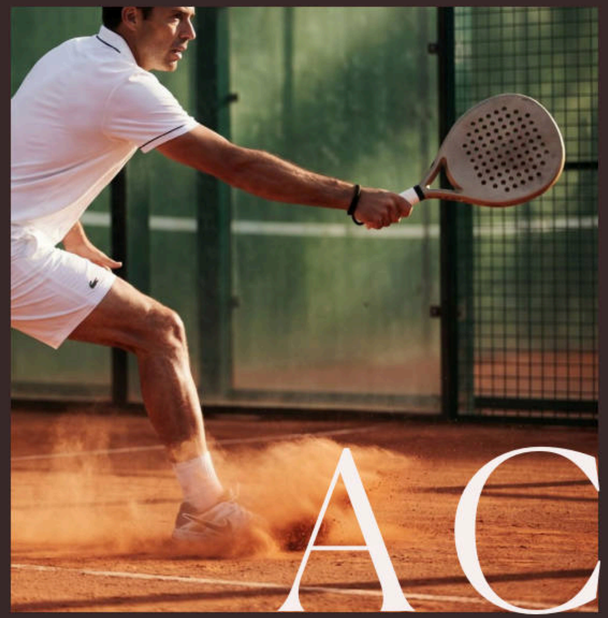
Hudayriyat
Golf Estates

MÖDON

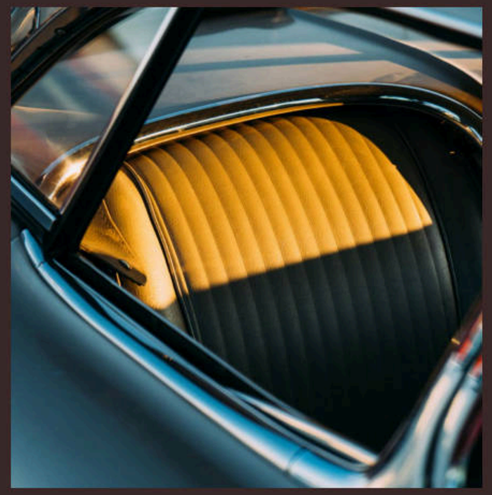
Where life finds its *swing*







A Crafted Masterpiece









Hudayriyat
Golf Estates

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Hudayriyat
Golf Estates

Abu Dhabi
Heritage at Heart.
Ambition in Motion.

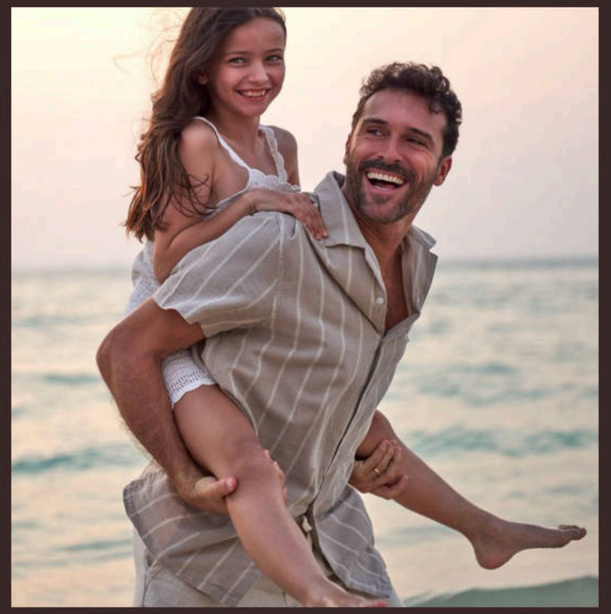
From iconic skylines to golden beaches, lush mangroves, and vast deserts, Abu Dhabi is a globally connected capital shaped by diversity and possibility. Home to more than 200 nationalities, the emirate is a thriving financial centre, innovation hub, cultural destination, and global gateway for world-class living.





A Life in *Flow*





Hudayriyat Island

Set against pristine waters and open skies, Hudayriyat Island is a destination shaped by duality — where energy and calm, urbanity and sanctuary, discovery and accessibility exist in seamless balance. Bringing together leisure, sport, wellness, and community in one iconic setting, the island is designed for life to move in a natural state of flow — grounded, yet boundless at once.



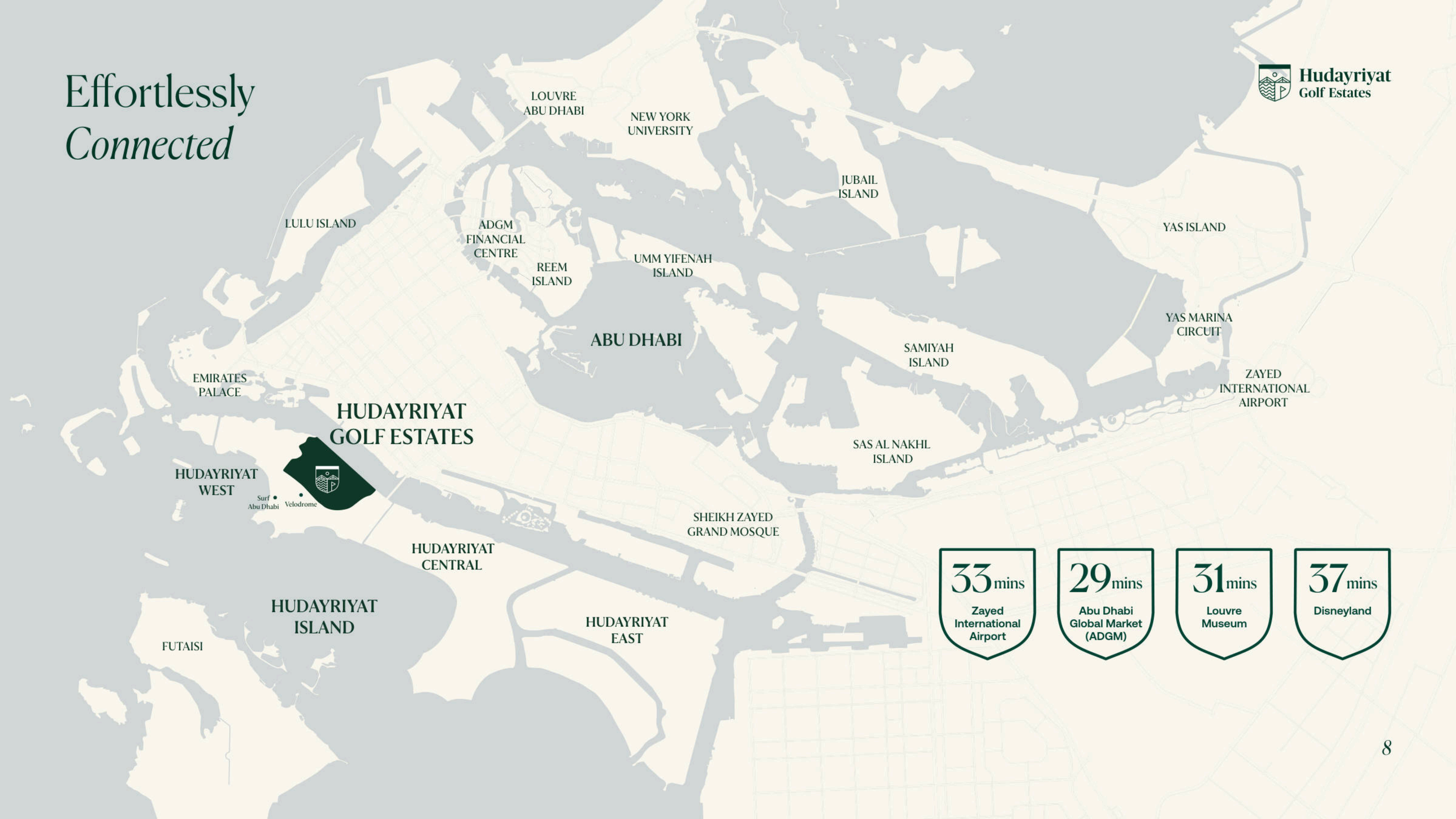
Hudayriyat
Golf Estates

Hudayriyat Golf Estates

Hudayriyat Golf Estates offers a distinguished residential experience set alongside sweeping fairways and serene water channels. Designed for those who appreciate tranquility and prestige, this exclusive precinct brings together Andalusian-inspired architecture, pristine nature, and world-class amenities in perfect balance.

Effortlessly *Connected*

Hudayriyat Golf Estates



33 mins	29 mins	31 mins	37 mins
Zayed International Airport	Abu Dhabi Global Market (ADGM)	Louvre Museum	Disneyland

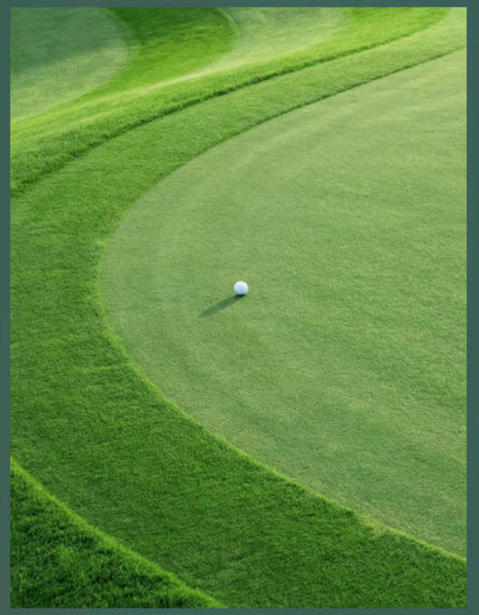
Hudayriyat
Golf Estates

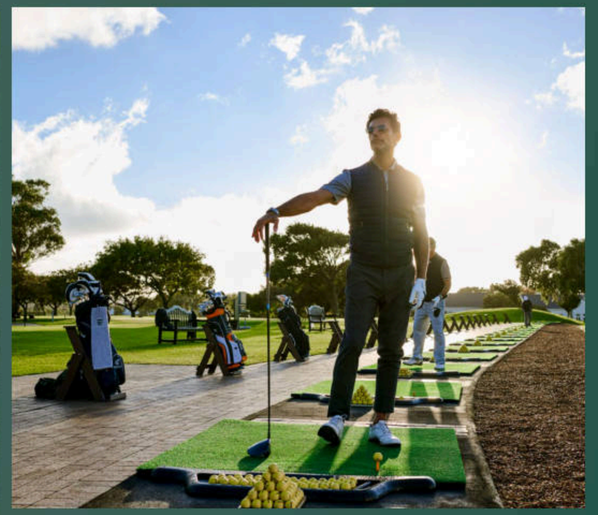
Where the game
Becomes the day



















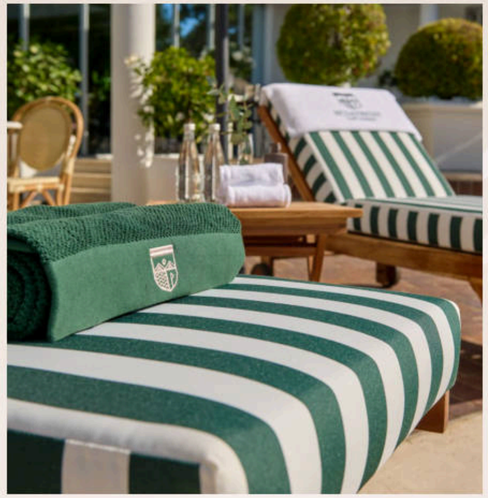
Partnered to *Succeed*

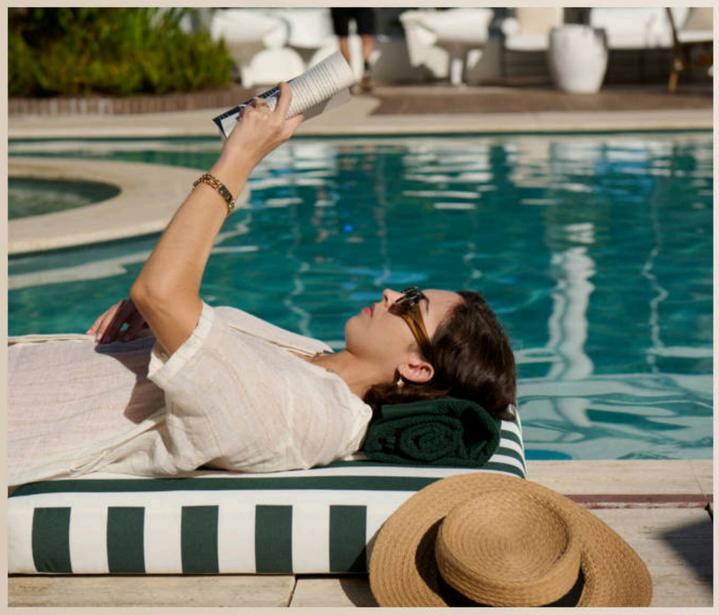
With over 30 years of global expertise, Lobb + Partners creates award-winning, world-class golf destinations shaped by local culture, sustainable designs and exceptional player experiences, bringing its distinctive vision to Hudayriyat Golf Estates.

LOBB + PARTNERS

GOLF COURSE ARCHITECTS









Every Amenity, *Thoughtfully Curated*

- 18-hole Golf Course
- Country Club House
- Golf Academy
- Dining & Retail
- Wellness Centre
- Multi-Sports Courts
- Community Retail
- Private School
- Cycling Trails
- Parks & Green Spaces
- Coworking Spaces

Hudayriyat
Golf Estates

Country Clubhouse, *Lifestyle hub*



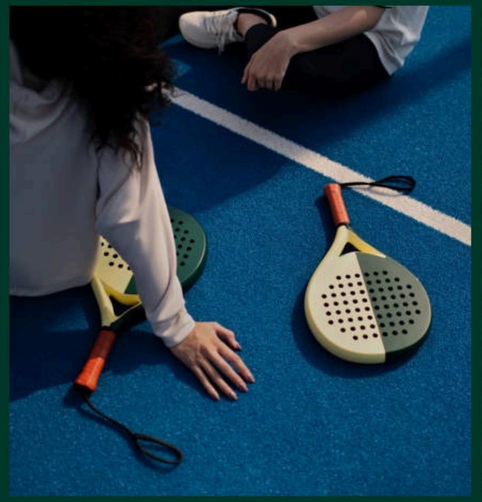


















The Island's Pulse
Moments Away

Minutes from Hudayriyat Island's iconic Sports Village. Experience a life defined by world-class energy, situated moments from Surf Abu Dhabi, the Velodrome, and the elite High Performance Centre.

18-Hole Golf Course





Country Clubhouse


Spa & Wellness Centre

Sports Court



Golf Academy



School



Fine Dining







Waterfront Golf Community





A master community where every element flows as one, bringing together coastline, community, movement, and experience to create a new expression of waterfront and fairways living shaped by connection, energy, and belonging.

Master Community



Hudayriyat Golf Estates
Masterplan



Hudayriyat
Golf Estates

Mansions and Villas

Mansions and Villas are defined by their prime positioning and panoramic outlooks. Designed for those who seek exclusivity, they offer a living experience where every detail is elevated.

Disclaimer: These floor plans are produced for illustrative purposes only, to represent the typical layout of the villa and outdoor living areas. Modon makes no representation or warranty regarding the accuracy or completeness of the information shown. The floor plans are indicative only and based on preliminary development plans, variations may occur and the floor plans, drawings and illustrations are subject to change, without notice.