# BAYZ 101

BY DANUBE

# BAYZ 101
BY DANUBE

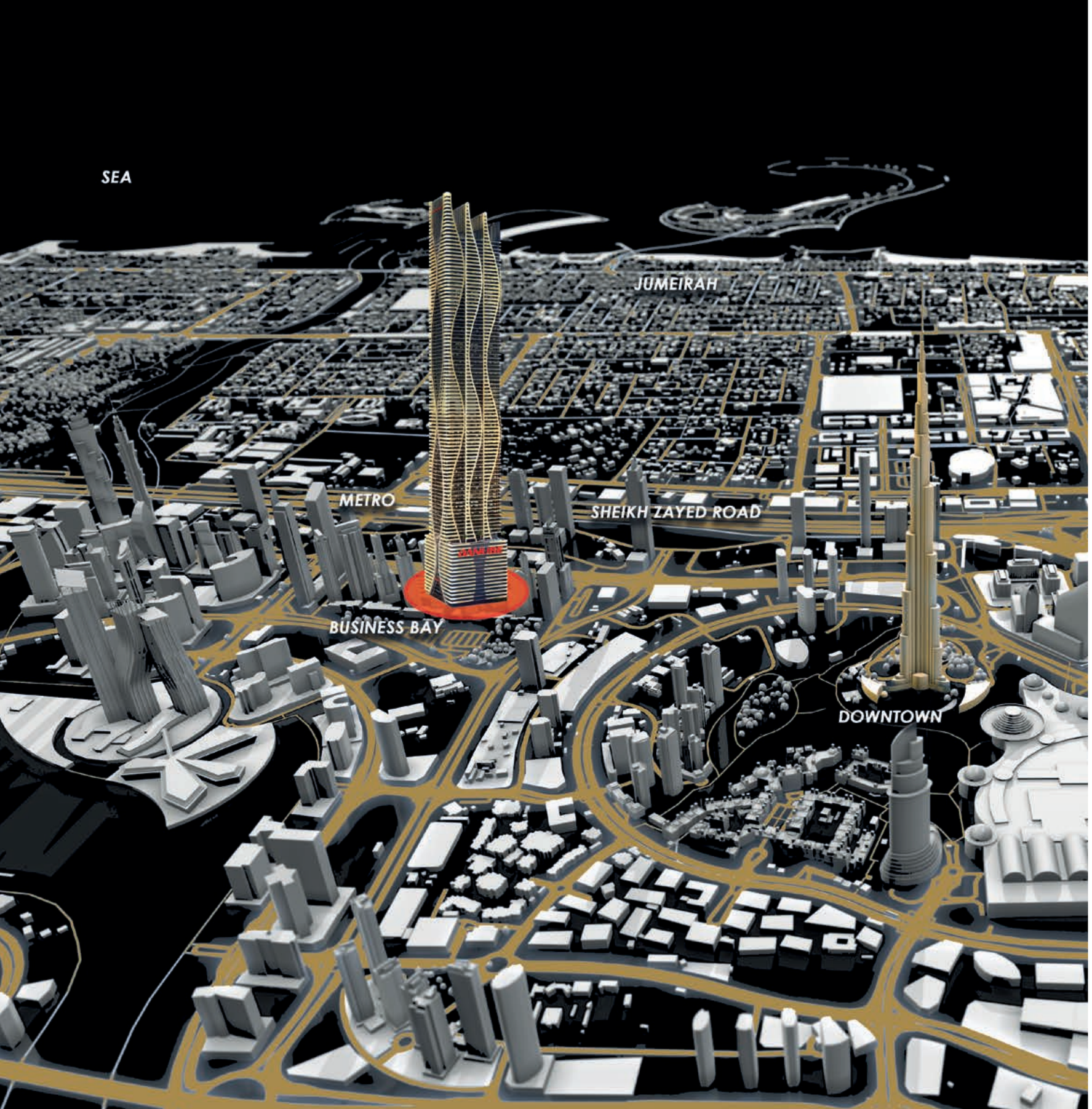
## YOUR HOME IN THE SKY

# SPECTACULAR VIEWS OF THE ICONIC DUBAI SKYLINE

# 101 LEVELS OF LUXURY IN BUSINESS BAY

Presenting the most luxurious project in the Danube Properties portfolio – BAYZ 101

JUST STEPS
AWAY FROM
THE BUSINESS
BAY METRO
STATION




# DISTANCES

| | |
|---|---|
| Business Bay Metro | 1 min |
| Burj Khalifa | 2 min |
| Dubai Mall | 3 min |
| City Walk | 5 min |
| Museum of the Future | 5 min |
| Jumeirah Beach | 7 min |
| D - Marin Business Bay | 8 min |
| Dubai Frame | 8 min |
| Creek | 15 min |
| Mall of the Emirates | 15 min |
| Dubai International Airport | 15 min |
| Burj Al Arab | 18 min |
| Dubai Marina | 20 min |
| Palm Jumeirah | 20 min |

# WHY DUBAI?

- Safest City in the World
- Fastest Growing Economy
- High Capital Appreciation
- Ease of Investment
- Freehold Ownership
- 100% Tax Free Income
- Long-Term Golden Visa
- Worldwide Connectivity

# WHY DANUBE PROPERTIES?

- **0%** Interest
- **1%** Pay 1% Per Month
- **80** Months Payment Plan
- High Return on Investment
- Timely Delivery
- Prime Location
- Luxury Furnishing
- 40+ Amenities

**30 YEARS OF TRUST**

# The 1% Man

**Rizwan Sajan**
Founder & Chairman
Danube Group

**Scan & Watch**
The Complete Story

# BEYOND LIVING
# EXPERIENCING LIFE

Bayz 101 is not just a residence; it’s a lifestyle curated for those who demand the best.

Immerse yourself in a world where every moment is a celebration and every detail is designed to enhance your living experience.

# WELCOME TO BAYZ 101

# LOBBY

# LIFT LOBBY

# WHERE LUXURY MEETS LIFESTYLE

Discover a world where luxury meets sophistication, where every detail is meticulously crafted to elevate your lifestyle.

# STUDIO

# LIVING ROOM

# BEDROOM

# KITCHEN

# MODERN DESIGN &
# UNMATCHED STYLE

# BATHROOM

# PRIVATE POOL IN YOUR APARTMENT

# SOAK IN THE BREATHTAKING VIEWS OF DUBAI SKYLINE

## INFINITY POOL

# BUSINESS CENTRE

# SPA

# INDOOR GYM

# SALON

# LIBRARY

# GOLF SIMULATOR

# BOWLING CENTER

# CINEMA LOUNGE

# PODIUM POOL

TENNIS
COURT

# 40+ LUXURIOUS AMENITIES

## LEVEL 1 AMENITIES

1. Infinity Pool
2. Jacuzzi
3. Kids Pool
4. Toddlers Splash Pad
5. Aquatic Gym
6. Pool Deck Seating
7. BBQ Area
8. Kids Play Area
9. Cricket Pitch
10. Trampoline Arena
11. Wall Climbing
12. Basketball Court
13. Tennis/Cricket Swing Training Court
14. Badminton/Pickle Ball Court
15. Cabana Seating
16. Wellness Club
17. Beauty Salon
18. Kids Daycare
19. Golf Simulator
20. Arcade Zone
21. Studio For Content Creator
22. Table Tennis Room
23. Chess Room
24. Indoor Gym
25. Jogging Track

## LEVEL 2 AMENITIES

26. Snooker Zone
27. Prayer Hall
28. Library
29. Bowling Center
30. Bayz Outdoor Cinema
31. Business Centre
32. Parkour Room
33. Indoor Gym
34. Pool 55
35. Jacuzzi 55

## ROOF TOP AMENITIES

36. Sky Observatory Deck
37. Sky Meditation
38. Outdoor Party Hall
39. Indoor Party Hall
40. Family Seating
41. Swing With Skyline

# LIVE AT THE PEAK

# SPECTACULAR VIEWS OF DUBAI'S SEASIDE

# BAYZ 101
BY DANUBE

## YOUR HOME IN THE SKY

“The success and eminence of Danube began with a small trading enterprise as a dream, but today the dream has been transformed into reality.”

**Rizwan Sajan**
Founder & Chairman
Danube Group