

# EMIRATES LIVING

## COMMUNITY GUIDE

Emirates Living is a prestigious residential community in Dubai, known for its lush landscapes, serene lakes, and a mix of high-end villas and townhouses. It encompasses several well-known sub-communities: The Lakes, The Meadows, The Springs, The Greens, and Emirates Hills.



### Residential Options

**The Lakes:** Offers a mix of detached and semi-detached villas with serene lakes and landscaped parks.

**The Meadows:** Features large, luxurious villas with private gardens, designed for family living.

**The Springs:** Known for its affordable townhouses, ideal for young families and professionals.

**The Greens:** Consists of mid-rise apartment buildings surrounded by greenery, offering a more urban living experience.

**Emirates Hills:** A highly exclusive gated community with custom-built mansions and luxury villas, often referred to as the “Beverly Hills of Dubai.”



### Transportation

**Roads:** Well-connected to major highways like Sheikh Zayed Road and Al Khail Road, providing easy access to other parts of Dubai.

**Public Transport:** Bus services and metro stations are accessible nearby, offering convenient public transport options.

**Walking and Cycling Paths:** Pedestrian-friendly paths and cycling tracks are integrated throughout the community.



### School & Healthcare

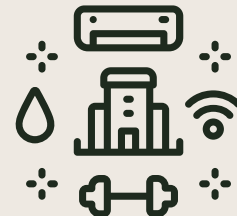
**Schools:** Several reputable schools are located within or near Emirates Living, including Dubai British School, Emirates International School, and Regent International School.

**Healthcare:** Numerous clinics and hospitals are nearby, such as Mediclinic Meadows and American Hospital Clinic.



### Security

**Security:** High level of security with gated entrances, 24/7 security patrols, and surveillance systems ensuring a safe living environment.



### Amenities

**Parks and Recreation:** Numerous parks, playgrounds, and lakes provide ample space for outdoor activities and relaxation.

**Golf Courses:** Emirates Hills is home to the prestigious Montgomerie Golf Club, a top-rated course in Dubai.

**Swimming Pools:** Each sub-community has its own communal pools, with some villas featuring private pools.

**Fitness Centers:** Several gyms and fitness centers are available, including community fitness classes and sports courts.

**Shopping:** The Meadows Village and The Springs Souk offer a variety of retail stores, supermarkets, and dining options.



### Real Estate Market

**Property Prices:** Emirates Living is a premium area with a range of property prices depending on the sub-community and type of residence. Emirates Hills is the most expensive, with The Springs offering more affordable options.

**Rental Market:** Strong demand for rental properties due to the community’s reputation, amenities, and quality of life.



### Key Attraction

**Montgomerie Golf Club:** A premier golf club with an 18-hole course, restaurants, and recreational facilities.

**Lakes and Parks:** Scenic lakes and well-maintained parks throughout the community offer a peaceful retreat from city life.

**Community Centers:** Each sub-community has its own center, offering activities, events, and services for residents.



### Lifestyle

**Community Vibe:** Emirates Living offers a family-friendly, tranquil environment with a strong sense of community. It’s known for its green spaces, safety, and upscale living standards.

**Events and Activities:** Regular community events, markets, and family-friendly activities are organized to enhance the community spirit.