

# **SPORTZ**

BY **DANUBE**

**COME HOME  
TO PLAY**














WELCOME TO  
**SPORTZ**  
BY **DANUBE**

# WHERE AESTHETICS MEETS ATHLETICS



## WHY DUBAI?

-  Safest City in the World
-  Fastest Growing Economy
-  High Capital Appreciation
-  Ease of Investment
-  Freehold Ownership
-  Ranks 16th in ease of doing business
-  100% Tax Free Income
-  Long-Term Golden Visa
-  Worldwide Connectivity

## WHY DANUBE PROPERTIES?

-  **0% Interest**
-  **Best Payment Plan**  
1% Monthly
-  **40+ Amenities**
-  Timely Delivery
-  High Return on Investment
-  Prime Location
-  Affordable Luxury



## CONNECTED TO THE CITY

-  **3 MIN**  
Al Khail Road
-  **8 MIN**  
Sheikh Zayed Road
-  **16 MIN**  
Dubai Marina
-  **18 MIN**  
Dubai Mall/Burj Khalifa
-  **15 MIN**  
Burj Al Arab
-  **18 MIN**  
Jumeirah Beach Residence
-  **22 MIN**  
Palm Jumeirah
-  **22 MIN**  
Al Maktoum International Airport
-  **22 MIN**  
Dubai International Airport (DXB)



Scan & Watch  
The Complete Story

**Rizwan Sajan**  
Founder & Chairman  
Danube Group

The **1%**  
Man

# YOUR FITNESS JOURNEY BEGINS HERE



**LOBBY**



**LIFT LOBBY**



# WHEN LUXURY MEETS SPORTS

Come home to masterfully designed luxury spaces inspired by a flair for fitness.



# ELEVATED SPORTS LIVING



**STUDIO**



LIVING ROOM

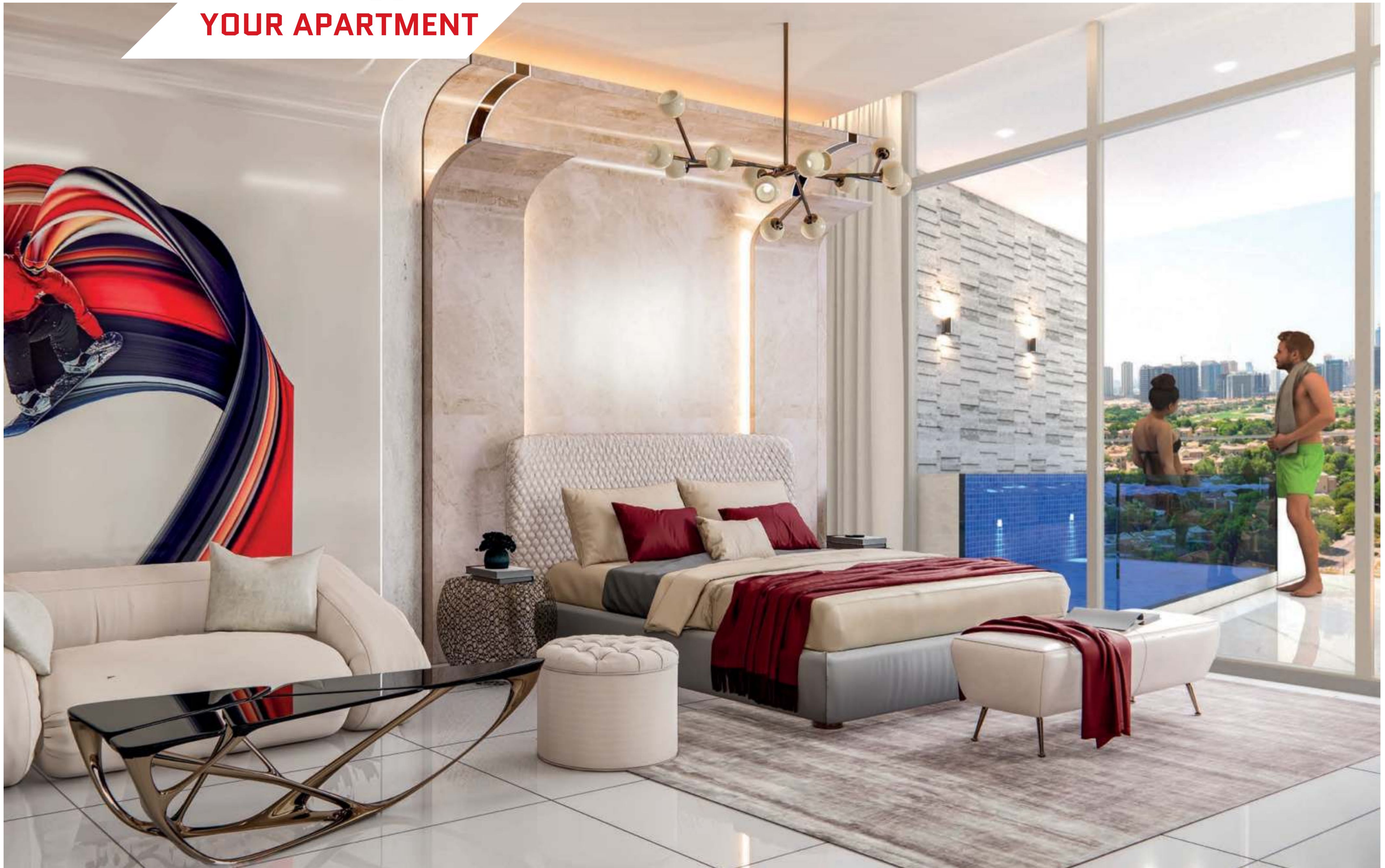


**BEDROOM**

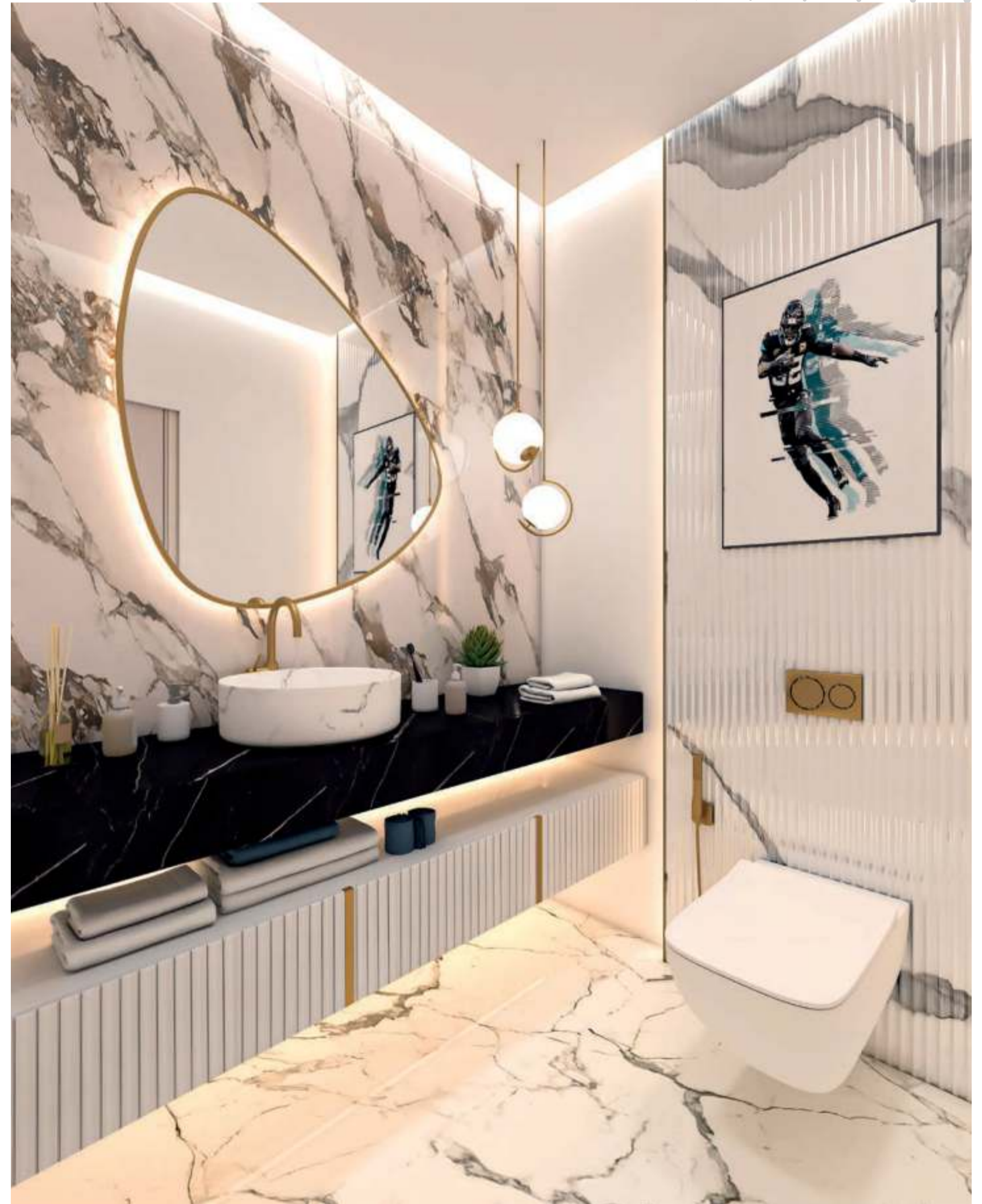


**PRIVATE POOL IN  
YOUR APARTMENT**

Remarkable private pool, purposefully built to inspire an exceptional lifestyle.



**BATHROOM**





# HEALTH IS WEALTH

Carefully curated amenities designed for an active lifestyle and your ultimate fitness goals.



# PROFESSIONAL COACHING AND MENTORSHIP

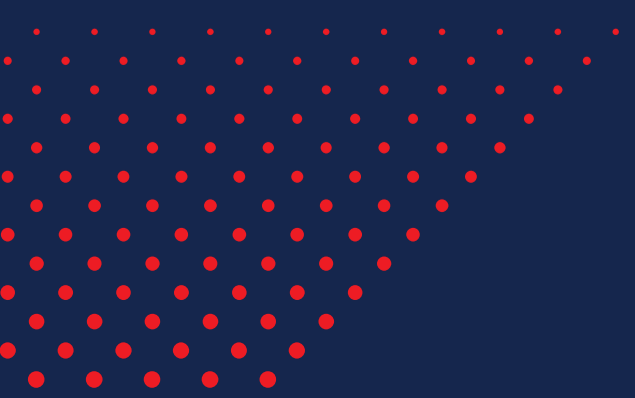




**LIVE**  
**PLAY**  
**EXCEL**



**REVIVE**  
**ENGAGE**  
**THRIVE**



**ARCHERY**



**OLYMPIC SIZE LAP POOL**







# LIVE THE ACTIVE LIFESTYLE



**BADMINTON**

PILATES STUDIO



**CYCLING TRACK**



**BASKETBALL COURT**





**TENNIS COURT**



# JOGGING TRACK

Embark on your path to wellness where every stride is a step towards a healthier you.

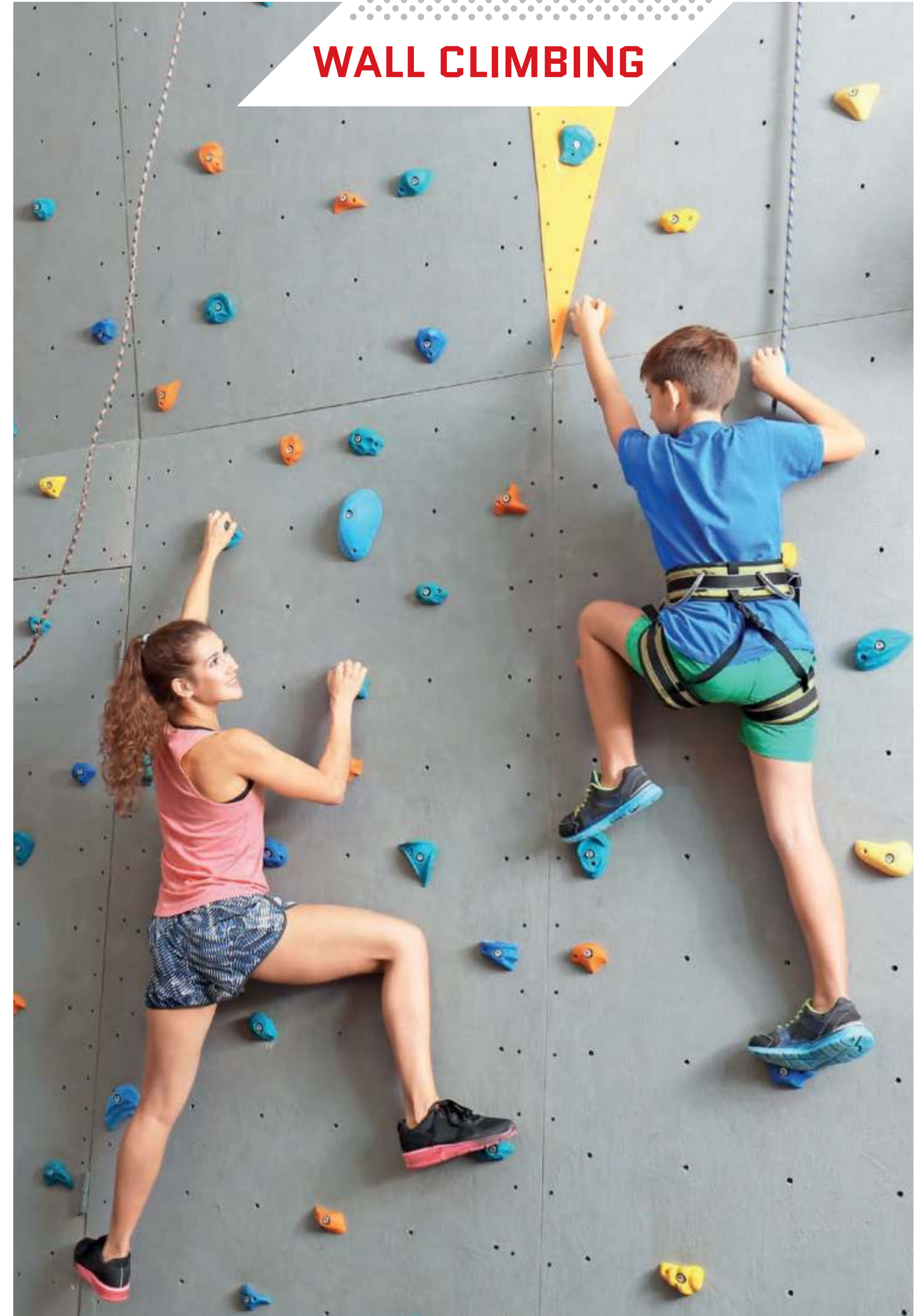
**CRICKET**



**TRAMPOLINE AREA**



**WALL CLIMBING**



**FITNESS HUB**





**GAMING ARCADE**



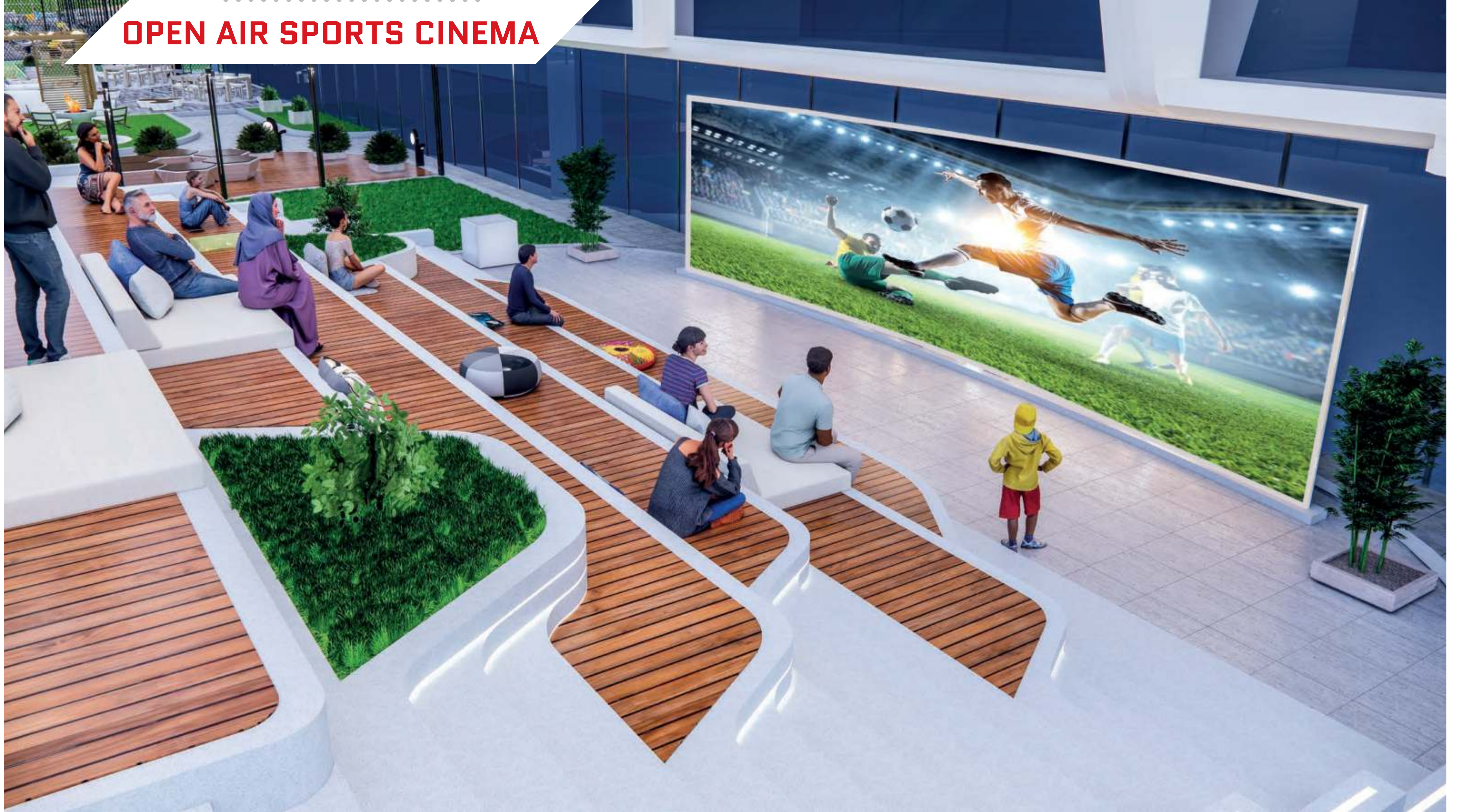
**GOLF SIMULATOR**



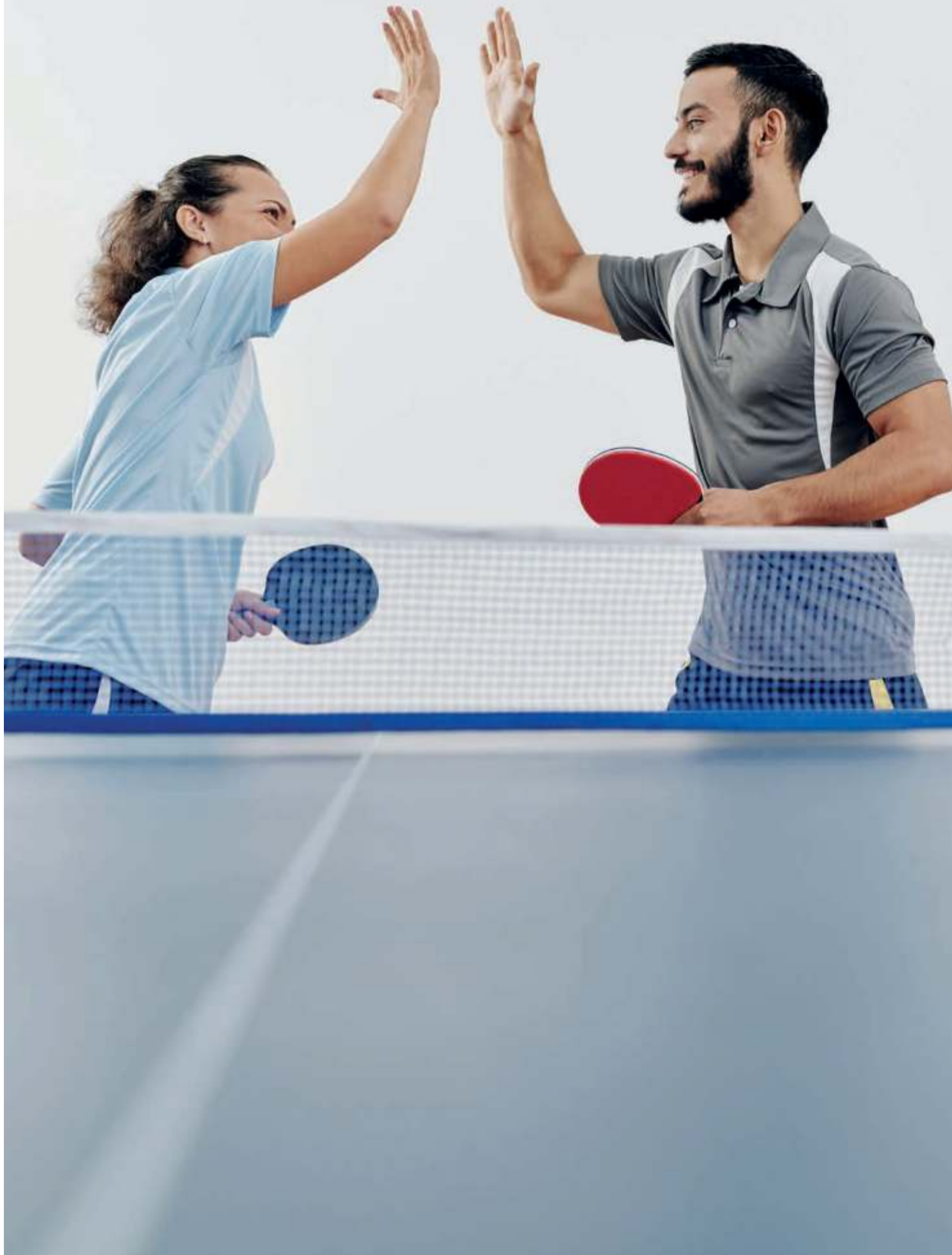
# WATER LOUNGE



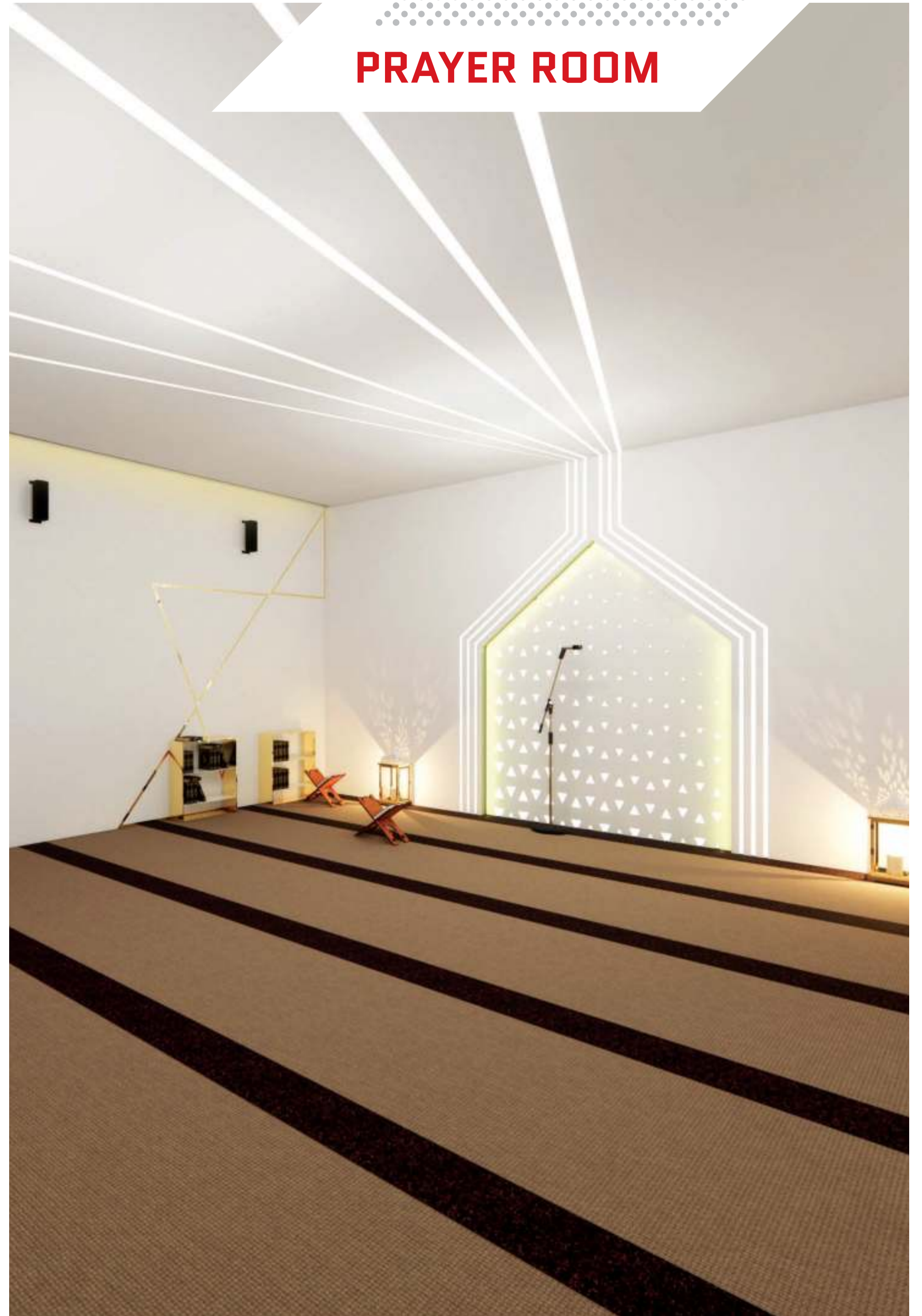
**OPEN AIR SPORTS CINEMA**



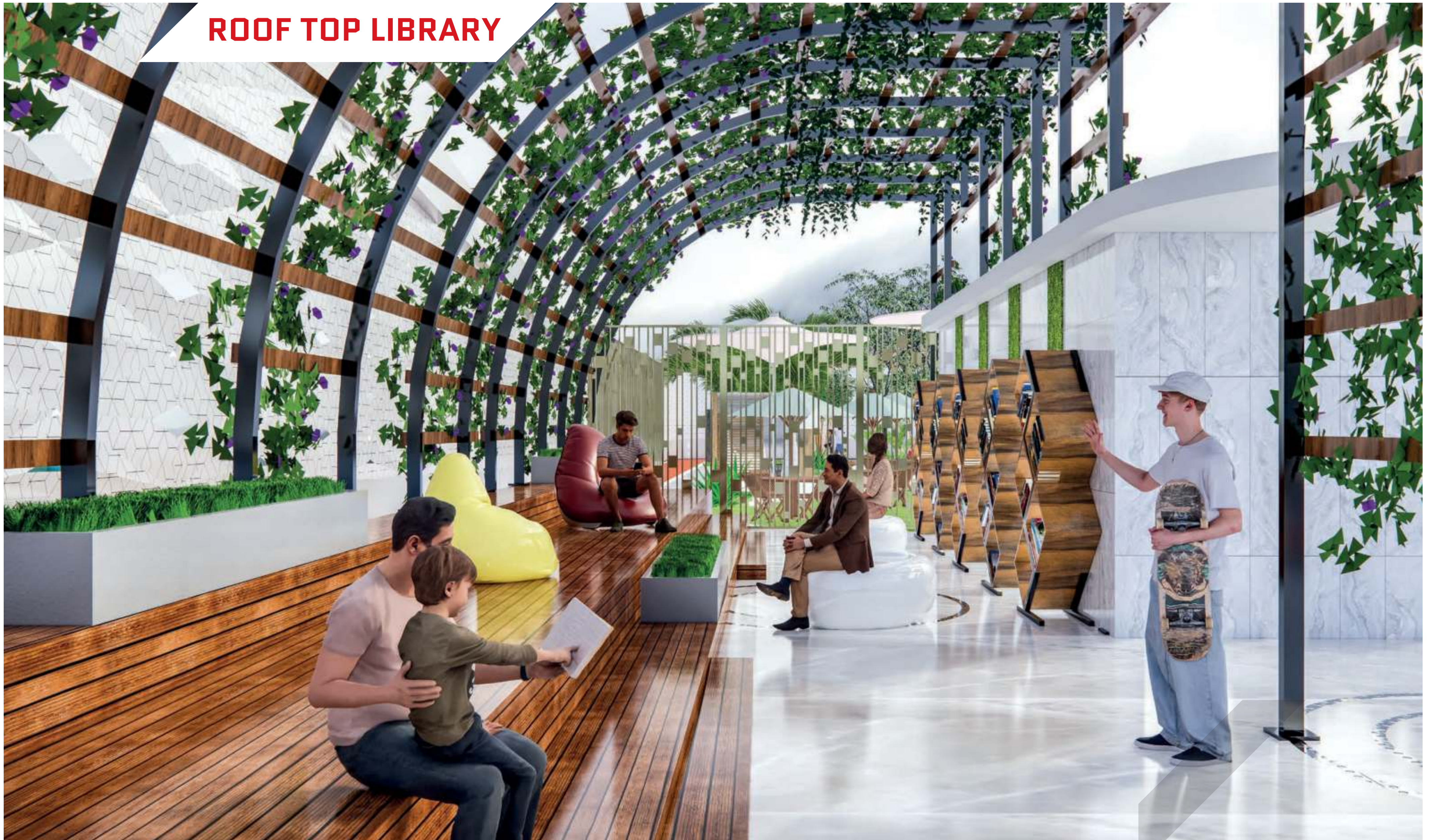
**TABLE TENNIS**



**PRAYER ROOM**



ROOF TOP LIBRARY



A man and a woman are high-fiving outdoors. The man is on the right, wearing a white shirt and a white wristband, with his right arm raised. The woman is on the left, wearing a white polo shirt, a pink visor, and a pink wristband, with her right arm raised. They are both smiling. The background is a bright, slightly blurred outdoor setting.

# A WORLD OF SPORTING ACTIVITIES

## PODIUM LEVEL AMENITIES

1. Olympic Size Lap Pool
2. Kids Pool
3. Shallow Pool
4. Jacuzzi
5. Aquatic Gym
6. Toddlers Splash Pad
7. Kids Play Area
8. POD Kids Play Area
9. Cycling Track
10. Cricket Pitch
11. Mini Golf / Golf Simulator
12. Wall Climbing
13. Trampoline Arena
14. Badminton Court
15. Basketball Court
16. Archery
17. Paintball Arena
18. Kick Boxing / MMA Training Area
19. Sports Club / Lounge Party Hall
20. Outdoor Party Area
21. Health Club / Gym
22. Outdoor Gym
23. Foosball
24. Billiards
25. Chess Area
26. Table Tennis
27. Shot Darts
28. Chunk N Catch Game Zone.
29. Play Station Arena
30. Gaming Arcade
31. Dancing / Zumba Centre
32. Steam & Sauna
33. Physiotherapy Centre
34. SPA & Therapy Centre
35. Open Air Sports Cinema
36. BBQ Area
37. Beauty Salon
38. Business Centre
39. Cabana Shade

## ROOF LEVEL AMENITIES

40. Sky Jogging Track
41. Paddle Tennis
42. Skating Zone
43. Roof Top Yoga / Meditation
44. Roof Top Library
45. Roof Top Hammock Garden
46. Dedicated Wifi Area
47. Roof Top Health Sports Bar
48. Roof Top Open Party Zone
49. Roof Top Dubai Panoramic View



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TO PLAY**

