

# LILIAN

## RESIDENCES

BY LONDON GATE

TECHNICAL BROCHURE



# LILIAN

## RESIDENCES

### WHERE RADIANCE RESIDES

WELCOME TO LILIAN RESIDENCES, A NEW  
RESIDENTIAL OFFERING  
BY LONDON GATE IN DUBAI SOUTH.

Conceived as a sanctuary of light and refined simplicity, Lilian Residences is designed for those who find beauty in authenticity and elegance in restraint. Every detail is thoughtfully composed to cultivate a sense of effortless grace and intuitive living. Here, life unfolds in an atmosphere that is luminous, serene, and quietly transformative - a radiant home for those who seek clarity, calm, and inspired connection.





LOCATION MAP

CENTRAL PARK	2 MIN
HYPERMARKET	3 MIN
GEMS FOUNDERS SCHOOL	5 MIN
AL MAKTOUM INTERNATIONAL AIRPORT	15 MIN
EXPO 2020	16 MIN
EXPO METRO STATION	19 MIN
DUBAI INVESTMENT PARK	20 MIN
DUBAI MIRACLE GARDEN	20 MIN
TRUMP INTERNATIONAL GOLF CLUB	21 MIN
GLOBAL VILLAGE DUBAI	22 MIN
DUBAI INTERNATIONAL CRICKET STADIUM	26 MIN
JUMEIRAH GOLF ESTATES	28 MIN
PALM JUMEIRAH	27 MIN
MALL OF EMIRATES	30 MIN
BURJ KHALIFA	33 MIN
DUBAI INTERNATIONAL AIRPORT	39 MIN







### **Built for the Next Chapter**

A thriving urban masterplan, Dubai South is one of the most ambitious developments in the UAE; designed to redefine the way people reside, do business, and engage with their surroundings. Spanning 145 square kilometers, this integrated city brings together residential communities, business hubs, and logistics zones in a strategically connected environment. With a focus on sustainability, innovation, and long-term growth, Dubai South is quickly emerging as a key destination for investment and modern living in Dubai.













PROJECT DETAILS

Project Name	Lilian Residences
Developer	London Gate Real Estate Development LLC
Location	Dubai South
RERA Number	3468
Plot Number	RG-23
Plot Area	24,158 Sqft
Height	B+G+6
Ceiling Height	Living Area - 3M
	Kitchen & Bedroom - 2.4M
Total Number of Units	66 Units
Anitcipated Service Fees	13 to 14 AED/Sqft
Anticipated Completion Date	JULY 2027
Elevators	2 Residential

Parking	Studio	1 Car Park
	1 Bedroom	1 Car Park
	2 Bedrooms	1 Car Park

UNIT MIX

Unit	Count	%	Total Area (sqft.)		Starting Price
			min	max	
1 Bedroom	10	15.2%	698	740	AED 825,000
1 Bedroom Plus	18	27.3%	766	910	AED 1,060,000
2 Bedroom - S	20	30.3%	923	1,074	AED 1,200,000
2 Bedroom - L	7	10.6%	1,285	1,336	AED 1,550,000
2 Bedroom Plus	6	9.0%	1,291	1,291	AED 1,520,000







# DISCOVER THE SPACES WITHIN



BUILDING CONFIGURATION



ROOF

TYPICAL 3  
LEVELS 5 & 6

TYPICAL 2  
LEVELS 1-4

TYPICAL 1  
GROUND LEVEL

BASEMENT



GROUND FLOOR

- STUDIO
- 2 BEDROOM

KEY PLAN



- FLOOR PLANS:
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ULIAN  
RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	36.87 SQ.M	396.87 SQ.FT
TERRACE AREA	8.66 SQ.M	93.22 SQ.FT
TOTAL AREA	45.53 SQ.M	490.08 SQ.FT

### G - 01

STUDIO

AREA = 490.08 SQFT

GROUND FLOOR

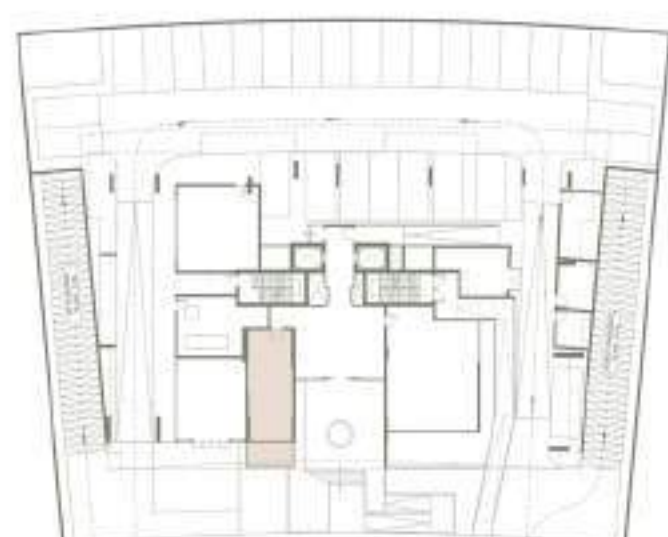


1.LIVING AREA	6.04*3.70 SQM
2.PANTRY	3.30*1.80 SQM
3.BATH	2.60*1.75 SQM
4.BALCONY	3.80*2.09 SQM

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KEY PLAN



KEY SECTION



GROUND FLOOR



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# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	80.15 SQ.M	862.733 SQ.FT
TERRACE AREA	39.22 SQ.M	422.16 SQ.FT
TOTAL AREA	119.37 SQ.M	1284.89 SQ.FT

KEY PLAN



KEY SECTION



GROUND FLOOR



## G- 02

2 BEDROOM

AREA = 1284.89 SQFT

GROUND FLOOR

1.LIVINGROOM	6.15*3.90 SQM
2.BEDROOM	4.10*3.79 SQM
3.BEDROOM	3.60*3.42 SQM
4.KITCHEN	2.80*2.40 SQM
5.POWDER	2.69*1.80 SQM
6.BATH	2.20*1.67 SQM
7.BALCONY	8.72*2.98 SQM
8.BALCONY	9.40*1.27 SQM

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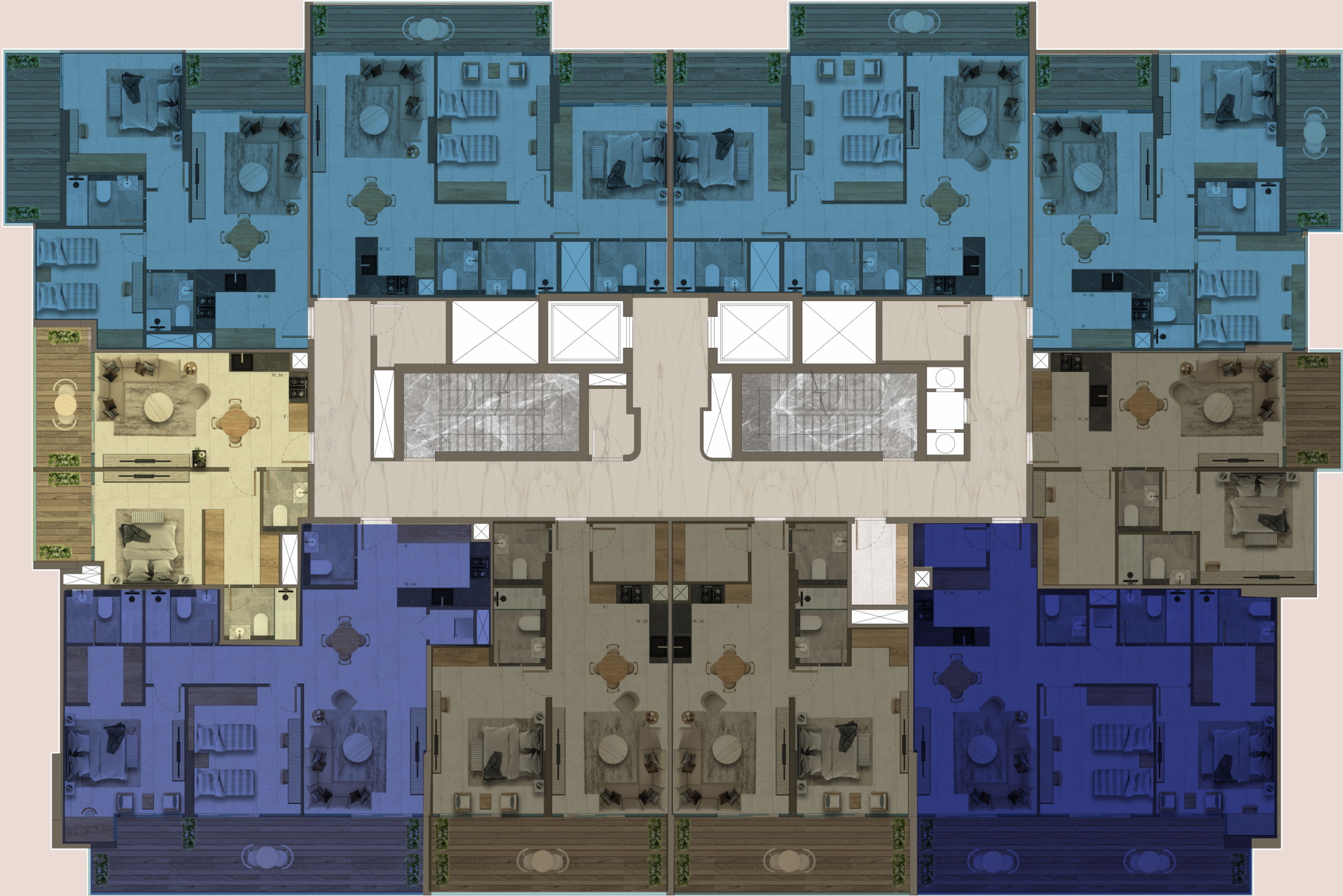
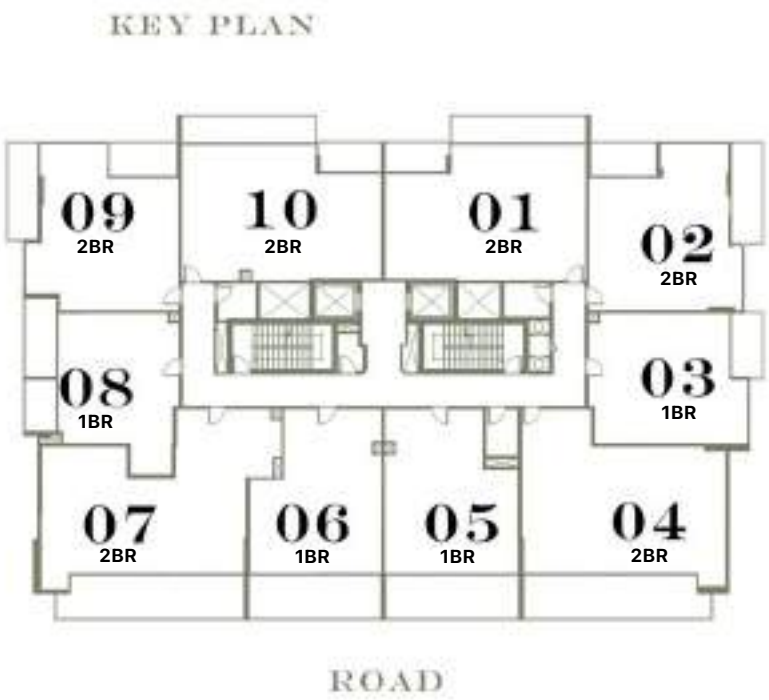


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1<sup>ST</sup> TO 4<sup>TH</sup> FLOOR

- 1 BEDROOM
- 1 BEDROOM PLUS
- 2 BEDROOM - S
- 2 BEDROOM - L
- 2 BEDROOM PLUS



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RESIDENCES



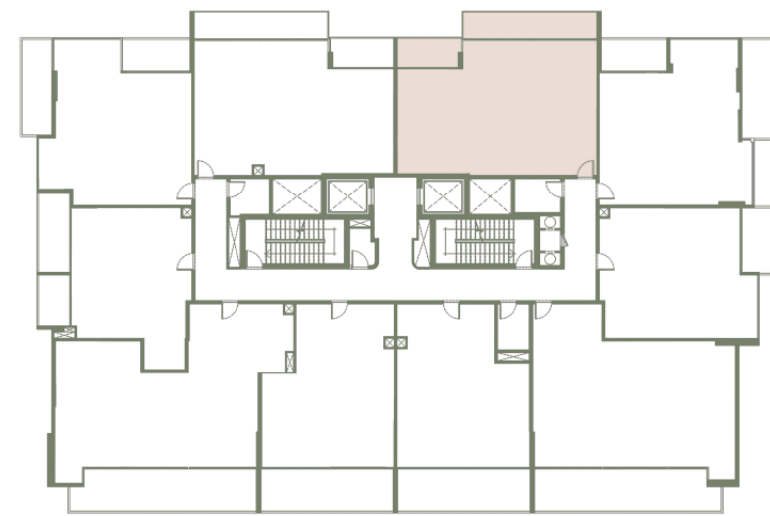
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## RESIDENCES

BY LONDON GATE

SUITE AREA	80.8 SQ.M	869.72 SQ.FT
TERRACE AREA	18.99 SQ.M	204.41 SQ.FT
TOTAL AREA	99.79 SQ.M	1074.13 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 01

TWO BEDROOM

AREA = 1074.13 SQFT

FIRST FLOOR



1.LIVINGROOM	5.83*3.72 SQM
2.BEDROOM	4.63*3.76 SQM
3.BEDROOM	4.21*3.63 SQM
4.KITCHEN	2.40*1.70 SQM
5.BATH	2.45*1.60 SQM
6.BATH	2.40*1.70 SQM
7.POWDER	1.70*1.30 SQM
8.BALCONY	7.62*1.60 SQM
9.BALCONY	3.63*1.70 SQM

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# LILIAN

## RESIDENCES



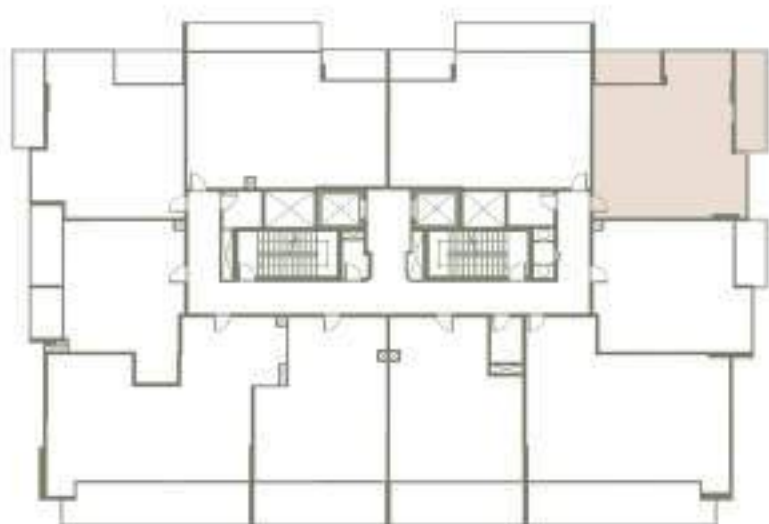
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## RESIDENCES

BY LONDON GATE

SUITE AREA	71.32 SQ.M	767.68 SQ.FT
TERRACE AREA	18.22 SQ.M	196.12 SQ.FT
TOTAL AREA	89.54 SQ.M	963.80 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 02

TWO BEDROOM

AREA = 963.80 SQFT

FIRST FLOOR



1.LIVINGROOM	5.10*3.90 SQM
2.BEDROOM	4.50*3.96 SQM
3.BEDROOM	3.41*3.40 SQM
4.KITCHEN	2.50*2.40 SQM
5.BATH	2.61*1.60 SQM
6.POWDER	2.30*1.30 SQM
7.BALCONY	5.80*1.83 SQM
8.BALCONY	3.70*1.90 SQM

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LILIAN  
RESIDENCES



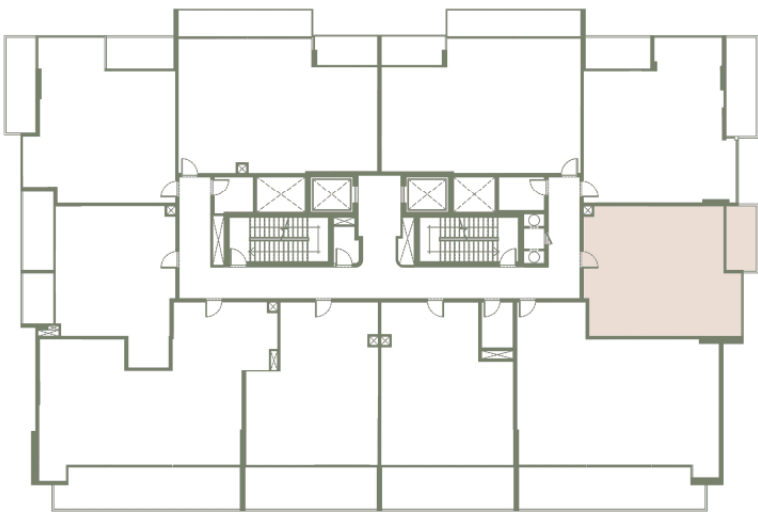
# LILIAN

## RESIDENCES

### BY LONDON GATE

SUITE AREA	64.22 SQ.M	691.26 SQ.FT
TERRACE AREA	6.95 SQ.M	74.81 SQ.FT
TOTAL AREA	71.17 SQ.M	766.07 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 03

ONE BEDROOM

AREA = 766.07 SQFT

FIRST FLOOR



1.LIVINGROOM	5.46*3.64 SQM
2.BEDROOM	4.82*3.60 SQM
3.KITCHEN	2.50*2.40 SQM
4.BATH	2.50*1.60 SQM
5.POWDER	1.90*1.30 SQM
6.LAU/STORE	3.60*2.30 SQM
7.BALCONY	3.89*1.83 SQM

FLOOR PLANS:

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LILIAN

RESIDENCES



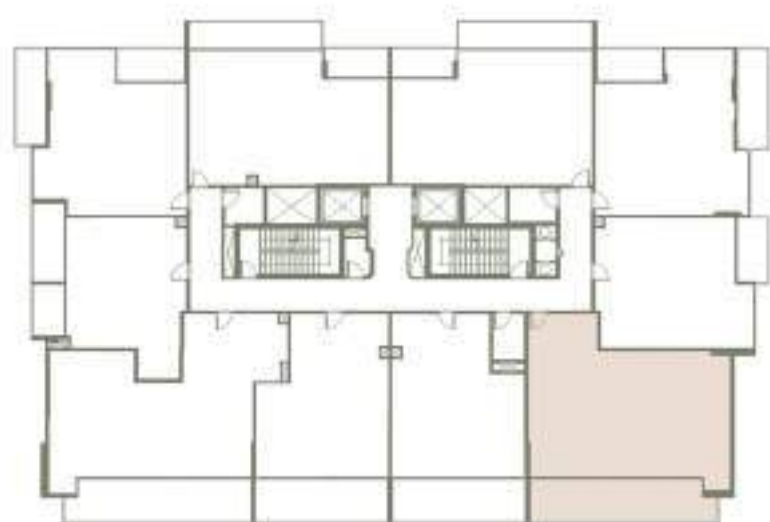
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## RESIDENCES

BY LONDON GATE

SUITE AREA	93.77 SQ.M	1009.33 SQ.FT
TERRACE AREA	26.18 SQ.M	281.80 SQ.FT
TOTAL AREA	119.95 SQ.M	1291.13 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 04

TWO BEDROOM

AREA = 1291.13 SQFT

FIRST FLOOR

1.LIVINGROOM	5.35*3.80 SQM
2.BEDROOM	4.05*3.60 SQM
3.BEDROOM	4.05*3.77 SQM
4.DRESS	2.57*1.82 SQM
5.KITCHEN	2.47*2.40 SQM
6.BATH	2.57*1.45 SQM
7.BATH	2.25*1.70 SQM
8.POWDER	1.70*1.47 SQM
9.LAU/STORE	2.60*1.39 SQM
10.LAU/STORE	1.10*0.88 SQM
11.BALCONY	10.67*2.50 SQM

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RESIDENCES



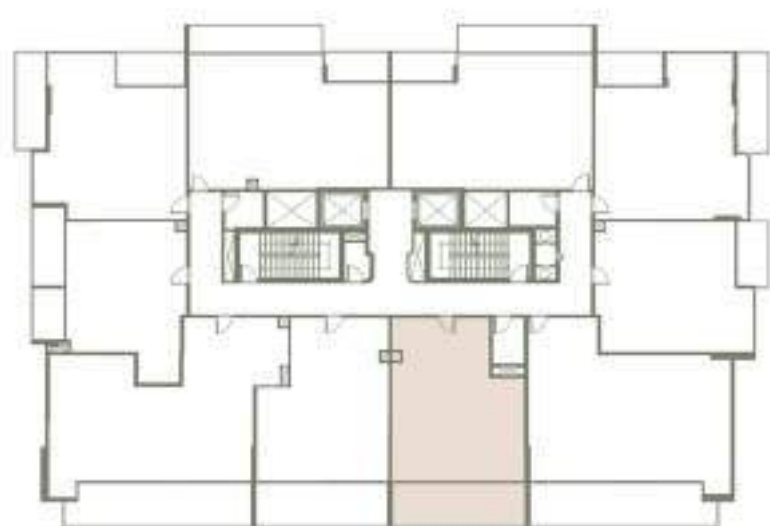
# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	65.14 SQ.M	701.16 SQ.FT
TERRACE AREA	19.37 SQ.M	208.50 SQ.FT
TOTAL AREA	84.51 SQ.M	909.66 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 05

one BEDROOM

AREA = 909.66 SQFT

FIRST FLOOR



1.LIVINGROOM	4.90*3.70 SQM
2.BEDROOM	4.70*3.55 SQM
3.KITCHEN	2.50*2.40 SQM
4.POWDER	1.94*1.65 SQM
5.DRESS	1.80*1.20 SQM
6.BATH	2.40*1.65 SQM
7.LAU/STORE	2.40*1.84 SQM
8.BALCONY	7.50*2.50 SQM

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RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	63.95 SQ.M	688.35 SQ.FT
TERRACE AREA	19.37 SQ.M	208.50 SQ.FT
TOTAL AREA	83.32 SQ.M	896.85 SQ.FT

# 1 - 06

one BEDROOM

AREA = 896.85 SQFT

FIRST FLOOR



1.LIVINGROOM	4.90*3.70 SQM
2.BEDROOM	4.70*3.55 SQM
3.KITCHEN	2.50*2.40 SQM
4.POWDER	1.94*1.65 SQM
5.BATH	2.40*1.65 SQM
6.LAU/STORE	2.40*1.84 SQM
7.BALCONY	7.50*2.50 SQM

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KEY PLAN



KEY SECTION



# LILIAN

## RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	97.97 SQ.M	1054.54 SQ.FT
TERRACE AREA	26.1 SQ.M	280.94 SQ.FT
TOTAL AREA	124.07 SQ.M	1335.48 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 07

TWO BEDROOM

AREA = 1335.48 SQFT

FIRST FLOOR



1.LIVINGROOM	6.60*3.80 SQM
2.BEDROOM	4.05*3.40 SQM
3.BEDROOM	4.33*3.82 SQM
4.DRESS	2.42*1.82 SQM
5.KITCHEN	2.93*2.64 SQM
6.BATH	2.42*1.70 SQM
7.BATH	2.30*1.70 SQM
8.POWDER	1.94*1.60 SQM
9.LAU/STORE	1.40*1.10 SQM
10.BALCONY	10.67*2.50 SQM

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LILIAN  
RESIDENCES



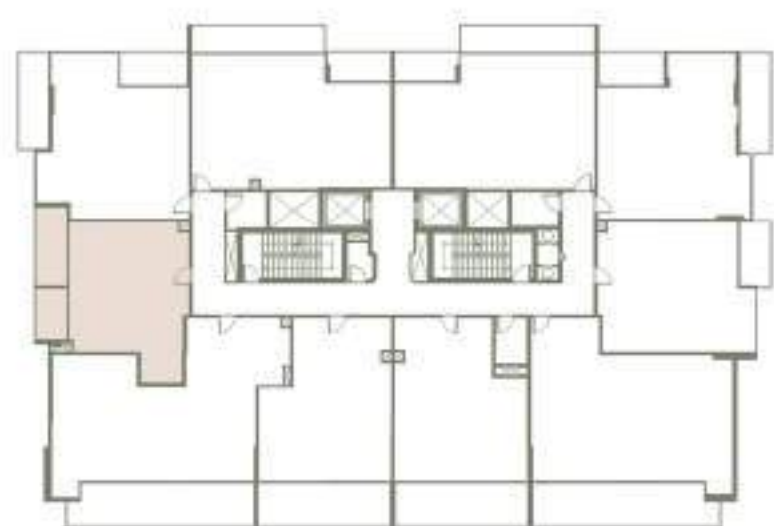
# LILIAN

## RESIDENCES

### BY LONDON GATE

SUITE AREA	54.43 SQ.M	585.88 SQ.FT
TERRACE AREA	14.31 SQ.M	154.03 SQ.FT
TOTAL AREA	68.74 SQ.M	739.91 SQ.FT

KEY PLAN



KEY SECTION



## 1 - 08

ONE BEDROOM

AREA = 739.91 SQFT

FIRST FLOOR

1.LIVINGROOM	4.30*3.64 SQM
2.BEDROOM	3.60*3.42 SQM
3.DRESS	2.40*2.35 SQM
4.KITCHEN	2.50*2.40 SQM
5.BATH	2.30*1.65 SQM
6.POWDER	1.90*1.43 SQM
7.BALCONY	4.47*1.85 SQM
8.BALCONY	2.86*1.85 SQM



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LILIAN  
RESIDENCES



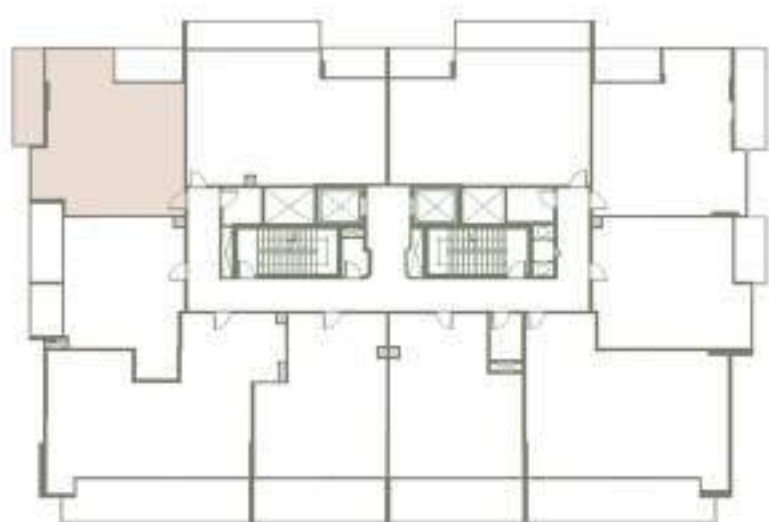
# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	68.02 SQ.M	732.16 SQ.FT
TERRACE AREA	17.76 SQ.M	191.17 SQ.FT
TOTAL AREA	85.78 SQ.M	923.33 SQ.FT

KEY PLAN



KEY SECTION



# 1 - 09

TWO BEDROOM

AREA = 923.33 SQFT

FIRST FLOOR



1.LIVINGROOM	5.00*3.70 SQM
2.BEDROOM	4.30*3.80 SQM
3.BEDROOM	3.40*2.87 SQM
4.KITCHEN	2.50*2.50 SQM
5.BATH	2.45*1.60 SQM
6.POWDER	1.75*1.50 SQM
7.BALCONY	5.60*1.80 SQM
8.BALCONY	3.80*1.90 SQM

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## RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	80.8 SQ.M	869.72 SQ.FT
TERRACE AREA	18.98 SQ.M	204.30 SQ.FT
TOTAL AREA	99.78 SQ.M	1074.02 SQ.FT

# 1 - 10

TWO BEDROOM

AREA = 1074.02 SQFT

FIRST FLOOR



1. LIVING ROOM	5.83*3.86 SQM
2. BEDROOM	4.63*3.60 SQM
3. BEDROOM	4.21*3.63 SQM
4. KITCHEN	2.50*1.83 SQM
5. BATH	2.40*1.70 SQM
6. BATH	2.45*1.60 SQM
7. POWDER	1.70*1.30 SQM
8. BALCONY	7.57*1.60 SQM
9. BALCONY	3.62*1.70 SQM

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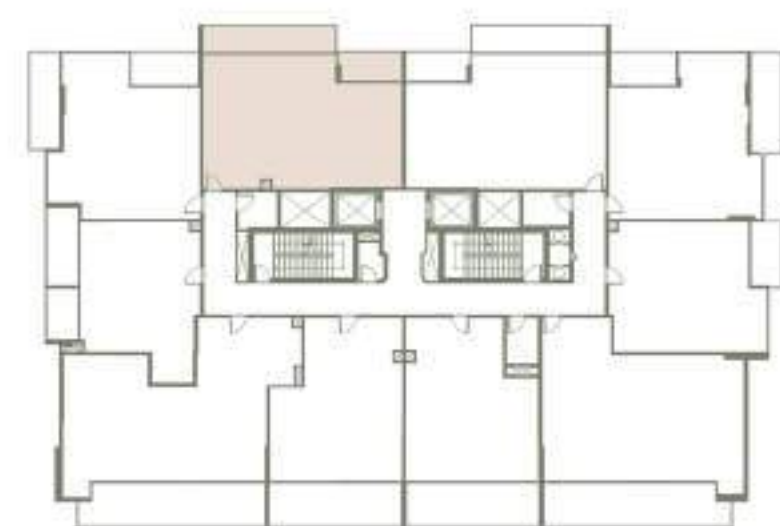
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KEY PLAN

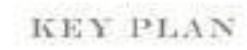


KEY SECTION





This architectural rendering shows the exterior of 'The Green' building. It is a modern, multi-story structure with a central vertical element. The building features balconies with glass railings and large windows. The facade is primarily light-colored with vertical accents. The rendering is presented in a clean, minimalist style with a white background.



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BY LONDON GATE

SUITE AREA	58.37 SQ.M	628.29 SQ.FT
TERRACE AREA	6.5 SQ.M	69.97 SQ.FT
TOTAL AREA	64.87 SQ.M	698.25 SQ.FT

### 5 - 01

ONE BEDROOM

AREA = 698.25 SQFT

FIFTH FLOOR



1.LIVINGROOM	5.13*3.87 SQM
2.BEDROOM	4.23*3.60 SQM
3.KITCHEN	2.50*2.50 SQM
4.BATH	2.40*1.90 SQM
5.POWDER	2.40*1.30 SQM
6.BALCONY	3.78*1.60 SQM

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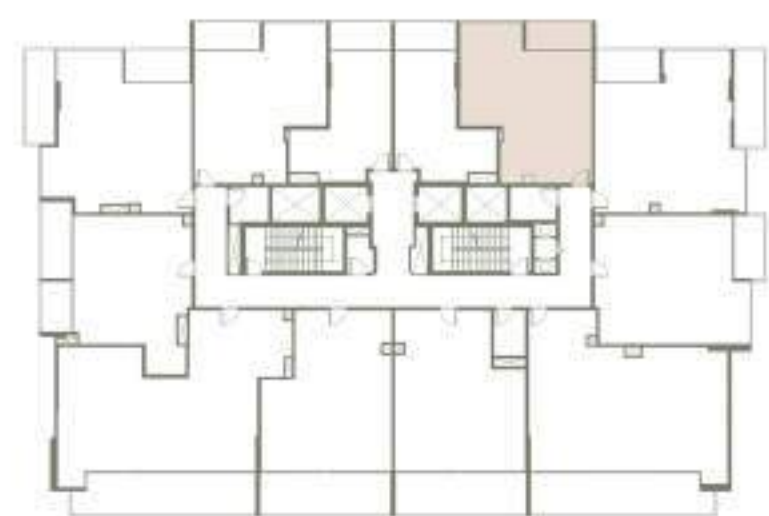
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KEY PLAN



KEY SECTION





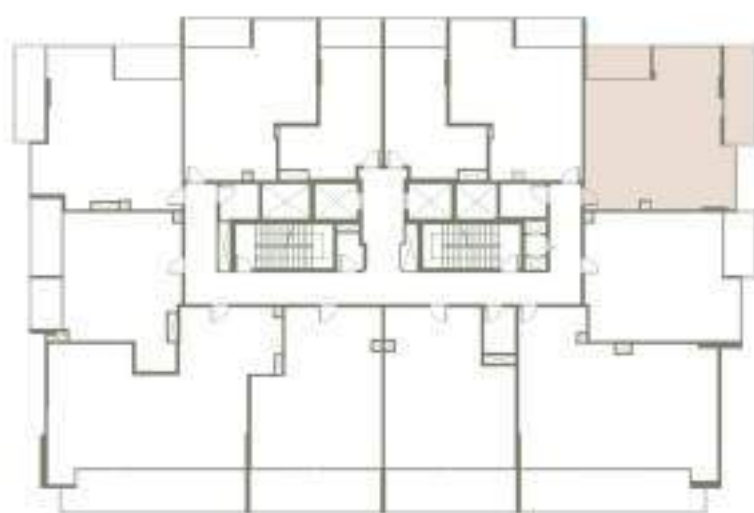
# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	71.32 SQ.M	767.68 SQ.FT
TERRACE AREA	18.22 SQ.M	196.12 SQ.FT
TOTAL AREA	89.54 SQ.M	963.80 SQ.FT

KEY PLAN



KEY SECTION



# 5 - 02

TWO BEDROOM

AREA = 963.80 SQFT

FIFTH FLOOR

1.LIVINGROOM	5.10*3.90 SQM
2.BEDROOM	4.00*3.96 SQM
3.BEDROOM	3.41*3.40 SQM
4.KITCHEN	2.50*2.40 SQM
5.BATH	2.61*1.60 SQM
6.POWDER	2.30*1.30 SQM
7.BALCONY	5.80*1.83 SQM
8.BALCONY	3.70*1.90 SQM

#### FLOOR PLANS:

1. All dimensions are in Imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.





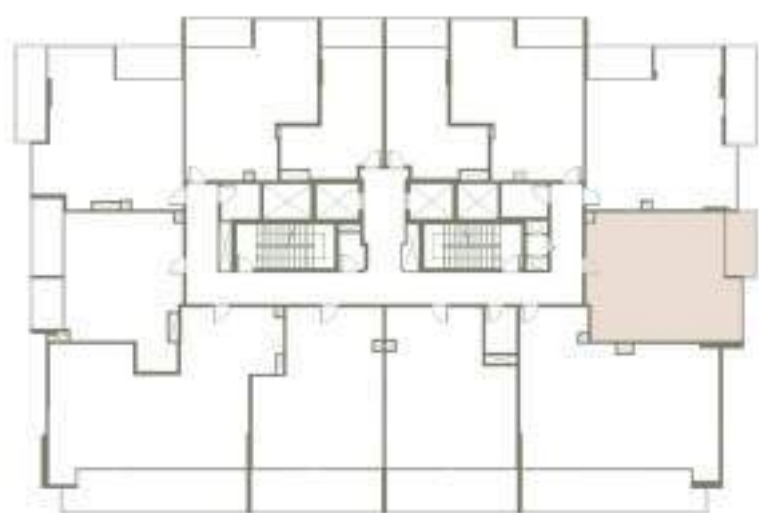
# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	64.22 SQ.M	691.26 SQ.FT
TERRACE AREA	6.95 SQ.M	74.81 SQ.FT
TOTAL AREA	71.17 SQ.M	766.07 SQ.FT

KEY PLAN



KEY SECTION



# 5 - 03

ONE BEDROOM

AREA = 766.07 SQFT

FIFTH FLOOR



1.LIVINGROOM	5.49*3.64 SQM
2.BEDROOM	3.62*3.60 SQM
3.KITCHEN	2.50*2.40 SQM
4.STORE	3.60*2.30 SQM
5.POWDER	1.90*1.30 SQM
6.BATH	2.50*1.60 SQM
7.BALCONY	3.89*1.83 SQM

### FLOOR PLANS:

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2. All materials, dimensions, and drawings are approximate only
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4. Actual area may vary from the stated area.
5. Drawings not to scale.
6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	93.77 SQ.M	1009.33 SQ.FT
TERRACE AREA	26.18 SQ.M	281.80 SQ.FT
TOTAL AREA	119.95 SQ.M	1291.13 SQ.FT

# 5 - 04

TWO BEDROOM

AREA = 1291.13 SQFT

FIFTH FLOOR

1.LIVINGROOM	5.35*3.80 SQM
2.BEDROOM	4.05*3.60 SQM
3.BEDROOM	4.05*3.77 SQM
4.DRESS	2.57*1.82 SQM
5.KITCHEN	2.47*2.40 SQM
6.STORE	2.60*1.39 SQM
7.POWDER	1.70*1.47 SQM
8.LAU	1.10*0.88 SQM
9.BATH	2.25*1.70 SQM
10.BATH	2.57*1.45 SQM
11.BALCONY	10.67*2.60 SQM

### FLOOR PLANS:

1. All dimensions are in Imperial and metric and measured from finish to finish excluding construction tolerances.

2. All materials, dimensions, and drawings are approximate only.

3. Information is subject to change without notice, at the developer's absolute discretion.

4. Actual area may vary from the stated area.

5. Drawings not to scale.

6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.



KEY PLAN



KEY SECTION



LILIAN  
RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	65.14 SQ.M	701.16 SQ.FT
TERRACE AREA	19.37 SQ.M	208.50 SQ.FT
TOTAL AREA	84.51 SQ.M	909.66 SQ.FT

### 5 - 05

ONE BEDROOM

AREA = 909.66 SQFT

FIFTH FLOOR

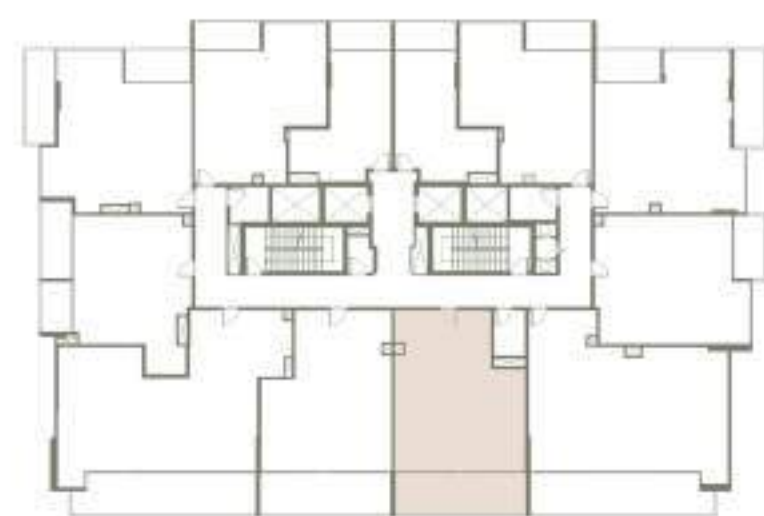


1.LIVINGROOM	4.90*3.70 SQM
2.BEDROOM	4.70*3.55 SQM
3.DRESS	1.80*1.20 SQM
4.KITCHEN	2.50*2.40 SQM
5.POWDER	1.94*1.65 SQM
6.BATH	2.40*1.65 SQM
7.LAU/STORE	2.40*1.84 SQM
8.BALCONY	7.50*2.50 SQM

#### FLOOR PLANS:

1. All dimensions are in Imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only.
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.

KEY PLAN



KEY SECTION





# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	63.95 SQ.M	688.35 SQ.FT
TERRACE AREA	19.34 SQ.M	208.17 SQ.FT
TOTAL AREA	83.29 SQ.M	896.53 SQ.FT

# 5 - 06

ONE BEDROOM

AREA = 896.53 SQFT

FIFTH FLOOR



1.LIVINGROOM	4.90*3.70 SQM
2.BEDROOM	4.70*3.55 SQM
3.KITCHEN	2.50*2.40 SQM
4.POWDER	1.94*1.65 SQM
5.BATH	2.40*1.65 SQM
6.LAU/STORE	2.40*1.84 SQM
7.BALCONY	7.50*2.50 SQM

### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only.
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
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KEY PLAN



KEY SECTION





# LILIAN

## RESIDENCES

### BY LONDON GATE

SUITE AREA	97.98 SQ.M	1054.65 SQ.FT
TERRACE AREA	26.13 SQ.M	281.26 SQ.FT
TOTAL AREA	124.11 SQ.M	1335.91 SQ.FT

## 5 - 07

TWO BEDROOM

AREA = 1335.91 SQFT

FIFTH FLOOR

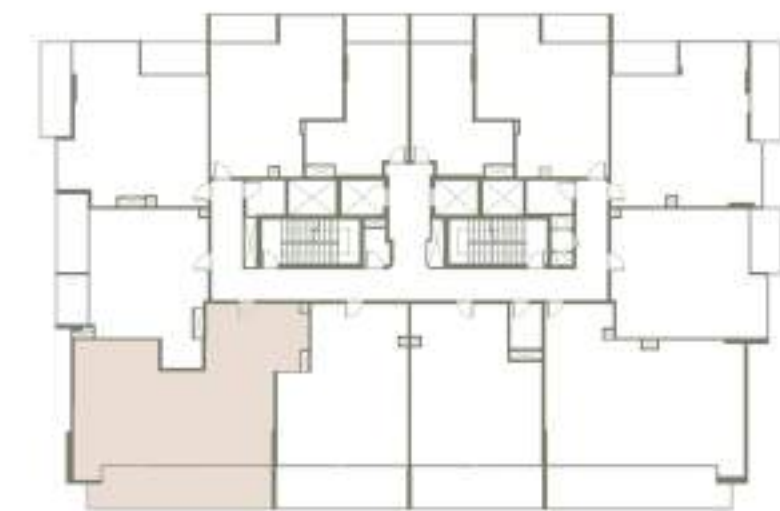


1.LIVINGROOM	6.60*3.80 SQM
2.BEDROOM	4.05*3.40 SQM
3.BEDROOM	4.05*3.82 SQM
4.DRESS	2.42*1.82 SQM
5.KITCHEN	2.93*2.64 SQM
6.BATH	2.42*1.70 SQM
7.BATH	2.30*1.70 SQM
8.POWDER	1.94*1.60 SQM
9.LAU	1.40*1.10 SQM
10.BALCONY	10.67*2.50 SQM

#### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only.
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.

KEY PLAN



KEY SECTION





# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	54.43 SQ.M	585.88 SQ.FT
TERRACE AREA	14.31 SQ.M	154.03 SQ.FT
TOTAL AREA	68.74 SQ.M	739.91 SQ.FT

# 5 - 08

ONE BEDROOM

AREA = 739.91 SQFT

FIFTH FLOOR

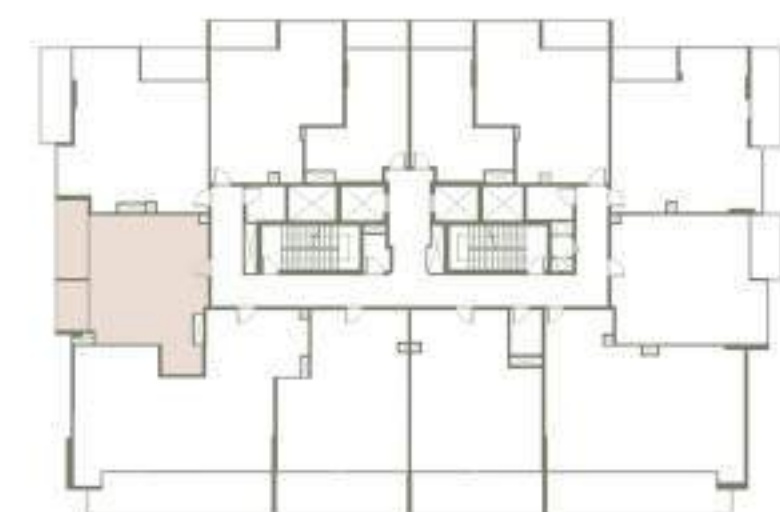
1. LIVINGROOM	4.33*3.64 SQM
2. BEDROOM	3.60*3.42 SQM
3. DRESS	2.40*2.35 SQM
4. KITCHEN	2.50*2.40 SQM
5. BATH	2.30*1.65 SQM
6. POWDER	1.90*1.43 SQM
7. BALCONY	4.47*1.85 SQM
8. BALCONY	2.86*1.85 SQM



### FLOOR PLANS:

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3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
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6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.

KEY PLAN



KEY SECTION





# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	68.02 SQ.M	732.16 SQ.FT
TERRACE AREA	17.76 SQ.M	191.17 SQ.FT
TOTAL AREA	85.78 SQ.M	923.33 SQ.FT

### 5 - 09

TWO BEDROOM

AREA = 923.33 SQFT

FIFTH FLOOR

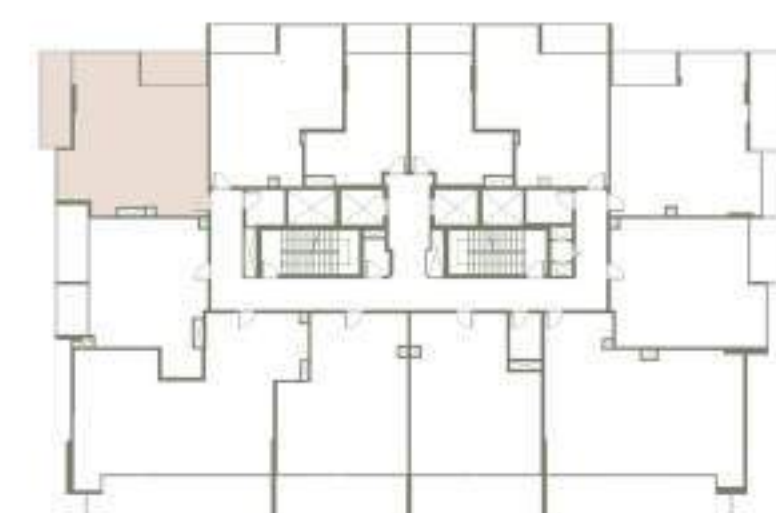


1.LIVINGROOM	5.00*3.70 SQM
2.BEDROOM	4.30*3.80 SQM
3.BEDROOM	3.40*2.87 SQM
4.KITCHEN	2.50*2.50 SQM
5.BATH	2.45*1.40 SQM
6.POWDER	1.75*1.50 SQM
7.BALCONY	5.60*1.80 SQM
8.BALCONY	3.80*1.90 SQM

#### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
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KEY PLAN



KEY SECTION



LILIAN  
RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	58.37 SQ.M	628.29 SQ.FT
TERRACE AREA	6.49 SQ.M	69.86 SQ.FT
TOTAL AREA	64.86 SQ.M	698.15 SQ.FT

KEY PLAN



KEY SECTION



# 5 - 10

ONE BEDROOM

AREA = 698.15 SQFT

FIFTH FLOOR

1.LIVINGROOM	5.13*3.88 SQM
2.BEDROOM	4.23*3.60 SQM
3.KITCHEN	2.50*2.50 SQM
4.BATH	2.40*1.90 SQM
5.POWDER	2.40*1.30 SQM
6.BALCONY	3.78*1.60 SQM



### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.

2. All materials, dimensions, and drawings are approximate only.

3. Information is subject to change without notice, at the developer's absolute discretion.

4. Actual area may vary from the stated area.

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LILIAN  
RESIDENCES



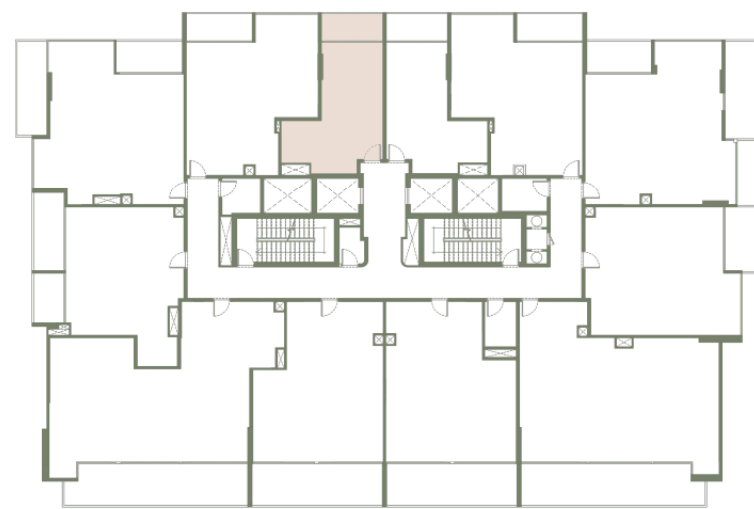
# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	33.7 SQ.M	362.74 SQ.FT
TERRACE AREA	6.05 SQ.M	65.12 SQ.FT
TOTAL AREA	39.75 SQ.M	427.87 SQ.FT

KEY PLAN



KEY SECTION



# 5 - 11

STUDIO

AREA = 427.87 SQFT

FIFTH FLOOR

1.LIVINGAREA	6.73*3.53 SQM
2.KITCHEN	2.73*1.90 SQM
3.BATH	2.40*1.60 SQM
4.BALCONY	3.53*1.60 SQM



### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.
2. All materials, dimensions, and drawings are approximate only
3. Information is subject to change without notice, at the developer's absolute discretion.
4. Actual area may vary from the stated area.
5. Drawings not to scale.
6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings.

LILIAN  
RESIDENCES



# LILIAN

## RESIDENCES

BY LONDON GATE

SUITE AREA	33.7 SQ.M	362.74 SQ.FT
TERRACE AREA	6.05 SQ.M	65.12 SQ.FT
TOTAL AREA	39.75 SQ.M	427.87 SQ.FT

KEY PLAN



KEY SECTION



## 5 - 12

STUDIO

AREA = 427.87 SQFT

FIFTH FLOOR

1.LIVINGAREA	6.73*3.53 SQM
2.KITCHEN	2.73*1.90 SQM
3.BATH	2.40*1.60 SQM
4.BALCONY	3.53*1.60 SQM



### FLOOR PLANS:

1. All dimensions are in imperial and metric and measured from finish to finish excluding construction tolerances.
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LILIAN  
RESIDENCES



# LILIAN

RESIDENCES

## ROOF FLOOR

- 1. Indoor Gym
- 2. Pool
- 3. Kids Play Area
- 4. Outdoor Seating Area
- 5. Water Feature



FLOOR PLANS:  
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4. Actual area may vary from the stated area.  
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LILIAN  
RESIDENCES



# LONDON GATE

London Gate is a prestigious real estate developer known for bringing London's timeless elegance to Dubai's vibrant urban landscape. Established in 2014, the developer has been dedicated to crafting extraordinary living experiences that blend luxury, sophistication, and meticulous attention to detail.

Their curated properties are a testament to superior craftsmanship and thoughtful design, offering an elevated lifestyle that harmonizes comfort with grandeur.





# LILIAN

## RESIDENCES

BY LONDON GATE

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**OCTA**

PROPERTIES