



SKYHILLS

R E S I D E N C E S

Technical Brochure

Project Details

PROJECT NAME: Skyhills Residences

DEVELOPER: HRE Real Estate Development L.L.C

ARCHITECT: QHC Architects & Engineering and NGS

PLOT AREA: 105,458 Sqft

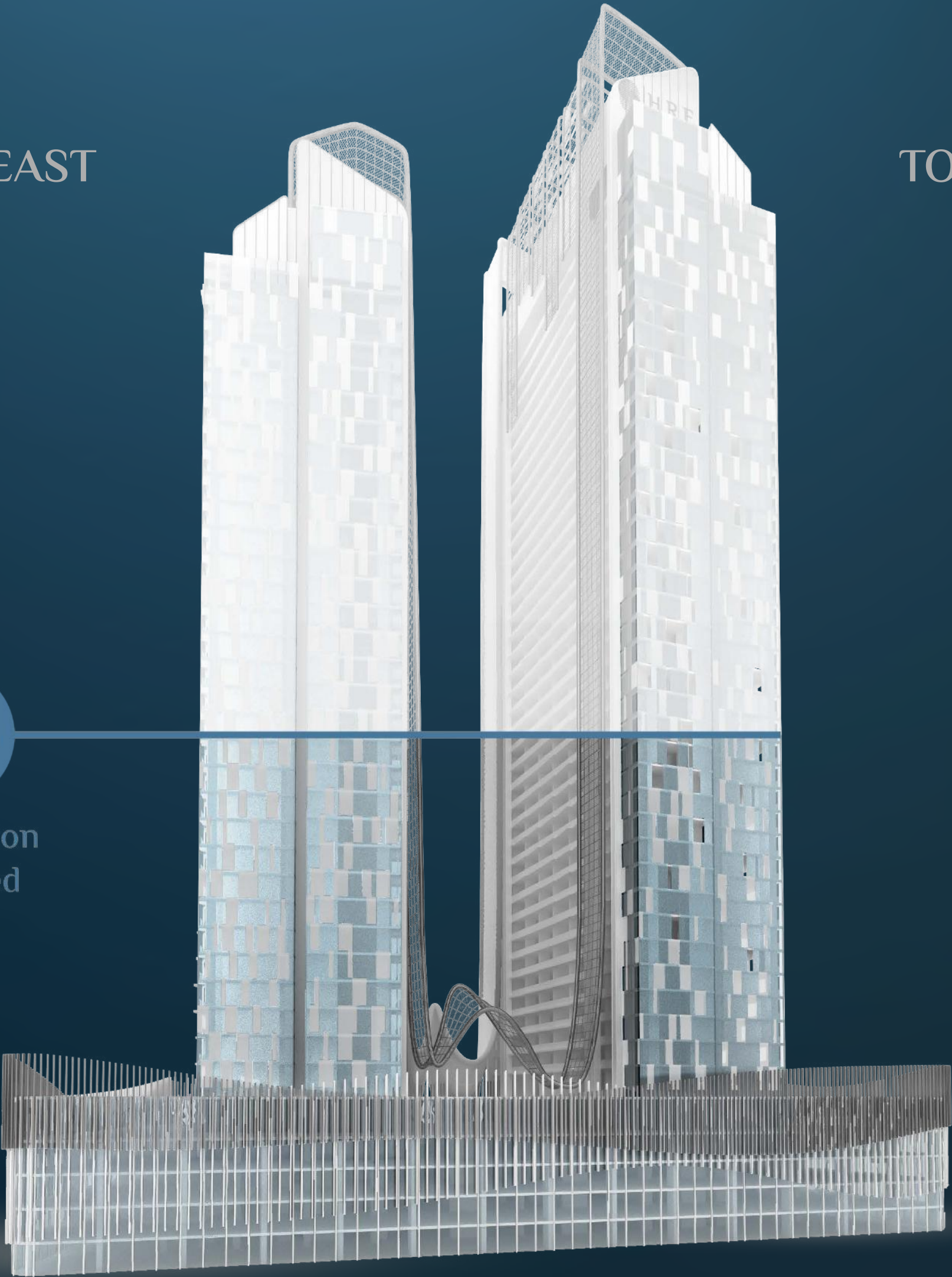
ANTICIPATED COMPLETION DATE: October 2026

TOTAL UNITS: 1,142 Units

UNIT MIX			
TYPE	UNITS	%	PARKING
STUDIO	182	36.0%	1
1BR	191	37.8%	1
2BR	126	25.0%	1
3BR	2	0.4%	1
3BR DUPLEX	4	0.8%	1
TOTAL	505	100%	

TOWER 2 - EAST

40%
construction
completed



TOWER 1 - WEST

BUILDING CONFIGURATION: 2B+G+M+3P+
Tower 2 - East 33
Tower 1 - West 40

NUMBER OF ELEVATORS:

Tower 1 - West Residential 7
Service 1

Tower 2 - East Residential 6
Service 1

FURNISHED: Yes

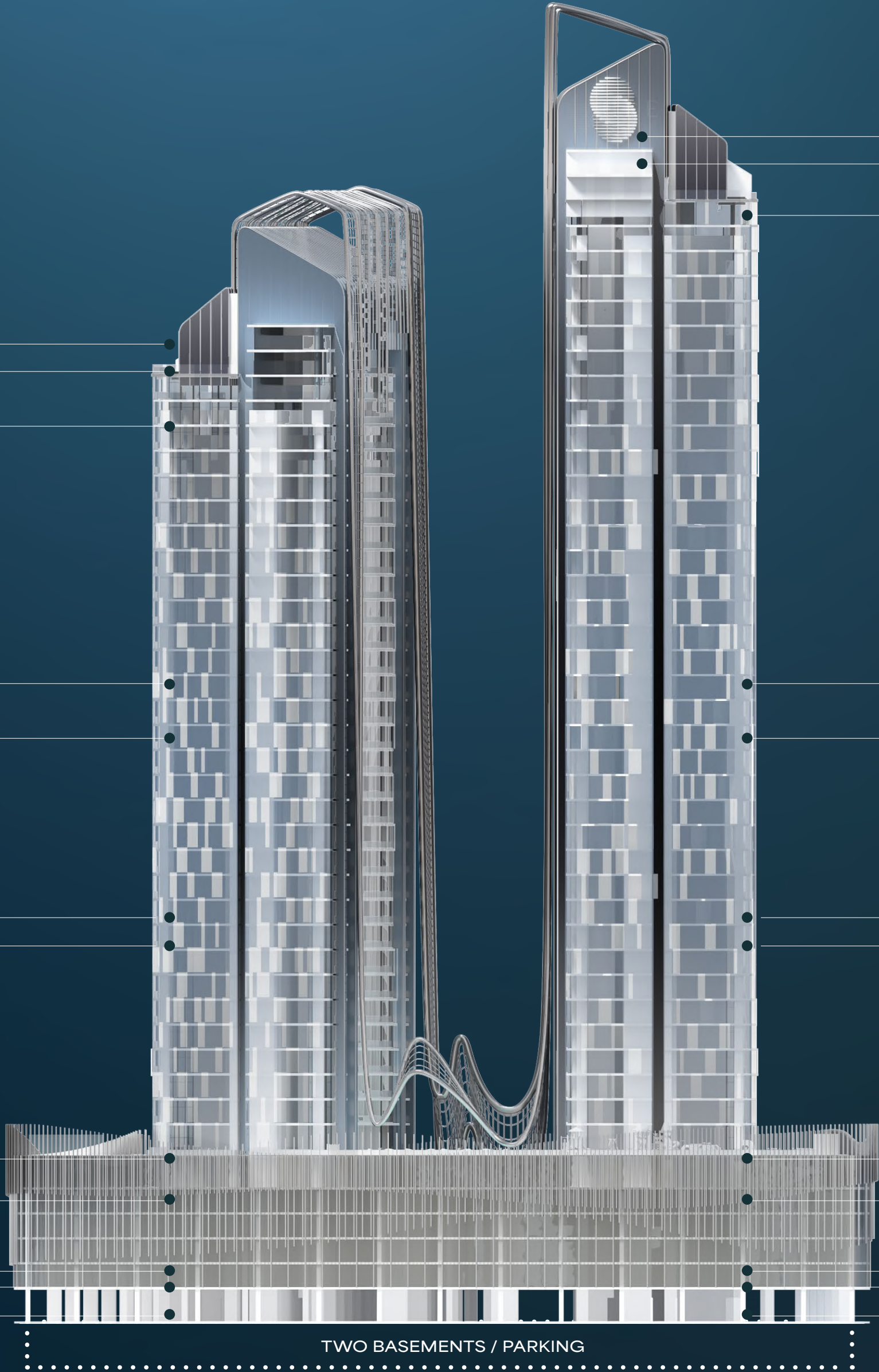
UNIT MIX			
TYPE	UNITS	%	PARKING
STUDIO	225	35.3%	1
1BR	246	38.6%	1
2BR	160	25.1%	1
3BR	2	0.3%	1
3BR DUPLEX	4	0.6%	1
TOTAL	637	100%	

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Building Configuration

TOWER 2 - EAST

- 33RD FLOOR
- 31ST - 32ND FLOOR
- TYPICAL 2
20TH - 30TH FLOOR
- 19TH FLOOR
- 18TH FLOOR
- TYPICAL 2
11TH - 17TH FLOOR
- 10TH FLOOR
- TYPICAL 1
2ND - 9TH FLOOR
- AMENITIES LEVEL
1ST FLOOR
- PODIUM LEVELS
- MEZZANINE FLOOR
- GROUND FLOOR
- DOUBLE HEIGHT



- 40TH FLOOR
- 38TH - 39TH FLOOR

- TYPICAL 2
20TH - 37TH FLOOR

- 19TH FLOOR
- 18TH FLOOR

- TYPICAL 2
11TH - 17TH FLOOR

- 10TH FLOOR

- TYPICAL 1
2ND - 9TH FLOOR

- 1ST FLOOR
- PODIUM LEVELS
- MEZZANINE FLOOR
- GROUND FLOOR
- DOUBLE HEIGHT

TOWER 1 - WEST

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Launch Stage 1

TOWER 2 - EAST

- 33RD FLOOR
- 31ST - 32ND FLOOR
- TYPICAL 2
20TH - 30TH
FLOOR
- 19TH FLOOR
- 18TH FLOOR
- TYPICAL 2
11TH - 17TH FLOOR
- 10TH FLOOR
- TYPICAL 1
2ND - 9TH FLOOR
- AMENITIES LEVEL
1ST FLOOR
- PODIUM LEVELS
- MEZZANINE FLOOR
- GROUND FLOOR
- DOUBLE HEIGHT



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Project Amenities

Ground Floor

Double Height Lobbies
Unique F&B Options
Specialty Outlets
Pharmacy

Quick Mart
Barber Shop
Beauty Salon
Washmen

Podium

Male Prayer Hall

Female Prayer Hall

First Floor

Beach Pool
Lazy River Pool
Kids Play Area
Outdoor Gym
Jogging Track
Male Gym & Spa
Male Sauna & Steam Room
Changing Rooms
Co-working Space

Lap Pool
Kids Pool
Beach Volleyball Court
Outdoor Terrace
BBQ Area
Female Gym & Spa
Female Sauna & Steam Room
Outdoor Yoga Area
Resident Lounge

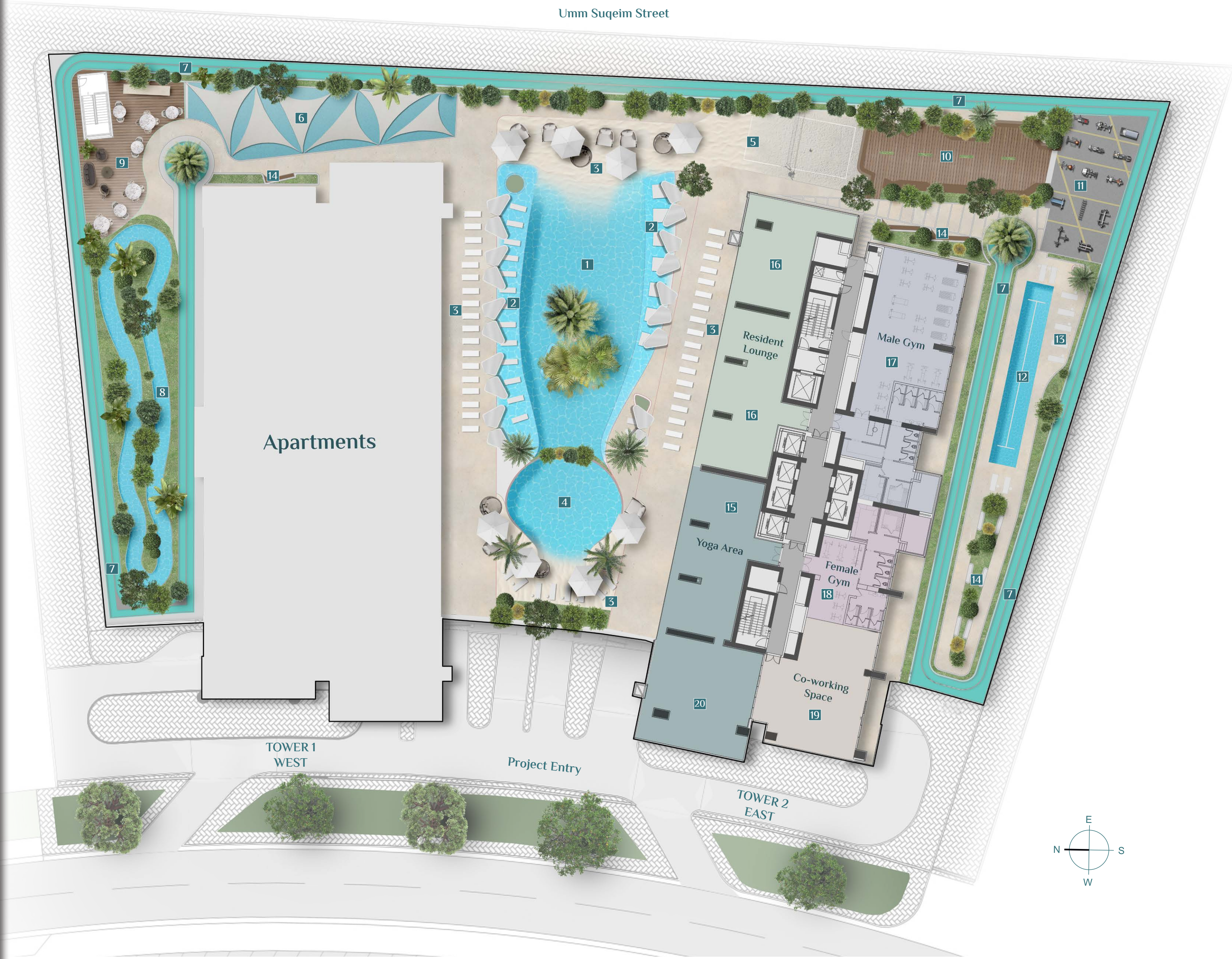


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Amenities

1ST FLOOR

- | | |
|--------------------------|---------------------------------------|
| 1 Beach Pool | 11 Outdoor Gym |
| 2 Sunken Sunbeds | 12 Lap Pool |
| 3 Tanning Sunbeds | 13 Sunbeds |
| 4 Kids Pool | 14 Communal Seating |
| 5 Beach Volleyball Court | 15 Outdoor Yoga Area |
| 6 Kids Play Area | 16 Resident Lounge |
| 7 Jogging Track | 17 Male Gym & SPA |
| 8 Lazy River Pool | 18 Female Gym & SPA |
| 9 Outdoor BBQ Area | 19 Co-working Space |
| 10 Outdoor Terrace | 20 Sauna & Steam Room (Male & Female) |



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Floor Plans

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Tower 2 - East

Typical 1

2nd - 9th Floor

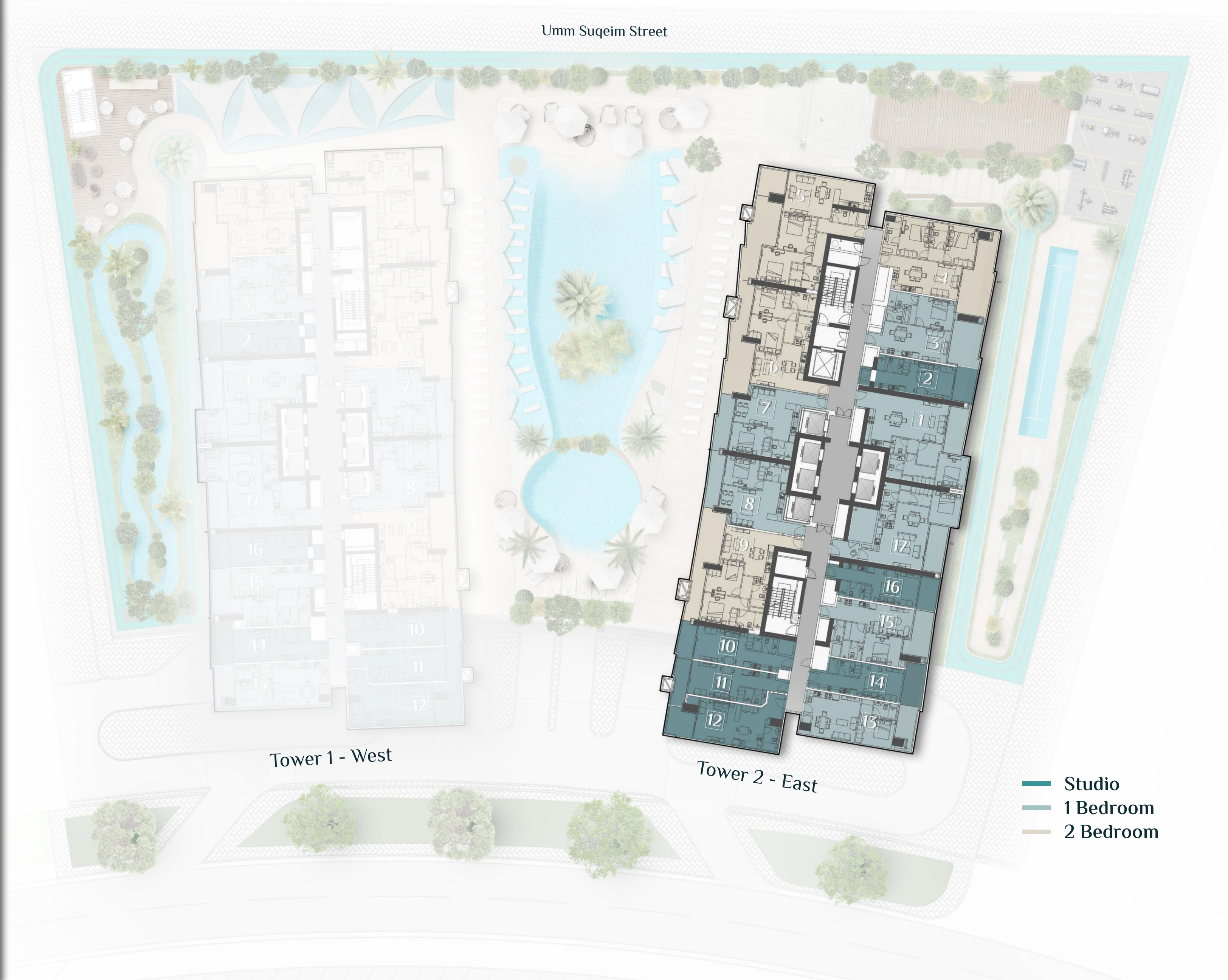
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Tower 2 - East

10th Floor

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Tower 2 - East

Typical 2
11th - 17th Floor
20th - 30th Floor

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Tower 2 - East

18th Floor

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Tower 2 - East

19th Floor

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Unit Plans

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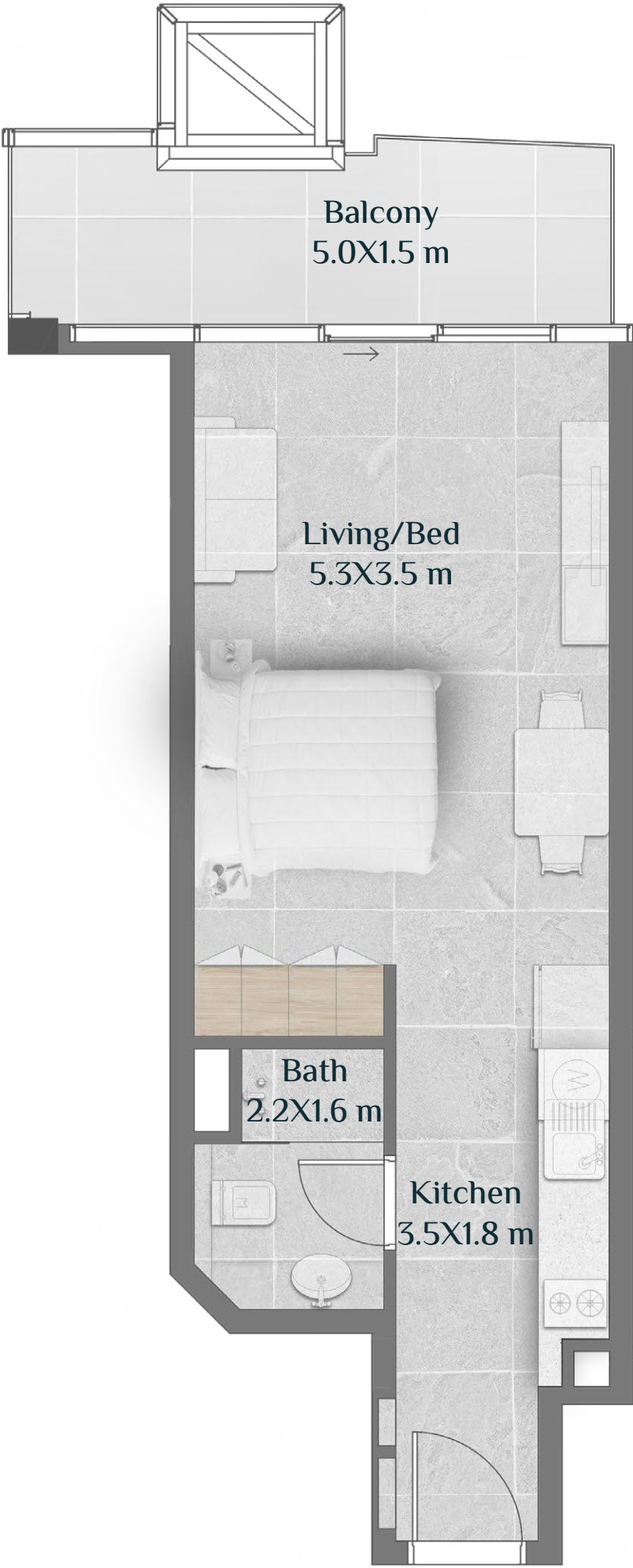
Tower 2 - East

Studio

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Studio Executive	
Floors	Unit Series
10 th to 30 th	12
Area	
Suite Area	504 SqFt
Balcony Area	142 SqFt
Total Area	646 SqFt

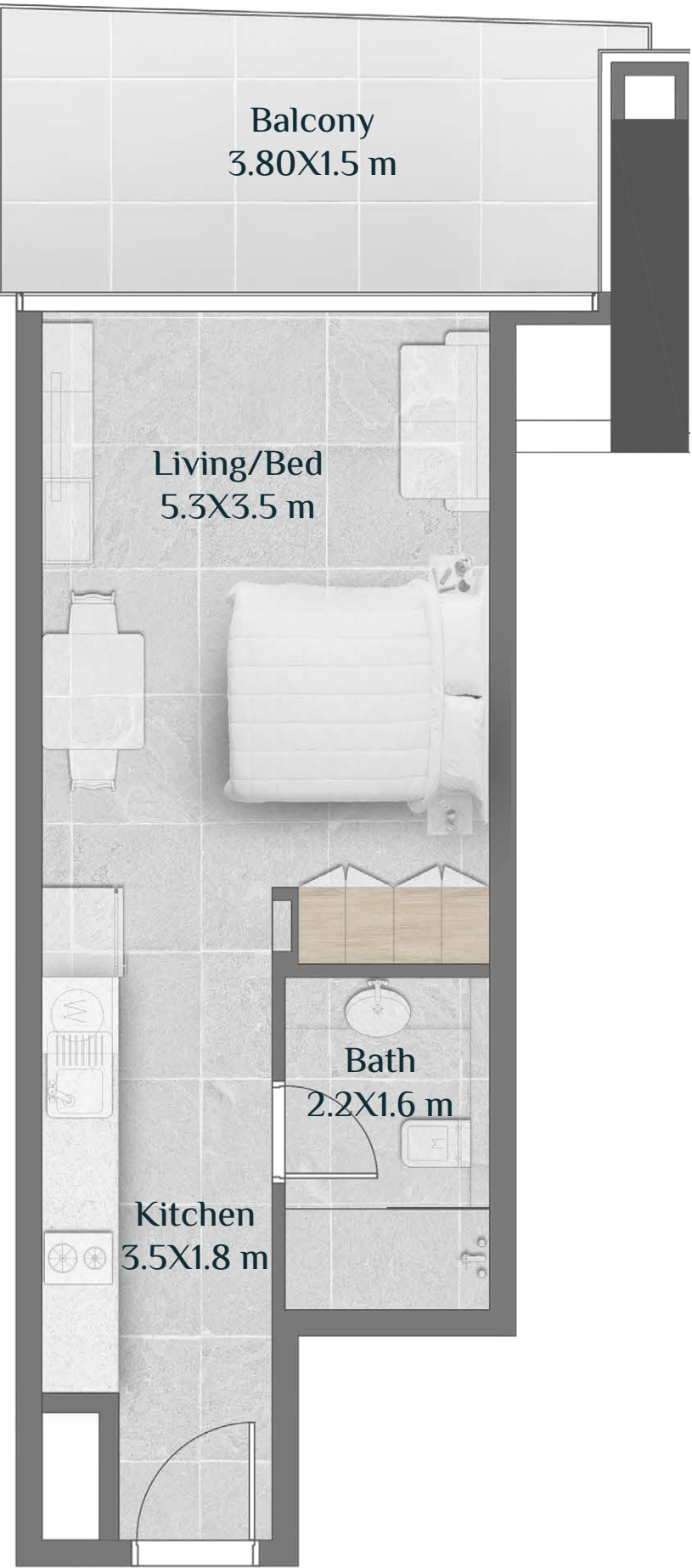


Studio	
Floors	Unit Series
10 th to 30 th	11
Area	
Suite Area	351 SqFt
Balcony Area	86 SqFt
Total Area	437 SqFt

Tower 2 - East

Studio

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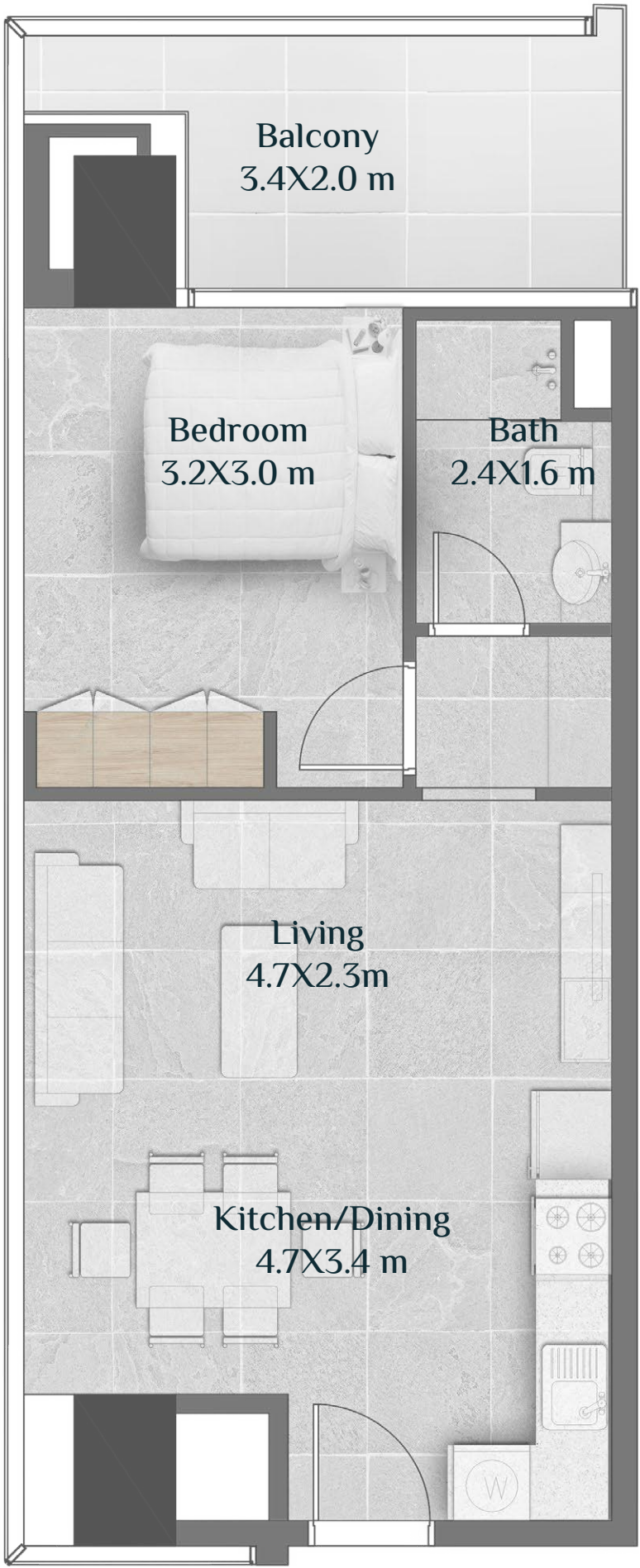


Studio	
Floors	Unit Series
2 nd to 9 th	02 04 10 14 15
10 th to 17 th	02 10 14 16
18 th	02 06 08
19 th	02 06 10 12
20 th to 30 th	02 10 14 16
Total Area Range	
427 SqFt - 525 SqFt	

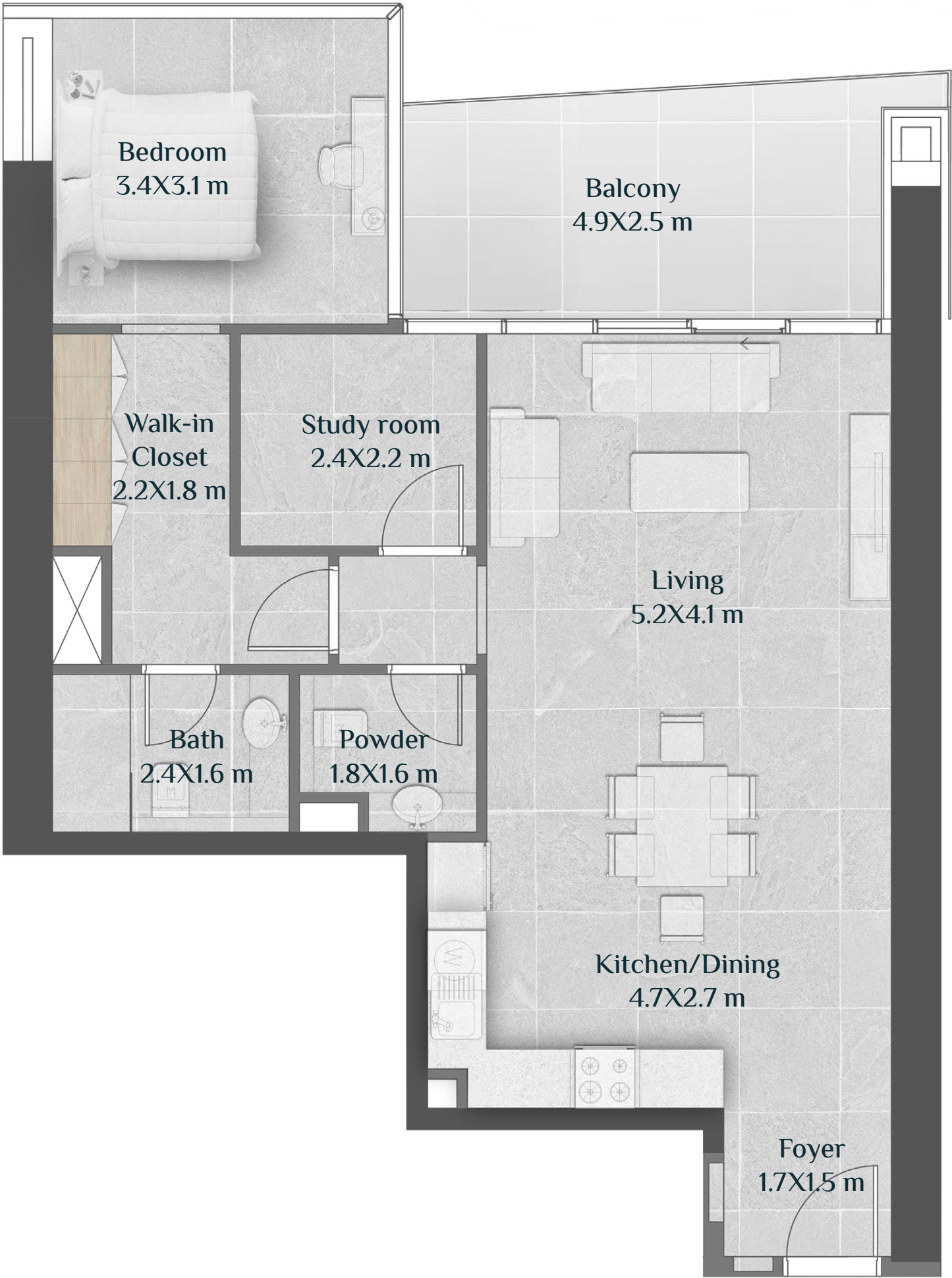
Tower 2 - East

1 Bedroom

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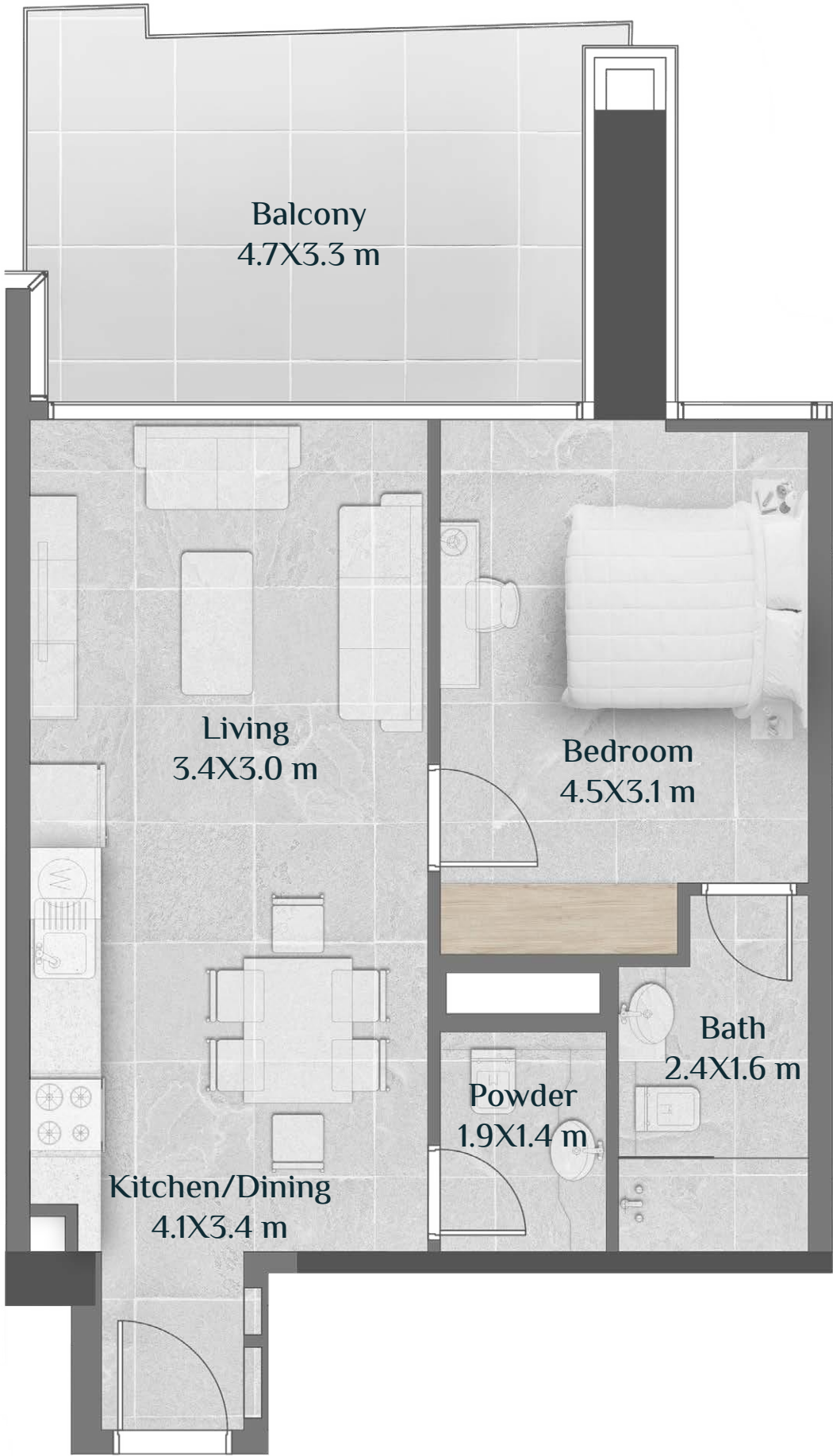
1 Bedroom	
Floors	Unit Series
10 th to 30 th	13
18 th	05
19 th	09
Area	
Suite Area	531 SqFt
Balcony Area	119 SqFt
Total Area	650 SqFt



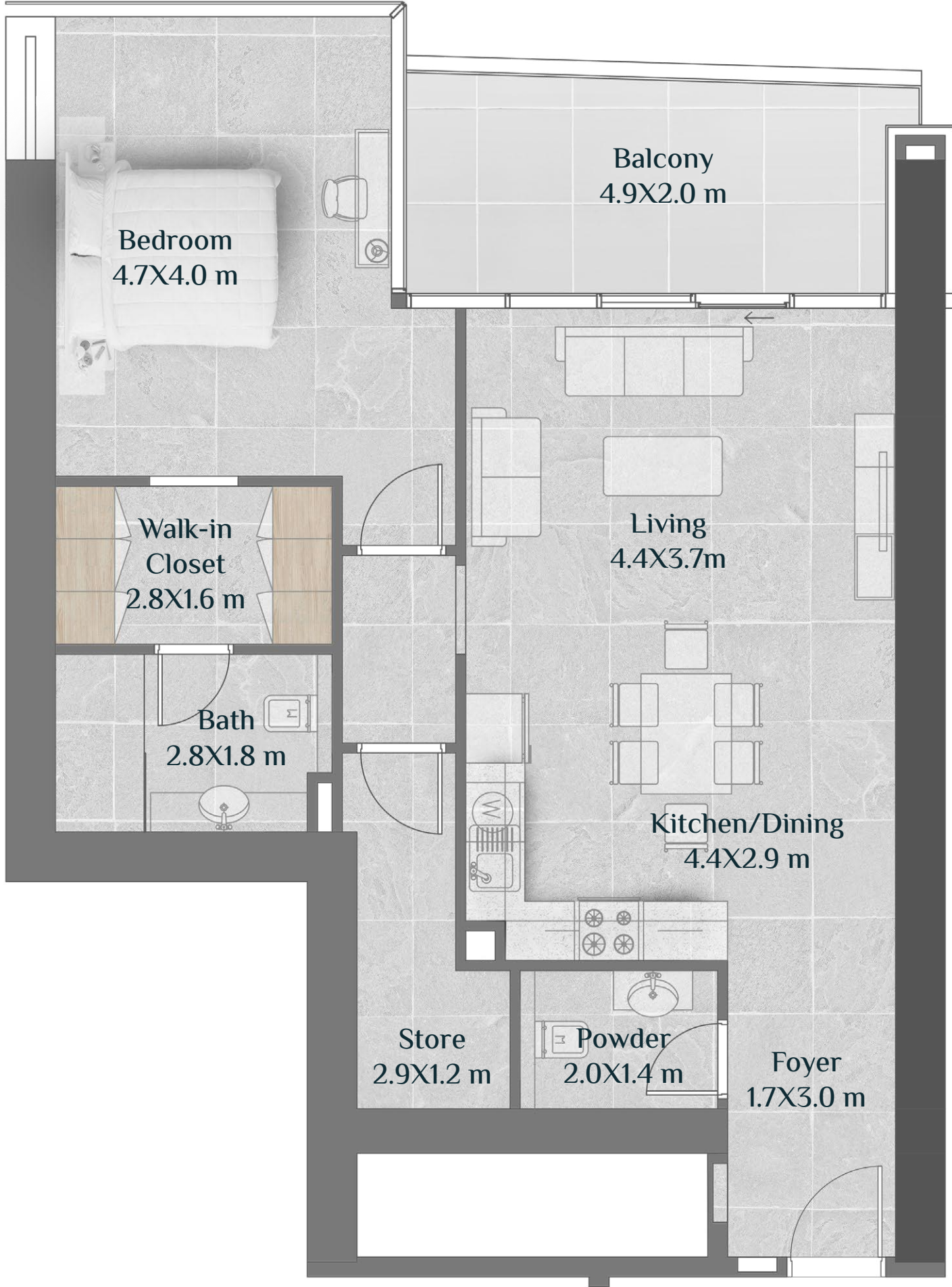
1 Bedroom + Study	
Floors	Unit Series
10 th to 30 th	1 17
Area	
Suite Area	887 SqFt
Balcony Area	128 SqFt
Total Area	1015 SqFt

Tower 2 - East

1 Bedroom



1 Bedroom	
Floors	Unit Series
10 th to 30 th	3
Area	
Suite Area	554 SqFt
Balcony Area	195 SqFt
Total Area	749 SqFt



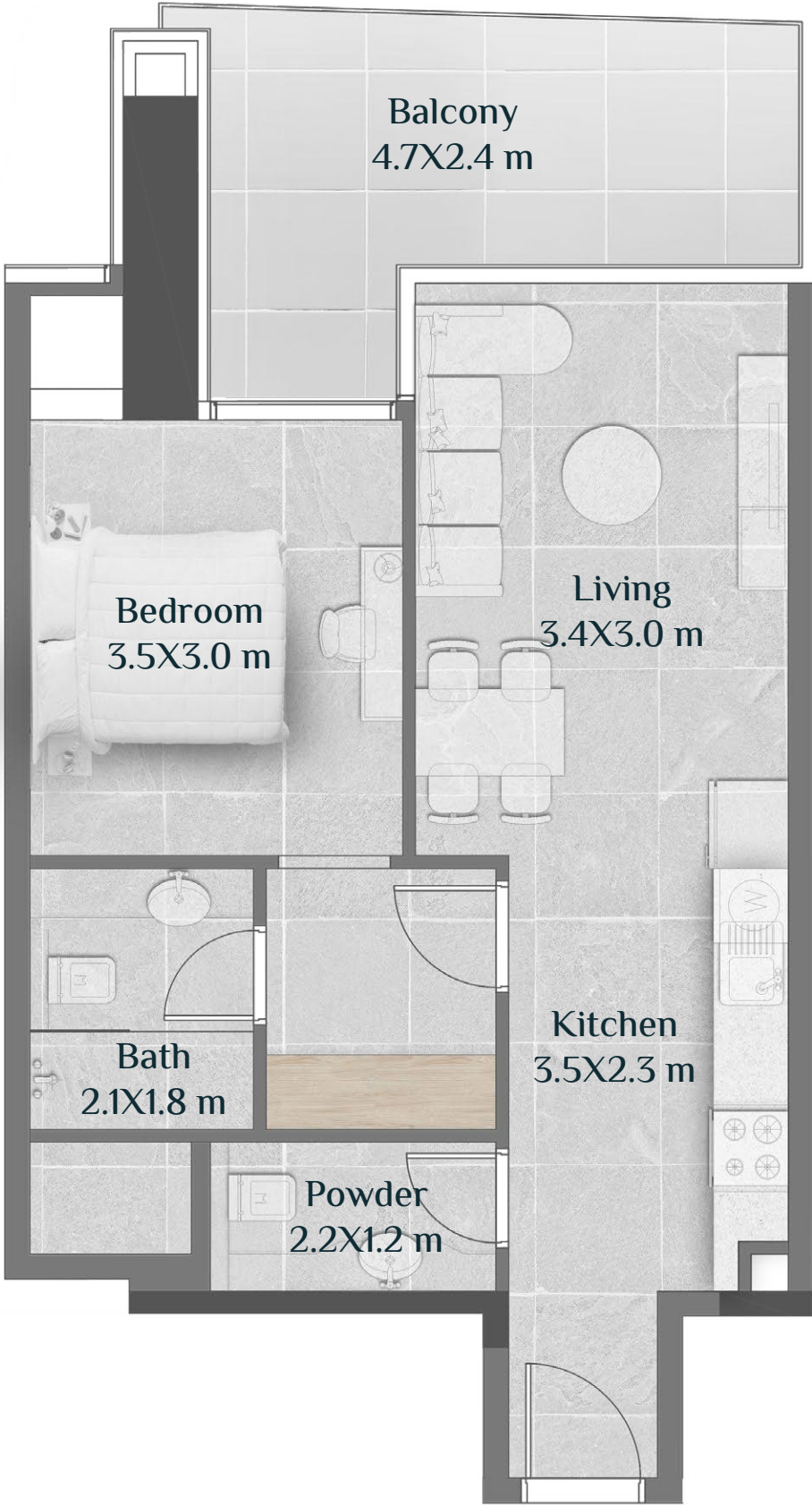
1 Bedroom	
Floors	Unit Series
2 nd to 9 th	1 16
Area	
Suite Area	880 SqFt
Balcony Area	127 SqFt
Total Area	1008 SqFt

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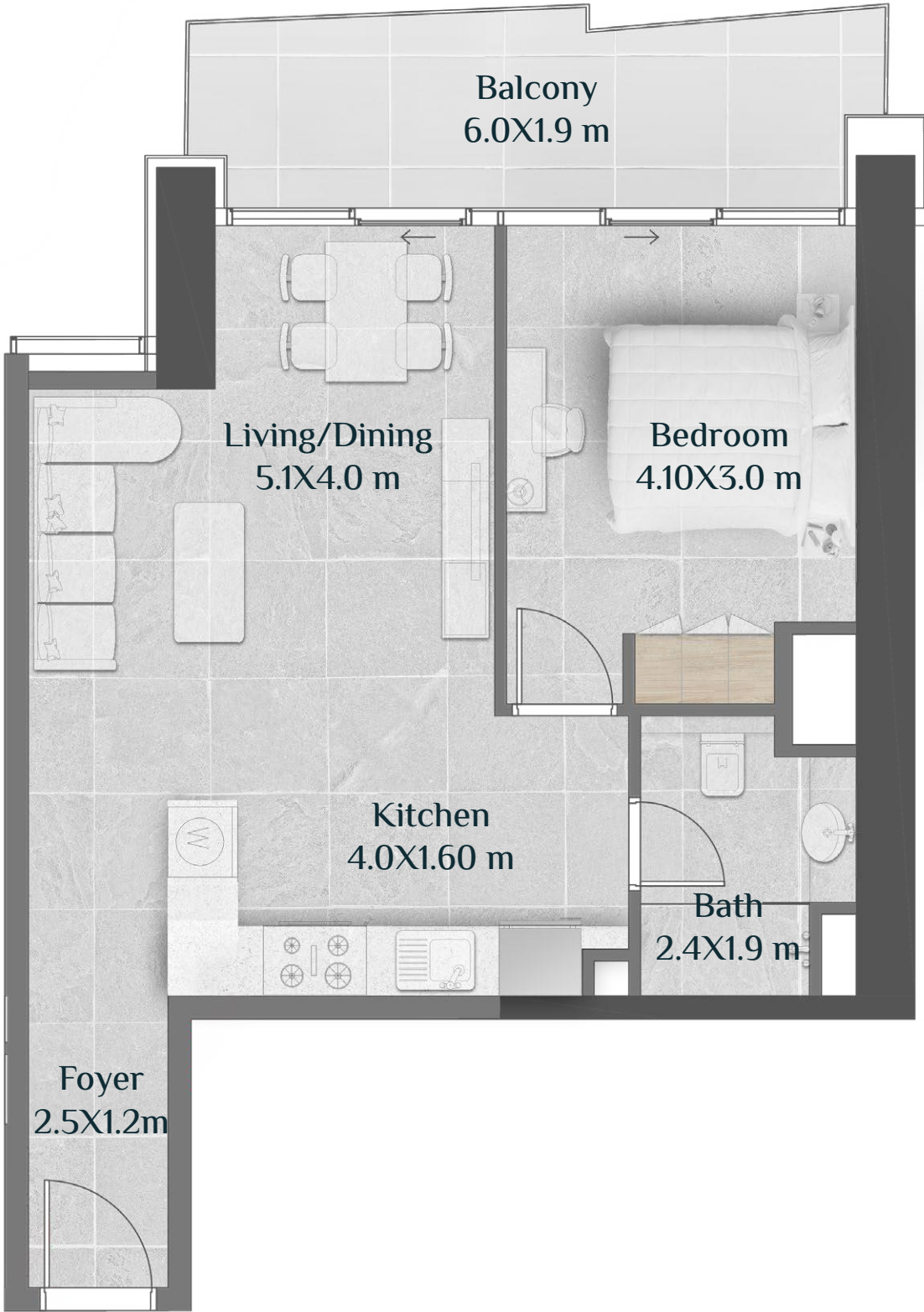
Tower 2 - East

1 Bedroom

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1 Bedroom	
Floors	Unit Series
10 th to 17 th	15
18 th	07
19 th	11
20 th to 30 th	15
Area	
Suite Area	564 SqFt
Balcony Area	140 SqFt
Total Area	704 SqFt

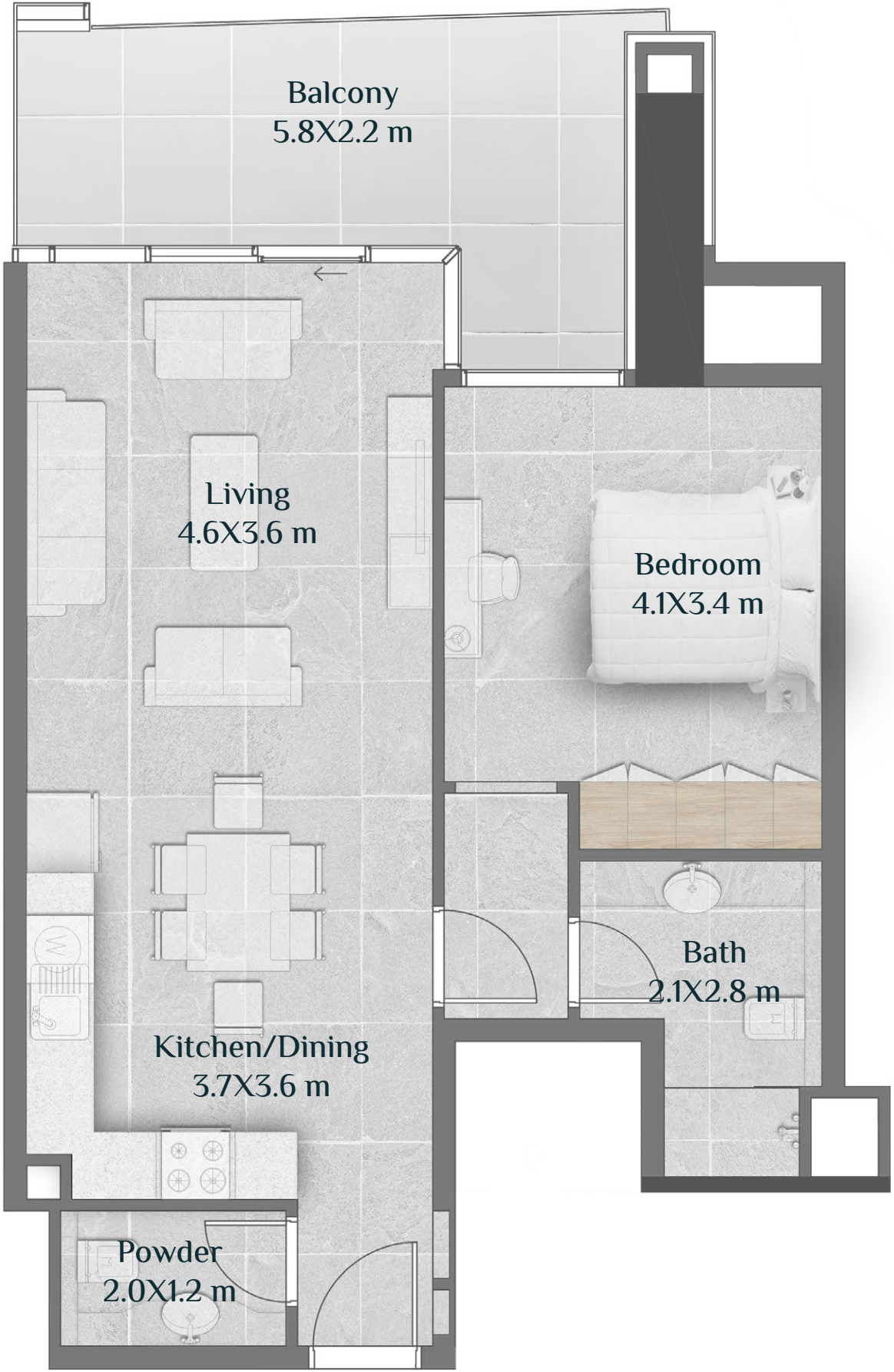


1 Bedroom	
Floors	Unit Series
2 nd to 18 th	7 8
20 nd to 30 th	
Area	
Suite Area	594 SqFt
Balcony Area	139 SqFt
Total Area	733 SqFt

Tower 2 - East

1 Bedroom

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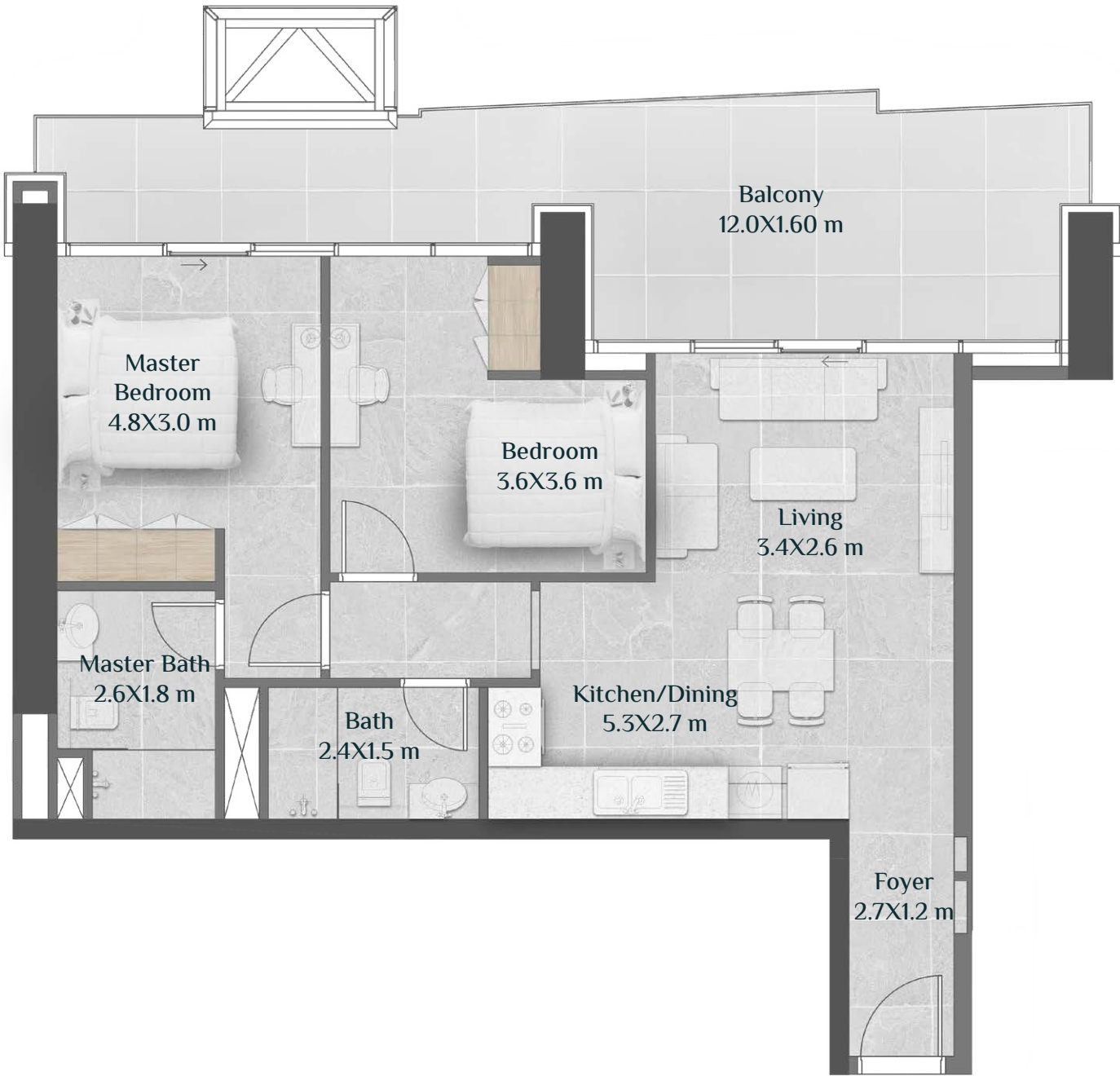
1 Bedroom	
Floors	Unit Series
2 nd to 9 th	13
Area	
Suite Area	672 SqFt
Balcony Area	157 SqFt
Total Area	829 SqFt

Tower 2 - East

2 Bedroom



2 Bedroom Premium	
Floors	Unit Series
2 nd to 10 th	3
Area	
Suite Area	992 SqFt
Balcony Area	332 SqFt
Total Area	1325 Sqft



2 Bedroom	
Floors	Unit Series
2 nd to 9 th	6 9
Area	
Suite Area	777 SqFt
Balcony Area	283 SqFt
Total Area	1060 Sqft

2 Bedroom	
Floors	Unit Series
10 th to 30 th	6 9
Area	
Suite Area	729 SqFt
Balcony Area	246 SqFt
Total Area	975 Sqft

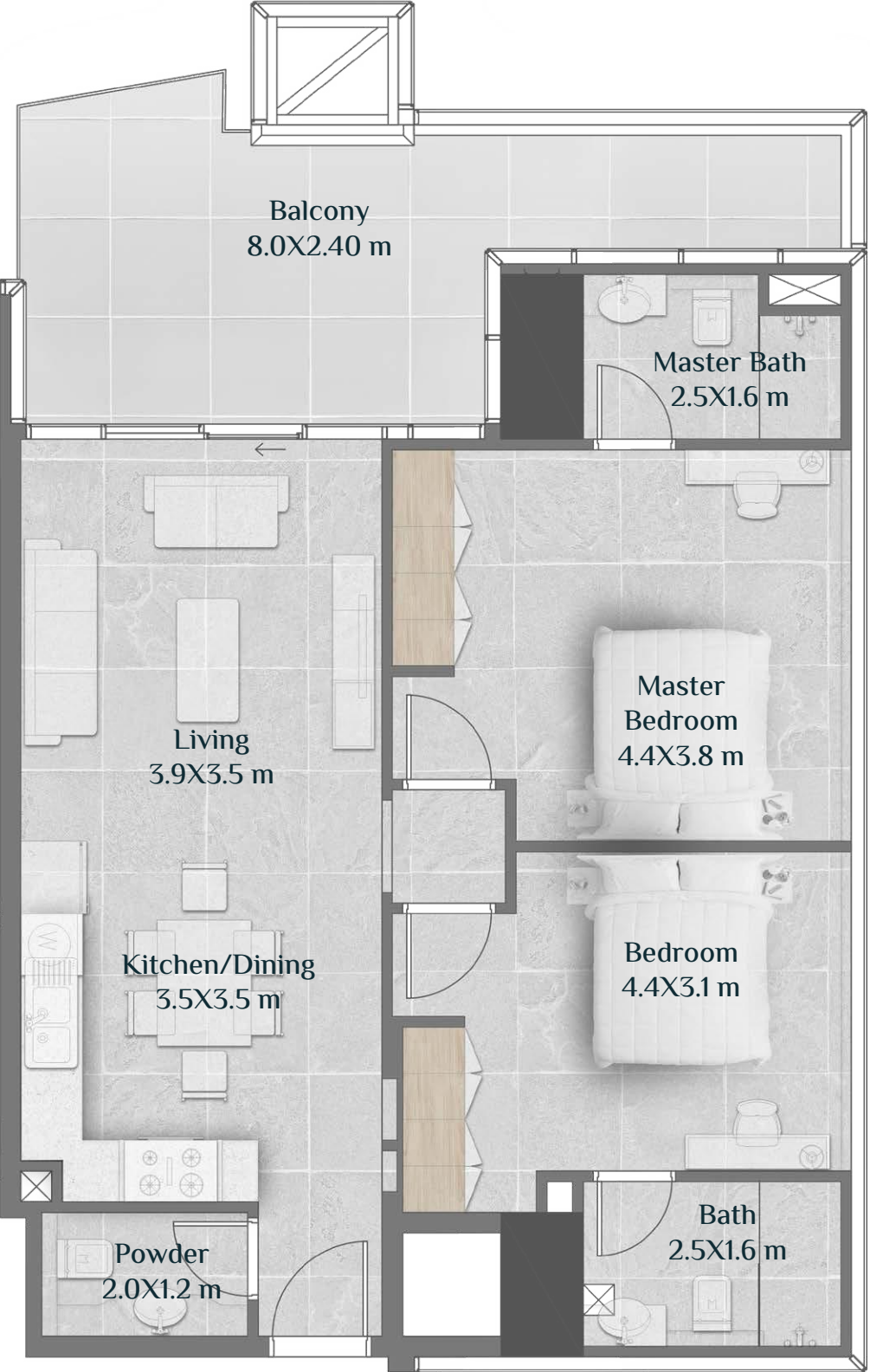
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Tower 2 - East

2 Bedroom



2 Bedroom Premium	
Floors	Unit Series
2 nd to 30 th	5
Area	
Suite Area	1019 SqFt
Balcony Area	316 SqFt
Total Area	1335 Sqft



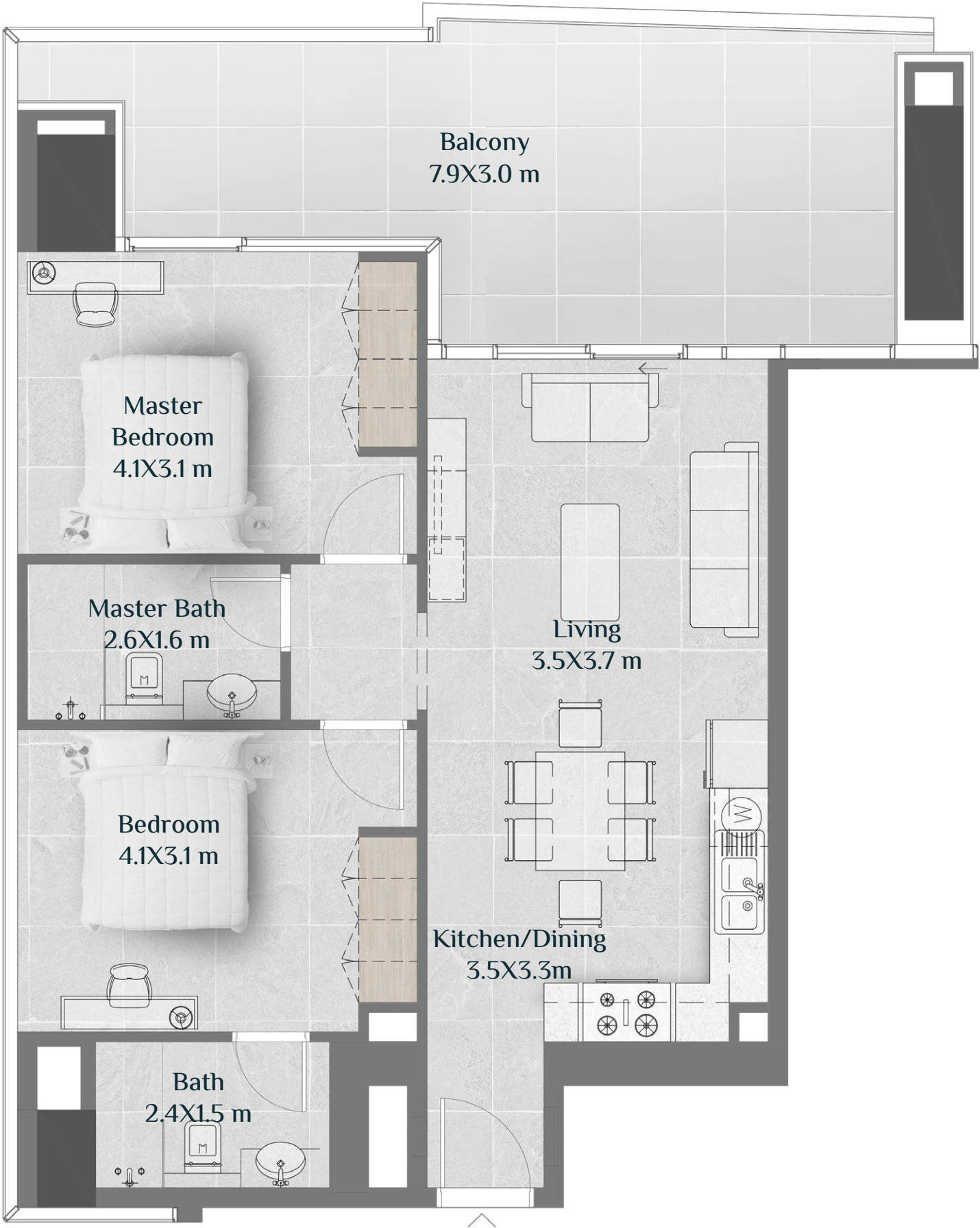
2 Bedroom	
Floors	Unit Series
2 nd to 9 th	11
Area	
Suite Area	866 SqFt
Balcony Area	207 SqFt
Total Area	1073 Sqft

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Tower 2 - East

2 Bedroom

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2 Bedroom	
Floors	Unit Series
10 th to 33 th	4
Area	
Suite Area	789 SqFt
Balcony Area	300 SqFt
Total Area	1089 Sqft



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