



OBSERVING YOUR SERENITY

OLIVO PARK RESIDENCES

BY EVERA *Dubai*



ABOUT THE DEVELOPER

EVERA

Founded in 2005, Evera has established itself as a dynamic player in the real estate market. Over the past five years, we have experienced remarkable growth, increasing our development volume by an impressive 63 times.

Our commitment to the Dubai 2040 Development Plan underscores our dedication to shaping the future of this vibrant city. With a strategic focus on innovative projects and sustainable development, we are poised to make a significant contribution to Dubai's evolving landscape.

At Evera, we believe in the power of real estate to transform communities and enhance quality of life, and we are excited to be at the forefront of this journey.

"WE DEVELOP TRANQUILITY"



COMPANY IN NUMBERS

19 YEARS

in the construction
market.

16

multi-story buildings
(projects)
constructed.

410

parking spaces
handed over for
operation.

1437

apartments handed
over for operation.

1 MILLION M³/YEAR

In-house concrete
production.

2 MILLION T/YEAR

In-house production of
screenings and gravel.



PALM
JEBEL ALI

PALM JUMEIRAH

THE WORLD

DUBAI MARINA

BURJ AL ARAB

DOWNTOWN DUBAI
& BURJ KHALIFA

MALL OF
THE
EMIRATES

DUBAI
INTERNATIONAL
AIRPORT

OLIVO PARK
RESIDENCES

DUBAI
AUTODROME

DUBAI WORLD CENTRAL

An aerial photograph of the Jumeirah Village Circle in Dubai. The image shows a circular residential development with multiple concentric rings of apartment buildings. The center of the circle is a lush green park area. The surrounding area includes other high-rise buildings, roads, and landscaped green spaces with palm trees.

**The Best Performing Area in
Dubai 2023-2024**

JUMEIRAH VILLAGE CIRCLE

OLIVO PARK RESIDENCES

A **13-story** residential project featuring apartments furnished with furniture and appliances from top **Italian and German** manufacturers, a multifunctional public area, **3-story parking**, a swimming pool, a sauna, a gym, as well as a mini-market, café, flower shop, and other useful commercial amenities.



LOCATION

District 10, Jumeirah Village Circle

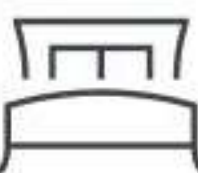


BUILDING CONFIGURATION

Thought-out architecture: **B+G+2P+10 Floors+R**
Plot area: **1825.53m2**
19644.13sq.ft

10 Residential floors
114 Total living units

8 Commercial units
149 Parking spaces



UNIT TYPES

1br - 72
2br - 39

2br+1mr - 3



KEY FACTORS DRIVING DEMAND GROWTH IN JVC



Bestseller

JVC is one of the most popular neighborhoods in 2022-2023



Future Growth

JVC is a priority according to the Dubai 2040 Urban Master Plan



Good Location

From JVC to anywhere in Dubai – 25 minutes by car max.



Developed Infrastructure

45+ parks, 16+ fitness centers, 20+ restaurants, 5 schools



Proximity to main attraction points

The closest area to Palm Jumeirah and Dubai Marina



Italian, German equipment

Apartments are equipped with Italian, German appliances



Italian Furniture

Apartments are equipped with Italian furniture



Metro Nearby

As part of the 20-Minute City program, a Blue metro line is expected to be built in accordance with the Dubai 2040 Urban Master Plan.



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MAIN AMENITIES

AND FEATURES



LOUNGE LOBBY



CONCIERGE SERVICE



SWIMMING POOL



KIDS SWIMMING POOL



POOL CHILL-OUT AREA



KIDS ZONE



PARKING



GYM



BBQ AREA



SAUNA



Security systems

intercoms - **Alcad**, alarms,
video surveillance - **Hikvision**



OLIVO PARK RESIDENCES

DEVELOPED BY EVERA *Dubai*

Restaurant

Mini-market





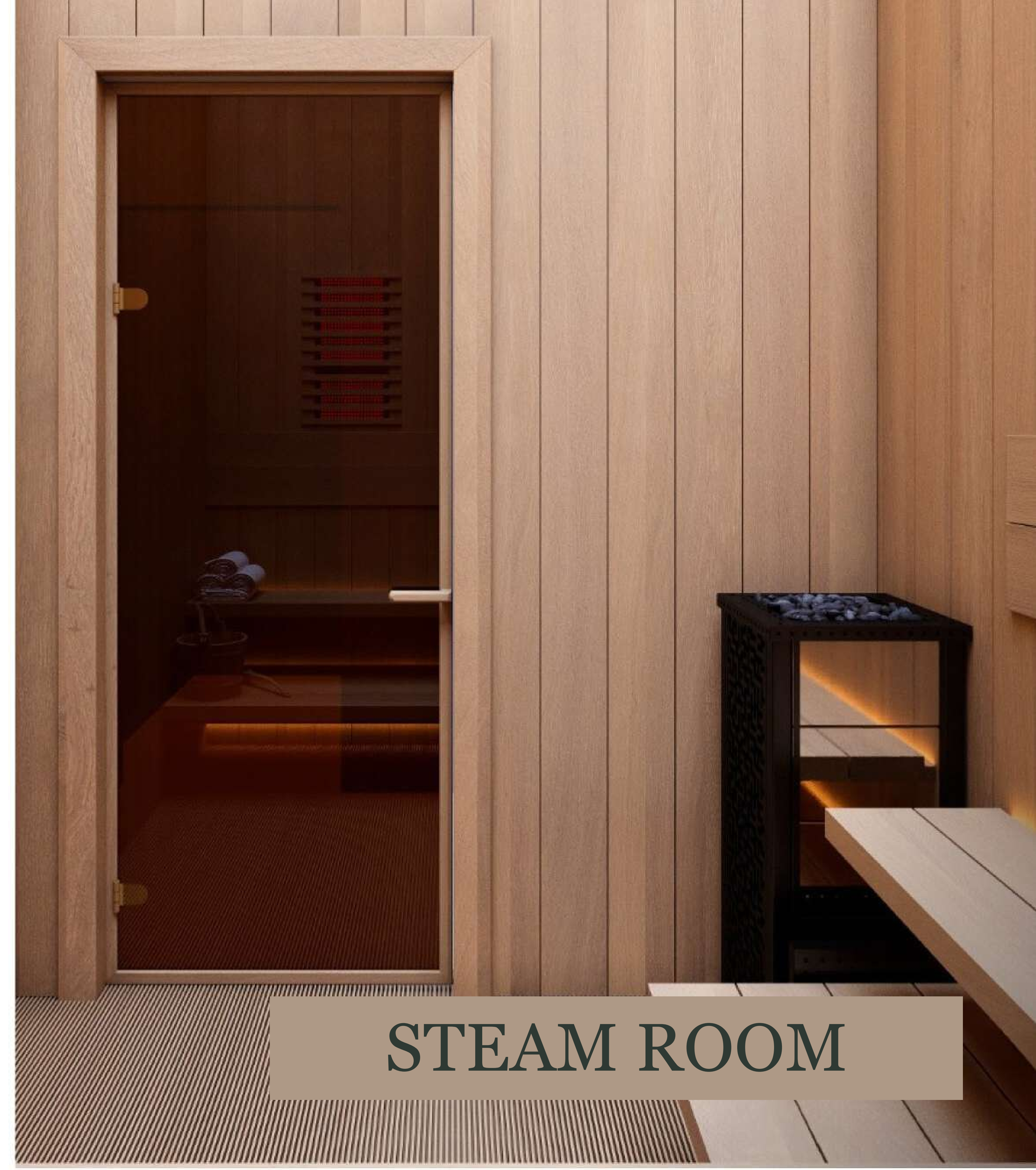
SWIMMING POOL



GYM



BBQ AREA



STEAM ROOM

AMENITIES AND FACILITIES

Safety and security



The building is equipped with security measures to protect visitors.



Parking zone



Convenient parking spaces are provided for cars.



Recreation areas



Special zones for relaxation and leisure are present.





LOBBY



ELEVATOR AREA



CORRIDORS

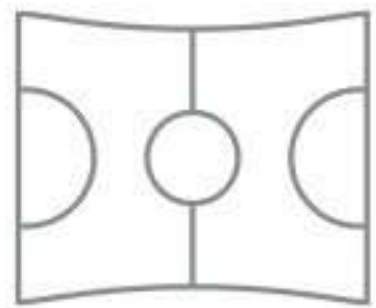


DEVELOPED BY EVERA

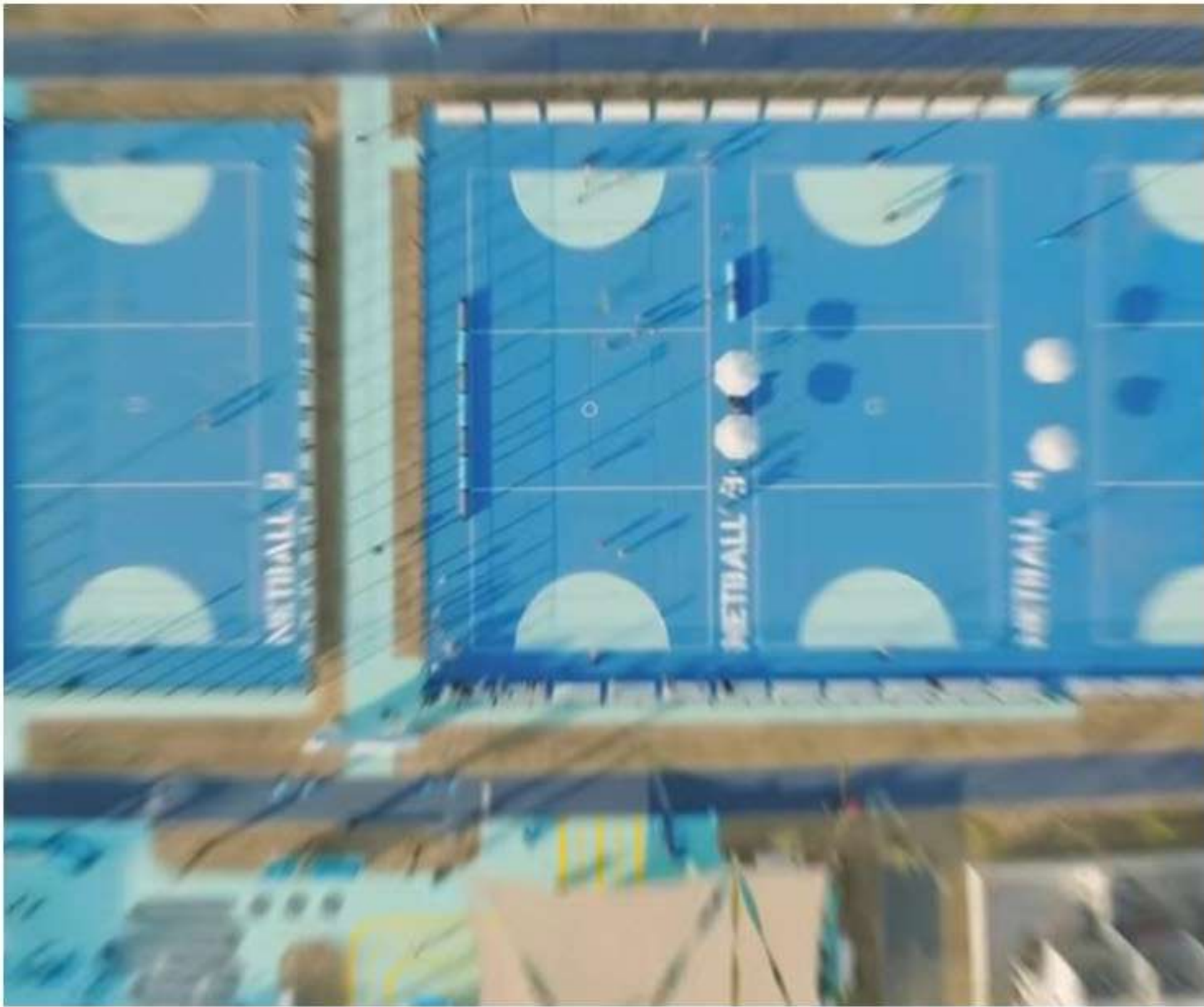
PARKING

KEY FACTORS DRIVING DEMAND GROWTH IN JVC

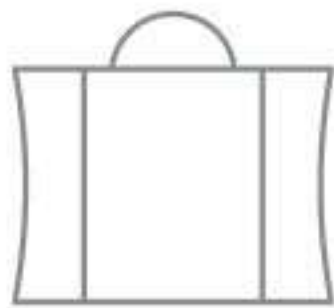
Nakheel Netball Hub



Nakheel is planning a dedicated netball facility in Jumeirah Village Circle



Commercial services



Various commercial services are available for visitors.



Green areas



Green areas are situated around the building for pleasant walks and relaxation.

