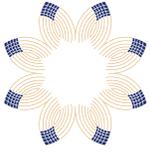




# DOWNTOWN RESIDENCIA

A PROJECT BY DOWNTOWN PROPERTIES

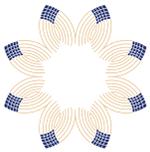




## ABOUT US

Downtown Properties is a private real estate investment, development and management company based in Islamabad. It was established by a group of seasoned real estate entrepreneurs, developers and consultants to restructure the concepts of real estate development, management and marketing in Pakistan.

The group operates over million dollars residential and commercial real estate projects, executes investment, construction and property management services across the country and overseas. The group's entrepreneurial culture and shared values serve as guidance to create a congenial and team-oriented atmosphere among professionals who work together to make a positive change.



## Project Developer MAAKSONS (Pvt.) Limited

Pakistan's Premier Infrastructure Developer

MAAKSONS Pvt. Limited has been transforming the infrastructural identity of Pakistan for the last six decades. Sustainable infrastructure and industrial development, residential and commercial project development and management, and the provision of benchmark engineering services are their core competencies. Their vision and pragmatic contribution towards conceiving and implementing livable and smart future for Pakistan has been acknowledged at all levels.



# DOWNTOWN RESIDENCIA

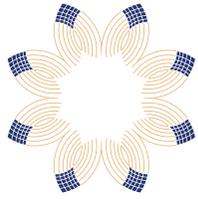
...Luxury at your leisure

Discovered amid pristine water features, built social environment, emerald fairways and scenic nature, Downtown Residencia embodies the concept of smart and sustainable living in Pakistan. It is a full-blown spectrum of dream homes, luxury apartments, state-of-the-art social and recreational hubs and country's largest commercial malls.

Located on the cusp of the twin cities, Downtown Residencia is Pakistan's first smart sub-urban gated community, which connects **EIGHT** domains of your life through high-end technology to make your life better, responsive and smart.

*Mobility | Healthcare | Security | Energy | Water Waste | Economic Development and Housing Engagement and Community*



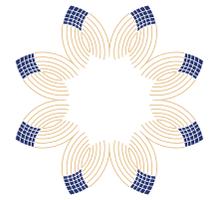


## THE ROYAL INSIGNIA

Luxury Apartments

Envisioned as a neo-classical architectural masterpiece, The Royal Insignia unveils Pakistan's smartest apartments. With a common two-story podium, the project offers a panoramic 360-degree view of *Sheffield Inn, Downtown Disney, Avicenna Health City, and Mary Parker Community Center*. It brings in a rooftop swimming pool with resort-style pool deck, a wellness center, kids' arena and rich vertical gardens to amuse your aesthetic sense, and let you enjoy the fantasy of a five-star hotel, shopping mall, community club and mosque right at your door step.

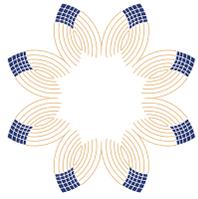




## SHEFFIELD INN

Dream Villa

Nurtured among urban meadows, pristine water features, revealing community centers, impeccable landscape, and most importantly, your expectations for a smart future, the *Sheffield Inn* is a premier community of Mediterranean styled Villas ranging from 500-1000 square yards. It is a blend of occidental and oriental architectural splendors and the finest life style, which holds unique mastery in creating a Mediterranean sanctuary for your family at the heart of suburban Islamabad.

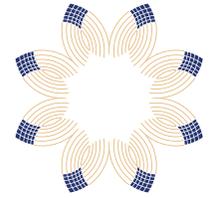


## SOAN RANCHES

Organic Farms that Produce  
& Deliver Purity

A stunning place with crystal clear air, breeze with swaying grasses and trees with warbling birds, is all we needed for Soan Ranches. The Farms will provide organic dairy products, organic poultry, organic red and white meat, organic condiments, and especially, extreme care and love for your balanced diet. Soan Ranches try to transform the location into a bustling ecosystem where among roses, lavender, marshmallow, herbs, and the native riparian bushland, the livestock stay strong to help us deliver good health at your door step.

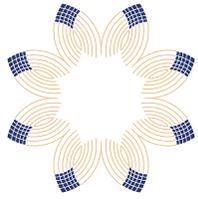




## DOWNTOWN DISNEY

Pakistan's First Themed Adventure  
& Entertainment Complex

With Downtown Disney, satiating your ever-rising stimulus for adventure, just beside your villa, is a daylight possibility now! No matter you're a child, an adult, or even a senior citizen, *Downtown Disney* has got your craze covered. Astro Blasters, Monorails, Tomorrowland, Sleeping Castles, Haunted Mansion, Jungle Cruise, Play Parade and the sweet tickles of your dream Mickey Mouse are all set to take you for a wonderful journey of surprise, fantasy and pleasure, which you may never want to forget.

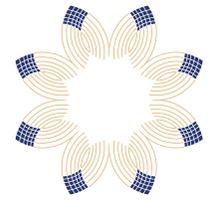


# MARY PARKER

Community Center

Social work is indisputably a tough job, and if you have an uninspiring and outdated community center to do it, it's going to be tougher. Named after the founder of community centers, *Mary Parker Community Center* has the striking three-story structure with a distinctive tri-tone façade that hosts attractive facilities, including an atrium, an art studio, a lounge for adolescents, and a dance and fitness studio. Moreover, it houses a gymnasium, music room, daycare services, coffee shop, meeting rooms and a healthcare center, making it literally a one-stop shop for you.

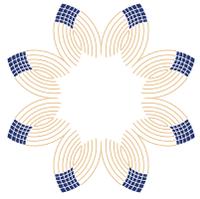




# AVICENNA HEALTH CITY

STATE-OF-THE-ART HOSPITAL

*At Downtown Residencia, the profound feeling for your invaluable health stands to be the founding principle of Avicenna Health City. Medical research at Avicenna hospital constantly push the boundaries of health care and redefine what is and isn't possible. The hospital keeps updated equipment and services in order to offer the latest in high-tech medical care. From specialist cancer centers with finest digital imaging scanners, to featuring cutting-edge technology and impeccably talented staff, Avicenna Health City is set to mark a start of new era in patient care.*

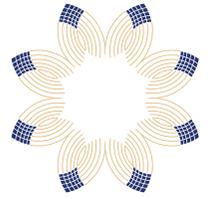
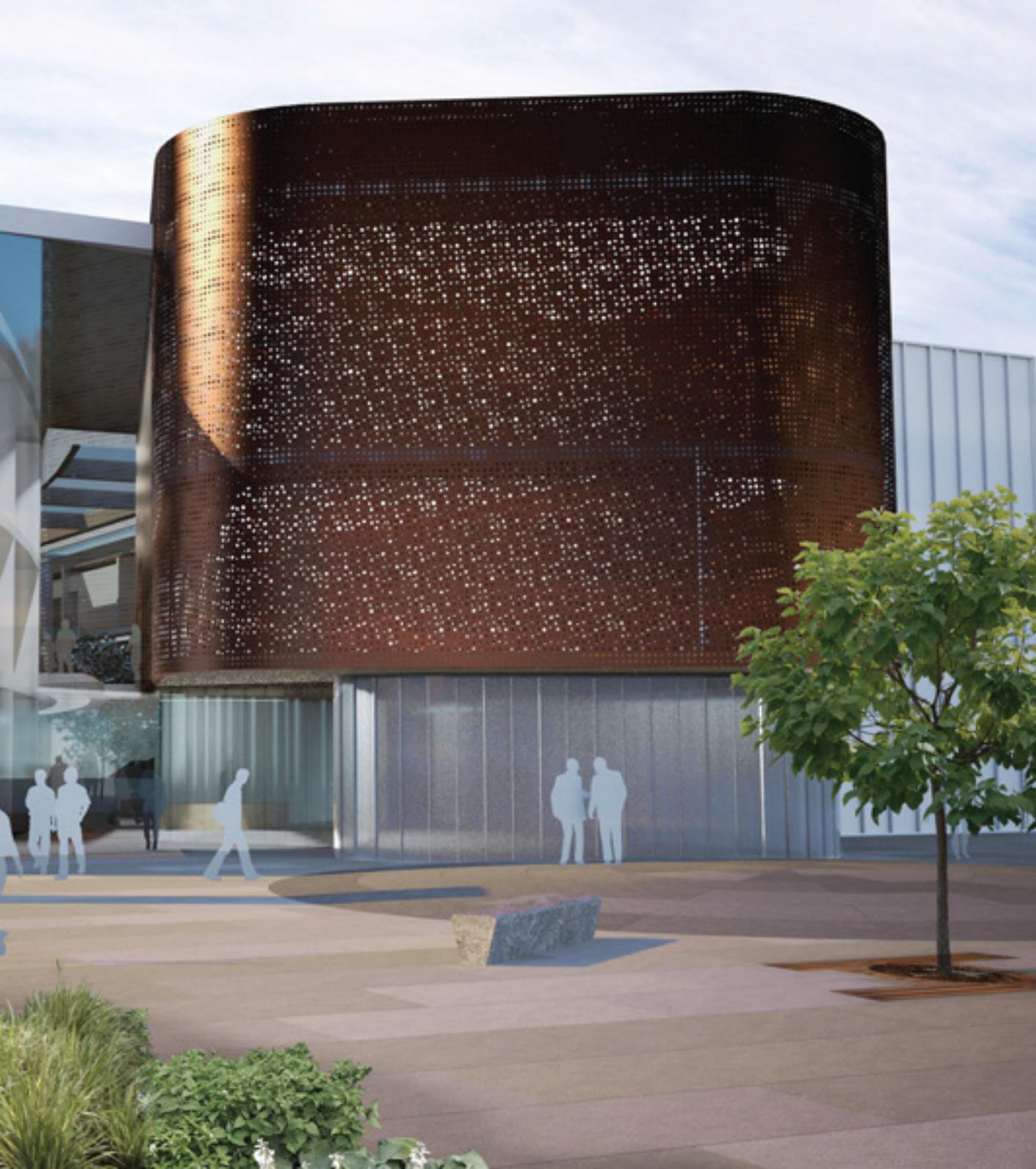


# MASJID E BARAKAH

Twin Cities' Largest Mosque

Our inspirations of religion and spirituality have led us to transfigure mosques into charming architectural masterpieces. Set to become the capital's largest and majestic mosque, Masjid e Barakah unfolds yet any chapter of glory, grander and inspiration in our country's historic love for religious institutions. The mosque will have exquisitely decorated interiors and exteriors embellished with colored tiles, carved stucco, carved wood, calligraphy and intricately carved geometric stalactite designs to adorn the indoors and outdoors with a rarely seen architectural mastery.

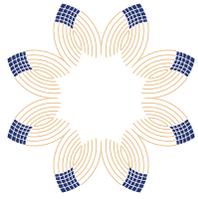




## ALBERUNI'S

Pakistan's First Hi-Tech Technical & Vocational Training Center

Envisioned as an enlightened academy to nurture talented young human resource, Alberuni's pushes every boundary to produce responsible global citizens and future leaders through the exposure to challenging learning environment. It introduces high-quality content at par with the Industry standard, adept trainers with relevant work experience, availability of state-of-the-art facilities, advanced infrastructure, counseling services and much more to give a new course to entrepreneurship in Pakistan.

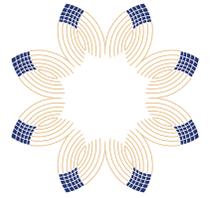


## Downtown Artisans' Nest

Pakistan's First Community Level  
Industry Promotion Program

As a giant step towards women's economic empowerment and promotion of house-hold small industries, the Downtown Artisans' Nest features incredibly talented artists and designers who stand out from the crowd. These artists are facilitated with every possible means so that they could push their individual craft to new heights by pioneering techniques or by bringing a contemporary flair to traditional handicrafts. We provide them a platform to create something great and unique and sell it to the world that is still unaware what we can do and achieve.

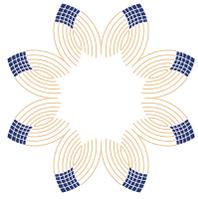




## DOWNTOWN CAPITAL STREET

A Business hub for Retail, Corporate & Mixed Purpose Shopping Malls

As Pakistan's first dedicated financial hub, Downtown Capital Street enjoys a strategic and spacious location to provide existence to leading corporate and retail centers, mixed-purpose shopping malls, food courts and financial institutions including private and public banks and insurance and trading companies. The Capital Street is equipped with first-class infrastructure, communications, commercial systems, and transparent legal and regulatory regime which is backed by a stable management system.



## Downtown Artisans' Nest

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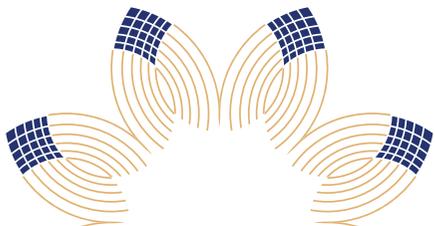
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# AMENITIES

That soothe your sensations

- ▶ **Eco-Move**  
Intelligent Transport System
- ▶ **Downtown Smart Grid**  
Efficient and Smart Electric Supply System
- ▶ **Intelligent Security Framework**  
24/7 Security Arrangement Supported by High-end Technology
- ▶ **Sirius Education Network**  
Education System for Community Schools, Colleges and University
- ▶ **Onyx Auditorium**  
Pakistan's First Cinema-cum-Concert-cum-Fashion Walk Pavilion
- ▶ **Paul Masson Cycling Track**  
Pakistan's First Dedicated Cycling Track in Gated Communities
- ▶ **Downtown Cover**  
Pakistan's First Efficient Community Management System to Provide Ever Conceivable Comfort to the Residents



THAT SOOTHE YOUR SENSATIONS





DOWNTOWN RESIDENCIA

# PRICE LIST

## RESIDENTIAL PLOTS

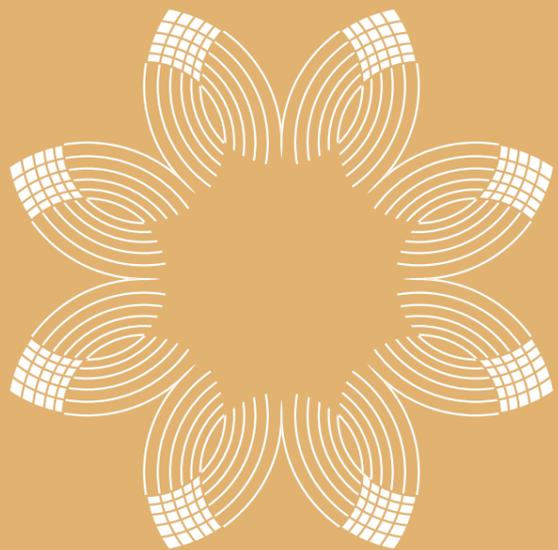
Plot Size	On Booking	On Confirmation	36 Monthly Installments	12 Quarterly Installments	On Allocation	On Possession	TOTAL AMOUNT
25x50	PKR 200,000	PKR 925,000	PKR 5,555	PKR 50,000	PKR 1,500,000	PKR 1,075,000	PKR 4,500,000
30x60	PKR 400,000	PKR 1,225,000	PKR 8,888	PKR 65,000	PKR 2,250,000	PKR 1,525,000	PKR 6,500,000
35x65	PKR 500,000	PKR 1,375,000	PKR 9,325	PKR 72,000	PKR 2,250,000	PKR 2,175,000	PKR 7,500,000
50x90	PKR 1,000,000	PKR 2,125,000	PKR 13,333	PKR 85,000	PKR 5,425,000	PKR 2,450,000	PKR 12,500,000

## COMMERCIAL PLOTS 200 YARDS

On Booking	On Confirmation	36 Monthly Installments	12 Quarterly Installments	On Allocation	On Possession	TOTAL AMOUNT
PKR 3,000,000	PKR 7,000,000	PKR 233,333	PKR 800,000	PKR 700,000	PKR 500,000	PKR 40,000,000

*\*Prices exclud development and govt. charges*

# ROUTE MAP



Lohi Bhair

Mall of Arabia

Islamabad Highway

Naval Anchorage Rd

Japan Rd

DOWNTOWN

Khiva Restaurant

Chaaye Khana

Sihala Railway Station

Sihala

L-46



**DOWNTOWN**  
RESIDENCIA

LUXURY AT YOUR LEISURE

Basement, Executive Heights Block-H, 65-K West AK Fazal-e-Haq Road Blue Area, Islamabad.

[www.downtown.pk](http://www.downtown.pk) | 051-844300 & 051-8442821