

AZIZI LUCARDO • CONTEMPORARY DESIGN



AZIZI
FLORENCE
The Art of Living



WELCOME TO
A Z I Z I
FLORENCE
The eternal art of living

**THE ETERNAL ART
OF LIVING**

At Florence, where, along the historic neighbourhood of Sagor (near 911) is the largest lifestyle community in the Emirates of Sharjah and one of its most convenient addresses, the true eternal art of living is expressed through spaces designed to stimulate, enhance, share, family, well-being and a sense of belonging, giving together to create a life of living meaning.





A MASTERPLAN COMMUNITY DESIGNED AROUND LIFE

3,200+

VILLAS & TOWNHOMES

3,000+

APARTMENTS

160,000+

POOLS & SPAS

700,000 SQ. FT.

COMMUNITY MALL

600,000 SQ. FT.

OFFICE SPACE

100

ACREAGES



A LIFESTYLE FOR EVERY GENERATION

Local features is essential for a lifestyle of living, growing, and belonging. Every garden, every path, every gathering place is thought with care so that the young may grow themselves, families may flourish with every generation may find its own place.

50
30
TOTAL PLANT

50
17
TOTAL PLANT

100
1
TOTAL PLANT

100
221
TOTAL PLANT

10,000
27,000
TOTAL PLANT

100
49,000
TOTAL PLANT



- ④ 区界
- ④ 市界
- ④ 町界
- ④ 町界



THE SIX CLUSTERS

TWO DESIGNS. ONE COMMUNITY

Six clusters form distinct social structures and community patterns and offerings around the contemporary urban lifestyle, each with its own individual character, yet all are connected through a central urban spine, separating the clusters, yet also in spirit. Move between them and the street shifts gently, from street modern flow to calm central urban and shade, then a single thread runs through them all, the urban greenery, the same continuous view of trees.



AZIZI VERBILIA

AZIZI LUCAINO





THE ARRIVAL EXPERIENCE

"A WING IN FLIGHT"

INSPIRED BY THE SPIRIT OF THE MOON

Arrival is the first act of belonging. Inspired by a falcon in flight, a creature of precision, grace and effortless power, the entry wayway rises not as a gate, but as the wing caught in flight, not its barrier, it flows gently to the earth, giving life to the landscape below. Light flows within the form through the day, so that its arrival is seen quite the same.





AZIZI BARDINI PARK

NOT SIMPLY A PARK. A DESTINATION.

At the heart of Istanbul's new park lies no other building, all its visitors
into one vast, standing as the community's defining landmark.

spread across 17 million sq ft, it makes life so simple, quiet mornings, open air
concerts, golden sunsets, where every path leads and where the
extraordinary becomes everyday. It's not just a park, it's a place to
play, to gather, to relax, to be. It's a place to be. It's a place to be. It's a place to be.
It's a place to be. It's a place to be. It's a place to be. It's a place to be.



TWO JUMAA MOSQUES

Each mosque is designed around both uniting and separating, with two full-time mosques working the master plan and smaller mosques placed within each cluster so that a sense of welcome is always close to hand.

The clubhouse of each cluster extends this idea further, offering space to engage both after dark and during daylight hours.





Spanning 100,000 square feet, the community mall is your nearest space, reserved for residents. It can serve as a hub for socialising, family, or bring together everything that already lived within your walls to provide the most thought-out solution for residents with professional offices and priority access to within that has to offer. This is called being a resident in the future.

THE COMMUNITY MALL WHERE CONVENIENCE MEETS PRIVILEGE



STANDALONE VILLAS

THE PINNACLE OF PRIVATE LIVING

At the Pinnacle, you'll find the finest standalone villas in the Middle East, offering unparalleled luxury and privacy. Each villa is a masterpiece of modern architecture, featuring high-end finishes, state-of-the-art amenities, and expansive outdoor spaces. The Pinnacle is not just a home; it's a lifestyle. Experience the pinnacle of private living at the Pinnacle.





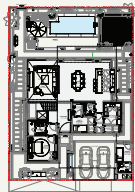
1 BEDROOM WALKALONE VILLA TYPE - A
STREET VIEW



1 BEDROOM WATERBALM VILLA TYPE - A
GARDEN VIEW

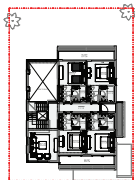
PLAN PLOH - 3RD FLOOR
4 BEDROOM DETACHED VILLA TYPE - A

3RD FLOOR



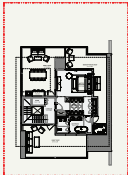
PLAN PLOH - 3RD FLOOR
4 BEDROOM DETACHED VILLA TYPE - A

FIRST FLOOR



Floor plan - 4th version
4 BEDROOM DETACHED VILLA TYPE - A

ROOF FLOOR



Roof floor plan
4 BEDROOM DETACHED VILLA TYPE - A



4 bedrooms detached villa
Area of plot

Roof area : 100
Roof area : 100



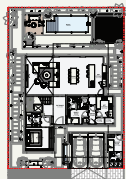
**1. 1960-68 SINGLE-STOREY VILLA TYPE - 1
STREET VIEW**



1 BEDROOM HILLSBALONE VILLA TYPE - B
GARDEN VIEW

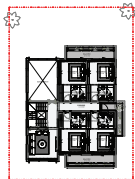
FLOOR PLAN - 2ND FLOOR
4 BEDROOM: STRANGLERS VILLA TYPE - B

SECOND FLOOR



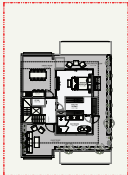
FLOOR PLAN - 2ND FLOOR
4 BEDROOM: STRANGLERS VILLA TYPE - B

FIRST FLOOR



FLOOR PLAN - 4th FLOOR
4 BEDROOM DETACHED VILLA TYPE - B

ROOF FLOOR



GENERAL NOTES
4 BEDROOM DETACHED VILLA TYPE - B



4 BEDROOM DETACHED VILLA
4th FLOOR

FLOOR AREA : 100
TERACE AREA : 100



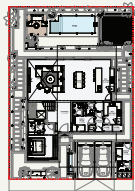
1 BEDROOM STANDBALONE VILLA TYPE - C
STREET VIEW



1 BEDROOM STANDALONE VILLA TYPE - C
GARDEN VIEW

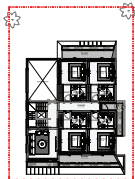
Floor plan - 4th version
4 bedroom detached villa type - C

GROUND FLOOR



Floor plan - 4th version
4 bedroom detached villa type - C

FIRST FLOOR



PLAN PLE - 4TH FLOOR
4 BEDROOM DETACHED VILLA TYPE - C

ROOF FLOOR



SECTION 1/1000
4 BEDROOM DETACHED VILLA TYPE - C



4 BEDROOM DETACHED VILLA
TYPE C

ROOF FLOOR : 100
SECTION 1/1000 : 100



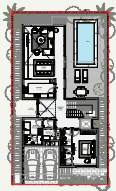
3 BEDROOM VILLASALONE VILLA TYPE - A
STREET VIEW



3 BEDROOM STANDALONE VILLA TYPE - A
GARDEN VIEW

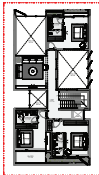
FLOOR PLAN - ADDITION
 4 BEDROOM BRANDBURG VILLA TYPE - A

SECOND FLOOR



FLOOR PLAN - ADDITION
 4 BEDROOM STERNALEONE VILLA TYPE - A

FIRST FLOOR



PLAN PLAN - 3RD FLOOR
4 BEDROOM DETACHED VILLA TYPE - A

ROOF FLOOR



GENERAL VILLAGE
4 BEDROOM DETACHED VILLA TYPE - A



4 BEDROOM DETACHED VILLA
AREA OF SITE

ROOF AREA : 0.00
GENERAL AREA : 0.00



3 BEDROOM VILLAGES VILLA TYPE - E
STREET VIEW

The 3 bedroom standalone villa Type E brings a warmer character to the collection, its deep balconies and natural textures echoing the warm setting.

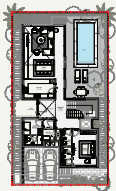




3 BEDROOM SEMI-DETACHED VILLA TYPE - B
GARDEN VIEW

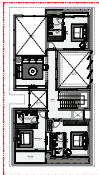
Floor plan - 3rd version
 4 bedrooms: STAIRS/LOVE VILLA TYPE - B

GROUND FLOOR



Floor plan - 3rd version
 4 bedrooms: STAIRS/LOVE VILLA TYPE - B

FIRST FLOOR



PLAN PLAN - 3RD FLOOR
4 BEDROOM STAIRSLODE VILLA TYPE - B

3RD FLOOR



GENERAL VILLAGE
4 BEDROOM STAIRSLODE VILLA TYPE - B



4 BEDROOM STAIRSLODE VILLA
DATA AT RIGHT

FLOOR AREA : 1.00
COVERED AREA : 1.00



4 BEDROOM VILLASALONE VILLA TYPE - A
STREET VIEW

This 4 bedroom standalone villa, Type A, offers a perfect balance of privacy and openness, its bold geometry and elegant facade making a confident first impression.



4 BEDROOM VILLASALONE VILLA TYPE - A

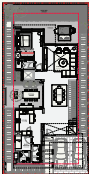
1/20



4 BEDROOM VILLASALONE VILLA TYPE - A
GARDEN VIEW

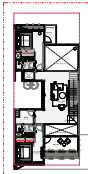
Floor plan - 4th version
4 bedrooms detached villa type - A

GROUND FLOOR



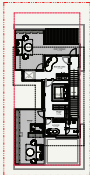
Floor plan - 4th version
4 bedrooms detached villa type - A

FIRST FLOOR



PLAN PLAN - 4th FLOOR
4 BEDROOM DETACHED VILLA TYPE - A

ROOF FLOOR



SECTION ELEVATION
4 BEDROOM DETACHED VILLA TYPE - A



4 BEDROOM DETACHED VILLA
DATA 2019

ROOF FLOOR : 0.00
GROUND FLOOR : 0.00



4 BEDROOM VILLASALONE VILLA TYPE - B
STREET VIEW

This is a two-story modern villa. Type B's architecture is defined by a series of elements, including elegant proportions, natural textures and light-colored openings to create a home that feels both sophisticated and deeply inviting.





4 BEDROOM SEMI-DETACHED VILLA TYPE - B
GARDEN VIEW

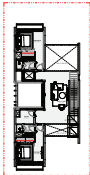
Floor plan - 4th version
4 bedrooms: utaralones villa type - B

GROUND FLOOR



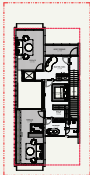
Floor plan - 4th version
4 bedrooms: utaralones villa type - B

FIRST FLOOR



PLAN PÅLÉ - 4TH FLOOR
4 BEDROOM DETACHED VILLA TYPE - B

ROOF FLOOR



GENERAL LAYOUT
4 BEDROOM DETACHED VILLA TYPE - B



4 BEDROOM DETACHED VILLA
AREA IN SQM

ROOF FLOOR : 10.00
GENERAL AREA : 12.00



**SEASIDE VILLA
DOUBLE-HEIGHT LIVING AREA**

Overseen by a soaring ceiling, with a sweeping structural staircase, this double-height living area is a statement of timeless elegance. Minimal detailing, refined finishes, and a soaring natural light create a setting of effortless grandeur.





**SEASIDE VILLA
MASTER BEDROOM**

The master bedroom is a private retreat within the home, where soft light, soft textures, and refined detailing come together to offer a calm, luxurious experience and comfortable retreat. It's a space that feels both grand and cozy, personal.



TOWNHOUSE RESIDENCES

ELEGANCE IN EVERY PROPORTION

The townhouse residences at Atria @ The Ritz-Carlton are designed so that every home enjoys its own generous private space, a rare sense of calm to be found within a connected community.

Thoughtfully designed active indoor living outdoor space and elevated amenities, each residence has been created to make everyday life feel worth, effortless and entirely your own.





**4 FLEX (4,4,4,4)
TYPE - A (1070L)
TOWNHOUSE RESIDENCES**

This 4-floor townhouse packs two floor-to-ceiling balconies with wide views, two bedrooms, a master suite with a terrace, bringing architectural elegance and generous proportions together.



ALFA REALTY 00 00



**4 FLEX (4.8.8.4) TOWNHOUSE
TYPE - A (NOVOLI)
STREET VIEW**

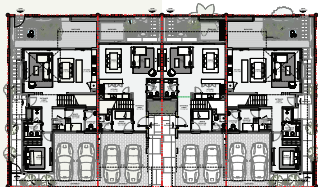


**4 FLEX (4.8.8.4) TOWNHOUSE
TYPE - A (HOTOLIN)
GARDEN VIEW**



PLAN F4B - 2ND FLOOR
4 FLEX TOWNHOMES (44.9-47)
TYPE - A (20FOLD)

2ND FLOOR

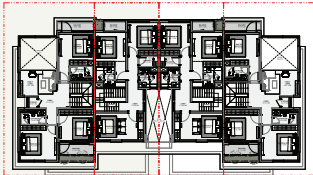


PLAN F4B - 2ND FLOOR
4 FLEX TOWNHOMES (44.9-47)
TYPE - A (20FOLD)

2ND FLOOR

PLAN FIVE - ONE TOWNHOMES
4 FLEX TOWNHOMES (4x5.5-ft)
TYPE - A (20FOLD)

FIFTH FLOOR



PLAN FIVE - ONE TOWNHOMES
4 FLEX TOWNHOMES (4x5.5-ft)
TYPE - A (20FOLD)

FIFTH FLOOR

modena milanese
4 PLEX TORREONE (ALB.3.4)

TITO - A (1070L)



**4 moduli componibili modulari
 LARG. 1070**

**PIÙ COM. : 1.000
 MINIMO COM. : 0.500**



modena milanese
4 PLEX TORREONE (ALB.3.4)

TITO - A (1070L)



**4 moduli componibili modulari
 LARG. 1070**

**PIÙ COM. : 1.000
 MINIMO COM. : 0.500**



**4 FLEX (0.0.0.0)
TYPE - B (TANNO)
TOWNHOUSE RESIDENCES**

This is the townhouse is a study in balance, modern living being brought together four three-bedroom residences that each offer comfort, privacy, and consistent detail.



ADDITIONAL DETAILS • 10



**4 FLEX (M.A.M.) TOWNHOUSE
TYPE - B STANDARD
STREET VIEW**



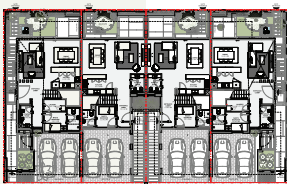
4 FLEX (M.A.M) TOWNHOUSE
TYPE - B STANDARD
GARDEN VIEW



STANDARD AMENITIES 0.00

PLAN F4B - 4TH FLOOR
4 FLEX TOWNHOMES (34.5x51)
TYPE - D 4TAD000

4TH FLOOR

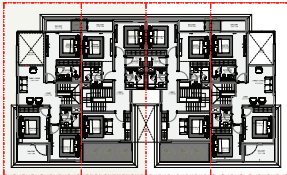


PLAN F4B - 4TH FLOOR
4 FLEX TOWNHOMES (34.5x51)
TYPE - D 4TAD000

4TH FLOOR

PLAN 404 - 404 TOWNHOMES
4 FLEX TOWNHOMES (M-4.5-5.1)
TYPE - D STAGGER

FIFTH FLOOR



PLAN 404 - 404 TOWNHOMES
4 FLEX TOWNHOMES (M-4.5-5.1)
TYPE - D STAGGER

FIFTH FLOOR

moderna milker
4 FLEX TORNADOE (MILK)

TYPB - B (TAMBO)



o osnovni tehnični podatki
dim. in težota

širina mm	= 1000
višina mm	= 1800



moderna milker
4 FLEX TORNADOE (MILK)

TYPB - B (TAMBO)



o osnovni tehnični podatki
dim. in težota

širina mm	= 1000
višina mm	= 1800





**4 FLEX 0.0.0.00
TYPE - G (PADA)
TOWNHOUSE RESIDENCES**

This is three townhouse, Type G, design together four floor building, residential, it is designed with total completion. Features generously thoughtful layout and a strong sense of privacy make homes designed for families.



ADAM HANDELMAN 0 100



4 FLEX 4.4.4.45 TOWNHOUSE

TYPE - 0 (0.0.0.0)

STREET VIEW



**4 FLEX (4,4,4,4) TOWNHOME
TYPE - C OFFPLAN
GARDEN VIEW**



ARCHITECTS 11 01



LANDSCAPED BACKYARD 4 BEDROOM FLEX TOWNHOUSE

The private rear yard is where each townhome may spend its growing season, grounds designed for gardening, dining and relaxing beneath towering oaks. Within the gentle play of water, the calm of soft greenery, and shade, discover the subtle joys of your garden through the seasons of the day.

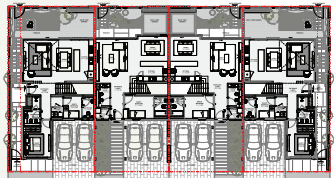


PLAN PLAN - 4TH FLOOR
4 FLEX TOWNHOMES (4L-4L4)
TYPE - D (3B4B4)

GROUND FLOOR

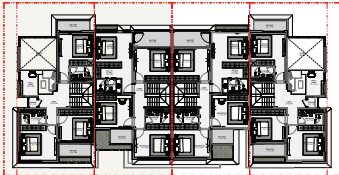
PLAN PLAN - 4TH FLOOR
4 FLEX TOWNHOMES (4L-4L4)
TYPE - D (3B4B4)

GROUND FLOOR



PLAN 401 - 402 TOWNHOMES
4 FLEX TOWNHOMES (41.4-41)
TYPE - D (3B2B3)

FIFTH FLOOR



PLAN 401 - 402 TOWNHOMES
4 FLEX TOWNHOMES (41.4-41)
TYPE - D (3B2B3)

FIFTH FLOOR

modulárna stolička
4 PLEK TOHNOGHE (41.4x41)

TYPE - 5 (3PAGE)



4 modulárni stoličkove nožičky
41.4x41 (3PAGE)

PLATY KAM : 1.000
CELKOVÁ CENA : 2.000



modulárna stolička
4 PLEK TOHNOGHE (41.4x41)

TYPE - 5 (3PAGE)



4 modulárni stoličkove nožičky
41.4x41 (3PAGE)

PLATY KAM : 1.000
CELKOVÁ CENA : 2.000





A BEDROOM TOWNHOUSE
LIVING AREA - PALLETTE A

The living area is defined by its sense of openness, where generous windows allow natural light deep into the room. Beautifully finished flooring flows unobtrusively to outdoor seating and warm pools, unifying the rooms.





**A BEDROOM TOWNHOUSE
MARTIN BEDROOM - PALETTE A**

The master bedroom brings together nature, light and fine detail in effortless elegance. Its soft neutral tones take shape through parallel walls and elegant finishes. Full-height windows and floor-to-ceiling doors frame the space.





**4 FLEX (4,6,8,8,4)
TYPE - A (HOTELL)
TOWNHOUSE RESIDENCE**

This is the townhouse Type A, brings together four bedroom corner residences and four three bedroom homes in a composition designed for modern family living. Each residence features a private patio or terrace with a view of the garden.



4 FLEX (4,6,8,8,4)



4 PLEX (A.B.A.B.C.D) TOWNHOUSE
TYPE - A (NOVOLD)
STREET VIEW



4 FLEX (CLASHED) TOWNHOUSE
TYPE - A (NOVOLD)
GARDEN VIEW

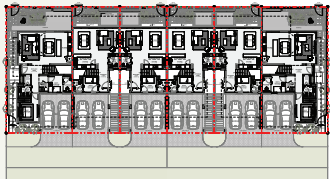


PLAN F416 - 2ND FLOOR
 4 FLEX TOWERS (14.5x5.5x4.0)
 TYPE - A (20VOLD)

2ND FLOOR

PLAN F416 - 2ND FLOOR
 4 FLEX TOWERS (14.5x5.5x4.0)
 TYPE - A (20VOLD)

2ND FLOOR



**modulový systém
+ PLEX TOWER-4000 (4.5x4.5x4.0)**

TYPE - A (ISO7041)



**4 provedení rozložení sklenic
Jako 2x 2x2**

PLAT TYP **= 4,5m**
CELKOVÁ ŠÍŘKA **= 9,0m**



**modulový systém
+ PLEX TOWER-4000 (4.5x4.5x4.0)**

TYPE - A (ISO7041)



**4 provedení rozložení sklenic
Jako 2x 2x2**

PLAT TYP **= 4,5m**
CELKOVÁ ŠÍŘKA **= 9,0m**



**6 FLEX (4,4,4,4,4,4)
TYPE - B VEHAPAD
TOWNHOME RESIDENCES**

The 6 Flex townhomes, Type B, offers a two-level bedroom residences brought together in a harmonious architectural composition. Designed with a strong sense of balance and proportion, each home offers generous spaces and privacy.





1 FLEX 44.4.4.4.4 TOWNHOUSE
TYPE - B (3PAX)
STREET VIEW



6 FLEX 64.4.4.4.4 TOWNHOMES
TYPE - B (3PADA)
GARDEN VIEW

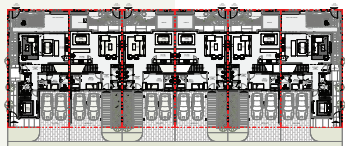


PLAN PLAN - 4TH FLOOR
4 FLDZ TOWER0000 (A-A-A-A-A)
TYPE - B (B-B-B-B)

4TH FLOOR

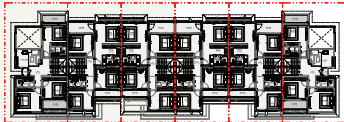
PLAN PLAN - 4TH FLOOR
4 FLDZ TOWER0000 (A-A-A-A-A)
TYPE - B (B-B-B-B)

4TH FLOOR



PLAN PLAN - 2020 VERSION
4 FLOOR TOWNHOUSE (M-4-A-4-A-4)
TYPE - B (B-4-A-4)

FIFTH FLOOR



PLAN PLAN - 2020 VERSION
4 FLOOR TOWNHOUSE (M-4-A-4-A-4)
TYPE - B (B-4-A-4)

FIFTH FLOOR

STANDARD WALLS
4 FLOOR TOWERING (4.4.4.4.4)

TYPE - B (SPACE)



4 STANDARD TOWERING SECTION
AREA (M²)

FLOOR AREA **= 1.000**
ENCLOSURE AREA **= 2.000**



STANDARD WALLS
4 FLOOR TOWERING (4.4.4.4.4)

TYPE - B (SPACE)



4 STANDARD TOWERING SECTION
AREA (M²)

FLOOR AREA **= 1.000**
ENCLOSURE AREA **= 2.000**



**2 FLEX (4,5,6,7,8,9,10)
TOWNHOUSE (3PADA)**

This urban townhouse brings together a graceful arrangement of four bedrooms, natural materials and two three-bedroom homes thoughtfully designed to enhance individuality with community. Each residence offers generous living spaces.



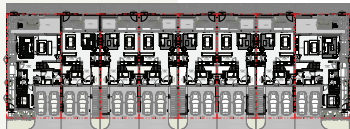
**B FLEX (4.8.8.8.8.8.4)
TOWNHOUSE (2PAX)
STREET VIEW**

PLAN PLAN - 2ND FLOOR
 9 FLEX TOWNHOMES - 45.0.0.0.0.0.0.0
 (2FLOOR)

2ND FLOOR

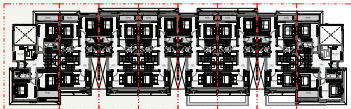
PLAN PLAN - 2ND FLOOR
 9 FLEX TOWNHOMES - 45.0.0.0.0.0.0.0
 (2FLOOR)

2ND FLOOR



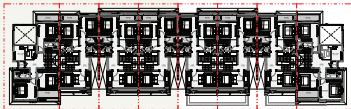
PLAN PLAN - 2025 VERSION
 9 FLEX TOWNHOMES - 14.0.0.0.0.0.0.0.0.0
 (SPARE)

FIRST FLOOR



PLAN PLAN - 2025 VERSION
 9 FLEX TOWNHOMES - 14.0.0.0.0.0.0.0.0.0
 (SPARE)

FIRST FLOOR



standard white
0 FLEX TOYWOODS = 45.000.000.00
(SPARE)



4 standard white toywoods
area of floor

floor area : 1.00
toywood area : 0.90



standard white
0 FLEX TOYWOODS = 45.000.000.00
(SPARE)



4 standard white toywoods
area of floor

floor area : 1.00
toywood area : 0.90



**A MODERN TOWNHOUSE
LIVING AREA - PALATTE 8**

As a modern expression of contemporary elegance, the living area brings together design, form, structure, detailing and generous natural light. The carefully composed materials create a setting that has sophisticated yet welcoming.





**A BEDROOM TOWNHOUSE
MARTIN BEDROOM - PALETTE 8**

The master bedroom articulates a more expressive sense of luxury with rich textures, elegant patterns and warm, sophisticated lighting. Every element is composed to create a bedroom that feels deeply personal, indulgent and serene.



CLUSTER AMENITIES

EVERYTHING YOU NEED, CLOSE TO HOME

Each cluster at Eden Forest is designed as a complete neighborhood, bringing the essentials of everyday life together within easy reach. From the clubhouse and pools to walking, dining, shopping and community services, every detail is thought around convenience, comfort and an extraordinary sense of place, so you can truly live the life you want to live.



Local governments in line off the water's leading and most vibrant role states and identify investment resources. In addition to this, the strategy highlights importance in developing local industrial and innovation ecosystems strategically located within some of India's most sought-after high-tech parks. It also includes the world's second largest cluster of high-tech parks. This is considered not only for making investments in the expansion of the cluster and infrastructure, but also for the state of the art projects and companies that create investments.

