



SKYVUE

SPECTRA





Spearheading the Sobha way!

Sobha Realty redefines the concept of luxury residential living with a repertoire of real estate projects across Dubai.

With razor-sharp focus on quality and innovation, it has created a plethora of iconic spaces such as extravagant palaces, ornate mosques, cutting edge campuses and ultra-luxurious communities with grand villas and apartments. Pioneering the 'Backward Integration' model in real estate, Sobha Realty employs in-house mastery to create a unique offering of fine living that extends beyond the customer's expectations.

Backward Integration. Forward Thinking.

DESIGN

Masterfully conceptualized.

ENGINEERING & CONTRACTING

Scrupulously refined to
perfection.

MATERIAL SOURCING

Employing cutting-edge
technology for world-class
manufacturing.

CRAFTSMANSHIP

Exquisite attention to detail
from inception to completion.

QUALITY CONTROL

Establishing a new global
standard.



**WE NOTICE THE
SMALLEST
DETAILS.**

So you won't have to.

SOBHA
REALTY

Adorning the Northern Skyline





Where the
city meets
the sky



Sobha Hartland II, a contemporary sanctuary, is centrally located and seamlessly connected to the heart of Dubai, with convenient access to the city's major landmarks.

Each moment offers unparalleled convenience and modern elegance, immerse yourself in the dynamic life of Sobha Hartland II with effortless access to Downtown Dubai and other key destinations.

An exclusive retreat, crafted just for you



Sobha Hartland II, Dubai's most premium master community, sprawling across 8 million sq ft, is a perfect blend of urban convenience and community spirit. With an international school, office spaces, world-class mall, clubhouse and a range of retail options, this community keeps everything you need within reach.





Introducing



SKYVUE
SPECTRA

Sky High
Opulence

Taking Opulence
To the Next Level.
Whilst staying centered.

The images shown are for illustration purposes only and may not be an exact representation of the product. The images uses computer graphics technology (photo-realistic rendering) to showcase the building and apartment's design, including the facade, elevations, and interiors. All furniture, lighting, finishes, facade and art shown are for marketing purposes only. All contents in these images are for illustrative purposes only and subject to change.



Following the extraordinary success of Skyvue Solair, a new opportunity unfolds at Sobha Hartland II- Skyvue Spectra.

The stunning tower boasts uninterrupted panoramic views that stretch all the way to the horizon. Floor-to-ceiling windows invite an abundance of natural light, filling your home with warmth and making every morning a truly blissful experience.

At Spectra every detail is thought through with the precision of a craftsman making it a true masterpiece.

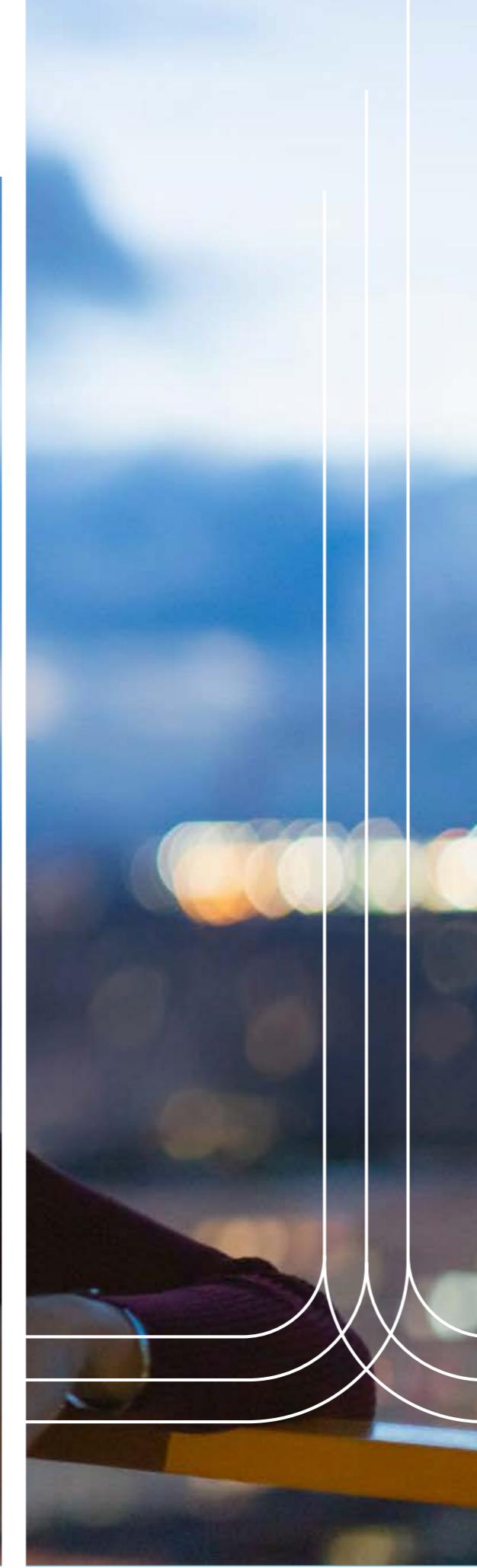
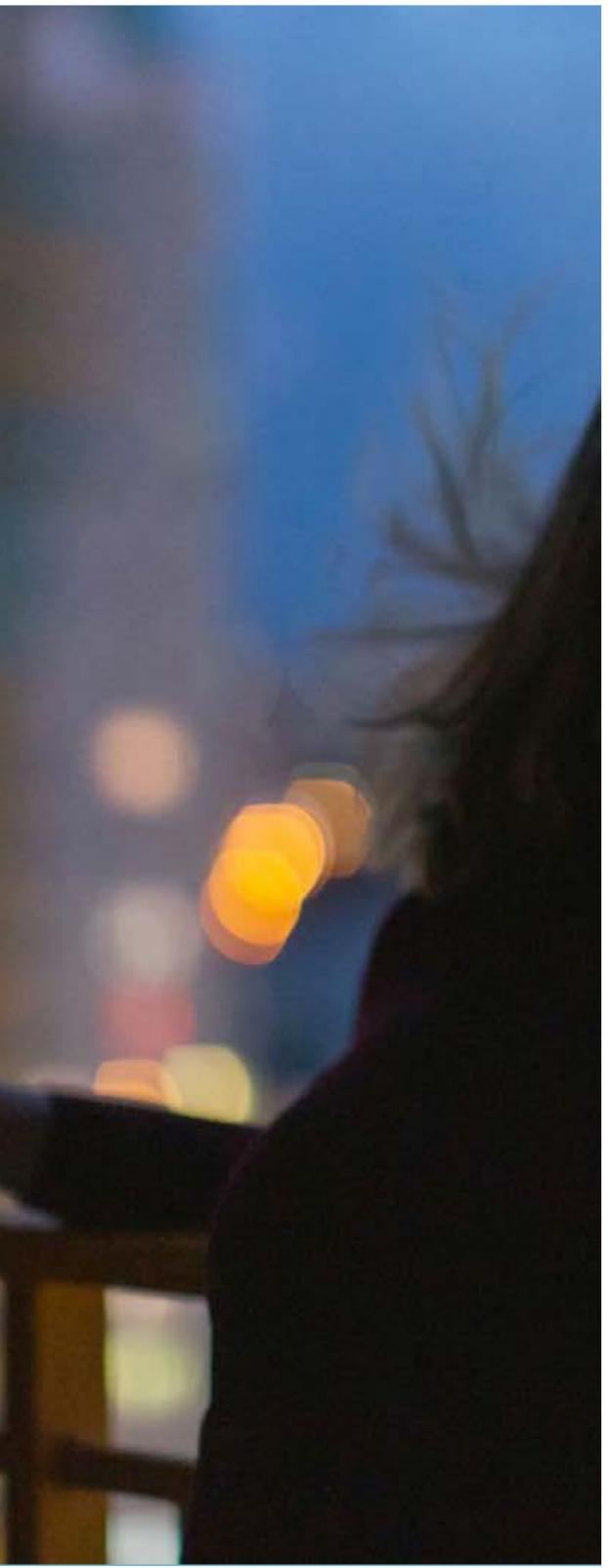


Elevated Luxury and Elegant Living

Surrounded by natural light, with panoramic views, these residences exude an air of sophistication and epitomize luxury living. Experience an unparalleled blend of convenience, sophistication and natural beauty.



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Sophistication at new heights

Skyvue forms the crescendo of the Northern skyline within the centrally located Sobha Hartland II, the towers offers tranquil retreats and breathtaking vistas that elevate the living experience.

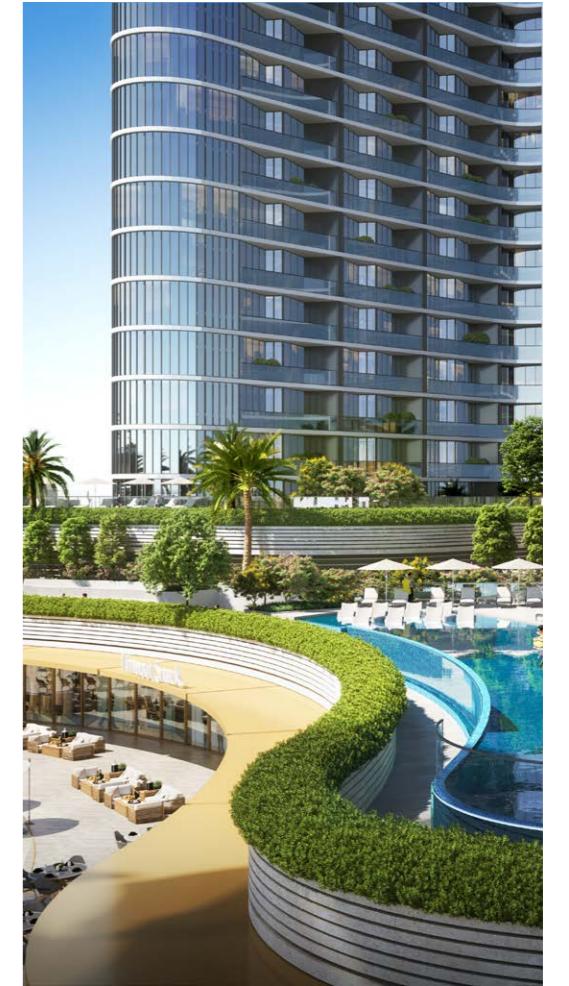




The Luxuries, The Heights, And the City!

Skyvue's architecture gracefully embraces its surroundings with a rhythmically flowing zig-zag facade set within a triangular floor plan.

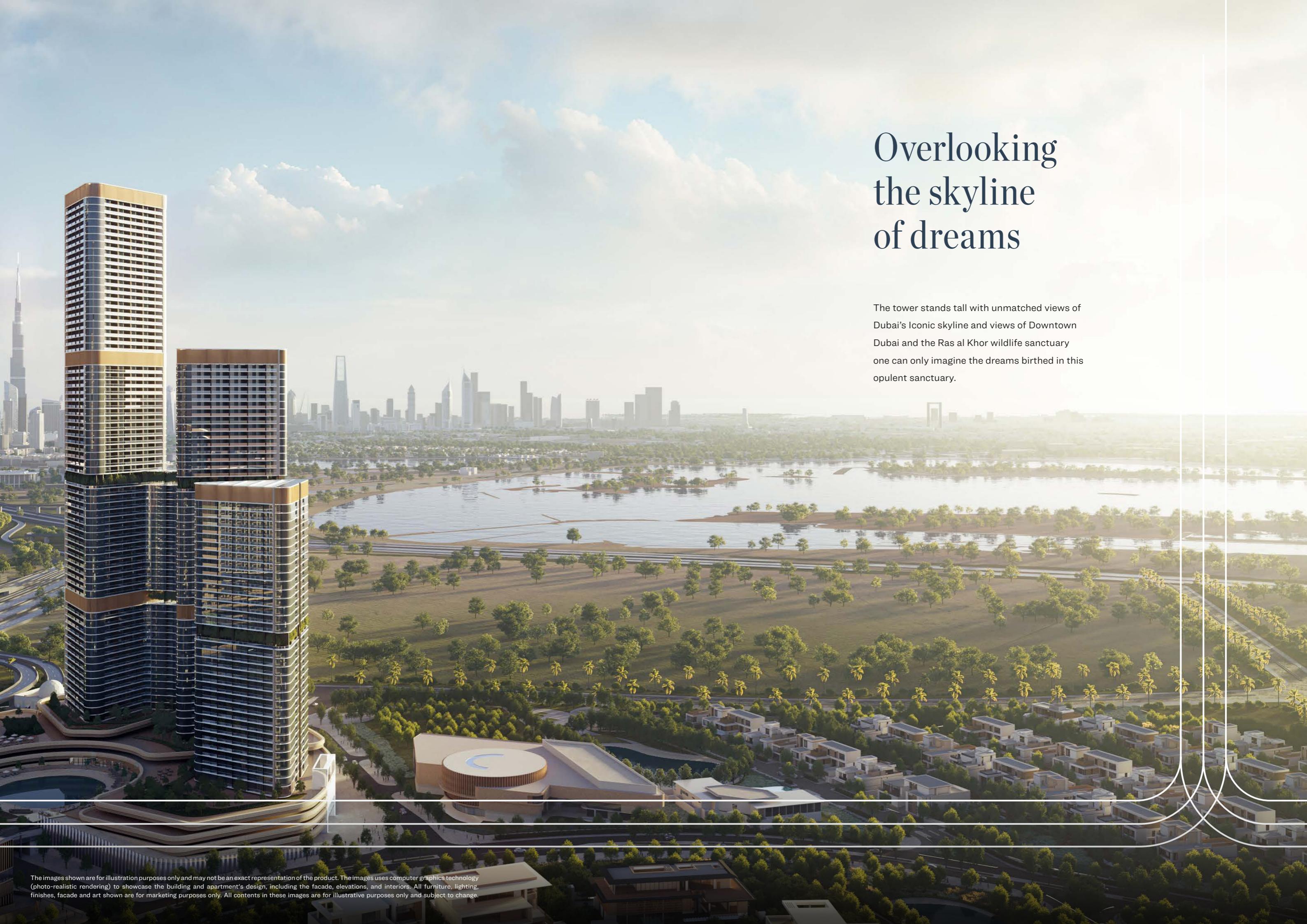
This masterful design invites panoramic views into every space, creating an effortlessly elevated living experience where dual-aspect apartments become a gateway to an endless horizon.

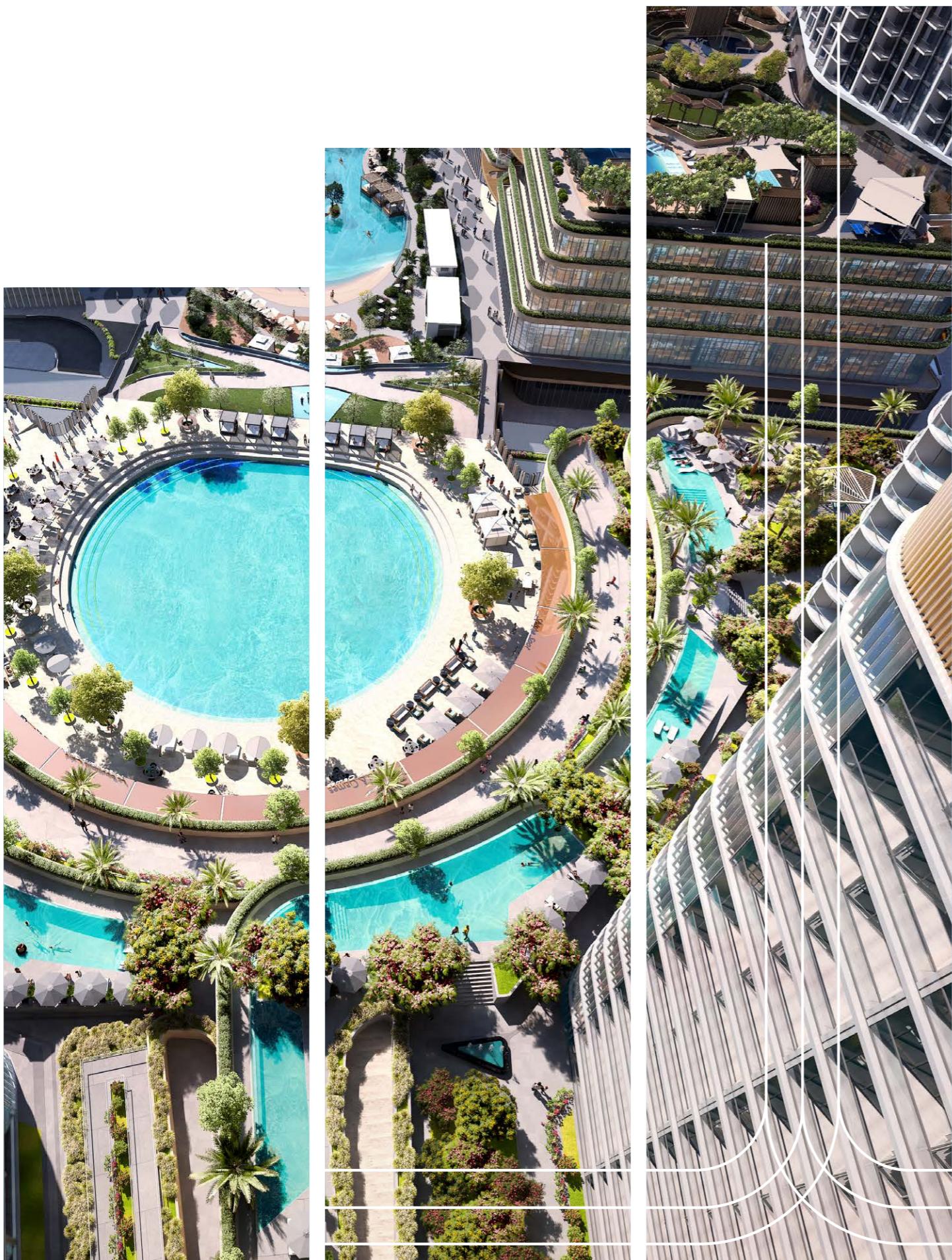


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Overlooking the skyline of dreams

The tower stands tall with unmatched views of Dubai's Iconic skyline and views of Downtown Dubai and the Ras al Khor wildlife sanctuary one can only imagine the dreams birthed in this opulent sanctuary.





Find Your
Place
Above,
Gaze upon
Horizons



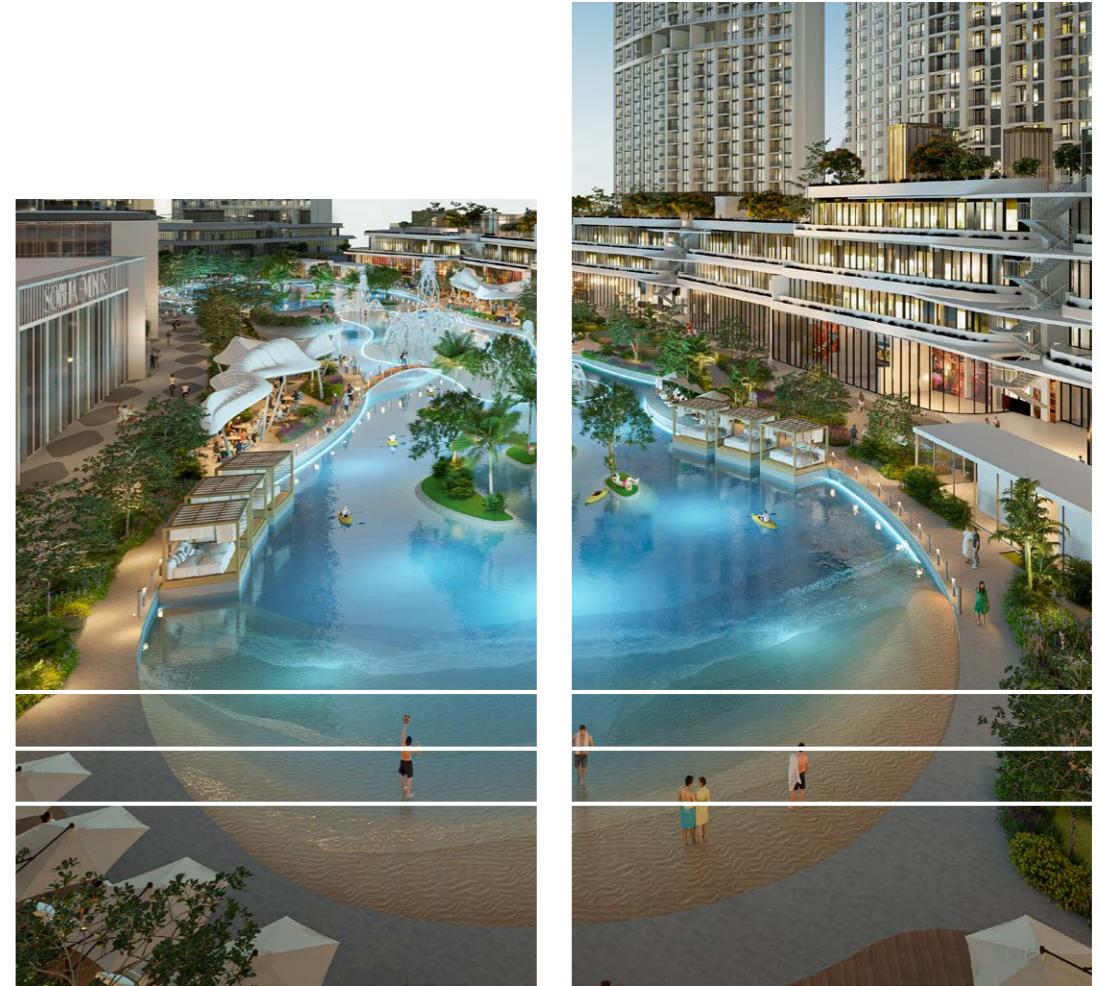
Skyvue Spectra offers
unobstructed panoramas of the
surrounding neighborhood, where
each day unfolds with serenity
and beauty.

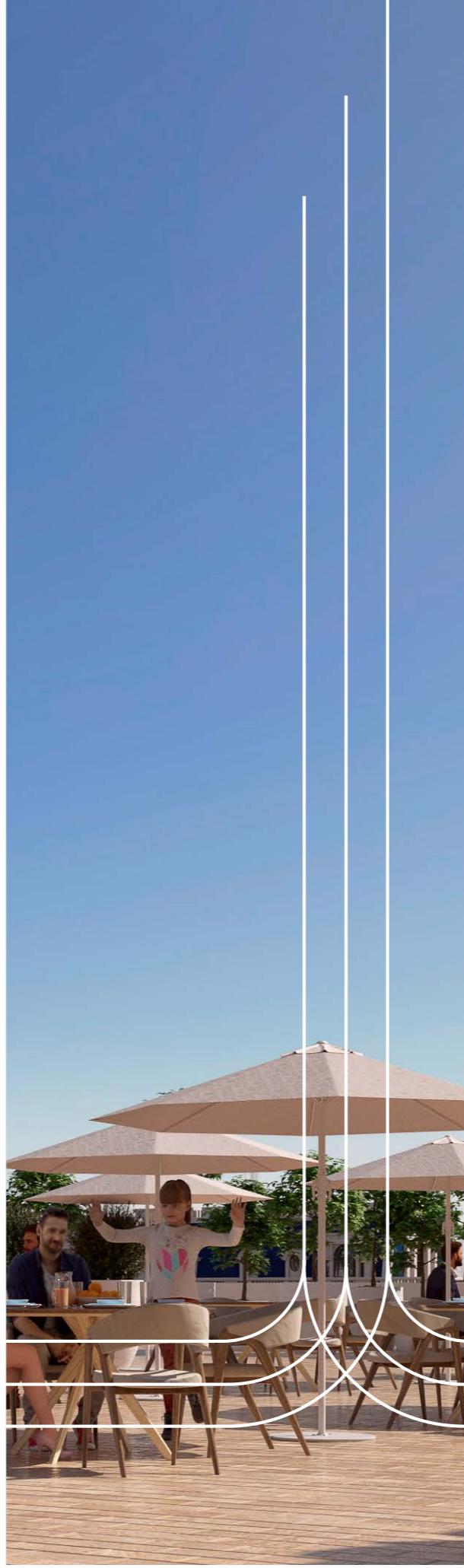
Exceptional as expected

As luxury evolves, so does the art of living. This tower redefines opulence, presenting an extravagant new approach to living with timeless elegance and unmatched grandeur.



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Life at Skyvue Spectra

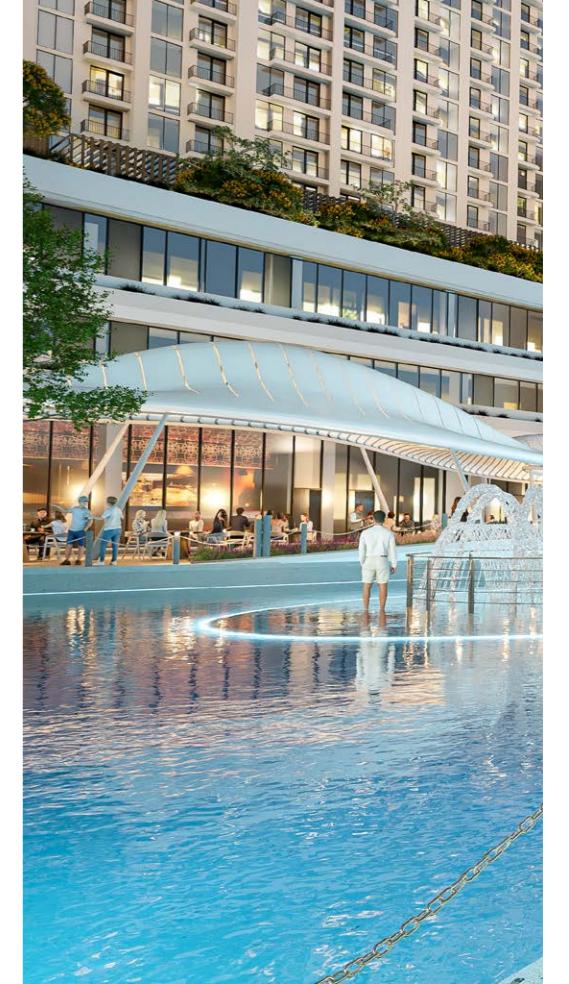
Unveil a world of boundless experiences,
where every lifestyle, age, and passion find
its perfect expression.



The Arc of luxury

Skyvue Spectra is masterfully crafted around a stunning amphitheater that adapts gracefully with the shifting water levels.

Encircling the mesmerizing water feature, you'll discover a curated collection of distinguished dining, offering a truly elevated experience.





Cherish every breath in this private community
filled with extraordinary array of experiences
– from tranquil sensory gardens and a water
obstacle course to a refined clubhouse,
thoughtfully designed indoor workspaces,
and a scenic cycle path.



Designed for
Every Passion



Every day unfolds with new experiences and excitement. Relish a cinematic experience in the open-air theatre or create unforgettable moments in the BBQ Area and Party Terrace. This vibrant community caters to every need, allowing you to embrace life in its fullest, most enriching form.

A wealth of amenities
awaits to enhance both
entertainment and lifestyle



Water

- Kid's Pool
- Infinity Pool
- Jacuzzi
- Central water Feature

Fitness

- Outdoor Gym
- Indoor Gym
- Indoor Yoga Studio
- Circuit Training
- Walking/Jogging Loop
- Yoga and Meditation Area
- Sauna and Steam
- Outdoor Crossfit

Entertainment

- Multipurpose Hall
- Open Cinema Area
- Open Picnic Lawn
- Barbeque Area
- Party Terrace
- Open Amphitheatre Seating



Indoor

- Indoor Movie Theatre
- Library/Reading Room
- Cards room, Chess and Carrom
- Indoor video game room
- Music Room
- Art Room

Kids & Toddlers Zone

- Kids Games Room
- Kids Playroom

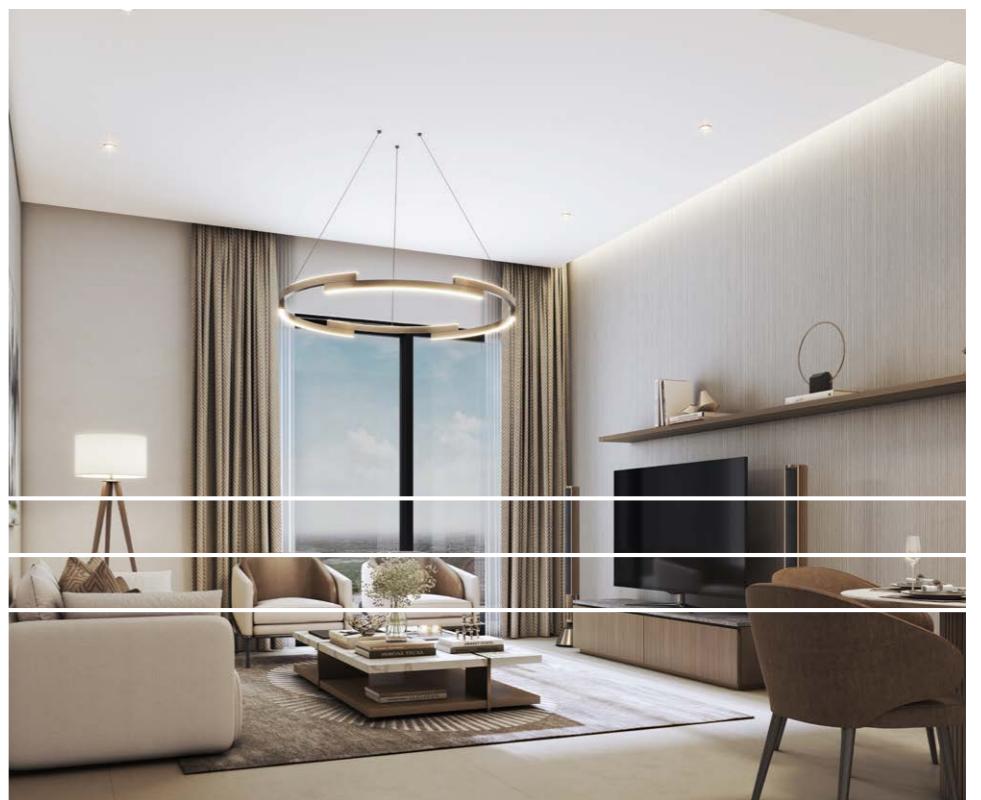
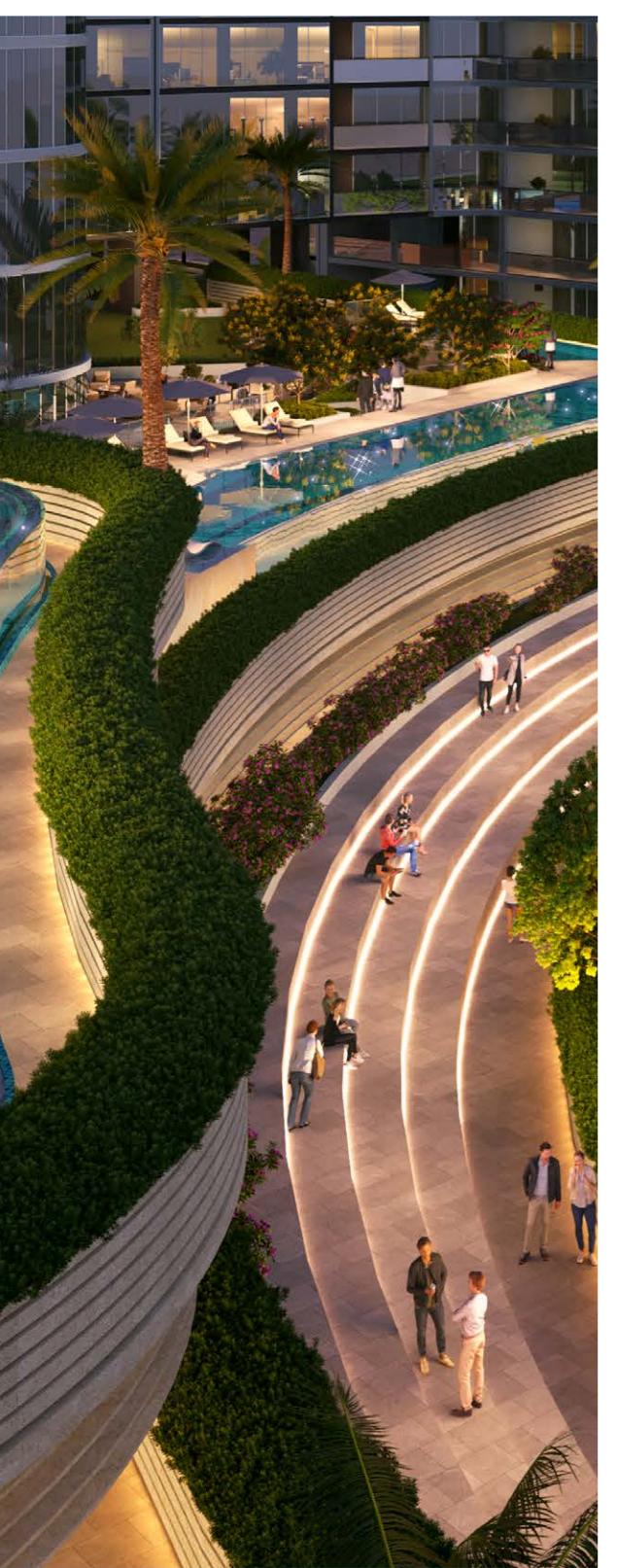


Find your Connection

It's not just about sharing space; it's about fostering connections, offering support, and cultivating a true sense of belonging.

Unwind, recharge, and refresh your mind and body with exclusive clubhouse-style amenities right at home.





Fresh, Bright and Breezy

Irradiating with natural light through floor-to-ceiling glazed walls, Skyvue Spectra exudes an air of sophistication and luxury at every point. Wake up invigorated and ready to face another sublime day in paradise.



Residences Tailored to Perfection

Within these walls, tranquility reigns, as triangular elegance and refined design effortlessly guide one back to the serene haven of Skyvue, where every detail embodies perfection.

LOCATION MAP



MASTER PLAN





SOBHA
REALTY

