

An architectural rendering of a modern, multi-story residential building at dusk. The building features a prominent curved facade with a grid of vertical fins in white and light green. Large glass windows and balconies are visible, with interior lights glowing. The sky is a deep blue with some clouds. In the foreground, there are palm trees, a sidewalk with people walking, and a blurred red car. The overall scene is a vibrant, urban environment.

OASIS TWO RESIDENCES

Reportage Properties LLC.

Masdar City

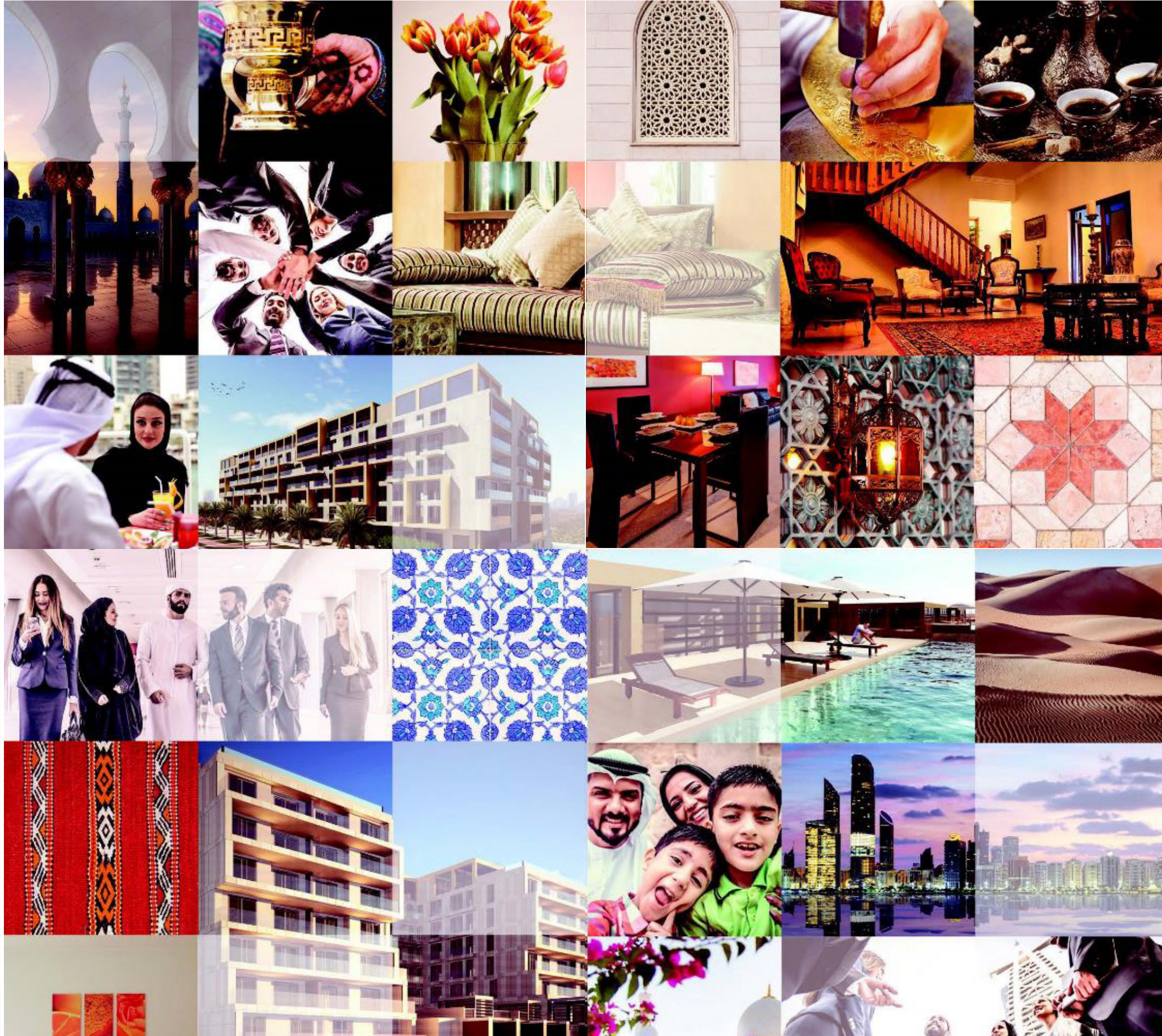


THE UAE: A GLOBAL DESTINATION

The United Arab Emirates (UAE) was established in 1971 and is a federal union composed of seven emirates. Abu Dhabi is the capital.

Strategically located between 3 continents, the UAE is a modern crossroads, connecting East and West. As such, a number of its cities have also emerged as regional centers for business, education, culture and tourism.

The UAE has a total population of around 9 million and today is a strong, vibrant and modern nation that welcomes people from all over the world.







MASDAR CITY

Masdar City masterplan development

In 2008, Masdar City broke ground and embarked on a daring journey to develop the world's most sustainable eco-city. Through smart investments, Masdar City is successfully pioneering a "green print" for how cities can accommodate rapid urbanisation and dramatically reduce energy, water and waste.

The city, which combines ancient Arabic architectural techniques with modern technology and captures prevailing winds is naturally cooler and more comfortable during the high summer temperatures.

But the sun is also a blessing. Harnessing the sun's rays, Masdar uses clean energy generated on site from rooftop solar technology and one of the largest photovoltaic installations in the Middle East.

At the city's core is an innovation engine. The city is growing its neighbourhoods around the Masdar Institute of Science and Technology, a research university dedicated to cutting-edge solutions in the fields of energy and sustainability. The institute is Masdar City's nucleus, which extends a spirit of innovation and entrepreneurship throughout the city.

Masdar City is on its way to realising its vision through the continuous additions of new businesses, schools, restaurants, apartments and much more, creating the diversity of any major, modern city. When complete, 40,000 people will live in Masdar City, with an additional 50,000 commuting every day to work and study.



CITY CENTRE
MASDAR

WALK DOWN TO



LOCATION

Located in one of the most prestigious areas of Masdar City, the Oasis Two is surrounded by the natural landscape of the “Green Finger”. This linear park, directly connected to the common facilities of the complex, is equipped with jogging and bicycle trails and it particularly brings cooling breezes into the heart of the residential environment.

More importantly, the building location provides the following:

- Adjacent to Masdar’s only mall -My City Center Mall developed by Majid Al Futtaim;
- Immediate proximity to Masdar’s visitors center;
- Walking distance to Masdar Institute and IRENA building.



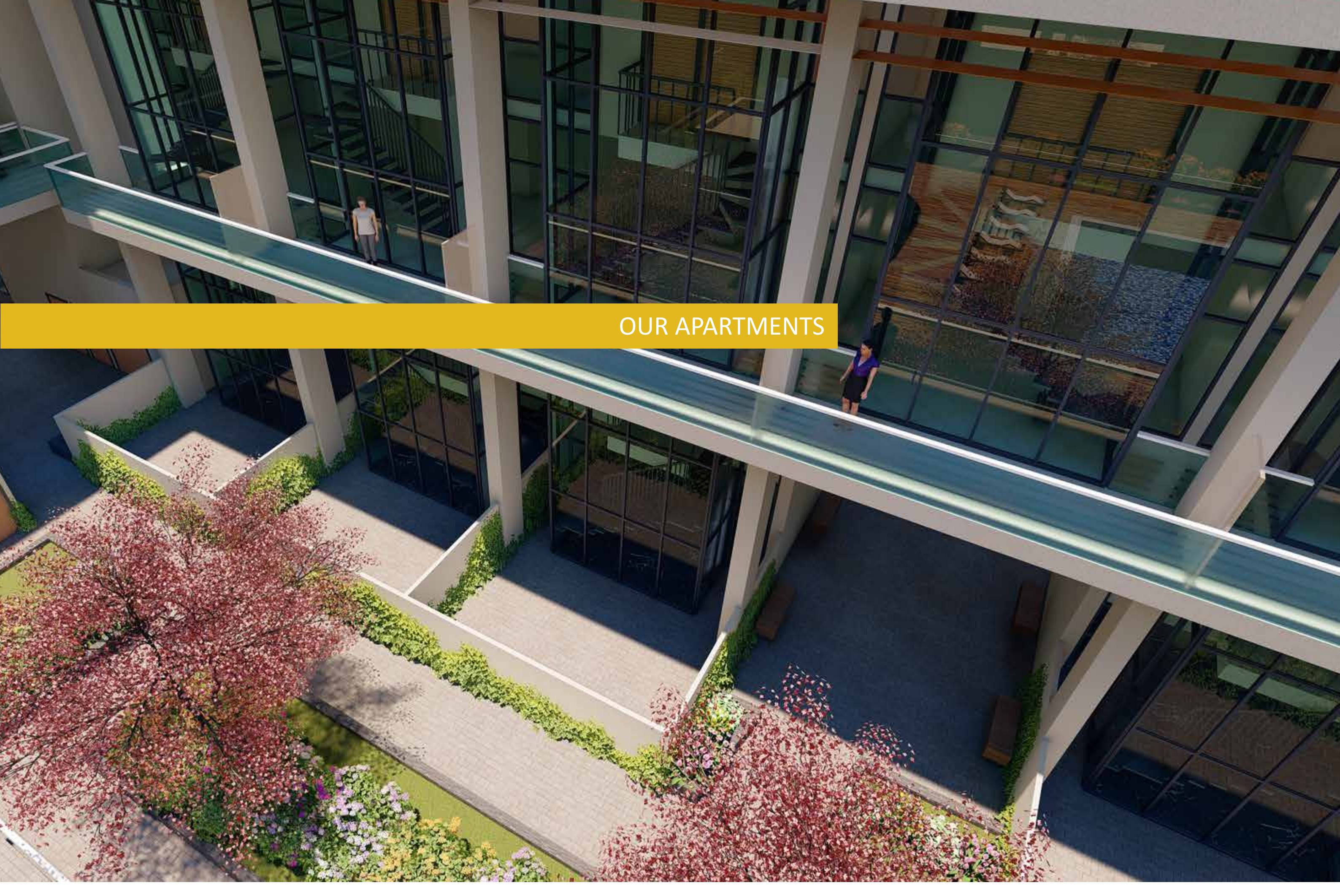


THE PROJECT

The different typologies of apartments give to the residents the possibility of choosing according to their own needs and preferences. Oasis Two offers contemporary fully equipped studios with flexible and smartly designed interiors in order to suit every type of user. The other Simplex typologies range from one, two and three bedrooms, all with their own shaded balcony. Directly facing the park, the Penthouses vary in number of rooms and provide large terraces with expansive views towards the landscape.

In addition to these options, this residential complex offers the Duplex typology which provides plenty of room for family life. With the choice of one, two or three bedrooms, the apartments propose a dynamic distribution that includes a top roof terrace or a private garden and garage, according to each typology and position.

Handover scheduled for Q2 of 2022



OUR APARTMENTS



An aerial view of a modern building courtyard. The central feature is a rectangular swimming pool with a wooden deck surrounding it. Several lounge chairs are arranged on the deck. The courtyard is landscaped with various plants, trees, and walkways. The buildings are modern with large glass windows and balconies. A yellow banner is overlaid on the left side of the image.

THE POOL & GYM

OUR INTERIORS



1 BEDROOM EXECUTIVE A

GROSS FLOOR Area

Suite Area	up to 36.34 sqm	up to 391 sqf
Balcony Area	up to 11.43 sqm	up to 122.98 sqf
Total Area	up to 47.71 sqm	up to 506.796 sqf



1 BEDROOM EXECUTIVE B

GROSS FLOOR Area

Suite Area	up to 32.07 sqm	up to 345 sqf
Balcony Area	up to 17.49 sqm	up to 188.19 sqf
Total Area	up to 48.21 sqm	up to 518.73 sqf



1 BEDROOM DUPLEX

GROSS FLOOR Area

Suite Area	up to 48.14 sqm	up to 517.98 sqf
Balcony Area	up to 19.84 sqm	up to 213.47sqf
Total Area	up to 67.98 sqm	up to 731.46 sqf



2 BEDROOM DUPLEX

GROSS FLOOR Area

Suite Area	up to 74.64sqm	up to 803.12 sqf
Balcony Area	up to 12.84 sqm	up to 138.15 sqf
Total Area	up to 86.19 sqm	up to 927.40 sqf



2 BEDROOM DUPLEX (GROUND FLOOR)

GROSS FLOOR Area

Suite Area	up to 74.67 sqm	up to 803.44 sqf
Balcony Area	up to 30.95 sqm	up to 803.44 sqf
Total Area	up to 105.61 sqm	up to 803.44 sqf



2 BEDROOM DUPLEX DELUXE

GROSS FLOOR Area

Suite Area	up to 83.67 sqm	up to 900.28 sqf
Balcony Area	up to 31 sqm	up to 333.56 sqf
Total Area	up to 104.8 sqm	up to 1127.64 sqf



2 BEDROOM SIMPLEX

OPTION B - GROSS FLOOR Area

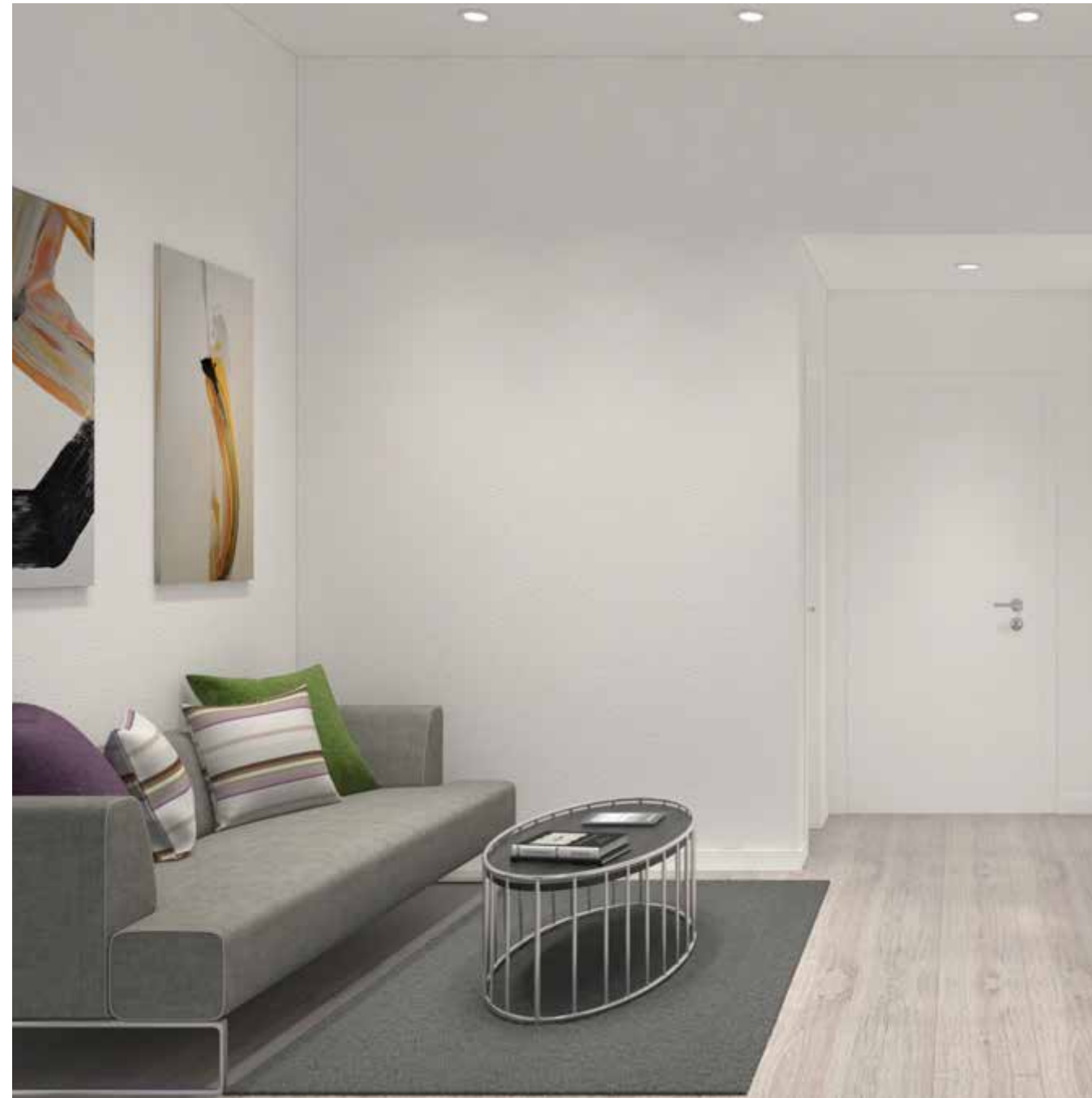
Suite Area	up to 72.73 sqm	up to 782.57 sqf
Balcony Area	up to 22.08 sqm	up to 237.58 sqf
Total Area	up to 94.81 sqm	up to 1020.15 sqf



2 BEDROOM SIMPLEX

GROSS FLOOR Area

Suite Area	up to 86.27 sqm	up to 928.26 sqf
Balcony Area	up to 22.08 sqm	up to 237.58 sqf
Total Area	up to 108.34 sqm	up to 1165.73 sqf



3 BEDROOM SIMPLEX

GROSS FLOOR Area

Suite Area	up to 130.08 sqm	up to 1399.66 sqf
Balcony Area	up to 93.45 sqm	up to 1005.52 sqf
Total Area	up to 223.53 sqm	up to 2405.18 sqf

