



A new era of development

Annual Report 2017



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To our Shareholders,

On behalf of the Board of Directors, I thank you for your continued support to the company, which continues to drive our growth.

As His Highness Sheikh Mohammed bin Rashid Al Maktoum, UAE Vice President and Prime Minister and Ruler of Dubai, said, when people are committed to make their dreams a reality, nothing can stop them.

Our dream is to be one of the world's most trusted and valuable companies that enriches lives and is powered by the best people. And in this our journey forward, your support and encouragement is our inspiration.

Emaar recorded exceptional growth in 2017, led by the agility and flexibility with which we have operated in today's fast-changing environment. Our businesses grow at 20 to 25 per cent annually, and our growth will more than double in the next five years – because we have set the right priorities

We invest in the best talent – and we continue to seek them out. We have reimagined our businesses for the digital era and the new generation of customers, and we have expanded our business to new and high-growth markets. In everything we do, we make sure that we will be relevant to our customers – today and in the future.

A customer-first company

We are a customer-first company; we are focused on their aspirations and we are committed to meeting and exceeding their expectations. We promote an ownership mindset – in every stakeholder – our customers, our team, our partners.

We are fast-paced; we move with the lightning speed in which technology is evolving and decisions are being made. We focus on rapid construction and project delivery – because we want to achieve the maximum cost efficiency and productivity. Our achievements are the result of working and winning together – by being open to ideas, welcoming innovation and promoting smart thinking.

We believe that as One Emaar, with single-minded goals, we can achieve big wins faster. These values have defined the success we have achieved last year – and continue to make – in everything we do.

Unlocking the value of Emaar Development

In our property business, we have been focused on unlocking the true potential of our UAE development operations. And with your support, we listed Emaar Development on the Dubai Financial Market, in one of the largest listings since the IPO of Emaar Malls, raised AED 4.824 billion. We are celebrating the success with you – with a special cash dividend of AED 4 billion from the proceeds of the IPO.

Our focus is to sustain the growth momentum and to create added value for you in the coming years. Indeed, Emaar Development's operations have been outstanding with record sales of over AED 18 billion, a growth of 25 per cent over 2016. We have a backlog of over AED 41 billion in the UAE, with over 24,000 residential units to be delivered in the next four years.

Strong financial fundamentals

The growth of our businesses in 2017, across all markets, reflects the success of our focus on delivering high quality lifestyle choices. Setting benchmarks in design, build quality and the choice of amenities, our property developments are sought-after by investors while our malls business is setting retail trends by serving as retail and leisure destinations of choice. Emaar's hospitality and leisure operations have also gained further traction through geographic expansion and the creation of innovative experiences.

Emaar Development reported total revenue of AED 8.863, a growth of 28 per cent in 2017, while our shopping malls, hospitality and leisure and entertainment businesses together accounted revenue of AED 6.351 billion representing 34 per cent of the total revenue of FY 2017. Revenue from our international development operations was AED 3.603 billion, a growth of 35 per cent; global operations now account for 19 per cent of Emaar's total revenue.

Building the future of living

We are now taking our businesses to the next era of growth. We are not building for now or for tomorrow but for the future because that is the only way we will stay relevant.

A great example of this is Dubai Creek Harbour, which defines the future of living. Here, we are also creating a new icon for our city – Dubai Creek Tower, which is making exceptional progress. Our mega-developments including Dubai Hills Estate and Emaar South are modern urban hubs that meet the lifestyle aspirations of our customers.

We launched 21 new residential destinations, with over 9,500 units, in 2017 with a total value of AED 20 billion and we expect a gross margin of 40 per cent from these projects. Our international development operations are equally robust – with a strong track-record of delivery and sales in Egypt, Turkey and India – three of our core and largest markets. Our customers trust us and are inspired by our track-record of delivery – and we will continue to be the customer-first organisation.

A new era in retail

Our strategic expansion to retail, hospitality and entertainment has been continuously powering the growth of your company. Today, 47 per cent of our gross profit and 51 per cent of EBITDA, come from these operations.

We build on these businesses with a sharper focus on being relevant to the market and to our customers. This is underlined by the recent opening of our expanded Fashion Avenue in The Dubai Mall, which adds 150 outlets and sets a new standard for luxury living. We are also bringing innovative retail approaches – which takes us to back to the fundamentals – the charm of the old town squares with the dynamism of modern retail.

In the e-commerce era, we must look at retail with fresh eyes – not only building world-class malls but also maintaining them well, and upgrading



the retail mix in line with the shifting trends. We have announced Dubai Hills Mall in Dubai Hills Estate, which will reflect our new approach to retail, and will soon launch a never-before experience in Dubai Creek Harbour.

Hotels and leisure for the new generation

In hospitality, we are today one of the fastest-growing organisations taking our operations globally – to Saudi Arabia, Bahrain, Egypt, Turkey and The Maldives. Today, we have a portfolio of over 50 operational and upcoming hotel projects under three brands – Address Hotels + Resorts, Vida Hotels and Resorts and Rove Hotels.

While Address continues to be our premium luxury brand, we created Rove Hotels to meet the demand from the new generation of travellers – the young, value-conscious travelers. With five Rove Hotels already in Dubai, we are expanding the brand to new markets, including in Saudi Arabia, where there is incredible opportunity for growth in tourism.

Another example of how we are reinventing our business to meet market needs is the opening of the VR Park in The Dubai Mall, a 7,000 sq metre facility that takes the next leap in Dubai's leisure offering.

Going digital and being future-ready

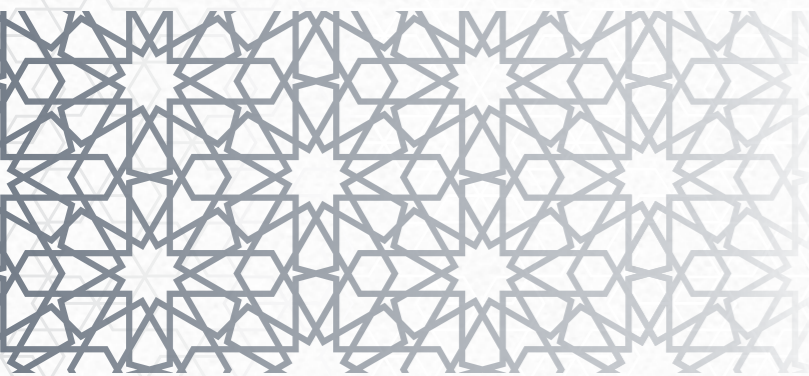
Digital natives are changing the world and they are doing it extremely well. It is important that we learn from them – and to learn from them, we must make them part of our team.

Emaar has been focusing on driving our digital transformation with our team of young, dynamic, innovative and creative young professionals. Backed by experienced professionals and with a bright young team, Emaar is firmly positioned as a future-ready organisation.

We are also strengthening our partnerships in the UAE – because we all stand to win together. Our new partnership with Aldar is historic – as we will work to develop iconic destinations that will add to the pride of our nation.

All these enable us to fulfil our purpose – to create value for you. We have the fundamentals to drive and double our growth – and with your support we will achieve our dream.

Mohamed Alabbar
Chairman
Emaar Properties



Business overview

With the development of premium real estate assets as one of its three core businesses, 2017 was a landmark year for Emaar as it successfully listed its UAE build-to-sell property development business, Emaar Development, by selling its 20 per cent stake through IPO and raised AED 4.824 billion. Emaar also announced AED 4 billion of exceptional dividend from the proceeds of the IPO. Subsequently, Emaar Development was listed on the Dubai Financial Market.

The growth of Emaar's businesses in 2017, across all markets, reflects the success of its focus on delivering high quality lifestyle choices. Setting benchmarks in design, build quality and the choice of amenities, Emaar's property developments are sought-after by investors while the malls business is setting retail trends by serving as retail and leisure destinations of choice. Emaar's hospitality and leisure operations have also gained further traction through geographic expansion and the creation of innovative experiences.

With its significant sales backlog and a robust development pipeline in the UAE and in high-growth international markets, Emaar will continue to deliver on its founding objective of 'shaping the future.' In this journey, Emaar derives its inspiration and guidance from the vision of His Highness Sheikh Mohammed bin Rashid Al Maktoum, UAE Vice President & Prime Minister and Ruler of Dubai, and remain committed to the transformational growth of the UAE as a global business, leisure and investment hub.

A driver of the company's growth, Emaar's property development business also achieved new milestones in project delivery during 2017. The company has handed over 45,900 residential units in Dubai and global markets since 2002, with over 34,800 units delivered in UAE alone.

Highlighting Emaar's commitment to value creation for its shareholders, the company distributed AED 4 billion in dividend, from the proceeds of the public offering of shares of Emaar Development – in two tranches, AED 3 billion and AED 1 billion.



Financial Highlights

In 2017, Emaar Properties PJSC recorded a net operating profit of AED 5.704 billion, a growth of 16 per cent over the FY 2016 net operating profit of AED 4.917 billion. Total revenue for FY 2017 increased by 21 per cent to AED 18.812 billion, over FY 2016 revenue of AED 15.540 billion.

Emaar's hospitality & leisure and shopping malls & retail subsidiaries contributed to strong recurring revenues, highlighting the firm fundamentals of the company. The shopping malls, hospitality and leisure and entertainment businesses together accounted revenue of AED 6.351 billion representing 34 per cent of the total revenue of FY 2017, 6 per cent higher than FY 2016 revenue.

Revenue from Emaar's international development operations – where Emaar has a strong portfolio of property assets - was AED 3.603 billion during FY 2017, a growth of 35 per cent over FY 2016; global operations now account for 19 per cent of Emaar's total revenue.

Robust property sales

Emaar Development reported total revenue of AED 8.863 billion in 2017, a growth of 28 per cent compared to full-year 2016. Emaar Development also achieved record sales of AED 18.03 billion, an increase of 25 per cent over the previous year, and has a sales backlog of around AED 41 billion as of December 31, 2017, highlighting the robust fundamentals of the company with more than 24,500 residential units to be delivered over the coming years.

Robust performance of malls and hospitality

Emaar Malls (DFM: EMAARMALLS), the shopping malls and retail business majority-owned by Emaar Properties, recorded FY 2017 revenue of AED 3.629 billion, a growth of 12 per cent over FY 2016 revenue of AED 3.227 billion. Together, the malls and retail centres of Emaar Malls welcomed 130 million visitors in 2017, 4 per cent higher than the visitor turnout of 125 million during FY 2016.

The Dubai Mall, the flagship retail and leisure destination of Emaar Malls, welcomed 80 million visitors in 2017, similar to visitors it has welcomed annually since 2014. The Dubai Mall Fashion Avenue Expansion and the new Springs Souk opened in 2018.

In addition to the planned high-end retail district in Dubai Creek Harbour and the ongoing expansion of The Dubai Mall, Emaar announced the Dubai Hills Mall in Dubai Hills Estate. Emaar has also expanded its retail and leisure footprint in international market by opening of Emaar Square mall in Turkey in FY 2017.

Emaar's hospitality & leisure, commercial leasing and entertainment businesses recorded revenue of AED 2.722 billion in the FY 2017. With three hotel brands – Address Hotels + Resorts, Vida Hotels and Resorts and Rove Hotels (joint venture with Meraas) – Emaar's hospitality business recorded an average occupancy of 79 per cent, higher than Dubai's industry average.

Emaar Hospitality Group opened three new hotels in 2017 – Address Boulevard in Downtown Dubai, Rove Healthcare City and Rove Trade Centre - and will mark several new openings in the coming years. The Group now has over 50 operational and upcoming hotel projects in the UAE and other international markets including Saudi Arabia, Turkey, Egypt, Bahrain and The Maldives.



Among the residential launches in Dubai Creek Harbour in 2017 include Address Harbour Point, Creek Gate, 17 Icon Bay, Island Park, Creek Rise, and Harbour Gate, in addition to several other ongoing residential towers including Dubai Creek Residences, Harbour Views, Creekside 18, Creek Horizon, and The Cove.

Emaar's development pipeline in Dubai includes Aseel, Samara, Azalea and Reem homes in Arabian Ranches; The Hills Residence and Vida Residence The Hills in Emirates Living; Club Villas, Acacia at Park Heights, Mulberry at Park Heights, Maple, Sidra, Fairway Vistas, Parkway Vistas, Park Point and Park Ridge in Dubai Hills Estate. The company has also launched Golf Links villas, Golf Views apartments and Urbana townhomes in Emaar South.

In Dubai, another milestone achieved in 2017 was the launch of a new architectural landmark - an iconic Sky Bridge that links the new Address Sky View hotel with the Address Residences Sky View in Downtown Dubai. Rising at a height of over 220 metres, the 85-metre-long Sky Bridge, with a height of 22 metres and maximum width of 30 metres, has three storeys and will feature eight units of luxurious Sky Collection Duplexes, a 70-metre-long infinity pool that overlooks Burj Khalifa, The Dubai Fountain and other amenities.

Billed to be a new touristic attraction that also adds economic value, Sky Bridge is fabricated using 4,500 tonnes of structural steel, and was lifted in position using Strand Jacking Technology, customised for the project. A team of global experts from five different entities worked on the project that was completed in around 365 days by over 300 professionals and skilled workers.

Emaar Beachfront

Emaar also unveiled a private gated island destination in the Arabian Gulf, offering residents the opportunity to experience Miami beach style living in Dubai. With pristine views of the Arabian Sea and providing exclusive access for residents to a 1.5 km private beach, the new 10 million square feet Emaar Beachfront destination brings a never-before lifestyle choice to Dubai.

Apart from the location by the Arabian Gulf, Emaar Beachfront will stand out for its exceptional quality and design excellence that are characteristic of Emaar's developments. A master-planned private island, Emaar Beachfront will feature a wide range of leisure and lifestyle attractions including F&B outlets, beachside play areas, retail pop-ups set along a promenade and more.

Sky Walk and Sky View

Also iconic is the new Sky Walk, a 200-metre high cantilever observation corridor in the Address Sky View development in Downtown Dubai. Sky Walk offers the unique experience of taking in spectacular views from a height of 200 metres as the visitors navigate the observation corridor in safety harnesses, walking literally 'outside the building.' At level 53 of Address Sky View, and suspended at the imposing height of 200 metres, Sky Walk is another first-of-its-kind in Downtown Dubai.

Address Sky View, a residential and hospitality project, also features the iconic 85-metre-long Sky Bridge, at 220 metres high, featuring eight units of luxurious Sky Collection Duplexes, a 70-metre-long infinity pool and other amenities. The 30-metre long cantilever Sky Walk, fixed to the structure of one of the two Address Sky View towers, is a half-oval structure offering 45 metres of walking distance.

In international markets, Emaar handed over residences in key markets including Egypt, Saudi Arabia, Turkey, Lebanon and Pakistan, among others.

PROPERTY BUSINESS

Emaar's mega-developments in Dubai include the Dubai Hills Estate, the 11 million sq m 'green city within the city,' which will feature a world-class retail hub and residential communities set around an 18-hole championship golf course.

Emaar has set new milestone in urban development with the launch of the Dubai Creek Tower, billed to be one of the iconic attractions in the world, and set in the heart of a 6 sq km mega-development, the Dubai Creek Harbour. Also featuring a retail district for high-end brands, Dubai Creek Harbour creates a brand-new skyline for the nation. In 2017, Emaar made significant progress in the construction of Dubai Creek Tower.

Emaar also launched Emaar South, a next-generation lifestyle destination in the new aviation and logistics hub of the city, Dubai South, and also created tremendous value to the economy through Downtown Dubai, which is home to Burj Khalifa, The Dubai Mall, The Dubai Fountain and Dubai Opera.

In 2017, Emaar rolled out many new residential launches in Dubai Creek Harbour, Dubai Hills Estate, Emaar South, Dubai Marina and Downtown Dubai, all of them reporting strong investor response.

The ongoing projects of Emaar in Dubai, in various stages of construction include: Address Fountain Views I, II and III; Address Sky View; Vida Residences Downtown; BLVD Crescent; BLVD Heights; Boulevard Point; Burj Vista and Downtown Views – all in Downtown Dubai.

Emaar is also developing Opera Grand, Forte, Il Primo, Act One Act Two and Address Residences Dubai Opera, premium collections of residences in The Opera District of Downtown Dubai, which is anchored by Dubai Opera, an iconic centerpiece that opened in 2016.



Act One | Act Two

'Act One | Act Two' residences are seated in exceptionally designed 52- and 46-storey towers that take their façade design cues from the rhythmic sway of The Dubai Fountain. The homes open to spectacular views of Burj Khalifa and the bustling Mohammed bin Rashid Boulevard. Residents will have the unbeatable lifestyle of being close to the Dubai Opera. They are also in walking distance of The Dubai Mall, the world's largest retail and entertainment destination. Aptly named to capture the dynamism of living right where all the action is, Act One | Act Two feature 630 residential units including one, two and three-bedrooms, and a limited collection of penthouses located on the highest two levels. A dedicated promenade opens to the majestic view of the Dubai Opera with high-end retail and exclusive cafes. Amenities including a health club, spa, infinity pools and swimming pools are a part of the Act One | Act Two lifestyle.

Opera Grand

Opera Grand is the premium and first residential tower in The Opera District, the new cultural hub in Downtown Dubai. The 70-storey residential tower features over 280 luxuriously appointed 2, 3 and 4-bedroom apartments. Opera Grand has a high-end retail podium connected by an overhead link bridge, which offers uninterrupted views of Burj Park. With a grand entrance lobby, two floors dedicated to retail and food and beverage, and ample basement parking, Opera Grand is designed to be an architectural masterpiece in harmony with its inspiring cultural environment. It also has a rooftop swimming pool that offers breath-taking views of Downtown Dubai, in addition to a modern health club.

Forte at The Opera District

A two-tower apartment, Forte is set apart by its distinctive location and aesthetic architecture that adds to the overall ambience of The Opera District. The two-tower residential development is set apart by its distinctive location and aesthetic architecture. The apartments overlook the iconic Dubai Opera, the 2000 - seat, multi-format, performing arts centre which is the centerpiece of The Opera District and host to opera, ballet, theatre, concerts, exhibitions and sport events. Forte is superbly located on Mohammed Bin Rashid Boulevard, Downtown Dubai with the apartments offering direct views of Dubai Opera, the lively Opera Plaza and The Dubai Fountain.

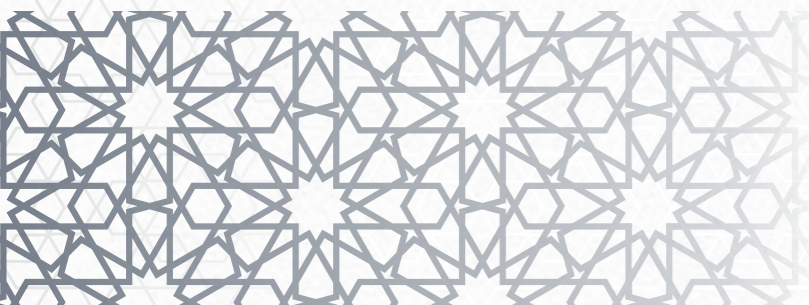
Address Residences Dubai Opera

Everything about Address Residences Dubai Opera is designed to make residents and guests feel at home. Life in the unique development offers five-star concierge style service, as well as some of the world's best dining destinations and attractions right outside the door. Exclusive residential amenities such as a pool and health club are located on the terrace level over the retail podium offering unobstructed views of Burj Khalifa, Burj Park and Burj Lake.

PROJECT HIGHLIGHTS:

UNITED ARAB EMIRATES

Some of the key ongoing projects by Emaar in the UAE are:





Address Fountain Views I, II and III

Address Residences Fountain Views is the first dedicated serviced residence complex in the 500-acre mega-development. Elegantly designed by an international team of architects, it is a three-tower complex overlooking Burj Khalifa and The Dubai Fountain. The 60-storey towers offer 786 serviced apartments while a new Address hotel is home to 194 rooms. Address Residences Fountain Views offers a choice of spacious one, two, three and four-bedroom apartments, as well as duplex apartments and penthouses as part of its Sky Collection.

Boulevard Point

Boulevard Point in Downtown Dubai is positioned to be a referral point in real estate, architecture and luxury living in the most coveted community. Featuring 377 residences across 63 storeys, it has one- to three-bedroom residences. Located above The Dubai Mall extension, Boulevard Point has direct access to The Dubai Mall through a dedicated bridge link.

BLVD Crescent

A stylish and contemporary residential development in the heart of Downtown Dubai, BLVD Crescent features two towers of 39 and 21 storeys, connected by a podium with an infinity pool that opens to expansive views of the city. With over 300 residential units, BLVD Crescent have immaculately landscaped parks, open green spaces, and water features cascading down the façade of the retail podium.

BLVD Heights

BLVD Heights in Downtown Dubai comprises two residential towers connected by a podium. It features 550 luxuriously appointed homes that offer spectacular views. Designed for families, the one- to three-bedroom apartments are also near The Opera District. BLVD Heights has a central location that provides residents with easy access to The Dubai Mall and several world-class hotels, as well as Mohammed Bin Rashid Boulevard.

Vida Residences Downtown

The second serviced residence project under the upscale Vida Hotels and Resorts brand by Emaar, the 57-storey Vida Residences Downtown has 328 units, including 1-, 2-, 3-, and 4-bedroom serviced apartments. It combines stylish, world-class design with contemporary finishes and fittings, in an elegant architectural expression in stone and glass, inspired by 1920s New York art deco.

Downtown Views

A tower consists of 478 one, two and three-bedroom apartments. It was launched in 2015 and is expected to be completed in 2019. The development will include landscaped community pools, gym and a function room.



Downtown Views II

Located in the Zabeel area of Downtown Dubai, Downtown Views II offers smooth access to The Dubai Mall and Mohammed bin Rashid Boulevard, and in a central plot of land that will offer vantage views without being compromised by any other high-rises. Customers can choose from perfectly appointed 1-bedroom, 2-bedroom and 3-bedroom chic family homes and a collection of duplexes on the higher levels. The development has 1,355 luxury residential apartments.

Burj Vista

Launched in 2013 and is expected to be completed in 2018. Directly located on Mohammed Bin Rashid Boulevard, it comprises two towers, totalling 666 luxury residential apartments with views of the Burj Khalifa and The Dubai Fountain.

Address Sky Views

A hotel and serviced apartments, comprises twin towers with a sky deck that connects the two towers at the 50th floor. The sky deck will consist of an observation deck, food and beverage facilities and infinity pools overlooking the sea, Downtown Dubai and Sheikh Zayed Road. Address Sky Views comprises 551 one to six-bedroom serviced apartments and 169 hotel keys.



Arabian Ranches I Aseel

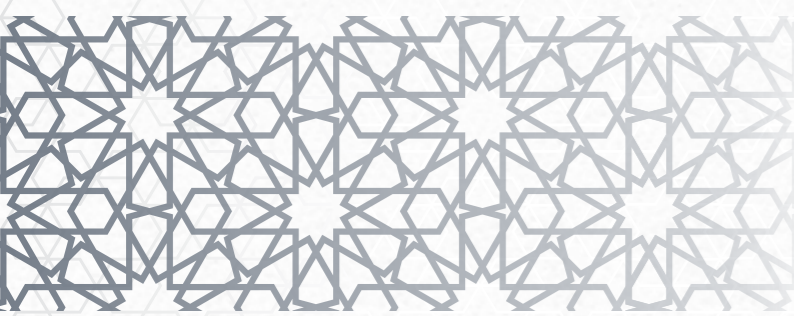
Aseel in Arabian Ranches is a limited collection of only 55 luxurious Spanish-style villas, overlooking the golf course. Featuring high-quality finishes, world-class fixtures, and unmatched amenities, the Aseel villas derive inspiration from renowned Spanish design and architecture, and are set against the serene backdrop of desert life. There are four, five, six and seven-bedroom homes, offered in five different types of villas.

Arabian Ranches II

Following the successful launch of Arabian Ranches I, the development of the Arabian Ranches II, adjacent to Arabian Ranches I began in September 2012. It will comprise approximately 1,585 freehold units made up of three to six-bedroom independent villas ranging from 2,276 to 4,948 square feet in size, divided into 10 distinct communities.

The Hills

Overlooking the Emirates Golf Club, with easy access from Sheikh Zayed Road, The Hills features two residential buildings of 12 and 15 storeys, each with one, two and three-bedroom apartments. All apartments will overlook the rolling greens of the golf course or offer spectacular views of Dubai's skyline. The Hills will have world-class amenities and several swimming pools, a value addition that enhances the quality of life of residents seeking a leisurely lifestyle. A key component of the development is a new Vida hotel and serviced residences, which will cater to business and leisure visitors.



Joint Venture Projects

Dubai Creek Harbour

Dubai Creek Harbour is an ambitious city of the future by the historic Dubai Creek and only 10 minutes from the Dubai International Airport. A joint venture with Dubai Holding, it is located next to the Ras Al Khor Wildlife Sanctuary, which is protected under the UNESCO Ramsar Convention and is home to over 67 species of water birds.

A master-planned city for the future with state-of-the-art technology, integrated transportation systems, environmentally sustainable ecosystems and green open parks, Dubai Creek Harbour is spread over a land area of 6 sq km (over 1,482 acres). At the heart of the development is the iconic new Dubai Creek Tower that is set to define a new skyline for the city. Dubai Creek Harbour will also have a dedicated Retail District that will catalyse the retail and leisure sector of Dubai.

Dubai Creek Tower

In 2016, His Highness Sheikh Mohammed bin Rashid Al Maktoum, UAE Vice President and Prime Minister and Ruler of Dubai, marked the groundbreaking of the Dubai Creek Tower, the brand-new icon in Dubai Creek Harbour.

Designed by renowned Spanish/Swiss neo-futuristic architect, structural engineer, sculptor and painter Santiago Calatrava Valls, Dubai Creek Tower strengthens the UAE's reputation for innovation and excellence in architecture, engineering and construction.

Every aspect of Dubai Creek Tower is designed to the highest international standards of safety – from the choice of materials to the technology being deployed in its construction.

The crowning glory will be The Pinnacle Room, opening to spectacular views of the city, as well as several VIP Observation Garden Decks. Dubai Creek Tower will have dynamic illumination and movement lighting, which will make it a stunning visual landmark during the day and night. In addition, several 'green corridors' will offer pedestrian access and effortless connectivity with Dubai Creek Harbour.

Dubai Creek Residences

A collection of six residential towers line the promenade, all towers featuring incredible panoramas over the harbour and Dubai skyline, Dubai Creek Residences captures the essence of harbour and marina lifestyle with its architecture and place making. The towers are anchored to a podium which

provides the appropriate backdrop to the vibrant, marina lifestyle. At about 900 to over 2,150 sq ft, the one, two and three-bedroom residences are spaciouly laid out with the orientation and architectural features carefully planned to maximise natural light and fantastic views. Located in the heart of Dubai Creek Harbour, this residential tower is surrounded by innovative recreational experiences, retail establishments, civic facilities and all other elements found in a modern metropolis.

Creekside 18

Promising a sophisticated new lifestyle choice, 'Creekside 18' has around 440 residential units with modern finishes. The 1, 2 and 3-bedroom glass-fronted apartments are located in two 37-storey towers. An additional level of podium apartments is offered that redefines upscale island living. Creekside 18 brings exceptional value for its residents led by its location in The Island District of Dubai Creek Harbour. They also offer direct access to a stylish marina, and over 1 million sq ft of world-class hospitality and 1.5 million sq ft of luxury retail and cultural amenities. A retail podium, with lush green landscaping, provides a dramatic backdrop for the retail outlets around Creekside 18.



Residents of Harbour Gate can take in 270-degree stunning views of the Dubai Creek Tower, from a communal rooftop terrace with lounge seating. The homes also open to the majestic skyline defined by Burj Khalifa in Downtown Dubai. A limited collection of only six penthouses on the upper floors, and six townhouse duplex homes set on the podium pool deck level are also part of Harbour Gate.

Address Harbour Point

Address Harbour Point in Dubai Creek Harbour is a signature mixed-use project that celebrates waterfront living, with luxury homes opening to spectacular views of Burj Khalifa, the iconic new Dubai Creek Tower or the historic creek. Address Harbour Point consists of two towers of 66 and 54 storeys; one dedicated to serviced residences while the other hosts a hotel as well as serviced residences. Both are operated by Address Hotels + Resorts, the premium luxury brand of Emaar Hospitality Group.

The two towers are separated by a vibrant boulevard that traverses a marina, Island Park and the Harbour Point Pier. The boulevard is billed to be an integrated cultural, retail, leisure and waterfront destination. With balconies and terraces opening to scenic vistas, all serviced residences in Address Harbour Point are thoughtfully designed to maximise views. A podium level will further add to the convenience of the residents with a wide choice of retail and F&B experiences. Address Harbour Point will also have a wide range of residential amenities including a swimming pool, health club and spa.

Island Park

Enveloped in the lush green gardens and with views of the global icons Burj Khalifa and Dubai Creek Tower, residences at Island Park I and II offer a space – truly enriching

Creek Gate

With contemporary apartments ranging from 1, 2 and 3 bedrooms, surrounded by spectacular views, Creek Gate offers residences with alluring leisure and recreational facilities.

Creek Rise

Beautifully designed residential high-rises with unparalleled views overlooking the Island District's Central Park and the Dubai Creek Tower.

Dubai Hills Estate

A vast and serene golf course destination, the 11 million square metre Dubai Hills Estate is one of the largest master-planned communities in the city developed by Emaar Development as a joint venture with Meraas. It will feature a total green area & open spaces of over 2.6 million square meters that includes a championship golf course, and a central park spreading over an area of about 1.9 million sq ft. The golf course overlooks the Downtown Dubai skyline. The Masterplan comprises of over 38,000 residential units.

Emaar has launched exclusive residential neighbourhoods in Dubai Hills Estate that have gained strong investor response. Defining the value proposition of 'where life is extraordinary,' Dubai Hills Estate is already coming to life with significant progress achieved on the construction of villas, roads, green avenues, serene lakes and waterbodies.

Creek Horizon

The 'Creek Horizon' homes are prominently located in Dubai Creek Harbour, near to the Dubai Creek Tower, and in the heart of The Island District, which evokes the experience of living in an island of luxury. The two elegant residential towers, 35 and 41 floors high, overlook the Dubai Creek, the Downtown Dubai skyline, and the Ras Al Khor Wildlife Sanctuary. The views are enhanced with Harbour Lookout, a dedicated rooftop amenity, entertainment deck. In addition to one-, two- and three-bedroom residences, and 4-bedroom penthouses, a distinguishing aspect of Creek Horizon is the exclusive villa townhouses set on a podium that connects the two residential towers. Residents will also have direct access to Central Park, a world-class marina, a 4.5 km Creek Boardwalk with unbeatable lifestyle amenities, and the Retail District in Dubai Creek Harbour.

Harbour Views

The opulent 'Harbour Views' residences are in The Island District, the vibrant lifestyle hub in Dubai Creek Harbour. A two-tower development with a three-level podium, Harbour Views will be the tallest residential project of its kind in the Island District and is defined by its central unmatched location within this vibrant area and its unparalleled views. All homes open to premium

views of the Dubai Creek, a stylish marina with a yacht club, the adjacent Ras Al Khor natural bird sanctuary and the impressive skyline of Downtown Dubai highlighted by Burj Khalifa. Set by a verdant park, Harbour Views has more than 750 one-, two- and three-bedroom luxury residences and a select showcase of spacious podium apartments. Additionally, there are 14 two-storey villas with a dedicated entrance, stairway and parking.

The Cove

The Cove comprises three integrated high- and low-rise buildings in The Island District of Dubai Creek Harbour. It stands out for its exceptional location right by the creekside with spectacular views of the Dubai Creek Tower, Downtown Dubai and the Ras Al Khor Wildlife Sanctuary. Nestled at the southern tip of Dubai Creek Harbour's Island District, The Cove is ideally located next to the stylish bridge connecting the Island District to the Dubai Creek Harbour mainland. With one- to three-bedrooms, The Cove homes are set apart by floor-to-ceiling windows for maximising views and natural light.

17 Icon Bay

A 43-storey sleek residential tower, 17 Icon Bay in Dubai Creek Harbour stands out for the direct views it offers of Burj Khalifa, the global icon; Dubai

Creek Tower and the Ras Al Khor Wildlife Sanctuary. The serene setting of the 17 Icon Bay homes is complemented by a focus on wellness and living in harmony with nature through family-oriented spaces including walking trails by a dense grove of trees, children's play areas, a swimming pool, landscaped leisure deck, multi-function room and modern fitness facilities.

With over 300 apartments featuring 1, 2 and 3 bedrooms, 17 Icon Bay is strategically located by the tip of the Central Park neighbourhood, and offers effortless access to a wide range of retail, F&B and leisure that are set along a 4.5 km-long Creek Boardwalk. It is also in close proximity to event spaces, galleries, parks, water attractions and a trendy Vida hotel in Dubai Creek Harbour. Furthermore, 17 Icon Bay is located within walking distance from Dubai Creek Tower.

Harbour Gate

Harbour Gate residences in Dubai Creek Harbour offer the promise of a 'bespoke island lifestyle'. Set in the Island District, it is in close proximity to the Dubai Creek Tower. There are only 491 elegantly designed 1, 2, and 3-bedroom apartments offering spectacular Dubai Creek waterfront and park views, overlooking the boulevard and the Central Park featuring lush green landscapes.



In 2017, Emaar launched 'Dubai Hills Mall,' a regional retail and leisure destination scheduled to open late-2019. Dubai Hills Mall will have a gross leasable area (GLA) of over 2 million sq ft (187,500 sq m). It will be home to more than 750 outlets including a range of 'fast fashion' retail and F&B choices featuring a wide array of restaurants and cafes. Dubai Hills Mall will feature four major family entertainment and leisure centres including a cineplex, a 65,000 sq ft hypermarket, seven anchor retail experience stores, and dedicated parking spaces for over 7,000 vehicles.

Club Hills at Dubai Hills

The Club Villas at Dubai Hills stand out for their superb architecture, spacious layout and prime location in Dubai Hills Estate, with the homes offering soothing green views of the prestigious golf course community. Club Villas at Dubai Hills provides residents the ease of accessing the 18-hole championship golf course, driving range and club house facilities via a short golf cart drive.

With a limited collection of three and four-bedroom residences in five options of façade styles, the new development is highlighted by an architectural aesthetic of the highest standard. Distinctively simple yet strikingly sophisticated, all townhouse villas are contemporary in their make, scale and character. Each villa will have a rooftop terrace providing lush green views of open landscaped spaces, creating an area with stunning vistas for entertaining and dining.

Mulberry at Park Heights

Mulberry at Park Heights is the first residential apartment complex in Dubai Hills Estate. Around 664 elegantly designed and premium quality apartments, ideal for families, redefine luxurious community living and will appeal to connoisseurs who value the finer aspects of life. The homes are also near the 18-hole championship golf course. Residents can enjoy an array of outdoor lifestyle choices including a tennis academy, an outdoor pool for adults and kids, and jogging and bicycle tracks at their doorstep.

Acacia at Park Heights

Acacia at Park Heights is defined by the panoramic views it offers of the lush-green neighbourhood and the high-quality finishes apart from access to world-class amenities including a championship golf course and tennis academy. Celebrating the joy of an outdoor lifestyle, Acacia at Park Heights features over 530 residences in a choice of one, two and three-bedrooms. Designed for families, Acacia at Park Heights is set amidst a green landscape and open to uninterrupted views of a green central park. Residents will also have access to an outdoor pool for adults and kids, and jogging and bicycle tracks.

Maple Townhouses

Ideal for families who are seeking a 'get-away' lifestyle from the bustle of the city, Maple residents in Dubai Hills Estate will have effortless access to exceptional amenities including high-end retail, two world-class hotels, a tennis academy, an 18-hole championship golf course, a choice of trendy cafes and restaurants, and several parks and natural trails. Enveloped in a green corridor, Maple 1 offers 646 units while Maple 2 offers a limited number of 666 contemporary-styled townhouses with 3 to 5 bedrooms and ranging from 2,200 to 2,700 sq ft and Maple 3 offers 562 units of 3 to 5 bedrooms. The greenbelt serves as the 'natural lungs' of the development, providing shaded pathways with seating areas, exercise courses, fitness stations, play grounds and jogging and cycling trails.

Sidra Villas

A collection of villas designed along a network of green corridors, Sidra features premium villas at 3,100 to 4,300 sq ft. Elegantly designed to reflect contemporary architectural styles, the homes offer a perfect haven of tranquillity for residents. The villas at Sidra are equipped with the modern amenities state-of-the-art kitchens, stunning bathroom fixtures and energy efficient lighting.

Fairway Vistas

Situated on The Fairway development in Dubai Hills Estate, the 6 and 7-bedroom Fairway Vistas homes offer direct views of the 18-hole golf course. There are only 65 villas of modern and contemporary design, which offer access to a wide range of sporting and leisure amenities.

Parkway Vistas

Parkway Vistas is a community overlooking the golf course in Dubai Hills. It consists of 61 six to seven bedroom villa units.



Park Point

Park Point is highlighted by elevated views of green parks from the limited collection of 1 to 3-bedroom residences and duplex units. Park Point stands out for the serene lifestyle it offers with all homes set near a championship golf course, nature trails, jogging tracks, tennis academy, children's play areas, health club and other sporting, entertainment and leisure attractions. Assuring a 'naturally beautiful lifestyle' experience, Park Point residences are set in an aesthetic environment with shaded pathways that connect parks, swimming pools and other outdoor sports amenities.

Park Ridge

Effortlessly combining urban living with nature, Park Ridge epitomises a community oriented lifestyle and offers quality amenities. Residents can enjoy the green spaces that surround the towers and also seamlessly access the numerous retail outlets, cafés and restaurants, as well as recreational facilities.

Park Heights

Minutes away from the central park, Dubai Hills Estate Mall and the main boulevard, Park Heights is an incredible project with apartments overlooking landscaped parks and offering world-class amenities.

Emaar South

Emaar South is the newest mega-development in Dubai South, one of the city's most sought-after destinations of the future, just minutes from the Al Maktoum International Airport and in easy proximity to the Expo 2020 Dubai site. A dedicated golf district, the nearly 7 sq km Emaar South mega-development is one of the key components of the newly planned city.

Featuring more than 23,000 residences, in a mix of tiered townhomes, townhouses, villas and apartments, Emaar South is envisaged as a smart neighbourhood. In addition to being home to thousands of people, it will create several hundred new jobs in the hospitality, retail and leisure sectors.

Interconnected through tree-lined boulevards, walking & bicycle trails, and a well-linked public transport network including autonomous vehicles for clean transport, Emaar South will feature six districts anchored by an 18-hole championship golf course & clubhouse, several large community parks, dedicated retail precincts, 3 & 4-star hotels assuring contemporary guest experiences, and a number of fascinating outdoor pursuits. Every aspect of the development is centred on the concept of open spaces that serve as the connective element.

Other amenities that are incorporated in the masterplan include a K-12 educational institution by a premier provider and a golf villa recreational centre. To be developed in four phases, the first phase will include tiered townhomes, villas, townhouses and apartments in addition to retail



precincts. Emaar has launched Urbana townhomes to strong response.

Urbana II

Urbana II are innovative tiered townhouses promising a 'villa-like house' experience. Redefining urban living, Urbana II townhomes are set centrally in Emaar South. There are only 236 two- and three-bedroom Urbana II residences.

A cross between residential apartments and townhouses, these tiered townhomes present the concept of two apartments in one, assuring spacious living and privacy, and ideal for young professionals and families, who cherish a suburban style of living. Stylish and contemporary in design, Urbana II homes open to the outside compared to apartments that have a lobby and corridor shared by many owners.

Urbana II homes are set in a gated community with 24-hour security, and community amenities such as swimming pools and children's play areas. With open kitchens featuring built-in cabinets, wardrobes in each bedroom, private garden at the front and private rear yard with patio and reserved car park, Urbana assures a convenient lifestyle choice in an elegantly planned neighbourhood.

Golf Links

The new Golf Links neighbourhood is the first-of-its-kind villa community in Emaar South. Golf Links is set apart by its focus on family living, offering only four and five-bedroom golf villas that overlook the greens, have extensive backyards, and assure a serene lifestyle away from the bustle of the city.

Bringing first villa-like-house experience to Dubai, Golf Links has been thoughtfully designed to meet the lifestyle aspirations of large families. The G+1 four-bedroom villas in Golf Links have a built-up area of approximately 275 sq m (over 2,950 sq ft) while the five-bedroom homes are spacious at approximately 356 sq m (more than 3,840 sq ft).

Featuring living and dining areas, open-kitchen with built-in cabinets and breakfast counter, walk-in wardrobe cabinets in the master-bedroom and built-in wardrobe cabinets in all others, the residences will have covered parking for two vehicles. The 5-bedroom villas will also feature family lounge areas in the ground and first floor, while a powder room, house-help room and storage room are standard.



Address Hotels + Resorts

Address Hotels + Resorts is the first brand launched by Emaar Hospitality Group. The premium luxury hotel group has positioned itself as a choice perfect for business, leisure and group travellers.

Address has brought a fresh identity to the global hospitality and service sector by setting new benchmarks with its gracious hospitality and exceptional service standards. Positioning its messaging as 'Where life happens', Address Hotels + Resorts offers a more personal and engaging experience to guests in a premium lifestyle environment, enriching the lives of its guests with luxury, style and elegance.

Address Hotels + Resorts properties are situated in some of the most sought-after locations. The brand also owns and operates Address Residences which is a leader in the serviced and branded residences sector. Address Hotels + Resorts also extended its management to Palace Downtown, a palatial oasis in Downtown Dubai.

In 2017, Address Hotels + Resorts added its new property in Dubai – Address Boulevard (196 rooms and suites). The other four projects in Dubai are: Address Dubai Mall (244 signature rooms and suites); Address Dubai Marina (200 luxurious rooms and suites), Address Montgomerie (21 luxury hotel rooms and suites), and Palace Downtown (242 well-appointed guest rooms and suites).

Address Hotels + Resorts is also expanding in Dubai with the addition of new hotels including Address Sky View (169 rooms) and Address Fountain Views (193 rooms) – both located in Downtown Dubai, as well as Address Jumeirah Resort + Spa (183 rooms and suites), Address Fujairah Resort + Spa (196 luxury hotel rooms and suites) and Address Harbour Point (202 luxury rooms and suites).

In addition to Address Residences Dubai Mall (449 serviced residences), Address Residences Dubai Marina (442 serviced apartments), and Address Residences Boulevard (532), the new additions to the serviced residences portfolio in Dubai include: Address Residences Downtown (626), Address Residences Sky View (551), Address Residences Fountain Views (783), Address Residences Dubai Opera (809), Address Residences Jumeirah Resort + Spa (443), The Residences Jumeirah Dubai, Managed by Address (478), Address Fujairah Resort + Spa (170) and Address Residences Harbour Point (741).

In 2017, Address Hotels + Resorts also marked two significant international expansions with management agreements to operate Jabal Omar Address Makkah in Saudi Arabia featuring 1,490 guest rooms and suites, as well as units available for freehold sale to investors; and Address Madivaru Maldives Resort + Spa, a picturesque beachfront resort set in a private island in the Indian Ocean, only 20 minutes by seaplane from Male International Airport.

Other international management agreements to operate hotels and serviced residences are in Egypt with Address Marassi Golf Resort + Spa (49 luxurious rooms) and Address Residences Marassi Golf Resort + Spa (68 Tuscan-styled branded residences); in Turkey with Address Istanbul (186 rooms), Address Residences Istanbul (197 serviced residences) and Address Residences Emaar Square Istanbul (73 luxury homes); and in Bahrain with Address Marassi Al Bahrain (112 rooms including 17 suites) and Address Residences Marassi Al Bahrain (155 serviced residences).

HOSPITALITY & LEISURE

Emaar Hospitality Group, the hospitality & leisure subsidiary of Emaar Properties, recorded robust growth in 2017. Strengthening its footprint in the UAE, the business also expanded its geographic presence with hotel management agreements in Saudi Arabia, Bahrain, Egypt, Turkey and the Maldives.

In 2017, Emaar's hospitality & leisure, commercial leasing and entertainment businesses recorded revenue of AED 2.722 billion. With three hotel brands – Address Hotels + Resorts, Vida Hotels and Resorts and Rove Hotels (joint venture with Meraas) – Emaar's hospitality business recorded an average occupancy of 79 per cent, higher than Dubai's industry average.

Emaar Hospitality Group opened three new hotels in 2017 – Address Boulevard in Downtown Dubai, Rove Healthcare City and Rove Trade Centre - and will mark several new openings in the coming years. The group now has several upcoming hotel projects in the UAE and other international markets including Saudi Arabia, Turkey, Egypt, Bahrain and The Maldives. The group plans to introduce its brands in key gateway cities and tourist destinations in Europe, the Middle East, and India.

Emaar Hospitality Group was created in 2007 and owns and manages a diversified portfolio of hospitality assets in addition to its hotel brands including serviced residences, golf retreats, a yacht club and a polo and equestrian club, and a comprehensive portfolio of restaurants.

An overview of Emaar Hospitality Group's assets in 2017 include:



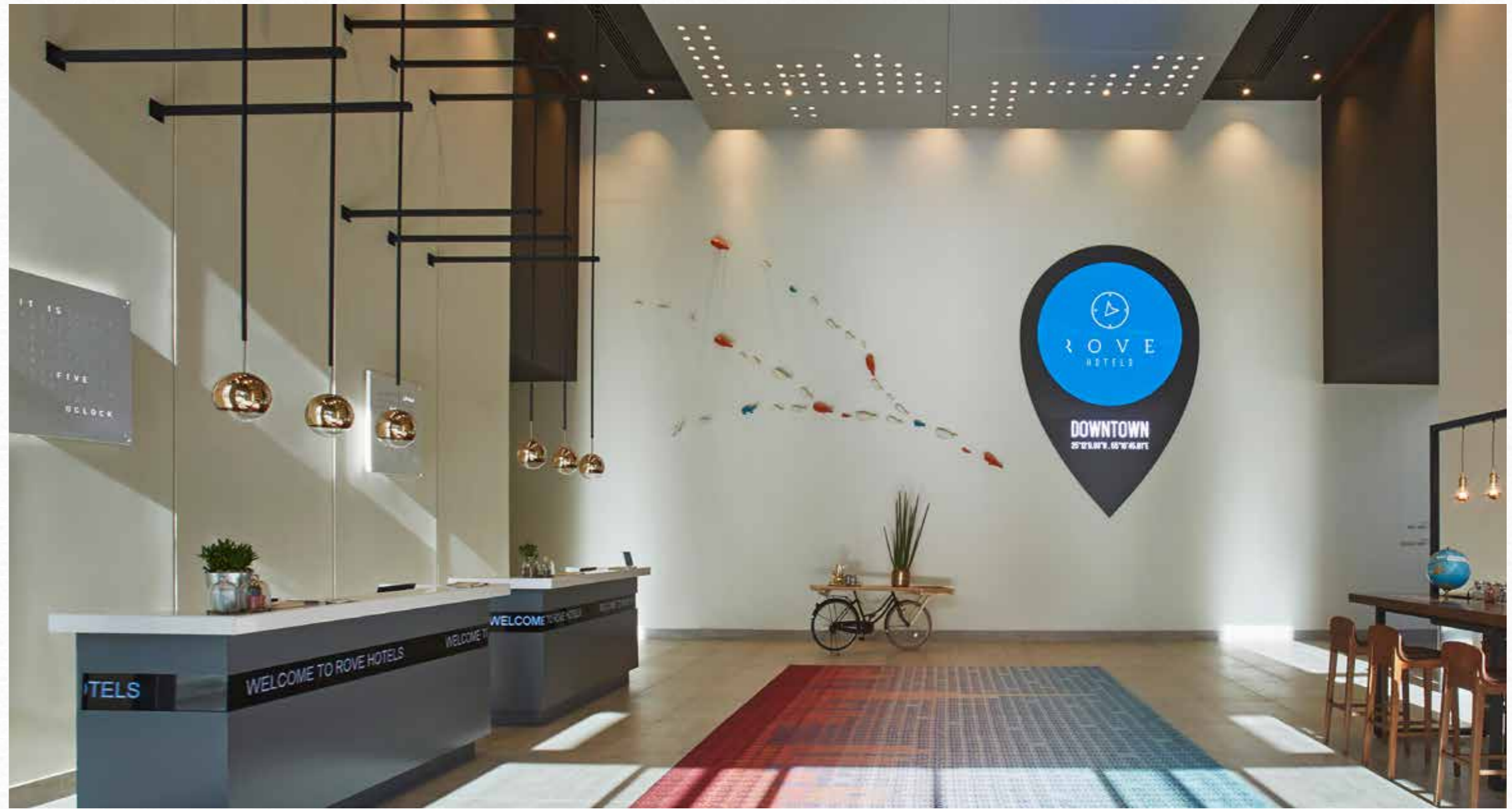
Vida Hotels and Resorts

Vida Hotels and Resorts is a refreshingly different upscale lifestyle hotel and residences brand for the new generation of business executives, entrepreneurs and leisure travellers.

Vida, meaning 'life' in Spanish, embraces warmth, simplicity and creativity in design-led spaces. Positioned as a lively and vibrant hub where inspiring minds can create, connect and come alive, Vida hotels are a stimulating environment where style meets convenience and interactivity.

The brand also operates Vida Residences, positioning itself in the branded serviced residences sector. Vida Hotels and Resorts also extended its management to Manzil Downtown, a contemporary arabesque boutique lifestyle hotel in Downtown Dubai. The current portfolio includes Vida Downtown (156 rooms) and Manzil Downtown (197 rooms).

In addition to announcing new Vida hotel projects in Dubai, Emaar Hospitality Group also marked the expansion of the brand to Abu Dhabi in 2017 with the Vida Beach Reem Island Abu Dhabi (262 spacious guestrooms and suites), located on Reem Island, and Vida Residences Beach Reem Island Abu Dhabi (192 serviced residences).



Upcoming hotels under the brand in the Dubai include Vida Harbour Point (275 rooms), Vida Dubai Marina (158 rooms), Vida The Hills (157 rooms), Vida Townsquare (160 rooms), Vida Dubai Mall (195 rooms). The portfolio of upcoming Vida Residences includes: Vida Residences Dubai Marina (360 serviced residences), Vida Residences The Hills (136 serviced residences); Vida Residences Downtown (334 serviced residences), Vida Residences Townsquare (172 serviced residences) and Vida Residences Dubai Mall (620 serviced residences).

Vida has marked its international expansion with management contracts to operate hotel projects in Saudi Arabia, Bahrain and Egypt. These include: Vida Jeddah Gate with 202 thoughtfully designed hotel rooms and Vida Residences Jeddah Gate (162 serviced residences) located in the heart of Jeddah Gate, the elegant master-planned mixed-use development community by Emaar Middle East. Vida Marassi Al Bahrain is a 157-room lifestyle hotel, offering sea-facing views, elegant restaurants and lounges, business centre, spa and a pool; Vida Residences Marassi Al Bahrain features 145 elegantly designed 1-2-3-bedroom serviced residences set in an idyllic lifestyle development.

Vida Marassi Marina in Egypt overlooks the turquoise waters of Sidi Abdel Rahman Bay in Marassi, and is elegantly designed with 120 hotel rooms and suites offering marina views, while Vida Residences Marassi Marina has 110 serviced apartments in high quality finishes and equipped with modern amenities.

Rove Hotels

A contemporary midscale hotel and residences brand that reflects the pulse of Dubai, Rove Hotels, a joint venture between Emaar Properties and Meraas Holding.

Designed for the new generation traveller who recognises value, stays connected through technology and gravitates towards culturally-inspired surroundings, Rove Hotels defines a new niche in Dubai's vibrant hospitality sector.

Rove Hotels are reliable, modern, fuss-free and super-efficient for the young and young at heart who lead fast-paced urban lives. Efficiency and technology are the watchwords at Rove Hotels which will resonate to the mindset of the highly mobile socially connected global nomads, who explore without borders.

With a focus on design, urban life and uplifting experiences, Rove Hotels assure total harmony with seamless guest service, high aesthetic standards in design and superior comfort. Rove Hotels operates numerous properties in well-connected locations across Dubai, along with an ambitious pipeline of hotels in other key markets.

As of 2017, there are four Rove properties - Rove Downtown, with 420 rooms in Downtown Dubai just 20 minutes from Dubai International Airport; Rove City Centre, a 270-room lifestyle hotel is situated minutes from Dubai International Airport and the Dubai Creek; Rove Healthcare City with 286 design-influenced rooms, and Rove Trade Centre, a 270-room hotel.

Other Rove Hotels include: Rove Dubai Marina (384 rooms), Rove At The Park (552 rooms), and Rove Mina Seyahi (270 rooms) with Rove Residences Mina Seyahi (443 serviced residences), among others.



Emaar Leisure Group

True to its promise to deliver memorable lifestyle experiences, Emaar Hospitality Group operates three leisure clubs in Dubai, each offering distinctive lifestyle experiences to the yachting, equestrian and golfing communities. The leisure clubs all enjoy excellent dining options and offer spectacular lifestyle events facilities for business and leisure alike.

The leisure clubs include: Arabian Ranches Golf Club with a golf course built as a true 18-hole, par 72 signature course designed by Ian Baker-Finch in association with Nicklaus Design. The club also features 11 rooms, restaurants as well as meeting and lifestyle events facilities; Dubai Marina Yacht Club - boasting its own 132-berth private marina in the Dubai Marina canal; and Dubai Polo & Equestrian Club - extending over 68 acres with 336 stables, 25 paddocks, two polo fields, one practice field and two riding/show jumping arenas that play host to some of the region's most prestigious events.

Restaurants

Emaar Hospitality Group manages several restaurants across its hotel and leisure portfolio. At.mosphere, Burj Khalifa is an exclusive, award-winning fine dining restaurant offering contemporary cuisine, and is located on Level 122 of Burj Khalifa.

La Serre Bistro & Boulangerie is located in Vida Downtown on Mohammed Bin Rashid Boulevard, and is a multi-award-winning boulangerie and bistro that set a new benchmark in culinary innovation and French cuisine. Sean Connolly at Dubai Opera marks the regional debut of world-renowned chef Sean Connolly and stands out for its location in Dubai Opera.

Toko, located in Vida Downtown, is for connoisseurs of Japanese cuisine with a trendy new ambience and bringing a seamless integration of food, beverage, service and design.

Katana is set by Address Downtown, and recreates the experience of the award-winning robata and sushi lounge on the famed Los Angeles Sunset Strip in Downtown Dubai.

The Burj Club

Dubai's most exclusive fitness, spa and wellness destination, The Burj Club is in Downtown Dubai. Adjacent to Burj Khalifa, it promises state-of-the-art facilities and bespoke services for only the most discerning clientele.

A highlight of The Burj Club is The Rooftop, which features a triangular, temperature-controlled swimming pool set amidst an exquisite ornamental garden ringed with private cabanas. Fitness facilities are unparalleled at The Burj Club, which offers a gym with male and female sections spread over 590 sq metres offering top-of-the-range equipment.

U By Emaar

U By Emaar is a multi-tier rewards programme designed by Emaar Hospitality Group and Emaar Entertainment that offers unique customer-focused rewards. Designed with the guest at its center, U By Emaar is defined by the all-encompassing experience it delivers across multiple Emaar's assets.

Launched in 2016, U By Emaar is Dubai's most rewarding loyalty programme that offers unprecedented value to members allowing them to earn and redeem points. With no membership fees, it has a simple, easy to understand earning system with flexible redemption either through Upoints or Upoints and cash. The programme is designed with the guest in mind and benefits are not restricted by blackout dates.

Participating brands encompass all properties under Address Hotels + Resorts, Vida Hotels and Resorts, Rove Hotel, restaurants, spas, leisure clubs and popular attractions, across Emaar Hospitality Group and Emaar Entertainment.

Members can also benefit from dining out at our award-winning locations as Arabian Ranches Golf Club, Dubai Polo & Equestrian Club as well as At.mosphere, Burj Khalifa and Sean Connolly at Dubai Opera.

The participating entertainment attractions include all Reel Cinemas, KidZania®, Dubai Ice Rink, VR Park, and Dubai Aquarium & Underwater Zoo that are all located across Dubai.



In 2017, Emaar Malls recorded a net profit of AED 2.080 billion, 11 per cent higher than the net profit of AED 1.874 billion during 2016. Revenue for full-year 2017 was AED 3.629 billion, a growth of 12 per cent over 2016 revenue of AED 3.227 billion.

GLA occupancy levels across Emaar Malls assets averaged 94 per cent during 2017. Together, the malls and retail centres of Emaar Malls welcomed 130 million visitors in 2017, 4 per cent higher than the visitor turnout of 125 million during 2016. The Dubai Mall, the flagship retail and leisure destination of Emaar Malls, welcomed 80 million visitors in 2017, for the fourth consecutive year, further underlining its reputation as the world's most visited retail destination.

In 2018, Emaar Malls opened the expanded Fashion Avenue in The Dubai Mall, that added 222 new luxury outlets, and has commenced work on The Dubai Mall's Mohammed bin Rashid Boulevard expansion, which will serve as an active link to both Mohammed bin Rashid Boulevard as well as its Fountain Views. Emaar Malls also opened a new retail addition under its 'The Souk' concept – the Springs Souk - with over 240,000 square feet GLA.

Below is a snapshot of the performance of Emaar Malls assets:

The Dubai Mall

The Dubai Mall reiterated its credentials as the 'world's most-visited retail and lifestyle destination' welcoming over 80 million visitors in 2017 – recording similar footfall for four consecutive years.

Emaar Malls marked the expansion of The Dubai Mall's Fashion Avenue by another 1 million sq ft built-up area. Over 150 international brands have been added (in 2018) apart from some of Dubai's first international F&B and leisure choices.

Additionally, new retail and leisure opportunities are being created for retailers and customers with the Boulevard, Fountain Views and Zabeel expansions of The Dubai Mall.

Other mall assets in Dubai

Dubai Marina Mall, the second largest shopping mall asset of Emaar in Dubai, has over 140 plus outlets, while Souk Al Bahar, the Arabesque shopping and dining out destination, located next to The Dubai Mall established itself as a premier dining out destination with several premium outlets overlooking The Dubai Fountain. Gold & Diamond Park, a specialised retail destination focused on the gold & jewellery sector, also recorded strong visitor arrivals in 2017.

Set to redefine Dubai's retail sector are other mega-retail precincts being developed by Emaar in Dubai Creek Harbour, which will be linked to the Dubai Creek Tower, the iconic structure at the mega-development set to become the city's prestigious new tourist attraction.

Another key addition to the Emaar portfolio is Dubai South Mall, which will have a built-up area of approximately 86,000 sq metres. It will be in Dubai South, the 145 sq kilometre city that is also home to Emaar South, the integrated golf-course community being developed by Emaar Properties.

Several other community mall projects are also being planned to serve Emaar's integrated lifestyle developments. Following the successful opening of The Ranches Souk in Arabian Ranches II, The Souk is being expanded to future community malls projects. With Springs Souk redevelopment completed and opened, Emaar Malls plans to begin redevelop the Meadows Town Center project in 2018 to provide the Meadows resident catchment with an updated retail experience in 2019.

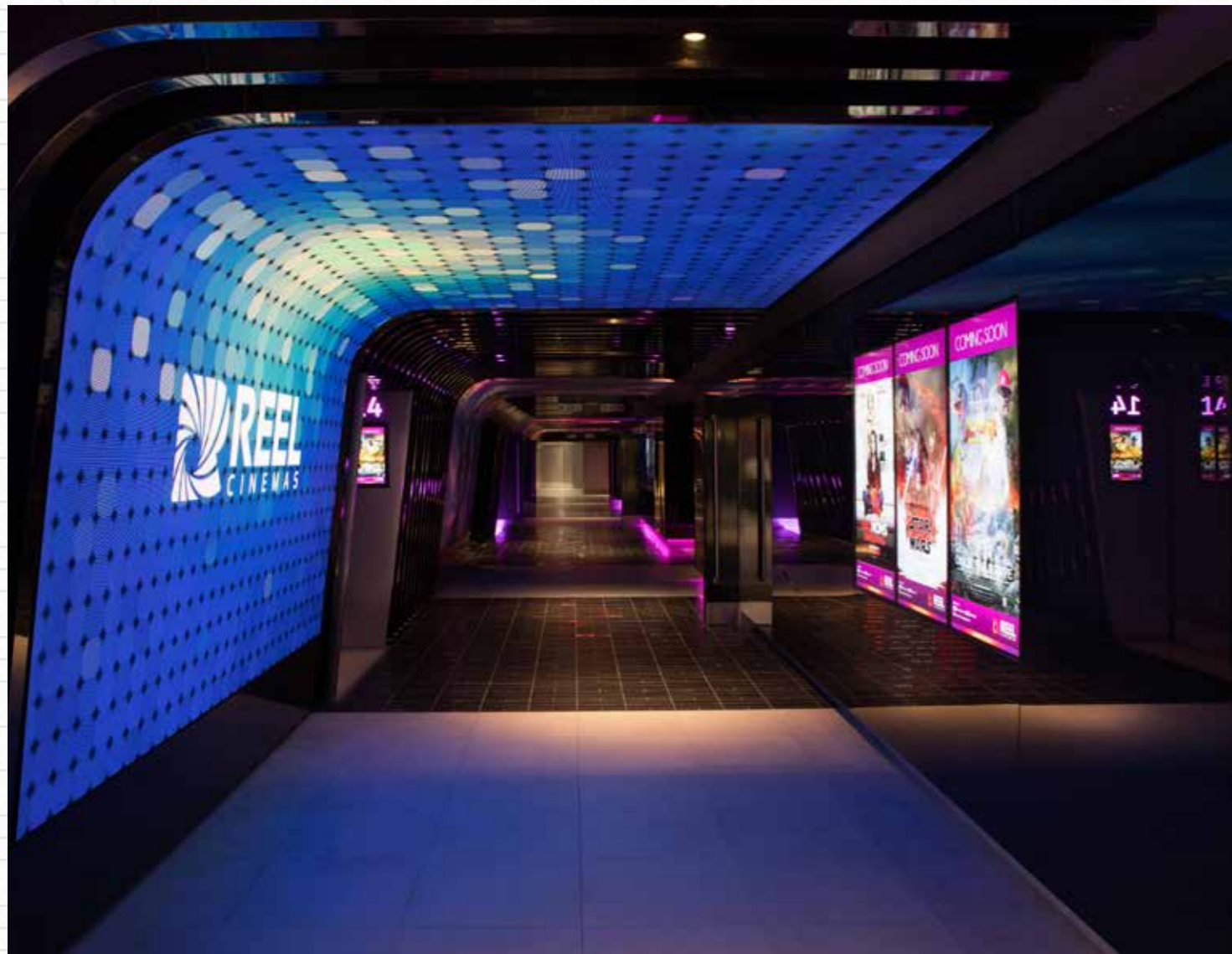
SHOPPING MALLS & RETAIL

Emaar Malls (DFM: EMAARMALLS), the shopping malls and retail business majority-owned by global property developer Emaar Properties, has an impressive portfolio of malls including The Dubai Mall, Dubai Marina Mall, Souk Al Bahar, and Gold & Diamond Park as well as several community shopping centres. Together, Emaar Malls has about 6 million sq ft of gross leasable area.

In major highlights of the year that demonstrated the value creation and digital focus of Emaar Malls, the company distributed 10 per cent of its share capital, equivalent to AED 1.301 billion (US\$ 354 million), as cash dividend to the shareholders.

As part of its omnichannel strategy, Emaar Malls also completed the acquisition of leading Middle East online fashion retailer Namshi. Following this Namshi recorded sales of AED 306 million (US\$ 83 million), an increase of 57 per cent compared to the same period in 2016.

Emaar also announced the launch of the Dubai Hills Mall, a family retail district in Dubai Hills Estate. Work has commenced on the mall, which is scheduled to open in late 2019. With a Gross Leasable Area (GLA) of 1.9 million square feet, Dubai Hills Mall will feature more than 750 retail outlets including an array of 'fast fashion' retail stores, restaurants and cafés. The mall will have four major family entertainment and leisure centres as well as a cineplex, hypermarket, seven anchor retail experience stores, and dedicated parking spaces for over 7,000 vehicles. Another prestigious addition is a new retail concept in Dubai Creek Harbour, which will be linked to the Dubai Creek Tower, a new global icon in the making.



International footprint

In key international mall developments, Emaar Turkey opened Emaar Square Mall, the largest shopping mall in the country. The mall has several outlets of renowned brands from Turkey along with other established global names, and is set to welcome around 25 million visitors annually.

Emaar Square Mall's Turkish Village brings the spirit of the world's oldest shopping centre, the Grand Bazaar, as well as the dynamism of small markets from all over Istanbul at one destination. Local brands are also present in the Turkish Village, celebrating the neighbourhood culture of Istanbul as well as offering a choice of delectable local cuisine.

Another attraction at the mall is the Emaar Aquarium & Underwater Zoo with over 20,000 aquatic animals of 200 different species, an ice rink, and a mega cineplex, among others.

Emaar is developing the Uptown Cairo Mall, within 'Emaar Square,' a new city within a city development in Uptown Cairo, the flagship mixed-use development by Emaar Misr. Envisaged to be Egypt's largest open mall, it will also draw on Emaar's credentials as developers of The Dubai Mall.

Emaar Entertainment

Emaar Entertainment is the specialised provider of premium leisure experiences operating and is owned by Emaar Properties PJSC. Its portfolio includes: the largest Aquarium in the region Dubai Aquarium & Underwater Zoo; the unique children's edutainment centre KidZania®; Reel Cinemas, the UAE largest megaplex with 26-screens; Dubai Ice Rink, the Olympic-sized ice-skating and events venue; VR Park, the largest Virtual Reality Park in the world spread over 75,000 sqft, all in The Dubai Mall. Emaar Entertainment also owns and operates a first premier boutique cinema, the 7-screen Reel Cinemas cineplex in Dubai Marina Mall, a 4 screen dine-in cinema in Jebel Ali Recreation Club serving celebrity chef Guy Fieri's cuisine and a single screen in the Rove Hotel, Downtown in Dubai. Another recent opening is "Dig It" a unique construction activity based entertainment concept targeted towards kids aged 3 to 9 years.

In 2017, Reel Cinemas circuit undertook a transformation, redefining the cinema experience for movie-lovers in the UAE. The digital transformation propelled Reel Cinemas to the forefront of innovation, with a wholly digital-focused on-ground customer journey, streamlining the pre-cinema experience and enhancing the overall guest journey for visitors.

Complementing the pre-cinema journey, each cinema across the Reel Cinemas circuit has been fitted with Dolby Atmos surround sound, which fills the cinemas with rich, breath-taking audio from every direction, and Barco Laser Projectors.

As the largest flagship laser cineplex in the world, each system has been specifically designed to fit each theatre, ensuring the ultimate visual experience for an overall unparalleled cinematic journey with every visit, no matter where you are seated.

In 2017, Emaar Entertainment also launched a new interactive attraction called VRZOO, bringing guests face-to-face with endangered species from around the world with a new Virtual Reality experience, in Dubai Aquarium & Underwater Zoo.

'VRZOO' is a new attraction that focuses on awareness and conservation efforts by connecting guests with endangered animals in a uniquely immersive platform. Adventurers can explore two different takes on reality, one based on live-action footage, and the other a CGI virtual experience.

Emaar Entertainment is now expanding its footprint outside the UAE with an MOU to operate exceptional entertainment experiences in Bahrain.

OTHER SECTORS

Hamptons International, the real estate services arm of Emaar Properties, achieved positive growth in 2017. With home-owners increasingly preferring informed and experienced consultancies to ensure hassle-free investment and long-term value, demand for Property Management services spiked. Hamptons recorded 100 per cent client retention rate and an increase of 8 per cent in referrals from existing clients.

Hamptons also reported strong growth in its valuations and research operations with demand coming from corporate entities and real estate funds (REITs). The total value of valued assets reviewed was over AED 45 billion.

There was a brisk growth in the rentals business too, with demand from landlords increasing by 23 per cent and from tenants by 34 per cent compared to the previous year. There was only a 15 per cent increase in the number of queries relating to disposal of assets, indicating that a larger number of investors are holding on to their property for their long-term value.

In tune with the growth in digital-driven business, Hamptons posted a growth in online sales leads by 300 per cent in 2017. This was driven by the launch of a dedicated, fully dynamic and mobile-friendly new website by Hamptons.

Hamptons International offers the full spectrum of property services including residential and commercial property sales, residential and commercial leasing and property management, international property sales, valuations, research and feasibility studies, and independent mortgage consultancy.



Emaar has a strong development pipeline in its international markets with over 4,760 residential units completed in Egypt and over 6,255 units under development; Emaar Middle East has completed 578 units and has 591 units under development in Saudi Arabia, while in Turkey, Emaar has handed over 678 units and has over 320 units under development. In Pakistan, Emaar has over 1,308 units under development and has handed over more than 262 units as of end-2017.

Today, Emaar has established operations in several markets spanning the Middle East, North Africa, Pan-Asia, Europe and North America. The company is active in Saudi Arabia, Jordan, Lebanon, Egypt, Morocco, India, Pakistan, Turkey, USA and Italy. Emaar is also expanding its hospitality & leisure and malls & retail operations to the international markets.

Below is an overview of some of the key international project launches and deliveries by Emaar:

Saudi Arabia

Emaar Middle East, the company's subsidiary in Saudi Arabia, has three key developments – Jeddah Gate, Al Khobar Lakes and Emaar Residences at Fairmont Makkah. Emaar Square, the dedicated commercial precinct in Jeddah Gate, brings the world-class 'Emaar Square' office developments in Dubai, Istanbul and Cairo, which have received overwhelming response from international investors.

Egypt

Emaar Misr, the Egyptian subsidiary of Emaar Properties, which is listed on The Egyptian Exchange, achieved significant growth with 94 per cent of units released sold. Emaar Misr has three residential developments – Uptown Cairo, Marassi and Mivida.

With an existing land bank of about 4.8 million sq metres, distributed among four prime locations strategically in East, West and Central Cairo as well as Egypt's Mediterranean coast, Emaar Misr is expanding its footprint in the country, creating sustained value for the local economy.

Uptown Cairo is spread over 4.5 million sq metres, and features a business park, town centre, mall, resorts, spa, sports & leisure facilities, a world-class golf course and a variety of luxurious residential villages.

At the heart of Uptown Cairo is Emaar Square, a 'city within a city' development, featuring a five-star premium Address hotel project. Emaar Square will feature Egypt's largest open mall, and a five-star premium Address hotel and serviced residences, with panoramic views of the city, set along a spectacular boulevard, reminiscent of global landmarks such as Las Ramblas in Barcelona, Beverley Hills' Rodeo Drive and Champs-Élysées in Paris.

The 3.7 million sq metres Mivida pioneers a new residential concept in Egypt, by introducing smaller, smarter and cost-competitive fully-finished, ready-to-furnish residences. Marassi is a 6.5 million sq metres tourist resort project located on Sidi Abdel Rahman and Alamein, and has seven distinct lifestyle districts, over 1700 hotel rooms to be operated by Address Hotels + Resorts and Vida Hotels and Resorts, a marina, golf course and healthcare facilities.

Emaar is currently focused on creating one of the largest real estate companies in the country, and to provide significant impetus to the local economy by exploring more growth opportunities.

INTERNATIONAL OPERATIONS

Emaar Properties has a growing international footprint that reflects the company's strategy to create long-term value for its stakeholders. Taking the Dubai model of developing world-class integrated communities globally, Emaar – through its listed companies, wholly-owned subsidiaries, joint ventures and partnerships – is focused on creating master-planned communities with high quality homes, offices, retail, hospitality and leisure attractions.

Active in 10 high-growth countries, Emaar has delivered over 11,100 residential properties since 2002 and achieved overall sales of 87 per cent in all its key global markets as of end-2017. Emaar's international operations is led by its significant land bank of over 149 million sq metres.

In a significant move, Emaar listed its Egypt operations under Emaar Misr on the Egyptian Exchange in 2015. Further, in 2016, Emaar gained control of its Indian joint venture. The goal is to lend greater focus on Emaar's India operations to leverage potential for greater growth and expansion. This also enables Emaar Properties to manage its projects in India with greater efficiency.

Underlining the success of Emaar's strategy, international operations recorded revenue of AED 3.603 billion (US\$ 981 million) during FY 2017 accounting for 19 per cent of the total Group revenue. Sales in Emaar's international markets during 2017 were valued at AED 2.8 billion (US\$ 0.76 billion).



Turkey

Emaar Turkey, the wholly-owned subsidiary of Emaar Properties, has launched integrated master-planned communities in the country including Tuscan Valley – now a fully-established neighbourhood – and Emaar Square, which features a world-class Address hotel project, as well as one of the largest malls in Turkey, Emaar Square Mall, which opened in 2017.

Inspired by Tuscan architecture and enriched with magnificent views of Büyükçekmece Lake and Marmara Sea, Tuscan Valley is home to 493 luxury villas, apartments and townhouses.

Emaar Square takes inspiration from the rich cultural heritage and spirit of Istanbul, and will comprise over 1,000 luxury homes in addition to the mall and hotel. The Emaar Square Shopping Mall, a trophy asset, will offer city dwellers an unrivalled shopping and leisure destination.

Emaar Square also has the country's first Address hotel – Address Istanbul – and Address Residences Istanbul and serviced residences under Address Residences Emaar Square.

Morocco

Emaar Morocco, a wholly-owned country subsidiary, handed over exclusive Hattan Villas in its flagship master-planned community, Amelkis Resorts, in Marrakech. Offering the choice of tranquil living within a green golf environment, the Hattan community has villas designed by renowned architects, several of which are now being handed over.

Lebanon

Emaar is developing the third phase of Beit Misk, a residential community that spreads over approximately 655,000 sq m on an exceptional mountainous location of the Northern Metn region. The first phase was fully sold out and homes are currently being handed over.



India

In 2016, Emaar increased its equity stake in its joint venture in the country from 48.86 per cent to 57.33 per cent as part of a restructuring exercise and gained control of its operations. Currently operating projects in Punjab, Delhi, Haryana, Tamil Nadu, Rajasthan, Madhya Pradesh and Andhra Pradesh. Emaar has land reserves over 30 million sq metres fully paid. The existing land reserves identified for development are expected to provide approximately 51 million square feet of developable area for residential, retail and hospitality assets. In 2017, 84 per cent of residential units launched for sale were sold.

Pakistan

Emaar Pakistan has pioneered the concept of master-planned communities that integrate residential amenities, offices, healthcare, shopping malls, hotels, dining and entertainment, to bring a world-class lifestyle to the country with two mega-developments.

Crescent Bay, Karachi, enjoys a spectacular location in the DHA Phase VIII, to Karachi's southwest. With a beautiful two-kilometre seafront along the shores of the Arabian Sea, the community will include parks and mosque, with a mix of tall towers and mid-sized buildings that will provide luxury residential apartments and penthouses with a range of prices, styles and finishes.

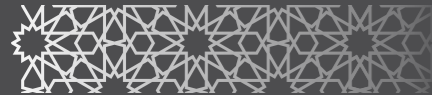
Canyon Views, Islamabad, is an exclusive gated community designed with a wide variety of natural attractions combined with exceptional architectures and the finest leisure facilities. Canyon Views offers luxury single-family town homes and villas in a range of architectural styles with easy access to amenities including retails, community club houses, parks, school and mosques.

Board of Directors



H.E. Mohamed Alabbar

Chairman



H.E. Mohamed Alabbar is a global entrepreneur with active interests in real estate development, retail and hospitality, and recently his interests expanded to include e-commerce, technology, logistics and the food sector. Mr. Alabbar is the founding partner and Chairman of "Emaar Properties", a leading global real estate development company having developed a number of the world's iconic landmarks, such as Burj Khalifa and The Dubai Mall.

Mr. Alabbar also holds the following positions:

- Chairman of Emaar Properties PJSC and Emaar Development PJSC;
- Board Member of Emaar Malls PJSC;
- Chairman of Eagle Hills, a private investment and real estate development company based in Abu Dhabi;
- Member of the Board of Directors of "Dubai Commercial Bank";
- Member of the Board of Directors of Aramex PJSC, Chairman of the Board of Directors of "Americana Group"; and
- Member of the Dubai World Expo 2020 Preparatory Committee.

Moreover, Mr. Alabbar formerly held several positions, including:

- Vice-Chairman of Dubai Aluminium Company (DUBAL, 1992 to 2003);
- Vice-Chairman of Dubai World Trade Center (1992 to 2002);
- Member of the Board of Directors of National Bank of Dubai (now Emirates NBD);
- Chairman of Amlak Finance (2004 to 2007);
- Chairman of the Board of Directors of Dubai Cable Company (Ducab, 1993 to 2007); and
- Chairman of Dubai Bank.

Mr. Alabbar has also held several senior government positions, including:

- Founding Director-General of the Dubai Department of Economic Development (1992 to 2008), where he played a key role in initiating Dubai Quality Award and Dubai Shopping Festival;
- Member of the Executive Council of the Government of Dubai and Dubai Economic Council;
- Chairman and Founder of Dubai Financial Market (DFM) in 2000; and
- Director on the Board of the Securities and Commodities Authority.

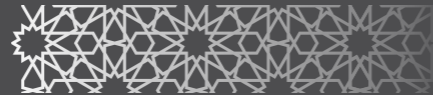
Mr. Alabbar is the founder of RSH, the leading pan-Asian marketer, distributor and retailer of a group of international fashion and lifestyle brands across more than 70 outlets in 20 countries.

A graduate in Finance and Business Administration from Seattle University in the U.S.A., Mr. Alabbar also holds an Honorary Doctorate from the same University and served on its Board of Trustees until 2016. A keen sportsman, Mr. Alabbar is an active member of the UAE's endurance horse racing community and was the Chairman of Emirates Golf Federation between 1995 and 2007.



Mr. Hussain Al Qemzi

Vice-Chairman



Mr. Al Qemzi, a Non-Executive Director, was appointed as Vice-Chairman of Emaar Properties PJSC on 8 March 2006 and is a member of its Investment Committee.

A UAE national with over 30 years of experience in financial and banking services working with leading financial institutions in the UAE, Mr. Al Qemzi is renowned for his wise management and expertise in adopting, leading and managing strategic projects and business renewal and development initiatives. He has a firm belief in the importance of innovation as a key pillar of growth and the key driver to support Noor Bank's vision of becoming a leading financial institution in Dubai.

During his tenure as CEO and Managing Director of Noor Investment Group (LLC), Noor Takaful (PJSC) and Noor Bank (PJSC), Noor Bank received several prestigious awards in the financial and banking sector. As a tribute to his outstanding achievements and leadership, Mr. Al Qemzi was awarded the 2015 'CEO of the Year Award' in the banking category at EMEA Finance Middle East Banking Awards and the 2015 'CEO of the Year Award' in the Islamic Banking category at the CEO Middle East Awards.

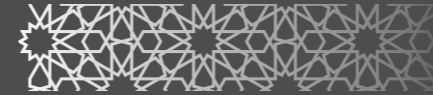
Prior to his appointment as CEO of Noor Investment Group and CEO of Noor Bank during the period 2006-2017, Mr. Al Qemzi was the Chief Executive Officer of Sharjah Islamic Bank and Chief Operating Officer of the Dubai International Financial Centre (DIFC), and is credited with laying the ground for the world class financial hub.

In addition to his position as Vice-Chairman of Emaar Properties (PJSC), Mr. Al Qemzi is currently a member of the Board of Directors of the DIFC Supreme Council and DIFC Authority and also a member of the Supreme Committee for the Development of the Islamic Economy Sector in Dubai.



Ahmed Jamal Hassan Jawa

Vice Chairman, President & CEO,
Starling Holding Limited



A self-made Saudi Arabian entrepreneur with deep expertise on strategic international investments and corporate governance, Mr. Ahmed Jawa has extensive business interests in oil and gas, healthcare, hospitality, home entertainment and real estate development in the Middle East, Europe, USA, North Africa and South Asia.

Mr. Jawa is a trusted strategic advisor for major listed companies in the Middle East and internationally, and lends insightful guidance on investments that create long-term value. With a keen eye for next-generation business propositions, he is regarded as a pioneering investor from the Arab world in strategic sectors such as oil and gas, biotechnology and real estate ventures.

Mr. Jawa is the Vice Chairman, President & Chief Executive Officer of Starling Holding Limited, an international investment group with diversified investments, including direct deals with Euro Disney, as one of its largest shareholders; Emaar Properties, the developer of global icons including Burj Khalifa and The Dubai Mall; RAK Petroleum, one of the largest oil and gas companies in the Middle East; and Samumed, a US-based bio-tech leader in medical research and development for tissue-level regeneration. He established Starling Holding fresh from college, at a time when the concept of private equity was practically non-existent in the region. His illustrious business career is defined by his strong acumen to identify high-value growth opportunities, and his commitment to the highest standards of corporate governance and transparency.

Mr. Jawa serves on the Board of Emaar Properties, and is the Chairman of its Investment Committee, offering strategic support for the company's aggressive global expansion. He also serves on the Board of Emaar Turkey, Emaar Misr, and Emaar, The Economic City, the developer of the largest of its kind masterplanned community in the region, the King Abdullah Economic City, in Saudi Arabia.

He is a Member of the Nomination & Remuneration Committee of Emaar Properties, listed on Dubai Financial Market, and Chairman of the Nomination & Remuneration Committee of Emaar, The Economic City, listed on the Saudi Tadawul exchange. He is also on the Board of RAK Petroleum, an Oslo Børs-listed oil and gas investment company, and serves as the Chairman of its Audit Committee.

Mr. Jawa is also a Board Member of the newly spun off Emaar Development publicly traded on Dubai Financial Market and he is also a member of its Investment Committee and Nomination & Remuneration Committee.

Mr. Jawa has an extensive breadth of corporate leadership expertise, having served as Chairman of Disney Jawa Enterprises, which introduced a range of Walt Disney licenced products to the Middle East region. He was the Chairman & CEO of Stallions Home Video, which redefined home entertainment in the region, and Coflexip, a joint venture with France's Elf Aquitaine, to lay underwater pipes for crude oil distribution.

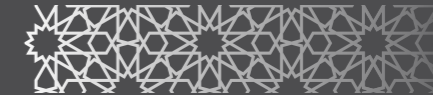
His visionary thinking, expertise, professionalism and contribution to international business was underscored at the World Economic Forum in Davos, Switzerland, where he was honoured as one of the 'Global Leaders of Tomorrow'.

Mr. Jawa holds a Master's in Business Administration (MBA) and a Bachelor of Science in Business Administration, both from the University of San Francisco. He is fluent in Arabic, English and French.



Mr. Ahmad Al Matrooshi

Managing Director



Mr. Ahmad Thani Al Matrooshi serves as Managing Director of Emaar Properties and directly oversees all operations of the Company in the UAE. In addition to his position at Emaar Properties, Mr. Matrooshi currently holds the following positions:

Company	Position
Dubai Property Society (DPS)	Chairman of the Board of Directors
Emrill Services LLC	Chairman of the Board of Directors
Supreme Council of Energy	Member of the Consultation Committee
Emaar Utilities	Chairman of the Board of Directors
Council of UAE Companies Investing Abroad	Member

Moreover, Mr. Matrooshi is a member of several important institutions in Dubai, in addition to being the founder and Chairman of the Dubai Property Society (DPS), a non-profit association that aims to establish a set of ethical standards in the practices and procedures of the real estate sector.

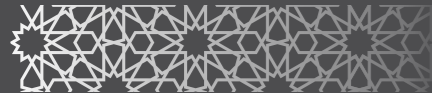
Prior to joining Emaar in 2005, Mr. Matrooshi held the position of Chief Executive Officer at the government-run Dubai Development Board (DDB) for almost a decade. At the DDB, he worked to deliver affordable housing and competitive financing rates to all residents across the Emirate. He also served as Deputy Director of the Dubai Chamber of Commerce & Industry for 14 years.

Born and raised in Dubai, Mr. Matrooshi holds a Bachelor of Arts in Public Administration and a Diploma in Property Management from the Northern Council for Further Education (NCFE) in UK.



Mr. Jamal Bin Theniyah

Director



Mr. Jamal Majid Bin Theniyah was Non-Executive Director and Vice-Chairman of DP World Limited until his retirement on 4 January 2017.

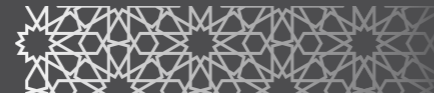
A UAE national, he joined Port Rashid Authority (PRA) in October 1981, becoming Assistant Managing Director of Dubai Ports Authority in 1991. Then in 2001, he was appointed as Managing Director. In 2005, during the merger of Dubai Ports Authority and Dubai Ports International, Mr. Bin Theniyah became the DP World Vice-Chairman, and in October 2009, he became Non-Executive Director, in addition to serving as Vice-Chairman.

In 23 September 2009, he was appointed Non-Executive Independent Director of Etihad Rail Company PJSC (Abu Dhabi) until his resignation on 8 November 2016. On 23 April 2012, he was appointed as Non-Executive Independent Director of Emaar Properties PJSC.



ARIF OBAID SAEED AL DEHAIL AL MEHAIRI

Director



H.E. Arif Obaid Saeed Al Dehail Al Mehairi is the Chief Executive Officer of Dubai Ports Authority - Ports, Customs and Free Zone Corporation since January 2017.

Mr. Al Dehail has extensive experience in international ports and terminal operations and management, gained over 28 years of leadership roles in the shipping and ports management field.

He also held several leading positions in the port and shipping sector, such as Chairman of the Board and Chief Executive Officer of P&O Ports between 2014 and 2016. Moreover, he served as Chief Executive Officer of the Department of Planning & Development - Trakhees, the regulatory arm of the Ports, Customs and Free Zone Corporation. He also held former leading positions in DP World as Deputy Director-General for the UAE Region, in addition to his former position as Senior Vice-President of Global Operations & Engineering, and Acting Senior Vice-President for Africa region. Furthermore, he served on several key roles in DP World and Dubai Ports Authority as Chief Operating Officer – UAE region.

Mr. Al Dehail has worked on several key projects in the UAE and internationally within the portfolio of DP World. He was actively involved with the master-plan to develop Jebel Ali Port and future container terminals. He was a Board member at DP World in Sukhna Port, Egypt in 2008. He was recognized as a valued contributor in the successful administrative transformation project of DPA and the merger of DP World, CSXWT and P&O in 2007.

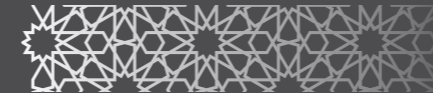
Mr. Al-Dehail currently serves as Board member of Etihad Rail, as well as Board member of Etihad Rail DB - the current operator for 'Stage One' of the railway network, Board member of Emirates Transport and Board member of DP World - UAE region and P&O Ferries in the United Kingdom.

Mr. Al Dehail holds several degrees, including a Bachelor degree in Geo Economics from UAE University in 1989, as well as a Diploma in Shipping & Ports Management from Singapore Port Authority and University of Delaware, USA; and the International Diploma in Port Planning and Management from the University of New Orleans, Louisiana, USA, in cooperation with the Port of New Orleans, USA. In 2004, he completed his first executive program at Harvard Business School in Boston, USA and successfully completed the Leadership Development Program in the Government of Dubai - Sheikh Mohammed Bin Rashid Program for Leadership Development.



Mr. Marwan Abedin

Director



Mr. Marwan Abedin has held several positions, most notably the Chief Executive Officer of Dubai Healthcare City (DHCC). He was a member of the Board of Directors of Dubai Healthcare City Authority, the legislative authority of DHCC.

Prior to his appointment as Chief Executive Officer of DHCC by the Chairperson of DHCC, HRH Princess Haya Bint Al Hussein, in October 2012, Mr. Abedin has held several important positions in the UAE financial sector for more than 15 years.

Among the senior management positions he has taken during his career, Mr. Abedin served as the Chief Executive Officer of the Dubai Financial Support Fund, an entity created by Amiri Decree, and he oversaw the management of the daily operations of the Fund under the guidance of the Board of Directors and the Supreme Finance Committee. He also served as Director of Debt Management at the Government of Dubai Department of Finance and was responsible for the treasury and debt issues related to the public sector entities, in addition to coordinating with the Government of Dubai Legal Affairs Department.

In March 2012, he was nominated by His Highness Sheikh Hamdan Bin Mohammed Bin Rashid Al Maktoum to become a member of the Board of Directors of Emaar Properties, the leading global property developer. Mr. Abedin is also a member of the Board of Directors of Al Jalila Foundation, a non-profit organization established by Amiri Decree, and a member of the Board of Directors of Awqaf and Minors Affairs Authority since 2014.

Mr. Abedin was the Chief Executive Officer of Jiwin Investments LLC for two years as of 2015 and member of the Board of Directors of Noor Bank PJSC in 2016. He also established an investment company under the name of Flatrace Investments LLC.

Mr. Abedin is an active member of several international forums. He is a member of the Bretton Woods Committee, an American non-governmental organization based in Washington, DC, a member of the Middle East Corporate Treasury Association, a leading body of treasury and finance professionals, and a member of the New York Economic Club, one of the most prominent public forums in the USA.

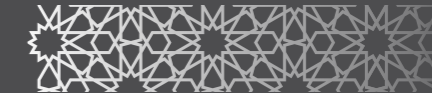
Mr. Abdeen was the first UAE national to be accredited by the legislative authority of the financial services sector, the largest independent securities organization in the USA, previously known as the National Association of Securities Dealers (NASD), as a General Securities Representative (Series 7).

He holds a Bachelors degree in Economics and Political Science from Wake Forest University in North Carolina, USA, and he spends his free time taking photos and acquiring art works and rare antiques.



Mr. Jamal Hamed Al Marri

Director



Mr. Jamal Al Marri, a non-Executive Director, was appointed to the Board of Emaar Properties PJSC, in May 2013.

He is the Executive Director of Central Accounts at the Department of Finance of the Government of Dubai and Member of the Professional Communication Corporation "Nedaa". He also serves as Board Member and Chairman of the Audit Committee of Imdaad, a subsidiary of Dubai World.

Moreover, Mr. Al Marri worked for ten years in various positions at Emirates General Petroleum Corporation (Emarat) until he served as Financial Accountant and Chairman of the Tender Committee.

In 2006, he joined the Department of Finance at H.H. The Ruler's Court in Dubai where he held several positions until he was appointed to his current position of Executive Director of Central Accounts at the Department of Finance.

In 2010, he headed the Dubai Government's Finance Team. Furthermore, he previously served as representative of the Government of Dubai to the Restructuring Committee of Amlak Finance.

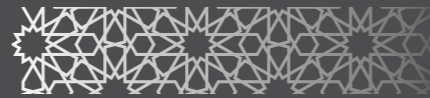
In addition to his day-to-day duties, Mr. Al Marri takes part in drafting and reviewing various local legislations referred to the Department of Finance.

Born in UAE in 1971, he is former Chairman of Al Shabab Al Arabi Club and member of the Executive Office of the Professional Football League Committee. In 1995, he received a bachelor's degree in Business Administration (Finance and Banking) from the College of Business and Economics (CBE) at the United Arab Emirates University (UAEU).



Abdul Rahman Al Hareb

Director



Mr. Abdul Rahman Hareb Rashid Al Hareb was appointed as a Non-Executive Director of Emaar Properties PJSC on 23 April 2012.

Mr. Al Hareb serves as Chief Internal Audit Officer at Dubai Holding, a global investment group. In this role, he is responsible for managing, planning and supervising the annual Dubai Holding Audit, overall risk assessment, internal control structure and corporate governance evaluation. He also oversees the auditing of all Dubai Holding subsidiaries.

Furthermore, he is the Chairman of the Board of directors of TAIB Bank and Chairman of Dubai AeroSpace Enterprise Audit Committee. He is Board member of Emaar Properties, Emaar Malls and Emirates Transport and Vice-Chairman of Awqaf & Minors Affairs Foundation.

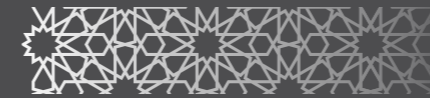
Mr. Al Hareb has over 22-year experience in audit, risk management and banking services. Prior to joining Dubai Holding, he held various senior positions at National Bank of Dubai and Financial Audit Department. Moreover, he was Chairman of the Board of Directors of Shuaa Capital, Gulf Finance Corporation and Oman National Investment Corporation Holding, as well as a board member of Standard Aero US. Previously, he was Vice President of Internal Audit at Dubai Islamic Bank.

Mr. Al-Hareb holds a Master's degree in Business Administration from Hult International Business School and a Bachelor degree in Business Administration and Accounting from Seattle University, USA. He is a Certified Public Accountant (CPA), and a Certified Internal Auditor (CIA).



Mr. Abdullah Belyoahah

Director



Mr. Abdullah Saeed Belyoahah was appointed as a Non-Executive Director of Emaar Properties PJSC on 23 April 2012, and Board member of Emaar Malls PJSC in September 2014.

He is a Board Member of the National Bonds Corporation and a member of its Audit Committee. He had also served as Head of Operations of the Dubai Financial Support Fund.

Mr. Belyoahah is the Director of the Debt Management Division of the Government of Dubai Department of Finance, and he is responsible for the consolidation of Dubai sovereign debt, establishing the Debt Management Office and investor relations operation.

He has worked on several key financing initiatives of the Government of Dubai, including the issuance of US\$1.93 billion Sukuk in 2009, US\$1.25 billion bonds in 2012, US\$500 million 30-year bonds and US\$750 million 10-year Sukuk in 2013. He was also actively involved in the successful completion of the restructuring of Dubai World and Nakheel.

Mr. Belyoahah has previously worked with his family business, Emirates Macaroni, handling Procurement & Marketing. He started his professional career with Istithmar World, serving in the consumer products and real estate departments. He also worked on several key acquisitions and strategic divestment, and evaluated real estate investment opportunities globally.

Mr. Belyoahah is a graduate from the American University in Dubai with a degree in Business Administration, and had won several awards for his work on Salik Securitization and other financial strategies.

PRINCIPAL OFFICERS

AHMAD THANI AL-MATROOSHI

Managing Director
Emaar Properties PJSC

AMIT JAIN

Group Chief Executive Officer
Emaar Properties PJSC

HADI BADRI

Chief Strategy Officer, HR
Emaar Properties PJSC

AYMAN HAMDY

Executive Director, Legal
Emaar Properties PJSC

AHMAD AL-FALASI

Executive Director, Group Operations
Emaar Properties PJSC

RASHA HASSAN

Chief Commercial Officer,
Sales and Customer Care
Emaar Properties PJSC

MOHAMED EL DAHAN

Chief Executive Officer, Regional
Emaar Misr

OZAN BALABAN

Chief Executive Officer, Regional
Emaar Turkey

NASSER RAFI

Chief Executive Officer
Emaar Malls Group

OLIVIER HARNISCH

Chief Executive Officer
Emaar Hospitality

JEREMY WILLIAM LESTER

Chief Executive Officer
Emaar International

RAMI EL TAWIL

Chief Marketing Officer

MAITHA AL DOSSARI

Chief Executive Officer
Emaar Entertainment LLC

JEEVAN J D'MELLO

Chief Customer and Community Officer
Customer Happiness
Emaar Properties PJSC

NOEL MADIGAN

Executive Director
Project Programming & Planning
Emaar Properties PJSC

JASPER HOPE

Chief Executive
Dubai Opera Emaar Properties PJSC

SHARVAN GUPTA

Executive Vice Chairman and Managing Director
Emaar MGF Land Private

KARIM YAZBEK

Deputy General Manger
Emaar Lebanon

FADI EL BORNO

General Manager
Joint ventures

FAHD AL-RASHEED

Chief Executive Officer and Managing Director
King Abdullah Economic City

MR. NIDAL TURJMAN

Chief Executive Officer
Emaar Pakistan

ALI H. ODEH

Chairman and Chief Executive Officer Turner
International Middle East

ARIF ALHARMI

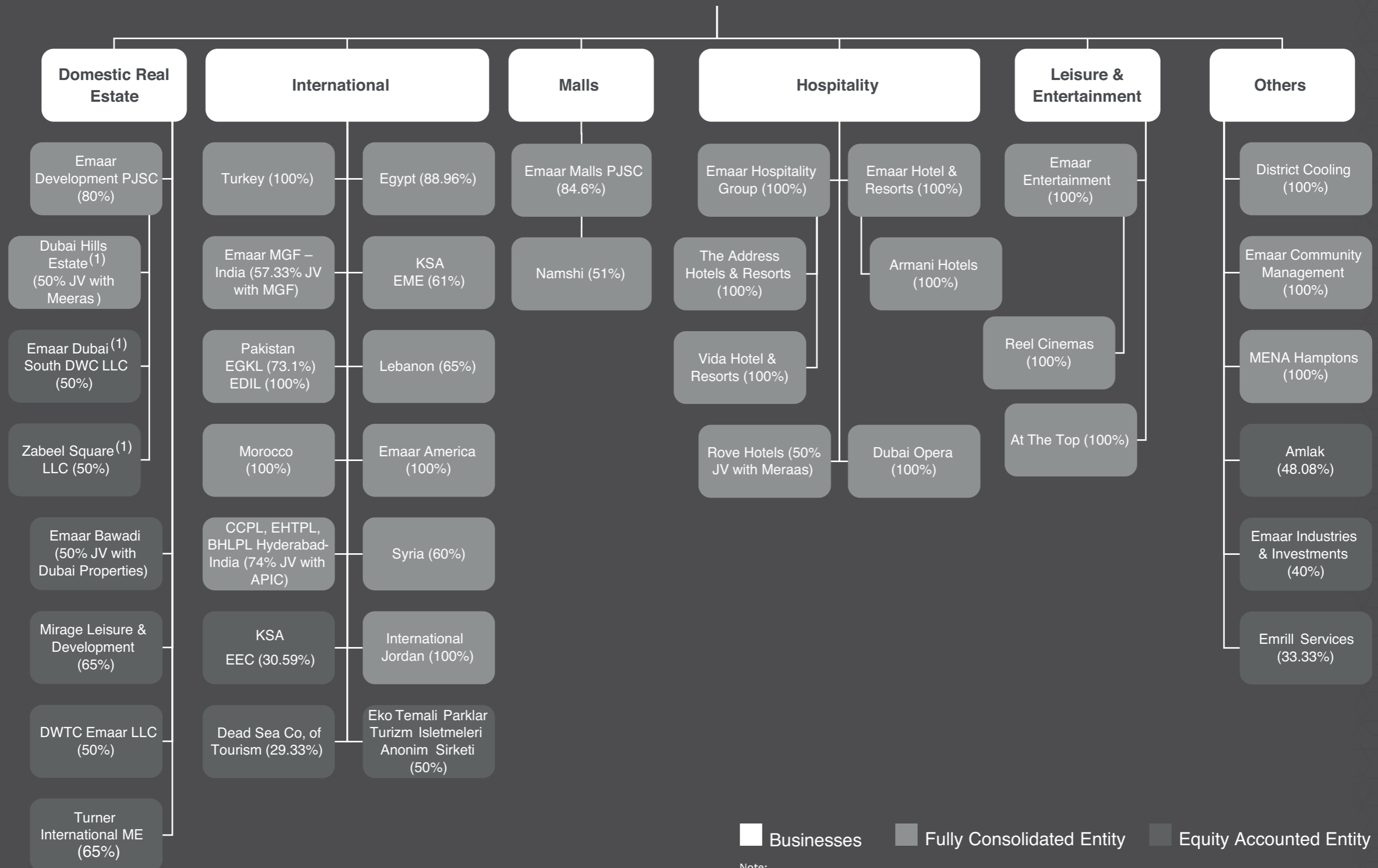
Chief Executive Officer Amlak Finance PJSC

NASSER BATHA

Chief Executive Officer
Emaar Industries and Investment

GROUP STRUCTURE

Emaar Properties PJSC



Businesses
 Fully Consolidated Entity
 Equity Accounted Entity

Note:

1. Only built sell projects are held by Emaar Development and JV partners. Build to lease and operate (BTL/BTO) projects are directly held by Emaar Properties PJSC and JV partners.

2. Dubai Creek Harbour is a joint development agreement hence not included in above structure.

