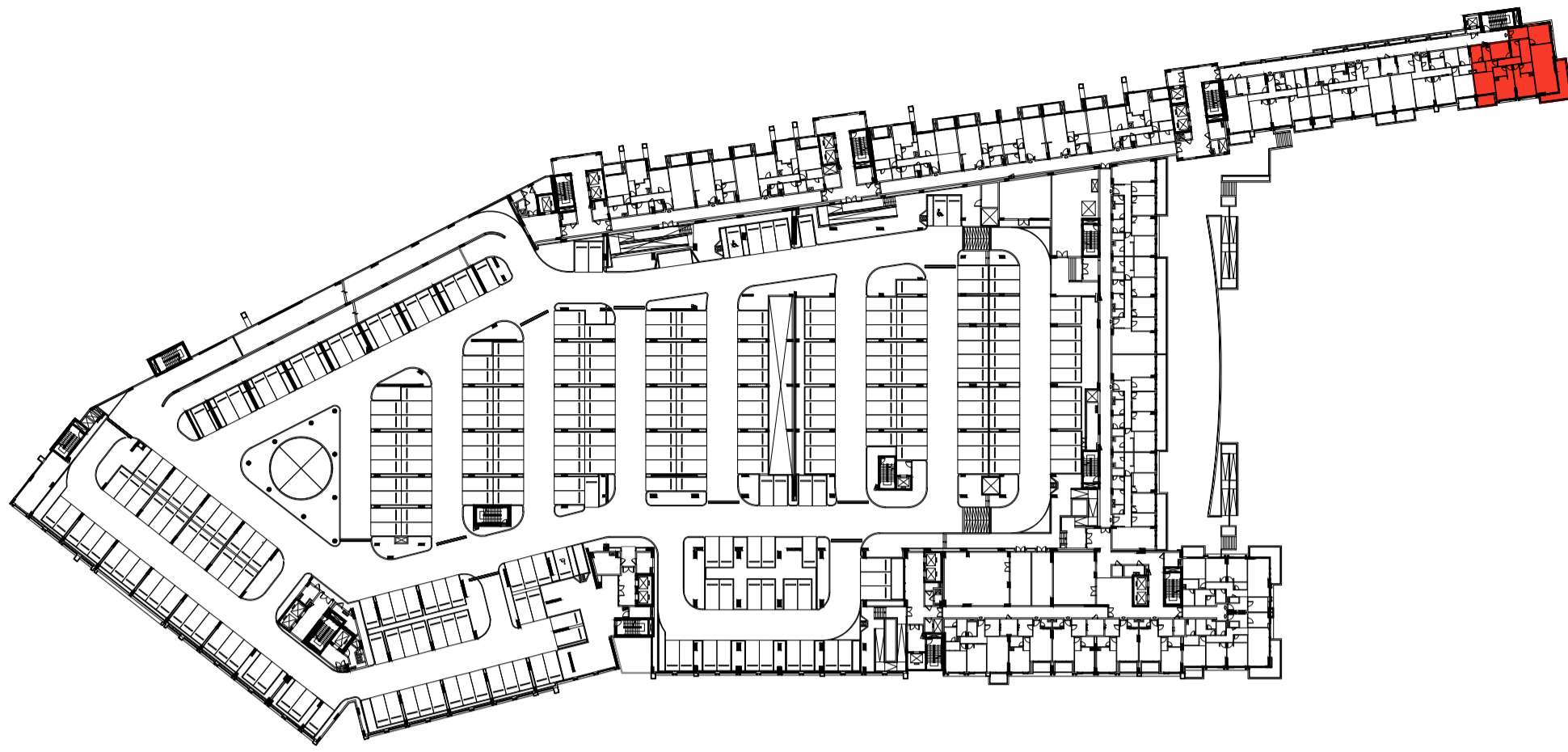
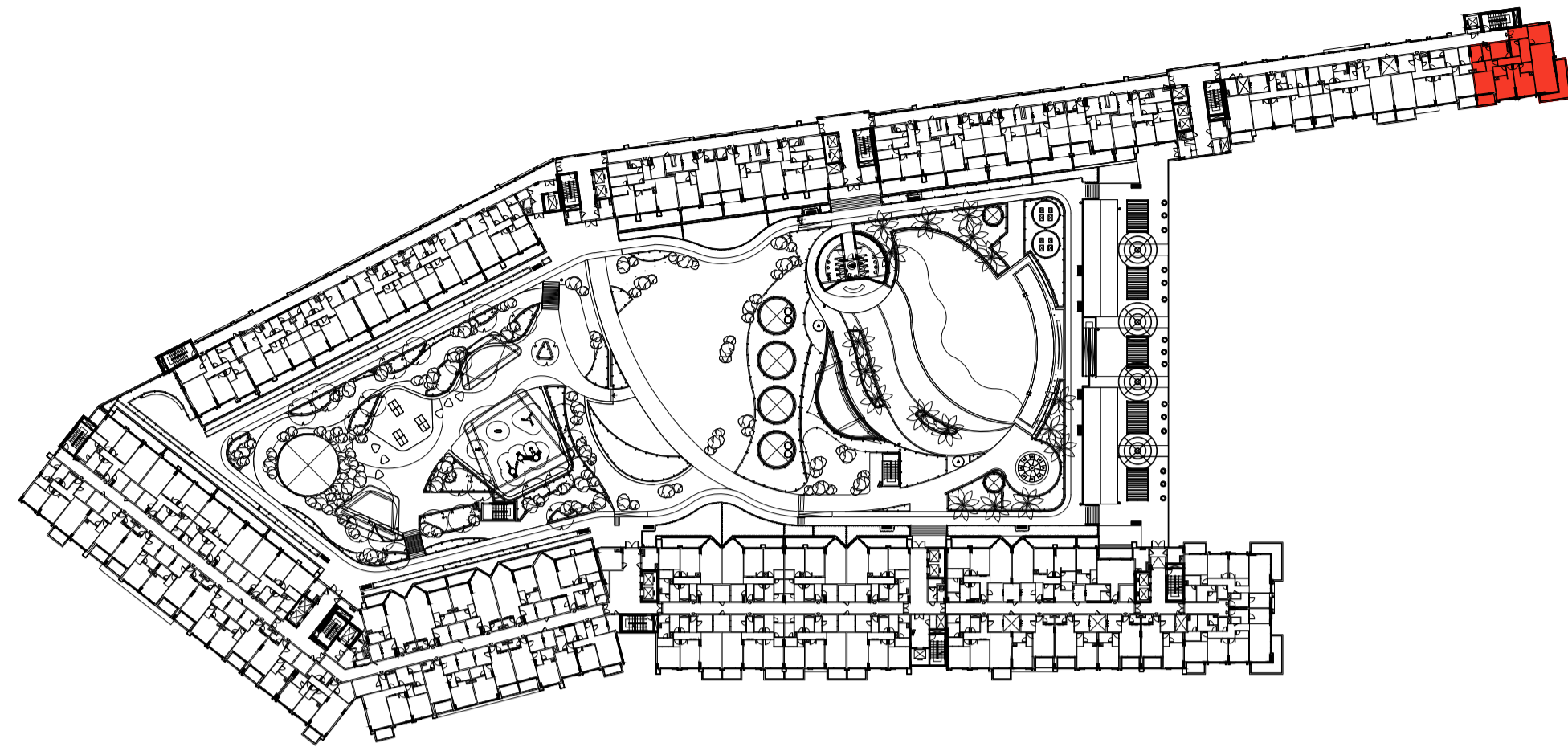


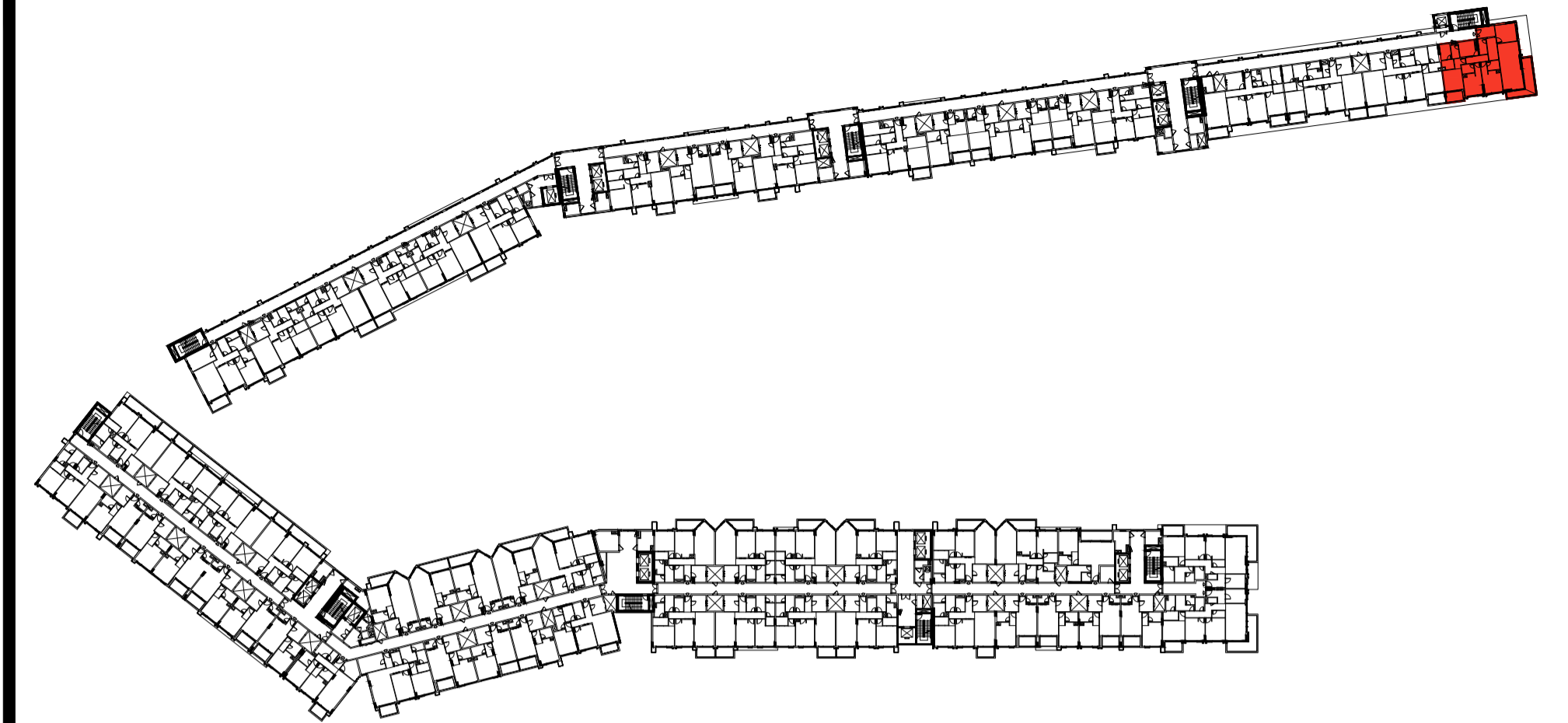
3 BEDROOM - TYPE A (R3-A)



FIRST & SECOND PODIUM FLOOR
FLATS NO. : P101 & P201



FIRST FLOOR
FLAT NO. : 101



TYPICAL 2ND TO 3RD & 5TH TO 8TH FLOOR
FLATS NO. : 201, 301, 501, 601, 701, 801



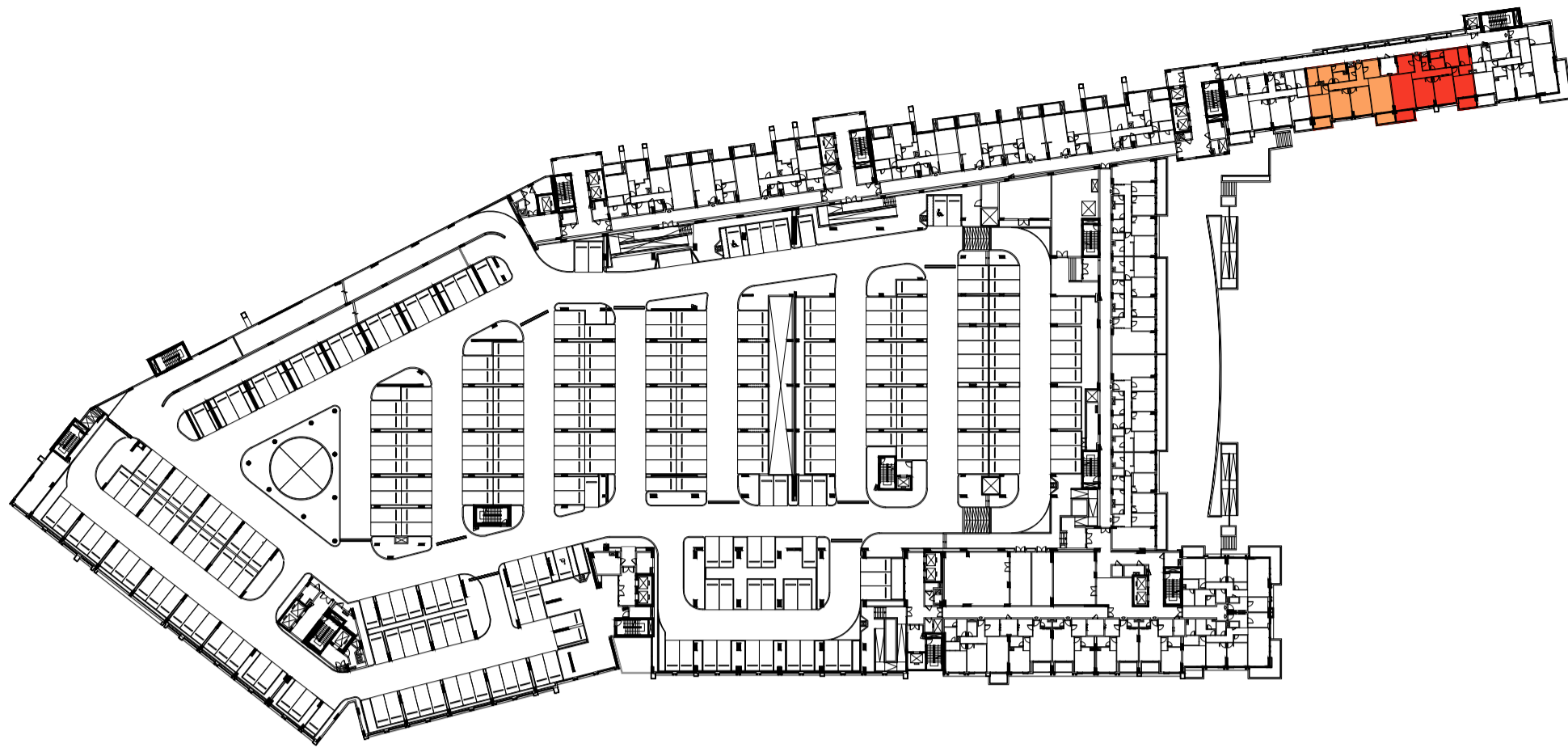
FLAT TYPE	= 3 BEDROOM - TYPE A (R3-A)
NO. OF UNITS	= 9
FLAT AREA (W/O BALCONY)	= 172.00 SQ.M. / 1,851.00 SQ.FT.
BALCONY AREA	= 26.97 SQ.M. / 290.00 SQ.FT.
TOTAL NET AREA =	= 198.97 SQ.M. / 2,141.00 SQ.FT.

PROPOSED MIXED-USE BUILDING

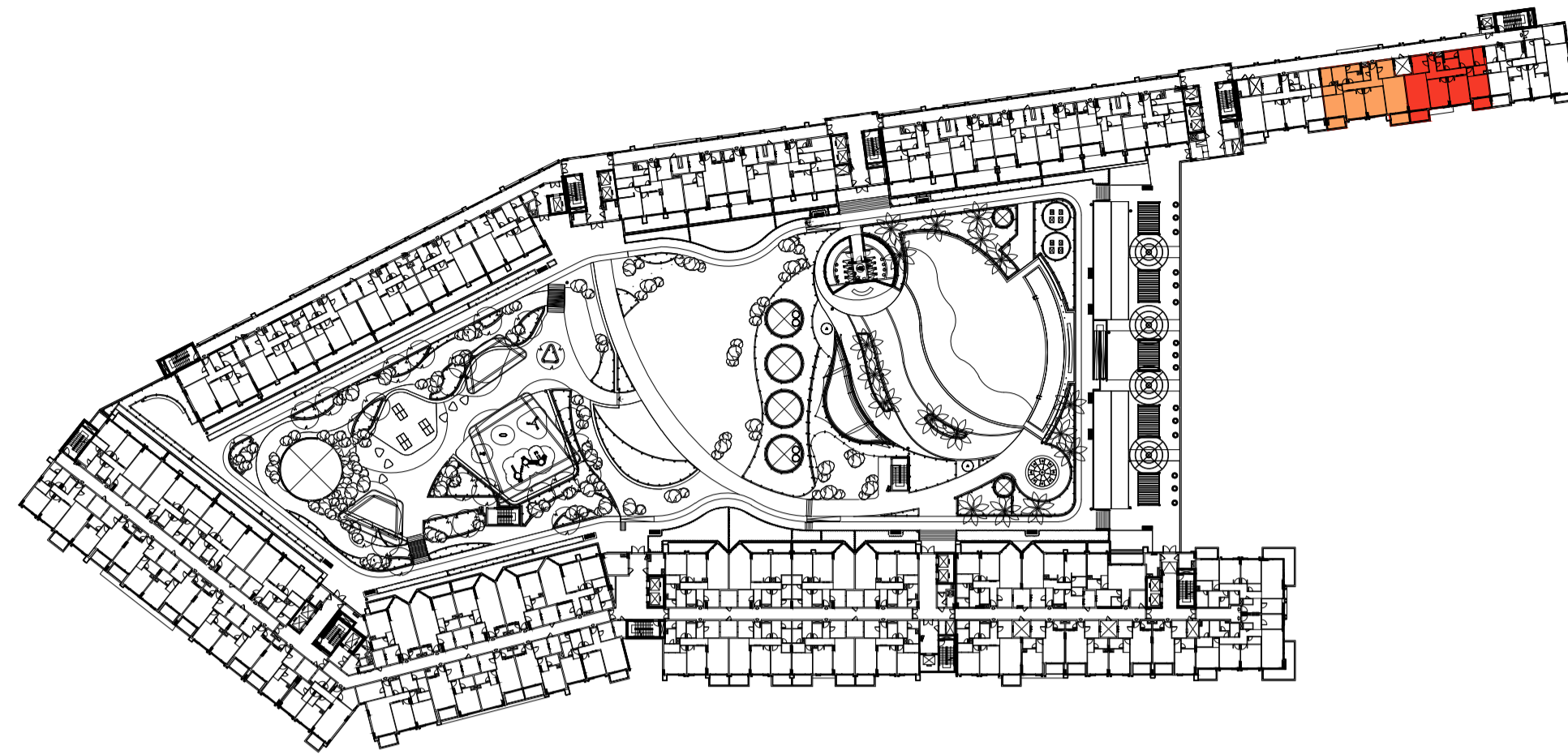
**B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK**

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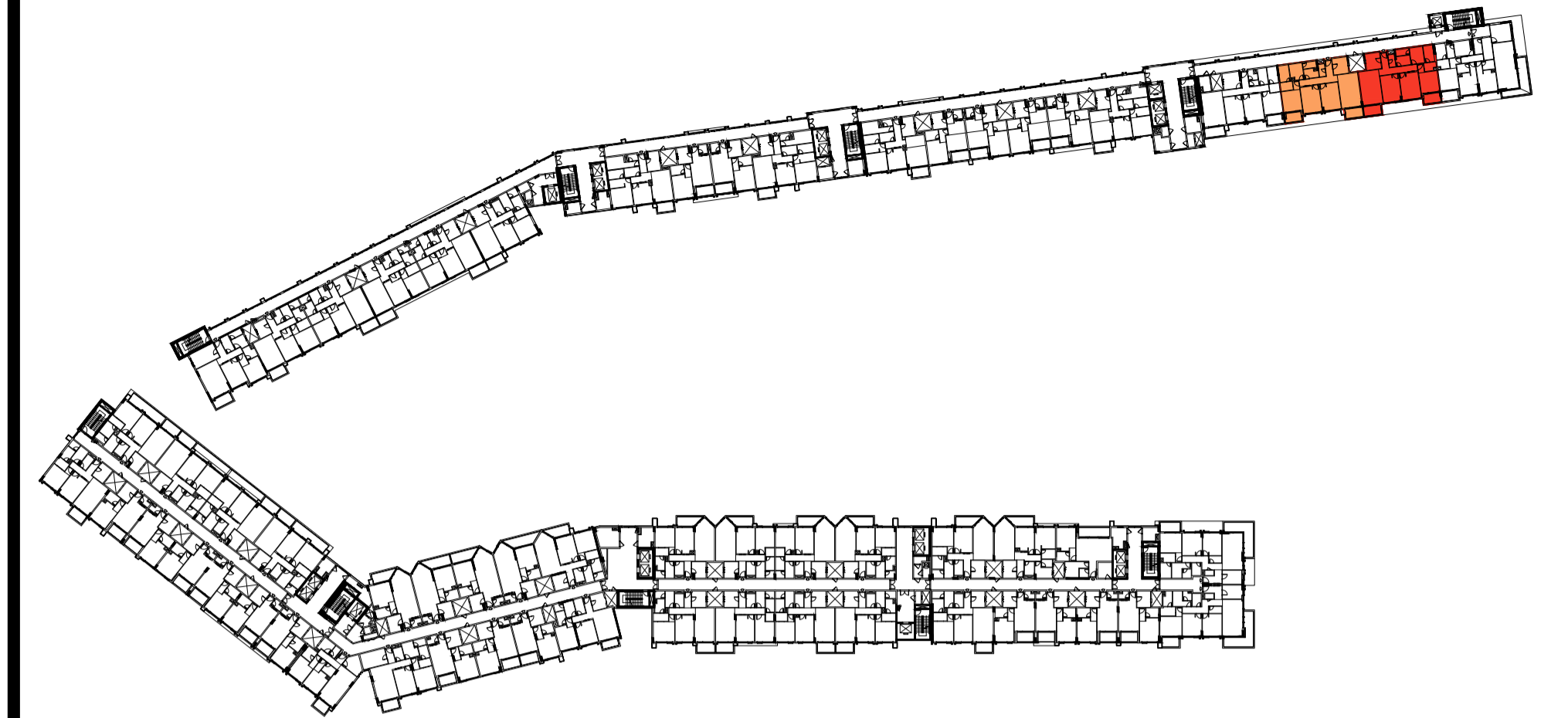
3 BEDROOM - TYPE B (R3-B)



FIRST & SECOND PODIUM FLOOR
FLATS NO. : P102, P103, P202, P203



FIRST FLOOR
FLATS NO. : 102, 103



TYPICAL 2ND TO 3RD & 5TH TO 8TH FLOOR
FLATS NO. : 202, 203, 302, 303, 502, 503, 602, 603, 702, 703, 802, 803



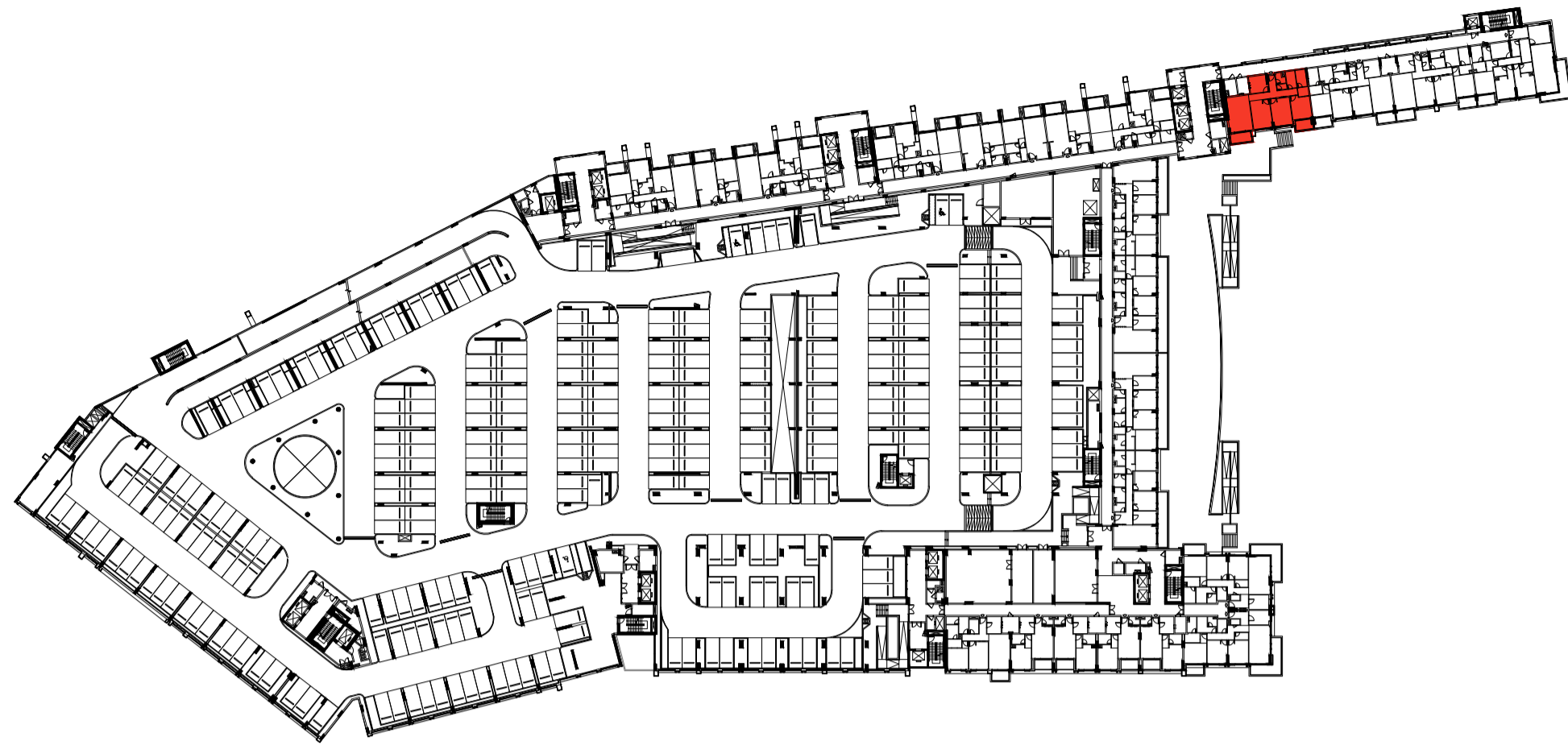
FLAT TYPE	= 3 BEDROOM - TYPE B (R3-B)
NO. OF UNITS	= 18
FLAT AREA (W/O BALCONY)	= FROM 140.50 SQ.M. / 1,512.00 SQ.FT.
BALCONY AREA	= FROM 14.20 SQ.M. / 153.00 SQ.FT.
TOTAL NET AREA =	= FROM 154.70 SQ.M. / 1,665.00 SQ.FT.

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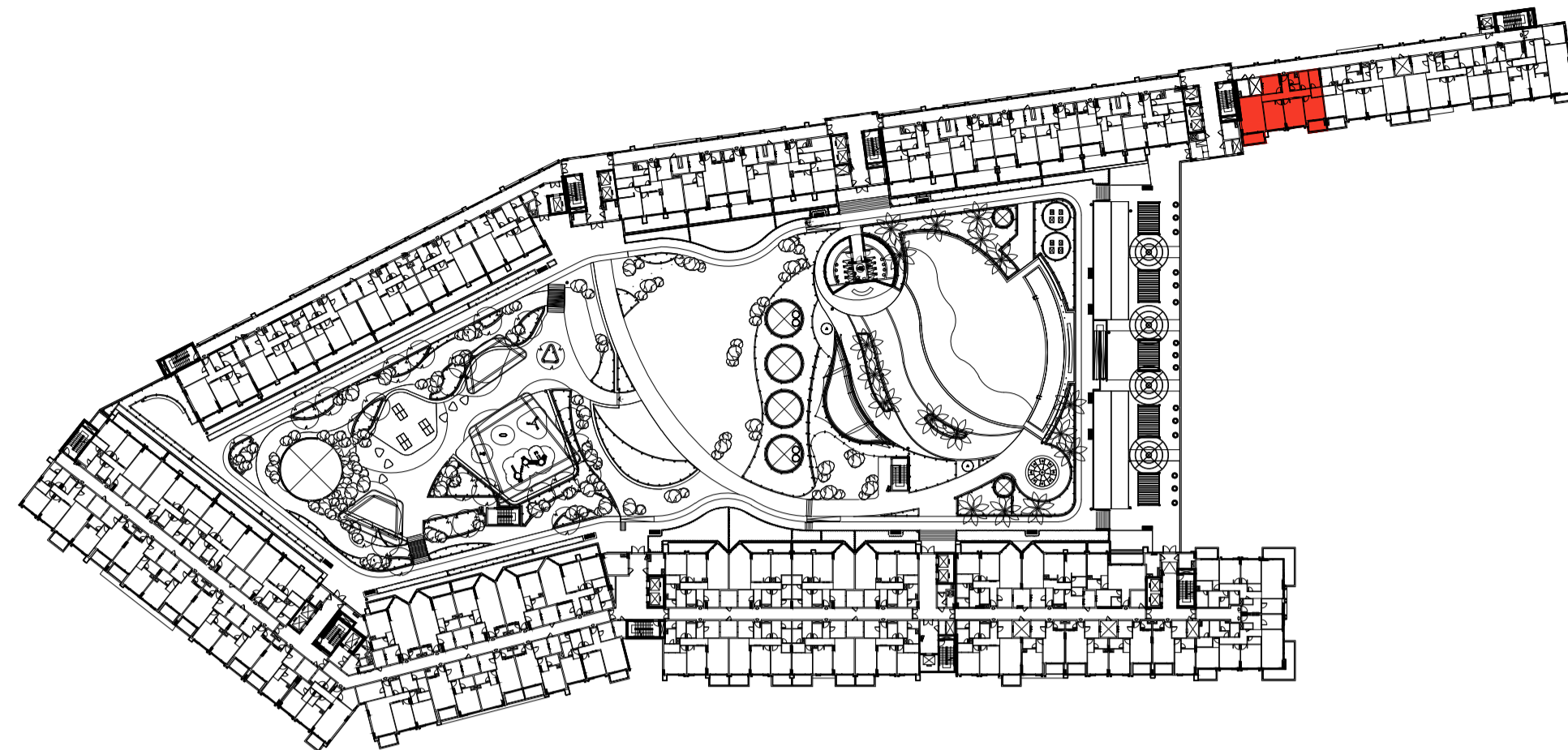
PROPOSED MIXED-USE BUILDING

**B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK**

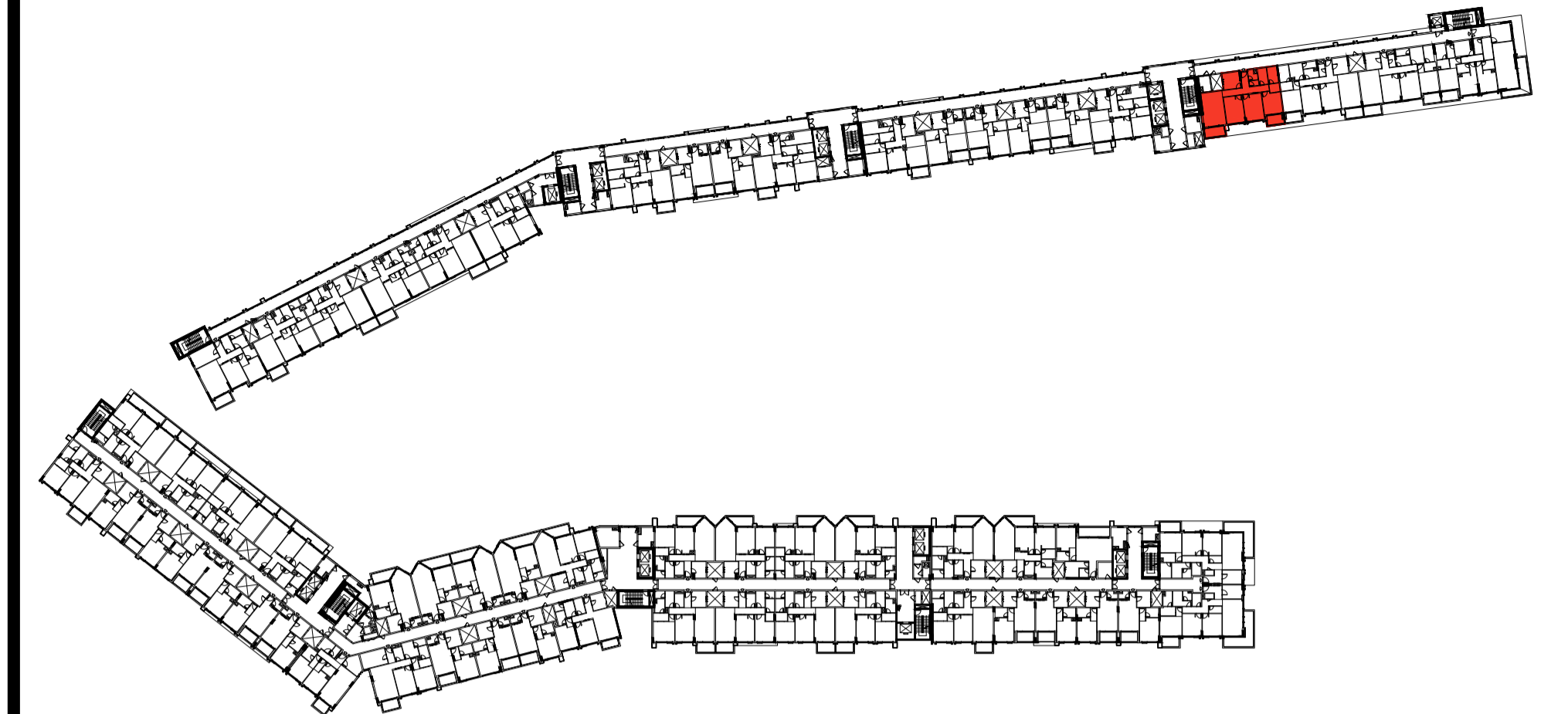
3 BEDROOM - TYPE C (R3-C)



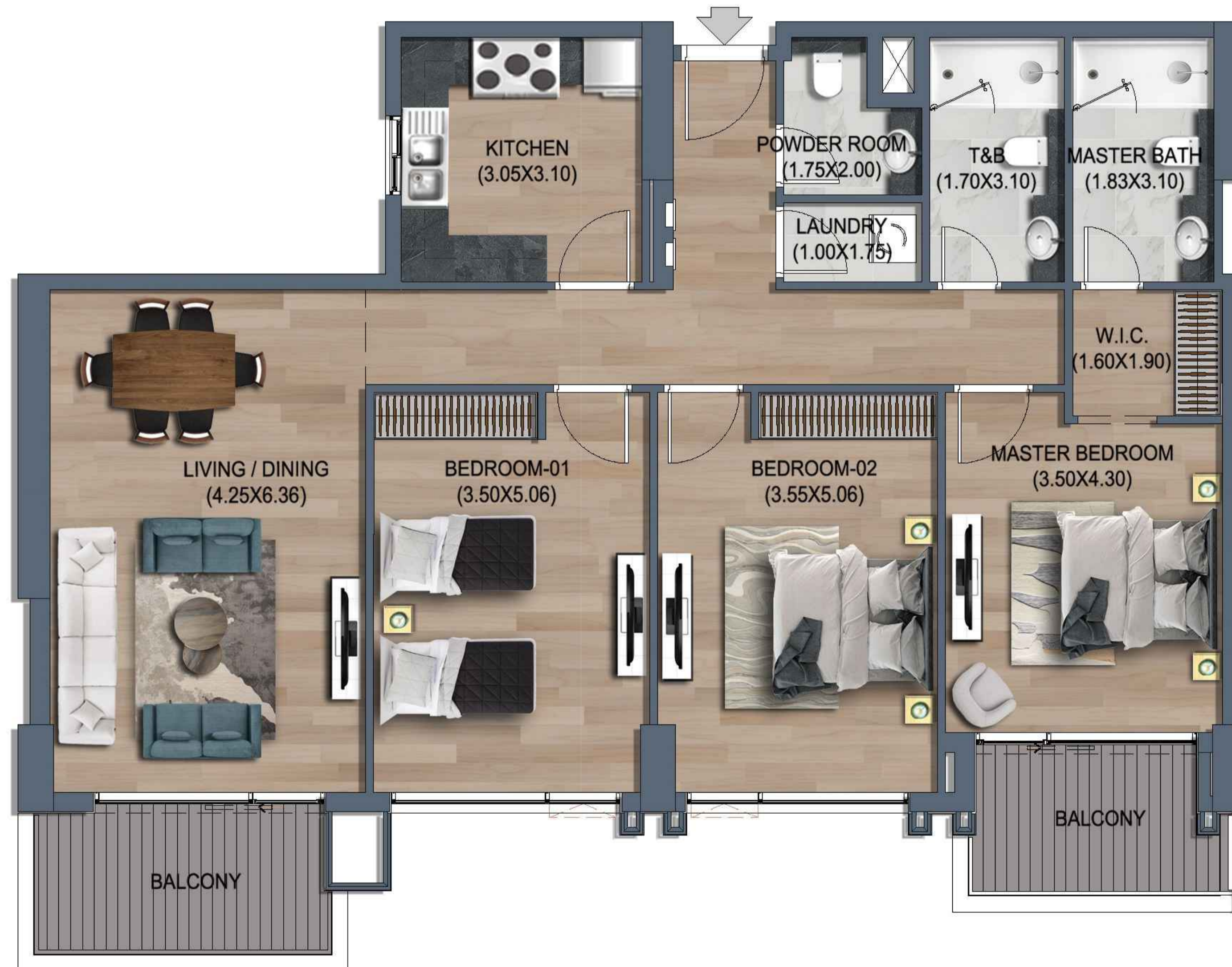
FIRST & SECOND PODIUM FLOOR
FLATS NO. : P104 & P204



FIRST FLOOR
FLAT NO. : 104



TYPICAL 2ND TO 3RD & 5TH TO 8TH FLOOR
FLATS NO. : 204, 304, 504, 604, 704, 804



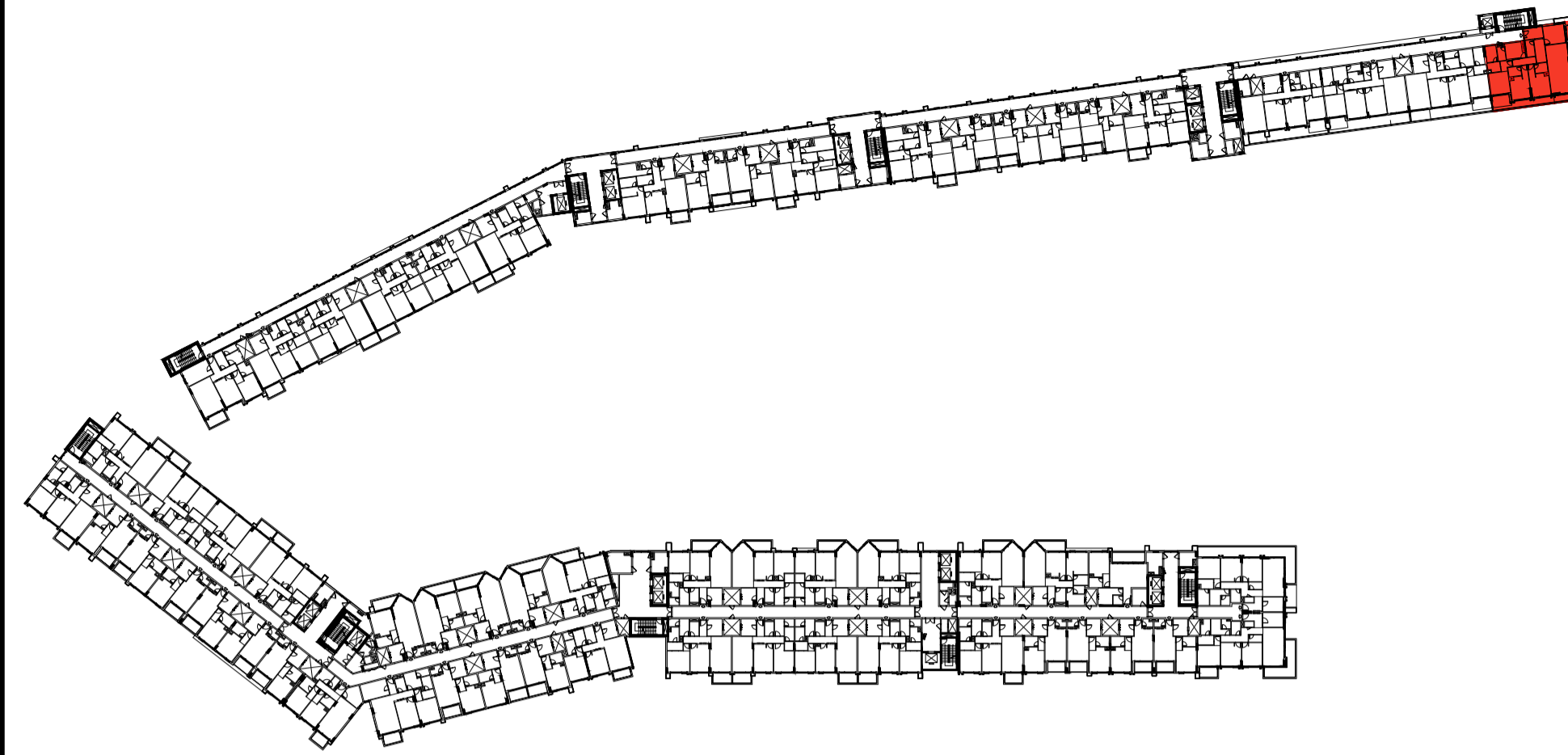
FLAT TYPE	= 3 BEDROOM - TYPE C (R3-C)
NO. OF UNITS	= 9
FLAT AREA (W/O BALCONY)	= 136.59 SQ.M. / 1,470.00 SQ.FT.
BALCONY AREA	= 15.45 SQ.M. / 166.00 SQ.FT.
TOTAL NET AREA =	= 152.04 SQ.M. / 1,637.00 SQ.FT.

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PROPOSED MIXED-USE BUILDING

**B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK**

3 BEDROOM - TYPE D (R3-D)



FOURTH FLOOR
FLAT NO. : 401



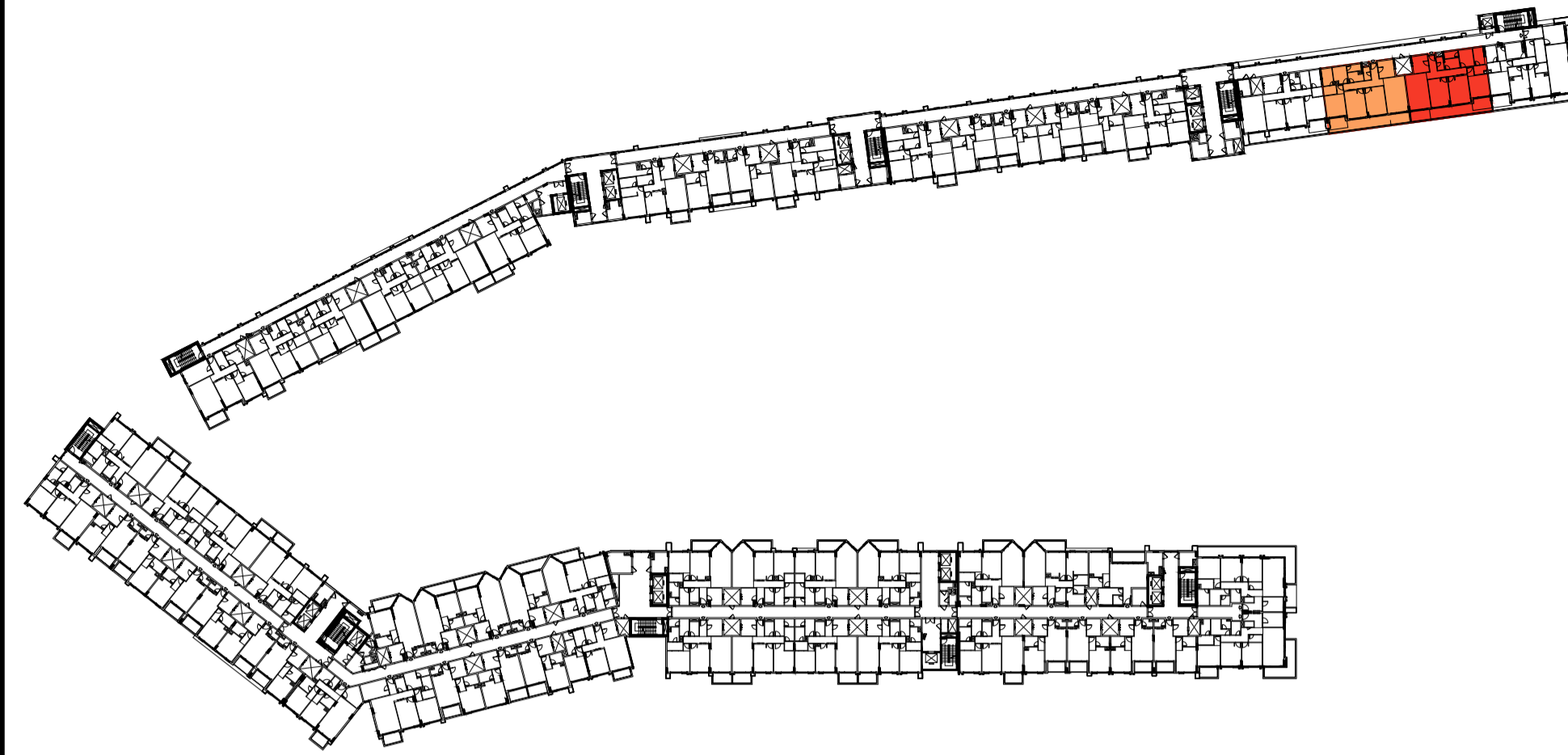
FLAT TYPE	= 3 BEDROOM - TYPE D (R3-D)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 172.00 SQ.M. / 1,851.00 SQ.FT.
BALCONY AREA	= 53.93 SQ.M. / 581.00 SQ.FT.
TOTAL NET AREA =	= 225.93 SQ.M. / 2,432.00 SQ.FT.

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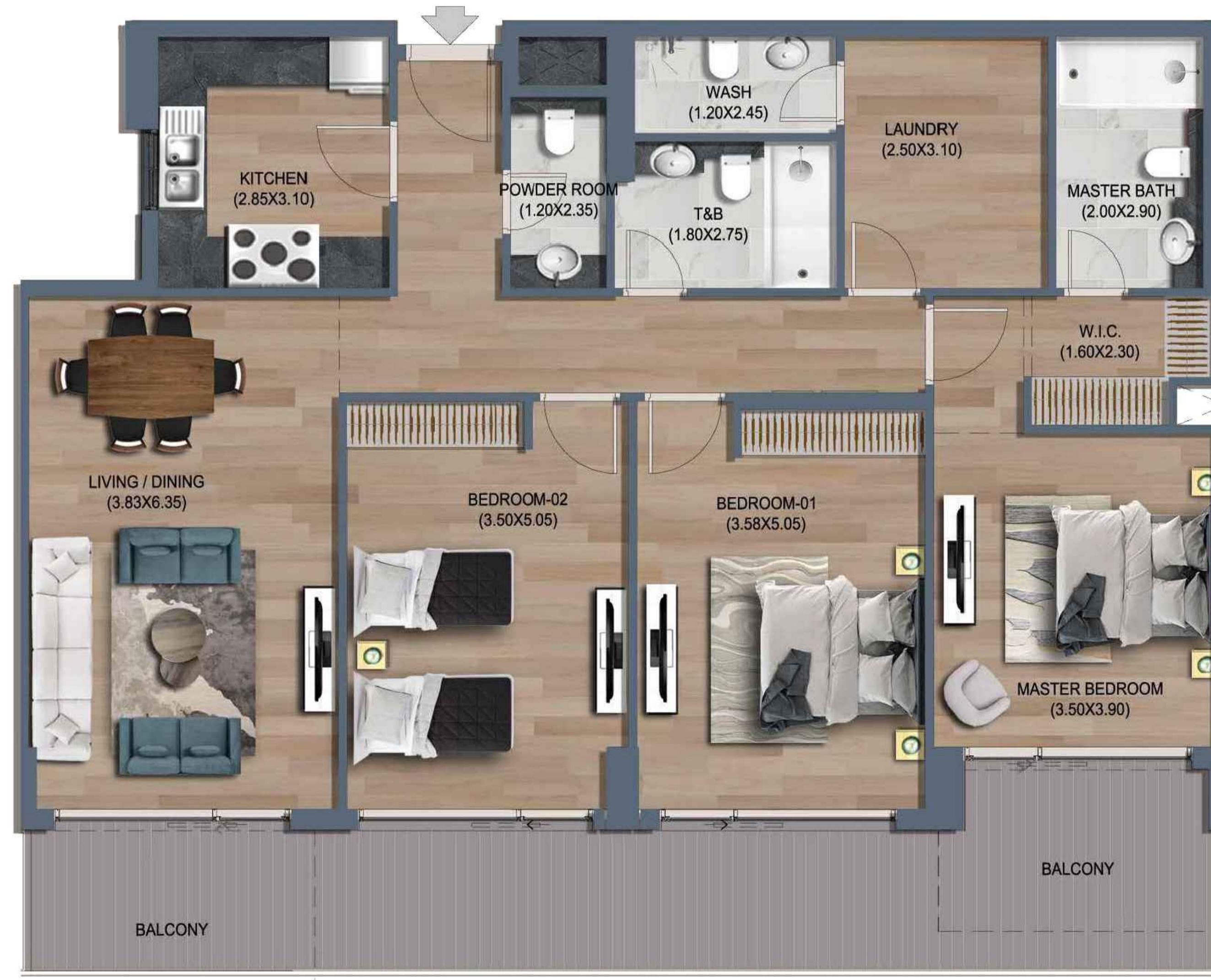
PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE E (R3-E)



FOURTH FLOOR
FLATS NO. : 402, 403



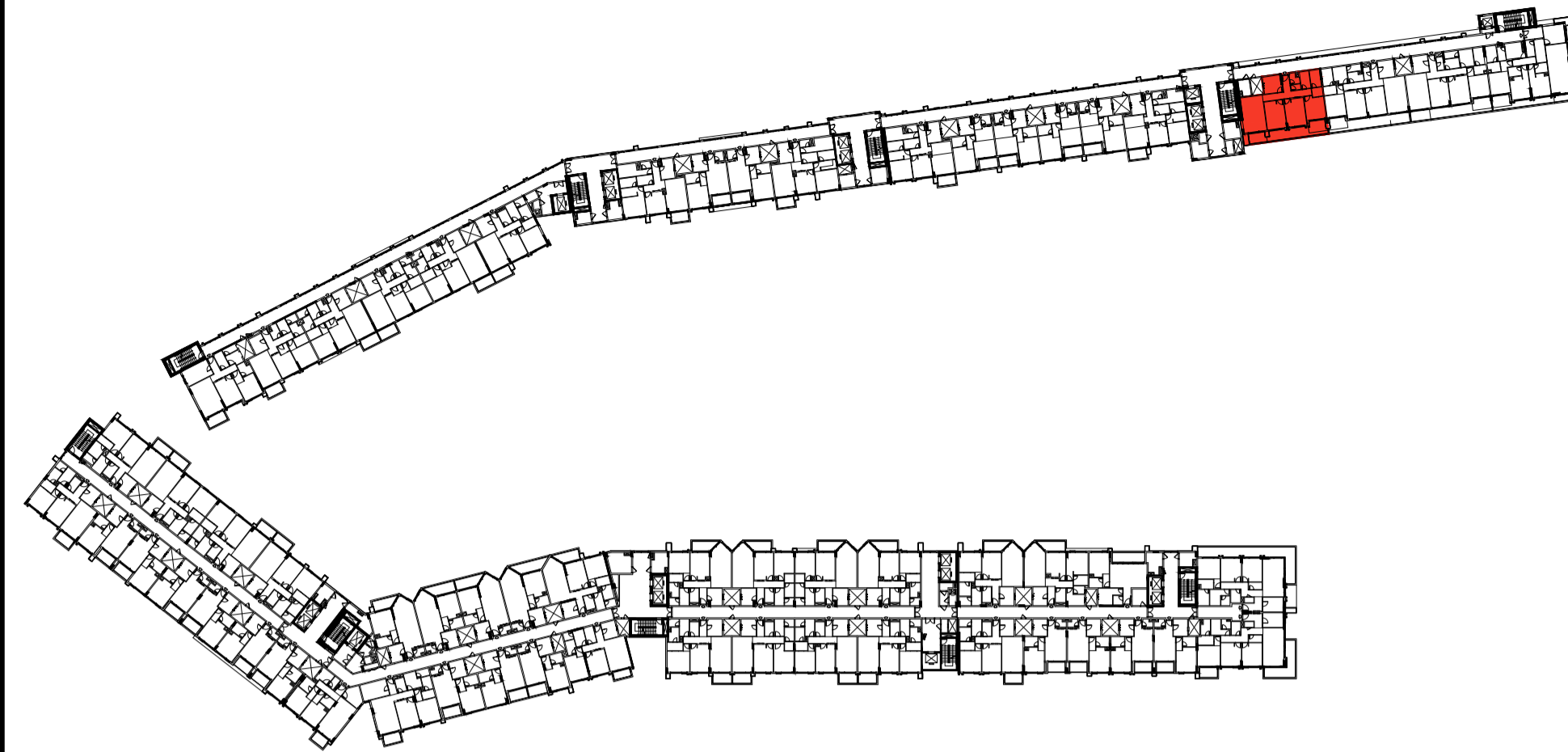
FLAT TYPE	= 3 BEDROOM - TYPE E (R3-E)
NO. OF UNITS	= 2
FLAT AREA (W/O BALCONY)	= FROM 140.50 SQ.M. / 1,512.00 SQ.FT.
BALCONY AREA	= 32.50 SQ.M. / 350.00 SQ.FT.
TOTAL NET AREA =	= FROM 173.00 SQ.M. / 1,862.00 SQ.FT.

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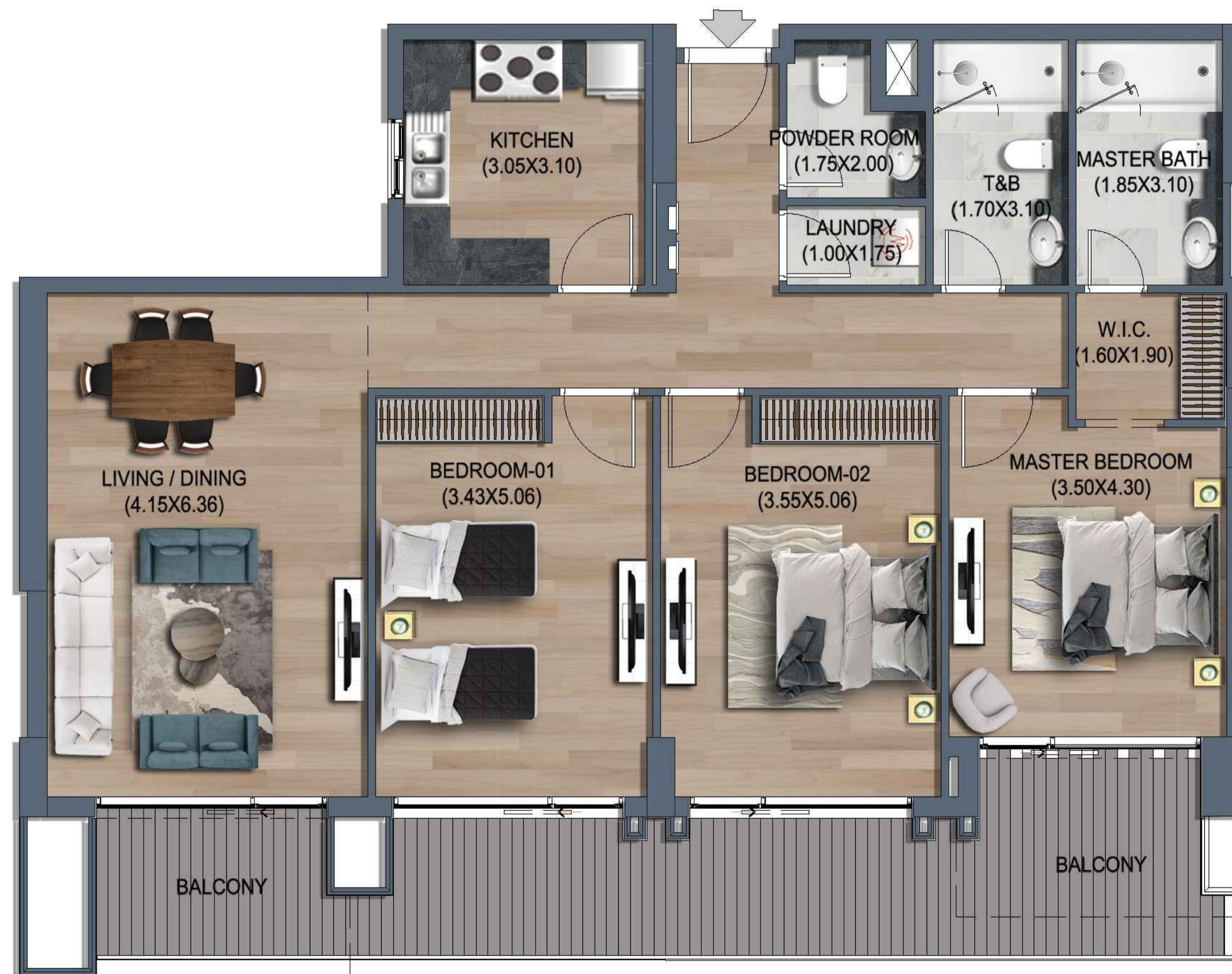
PROPOSED MIXED-USE BUILDING

**B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK**

3 BEDROOM - TYPE F (R3-F)



FOURTH FLOOR
FLAT NO. : 404



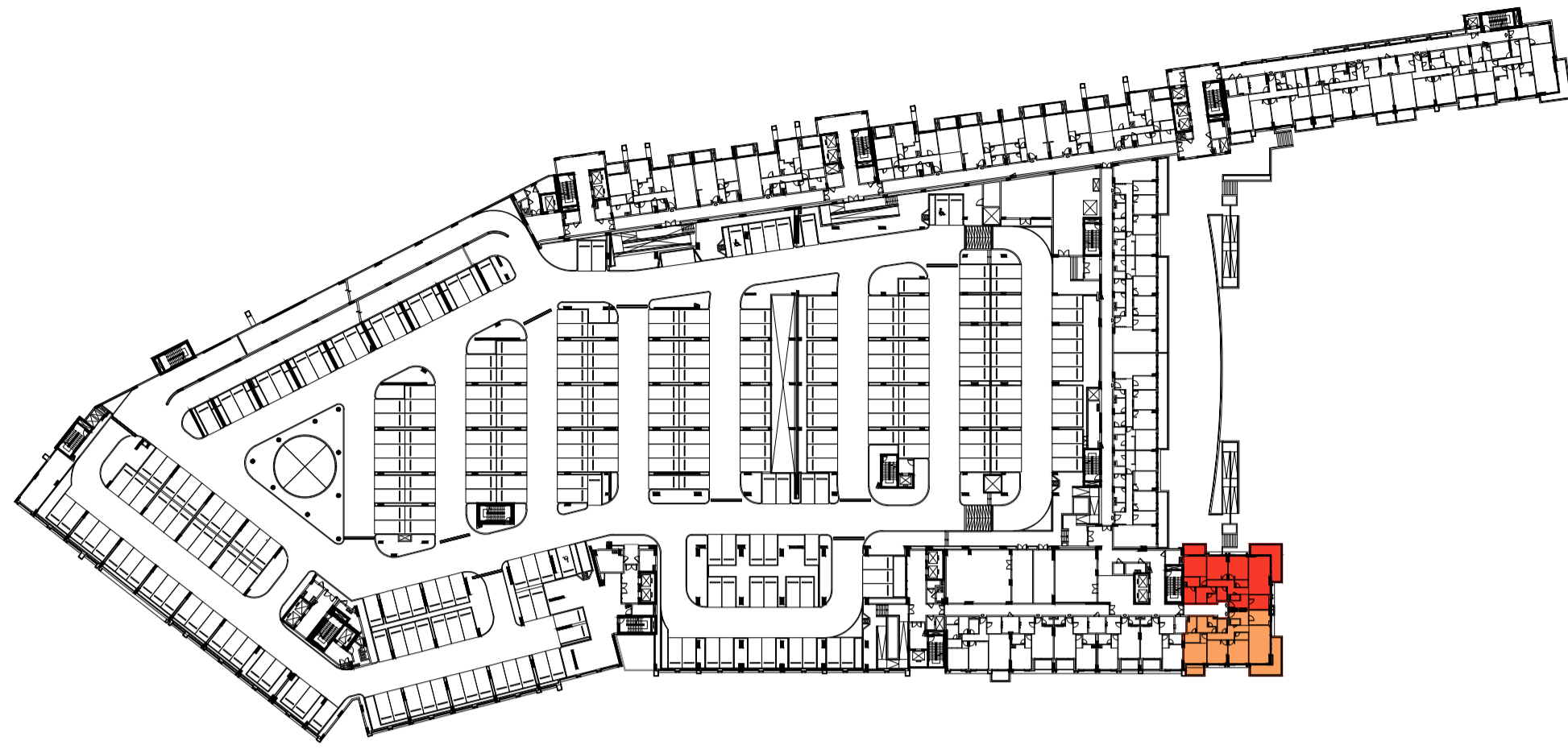
FLAT TYPE	= 3 BEDROOM - TYPE F (R3-F)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 136.59 SQ.M. / 1,470.00 SQ.FT.
BALCONY AREA	= 33.51 SQ.M. / 361.00 SQ.FT.
TOTAL NET AREA =	= 170.10 SQ.M. / 1,831.00 SQ.FT.

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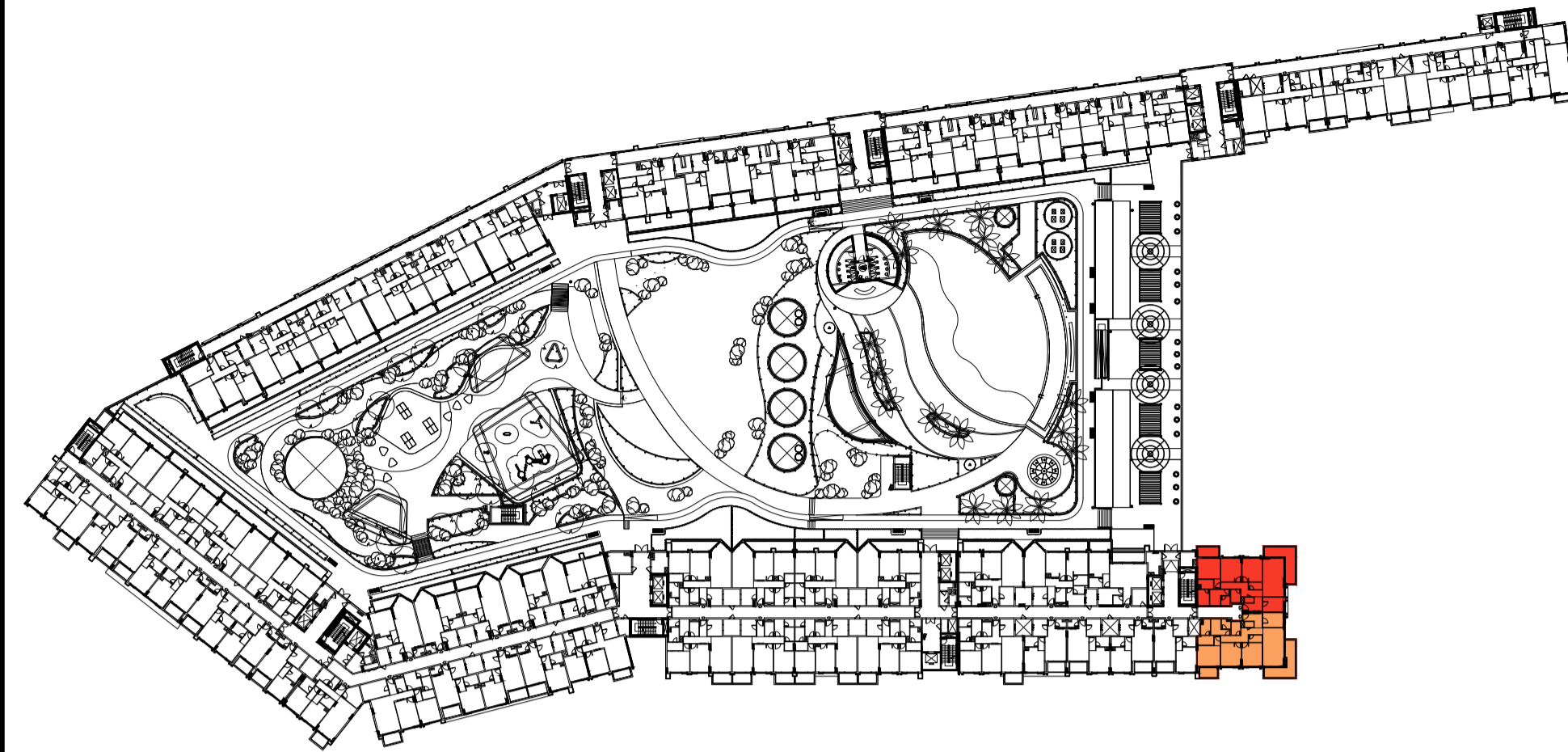
PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

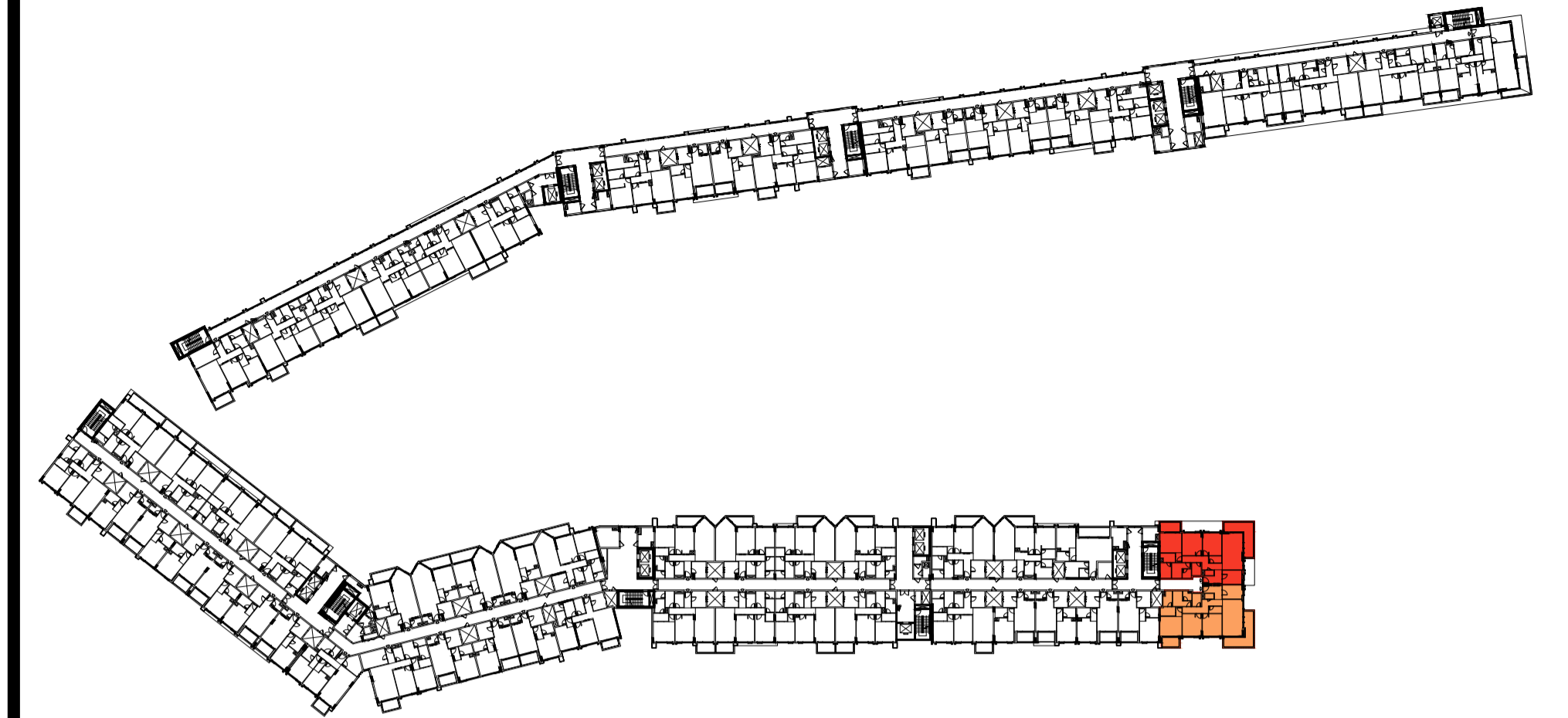
3 BEDROOM - TYPE G (R3-G)



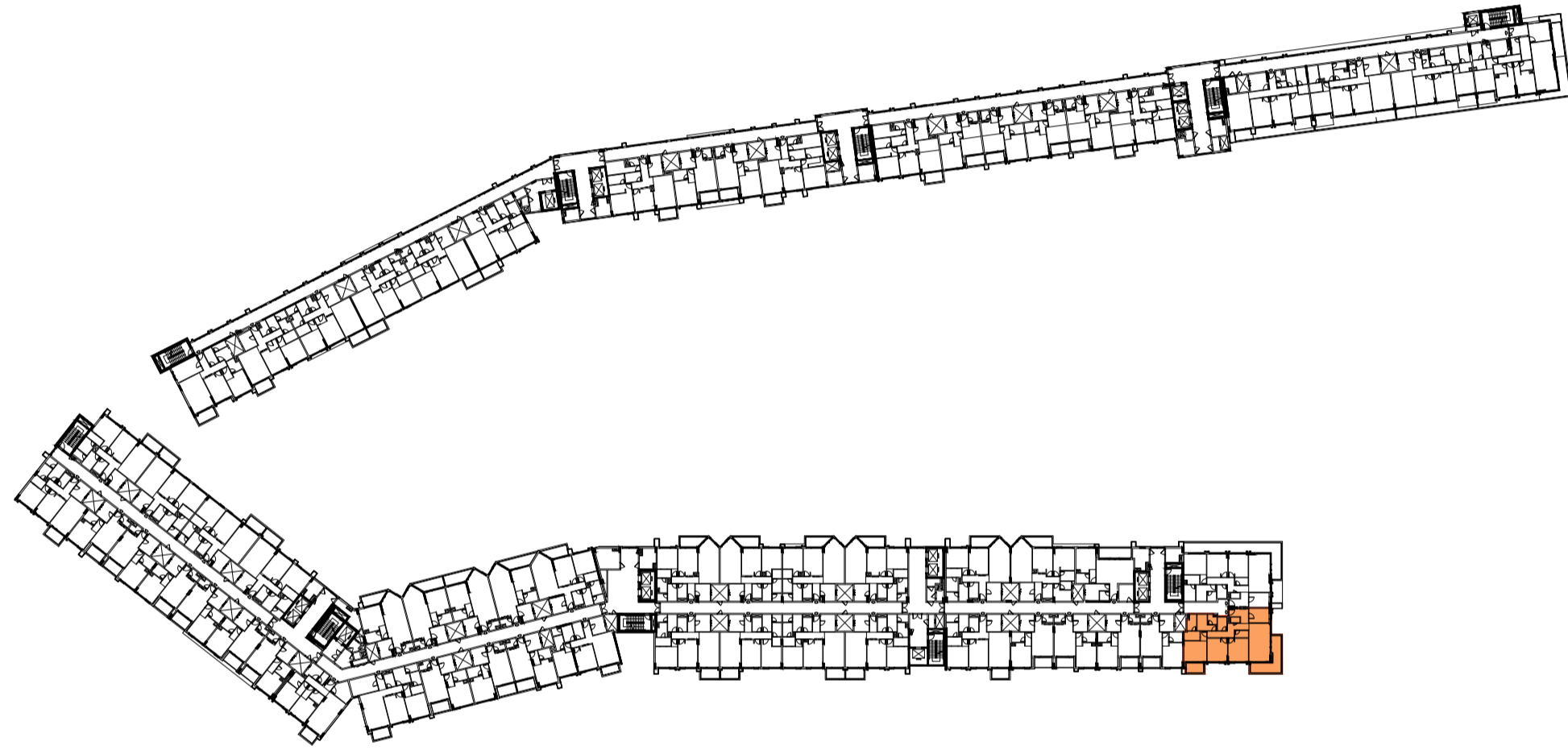
FIRST & SECOND PODIUM FLOOR
FLATS NO. : P118, P119, P218, P219



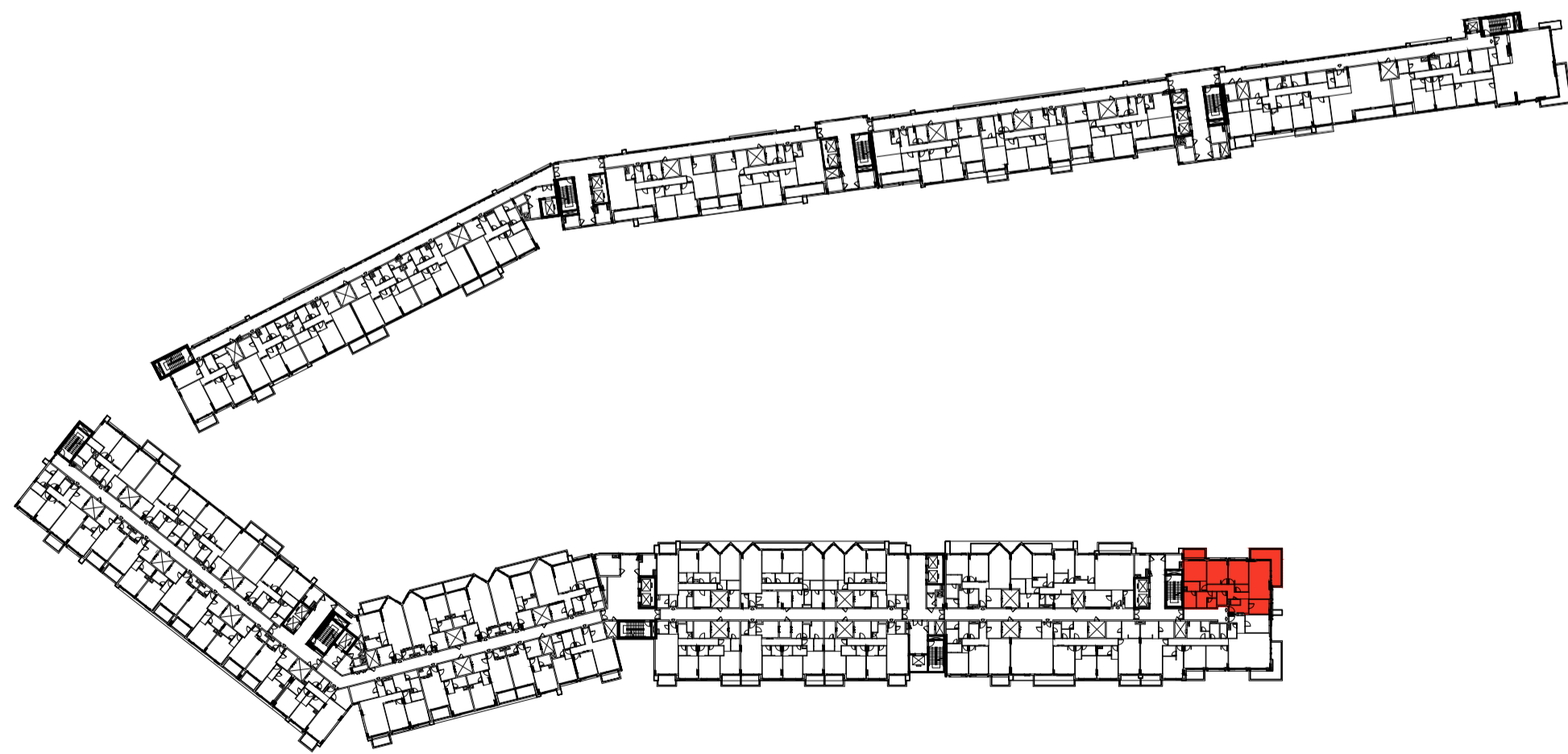
FIRST FLOOR
FLATS NO. : 154, 160



TYPICAL 2ND TO 3RD & 5TH TO 8TH FLOOR
FLATS NO. : 254, 260, 354, 360, 554, 560, 654, 660, 754, 760, 854, 860



FOURTH FLOOR
FLAT NO. : 460



NINTH FLOOR
FLAT NO. : 944



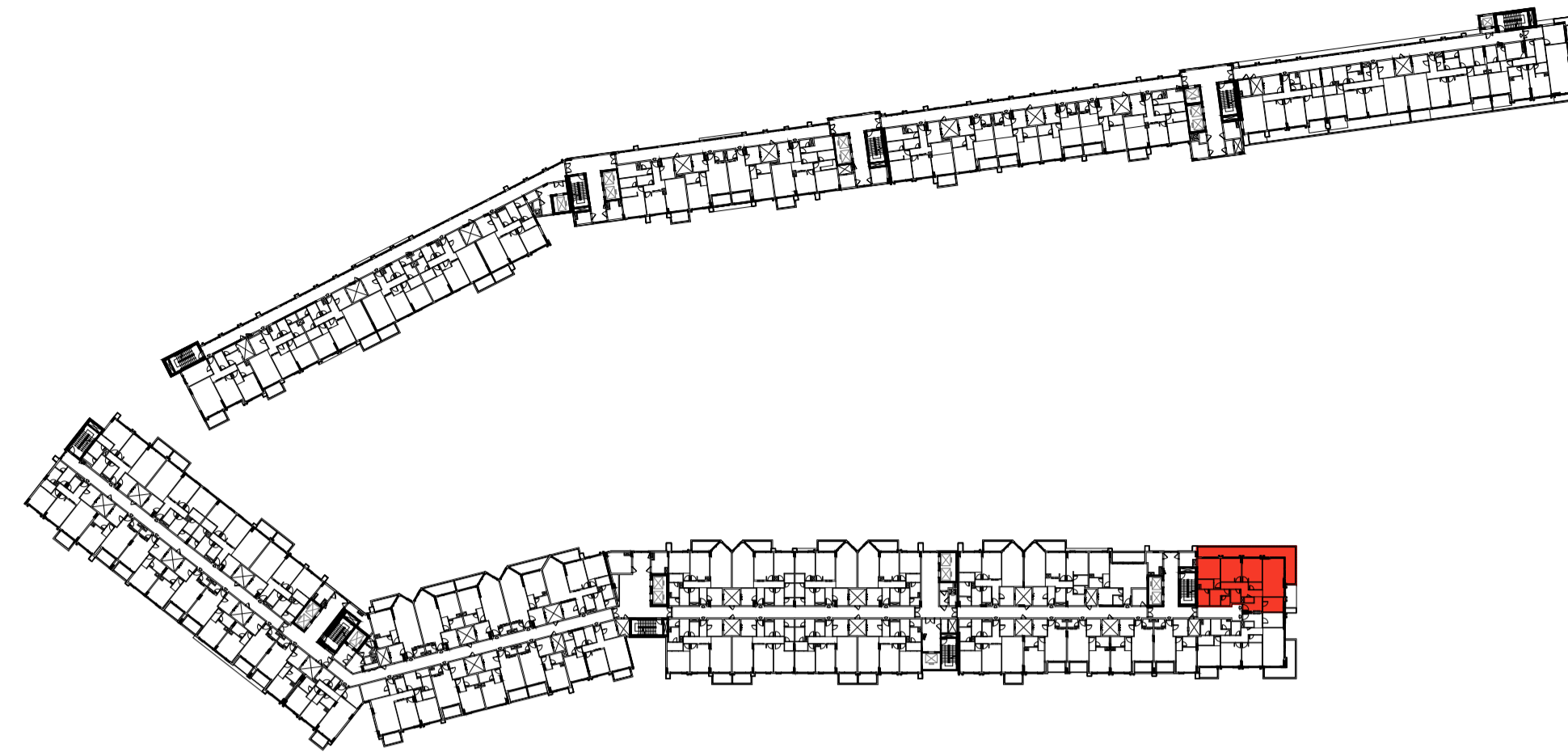
FLAT TYPE	= 3 BEDROOM - TYPE G (R3-G)
NO. OF UNITS	= 20
FLAT AREA (W/O BALCONY)	= FROM 146.00 SQ.M. / 1,572.00 SQ.FT. TO 150.00 SQ.M. / 1,615.00 SQ.FT.
BALCONY AREA	= FROM 30.00 SQ.M. / 323.00 SQ.FT. TO 31.00 SQ.M. / 334.00 SQ.FT.
TOTAL NET AREA =	= FROM 177.00 SQ.M. / 1,905.00 SQ.FT. TO 181.00 SQ.M. / 1,948.00 SQ.FT.

PROPOSED MIXED-USE BUILDING

**B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK**

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3 BEDROOM - TYPE H (R3-H)



FOURTH FLOOR
FLAT NO. : 454



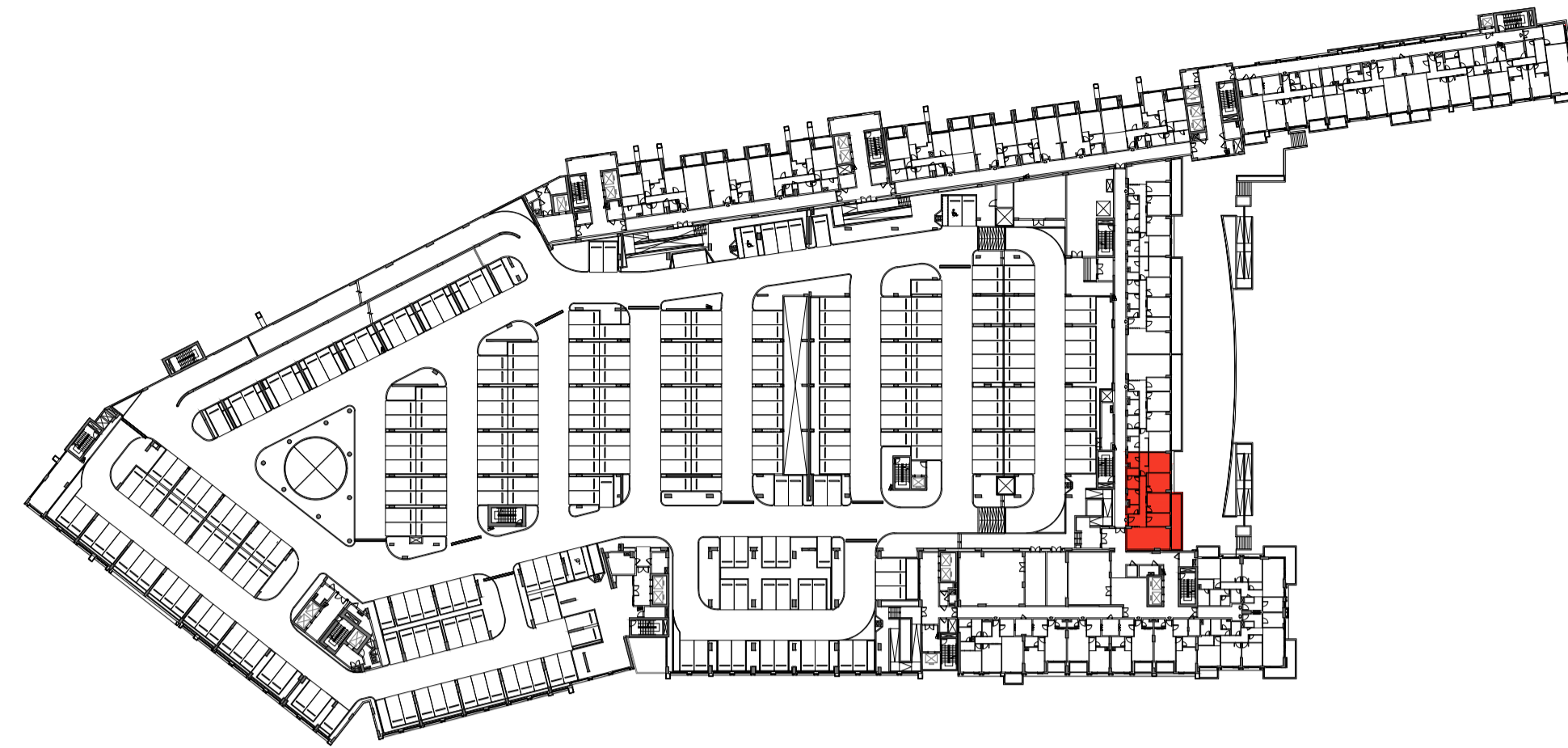
FLAT TYPE	= 3 BEDROOM - TYPE H (R3-H)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 149.93 SQ.M. / 1,614.00 SQ.FT.
BALCONY AREA	= 46.65 SQ.M. / 502.00 SQ.FT.
TOTAL NET AREA =	= 196.58 SQ.M. / 2,116.00 SQ.FT.

PROPOSED MIXED-USE BUILDING

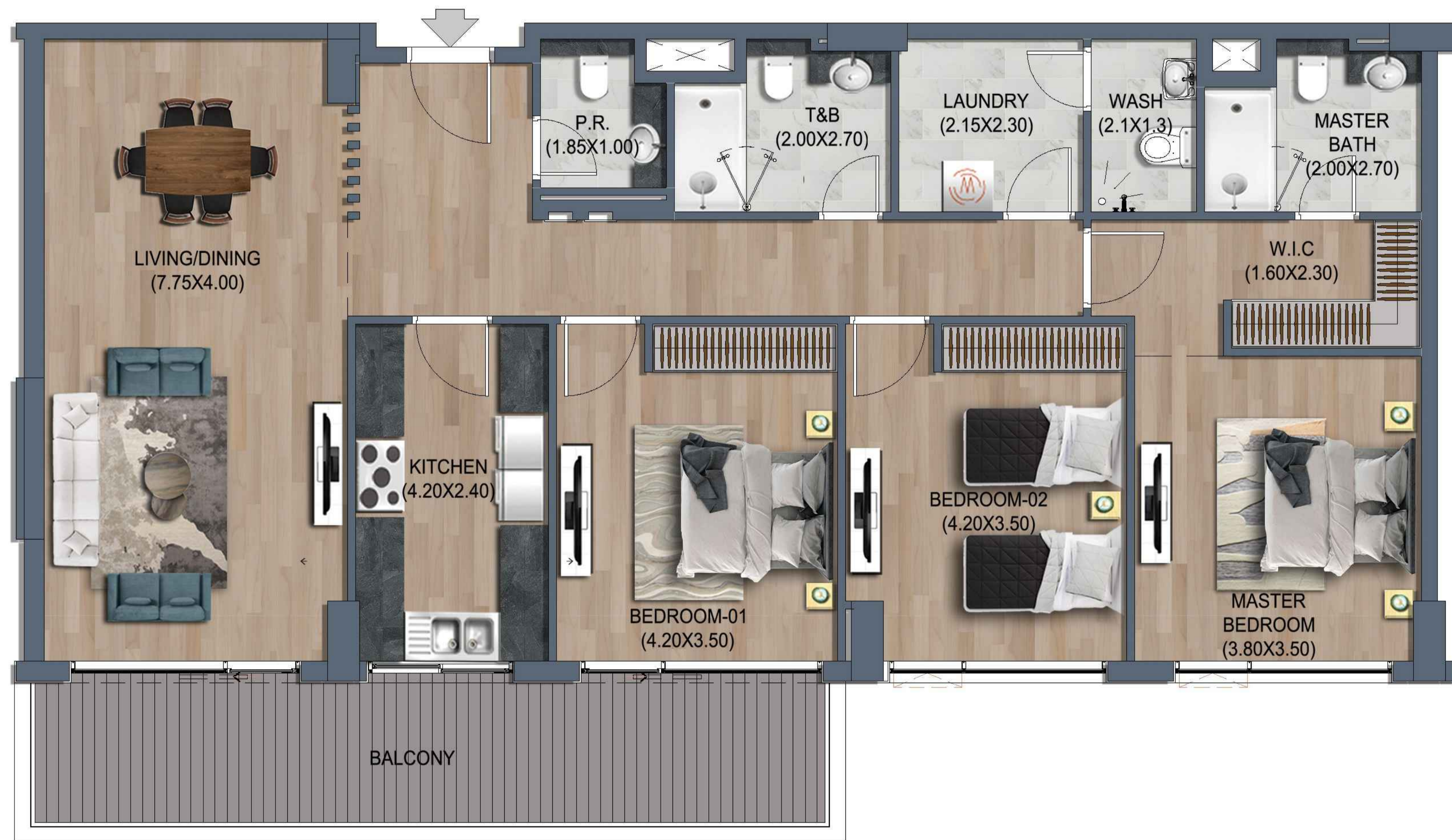
B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

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3 BEDROOM - TYPE I (R3-I)



FIRST & SECOND PODIUM FLOOR
FLATS NO. : P120, P220



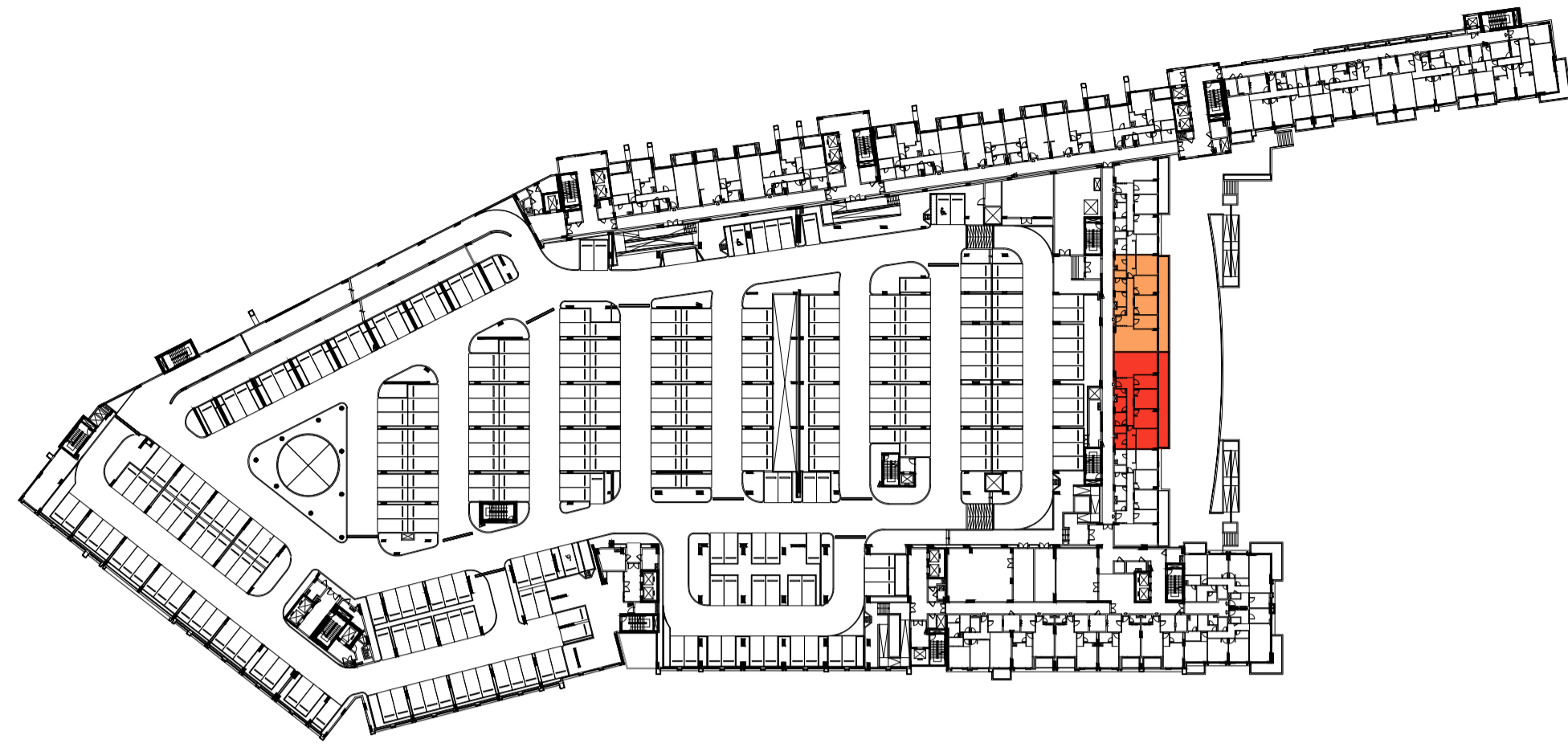
FLAT TYPE	= 3 BEDROOM - TYPE I (R3-I)
NO. OF UNITS	= 2
FLAT AREA (W/O BALCONY)	= 144.19 SQ.M. / 1,552.00 SQ.FT.
BALCONY AREA	= 21.08 SQ.M. / 227.00 SQ.FT.
TOTAL NET AREA =	= 165.27 SQ.M. / 1779.00 SQ.FT.

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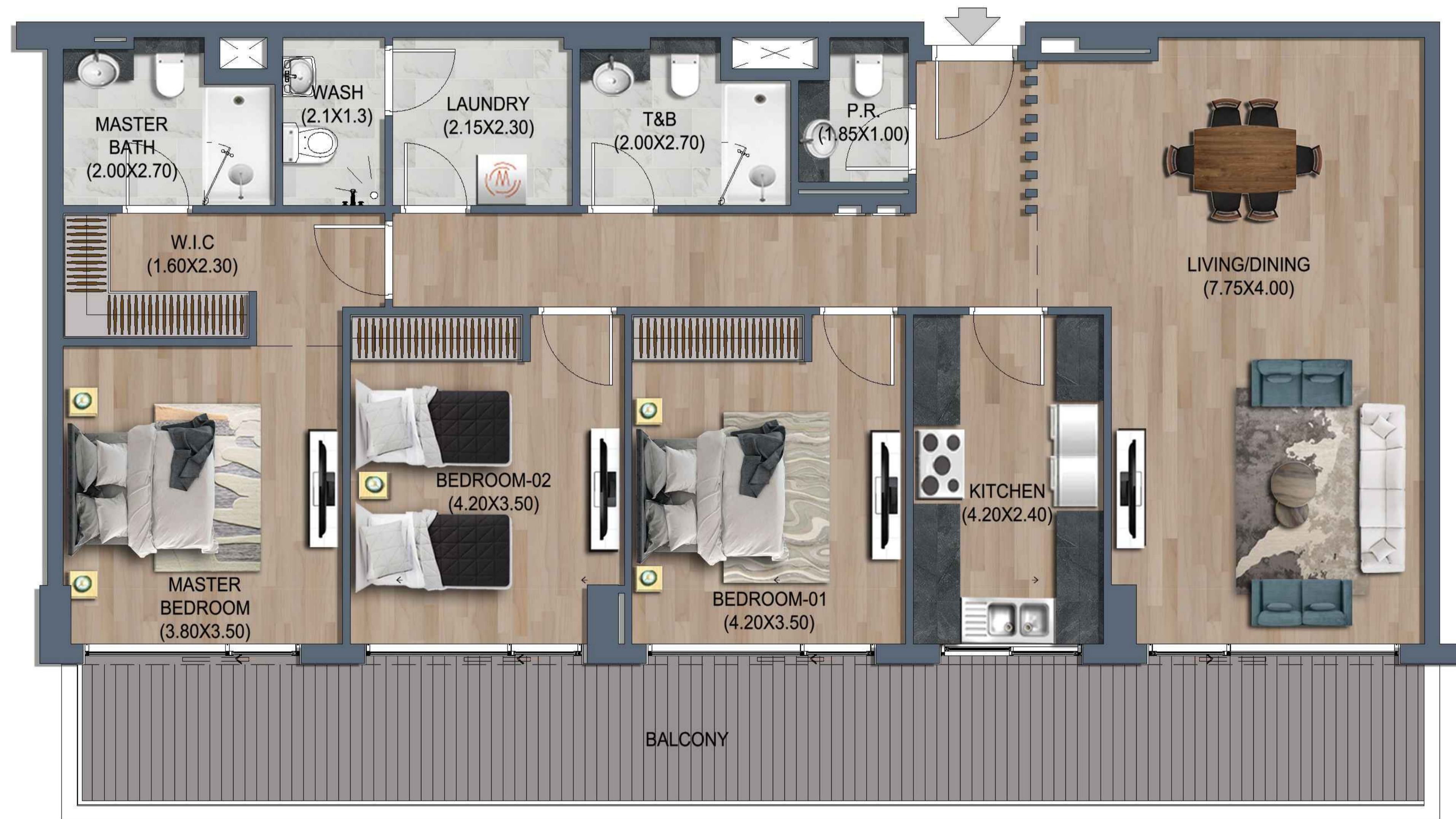
PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE J (R3-J)



FIRST & SECOND PODIUM FLOOR
FLATS NO. : P121, P122, P221, P222



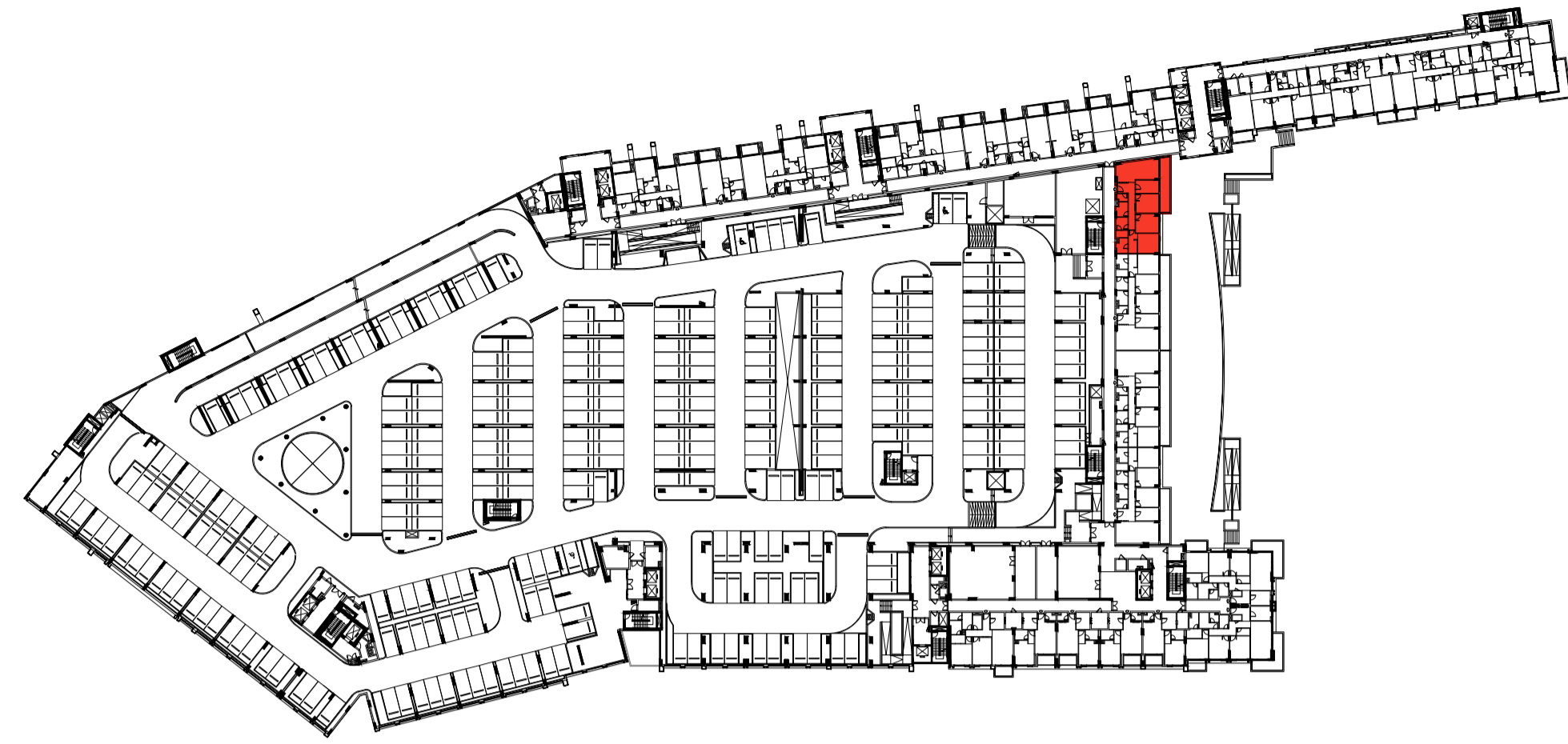
FLAT TYPE	= 3 BEDROOM - TYPE J (R3-J)
NO. OF UNITS	= 4
FLAT AREA (W/O BALCONY)	= 143.36 SQ.M. / 1,543.00 SQ.FT.
BALCONY AREA	= 35.40 SQ.M. / 381.00 SQ.FT.
TOTAL NET AREA =	= 178.76 SQ.M. / 1,924.00 SQ.FT.

PROPOSED MIXED-USE BUILDING

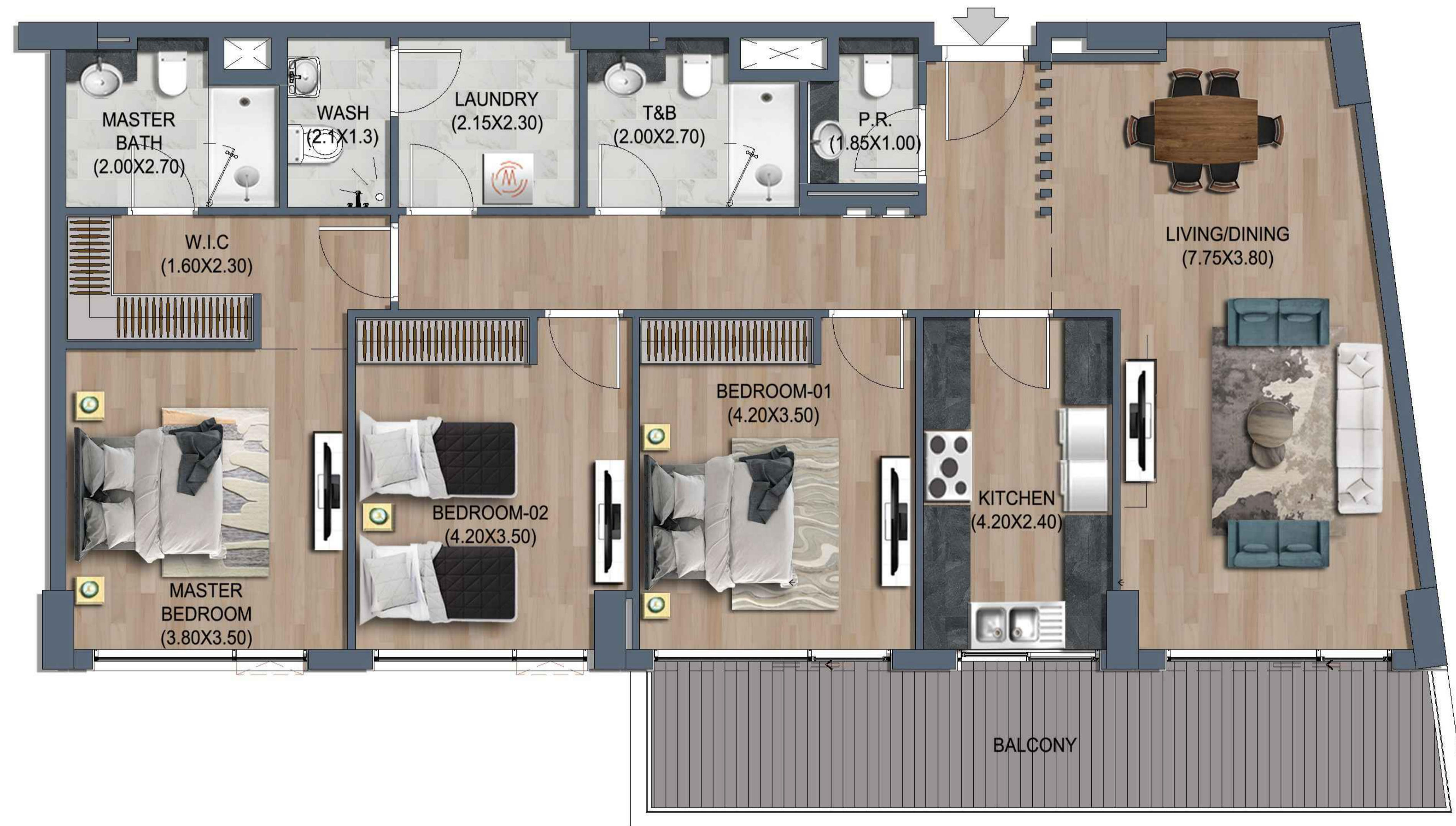
B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

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3 BEDROOM - TYPE K (R3-K)



FIRST & SECOND PODIUM FLOOR
FLATS NO. : P123, P223



FLAT TYPE	= 3 BEDROOM - TYPE K (R3-K)
NO. OF UNITS	= 2
FLAT AREA (W/O BALCONY)	= 138.91 SQ.M. / 1,495.00 SQ.FT.
BALCONY AREA	= 21.21 SQ.M. / 228.00 SQ.FT.
TOTAL NET AREA =	= 160.12 SQ.M. / 1,724.00 SQ.FT.

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PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE L (R3-L)



NINTH FLOOR
FLATS NO. : 903, 905, 906, 907



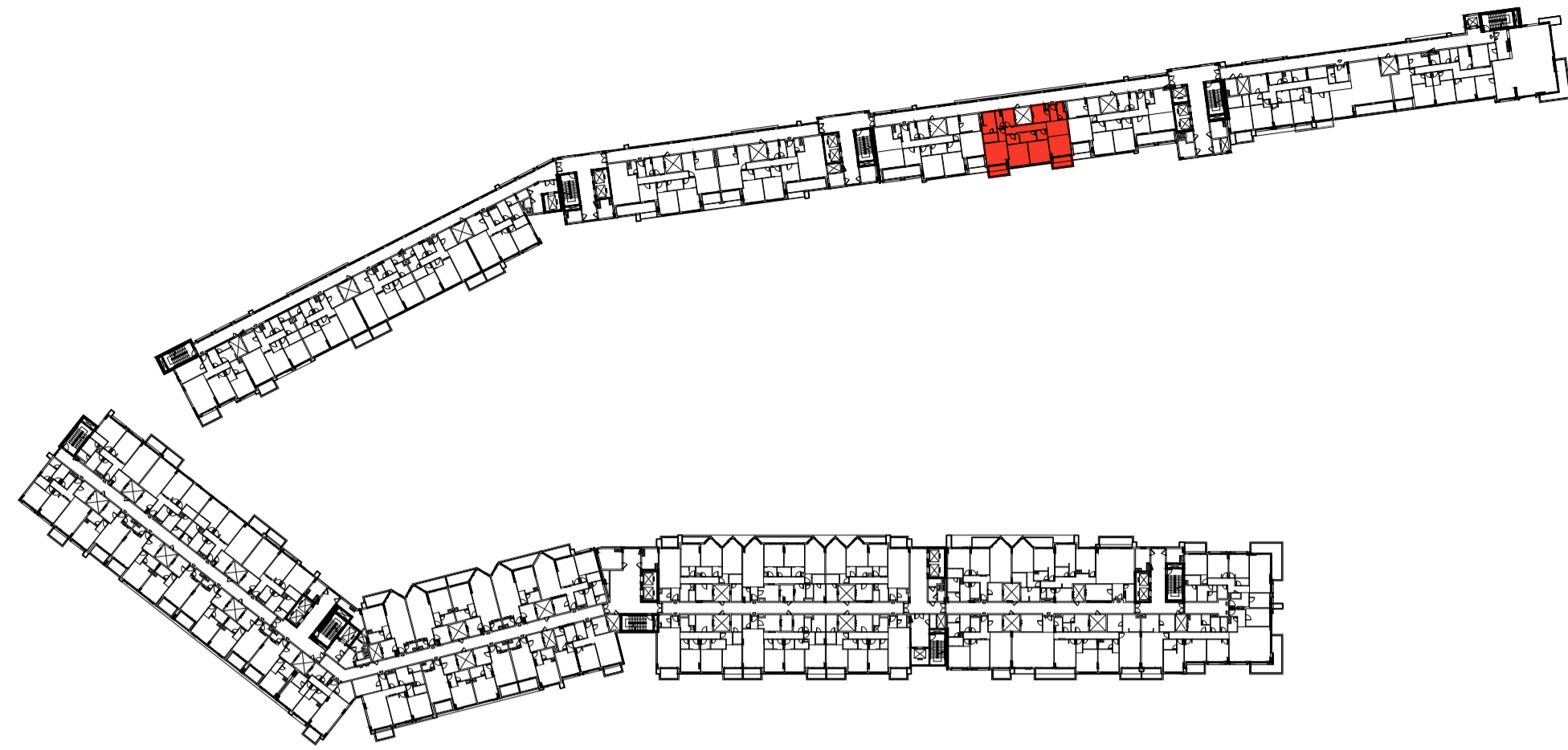
FLAT TYPE	= 3 BEDROOM - TYPE L (R3-L)
NO. OF UNITS	= 4
FLAT AREA (W/O BALCONY)	= FROM 168.00 SQ.M. / 1,808.00 SQ.FT. TO 172.00 SQ.M. / 1,851.00 SQ.FT.
BALCONY AREA	= FROM 20.00 SQ.M. / 215.00 SQ.FT. TO 23.00 SQ.M. / 248.00 SQ.FT.
TOTAL NET AREA =	= FROM 190.00 SQ.M. / 2,045.00 SQ.FT. TO 194.00 SQ.M. / 2,088.00 SQ.FT.

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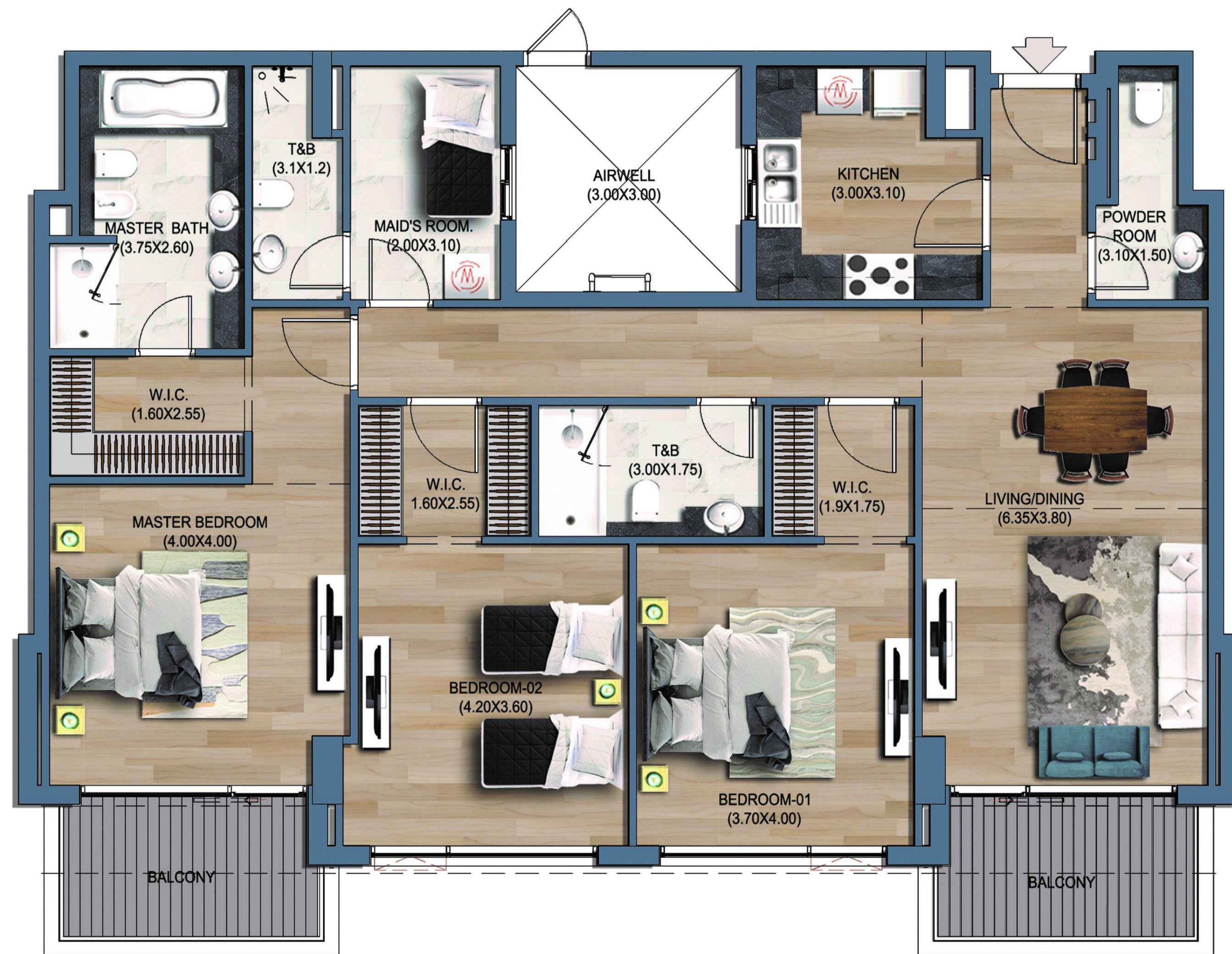
PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE M (R3-M)



NINTH FLOOR
FLAT NO. : 904



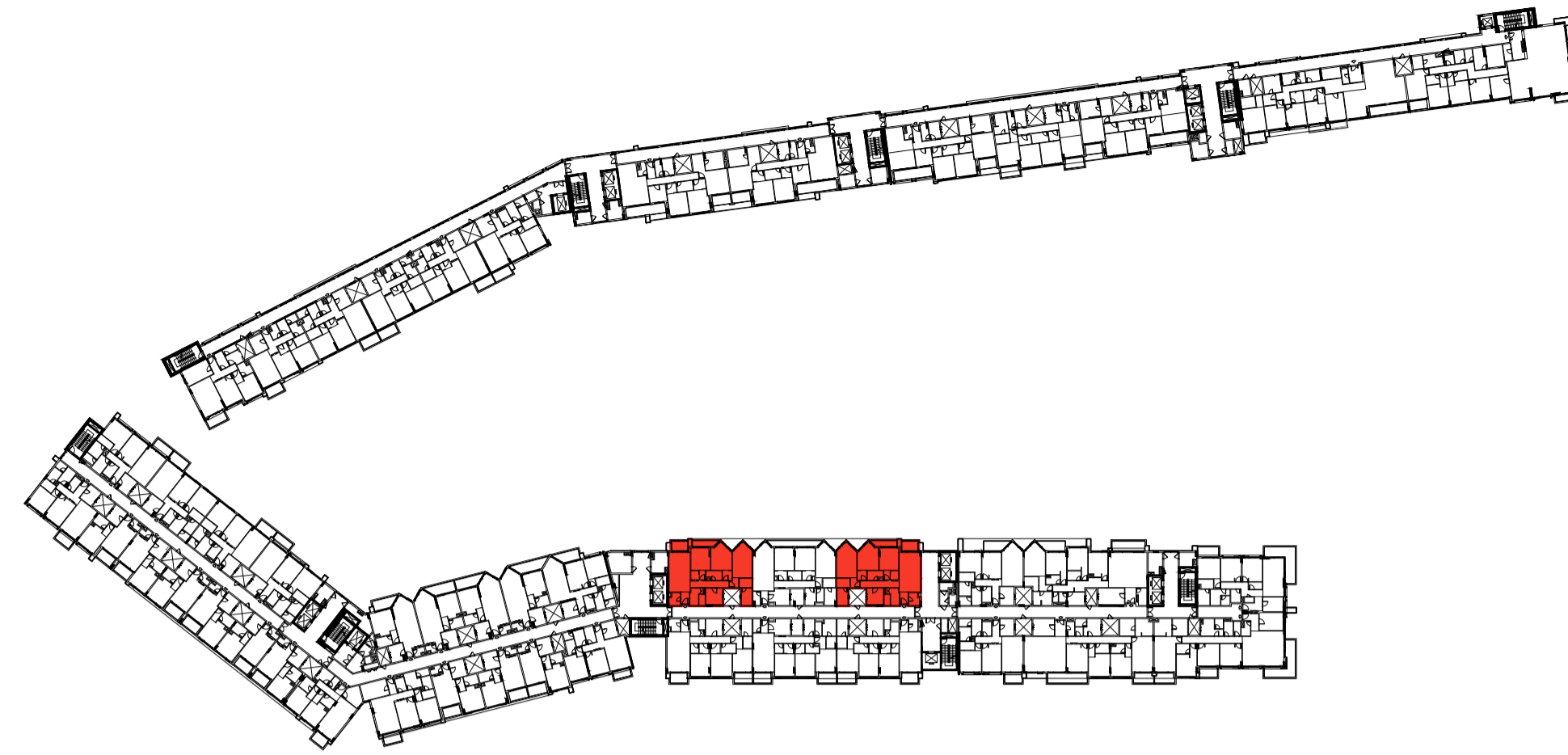
FLAT TYPE	= 3 BEDROOM - TYPE M (R3-M)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 152.23 SQ.M. / 1,639.00 SQ.FT.
BALCONY AREA	= 15.18 SQ.M. / 163.00 SQ.FT.
TOTAL NET AREA =	= 167.41 SQ.M. / 1,802.00 SQ.FT.

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PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE N (R3-N)



NINTH FLOOR
FLATS NO. : 936, 938



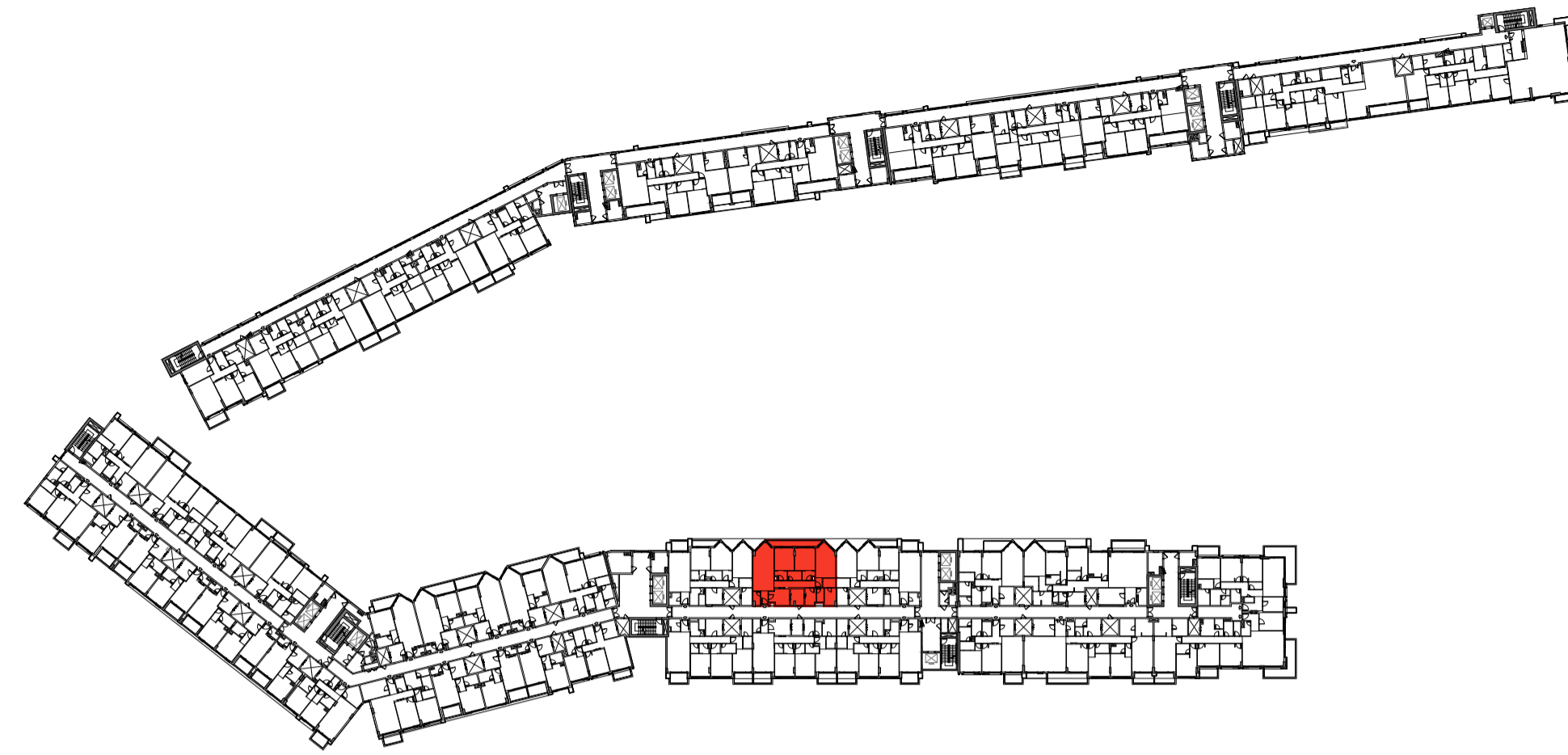
FLAT TYPE	= 3 BEDROOM - TYPE N (R3-N)
NO. OF UNITS	= 2
FLAT AREA (W/O BALCONY)	= FROM 153.00 SQ.M. / 1,647.00 SQ.FT. TO 155.00 SQ.M. / 1,668.00 SQ.FT.
BALCONY AREA	= FROM 13.20 SQ.M. / 142.00 SQ.FT. TO 13.30 SQ.M. / 143.00 SQ.FT.
TOTAL NET AREA =	= FROM 166.00 SQ.M. / 1,787.00 SQ.FT. TO 168.00 SQ.M. / 1,808.00 SQ.FT.

PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

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3 BEDROOM - TYPE O (R3-O)



NINTH FLOOR
FLAT NO. : 937



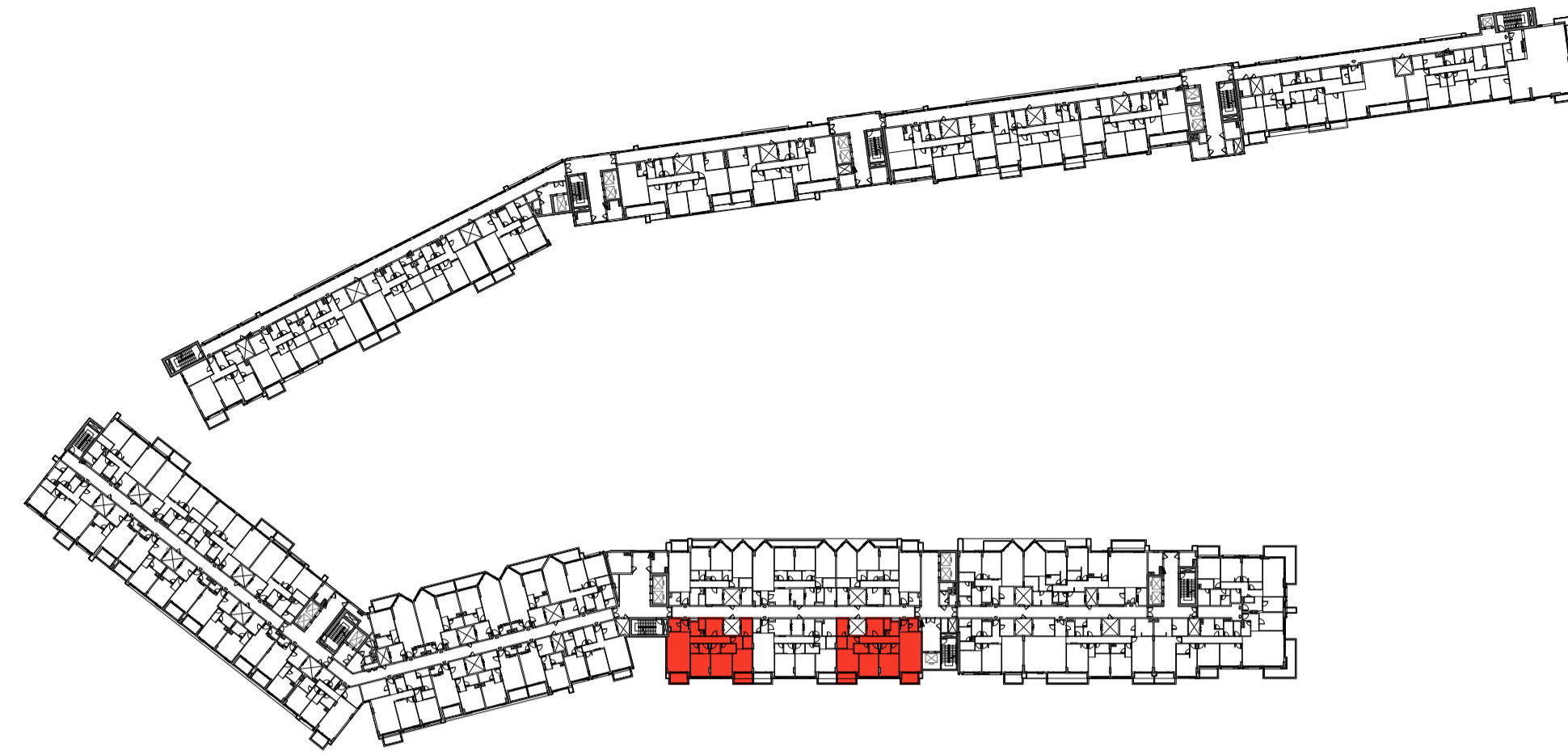
FLAT TYPE	= 3 BEDROOM - TYPE O (R3-O)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 162.93 SQ.M. / 1,754.00 SQ.FT.
BALCONY AREA	= 11.44 SQ.M. / 123.00 SQ.FT.
TOTAL NET AREA =	= 174.37 SQ.M. / 1,877.00 SQ.FT.

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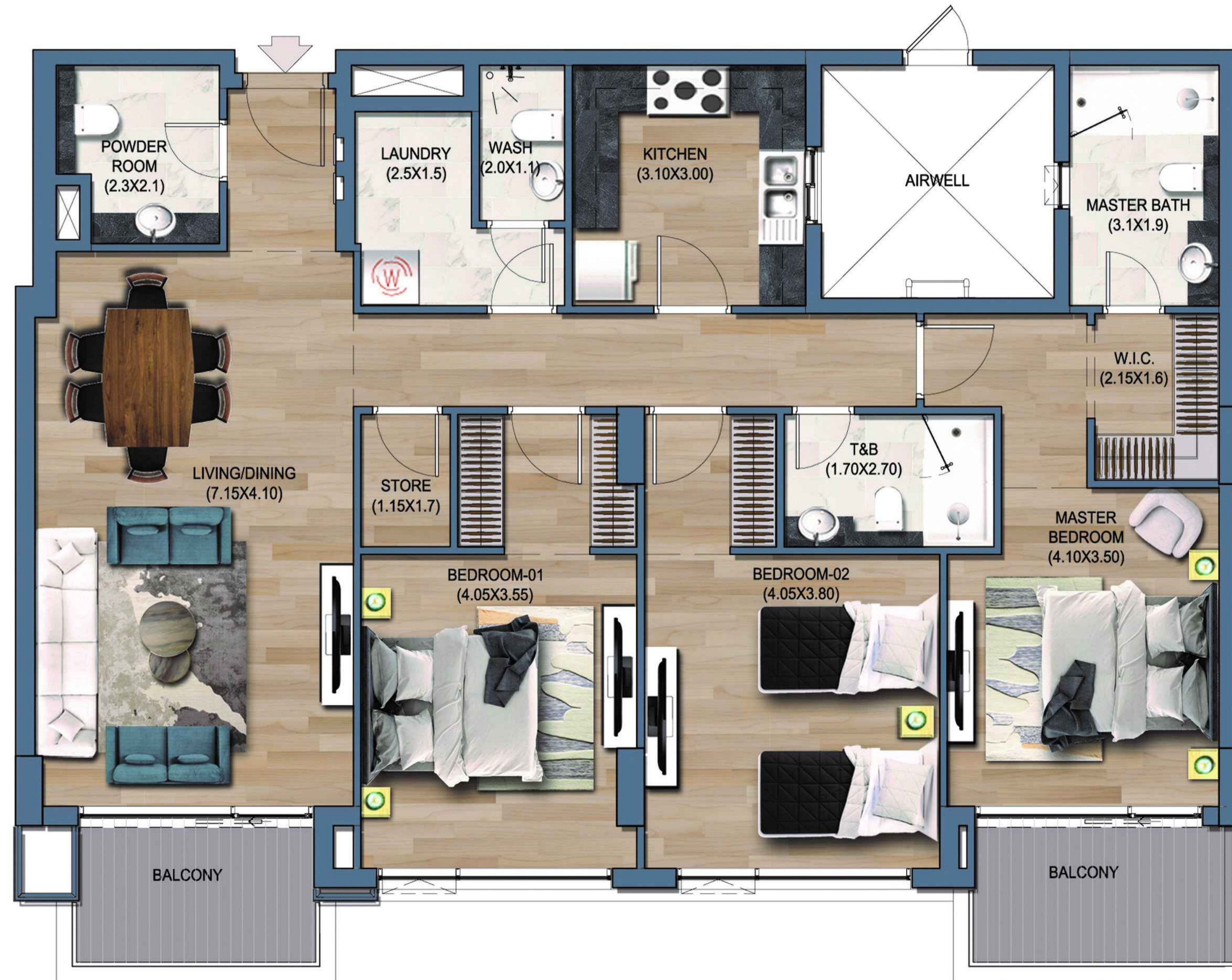
PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE P (R3-P)



NINTH FLOOR
FLATS NO. : 939, 941



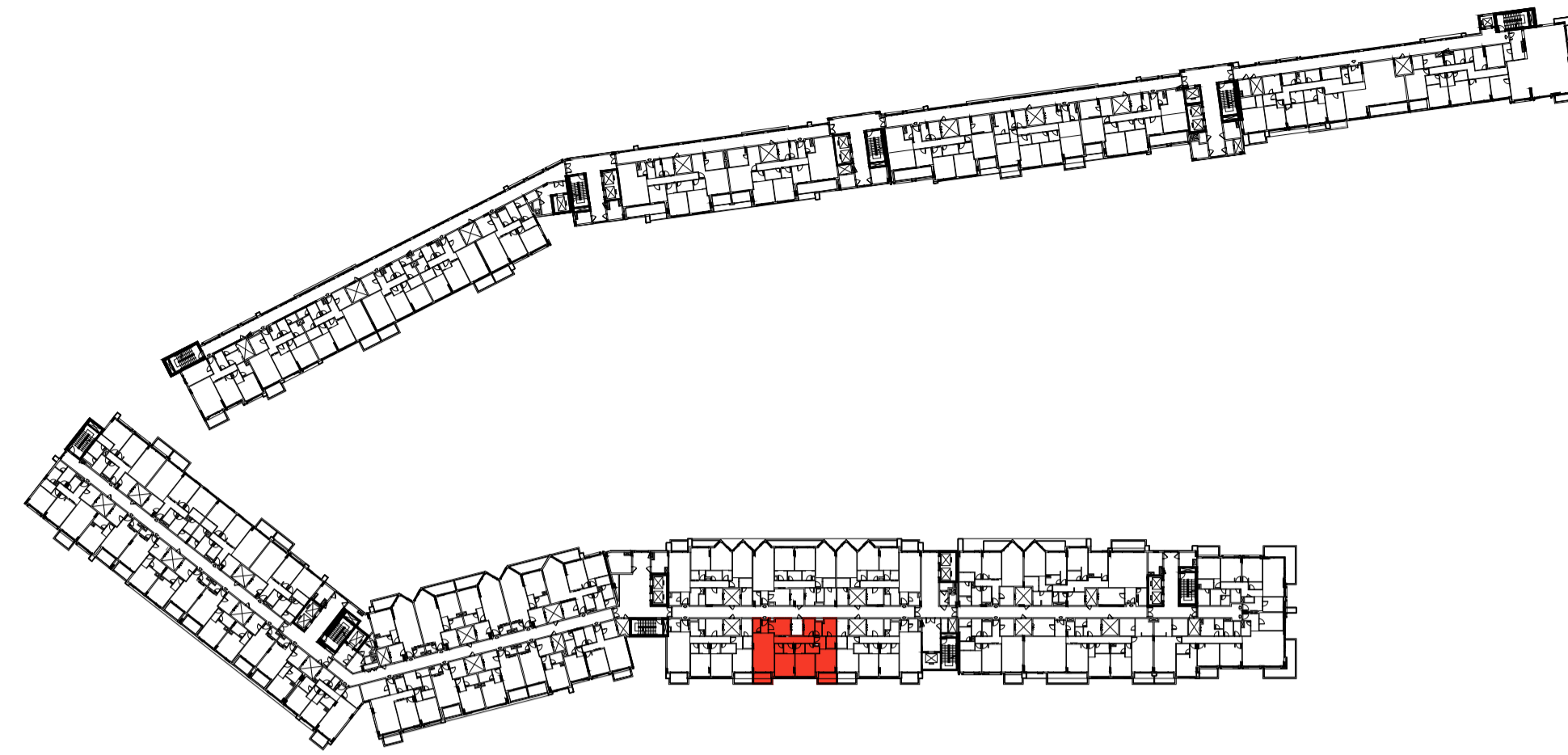
FLAT TYPE	= 3 BEDROOM - TYPE P (R3-P)
NO. OF UNITS	= 2
FLAT AREA (W/O BALCONY)	= FROM 148.00 SQ.M. / 1,593.00 SQ.FT. TO 151.00 SQ.M. / 1,625.00 SQ.FT.
BALCONY AREA	= FROM 14.40 SQ.M. / 155.00 SQ.FT. TO 14.60 SQ.M. / 157.00 SQ.FT.
TOTAL NET AREA =	= FROM 162.00 SQ.M. / 1,744.00 SQ.FT. TO 165.00 SQ.M. / 1,776.00 SQ.FT.

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PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK

3 BEDROOM - TYPE Q (R3-Q)



NINTH FLOOR
FLAT NO. : 940



FLAT TYPE	= 3 BEDROOM - TYPE Q (R3-Q)
NO. OF UNITS	= 1
FLAT AREA (W/O BALCONY)	= 149.64 SQ.M. / 1,611.00 SQ.FT.
BALCONY AREA	= 14.49 SQ.M. / 156.00 SQ.FT.
TOTAL NET AREA =	= 164.13 SQ.M. / 1,767.00 SQ.FT.

MARCH - 2026

PROPOSED MIXED-USE BUILDING

B+G (COMMERCIAL/ PARKING) + 1ST PODIUM (RESIDENTIAL/ PARKING) + 2ND PODIUM (RESIDENTIAL/ PARKING/ SERVICES)
+ 8 TYPICAL RESIDENTIAL FLOORS + PENTHOUSE RESIDENTIAL FLOOR
ON PLOT NO. 108/A AT AL MEDIFI AREA, KHORFAKKAN, SHARJAH FOR M/S SHARJAH ISLAMIC BANK