A1 PROPERTIES
*Adding value to living*

info@a1properties.ae | www.a1properties.ae

OFF PLAN

# Natura

**Location:** DAMAC Hills 2, Dubai

**Starting From:** AED 1,830,000

**Permit No:** 2

Natura

| DEVELOPER | PROPERTY TYPE | HANDOVER | PAYMENT PLAN | STATUS |
|---|---|---|---|---|
| **Damac** | **Townhouses** | **Q2 2026** | **60/40** | **Off Plan** |

## ABOUT THE PROJECT

**Natura at DAMAC Hills 2** is a nature-inspired townhouse development by DAMAC Properties, offering a focused collection of **4-bedroom family residences** within the established DAMAC Hills 2 master community. The project combines contemporary architecture, private outdoor areas and access to the community's extensive recreational infrastructure.

The residential collection is notably straightforward: Natura is **not an apartment or mixed-bedroom project**. It consists of four-bedroom townhouses, with the principal layouts measuring approximately **2,352 to 2,415 sq. ft.** This relatively consistent housing format creates a clearly defined family-oriented neighbourhood.

Each residence is designed across multiple levels and incorporates a **private ground-floor garden and rooftop space**, giving homeowners substantially more outdoor living potential than a conventional townhouse layout. Balconies and terraces further extend the connection between indoor and outdoor spaces.

Architecturally, Natura combines modern geometric forms with warmer natural elements. The project's concept takes inspiration from landscapes and greenery, with contemporary façades designed to complement the lower-density suburban environment of DAMAC Hills 2.

The homes are particularly suited to families, with four bedrooms plus study space providing flexibility for home working, guest accommodation or additional family use. End and middle units should be evaluated

separately because their plots and outdoor configurations differ.

Residents benefit from the broader lifestyle offering of **DAMAC Hills 2**, including **Malibu Beach, a lazy river, sports fields, fishing lake, petting farm, barbecue areas, Zen garden, paintball facilities and children's recreation spaces**.

Natura launched from approximately **AED 1.83 million**, while current resale pricing varies according to unit position, plot size, seller premium and payment status. Recent advertised resale inventory generally sits around and above the original launch level, although individual motivated-seller opportunities can differ materially.

The project is scheduled for **Q2 2026**, with current project records specifying **June 2026**. Recent project data also indicates that construction is at an advanced stage, with one current market source reporting approximately **86% completion**.

There is some conflicting third-party information regarding Natura's payment structure. Current resale/project records consistently show **60/40**, comprising 20% at booking, 40% before handover and 40% at handover, while an older marketing brochure shows a 70/30 schedule. For current website content, **60/40 is the better-supported structure**, but individual resale units should always be checked against their SPA.

From an investment perspective, Natura combines **relatively accessible family-townhouse pricing, four-bedroom layouts, near-term completion and access to an established DAMAC master community**. Its approaching handover also reduces the construction-duration exposure associated with projects scheduled several years into the future.

Buyers should compare individual properties according to **TH-4M versus TH-4E configuration, built-up area, plot size, middle or end-unit positioning, orientation, original purchase price and remaining developer balance**. Plot and end-unit positioning can create meaningful differences between homes despite the relatively narrow BUA range.

Why Buy Natura Through A1 Properties?
Purchasing **Natura at DAMAC Hills 2** through **A1 Properties** gives buyers access to experienced Dubai real estate advisors who can compare available townhouses according to built-up area, plot size, end or middle-unit positioning, original purchase price and remaining payment obligations. With **{YEARS_IN_MARKET} years in the market**, A1 Properties can also help buyers distinguish Natura from Natura 2 and other townhouse releases throughout DAMAC Hills 2.

For investors, our advisors can benchmark Natura against **Natura 2, Violet, Violet 2 and other DAMAC Hills 2 townhouse developments**, considering acquisition price, plot quality, handover timing and potential rental and resale positioning. For end-users, the selection process can focus on family space, gardens, rooftop areas, privacy and proximity to community amenities.

From property selection and negotiation through documentation, financing, ownership transfer, leasing and future resale, A1 Properties provides comprehensive support throughout the property journey. **Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the**

**right opportunity.**

## PAYMENT PLAN

| 20% | 40% | 40% |
| --- | --- | --- |
| Down Payment | During Construction | On Handover |

Generated by A1 Properties. Information is subject to change. For the latest availability and pricing, please contact our team.