



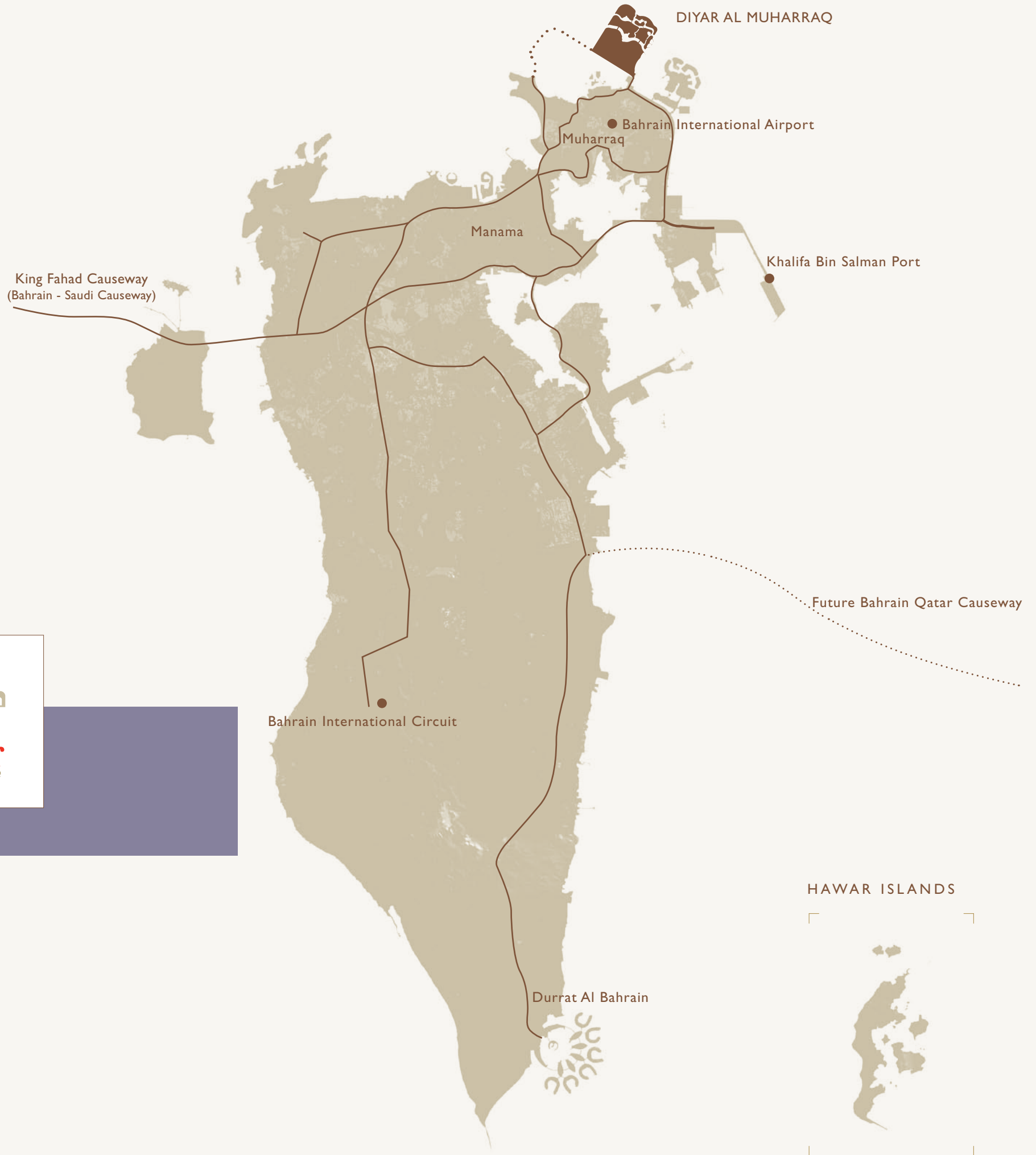
DIYAR HOMES

a natural sense of belonging



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## DIYAR AL MUHARRAQ

Welcome to DIYAR AL MUHARRAQ, a city inspired by Bahrain's glorious history and rich culture. DIYAR AL MUHARRAQ is a unique master-planned city for the people of Bahrain offering reasonably priced housing and a quality lifestyle across all strata of society; with a wide range of amenities for the whole family.

As a project, DIYAR AL MUHARRAQ uniquely stands out from the rest of the crowd due to its ambitions to embrace society as a whole. DIYAR AL MUHARRAQ holds its relevance for the rest of the community by generating business as well as employment

opportunities on a very large scale. The investment project has already taken Bahrain's name far and wide. Reasonably priced housing, a business district and recreation centres are all intended to ensure active participation of people from all community groups.

DIYAR AL MUHARRAQ's extensive amenities include 40 kilometers of waterfront, featuring beautiful sandy beaches and everything necessary for a vibrant community, from public and private schools, medical centres, banks, parklands, hotels and sports facilities.





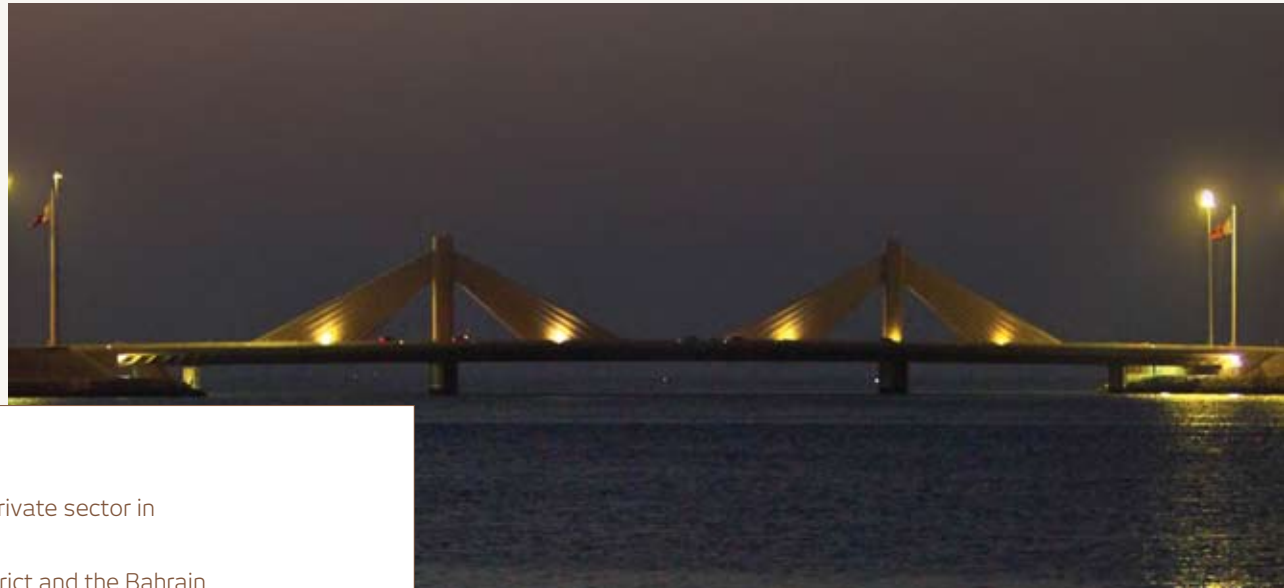
anchored in a rich past...



## rising to a bright future

This is the new city for the people of Bahrain. Located on the northern shores of Muharraq, this unique master planned city provides housing opportunities for more than 100,000 people in over 30,000 units with a variety of small, medium and large plot sizes to ensure the availability of housing options for all income groups. In addition,

DIYAR AL MUHARRAQ has been built according to a set of environmental strategies and marine habitat enhancement schemes that encourage ecological regeneration. A true city of the future that balances traditional values of the past with a positive vision of the future.



A city of the future, for the people of today:

- The biggest mixed use real estate development ever undertaken by the private sector in Bahrain, covering an area of 12 square kilometer.
- Conveniently located close to Manama City Centre, Bahrain Business District and the Bahrain International Airport.
- A mix of residential and commercial properties with the potential for around 30,000 dwelling housing approximately 100,000 residents.
- Reasonably priced housing options for people of all income brackets.







**DIYAR HOMES**  
a natural sense of belonging





## Your ideal bahraini neighborhood

The Diyar Homes neighborhood is located at the entrance of DIYAR AL MUHARRAQ and features a residential area, starting at 400 units in the first phase of the project and reaching 2500 units at completion. Diyar Homes is conveniently located near the various amenities contained within purpose built communities, with considered roads and pathways allowing safe and easy access through the development, and including scenic community landscaping. It provides the ideal setting for traditional Bahraini family living with high quality housing standards at affordable prices.

The tree-lined avenues of Diyar Homes combine with numerous waterways, beaches and parks to create a natural backdrop to its traditional, yet modern architecture. The earthy colours of the buildings blend beautifully with the blue water views and green landscapes. Using local drought-resistant plant and tree species to minimize the water requirements for landscaping, Diyar Homes is a prime example of the eco-friendly cities of the future. The development is surrounded by 40 kilometres of scenic waterfront, beaches, and numerous parks, easily accessible to all residents.





A range of amenities including:

- Schools
- Medical centres
- Parklands
- Walkways
- Shopping centres and more...

Considered, scenic walkways providing easy and safe access to the generously located parks, gardens and beach-fronts.







Diyar Homes Villas  
live the tradition...



## with all the modern conveniences

Diyar Homes represents the blend of tradition and modernity, reflecting the modern Bahraini family lifestyle. Local traditions and Islamic values have been taken in consideration in the design of each house to recreate the characteristic Muharraqi lifestyle, while providing everything you need for a modern lifestyle.

The infrastructure and build quality of all aspects of Diyar Homes are done to the high specifications, utilising a variety of quality materials and innovative technologies. The entire range of residential options in Diyar Homes support healthy family living, incorporating high quality finishing and the best choice of materials.



Ground Floor



First Floor



Roof Deck

The architectural styles of Diyar Homes are distinctive, creating the overall effect of a traditional Bahraini town. Every house features inspirational designs and details, reflecting Arabian themes and Middle Eastern influences. Diyar Homes brings the traditional character of Bahrain to family life through its distinct architectural style, transporting residents back to the roots of the island.





Villa Themes  
quality fitting and finishing...



## in five unique interior styles

Inspired by Bahrain's heritage and nature, the five themes add a new dimension to the quality of living in the Diyar Homes. Materials and colors that reflect these themes decorate each home. Take your pick and enjoy a natural sense of belonging.

### El Daneh

Deeply rooted in Bahrain's heritage and history, the pearl theme tells a story of beauty and prosperity.





## El Bahar

Sail into a sea of serenity and enjoy a peaceful environment at your home. The color Blue dominates the look and feel of the house, giving it a sense of relaxation.







## El Nakhlah

Your home will feature a welcoming theme that celebrates the regionally well-known palm tree. Being a very enduring tree, it gives a feeling of sustainability.





## El Sedrah

El Sedrah theme brings out the wellness aspect of Diyar Homes. Widely known for its healing power, El Sedrah tree has kept Bahrainis healthy for hundreds of years.








## Al Looz

Inspired by a rare and sweet fruit, this unique and energetic theme gives your home a vibrant and lively feeling.

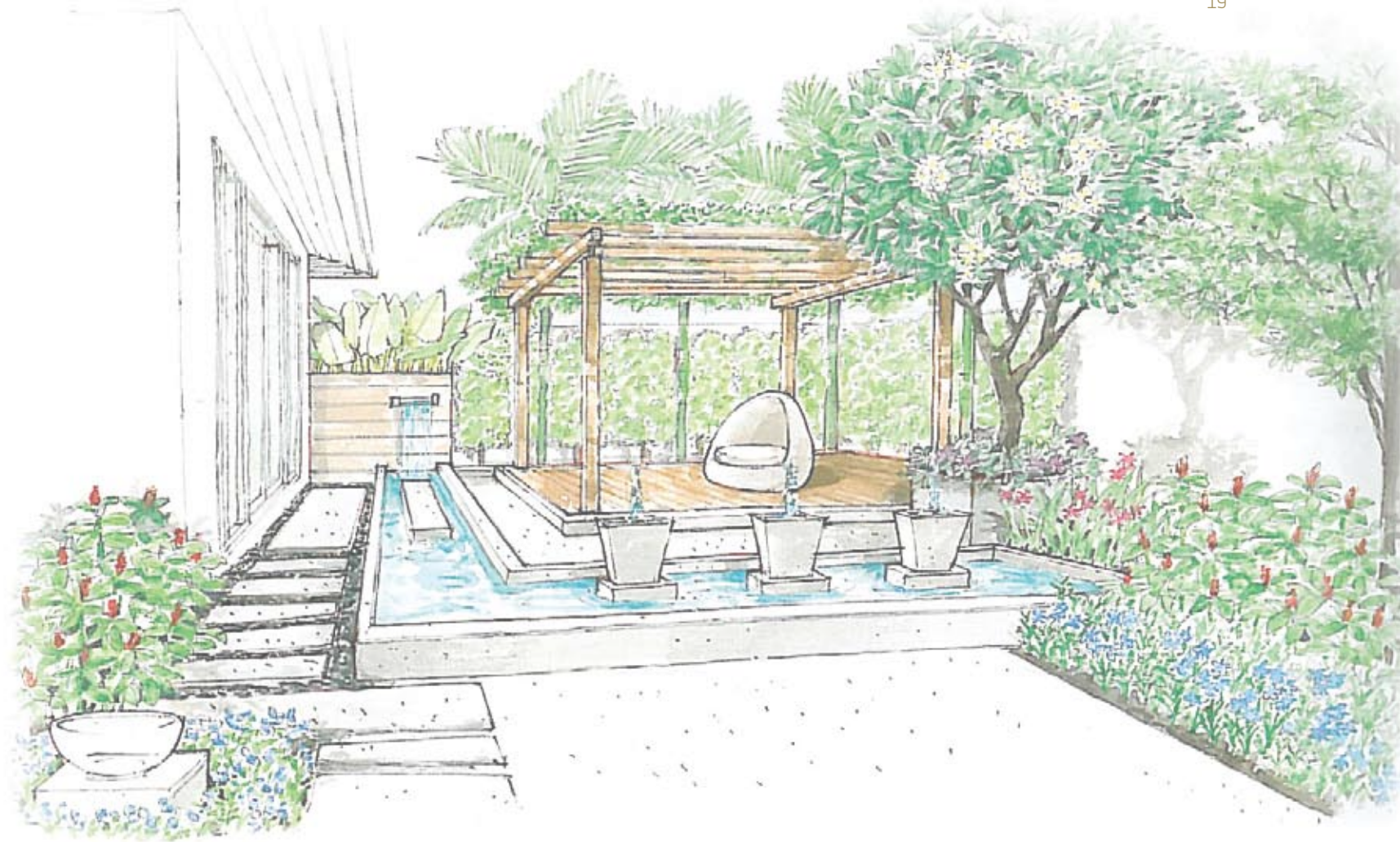






Enjoy your own Rooftop Garden  
a unique space...





This beautiful space provides a superb setting to gather the family for a healthy meal of produce grown in your own rooftop garden. A valuable addition to your home, the rooftop

garden will increase your access to private outdoor green space and help you make the most of the tranquil power of nature right at your doorstep.

## for a healthier, greener lifestyle

Unique to Bahrain, each villa in Diyar Homes features a rooftop garden which you can design to your own specifications. This harmonious space can be used for small-scale urban agriculture, a source of local food production or a

tranquil place to socialize with family and friends. This new creative idea is a major initiative by Diyar Homes to promote the creation of long term value through green living.





Every villa in Diyar Homes has been intelligently designed with family life in mind. The villa layout consists of three to four bedrooms with bathrooms, a large fitted kitchen, majilis, large living room, maid's room and a reception area with an option of adding an extra room. There is also a parking space for two cars.

experience  
the Diyar Homes lifestyle...



What makes every home in Diyar Homes special is the quality in design, construction, fit and finish. Each home comes with all modern comforts and conveniences in addition to innovative design ideas like natural lighting, eco-friendly design and materials as well as the rooftop garden where you can grow your own fruit and vegetables.





## in your own rooftop garden

Humans have grown plants on top of structures since antiquity. A rooftop garden enables you to gain space in an area you would never have used, space becomes available for localized small-scale urban agriculture, a source of local food production. An urban garden can supplement the diets of a household and a whole community it feeds with fresh produce and provide a tangible tie to food production.

Rooftop gardening means any member of the household can take up an inspiring, ecological and productive activity, and develop new links with the food chain, the seasons, the environment and the community.

Your house is your garden!



### why a rooftop garden?

- Increase access to private outdoor green space
- Increase the value of your home
- Enjoy your own quality food
- Increase your quality of life
- Experience Urban gardening







## green family living...

Hydroponics originated in ancient Babylon with the hanging gardens, one of the Seven Wonders of the World. This innovative technology is what makes rooftop gardening possible and gives added value to produce grown this way. Due to readily available nutrients, plants can focus their energy on the fruits they yield resulting in fuller and better tasting produce.







### Increase access to private outdoor green space

Enjoy a healthy active lifestyle. Growing your own fruit and vegetables on your roof top in a sustained way enables you to access a place you would never have previously used.

### Increase the value of your home

Owning a home with a roof top garden allows you to have a fuller, more sustainable lifestyle enjoying the benefits of a unique residential concept.

### Enjoy your own quality food

Growing your own produce is one of the healthiest ways to eat and helps teach your family the value of self sustainability.

### Increase your quality of life

The daily pleasures of gardening are simple, inexpensive and profoundly satisfying and meet your need for relaxation and leisure.

### Experience Urban gardening

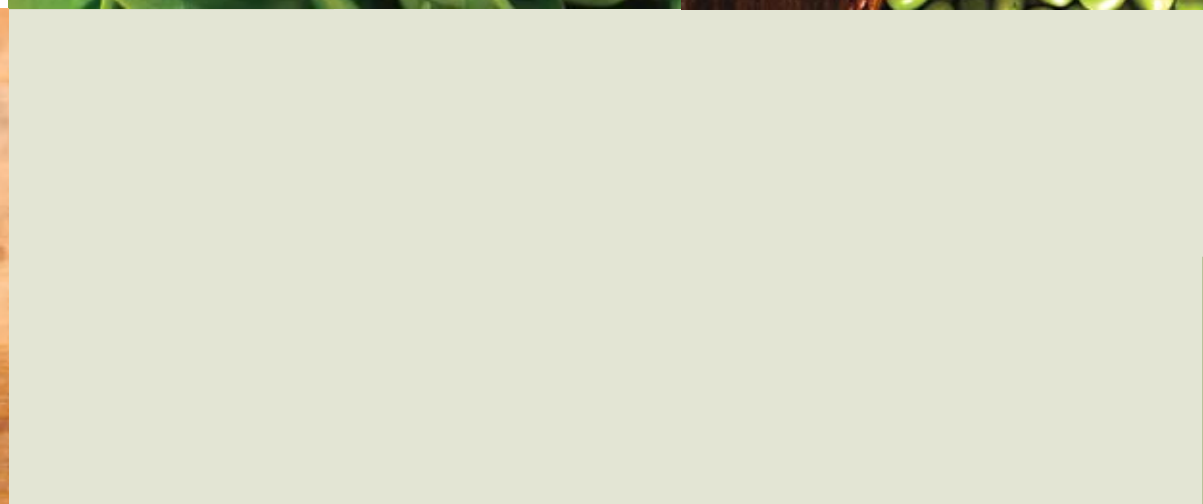
Imagine picking a head of lettuce that was cultivated on your rooftop, or taking in the morning perfume of a flower on your balcony, or biting into a strawberry warmed by the sun.

through state of the art  
technology

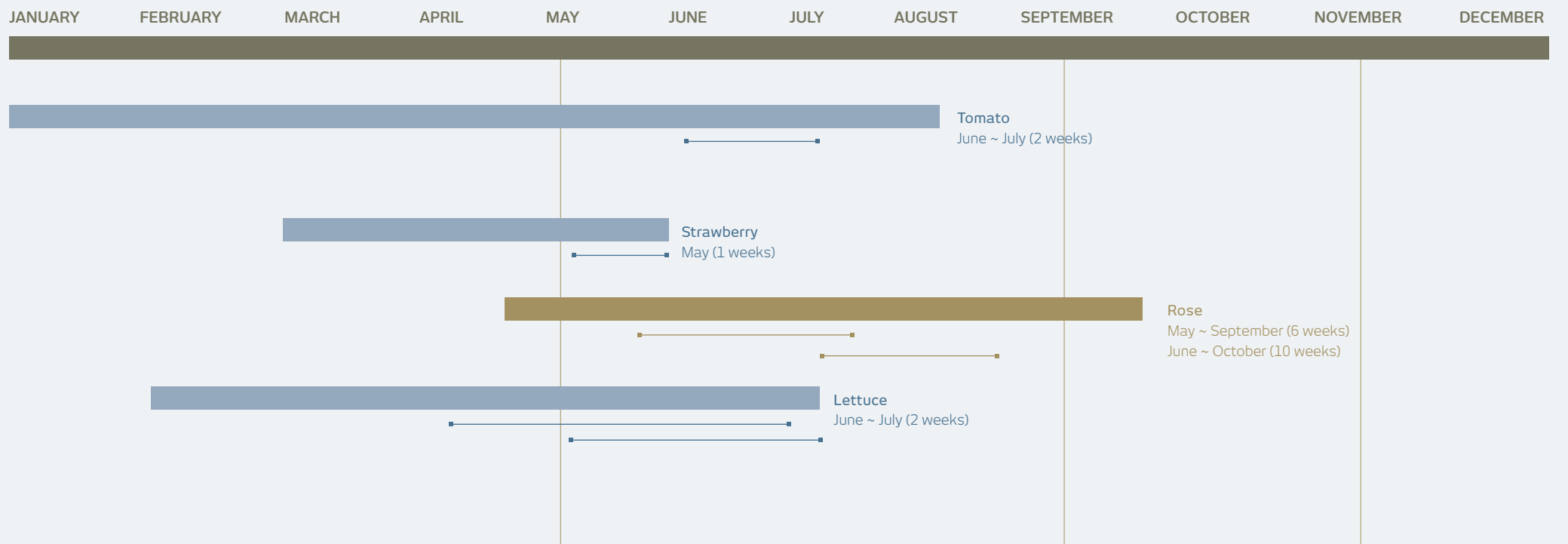


## what kind of plants can I grow?

Lettuce and other types of greens grow well hydroponically, with minimum maintenance required. Additionally, tomatoes and peppers grow exceptionally well. Flowers are great to grow hydroponically because they grow quickly and can be used to decorate your home.







SEASONS TO SOW

- Edible Plants
- Flowers

HARVESTING TIME

- Edible Plants
- Flowers





Affordable Housing  
quality you can trust...





The attractively priced villas at Diyar Homes are further enhanced by convenient and quick finance solutions from KFH-Bahrain. Whether you are buying your first family home or moving to a new one, KFH-Bahrain's tailored, Shari'a compliant finance make owning a modern home a real possibility for any Bahraini family. To find out how you can apply for KFH-Bahrain finance today contact one of our helpful real estate finance advisors or download our step-by-step guide to KFH-Bahrain finance from [www.diyarhomes.bh](http://www.diyarhomes.bh).

## at attractive prices

When it comes to the family home, only the best possible quality is acceptable. All the requirements of comfort and durability have been taken in consideration in the design, construction and finish of every home in the Diyar Homes neighborhood at an affordable price. A house at Diyar Homes is more than just a home; it is a sustainable family investment.







Move in Today  
living at Diyar Homes means...





- Investing in 21<sup>st</sup> century Bahraini home for you and future generations, a sustainable family investment
- Living a traditional lifestyle with all the modern conveniences, featuring high quality architecture in all housing options
- Choosing from a range of affordable and high quality housing options with convenient Shari' a compliant financing from KFH-Bahrain
- Being part of a green development designed with sustainability at heart
- Having access to amenities including schools, boutique shopping malls, beachfronts, parklands, gardens, a community centre, and much more.
- Living in a mixed use development located close to Manama , the Business District, and Bahrain International Airport.



To schedule a viewing today contact our sales centre on **77 333 444**

