



TRAFFORD RESIDENCES



WELCOME TO *Luxurious*
AND EFFORTLESS LIVING



TRAFFORD RESIDENCES

Trafford Residences embodies elegance, innovation, and excellence. Renowned for our commitment to luxurious living, we are excited to introduce our latest project on Sheikh Mohammed Bin Zayed Road, Dubai.

PROJECT SPECIFICATIONS

G+4 Building 44 Residential Units
Exceptional Amenities Community
Views Walking Distance to Central Park

An aerial photograph of Dubai, United Arab Emirates, during the "golden hour" of sunset. The sky is a mix of deep blues, oranges, and pinks. The Burj Khalifa stands prominently in the center-left, its spire reaching towards the top of the frame. To its right, the BurjDubai is visible. In the foreground, a complex multi-level highway interchange with numerous overpasses and ramps is illuminated by streetlights, showing light trails from traffic. The city's dense skyline of skyscrapers extends into the distance, with lights beginning to glow from the buildings. The overall scene conveys a sense of modern urban sophistication and architectural grandeur.

INDULGE IN **the**
Sophistication
Of DUBAI

DUBAI SOUTH

A visionary hub transforming the future of living, working, and connectivity.



PRIME Location IN THE HEART OF Dubai



Dubai South is rapidly transforming into a pivotal center for real estate, driven by the massive \$35 billion expansion of Al Maktoum International Airport. This area is now emerging as a significant hub for residential and commercial pursuits, setting the stage for a new era in Dubai's architectural landscape with its commitment to sustainable and smart home projects.

MAKTOUM AIRPORT

15 minutes

LULU HYPERMARKET

2 minutes

ALNOOR SOUTH POLYCLINIC

3 MINUTES

PULSE MALL

4 minutes

BUSINESS BAY

25 minutes

IBN BATUTA MALL

20 minutes

PALM JABELI

25 minutes

PALM JUMEIRAH

25 minutes

SHEIKH ZAYED ROAD

25 minutes



DUBAI SOUTH

RESIDENTIAL UNITS



1-Bedroom, 1-Bedroom plus Study, and 2-Bedroom Apartments

INTERIOR SPECIFICATIONS

Experience a harmonious blend of modern aesthetics and unmatched comfort. Each space showcases soothing color palettes, clean lines, and refined angles, meticulously crafted to offer a premium lifestyle.

Enter a realm of meticulous design where cutting-edge CM Kitchen appliances and refined Jaguar sanitary fittings redefine sophistication and functionality. Each aspect is carefully crafted to enhance your daily experience, merging luxury with practical elegance.



UNIT STARTING SIZE & PRICE

UNIT TYPE	SIZE	PRICE
1 Bedroom	701 sqft	AED 821 K
1 Bedroom + Study	753 sqft - 871 sqft	AED 859 K - AED 992 K
2 Bedroom	980 sqft- 1,260 sqft	AED 1.17 M - AED 1.475 M



LEISURE AT IT'S BEST





R/8
DEVELOPERS

LUXURIOUS LOBBY

LUXURIOUS LOBBY



ELEGANT LIVING SPACES





MODERN DESIGN

LIVING ROOM



STATE OF ART Kitchen Amenities

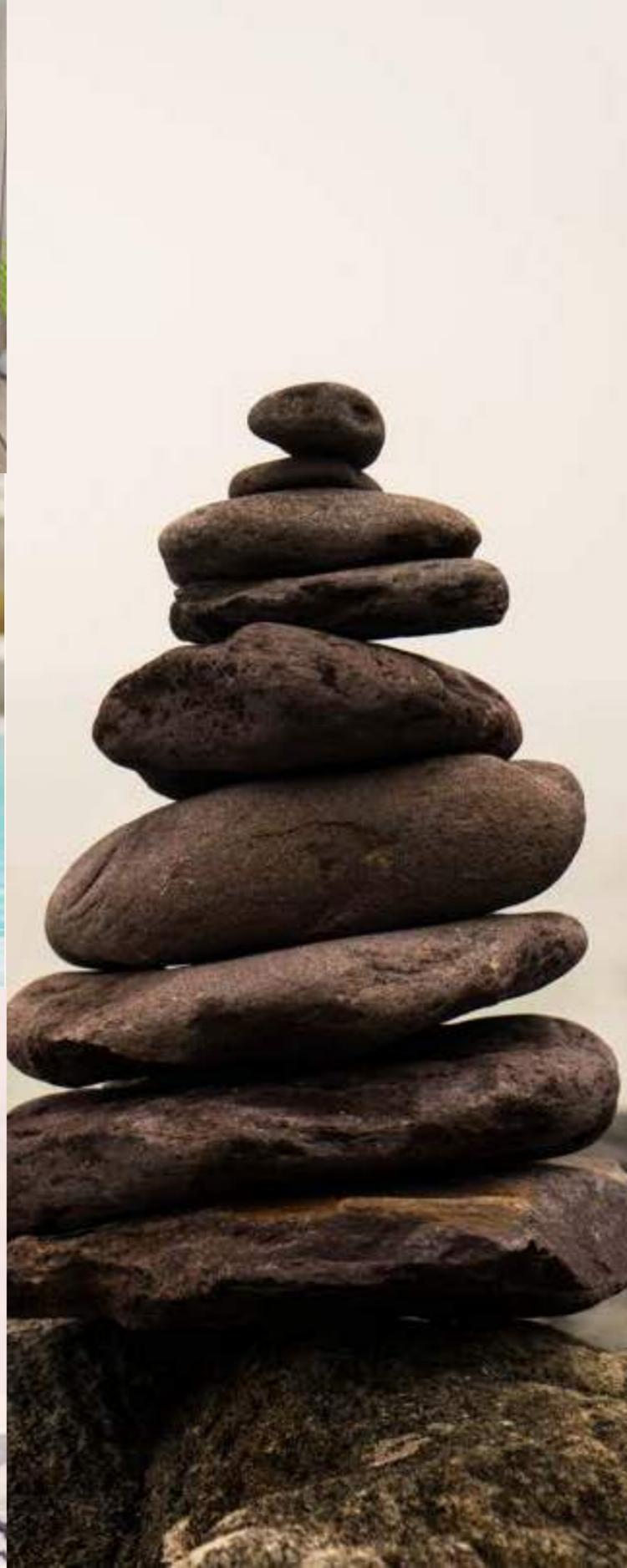
FITTED WITH CM APPLIANCES





BATHROOM

ELEGANT AND MODERN AESTHETICS WITH INTERIORS BY JAGUAR



ROOFTOP AMENITIES



Basketball court



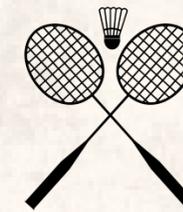
Yoga



Zen Garden



Ping Pong table



Badminton Court



Pickle Ball Court



Open air Cinema



Barbeque Area

LEISURE AMENITIES



Swimming Pool



GYM



Community Park



Kids splash area & pool



Paddle tennis

ZEN GARDEN



*Stay
Humble*

Gym



LOUNGE AREA







OPEN AIR THEATRE



SWIMMING POOL



ENAYA RESIDENCES

JUMEIRAH VILLAGE TRIANGLE



TRAFFORD RESIDENCES

DUBAI SOUTH

