

The background of the entire page is a light-colored, marbled paper with swirling, organic patterns in shades of off-white and pale grey.

# BELGRAVIA III

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CRAFTED FOR LIVING



WE BUILD  
RESIDENCES FOR  
PEOPLE WHO TRULY  
APPRECIATE DESIGN

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## CREATING SPACES FOR MODERN LIFESTYLES

We see things differently at Ellington. While many make the mistake of equating living well with owning a large house filled with material possessions, we believe it has more to do with spaces that match your way of life.

As a boutique property developer, we focus more on crafting homes that are artisanal in design while paying close attention to every detail, right from architectural aspects to interior finishing touches.

Our 75 years of combined experience have led us to recognize that functionality matters just as much as aesthetics.

**That is why we design homes with both logical and emotional appeal. Ellington. Homes that inspire.**





# BELGRAVIA

Cool, clean, and classic. Belgravia offers residents serenity and style in the heart of the emirate, bordered by Al Khail Road and Emirates Highway and a quick trip from Downtown Dubai, the Marina, and JLT.

181 modern one, two, and three bedroom units sit on a beautifully landscaped 100,000 square feet of land, complete with a swimming pool, a children's play area, sports fields, parks, and schools. Each gorgeous home is crafted with individual care and strikes a tasteful balance between classic elegance and cutting-edge design and integration.

**SOLD OUT**  
HANDOVER MAY 2017





## BELGRAVIA II

Belgravia 2 is a uniquely designed and well detailed residential building in the heart of Jumeirah Village Circle, Dubai. Created with community living in mind, Belgravia 2 offers residents ample space to connect, share and grow.

Behind the bold contemporary exterior façade is a mix of 188 spacious townhouses and studios, 1, 2 and 3 bedroom apartments. Each gorgeous home is crafted with individual care and strikes a tasteful balance between classic elegance and cutting-edge design and integration.

**SOLD OUT**  
HANDOVER 2018





# EATON PLACE

Eaton Place interiors are soft and serene. The concept is a play on pastel neutrals pulled from the tonalities of a desert rose. On trend and effortless, this color scheme is sophisticated and fashion forward.

Wood effect beige porcelain tiles provide texture and warmth to the floors while the mushroom tone joinery comes to life against white marble effect sintered stone counter-tops and mirrored splash-backs. Taupe porcelain in the bathrooms creates a warm backdrop to white ceramics and subway tiles.

**SOLD OUT**  
HANDOVER 2018







## BELGRAVIA III

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Belgravia 3 is an ongoing success story of the distinct Belgravia identity which has become synonymous with design-led properties in the city's Jumeriah Village Circle district. With More than 500 happy families and over 50 nationalities live in a community. Modern one, two, and three bedroom residences, resort-style pool courtyards and superb fitness centres feature in the first two Belgravia developments with the same skilled craftsmanship and design philosophy promised for the third. Uniquely designed interiors, 3D art pieces by local artists and heightened ceilings in focal rooms also add to Belgravia's unique proposition.





WELCOME TO —————  
BELGRAVIA III





# WHERE LIFE FINDS THE RIGHT BALANCE

Created with community living in mind, Belgravia III offers residents ample space to connect, share and grow. Behind the bold contemporary exterior facade is a mix of spacious studio, 1 and 2 bedroom apartments.



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# A COMMUNITY WITHIN THE COMMUNITY







A SETTING  
THAT'S MADE  
FOR URBAN  
LIFESTYLE



# BELGRAVIA III





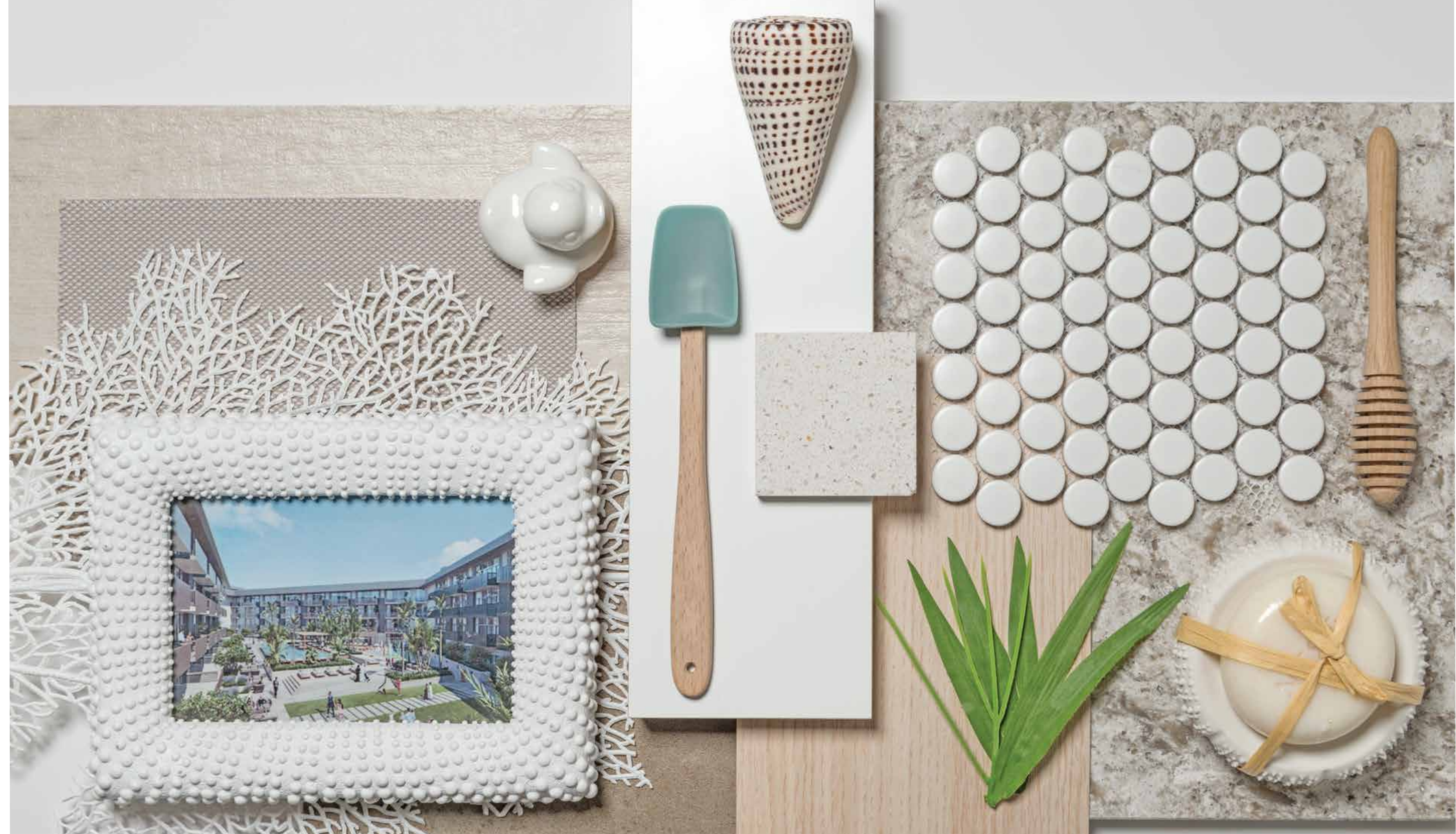


WELCOMING —  
AND STUNNING  
INTERIORS



# A TRANQUIL RETREAT FOR YOUR MIND AND BODY

Enjoy Dubai's clear blue skies, poolside weather and abundant space from the comfort of your own home. A fresh cool palette with pennyround tiles, white joinery and light wood accents creates an enjoyable and relaxing retreat in the heart of JVC. Durable quartz countertops and porcelain tile floors keep up with even the most active homeowners. Watch your kids play in the outdoor pool and gardens from the comfort of your open kitchen and cozy living room.







COMFORT  
YOU CAN  
CALL HOME

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STYLE AND  
SUBSTANCE  
COMBINED







GLAMOUR AND  
ELEGANCE IN  
EVERY CORNER



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# RAISING THE BAR ON FITNESS AND RECREATION

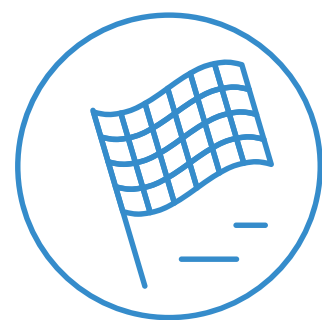








# LINKING TO THE CITY



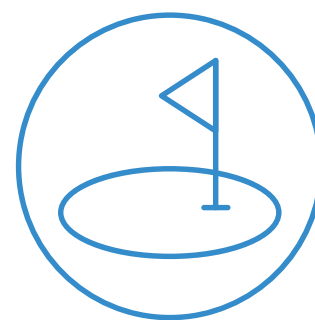
**10** minutes  
Dubai  
Autodrome



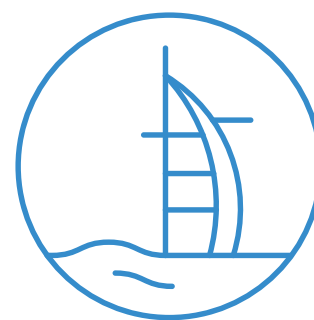
**10** minutes  
Dubai  
Marina



**10** minutes  
Mall of the  
Emirates



**14** minutes  
Emirates  
Golf Club



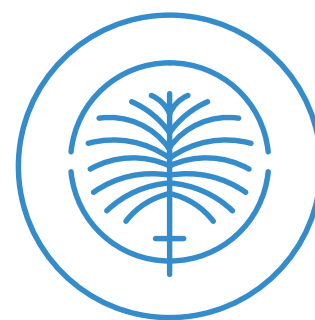
**15** minutes  
Burj  
Al Arab



**15** minutes  
Downtown  
Dubai



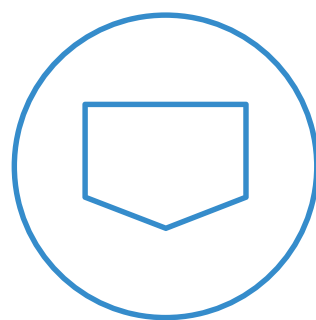
**18** minutes  
The  
Walk



**18** minutes  
Palm  
Jumeirah



**25** minutes  
Dubai International  
Airport

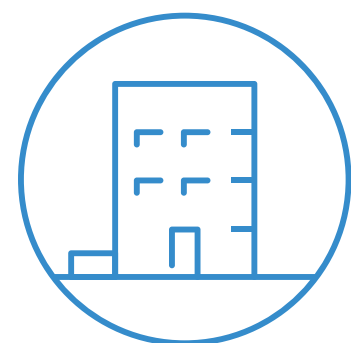


**32** minutes  
Dubai  
South



# BELGRAVIA III AT A GLANCE

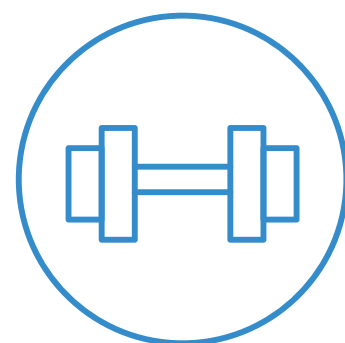
What the Dubai real estate market lacks is a steady supply of properties that provide a premium lifestyle at the right price. In order to cater to demands of this growing segment, extensive research and planning were undertaken and the concept of Belgravia III was born.



Ground + Podium  
+ 4 Floors



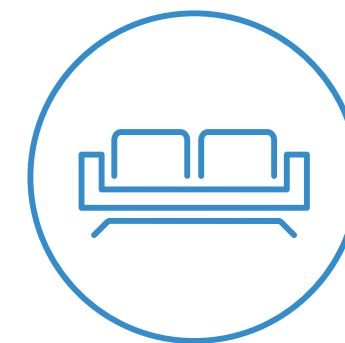
Swimming  
Pool



Gym



Indoor and Outdoor  
Playing Areas



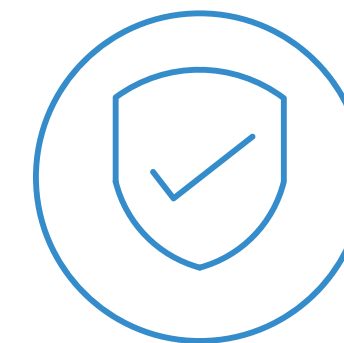
Elegant  
Lobbies



Wi-Fi Connection  
at Public Areas



Landscaped  
Central Court



24 Hour  
Security





# BELGRAVIA III AMENITIES PLAN

- A POOL AREA
- B KID'S PLAY AREA
- C FITNESS CENTER
- D GAMES & TV ROOM
- E CHANGING ROOMS
- F LIFT LOBBY / CORRIDORS
- G YOGA RETREAT
- H GARDEN



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# DESIGNED AROUND THE WAY YOU LIVE

A family-friendly development. There are indoor and outdoor play areas for children as well as fitness and recreational facilities for adults.







# A CITY THAT CHALLENGES CONVENTION

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Renowned for combining cultural heritage with progression, Dubai features a charming blend of modern architecture alongside neighborhoods with character.

A city that is multifaceted in every sense, residents of Dubai enjoy a wide selection of dining, entertainment and retail options that cater to individuals from all walks of life.

Offering a cosmopolitan atmosphere combined with modern infrastructure and economic growth, it is no surprise that Dubai is a popular choice for expats from around the world.

With close to 200 nationalities, it is arguably one of the most multicultural cities in the world.



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# DUBAI - A LAND OF OPPORTUNITY

Easily accessible from Europe, Africa and Asia, Dubai is optimally located for trans-continental trade. Boasting a tax-free environment as well as one of the fastest growing economies in the world, it is no surprise that the city is a popular choice for entrepreneurs and professionals from across the globe. Dubai is also due to host the World Expo in 2020.

Aside from being a lucrative destination for business ventures and employment opportunities, Dubai has also earned a reputation as a leisure destination.

Family friendly attractions are plentiful and include theme parks, ice rinks and trampoline parks along with exhilarating desert safaris. Individuals in search of an adrenaline rush can enjoy a wide array of activities including watersports, skydiving and indoor skiing, while those who prefer laidback forms of recreation can relax in the city's parks, quaint cafes and sandy beaches.







# CENTRAL YET AWAY FROM THE BUSTLE

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Jumeirah Village is a residential and commercial community featuring a mixture of Arabic and Mediterranean villas and stylish townhouses.

Covering two distinct areas- the Triangle and the Circle- Jumeirah Village comprises a variety of residences, offices, commercial, retail and leisure facilities, spread over 811 hectares.

Jumeirah Village offers residents a real sense of community living. Coming soon to Jumeirah Village are two new Nakheel retail developments: Al Khail Avenue at Jumeirah Village Triangle and The Circle Mall at Jumeirah Village Circle.



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JUMEIRAH  
VILLAGE  
(CIRCLE AND  
TRIANGLE)







# THE CIRCLE MALL

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The Circle Mall at Jumeirah Village Circle, covering one million sq ft, will have 200 shops, an anchor supermarket, two department stores, a multi-screen cinema and a variety of dining outlets including a food court.

Strategically located between Sheikh Mohammed Bin Zayed Road, Al Khail Road and Hessa Street, The Circle Mall will serve hundreds of thousands of people living in Jumeirah Village and surrounding areas, and act as a new leisure destination for residents and tourists across the rest of Dubai.



# AL KHAIL AVENUE

Al Khail Avenue at Jumeirah Village Triangle, located alongside Dubai's Al Khail Road, is a 3.6 million square feet retail, dining and entertainment hub with 350 shops, a multi-screen cinema and a diverse range of cafes and restaurants- some with outdoor dining areas.

There will also be a multi-storey car park with 4,400 spaces. Due to open in 2018, Al Khail Avenue will provide convenient, on-the-doorstep shopping and entertainment for people in Jumeirah Village, Jumeirah Park and other nearby communities, and a new destination for the residents and tourists across Dubai and the other emirates.

