

AlKarma Gates™

BY ALKARMA DEVELOPMENTS



alkarma™
DEVELOPMENTS

◆ **ALKARMA
HERITAGE**

Since the beginning in 1996, we have been adeptly designing state-of-the-art residential compounds while striving to deliver top-notch quality. Throughout the 2000's, Alkarma has been tirelessly perfecting the art of developing projects.

From luxury residences to malls and clubs, catering to all tastes and needs, we have created projects that solely function for the comfort and prosperity of our number one priority; our clients.



ALKARMA 1



ALKARMA 2



**ALKARMA
HEIGHTS**



ALKARMA 4



**ALKARMA
RESIDENCE**



**ALKARMA
GATES**

ALDABAA CORRIDOR

ALEXANDRIA DESERT ROAD

AlKarma
Gates™

OCTOBER
TOLL STATION

200M →

DAHSHOUR ROAD

BEVERLLY HILLS

JUHAYNA SQ.

→ 2 MINUTES AWAY FROM BEVERLY HILLS

→ EASY ACCESS TO ALEX DESERT ROAD

→ DIRECT ACCESS TO DAHSHOUR ROAD

→ 5 MINUTES AWAY FROM JUHAYNA SQ.



A MASTERPLAN, LIKE NO OTHER

Right at the beginning of New Zayed, AlKarma Gates becomes your first encounter. With two main entrances AlKarma Gates allows you to directly access all the outside facilities as well as provide all the necessary services inside; a unique 4200 M² clubhouse, wide green spaces, open gym concept, water features, and park seatings on every corner.

AlKarma Gates features our exquisite wide variety of homes, tailor made for your exceptional lifestyle, featuring; our town houses, twin houses, and stand-alone villas.



PROJECT OVERVIEW

180+

Architectural masterpieces ranging from stand-alone villas, twin houses, and town houses.

4 Parks

With open gym concept & playground areas for the entire family to revel in.

13.5%

Built-up area, designed so that every window overlooks green plains, water features & the horizon.

Clubhouse

A 4200 M² well rounded clubhouse featuring pools, soccer fields, greenery and parks for the community to share and enjoy.

OUR STATE-OF- THE-ART UNITS

Our proud collection of residential abodes that feature contemporary architectural spectacles.

Not only designed to serve an optimum space of living but also serves a current and luxurious lifestyle.









GATE
01

4200 M²
CLUBHOUSE

GATE
02

v1 - prime location
BUA : 300M
Land : 460M



TOWN HOUSE



TWIN HOUSE



VILLA

PARKING SPACES FOR
A STRESS-FREE JOURNEY
TO HOME

SPACIOUS STREETS &
FRIENDLY FAMILY
NEIGHBOURHOOD

2 GATES FOR FAST
EASY ACCESSIBILITY

VILLA 01





TOTAL GROSS
AREA

295.00 M²

AVERAGE PLOT
AREA

450 - 550 M²





VILLA 01

GROUND FLOOR

RECEPTION	71	M ²
KITCHEN	4 x 4.5	M ²
GUEST TOILET	2.2 x 1.5	M ²
NANNY'S ROOM	3.3 x 2.2	M ²
ENTRANCE/LOBBY	1.2 x 2.3	M ²
TOTAL AREA	125.5	M²



FIRST FLOOR

MASTER BEDROOM	4 x 4.75	M ²
DRESSING	2.8 x 2.4	M ²
MASTER BATHROOM	3.5 x 1.7	M ²
BEDROOM 01	4 x 4	M ²
BATHROOM 01	3.5 x 1.7	M ²
BEDROOM TERRACE	2.6 x 1.2	M ²
BEDROOM 02	4.3 x 4	M ²
BATHROOM 02	2.7 x 1.85	M ²
LIVING ROOM	4 x 5	M ²
LIVING TERRACE	4.2 x 1.9	M ²
TOTAL AREA	138.25	M²

ROOF

TERRACE	82	M ²
LIVING ROOM	3.3 x 4.7	M ²
BATHROOM	1.9 x 1.5	M ²
TOTAL AREA	31.25	M²



AlKarma Gates™

BY ALKARMA DEVELOPMENTS



alKarma™
DEVELOPMENTS