

PARK LANE 2 by

HEILBRONN

JUMEIRAH VILLAGE CIRCLE, DUBAI

LUXURY MEETS LEGACY

STARTING FROM 744K



Tel: 800 50 50 50

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

HEILBRONN
PROPERTIES



Experience luxury without limits
at Park Lane 2, designed with precision by
Heilbronn Properties. This refined Dubai residence
blends elegance, innovation, and timeless
sophistication into a true masterpiece.

DUBAI, A CANVAS OF BOLD *Living*

Founded in 2002, Heilbronn Properties has
played a pivotal role in building Dubai's most
prestigious landmarks. Specializing in ultra-luxury
properties and bespoke mansions, Heilbronn is
known for its elite clientele and superior
craftsmanship. With a strong financial foundation
and presence across Palm Island, Emirates Hills,
JVC, Jumeirah Beach and more, Heilbronn's
name is synonymous with excellence.



AN INVITATION TO UNPARALLELED *Elegance*

Park Lane 2 is a sanctuary of luxury in the vibrant Jumeirah Village Circle. With G+P+5 levels of refined architecture, this development offers studios, 1-bedroom and 2-bedroom apartments tailored for those who desire distinction and serenity in equal measure.

PRIME LOCATION IN JVC

G+P+5 CONFIGURATION

COMPLETION: Q4 2025

STUDIO, 1BHK, AND 2 BHK LAYOUTS

AMENITIES

LUXURY AMENITIES

Beyond Luxury, Designed for Modern Living
Park Lane 2 features world-class
amenities that transform everyday living
into a leisure-filled experience.



SIGNATURE AMENITIES



Stunning Resort-Style Infinity Pool



Outdoor Cinema for Ultimate Entertainment



Exclusive Padel Court



Family-Friendly Kids Pool



Relaxing Jacuzzi



Spacious BBQ & Party Terrace



Tranquil Yoga Terrace



Fun-Filled Kids Play Area



Breathtaking Panoramic View Gymnasium



Sleek, Modern Windows with Minimalist Design



Luxurious High-End Sanitary Fittings



Expansive, Contemporary Reception Area



Revitalizing Steam Room & Sauna



Lightning-Fast High-Speed Elevators



Gourmet Fully Fitted Kitchen

SERENITY IN EVERY CORNER.

EXTERIOR

Modern, minimalist architecture with landscaped surroundings, rooftop lounge areas, and smart-use common spaces.



INTERIOR

Natural light, soft neutral tones, premium fittings, and thoughtfully designed layouts enhance your everyday experience.



BLUEPRINTS OF LUXURY LIVING

Explore thoughtfully designed layouts that maximize space, light, and comfort.

TYPE 01

1 BEDROOM APARTMENT



- Corridor
- Units

TOTAL SALEABLE AREA

SUITE = 690.26 SQ.FT ***
BALCONY= 153.83 SQ.FT ***
TOTAL AREA= 844.09 SQ.FT



LEVEL G
LIST OF UNIT NUMBERS
G03, G04, G08, G09, G10



LEVEL 01
LIST OF UNIT NUMBERS
101, 105, 106, 107, 108,
111, 115, 116



LEVEL 02 & 03
LIST OF UNIT NUMBERS
202, 206, 207, 208, 209, 211,
212, 216, 217, 302, 306, 307,
308, 309, 311, 312, 316, 317



LEVEL 04
LIST OF UNIT NUMBERS
402, 411, 412



LEVEL 05
LIST OF UNIT NUMBERS
502, 507, 508

TYPE 01

STUDIO APARTMENT



Corridor

Units

TOTAL SALEABLE AREA

SUITE = 437.07 SQ.FT

BALCONY = 229.81 SQ.FT

TOTAL AREA = 666.89 SQ.FT



LEVEL 04

LIST OF UNIT NUMBERS

405



TYPE 12

2 BEDROOM APARTMENT



Corridor

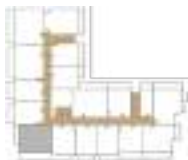
Units

TOTAL SALEABLE AREA

SUITE = 972.36 SQ.FT

BALCONY = 308.10 SQ.FT

TOTAL AREA = 1280.46 SQ.FT



LEVEL 02 & 03

LIST OF UNIT NUMBERS

210, 310



**TOTAL SALEABLE AREA**

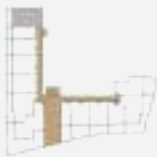
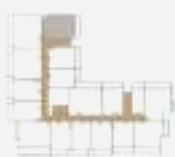
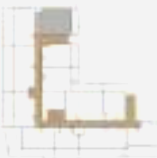
SUITE = 871.37 SQ.FT ***

BALCONY = 152.78 SQ.FT ***

TOTAL AREA = 1024.14 SQ.FT

Corridor

Units

**LEVEL G**LIST OF UNIT NUMBERS
G12**LEVEL 01**LIST OF UNIT NUMBERS
114**LEVEL 02 & 03**LIST OF UNIT NUMBERS
215, 315**LEVEL 4**LIST OF UNIT NUMBERS
410

**TOTAL SALEABLE AREA**

SUITE = 1026.60 SQ.FT

BALCONY = 238.27 SQ.FT

TOTAL AREA = 1264.87 SQ.FT

Corridor

Units

**LEVEL G**

LIST OF UNIT NUMBERS

G07

**LEVEL 01**

LIST OF UNIT NUMBERS

112, 113

**LEVEL 02 & 03**

LIST OF UNIT NUMBERS

201, 213, 214, 301, 313, 314

**LEVEL 4**

LIST OF UNIT NUMBERS

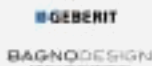
401

**LEVEL 5**

LIST OF UNIT NUMBERS

501

EXPERIENCE EXCELLENCE IN EVERY DETAIL



Bathrooms

Elegant fittings by BagnoDesign and Geberit (Italy).



Kitchen

Premium mixers by BagnoDesign and built-in appliances from Bosch (Germany).



HVAC Systems

Rheem (USA) air conditioning units (VRF) with mobile thermostat control for enhanced convenience and energy-efficient.



Electricals

High-performance components including Legrand switches, Hikvision intercom systems, Ducab cables, and Decoduct conduits.



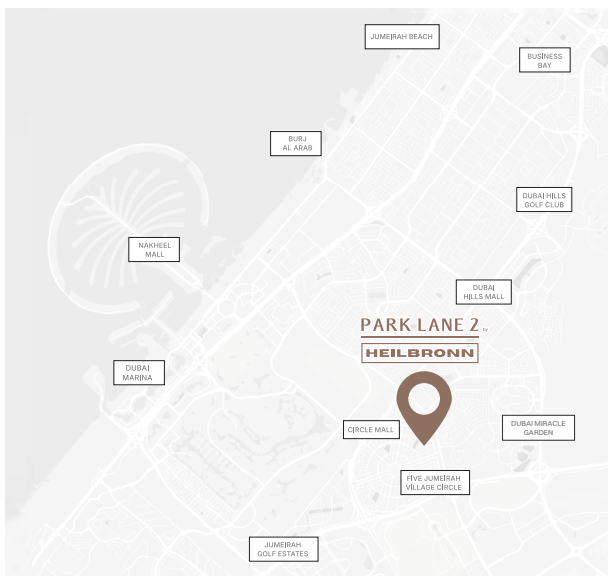
Plumbing

Advanced drainage solutions by Hepworth, durable Vialli (Germany) PPR pipes, and high- quality acoustic soundproof piping.



Civil Works

State-of-the-art Kone lifts, precision-engineered Häfele (Germany) ironmongery, premium Sykon (Germany) aluminum, Saint-Gobain (France) glass and high-quality Knauf (Germany) ceiling systems.



A LIFESTYLE AT THE HEART OF EVERYTHING

03 MINUTES

Five Jumeirah Village Circle

10 MINUTES

Dubai Miracle Garden

03 MINUTES

Circle Mall

12 MINUTES

Dubai Hills Mall

15 MINUTES

Dubai Hills Golf Club

17 MINUTES

Mall of The Emirates

19 MINUTES

Business Bay

17 MINUTES

Jumeirah Golf Estates

21 MINUTES

Dubai Marina

21 MINUTES

Burj Al Arab

21 MINUTES

Jumeirah Beach

19 MINUTES

Nakheel Mall



Lifestyle Stories

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