

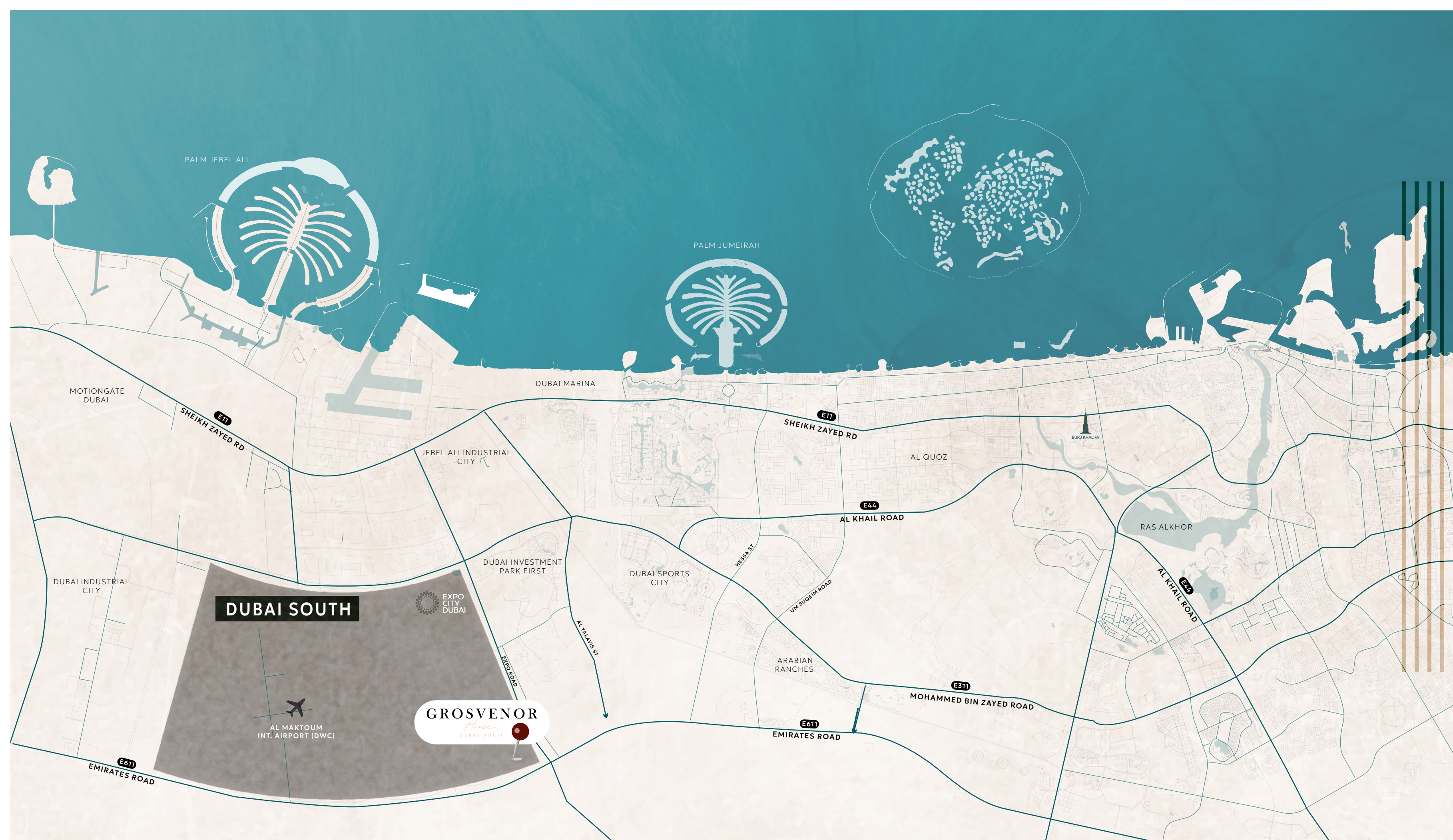
GROSVENOR

House

DUBAI SOUTH



LOTUS®



Location

7 MIN
AL MAKTOUM AIRPORT

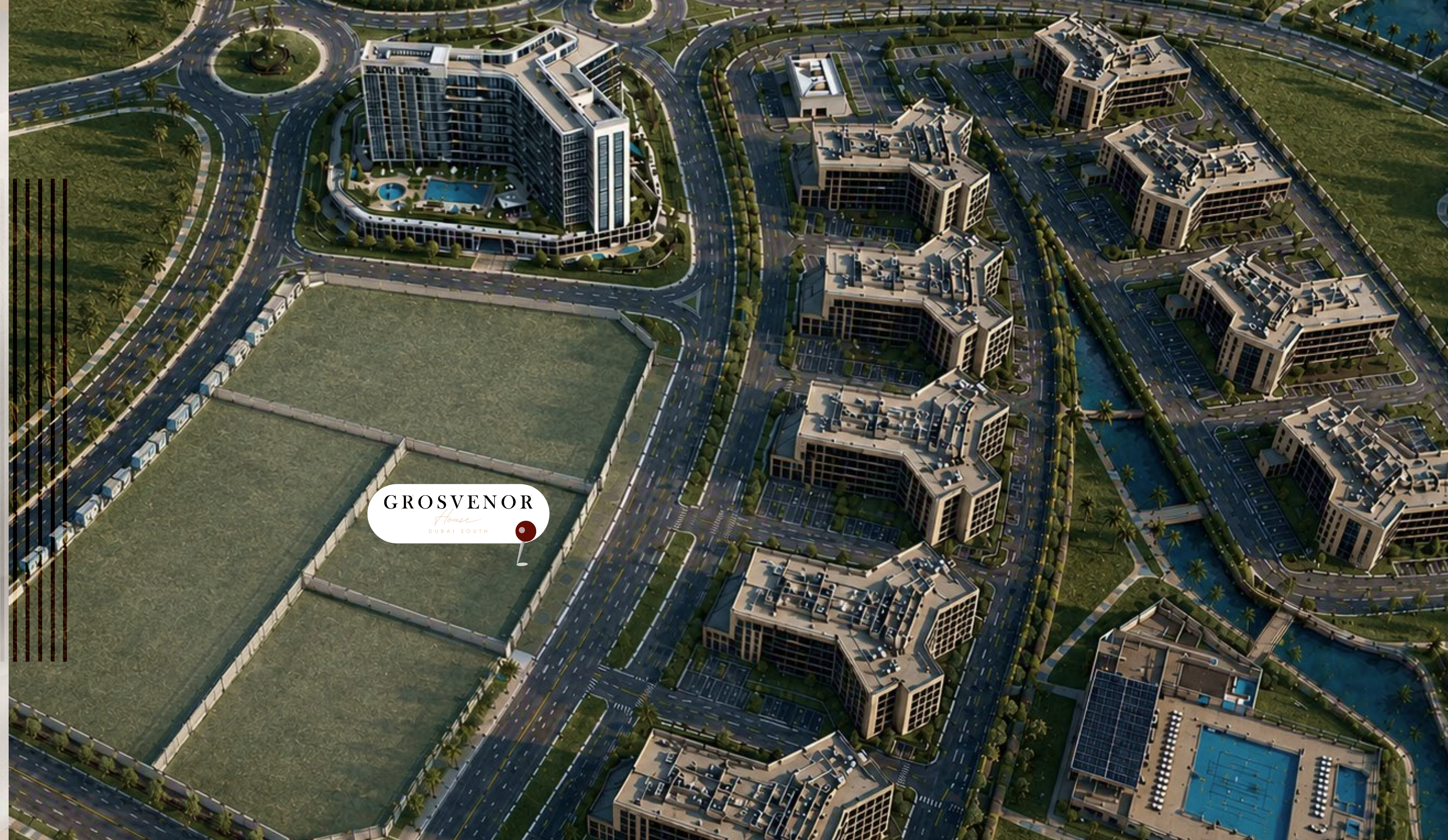
10 MIN
JEBEL ALI PORT

12 MIN
EXPO CITY DUBAI

20 MIN
DUBAI MARINA

30 MIN
DOWNTOWN DUBAI

Plot Location



Building Structure

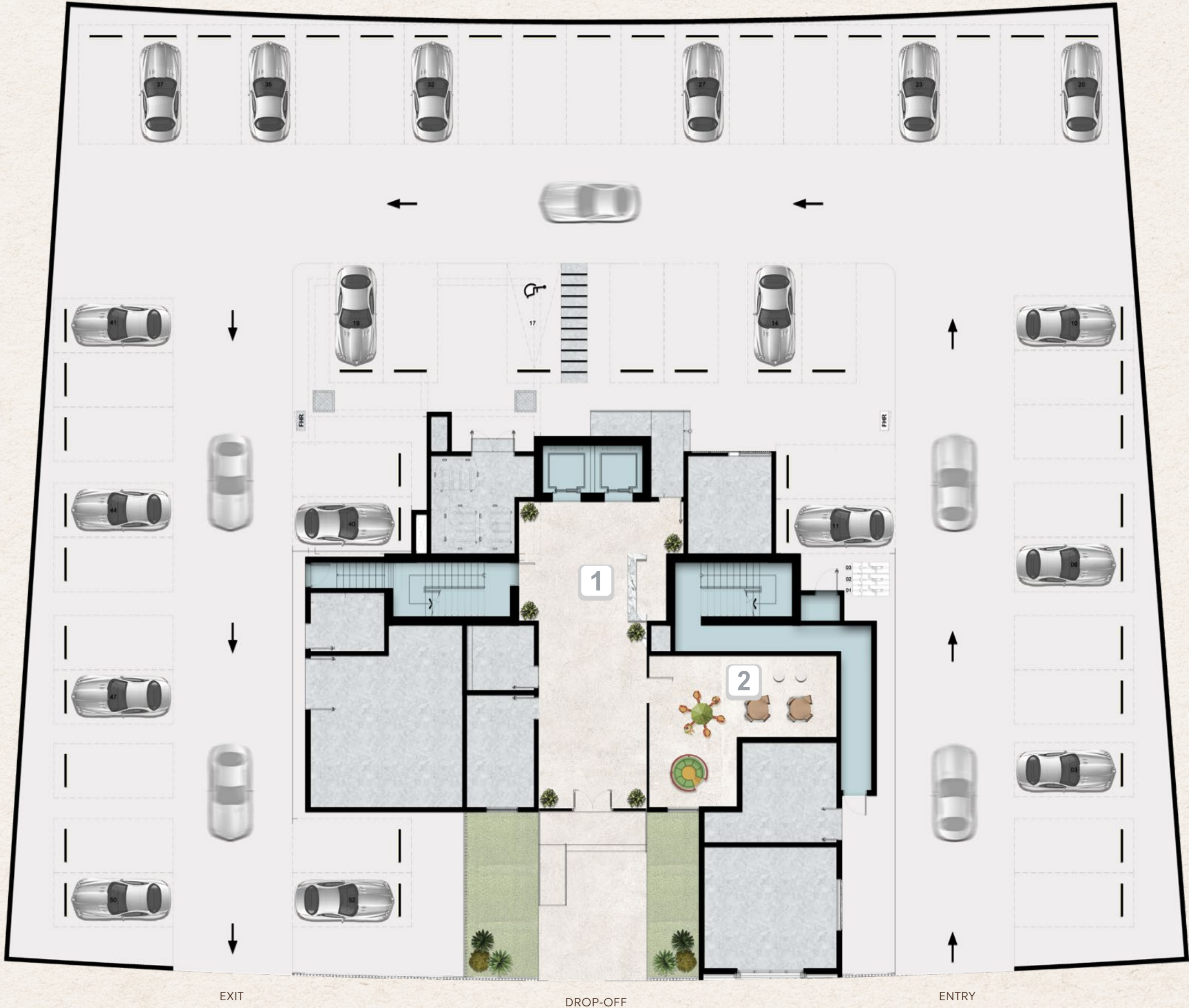


Project Name:	GROSVENOR House DUBAI SOUTH
Developer:	LOTUS LIVING PROPERTIES L.L.C
Architect:	AL SHANDAGHA ARCHITECTS & ENGINEERING CONSULTANTS
Location:	DUBAI SOUTH
Plot Number:	RE-22
Plot Area:	24,586 SQFT
Total Number of Units:	51 UNITS
Building Height:	B + G + 4 + R
Anticipated Service Fees:	AED 16 / SQFT
Anticipated Completion Date:	Q4 2027
Construction Update:	28% COMPLETE
Ceiling Height (Living & Kitchen):	3M
Furnished:	No
Parking per Unit:	1
Elevators:	2 RESIDENTIALS



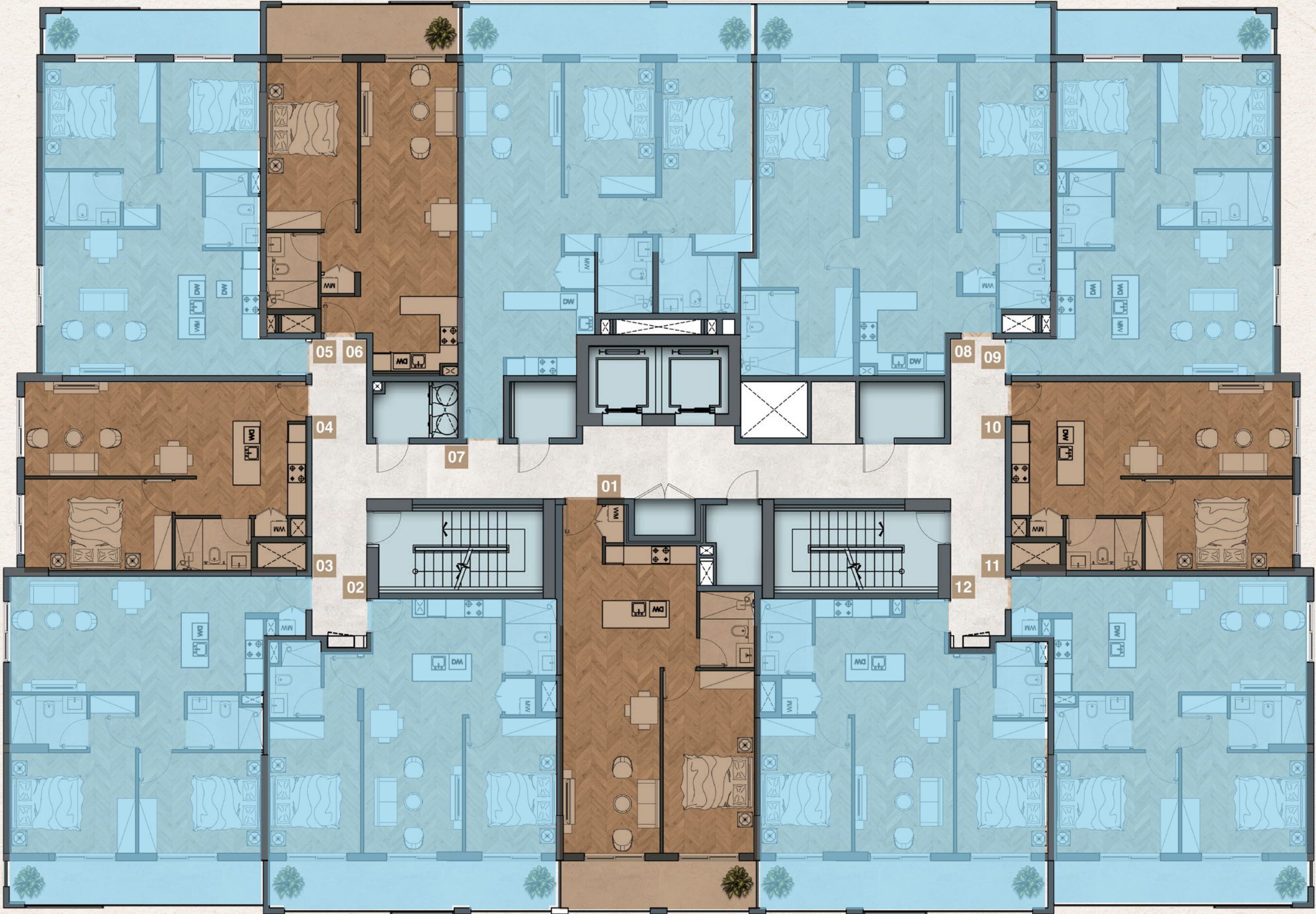
Ground Floor

- 1 LOBBY 935 sqft
- 2 KIDS LOUNGE 527 sqft



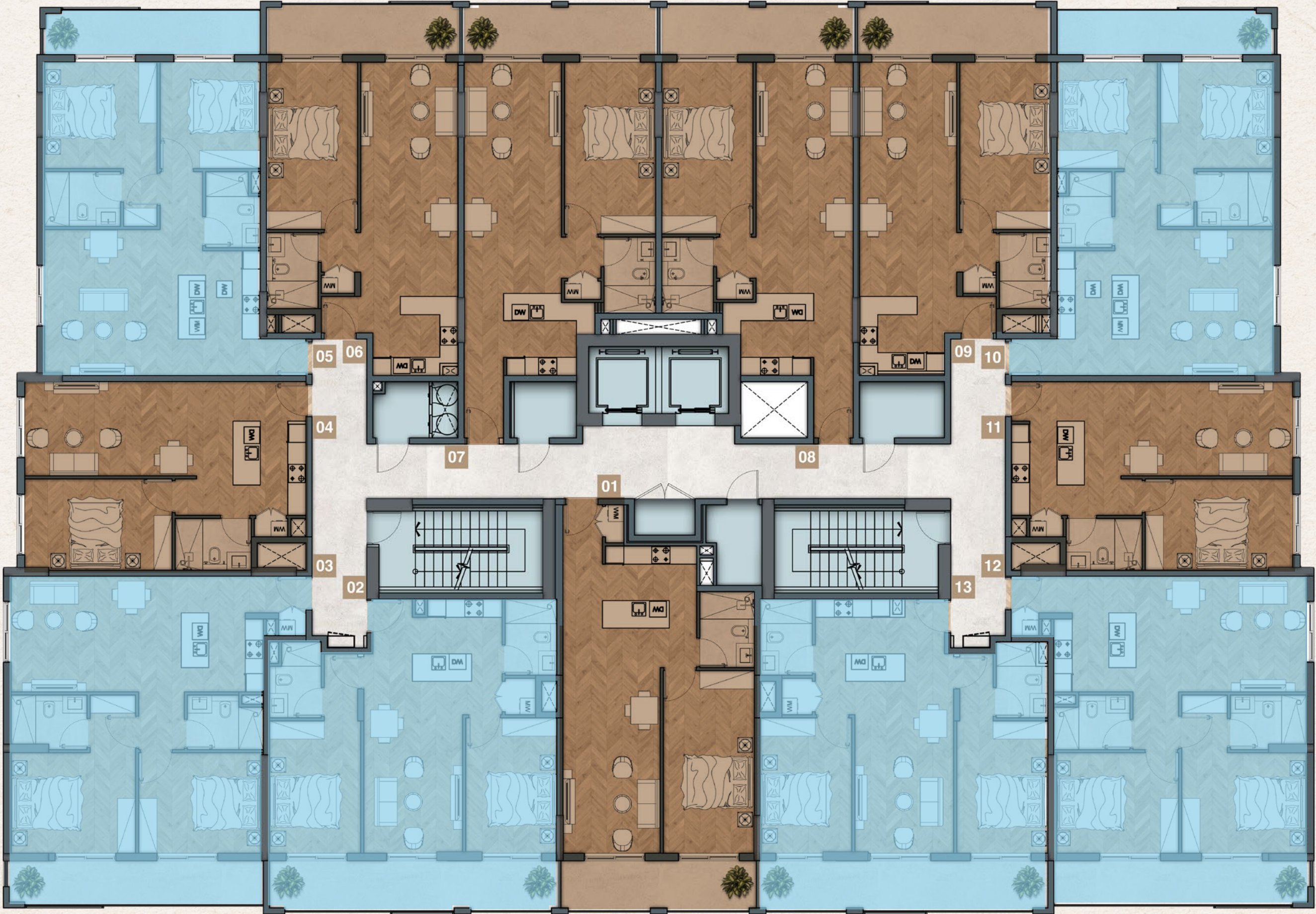
Typical Floor 1
1st floor

- 1BR
- 2BR



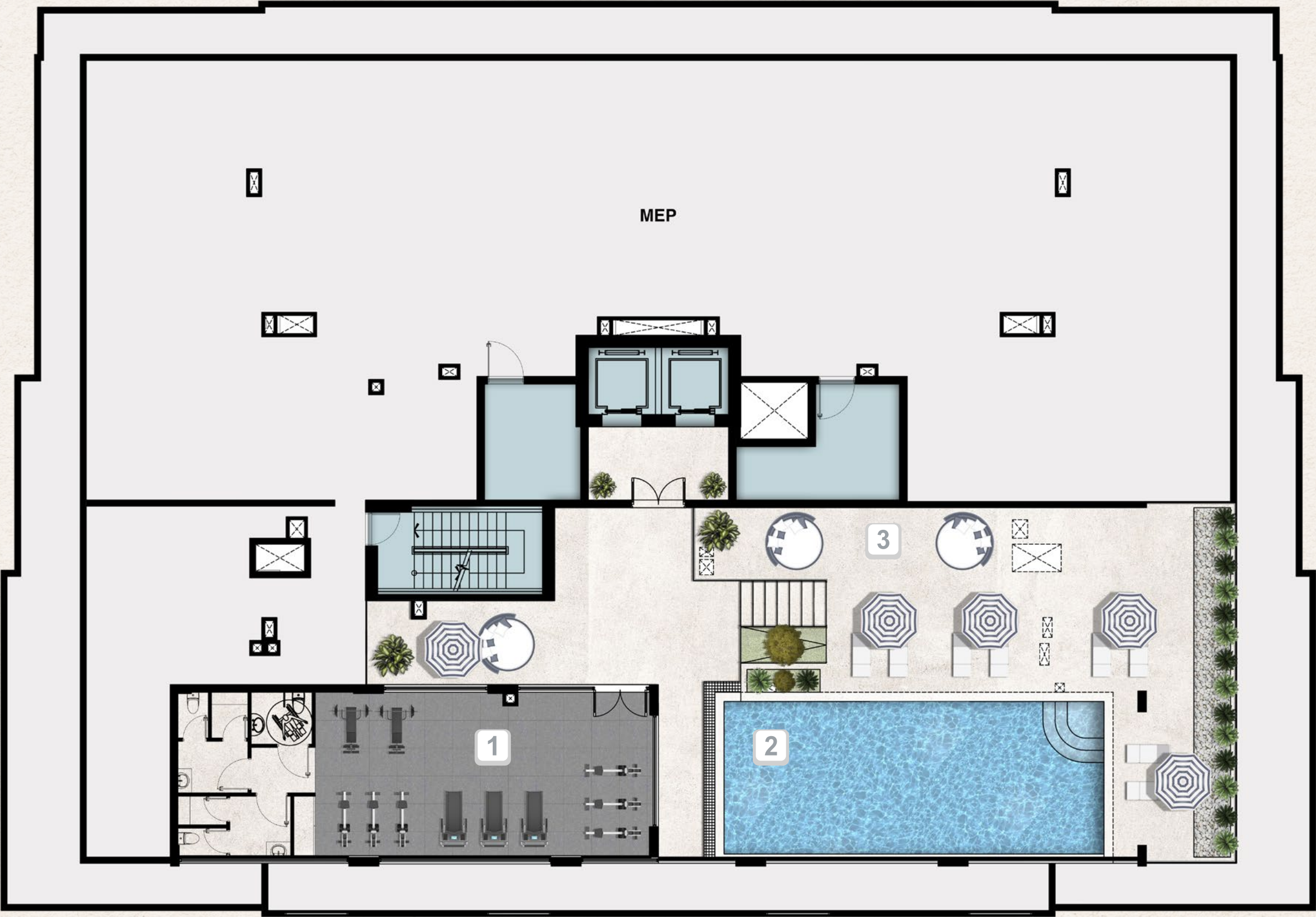
Typical floor 2
2nd - 4th floor

- 1BR
- 2BR



Rooftop floor

- 1 INDOOR GYM 1012 Sqft
- 2 POOL 730 Sqft
- 3 OUTDOOR LOUNGE 1697 Sqft





Indoor Gym
1011.82 Sqft

Rooftop Lounge
1697 Sqft

Outdoor Pool
730 Sqft
LxW 14.15m x 5m
Depth 0.80x1.20 m

1 BR TYPE 1

SUITE AREA	737 sqft.
BALCONY AREA	124 sqft.

TOTAL AREA	861 sqft.
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- 1

LIVING & DINING

7.4m x 3.2m
- 2

KITCHEN

3.1m x 2.7m
- 3

BATHROOM

2.5m x 1.8m
- 4

BEDROOM

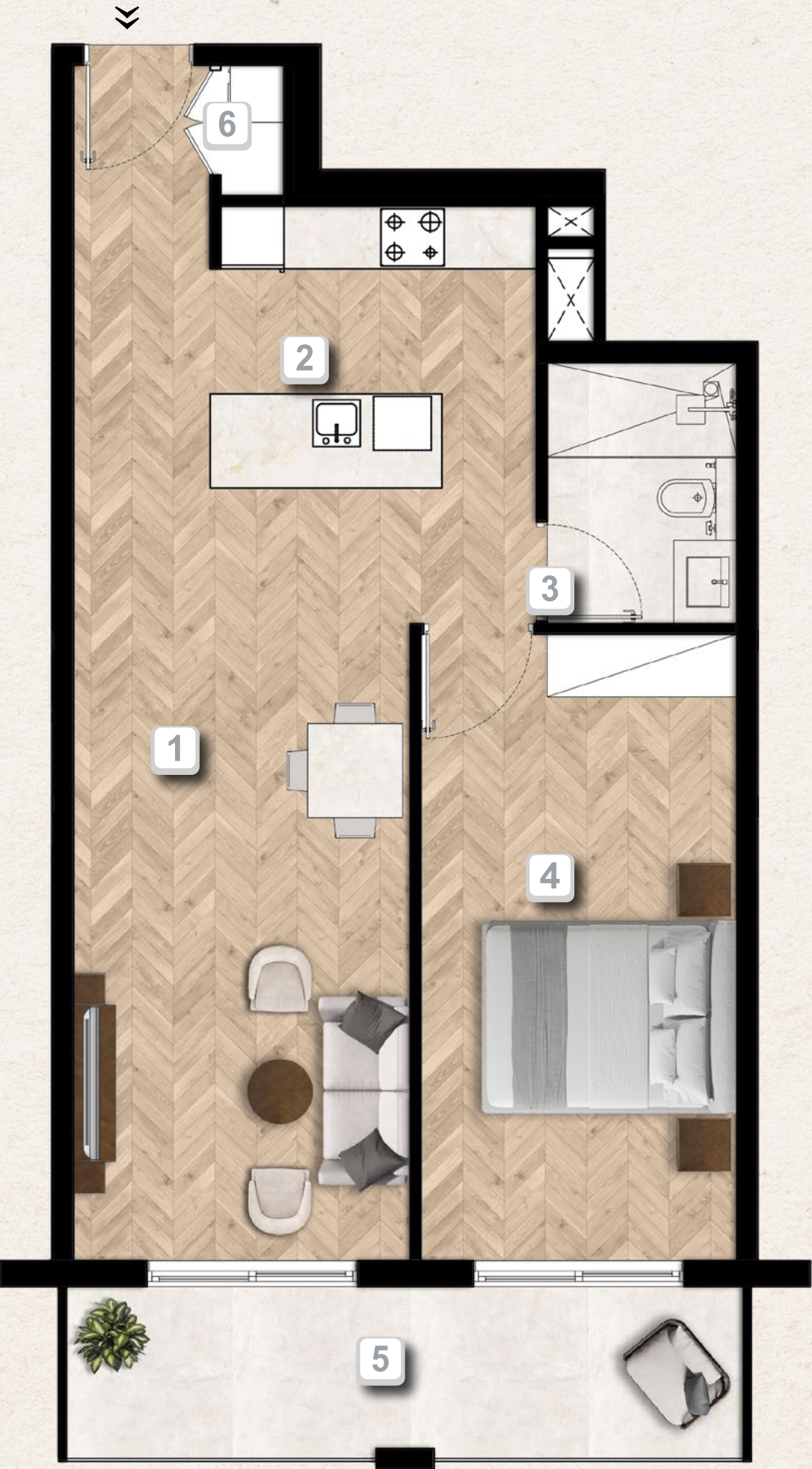
6m x 3m
- 5

BALCONY

6m x 1.6m
- 6

LAUNDRY ROOM

1.2m x 0.6m



1st floor



2nd - 4th floor

1 BR TYPE 2

TOTAL AREA 627 sqft.

- 1 LIVING & DINING 6.8m x 3.1m
- 2 KITCHEN 2.4m x 2.1m
- 3 BATHROOM 2.5m x 1.7m
- 4 BEDROOM 4.9m x 3m
- 5 LAUNDRY ROOM 1.1m x 0.6m



1st floor



2nd - 4th floor

1 BR TYPE 3

SUITE AREA	666 sqft.
BALCONY AREA	124 sqft.

TOTAL AREA	790 sqft.
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1	LIVING & DINING	7.7m x 3.2m
2	KITCHEN	2.6m x 1.3m
3	BATHROOM	2.5m x 1.7m
4	BEDROOM	5.5m x 3m
5	BALCONY	6.2m x 1.7m
6	LAUNDRY ROOM	1.1m x 0.6m



1st floor



2nd - 4th floor

1 BR TYPE 4

TOTAL AREA 627 sqft.

- 1 LIVING & DINING 6.8m x 3.1m
- 2 KITCHEN 2.4m x 2.1m
- 3 BATHROOM 2.5m x 1.7m
- 4 BEDROOM 4.9m x 3m
- 5 LAUNDRY ROOM 1.1m x 0.6m



1st floor



2nd - 4th floor

1 BR TYPE 5

SUITE AREA	722 sqft.
BALCONY AREA	124 sqft.

TOTAL AREA	846 sqft.
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- 1

LIVING & DINING

7.6m x 3.2m
- 2

KITCHEN

2.6m x 3m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

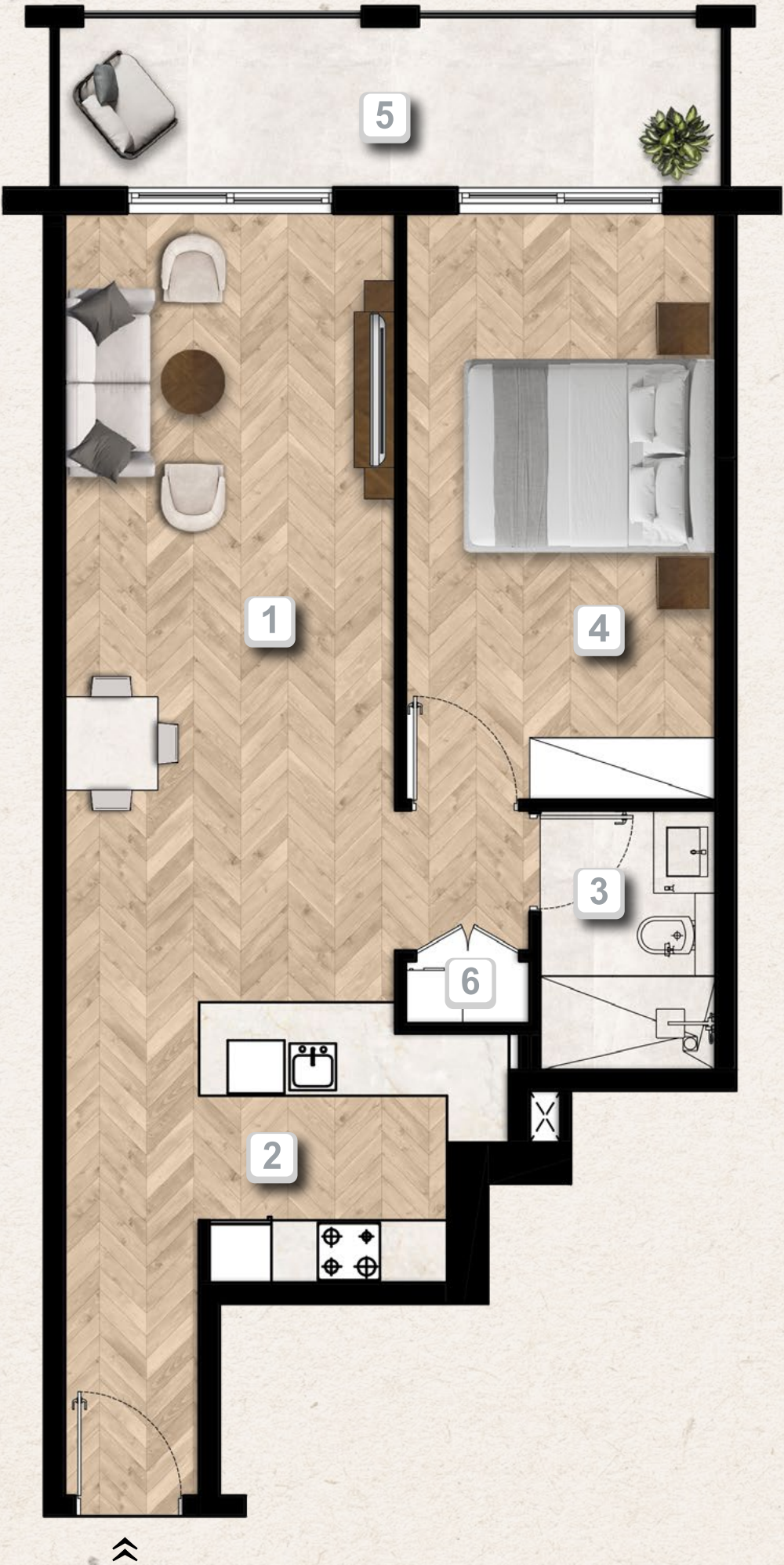
5.6m x 3m
- 5

BALCONY

6.2m x 1.7m
- 6

LAUNDRY ROOM

1.2m x 0.6m



2nd - 4th floor

1 BR TYPE 6

SUITE AREA	720 sqft.
BALCONY AREA	124 sqft.

TOTAL AREA	844 sqft.
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- 1

LIVING & DINING

7.6m x 3.2m
- 2

KITCHEN

2.6m x 3m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

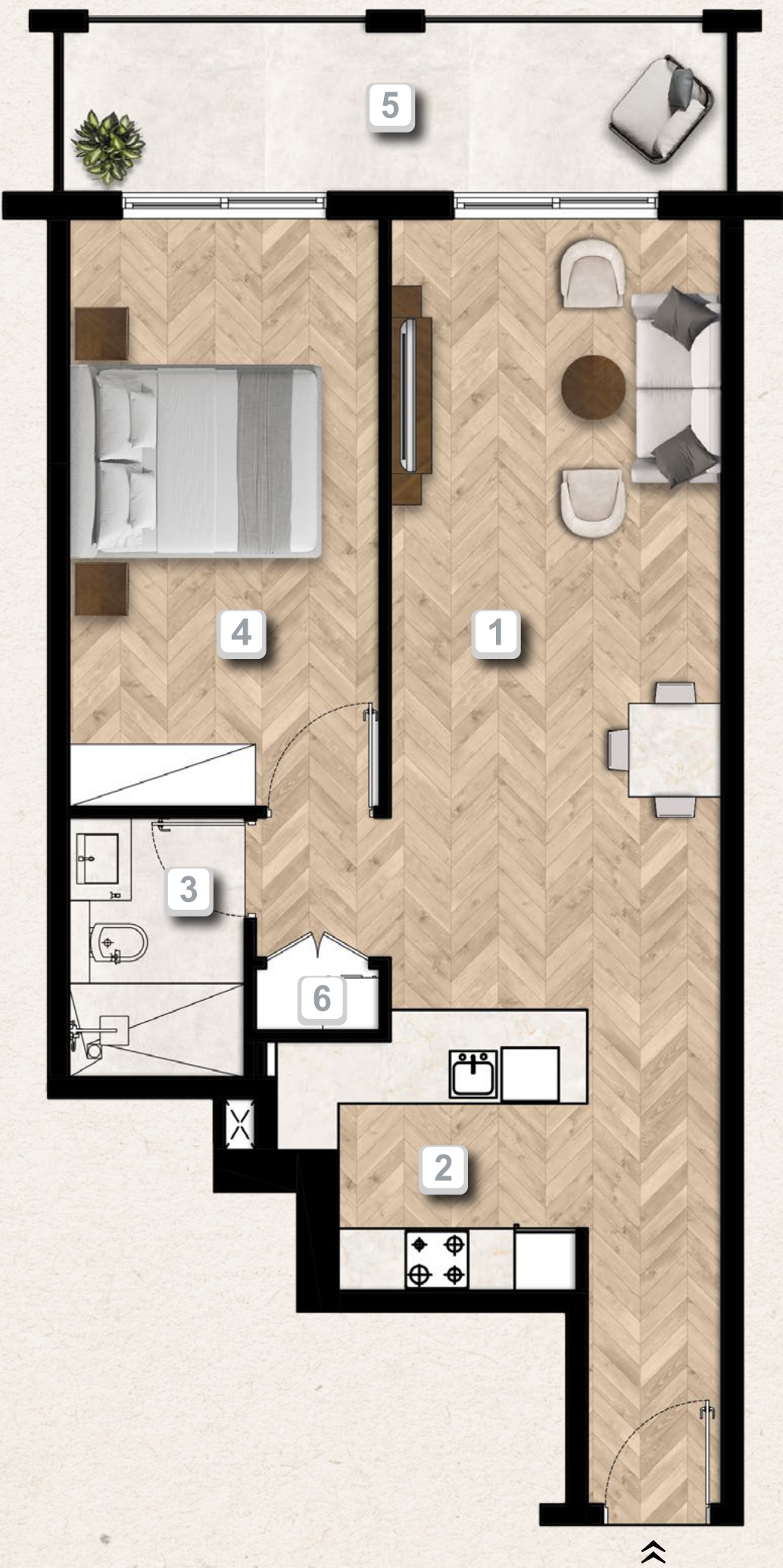
5.6m x 3m
- 5

BALCONY

6.2m x 1.7m
- 6

LAUNDRY ROOM

1.2m x 0.6m



2nd - 4th floor

1 BR TYPE 7

SUITE AREA	663 sqft.
BALCONY AREA	124 sqft.

TOTAL AREA	787 sqft.
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- 1

LIVING & DINING

7.7m x 3.2m
- 2

KITCHEN

2.6m x 3m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

5.5m x 3m
- 5

BALCONY

6.2m x 1.7m
- 6

LAUNDRY ROOM

1.1m x 0.6m



2nd - 4th floor

2 BR TYPE 1

SUITE AREA	828 sqft.
BALCONY AREA	184 sqft.

TOTAL AREA	1,012 sqft.
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- 1

LIVING & DINING

6.6m x 3.2m
- 2

KITCHEN

2.7m x 2.9m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

4.5m x 3m
- 5

BALCONY

9.2m x 1.7m
- 6

LAUNDRY ROOM

1.2m x 1m



1st floor



2nd - 4th floor

2 BR TYPE 2

SUITE AREA 883 sqft.
BALCONY AREA 145 sqft.

TOTAL AREA 1,028 sqft.

- 1 LIVING & DINING 5.6m x 3.8m
- 2 KITCHEN 2.7m x 2.6m
- 3 BATHROOM 2.5m x 1.8m
- 4 BEDROOM 4m x 3.3m
- 5 BALCONY 8.1m x 1.7m
- 6 LAUNDRY ROOM 0.9m x 0.65m



1st floor



2nd - 4th floor

2 BR TYPE 3

SUITE AREA 850 sqft.
BALCONY AREA 123 sqft.

TOTAL AREA 973 sqft.

- 1 LIVING & DINING 4.8m x 4.4m
- 2 KITCHEN 2.9m x 2.7m
- 3 BATHROOM 2.5m x 1.8m
- 4 BEDROOM 3.6m x 3.5m
- 5 BALCONY 6.5m x 1.7m



1st floor



2nd - 4th floor

2 BR TYPE 4

SUITE AREA	1,002 sqft.
BALCONY AREA	185 sqft.

TOTAL AREA	1,187 sqft.
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- 1

LIVING & DINING

7.5m x 3.2m
- 2

KITCHEN

2.7m x 2.6m
- 3

BATHROOM

2.5m x 1.8m
- 4

BEDROOM

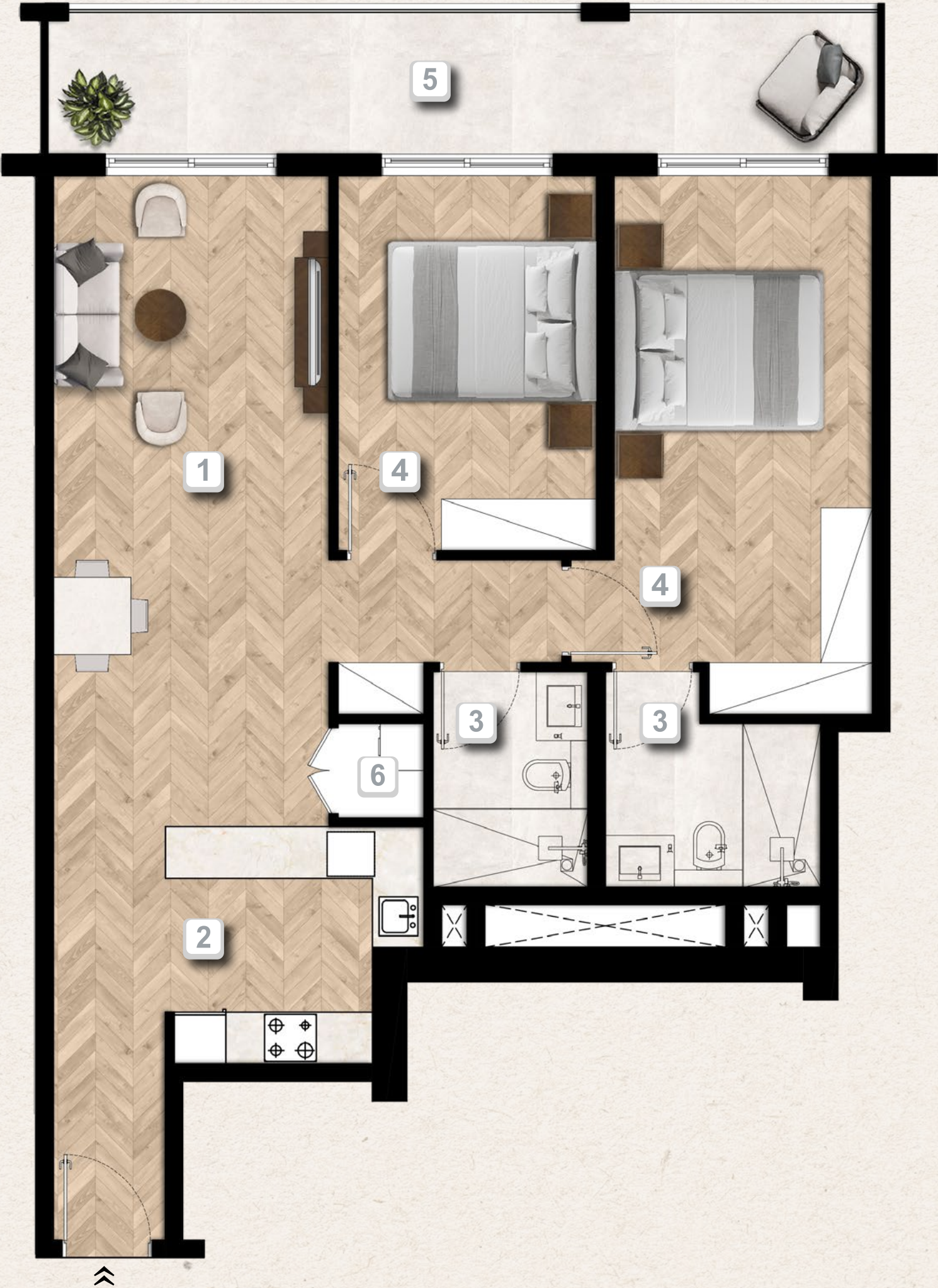
4.3m x 3m
5.6m x 3m
- 5

BALCONY

9m x 1.7m
- 6

LAUNDRY ROOM

1.1m x 1m



1st Floor

2 BR TYPE 5

SUITE AREA	1,065 sqft.
BALCONY AREA	187 sqft.
TOTAL AREA	1,251 sqft.

- 1

LIVING & DINING

7.5m x 3.2m
- 2

KITCHEN

2.1m x 2.6m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

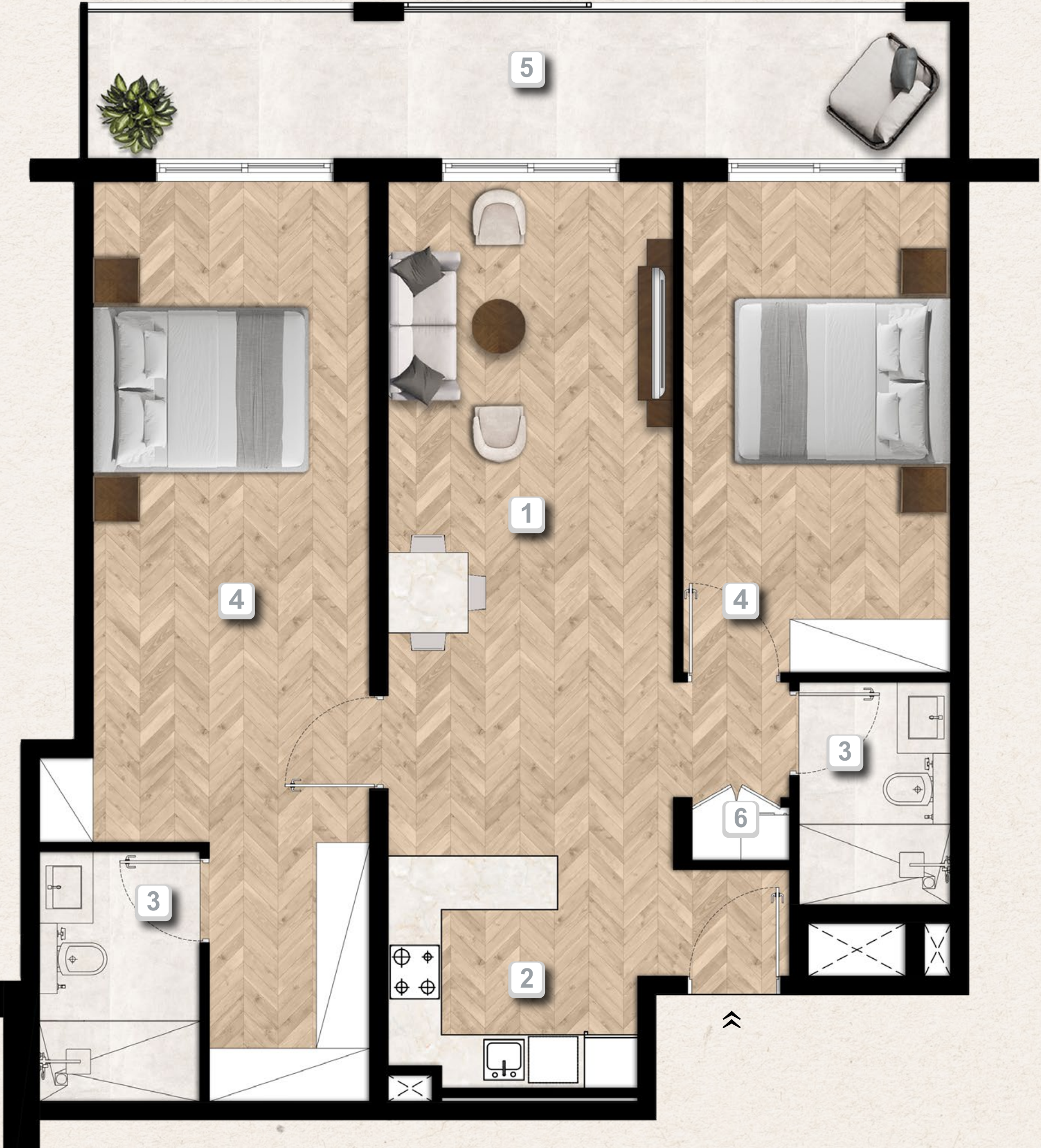
7.4m x 3.1m
5.5m x 3m
- 5

BALCONY

9.3m x 1.7m
- 6

LAUNDRY ROOM

1.1m x 0.6m



1st Floor

2 BR TYPE 6

SUITE AREA 850 sqft.
BALCONY AREA 123 sqft.

TOTAL AREA 973 sqft.

- 1 LIVING & DINING 4.8m x 4.4m
- 2 KITCHEN 2.9m x 2.7m
- 3 BATHROOM 2.5m x 1.8m
- 4 BEDROOM 3.7m x 3.5m
3.3m x 3.5m
- 5 BALCONY 7m x 1.5m



1st floor



2nd - 4th floor

2 BR TYPE 7

SUITE AREA 883 sqft.
BALCONY AREA 145 sqft.

TOTAL AREA 1,028 sqft.

- 1 LIVING & DINING 5.6m x 3.8m
- 2 KITCHEN 2.7m x 2.6m
- 3 BATHROOM 2.5m x 1.8m
- 4 BEDROOM 4m x 3.3m
- 5 BALCONY 8.5m x 1.5m
- 6 LAUNDRY ROOM 0.9m x 0.65m



1st floor



2nd - 4th floor

2 BR TYPE 8

SUITE AREA	828 sqft.
BALCONY AREA	184 sqft.

TOTAL AREA	1,012 sqft.
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- 1

LIVING & DINING

5.6m x 3.2m
- 2

KITCHEN

2.7m x 2.9m
- 3

BATHROOM

2.5m x 1.7m
- 4

BEDROOM

4.4m x 3m
- 5

BALCONY

9.2m x 1.7m
- 6

LAUNDRY ROOM

1.2m x 1m



1st floor



2nd - 4th floor



GROSVENOR

House

DUBAI SOUTH