



SOBHA SOLIS



SOBHA SOLIS





**WE NOTICE THE
SMALLEST
DETAILS.**

So you won't have to.

SOBHA
REALTY



SPEARHEADING THE SOBHA WAY!

Sobha Realty redefines the concept of luxury residential living with a repertoire of real estate projects across Dubai.

With razor-sharp focus on quality and innovation, it has created a plethora of iconic spaces such as extravagant palaces, ornate mosques, cutting edge campuses and ultra-luxurious communities with grand villas and apartments. Pioneering the 'Backward Integration' model in real estate, Sobha Realty employs in-house mastery to create a unique offering of fine living that extends beyond the customer's expectations

Backward Integration. Forward Thinking.

DESIGN

Masterfully
conceptualized.

ENGINEERING & CONTRACTING

Scrupulously refined to
perfection.

MATERIAL SOURCING

Employing cutting-edge
technology for world-class
manufacturing.

CRAFTSMANSHIP

Exquisite attention to
detail from inception to
completion.

QUALITY CONTROL

Establishing a new global
standard.

At Sobha,
we don't
exceed
international
building
standards,
we define
them.

SOBHA
REALTY

An aerial night photograph of Dubai, United Arab Emirates. The image captures the city's skyline, dominated by the Burj Khalifa, which stands tall and brightly lit. Below the skyline, a complex network of highways and bridges is visible, with light trails from vehicles creating a sense of movement. The city lights reflect on the water in the foreground. The sky is dark with some clouds, and the overall atmosphere is one of a vibrant, modern metropolis.

A

THRIVING

In Dubai's dynamic landscape, Motor City blends cobblestone streets with sleek, modern homes, radiating an irresistible charm with seamless access to Al Qudra Road and Hessa Street. This enclave, close to Dubai Sports City and Al Barsha, bursts with energy, featuring residential towers, commercial spaces, and top-tier healthcare, education, and entertainment facilities such as Dubai Autodrome and First Avenue Mall ensuring all essentials are within reach.

METROPOLIS

FUEL YOUR LIFESTYLE



Excellent connectivity through Emirates road and Mohammad Bin Zayed Road – The most powerful corridor of UAE



Nearer to premium villa communities, renowned as the pinnacle of villa-style living, well-appreciated by an international audience



Situated near Dubai Sports City and Dubai Studio City



F1-X Dubai & Dubai Autodrome, is just next door, to pump you with adrenaline rush



Plethora of dining and entertainment options in the vicinity to curb your food & fun-cravings



LIVE WHERE EXCELLENCE THRIVES

Shopping Redefined, Just Steps Away

15+ premium
shopping centres
offering luxury and
essentials

Savor the Flavour of Luxury

Diverse restaurants
and cafes for every
taste

Wellness at Your Doorstep

10+ hospitals and
clinics just minutes
away

Where Education Meets Excellence

Access to 8+
reputable schools
nearby

Live Active, Live Well

Parks, fitness
centres, and sports
facilities await

SUSTAINABLE

URBAN

GROWTH



Dubai 2040 Urban Master Plan propels Motor City into a future of unparalleled vibrancy and sustainability. Anticipate enhanced connectivity, lush green spaces, and state-of-the-art infrastructure, all designed to elevate residents' quality of life. This visionary blueprint positions Motor City as the epitome of modern living, seamlessly integrating work, leisure, and community.



GREEN TRANSIT CORRIDOR

“Dubai Green Spine” reimagining Sheikh Mohammed Bin Zayed Road (E311) into a 64-kilometer sustainable corridor, integrating green spaces and advanced mobility solutions. This transformation enhances Motor City’s connectivity while promoting eco-friendly transportation that elevates residents’ quality of life. Reducing travel times, and promoting a healthier lifestyle, significantly elevating the quality of life in Motor City.



WHERE EVERY CORNER PULSES WITH LIFE

In a world that never seems to slow down, embracing a healthier lifestyle unlocks the secret to a fuller, richer life. Each morning, energy fuels not just your body but your spirit as well. Movement becomes essential, shaking off stress and keeping you connected with the world around you. It's not just about staying fit; it's about thriving, feeling alive, and making the most of every moment. In a life that's always in motion, being active is how you keep pace—and live fully.



EVERY DAY IS A NEW OPPORTUNITY TO EMBRACE THE UNKNOWN

Turn curiosity into discovery, ordinary into extraordinary, mundane into magical. With twists & turns, curves & challenges, life is an adventure.

What if that lies right at your doorstep?



SOBHA SOLIS





A woman with long dark hair in a ponytail, wearing a black patterned sports bra and leggings, and bright orange running shoes, is captured in a dynamic running pose. She is running from left to right on a paved surface. The background is a blue corrugated metal wall. The text 'ADVENTURE AWAITS AT YOUR DOORSTEP' is overlaid in a large, white, serif font.

ADVENTURE AWAITS AT YOUR DOORSTEP

I N T R O D U C I N G



SOBHA SOLIS

A community that fuels your passions and invigorates you with the high-octane vibrancy of life.

Let the thrill of new experiences drive you towards a vivacious existence.

LIVE BOLDLY. LIVE FULLY.

Let your spirit race towards endless possibilities.

UNLEASH YOUR INNER ATHLETE



Enjoy a breath of fresh air while breaking a sweat at our dynamic outdoor sports courts and jogging tracks.

The community hosts a range of adrenaline-pumping activities such as outdoor rock-climbing walls, parkour park, CrossFit and calisthenics zone in the indoor gym, ensuring that residents can experience the thrill of adventure.

At Sobha Solis, your like-minded neighbours quickly turn into friends, becoming an integral part of your daily life.

Enjoy a variety of vibrant shared spaces, including cozy seating courts, an outdoor cinema, a kids' pool and play area, co-working stations, and a dog park for your furry friends.

CELEBRATE THE SPIRIT OF TOGETHERNESS

A man in an orange shirt and dark apron is grilling food on a large outdoor grill. He is using a metal spatula to flip a round, breaded item. On the grill, there are several corn cobs and other food items. In the background, three people are standing and talking, holding drinks. The scene is outdoors, likely at a community event or picnic area, with a clear sky and some buildings in the distance.

A COMMUNITY FULL OF LIFE

Each day offers something new and exciting.

Delight in mouth-watering meals at the BBQ zone or host a lavish gathering at the picnic area. This community ensures you never miss a beat, providing all that you need to live life to the fullest.



A HAVEN FOR YOUR MIND AND SPIRIT

At Sobha Solis book lovers can lose themselves in the well-curated library, while nature enthusiasts can take leisurely strolls through our landscaped zen gardens and jogging paths.

Nurture your inner peace and embrace a flow of positive energy at our dedicated Yoga and Meditation Zone in the indoor gym. This serene sanctuary invites you to restore balance and rejuvenate your spirit through mindful practice.

Whether you seek a moment of tranquillity or a deeper connection with yourself, our space offers a harmonious environment for yoga and meditation, helping you harmonize your aura and invigorate your soul.

BIRD'S EYE VIEW OF THE THRILLING LIFE BELOW



For the adventurous souls, our indoor racetrack viewing deck and lounge offers an intriguing and immersive experience beckoning the curious.

Here, every evening is an opportunity to unwind, recharge, and submerge yourself in moments of pure bliss.



CURATED FOR EVERY PASSION

Picture yourself under the stars, taking a refreshing dip in the leisure pool or powering through an invigorating swim in the lap pool.

For those seeking interactive thrills, our indoor gaming lounge as part of the kids play area transport you to new worlds.

Unwind with a variety of tailored entertainment options.



Discover our iconic clubhouse, where residents and visitors connect and recharge in a vibrant atmosphere. After a day of excitement, unwind in style with exquisite culinary experiences, from restaurants to a bustling plaza.

Whether you seek an elegant dining experience or a quick, flavourful bite, the diverse offerings ensure every palate is catered to.

RETAIL THERAPY AT YOUR BECK AND CALL



FROM WORKOUT TO WIND DOWN

Whether you're pushing your limits after a vigorous workout with the state-of-the-art fitness equipments or unwinding with the steam and sauna facilities at the gym, Sobha Solis offers the perfect balance of activity and relaxation.

With an array of amenities designed to cater to your wellness and social needs, you'll find everything you need to stay active, maintain a healthy lifestyle, and enjoy every moment to the fullest.





Wake up to uninterrupted panoramic views of the iconic Dubai skyline, the lush expanse of Dubai Miracle Garden and the ever-thrilling Dubai Autodrome.

Marvel at the breathtaking cityscape that unfolds before you, with every sunrise illuminating the grandeur of these renowned landmarks.

Enjoy the visual feast of vibrant gardens and the exhilarating backdrop of the racetrack, all from the comfort of your serene home.

STUNNING HORIZONS EVERY CURVE



PEEK INTO YOUR MODERN WORLD

This urban sanctuary features a collection of 1, 1.5, 2 and 3-bedroom residences spread across 4 distinct towers all set upon a shared podium exclusive to residents.

Each apartment is designed to offer spacious layouts complemented by large windows and balconies that invite ample natural light and stunning views.

TRAIN LIKE THE GUNNERS

Elevate your fitness routine with cutting-edge equipment akin to that used by Arsenal's elite athletes.

Arsenal Fitness Zone, designed in collaboration with Arsenal, offers a vibrant and dynamic environment where you can push your limits and achieve your fitness goals in style.

Immerse yourself in a space that reflects the high energy and professional standards of Arsenal's training facilities, ensuring every workout is both inspiring and effective.



GUNNERS GUNNERS
GUNNERS GUNNERS

Disclaimer: Sobha Realty will be offering an Arsenal branded fitness centre in the community, subject to continuity of the partnership of Sobha Realty & AFC, the offering will be for a defined number of years only.

A woman with long, wavy brown hair is sitting on a large, dark grey sectional sofa in a modern apartment. She is wearing a light grey long-sleeved top and matching trousers, and is barefoot. She is holding an open book and looking down at it. The room has large floor-to-ceiling windows that offer a view of a city skyline. A black lamp and a green plant are visible on a side table next to the sofa. The overall atmosphere is calm and serene.

YOUR HOME A PEACEFUL SANCTUARY

A constant steady hum fills the bustling community of Motor City - a sound reminiscent of lively conversations in a restaurant or the background murmur of an office. This noise can be unwanted to most, subtly disturbing the peace you seek in your home.

We understand that your home should be a sanctuary of calm. We know that a sound as gentle as a bird's song or the quiet hush of a library—would bring the tranquillity you deserve. Committed to restoring that sense of peace, Sobha Realty has partnered with an external specialist to transform your living environment. Together, we're working to soften the soundscape, turning what was once a vibrant buzz into a serene backdrop, so you can finally enjoy the quiet comfort that defines a true home.



RETAIL



PODIUM

SOBHA



LOUNGE OVERLOOKING LEISURE POOL

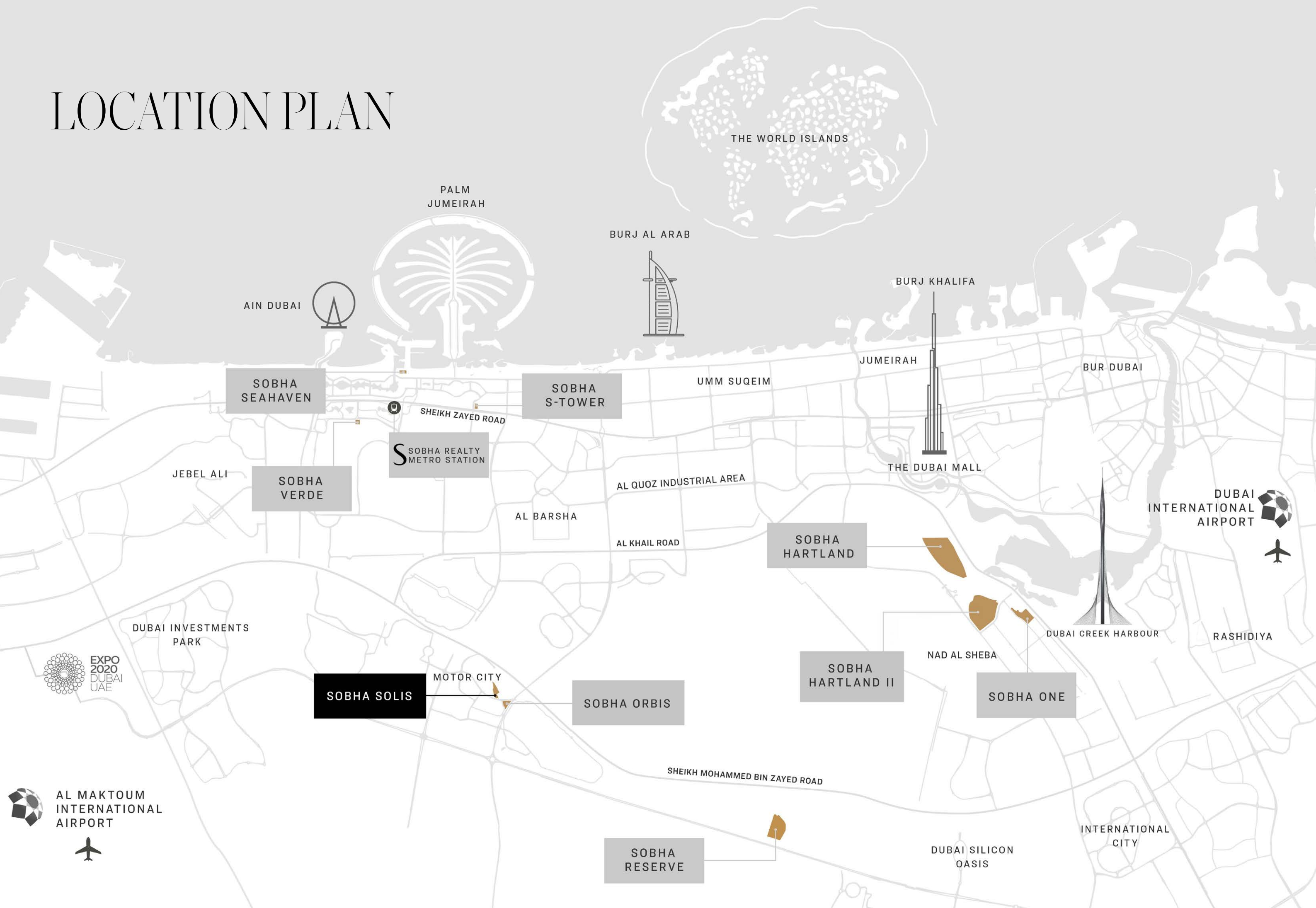


SUNKEN PODIUM WITH LEISURE POOL

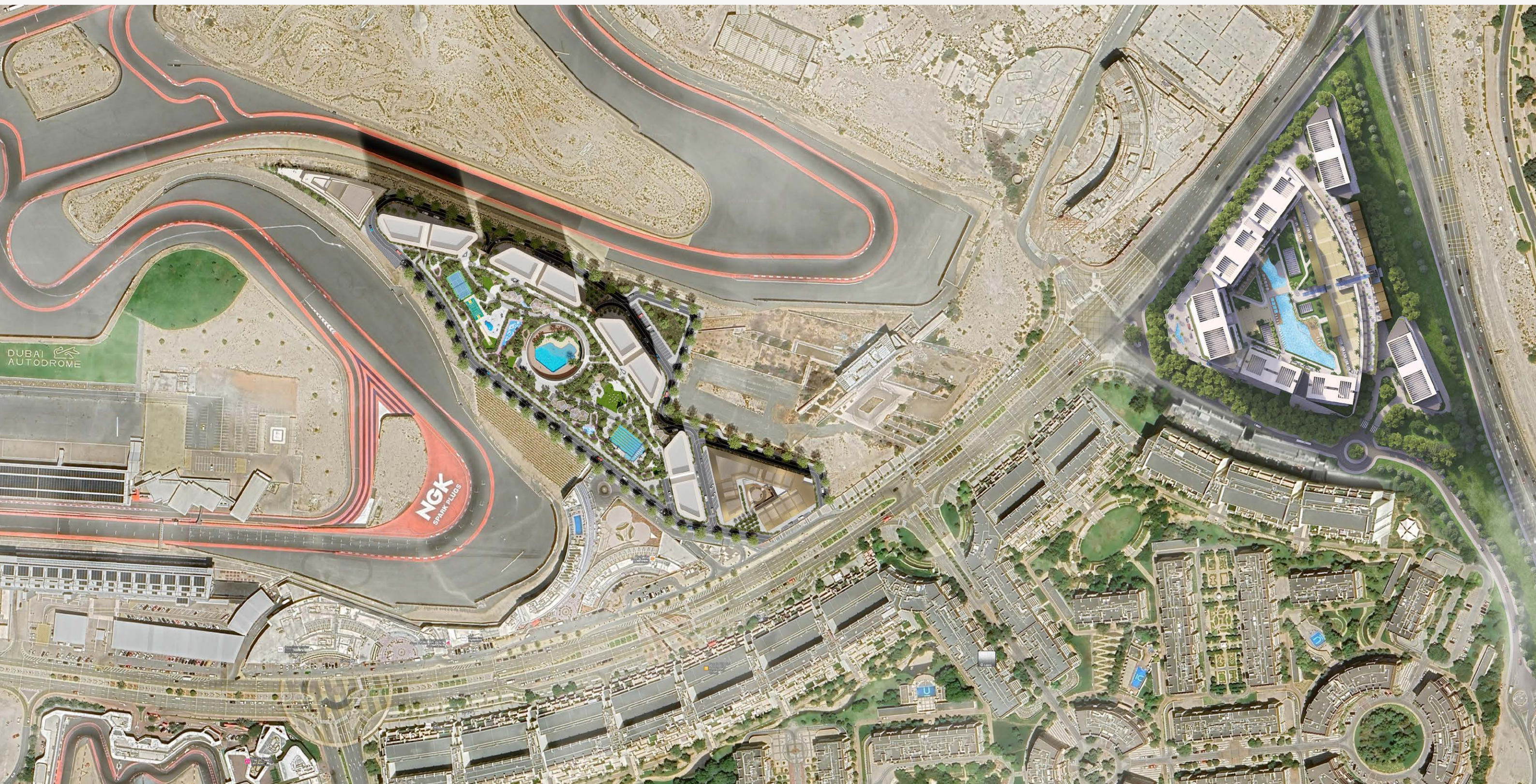




LOCATION PLAN



MASTER PLAN





SITE PLAN

YOUR FULLY FURNISHED RETREAT AWAITS

Experience effortless luxury at Sobha Solis, Tower D. Each unit is fully furnished, with every detail meticulously crafted for immediate comfort and style. Simply pack your bags and start enjoying a life of sophistication and ease from day one.



STAY BY LATINEM

LEAVE THE DETAILS TO US

A comprehensive property management solution that takes care of everything, from onboarding to day-to-day operations.

SERVICES INCLUDE:

- Listing your property across multiple holiday platforms
- Dynamic pricing strategies designed to maximize your earnings.

Our goal is simple: to ensure you achieve the highest possible returns with minimal effort.

TYPES OF SERVICES WE PROVIDE TO HOMEOWNERS:

- Owner dashboard and app
- Professional photography of apartment
- Payment of tourism tax
- Monthly reports
- Daily pricing
- DTCM registration
- Housekeeping & upkeep
- Organizing maintenance
- Client relationship manager
- Guest vetting

TYPES OF SERVICES WE PROVIDE TO GUESTS

- World class community stay
- Luxury linens and towels
- Premium amenities
- Quick communication
- Personalized Check-in/Check-Out

Stay by Latinem, commits on delivering exceptional service to both property owners and guests, ensuring that every stay is a memorable one.





SOBHA
REALTY

PRINCIPAL PARTNER TO



SOBHA
REALTY

ART *of* THE DETAIL