

PHASE II

# TRUSSARDI

RESIDENCES







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MILANESE LIVING IN DUBAI:  
THE NEXT CHAPTER



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Following the overwhelming demand for Phase I, Mira Developments, Trussardi and Luxury Living Group are thrilled to unveil the Trussardi Residences Phase II





## TRUSSARDI

As one of the pioneering Italian lifestyle brands, Trussardi embraces a philosophy that seamlessly merges modernity with timeless style. The Milan-based brand offers a diverse portfolio spanning fashion, perfumes, furniture, and home linens, each reflecting its signature sophistication.

The latest Trussardi Casa Collection continues this legacy, harmoniously balancing craftsmanship and design. Every piece is thoughtfully created to complement a cultured, stylish, and cosmopolitan lifestyle.







## TWO 10-STOREY TOWERS

### RESIDENTIAL APARTMENTS WITH SERVICES

- Studios
- 1-bed
- 2-bed
- Private terrace pools

### RESORT-STYLE AMENITIES

### 4 FLOORS OF CLASS-A OFFICE SPACES

### FULLY FURNISHED INTERIORS WITH A COMPLETE SET OF HOUSEHOLD APPLIANCES



# Discovery Gardens, Dubai



**1 minute**  
to Discovery Gardens  
metro station



**12 minutes**  
to JBR and Marina



**8 minutes**  
to Ibn Battuta Mall



**15 minutes**  
to Dubai Expo 2020



**12 minutes**  
to Bluewaters Island



**18 minutes**  
to Emirates Hills

AL FURJAN

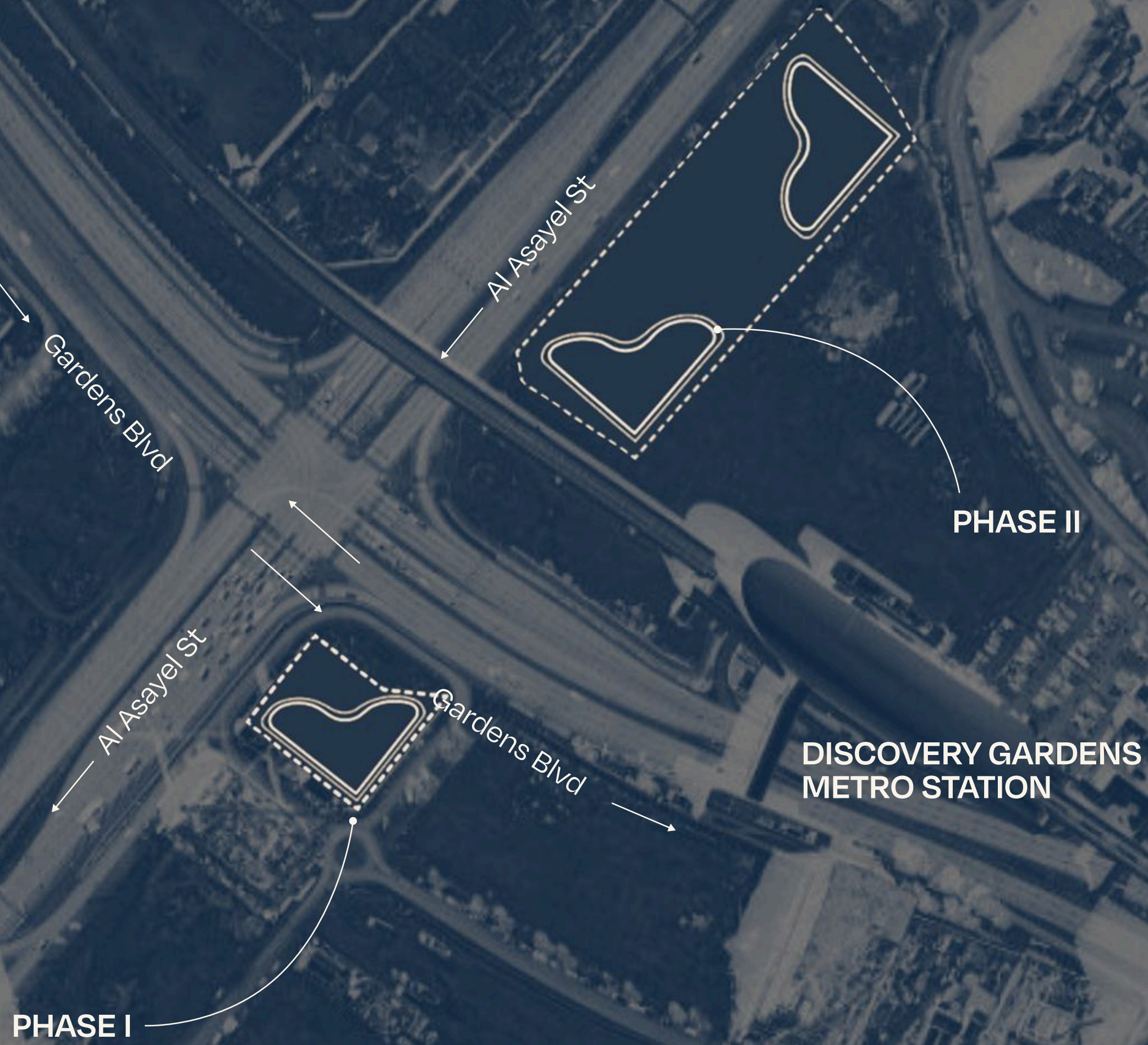
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DISCOVERY GARDENS  
METRO STATION 2









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## AMENITIES

- 100-meter swimming pool
- Six-cuisine food lounge
- 350-meter jogging track
- Outdoor cinema
- Kids' play areas
- Paddle tennis courts
- Outdoor gym
- Indoor gym
- Sauna
- BBQ zone
- Wellness center
- Government services branch



7 METERS

**A GATEWAY TO THE ITALIAN LIFESTYLE**  
Begin your journey of Milanese sophistication  
with the awe-inspiring 7-meter-high lobby.





Bespoke indoor and outdoor gym spaces are  
crafted by **TECHNOGYM** exclusively  
for Trussardi Residences Phase II.



## A PERFECT WORKOUT WHENEVER YOU NEED ONE

An 800-square-meter fitness haven offering CrossFit, pilates, and cycling is thoughtfully divided into men's and ladies' zones.



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## BEACH EXPERIENCE AT YOUR DOORSTEP

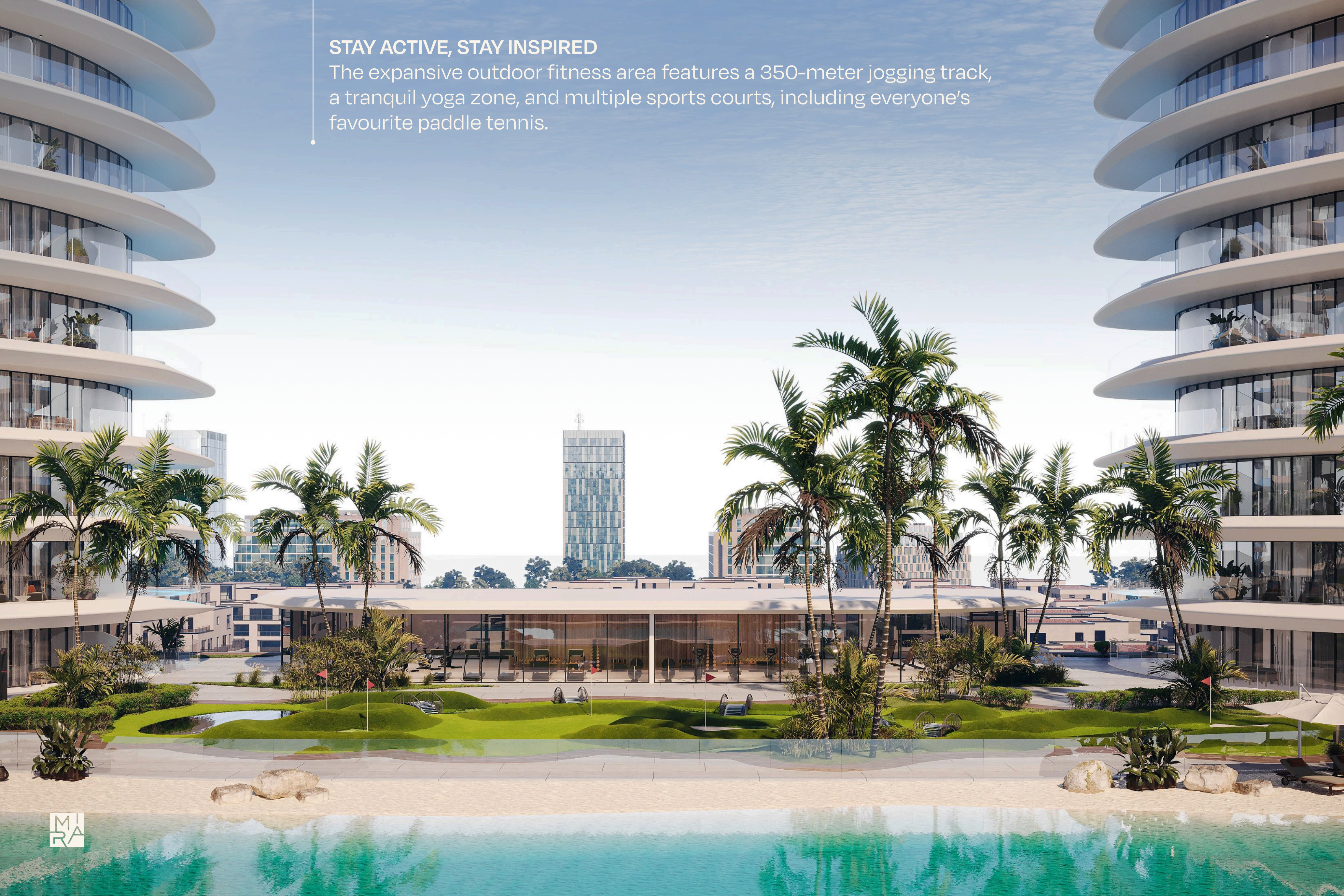
Unwind in luxurious cabanas by the 100-meter-long residential pool, savoring diverse culinary options and peace of mind while your youngest safely enjoys the children's pool.





## STAY ACTIVE, STAY INSPIRED

The expansive outdoor fitness area features a 350-meter jogging track, a tranquil yoga zone, and multiple sports courts, including everyone's favourite paddle tennis.







M  
R  
A

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**OUTDOOR CINEMA**

Enjoy the latest superhero blockbusters  
or timeless movie classics under the starry  
night sky.



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**FULLY FURNISHED**

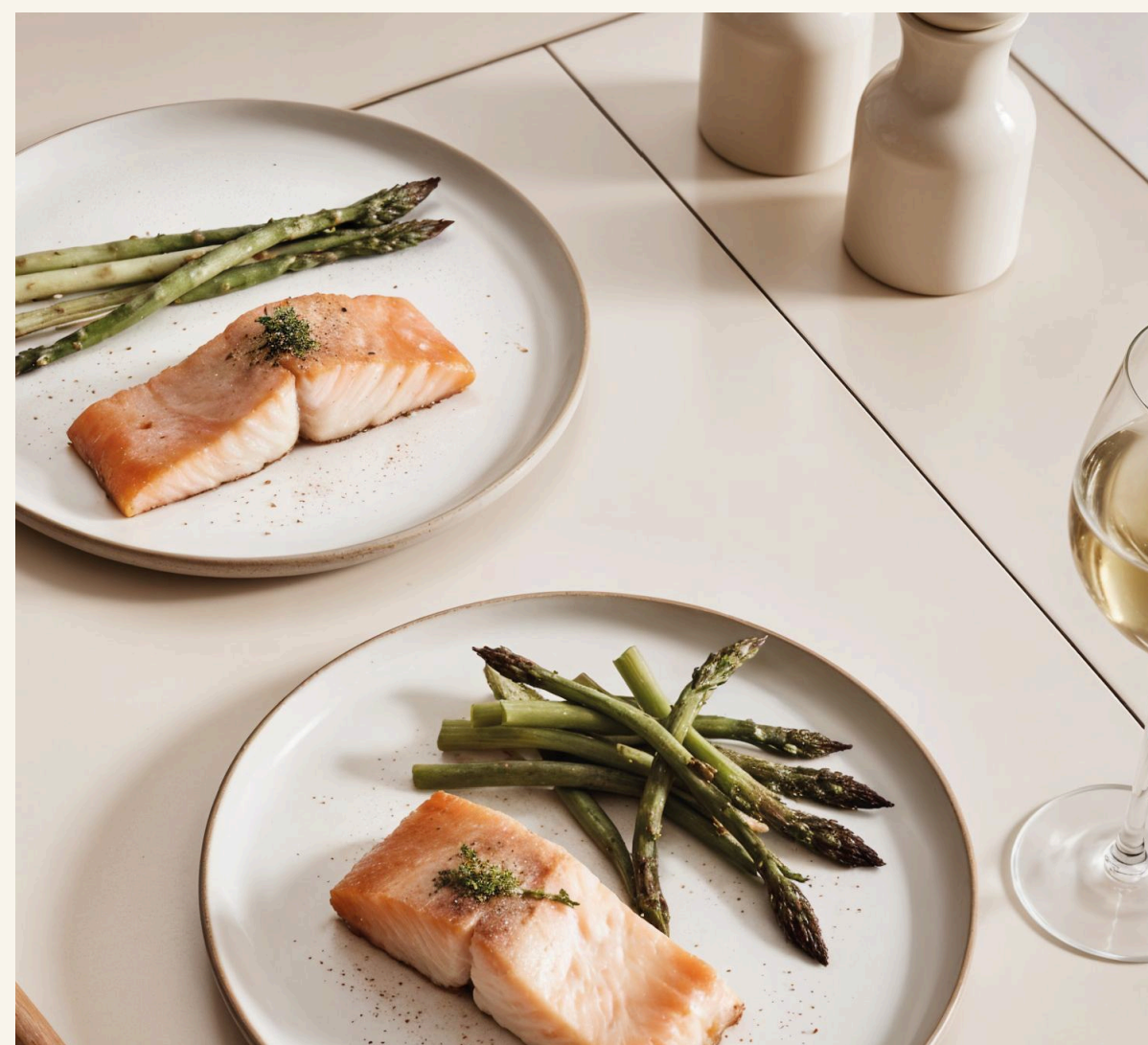
Each residence comes fully furnished with exquisite Italian pieces from the latest Trussardi Casa collection.



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**EVERYTHING'S TAKEN CARE OF**

Every apartment comes fully equipped with household appliances and is ready to welcome its owners. Simply bring your luggage.







## **STUDIOS**

In response to strong demand, meticulously crafted studios have been added to the second phase, capturing the essence of Trussardi's signature elegance.





## ONE-BEDROOM APARTMENTS

Thoughtfully laid out, one-bedroom apartments embody the brand's commitment to refined living and timeless design.





## **TWO-BEDROOM APARTMENTS**

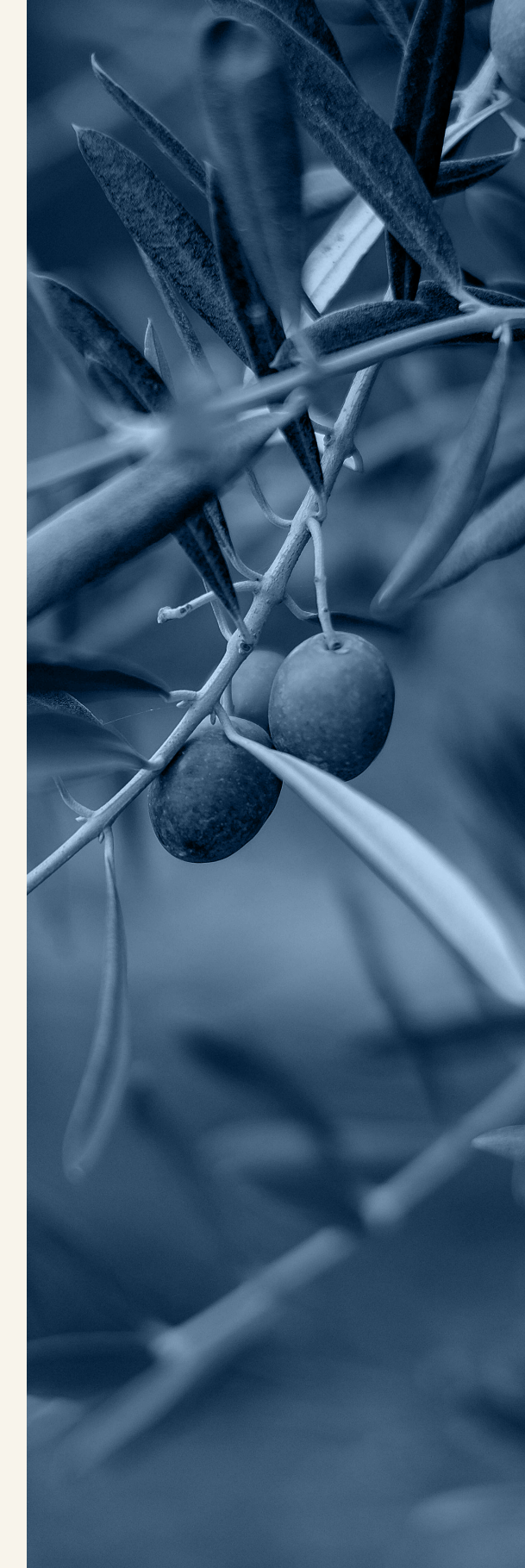
Two-bedroom apartments with private terrace pools represent the pinnacle of the brand's signature blend of comfort and sophistication.



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MIRA



## WORK MEETS LUXURY

Enjoy the convenience of a fully equipped coworking space or host your next business meeting in the relaxed environment of the Aiwa coffee shop.



**HOTEL-STYLE EFFORTLESS LIVING**

Complimentary cleaning, valet parking, and in-room dining services provide unmatched ease and comfort.





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**EGSB** Emirates  
Government  
Services Hub

### ALL ESSENTIAL PAPERWORK AT YOUR DOORSTEP

An on-site branch of the Emirates Government Services Hub provides seamless access to visas, permits, and other essential documentation – all in a VIP, queue-free format.





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### **HOTEL-STYLE EFFORTLESS LIVING**

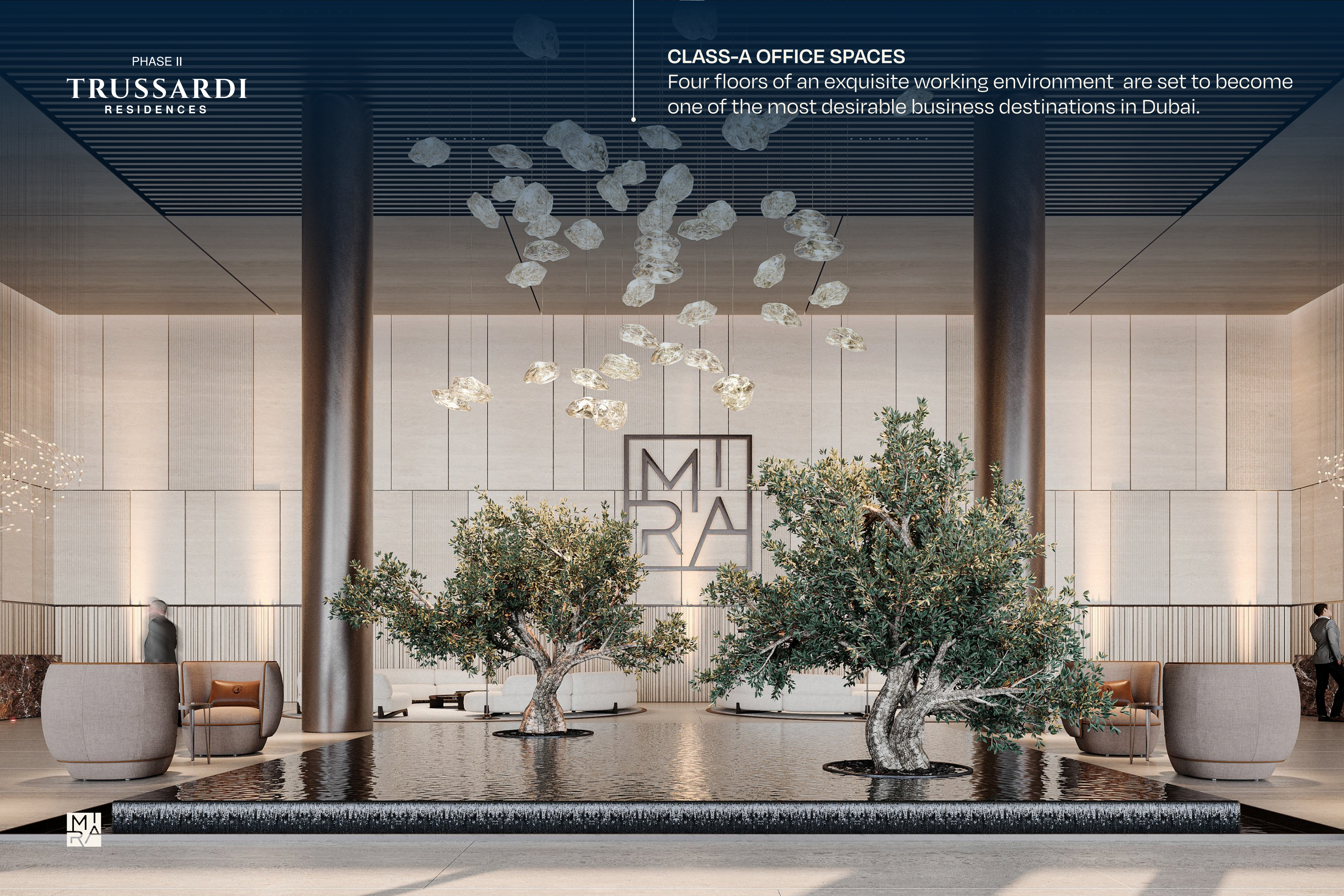
Complimentary cleaning, valet parking, and in-room dining services provide unmatched ease and comfort.



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## CLASS-A OFFICE SPACES

Four floors of an exquisite working environment are set to become one of the most desirable business destinations in Dubai.





PAYMENT PLAN

10%	10%	10%	10%
FEBRUARY 2025	MARCH 2025	JULY 2025	NOVEMBER 2025
	10%	10%	
	MARCH 2026	JULY 2026	

HANDOVER

40%	4%	36%	4%	36%
handover	handover	post handover	handover	post handover
STUDIO	1 BEDROOM	2 BEDROOM		
from 805 860 AED	from 1 700 000 AED	from 3 263 350 AED		
	12 months	24 months		



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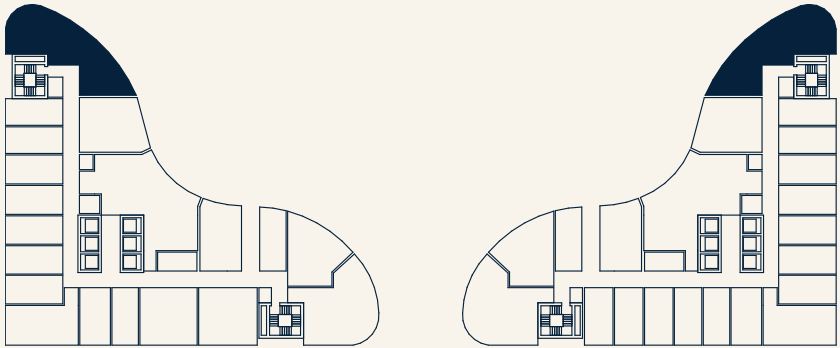
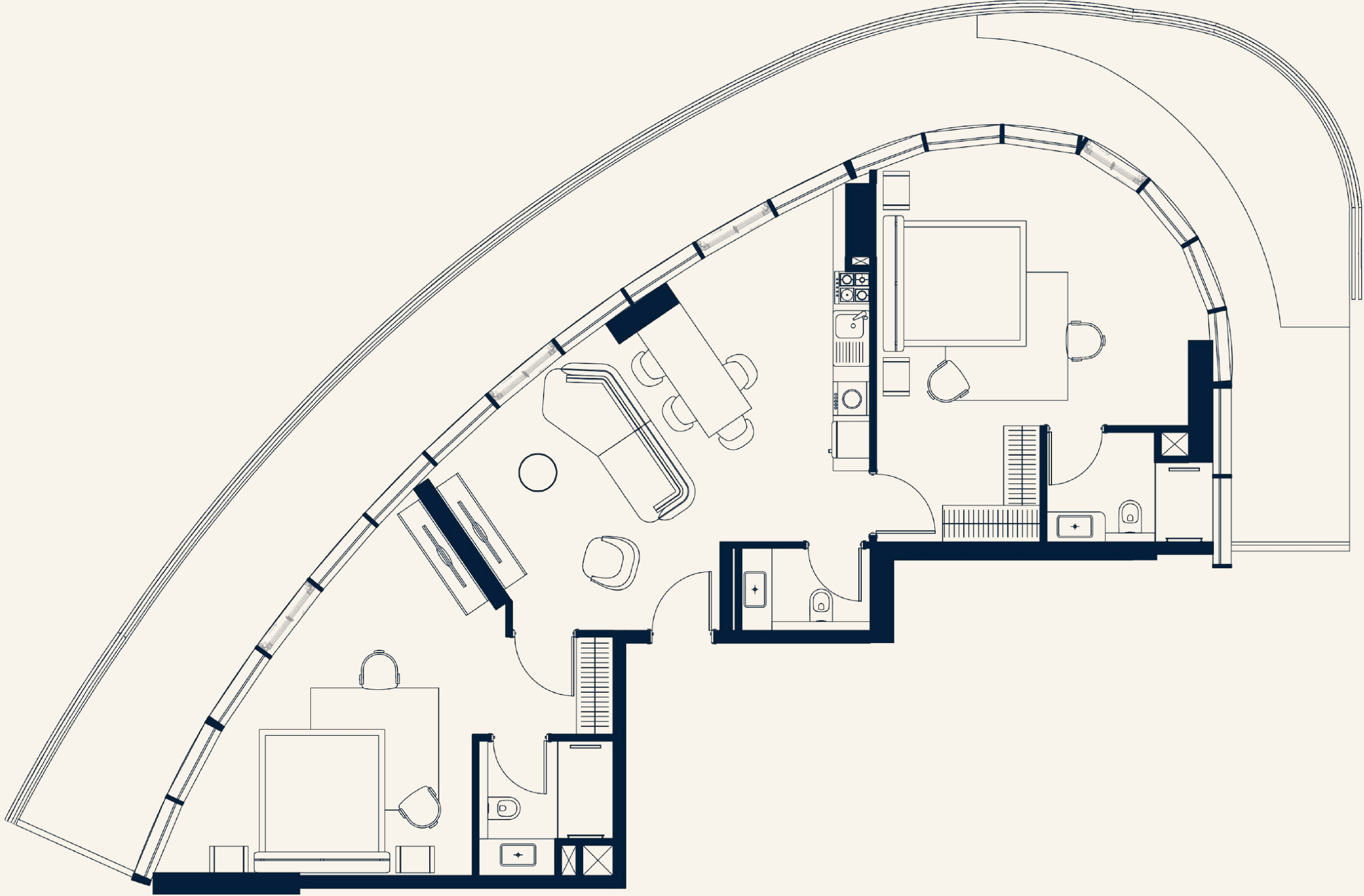
# Floor Plans





PLAN TYPE 1  
2 Bedroom

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Series	Apartment area	Balcony	Total	Unit
07	105,27	71,5	176,77	m <sup>2</sup>



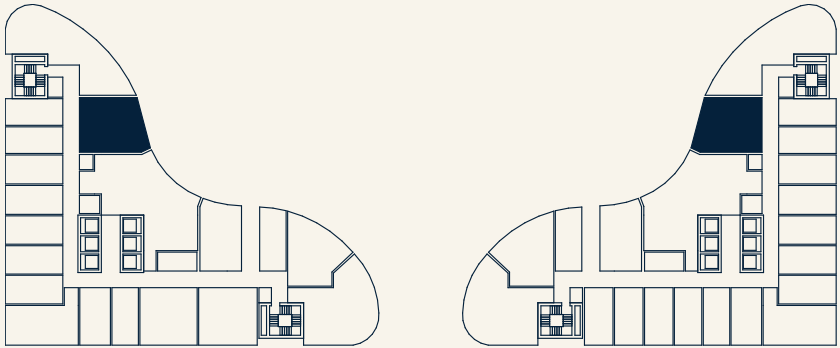
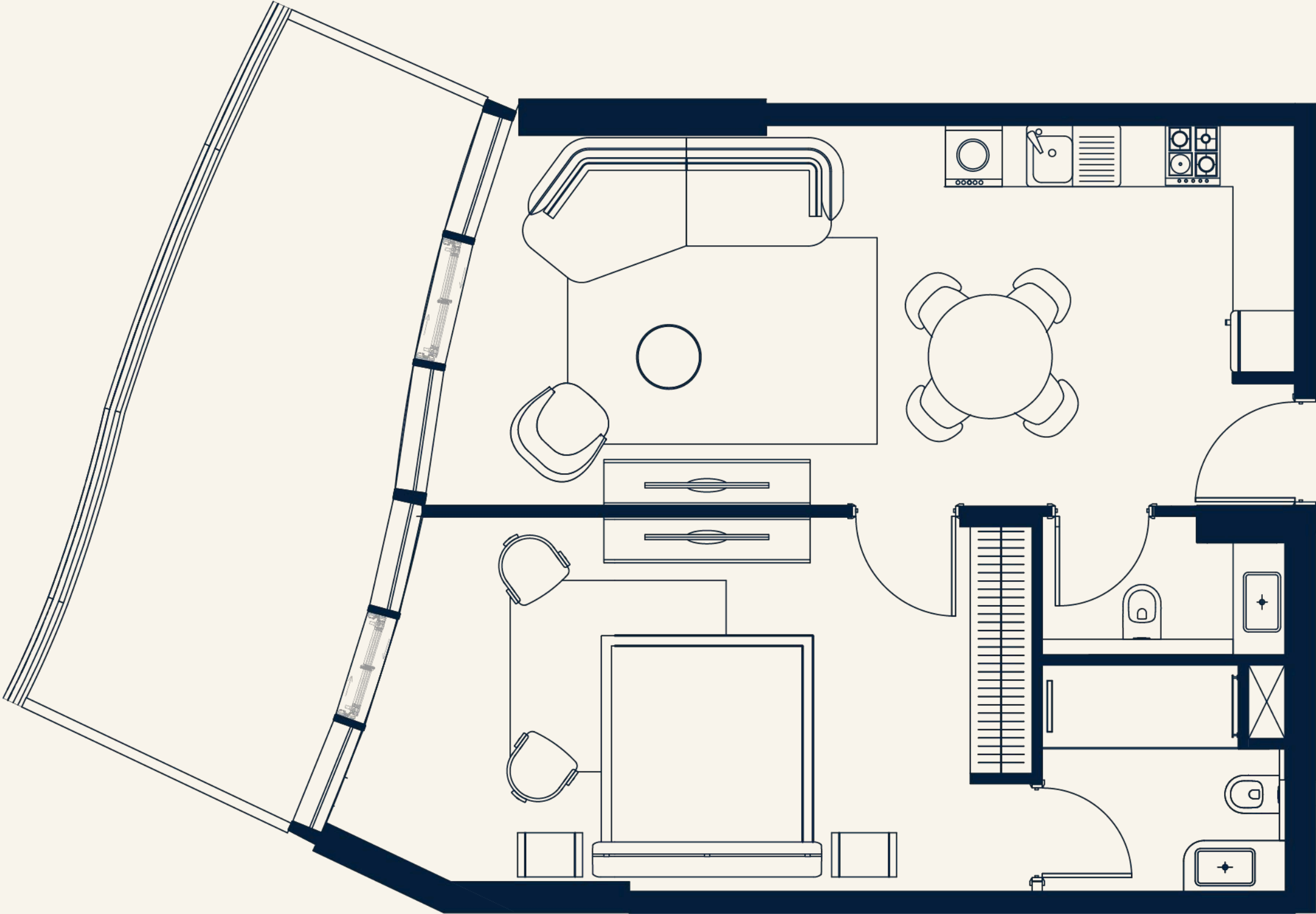
PLAN TYPE 2

1 Bedroom

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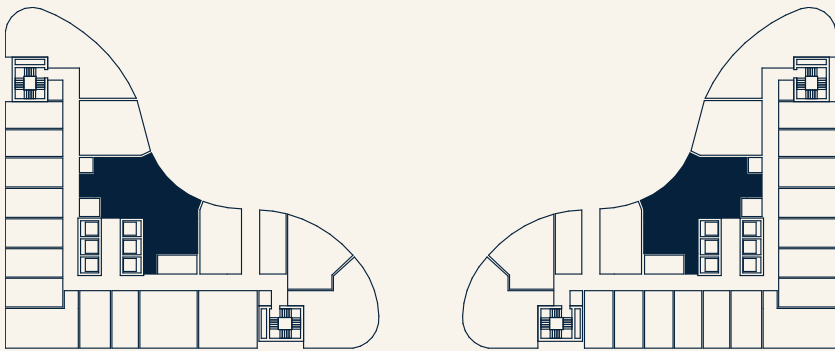
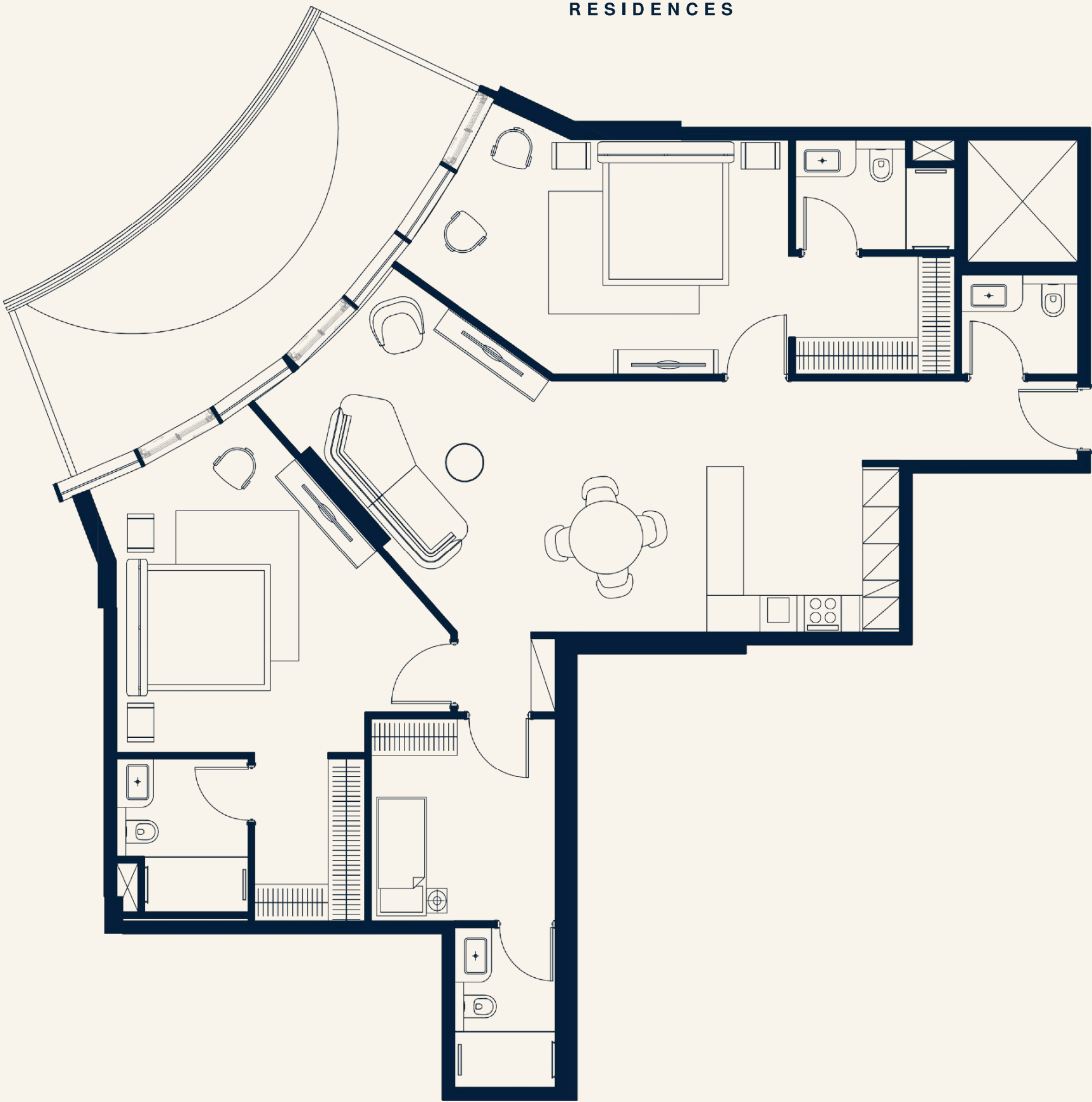


Series	Apartment area	Balcony	Total	Unit
06	66,01	20,69	86,7	m <sup>2</sup>



PLAN TYPE 3  
2 Bedroom

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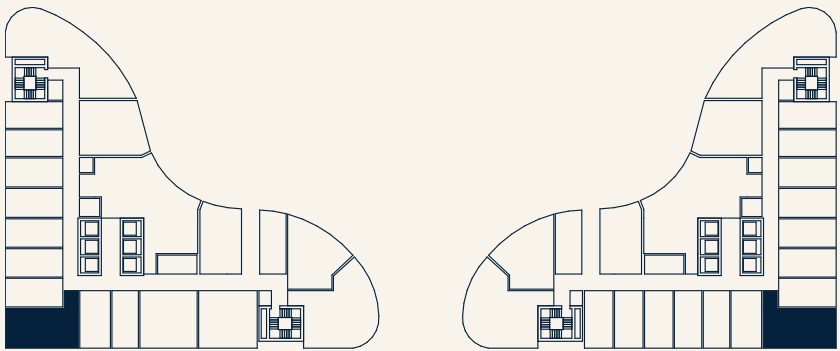
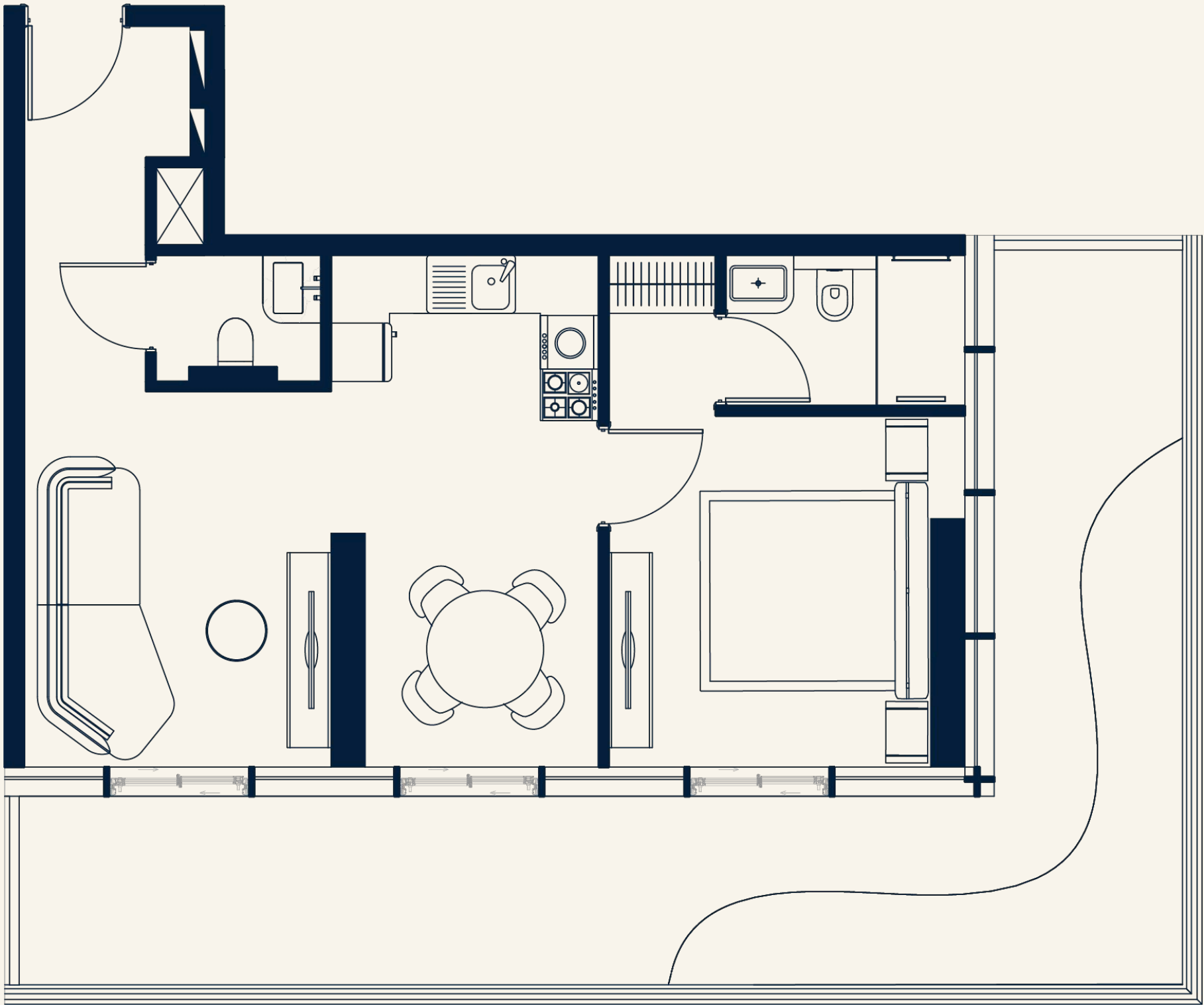


Series	Apartment area	Balcony	Total	Unit
05	138,16	26,63	164,79	m <sup>2</sup>



PLAN TYPE 4  
1 Bedroom

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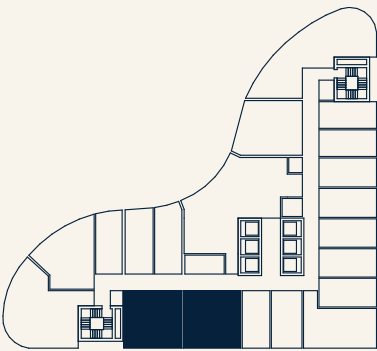
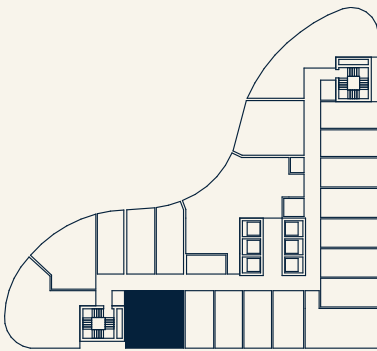
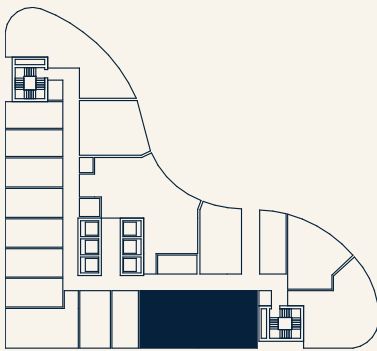
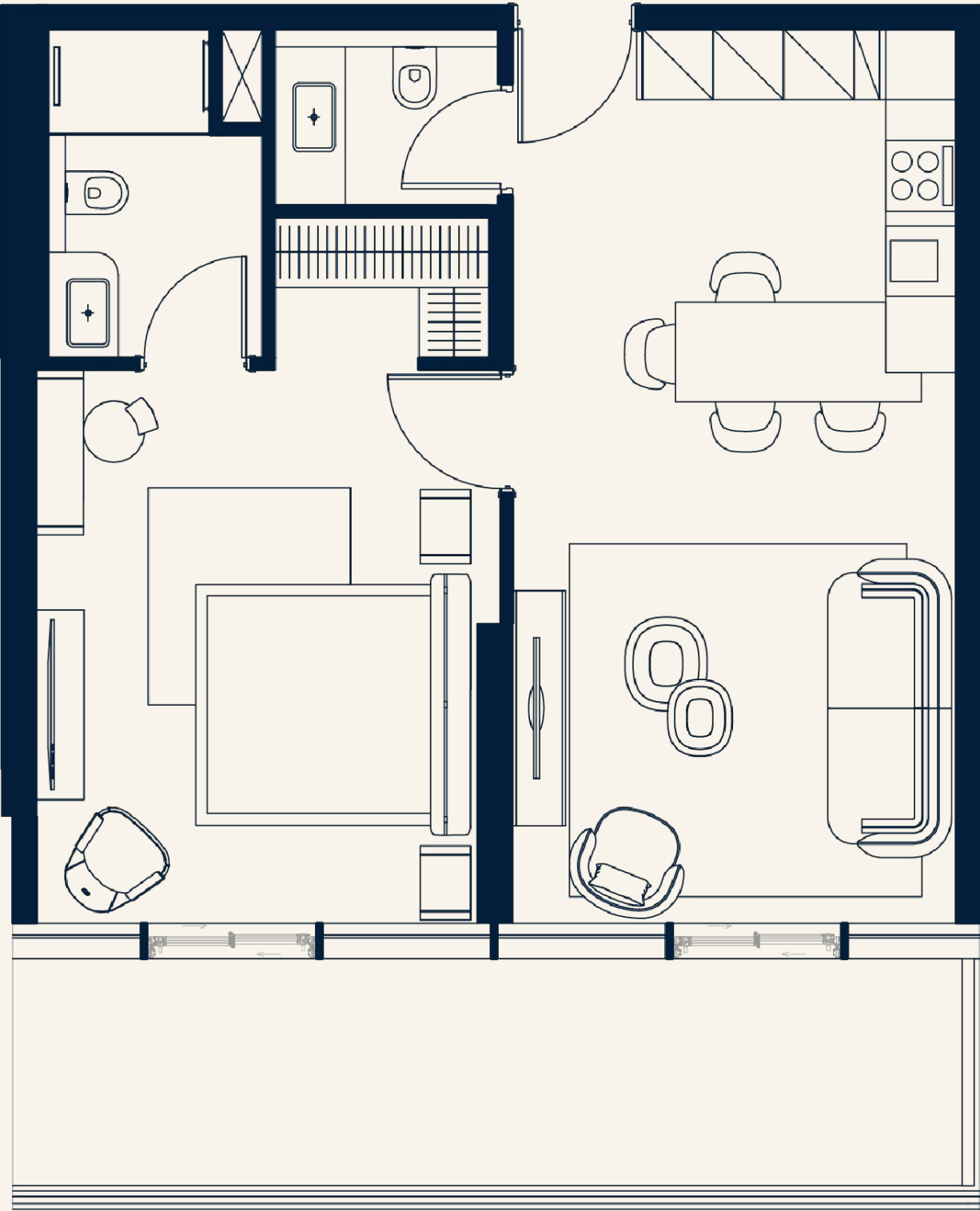


Series	Apartment area	Balcony	Total	Unit
15	57,34	40,07	97,41	m <sup>2</sup>



PLAN TYPE 5  
1 Bedroom

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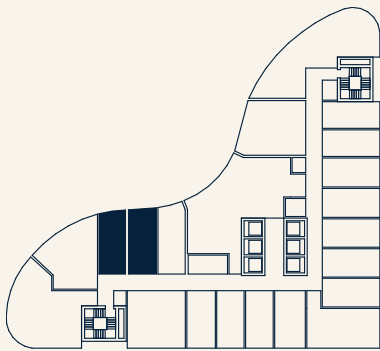
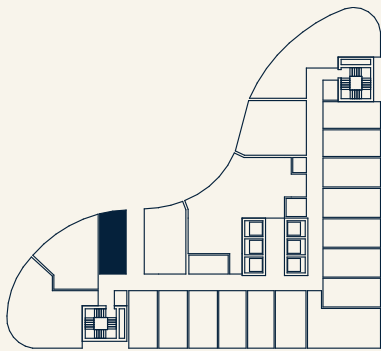
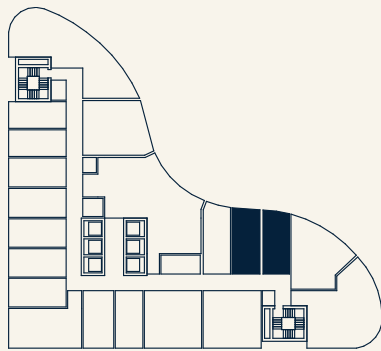
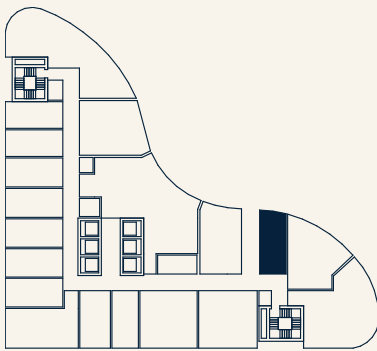
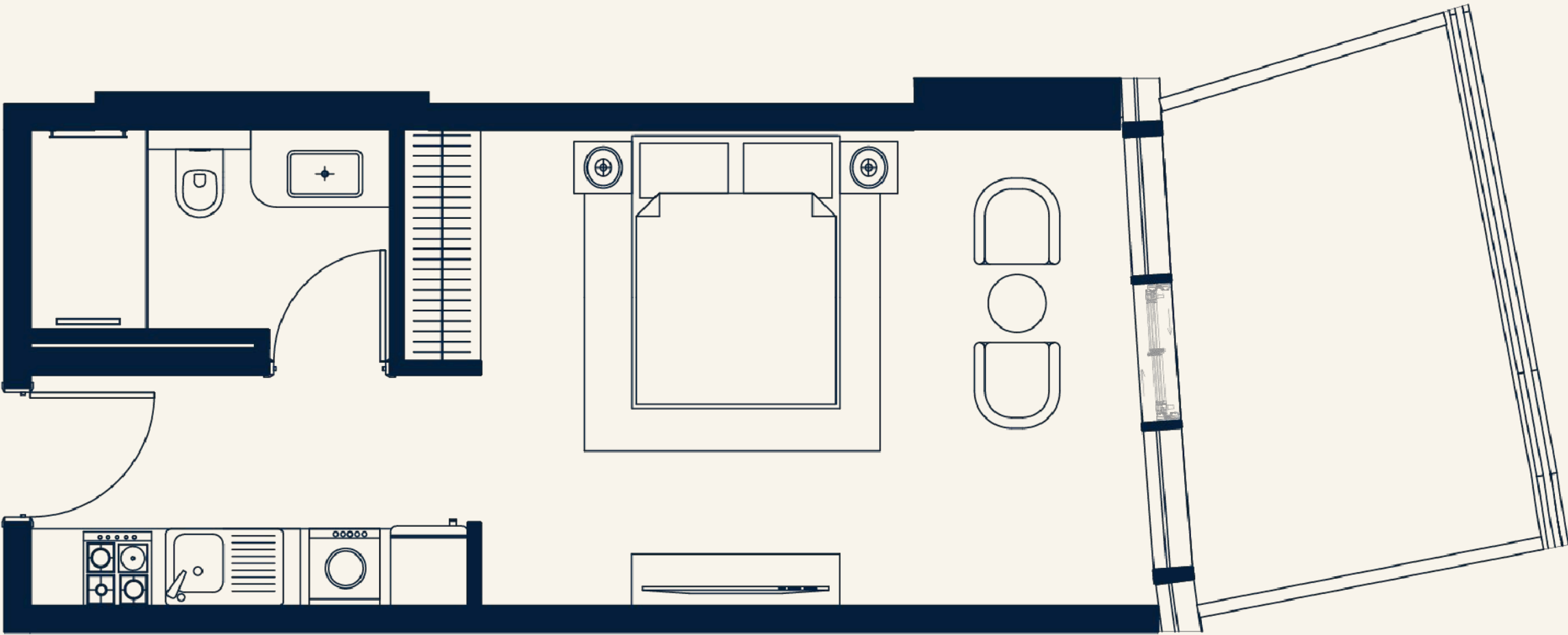


Series	Apartment area	Balcony	Total	Unit
18A (9th-10th), 18B (1st, 6th-10th)	62,13	30,7	92,83	m <sup>2</sup>



PLAN TYPE 6  
Studio

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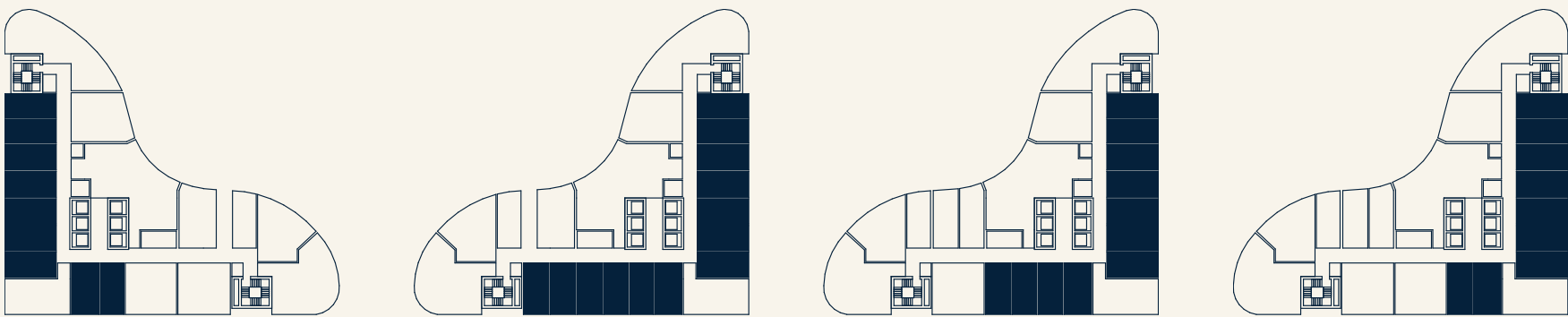
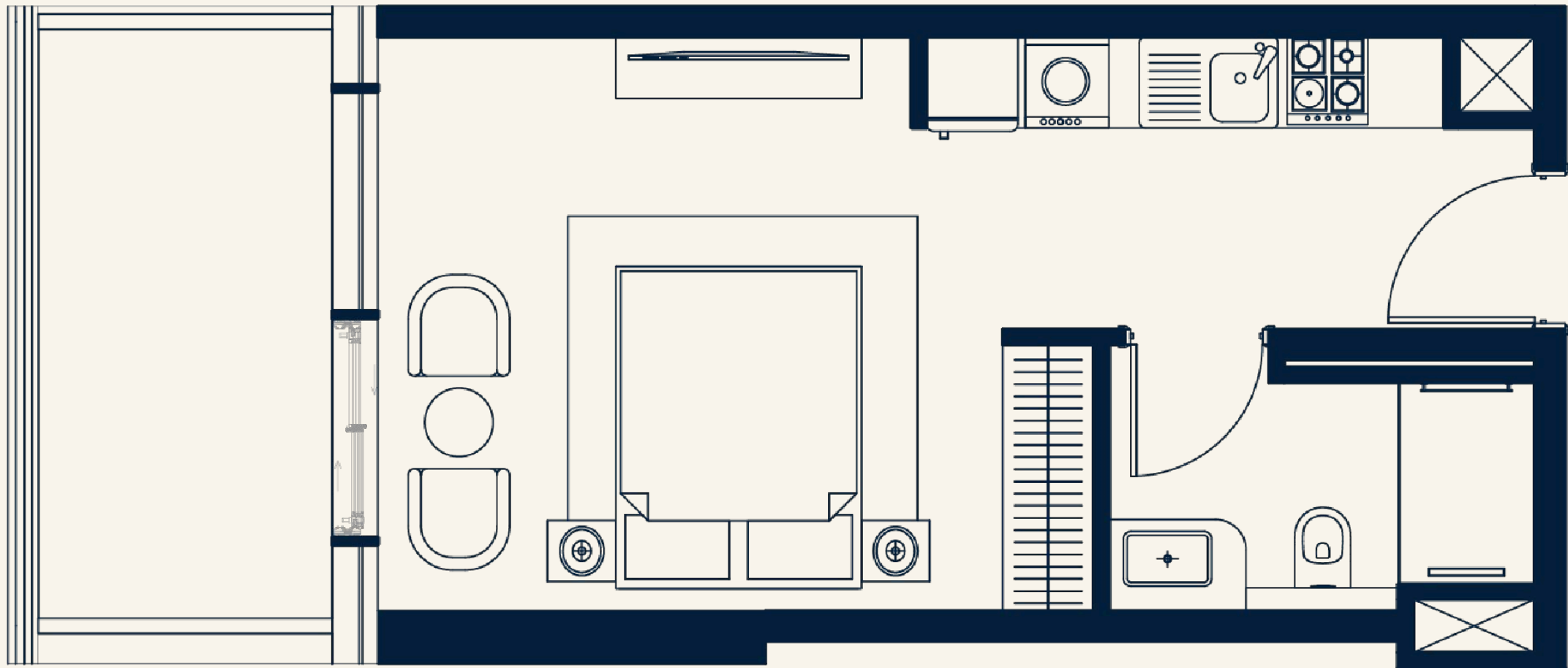


Series	Apartment area	Balcony	Total	Unit
02	32,33	9,1	41,43	m <sup>2</sup>
03	34,78	11,39	46,17	m <sup>2</sup>



PLAN TYPE 7  
Studio

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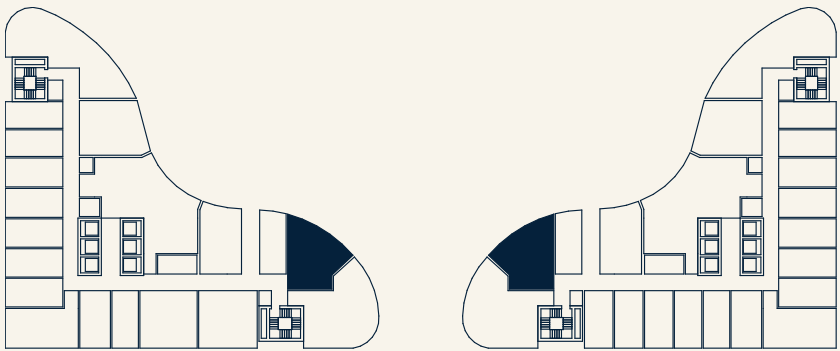
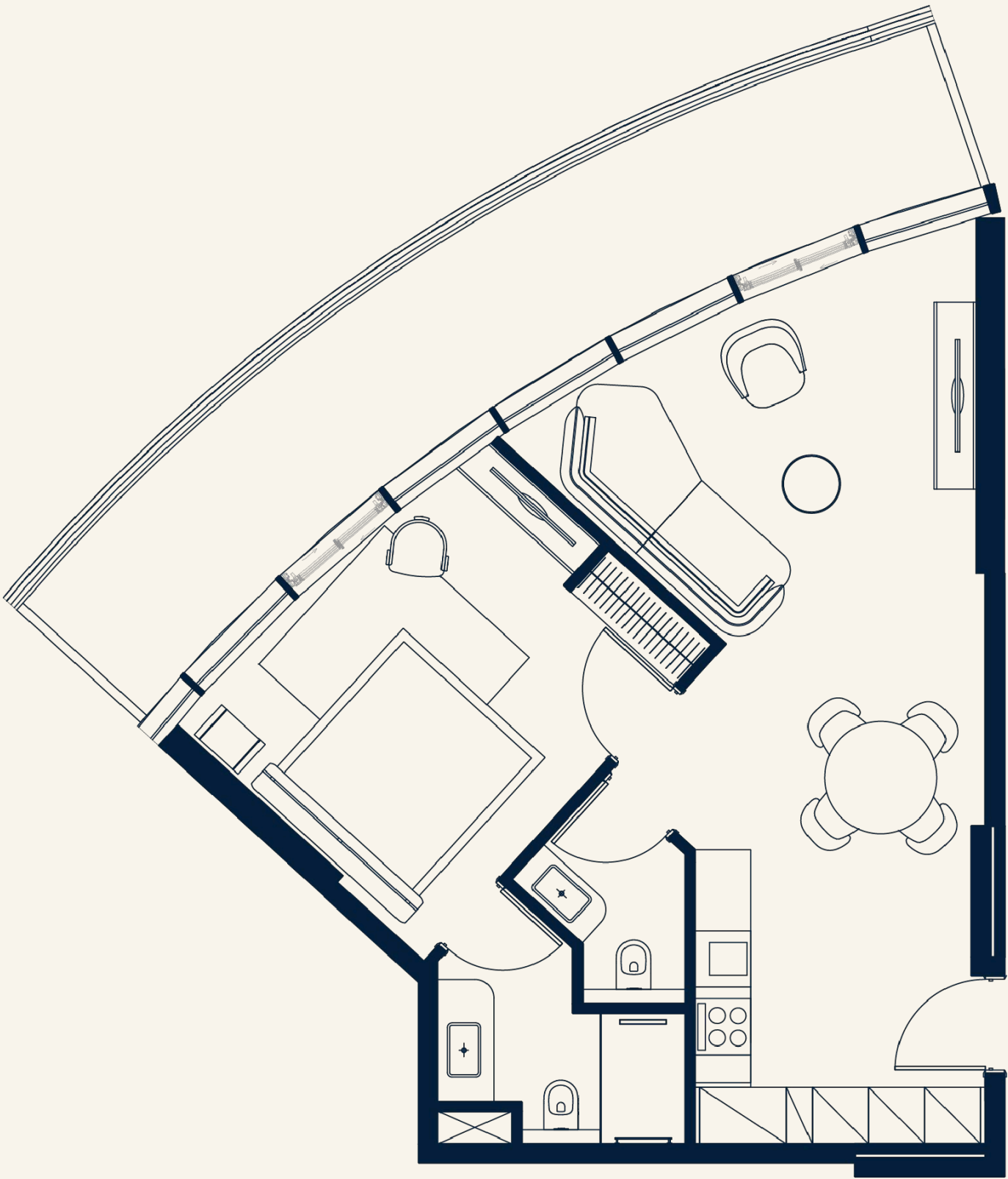


Series	Apartment area	Balcony	Total	Unit
09	27,82	8,31	36,13	m <sup>2</sup>
10	31,47	8,99	40,46	m <sup>2</sup>
11	30,61	9,26	39,87	m <sup>2</sup>
12	29,48	9,09	38,57	m <sup>2</sup>
13	29,48	9,09	38,57	m <sup>2</sup>
14	30,88	9,09	39,97	m <sup>2</sup>
16	33,1	9,6	42,7	m <sup>2</sup>
17	29,47	8,48	37,95	m <sup>2</sup>
18	29,34	8,48	37,82	m <sup>2</sup>
19	30,68	8,87	39,55	m <sup>2</sup>



PLAN TYPE 8  
1 Bedroom

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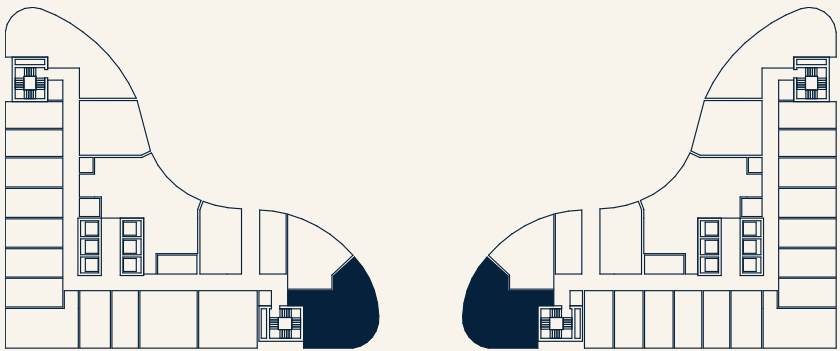
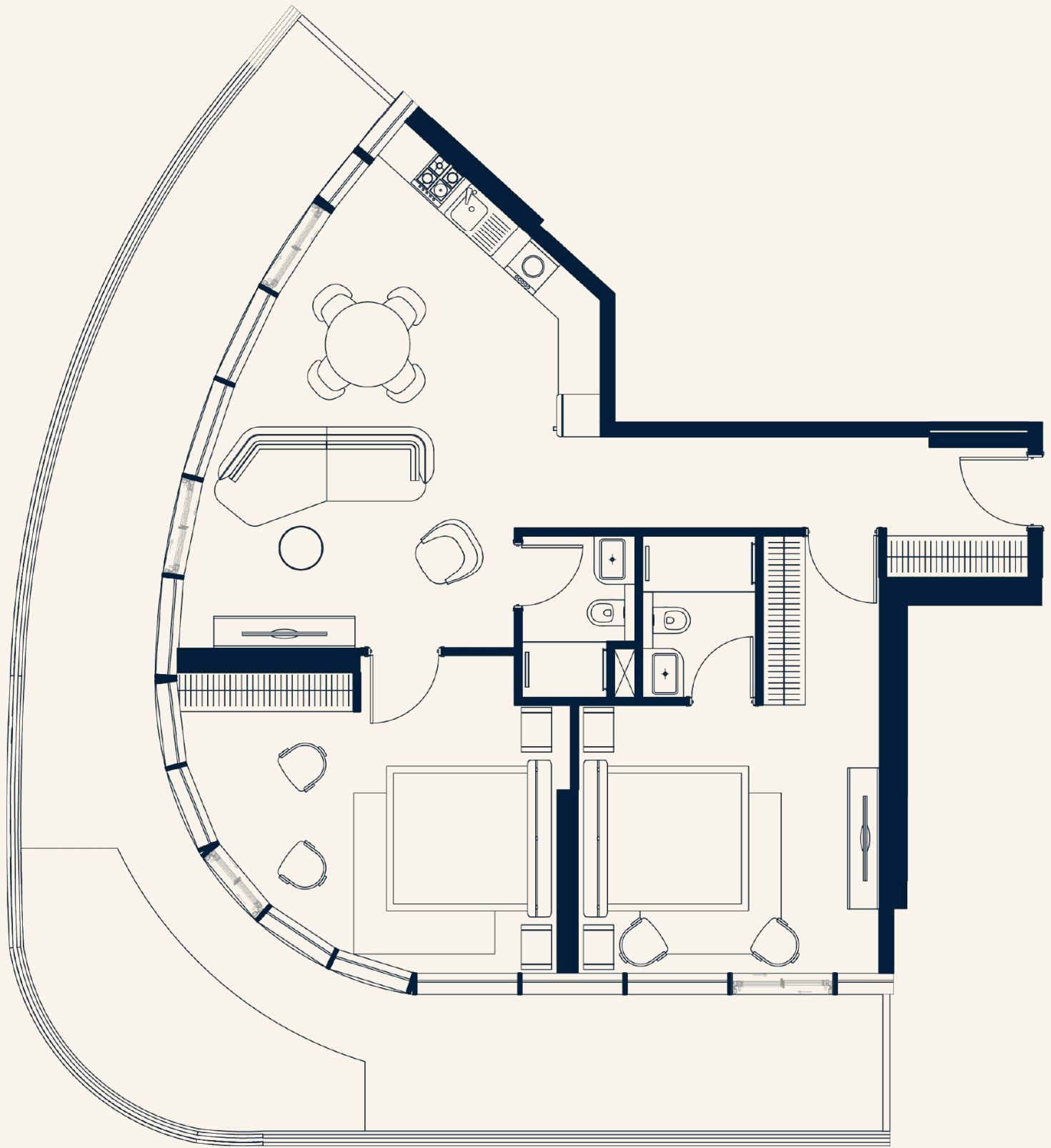


Series	Apartment area	Balcony	Total	Unit
01	61,57	23,57	85,14	m <sup>2</sup>



PLAN TYPE 9  
2 Bedroom

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Series	Apartment area	Balcony	Total	Unit
20B	96,53	58,97	155,5	m <sup>2</sup>
21A (2nd - 8th) 20A (9th - 10th)	96,54	58,97	155,51	m <sup>2</sup>



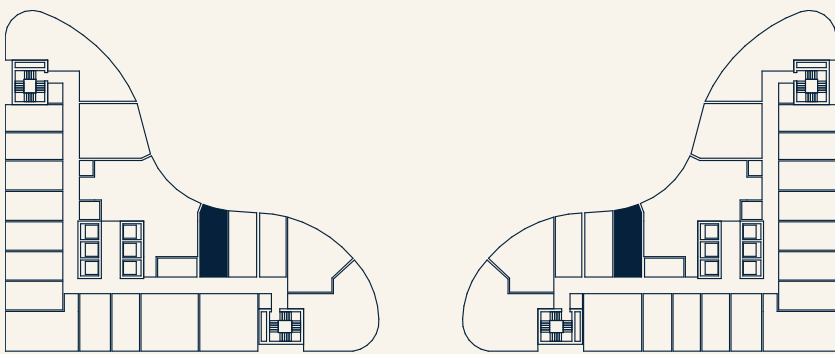
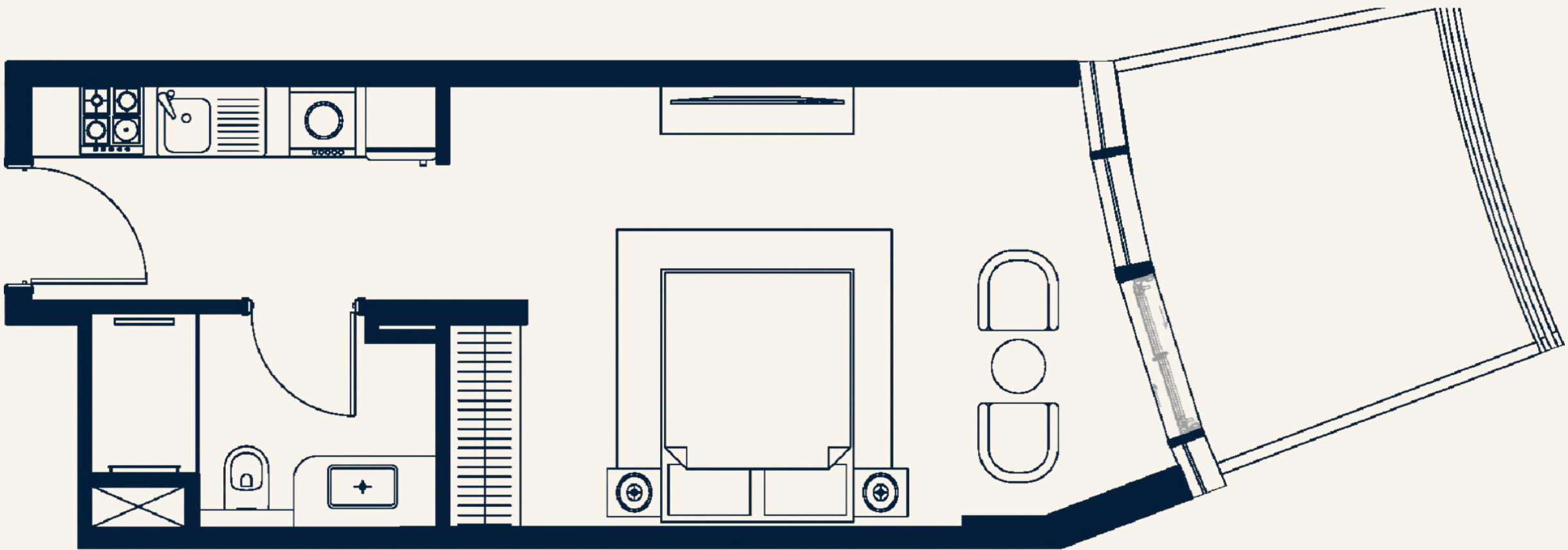
PLAN TYPE 10

Studio

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Series	Apartment area	Balcony	Total	Unit
04	35,01	10,1	45,11	m <sup>2</sup>



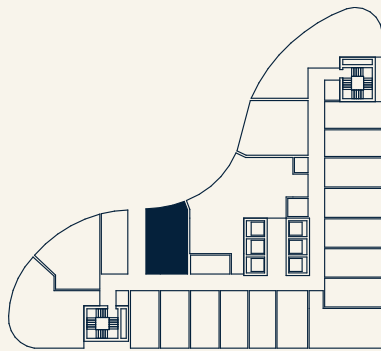
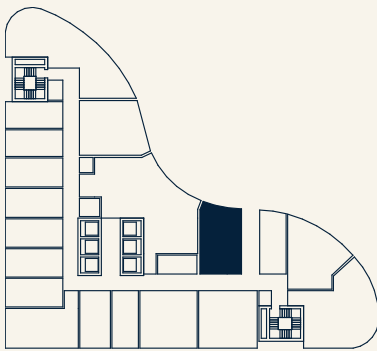
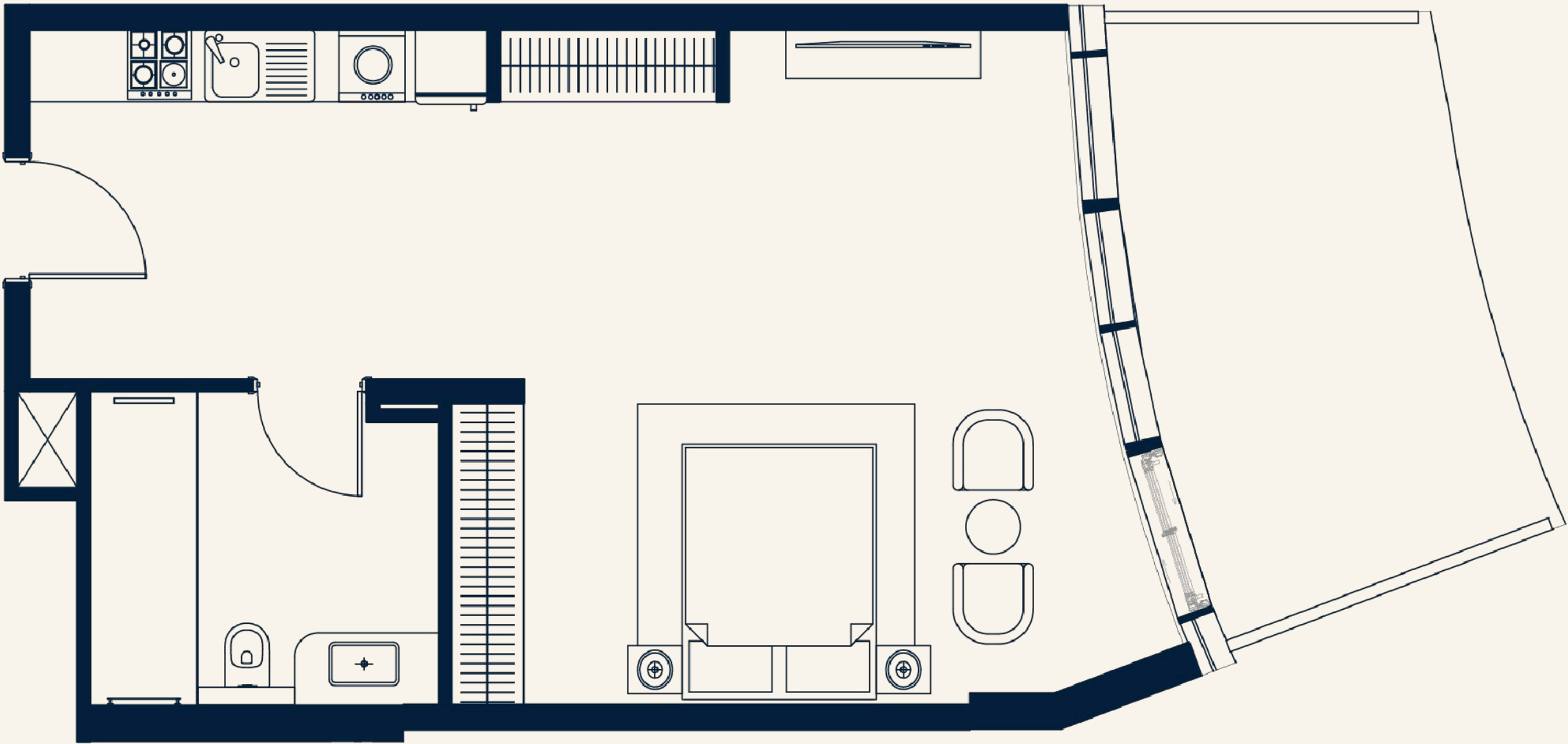
PLAN TYPE 11

Studio

PHASE II

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Series	Apartment area	Balcony	Total	Unit
03	51,95	15,75	67,7	m <sup>2</sup>