

B E L M O N T

R E S I D E N C E S

The background of the image shows a bright, airy interior space. On the left, a large, dark-colored plant with broad, tropical-style leaves is visible. To the right, a large window with light-colored, possibly white, vertical blinds is partially open, allowing natural light to filter through. The overall atmosphere is clean, bright, and modern.

ELEVATED MODERN LIVING  
IN A VIBRANT  
*FAMILY COMMUNITY*

## WE BUILD HOMES *THAT INSPIRE*

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Ellington homes are designed to inspire.

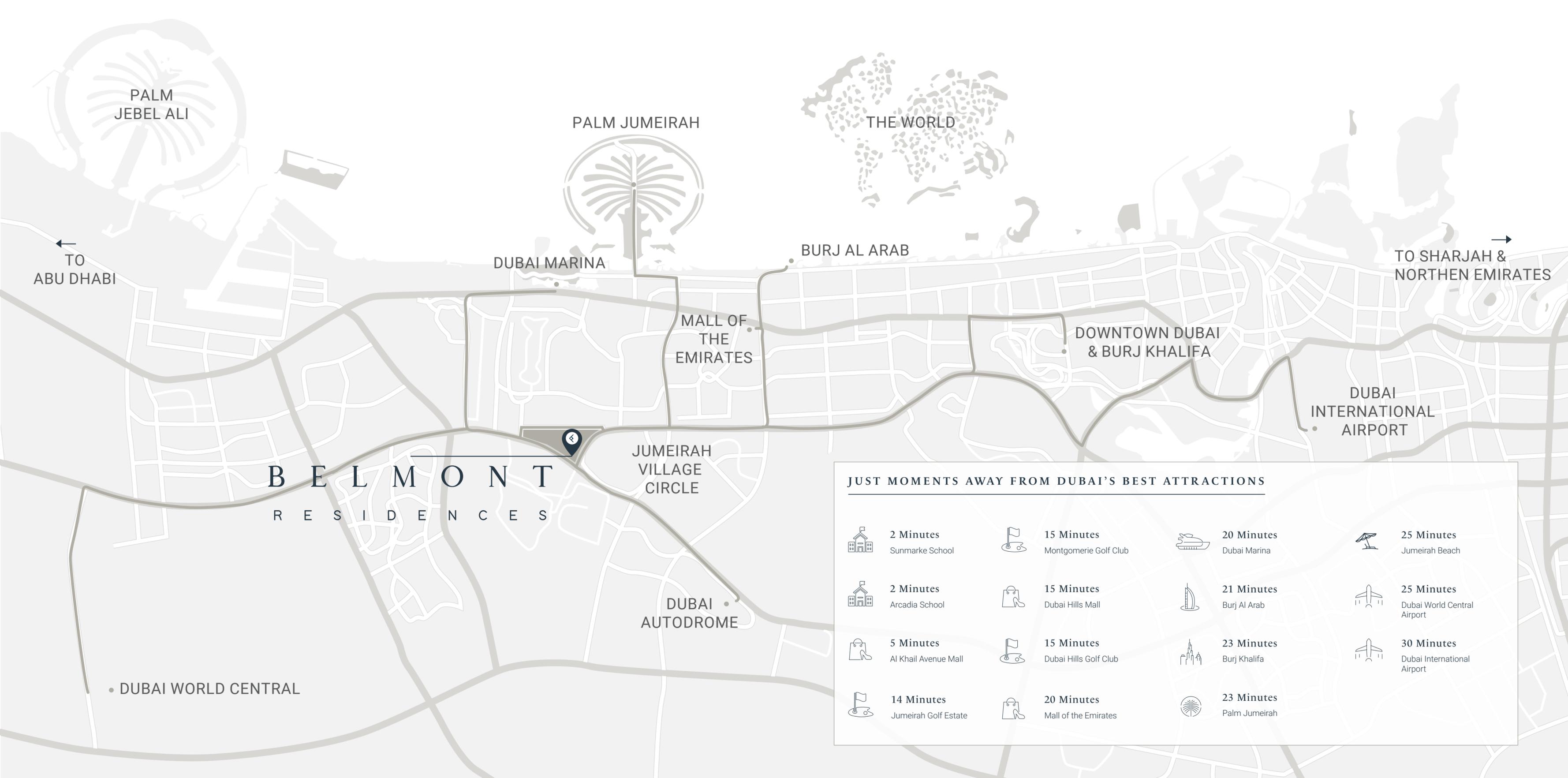
Our vision is to create living spaces that add value and contentment every day, supporting people as they journey towards their dreams and aspirations. Built in thoughtfully selected locations to ensure superb long-term return on investment, Ellington Properties is Dubai's leading boutique property developer that values functionality as much as aesthetics. We believe in creating spaces that enable people to live better lives, which is why we craft homes with meticulous attention to every last detail.

Along with sought-after communities in prestigious districts such as Downtown Dubai and Palm Jumeirah, Ellington Properties ventures into a new family community to cater the growing demands of its customers who values a sense of belonging with originality.





INTRODUCING  
*DESIGN-LED LIVING*  
IN JUMEIRAH VILLAGE TRIANGLE



# BELMONT RESIDENCES



**JUST MOMENTS AWAY FROM DUBAI'S BEST ATTRACTIONS**

 <b>2 Minutes</b> Sunmarke School	 <b>15 Minutes</b> Montgomerie Golf Club	 <b>20 Minutes</b> Dubai Marina	 <b>25 Minutes</b> Jumeirah Beach
 <b>2 Minutes</b> Arcadia School	 <b>15 Minutes</b> Dubai Hills Mall	 <b>21 Minutes</b> Burj Al Arab	 <b>25 Minutes</b> Dubai World Central Airport
 <b>5 Minutes</b> Al Khail Avenue Mall	 <b>15 Minutes</b> Dubai Hills Golf Club	 <b>23 Minutes</b> Burj Khalifa	 <b>30 Minutes</b> Dubai International Airport
 <b>14 Minutes</b> Jumeirah Golf Estate	 <b>20 Minutes</b> Mall of the Emirates	 <b>23 Minutes</b> Palm Jumeirah	

• DUBAI WORLD CENTRAL

## JUMEIRAH VILLAGE TRIANGLE

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A distinctive family-friendly community surrounded by lush landscaped communal areas and parks, Jumeirah Village Triangle is home to a several mixes of villas, townhouses and apartments with a thoughtful selection of entertainment and leisure options ideal for families and small communities.

Located in District 4 of Jumeirah Village Triangle, Belmont Residences is strategically located close to major highways, community parks and International Schools, yet away from the hustle and bustle of the city.

- 01 Belmont Residences
- 02 Community Parks
- 03 JVT Water Fountain
- 04 Arcadia School
- 05 JVT Pond
- 06 Soccer Field
- 07 Basketball Courts
- 08 Basketball Pitch
- 09 Tennis Courts
- 10 Sunmarke School
- 11 Supermarket
- 12 Al Khail Avenue Mall
- 13 Dog Park



B E L M O N T  
R E S I D E N C E S

# BELMONT RESIDENCES

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Inspired by the metropolitan city of London with its modern design anchored with classic details, Belmont Residences blends well with its natural surroundings. A refined, elegant and thoughtfully designed contemporary residential development of 68 studios and apartments that are spacious and warmly intimate. Complemented with a mix of family-centered amenities that will upgrade residents' lifestyles, featuring a central courtyard, resort-inspired pool deck and an activity wall.







A CONTEMPORARY  
SENSIBILITY OF  
*UNDERSTATED ELEGANCE*

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A contemporary interpretation of a classic London block with neutral and massive windows, the façade of the building has a bold aesthetic, featuring spacious balconies that complement each other to shape and expose the apartments to their surroundings.

## A WARM WELCOME

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The elegant look of the lobby is peppered with cozy lounge seating, open shelving units filled with curated books, communal table and fitted with various games, puzzles, and décor. The heightened ceiling creates a spacious ambiance and its expansive windows soak up natural light from the outdoors providing an inviting atmosphere.





## COZY INVITING *SETTING*

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Uniquely beautiful with striking design, the resort-style swimming pool with its hospitality-inspired lounge furniture offers residents a relaxing dip in a modern and cozy inviting setting. Lined up with pool sun loungers, cabanas and lush landscaping, the pool deck offers respite and recreation.



## A DYNAMIC *LIFESTYLE*

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Unobstructed pool view, ample daylight, and designated fitness equipment make for an experience that caters to all; Belmont Residences' outdoor and indoor fitness facilities offer a unique experience in an exceptional location. Residents can enjoy a relaxed and an active environment for getting in the right headspace to conquer any fitness challenges.





## WHERE IMAGINATION STARTS

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The kids' play area is an immersive play space featuring kids' scale furniture and durable toys. An activity wall is also provided with interactive games and family-centred features aiming to provide every resident with a fun and quality space.





## UNINTERRUPTED *MOMENTS*

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The living room is a spacious open space that merges with the kitchen, providing ample space to host and interact with family and guests. It is a clean and well-organized space characterized by contemporary aesthetics adding a tranquil sense of serenity, and giving the space a cozier look and feel.

## A MODERN CULINARY EXPERIENCE

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The kitchen at Belmont Residences is an open-concept layout, with premium appliances and ample storage and counter spaces. The design of the kitchen with the integrated island is perfect for interactions as it serves as the centerpiece between cooking and entertaining.





DESIGNED WITH  
*REST & RELAXATION*  
IN MIND

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The bedroom at Belmont Residences is a private place for residents to unwind, relax and sleep. Meticulously designed with soft tones, wood-look tile floors, and expansive sunlit windows, the bedrooms provide an inviting respite.

## A SPA-LIKE AMBIENCE

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The soft and warm bathroom elements create a smooth, clean design combined with form and function providing a space that is refreshing and spa-inspired. As elegant as it is functional, this space has all the features of a modern bathroom offering a place to relax and unwind after a long busy day.



## GROUND FLOOR AMENITIES PLAN

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- 01 MAIN ENTRANCE
- 02 LOBBY RECEPTION
- 03 COMMUNAL TABLE
- 04 LOUNGE AREA
- 05 LIBRARY WALL
- 06 READING NOOK
- 07 LIFT LOBBY
- 08 EV CHARGING STATION
- 09 BICYCLE PARKING WITH MAINTENANCE STAND
- 10 PARKING FOR PEOPLE OF DETERMINATION



## FIRST FLOOR AMENITIES PLAN

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- |    |                         |    |  |
|----|-------------------------|----|--|
| 01 | LAP POOL                | 10 | INDOOR FITNESS STUDIO                    |
| 02 | WATER FEATURE           | 11 | YOGA AREA                                |
| 03 | POOL SUN LOUNGERS       | 12 | MALE CHANGING ROOM WITH STEAM & SHOWER   |
| 04 | OUTDOOR SHOWER          | 13 | FEMALE CHANGING ROOM WITH STEAM & SHOWER |
| 05 | ACTIVITY WALL AREA      | 14 | INDOOR KIDS' PLAY AREA                   |
| 06 | OUTDOOR KIDS' PLAY AREA | 15 | COURTYARD                                |
| 07 | KIDS' CLIMBING WALL     | 16 | BATHROOM FOR PEOPLE OF DETERMINATION     |
| 08 | ADULT CLIMBING WALL     |    |  |
| 09 | OUTDOOR FITNESS AREA    |    |  |



TYPICAL PLAN

1<sup>ST</sup> FLOOR PLAN

2<sup>ND</sup> - 5<sup>TH</sup> FLOOR PLAN



# FLOOR PLAN

## STUDIO TYPE A

## STUDIO TYPE B



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



Internal Living Area 374.37 sq.ft.

Outdoor Living Area 39.93 sq.ft.

Total Living Area 414.30 sq.ft.

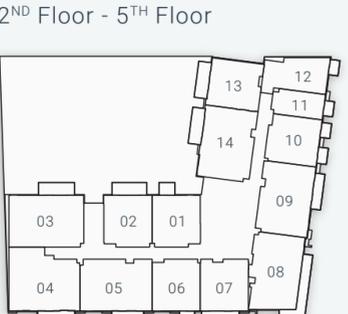
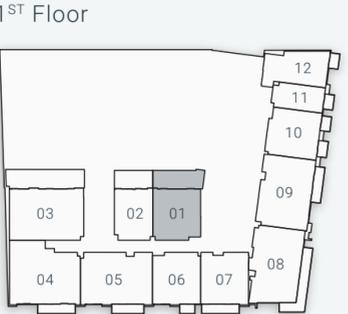
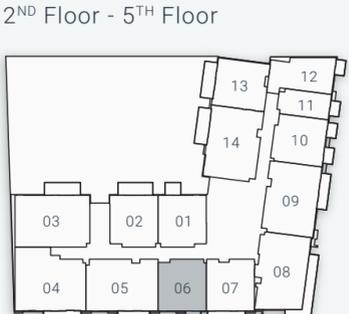
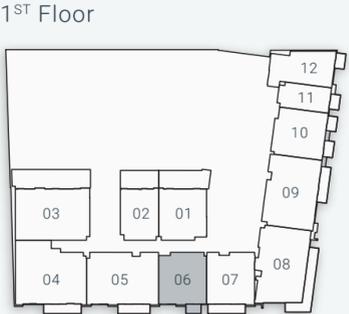
Internal Living Area 614.40 sq.ft.

Outdoor Living Area 39.93 sq.ft.

Total Living Area 654.34 sq.ft.

1 BEDROOM *TYPE A*

1 BEDROOM *TYPE A - TERRACE*



Internal Living Area 699.22 sq.ft.    Outdoor Living Area 39.93 sq.ft.    Total Living Area 739.14 sq.ft.

Internal Living Area 700.08 sq.ft.    Outdoor Living Area 273.62 sq.ft.    Total Living Area 973.70 sq.ft.

## 1 BEDROOM TYPE B



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



Internal Living Area 703.85 sq.ft.

Outdoor Living Area 102.04 sq.ft.

Total Living Area 805.89 sq.ft.

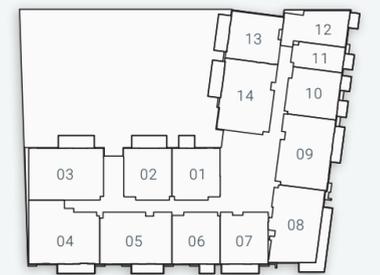
## 1 BEDROOM TYPE C - TERRACE



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



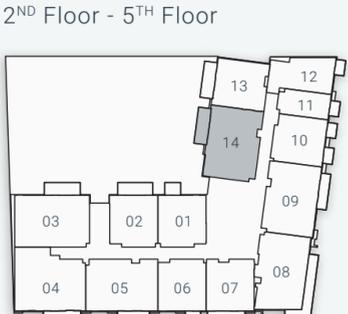
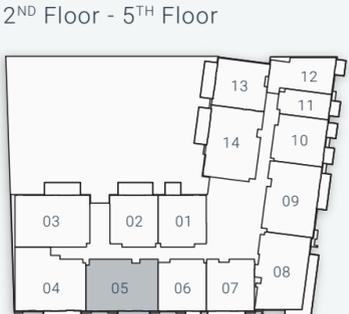
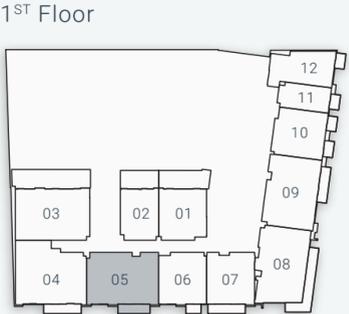
Internal Living Area 564.35 sq.ft.

Outdoor Living Area 204.41 sq.ft.

Total Living Area 768.87 sq.ft.

2 BEDROOM TYPE A

2 BEDROOM TYPE A - COURTYARD VIEW



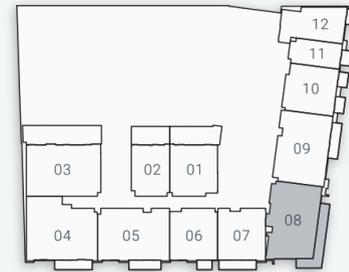
Internal Living Area 1054.54 sq.ft.    Outdoor Living Area 88.26 sq.ft.    Total Living Area 1142.80 sq.ft.

Internal Living Area 1055.29 sq.ft.    Outdoor Living Area 133.58 sq.ft.    Total Living Area 1188.87 sq.ft.

## 2 BEDROOM TYPE B



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



## 2 BEDROOM TYPE C



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



Internal Living Area 1063.58 sq.ft.

Outdoor Living Area 223.46 sq.ft.

Total Living Area 1287.04 sq.ft.

Internal Living Area 1171.87 sq.ft.

Outdoor Living Area 103.87 sq.ft.

Total Living Area 1275.74 sq.ft.

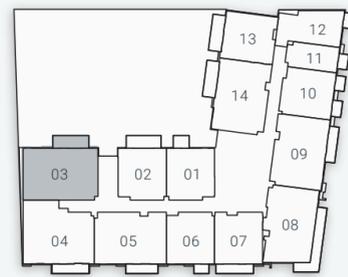
## 2 BEDROOM TYPE D



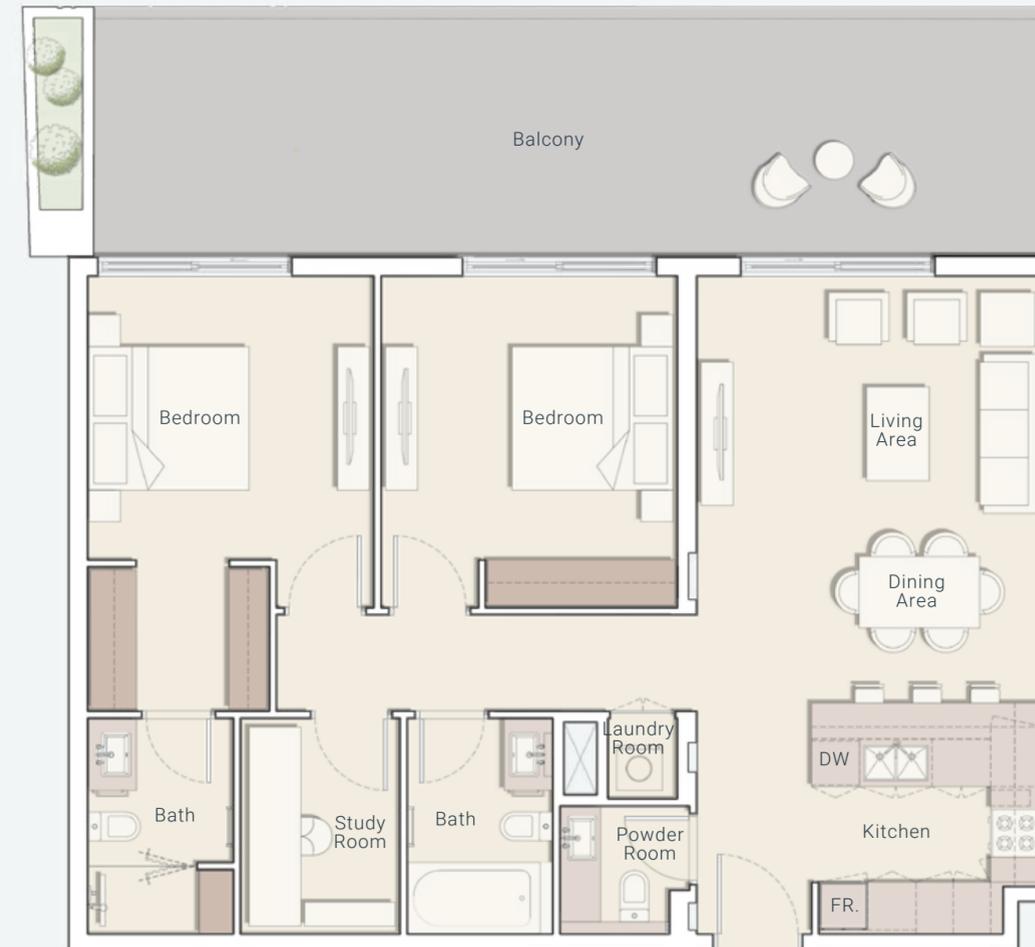
1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



## 2 BEDROOM TYPE D - TERRACE



1<sup>ST</sup> Floor



2<sup>ND</sup> Floor - 5<sup>TH</sup> Floor



Internal Living Area 1099.53 sq.ft.

Outdoor Living Area 130.24 sq.ft.

Total Living Area 1229.78 sq.ft.

Internal Living Area 1099.53 sq.ft.

Outdoor Living Area 435.29 sq.ft.

Total Living Area 1534.83 sq.ft.

# ELLINGTON PROPERTIES PORTFOLIO

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Set among a community of luxury and sustainability, Ellington House breathes new life into its idyllic surroundings. The building has an innate quality of blending in and standing out simultaneously, with dreamy, light-filled multifamily apartments overlooking Dubai Hills Golf Course and out across the city. From one of the Emirates' most prestigious locations, Ellington House offers a fresh perspective on living well and investing wisely.



Berkeley Place is Ellington Properties' latest design-led project that raises the bar in exceptional living. The residence features a slew of wellness and entertainment amenities that add to its exclusivity. Berkeley Place stands out for its distinct geometries as it soars against Dubai's dazzling city views. The rooftop captures the exclusivity of the residence with a slew of amenities including an infinity pool, a lavish lounge with viewing deck.



Kensington Waters serves as the perfect backdrop to lead a contented, modern, and fulfilling life. The development's design and architecture offer residents a unique space where they can experience life in full, grow, expand and thrive. Heightened ceilings, generous outdoor areas, generous storage spaces and wide windows provide room to energise, refresh and reboot, increasing productivity and encouraging self-initiative and an active lifestyle.



An icon of contemporary architecture designed for optimum community living, Belgravia Square encompasses 225 beautifully crafted studios, 1 and 2-bedroom apartments. With amenities such as two double-heighted lobbies, dramatic staircases and bespoke art installations, it's the perfect home to lead a fulfilling life.



The Sloane by Belgravia Heights is a Miami-inspired residential tower that echoes coastal vibes and a beachside lifestyle. The project encompasses an active and dramatic indoor and outdoor fitness centre, an outdoor cinema, an outdoor BBQ, kitchen and picnic areas, a lounge and lap pool, a dramatic and bright lobby, and a rooftop pet park.



With a Scandinavian design approach, a timeless grey palette and beautiful accents of white and warm beige tones, the look and feel of this development invites minimalism, simplicity and functionality, creating a more holistic living experience for our residents.



The project is designed for balanced lifestyles, where the apartments and residences flow uninterrupted into outdoor spaces and parks, seamlessly extending the interiors. It features a London-inspired aesthetic and an infinity edge swimming pool overlooking the park.



Wilton Terraces creates an atmosphere where young families can connect, share and grow. The project includes a fitness centre and yoga room, a children's pool and a family pool with a full lap, indoor and outdoor children's play areas, and BBQ areas.



DT1 is a trendsetter for the new market standard, incorporating art and amenities in the heart of Dubai. The project reflects the unique and luxurious expression of residences, wrapped in an understated yet elegant facade, and offering a truly distinct setting inside out.



Harrington House exemplifies a comprehensive and balanced approach to urban living, inspired by the breathtaking Arabian Desert and its natural richness, via a plethora of interwoven features that cater to a happy and healthy existence. It is a development that embodies wellbeing, pleasure, and health thanks to neutral tones and a warm color palette.



The Portman captures the essence of contemporary, modern living with well-designed residences and family-friendly amenities. Located in Jumeirah Village Circle, one of the most sought-after communities in Dubai, the residential building is centered on the principle of balance and vibrancy with 173 residential units ranging from studios to 1 and 2-bedroom apartments.



Oakley Square Residences has a verdant green lush spaces and natural environment, the residences are designed to suit your lifestyle needs so that your home can complement your busy schedules. Comprising of 269 residential units from modern studios, 1 and 2 bedroom apartments, offering residents' abundant space and amenities to relax and connect to nature.



LIVE IN *DESIGN*

ELLINGTONPROPERTIES.AE