A1 PROPERTIES
Adding value to living

info@a1properties.ae | www.a1properties.ae

OFF PLAN

Palace Residences Hillside

Location: Dubai Hills Estate, Dubai

Starting From: AED 1,760,000

Permit No: 2

Palace Residences Hillside

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Emaar	**Apartments**	**—**	**80/20**	**Off Plan**

ABOUT THE PROJECT

Palace Residences Hillside is a premium branded residential development by **Emaar Properties** within **Dubai Hills Estate**, bringing the refined hospitality character of **Palace Hotels & Resorts** into one of Dubai's most established master-planned communities. The development combines contemporary residential architecture with sophisticated interiors, landscaped surroundings and a hospitality-inspired lifestyle.

The residential collection comprises **1, 2 and 3-bedroom apartments**, providing options for professionals, couples, families and investors. Published layouts start from approximately **676 sq. ft.**, while larger three-bedroom residences extend to around **1,643 sq. ft.** The apartments are designed around efficient layouts, generous natural light and private balconies, with selected residences benefiting from views across the surrounding greenery and Dubai Hills Estate.

Interiors reflect the understated elegance associated with the Palace brand. Contemporary finishes, warm neutral tones and carefully selected materials create a sophisticated residential environment without relying on excessive ornamentation. Open-plan living and dining spaces are complemented by modern kitchens and well-proportioned bedrooms, while expansive glazing strengthens the connection with the landscaped surroundings.

The branded positioning is an important element of Palace Residences Hillside. Rather than functioning as a conventional apartment building, the project draws inspiration from Emaar's hospitality portfolio, providing residents with an elevated arrival experience and carefully designed communal spaces that reinforce the

Palace identity.

Residents have access to a comprehensive lifestyle offering focused on **wellness, recreation and family living**, including swimming facilities, fitness areas, landscaped outdoor spaces, children's recreation areas and social spaces. These facilities are complemented by the extensive infrastructure already available throughout Dubai Hills Estate.

The project's location is one of its strongest advantages. **Dubai Hills Estate** is home to Dubai Hills Park, Dubai Hills Mall, Dubai Hills Golf Club, schools, healthcare facilities, supermarkets, restaurants and extensive landscaped spaces. Unlike projects in emerging master communities, buyers benefit from a destination where substantial infrastructure and lifestyle amenities are already operational.

Dubai Hills Estate also occupies a strategic position between **Downtown Dubai and Dubai Marina**, with direct connectivity through Al Khail Road. This provides convenient access to **Business Bay, DIFC, Mall of the Emirates, Dubai Marina and Dubai International Airport**, supporting demand from both owner-occupiers and tenants.

Palace Residences Hillside is scheduled for completion in **Q2 2029**, with current project information indicating **June 2029** as the expected handover period. The project follows Emaar's **80/20 payment structure**, with 10% payable at booking, 70% during construction and the remaining 20% upon completion.

From an investment perspective, Palace Residences Hillside combines several attractive characteristics: **Emaar development, Palace branding, Dubai Hills Estate positioning and comparatively limited new branded-residence inventory within the community**. The branded element may help differentiate the project from conventional apartment buildings, particularly among international buyers familiar with Emaar's hospitality portfolio.

However, buyers should still evaluate individual units on their fundamentals. **Floor, orientation, view, balcony configuration, layout efficiency and acquisition price per square foot** can materially affect future rental and resale performance. Residences overlooking landscaped areas or positioned on stronger elevations may achieve greater differentiation as Dubai Hills Estate continues to mature.

Why Buy Palace Residences Hillside Through A1 Properties?
Purchasing **Palace Residences Hillside** through **A1 Properties** gives buyers access to experienced Dubai real estate advisors with knowledge of Emaar developments, branded residences and the Dubai Hills Estate market. With **{YEARS_IN_MARKET} years in the market**, A1 Properties can help buyers compare available 1, 2 and 3-bedroom residences according to **square footage, floor, orientation, views, price per square foot and payment structure**.

For investors, our advisors can benchmark Palace Residences Hillside against **other new and established residences within Dubai Hills Estate**, assessing the Palace brand premium, future supply, rental positioning and potential resale opportunities. For end-users, the selection process can focus on usable space, views, proximity to parks, retail, schools and community facilities.

From unit selection and reservation through documentation, financing, ownership transfer, leasing and future resale, A1 Properties provides comprehensive support throughout the property journey. **Whether**

you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.

PAYMENT PLAN

10%	70%	20%
Down Payment	During Construction	On Handover

Generated by A1 Properties. Information is subject to change. For the latest availability and pricing, please contact our team.