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**RITZ**  
BY  
***DANUBE***

# Beyond building materials

Established in **1993**, Danube Building Materials has become the No. 1 building materials company in over two decades. Today Danube offers more than 25,000 products and value added services.

It has been involved with many prestigious projects across the UAE and other GCC countries; such as Burj Khalifa, Burj Al Arab, Shangri-La Hotel, Grand Hyatt and Dubai International Airport among others.

Danube, a household name in building materials has established itself as a conglomerate with its presence in different industries.

**Danube Home**, the retail wing of Danube is a one stop shop for all interior requirements.

**Cha Cha Chai** is an innovative tea lounge concept, serving the best tea in town.

**Danube Fashion** operates Tudor - The Shirt Kingdom a fashion brand from Turkey, and a Spanish footwear brand Xti.

**Danube Systems** is a customized security, intelligence and networking solutions company.

**DanubeDirect.com**, the online store for all your furniture and home decor needs.

After the phenomenal success of Dreamz, Glitz 1, 2 & 3; **Danube Properties** is proud to present yet another flagship project - Ritz Tower. For the first time in the Middle East, Ritz Tower by Danube brings an innovative concept to your living room.

# Danube Group

**DANUBE**  
No.1 building material company

**DANUBE**  
**PROPERTIES**

**DANUBE****Direct.com**

**DANUBE**  
**HOME**

**DANUBE**  
**FASHION**

**DANUBE**  
**SYSTEMS**







Shreya Shetty

# Shilpa Shetty Kundra

Elegant style, acting and dancing skills, these are the virtues associated with Bollywood actress Shilpa Shetty Kundra. As one of the most popular and high profile celebrity in India, Shilpa Shetty Kundra is the face of many global brands and is also a social activist. She is our brand ambassador, endorsing the new flagship project of Danube Properties – Ritz Tower, a twin tower project located in Dubai at Al Furjan, next to Discovery Gardens.















# Space. Innovation. Danube.

For the first time in the Middle East, Ritz Tower by Danube brings an innovative concept that enhances space utilization. A home that transforms as per your needs.

Ritz Tower offers a selection of 446 units of Studio, 1 and 2 bedroom fully furnished apartments. These apartments are fitted with modular furniture and a European technology convertible sofa, that transforms into a full size bed with just a gentle pull. Now you have a spacious living room by day and a comfortable additional bedroom at night.

If living at Ritz Tower is this comfortable, the location is even more convenient. Ritz Tower is located at Al Furjan - Dubai, next to Discovery Gardens; about 2 minutes away from the proposed metro line and just 10 minutes away from the Al Maktoum International Airport.





Living room by day

European concept, designed and supplied by  
**DANUBE HOME**





Bedroom by night





# Spacious bedrooms with built-in wardrobes

For you and everything you love.





# Modular kitchen

The best restaurant, right in your home.





**Milano**  
ITALY

# Luxury bath fittings by Milano

Italian design or call it a masterpiece.







## Amenities

Grand entrance lobby | 2 floors podium parking | Basketball court | Badminton court | Platform tennis court  
Health club | Swimming pool | Kids pool | Jacuzzi | Steam and Sauna room | Jogging track | Party hall







Take a walk on the jogging track, relax by the swimming pool or play a game of platform tennis





# Basketball or Tennis

What will your choice be?





# Health club with Steam, Sauna and Jacuzzi

Live a healthy lifestyle.







# Swimming pool with a stunning water feature and sun deck

Come into the comfort zone.





Kids play area





Party hall



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# FLOOR PLANS

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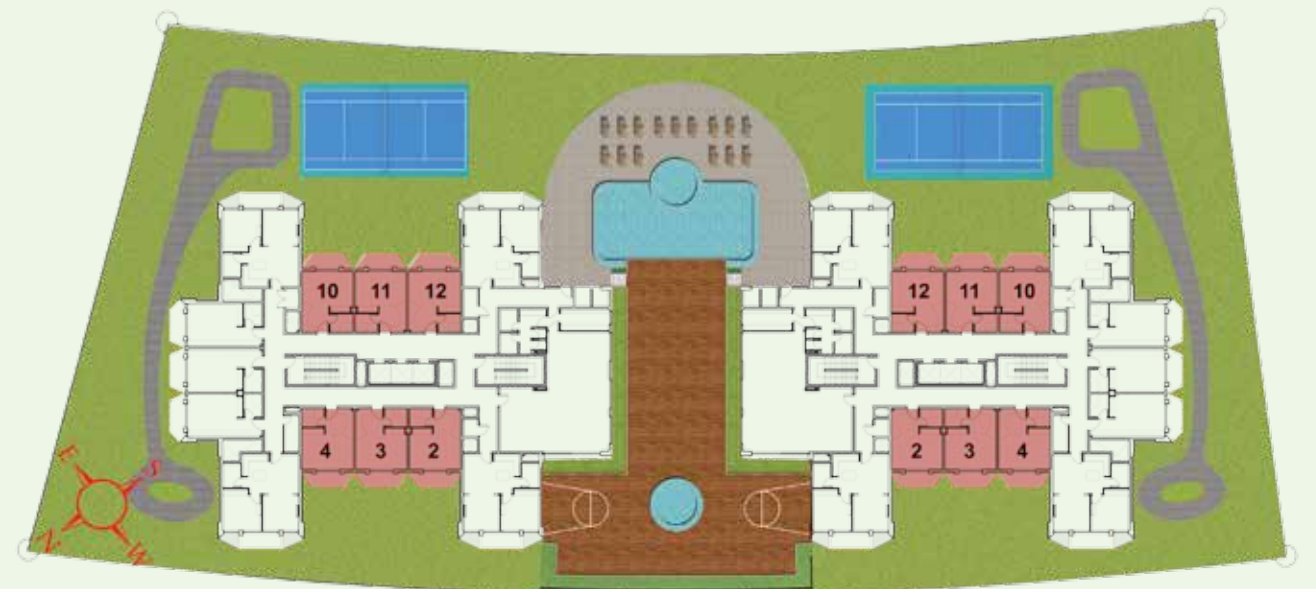
# FIRST FLOOR STUDIO



## FLAT TYPE F02 - STUDIO

(Flat No. 02, 03, 04, 10, 11,12)

TOTAL AREA	420-429 SQ FT
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# FIRST FLOOR STUDIO

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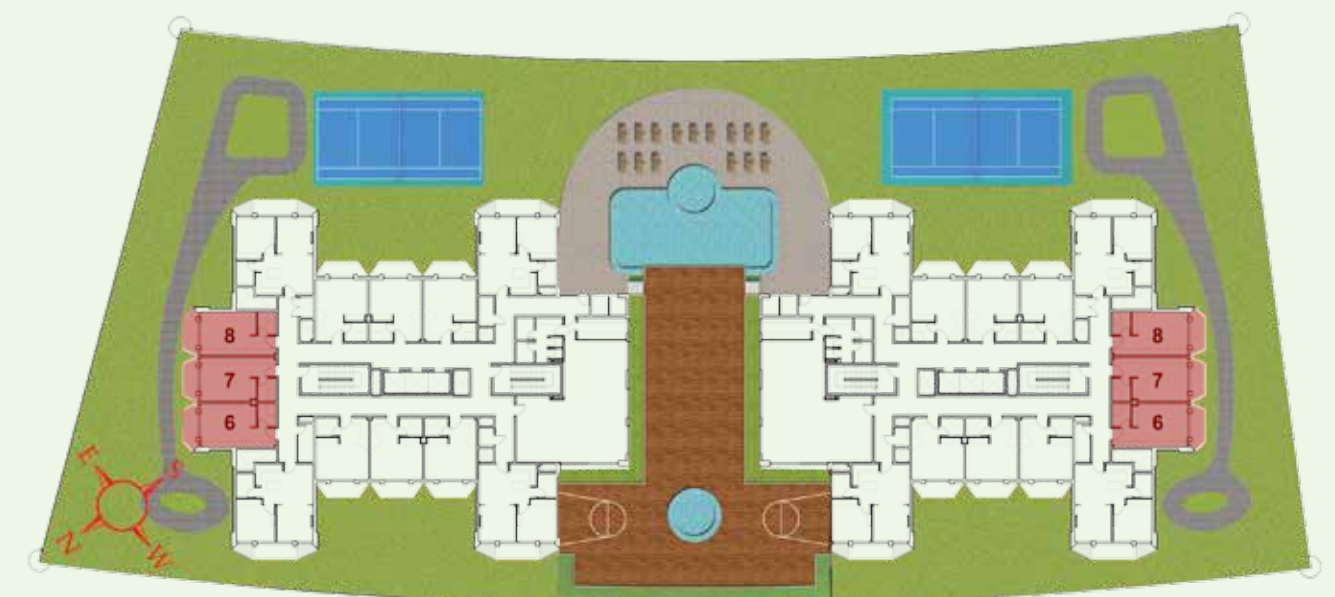
## FLAT TYPE F03 – STUDIO

(Flat No. 06, 07,08)

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TOTAL AREA	424-432 SQ FT
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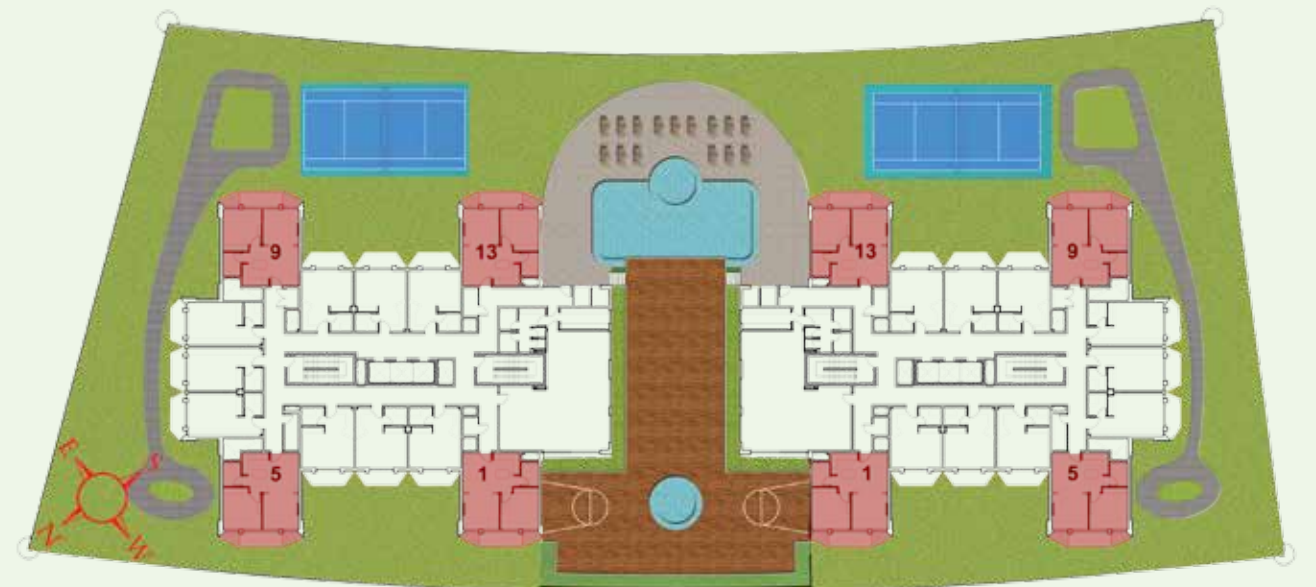


# FIRST FLOOR 1 BEDROOM



## FLAT TYPE F01 - 1BR (Flat No. 01, 05, 09, 13)

TOTAL AREA	698 SQ FT
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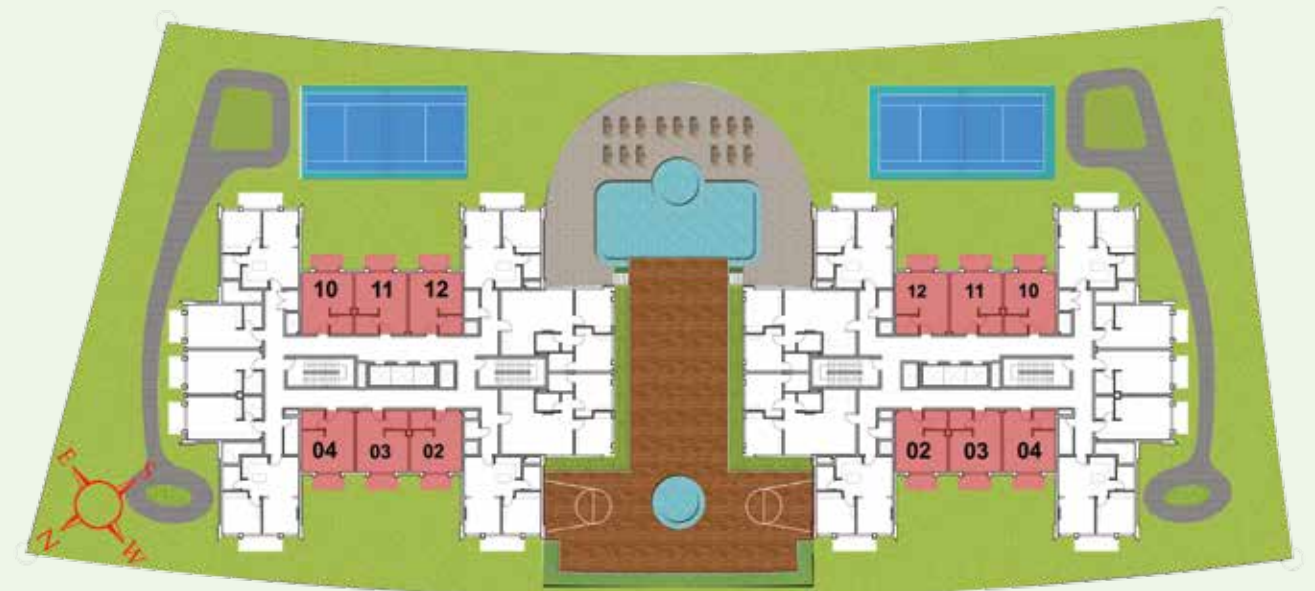
# TYPICAL FLOOR PLAN STUDIO



## FLAT TYPE T02 - STUDIO

(Flat No. 02, 03, 04, 10, 11, 12)

TOTAL AREA	401-410 SQ FT
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# TYPICAL FLOOR PLAN

## STUDIO

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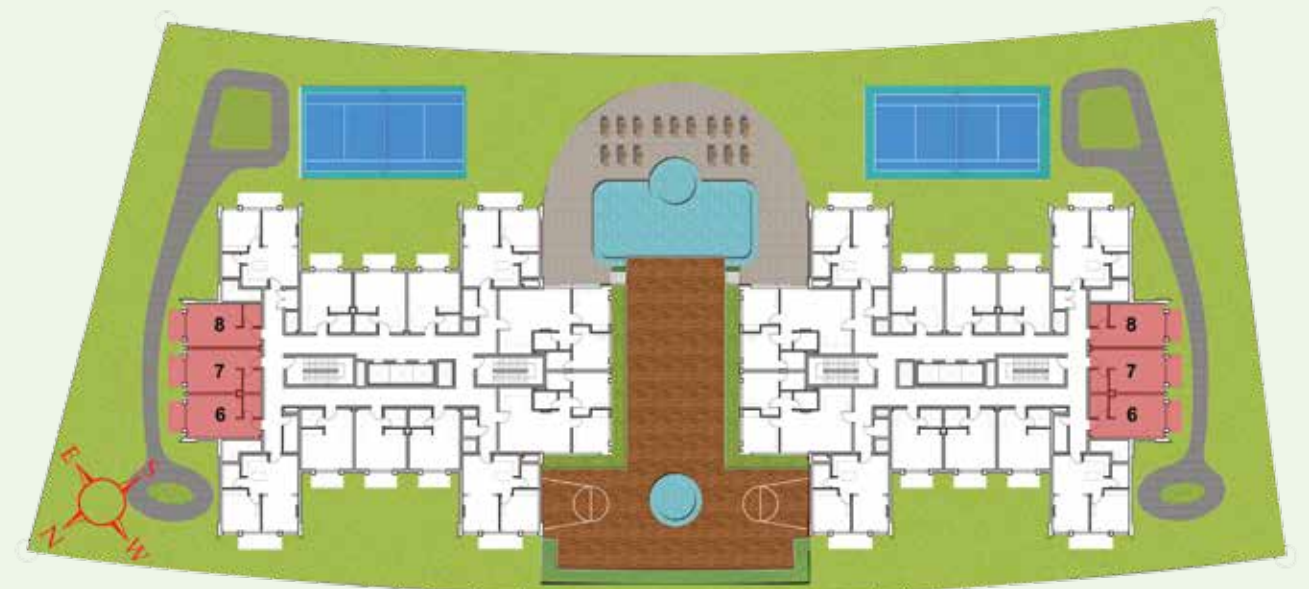
### FLAT TYPE T03 – STUDIO

(Flat No. 06, 07, 08)

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TOTAL AREA	412 – 415 SQ FT
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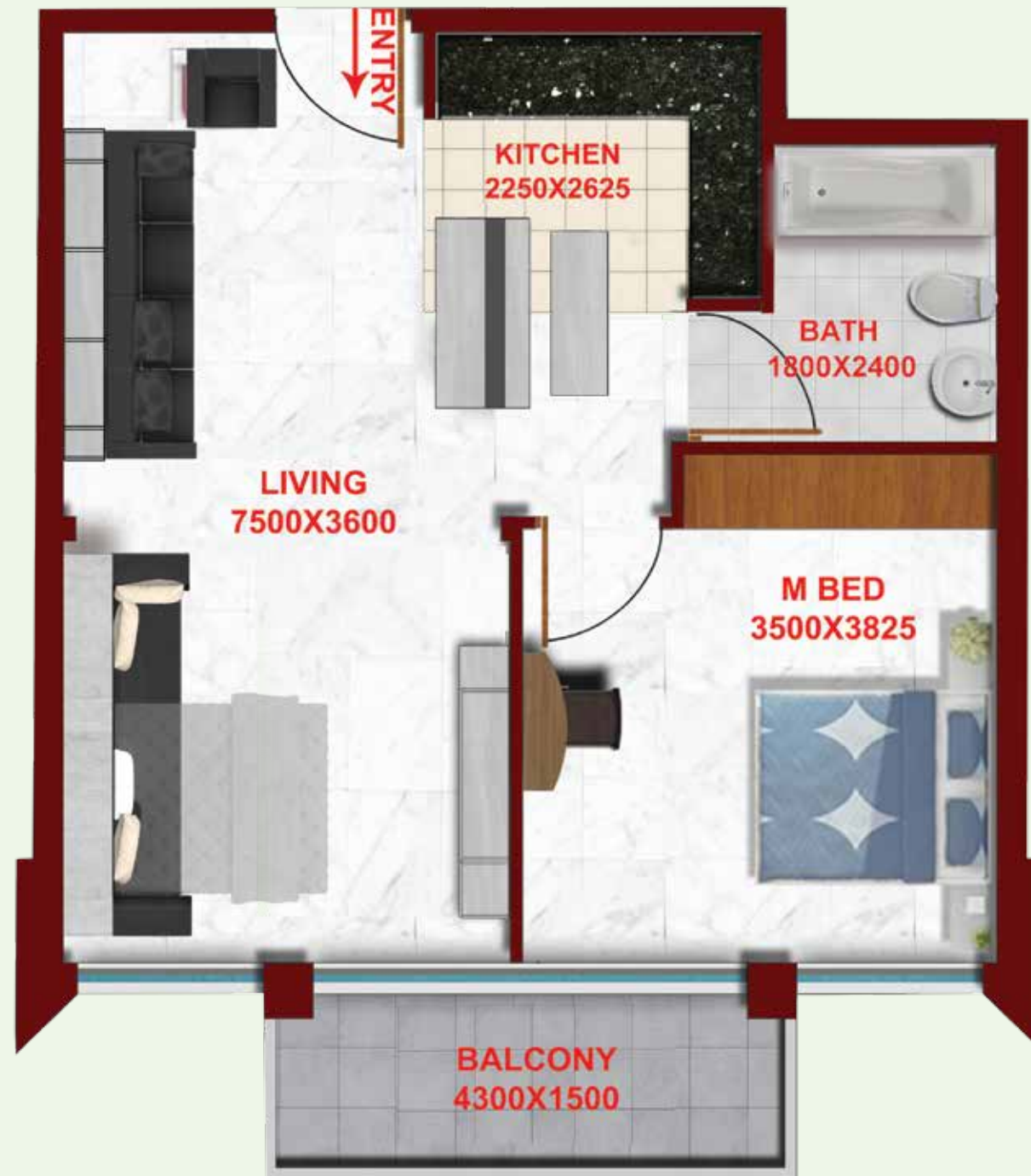
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# TYPICAL FLOOR PLAN

## 1 BEDROOM

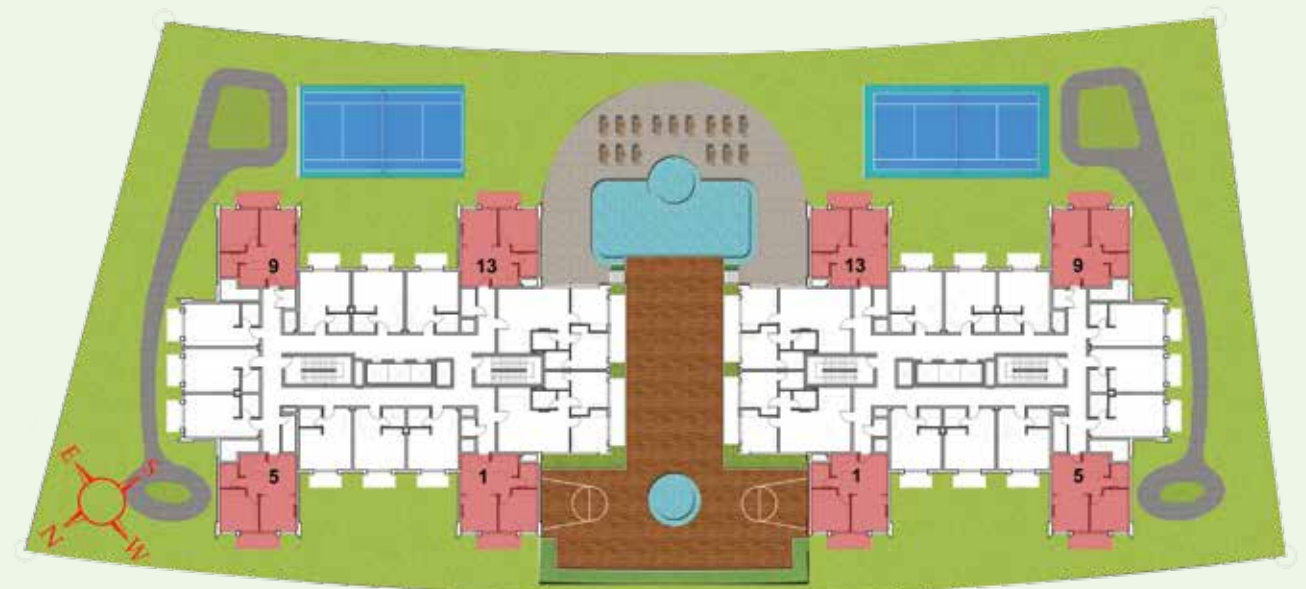


### FLAT TYPE T01 – 1BR

(Flat No. 01, 05, 09, 13)

TOTAL AREA

698 SQ FT



# TYPICAL FLOOR PLAN

## 2 BEDROOM

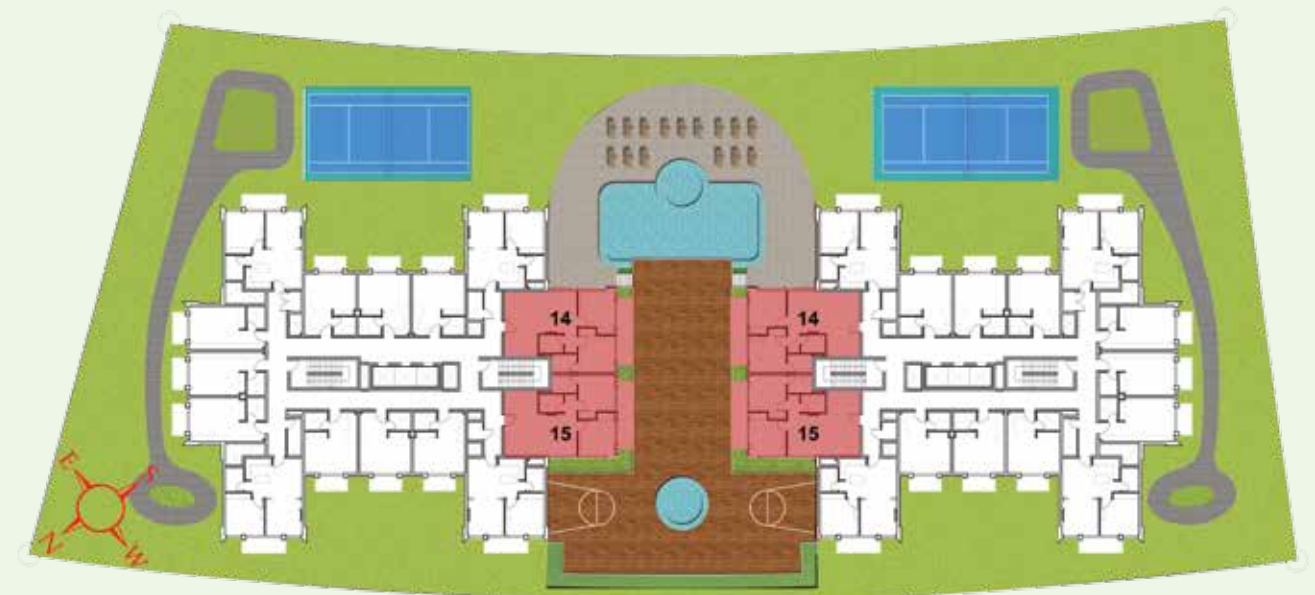


### FLAT TYPE T04 - 2BR

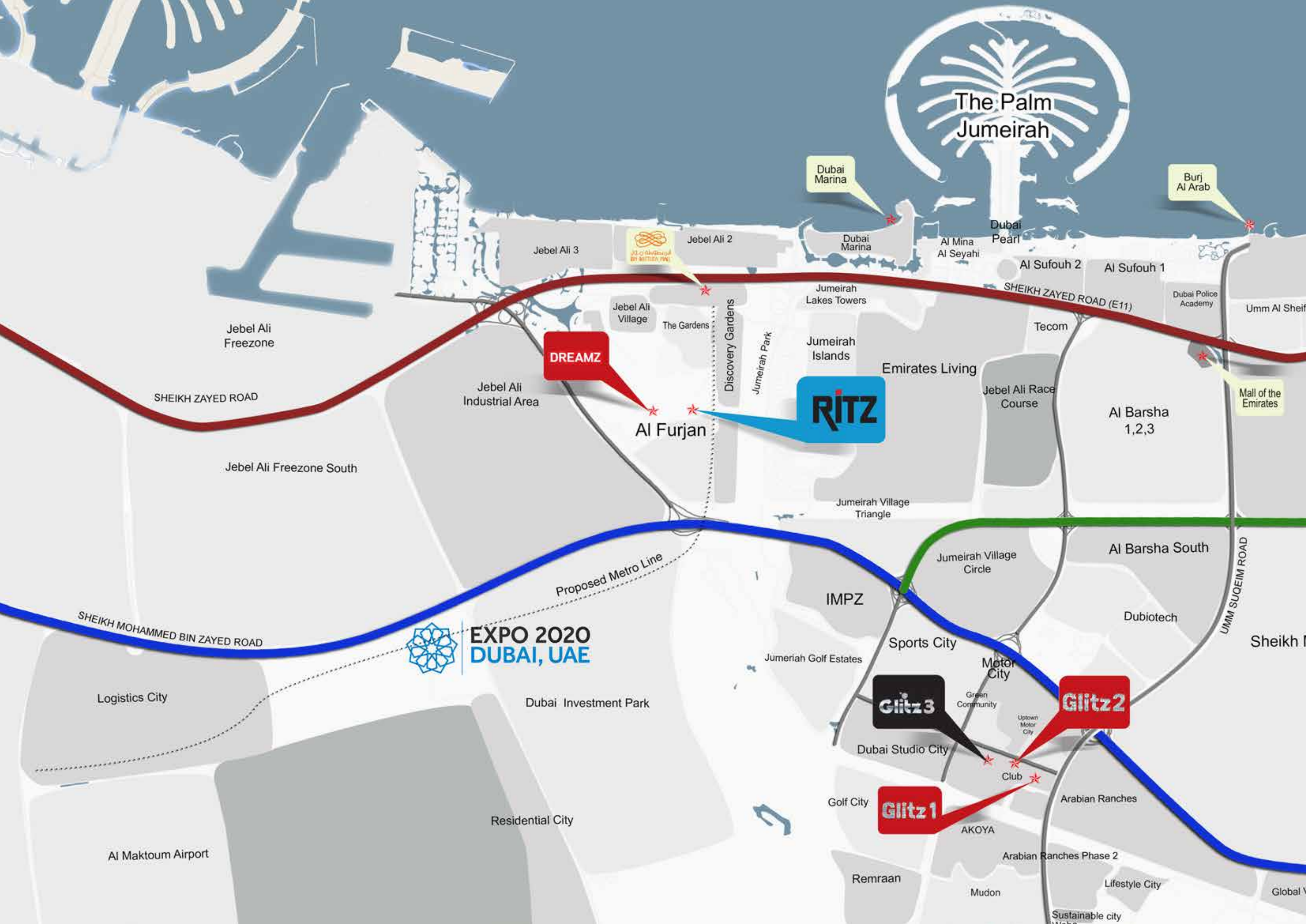
(Flat No. 14, 15)

TOTAL AREA

990 SQ FT









# Al Furjan

Al Furjan is a local phrase describing a collection of houses or a small village. A contemporary and distinct family oriented community, Al Furjan captures the principles of traditional neighborhood living, combining spacious villas and terraced housing with abundant open spaces and a multitude of amenities. Set in 560 hectares of the Ibn Battuta Mall and adjacent to Discovery Gardens and The Gardens, Al Furjan will feature over 4,000 homes.

Ritz Tower by Danube is located minutes away from the Dubai EXPO 2020 site and is part of the many recent real estate developments in the new Dubai region.

- 2 minutes from the proposed metro line
- 10 minutes from the Al Maktoum International Airport
- Next to Discovery Gardens
- Close to Ibn Battuta Mall



# Delivering on our promises

We understand our responsibility as your property developer, and we remain committed to timely delivery of your properties. We firmly believe that our reputation as a successful developer is derived from our project delivery and quality construction.

Backed by our strong finances in building materials, all the sites of our existing projects are bustling with activity and progress. Our ultimate goal is to experience your smile while handing over your home keys to you!

For live updates of the projects underway, visit our website or scan the QR codes on the adjacent page.







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