





ييرا هايتس

REDEFINING LUXURY LIVING COMMUNITIES



Facilities & Amenities

Perla Heights



Residential & Lifestyle Amenities

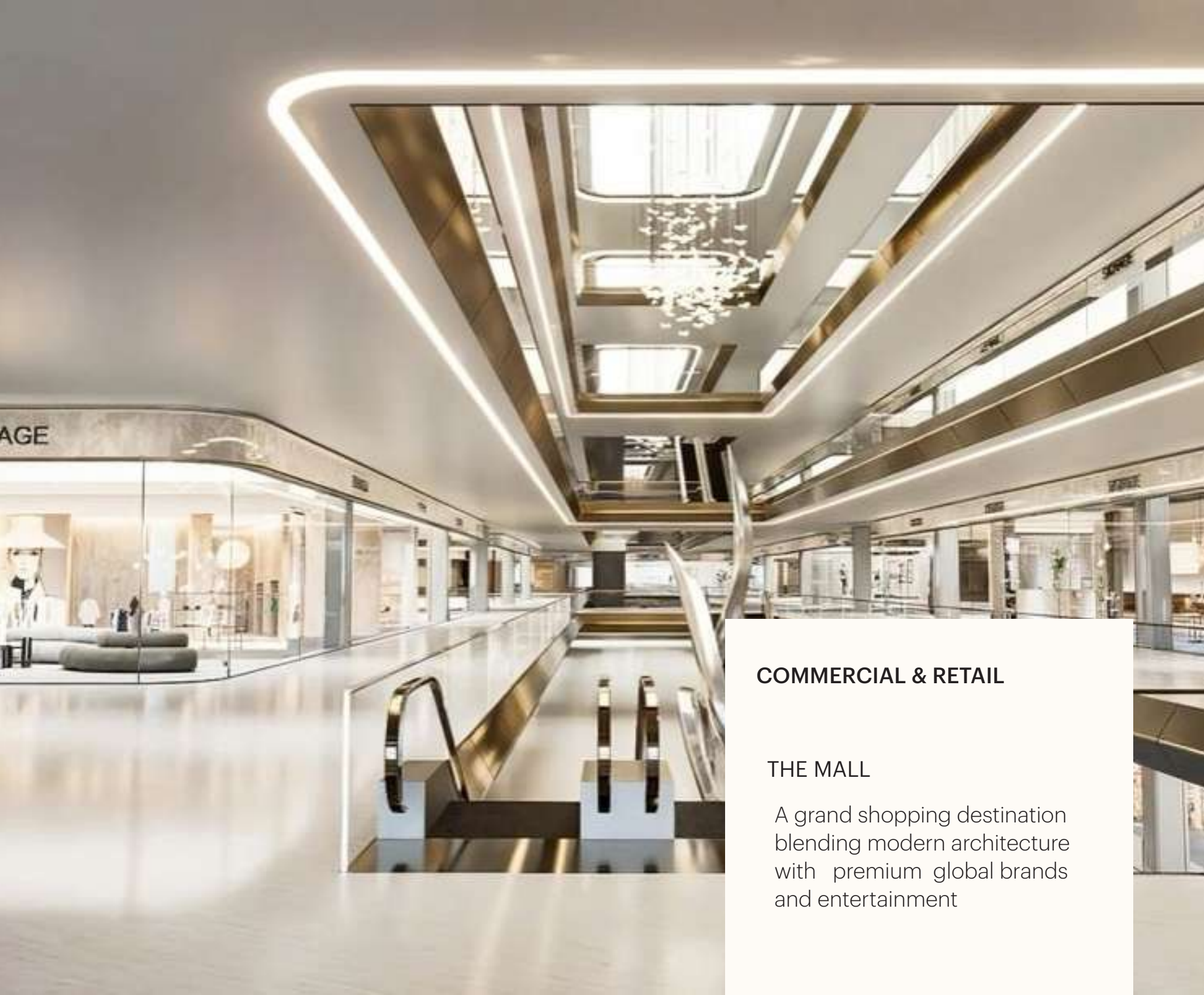
Designed for comfort,
privacy , and
abalanced daily life

Commercial & Retail Amenities

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privacy , and
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COMMERCIAL & RETAIL AMENITIES



COMMERCIAL & RETAIL

THE MALL

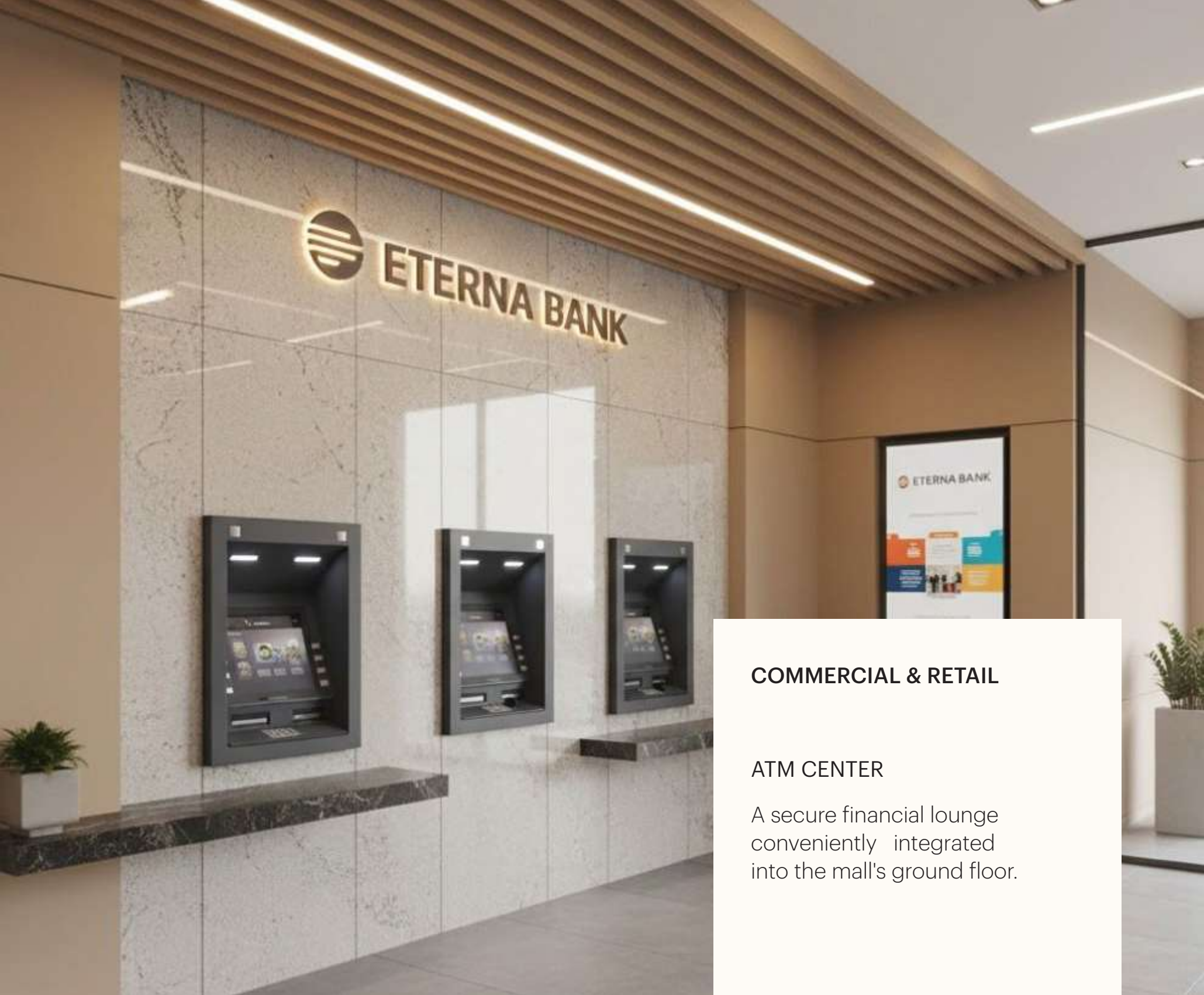
A grand shopping destination blending modern architecture with premium global brands and entertainment



COMMERCIAL & RETAIL

RETAIL & GOLD AREA

Specialized zones within the commercial floors for high-end fashion and luxury jewelry



COMMERCIAL & RETAIL

ATM CENTER

A secure financial lounge conveniently integrated into the mall's ground floor.



COMMERCIAL & RETAIL

FOOD & BEVERAGE

Cafés and restaurants that shape the rhythm of the day from quiet mornings to lively evenings



Amenities&Residential Lifestyle



Indoor Lounge & Café Corner

A private social lounge for residents featuring a quiet coffee corner and soft seating



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Social Lounges

Refined communal spaces designed for neighbors to connect and socialize in a cozy setting



RETAIL & DESTINATION AMENITIES



The Promenade

A curated luxury streetscape featuring elite brands and a sophisticated shopping experience at your doorstep

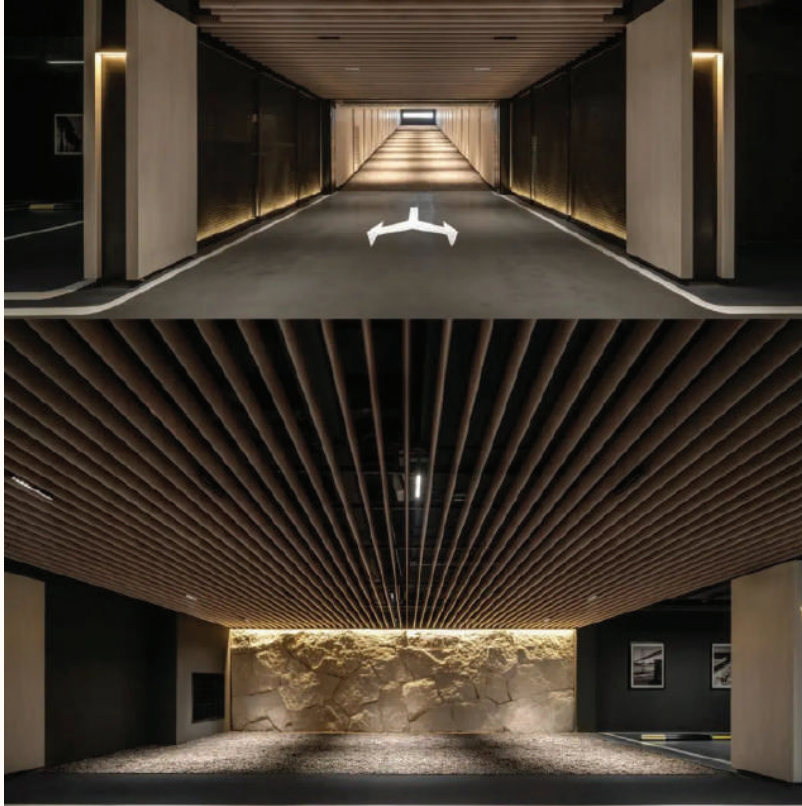


Supermarket

A premium gourmet market offering high-quality organic produce and daily essentials in a sophisticated, convenient setting



MEDICAL & WELLNESS AMENITIES



Medical Clinics

Multi-specialty clinics equipped with modern technology for expert healthcare



Pharmacy

A full-service pharmacy offering 7/24 access to medicine and health supplies.



Diagnostic Center / Labs

Advanced testing and laboratory facilities providing fast and accurate medical results



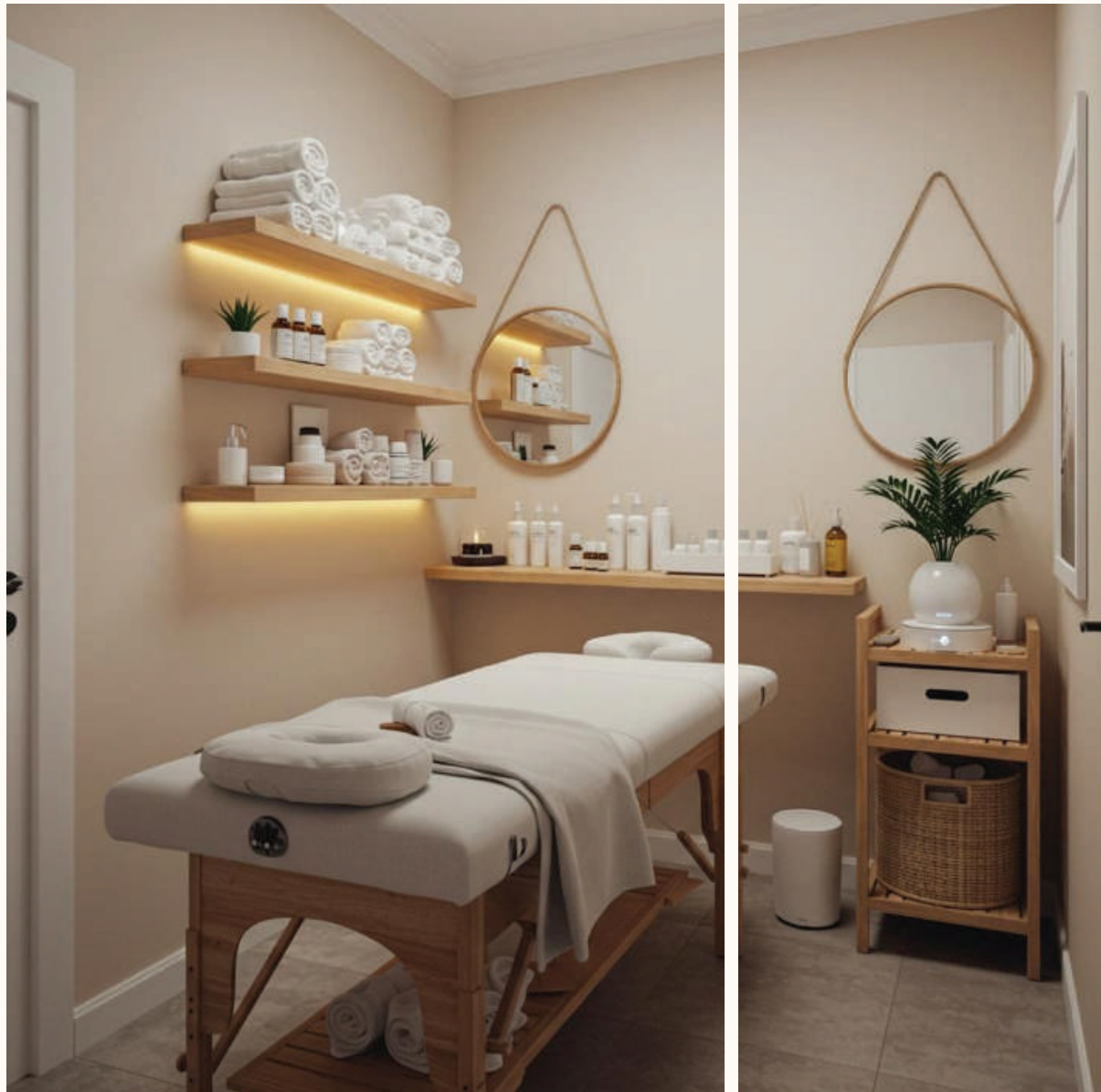
GYM

A world-class gym equipped with state-of-the-art machinery and professional trainers



Physiotherapy & Rehabilitation

A specialized recovery sanctuary offering professional therapeutic care and advanced equipment to support physical well-being and long-term health



Wellness Center / Spa

A world-class spa and relaxation center offering premium therapy and body care.



BUSINESS & ADMIN



Event & Conference Hall

High-tech venues for corporate meetings, professional events, and conferences



Administrative Offices

Fully-equipped, professional workspaces and business centers designed for modern entrepreneurs



Co-working Space

Modern shared workspaces tailored for freelancers, startups, and remote workers



Business Lounge

An exclusive space for networking and quiet professional thought, blending elite comfort with a focused corporate atmosphere



Reception & Concierge Desk

High-tech venues for corporate meetings, professional events, and conferences.



Meeting Rooms

Fully-equipped, professional workspaces and business centers designed for modern entrepreneurs.



MEP

Behind-the-scenes systems
that keep every space
running seamlessly



SUSTAINABILITY



Energy-efficient Lighting

Advanced LED lighting systems throughout the project that reduce energy consumption while creating a warm luxurious ambiance.



Waste Management

Eco-friendly waste collection and recycling points to maintain a clean environment.



Water Saving Fixtures

High-performance, eco-friendly plumbing fixtures designed to minimize water waste without compromising on luxury or water pressure.



SUSTAINABILITY



Smart Access Control

Advanced entry systems using QR codes and smart cards for exclusive access.



Security & CCTV

A 7/24 integrated security system with smart monitoring for total peace of mind.



Fire & Safety Systems

Advanced automated fire detection and suppression systems integrated throughout the building for maximum resident protection.



Emergency Exits & Evacuation Plan

Clearly marked, high-capacity emergency exits and strategically placed evacuation plans to ensure a safe and orderly exit if needed.



Building Management System (BMS)

A centralized digital 'brain' that monitors and controls all building utilities, ensuring energy efficiency and 7/24 operational health



Facility Management Office

A dedicated on-site team and professional management office committed to maintaining the building's 5-star standards



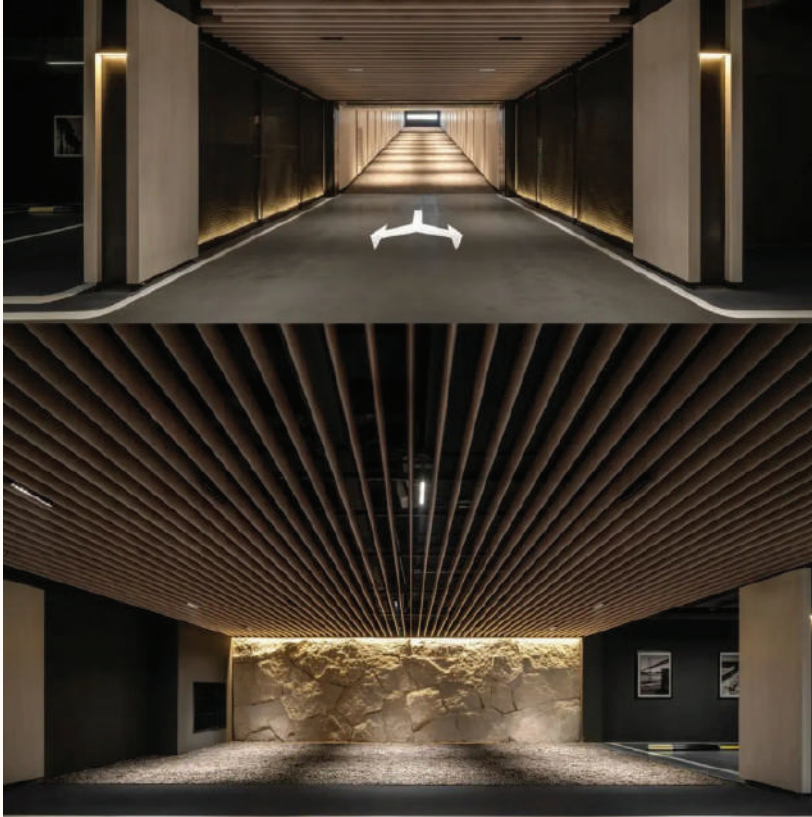
Maintenance & Service Rooms

Purpose-built service rooms and technical areas that allow for seamless building maintenance without disturbing resident privacy.





PARKING & MOBILITY



Basement & Podium Parking

Secure, multi-level parking decks with dedicated spots for residents and guests.



Visitor Parking

Convenient and organized parking spaces dedicated to residents and visitors of the commercial sector.



Drop-off Zones

Separate entrances for the residential, commercial and administrative sectors to ensure smooth traffic flow and privacy



Bicycle Parking

Safe and organized bicycle parking supports a healthy lifestyle and sustainability.



Outdoor & Landscape

Outdoor & Landscape areas
Beautifully landscaped courtyards and green
spaces for fresh air and relaxation.





Outdoor & Landscape

Landscaped Gardens

Lush green spaces designed to bring calm, balance, and a sense of openness to everyday life.





Outdoor & Landscape

Outdoor Seating Terraces

Open-air seating areas offering comfortable spaces to relax, meet, and enjoy the surroundings.





EV Charging Stations

High-speed charging points for electric vehicles, supporting green mobility.



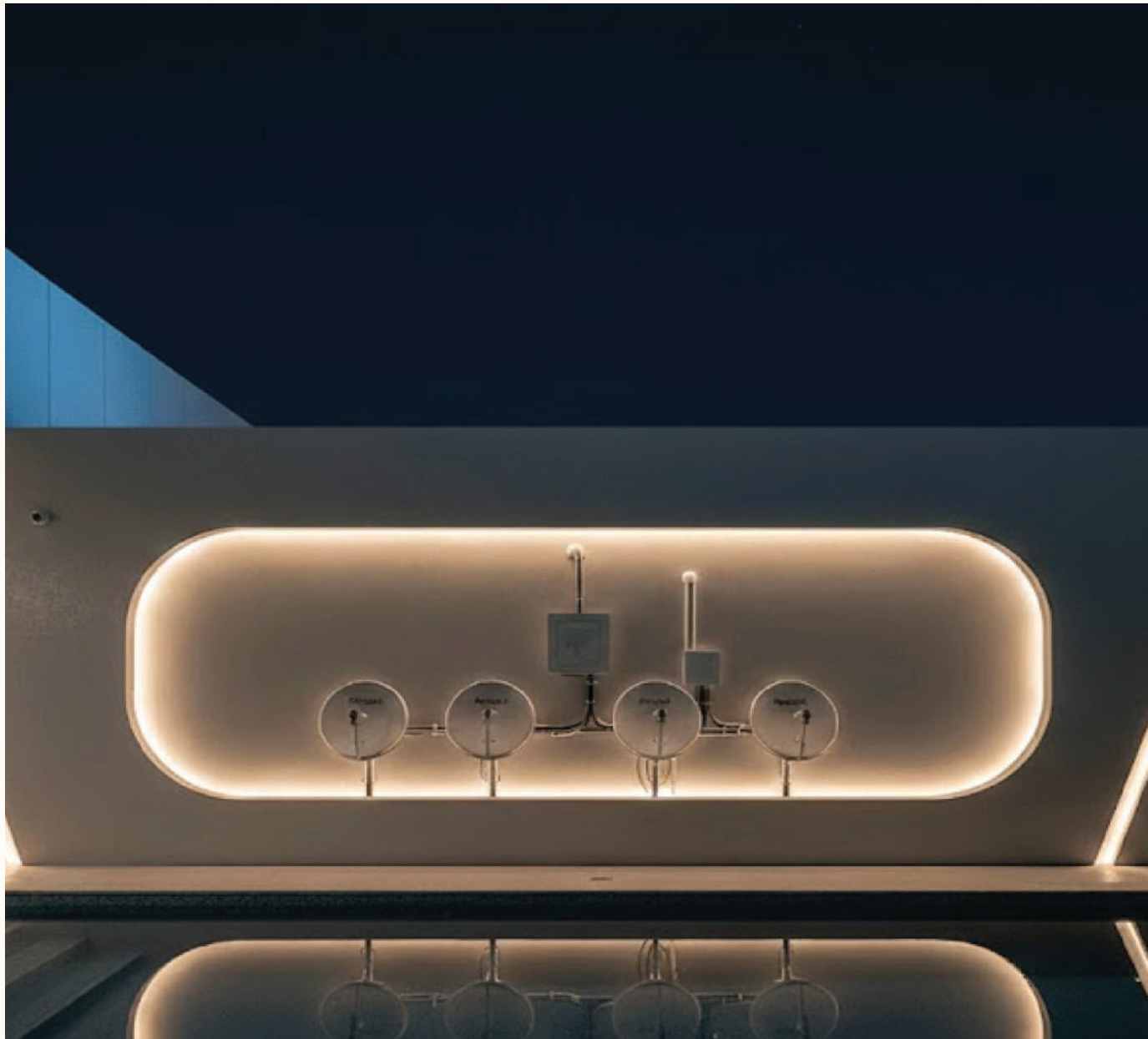


SMART & PREMIUM



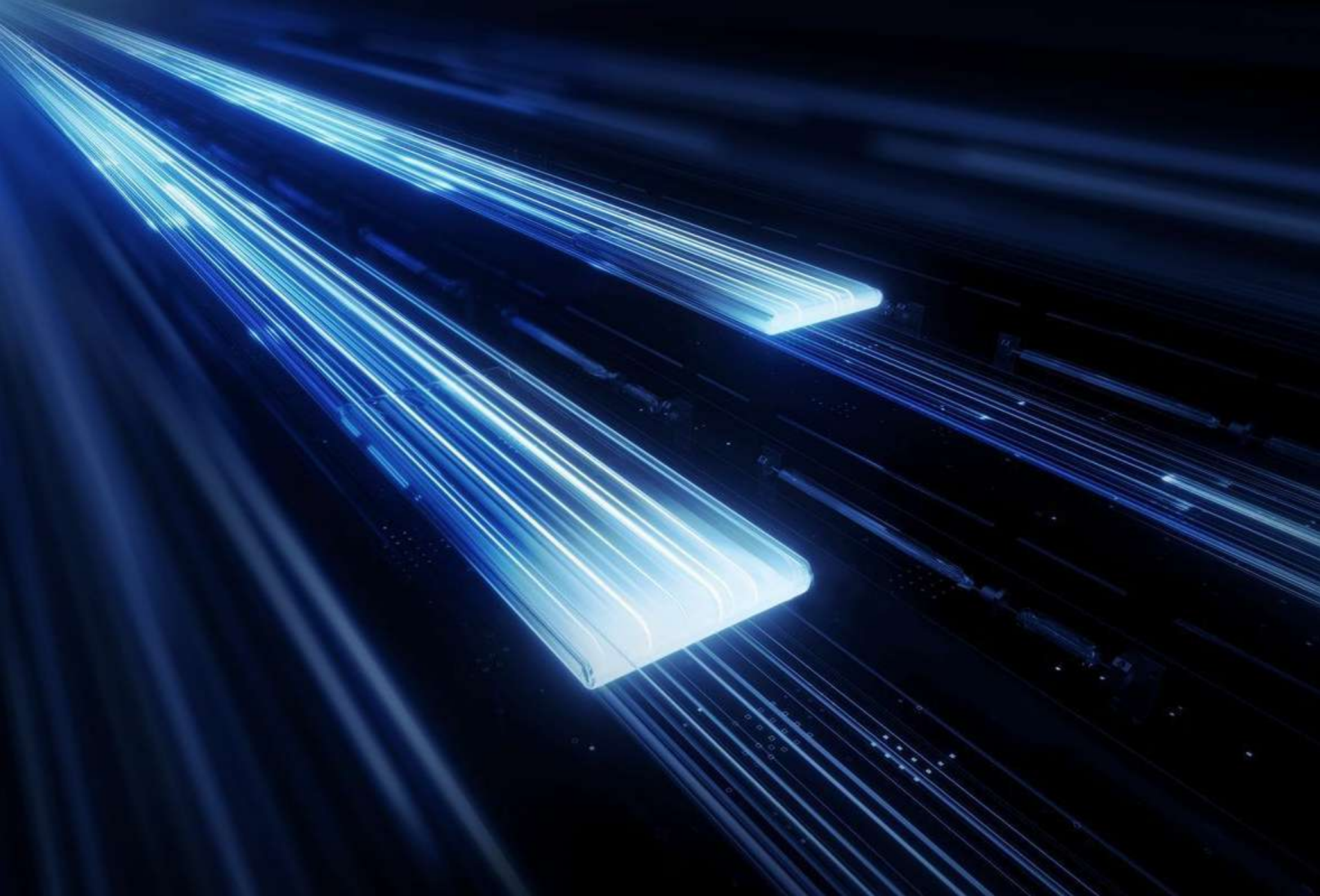
Smart Home Ready

Units pre-wired for high-speed internet and home automation integration.



Central Satellite System

A unified high-definition satellite network that ensures crystal-clear reception for all units while maintaining the building's clean architectural aesthetic.



High-Speed Internet Infrastructure

A robust fiber-optic backbone providing lightning-fast connectivity and seamless digital performance for work, home automation, and entertainment.



Private Storage Rooms with parking

Secure, climate-controlled storage units located adjacent to parking bays, providing a discreet solution for seasonal items and extra belongings.





Perla Heights: Elevate Your Living

Where every detail is a masterpiece,
and every moment is a retreat.

HOTLINE
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MARKLANES.