



# THE LEGACY OF BENESSERE

Benessere is inspired by the legacy of architecture that's almost two millennia old. But don't worry your palatial retreat will be ready in 2021 as we have our own legacy and reputation of timely delivery to preserve.









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# BENESSERE ADVANTAGE

Vincitore Benessere is a luxurious boutique apartment project conceptualized by Vincitore Real Estate Development. Located in Dubai's once-in-a-lifetime location, the biggest advantage of Benessere is that it has an uninterrupted view of Miracle Garden & Butterfly Garden. It brings the classical architecture of the Roman Era to life with a palatial retreat home and offers a lavish spread of amenities like no other project in Dubai.

#### OWNERSHIP OF APARTMENT GIVES ACCESS TO 100,000 SQ. FT. OF LUXURIOUS AMENITIES

GRAND SEAMLESS LEISURE DECK

SWIMMABLE LAGOON POOL WITH JACUZZI & WATER BODIES

HOT & COLD MIST SHOWER

ZEN GARDEN & BOTANICAL GARDEN

ROCK WATERFALL

FLOATING ISLAND GYM

LUXURY RETAIL SPACE

**BUSINESS LOUNGE** 

MULTIPURPOSE COURT, JOGGING TRACK & COMMUNITY AREA FOR SOCIALIZING

DUBAI'S ONCE IN A LIFETIME LOCATION OVER LOOKING 150,000,000 BLOOMING FLOWERS





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#### A VIEW OF A LIFETIME

A spectacular view of 150 million flowers.

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## INDULGE YOUR SENSES

in an enchanting lagoon environment with cave grottos and rock water falls designed to re-create nature's symphony.





### SERENITY

Experience divine serenity with nature's exquisite bounty



## FEEL THE BLISS OF FSS

from head to toe with amenities designed to bring out the inner radiance within you.













Zen Garden

Yoga room

Steam/sauna

Rain shower

Mist shower Aromatherapy



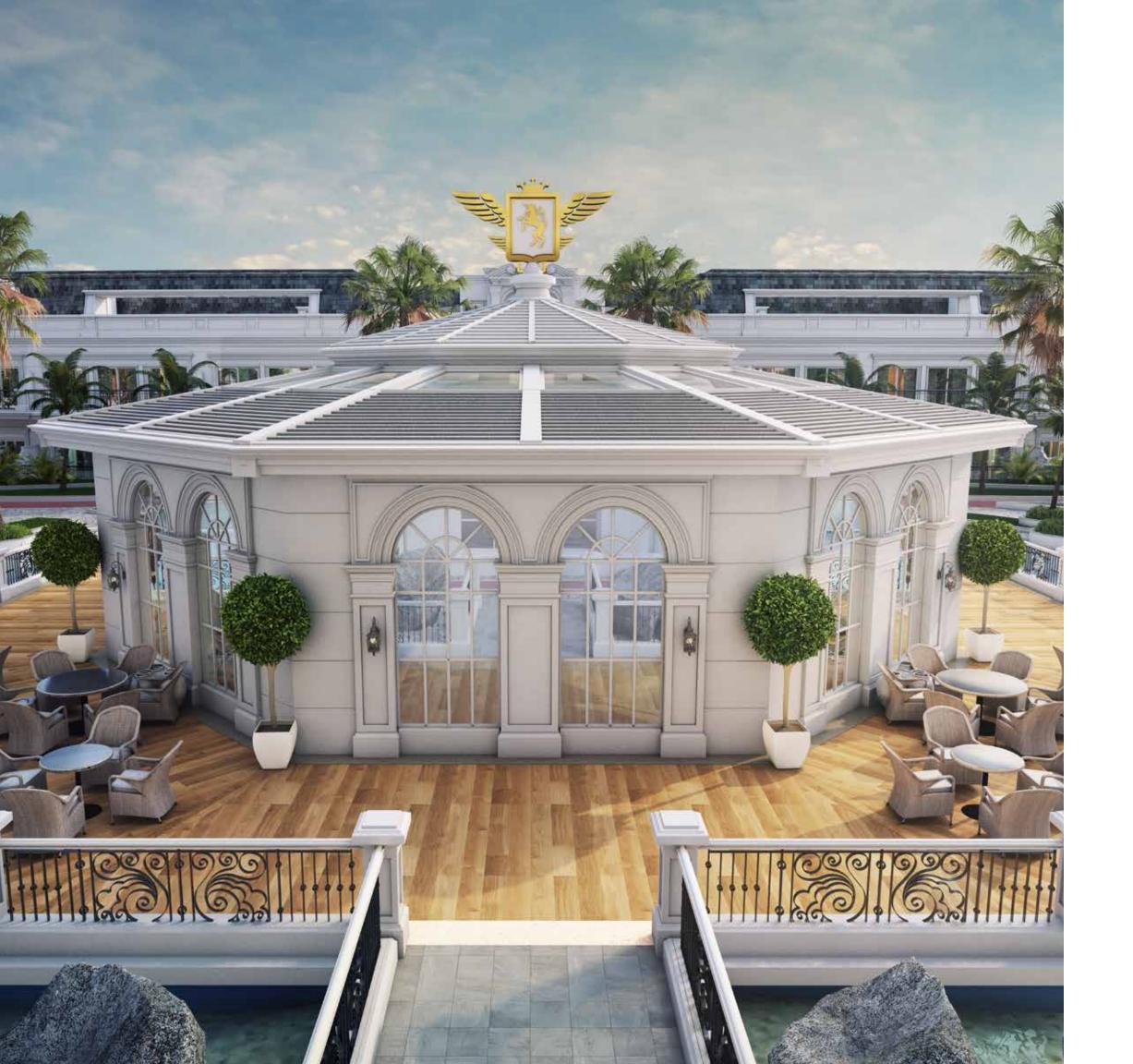
# ENCHANTING LAGOON OASIS Dubai's first residence to have a swimmable lagoon pool with relaxing Jacuzzi to feel refreshed and inspired everyday.

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# EVOLVE

at the open island gym and meditation area surrounded by free-form lagoon pool.



# EXPERIENCE

the zest of life with a host of activities designed for your physical wellbeing.



MULTITUDE OF SPORTS FACILITIES TO CHANNELIZE YOUR ENERGY WITH MULTI-PURPOSE COURT, SQUASH COURT ど KIDS PLAY AREA.







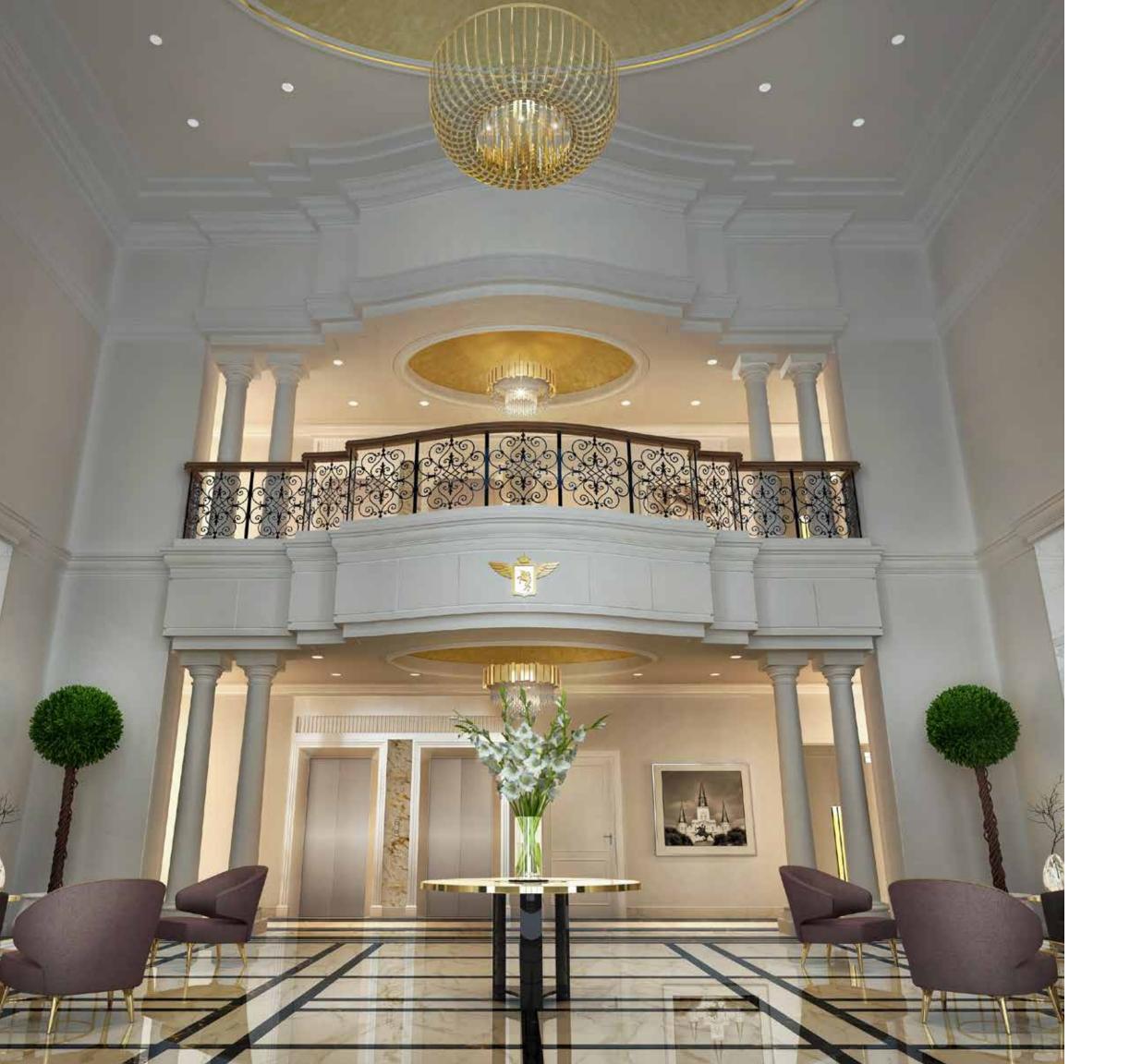


# FOSTER

a genuine connection at dedicated community area designed to ensure social wellness.

**COMMUNITY AREA** 

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# THE ART OF ATRIUM

Double height lobby with aesthetically appealing gypsum ceiling and ornate decorative elements.



# THE CONTRACT OF THE PROPERTY O

Fold and slide glass partition for the bedroom connected to the living room to create extra space, as and when desired, without compromising on the space and aesthetics.

More than enough storage space with aesthetically designed wardrobes.







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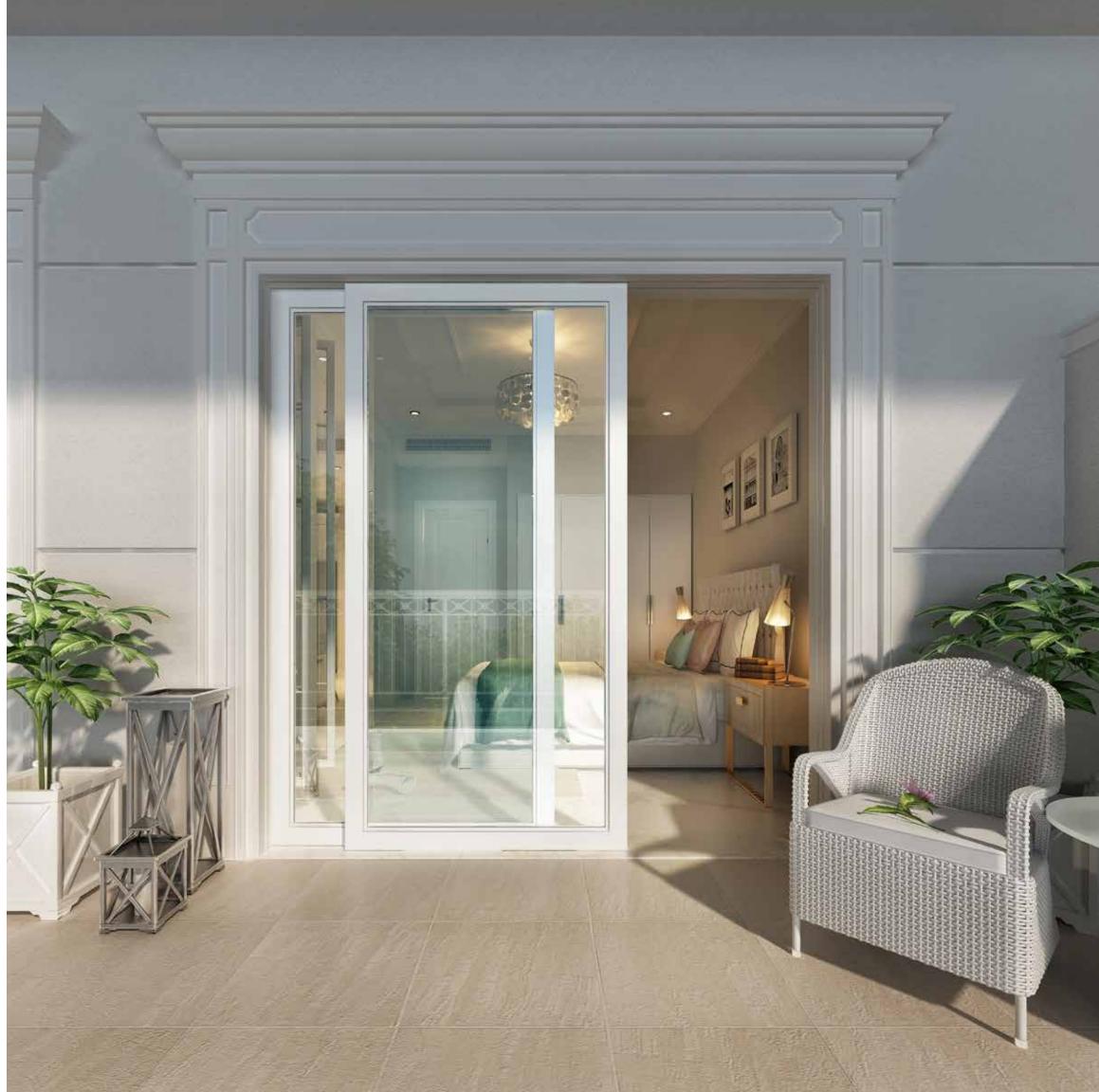
### NEED FOR PERFECTION

We relentlessly focus on minute details because we believe something truly exceptional can be created only when we achieve perfection at every level.



# THE ART OF LIGHT

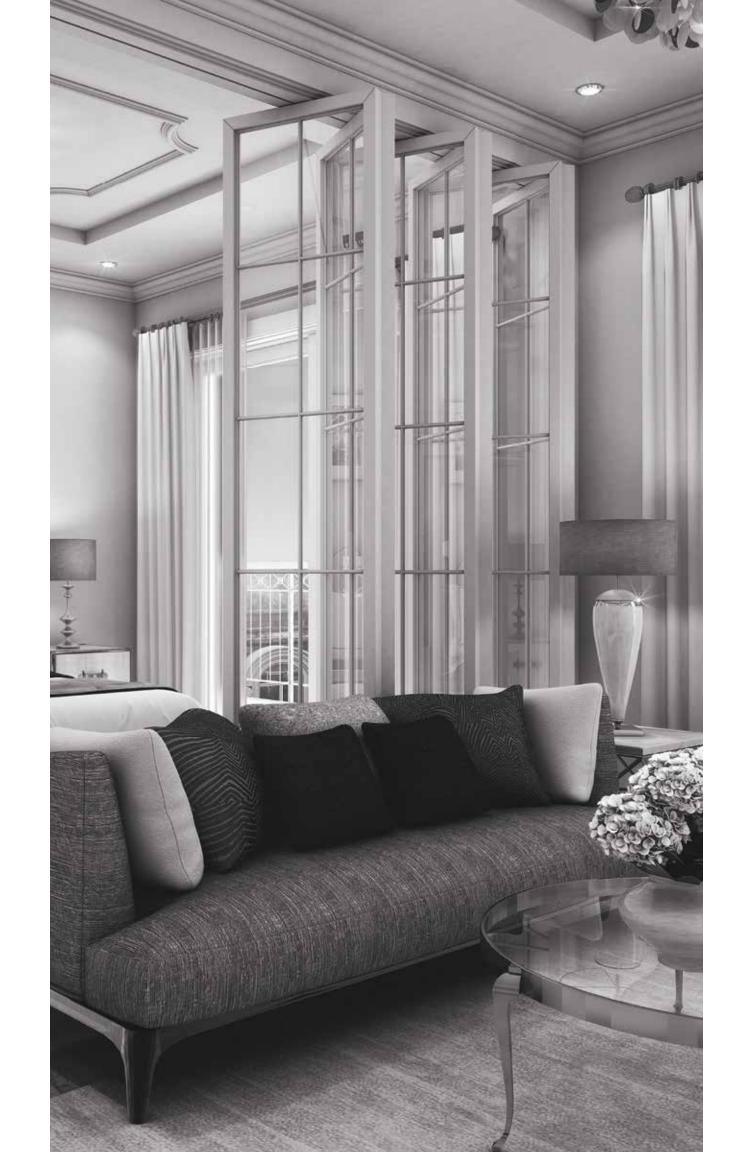
You spend most of your time indoors, which is why every home in Benessere has a double glass unit window, wider than usual to ensure you have ample air and exposure to natural light, keeping noise at bay.





#### BRAND ADVANTAGE

Vincitore prides itself as the first branded luxury real estate developer and sources the bestin-class brands from all over the world, so you can rest assured about the quality and reliability of everything from bathroom fittings to the security system.





#### THE BEST OF BRANDS



Luxurious bathroom fittings



Branded home appliances



Designer elevator system



World-class air-conditioning system



Ingenious waste disposal system



Sophisticated security system







Customised tiles

Electrical systems

Lighting & fixtures











Europe



Italy

Germany

Japan

USA





#### LUXURIOUS STUDIO LIVING



SPLENDID 1 BHK





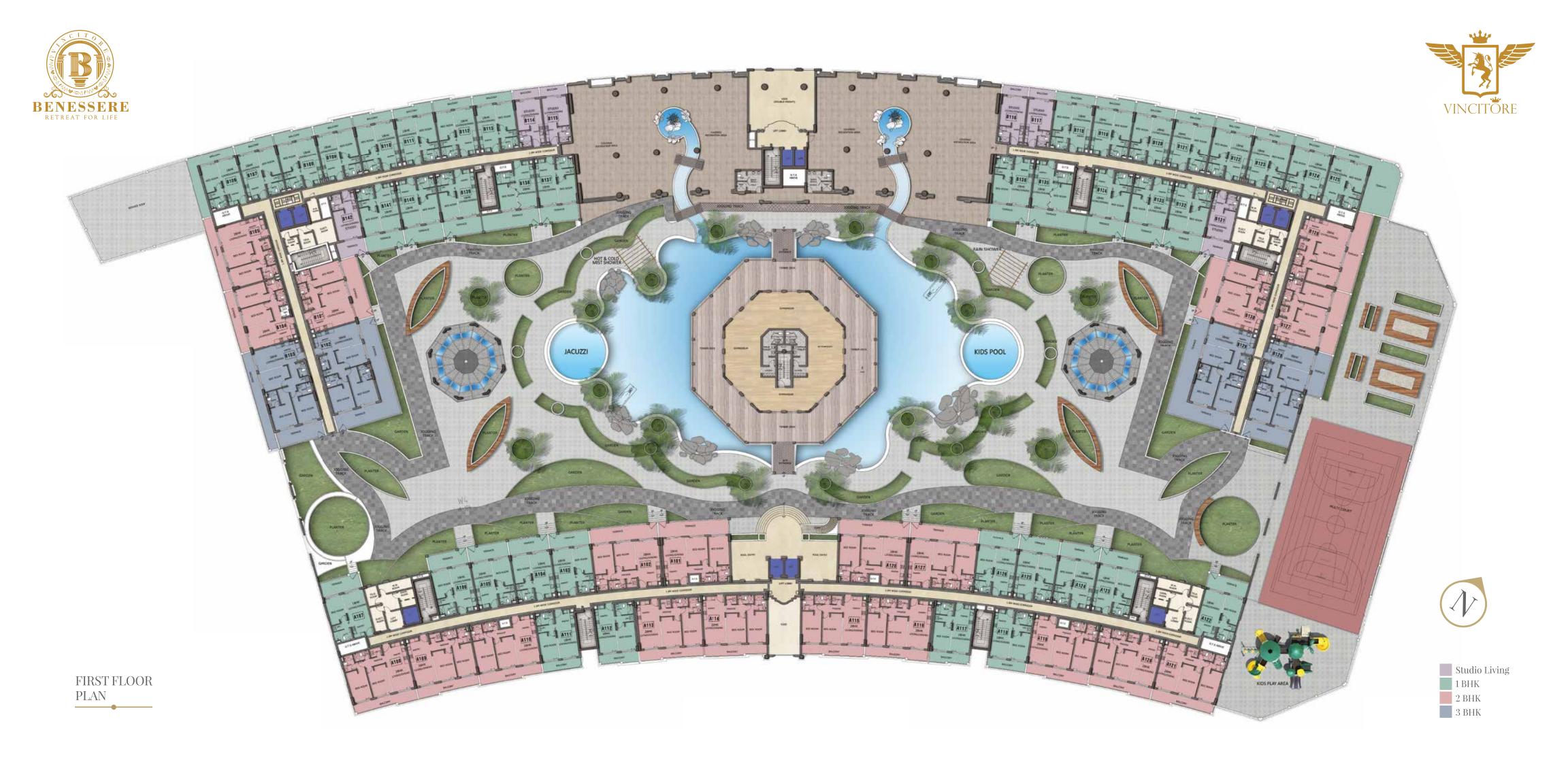


LAVISH 2 BHK



ALLURING 3 BHK







# THE HUB

Envision a street bursting with activities, families enjoying their evenings, friends deep in conversation fuelled by coffee, beautiful shops with equally beautiful creations in the window, enchanting views of the Miracle garden just across the street... That's The Hub for you, the heart of Benessere where life evolves.







# THE DYNAMICS

The millennial generation wants it all at one place- live, play, eat, work, shop, party- a radical paradigm shift that we envisaged and evaluated and created Benessere Hub.

#### LOCATION OF A LIFETIME

#### THE WORLD WITHIN 20 MINUTES

My City Center Al Barsha	2 min
Mall of the Emirates	7 min
Dubai Hills Mall	5 min
Mediclinic Parkview Hospital	5 min
Mediclinic Arabian Ranches	7 min
Safa Community School	2 min
Nord Anglia International School	3 min
Kings School	5 min
Foremarke	5 min
GEMS Al Barsha	5 min
Wellington School	5 min
New Millenium School	5 min
Miracle Garden	walking distance
Butterfly Garden	walking distance
Global Village	7 min

Dubai Autodrome	5 min
IMG World	5 min
Cinema in Mall of the Emirates	7 min
Dubai Polo and Equestrian Club	7 min
Kite beach - Dubai's best beach	10 min.
Burj Khalifa	15 min.
The Palm	15 min.
EXPO 2020	18 min.
Dubai International Airport & Al Maktoum	
International Airport	18 min.

#### LOCATION ADVANTAGE: ARJAN

Dubai's upcoming golden quarter, Arjan, is a strategically master planned multicommunity development posh area where one can find the rich mix of calm suburban location just minutes away from the centre of the city.







## OPPORTUNITY OF A LIFETIME

Dubai's future-facing economy has made it the most appealing opportunity for investors across the world in just 3 decades. Millions of investors are drawn to its ultra-modern infrastructure, innumerable options for shopping, enthralling nightlife and many more such attractions.



Geo strategic location



Most visited city in the world





Growth rate in retail spending



Ease of investment



World class infrastructure ど service sector



Capital gains & lucrative yields



Million visitors 2018



Rise in Dubai Population



East meets West



Million visitors \*DUBAI 2020 VISION



Political and economical stability





Pioneer in boutique designer apartments in Dubai

Attention to detail in every minute aspect of development

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Unblemished record of timely possession

All projects in the most strategic location



#### VINCITORE ADVANTAGE GET USED TO THE BEST

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SAFETY ADVANTAGE

Safety is the foremost priority be it the

sundeck with its heighted railing, electrical

system with adequate safety features or

leisure deck area replete with lifeguards.

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**ENVIRONMENT ADVANTAGE** 

Energy efficient equipment, centralized gas distribution system, light fixtures and sanitary ware with "Reduced Carbon Footprint" providing "Green" and "Eco-Friendly" solutions.



HEALTH ADVANTAGE

Exquisite gymnasium facility with motivational environment driving occupants to stay and live healthy.



#### TEAM ADVANTAGE

Highly efficient, transparent, friendly and approachable team across all departments dealing with customers and all stakeholders ensuring timely delivery of the product par excellence.



#### SECURITY ADVANTAGE

Fully trained 24X7 security staff in addition to the access control system for all entries, exits and common areas.

#### STATUS ADVANTAGE

Most prestigious name in creating "LANDMARK" buildings. All Vincitore projects are much superior compared to "HERD" planning.



#### AESTHETIC ADVANTAGE

Georgian/ Victorian styled buildings with ornate GRC elements, decorative ceilings, lively interactive spaces, customized elevators and beyond which are most essential elements of "Brand Vincitore".



#### PLANNING ADVANTAGE

Designed, engineered and crafted with abundant common spaces, so you effectively get 80% more space than what you pay for.



#### QUALITY ADVANTAGE

Dedicated quality control team looking into and ensuring delivery of quality product from concept till handover.



#### BUILDING MANAGEMENT ADVANTAGE

Brand Vincitore guidelines impose strict regulations for the property management and facility management team for upkeeping building maintenance as per our standards.



#### ASSET MANAGEMENT ADVANTAGE

Super efficient and well-trained in house Asset Management team under the wings of VREMSS ensuring revenue generation through rental income assuring great value for return on investment.





# VINCITORE TRUST

INTERNATIONAL FINANCE AWARDS 2017, for fastest growing real estate branded quality product

Winner of LUXURY LIFESTYLE AWARDS 2017, for luxury apartments in Dubai

Winner of GULF REAL ESTATE AWARDS 2018, for luxury residential and customer experience initiative

Winner of MEED AWARDS 2018, for the residential project of the year

Winner of INTERNATIONAL BUSINESS EXCELLENCE AWARDS 2018, for real estate and construction category





FASTEST GROWING REAL ESTATE BRANDED QUALITY PRODUCT



LUXURY APARTMENTS IN DUBAI



LUXURY RESIDENTIAL & CUSTOMER EXPERIENCE INITIATIVE



RESIDENTIAL PROJECT OF THE YEAR 2018 - UAE



CATEGORY











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# homes/ ife REAL ESTATE BROKER LLC

BUY | SELL | RENT | PROPERTY MANAGEMENT SERVICES

**Branch Office:** 

