

RUKAN MAISON





LIFESTYLE & LOCATION



FULLY-EQUIPPED COMMUNITY IN PROXIMITY TO KEY LANDMARKS



EXTRAORDINARY QUALITY OF LIFE

Rukan Maison is a modern building that combines the vibrant, contemporary style of the West and the traditional beauty and tranquillity of the East.

High-quality facades, distinctive architectural design in neutral colours, which perfectly blend with the surrounding nature, form a harmonious combination of elegance and functionality. An array of facilities is a doorstep away.





PREMIUM COMMUNITY



THE CONVENIENT LOCATION OF RUKAN MAISON PROVIDES RESIDENTS WITH EASY ACCESS TO OTHER KEY AREAS.

As a part of the Rukan community, you can enjoy a family-friendly environment in a gated area served with premium amenities. Living here, you can easily find everything you need close at hand. With its proximity to the main roads of Dubai, the whole city is within reach.

**Exceptional Combination
of Leisure and Comfortable Stay**



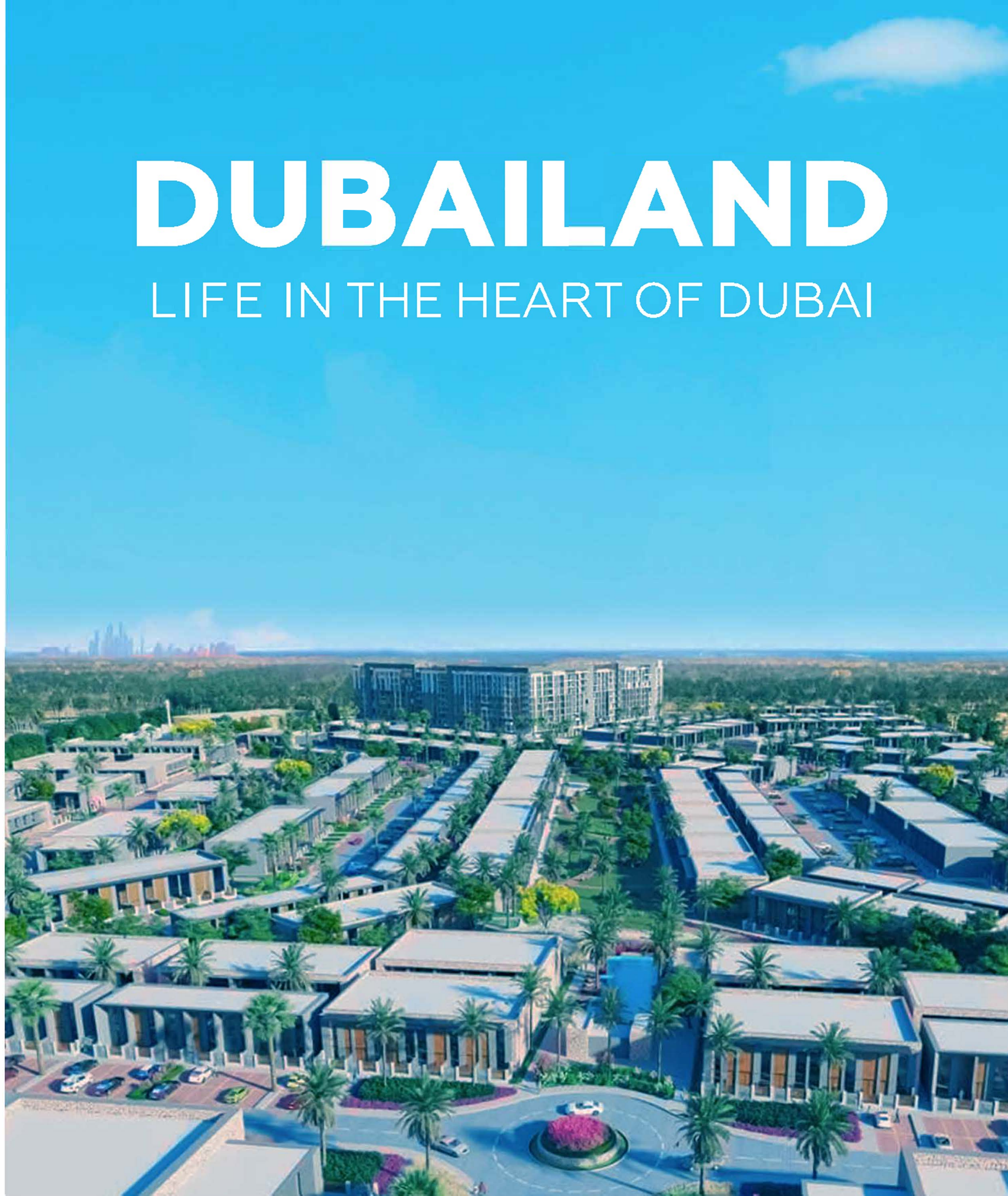
DUBAILAND IS THE LARGEST DISTRICT OF THE CITY, WHICH IS LOCATED IN THE HEART OF DUBAI.

The area is home to more than 50 world-famous attractions, including state-of-the-art Al Habtoor Polo & Resort Club and adrenaline-pumping IMG Worlds of Adventure.

Dubailand is one of the most sought-after locations that perfectly unites residential communities and sightseeing.

DUBAILAND

LIFE IN THE HEART OF DUBAI





MASTER PLAN



**EIGHT-STOREY
BUILDING CONSISTS OF
PREMIUM APARTMENTS
WITH LARGE
BALCONIES AND
TERRACES**

It offers 120 apartments with various designs and sizes.

Rukan Maison is located in a gated community, providing exceptional amenities, a convenient location right at the entrance and absolute security.

PROXIMITY TO KEY SPOTS OF DUBAI

ACCESSIBILITY

05

Minutes

GLOBAL
VILLAGE

22

Minutes

DUBAI
EXPO 2020

20

Minutes

BURJ KHALIFA
DUBAI MALL

10

Minutes

IMG WORLDS
OF ADVENTURE

15

Minutes

MIRACLE
GARDEN

05

Minutes

HAMDAN SPORTS
COMPLEX

25

Minutes

INTERNATIONAL
AIRPORT

25

Minutes

MALL OF
THE EMIRATES



YOUR DREAM LUXURY HOME

CONTEMPORARY AND
SPACIOUS APARTMENTS
WITH ELEGANT INTERIORS
EXCEED QUALITY
STANDARDS



Floor-to-ceiling windows flood each apartment with natural light creating a special atmosphere



COSY BEDROOM TO ENJOY WARMTH AND PRIVACY

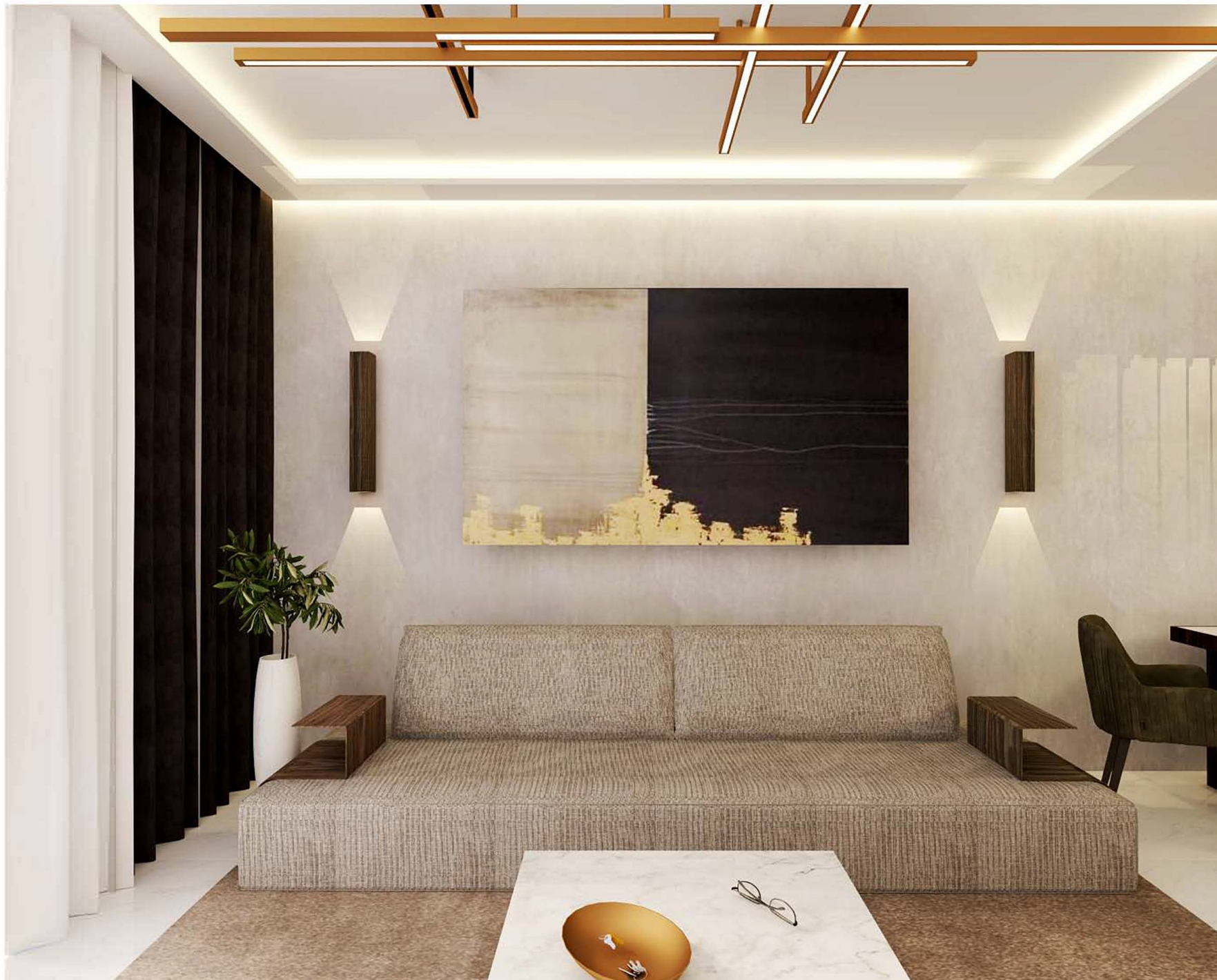




ULTRA-MODERN KITCHEN IN A PLEASANT, UNOBTRUSIVE STYLE



WELL-LIT LIVING ROOM FEATURES MODERN DESIGN AND SPACIOUS LAYOUT



THE
LIVING ROOM



STUDIO

Unit 102 ▪ Level 1



Total Area 761.54 sq ft

2 BEDROOM

Unit 103 ▪ Level 1



Total Area 1,878.19 sq ft





1 BEDROOM

Unit 104 ▪ Level 1



Total Area 1,623.52 sq ft



1 BEDROOM

Units 106, 206, 306, 506, 706

Levels 1-3, 5 & 7



Total Area 889.10 sq ft





STUDIO

Unit 107 ▪ Level 1



Total Area 464.35 sq ft sq ft



1 BEDROOM

Unit 108 ▪ Level 1



Total Area 837.54 sq ft



STUDIO

Units 109, 207, 209, 307, 407, 509, 607, 707, 807, 809

Levels 1-8



Total Area 464.11 sq ft





2 BEDROOM

Units 111, 211, 311, 411, 511, 611, 711, 811

Levels 1-8



Total Area 1,258.62 sq ft





1 BEDROOM

Units 112 & 312

Levels 1 & 3



Total Area 997.05 sq ft



1 BEDROOM

Units 113, 313, 413, 613, 713, 813

Levels 1, 3, 4 & 6-8

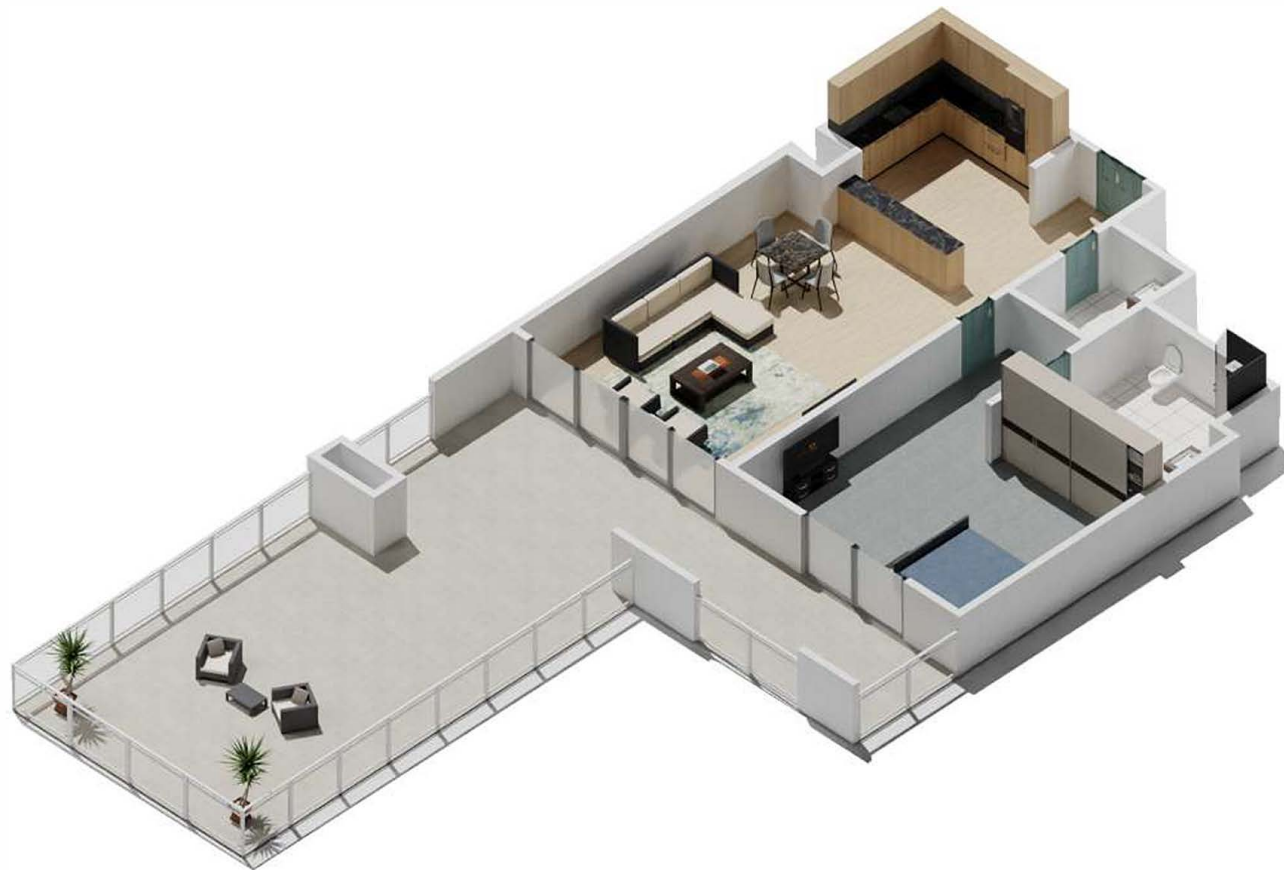


Total Area 789.26 sq ft



1 BEDROOM

Unit 114 ▪ Level 1



Total Area 1,124.83 sq ft



1 BEDROOM

Units 201, 301, 601, 701, 801

Levels 2, 3 & 6-8



Total Area 773.61 sq ft



1 BEDROOM

Units 202, 302, 502, 702

Levels 2, 3, 5 & 7



Total Area 803.75 sq ft





1 BEDROOM

Units 204, 304, 404, 504, 604, 704, 804

Levels 2-8



Total Area 888.24 sq ft



2 BEDROOM

Units 105, 205, 305, 405, 505, 605, 705, 805

Levels 1-8



Total Area **1,186.61** sq ft





1 BEDROOM

Units 110, 203, 208, 213, 215, 303, 310, 314, 401, 402, 406, 408, 501, 513,
602, 606, 610, 614, 703, 708, 710, 714, 715, 802, 806

Levels 1-8



Total Area 735.71 sq ft



1 BEDROOM

Units 210, 410, 510, 810

Levels 2, 4, 5 & 8



Total Area 884.04 sq ft



1 BEDROOM

Units 212, 412, 512, 712, 812

Levels 2, 4, 5, 7 & 8



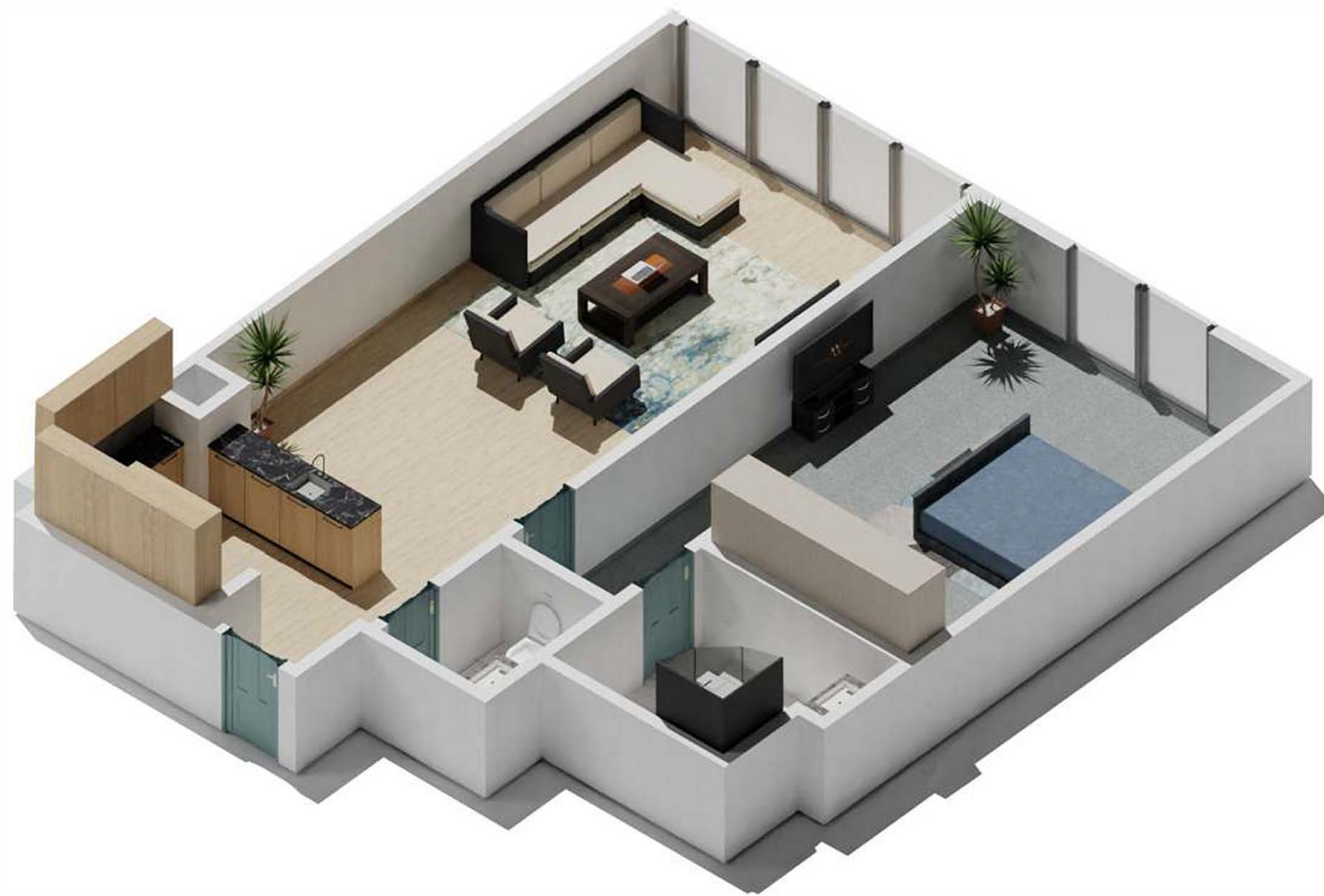
Total Area 887.16 sq ft



1 BEDROOM

Units 213 & 513

Levels 2 & 5



Total Area 774.35 sq ft





1 BEDROOM

Units 214, 414, 514

Levels 2, 4 & 5



Total Area 788.56 sq ft



1 BEDROOM

Units 215 & 715

Levels 2 & 7



Total Area 770.80 sq ft



1 BEDROOM

Units 308, 508, 608, 808

Levels 3, 5, 6 & 8



Total Area 831.40 sq ft





STUDIO

Units 309, 409, 507, 609, 709

Levels 3, 4 & 5-7



Total Area 455.42 sq ft





1 BEDROOM

Unit 312 ▪ Level 3



Total Area 997.05 sq ft





1 BEDROOM

Units 314, 614, 714

Levels 3, 6 & 7



Total Area 812.89 sq ft





1 BEDROOM

Unit 401 ▪ Level 4



Total Area 735.28 sq ft





1 BEDROOM

Units 402, 602, 802

Levels 4, 6 & 8



Total Area 796.20 sq ft





1 BEDROOM

Units 406, 606, 806

Levels 4, 6 & 8



Total Area 878.44 sq ft





1 BEDROOM

Unit 408 ▪ Level 4



Total Area 792.54 sq ft





2 BEDROOM

Unit 411 ▪ Level 4



Total Area 1,253.77 sq ft



2 BEDROOM

Units 505 & 705

Levels 5 & 7



Total Area 1,163.58 sq ft





1 BEDROOM

Unit 610 ▪ Level 6



Total Area 844.75 sq ft



1 BEDROOM

Unit 612 ▪ Level 6



Total Area **988.88** sq ft

