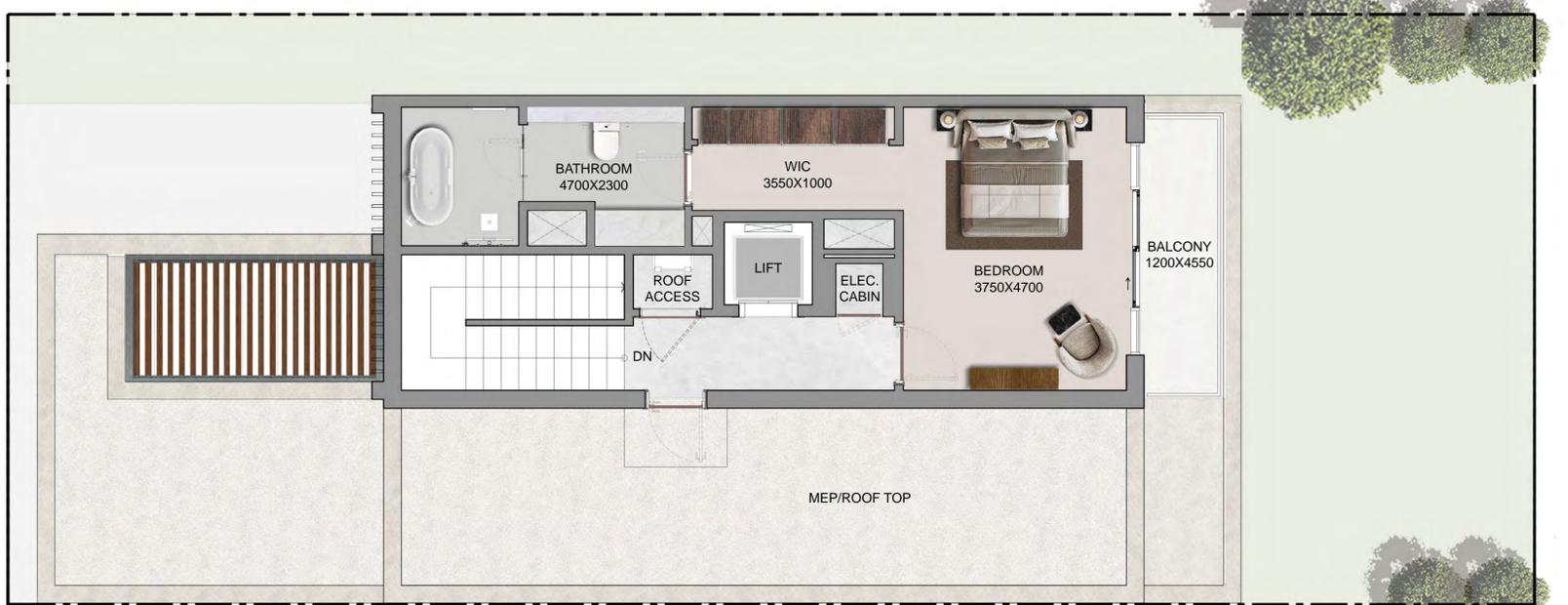
Plot Area	Saleable Area
Min 300.93 sq.m 3,239.18 sq.ft	385.95 sq.m
Max 302.05 sq.m 3,251.24 sq.ft	4,154.33 sq.ft



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.



SOBHA SANCTUARY

GARDEN VILLAS T4 Bedroom - Type A

Plot Area

Min 174.17 sq.m 1,874.75 sq.ft

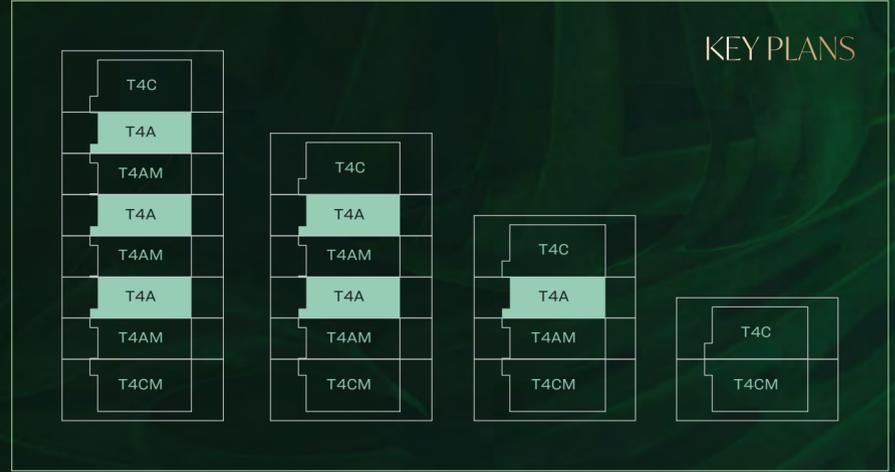
Max 185.65 sq.m 1,998.32 sq.ft

Saleable Area

234.20 sq.m

2,520.91 sq.ft

KEY PLANS



GROUND FLOOR



FIRST FLOOR

Disclaimer:
1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS

T4 Bedroom - Type AM

Plot Area		Saleable Area
Min	174.17 sq.m 1,874.75 sq.ft	234.20 sq.m
Max	185.48 sq.m 1,996.49 sq.ft	2,520.91 sq.ft



GROUND FLOOR



FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.



SOBHA SANCTUARY

GARDEN VILLAS T4 Bedroom - Type B

Plot Area

Min 174.17 sq.m 1,874.75 sq.ft

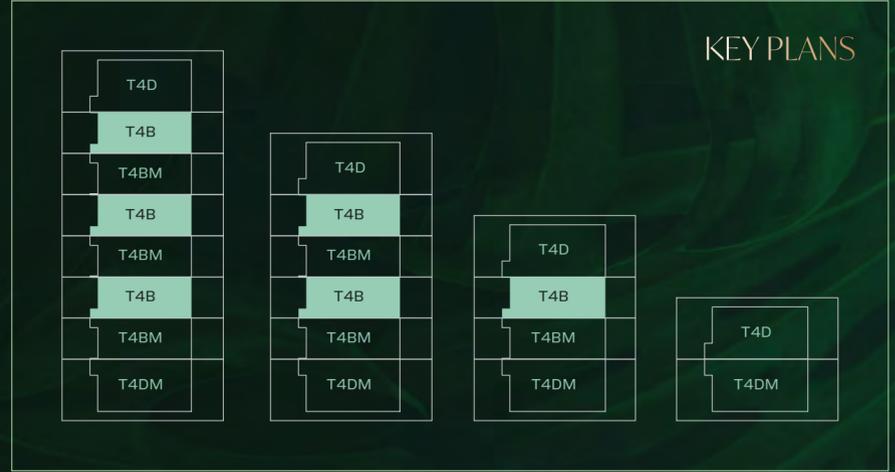
Max 186.00 sq.m 2,002.09 sq.ft

Saleable Area

228.45 sq.m

2,459.02 sq.ft

KEY PLANS



GROUND FLOOR



FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.



SOBHA SANCTUARY

GARDEN VILLAS T4 Bedroom - Type BM

Plot Area

Min 174.17 sq.m 1,874.75 sq.ft

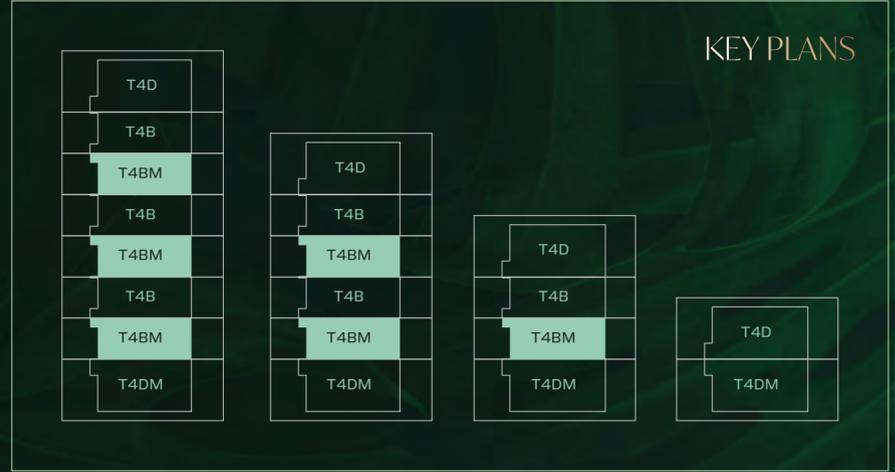
Max 185.97 sq.m 2,001.76 sq.ft

Saleable Area

228.45 sq.m

2,459.02 sq.ft

KEY PLANS



GROUND FLOOR



FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS

T4 Bedroom - Type B Variant 01

Plot Area

Min 160.77 sq.m 1,730.51 sq.ft

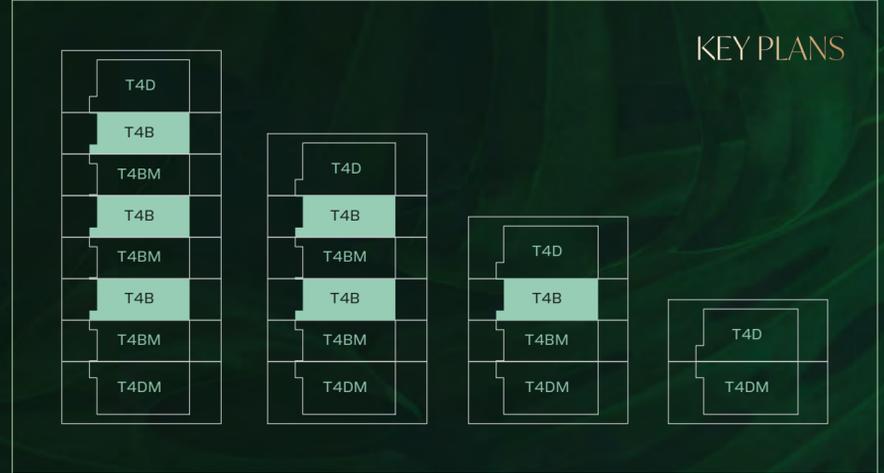
Max 164.23 sq.m 1,767.76 sq.ft

Saleable Area

228.45 sq.m

2,459.02 sq.ft

KEY PLANS



GROUND FLOOR



FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS

T4 Bedroom - Type B Variant 01 Mirror

Plot Area

Min 160.77 sq.m 1,730.51 sq.ft

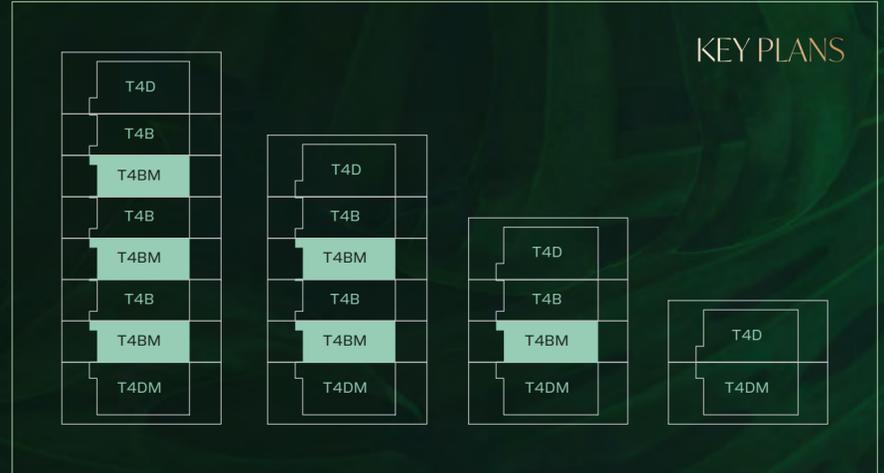
Max 164.23 sq.m 1,767.76 sq.ft

Saleable Area

228.45 sq.m

2,459.02 sq.ft

KEY PLANS



GROUND FLOOR



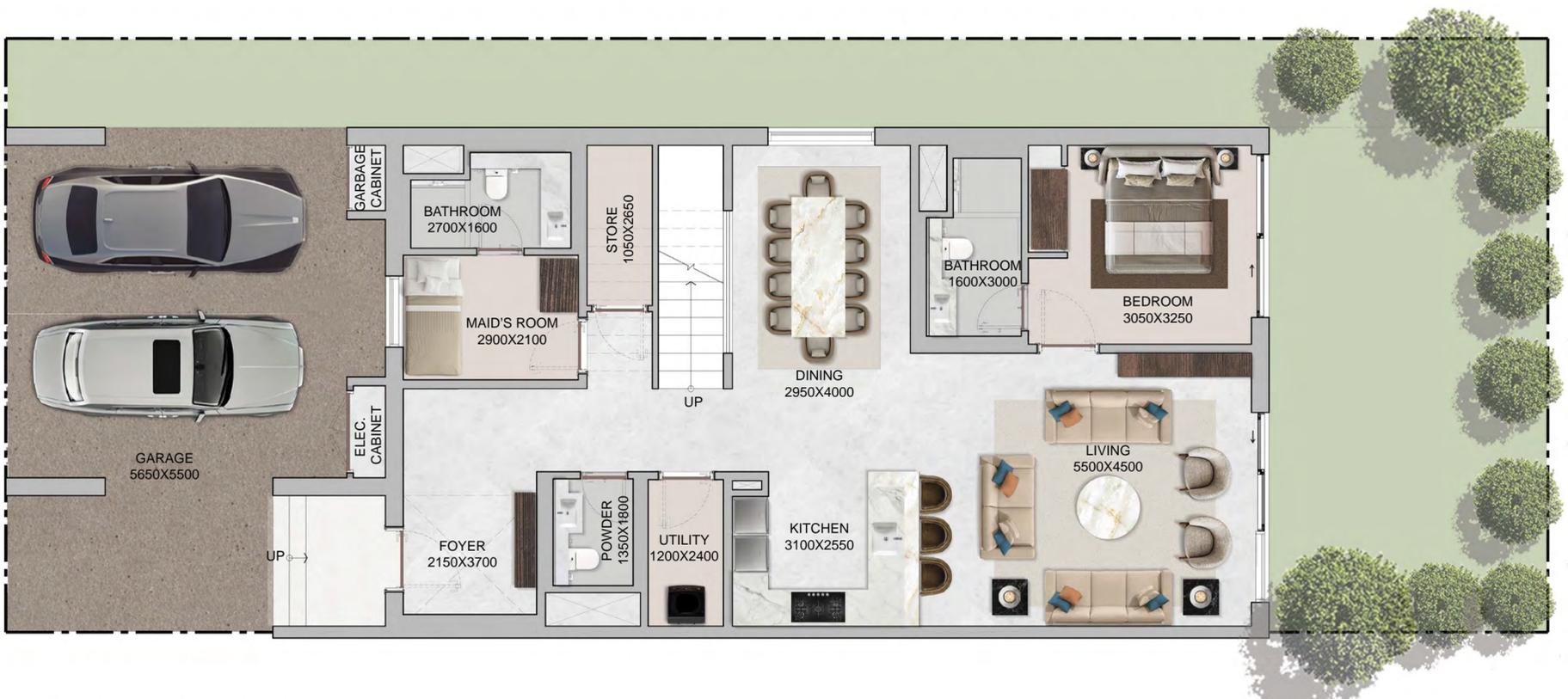
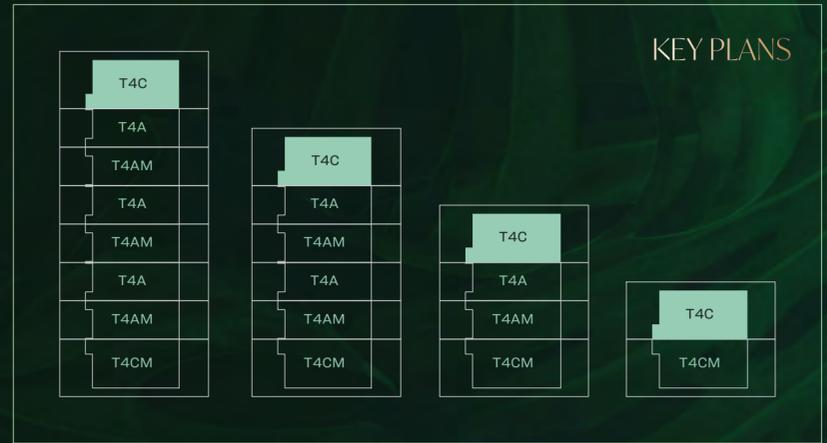
FIRST FLOOR

Disclaimer:

1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS T4 Bedroom - Type C

Plot Area		Saleable Area
Min	260.00 sq.m / 2,798.62 sq.ft	318.68 sq.m
Max	271.32 sq.m / 2,920.46 sq.ft	3,430.24 sq.ft

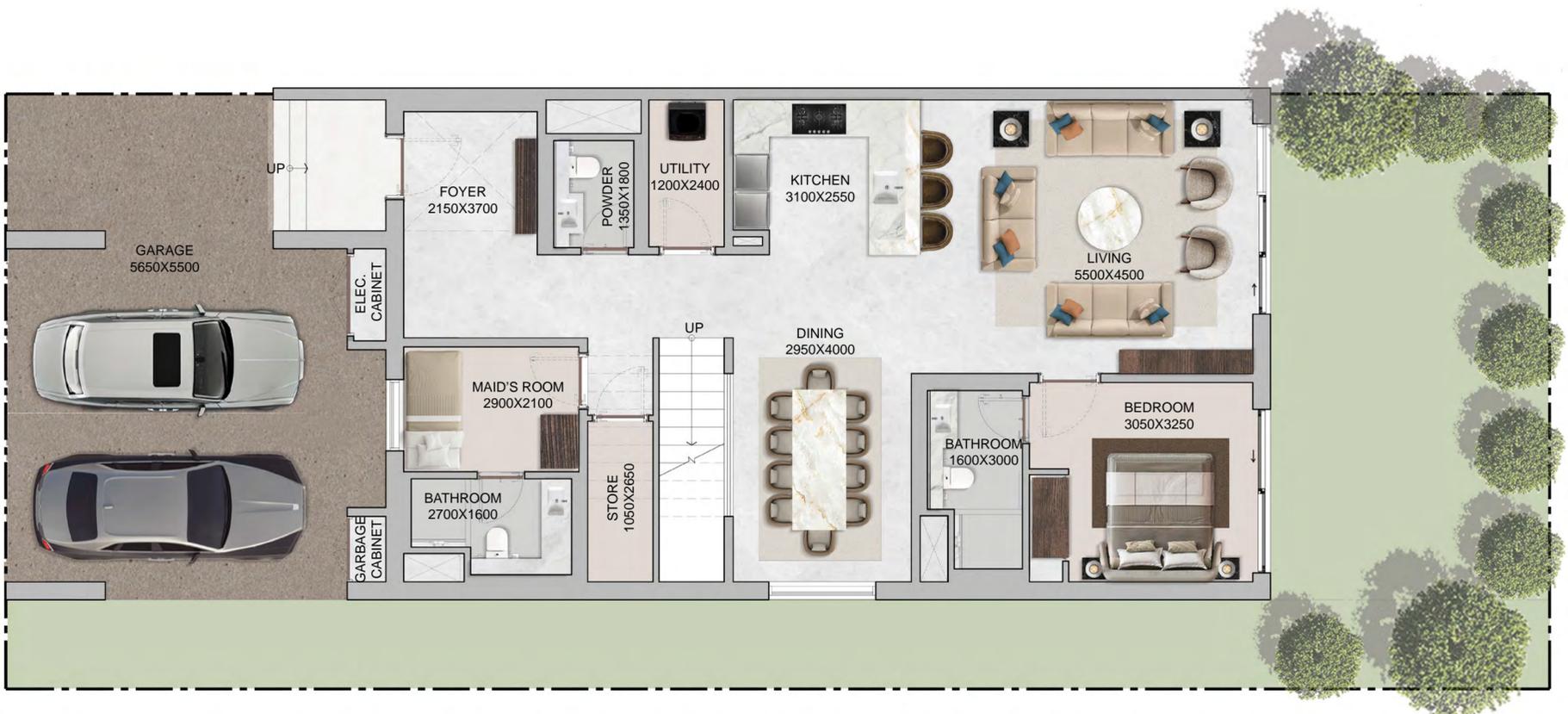
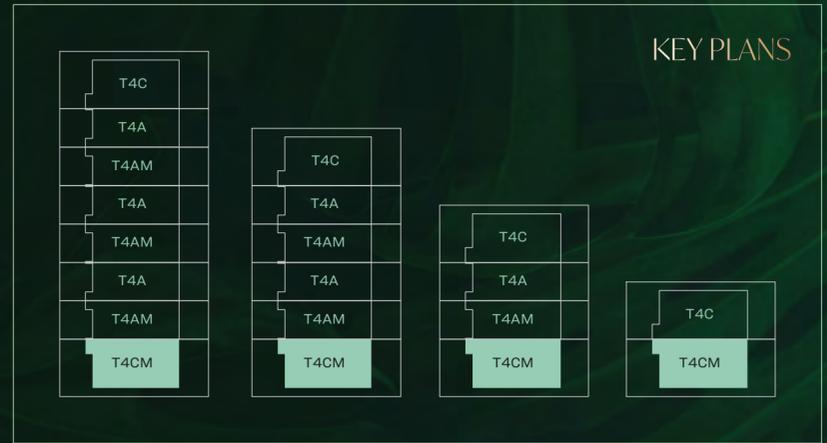


Disclaimer:

1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS
T4 Bedroom - Type CM

Plot Area	Saleable Area	
Min 260.00 sq.m	2,798.62 sq.ft	318.68 sq.m
Max 272.15 sq.m	2,929.40 sq.ft	3,430.24 sq.ft



GROUND FLOOR



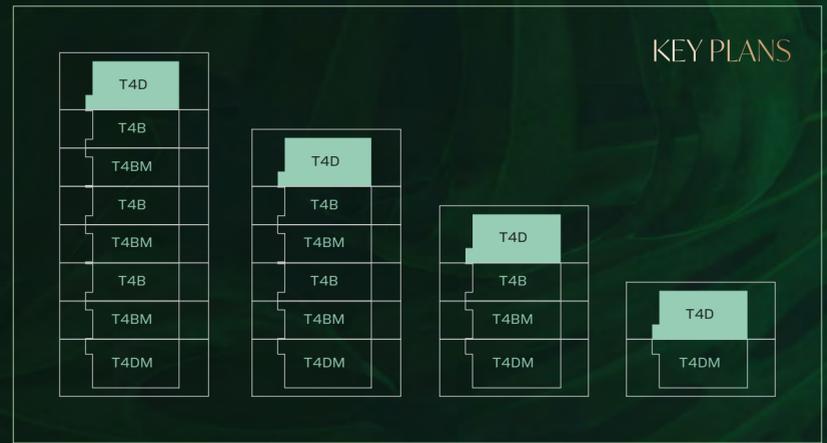
FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS

T4 Bedroom - Type D

Plot Area		Saleable Area
Min	260.00 sq.m / 2,798.62 sq.ft	309.25 sq.m
Max	272.92 sq.m / 2,937.69 sq.ft	3,328.74 sq.ft



GROUND FLOOR

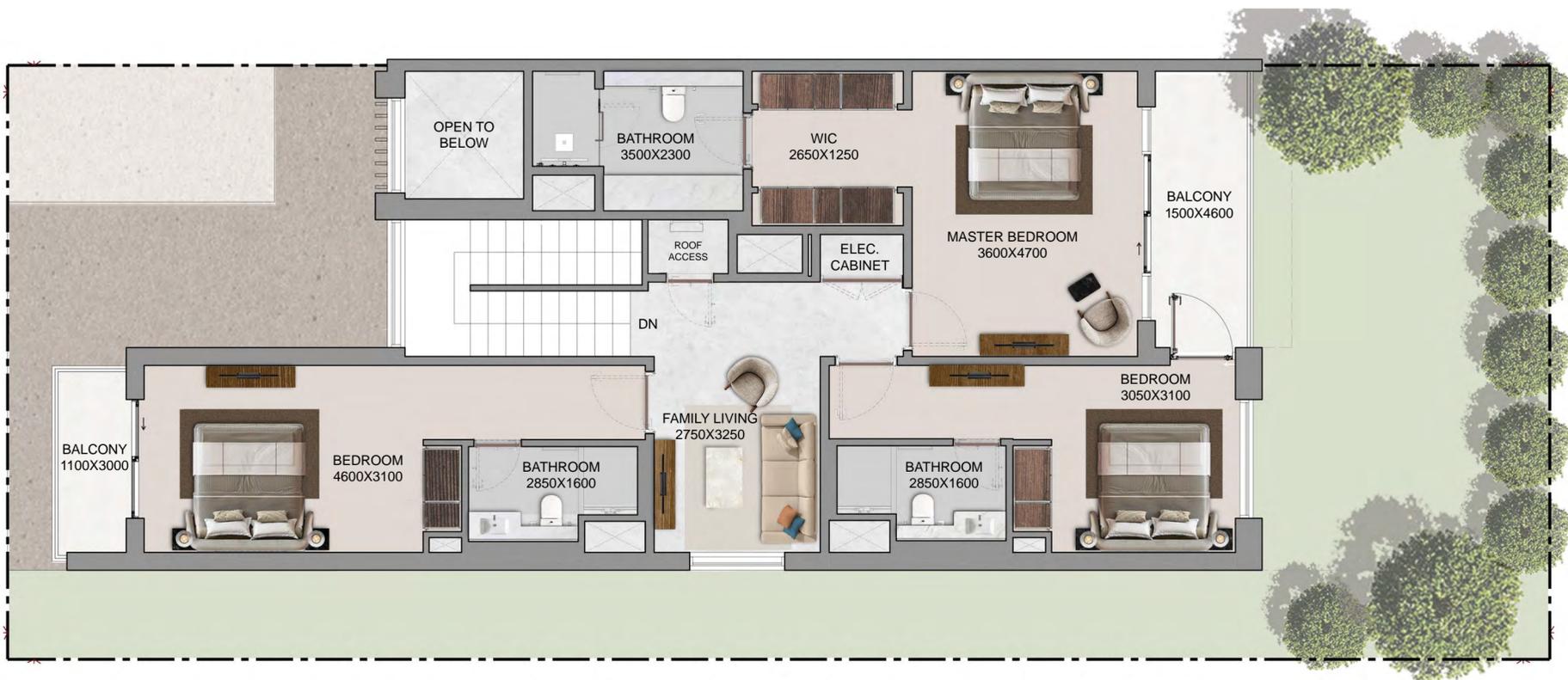
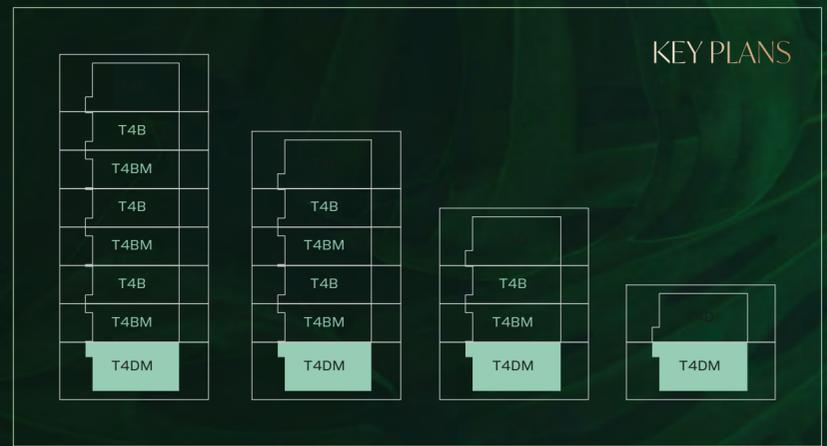


FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

GARDEN VILLAS
T4 Bedroom - Type DM

Plot Area		Saleable Area
Min	260.00 sq.m 2,798.62 sq.ft	309.25 sq.m
Max	273.84 sq.m 2,947.59 sq.ft	3,328.74 sq.ft



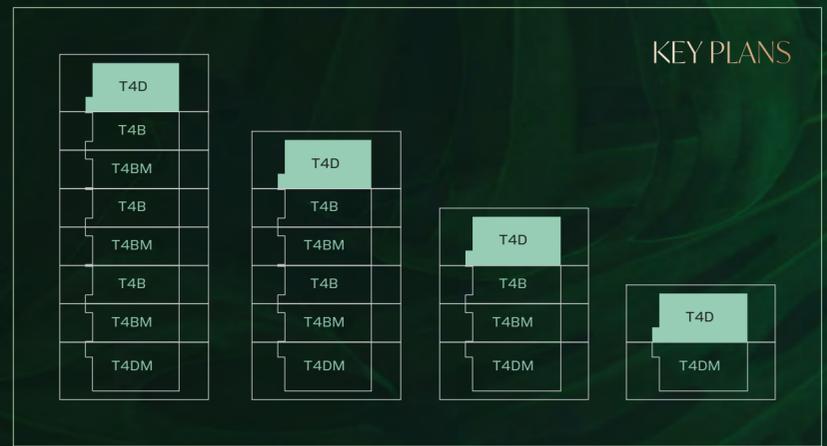
Disclaimer:

1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

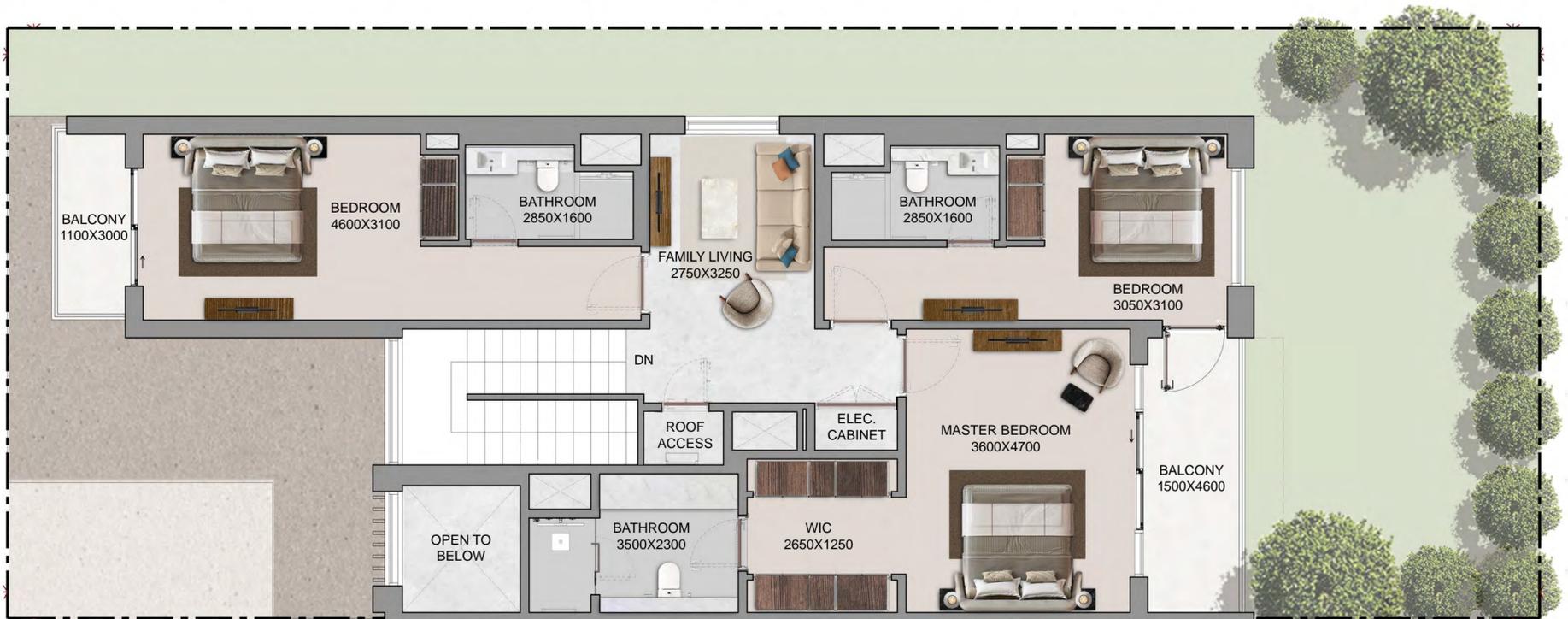
GARDEN VILLAS

T4 Bedroom - Type D Variant 01

Plot Area		Saleable Area
Min	240.00 sq.m / 2,583.34 sq.ft	309.25 sq.m
Max	241.54 sq.m / 2,599.91 sq.ft	3,328.74 sq.ft



GROUND FLOOR



FIRST FLOOR

Disclaimer:
 1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
 2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
 3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
 4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
 5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

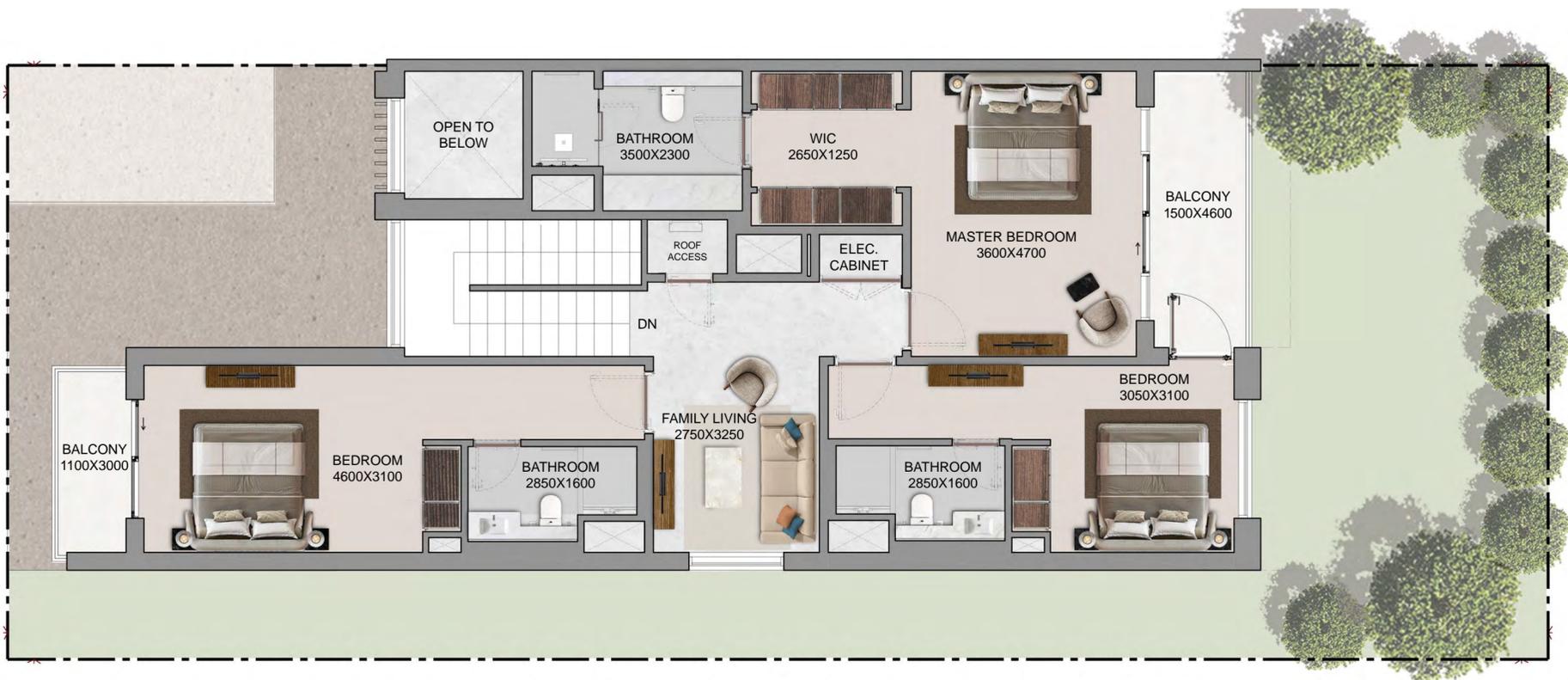
GARDEN VILLAS

T4 Bedroom - Type D Variant 01 Mirror

Plot Area		Saleable Area	
Min	240.00 sq.m	2,583.34 sq.ft	309.25 sq.m
Max	246.27 sq.m	2,650.83 sq.ft	3,328.74 sq.ft



GROUND FLOOR



FIRST FLOOR

Disclaimer:

1. Plot profile, garbage room, and swimming pool parameters may vary from plot to plot. All plans, layouts, unit orientations, details, and specifications shown are indicative only and subject to change at the sole discretion of the developer/seller without prior notice or liability.
2. All images, including but not limited to features, finishes, furnishings, views, scale, and landscaping, are for illustrative purposes only. Final areas, orientations, dimensions, layouts, materials, and specifications may differ from those stated or depicted.
3. All dimensions are provided in metric and measured to unfinished walls unless otherwise stated. Drawings are not to scale. Areas, materials, dimensions, and drawings are approximate and subject to change. Actual areas may vary from the stated areas.
4. Final orientation, including north direction and Qibla direction, may vary depending on the unit's location within the master plan.
5. The developer reserves the right to make revisions, modifications, or alterations at its absolute discretion without incurring any liability.

SOBHA
REALTY