

TOWN
SQUARE

BELMONT



CONTENTS

06

Town Square

08

Community
Location

14

Community
Facilities

18

Lifestyle

20

BELMONT

24

Exterior &
Interior

36

West Park

40

Amenities

42

Floor Plans



A COMPLETE COMMUNITY, DESIGNED FOR EVERY NEED



TOWN SQUARE

Town Square is one of Dubai's most thoughtfully planned residential communities – contemporary in design, generous in scale, and anchored by expansive green spaces.

Our architecture, parks, and public realms are laid out with clarity and purpose, creating a neighbourhood that feels cohesive and intentional from the ground up.


Retail, schools, healthcare, and leisure are seamlessly woven into our masterplan, allowing daily life to unfold with ease.

Well-connected and continuously evolving, our community stands as a destination defined by structure, accessibility, and enduring value.

LOCATION PROXIMITIES

 20 min
District 2020

 20 min
Dubai Hills Mall

 24 min
Burj Al Arab

 25 min
DWC Airport

 28 min
Dubai Intl Airport

 29 min
Dubai Mall



NATURE, COMMUNITY, AND EVERYDAY HARMONY



KEY FACTS



50,000

SQM Town Square park



260,000

SQM greenery



250+

Retail outlets



8,000

SQM sports arenas



13

KM cycling trails



10

KM running track



COMMUNITY FACILITIES

-  Town Square Park
-  Swimming Pool
-  GYM
-  Basketball Courts
-  Carousel
-  Barbeque Area
-  Cycling Track
-  Jogging Track
-  Kids Play Area
-  Kids Train
-  Retail Outlets
-  Fitness Club
-  Restaurants & Cafes
-  Splash Pad
-  Football Pitch
-  Squash & Tennis Court
-  Padel Court
-  Nurseries
-  Veterinary Clinic
-  Pet Shop
-  Clinics
-  Pharmacies
-  Grooming & Beauty Services
-  Laundry Shop
-  Tailor Shop
-  Dog Park
-  Mosque
-  Supermarkets
-  Food Trucks
-  Skate Park



AMENITIES THAT ELEVATE EVERYDAY LIVING



LIFE IN BALANCE

At Town Square, life is thoughtfully shaped around balance and belonging. From vibrant fitness spaces and playful outdoor zones to peaceful corners made for reflection, every element has been carefully considered to enhance your daily rhythm.

This is a community that celebrates individuality while nurturing connection. A place where shared moments and inspiring surroundings come together to create a life that feels effortless, meaningful, and beautifully lived.



A woman with long dark hair, wearing a white long-sleeved top and a dark skirt, stands on a balcony with a metal railing. She is looking out over a vast, modern residential development. The buildings are light-colored, multi-story structures with flat roofs, interspersed with lush greenery, including palm trees and various shrubs. A wide, paved road with several cars is visible in the foreground. In the far distance, a city skyline is visible under a clear blue sky. The overall scene is bright and airy, suggesting a high-quality, modern living environment.

BELMONT

Designed with Intention. Defined by Detail.

A distinguished collection of 1, 2, and 3-bedroom residences where smart layouts and refined finishes set the tone for modern urban living.

Thoughtfully planned interiors, expansive windows, and seamless layouts create homes filled with light and quiet comfort. Every element has been carefully considered to support a lifestyle defined by ease and refinement.

This is a place where design feels purposeful and living feels effortless.



EXTERIOR

Positioned within the West Park District, Belmont claims a prominent corner address with a distinct architectural presence. Its elevated orientation offers broader views and a sense of perspective across the surrounding neighborhood.

Set moments from the park yet quietly composed in its own right, Belmont balances visibility with privacy – a residence that feels part of the district while standing confidently on its own.



ELEVATED LIVING





LIFE THAT MOVES AT YOUR PACE

INTERIOR

At Belmont, the interiors are grounded in a warm, earthy palette that brings depth and subtle character to every room. Soft neutrals, natural textures, and clean lines work together to create spaces that feel composed and welcoming.

The layouts are generous and intuitive, allowing light to move easily throughout the home and giving each space a clear sense of purpose. The result is an interior that feels refined yet relaxed – thoughtfully designed for modern living, without excess or distraction.



AN ELEGANT WELCOME

BELMONT





WEST PARK

West Park introduces a greener, more intimate chapter of Town Square. Centered around a newly designed park, the district brings residences and retail together in a setting defined by open lawns, walkable streets, and a strong connection to the outdoors.

It's a neighborhood shaped by light, landscape, and movement – where everything feels within reach and life naturally extends beyond your front door.





RECREATIONAL AMENITIES



Easy Access to the West Park



Swimming Pool



Gym



Kid's Play Areas



BBQ Area



Pet Wash



1 bedroom - Unit type A

Area	Min	Max
Suite	55.85 Sq.m / 601.16 Sq.ft	55.86 Sq.m / 601.27 Sq.ft
Balcony	5.03 Sq.m / 54.14 Sq.ft	5.06 Sq.m / 54.47Sq.ft
Total built-up	60.88 Sq.m / 655.31 Sq.ft	60.92 Sq.m / 655.74 Sq.ft



2 bedroom - Unit type A

Area	Min	Max
Suite	82.93 Sq.m / 892.65 Sq.ft	83.58 Sq.m / 899.65 Sq.ft
Balcony	5.82 Sq.m / 62.65 Sq.ft	5.82 Sq.m / 62.65 Sq.ft
Total built-up	88.75 Sq.m / 955.3 Sq.ft	89.40 Sq.m / 962.29 Sq.ft



Disclaimer

1. All room dimensions are in metric and measured to structural elements and exclude wall finishes and construction tolerances. 2. All dimensions have been provided by our consultant architects. 3. All materials, dimensions, drawings features and amenities are approximate at the time of printing. 4. Actual area may vary from stated area. Drawings not to scale E&OE. The developer reserves the right to make revisions to the floor plans and any features, materials, dimensions, drawings and amenities mentioned in this brochure without notice.

Disclaimer

1. All room dimensions are in metric and measured to structural elements and exclude wall finishes and construction tolerances. 2. All dimensions have been provided by our consultant architects. 3. All materials, dimensions, drawings features and amenities are approximate at the time of printing. 4. Actual area may vary from stated area. Drawings not to scale E&OE. The developer reserves the right to make revisions to the floor plans and any features, materials, dimensions, drawings and amenities mentioned in this brochure without notice.

2 bedroom - Unit type B

Area	Min	Max
Suite	83.52 Sq.m / 899.00 Sq.ft	84.29 Sq.m / 907.29 Sq.ft
Balcony	5.60 Sq.m / 60.28 Sq.ft	5.98 Sq.m / 64.37 Sq.ft
Total built-up	89.12 Sq.m / 959.28 Sq.ft	90.27 Sq.m / 971.66 Sq.ft



*Balcony sizes vary

2 bedroom - Unit type C

Area	Min	Max
Suite	90.87 Sq.m / 978.12 Sq.ft	90.95 Sq.m / 978.98 Sq.ft
Balcony	6.02 Sq.m / 64.80 Sq.ft	7.10 Sq.m / 76.42 Sq.ft
Total built-up	96.89 Sq.m / 1042.92 Sq.ft	98.05 Sq.m / 1055.40 Sq.ft



*Balcony sizes vary

Disclaimer

1. All room dimensions are in metric and measured to structural elements and exclude wall finishes and construction tolerances. 2. All dimensions have been provided by our consultant architects. 3. All materials, dimensions, drawings features and amenities are approximate at the time of printing. 4. Actual area may vary from stated area. Drawings not to scale E&OE. The developer reserves the right to make revisions to the floor plans and any features, materials, dimensions, drawings and amenities mentioned in this brochure without notice.

BELMONT

Disclaimer

1. All room dimensions are in metric and measured to structural elements and exclude wall finishes and construction tolerances. 2. All dimensions have been provided by our consultant architects. 3. All materials, dimensions, drawings features and amenities are approximate at the time of printing. 4. Actual area may vary from stated area. Drawings not to scale E&OE. The developer reserves the right to make revisions to the floor plans and any features, materials, dimensions, drawings and amenities mentioned in this brochure without notice.

BELMONT

3 bedroom - Unit type A

Area	Min	Max
Suite	122.85 Sq.m / 1322.35 Sq.ft	122.87 Sq.m / 1322.56 Sq.ft
Balcony	6.16 Sq.m / 66.31 Sq.ft	8.66 Sq.m / 93.22 Sq.ft
Total built-up	129.03 Sq.m / 1388.87 Sq.ft	131.51 Sq.m / 1415.56 Sq.ft



*Balcony sizes vary



Disclaimer

1. All room dimensions are in metric and measured to structural elements and exclude wall finishes and construction tolerances. 2. All dimensions have been provided by our consultant architects. 3. All materials, dimensions, drawings features and amenities are approximate at the time of printing. 4. Actual area may vary from stated area. Drawings not to scale E&OE. The developer reserves the right to make revisions to the floor plans and any features, materials, dimensions, drawings and amenities mentioned in this brochure without notice.

BELMONT



TownSquareDXB

800-NSHAMA (674262)
NSHAMA Sales Centre, Town Square, Al Qudra Road
NSHAMA.AE

NSHAMA 