

avat
PARKVIEW

A woman with long dark hair, wearing a white blazer and matching trousers, stands in a sunlit garden. Her arms are outstretched to the sides, and her head is tilted back, eyes closed, as if she is enjoying the sun. The background is filled with lush green plants and trees, with a warm, golden light filtering through the foliage. The overall mood is peaceful and serene.

CALM MADE LIVABLE.

AYAT PARKVIEW

WHERE THE CITY LOUD FORGETS IT'S LOUD

Premium urban living, softened
by stillness.

Ayat Parkview isn't trying to be
more than it is; a place to pause,
to breathe, to feel at home.

For those who've seen the noise,
lived the rush, and now want a place
that feels like an exhale.

Close enough to the city, but far
enough to hear yourself again

Built on one simple idea
comfort isn't in having more, but in
finally feeling enough.



DUBAI - THE DESERT'S BEST COMEBACK STORY.





WHY DUBAI

Because its between continents
and beyond clichés

It's where Europe, Asia, and Africa
shake hands, and everyone leaves
richer.



Growing economy & Population



Tax Free Income



Golden Visa



Safety & Stability



Education and healthcare

CONTENT

- Location
- Design
- Residence
- Amenities
- Developer
- Portfolio Details
- Configuration





CLOSE TO EVERYTHING BUT CLOSER TO YOURSELF



Set in Liwan, Wadi Al Safa 2, with smooth access via Sheikh Mohammed Bin Zayed Road, it's a modern and exclusive haven at where life unfolds with its own calm logic.

Surrounded by:



Family Parks



Football Court



Basketball Court



International Schools



Amaya Mall

EVERY DIRECTION,
SOMETHING REMARKABLE.

5 MIN
Amaya
Mall

8 MIN
Silicon
Central Mall

10 MIN
Outlet
Mall

12 MIN
Global
Village

20 MIN
Dubai
Downtown

22 MIN
Dubai International
Airport (DXB)





AYAT PARKVIEW



THE LOOK

Modern, calm, and functional

WHY AYAT PARKVIEW

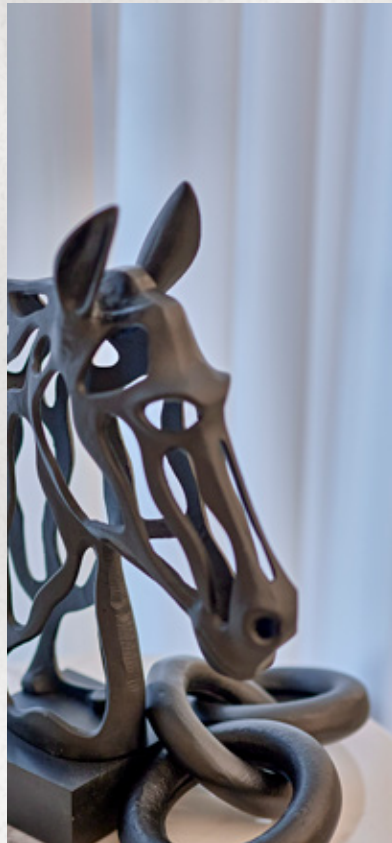
- Ready to move in
- High ROI
- Freehold ownership
- Spacious layouts
- Transparent pricing
- Hassle-free buying experience



THE BEAUTY OF ENOUGH

Inside, the same calm logic continues. Simplicity and serenity guide every choice, modern finishes, clean lines, light that moves easily across pale walls and soft textures.

The palette stays neutral so space can breathe. Wood brings warmth, marble adds confidence, and the rest just gets out of the way. It's design that steps back so your life can take the spotlight.



AYAT PARKVIEW



SOMETIMES HOME IS REALLY A PLACE.

Whether you're sharing with a friend, building your first home, or simply craving space that feels your own, Ayat Parkview's one and two bedroom residences make enough room for it. Calm, balanced, and made to hold the kind of days that actually feel like living.



1 BEDROOM APARTMENT

UNIT SIZES

830-950 sqft

Where life fits perfect, a desk by day, a dinner table by night, and always calm in between.



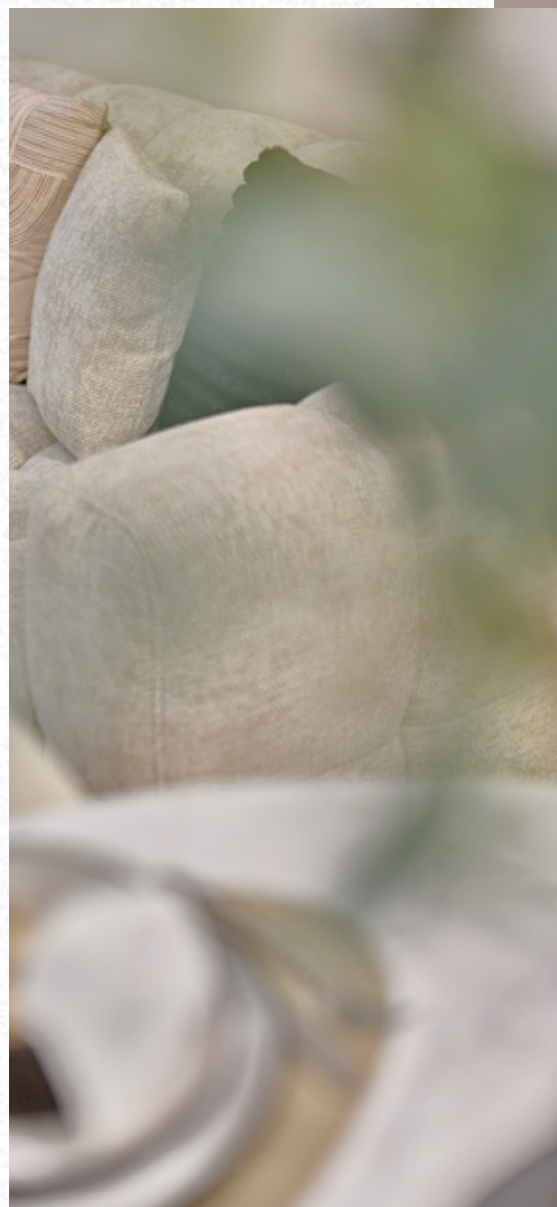


ENTRYWAY



BATHROOM





LIVING ROOM AND DINING



BEDROOM





BATHROOM





2 BEDROOM APARTMENT

UNIT SIZES

1300-1600 sqft

Made to grow with you, and everyone you love.



KITCHEN AND DINING



LIVING ROOM





BEDROOM



BATHROOM



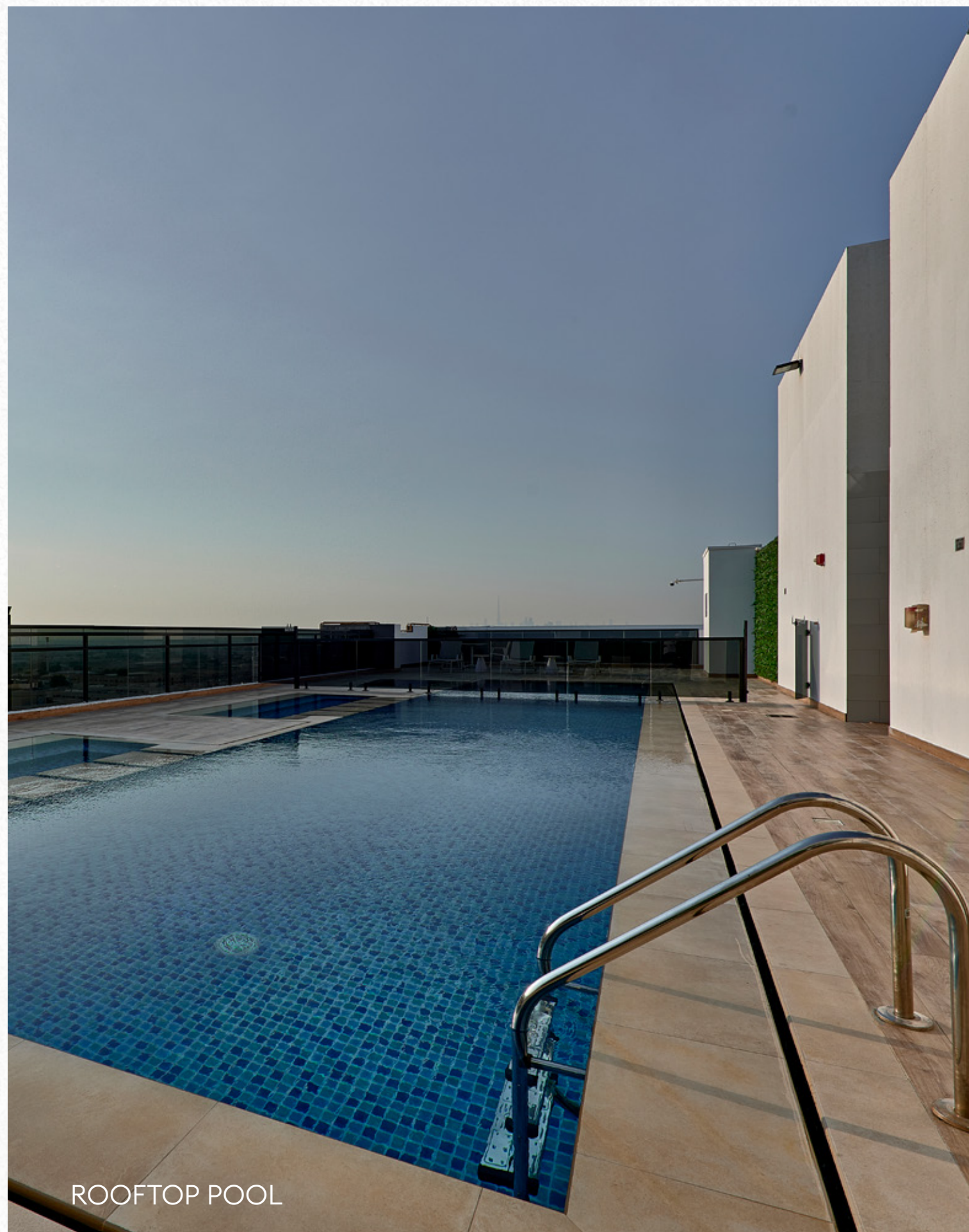


AYAT PARKVIEW



EXCLUSIVE AMENITIES

-  Men Fitness Center
-  Private Women Fitness Center
-  Dedicated yoga area
-  Rooftop swimming pool
-  Kids Pool
-  Multipurpose hall
-  Kids Play Area
-  Security 24/7
-  Rooftop Garden





FITNESS CENTER



PROJECT DETAILS

Building Type	Residential Building
Configuration	G+9+Rooftop
Location	Liwan, Wadi Al Safa

UNIT MIX

Type	SIZE (SQFT)	STARTING PRICE
1 Bedroom	830 – 950	814K AED
1 Bedroom with study	830 – 950	858K AED
2 Bedroom with study	1300 – 1600	1.49M AED

AYAT PARKVIEW

AYA GROUP OF COMPANIES

THE DEVELOPER

AYAT

DEVELOPMENT

Construction, manufacturing, and design share a roof, but what emerges is something else entirely. A place shaped by care, by thought, by the slow work of making. For nearly twenty years, Ayat Development has moved quietly through cities, noticing how streets breathe, how homes hold lives, how small gestures in space can change the way people feel. Ayat Parkview is a continuation of that practice,, a city within a city, a pause, a place for life to matter.

AYA
INVESTMENT

AYAT
DEVELOPMENT

AYA
CONSTRUCTION

AYAT
PROPERTIES

AYA
GENERAL TRADING

AYA
READY MIX

DOMUS
Al Khaleej Cement Products Industries LLC





AYAMORE RESIDENCES, DUBAI ISLAND



AYAT Development redefines waterfront living through visionary design and quality craftsmanship. Our flagship project, Ayamore, offers luxury Dubai apartments that blend elegance, comfort, and panoramic coastal views for a refined waterfront lifestyle.

AYAT OASIS, DUBAI SILICON OASIS



With its strategic location along Sheikh Mohammed Bin Zayed Road and easy connectivity to major highways, this building provides seamless access to all corners of Dubai. Combining the dynamism of urban living with the tranquility of a well-planned community, it is the perfect place to call home.





AYAT VIEWS, AL MURAQQABAT



Designed for contemporary living and business growth, it blends luxury, convenience, and connectivity. Whether you seek a home, an investment, or a prime business address, AYAT VIEWS offers an exceptional opportunity in one of Dubai's most desirable districts.

AYA RESIDENCE - JVT



AYA Residence JVT is a boutique community of 19 contemporary 3- and 4-bedroom townhouses in District 1, JVT. Completed in 2024 by Aya Investment, it offers refined design, high-end finishes, and a private, modern lifestyle within a close-knit setting.

