RISE BYATION











IN THE CENTRE

OF NOW

Perfectly positioned in Dubailand, Athlon is only 25 minutes from Dubai International Airport and 30 minutes from Jumeirah Beach. Set within one of the largest green spaces in Dubai, the community is surrounded by nature.

DOWNTOWN

DUBAI - AL AIN ROAD

NAD EL SHEBA

DUBAI HILLS

MALL OF THE EMIRATES

The state of the s

A

ARI JEKH MOHAM POAD

THE WILDS

HAVEN

DUBAI MARINA

THE PALM

AL BARSHA

DUBAI SPORTS CITY

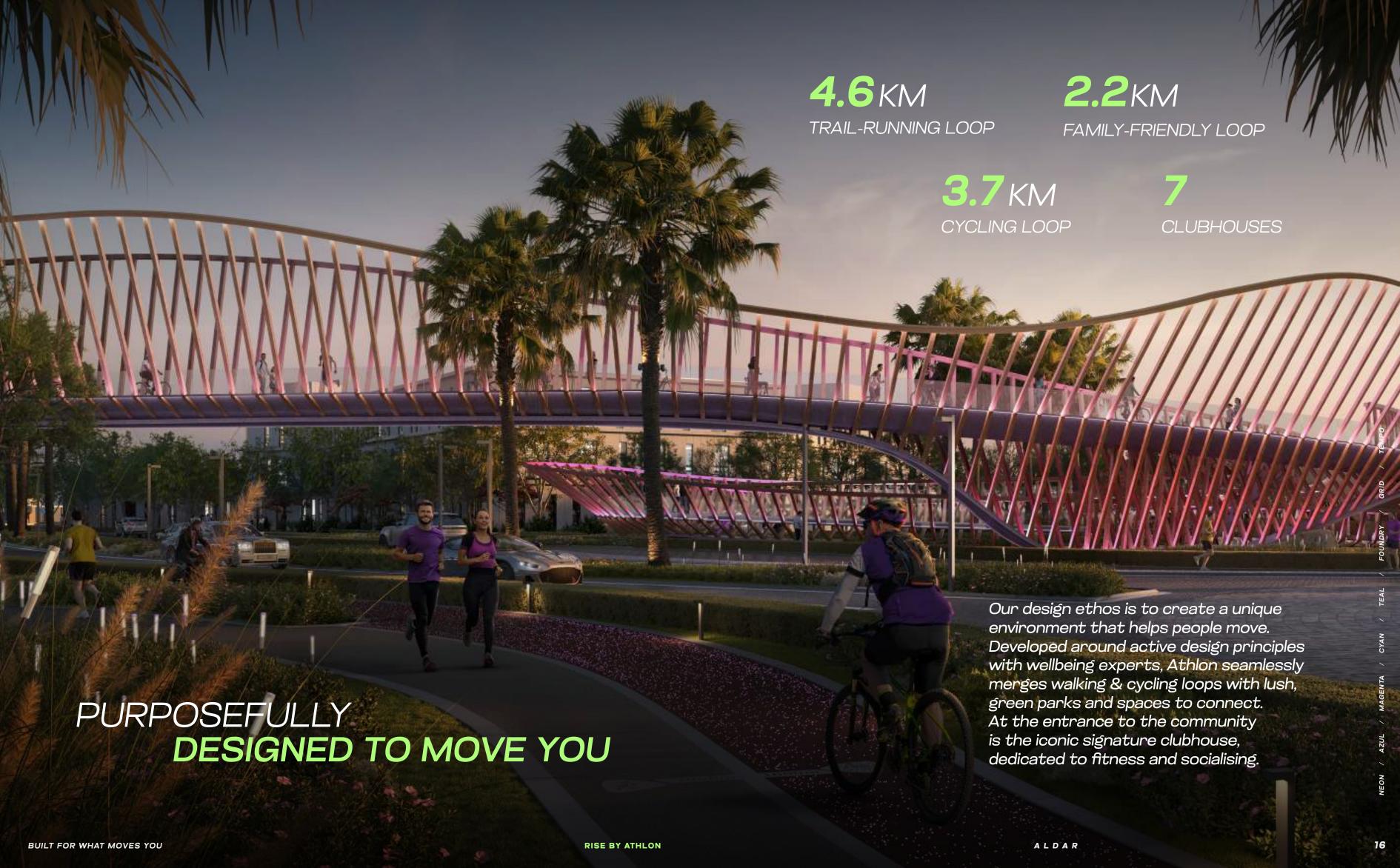
JEBEL ALI FREEZONE

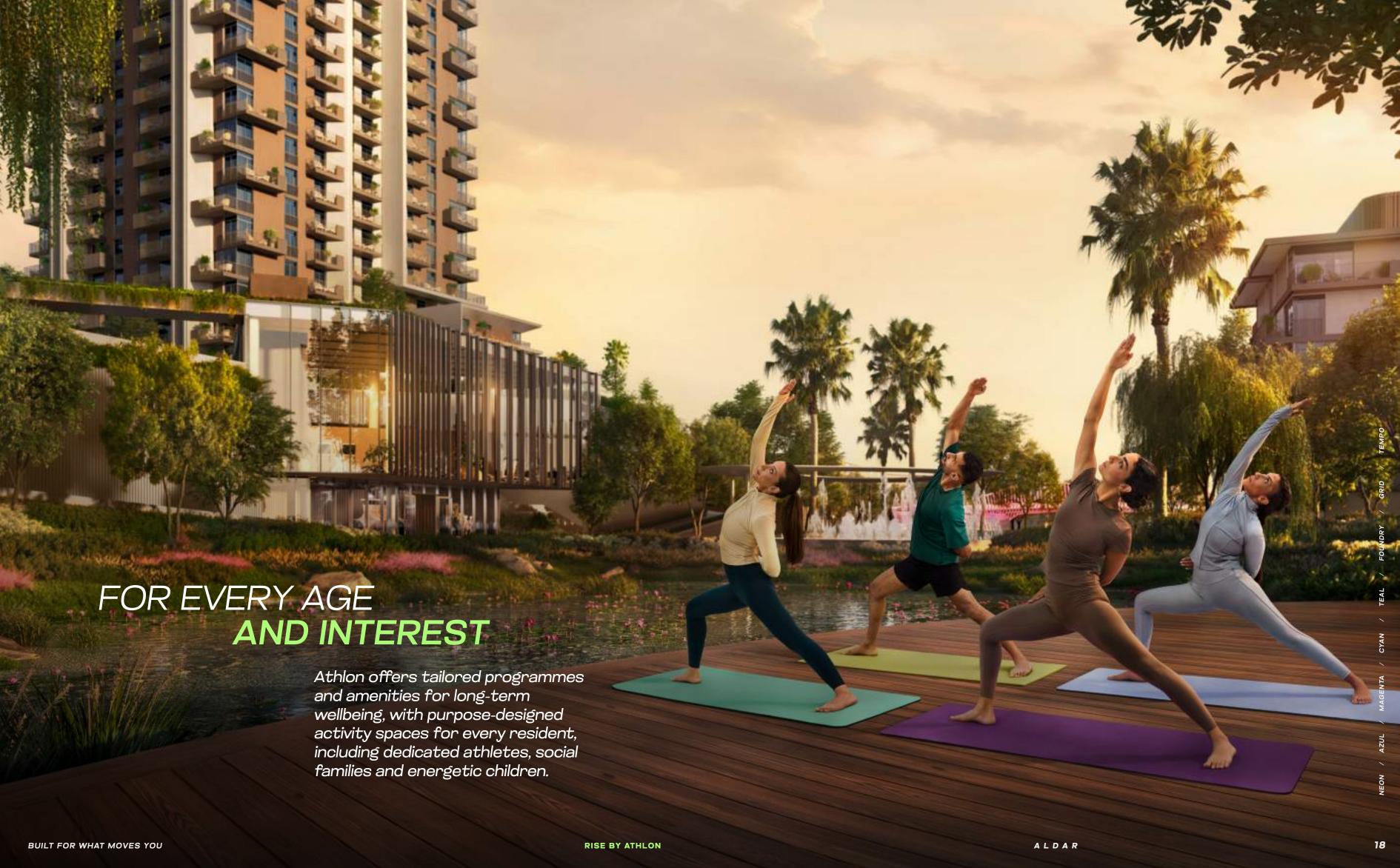
EXPO CITY DUBAI

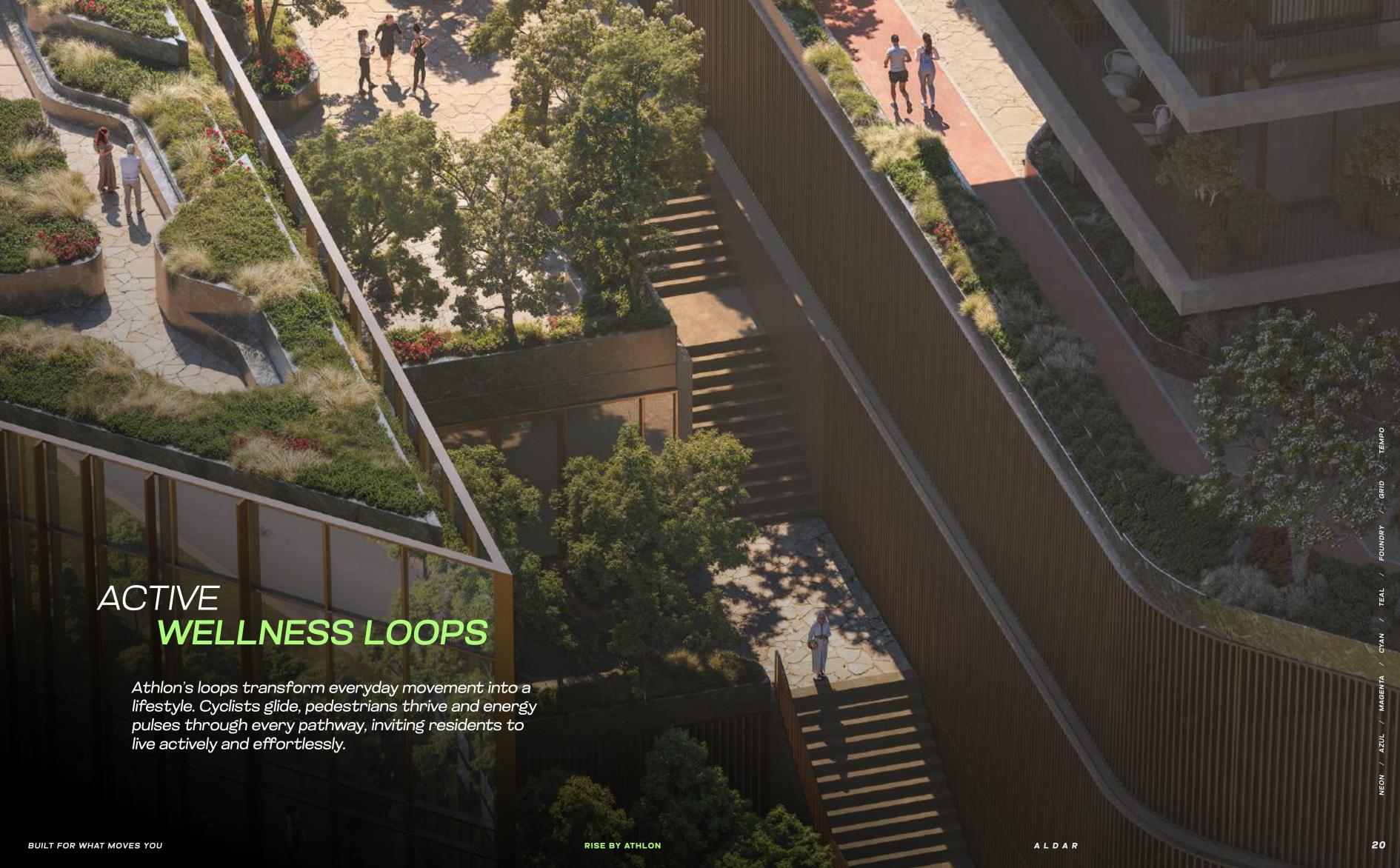
DUBAI

ATHLON















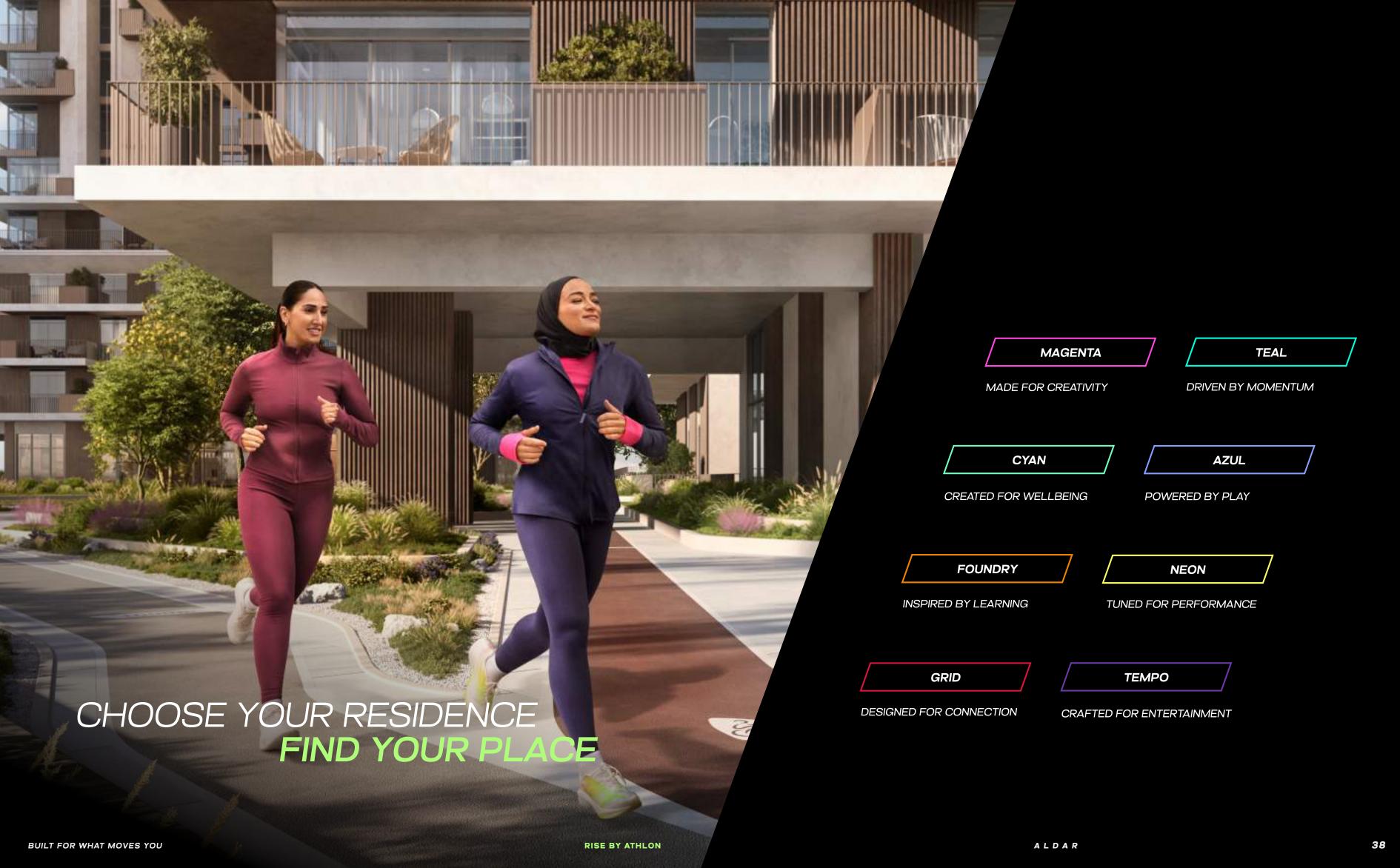


















CYAN TOWER

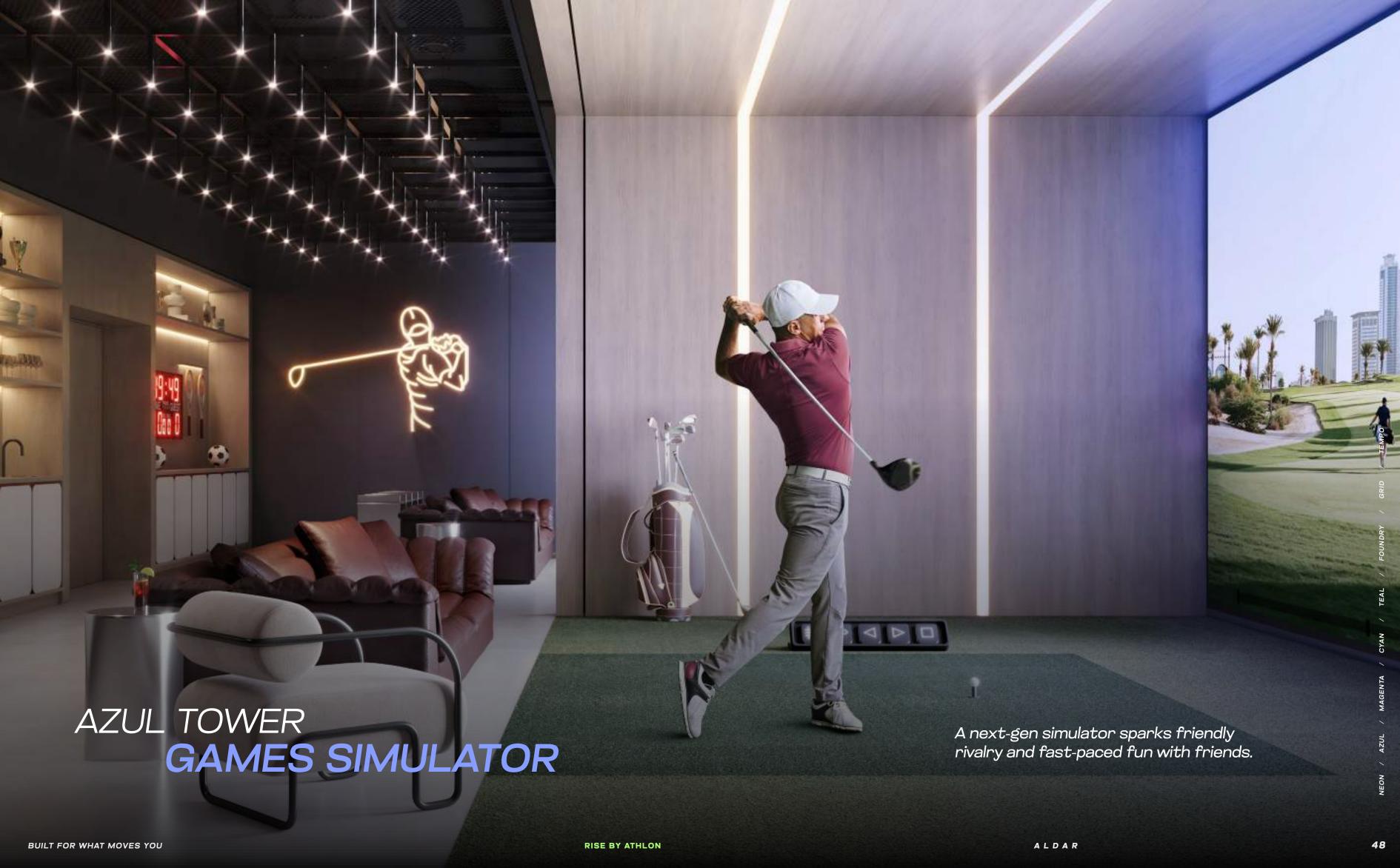
RECOVERY STUDIO

Cold plunge, sauna and guided recovery rituals deliver a head-to-toe reset.

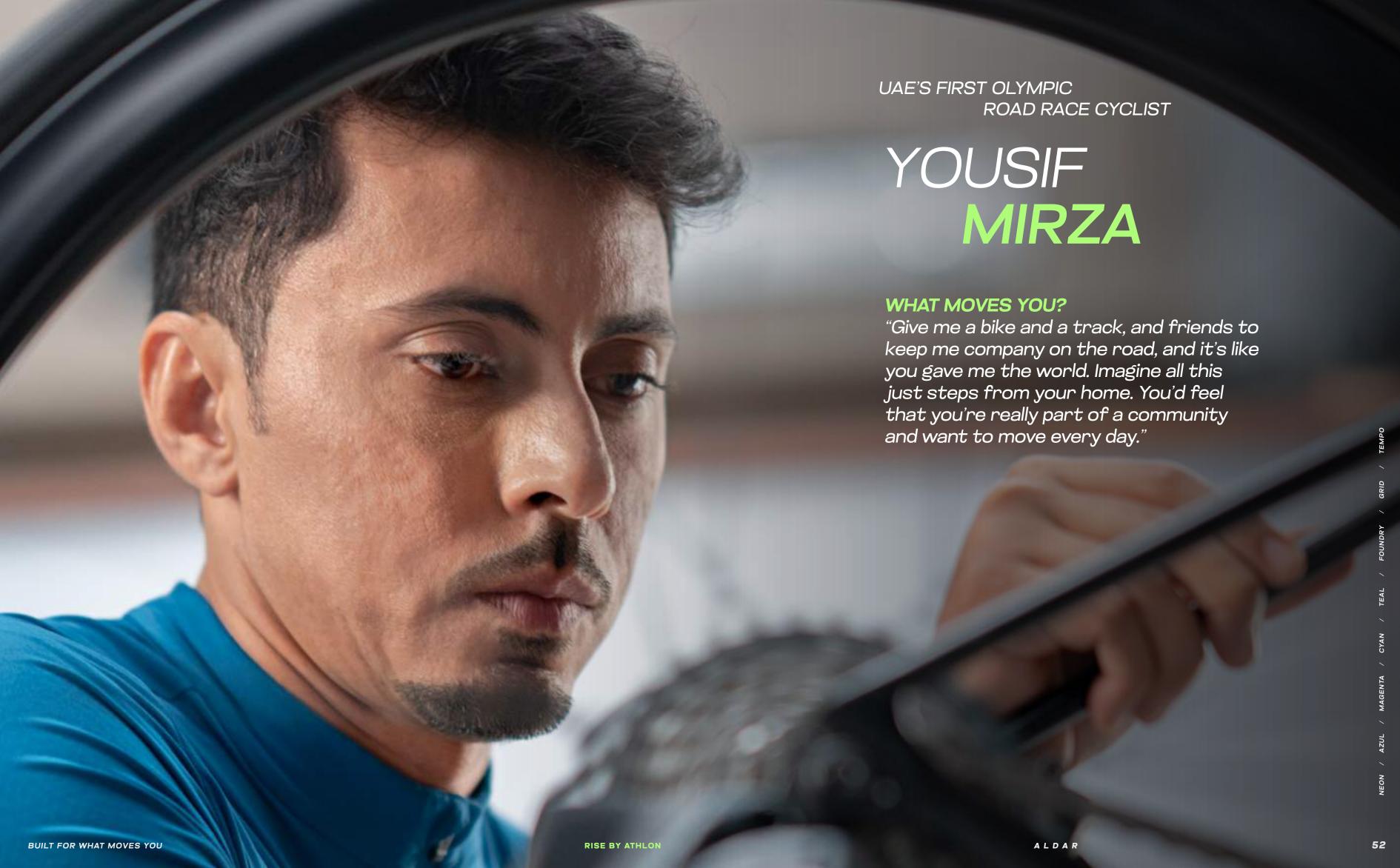
BUILT FOR WHAT MOVES YOU RISE BY ATHLON

A L D A R



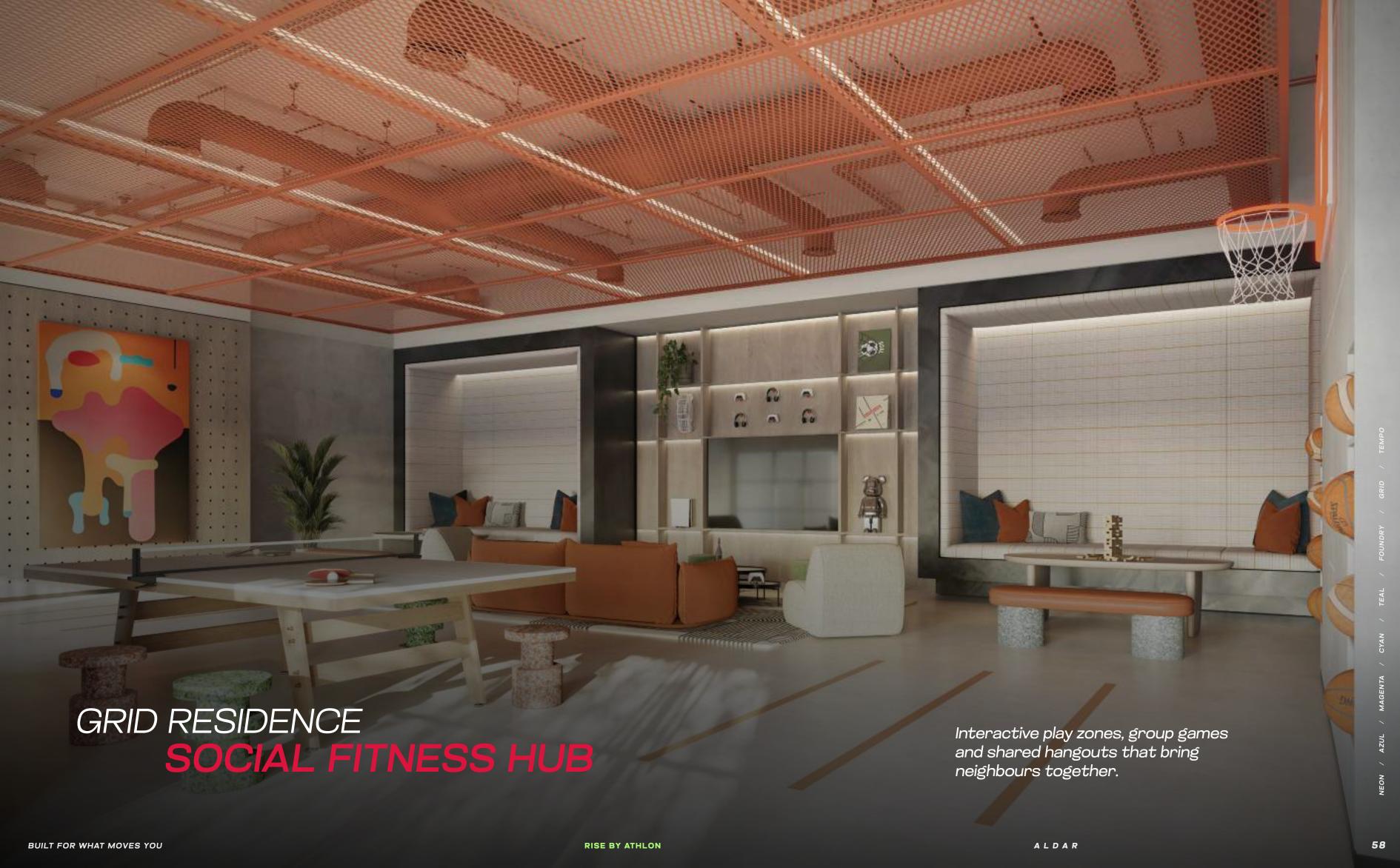


















ATHLON AMENITIES

- NATURE LOOP
- 🎄 BIKE LOOP
- PARKLIFE LOOP
- ₩ GYM
- FITNESS NODES
- PUMP TRACK
- SPLASH PADS
- **FAMILY POOL**
- LAP POOL
- A PLAY PARK
- PADEL COURT
- MUGA COURT
- BASKETBALL COURT
- TABLE TENNIS
- ROCK CLIMBING
- SKATE PARK
- **YOGA PLATFORM**
- CINEMA LAWN
- MEDITATION DECK

RISE BY ATHLON AMENITIES

- COMMUNITY PLAZA
- SKATE PARK
- NATURE TRAIL
- **YOGA PAVILION**
- MEDITATION DECK
- **HAMMOCKS**
- REFLEXOLOGY PATH
- BALANCE TRAINING
- POWER LIFTING PODIUM
- KIDS' CALLISTHENICS STATION
- MONKEY BARS
- OBSTACLE COURSE
- HIIT PODIUM
- STRENGTH AND CONDITIONING PODIUM
- COMMUNITY SQUARE
- FAMILY POOL
- ADULT POOL
- PLUNGE POOL
- PET PARK
- STRETCHING ZONE
- ₩ BBQ





SOCIAL & LIFESTYLE ENHANCEMENTS

DISCOUNTS FROM LOCAL RETAILERS

FAMILY & EDUCATIONAL CARE

TUTORING PROGRAMMES
WORKSHOPS (ADULTS & KIDS)
SENIOR CARE & COMPANIONSHIP
PROGRAMMES

RESPONSIBLE & SUSTAINABLE LIVING

PROPERTY LEASING (SHORT & LONG TERM)

HEALTH, WELLNESS & FITNESS

FITNESS & WELLNESS CLASSES (ADULTS & KIDS)
NUTRITIONIST CONSULTANTS
ORGANIC FOOD & PRODUCT DELIVERY
WELLNESS WEBINARS & TALKS
CPR & FIRST AID TRAINING

PRE MOVE IN/HANDOVER

PRE-QUALIFIED FITOUT CONTRACTORS

DESIGN & BUILD SERVICES

HANDOVER MOVE-IN ADD-ON SERVICE: RETAIL OFFERING FOR FURNITURE, ELECTRONICS, WHITE GOODS & CURTAINS

HUNA (LUNCH/DINNER VOUCHER)

HOME AUTOMATION

MOVERS & PACKERS

EVERYDAY LIVING

DELIVERY SERVICES FROM COMMUNITY RETAILERS

HOUSEKEEPING

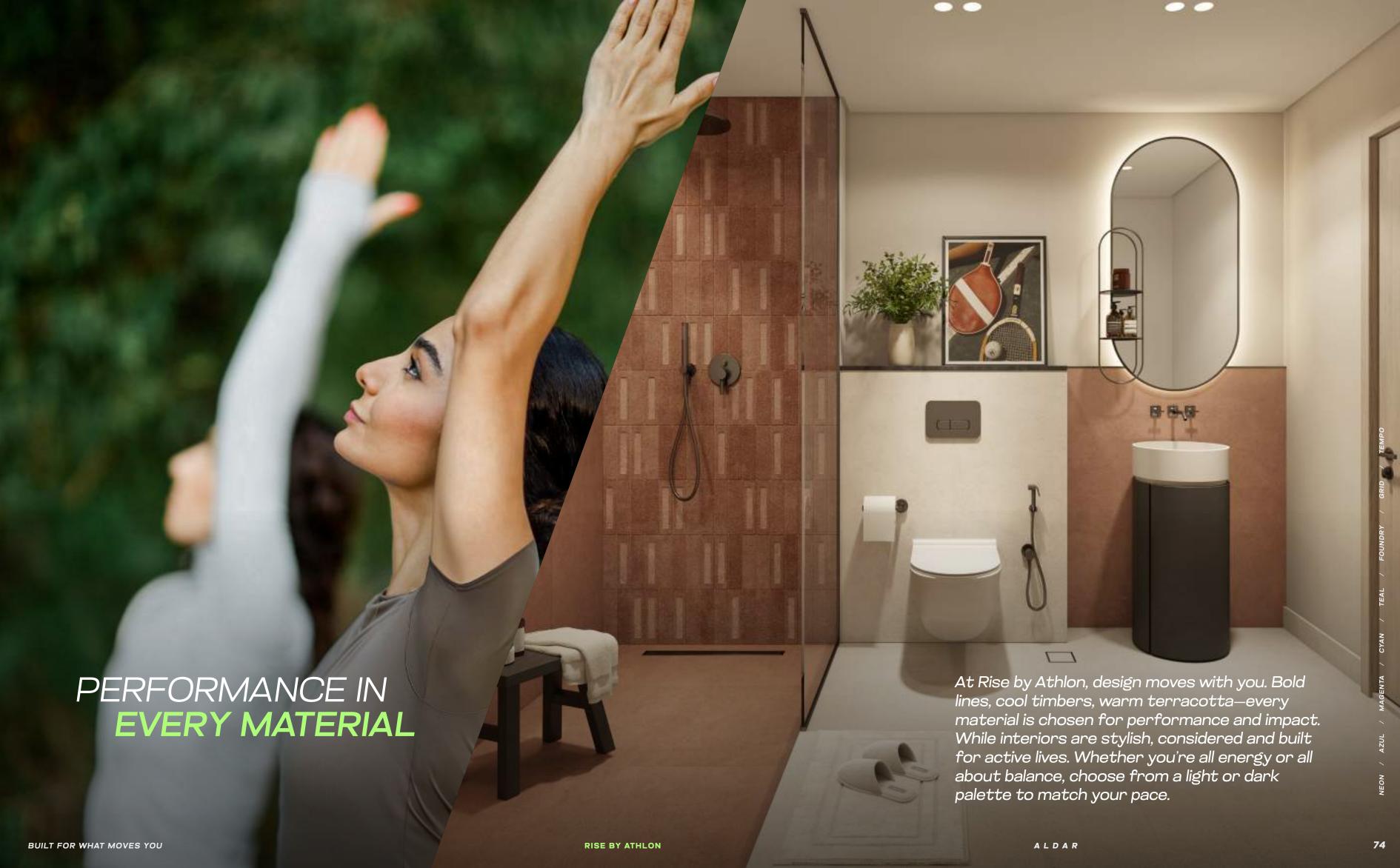
CAR REPAIR SERVICES

PET CARE SERVICES

ALDAR













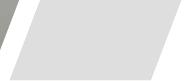




KITCHEN UPPER CABINETS
METAL EFFECT LAMINATE



KITCHEN FEATURE CABINET BLACK TINTED GLASS



BATHROOM MIRROR
CLEAR MIRROR



GENERAL FLOOR
PORCELAIN FLOOR TILE



MAIN DOOR, INTERNAL DOORS, KITCHEN LOW CABINETS & SHELVING TIMBER EFFECT LAMINATE



WARDROBES LAMINATE



WARDROBES ACCENT LAMINATE



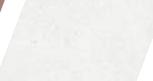
SANITARYWARE METAL GREY



WALLS GENERAL PAINT



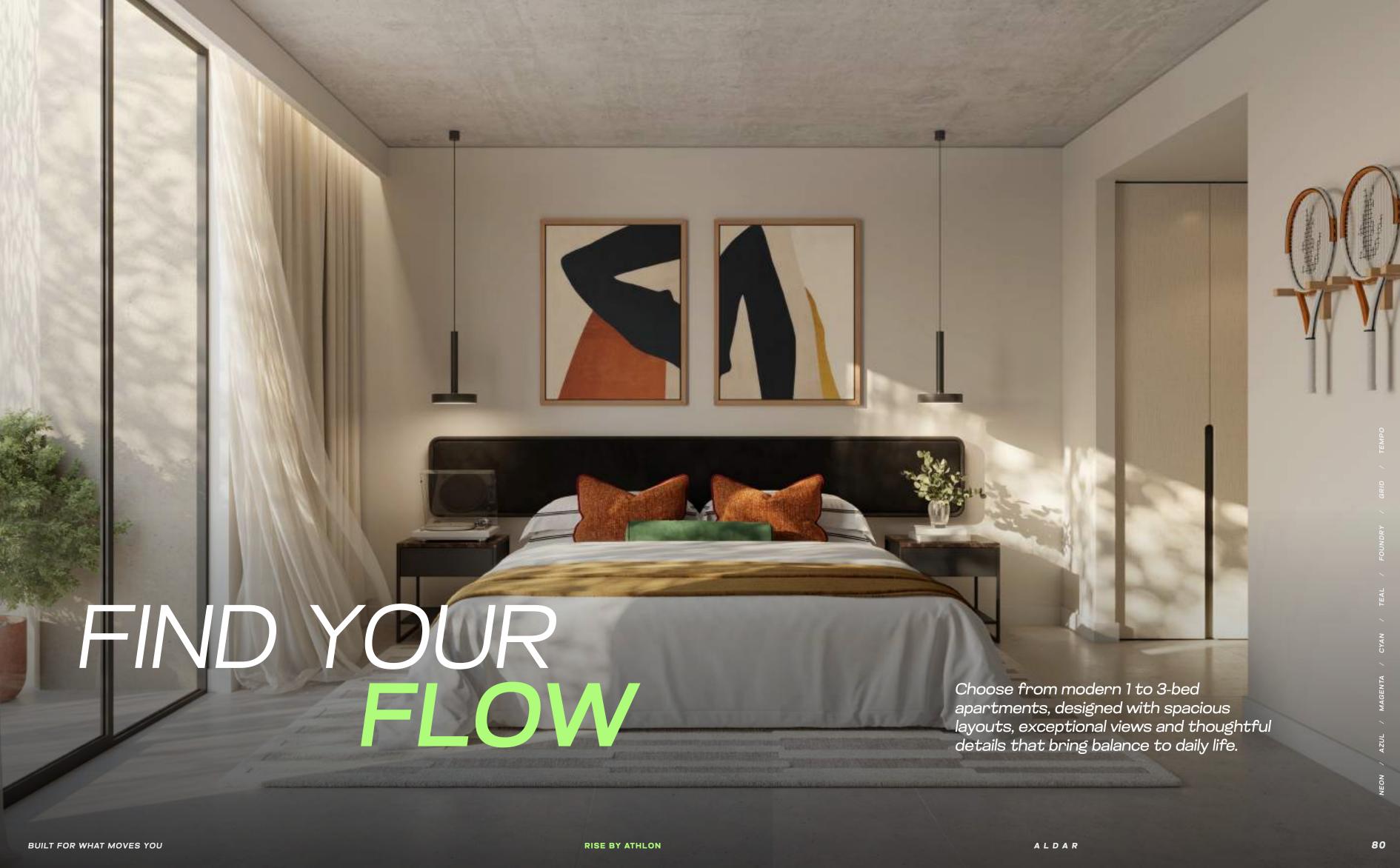
BATHROOM SHOWER WALLS & FLOORS ACCENT TILE



GENERAL BATHROOM FLOOR PORCELAIN TILE



FEATURE KITCHEN & BATHROOM WALL TILE PORCELAIN TILE





- HUMAN-CENTRIC COMMUNITY DESIGN
- ENERGY AND WATER EFFICIENCY
- OPTIMISED HVAC SYSTEM
- NATURAL LIGHTING
- GENEROUS GREEN SPACES
- NATIVE LANDSCAPING
- EASY ACCESS TO SERVICES
- PUBLIC TRANSPORT
- SHADED WALKWAYS & BIKEWAYS
- EV CHARGING FACILITIES
- ENHANCED AIR QUALITY
- PHOTOVOLTAIC SYSTEMS
- WATER CONSERVATION SYSTEMS
- SMART WASTE SYSTEMS
- LOCAL MATERIALS
- SUSTAINABLE CONSTRUCTION
- LEED PLATINUM PRE-CERTIFIED
- FITWEL CERTIFIED

SMART FEATURES

- SMART IRRIGATION
- SMART WASTE MANAGEMENT
- ENVIRONMENTAL MONITORING FOR SPORTS
- AIR QUALITY MONITORING
- NOISE MONITORING AND SOUND MASKING
- DIGITAL AMENITIES BOOKING
- COMMUNITY ACCESS CONTROL
- INTEGRATED SAFETY AND SECURITY MANAGEMENT

Designed responsibly and fitted with the latest sustainable features, your home will allow you to make a positive impact on the environment.

BUILT FOR WHAT MOVES YOU

RISE BY ATHLON



