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Union Properties

UNION PROPERTIES
Takaya

THE DEVELOPER

UNION PROPERTIES PJSC

A legacy that drives the future

Pioneers with more than 30 years of experience, Union Properties (UP) PJSC is behind several iconic residential, commercial, industrial, and leisure real estate developments in Dubai, including Motor City, Dubai Autodrome, Uptown Mirdif, Limestone, and Index Tower. At the forefront of master development with a legacy deeply rooted in the Dubai market, UP PJSC brings future real estate trends to life in the present.

UP PJSC is committed to contributing to the 2030 Vision through its track record, expertise, vision, ambition, and subsidiaries (including ServeU, The Fitout, EDACOM, GMAMCO and Dubai Autodrome). **TAKAYA** is yet another milestone in UP PJSC's long-standing and distinguished history. Founded in 1987 and headquartered in Dubai, UP PJSC is a publicly listed company which has successfully delivered more than 10,000 Residential, Commercial, and Retail units in the city.

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LIVE IN THE HEART OF DUBAI

Motor City by Union Properties offers a vibrant, connected lifestyle. Nestled between major highways, enjoy easy access to Dubai's top attractions and beyond. Plus, relax in a green, suburban community just minutes from airports and iconic landmarks.



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YOUR FAST TRACK TO AN OUTSTANDING LIFE









Enjoy fun activities for all ages

- **Thrill seekers:**
  Push your limits at the Autodrome or race go-karts.
- **Family time:**
  Rollerblade safely or explore on wheels (bikes welcome!).
- **Green Haven:**
  Enjoy peaceful strolls in lush surroundings.
- **Fitness buffs:**
  Get pumping at the gym or cycle dedicated paths.
- **Active lifestyles:**
  Choose from various sports activities.

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UNWIND IN NATURE'S EMBRACE









- **Pet-friendly paradise:**
  Live in Dubai's first truly pet-friendly community.
- **Nature's embrace:**
  Relax in blossoming gardens and green walkways, surrounded by birdsong.
- **Peace of mind:**
  Enjoy 24/7 security and well-lit surroundings.

ELEVATE YOUR MOOD WITH THE RETAIL THERAPY









- **Unwind & Indulge:**
  Explore Motor City's vast number of diverse F&B outlets, shops, and cafes. From retail therapy to culinary delights, satisfy every craving. Find your perfect souvenir or savor an exquisite meal.

THE MEANING OF HOME

TAKAYA is the harmonious union of 744 apartments, 39 townhouses, 5 villas, retail shops, and an abundance of luxurious amenities.

Here you can find the ideal space you need to enjoy upscale family living to the fullest with a choice of studios; one, two or three bedroom apartments; special terracing units; penthouse duplexes and simplexes; and four or five bedroom townhouses and villas.



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Site Location



Takaya

FRIENDLY COMMUNITY VIBES

Live High, Relax Low

Three modern towers offer stunning views, while townhouses and villas nestled around the base provide privacy within a vibrant community. Nature surrounds you, and excellent property management ensures a carefree lifestyle.



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Façade



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Lobby



“Takaya” Details

DETAILS	AREA [SQ.FT]
Plot Area	436,175
Project’s Planned GSA	1,127,274
Project’s Planned GFA*	1,203,300
Project’s BUA	2,042,900
Symphony & Harmony Tower Height	G + B + P + 19
Takaya Tower Height	G + B + P + 29
Land Use	Residential / Retail
FAR	2.75

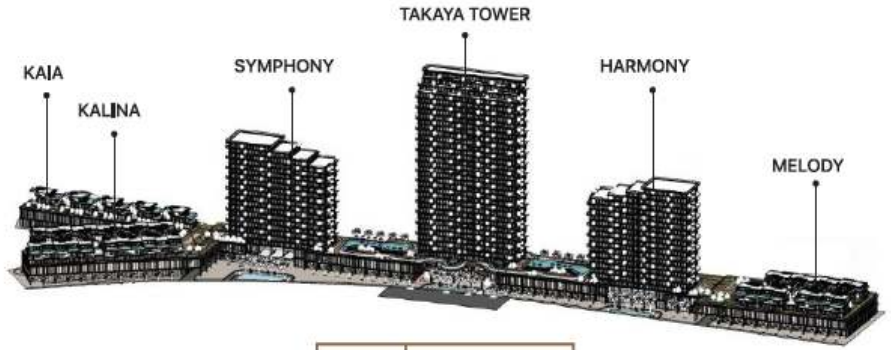
RESIDENTIAL UNIT MIX

TYPE	NUMBER OF UNITS	% FROM THE TOTAL NUMBER
Studio	128	17.2%
1 Bedroom	232	31.2%
2 Bedroom	241	32.4%
3 Bedroom	115	15.4%
4 Bedroom	12	1.6%
Special Units	16	2.2%
TOTAL	744	100%



Takaya Details





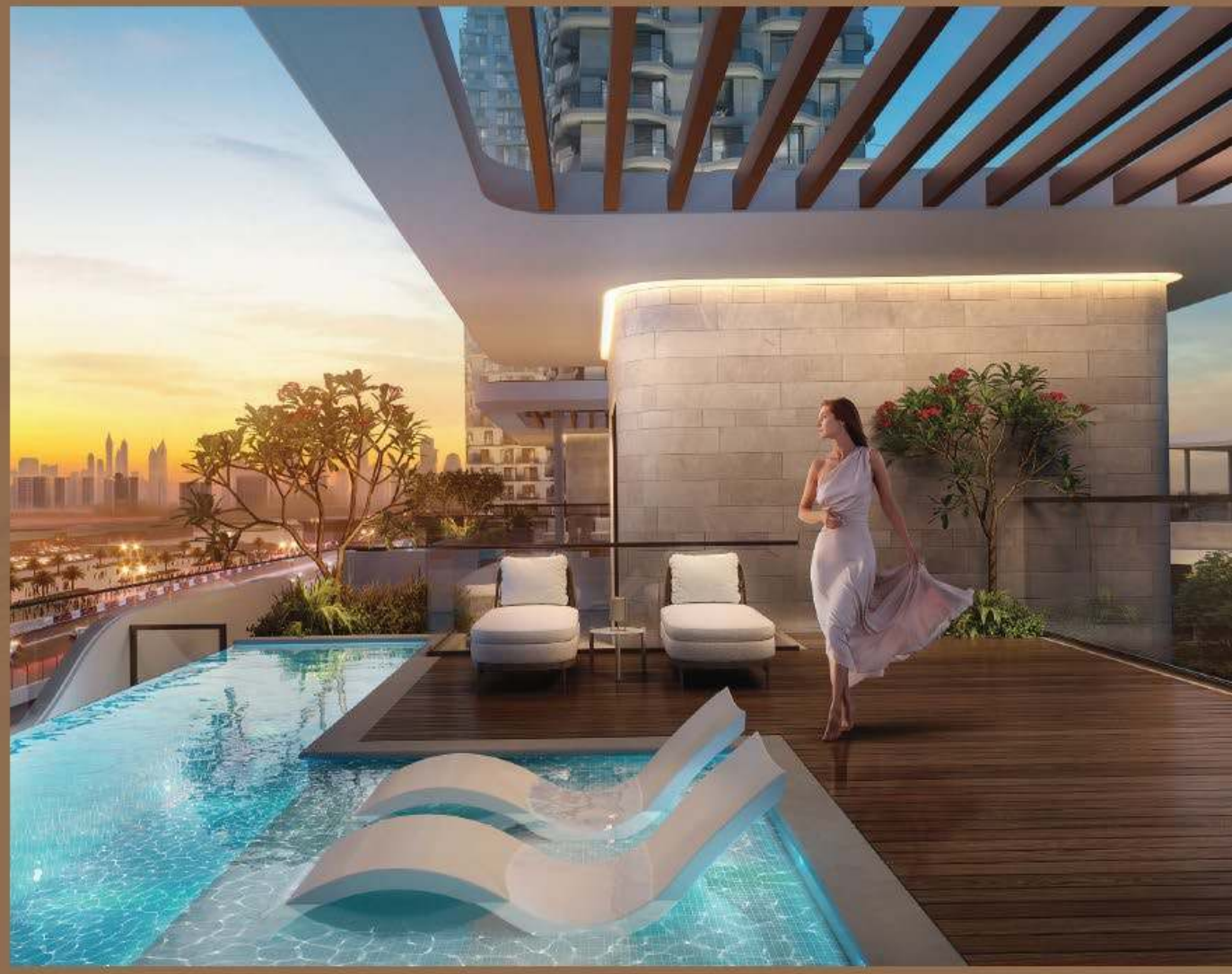
Takaya BOULEVARD

TOWNHOUSE	TOTAL 39
VILLA	TOTAL 5
PARKING	PROVIDED 1203
EV CHARGING ENABLED PARKING	PROVIDED 100

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24 Amenities

- Laps pool
- Recreational Pool
- Kids Pool
- Jogging Track
- Golf Simulator
- Basket Ball Half Court
- Paddle Tennis Court
- Performance/Party Hall
- Kids Play Area
- 2 BBQ Areas
- 3 Gyms
- 3 Multipurpose Rooms
- Kids Day Care
- Recreational Lounge
- Co-Working Spaces
- 2 Squash Courts
- Cinema / AV Room
- Sky Garden



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Plaza View



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Gym



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Play Area



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Workspace



Location

1. Dubai Autodrome ..... (1) Min
2. Dubai International Cricket Stadium ..... (11) Min
3. Miracle Garden ..... (13) Min
4. Dubai Polo & Equestrian Club ..... (15) Min
5. Dubai Hills Mall ..... (15) Min
6. Arabian Ranches ..... (15) Min
7. Trump International Golf Club ..... (18) Min
8. Dubai Science Park ..... (18) Min
9. Dubai Production City ..... (19) Min
10. Global Village ..... (20) Min
11. Mall of Emirates ..... (20) Min
12. Jumeirah Golf Estates ..... (22) Min
13. Jebel Ali Racecourse ..... (25) Min
14. Burj Al Arab ..... (25) Min
15. Palm Jumeriah ..... (27) Min
16. Dubai International Airport ..... (32) Min
17. Dubai Maktoum International Airport ... (32) Min



Symphony – SOLD OUT



Harmony



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Project Details

Project Name	TAKAYA - HARMONY
Developer	Takaya Real Estate Development LLC
Architect	AE7
Location	Motor City
Completion Date	Q4 - 2027
Tower Height	B+G+P+20
Estimated Service Charges	AED 15/sqft
White Goods	Provided
Symphony Elevators	Passenger - 3
	Service - 1
Parking	Studio, 1BR, 2BR - 1
	3BR, 4 BR - 2

HARMONY UNIT MIX

Type	No of Units	% From Total Numbers
Studio	64	26%
1 Bedroom	96	39%
2 Bedroom	63	25%
3 Bedroom	18	7%
Special Units	7	3%
Total	**248**	**100%**



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Living Room



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Living Room



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Living Room



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Living Room



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Dining



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Kitchen



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Bedroom



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Bedroom



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Bathroom



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Bathroom



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Bathroom



Kaia



Kalina & Melody



Payment Plan

60%	During Construction
40%	Post Handover (3 Years)

*For Studios, Payment Plan is 60 | 40 on Completion (No Post Handover)

Completion Date - **Q4 2027**

REASON TO INVEST

Integrated Amenities

Enjoy a comprehensive range of amenities, including gyms, cycling paths, and green spaces, ensuring a balanced and fulfilling lifestyle for all residents.

Sustainability

Designed with eco-friendly practices, the project emphasizes green living with energy-efficient buildings and abundant green spaces, promoting a sustainable and healthy environment.

Diverse Lifestyle Offerings

From thrilling activities at the Autodrome to peaceful strolls in lush gardens, the project caters to diverse interests, providing a vibrant and connected lifestyle for all ages.

Prime Location

Nestled between major highways, the project provides easy access to Dubai's top attractions, airports, and iconic landmarks, making commuting and travel convenient.

Pet-Friendly

As Dubai's first truly pet-friendly community, the development features pet-friendly parks, walkways, and facilities.

Exceptional Retail

With a wide variety of F&B outlets, shops, and cafes, the community offers unmatched convenience and indulgence, making everyday living enjoyable and satisfying.

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Thank you

All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings and furnishings.
The developer reserves the right to make revisions / alterations, at its absolute discretion, without any liability whatsoever.