



SOUTH GARDEN



HIGH SPEED INTERNATIONAL
we build your dream





Brouq  **Developments**

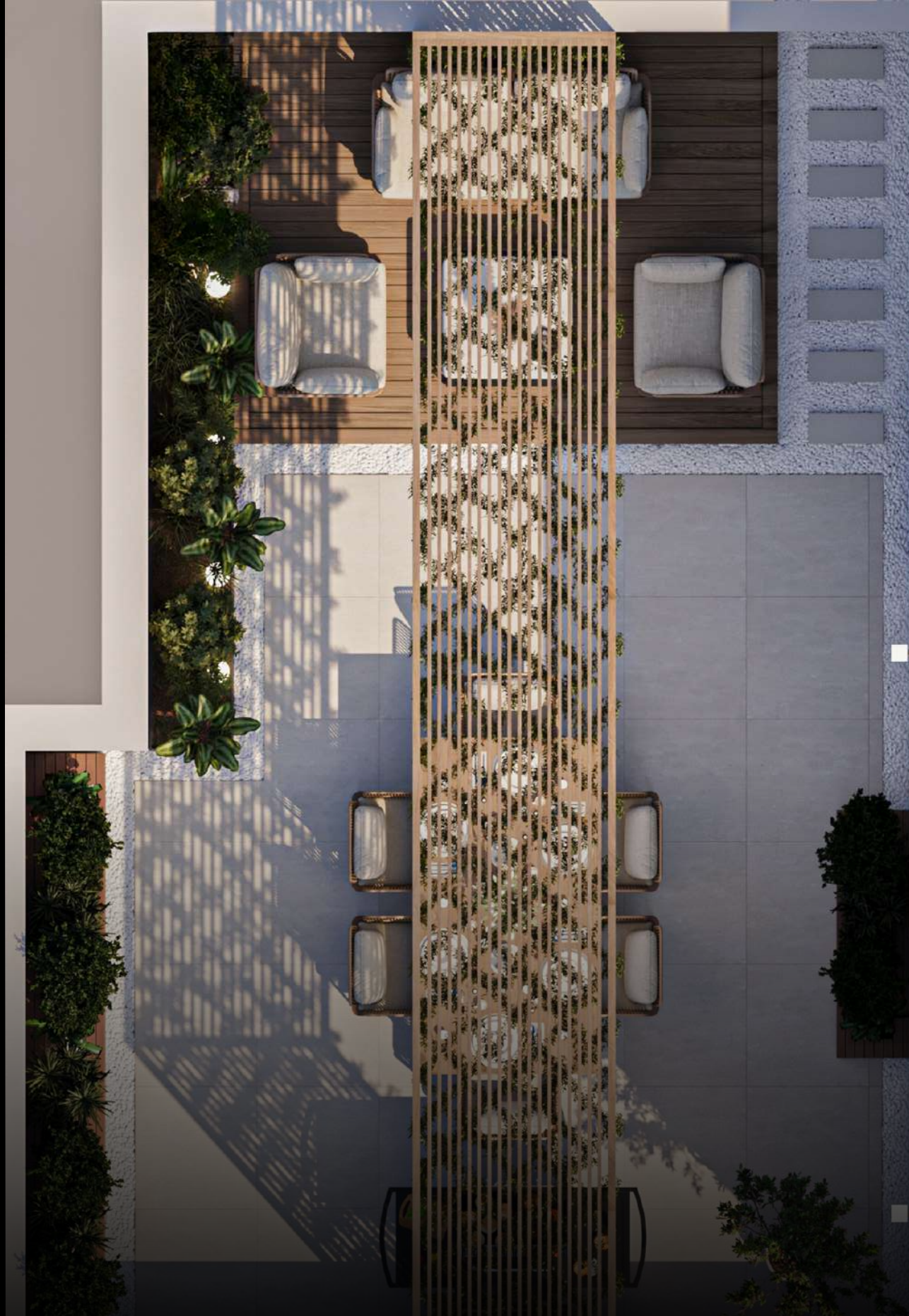


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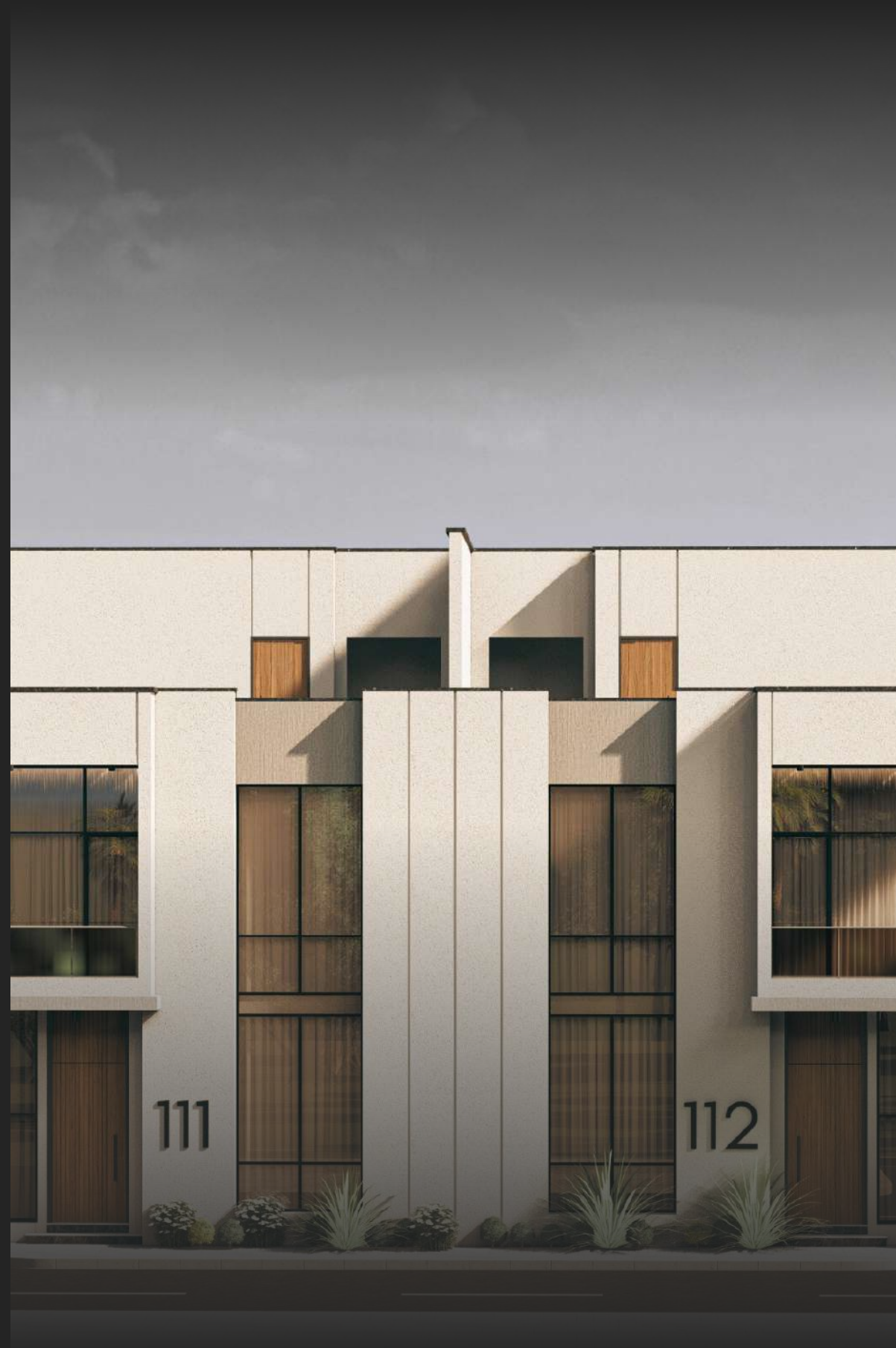
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MISSION

To create thoughtfully designed residential communities that enhance everyday living through smart planning, elegant architecture, and integrated lifestyle amenities—ensuring comfort, convenience, and long-term value for both families and investors.



VISION

To be a leading developer in shaping modern, community-centric neighborhoods in Qatar—where quality, sustainability, and lifestyle excellence come together to define the future of living.

DEVELOPER OVERVIEW

With over a decade of experience IN DEVELOPMENTS in Egypt and MENA , we are one of Qatar's leading construction and interior design firms. We deliver fast ,cost-effective, eco-friendly solutions while maintaining strict safety and quality standards. Driven by excellence, innovation, and integrity, we aim to shape Qatar's landscape and elevate industry standards.

- Developer – BROUQ DEVELOPMENTS
 - Main Contractor – HIGH SPEED INTERNATIONAL
- Commercial & Residential Complex –



OVERVIEW

The project features a blend of residential villas, commercial shops, and lifestyle amenities that create a balanced and enriching environment. With four distinct villa types—each crafted with care to suit different family needs—South Walk offers spacious living options in a safe and well-connected neighborhood

LOCATION OVERVIEW

Location is strategically situated along Al Wukair Main Street, offering excellent access to surrounding residential communities, schools, healthcare centers, and major roads. Its central placement within Al Wukair makes it ideal for both families and commercial investors.

- Al Wukair Family Park – 5 min drive
- Wakra Hospital – 10 min drive
- Al Janoub Stadium – 12 min drive
- Doha Expressway Access – 8 min drive
- Al Wakrah Beach – 15 min drive



LOCATION

SITE PLAN

- 156 RESIDENTIAL VILLAS
- 105 RETAIL SHOPS
- 62 RESIDENTIAL FLATS IN THE COMMERCIAL ZONE
- 261 PARKING BAYS
- CLUB HOUSE , CAFETERIA, SWIMMING POOL, MINI MAKRKET PLAYGROUND , MOSQUE
- TOTAL POLT AREA 79,000M2





Project Highlights

wakra residents enjoy access to a wide array of lifestyle amenities. A fully equipped swimming pool and gymnasium, a dedicated kids play area, an on-site mini market and cafeteria, as well as gated security and ample parking facilities

An integrated mixed-use development, located on Al Wukair Main Street, featuring residential villas, retail shops, and community living. Spacious 4 BHK villas with private rooftops, maid's rooms, and high-end finishes

COMMUNITY & LIFESTYLE





CONVINIENCE

Host intimate BBQs and gatherings in the comfort of your own community, surrounded by family and friends.

Conveniently, a mini market is just steps away—making it easy to stock up on essentials without leaving the neighborhood.





DELUX LIFESTYLE

- Enriched with shared lifestyle amenities designed for relaxation, socializing, and daily convenience.
- Residents can unwind at the common swimming pool, perfect for both leisurely swims and family fun.
- The clubhouse offers a stylish indoor space ideal for community events, casual gatherings, or peaceful downtime.
- Just steps away, the cafeteria serves as a cozy corner for quick bites or coffee breaks, making everyday living more connected and enjoyable





HOME FEATURES





**Elevator for easy
access across
floors**



**Built-in
Wardrobes and
Dressing Room**



**Private Rooftop
Terrace and
Backyard**

**PRIVATE
SWIMMING POOL
WITH RELAXING
SITTING**



AMENITIES

- Elevator
- Private Swimming Pool
- Back Yard
- Private Balconies
- Private Roof Terrace
- Walk-in Closet
- Maid Room



VILLA TYPE OVERVIEW

WAKRA VILLS offers four distinct villa types designed to suit a variety of lifestyles and family sizes. Each villa features spacious layouts, elegant finishes, and access to premium amenities. From private rooftops to maid rooms and dedicated dressing areas, every detail is crafted for comfort, privacy, and luxury.



Type A

- AREA 291.71 m²
- FLOORS G+1+Penthouse
- 4 BED ROOMS
- MAID ROOM
- 5 BATH ROOMS
- Private rooftop,

Type B

- AREA 277 m²
- FLOORS G+1+Penthouse
- 4 BED ROOMS
- 5 BATHROOMS
- Balcony,
- maid's room private backyard

Type D

- 291.71 m²
- G+1+Penthouse
- 4 BEDROOM
- MAID ROOM
- 5 BATHROOM
- Similar to Type A with layout variation

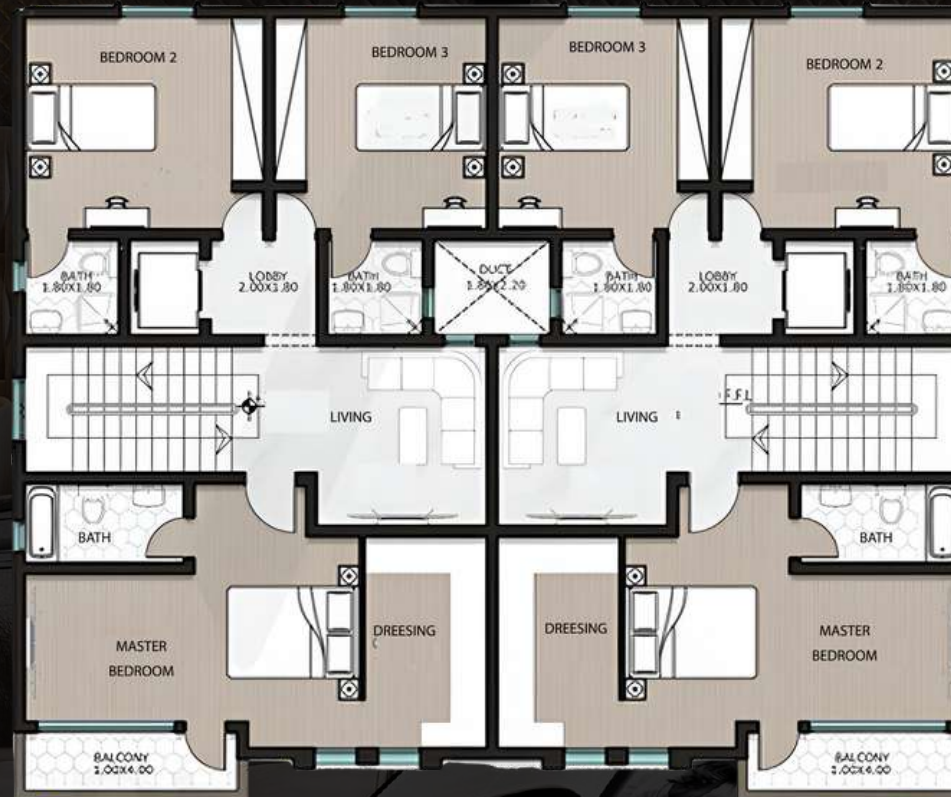
Type C

- AREA 300.84 m²
- FLOORS G+1+Penthouse
- 4 BED ROOMS
- MAID ROOM
- 5 BATHROOMS
- Larger living spaces
- walk-in closet



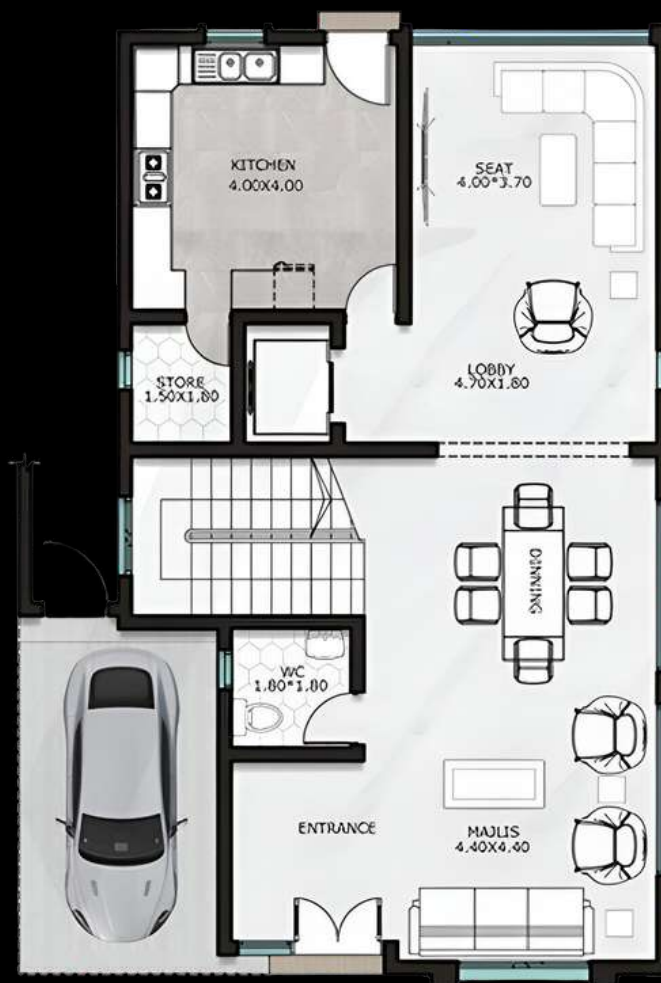
TYPE A

Ground Floor Area	117.2 SQM
First Floor Area	129.32 SQM
Penthouse Floor Area	45.19 SQM
Built Up Area of TYPE A Villa	291.715 SQM
Number of Units for TYPE A Villa	60
PLOT Area	START FROM 219.7 TO 352.3



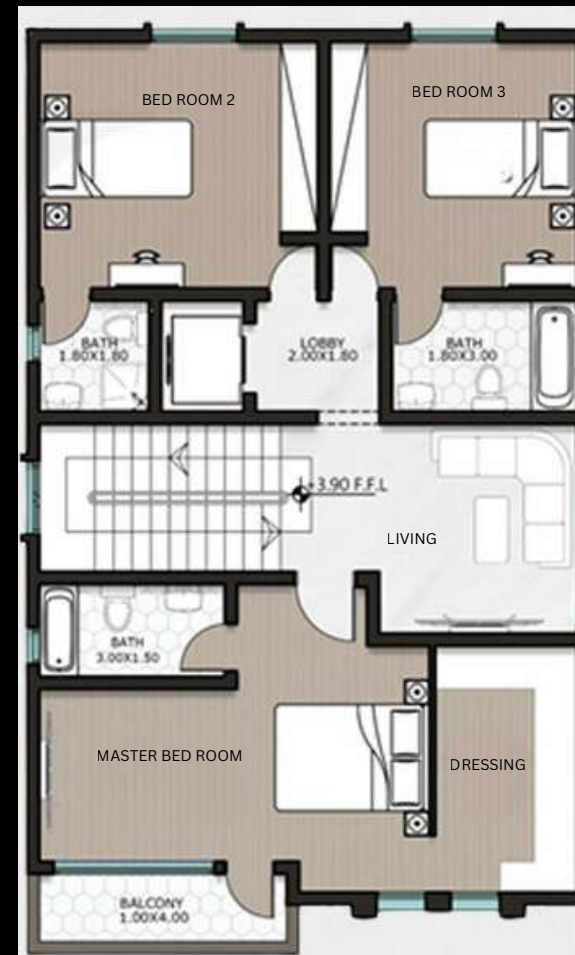
TYPE B

Ground Floor Area	111.50 SQM
First Floor Area	120.30 SQM
Penthouse Floor Area	44.20 SQM
Built Up Area of TYPE B Villa	277 SQM
Number of Units for TYPE B Villa	2
PLOT Area	280.00



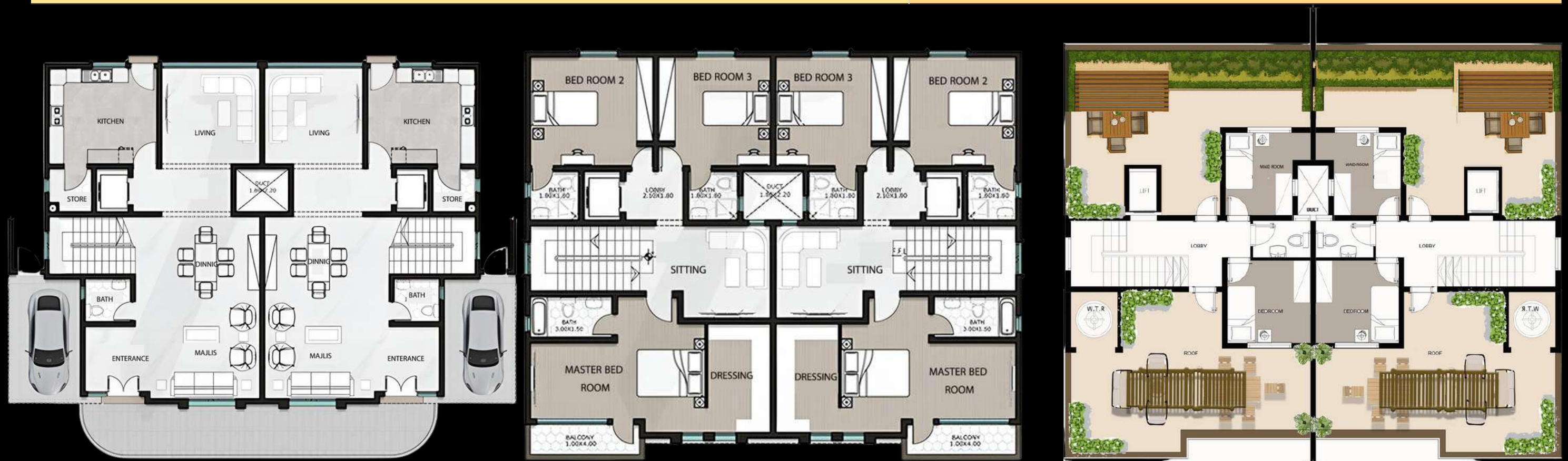
TYPE C

Ground Floor Area	122.9 SQM
First Floor Area	132.7SQM
Penthouse Floor Area	45.19 SQM
Built Up Area of TYPE C Villa	300.84 SQM
Number of Units for TYPE C Villa	5
PLOT Area	START FROM 243.8 TO 282.6



TYPE D

Ground Floor Area	117.2 SQM
First Floor Area	129.32 SQM
Penthouse Floor Area	45.19 SQM
Built Up Area of TYPE D Villa	291.71 SQM
Number of Units for TYPE D Villa	86
PLOT Area	START FROM 178.1 TO 220.9



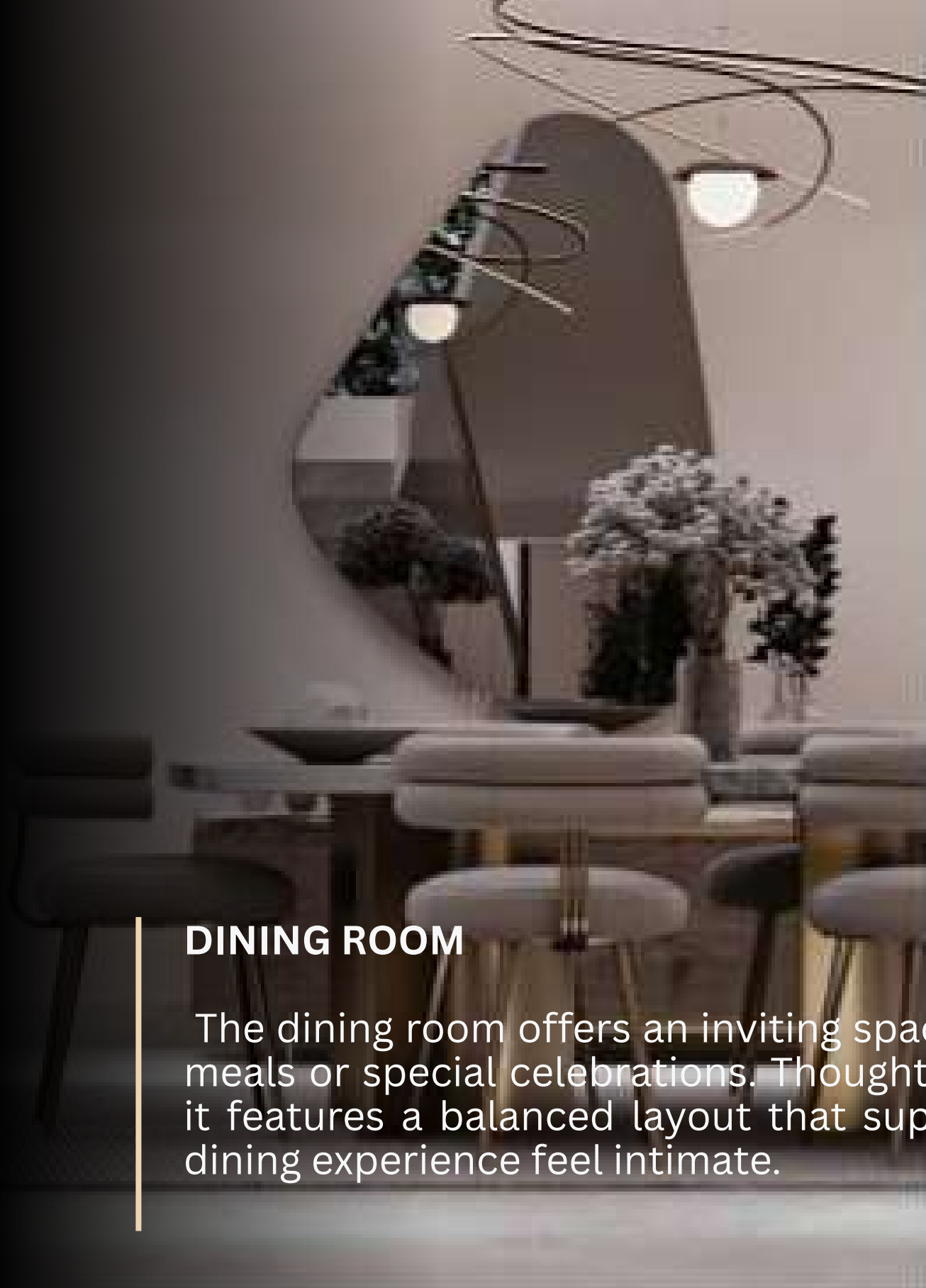
GROUND FLOOR

- MAJLIS
- DINING ROOM
- LIVING ROOM
- WASHROOM
- BACK YARD
- Kitchen
- Swimming Pool



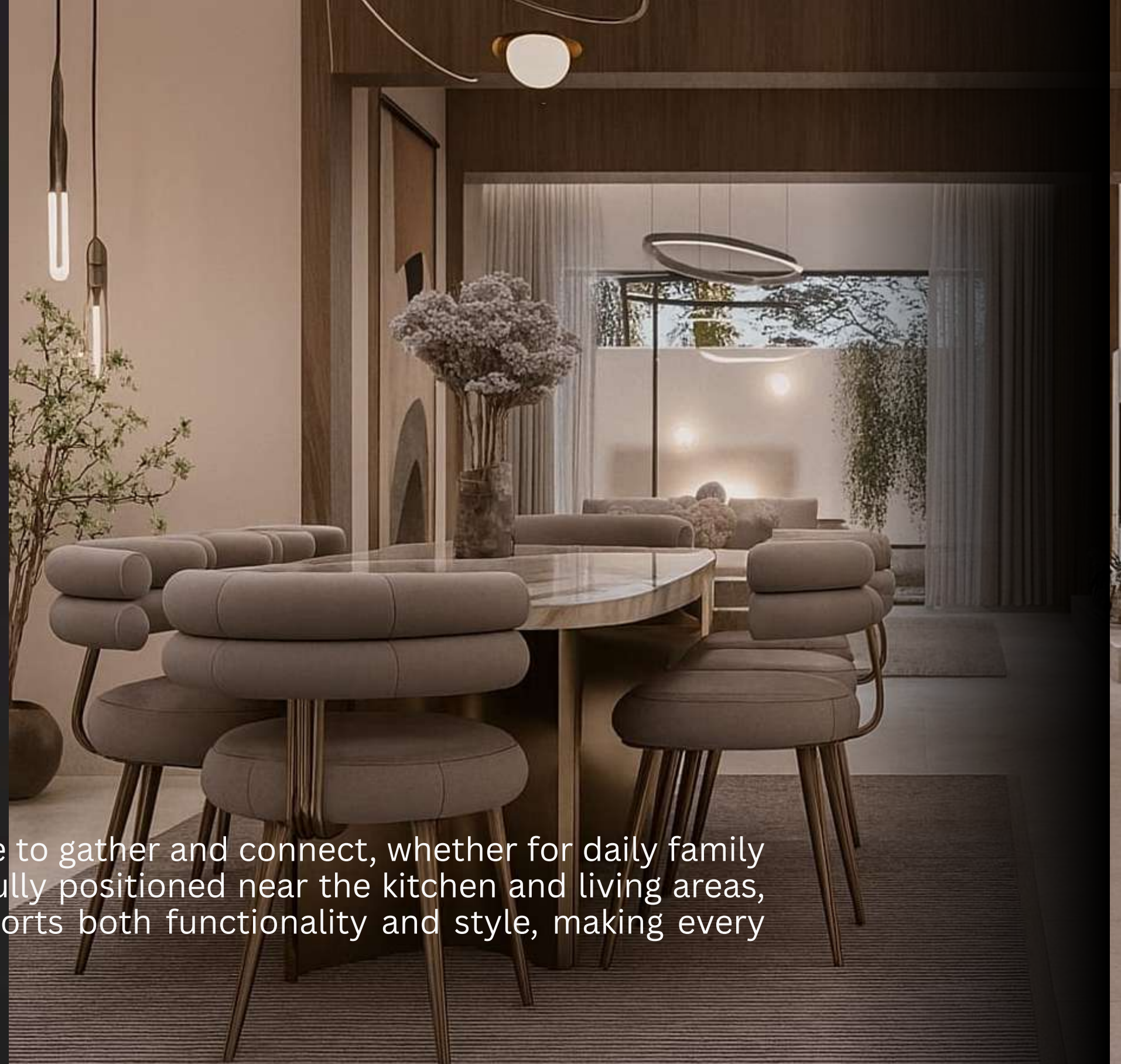
MAJLIS

Seamlessly integrated into the open-plan layout, the majlis and dining area create a harmonious flow between formal hospitality and family living. The majlis, situated adjacent to the dining room, offers a welcoming space for guests, enhanced by elegant finishes and natural light.



DINING ROOM

The dining room offers an inviting space to gather and connect, whether for daily family meals or special celebrations. Thoughtfully positioned near the kitchen and living areas, it features a balanced layout that supports both functionality and style, making every dining experience feel intimate.



LIVING ROOM

The living room in each South Walk villa is designed to be the heart of the home — a spacious, light-filled area ideal for both everyday relaxation and elegant entertaining. An intimate area for Family gatherings.



WASHROOM

The guest bathroom is designed with both style and convenience in mind, offering a refined space that reflects the overall elegance of the villa. Outfitted with premium ceramic tiles, a contemporary vanity, and high-quality fixtures, it provides a welcoming experience for visitors while maintaining privacy and ease of access from the main living areas





BACK YARD

The back yard of each South Walk villa is a beautifully designed outdoor space that blends elegance with leisure. Featuring a private swimming pool, paved walkways, and curated landscaping, it offers residents a serene setting right at their doorstep. Ideal for family gatherings or quiet relaxation, the back yard enhances the villa's luxury appeal while maintaining privacy and aesthetic charm.

KITCHEN

The kitchen is designed to blend functionality with modern aesthetics. Featuring high-quality cabinetry, durable countertops, and an efficient layout, it offers a practical yet stylish space ideal for everyday cooking and family meals. Its direct connection to the dining area ensures a seamless flow, perfect for both casual use and entertaining guests.



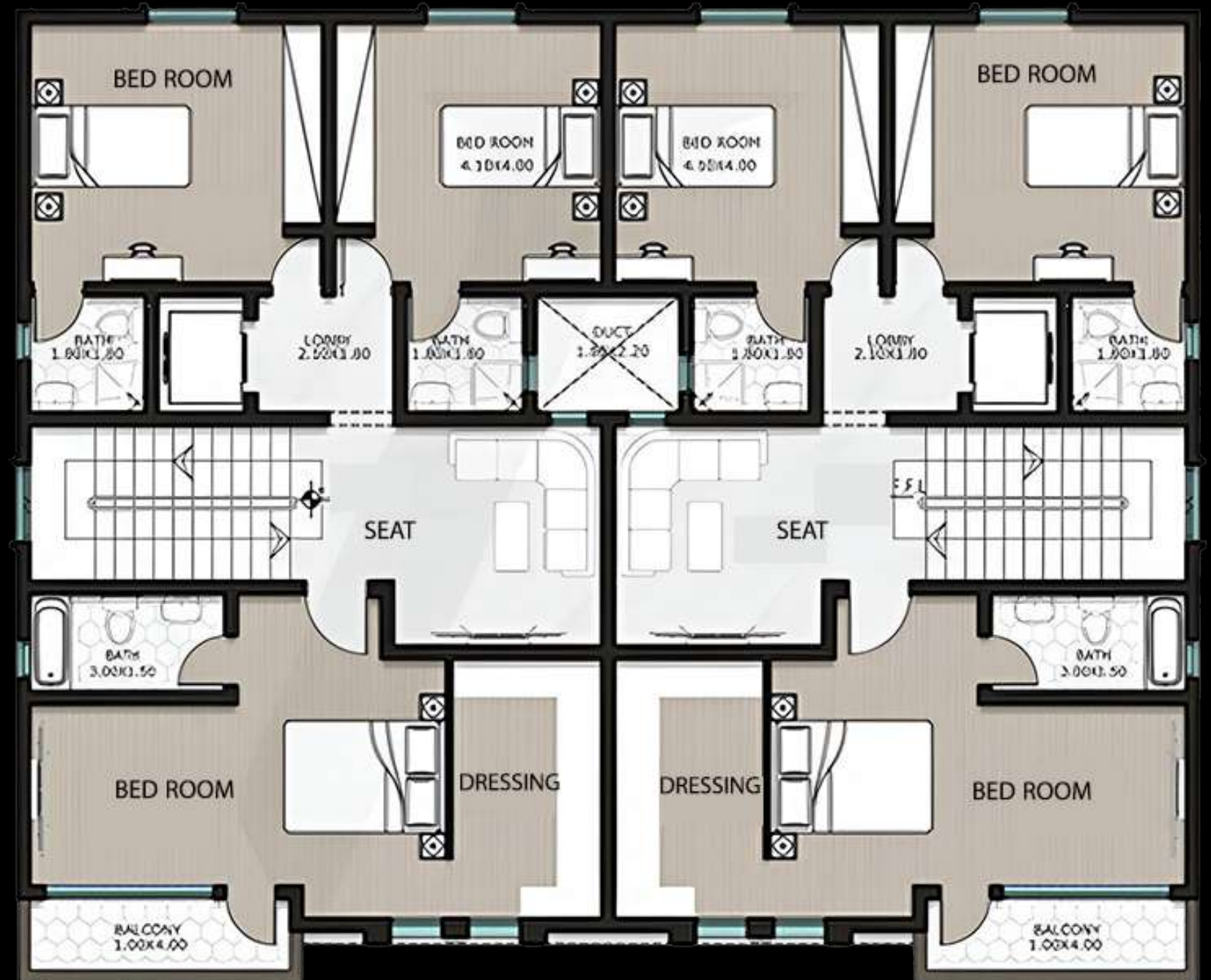
Swimming Pool

The private swimming pool offers a serene retreat within each villa's backyard—perfect for relaxing, exercising, or spending quality time with family. Designed with elegant tiling, safety features, and ambient lighting, the pool area blends leisure and luxury, making it a true highlight of the home's outdoor space.



FIRST FLOOR

- LIVING ROOM
- MASTER BEDROOM
- 2 BED ROOM
- DRESSING ROOM
- BATHROOM
- BALACONY



LIVING ROOM

A cozy secondary living room designed for private family moments or relaxed evening lounging. Thoughtfully laid out, it provides a comfortable space ideal for reading, casual conversations, or children's playtime. Its location between the bedrooms offers both convenience and intimacy, enhancing the upper-floor living experience.





MASTER BEDROOMS

The first floor includes three spacious master bedrooms, each offering comfort, privacy, and modern elegance. One of the rooms features a dedicated dressing area and en-suite bathroom, while the other two include well-appointed private bathrooms and ample wardrobe space





BEDROOMS

The first floor includes three spacious master bedrooms, each offering comfort, privacy, and modern elegance. One of the rooms features a dedicated dressing area and en-suite bathroom, while the other two include well-appointed private bathrooms and ample wardrobe space





DRESSING ROOM

A dedicated space for elegance, featuring built-in shelving, hanging space, and soft lighting to create a boutique-like experience. Conveniently connected to the master bedroom, it provides both functionality and a touch of luxury—perfect for keeping wardrobes tidy and dressing routines seamless



BATHROOM

Crafted with premium finishes and a modern aesthetic, these bathrooms combine durability with style. Spacious vanities and large mirrors, create a luxurious, spa-like experience, while soft lighting and neutral tones provide a clean and calming atmosphere for everyday use





TERRACE

The penthouse terrace is a private rooftop escape, offering elevated views and a generous open-air setting ideal for relaxing or entertaining. Finished with durable, stylish flooring and thoughtfully positioned for privacy, it's a seamless extension of the penthouse master suite—perfect for enjoying the sunrise.

PENTHOUSE

- BED ROOM
- MAID ROOM





MASTER BEDROOMS

A spacious and private bedroom located on the penthouse level, designed for comfort and relaxation. It features a built-in wardrobe that offers ample storage space while maintaining a sleek and uncluttered look. Large windows invite natural light, creating a bright and welcoming atmosphere, while neutral finishes add a touch of modern elegance.





MAID ROOM

Discreetly located on the penthouse level, the maid's room offers a private and functional living space with its own dedicated bathroom. Designed for comfort and practicality, it provides convenience for live-in help while ensuring privacy for both residents and staff.

Feasibility of Payment



Feasibility of Payment

Flexible Payment Plan		
Stage	Percentage	Details
Booking Fee	10%	Paid upon reservation
Contract Signing	65%	Paid in scheduled installments over 3 years until handover(Including the 10% booking fee)
After Handover	35%	Paid in scheduled installments over 3 years after handover

















THANK YOU

hope this design reflects your vision and needs in the best possible way. I'm happy to discuss any feedback or adjustments to ensure the best outcome.



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Contact

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